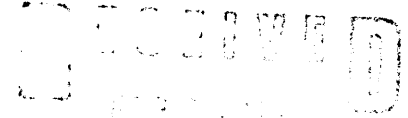


United States Department of the Interior  
National Park Service



# National Register of Historic Places Registration Form

NATIONAL  
REGISTER

This form is for use in nominating or requesting determinations of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

### 1. Name of Property

historic name Goodwin-Wilkinson Farmhouse  
other names/site number \_\_\_\_\_

### 2. Location

street & number Route 1, Box 574 N/A  not for publication  
city, town Warrenton vicinity   
state Oregon code OR county Clatsop code 007 zip code 97146

### 3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u>1</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	_____	_____ sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	_____	_____ structures
	<input type="checkbox"/> object	_____	_____ objects
		<u>1</u>	<u>1</u> Total

Name of related multiple property listing:  
N/A

Number of contributing resources previously listed in the National Register N/A

### 4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

[Signature] January 10, 1992  
Signature of certifying official Date

Oregon State Historic Preservation Office  
State or Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria.  See continuation sheet.

\_\_\_\_\_  
Signature of commenting or other official Date

\_\_\_\_\_  
State or Federal agency and bureau

### 5. National Park Service Certification

I, hereby, certify that this property is:

entered in the National Register. Autaworth Area 3/1/92  
 See continuation sheet.

determined eligible for the National Register.  See continuation sheet.

determined not eligible for the National Register.

removed from the National Register.

other, (explain:)

fa Signature of the Keeper Date of Action

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**6. Function or Use**

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Historic Functions (enter categories from instructions)

Domestic: single dwellingsecondary structure

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Current Functions (enter categories from instructions)

Domestic: single dwellingsecondary structure

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**7. Description**

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Architectural Classification

(enter categories from instructions)

Mid-19th Century Gothic Revival (vernacular)Late 19th and Early 20th Century AmericanMovements: Craftsman

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Materials (enter categories from instructions)

foundation stone, stuccowalls wood: weatherboard, shingleroof wood: shingleother window glass

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Describe present and historic physical appearance.

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"The dwellings housed on these plains are generally of fine appearance and tastefully arranged. The ladies of these nice homes cultivate many beautiful flowers. There is generally an orchard of standard fruits on each farm, and much soft fruit is produced. The wild salmon berries are abundant in the edges of the undergrowth along the Spruce groves."

The Goodwin-Wilkinson farmhouse is one of the last homes on Clatsop Plains to exhibit such a landscape feature and certainly the most prominent. The frontmost Sitka spruce is the oldest tree in the grove and is approximately 125 years old and dates to the time of the Goodwins. Three or four other trees on the property were also planted during this period. The Wilkinsons and Reeds have carried on the tradition of surrounding their home with trees. As the original trees matured, died and were removed, new trees were planted in their place. Marjorie Wilkinson Reed, like many pioneer women, was known for her devotion to horticulture. Beneath ponderosa pine, holly, white cottonwood and hawthorn trees are rhododendron, boxwood, climbing rose, hydrangea and numerous other flowering plants.

No documentation is available which describes the precise layout or the number of out-buildings in the original farm cluster. The present farm is more representative of a twentieth century farm which has engaged in both livestock and poultry raising. Most of the buildings date from the 1940's. All are compatible with the farmhouse. The house is closest to the road while mink sheds are farthest away, next to West Lake and the Secondary dune. The length of the buildings run parallel to the road and are spread north to south. An early horse barn, dairy barn and milk house sat on the ridge next to the house, but have since crumbled. A grinding shed built ca. 1945 remains on the ridge just north of the house. Fish, remnants of mink slaughters and food scraps were ground up there, transported to the mink sheds below, and fed to the minks. This rambling, wood-framed structure with cantilevering gabled porch was also used for storage and pelt freezing. A wood framed fox pen stands south of the house, near the old barns. Its covered in horizontal planking and has a wood shingled roof. There is no documentation as to whether any early outbuildings existed in the pastureland below the house or near the lake.

A chicken shed, built parallel to the access road just below the Back dune was removed. A pig shed, parallel to and just below the ridge, has all but collapsed. The Wilkinsons are responsible for introducing both pigs and chickens to the farm as income producing livestock. They sold poultry to the hospitals in Astoria during the second world war. Two large chicken sheds flank three low mink sheds on the south side of the access road while another, larger mink shed stands to the north. All sheds are open on four sides and rely on overhanging roofs for protection. The mink sheds' roofs were sprinkled with water pumped from the lake during hot summer days. The sheds were placed as far as possible from the house since mink are known to have a particularly foul odor. All six sheds are now used to raise pigs and sheep.

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A dairy barn, constructed ca. 1920 stands on the NW corner of the farm, near West Lake. It is sided with both wood shingle and horizontal planking. The barn has a gable roof with wood shingles. Six gabled roof dormers face the east while two silos look to the west. Below them two corrugated metal, low-lying, flat-roofed sheds spread to the south and east.

Thomas and Mariette Goodwin built their home shortly after purchasing the land in 1862. The Goodwins may have lived in a log house built across the road by former landowner, John Thomas, until their permanent home was complete. The one-and-a-half story home is built of box construction; the lumber was likely cut at the Morrison mill, a former grain mill located on the "millrace" near O'Hanna creek. The hewn sill is of mortise and tenon construction and rests on a fieldstone foundation to the front and back while ship ballast was laid roughly to the sides but finished with stucco. The back foundation is concealed by a kitchen addition on post and pier and is in poor condition. The ballast may have been a part of one of many shipwrecks on the north Oregon coast. The Pacific Ocean serendipitously provided early settlers with much of what they needed to survive. It is unlikely that ballast is original to the house and was more likely used to shore up the house before the turn-of-the century.

The one hundred and twenty-nine year-old house has undergone change; some ordinary, others fashionable. Like today, it was a single volume building with a kitchen addition to the rear. Primary entrance was on the east, while secondary entrance was to the west. The rectangular plan was divided north-south; the parlor in the front, living room to the rear. A staircase leading to the upper story turned up from the living room along that dividing wall. A chimney was located in the center of the house with the hearth facing the living room. The exterior walls were clad in weatherboard while the roof was wood shingle. Eaves were boxed. A decorative saw-cut barge-board adorned the front gable, if not the back gable as well. It is unknown when the bargeboard was removed, though its severed ends are still visible.

Around 1900, Thomas Goodwin's stepson, Albert E. Allen, made the first visible change to the house. He covered the original weatherboard siding with wood shingles on the windward south and west elevations - a common practice on the north coast of Oregon between 1900 and 1920.

Then, between 1908 and 1912, Portland speculator Roy E. Redman altered the house a second time. Redman needed more space than the small farmhouse provided. He removed the flat roofed single story kitchen addition and in its place built a one-and-a-half story wood-framed kitchen/bedroom addition. The addition projects ten feet to the south, then creating an L-shape overall. Its roof is hipped on the south and gabled on the west. The eaves are boxed. Redman wrapped the addition in wood shingles.

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Redman replaced most of the original six-over-six, double-hung, narrow mullion windows in favor of one-over-one double-hung windows with lamb's tongue detail. Two original windows remain on the second story of the front (east) elevation. Two windows were removed on the front of the first floor and replaced by three double-hung windows grouped together. Two original windows were also removed on the north elevation in favor of three square, fixed, wood-framed windows, two of them near the interior stairwell. All exterior window frames are simple, without relief but for a small drip cap. All interior window casings, with the exception of two small windows on the second floor, project 2" from the inside wall finish. All but a kitchen window on the first floor maintain raised surround on the interior frame. On the second floor the opposite is true. Only the original windows in the front bedroom maintain the raised surround.

The original four-panel front door was replaced by one with three simple panels: a single square above two vertical panels. The front porch was replaced by one void of detail. Three square posts support a shed roof. Its SE corner was recently enclosed by wood-framed, multi-paned glass which covers one-third of the front. The back entrance uses a four-panel door once used in the interior. It is sheltered by a shed roof supported by two square braces.

The ca. 1910 exterior renovation coincided with that of the first floor interior. Like the exterior, it has not sustained significant alteration since. Portlander Redman desired an interior that was more rustic. The wall that divided the parlor from the living room was removed in favor of one large living and dining room. The central fireplace was removed and replaced by a fireplace in the center of the south wall. The new rustic fireplace was faced with river rock. Its mantle has heavy, scrolled modillions. New finishes were laid over the ceiling, papered walls and hand planed floor. The ceiling and full wall height were covered in dark tongue and groove, beadwood. It was laid vertically on the walls and down the length of the ceiling. Two non-historic lantern style light fixtures and a ceiling fan hang from the ceiling. The irregularly spaced wood floor was covered by 2" wood flooring. The original stairway remains, but the balustrades and newel post were replaced by two stepped half walls with flaring cornices. Two four-panel doors with raised surrounds were left untouched.

Other craftsman detailing introduced to the first floor includes pew-like built-in benches: one with squared arms beside the staircase, the other with french curved arms, below the front window. A built-in sideboard with simple flush drawers and a recessed mirror was also added. Wood boxes flank the fireplace.

The ca. 1910 addition includes a kitchen, bathroom and pantry. The kitchen and pantry have tongue and groove laid vertically on the walls and across the ceiling. Period shelving and cabinetry

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in both rooms remain. The wooden floors have been covered in modern linoleum. The house's only bathroom is entered off the dining room. Its sink and commode are contemporary while the clawfoot tub is older. The wall finishes have been altered. Dry wall and simple wood wainscot were laid over the original tongue and groove walls.

The modernizing hand of Roy Redman did not reach the second story. The original Goodwin wing is virtually untouched. Its walls are board and batten. Planks run the length of the ceiling, and hand-planed wood floors remain throughout. There are two bedrooms in this section. Both are entered through simple frames with raised surrounds. The casings project 1 1/2" on either side of the narrow walls. The doors are four-paneled: plain on one side, simple moulding on the other. Light fixtures in each room and the hall are period. The balustrades which wrap the stairwell are 2 1/2" x 3/4" slats. Redman set four, plain, built-in drawers into the wall, dividing the Goodwin and Redman wing.

Redman's bedroom addition is entered through a simple frame without raised surround. The door is four-paneled and was used originally in the living room. Both sides have simple mouldings. The addition's south half remains unfinished. The north half has wood floors and is finished in lath and plaster. It has two paired, double-hung windows with simple frames which look out the gable end.

In the 1950's a single story addition with gable roof, exposed rafter ends and wood shingle siding was attached to the SW corner of the kitchen addition. It was used as a mink skinning room during cold, winter months. The shelving counters and sink remain in the largely unfinished structure.

A dollhouse stands fifteen feet north of the farmhouse. This ca. 1920 building was brought to the site by Jean Marie Maunula, wife of Robert Reed, grandson of Frank and Edith Wilkinson. It was her childhood dollhouse originally. When she married Robert Reed, she had the house moved from Astoria to Clatsop Plains to be used by her own children. The approximately 6' x 8' wood-framed structure is clad in wood shingles. Its gable roof has exposed rafter ends and wood shingles. Entry is through a full sized four-paneled door on the west. The north and south elevations have single, fixed, four-light windows. The east elevation has a square, single-light, fixed window. The dollhouse interior is unfinished.

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## SUMMARY

The Goodwin-Wilkinson Farmhouse in Clatsop County, Oregon is locally significant under Criterion C as a rare farmstead of historic character remaining in the inter-dunal swales of Clatsop Plains, one of the oldest agricultural areas in the Oregon country. It was to these marshy bottom lands fingering into the foothills of the Coast Range the missionaries and earliest settlers on the northern Oregon coast resorted in an attempt to establish their dairy herds.

The nominated property of one acre represents a fraction of an active ranch that is operated by descendants of Frank and Edith Wilkinson, who acquired the farm in 1913. The acre parcel is significant also under Criteria A as the administrative precinct of a farm that encapsulates two distinct periods of dairy farming in the district: the homestead era and period of transition to mechanized farming, and the era of more diversified farming embracing livestock raising and berry crops. This area of Clatsop Plains was overgrazed at an early date, thus exposing the dunes to wind and seasonal tidal erosion before grazing laws in the late 19th Century checked the loss of stabilizing grasses.

The house was built for Thomas and Mariette Goodwin, who came to the land in 1862. Operating from it, they and their sons after them maintained a successful dairy ranch until 1905. The Goodwin era is evident in the one-and-a-half-story vernacular Gothic Revival core volume of box construction, with its steeply-pitched gable end entry, boxed cornice, weatherboard siding and six-over-six double-hung windows. The facade faces east onto the historic thoroughfare which evolved as the Oregon Coast Highway (U.S. 101). The board and batten interior wall cover is fully intact in this volume.

Around 1900, the house entered into a period of modification and enlargement to meet coastal climatic conditions and, later, to suit the taste of an interim owner, the Portland businessman Roy Redman. One of the Goodwin sons applied shingles to the south and west sides of the house as a weatherization measure that is traditional on the northern Oregon coast. Beginning about 1910, Redman replaced a single-story kitchen addition with a one-and-a-half-story, shingle-clad kitchen and bedroom block that made an L-shaped configuration of the whole. He also replaced nearly all six-over-

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six windows with one-over-one double-hung sash. Original facade windows were retained. It was in this interim period that the house acquired its fashionable Craftsman characteristics, such as the shed-roofed porch with its sunroom enclosure on the weather side (south), a kitchen stoop hood on gallows brackets, and rustic Arts and Crafts touches on the addition interior that included a massive fireplace of river-washed boulders, tongue-in-groove wall and ceiling paneling, inglenooks and settles, and a built-in sideboard. The treatment was entirely consistent with Craftsman-style rustic cottages that were prevalent in Seaside and other Clatsop County coastal resorts between 1910 and 1920.

The shingle-clad, single-story, gable-roofed utility/mink shed telescoped from the kitchen block is a compatible addition of about 1950. A detached doll house, or playhouse of 1920, is counted a non-contributing feature, as it was introduced to the site after the historic period, which ends at the depth of the Great Depression, in 1935. This feature is located in the yard immediately to the north of the house and is finished in the Craftsman style with shingle siding and a gable roof on exposed rafters.



**8. Statement of Significance**

Certifying official has considered the significance of this property in relation to other properties:

nationally     statewide     locally

Applicable National Register Criteria     A     B     C     D

Criteria Considerations (Exceptions)     A     B     C     D     E     F     G

Areas of Significance (enter categories from instructions)

Architecture \_\_\_\_\_

Agriculture \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Significant Person

N/A \_\_\_\_\_

Period of Significance

1862-1913 \_\_\_\_\_

1862-1935 \_\_\_\_\_

\_\_\_\_\_

Cultural Affiliation

N/A \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

Significant Dates

1862, 1900-1910 \_\_\_\_\_

1862-1905, 1913- \_\_\_\_\_

1920 \_\_\_\_\_

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

See continuation sheet

**9. Major Bibliographical References**

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_

See continuation sheet

Primary location of additional data:

- State historic preservation office
- Other State agency
- Federal agency
- Local government
- University
- Other

Specify repository: \_\_\_\_\_

**10. Geographical Data**

Acreage of property 1.00 acres Gearhart, Oregon 1:24000

UTM References

A 

1	0
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4	2	9	2	3	0
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5	1	0	3	9	0	0
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 Zone Easting Northing

C 

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B 

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 Zone Easting Northing

D 

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See continuation sheet

**Verbal Boundary Description**

The nominated property is located in SW $\frac{1}{2}$  SW $\frac{1}{2}$  Section 15, Township 7N, Range 10W, Willamette Meridian in rural Clatsop County, Oregon. It is identified as Tax Lot 2001 at said location and is more particularly described as follows:

See continuation sheet

**Boundary Justification**

The nominated area is newly partitioned from Tax Lot 2000 as a separate, legally-recorded lot. Identified as Tax Lot 2001, its boundaries are drawn to encompass the historic farmhouse and its immediate setting of one acre. A detached doll house of circa 1920 that was introduced to the site after the historic period of significance, is counted a non-contributing feature. It stands on the north side of the house. A dairy barn, silos and various sheds that lie outside the nominated area  See continuation sheet represent later, non-historic phases of farm use.

**11. Form Prepared By**

name/title John E. Goodenberger, Bonnie Susan Oathes  
 organization North Coast Landmarks Consultants date July 29, 1991  
 street & number 1320 Franklin Suite F telephone (503) 325-0209  
 city or town Astoria state Oregon zip code 97103

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The Goodwin-Wilkinson farmhouse is located on Route 1, Box 574, ten miles south of Astoria, Oregon. The house, which is one of the oldest remaining houses on Clatsop Plains, is dramatically situated in a grove of trees which dominate the dune landscape. Its siting and architecture clearly convey its status as one of the early homes in Clatsop County.

Thomas and Mariette Goodwin built their Classical Revival home ca. 1862 on a Back dune above and to the east of West Lake - a long, shallow body of water then used for bathing by members of the Clatsop tribe - named after pioneer Josiah West. The Secondary dune swells from the lake and glides to pastureland below. Middens are still visible and remnants of charred bone scatter the grassy hillside where many encampments were held. A valuable aquifer is situated below the grazeland. Smith Lake, named after the first white settler on Clatsop Plains, Solomon Smith, and the Primary dune are immediately to the west.

The Goodwins constructed their house facing a rough dirt road established in 1845 by the citizens of Clatsop Plains. At that time, the road began at a boat landing on the Skipanon River, near present day Hammond, and ended on the south end of the plains. Portland "excursionists" were a common sight in double team wagons, bobbing down the road, covered from hat to shoe in dust. Seen too, were Civil War soldiers who frequently used the route between Fort Stevens and the touristed Sea Side to the south. Today the road is the northernmost part of the Oregon Coast highway, a section little changed from its original path.

The nominated area is bordered on the north, south and east by Sitka spruce trees. They were planted as a means of wind protection. The west side was bounded by a filbert orchard, but it has since been removed. There is now little room on this side for extensive vegetation because the Back dune drops quickly into the trough below. Only the farmhouse and a dollhouse 15 feet north are a part of the nominated area. All other structures are outside the desired boundary.

Tree-lined property, such as the Goodwin-Wilkinson farmhouse, draws the immediate attention of modern day motorists just as it did early-day travelers. The juxtaposition of trees rising out of the rolling grassland is as dynamic as it is pleasing. A writer for the *Daily Astorian* noted in the summer of 1879:

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The Goodwin-Wilkinson farm is situated on a parcel of land which was originally the John Thomas Donation Land Claim. In 1862, early settlers, Thomas and Mariette Goodwin, bought the property, built a farmhouse and proceeded to establish one of the most prosperous and prominent dairy farms on Clatsop Plains. The farm remained in the Goodwin family until 1905, when it was sold to Portland speculators. In 1913, Frank and Edith Wilkinson bought the farm and resumed dairy farming and stock raising. The land continues to be lived on, and farmed by descendants of Frank and Edith Wilkinson. The Goodwin-Wilkinson farm is one of the oldest, continuously used farms on Clatsop Plains, an area once that was home to numerous dairy farms.

Clatsop Plains, a sandy prairie about ten miles long and one and one-half miles wide midway between the mouth of the Columbia River and Tillamook Head, owes its existence to the sediment that was carried down by rivers formed at the end of the ice age. The original inhabitants of the area, the Clatsop Indians, had their own story describing the formation of their home land: "Coyote lived at Gotat (Seaside) long ago. He had heard about the great salmon of the Columbia and resolved to go and catch them. He ran along the foot of the steep hills, the breakers driving him up among the spruce trees, whose needles pricked his nose. He grew very angry; stopped and took sand in his paws and threw it into the waves saying, 'The sea shall go away from here; grass shall grow and people dwell here.' Thus Clatsop Plains was made."

Prior to 1840, the only white men the native residents of the plains had dealings with were the members of the Lewis and Clark expedition of 1805-06, and traders who came in sailing vessels during the summer months. In August of 1840, all was to change for the Clatsop Indians - their culture, their land, indeed, their very existence. In the early part of 1840, at Fort Vancouver, Washington, an American, Solomon Smith, met, fell in love with, and married a woman named Celiast, who was the daughter of Clatsop Chief Koboway. For their honeymoon they traveled to the coast to visit with Celiast's people. It was Solomon's first visit to the coastal plains area and he was greatly impressed with its beauty. Celiast also loved the land and was happy to be amongst her kin. When the couple returned to their home in Fort Vancouver they petitioned Dr. John McLoughlin for permission to return to Clatsop Plains. Up to that time, for

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purposes of security, Dr. McLoughlin had discouraged any white settlement in this area so far from the fort, but when he found that missionaries were also planning to locate there, he gave his consent for Solomon and Celiast to make the move. And so, in late summer, they came down the river to make their home among the Clatsops.

During the following three years Solomon and Celiast were the only permanent settlers, as missionaries came, stayed for a short time and then left. It wasn't until 1843, the year the Oregon provisional government was established, that people started arriving with the intention of homesteading. Land was claimed, homes were built and farming plans were made. However, the settlers soon discovered that Clatsop Plains was not the place for many of the crops they had first planned. The climate was not warm enough to ripen many grains and the soil, being very sandy, soon became quite poor. They reverted to vegetable raising and brought in more cattle. The pioneers were progressive people and very interested in schools for their children. The very first school was at the mission, taught by a Mr. Parrish, in 1844. Dairying and stock raising at first dominated the economic life of the Clatsop pioneers and Solomon Smith is credited with being the first dairyman.

In 1850, Congress passed the "Donation Act" and many more settlers arrived to take possession of Donation Land Claims. In addition to farming, citizens were busy organizing various governmental bodies to take care of civic business. A school system was already well established by this time and many members of the student body were the children of Astorians, as that town was not yet developed enough to have a school of its own. Boat runs from Astoria were now commonplace and a steamer from Milwaukie made twice weekly trips down the Columbia River bringing "excursionists" - forerunners to the tourists of today. Although the settlers were busy and prospering, fate dealt a tragic blow to the native inhabitants. In 1852, smallpox struck and the Clatsops, who numbered 600 at the time, bore the brunt of the epidemic and saw their numbers reduced to fewer than fifty.

John Thomas, the first owner of what came to be known as the Goodwin-Wilkinson farm was born August 17, 1826, in South Wales. After serving in the British Navy, he emigrated to California in August, 1848, and arrived in Oregon on January 25, 1849. Thomas applied for citizenship recognition in November of 1850, and became a naturalized citizen of the United States in the Clatsop County district court March 19, 1855. Immediately following the attainment of citizen status, Thomas settled his Clatsop Plains Donation Land Claim of 320 acres. This claim was bounded on the west by the Pacific Ocean, on the east by Cullaby Lake, and on the north and south by the claims of John Jewitt and Cyrus Olney, pioneers who had come to Clatsop Plains in the 1840's. Thomas homesteaded the land, building and living in a rude hut, farmed a little, cultivated a small garden and tended a few head of cattle. In February of 1862, Thomas sold his DLC to Thomas Goodwin. John Thomas, bachelor, hermit, veteran of the Indian wars,

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prodigious poet whose work had been published often in California and Oregon newspapers and whose reputation had garnered him the sobriquet "The Ragged Bard of Clatsop," died of apparent heart failure in January, 1904. His funeral was held from his residence in Warrenton, Oregon, under the auspices of the Masonic order and the interment was in the Old Clatsop Cemetery, now called the Clatsop Plains Pioneer Cemetery.

The 1860's saw continued growth with much land being bought and sold. By the 1860's dairying had become the chief type of farming and much of the milk produced was made into cheese and butter. It was at this time that Thomas and Mariette Goodwin moved from Astoria, settled on the plains and entered the dairy business. In 1863 the federal government commissioned the building of Fort Stevens and thereafter soldiers, their horses and army wagons were a common sight on the plains.

Thomas Goodwin was born in Baltimore, Maryland, January 1, 1821, and came to Oregon in 1850. Prior to purchasing the Thomas DLC in 1862, he resided in Astoria and operated a grocery business. Goodwin served several terms on the Board of Trustees of the town of Astoria and was also named to the committee on Streets and Harbor in 1861. After razing the shack John Thomas called home, Goodwin began the construction of a large, attractive house and outbuildings needed for farming. After these structures were completed he moved from Astoria and began his career as a Clatsop Plains farmer and dairyman. On April 27, 1865, Thomas Goodwin married Mariette M. Allen. Mrs. Allen, a native of New York, was the daughter of Philo Callender, who had taken a Donation Land Claim on Clatsop Plains ca. 1850. Mrs. Allen was also the aunt of Wenona Callender who married the son of the famous sea captain and Astoria capitalist, George Flavel. Upon marrying Mariette, Thomas became stepfather to Mariette's two young sons, Walter and Albert E. Allen.

The Goodwin family and their hired help worked hard to make the farm prosper. They grew hay for their large dairy herd and the frenetic activity at "haying and harvesting time" was often noted in the Astoria newspapers as proof of the productivity of the Clatsop Plains dairymen, of whom Thomas Goodwin was considered one the most famous and successful.

In the 1870's the Clatsop Plains farmers became aware of a widespread and serious environmental problem. When Clatsop Plains was first settled, the sea ridges were covered with wild vegetation which held the sand in check, but now, since all the farmers were raising dairy cattle and letting them graze at will, the grasses which held the dunes in check were being destroyed and the sands were shifting. To stop this damage, the farmers needed laws and so all the area from Tillamook Head to the Columbia River was incorporated into one town called "Clatsop." Then grazing rules were made and the problem solved for a time. In 1874, the venerable Solomon Smith was elected state senator for Clatsop and Tillamook Counties; however he served in office only a short time, as he died August 14, 1876, of pneumonia and was buried in the Clatsop Plains Pioneer Cemetery.

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In the 1880's cattle raising had become the main business of the farmers but it was mostly milk cows that were kept. What milk that was not consumed at home was made into cheese or separated and the cream used for butter. Josiah West, who had come to the plains area in 1872 and purchased the Jewitt DLC, started the first real cheese factory in the area. During the late 1870's and throughout the 80's the "doings" of Clatsop Plains was regularly reported in the Astoria newspapers. In the July 21, 1881, edition of the *Weekly Astorian*, a lengthy and detailed story about the dairy industry of the plains, and in particular Mr. West's creamery, was published. In addition to the 640 acres Mr. West purchased from John Jewitt, he continued to buy adjoining parcels of land and eventually owned over 2,000 acres, making him one of the largest land owners in Clatsop County. This prominent citizen died in 1920, at the age of 89.

Thomas Goodwin died September 20, 1884, in Portland, Oregon, where he had come three weeks earlier to seek medical treatment for complications relating to kidney and heart disease. His body was returned to his homestead and he was interred at Clatsop Plains Pioneer Cemetery.

Mariette Allen Goodwin continued the operation of the dairy farm until her death on June 6, 1897. The following day Mrs. Goodwin was laid to rest beside her husband in the Clatsop Plains Pioneer Cemetery. A deed from Mariette written in March of 1891, and recorded on June 29, 1897, transferred the ownership of the entire 320 acre ranch to Mariette's son, Albert E. Allen.

By 1900, farms had been established, schools and churches built and attention to the development of this area had been diverted to the thriving port city of Astoria. Farming continued to play an important role in the life of the plains inhabitants and new crops were tried, including cranberries. Dairying, however remained the major industry of the plains. Thus came the end of the pioneer days of Clatsop Plains: however, the legacy of these industrious homesteaders has been carried on by their spiritual descendants.

In 1908 the property was purchased by Roy E. Redman of Multnomah County, who, four years later sold it to a prominent Astoria businessman, William E. Schimpff. At the time of this transaction, the *Astoria Evening Budget*, in an article concerning the cranberry industry on Clatsop Plains, noted:

"Among the most active of these is W. E. Schimpff who acquired the famous Redmond [sic] farm on Clatsop Plains."

Mr. Schimpff, kept much of his Clatsop Plains land until 1929, but he sold this farm to Frank and Edith Wilkinson in 1913.

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Frank B. Wilkinson was born August 20, 1865, in Owlerton, Sheffield, England. Mrs. Wilkinson, nee Edith Annie Blow, was born January 11, 1870, in Goole, Yorkshire, England. She and Frank were married in her home town on December 3, 1891. Their only child, a daughter named Marjorie, was born in Sheffield, England, September 9, 1895. Frank Wilkinson emigrated to the United States in 1899, and after establishing residency on Clatsop Plains, his wife and daughter joined him in 1900. Before buying the Thomas Goodwin house and land from W.E. Schimpff, Frank operated the well-known, pioneer Taylor farm for five years and then managed the Kruse dairy farm located at Gearhart. He was also prominent in civic affairs and was elected marshal of Skipanon in 1903. But Frank's ambition was to have his own dairy farm and this dream was realized when he purchased 30.26 acres of the original John Thomas DLC, including the house that Thomas Goodwin built, in February of 1913.

The Wilkinson dairy farm prospered and on February 16, 1920, he was elected president of the newly-organized Clatsop County Holstein Club, a group formed to promote dairy farming in the county. Frank lived out the rest of his long life on his farm, dying on October 20, 1946, at the age of 81.

Twenty-three year old Marjorie Wilkinson was married in February of 1919, to Charles E. Reed, a native of Minnesota. Shortly after the wedding, the couple boarded a train and began their newlywed journey to begin their married life in the groom's home town of Raymond, Minnesota. By the end of the long train trip, Marjorie Wilkinson Reed had made a startling and final decision - the marriage to Charles was a disastrous mistake and she would waste no time in trying to pretend otherwise. After speaking with her parents and getting their blessing to do as she saw fit, Marjorie found herself again on a train, this time heading westward and to the sanctuary of her childhood home and her beloved mother and father. However, shortly after arriving home, Marjorie found that she was with child. Her son, Robert Wilkinson Reed was born November 20, 1919. After this, Marjorie Wilkinson Reed filed for divorce and the decree was granted by the Clatsop County court on September 11, 1920.

Marjorie and her son continued to make their home with her parents, Frank and Edith, until she married again. In late November, 1925, Marjorie Wilkinson Reed married prominent stock man, William Oscar Reith. The Reith family were pioneers of the Lewis & Clark district in Clatsop County. Marjorie and Robert moved into William's large and beautiful house located on the south side of Young's Bay. William built this house prior to marrying his first wife, Loretta Yilena Cornelius, daughter of the well-known and respected Clatsop County judge and Olney pioneer, Thomas S. Cornelius. William Reith's eight year marriage to Loretta ended tragically in 1922, when she died of pneumonia at the age of 32. Upon her marriage to William, Marjorie became stepmother to William's two daughters, Jane Lenore and Zella Ann Reith. William Oscar Reith died at his residence on November 5, 1935, at the age of 47. He left



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one-third of his estate to his widow, Marjorie. To his two daughters, Jane and Zella, he left the remaining two-thirds, naming his sister, Jesse Ruth Berry, as trustee. Marjorie and Robert once again returned to the home of Frank and Edith Wilkinson. Jane Lenore and Zella Ann went to live with their Aunt Jessie.

Robert Wilkinson Reed worked with his stepfather on the Reith stock farm and then when he and his mother returned to the Wilkinson dairy ranch, he worked along side his grandfather, Frank. Active in the 4-H Club all during his youth, Robert graduated from Seaside High School in 1938. After graduation, he worked full-time on the Wilkinson dairy farm. Robert married Jean Marie Maunula September 20, 1942. Jean Marie was the daughter of a well-known merchant in the Uniontown district of Astoria. She was an intelligent and personable young lady. Her many honors included being a 1937 Regatta princess; valedictorian of her graduating class; recipient of Girl Scout's highest award; and received many civic awards during her school years. After graduating from Astoria High School in 1938, Jean attended Astoria Business College and then worked as a bookkeeper for the Lower Columbia Co-Operative Dairy Association. After their marriage, Robert and Jean made their home in Astoria.

Frank B. Wilkinson died October 20, 1946. He left the dairy farm to his wife. Edith Blow Wilkinson died July 28, 1948. She left the farm to Marjorie Wilkinson Reed Reith. After Mrs. Wilkinson's death, Robert and Jean moved to the homestead and Robert took over the running of the farm. Robert didn't wish to continue with dairying so he closed down the operation of the Wilkinson Dairy Farm and began raising mink, cattle, sheep, pigs and hay.

After the birth of their fifth child, Robert and Jean felt they needed more room than the Goodwin homestead afforded them, so they had a house built 1/4 mile to the north and moved into this house in 1958. During the time that Robert and Jean and their growing family lived in the "big house", Marjorie lived in a smaller one to the south side of the property. When the move to the new house was completed, Marjorie moved back into her childhood home.

Robert's stock ranching, especially the raising of minks, required the help of several farm hands. Robert's son, Billy, began working with the hired hands very early in life and stories have been told of his driving the tractor while still in diapers. Even though the running of the Reed ranch was time consuming and required hard work, Robert found time to serve on the Board of Supervisors of the Warrenton Dune Soil & Water Conservation District throughout the 1950's. He was also a member of the Oregon Cattlemen's Association and the Clatsop County Rodeo Association. He and Jean were two of the four directors of the Reed & Hertig Packing Company, which was incorporated in July, 1960. Robert and Jean's marriage ended in divorce in the late 60's and Robert then moved to Svensen Island where he died on August 8, 1984.

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Robert and Jean's only son, Billy, is the present owner of the Reed Ranch. William Robert Reed was born October 25, 1951, in Astoria. He graduated from Seaside High School and continued his education at Clatsop Community College. He received his degree in Livestock Technology in June of 1972. He also attended the Area Vocational Center learning agriculture and surveying skills. During his youth he was an ardent and active member of Future Farmers of America and 4-H. Beginning in seventh grade, Bill started raising calves and used his 4-H livestock to enter FFA.

After his father's move to Svensen Island, Billy took over the running of the Reed Ranch. Not being fond of minks and their tempermental natures, one of Billy's first acts as manager of the ranch was to quit the mink raising business. After this was accomplished, Billy's next move was to increase the number of livestock the ranch normally had and then began leasing and acquiring lands for their occupation. In addition to his ranching duties, Billy has also worked part-time as a surveyor.

William "Billy" Robert Reed married Madeleine Rockney in September, 1981. Madeleine was born May 17, 1952, in Vancouver, Washington. She is the daughter of Merton Gerald and Dorothy Eastman Rockney. She is of Norwegian and French descent. Madeleine is a graduate of St. Mary's Academy High School in Portland. She attended Lane Community College in Eugene and then joined the Peace Corps during which time she spent two years in Cuman, Venezuela, teaching physical education in a large Catholic school. She returned to Oregon in 1975 and bought a home in Seaside.

Billy and Madeleine made their home in the residence constructed by Billy's parents. Marjorie continued to live in the Goodwin-Wilkinson house, just one-quarter mile south of her great-grandson and his wife. In August of 1982, Billy and Madeleine became the parents of a daughter, Shannon, whom they adopted in August, 1982. During the fall of 1983, Marjorie "Grandma" Reith's health deteriorated and she spent some time in Astoria's Columbia Memorial Hospital. While she was in the hospital, Madeleine moved all the furniture out "Grandma's" bedroom in the old house. Madeleine brought the furniture to her own home and placed it in a spare bedroom. When "Grandma" came home Madeleine cared for her in the prepared bedroom where she died on December 11, 1983, believing that she was still in her childhood home.

In July of 1984, the family grew to five members when Pamela and Mitchell were adopted. After this addition to their family, Billy and Madeleine and the three children moved into the Goodwin-Wilkinson house and rented out their newer, much larger home. In June of 1988, Jessica and Misty joined the Reed family and now the old house was now longer large enough for them. So, Billy, Madeleine and their five children moved back into the newer house and rented the homestead to one of their ranch employees. The house is presently being lovingly and painstakingly restored by Madeleine Rockney Reed.

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Status of remaining homesteads on Clatsop Plains:

Lewis Thompson House

This Classical Revival house was constructed in the 1860's by Lewis Thompson, minister of Clatsop Plains Church, the oldest continuing Presbyterian church west of the Rocky Mountains. It is in very good condition, but has undergone some alteration. Most of the original windows have been removed, the original porch removed, and a salt - box garage added to the back elevation in 1925. It is currently being remodeled by its owners.

Robert W. Morrison Farmhouse

Another Classical Revival house constructed in the 1860's. This house was built by Robert W. and Nancy Irwin Morrison who were among the earliest settlers on Clatsop Plains. The Morrisons acquired their Donation Land Claim ca. 1845. Their house has been extensively altered, though not unpleasantly so. A back addition, front dormers and enclosed porch all changed the appearance of the house in 1929. The unoccupied house is in fair condition and has not undergone alteration since.

"Grandma" Morrison House

A modest vernacular house built ca. 1880 by Mrs. Morrison. Has had little alteration: barn and kitchen added to back elevation, four-over-four, double-hung windows replaced. No alterations have occurred since 1920. The interior of this abandoned house is virtually intact. The house is in poor condition and in danger of collapse.

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LIFE ON CLATSOP; Inez Stafford Hanson  
CLATSOP COUNTY, OREGON; Emma Gene Miller  
Cumtux; Volume 5, No. 4  
Cumtux, Volume 8, No. 1  
Cumtux; Volume 11, No. 1  
Astoria Public Library Newspaper Index  
The Oregonian; September 20, 1884  
Interview with Mrs. Floyd H. (Laura) Reith, Warrenton, Oregon-June 13, 1991  
Interview with Eldon Wright, Seaside, Oregon-March 1, 1991  
Interview with William "Billy" Reed, Warrenton, Oregon-Spring/Summer, 1991  
Interview with Madeleine Reed, Warrenton, Oregon-Spring/Summer, 1991  
Interview with Mark Elefritz, Oregon State University Extension Service, Clatsop County-July  
26, 1991

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That portion of Section 15, Township 7 North, Range 10 West, Willamette Meridian, described as follows: Beginning at a point on the West right of way line of U.S. Highway 101, said point being South 8° 52' East 143.2 feet from the intersection of the North line of the Thomas D.L.C. and the West right of way line of U.S. Highway 101; thence South 81° 08' West for 307 feet; thence South 8° 52' East 141.9 feet; thence North 81° 08' East for 307 feet to the West right of way line of U.S. Highway 101; thence North 8° 52' West along the said line 141.9 feet to the point of Beginning; All being situated in the County of Clatsop and State of Oregon.

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PHOTOGRAPHS:

Goodwin-Wilkinson Farmhouse  
Clatsop Plains, Clatsop County, Oregon  
July, 1991  
Photographer: John E. Goodenberger  
Location of Negative: Billy & Madeleine Reed  
Rt 1, Box 570  
Warrenton, OR 97146

Context

- 1 of 19 Looking north, near West Lake, from DLC line
- 2 of 19 Looking west, behind farmhouse, mink and chicken sheds
- 3 of 19 Looking NW, behind farmhouse, dairy barn and pig shed
- 4 of 19 Looking south, farmhouse in grove, grinding shed to right
- 5 of 19 Looking NW, from farmhouse, grinding shed

Farmhouse Exterior

- 6 of 19 East elevation
- 7 of 19 South and east elevations, looking NW
- 8 of 19 Detail, front gable, original windows
- 9 of 19 South elevation, looking NE
- 10 of 19 North elevation and dollhouse, looking SE
- 11 of 19 Detail, back door and porch

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Farmhouse Interior

12 of 19 Living and dining room, looking SW

13 of 19 Detail, living room fireplace

14 of 19 Detail, living room fireplace, mantle

15 of 19 Detail, staircase and built-in bench

16 of 19 Second story, hallway, looking west

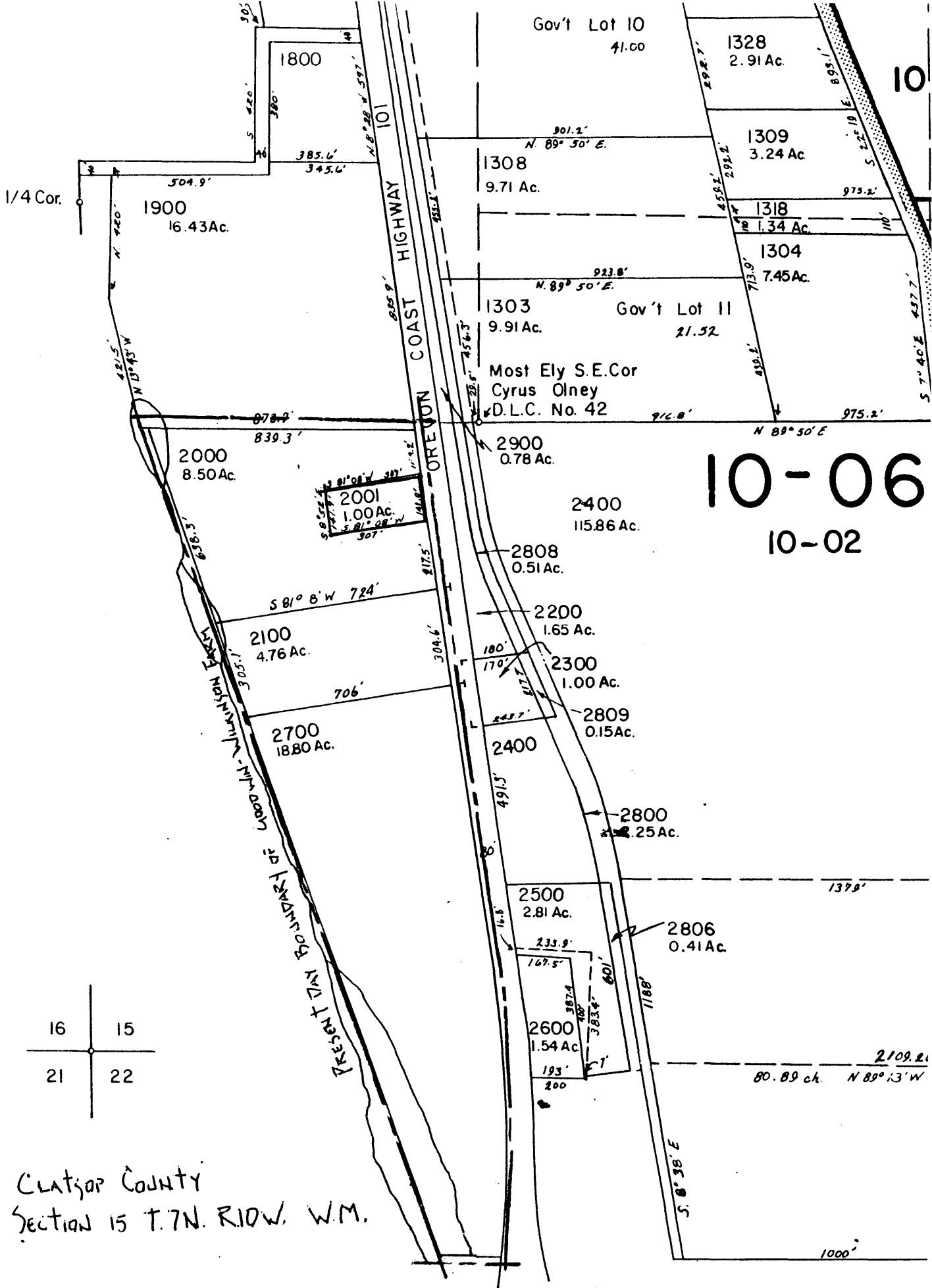
17 of 19 Second story, hallway, looking east

18 of 19 Second story, front bedroom, looking NE

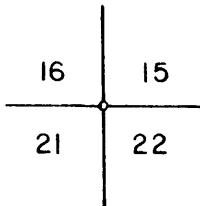
19 of 19 Kitchen, looking NE

See Map 7 10 16

1/4 Cor.



10-06  
10-02



CLATSOP COUNTY  
SECTION 15 T.7N. R.10W. W.M.

See Map



**GOODWIN-WILKINSON FARM  
EXISTING CONDITIONS**



OREGON COAST HIGHWAY

ROBERT REED HOUSE

DAIRY BARN

MINK SHED

PIG SHED

GRINDING SHED

WEST LAKE

DOLL HOUSE

EGG SHED

CHICKEN SHEDS

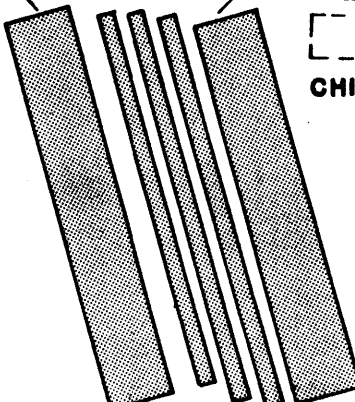
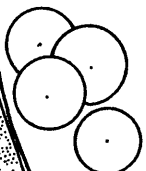
GOODWIN-WILKINSON FARM HOUSE

CHICKEN SHED

DAIRY BARN

HORSE BARN

FOX PENS MILK HOUSE



MINK SHEDS

MARJORIE WILKINSON REED HOUSE

