

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

FOR NPS USE ONLY  
RECEIVED FEB 5 1979  
DATE ENTERED MAR 7 1979

NATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY -- NOMINATION FORM

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS  
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

**1 NAME**

HISTORIC Flippin (Thomas J.) House

AND/OR COMMON "The Castle"

**LOCATION**

STREET & NUMBER 620 Tichenor St.

CITY, TOWN Clatskanie VICINITY OF COUNTY Columbia CODE 0889  
STATE Oregon CODE 4 CONGRESSIONAL DISTRICT 1st

**CLASSIFICATION**

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE <input type="checkbox"/> MUSEUM
<input type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> COMMERCIAL <input type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL <input checked="" type="checkbox"/> PRIVATE RESIDENCE
<input checked="" type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input checked="" type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT <input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> TRANSPORTATION
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY <input type="checkbox"/> OTHER:

**OWNER OF PROPERTY**

NAME Mr. George Salmi

STREET & NUMBER 620 Tichenor

CITY, TOWN Clatskanie VICINITY OF Oregon STATE 97016

**LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE, REGISTRY OF DEEDS, ETC. Columbia County Courthouse

STREET & NUMBER

CITY, TOWN St. Helens Oregon STATE 97051

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE Statewide Inventory of Historic Properties

DATE 1976  FEDERAL  STATE  COUNTY  LOCAL

DEPOSITORY FOR SURVEY RECORDS State Historic Preservation Office

CITY, TOWN Salem Oregon STATE 97310

## 7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input checked="" type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED      DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

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DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Thomas J. Flippin House (1900) is situated on the east slope of a narrow valley in the foothills of the Coast Range created by the Clatskanie River, which empties into the Columbia a few miles to the north. On its elevated site, the house overlooks the town of Clatskanie and commands a panoramic view of Columbia River bottom land to the northeast. Easily the grandest residence in the small logging and farming community, the Flippin House was built and furnished with a fortune earned by the West Oregon Lumber Company. Essentially an uncharacteristically formal example of the Queen Anne Revival Style, the house, with its tall, hip-roofed dormers and conical-roofed corner towers, might also be described as a hybrid of the Chateausque.

Rectangular in plan, the two-story frame house has a long lateral shingled gable roof with central valley. Twin-peaked gable ends have bell-cast eaves overhanging the clapboarded ground story, are trimmed with deep cornice moldings, and are filled with pebble-dashed aggregate and patterned shingle siding. A pair of windows with double-hung sash and round-arched heads lights either second story in the gable end. Typical windows are trabeated. At either corner of the house front are imbricated shingle-clad corner towers with bell-cast roofs with bracketed overhanging eaves and knob finials. In between them, the facade is symmetrically organized around a central entry sheltered by a Colonial Revival porch with paired Tuscan columns and upper deck railing of turned balusters and posts. A hip-roofed pavilion gives onto the porch deck from the second story and is flanked by a tall, hip-roofed dormer with typical bracketed, overhanging eaves on either side. The house is approached by two straight flights of concrete stairs leading from Tichenor Street in alignment with the central entry.

"The Castle" contains 14 rooms and two fireplaces. In the basement, are rooms used by the current owners for a ceramics room and storage of garden tools. The latter is directly accessible from the outside.

At one time the upstairs rooms were used as boarding rooms. One of them has a recess for a bed in one wall. The rooms are large, and several have their own bathrooms.

To the right of the entry hall is the formal dining room with a circular parlor in front and the kitchen behind. To the left of the front entry is the music room and a circular room in front of it which, with its natural light, was probably a reading room at one time. The entry stairhall contains one of the two fireplaces ornately decorated with overmantel mirrors and ceramic tile around the fireboxes. The second fireplace is in the dining room. Handsome, grained interior finish work, entirely intact, is characteristic of the period and style of the house and includes bead-molded base boards and door trim, paneled sliding doors and stairhall wainscoting, picture moldings, and classical staircase newell posts and classical columns trimming chimney fronts and overmantels.

Presently sharing the site are two mobile home units. These are located behind the house, at the rear of the property, and are not visually intrusive from Tichenor Street. Considered indispensable income-producing assets to sustain the area proposed for nomination--temporarily, at least--the mobile homes are included as non-contributing features.

(continued)

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Flippin (Thomas J.) House, Clatskanie, Columbia County, Oregon

**CONTINUATION SHEET**

ITEM NUMBER 7 PAGE 2

With City of Clatskanie support, the Thomas J. Flippin House has been offered for sale to the Columbia County Council of Senior Citizens, Inc. with the understanding that it be adapted as sensitively as possible for use as a health care and senior citizens social services center and general meeting facility. It is planned that the house would be operated as a partial historic-house museum, with senior citizen volunteers serving as guides. The major renovation required would be conversion of the basement to a kitchen and dining area with service capacity for 50 to 70 persons. The proposed project is considered important to an area numbering its senior population at 1,000, and it is also viewed as a means of matching a needful community service with a need to insure a long-term future use for the town's preeminent landmark.

# 8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input checked="" type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input checked="" type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES      1900      BUILDER/ARCHITECT      attributed to Thomas J. Flippin

## STATEMENT OF SIGNIFICANCE

The imposing residence with formally-placed shingle-clad corner towers which was completed for lumberman Thomas J. Flippin in 1900 is significant to Clatskanie as an intact example of late Queen Anne domestic architecture associated with one of the area's pioneer families. Because of its exceptional grandeur in the logging and farming community of ca. 1500 population, it is a well-known landmark generally referred to as "The Castle". Situated near the confluence of the Clatskanie and Columbia Rivers at the foot of the northeasterly slope of the Coast Range in Columbia County, the settlement in which the house stands dates from the 1870s but was not incorporated until 1893.

The progenitor of the Flippin family in Oregon, James A. Flippin, was a member of the Applegate overland party which pioneered the Southern Immigrant Route in 1845. Flippin, then 19 years of age, soon went to California rather than taking up a donation land claim in the Willamette Valley. He was at Sutter's Mill when gold was discovered. He panned gold until he had gleaned a small fortune--a little over \$5,000. Flippin then secured passage on a sailing vessel bound for New Orleans via Cape Horn. He returned to his home in Tennessee and married a local girl. The newlyweds, their respective parents and three of Flippin's brothers started overland for Oregon, but the trip was curtailed by an outbreak of cholera in the wagon train. The young married couple's respective parents and their first child all succumbed. The Flippins returned to Independence to regroup for another crossing the following year. Flippin's brothers split off at Fort Bridger and headed for California, while James and his wife continued to Oregon, where they settled at Cedar Mill in Washington County. According to his grandson, "James A. Flippin had a built-in curiosity and thirst for knowledge. He was a great reader and a lifelong student, especially of law. His knowledge of law was highly regarded by Washington County pioneers who often brought their disputes to him instead of going to court."

James Flippin's son, Thomas J. Flippin, for whom "The Castle" was built, started his career as a skid greaser on a bull-team logging operation on the Columbia River in neighboring Columbia County. Flippin forebears had been acquaintances of Daniel Boone and had followed the celebrated pioneer into Kentucky and Tennessee. One of Thomas Flippin's great uncles crossed the Mississippi and founded the town of Flippin, Arkansas. Of Thomas Flippin's seven brothers and sisters--all born at Cedar Mill, Will was the only one who had a part in building "The Castle". His main occupation was hand-hewing shingles, and it was he who fashioned the original roofing shingles and the imbricated siding for his brother's grand house.

(continued)

# 9 MAJOR BIBLIOGRAPHICAL REFERENCES

Columbia County History, Vol. XV (1976), pgs. 3-7. Note entitled "The Castle" by T. J. Flippin, Jr., May 1, 1976.  
 Oregon Territory (January 8, 1978).  
 Easterling, Jerry, "The Castle", Statesman Journal (January 8, 1978), pg. 6.

# 10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY .85 acres

UTM REFERENCES

A 

1	0	4	8	3	9	9	5	5	1	0	5	0	5	0
ZONE				EASTING				NORTHING						

B 

ZONE				EASTING				NORTHING						

VERBAL BOUNDARY DESCRIPTION

Tax Lot 3200 in Block 7 of Tichenor's First Addition to Plat of Clatskanie, Columbia County, Oregon. Metes and bounds description given on continuation sheet.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE

# 11 FORM PREPARED BY

NAME / TITLE

Dorothy Churchill

ORGANIZATION

Columbia County Council of Senior Citizens, Inc.

DATE

September 22, 1978

STREET & NUMBER

P. O. Box 141

TELEPHONE

(503) 397-2180

CITY OR TOWN

St. Helens

STATE

Oregon 97051

# 12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

*David K. Talbot*

TITLE

State Historic Preservation Officer

DATE January 29, 1979

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

*Charles A. ...*

DATE

3-7-79

RECEIVED BY THE NATIONAL REGISTER

ATTEST:

*W. Ray ...*

DATE

3/1/79

RECORDED BY THE NATIONAL REGISTER

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CONTINUATION SHEET

ITEM NUMBER 8 PAGE 2

Thomas Flippin married Florence Elliott, one of a hardy, local family of loggers and farmers, and took up a timbered claim about five miles from Clatskanie. According to T. J. Flippin, Jr., young Flippin acquired an adjoining 200 acres of timber which "stretched their land across Roaring Creek, where someone had built a mill dam and the frame for a sawmill" and later abandoned the enterprise. Portland banker and financier J. C. Ainsworth backed Flippin's bid to equip the mill, and thus, in 1888, was founded the West Oregon Lumber Co., which Flippin operated successfully for twelve years before selling his interest.

The Thomas Flippins acquired property adjoining the school yard in Clatskanie when their children approached school age. Material for the new house and barn in town was manufactured by Flippin himself when choice logs came through his mill. The barn, later moved from its original site and remodeled for residential use, is not included in the nomination. While "The Castle" was under construction, Flippin sold his interest in the West Oregon Lumber Company and moved to the site which is the subject of the nomination. His son, T. J. Flippin, Jr., described the move into the new house in a 1976 reminiscence.

We moved from the sawmill cookhouse into the Castle in late spring of 1900. The kitchen was in process of being painted and the carpenters were still working on the door and window trim in the first floor bedroom. It was being made by hand, on a long workbench, with a variety of hand planes, cabinet scrapers and sandpaper.

Here was paradise for two little kids. The room became our headquarters. The floor was littered knee deep with yellow fir shavings that were so curly, so adaptable; that smelled so good and felt so good after playing so long in sawdust and bark chiggers.

When the carpenters were through and started to clean up the shavings, there was a big howl from the kids. Mother told us to take all the shavings up to our playrooms in the second story of the round towers. We were generous to ourselves and never did give up our shavings as long as we lived there.

From my father's viewpoint, progressing from a skidgreaser on a bull-team skidroad at the age of 17 to a home like this (with a backlog of money to support it) at about the age of 35, was a tremendous accomplishment. He was proud of it.

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ITEM NUMBER 8 PAGE 3

From my mother's viewpoint, the house represented more than she had bargained for and a way of life she didn't care for. Here was no opportunity to use her many skills as a pioneer woman. Keeping a town house and entertaining was pretty tame business. She left all the housework she could to hired help and spent most of her time landscaping the yard.

Thomas Flippin and his wife eventually separated, and their house was sold.

The present occupants of "The Castle" acquired the property in 1959, finding it in unaltered condition and resolving not to contribute any substantial changes of their own. The Columbia County Council of Senior Citizens, Inc. proposes to acquire the property and adapt it for use as a multi-purpose Senior Center.

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**CONTINUATION SHEET**

ITEM NUMBER 10 PAGE 2

Beginning at a point on the Easterly line of Lot 7, Tichenor's First Addition to the City of Clatskanie, Columbia County, Oregon, said point of beginning being more particularly described as being North 20<sup>0</sup> East 82 feet from the Southeast corner of said Lot 7; running thence West to a point in the West line of Lot 7 that is Northeasterly 160 feet from the Southwest corner of said Lot 7; thence Northeasterly on the West line of lot 7 a distance of 120.5 feet to Northwest corner of said Lot 7; thence North 20<sup>0</sup> 00' East on a Northeasterly extension of the West line of Lot 7, 34.6 feet to the Southwest corner of land conveyed to Arthur B. Holmen, et ux, by deed recorded August 7, 1946, in Book 87, page 565, Deed Records; thence South 69<sup>0</sup> 58' East along the Southerly line of said Arthur B. Holmen tract, 222.8 feet to West line of Tichenor Street; thence South 20<sup>0</sup> 00' West along West line of Tichenor Street and East line of Lot 7 to the point of beginning.