

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Dease-Martineau House, Trading  
Post, and Oxcart Trail Historic District  
Name of Property

Pembina Co., ND  
County and State

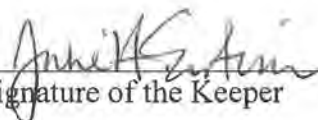
n/a  
Name of multiple property listing

Section number 8 Page 16

**SUPPLEMENTARY LISTING RECORD**

NRIS Reference Number: SG 100001744  
Property Name: Dease-Martineau House, Trading Post, and Oxcart Trail Historic District  
County: Pembina State: ND  
Multiple Name: n/a

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.

*Per*   
Signature of the Keeper

12/22/17  
Date of Action

**Amended Item: Areas of Significance**

This Supplementary Listing Record (SLR) item is to amend the "Areas of Significance" identified in Section 8, p. 16 for the above-named property. This action results in the addition of ARCHEOLOGY to the other areas of significance identified on that same page and throughout the nomination. Given both the Métis, Canadian Scots-Irish, and French-Canadian cultural affiliations discussed in the nomination, both the Historic—Aboriginal and Historic—Non-Aboriginal subcategories are specified. Thus, this addition will read as:

ARCHEOLOGY: Historic—Aboriginal  
ARCHEOLOGY: Historic—Non-Aboriginal

The State Historic Preservation Officer (SHPO) was notified of these amendments.

**Distribution List**

National Register files  
Nominating Authority, without nomination attached

United States Department of the Interior  
National Park Service

# National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

## 1. Name of Property

Historic name: Dease-Martineau House, Trading Post, and Oxcart Trail Historic District

Other names/site number: Martineau House, Leroy Trading Post, "Rendezvous of Pioneers" (SITS# 32PB x167)

Name of related multiple property listing:

"N.A."

*(Enter "N/A" if property is not part of a multiple property listing)*

## 2. Location

Street & number: 13565 - 105<sup>th</sup> Street NE

City or town: Leroy State: ND County: PB (Pembina)

Not For Publication:  Vicinity:

## 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

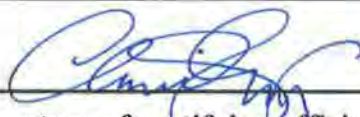
I hereby certify that this x nomination     request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property x meets     does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

    national     X statewide     local

Applicable National Register Criteria:

X A     B     C     D

	DIRECTOR	11.24.17
Signature of certifying official/Title:		Date
<u>STATE HISTORICAL SOCIETY OF ND</u>		
State or Federal agency/bureau or Tribal Government		

In my opinion, the property <u>   </u> meets <u>   </u> does not meet the National Register criteria.	
Signature of commenting official:	Date
Title :	State or Federal agency/bureau or Tribal Government

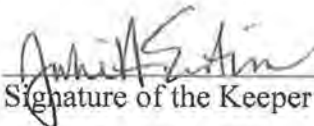
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**4. National Park Service Certification**

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:)

*FW*   
Signature of the Keeper

*12/22/17*  
Date of Action

**5. Classification**

**Ownership of Property**

*(check as many boxes as apply)*

- Private:
- Public – Local
- Public – State
- Public – Federal

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**Category of Property**

(Check only **one** box.)

- Building(s)
- District
- Site
- Structure
- Object

**Number of Resources within Property**

(Do not include previously listed resources in the count)

	Contributing		Noncontributing	
(log house and one log shed)	2	buildings	3	(1940s house and two recent framed sheds)
(site around log house, midden, and oxcart trail segments)	3	sites	0	
	0	structures	0	
	0	objects	0	
	5	Total	3	

Number of contributing resources previously listed in the National Register 0

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

DOMESTIC: Single dwelling, Residence, Lodging (visitors)

COMMERCE/TRADE: Trading Post

SOCIAL: Meeting hall, Political assembly

**Current Functions**

(Enter categories from instructions.)

VACANT: Not in use

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## 7. Description

### Architectural Classification

(Enter categories from instructions.)

OTHER: Split-log, French-Métis cultural tradition

EARLY REPUBLIC/COLONIAL: New England Colonial influences

**Materials:** (enter categories from instructions.)

Principal exterior materials of the property: WOOD (hewn log), Cedar shingle roofing

### Narrative Description

*(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)*

### Summary Paragraph

The historic Dease-Martineau Historic District is comprised of a mostly tree-covered, 20-acre parcel (a remnant portion of a previously designated 120-acre Martineau Wildlife Management Area); Section 15 of T163N-R55W (St. Joseph Twp.). Historic features of the property and its setting were preserved unaltered for many years by descendants of the Martineau family. Through various transitions in ownership control from 1978 to 2010, the historic property was a neglected part of a state wildlife preserve. Primary features of the historic district are the log house/trading post and several remnants of the West Plains (Red River Oxcart) Trail associated with very early fur trade and settlement that predated North Dakota statehood. The two-story, gable-roofed log house and attached, subordinate one-story rear wing are well-documented in historical accounts. In terms of construction methods and historical significance, there are several correlations between this log building, the site, and the rehabilitated Gingras Trading Post Historic Site (Bailey NRHP 1975) just 7-miles to the west along the Pembina River. The log house is constructed of hewn elm and white oak logs (native Bur Oak or *Quercus macrocarpus*) with full dovetailed corner notching, partially covered with lap siding. Construction techniques are representative of skilled Métis builders working along the Canadian-U.S. boundary in the mid-nineteenth century, characterized by recent scholarship as "Red River construction." (Burley, 2000.) Several segments of original Red River oxcart trail are understood to exist intact and undisturbed on the site. (see Madson "Ridge Trail Historic District" NRHP 2006, Gilman et al. 1979, and Hess NRHP 1989). Unlike the corresponding Gingras site, buildings and cart trail segments on the Dease-Martineau property have not been extensively investigated archaeologically, and they exist in generally undisturbed condition.

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## Narrative Description

The Dease-Martineau historic district consists of a log house with storage extension, four related outbuildings (only one of which is from the period of historic significance), remnant segments of oxcart trail, and various landscape features proximate to the farm property. Legal boundaries of the property are detailed in Section 10 "Geographical Data", and graphically illustrated on the Continuation Sheets. Generally, the remnant parcel includes most of the eastern half of the southwest quarter of the southeast quarter of Section 15, which was transferred back from N.D. Game and Fish, to ownership control of the Martineau descendants (in October, 2010.) As a historic district the site benefits from the clear relationship between architectural and historic archaeological features from the period of significance. Though the overall homestead property originally consisted of 120-acres in an irregularly-shaped parcel, for the purposes of this nomination the grounds of the historic property include only the managed area extending to where the topography drops off sharply toward the Pembina River floodplain. The unaltered historic property is visually screened from the river bottom by dense undergrowth, but historically the entire property bore a direct and close relationship to the natural landscape setting. The developed historic site is situated on generally level ground above the Pembina River floodplain where natural vegetative undercover remains quite dense and separate from the actively farmed agricultural fields.

The physical context of the site is the woodland region of the Pembina River basin, near where the Pembina River drains into the Red River of the North. Topographically situated on a slightly elevated bench of land, the site communicates a sense of peaceful remoteness and quiet solitude. The site reflects the historic character and feeling of the natural and undisturbed Pembina River, in its relationship between Pembina and Walhalla (former St. Joseph), with small intermediate communities like Leroy (c. 1855) and Neche (1882) formed as local commercial trade centers. Unlike Neche, Leroy was never served by a railroad, but only by overland cart and wagon trails. Together with Pembina and Walhalla, Leroy remains one of the earliest sites of permanent European-American settlement on the northern Great Plains.

Located mainly in the southwest quarter of the southeast quarter of Section 15 in St. Joseph Township, the site is situated on a slight rise of land along the Pembina River bottom about 3/4-mile northeast from the town of Leroy in western Pembina County, at fire number address 13565 105<sup>th</sup> Street NE. *(Please see legal description and boundary justification in Section 10, "Geographical Data.")* Defined on the north, south, and west boundaries by developed agricultural farmland (see parcel description on Section 10 Continuation Sheet), the irregular land parcel associated with the property is roughly defined by topographic contour elevation 885.0. Early historic narratives indicate that the tilled farm field southwest from the property was in early times a shallow lake or slough that held water in most seasons.

"These old buildings were built on a hill opposite a small lake, which does not now exist. Ducks were plentiful on it. On this historic place there also was a garden and an orchard of wild and tame fruit, surrounded by a beautiful fence." [Albert Dease, 1937]

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About 1/8-mile north from a gravel county road, the historic log building is approached along a driveway from the south. The driveway is believed by local informants to follow the course of the historic Red River Cart trail on the site. Part of this path east and south of the log house/trading post building shows indication that it has been altered at some unknown time by raising the trail bed for drainage and improving the top surface slightly with a sparse layer of washed river rock. There are several minor accessory outbuildings on the property and one non-contributing house from a later date (about 1940). The site and historic features exhibit a remarkable state of historic integrity of setting, feeling, and association for an intact fur post dating from 1868. The main log building is located in a clearing with planted grasses, surrounded by very old, mature native trees (oak, cottonwood, American elm, basswood/linden).

For the purposes of this nomination, the property was examined for architectural significance during two site visits by the author, on November 26, 2016, and again on April 28, 2017. A followup site visit to address archaeological issues was made by SHPO archaeologist Amy Bleier on October 24, 2017. Descriptive visual analysis stopped short of any destructive forensic examination of material features. Documentary photos retained by the Pembina County Historical Museum supplemented the observations made here, reflecting the condition of material features of the log buildings in 1983. Recent impacts of river flooding of areas proximate to the site have been noted based on observations resulting from near-record major flood stage in April 2017. It is important to note that flood waters did not reach any part of the designated historic district site. An attached storage shed to the east of the main two-story log house and dating from about the same time as the two-story log construction, has been compromised by both water penetration into ground-set logs and the overgrowth of tree saplings, but the potential for further degradation has been largely mitigated by stabilization work performed by volunteers from the Martineau family in October 2017.

Initial site visits by a consultant architectural historian posed several questions and concerns about the potential subsurface archaeological integrity. Several log-built and frame outbuildings on the site (indicated on the site plan Continuation Sheet) are believed to date from the period of historic significance. An earlier, detached log storage shed north of the house is known to have been demolished. There has been some recent surface scraping of soils and clearing on the site, with brush piles in evidence to the south and the north of the main building. Segments of the cart trail are visible extending northward from the log building into a clearing about 50-yards to the north, and along the north site boundary visible trail segments continue westward toward the Pembina River where a crossing may have occurred during the historic period. There are also less visible indications of trails ruts that are partially covered by taller grasses just to the west of the log house, where the grade alongside the house slopes downward toward the nearby farm fields. Areas of the site to the east of the main driveway have been more aggressively altered since the end of the period of historic significance.

Supplemented by the better-informed perspective of a SHPO archaeologist (Amy Bleier), the property remains unaltered to such an extent that it likely contains useful archaeological information discernable under Criterion "D", for the property's potential to yield future knowledge and understanding about cultural tendencies of the late fur trade era. In particular, the significance section of this nomination addresses the

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potential learning that could be derived from careful forensic analysis of the deteriorated features of Red River log construction (along the lines of work that was successfully accomplished during the reconstruction of the nearby Gingras Fur Post.) Additionally, the archaeological perspective about investigation of subsoils brings to light the potential for well-articulated research questions for further investigation that could help connect the site's archaeology and material culture with its late-19th century contexts of Transportation, Trade and Commerce, Métis cultural heritage, and possibly Exploration and Settlement.

Based on several early historical accounts (Dease, 1937) the primary log building is known to have been constructed in 1868 by "A. Morin, a well-known skilled carpenter of that time," who was of French Canadian and Métis heritage, (quoting from letter by Michael Tetrault, 2015.) The building was constructed on a paid contract basis for John Warren Dease as both a residence and as part of a series of closely-spaced fur trading posts extending from Walhalla (originally St. Joseph) to Pembina and nearby Fort Daer. Thus, construction methods and details on the house are representative of the learned methods and techniques of Métis builders, who adapted eastern Canadian log cabin designs in a manner that is so specialized and so closely associated with the Red River region of Canada and the U.S., that it has come to be known as "Red River construction," generally found from Pembina to Winnipeg-Ft. Garry along the Red River of the North, and extending westward to Saskatchewan River settlements. Canadian scholars give emphasis to the mechanisms of cultural diffusion by which "Georgian" (or more accurately Early Republic/New England Colonial) compositional formality of the U.S. New England colonies was spread from eastern Canada to the western settlement regions through replication of motifs by itinerant French-Canadian-Métis carpenters and by request of Scots-Irish trading company entrepreneurs aspiring to the formality and stylistic pretense of EuroAmerican high-style architecture in a frontier vernacular context.

Construction details and material characteristics were identified from historical records and cursory examination of the building in late November 2016. Characteristic features include the roof form, roof framing methods, chimney configuration, square-hewn oak logs, precisely fitted full dovetail corner notching, use of oak trenail pinning for log-on-log joinery, vertical mortise and tenon posts fitted at edges of window openings, pattern and configuration of field-built windows and trim moldings, and locally milled clapboard siding with vertical corner boards evident on the upper story. At Dease-Martineau carefully hewn wall logs approximately 8-inches square in dimension are doweled together for strength and stability. Written accounts (Dease 1937) indicate that historically the ground floor story was plastered, probably with willow branch lathing plastered with wattle and daub and a mixture of straw and mud, which was white-washed, with striking blue trim that must have achieved high visibility in the riverbottom forest. Doors were hand-made with one-inch boards. Hand-built original windows remain in place (4-1/2 feet wide by 4-feet high, with two 6:6 glazed single-hung sash panels.)

The main body of the two-story house form (feature "A1") is approximately 23-feet wide (along the north-south axis) by 21-feet deep, from the west (formal front) façade to the connective, single-story wing that was constructed at about the same time as the main body of the house. Family members who lived in the house emphasize that the one-story addition always functioned as extended living space, not as a shed or storage space. (Mary Soli, 2017) Roofs of the two-story main house and the extension are gabled, with



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slope of approximately 10:12, covered with heavily weathered hand-split cedar shingles, overhanging the walls by about 10-inches at the eaves and 12-inches at the gable/rake.

Overall spatial composition and construction techniques of two-story and one-story elements differ only slightly from the nearby Gingras site (dating from about the same time) where fur post/trading post storage and residence comprised two separate structures. However, early family accounts passed down through oral histories confirm written secondary source accounts by Albert Dease that the one-story attached rear wing at Dease-Martineau was constructed very shortly after the two-story house, using similar sophisticated Red River construction techniques. In light of the expert, precise craftsmanship, it is important to note that all features of the log house and the connected wing, including doors and windows, were constructed entirely of local materials using hand tools. No foundations were observed, and as at Gingras the bottom course of logs may serve as a sill beam supporting "*pièce sur sole*" framework. Comparable log buildings examined by Burley occasionally include a partial below grade "basement" cellar below the first floor.

Several non-contributing, utilitarian, frame outbuildings on the site (indicated on the site plan Continuation Sheet as architectural features "D" through "F") are more recent than the period of historic significance. One small log storage building or granary (feature "B") is believed to date from the late 1800s. Remnants of a disassembled barn (feature "C") have been relocated off site to the northwest at some unknown time. There has been some recent surface scraping of soils and clearing on the site, with brush piles in evidence to the south and the north of the main building. An early, log-built historic trade goods store on the site was described by A.E. Dease in 1937, as having stood "just north of the two-story house," where it later functioned as a storage shed or granary. Though it may have been similar to the reconstructed arrangement of buildings on the nearby Gingras historic site, the earliest trading post building on the site had been torn down by the time ownership of the property transferred from Dease to the Martineau family. (The property may have been owned briefly by other unnamed persons between its ownership by Dease family until 1910 and the first known Martineau occupants of the buildings in 1918.) Martineau family photos from about 1940 show Mary Martineau Soli as a child seated in front of the second post storage building; a barn that no longer stands.

Informants from the Dease and Martineau families have suggested that the extension (feature "A2") attached to the rear of the two-story log house may have functioned briefly as an informal store and extended meeting place in the early 1880s. Material fabric of this attached rear wing has been substantially compromised by both water penetration into ground-set logs and the overgrowth of brush and tree saplings. Again, Martineau family descendants who were born and who lived in the house affirm that the one-story wing always functioned as extended living space, occupied by Martineau family members since at least the 1910s, when two different family lines of Martineaus (Andrew Martineau, Sr. and John Baptiste and Marie Anne Martineau) occupied the main house and extension. Mary Soli recalls hours spent scrubbing the wood floors that matched between the two-story and one-story parts of the house. The one-story consisted of two rooms. One had a closet. In the 1930s Mary Soli's mother (Irene) and the Alphonse Martineau family used

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the extended living space in summer for cooking, laundry, and bathing. Both the two-story and one-story extension had cast-iron wood cookstoves connected to the separate brick chimneys.

There is no record of the construction date of the privy (feature "D", ca.1930s). The small detached log structure (feature "B", ca.1890s) displays much less carefully fitted, saddle and crude half-dovetail corner notching, probably a reflection of the building's utilitarian purpose as much as its date of construction. Based on field observations and depressions, locations of these utilitarian buildings may be indicative of unrecorded sections of the alternate cart or wagon trail through the site. Segments of the cart trail (archaeological features "H1" and "H2") are visible extending northward from the log building (feature "B") into a clearing about 50-yards to the north, and along the north site boundary visible trail segments continue westward toward the Pembina River where a crossing may have occurred during the historic period. There are also less visible indications of trails ruts that are partially covered by taller grasses just to the northwest of the log house, where the grade alongside the house slopes downward toward the nearby farm fields. This location, extending from the west toward the northeast, would be consistent with locations of the cart and wagon trail shown on 1893 plat maps but not considered by Vyzralek's 1993 survey. East of the main driveway the site has been more aggressively altered since the end of the period of historic significance, with construction of a (1940s) two-story frame house (architectural feature "G") that is non-contributing to the historic site.

The 25-year difference in constructing Gingras (c. 1843) and Dease-Martineau (1868) reflects change in the trading/settlement context as well as evolution and refinement in the construction vocabulary. Similar refinements of log construction techniques are also evident in comparisons with Canadian scholarship on Red River construction in Manitoba and in the South Saskatchewan River region west of Lake Winnipeg. The "tenon and groove" technique was typical of Red River frame, used to inset window casings into facades, to attach exterior building additions, and mainly to secure second story floor joists into wall logs." (Burley 2000:30) (Remple 1980). These distinctive techniques, which differentiate Red River frame construction and South Saskatchewan River folk housing techniques, allowed for construction of larger (and taller) buildings. At Dease-Martineau, the sophisticated and highly skillful vertical log mortise and tenon framing technique is a combination of *pièce sur pièce* (log on log) dovetail joinery and *poteaux et pièce coulissante* (notched post and log). The dovetailed corner logs are hewn precisely enough that very little chinking or fillers were necessary. The logs are pinned together using wood "trunnel" (or treenail) dowels. Some hand cut square nails were also observed (mainly for the clapboard lap siding and milled trim boards), and may have been transported trade goods or produced at a nearby blacksmith known to have operated near the present-day Leroy Bridge river crossing.

Burley's scholarship describes this type of vernacular folk housing as "a log pen type of house with dove-tail corner joints and a symmetrically balanced front façade." "The modal Saskatchewan Métis folk house was one-and-one-half to two stories high with medium pitched gable roof. It is characterized by an open interior floor plan with only room division being a lean-to addition off center on the back façade . . ." At Dease-Martineau there is a single interior partition dividing the interior spatially (both the first and second stories). Consistent with Burley's Red River and Saskatchewan River examples, the

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partition is not a bearingwall and only divides space within the otherwise open plan. The open-plan upper story is accessed by a narrow, winding stair.

Burley provides an apt comparison with the Métis craftsman influenced South Saskatchewan River folk house examples:

the most striking . . . and defining feature was the front façade. This wall characteristically included a centrally located door, to the sides of which were balanced window placements. The symmetry with which the façade is executed provides a Georgian-like architectural appearance that seems abruptly foreign to recently transformed buffalo-hunting people." "The degree of effort invested in squaring the logs, in executing dovetail corner joints, and in completing the exterior surface treatment indicates permanency that comes only with agrarian settlement and economy. (Burley 2000:29-30)

The origin of these construction features ultimately can be traced to building types in eastern Canada, where displaced United States Loyalists were applying Georgian principles of symmetry to log house forms (Remple 1980:3-5, 27). It subsequently began to appear in the Red River settlement after 1870 [*here referring to Red River settlement north of the border nearer Winnipeg*], a time when eastern Canadian immigration to the region was intensifying. The Georgian-like façade, neatness of the corners, and squared wall logs, therefore, represent another and highly varied set of influences that were integrated into Saskatchewan Métis architectural form. (Burley 2000:31.)

*West primary (front) elevation:*

The west-facing front elevation consists of exposed, full-dovetail corner logs and vertical timber, engaged post framing at the jamb sides of openings visible on the lower story, with 6-inch clapboards and corner trim boards on the upper story. Near the overhanging eave at the corners of the front elevation, modest ornamental wood moldings are visible at the top of the corner trim boards, vaguely reflecting column capitols. The cedar shingle roof is capped by commercially-produced, galvanized cap flashing with decorative end balls. A brick chimney extends 3-feet above the roof peak near the south end. There is a discernible bow in the roof about 1/3 of the way from the south end, suggesting a possibly failed or displaced rafter beam.

On the ground floor, handmade windows are 4 1/2-foot by 4-foot handmade 6:6 lite, double-hung sash equally spaced but slightly nearer the front elevation than the back. About half the 8-inch by 10-inch glass panels have been broken out of the window sash, but the pieces that remain are believed to be original, delivered to the site at considerable effort as trade goods by Red River cart transport. Upper story 6:3 windows are more closely spaced than for the ground story, but still reflect the compositional symmetry of a handsomely balanced, Georgian central-hall facade. A hand-made, vertical-board central door is framed by engaged corner log posts, and has been covered over by protective plywood. Remnant interior features are partially visible without fully unfettered access for observation. A single interior winding stair is visible at the back of the two-story log house.

*South-facing (side) elevation:*

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The south side elevation of the main two-story house consists of exposed logs and vertical timber, engaged post framing visible on the lower story, with clapboard lap siding and corner trim boards on the upper story. On the ground floor, handmade windows are 4 1/2-foot by 4-foot handmade 6:6 lite, double-hung sash equally spaced but slightly nearer the front elevation than the back. Upper story 6:3 windows are more closely spaced than for the ground story. The gabled roof overhangs the upper wall by about 8-inches, with plain moldings attached to plain fascia boards. In the attic portion of the uppermost gable end, a single rotated-square ventilating window (currently covered by protective plywood) is visible in earlier photos as having 4x4 glass lites.

The attached, one-story log rear wing to the east of the two-story house has partially collapsed and deteriorated significantly over the past 30-years, making it somewhat difficult to describe based on direct observation. Excellent photographic documentation was made in 1983 when the storage structure was more intact, enabling a more accurate description of the way this element was constructed. Early written accounts of the property describe this feature having been built very shortly after the main, two-story log house, probably for additional storage. It is a low, one-story volume with partially below-grade interior, appearing to have had its floor set about 18- to 24-inches below the surrounding grade. The attached rear wing has become overgrown and settled into the grade by about a foot all along its perimeter, evident in the way the window sills are partially buried. These conditions have likely been exacerbated by recent flooding, spreading overland from the Pembina River. Settlement is much more pronounced toward the east end of the storage wing, whereas the connection to the main long house seems to have held against settlement longer. 1983 documentary photos reflect that at that time the easternmost end wall of the storage wing had settled at least 2-feet, while the western end remained attached to the back wall of the log two-story.

Notably, the low-roofed wing was separated from the main body of the two-story house by a connective breezeway entry feature. The lower gabled roof extends to the back wall of the two-story house, with entrance doors from both north and south that are missing or have fallen in. A single brick chimney extends through a hole in the roof toward the connective breezeway end of the south side roof slope, suggesting either a radiant stove heat source or possible summer kitchen in this wing at some time. The gabled roof on the attached rear wing is extremely deteriorated, with many holes, layers of wood shingles, plant growth on the surface, and numerous large holes that allow water penetration and access for vermin. The low side walls (knee walls) of the wing were once clad with clapboard lap siding, but most of it has been removed, exposing the hewn logs, which are nonetheless tightly fitted. Documentary photos in the collections of Pembina County Museum (Hillier, 1983, with excerpts illustrated on the Continuation Sheets) show that the south kneewall had a single, glazed wood window opening, with indications of 2:2 sash, reflecting that even this subordinate utilitarian element was constructed with tightly-fitted full dovetail corner notching.

*North-facing (side) elevation:*

Massing and material condition of the two-story house mirrors the south (side) elevation. Compositional pattern of window openings on the two-story element of the main house likewise mirror the

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north elevation. Most, but not all, of the glazed sash remains in place. The wall appears to be generally straight, plumb and true, although there is visible settlement toward the back (east wall of the house), where the two-story house connected to the rear wing. As with the south elevation, the gabled roof on the rear wing is extremely deteriorated and collapsed. Many holes, layers of wood shingles, plant growth on the surface, and numerous large holes allow water penetration and access for vermin. Again mirroring the south elevation, the low side walls (knee walls) of the rear wing were once clad with clapboard lap siding, but most of it has been removed, exposing the hewn logs, which are nonetheless tightly fitted. The north kneewall appears to have only a single glazed wood window opening. 2:2 sash windows appear on this elevation. The 1983 Hillier documentation photos illustrate several features of precise wood craft that are no longer apparent on this elevation, including pronounced wood dowel "trunnels" for pegging the logs to upright posts, and notched top log that received the ends of roof beams or rafters.

*East (rear) partial elevation:*

East (rear) partial elevations (on the back of the two-story house and the east end of the rear wing are most visible from the northeast corner. The two-story rear elevation of the house is partially obscured by the collapsed storage element. The back wall of the two-story clearly shows the floor beams for the upper story notched into the top log, spaced at 2-foot intervals. This essential restrained detail is documented by both Burley and Rempel on related Métis-built log houses. On the upper story of the back wall lap siding has been trimmed away to enable roughly-made shed roof connections for a loosely constructed connection. The height and slope of these roof "flashings" suggest that a steep interior access stair may have been accessed from a square hole cut into the upper story logs. The only openings through the logs on the ground floor level of this elevation are for the back door and a possible, unverified single window from the southeast corner of the interior. The horizontal logs have also been interrupted to the north of the back door, by vertical, mortised notched posts as if a window opening might have been anticipated in that location.

Lap siding remains in place on the easternmost end wall of the attached shed/rear wing. A low window or access door has settled into the grade and a higher centrally placed window are absent any sash or closure panel on these end openings, but the placement of the upper window in the gabled end of the extension wing suggests that there may have been partial lofted space.

*Other architectural features observed on the site:*

Four minor outbuildings were observed to the north of the house. Nearest the west edge of the timber is a one-hole privy with side windows that is absent any particular distinction. Next, alongside and to the west of the cart road/driveway that splits the site are two sheds whose functional purpose is unknown (features "E" and "F"). The larger of the two is a framed structure with lap siding and a single-slope shed roof. Situated in a clearing in the midst of these accessory buildings in a discernable mound (archaeological feature "H3") that may be a midden or burn pile in the location where the historic log trading post once stood. Further to the north of it is another small, log shed with less precisely made notched dovetail corners and logs that were hewn with much less care and precision than on the house. This building may have served as a small livestock barn or granary at the back of the farmyard. These log buildings are undated but are likely from near the end of the time when the property functioned as a

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trading post. Though characterized as “non-contributing” or lacking architectural distinction, they are noted here because they seem to align with a possible alternate location for a cart trail or wagon trail based on historic maps of the site. These utilitarian features are likely attributable to the Martineau family farming operation from the first half of the 20<sup>th</sup> century, rather than the trading post era. East of the driveway two other sheds are observed; one a small gable-roofed shed (apparently a granary or corncrib). To the east of it is a more recently-built gambrel-roofed garage or storage shed that relates more directly to the post-historic frame house constructed east of the main access driveway that divides the site. As a unified historic district, the relationship of site features, standing structures, and landscape elements taken together, reflect the historical context and period of significance.

*Detailed discussion of representative Red River cart trail segments (descriptive, condition):*

This property was not one of the sites identified in Vyzralek’s 1993 survey of possible Red River Cart segments, based largely on the lack of aerial survey coverage under the tree cover. However, cursory visual examination of the site, oral histories passed down through generations of local residents, and especially early plat maps all suggest that more careful archaeological scrutiny of the site may yield better information about where exactly segments of the oxcart trails remain undisturbed. Several otherwise unexplained depressions and compacted, two-wheeled ruts through the tall grass suggest well-worn, early trails, either oxcarts for trade goods or wagon trails. The direction of some of the trails point toward a possible, unverified Pembina River crossing, while others align in the direction of the Leroy Bridge across the Pembina River, heading toward Neche or Pembina, on a higher bank parallel the south shore of the river. The trail segments meet identification criteria used by both Hess (1989) and Madsen (2005) in that they have strong associations of feeling and setting, as well as necessary material characteristics for such features. Only along the driveway the south of the historic log house, extending to the graveled county road, do the trail ruts appear to have been resurfaced.

Visiting the site in late fall 2016 (when underbrush had died back) posed the possibility of several cart trail segments based on visual evidence (mainly ruts and clearings in the vegetation where subsoils had been compacted.) A follow-up site examination on May 19, 2017 (Steve Martens, Zelda Hartje, Marsha Gunderson) attempted to reconcile property boundaries with visual evidence of the oxcart trail segments and various early mapping sources that indicated a south branch of the Ridge Trail crossing the site. Additional oral history and helpful anecdotal information was shared by Deb Soli and members of the Martineau family who were able to reconstruct a graphic sketch map of the historic site features. Fairly strong indication was observed of cart trail segments extending diagonally east and west across the site, to the north of the log house and within a zone along the line of outbuildings, defined by mature trees (cottonwoods, elms, and other hardwoods).

To an architectural historian the cart trails appeared to extend as ruts and shallow depressions, through an area where cattle are currently being grazed, and into a clearing in the northeast corner of the 20-acre parcel. There, very near where Vyzralek and others have mapped the historic St. Joseph to Fort Garry alternate oxcart route, an *allée* of trees arches over the earthen depression that defines the most visible part of the cart trail. In landscape terminology an *allée* is traditionally a linear path or road with a line of trees

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or large shrubs running along each side defining direction of movement. In this instance, the *allée* likely results from a wearing away of underbrush as a result of the cart traffic. An exchange of cellphone text messages with Michael Tetrault (a descendant of the Dease family now living in Saskatchewan) ascertained that this is the location where they understood the cart trail occurring. All these findings about the exact cart trail route through the site were confirmed by a followup site visit made by SHPO archeologist Amy Bleier on October 24, 2017. The cart trail feature is clearly evident in aerial photos and preliminary visual assessment data in the location initially observed by Martens, Hartje, and Gunderson.

*Summary conclusions about descriptive characteristics and physical integrity:*

The site around the log house shows evidence of having been thoughtfully planted, cultivated, and maintained during the time the Martineau ancestors occupied the site, with flowering fruit trees and varieties of berry bushes. For nearly 110-years, the main historically significant resources of this property were diligently maintained and cared for by the Dease and Martineau families, in a well-preserved and undisturbed condition. As a culturally-significant feature of early settlement, commerce, and transportation, the property retains a fairly high degree of historic integrity of location, design, setting, materials, workmanship, feeling, and association. Only within the past 35-years have non-flood related surface water penetration, vandalism, and periods of neglect impacted the integrity of the property at the surface level of architectural standing structures. In 2017, members of the Martineau family continued their investment in preserving the historic resource by stabilizing standing structures, removal of closely grown-in trees, protectively covering holes through the roof and windows, and attending to make sure the oxcart trail segments are not disturbed.

Interestingly, though record flooding of the Pembina River caused difficulties with access to the site for architectural and archaeological assessment, the record flooding of the Pembina River has in no respect compromised or degraded any archaeological or architectural features of the property. From an archaeological perspective, the property remains unaltered and undisturbed to such an extent that it likely contains useful archaeological information discernable under Criterion "D", for the property's potential to yield future knowledge and understanding about cultural tendencies of the late fur trade era. In particular, the significance section of this nomination addresses the potential learning that could be derived from careful forensic analysis of the deteriorated features of Red River log construction (along the lines of work that was successfully accomplished during the reconstruction of the nearby Gingras Fur Post.) Additionally, archaeological investigation of subsoil conditions could help connect the site's archaeology and material culture with its late-19th century contexts of Transportation, Trade and Commerce, Métis cultural heritage, and possibly Exploration and Settlement.

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## 8. Statement of Significance

### Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B. Property is associated with the lives of persons significant in our past.
- C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D. Property has yielded, or is likely to yield, information important in prehistory or history.

### Criteria Considerations (none apply.)

(Mark "x" in all the boxes that apply.)

- A. Owned by a religious institution or used for religious purposes
- B. Removed from its original location
- C. A birthplace or grave
- D. A cemetery
- E. A reconstructed building, object, or structure
- F. A commemorative property
- G. Less than 50 years old or achieving significance within the past 50 years



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**Areas of Significance**

*(Enter categories from instructions.)*

TRANSPORTATION: Evolved trade routes; transportation methods for goods and materials

ARCHITECTURE/Material Culture/Ethnic Heritage/Vernacular folk architecture

COMMERCE: The business of trading goods, services, and commodities

EXPLORATION/SETTLEMENT: Earliest development of new settlements and communities, and investigation of trade routes.

POLITICS/GOVERNMENT

**Period of Significance**

1868-1930 Dease operation of the site as a trading post and rendezvous gathering place and occupation of the log house by generations of Martineau family with transitional use of the site from trapping and hunting to sedentary agriculture and arboriculture

**Significant Dates**

1868 Original construction of the principle log feature (feature "A")

**Significant Person**

*(Complete only if Criterion B is marked above.)*

**Cultural Affiliation**

Canadian Scots-Irish (the Dease family lineage, and Hudson's Bay/North West Company promoters)

Métis (Dease and Martineau family lineage, builders of oxcarts and the log building)

French-Canadian (also Martineau family lineage, and origins of log joinery traditions)

**Architect/Builder**

A. Morin, carpenter/builder

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**Statement of Significance Summary Paragraph** *(Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any criteria considerations.)*

The Dease-Martineau House property is a fairly intact and remarkably well-preserved setting that embodies a number of significant aspects of the late North American Fur Trade context, Métis culture and international politics, Territorial era settlement in present-day northeastern North Dakota, and the strategic displacement of early trails by railroads as the primary mode of transportation. The historic Leroy Trading Post property was established in the woodlands near the Pembina River about 25 years after the related Antoine Gingras Fur Post (NRHP 1975), which has been conserved, reconstructed, and interpreted as a state historic site near Walhalla. Though its period of functional usage as an extension of the North American Trading Company network of posts along the Ridge Trail was brief, in a compressed way the Dease-Martineau post embodies the importance and complexities of the site as a meeting place during the extraordinarily impactful historical period from 1868 to 1889. Most of the key persons who played a part in trade and commerce, pioneer settlement, transportation, and intermixing of cultures and customs are known to have been present at this site.

The complex interplay of cultural traditions, commercial development and trade, and political activities across the international boundary give this site statewide significance under Criterion A for the historical events associated with settlement and cultural identity. The property is also notable for the transition from early trading post operation by Canadian Scots-Irish entrepreneurs (like Dease), transitioning to settled farming by French-Canadian and Métis culture groups (the Martineaus) as the region abandoned the fur trade and buffalo hunts for more sedentary community. Under Criterion C, material features of architectural construction connect this property with Métis culture locally, and with Métis construction practices on both sides of the international border from 1868 to 1889 (investigated as “Red River construction,” connecting northeastern North Dakota with French Canada and Saskatchewan River Métis developments.) For most of the 20<sup>th</sup> century, key features of the property were preserved unaltered by the Martineau family, even beyond the period of historical significance, enabling a glimpse into material culture, personalities, and historical events from 1890 to 1930. Potential remnants of the fur trade and Red River oxcart trail era that may be discovered through a more structured and in-depth analysis of the site’s archaeological features, also have potential to reveal material details of Métis cultural traditions from 1868 to 1930 at a state level under Criterion D, associated with the late fur trade, oxcart trails, settlement and commerce. The Criterion D significance has potential for investigation of the site’s material features as an aid to public education and interpretation.

**Narrative Statement of Significance** *(Provide at least one paragraph for each area of significance.)*

The Dease-Martineau site meets National Register Criteria A, C, and D in terms of the broad patterns of history, distinctive construction and material culture features, and especially the potential to add to our knowledge and understanding through more careful examination of remnant oxcart trails and other archaeological features that exist undisturbed. Prior investigation of the Gingras site, including examination of its archaeology and material culture and its successful National Register listing, provides an appropriate

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example for how the Dease-Martineau site could yield greater understanding of historical events and discovery relating to the setting, distinctive log structures, remnant segments of ox cart trails, and the essential importance of this place in charting a direction for settlement, transportation, and commerce. Understanding significance of the site and setting is underpinned by both primary source literature and later analytical/interpretive secondary scholarship.

The Dease-Martineau property meets NRHP Criterion A with statewide significance in terms of the broad patterns of historical events associated with settlement, transportation, the late fur trade, and subsequent commerce from 1868 to 1930. Aspects of historical significance of the property have been addressed under the context of the fur trade, and by scholars including Gluck (1965) and Gilman (1979). As an extension of discoveries made at Gingras in 1975 by Bailey and Franke, the property meets Criterion C with regional and statewide significance, for the distinctive methods of construction associated with French-Métis Red River Construction (Burley 2000), (Rempel 1980) and potentially in terms of the Ridge Trail Red River Cart network (locally referred to as the oxcart trails); (Hess 1989), (Vyzralek 1992) and (Hämäläläinen 2004). Under Criterion D the property has significant potential for archaeological discovery relating to its distinctive log structures, remnant segments of ox cart trails (Barkwell, 2016), (Madsen 2005) and other possible archaeological features that may be discovered on the site relating to the early trade era. (Rife 1925), (Peterson 1985), (Klinner, Picha, et al., 1995.) The site's settlement era associations with Scottish-Canadian immigrants (agents for the Hudson's Bay and North West Trading Companies), Métis families well-experienced in working productively with available resources, and eastern French-Canadian cultures from which the French-Métis tradition of wood construction emerged during the Early Republic/American Colonial era, is an especially significant convergence of cultures.

#### EXPLORATION/SETTLEMENT:

The overall property/site/setting is significant under Criterion A in terms of its embodiment of historical events associated with exploration, settlement, commerce, transport, and politics/governance, including earliest development of new settlements and communities, and investigation of trade routes. Near the end of the fur trading era, fur trader John Warren Dease established a trading post site just 7-miles from the related Gingras House and Trading Post (now a State Historic Site), drawing on his established relationships with the North West Company and the established western branches of Ridge Trail that moved trade goods between Fort Garry (modern Winnipeg), Pembina, and St. Joseph (later named Walhalla). In the Pembina River basin, river crossings and outpost way stations accommodated movement of goods. Near the end of the economically viable fur trade era, the Dease-Martineau site reflects a time of important transitions as the supply of furs and buffalo hides was being depleted, and early pioneers began pursuit of more sedentary ventures associated with permanent Euro-American settlement. French and Métis fur traders who were pivotal in the buffalo hunts, fur trapping, and oxcart transport struggled in adjusting to a changed economy based on agricultural settlement and commerce in northeastern North Dakota. (Ens, 1996.)

The movement of the farming frontier into the Red River Valley followed the settlement of southern Minnesota. *[When Congress organized Minnesota Territory in 1849], . . . settlers came pouring into southern Minnesota, and by 1857 the territory had more than 150,000 people. The growth of Minnesota was important for Pembina. Norman W. Kittson's trading post*

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was the center of activity, but in 1848, Father George A. Belcourt, a Catholic priest, built a mission nearby. He put up a large, two-story frame house and a log church with a cross, planted a garden, and gave the place an air of comfort. Father Belcourt had been driven out of the Selkirk settlement for siding with the métis against the Hudson's Bay Company in the struggle over free trade. He wanted to build up a settlement of métis and Chippewas south of the international boundary, and many of the métis, attached to the priest, followed him there. (Robinson 1966:68-9)

After the [Red River] flood of 1851, Father Belcourt and Kittson chose a new site for the settlement thirty miles to the west, on Pembina Mountain. The new settlement, named St. Joseph for Belcourt's mission and located on the site of present-day Walhalla, became larger than Pembina. The métis at St. Joseph lived a civilized life. They built one-story houses along the Pembina River, planted fields of barley and potatoes, secured a reaper and thresher, and built a gristmill and a sawmill. Grasshoppers and floods damaged or destroyed the crops, and pemmican long remained the staple food. (Robinson 1966:69-70)

Twice a year the métis went to the plains with Red River carts to hunt buffalo. They often came into conflict with the Sioux on these hunts, and sometimes the Sissetons harassed St. Joseph itself. The métis also complained about British subjects hunting on American soil. For a time in the 1850s, the United States Army stationed a company of soldiers at St. Joseph [modern-day Walhalla]. Minnesotans were much interested in Pembina and St. Joseph. Pembina County, with boundaries reaching west to the Missouri River and east to Lake Itasca, was one of the original counties in Minnesota Territory. In 1851, Charles Cavileer [sic] of St. Paul, an adventurous saddle maker, became customs collector at Pembina. He hindered Norman Kittson's competitors by assessing customs duties on the goods they brought across the line to trade for furs. Presently, he was in business with Kittson. He became identified with the region, spending the remainder of his life there. Cavalier and Cavalier County are named for him. (Robinson 1966:111)

COMMERCE: The business of trading goods, services, and commodities  
*The Dease-Martineau site discussed in the context of commerce and trade.*

In the spirit of earlier "rendezvous" where stakeholders negotiated trade and land uses between native and Euro-American cultures, from this site John Warren Dease promoted early overland transportation and accommodated visits to this site by influential persons with varying perspectives and contrasting development interests. In the 1870s and 1880s, transportation of commercially produced, industrial trade goods from St. Paul to Red River settlement communities began reversing exportation of furs. Through intermarriage with the Gingras clan (Octavia Gingras married Alfred Dease), the Dease site became a shortcut for oxcart traffic moving westward along the alternate Ridge Trail, before turning southward toward Fort Abercrombie. The fur trade of the northern Red River valley depended heavily on the experience and connections of Métis-French families, which were much more than back country marriages of convenience. Ojibwe women opened the trade in furs by drawing the French traders into their extended families. Many of the Métis were regarded as upper-class members of the community, well-connected with education and social status. The Martineau family name is documented throughout the historical record for the associations of various branches of the Métis family with the fur trade and with cultural transitions regionally on both sides of the U.S. Canadian border. Historical maps reflect this pervasive and widespread family influence.

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For 30-years from 1850 to 1880, the vigorously active trade network in the northern Red River valley depended upon ox cart trails from Winnipeg-Fort Garry and the Red River settlement, to St. Paul (Mendota and Fort Snelling), as the primary mode for transporting trade goods in both directions. During much of the early fur trade era in North Dakota, the vast American Indian trade system made only marginal accommodation for goods manufactured by Europeans and Euro-Americans. Fur traders from European countries such as France and England introduced trade goods from Europe. The fur trade allowed for broader and more invasive interaction between different cultures. Demand for resources of the northern Great Plains and central Canada drew more traders and eventually settlers, disease, and elimination of the vast buffalo herds upon which American Indian culture depended.

John Warren Dease, Jr. (for whom the Leroy trading post was constructed) was descendant of Loyalists John Warren Dease, Sr. and Capt. William W. Dease, among the Scots-Irish immigrants who came to western Canada acting on behalf of Hudson's Bay Company with respect to the fur trade throughout middle Canada and present-day U.S. Red River region. John W. Dease, Jr. was later associated with the American Fur Company and North West Company, rivals of HBC for fur trade outlets toward the southern end of the Red River settlement. Competitive trading practices and lower transportation costs led to establishment of important overland trading relationships between Pembina and St. Paul. As EuroAmerican immigrant traders, the Dease family had regional ties that extended well-back from the period of significance of the Pembina region outpost. In 1937, writing about John Warren Dease, Jr., his grandson Albert E. Dease summarized:

John Warren Dease, Jr. and his son Michael, pioneer settlers in St. Joseph Township, coming there from Canada in 1862. John W. Dease, Jr. -- first Pembina County Superintendent of Schools -- lived a short distance east of the Leroy bridge, where his old house still exists, after being built in 1868. John W. Dease, Jr. was a fur trader and possessed considerable landed property in Pembina County; was well-educated. He was born in the state of Washington, where his father was a chief trader in the Columbia Department of the Hudson's Bay Company.

John Warren Dease, Jr. (1823-1885) was of Irish-French extraction; his grandfather, Dr. John B. Dease, crossed the Atlantic from Ireland about 1770. His mother *nee* Genevieve Beignet was of French descent; his grandmother *nee* Jane French of Irish or Scots ancestry. [*His son*] Michael Dease (1853-) was blue-eyed and bearded. He was a pioneer farmer and horse-trader, and a native of Canada. [*Another son, Alfred Dease made a homestead claim in Pembina County in 1876, married Antoine Gingras' daughter nee Octavia Gingras in 1880, and attained U.S. citizenship in 1884.*]

[*also a pioneering resident of St. Joseph Township, Pembina County*] Captain William Dease (1826 -1913), a native of Canada, came here in 1876 [*after serving with Hon. George Simpson on the Council of Assiniboia (1830-1870) and at the Red River settlement north of the border, near present-day Winnipeg*]. He was brother of John W. Dease, Jr. He was about six-feet in height, was blue-eyed and bearded, and remarkably well-educated. His father was Capt. John Warren Dease, a New Yorker by birth. Captain Dease was well-versed in different languages besides English, such as French, various Indian dialects, Scottish. (A.E. Dease, 1937)

John W. Dease, Jr.'s role in trade and commerce is affirmed by descendants of the Dease and Martineau families, and by historians whose writings characterize the property as "Host to the Pioneers" and

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"Rendezvous of Pioneers". Dease's original purpose was to establish and maintain an economically viable trading post. Over time, the trading post site was transformed into an impromptu meeting place and a recognized place of public gathering for voting, judicial purposes, and school board meetings. The historically significant Dease-Martineau log house (the key feature on the trading post site, originally built in 1868 by a Métis carpenter craftsman for Scots-Canadian immigrant John W. Dease) marks a notable transition in cultural influence over the 110-year period it was occupied. Ownership of the Dease house transferred to the French and Métis Martineau family line in about 1910 or 1913. Adrien (Andrew, Sr.) Martineau (1836-1911) came to the Pembina Region in 1888 from Montreal with his first wife Josephine LaTraille (1852-1885), and later remarried to Margurite LaPort. Adrien's son Andrew Martineau, Jr. (1871-1962) married Amanda Bonin (1875-1962). Another son of Adrien, John Baptiste Martineau, was the father of Alphonse Martineau and farmed on the Pembina River bottomland through the 1920s, when several French settlers moved to western Canada (Saskatchewan). In a 1976 oral history voice recording, Alphonse Martineau recalled that John Baptiste Martineau moved from Pembina to Leroy in 1913 and in 1930 bought the 1/4-section parcel with the log house for \$25/acre. John Baptiste Martineau (who, according to his son, did not like farming) moved to Walhalla where he died in 1930, marking the end date of the period of historic significance. Subsequently, Alphonse Martineau and his wife Irene raised eleven children during the 45-years they lived in the log house. Dease and Martineau family descendants proudly remember the log house and its setting as a well-maintained, productive "garden" of fruiting trees and wild-life attracting berry bushes. Continuing the longstanding family tradition, during the time the property was controlled by N.D. Game and Fish, the deed restriction stipulated that,

"State Game and Fish Department shall take every precaution to maintain and preserve the old log cabin. Grantors and the heirs shall be allowed to use this plat as a garden for 30 years also. Planting of the trees shall be done in a random and natural manner and according to recommendations of the North Dakota State Forester, with the following plant materials being used: Elm, Mountain Ash, Evergreens, Hopa Crab Apples, Russian Mulberry, native cranberry, apple seedlings, chokecherry, Buffalo Berry, cottonwoods, blueberry and Russian olives as well as other native trees. No existing trees shall be removed unless the trees are dead."

[Warranty Deed filed in Pembina County, May 12, 1978]

Various branches of the French-Ojibwe- Métis Martineau family have been continuously associated with the transition of Métis people from hunting and fur trading to sedentary agriculture. The economic and cultural adjustments were not always welcomed, as evident in the oral history reminiscence of Alphonse Martineau, who lamented that his father was just never as content with the farming routine as he was with the adventurous life of an explorer when traveling the oxcart trails, buffalo hunting, or hunting and trapping. Early generations of Dease, Martineau, and Gingras families were regarded by their neighbors as well educated and "upper-class" on the settlement frontier. Longstanding associations of Martineaus with this site and ownership of other landholdings along the Pembina River settlement frontier reflects these notable cultural transitions in perception of how the land ought to be occupied, used, and cultivated more as an idyllic garden than for production agriculture. That somewhat sentimentalized view of subsistence farming life continued well-past the defined period of Significance for the property, and can even be reasoned to apply to the Martineau family's continuing commitment to follow through on maintaining, replanting and cultivating the site even after ND Fish and Wildlife were unable to meet the conditions of the gift of the property, which

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called for reforestation with native indigenous species of arboriculture plantings. Though somewhat old-fashioned, it is an admirable and durable tradition of environmental stewardship that reflects the connections between indigenous people and the land.

#### SOCIAL/POLITICS/GOVERNANCE:

John W. Dease, Jr. -- occasionally referred to by early historians as "Host to the Pioneers" -- emigrated to the U.S. in 1863 and initially settled as a merchant and fur-trader in the settlement of St. Joseph (Walhalla.) In 1868 Dease moved his trading post and residence to this present site northeast of the fledgling settlement of Leroy, where he continued trading, along with farming and other development activities that included service on the School Board. From 1868-1915 the post served as an important gathering place for early settlers and influential visiting dignitaries, as well as for elections and other civic activities on the settlement frontier. As a consensus meeting place, over the past 70 years local historians have referred to the Dease-Martineau log house property as the "Rendezvous of Pioneers" because of the many notable persons who were received and convened there to exchange knowledge and to negotiate planning over transitions in settlement, transportation, and commerce.

The Dease-Martineau House and trading post site is significant because of its particular importance as a historic meeting place for early prominent citizens who were influential in shaping politics, commerce, and transportation regionally. With regular visits from dignitaries, the Dease family played a key role as facilitators and mediators in Minnesota Territorial politics (from Pembina prior to 1858 Minnesota statehood, continuing after Dakota Territorial reorganization in 1861), finalizing the international boundary with Canada, and even establishment of the province of Manitoba. Significance has not been claimed for Criteria B "Persons", even though several persons of statewide and international significance were present at the property after 1868. The role of important historical figures in shaping historical events, is most relevant to Criterion A because they converged on this place as an *impromptu*, neutral ground for exchange of opinions and negotiated deal-making. Influential pioneers of the Red River Valley region included boomer-investors Norman Kittson, Joseph Rolette, and James J. Hill, who each visited and spent time at the Dease-Martineau site as they negotiated over the future of the Pembina region.

Minnesotans were also interested in the fur trade of the region. Métis cart trains brought much wealth to early St. Paul, and such men as Kittson and Sibley were heavily involved in the trade at Pembina. But in the 1850's the fur trade was dying. Fur-bearing animals were thinning out, and the Chippewas were decimated by disease, starving, and demoralized. Moreover, land cessions meant cash annuities for the Indians, and this destroyed the Indians' incentive to hunt. Such conditions meant heavy losses. With such gloomy prospects, Chouteau, Sibley, and Kittson withdrew from the fur trade in the early 1850s. The state's leaders worked for the settlement of the American portion of the Red River Valley by creating land offices, conducting surveys, and seeking more aid for the Northern Pacific Railroad. [Robinson, 1966:112]

Equally important culturally is the influence and relationships of Antoine Gingras and the Dease and Martineau families. Even after the practical end of the fur trade era, primary source documents connect the Dease-Martineau property with visits by Métis Rebellion leader Louis Riel (in 1869), traders and entrepreneurs like railroad "Empire Builder" James J. Hill and steamship Captain Norman W. Kittson

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(from 1874-1878). From 1869 to 1870 the rendezvous site received political organizers like Joseph "Jolly Joe" Rolette, Jr. and J. W. Taylor (U.S. Consul to Manitoba.) Between 1872 and 1879, Col. James McLaughlin (Indian Agent to Ft. Totten), distinguished Circuit Court Judge William J. Kneeshaw, and Judson LaMoure, Sr. are also reported to have visited the Leroy site.

[see Romain Martineau. 1983. *Footprints from the Past.*]

#### ARCHITECTURE:

The Dease-Martineau log house property has statewide significance under Criterion C in terms of its culturally-distinct methods of construction associated with various ethnic traditions, and also as far as the context of fur trade. It is exceptionally important and distinctly representative of Métis *michif* traditions and the emergent, hybrid Red River construction method that has come to be well-documented regionally in the U.S. and western Canada settlement areas. For a vernacular or folk building tradition, it is unusual to find such well-preserved, intact wood buildings as at Gingras (1848) and Dease-Martineau (1868), with rich potential to yield further understanding of the construction method. Considerable insight can be gleaned about these construction techniques by direct observation of the standing structure, in comparison to the extensive published scholarship about Métis material culture and architecture more broadly throughout the region, especially in central Canada. Under National Register Criterion D, still more might be learned from a forensic examination of the building fabric using archaeological and vernacular architecture analytical methods, given the high degree of material integrity of some parts of the two-story log structure, and the advanced deterioration of other parts. A July 29, 1976 *Memorandum* from National Park Service Chief of Registration Gary Hume regarding the need for forensic examination and disassembly of Gingras House, as having no negative effect on its National Register eligibility may be a relevant precedent:

Because of the advanced state of deterioration and the potential safety hazard to performing the archaeological and architectural investigations, a structural study has determined that the only feasible method of restoring the log structure is to disassemble the log walls, replace the rotten members and then, re-erect the logs. Although the building will be in a disassembled state during the archaeological investigation and the preparation of restoration drawings and specifications, it is the opinion of the Branch of Preservation Projects that this should not affect the Gingras House's status as a National Register property.

[citation appended to Bailey et al., 1976. National Register nomination form]

The Métis contributed valuable innovations on standard log building construction techniques, producing their own styles of notches and framing techniques. So profound were the Métis contributions to settlement and trade, that post-Modern scholars often characterize the material culture of the Métis as a variant of their *michif* (creole language combining French nouns with Ojibwe and Cree verbs), which creatively combined terms of Native American culture with those introduced by French, English, and Euro-American cultures. Together these innovations were so distinctive that they were labeled the Red River style of construction. References to Red River construction and Red River carts may be inadvertently misleading. Throughout this nomination the terms refer to the Red River settlement enfranchised by the Hudson's Bay Company, generally spreading outward from the Red River of the North between Lake Winnipeg-Fort Garry-modern Winnipeg in the north and Fort Daer-Pembina south of the eventual international border. The understanding, insight and influence of Métis traders and craftsmen on later immigrants and eventual settlers on the northern



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Great Plains was profound, impacting both political events of nationhood and accommodation of the trade network and railroads that organize patterns of settlement in this region in the present day.

#### TRANSPORTATION;

Evolution of trade routes and transportation methods for goods and materials.

Another important Métis innovation in the field of transportation was the Red River cart. The invention of the Red River cart ingeniously resolved a practical challenge by transporting large amounts and heavy weights of buffalo meat and furs over the prairie landscape, that was strewn with bumps, creeks and rivers. Based loosely on a French-Canadian *charette* with origins further back than the French Revolution, Red River carts were constructed of wood bound together with wet rawhide which, when dry, became iron-hard. The wheels of the cart were of large diameter so they would roll easily over impediments. The wheels were also broad and rounded so they would not cut too deeply into the soil and become inefficient to move. A box was mounted over the axle of the cart, to be filled with the large volume of meat, furs, and other goods for transport. The wheels of the cart were readily removed when rivers had to be forded; allowing the cart to act as a barge. From the front of the cart extended two poles and a leather harness, so that the cart could be equipped with oxen or other traction animals. With this pulling power, large loads could be moved. Often loads that approached a thousand pounds were transported distances of up to twenty miles daily.

The métis built the carts entirely of wood, simply and inexpensively. They used two large wheels, wrapping them with buffalo rawhide instead of iron tires. Such wheels would not sink into marshy ground as readily as ordinary ones. The boxlike body of the cart, resting on the wooden axle, rode high, making the fording of streams easier. A single ox (or horse or mule) could pull a cart with a load of eight or nine hundred pounds. One métis usually drove from two to six carts. Except for the ox pulling the first cart, each would be tied, by means of a strap about its horns, to the tail of the cart ahead. Though crudely made and noisy because of the wheels' screeching on the wooden axles, the carts provided effective transportation. They were a means of conquering distance, of overcoming the remoteness of the Red River country. They and the level, treeless plain made it possible to carry freight to St. Paul and Mendota for a fraction of the cost of transporting an equivalent amount by water to Hudson Bay. The métis and their carts found outside markets for the Red River settlement. Except for fine furs, Selkirk and the Hudson's Bay Company had failed to do so. (Gillman et al. 1979)

As historical objects, the oxcarts that are documented as having passed through this site are significant in terms of their construction technology, and also because of the "bridge" they formed between animal-drawn wheeled transport and the steam power transportation network that displaced them. Because the trading post site was a meeting point that attracted transportation entrepreneur Norman Kittson and railroad "Empire Builder" James J. Hill, this modestly unassuming setting proved to be the lynchpin that connected animal power transport with the emergent steam powered railroad network for moving industrial goods.

The oxcart trails in Walsh and Pembina counties in the northeastern corner of North Dakota were paths generated by travelers crossing the landscape between St. Paul, Minnesota and the Selkirk Settlement in Manitoba, Canada during the middle of the 19th century. Travel was focused on trade between these settlements, and these travelers traditionally utilized oxen to haul carts laden with goods. The continuous action of these oxcarts, rolling over the landscape for decades, produced paths that were the first permanent overland highways throughout the region.

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Travelers took the paths of least resistance that offered manageable river crossings and dry terrain. Some routes were established by travelers and were at times abandoned in favor of an alternative route or routes due to seasonal changes that made their use temporarily impractical (Hess 1989). The paths were also near the region's major rivers and were therefore associated with other transportation means and important landmarks and resting points between the two settlements. The routes themselves were nothing more than established paths through the landscape, oftentimes no more than a single cart wide. Travelers were apt to move along the most favorable routes and, because use was repeated through the middle decades of the 19th century, these paths had lasting impacts both on the landscape and in the minds of local residents. The more lasting trails in northeastern North Dakota became known as the North Dakota trails, including the River Trail, the Tongue River Trail and [*... the Ridge Trail Historic District*]. Because segment landowners have considered themselves stewards of the resources, these sites collectively exhibit a remarkable degree of integrity on a number of levels, including physical integrity and integrity of feeling, setting, and association. (Madson and HDR, 2005)

The Red River (oxcart) Trails carried trade from the Red River region to St. Paul, specifically terminating for trade purposes at Mendota, below the site of Fort Snelling. In essence, the trails laid the foundation for transportation and commerce throughout the northwest and western sections of (Minnesota Territory) until the trails were eventually replaced by the railroads in the 1870s. (Hess, 1990)

In 1866, at Kittson's suggestion, James J. Hill became the St. Paul purchasing and forwarding agent of the independent merchants at Winnipeg. By 1870, Hill, Griggs & Company were doing a large flatboat business on the Red River. Hill, a Canadian immigrant, arrived at St. Paul in 1856 and began to work on the water front as a shipping clerk for steamboat lines. An energetic youth as well as a voracious reader, he gained a knowledge of both business methods and the transportation problems of the region. He also became expert in hustling patronage. Hill saved his money and built up a reputation for integrity and judgment. Always ambitious, he was in business for himself by 1865—transferring freight from riverboat to railroad, warehousing, forwarding merchandise, and dealing in fuel. He was soon an agent for the St. Paul and Pacific Railroad and also had a contract to supply it with fuel. All of this was unplanned preparation for relieving the remoteness of North Dakota—Hill's contribution to the history of the state.

(Robinson, 1966:122-125)

The Dease-Martineau property has been documented on early Land Office maps as an early outpost for overland transportation by Red River oxcarts. Certain sections of the trail were used for long periods of time and are still visible today. These trail fragments are normally visible as faint stretches of wheel ruts, or as swales or bank cuts. As part of a broader context, remnant segments of OXCART TRAILS have significance in terms of commerce and transportation (important for two-way exchange of trade goods). Under National Register Criterion D there is considerable potential for the remnant trails to yield future archaeological understanding and site interpretation, connecting material culture with the defined contexts.

A new kind of trade began to develop between the Selkirk settlement [*between modern-day Winnipeg and the international border established in 1849*] and St.-Paul in the 1850's. Pembina was a gateway for that trade. Before Kittson retired from Pembina in 1854, he began to do business with the Selkirk settlement in a manner which was somewhat different from that of the fur trade which had brought him there ten years earlier. He sold groceries, such as coffee, tea, and sugar, as well as hardware, stoves, reapers, and other agricultural implements. He also did a banking business, cashing checks for English sportsmen and transferring funds for the Catholic clergy.

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But it was Sir George Simpson, the governor of the Hudson's Bay Company, who made the Selkirk settlement a hinterland of St. Paul. The route from England by way of Hudson Bay was long and costly. By one calculation, goods could be brought by way of St. Paul for \$94 to \$110 a ton, compared to \$155 by way of the Bay. In the winter of 1857-1858, Simpson arranged with the United States Treasury to bring English imports to the Selkirk settlement by way of St. Paul, sealed in bond and paying no duty. The next summer, Red River carts in charge of James McKay carried the company's imports from St. Paul to Fort Garry. Simpson made the Burbank brothers his agents in St. Paul. He gave them and Russell Blakeley a five-year contract to carry five hundred tons of merchandise per year from St. Paul to Fort Garry.

St. Paul, suffering from the Panic of 1857, rejoiced at Simpson's action. Businessmen congratulated each other in the streets; the news-papers, Blakeley recalled, began to talk about how the city could use "this good fortune." At the same time, the discovery of gold on the Fraser River in British Columbia and the recommendation -of a committee of the British Parliament that the valleys of the Red and Saskatchewan rivers be opened to agricultural settlement promised a bright future for St. Paul. (Robinson, 1966:118-120)

The Red River Trails were a network of ox cart routes connecting the Red River Colony (the "Selkirk Settlement") in British North America with the head of navigation on the Mississippi River at Mendota and St. Paul on the Mississippi. Travelers began using the trails in the 1820s but the heaviest use was from the 1840s to the early 1870s.

Tracing the Red River Trails more than a century and a half after they were actively used presents its own unique set of problems. Fortunately, the fact that many of the trails show up on the original survey plats of the old U.S. General Land Office, made it possible to trace them with a degree of accuracy. The 1860s saw a decline in the oxcart trade . . . by that time it was the railroad which was invading the carts' domain. The carts disappeared rapidly [after 1878], many of them being used to feed a trailside campfire or warm a cabin. They did persist for years as the vehicle of choice for many métis who used them for duties ranging from personal travel to prairie buffalo-bone picking. (Vyzralek, 1993)

#### **Further Criterion D Archaeological considerations for future evaluation:**

There is strong suggestion in visual examination of the property that it also has statewide significance under Criterion D in the context of Oxcart Trail transportation from 1868 to 1889, for the remnant Red River Cart trail segments that relate to recent investigations in this region. (Hess, 1990: "Minnesota Red River Trails, 1835-1871" and Madsen/HDR, 2005: "Ridge Trail Historic District" contexts.) In a 1989-90 context study and National Register listing for cart trail segments in Minnesota, the author (Hess) recommends that several factors are indicative of trail segments that evoke a sense of the historic trails:

**Route.** It must be possible to document that the site was used on a regular basis to carry long-distance trade between the Red River region and St. Paul. In general, establishing that a Red River Trail passed near the area (as evident on numerous historical maps and surveys) is sufficient proof.

**Physical condition:**

- a) The site should recall the primitive, unimproved character of the Red River Trails. Improved roads, either paved or gravel surfaced, are generally incompatible with the original appearance of these trails.
- b) The trail fragment should be clearly visible and differentiated from its surroundings.

**Environmental condition.** In the best of circumstances, the surroundings should be characteristic of the site's period of significance.

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**Sense of function or destination.** The site should evoke a sense of its past use. A trail fragment should appear to lead somewhere.

**Other associational qualities.** The integrity of a trail fragment may be improved if it is linked to some feature significant to the history or development of trails.

All these conditions of eligibility are well met for the oxcart trail features under Criterion D. For each of the Criteria, A, C, and D, the Dease-Martineau property has a fairly high degree of integrity of Location, Design, Setting, Materials, Workmanship, Feeling, Association. Further investigation could help connect the site's archaeology and material culture with its late-19th century contexts of Transportation, Trade and Commerce, Métis cultural heritage, and possibly Exploration and Settlement.

Context characteristics excerpted from the (Madsen/HDR 2005) Ridge Trail NRHP nomination;

The relevance of this transportation system to the Euroamerican (and Métis) settlement of the region is well documented in primary and secondary literature. However, the eight contributing properties of the Ridge Trail Historic District represent a novel approach to convey the importance of that system. Because existing segments of the trail have been systematically researched and inventoried in Walsh and Pembina counties, these contributing properties provide a real, tangible link to the documentation. The potential for associated archaeological features is well represented in primary sources, although these components of the trails have not been sufficiently treated by field research. Travelers like Hind stopped along the various routes and may have, through their intentional or accidental disposal of material, substantiated archaeological deposits at those stopping points. Artifacts possibly left at these temporary camps may include personal and clothing items (such as jewelry, buttons, buckles, or coins), sundries, cooking utensils, or implements utilized to care for the oxen or horses.

The hallmarks of these stopping points included reasonable access to potable water under the canopy of trees which were common along the tributaries of the Red River. Dead or otherwise dry trees among these stands would have provided fuel for cooking and warmth; in addition, the wood in these areas also provided travelers with worn or broken oxcarts the opportunity to make repairs. It is also likely that some stopping points were utilized repeatedly over the years. An oxcart train might cover, on a clear day, a distance of approximately 15 miles (Howard 1952). These stopping points served not only as areas of rest, but also as destinations to measure the progress of the train. Unfortunately, as of yet, archaeological investigations near identified trail segments in other parts of North Dakota have been inconclusive in establishing a link between the trails and their travelers during the 19th century (Breakey et al. 1994; Ward and McCarthy 1996). Future archaeological investigations or inadvertent discoveries of cultural material may more appropriately address the archaeological potential associated with the Ridge Trail.

### Physical Context

The geological and geographical contexts of the Dease-Martineau trail segment evidence the integrity of setting. The contexts are the same today as they were 150 years ago. The geology is overly silty clay loam, 0 to 2 percent slopes (NRCS 2017). The parent material is fine-silty glaciolacustrine deposits, a result of sedimentation on the floor of glacial Lake Agassiz. The soil profile is silty clay loam from 0 to 80 inches. The immediate setting of the trail segment is a wooded, flat upland plain. Flooding is rare due to the elevation of the upland plain where the trail is located.

During the 19<sup>th</sup> century, the surrounding trees provided shelter, fuel, and wood/timber to produce and repair oxcarts. Beyond the tree canopy the view distance is several miles, enabling people to see arriving parties. Potable water is available at the Pembina River, approximately 0.25 miles from the trail. The upland plain allowed travelers to avoid the perennially wet trail along the rivers in lower elevational settings.

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### Archaeology

An archaeological pedestrian survey of the property was conducted on October 24, 2017. The significant historical archaeological feature of the Dease-Martineau site is the oxcart trail segment. The trail measures approximately 0.25 miles long. The undisturbed setting and soils provide a stable environment for preservation of the oxcart ruts. Non-contributing historical archaeological features include discrete historic dump locations and isolated machinery. As observed during the most recent archaeological survey, disturbances to the site, such as modern construction and clearing, have not diminished the physical integrity of the extant segment of the oxcart trail.

It is possible that use of the trail may date to the pre-contact period (before the 18<sup>th</sup> century arrival of Europeans and Euro-Americans). Native groups traveled through this region hunting animals, including bison and other large game, and gathering plants and wood. Known pre-contact archaeological sites in the area date to 9,500 years ago, after the glacier receded and Lake Agassiz drained (Picha et al. 2016).

### Integrity

The trail segment, as an historical archaeological feature, retains integrity of setting, feeling, and association. It meets several criteria previously proposed for trails of this type (Hess 1989:10): 1) it leads to other trail segments within the larger transportation network; 2) it is of sufficient length to indicate travel route and direction; 3) the immediate setting is undeveloped; and 4) the integrity of the feature is strengthened by its closeness and proximity to the Dease-Martineau historic structures.

A map (see the map of northeastern North Dakota showing recorded ridge trail segments and Gingras) shows the Dease-Martineau trail segment in relation to other recorded ridge trail segments and the Gingras Trading Post. It is clearly part of the transportation network between Selkirk Colony and St. Paul (see map of region). At the local level, aerial images from 2016 and the 1950s show that the property is little changed since the trading post was constructed in the 1800s, particularly the trail location in the woods (ND GIS 2017).

### Significance

The Dease-Martineau oxcart trail is significant for several reasons. First, it is an extant and visible segment of a major transportation network of the northeastern plains in the United States and Canada. Second, the trail system allowed for the transportation of people and goods, specifically mail and personal household and agricultural products. People used the trails to travel hundreds of miles but also commuted locally to visit neighbors and other trading posts, like Gingras. Finally, the trails provided a means of travel, before the railroads, for immigrants settling in this rural area of the northeastern Dakota Territory.

### Further Research

The Dease-Martineau property has the potential to yield archaeological information about the pre-contact and historical periods of the northeastern Plains. Review of previous cultural resource investigations of pre-contact sites in the northern Red River valley region may inform researchers of probable site locations and corresponding depths of deposits.

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Future archaeological investigations may be conducted using various approaches. The use of LiDAR or other imaging data may locate portions of the trail that are not readily visible to a surveyor. Also, these data may reveal if there are other unrecorded trail segments on or near the Dease-Martineau property.

Geophysical techniques, such as remote sensing, may provide information about subsurface deposits at the property. Remote sensing has been successfully used in the northern Plains to determine placement of formal test excavations. In turn, testing may reveal the presence of archaeological features and cultural material, such as deposits related to temporary campsites and refuse associated with the fur trade and early settlement period.

There is a man-made mound within the boundary of the Dease-Martineau property. Additional inquiries of informants supplemented by formal test excavations are necessary to determine when the mound was constructed and if it is an early midden mound, a ceremonial feature, or served another utilitarian purpose.

### Research Questions

- Are there significant subsurface deposits, features, or cultural material that refine the site chronology, including pre-contact through early settlement periods?
- Cultural material from the 20<sup>th</sup> century is present within historic structures and concentrated in dump locations. Are there corresponding archaeological deposits adjacent to the historic structures that may provide information regarding domestic and trading post activities?
- Are other archaeological remains present along the oxcart trail? Do such remains indicate types of occupations or activities for any specific time period?
- What is the cultural or ecological context with research potential for recoverable data, taking into account the current state of knowledge about the fur trade, early commerce, and transportation by means of Red River (oxcart) trails?
- Can archaeological evidence further confirm dating assumptions from oral traditions about accessory storage buildings and the original log-built house/post feature?
- Bearing in mind that the period of significance for this site was the transitional period from buffalo hunting and fur trade to transportation and commerce of industrial goods, is there remnant evidence of buffalo bones, trade merchandise (e.g.; buttons, glassware, cast or machined metal parts), leatherware or wood from the oxcart themselves?

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*Summary conclusions and the argument for significance:*

Within the broad historical context of North American settlement and transportation of trade goods, the Dease-Martineau Trading Post property has state significance under National Register Criterion A during the period of significance 1868 to 1930 for its associations with broad patterns of historical events including EXPLORATION/SETTLEMENT (i.e.; earliest development of new settlements and communities, and investigation of trade routes); POLITICS/GOVERNMENT for the property's role as a rendezvous for international politics and local government (i.e.; School Board, local elections, negotiations over trade and territorial boundaries); COMMERCE (i.e.; the business of trading goods, services, and commodities at the Dease-Martineau site in the context of commerce and trade. Events, activities, characteristics associated with the property's significance include the cultural tradition of *Rendezvous*, Territorial and Provincial legislatures, and local governance of Pembina County.

In its integrity of setting and associations, the property embodies a particularly strong convergence of cultures under Criterion A during the early settlement period, 1868 to 1910. The knowledge, skills and cultural practices of French-Canadian, Métis, Yankee and Euro-Americans including Scots-Irish Loyalists who imposed a vision of resource development, nationhood first through the Selkirk land grant and later through railroad transportation and settlement. Statewide significance of the property to 1930 also reflects sometimes-conflicted transitional adjustments of Métis people from hunting, trapping, and "living off the land" to sedentary agricultural life.

The property and its remnant Red River (oxcart) trail segments have particular statewide significance under Criteria A and D for physical evidence afforded with respect to TRANSPORTATION, (i.e.; evolution of trade routes, transportation methods for goods and materials in the context of oxcart trails, and establishment of railroads.

Under Criteria C and D the property affords particularly strong evidence of National Register significance at a statewide level for its distinctive ARCHITECTURE/MATERIAL CULTURE/ CONSTRUCTION METHODS during the period when the log house was constructed and occupied (1868 to 1930 Significance, but actually occupied as a dwelling until 1973), reflecting a distinctive and craftsmanlike cultural tradition of wood timber construction. Material culture research over the past 30-years has enabled the Dease-Martineau property to be placed within the ethnically-based building traditions of eastern French-Canadian (who adapted formal American Colonial era high-style architecture to frontier settings as an expression of "culture imposed"), synthesized with French-Métis *pièce sur pièce* (log on log) dovetail joinery and *poteaux et pièce coulissante* (notched post and log) detailing that has weathered 150-years remarkably well, providing a comfortable place of dwelling for most of that time.

In its present condition the Dease-Martineau site conveys and communicate the events and activities associated with historic Significance, with much potential for future discovery and interpretation of a very unusual resource from the early period of cultural interaction near the international border of northeastern North Dakota. Embodying distinct and unusual cultural traditions, the mixing and exchange of cultures, and in terms of an unusual and highly-skilled architectural tradition of construction with wood, the Dease-

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Martineau property has considerable merit for National Register listing as a historic district at a state level under Criteria A, C, and D for the period of significance 1868 to 1930.

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Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District  
Name of Property

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Historic District

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Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District  
Name of Property

Pembina, North Dakota  
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Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District

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**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 # \_\_\_\_\_
- recorded by Historic American Landscape Survey # \_\_\_\_\_

**Primary location of additional data:**

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository: Library, Archives & Manuscripts;  
State Historical Society of North Dakota

**Historic Resources Survey Number (if assigned):** \_\_\_\_\_

Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District  
Name of Property

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### 10. Geographical Data

**Acreeage of Property** 20.0-acres (8.094 hectares)

Use either the UTM system or latitude/longitude coordinates

#### Latitude/Longitude Coordinates

Datum if other than WGS84: \_\_\_\_\_  
(enter coordinates to 6 decimal places)

- |                            |                          |                            |
|----------------------------|--------------------------|----------------------------|
| 1. Latitude: 48° 56' 05" N | Longitude: 97° 44' 22" W | SW corner boundary         |
| 2. Latitude: 48° 56' 22" N | Longitude: 97° 44' 40" W | SE corner boundary         |
| 3. Latitude: 48° 56' 22" N | Longitude: 97° 44' 40" W | NE corner boundary         |
| 4. Latitude: 48° 56' 18" N | Longitude: 97° 44' 22" W | NW corner boundary         |
| 5. Latitude: 48° 56' 13" N | Longitude: 97° 44' 20" W | Historic log house feature |

or

#### UTM References

Datum (indicated on USGS map):

NAD 1927 or  NAD 1983

*Add UTM data points for all four corners of revised boundary description:*

- |             |                  |                     |                            |
|-------------|------------------|---------------------|----------------------------|
| 1. Zone: 14 | Easting: 592 340 | Northing: 5 420 730 | SW corner boundary         |
| 2. Zone: 14 | Easting: 592 640 | Northing: 5 420 730 | SE corner boundary         |
| 3. Zone: 14 | Easting: 592 640 | Northing: 5 421 130 | NE corner boundary         |
| 4. Zone: 14 | Easting: 592 340 | Northing: 5 421 130 | NW corner boundary         |
| 5. Zone: 14 | Easting: 592 380 | Northing: 5 420 995 | Historic log house feature |



Dease-Martineau House, Trading Post, and Oxcart Trail  
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**Verbal Boundary Description** *(Describe the boundaries of the property.)*

The following legal description is copied verbatim from the Quit Claim Deed filed 19 April, 1994 by the Director of N.D. Game and Fish Department, returning a 20-acre parcel (part of an 80-acre tract that was previously deeded to N.D. Game and Fish on May 6, 1978) for this historic property to the ten heirs of the Estate of Blanche I. Martineau:

Recorded parcels PL#21-0810000, PL#21-0820000, PL#21-0820010, and PL#21-0850000 in Section 15 of T163N-R55W, Pembina County, North Dakota, described as follows:

The South Twenty (20) acres of the following described eighty acre tract:  
The Northeast Quarter of the Southwest Quarter (NE $\frac{1}{4}$  SW $\frac{1}{4}$ ) and the Northwest Quarter of the Southeast Quarter (NW $\frac{1}{4}$  SW $\frac{1}{4}$ ) all located in Section 15, Township One Hundred Sixty-Three North (163N), Range Fifty-Five West (55W); and the Southwest Quarter of the Southeast Quarter (SW $\frac{1}{4}$  SE $\frac{1}{4}$ ), the Southeast Quarter of the Southwest Quarter (SE $\frac{1}{4}$  SW $\frac{1}{4}$ ), and that part of the Southwest Quarter of the Southwest Quarter (SW $\frac{1}{4}$  SW $\frac{1}{4}$ ) which is east of the Pembina River all in Section Fifteen (15), Township One Hundred Sixty-Three North (163N), Range Fifty-Five West (55W).

With attached conditions and stipulating as follows:

“The historic property, including the 1869 log house, accessory outbuildings, and possible remnants of the Red River oxcart trails are all included within the defined sub-parcel comprised of the NE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  and the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  which amounts to exactly 20 platted acres that are remnant of an original 120-acre farm parcel owned by the Martineau family, all within Section 15 of T163N-R55W.”

**Boundary Justification** *(Explain why the boundaries were selected.)*

The boundary description includes a remnant fragment of land that is associated with the historic Dease-Martineau house and trading post site, excluding active agricultural fields that have been extensively altered since the end of the historic period. For reference purposes, the historic farmhouse building within the boundaries is located at UTM coordinates Z14 E592 380 N5420995.

Part of a 120-acre farm owned by the Martineau family since the 1930s, the original 80-acres granted to the North Dakota Game and Fish Departments in 1978 for use as a Wildlife Management Sanctuary was later subdivided as a result of the property being dedicated to the State of North Dakota in 1994 for use as a public park, after which it was returned to control of the Martineau heirs in 2010.

Boundaries of the parcel occupied by the historic trading post site are unaffected by adjacent land uses. The intent of this boundary description is to include wooded timber land from the county road (on the south), within which all historic standing structures and potential archaeological features are contained.

See Fig. 7 on continuation sheet 7.6 for graphic description of the intended property boundaries.

Dease-Martineau House, Trading Post, and Oxcart Trail  
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Name of Property

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### 11. Form Prepared By

name/title: Steve C. Martens; Architect, Architectural Historian  
organization: for the Pembina County Historic Preservation Commission  
street & number: Cheryl Osowski, coordinator; 516 Cooper Ave., Suite 101  
city or town: Grafton state: ND zip code: 58237  
e-mail steve.martens@ndus.edu Cheryl@RedRiverRC.com  
telephone: 701/361-3943 701/352-3550  
date: November 15, 2017 (for State Historic Preservation Office review action)

### Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

### Photographs

*Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.*

### Photo Log

#### Photo 1:

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House overall view, facing northwest  
image id: ND\_PB\_NRHP\_DMartineau\_SCM2017\_N197\_color.tif  
1 of 20

Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District

Pembina, North Dakota

Name of Property

County and State

**Photo 2:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House, view facing northwest  
image id: ND\_PB NRHP\_DM SCM2017\_SLR184alt BW.tif  
2 of 20

**Photo 3:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House, view of front and south side facades, facing north-northeast  
image id: ND\_PB NRHP\_DMartineau SCM2017\_N199 color.tif  
3 of 20

**Photo 4:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; view of southwest corner front and side elevations, facing north-northeast  
image id: ND\_PB NRHP\_DMartineau SCM2017\_SLR151 BW.tif  
4 of 20

**Photo 5:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; primary front (west) elevation, facing eastward  
image id: ND\_PB NRHP\_DM SCM2017\_N200.tif  
5 of 20

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Historic District  
Name of Property

Pembina, North Dakota  
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**Photo 6:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; northwest corner showing north and west (front) elevations, facing southeast  
image id: ND\_PB NRHP\_DMartineau SCM2017\_SLR152 color.tif  
6 of 20

**Photo 7:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; corner detail of log dovetail joinery in southwest corner, facing east-northeast  
image id: ND\_PB NRHP\_DMartineau SCM2017\_SLR179 color.tif  
7 of 20

**Photo 8:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; close-up corner detail of log dovetail joinery in southwest corner, facing eastward  
image id: ND\_PB NRHP\_DMartineau SCM2017\_N258 color.tif  
8 of 20

**Photo 9:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; detail of ground floor window in west (front) facade, facing eastward  
image id: ND\_PB NRHP\_DMartineau SCM2017\_N226 BW.tif  
9 of 20

Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District

Pembina, North Dakota

Name of Property

County and State

**Photo 10:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; north (side) elevation, facing south-southwest

image id: ND\_PB NRHP\_DM SCM2017\_SLR164 BW.tif

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**Photo 11:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; northeast corner showing rear (east) elevation of two-story, facing southward

image id: ND\_PB NRHP\_DM SCM2017\_SLR163 BW.tif

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**Photo 12:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; rear (east) elevation, showing collapsed dogtrot connection to attached storage shed/wing, facing southwest

image id: ND\_PB NRHP\_DMartineau SCM2017\_N215 color.tif

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**Photo 13:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; close-up east end elevation showing rear of house and east end of collapsed shed/wing, facing west-northwest

image id: ND\_PB NRHP\_DMartineau SCM2017\_N208 color.tif

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Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District  
Name of Property

Pembina, North Dakota  
County and State

**Photo 14:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
Dease-Martineau House; east and south elevations showing rear of house and east end of collapsed shed/wing, facing west-northwest  
image id: ND\_PB NRHP\_DM SCM2017\_SLR184alt BW.tif  
14 of 20

**Photo 15:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
Dease-Martineau House; interior view of large entry hall room facing eastward toward back wall  
image id: ND\_PB NRHP\_DMartineau SCM2017\_SLR167 color.tif  
15 of 20

**Photo 16:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
image id: ND\_PB NRHP\_DMOxcartRuts SCM2017\_N245 color.tif  
Dease-Martineau property; view of cart trail segments, facing northwest toward possible midden pile  
16 of 20

**Photo 17:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
Dease-Martineau property; view of cart trail segments, facing northward past log shed toward clearing  
image id: ND\_PB NRHP\_DMOxcartRuts SCM2017\_SLR172 color.tif

Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District

Pembina, North Dakota

Name of Property

County and State

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**Photo 18:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens

Date Photographed: May 19, 2017

*Description of Photograph and number, description of view indicating direction of camera:*

Oxcart trail segment disappearing into *allée* in northeast corner of property, facing northeastward

image id: PB NRHP\_DMOxcartRuts SCM2017\_SLR103.tif

18 of 20

**Photo 19:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens

Date Photographed: May 19, 2017

*Description of Photograph and number, description of view indicating direction of camera:*

Western end of visible oxcart trail segment, view looking westward toward privy

image id: PB NRHP\_DMOxcartRuts SCM2017\_SLR100.tif

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**Photo 20:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens

Date Photographed: May 19, 2017

*Description of Photograph and number, description of view indicating direction of camera:*

Trail segment in clearing through mature trees to the south of detached utility buildings, north from house looking west.

image id: PB NRHP\_DMOxcartRuts SCM2017\_SLR106.tif

20 of 20

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 460 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden

Dease-Martineau House, Trading Post, and Oxcart Trail  
Historic District  
Name of Property

Pembina, North Dakota  
County and State

estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.



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Section number Additional Documentation Page 1

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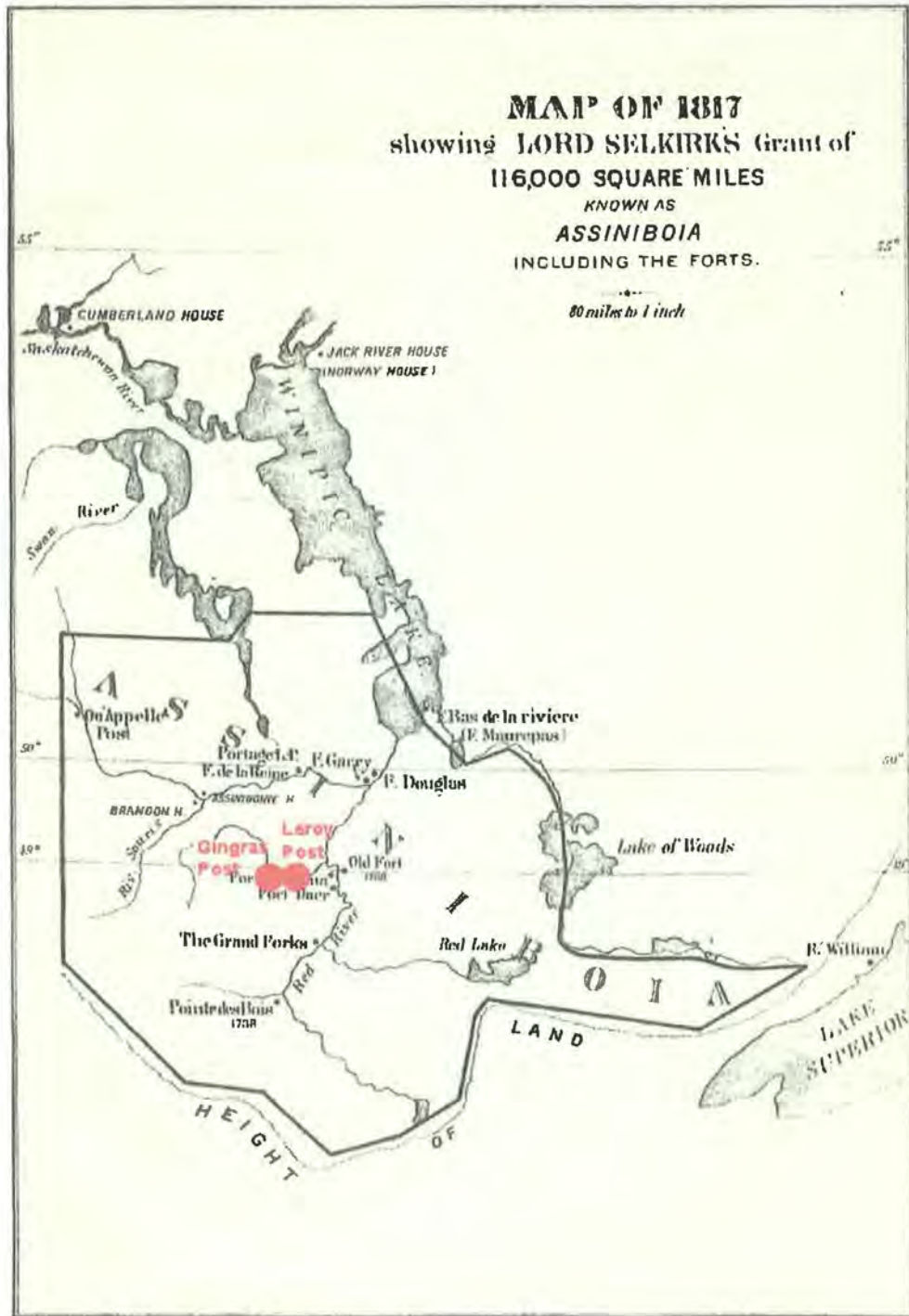


Fig. 1: 1817 Historic map of Lord Selkirk's "Assiniboia" Settlement including Hudson's Bay Company grant extending south of 49-degrees North latitude .

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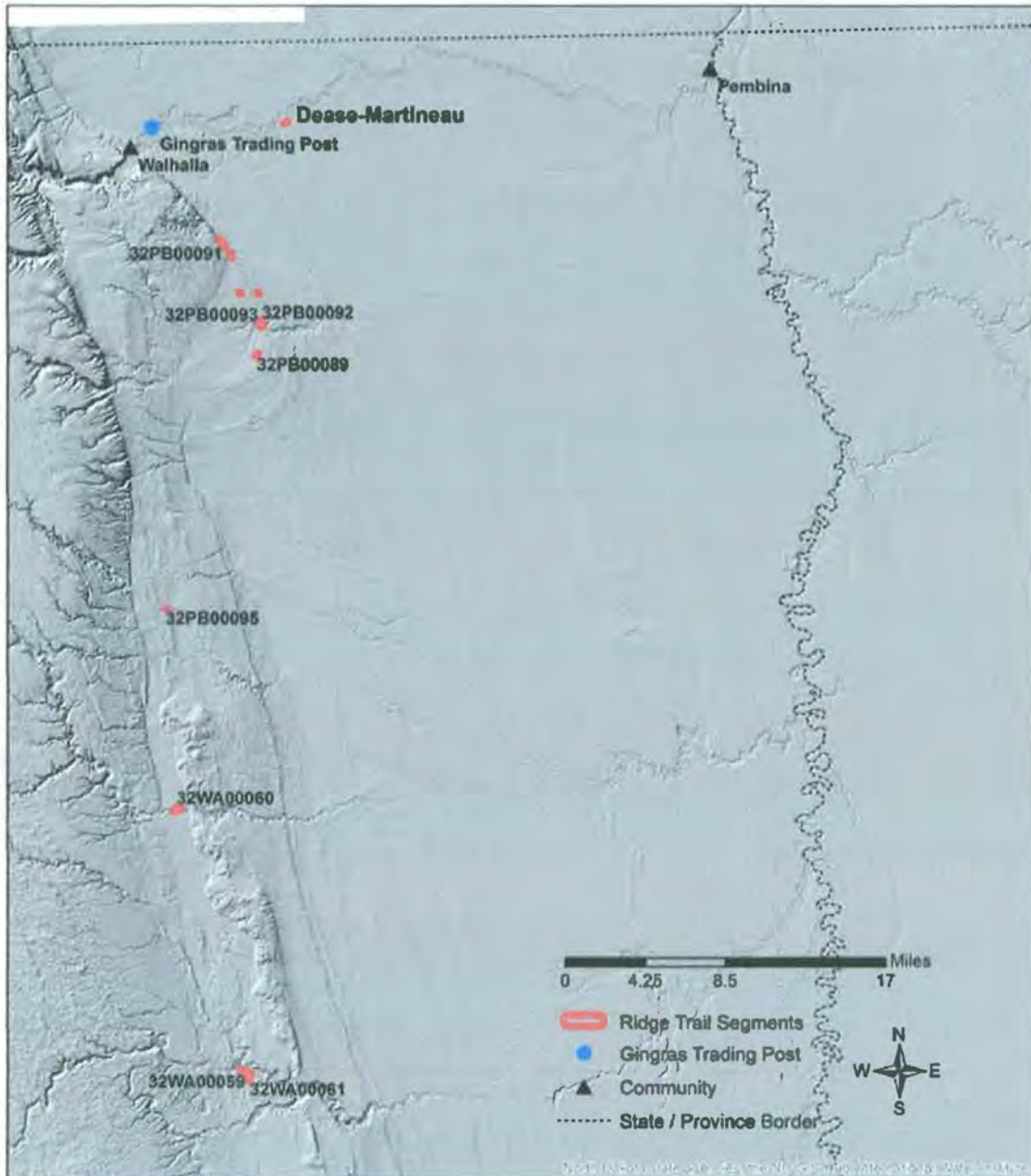


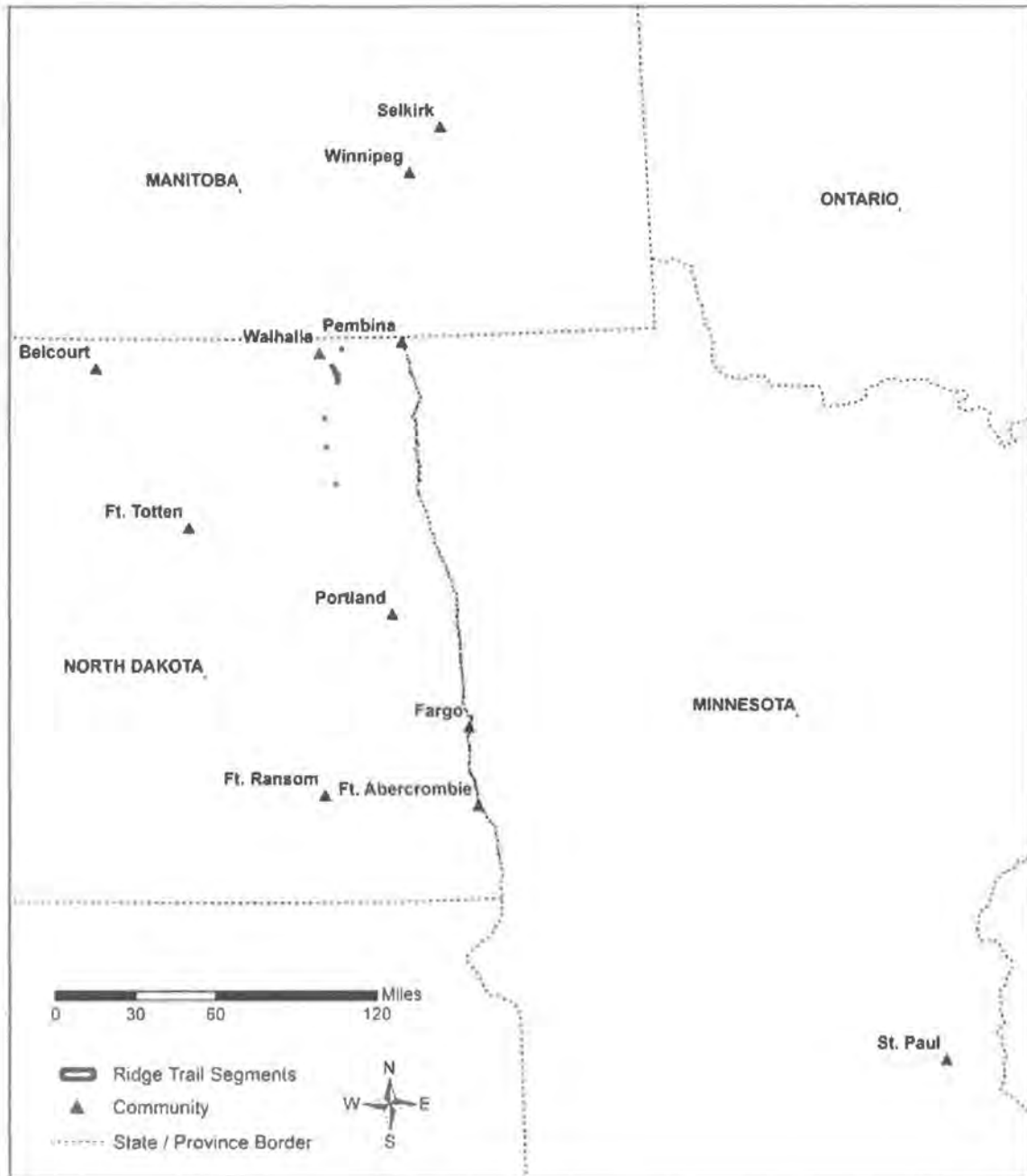
Fig. 2: Ridge Trail segments identified in Madsen/HDR 2005 archaeological survey, superimposed on shaded relief imagery from ND GIS 2017.

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Dease-Martineau House, Trading Post and Oxcart Trails Historic District
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Fig. 3: Ridge Trail segments relative to modern-day geographic features

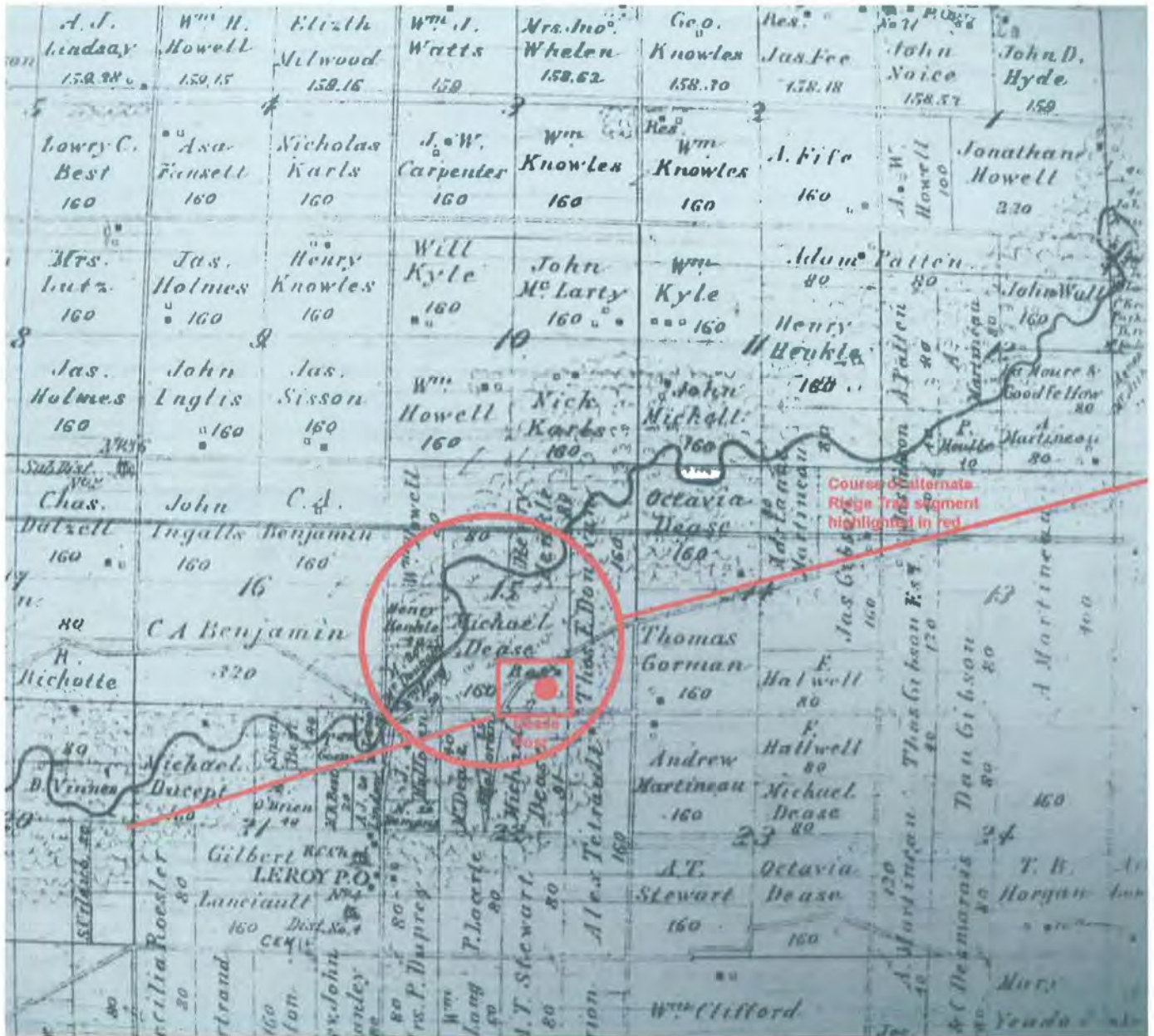


Fig. 4: excerpt from 1884 Andreas Illustrated Atlas

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Dease-Martineau House, Trading Post and Oxcart Trails Historic District
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Section number Additional Documentation Page 5

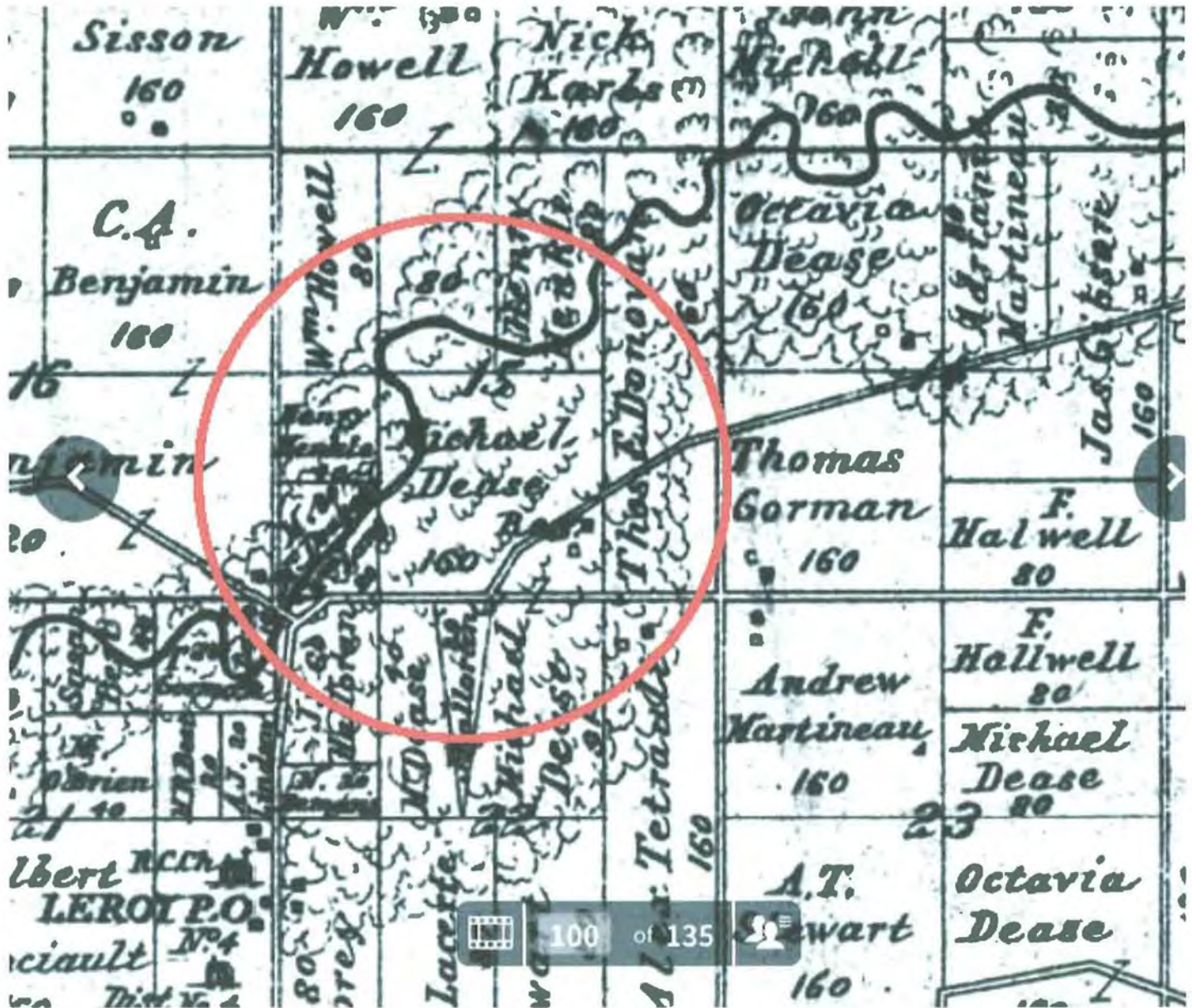


Fig. 5: 1893 Plat of Dease-Martineau property within St. Joseph Township

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Dease-Martineau House, Trading Post and Oxcart  
Trails Historic District

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Section number Additional Documentation Page 6

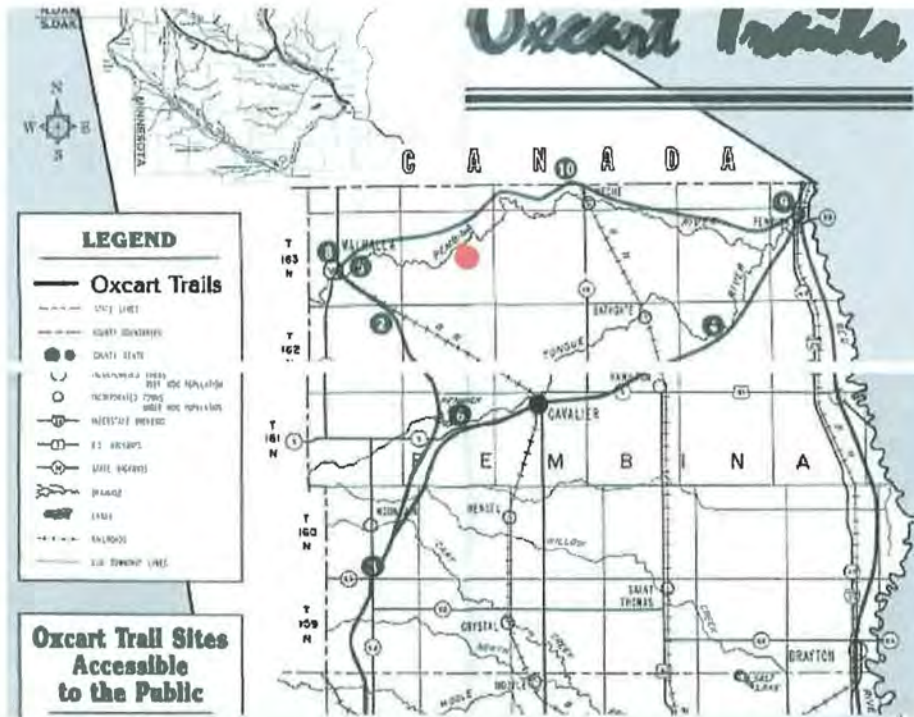


Fig. 6a: Vyzralek (1993) closeup detail of Ridge Trail alternate branch Red River (oxcart) trail

Fig. 6b: Dease-Martineau site superimposed over Vyzralek's 1991 field notes at night

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Dease-Martineau House, Trading Post and Oxcart Trails Historic District
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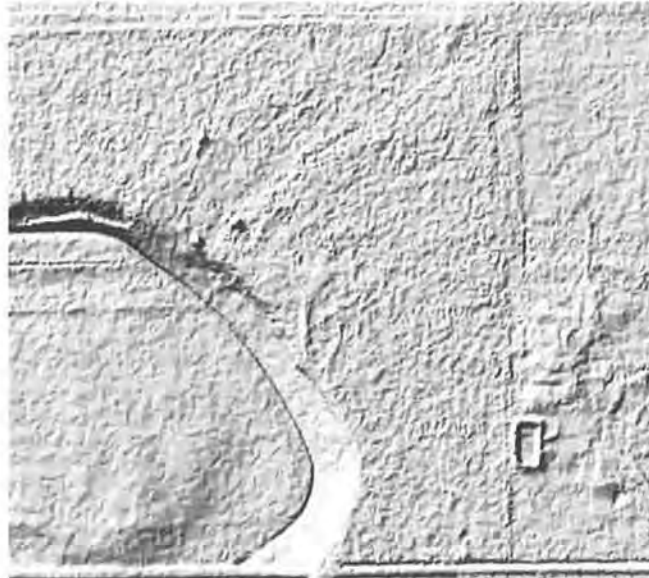


Fig. 7a: SHSND State Archaeology Division shaded relief imagery with gamma stretch of 1, of the property (ND GIS 2017)



Fig. 7b: SHSND State Archaeology Division shaded relief imagery of the property with arrows pointing to the trail and dashes to indicate fencing (ND GIS 2017)

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Fig. 8: 1950s aerial photo showing visible remnant features of Dease-Martineau site; ND GIS source.



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Fig. 9a: overall siteplan of Martineau property 120-acre tract donated by Alphonse and Irene Martineau to North Dakota Game & Fish Department in memory of their son William Andre Martineau (Google Earth overlay)

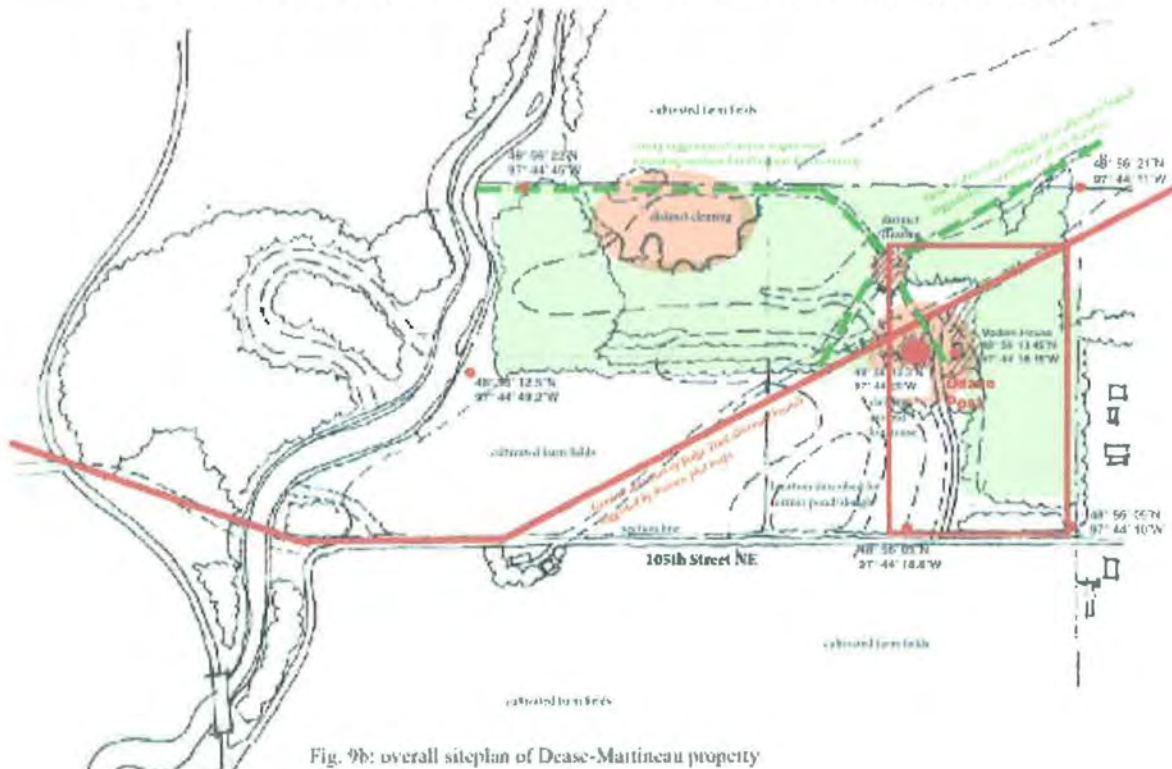


Fig. 9b: overall siteplan of Dease-Martineau property

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Dease-Martineau House, Trading Post and Oxcart  
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Fig. 10: Parcel survey lines overlaying aerial photo, reflecting transfer of 20-acre parcel back to Soli-Martineau families, with cart trail segments superimposed.

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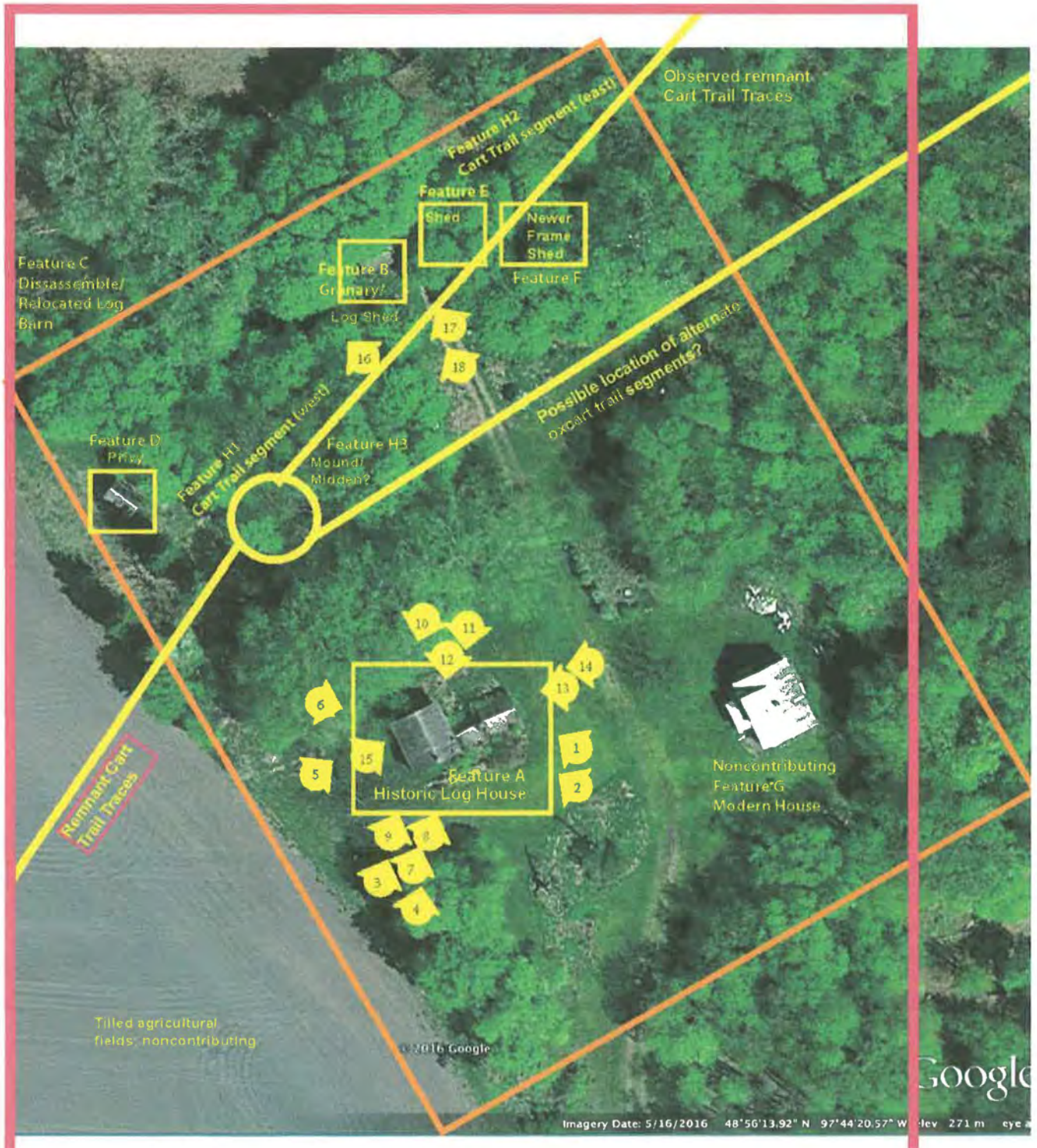


Fig. 11: Dease-Martineau Historic District close-up detail; siteplan proximate to log house (NRHP primary historic features noted).

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Fig. 12: Close-up site plan sketch proximate to log house, with photo standpoints indicated

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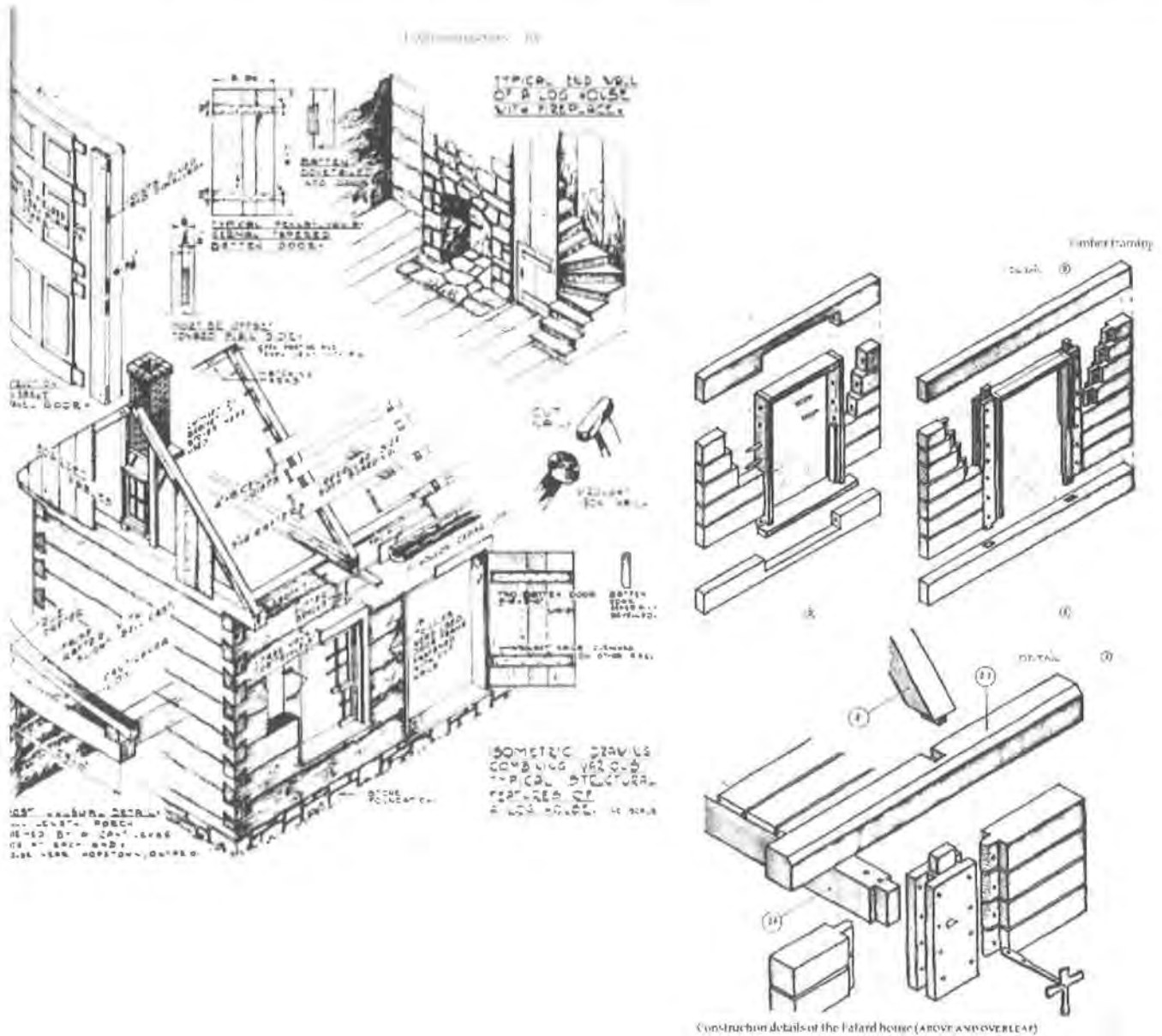
Fig. 13: Ground floor and upper floor sketch plans of Dease-Martineau log house; Pembina County, North Dakota

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### National Register of Historic Places Continuation Sheet

Dease-Martineau House, Trading Post and Oxcart Trails Historic District
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Construction details of the Fafard house (ABOVE AND OVERLEAF)

Fig. 14: Illustration excerpted from Remple (1967; 1980 rev. ed) of *pièce sur pièce* dovetail joinery and *poteaux et pièce coulissante* “Red River frame” construction. Typical of Saskatchewan River houses documented by Burley (2000), the expertly practised Métis craftsmanship at Dease-Martineau property is a skillfully executed example that combines precisely-made dovetail corners and log bearing (upper left) with slotted mortise and tenon vertical posts (lower right), which Burley describes as analogous to Métis *michif* language that thoughtfully combines term of two cultures.

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Fig. 15a: 1983 Hillier photo showing condition of two-story log house before collapse of attached log shed. (digitized from the collections of the Pembina County Historical Society Museum.)



Fig. 15b: 1983 Hillier photo showing condition of two-story log house west (front) formal elevation. (digitized from the collections of the Pembina County Historical Society Museum.)

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Fig. 16b: 1983 Hillier documentary photo showing condition of before collapse of attached log shed.  
(digitized from the collections of the Pembina County Historical Society Museum.)



Fig. 16b: 1983 Hillier photo detail of *poteaux et pièce coulissante* log joinery, with oak pegged "trunnels".  
(digitized from the collections of the Pembina County Historical Society Museum.)



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Fig. 17a: photo of Red River oxcart (collections of the Minnesota Historical Society)

Form 1007  
Abstract of LOCAL WAYBILLS RECEIVED  
**CARLOAD**

DATE	TOOK UP			REMARKS
	Freight	Passenger	Freight	
	2			

This Bronze Oval-Shaped Mirror was presented to Col. Deane M. Wright of St. John, N.D., a director of the State Historical Society of North Dakota, by Mr. Dease, then a member of this Society, for deposit as a lasting souvenir, of one memory of the illustrious pioneer, Joseph Robette, trail blazer and pathfinder, who formerly had possession of this historic mirror, on October 13, 1937.

This large relic of Hon. Joseph Robette, late of Pembina, was presented to me by my late father, Ware Alfred Dease, formerly of Williston, N.D., upon the untimely death of his first wife, nee Helene Emily Robette, who had obtained possession of it from her father, Martin Jerome Robette, late of Williston, a son of the late Hon. Joseph Robette.

W. A. Dease  
Club, Great Northern Railway Co.,  
Neche, N. D., Dec. 27, 1937



Fig. 17: 1941 communication from Albert E. Dease (left); and photo of John W. Dease, Jr. (ca.1873)

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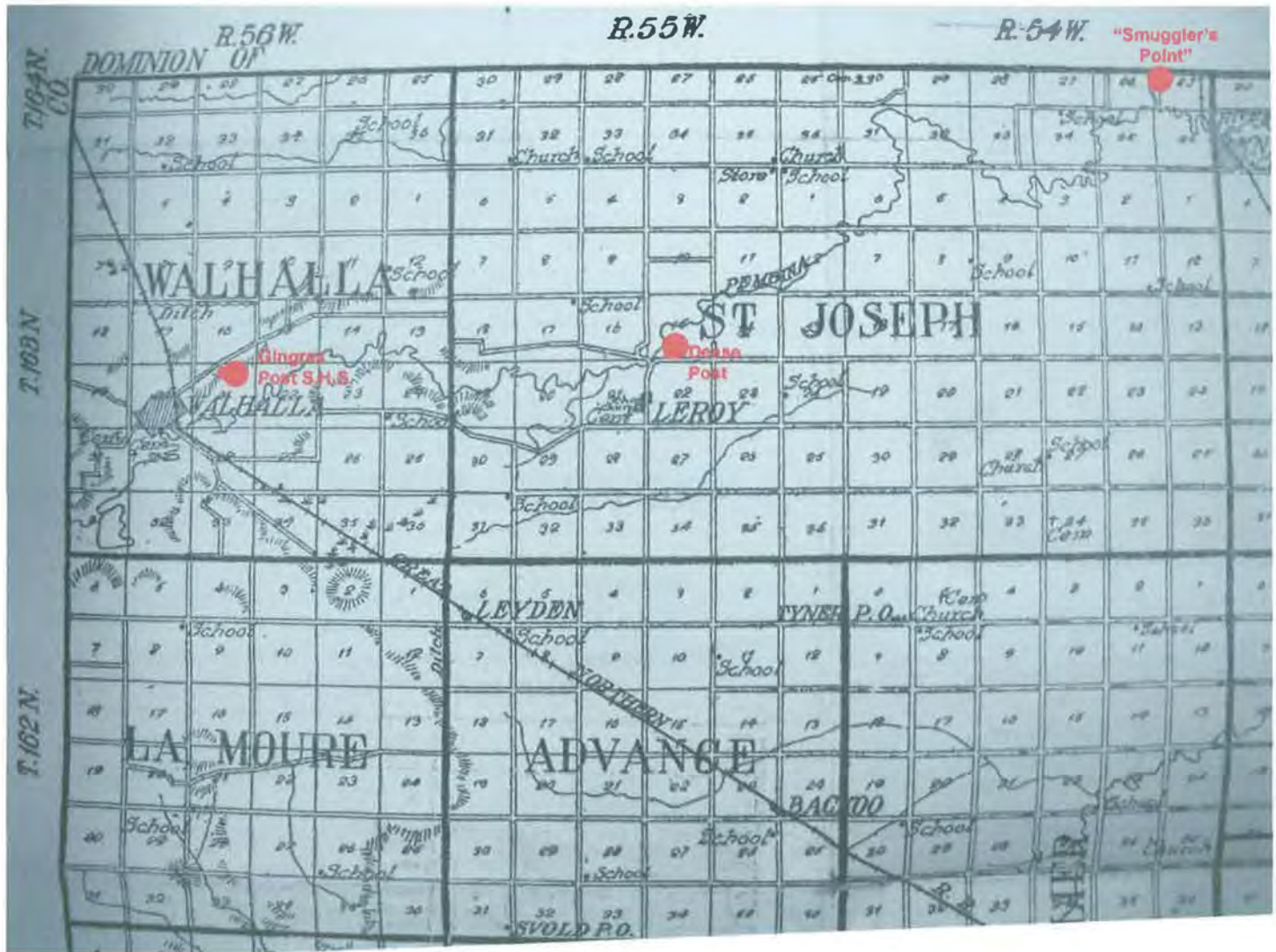


Fig. 18: 1914 Plat map excerpt of St. Joseph Township with Dease-Martineau and Gingras sites indicated, superimposed in red

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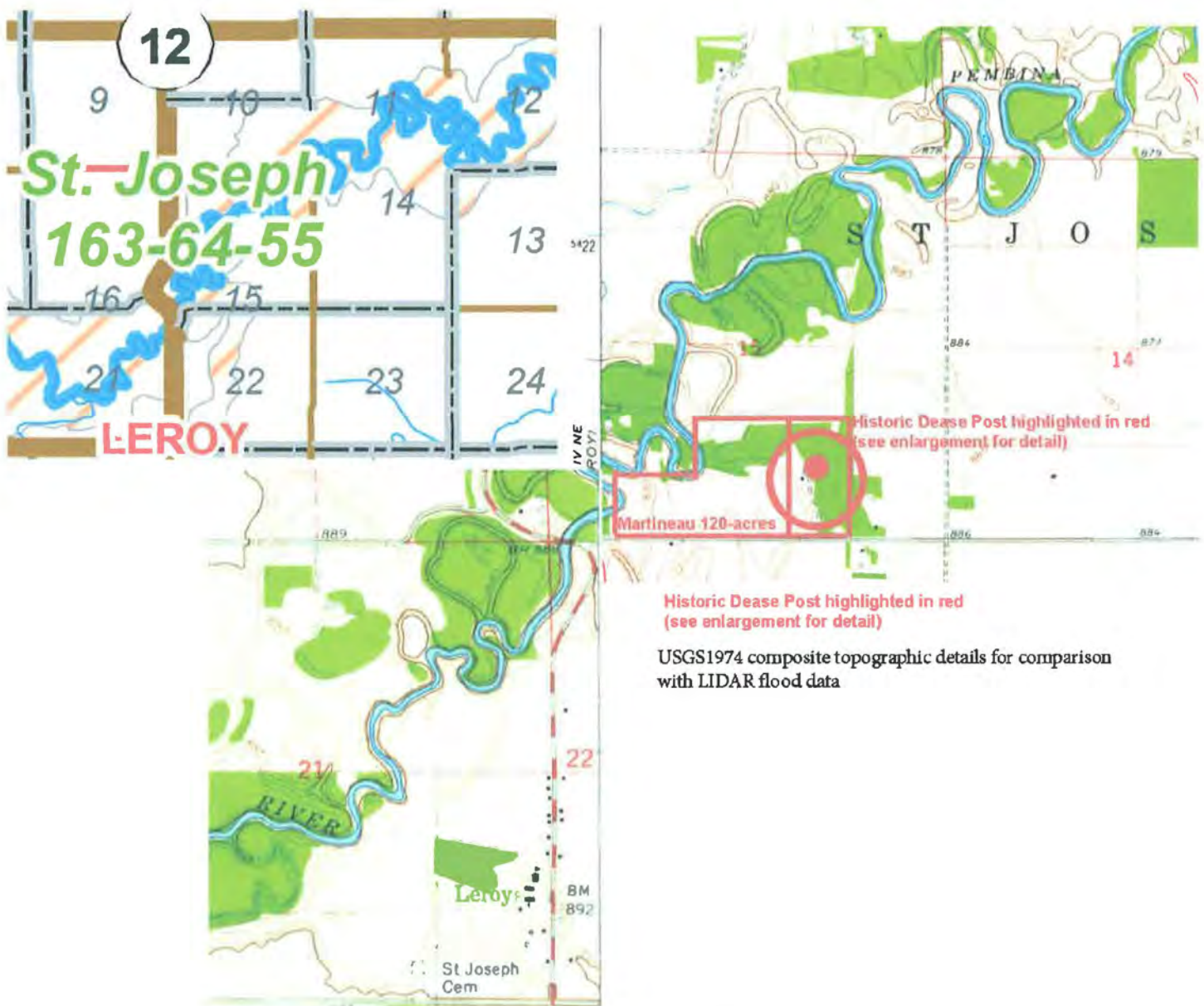


Fig. 19: excerpted composite of USGS topographic maps; Leroy and Cavalier NW quads; T163N-R55W. Based on 2017 observations, major floodstage at the Dease-Martineau log house is assumed to be 885.5 according to this datum. The historic log house is in the center of the red circle at upper right.



















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THE UNITED STATES OF AMERICA  
FEDERAL RESERVE NOTE  
ONE DOLLAR  
12  
12  
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National Register of Historic Places  
Memo to File

# Correspondence

The Correspondence consists of communications from (and possibly to) the nominating authority, notes from the staff of the National Register of Historic Places, and/or other material the National Register of Historic Places received associated with the property.

Correspondence may also include information from other sources, drafts of the nomination, letters of support or objection, memorandums, and ephemera which document the efforts to recognize the property.



UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

Requested Action:

Property Name:

Multiple Name:

State & County:

Date Received: 12/1/2017      Date of Pending List: 9/22/2017      Date of 16th Day: 10/10/2017      Date of 45th Day: 1/16/2018      Date of Weekly List:

Reference number:

Nominator:

Reason For Review:

- |                                       |  |   |
|---------------------------------------|--|---|
| <input type="checkbox"/> Appeal       | <input type="checkbox"/> PDIL                | <input type="checkbox"/> Text/Data Issue    |
| <input type="checkbox"/> SHPO Request | <input type="checkbox"/> Landscape           | <input type="checkbox"/> Photo              |
| <input type="checkbox"/> Waiver       | <input checked="" type="checkbox"/> National | <input type="checkbox"/> Map/Boundary       |
| <input type="checkbox"/> Resubmission | <input type="checkbox"/> Mobile Resource     | <input type="checkbox"/> Period             |
| <input type="checkbox"/> Other        | <input type="checkbox"/> TCP                 | <input type="checkbox"/> Less than 50 years |
|                                       | <input type="checkbox"/> CLG                 |   |

Accept       Return       Reject      12/22/2017 Date

Abstract/Summary Comments:

Recommendation/ Criteria:

Reviewer Roger Reed *Janell Korman*      Discipline Historian Archeologist  
Telephone (202)354-2278      Date 12/22/17

DOCUMENTATION:    see attached comments : No    see attached SLR : Yes

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.

**To:** Keeper, National Register of Historic Places  
**From:** Claudia J. Berg/ Lorna Meidinger  
**Date:** 31 August 2017  
**Subject:** National Register Nomination



The following materials are submitted on this 31st day of August 2017, for the nomination of the Dease-Martineau House, Trading Post, and Oxcart Trail Segments to the National Register of Historic Places.

- 1 National Register of Historic Places nomination form on archival paper
- Multiple Property Nomination form on archival paper
- 20 Photographs
- 1 USGS map(s)
- Sketch map(s)/figure(s)/exhibit(s)
- Pieces of correspondence
- 2 CDs
- 1 Signature Page
- Other: \_\_\_\_\_

COMMENTS:

- Please insure that this nomination is reviewed
- This property has been certified under 36 CFR 67
- The enclosed owner objections \_\_\_ do \_\_\_ do not constitute a majority of property owners.
- Other: \_\_\_\_\_



5G-1744

# National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

### 1. Name of Property

Historic name: Dease-Martineau House, Trading Post, and Oxcart Trail Segments  
Other names/site number: Martineau House, Leroy Trading Post, "Rendezvous of Pioneers" (SITS# 32PB x167)  
Name of related multiple property listing:  
"N.A."  
*(Enter "N/A" if property is not part of a multiple property listing)*

### 2. Location

Street & number: 1356 - 105<sup>th</sup> Street NE  
City or town: Leroy State: ND County: PB (Pembina)  
Not For Publication:  Vicinity:

### 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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 state does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:  
X national    statewide    local  
Applicable National Register Criteria:  
X A    B    C    D

[Signature] DIRECTOR 8-30-17  
Signature of certifying official/Title: Date  
STATE HISTORICAL SOCIETY OF ND  
State or Federal agency/bureau or Tribal Government

In my opinion, the property    meets    does not meet the National Register criteria.  
Signature of commenting official: Date  
Title : State or Federal agency/bureau or Tribal Government

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
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**4. National Park Service Certification**

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:) \_\_\_\_\_

\_\_\_\_\_  
Signature of the Keeper

\_\_\_\_\_  
Date of Action

**5. Classification**

**Ownership of Property**

*(check as many boxes as apply)*

- Private:
- Public – Local
- Public – State
- Public – Federal

Returned

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
 Name of Property

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**Category of Property**

(Check only *one* box.)

- Building(s)
- District
- Site
- Structure
- Object

**Number of Resources within Property**

(Do not include previously listed resources in the count)

	Contributing		Noncontributing	
(log house and one log shed)	2	buildings	3	(1940s house and two recent framed sheds)
(site around log house, midden, and oxcart trail segments)	3	sites	0	
	0	structures	0	
	0	objects	0	
	5	Total	3	

Number of contributing resources previously listed in the National Register 0

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

DOMESTIC: Single dwelling, Residence, Lodging (visitors)

COMMERCE/TRADE: Trading Post

SOCIAL: Meeting hall, Political assembly

**Current Functions**

(Enter categories from instructions.)

VACANT: Not in use

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
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---

## 7. Description

### Architectural Classification

(Enter categories from instructions.)

OTHER: Split-log, French-Métis cultural tradition

COLONIAL: Georgian influences

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---

**Materials:** (enter categories from instructions.)

Principal exterior material of the property: WOOD (hewn log), Cedar shingle roofing

### Narrative Description

*(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)*

---

### Summary Paragraph

The historic Dease-Martineau House property is comprised of a mostly tree-covered, 20-acre parcel (a remnant portion of a previously designated 120-acre Martineau Wildlife Management Area); Section 15 of T163N-R55W (St. Joseph Twp.). Historic features of the property and its setting were preserved unaltered for many years by descendants of the Martineau family. Through various transitions in ownership control from 1978 to 2010, the historic property was a neglected part of a state wildlife preserve. Primary features are the log house/trading post and several remnants of the West Plains (Red River Oxcart) Trail associated with very early fur trade and settlement that preceded North Dakota statehood. The two-story, gable-roofed log house and attached one-story storage shed dependency are well-documented in historical accounts. In terms of construction methods and historical significance, there are several correlations between this log building, the site, and the rehabilitated Gingras Trading Post Historic Site (Bailey NRHP 1975) just 7-miles to the west along the Pembina River. The log house is constructed of hewn elm and white oak logs (native Bur Oak or *Quercus macrocarpus*) with full dovetailed corner notching, partially covered with lap siding. Construction techniques are representative of skilled Métis builders working along the Canadian-U.S. boundary in the mid-nineteenth century, characterized by recent scholarship as “Red River construction.” (Burley, 2000.) Several segments of original Red River oxcart trail are understood to exist intact and undisturbed on the site. (see Madsen “Ridge Trail Historic District” NRHP 2006, Gilman et al. 1979, and Hess NRHP 1989) . Unlike the corresponding Gingras site, buildings and cart trail segments on the Dease-Martineau property have not been extensively investigated archaeologically, and they exist in generally undisturbed condition.

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
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## Narrative Description

The Dease-Martineau property consists of a log house with storage extension, four related outbuildings (only one of which is from the period of historic significance), remnant segments of oxcart trail, and various landscape features proximate to the farm property. Legal boundaries of the property are detailed in Section 10 "Geographical Data", and graphically illustrated on the Continuation Sheets. Generally, the remnant parcel includes most of the eastern half of the southwest quarter of the southeast quarter of Section 15, which was transferred back from N.D. Game and Fish, to ownership control of the Martineau descendants (in October, 2010.) Though the overall homestead property originally consisted of 120-acres in an irregularly-shaped parcel, for the purposes of this nomination the grounds of the historic property include only the managed area extending to where the topography drops off sharply toward the Pembina River floodplain. The unaltered historic property is visually screened from the river bottom by dense undergrowth, but historically the entire property bore a direct and close relationship with the natural landscape setting. The developed historic site is situated on generally level ground above the Pembina River floodplain where natural vegetative undercover remains quite dense and separate from the actively farmed agricultural fields.

The physical context of the site is the woodland region of the Pembina River basin, near where the Pembina River drains into the Red River of the North. Topographically situated on a slightly elevated bench of land, the site communicates a sense of peaceful remoteness and quiet solitude. The site reflects the historic character and feeling of the natural and undisturbed Pembina River, in its relationship between Pembina and Walhalla (former St. Joseph), with small intermediate communities like Leroy (c. 1855) and Neche (1882) formed as local commercial trade centers. Unlike Neche, Leroy was never served by a railroad, but only by overland cart and wagon trails. Together with Pembina and Walhalla, Leroy remains one of the earliest sites of permanent European-American settlement on the northern Great Plains.

Located mainly in the southwest quarter of the southeast quarter of Section 15 in St. Joseph Township, the site is situated on a slight rise of land along the Pembina River bottom about 3/4-mile northeast from the town of Leroy in western Pembina County, at fire number address 13565 105<sup>th</sup> Street NE. (*Please see legal description and boundary justification in Section 10, "Geographical Data."*) Defined on the north, south, and west boundaries by developed agricultural farmland (see parcel description on Section 10 Continuation Sheet), the irregular land parcel associated with the property is roughly defined by topographic contour elevation 885.0. Early historic narratives indicate that the tilled farm field southwest from the property was in early times a shallow lake or slough that held water in most seasons.

"These old buildings were built on a hill opposite a small lake, which does not now exist. Ducks were plentiful on it. On this historic place there also was a garden and an orchard of wild and tame fruit, surrounded by a beautiful fence." [Albert Dease, 1937]

About 1/8-mile north from a gravel county road, the historic log building is approached along a driveway from the south. The driveway is believed by local informants to follow the course of the historic Red River Cart trail on the site. Part of this path east and south of the log house/trading post building

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shows indication that it has been altered at some unknown time by raising the trail bed for drainage and improving the top surface slightly with a sparse layer of washed river rock. There are several minor accessory outbuildings on the property and one non-contributing house from a later date (about 1940). The site and historic features exhibit a remarkable state of historic integrity of setting, feeling, and association for an intact fur post dating from 1869. The main log building is located in a clearing with planted grasses, surrounded by very old, mature native trees (oak, cottonwood, American elm, basswood/linden).

For the purposes of this nomination, the property was examined during two site visits, on November 26, 2016 and again on April 28, 2017. Descriptive visual analysis stopped short of any destructive forensic examination of material features. Documentary photos retained by the Pembina County Historical Museum supplemented the observations made here, reflecting the condition of material features of the log buildings in 1983. Recent impacts of river flooding of areas proximate to the site have been noted based on observations resulting from near record major flood stage in April 2017. An attached storage shed to the east of the main two-story log house and dating from about the same time as the two-story log construction, has been compromised by both water penetration into ground-set logs and the overgrowth of tree saplings.

Several log-built and frame outbuildings on the site (indicated on the site plan Continuation Sheet) may date from the period of historic significance. An earlier, detached log storage shed north of the house is known to have been demolished. There has been some recent surface scraping of soils and clearing on the site, with brush piles in evidence to the south and the north of the main building. Segments of the cart trail are visible extending northward from the log building into a clearing about 50-yards to the north, and along the north site boundary visible trail segments continue westward toward the Pembina River where a crossing may have occurred during the historic period. There are also less visible indications of trails ruts that are partially covered by taller grasses just to the west of the log house, where the grade alongside the house slopes downward toward the nearby farm fields. Areas of the site to the east of the main driveway have been more aggressively altered since the end of the period of historic significance.

Based on several early historical accounts (Dease, 1937) the primary log building is known to have been constructed in 1868 by "A. Morin, a well-known skilled carpenter of that time," who was of French Canadian and Métis heritage, (quoting from letter by Michael Tetrault, 2015.) The building was constructed on a paid contract basis for John Warren Dease as both a residence and as part of a series of closely-spaced fur trading posts extending from Walhalla (originally St. Joseph) to Pembina and nearby Fort Daer. Thus, construction methods and details on the house are representative of the learned methods and techniques of Métis builders, who adapted eastern Canadian log cabin designs in a manner that is so specialized and so closely associated with the Red River region of Canada and the U.S., that it has come to be known as "Red River construction," generally found from Pembina to Winnipeg-Ft. Garry along the Red River of the North, and extending westward to Saskatchewan River settlements.

Construction details and material characteristics were identified from historical records and cursory examination of the building in late November 2016. Characteristic features include the roof form, roof framing methods, chimney configuration, square-hewn oak logs, precisely fitted full dovetail corner



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notching, use of oak trenail pinning for log-on-log joinery, vertical mortise and tenon posts fitted at edges of window openings, pattern and configuration of field-built windows and trim moldings, and locally milled clapboard siding with vertical corner boards evident on the upper story. At Dease-Martineau carefully hewn wall logs approximately 8-inches square in dimension are doweled together for strength and stability. Written accounts (Dease 1937) indicate that historically the ground floor story was plastered, probably with willow branch lathing plastered with wattle and daub and a mixture of straw and mud, which was white-washed, with striking blue trim that must have achieved high visibility in the riverbottom forest. Doors were hand-made with one-inch boards. Hand-built original windows remain in place (4-1/2 feet wide by 4-feet high, with two 6:6 glazed single-hung sash panels.)

The main body of the two-story house form is approximately 23-feet wide (along the north-south axis) by 21-feet deep, from the west (formal front) façade to the connective “dogtrot” that divides the house from the single-story storage dependency. Family members who lived in the house emphasize that the one-story addition always functioned as extended living space, not as a shed or storage space. (Mary Soli, 2017) Roofs of the two-story main house and the extension are gabled, with slope of approximately 10:12, covered with heavily weathered hand-split cedar shingles, overhanging the walls by about 10-inches at the eaves and 12-inches at the gable/rake. Overall spatial composition and construction techniques of two-story and one-story elements differ only slightly from the nearby Gingras site (dating from about the same time) where fur post/trading post storage and residence comprised two separate structures. However early family accounts passed down through oral histories confirm written secondary source accounts by Albert Dease that the one-story attachment at Dease-Martineau was constructed very shortly after the two-story house, using similar sophisticated Red River construction techniques. In light of the expert, precise craftsmanship, it is important to note that all features of the log house and its dependency, including doors and windows, were constructed entirely of local materials using hand tools. No foundations were observed and as at Gingras the bottom course of logs may serve as a sill beam supporting “*pièce sur sole*” framework. Comparable log buildings examined by Burley occasionally include a partial below grade “*pièce sur sole*” cedar below the first floor.

Several non-contributing, utilitarian, frame outbuildings on the site (indicated on the site plan Continuation Sheet) are more recent than the period of historic significance. One small log storage building or granary is believed to date from the late 1800s. Remnants of a disassembled barn have been relocated off site to the northwest at some unknown time. There has been some recent surface scraping of soils and clearing on the site, with brush piles in evidence to the south and the north of the main building. An early, log-built historic trade goods store on the site was described by A.E. Dease in 1937, as having stood “just north of the two-story house,” where it later functioned as a storage shed or granary. Though it may have been similar to the reconstructed arrangement of buildings on the nearby Gingras historic site, the earliest trading post building on the site had been torn down by the time ownership of the property transferred from Dease to the Martineau family. (The property may have been owned briefly by other unnamed persons between its ownership by Dease family until 1910 and the first known Martineau occupants of the buildings in 1918.) Martineau family photos from about 1940 show Mary Martineau Soli as a child seated in front of the second post storage building; a barn that no longer stands.

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Informants from the Dease and Martineau families have suggested that the extension attached to the rear of the two-story log house may have functioned briefly as an informal store and extended meeting place in the early 1880s. Material fabric of this attached dependency has been substantially compromised by both water penetration into ground-set logs and the overgrowth of brush and tree saplings. Again, Martineau family descendants who were born and who lived in the house affirm that the one-story dependency always functioned as extended living space, occupied by Martineau family members since at least the 1910s, when two different family lines of Martineaus (Andrew Martineau, Sr. and John Baptiste and Marie Anne Martineau) occupied the main house and extension. Mary Soli recalls hours spent scrubbing the wood floors that matched between the two-story and one-story parts of the house. The one-story consisted of two rooms. One had a closet. In the 1930s Mary Soli's mother (Irene) and the Alphonse Martineau family used the extended living space in summer for cooking, laundry, and bathing. Both the two-story and one-story extension had cast-iron wood-burning stoves connected to the separate brick chimneys.

There is no record of the construction date of the privy (ca. 1930s). The small detached log structure (ca. 1890s) displays much less carefully fitted, saddle and crude half-dovetail corner notching, probably a reflection of the building's utilitarian purpose as much as its date of construction. Based on field observations and depressions, locations of these utilitarian buildings may be indicative of unrecorded sections of the alternate cart or wagon trail through the site. Segments of the cart trail are visible extending northward from the log building into a clearing about 50-yards to the north, and along the north site boundary visible trail segments continue westward toward the Pembina River where a crossing may have occurred during the historic period. There are also visible indications of trails ruts that are partially covered by taller grasses just to the northwest of the log house, where the grade alongside the house slopes downward toward the nearby farm fields. This location, extending from the west toward the northeast, would be consistent with locations of the cart and wagon trail shown on 1893 plat maps but not considered by Vyzralek's 1993 survey. East of the main driveway the site has been more aggressively altered since the end of the period of historic significance, with construction of a (1940s) two-story frame house that is non-contributing to the historic site.

The 25-year difference in constructing Gingras (c. 1843) and Dease-Martineau (1868) reflects change in the trading/settlement context as well as evolution and refinement in the construction vocabulary. Similar refinements of log construction techniques are also evident in comparisons with Canadian scholarship on Red River construction in Manitoba and in the South Saskatchewan River region west of Lake Winnipeg. The "tenon and groove" technique was typical of Red River frame, used to inset window casings into facades, to attach exterior building additions, and mainly to secure second story floor joists into wall logs." (Burley 2000:30) (Remple 1980). These distinctive techniques, which differentiate Red River frame construction and South Saskatchewan River folk housing techniques, allowed for construction of larger (and taller) buildings. At Dease-Martineau, the sophisticated and highly skillful vertical log mortise and tenon framing technique is a combination of *pièce sur pièce* (log on log) dovetail joinery and *poteaux et pièce coulissante* (notched post and log). The dovetailed corner logs are hewn precisely enough that very little chinking or fillers were necessary. The logs are pinned together using wood "trunnel" (or treenail) dowels. Some hand cut square nails were also observed (mainly for the clapboard lap siding and

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milled trim boards), and may have been transported trade goods or produced at a nearby blacksmith known to have operated near the present-day Leroy Bridge river crossing.

Burley's scholarship describes this type of vernacular folk housing as "a log pen type of house with dove-tail corner joints and a symmetrically balanced front façade." "The modal Saskatchewan Métis folk house was one-and-one-half to two stories high with medium pitched gable roof. It is characterized by an open interior floor plan with only room division being a lean-to addition off center on the back façade . . ." At Dease-Martineau there is a single interior partition dividing the interior spatially (both the first and second stories). Consistent with Burley's Red River and Saskatchewan River examples, the partition is not a bearingwall and only divides space within the otherwise open plan. The open-plan upper story is accessed by a narrow, winding stair.

Burley provides an apt comparison with the Métis craftsman influenced South Saskatchewan River folk house examples:

the most striking . . . and defining feature was the front façade. This wall characteristically included a centrally located door, to the sides of which were balanced window placements. The symmetry with which the façade is executed provides a Georgian-like architectural appearance that seems abruptly foreign to recently transformed buffalo-hunting people." "The degree of effort invested in squaring the logs, in executing dovetail corner joints, and in completing the exterior surface treatment indicates permanency that comes only with agrarian settlement and economy. (Burley 2000:29-30)

The origin of these construction features ultimately can be traced to building types in eastern Canada, where displaced United States Loyalists were applying Georgian principles of symmetry to log house forms (Rempel 1980:3-5, 27). It subsequently began to appear in the Red River settlement after 1870 [then referring to Red River settlement north of the border nearer Winnipeg], a time when eastern Canadian immigration to the region was intensifying. The Georgian-like façade, neatness of the corners, and squared wall logs, therefore, represent another and highly varied set of influences that were integrated into Saskatchewan Métis architectural form. (Burley 2000:31.)

*West primary (front) elevation:*

The west-facing front elevation consists of exposed, full-dovetail corner logs and vertical timber, engaged post framing at the jamb sides of openings visible on the lower story, with 6-inch clapboards and corner trim boards on the upper story. Near the overhanging eave at the corners of the front elevation, modest ornamental wood moldings are visible at the top of the corner trim boards, vaguely reflecting column capitols. The cedar shingle roof is capped by commercially-produced, galvanized cap flashing with decorative end balls. A brick chimney extends 3-feet above the roof peak near the south end. There is a discernible bow in the roof about 1/3 of the way from the south end, suggesting a possibly failed or displaced rafter beam.

On the ground floor, handmade windows are 4 1/2-foot by 4-foot handmade 6:6 lite, double-hung sash equally spaced but slightly nearer the front elevation than the back. About half the 8-inch by 10-inch glass panels have been broken out of the window sash, but the pieces that remain are believed to be

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original, delivered to the site at considerable effort as trade goods by Red River cart transport. Upper story 6:3 windows are more closely spaced than for the ground story, but still reflect the compositional symmetry of a handsomely balanced, Georgian central-hall facade. A hand-made, vertical-board central door is framed by engaged corner log posts, and has been covered over by protective plywood. Remnant interior features are partially visible without fully unfettered access for observation. A single interior winding stair is visible at the back of the two-story log house.

*South-facing (side) elevation:*

The south side elevation of the main two-story house consists of exposed logs and vertical timber, engaged post framing visible on the lower story, with clapboard lap siding and corner trim boards on the upper story. On the ground floor, handmade windows are 4 1/2-foot by 4-foot handmade 6:6 lite, double-hung sash equally spaced but slightly nearer the front elevation than the back. Upper story 6:3 windows are more closely spaced than for the ground story. The gabled roof overhangs the upper wall by about 8-inches, with plain moldings attached to plain fascia boards. In the attic portion of the uppermost gable end, a single rotated-square ventilating window (currently covered by protective plywood) is visible in earlier photos as having 4x4 glass panes.

The attached, one-story log storage dependency to the east of the two-story house has partially collapsed and deteriorated significantly over the past 30-years, making it somewhat difficult to describe based on direct observation. Excellent photographic documentation was made in 1983 when the storage structure was more intact, enabling a more accurate description of the way this element was constructed. Early written accounts of the property describe this feature having been built very shortly after the main, two-story log house, probably for additional storage. It is a low, one-story volume with partially below-grade interior, appearing to have had its floor set about 18- to 24-inches below the surrounding grade. The storage dependency has become overgrown and settled into the grade by about a foot all along its perimeter, evident in the way the window sills are partially buried. These conditions have likely been exacerbated by recent flooding, spreading overland from the Pembina River. Settlement is much more pronounced toward the east end of the storage wing, whereas the connection to the main long house seems to have held against settlement longer. 1983 documentary photos reflect that at that time the easternmost end wall of the storage wing had settled at least 2-feet, while the western end remained attached to the back wall of the log two-story.

Notably, the low-roofed storage dependency was separated from the main body of the two-story house by a connective entry feature known as a "dog-trot." The lower gabled roof extends to the back wall of the two-story house, with entrance doors from both north and south that are missing or have fallen in. A single brick chimney extends through a hole in the roof toward the dogtrot end of the south side roof slope, suggesting either a radiant stove heat source or possible summer kitchen in this wing at some time. The gabled roof on the storage dependency is extremely deteriorated, with many holes, layers of wood shingles, plant growth on the surface, and numerous large holes that allow water penetration and access for vermin. The low side walls (knee walls) of the storage dependency were once clad with clapboard lap siding, but most of it has been removed, exposing the hewn logs, which are nonetheless tightly fitted. Documentary photos in the collections of Pembina County Museum (Hillier, 1983, with excerpts

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illustrated on the Continuation Sheets) show that the south kneewall had a single, glazed wood window opening, with indications of 2:2 sash, reflecting that even this utilitarian dependency element was constructed with tightly-fitted full dovetail corner notching.

*North-facing (side) elevation:*

Massing and material condition of the two-story house mirrors the south (side) elevation. Compositional pattern of window openings on the two-story element of the main house likewise mirror the north elevation. Most, but not all, of the glazed sash remains in place. The wall appears to be generally straight, plumb and true, although there is visible settlement toward the back (east wall of the house), where the two-story house connected to the storage dependency. As with the south elevation, the gabled roof on the storage dependency is extremely deteriorated and collapsed. Many holes, layers of wood shingles, plant growth on the surface, and numerous large holes allow water penetration and access for vermin. Again mirroring the south elevation, the low side walls (knee walls) of the storage dependency were once clad with clapboard lap siding, but most of it has been removed, exposing the hewn logs, which are nonetheless tightly fitted. The north kneewall appears to have only a single glazed wood window opening. 2:2 sash windows appear on this elevation. The 1983 Hillier documentation photos illustrate several features of precise wood craft that are no longer apparent on this elevation, including pronounced wood dowel “trunions” for pegging the logs to upright posts, and notched top log that received the ends of roof beams or rafters.

*East (rear) partial elevation:*

East (rear) partial elevations (on the back of the two-story house and the east end of the storage dependency) are most visible from the northeast corner. The two-story rear elevation of the house is partially obscured by the collapsed storage element. The back wall of the two-story clearly shows the floor beams for the upper story notched into the top log, spaced at 2-foot intervals. This essential restrained detail is documented by both Burley and Rempel on restored Mankato-built log houses. On the upper story of the back wall lap siding has been trimmed away to enable rough-made shed roof connections for a “dogtrot” or more formally constructed connection. The height and slope of these roof “flashings” suggest that a steep interior access stair may have been accessed from a square hole cut into the upper story logs. The only openings through the logs on the ground floor level of this elevation are for the back door and a possible, unverified single window from the southeast corner of the interior. The horizontal logs have also been interrupted to the north of the back door, by vertical, mortised notched posts as if a window opening might have been anticipated in that location.

Lap siding remains in place on the easternmost end wall of the shed/wing dependency. A low window or access door has settled into the grade and a higher centrally placed window are absent any sash or closure panel on these end openings, but the placement of the upper window in the gabled end of the extension wing suggests that there may have been partial lofted space.

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*Other architectural features observed on the site:*

Four minor outbuildings were observed to the north of the house. Nearest the west edge of the timber is a one-hole privy with side windows that is absent any particular distinction. Next, alongside and to the west of the cart road/driveway that splits the site are two sheds whose functional purpose is unknown. The larger of the two is a framed structure with lap siding and a single-slope shed roof. Situated in a clearing in the midst of these accessory buildings in a discernable mound that may be a midden or burn pile in the location where the historic log trading post once stood. Further to the north of it is another small, log shed with less precisely made notched dovetail corners and logs that were hewn with much less care and precision than on the house. This building may have served as a small livestock barn or granary at the back of the farmyard. These log buildings are undated but are likely from near the end of the time when the property functioned as a trading post. Though characterized as “non-contributing” or lacking architectural distinction, they are noted here because they seem to align with a possible alternate location for a cart trail or wagon trail based on historical maps of the site. These utilitarian features are likely attributable to the Martineau family farming operation from the first half of the 20<sup>th</sup> century, rather than the trading post era. East of the driveway two other sheds are observed; one a small gable-roofed shed (apparently a granary or corncrib). To the east of it is a more recently-built gambrel-roofed garage or storage shed that relates more directly to the post-historic frame house constructed east of the main access driveway that divides the site.

*Detailed discussion of representative Red River cart trail segments (descriptive, condition):*

This property was not one of the sites identified in Vozzralek’s 1993 survey of possible Red River Cart segments, based largely on the lack of aerial survey coverage under the tree cover. However, cursory visual examination of the site, oral histories passed down through generations of local residents, and especially early plat maps all suggest that more careful archaeological scrutiny of the site may yield better information about where exactly segments of the oxcart trail remain undisturbed. Several otherwise unexplained depressions and compacted, two-wheeled ruts through the tall grass suggest well-worn, early trails, either oxcarts for trade goods or wagon trails. The direction of some of the trails point toward a possible, unverified Pembina River crossing, while others align in the direction of the Leroy Bridge across the Pembina River, heading toward Neche or Pembina, on a higher bank parallel the south shore of the river. The trail segments meet identification criteria used by both Hess (1989) and Madsen (2005) in that they have strong associations of feeling and setting, as well as necessary material characteristics for such features. Only along the driveway the south of the historic log house, extending to the graveled county road, do the trail ruts appear to have been resurfaced.

Visiting the site in late fall 2016 (when underbrush had died back) posed the possibility of several cart trail segments based on visual evidence (mainly ruts and clearings in the vegetation where subsoils had been compacted.) A follow-up site examination on May 19, 2017 (Steve Martens, Zelda Hartje, Marsha Gunderson) attempted to reconcile property boundaries with visual evidence of the oxcart trail segments and various early mapping sources that indicated a south branch of the Ridge Trail crossing the site. Additional oral history and helpful anecdotal information was shared by Deb Soli and members of the Martineau family who were able to reconstruct a graphic sketch map of the historic site features. Fairly strong indication was observed of cart trail segments extending diagonally east and west across the site, to

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the north of the log house and within a zone along the line of outbuildings, defined by mature trees (cottonwoods, elms, and other hardwoods). The cart trails appeared to extend as ruts and shallow depressions, through an area where cattle are currently being grazed, and into a clearing in the northeast corner of the 20-acre parcel. There, very near where Vyzralek and other have mapped the historic St. Joseph to Fort Garry alternate oxcart route, an *allée* of trees arches over the earthen depression that defines the most visible part of the cart trail. In landscape terminology an *allée*, is traditionally a linear path or road with a line of trees or large shrubs running along each side, defining direction of movement. In this instance, the *allée* likely results from a wearing away of underbrush as a result of the cart traffic. An exchange of cellphone text messages with Michael Tetrault (a descendant of the Dease family now living in Saskatchewan) ascertained that this is the location where they understood the cart trail occurring.

*Summary conclusions about descriptive characteristics and physical integrity:*

The site around the log house shows evidence of having been thoughtfully planted, cultivated, and maintained during the time the Martineau ancestors occupied the site, with flowering fruit trees and varieties of berry bushes. For nearly 160 years, the main historically significant resources of this property were diligently maintained and cared for by the Dease and Martineau families, in a well-preserved and undisturbed condition. Only within the past 20 years have flooding, vandalism, and neglect impacted the integrity of the property. As a culturally-significant feature of early settlement, commerce, and transportation, the property retains a fairly high degree of historic integrity of location, design, setting, materials, workmanship, feeling, and association. The property remains unaltered to such an extent that it may likely contain archaeological information discernible under Criterion "D", for its potential to yield future knowledge and understanding about cultural tendencies of the late fur trade era. In particular, the significance section of this nomination should address the potential learning that could be derived from careful forensic analysis of the deteriorated features of Red River log construction.

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## 8. Statement of Significance

### Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B. Property is associated with the lives of persons significant in our past.
- C. Property embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D. Property has yielded, or is likely to yield, information important in prehistory or history.

### Criteria Considerations (none apply.)

(Mark "x" in all the boxes that apply.)

- A. Owned by a religious institution or used for religious purposes
- B. Removed from its original location
- C. A birthplace or grave
- D. A cemetery
- E. A reconstructed building, object, or structure
- F. A commemorative property
- G. Less than 50 years old or achieving significance within the past 50 years



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**Areas of Significance**

*(Enter categories from instructions.)*

TRANSPORTATION: Evolved trade routes; transportation methods for goods and materials

ARCHITECTURE/Material Culture/Ethnic Heritage/Vernacular folk architecture

COMMERCE: The business of trading goods, services, and commodities

EXPLORATION/SETTLEMENT: Earliest development of new settlements and communities, and investigation of trade routes.

POLITICS/GOVERNMENT

**Period of Significance**

1868-1910 Dease operation of the site as a trading post and rendezvous gathering place  
1910-1967 Continuous occupation of the log house by generations of Martineau family

**Significant Dates**

1868 Original construction of the principle log feature

**Significant Person**

*(Complete only if Criterion B is marked above.)*

**Cultural Affiliation**

Canadian Scots-Irish (the Dease family lineage, and Hudson's Bay/North West Company promoters)

Métis (Dease and Martineau family lineage, builders of ox carts and the log building)

French-Canadian (also Martineau family lineage, and origins of log joinery traditions)

**Architect/Builder**

A. Morin, carpenter/builder

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**Statement of Significance Summary Paragraph** *(Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any criteria considerations.)*

The Dease-Martineau House property is a fairly intact and remarkably well-preserved setting that embodies a number of significant aspects of the late North American Fur Trade context, Métis culture and international politics, Territorial era settlement in present-day northeastern North Dakota, and the strategic displacement of early trails by railroads as the primary mode of transportation. The historic Leroy Trading Post property was established in the woodlands near the Pembina River about 25 years after the related Antoine Gingras Fur Post (NRHP 1975), which has been conserved, reconstructed, and interpreted as a state historic site near Walhalla. Though its period of functional usage as an extension of the North American Trading Company network of posts along the Ridge Trail was brief, in a compressed way the Dease-Martineau post embodies the importance and complexities of the site as a meeting place during the extraordinarily impactful historical period from 1868 to 1889. Most of the key persons who played a part in trade and commerce, pioneer settlement, transportation, and intermixing of cultures and customs are known to have been present at this site.

The complex interplay of cultural traditions, commercial development and trade, and political activities across the international boundary give this site national significance under Criterion A for the historical events associated with settlement and cultural identity. The property is also notable for the transition from early trading post operation by Canadian Scots-Irish entrepreneurs (like Dease), transitioning to settled farming by French-Canadian and Métis culture groups (the Martineaus) as the region abandoned the fur trade and buffalo hunts for more sedentary community. Under Criterion C, material features of architectural construction connect this property with Métis culture locally, and with Métis construction practices on both sides of the international border from 1868 to 1889 (investigated as “Red River construction” connecting northeastern North Dakota with French Canada and Saskatchewan River Métis developments.) For most of the 20<sup>th</sup> century, key features of the property were preserved unaltered by the Martineau family, enabling a glimpse into material culture, personalities, and historical events from 1890 to 1945. Potential remnants of the fur trade and Red River oxcart trail era that may be discovered through a more structured and in-depth analysis of the site’s archaeological features, also have potential to reveal material details of Métis cultural traditions from 1868 to 1900 at a local level under Criterion D, associated with the late fur trade, oxcart trails, settlement and commerce. The Criterion D significance has potential for investigation of the site’s material features as an aid to public education and interpretation.

**Narrative Statement of Significance** *(Provide at least one paragraph for each area of significance.)*

The Dease-Martineau site meets National Register Criteria A, C, and D in terms of the broad patterns of history, distinctive construction and material culture features, and especially the potential to add to our knowledge and understanding through more careful examination of remnant oxcart trails and other archaeological features that exist undisturbed. Prior investigation of the Gingras site, including examination of its archaeology and material culture and its successful National Register listing, provides an appropriate example for how the Dease-Martineau site could yield greater understanding of historical events and

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discovery relating to the setting, distinctive log structures, remnant segments of ox cart trails, and the essential importance of this place in charting a direction for settlement, transportation, and commerce. Understanding significance of the site and setting is underpinned by both primary source literature and later analytical/interpretive secondary scholarship.

The Dease-Martineau property meets NRHP Criterion A with national significance in terms of the broad patterns of historical events associated with settlement, transportation, the late fur trade, and subsequent commerce. Aspects of historical significance of the property have been addressed under the context of the fur trade, and by scholars including Gluek (1965) and Gilman (1979). As an extension of discoveries made at Gingras in 1975 by Bailey and Franke, the property meets Criterion C with regional and national significance, for the distinctive methods of construction associated with French-Métis Red River Construction (Burley 2000), (Rempel 1980) and potentially in terms of the Ridge Trail Red River Cart network (locally referred to as the oxcart trails); (Hess 1989), (Vezrlek 1992) and (Hämäläinen 2004). Under Criterion D the property has significant national potential for archaeological discovery relating to its distinctive log structures, remnant segments of ox cart trails (Backwell 2016), (Madsen 2005) and other possible archaeological features that may be discovered on the site relating to the early trade era. (Rife 1925), (Peterson 1985), (Klinner, Picha, et al., 1995.) The site's settlement era associations with Scottish-Canadian immigrants (agents for the Hudson's Bay and North West Trading Companies), Métis families well-experienced in working productively with available resources, and eastern French-Canadian culture, from which the French- Métis tradition of wood construction emerged during the Colonial era, is an especially significant convergence of cultures.

#### EXPLORATION/SETTLEMENT:

The overall property/site/setting is significant under Criterion A in terms of its embodiment of historical events associated with exploration, settlement, commerce, transport, and politics/governance, including earliest development of new settlements and communities, and investigation of trade routes. Near the end of the fur trading era, fur trader John Warren Dease established a trading post site just 7-miles from the related Gingras House and Trading Post (now a State Historic Site), drawing on his established relationships with the North West Company and the established western branches of Ridge Trail that moved trade goods between Fort Garry (modern Winnipeg), Pembina, and St. Joseph (later named Wadena). In the Pembina River basin, river crossings and outpost way stations accommodated movement of goods. Near the end of the economically viable fur trade era, the Dease-Martineau site reflects a time of important transitions as the supply of furs and buffalo hides was being depleted, and early pioneers began pursuit of more sedentary ventures associated with permanent Euro-American settlement. French and Métis fur traders who were pivotal in the buffalo hunts, fur trapping, and oxcart transport struggled in adjusting to a changed economy based on agricultural settlement and commerce in northeastern North Dakota. (Ens, 1996.)

The movement of the farming frontier into the Red River Valley followed the settlement of southern Minnesota. *[When Congress organized Minnesota Territory in 1849], . . . settlers came pouring into southern Minnesota, and by 1857 the territory had more than 150,000 people. The growth of Minnesota was important for Pembina. Norman W. Kittson's trading post was the center of activity, but in 1848, Father George A. Belcourt, a Catholic priest, built a mission nearby. He put up a large, two-story frame house and a log church with a cross, planted a garden, and gave the place an air of comfort. Father Belcourt had been driven out of*

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the Selkirk settlement for siding with the métis against the Hudson's Bay Company in the struggle over free trade. He wanted to build up a settlement of métis and Chippewas south of the international boundary, and many of the métis, attached to the priest, followed him there. (Robinson 1966:68-9)

After the [Red River] flood of 1851, Father Belcourt and Kittson chose a new site for the settlement thirty miles to the west, on Pembina Mountain. The new settlement, named St. Joseph for Belcourt's mission and located on the site of present-day Walhalla, became larger than Pembina. The métis at St. Joseph lived a civilized life. They built one-story houses along the Pembina River, planted fields of barley and potatoes, secured a reaper and thresher, and built a gristmill and a sawmill. Grasshoppers and floods damaged or destroyed the crops, and pemmican long remained the staple food. (Robinson 1966:69-70)

Twice a year the métis went to the plains with Red River carts to hunt buffalo. They often came into conflict with the Sioux on these hunts, and sometimes the Sissetons harassed St. Joseph itself. The métis also complained about British subjects hunting on American soil. For a time in the 1850s the United States Army stationed a company of soldiers at St. Joseph [modern-day Walhalla]. Minnesotans were much interested in Pembina and St. Joseph. Pembina County, with boundaries reaching west to the Missouri River and east to Lake Itasca, was one of the original counties in Minnesota Territory. In 1851, Charles Cavileer [sic] of St. Paul, an adventurous saddle maker, became customs collector at Pembina. He hindered Norman Kittson's competitors by asserting customs duties on the goods they brought across the line to trade for furs. Presently, he was in business with Kittson. He became identified with the region, spending the remainder of his life there. Cavalier and Cavalier County are named for him. (Robinson 1966:111)

COMMERCE: The business of trading goods, services, and commodities  
*The Dease-Martineau site discussed in the context of commerce and trade.*

In the spirit of earlier "rendezvous" where stakeholders negotiated trade and land uses between native and Euro-American cultures, from this site John Warren Dease promoted early overland transportation and accommodated visits to this site by influential persons with varying perspectives and contrasting development interests. In the 1870s and 1880s, transportation of commercially produced industrial trade goods from St. Paul to Red River settlement communities began reversing exportation of furs. Through intermarriage with the Gingras clan (Octavia Gingras married Alfred Dease), the Dease site became a shortcut for oxcart traffic moving westward along the alternate Ridge Trail, before turning southward toward Fort Abercrombie. The fur trade of the northern Red River valley depended heavily on the experience and connections of Métis-French families, which were much more than back country marriages of convenience. Ojibwe women opened the trade in furs by drawing the French traders into their extended families. Many of the Métis were regarded as upper-class members of the community, well-connected with education and social status.

For 30-years from 1850 to 1880, the vigorously active trade network in the northern Red River valley depended upon ox cart trails from Winnipeg-Fort Garry and the Red River settlement, to St. Paul (Mendota and Fort Snelling), as the primary mode for transporting trade goods in both directions. During much of the early fur trade era in North Dakota, the vast American Indian trade system made only marginal accommodation for goods manufactured by Europeans and Euro-Americans. Fur traders from European countries such as France and England introduced trade goods from Europe. The fur trade allowed for broader and more invasive interaction between different cultures. Demand for resources of the northern Great Plains

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and central Canada drew more traders and eventually settlers, disease, and elimination of the vast buffalo herds upon which American Indian culture depended.

John Warren Dease, Jr. was descendant of Loyalists John Warren Dease, Sr. and Capt. William W. Dease, among the Scots-Irish immigrants who came to western Canada acting on behalf of Hudson's Bay Company with respect to the fur trade. John W. Dease, Jr. was later associated with the American Fur Company and North West Company, rivals of HBC for fur trade outlets toward the southern end of the Red River settlement. Competitive trading practices and lower transportation costs led to establishment of important overland trading relationships between Pembina and St. Paul. In 1937, writing about John Warren Dease, Jr., his grandson Albert E. Dease summarized:

John Warren Dease, Jr. and his son Michael, pioneer settlers in St. Joseph Township, coming there from Canada in 1862. John W. Dease, Jr. -- first Pembina County Superintendent of Schools -- lived a short distance east of the Leroy bridge, where his old house stands, after being built in 1868. John W. Dease, Jr. was a fur trader and possessed considerable landed property in Pembina County; was well-educated. He was born in the state of Washington, where his father was a chief trader in the Columbia Department of the Hudson's Bay Company.

John Warren Dease, Jr. (1823-1865) was of Irish-French extraction; his grandfather, Dr. John B. Dease, crossed the Atlantic from Ireland about 1770. His mother *nee* Genevieve Beignet was of French descent; his grandmother *nee* Jane French of Irish or Scots ancestry. [*His son*] Michael Dease (1823-) was blue-eyed and bearded. He was a pioneer farmer and horse-trader, and a native of Canada. [*Another son, Alfred Dease made a homestead claim in Pembina County in 1876, married Antoine Gingras' daughter nee Octavia Gingras in 1880, and attained U.S. citizenship in 1884.*]

[*also a pioneering resident of St. Joseph Township, Pembina County*] Captain William Dease (1826 -1913), a native of Canada, came here in 1876 [*after serving with Hon. George Simpson on the Council of Assiniboia (1850-1870) and at the Red River settlement north of the border, near present-day Winnipeg*]. He was brother of John W. Dease, Jr. He was about six-feet in height, was blue-eyed and bearded, and remarkably well-educated. His father was Capt. John Warren Dease, a New Yorker by birth. Captain Dease was well-versed in different languages besides English, such as French, various Indian dialects, Scottish. (A.E. Dease, 1937)

The historically significant Dease-Martineau log house (the key feature on the trading post site) marks a notable transition in cultural influence over the 110-year period it was occupied. Originally built in 1868 by a Métis carpenter craftsman for Scots-Canadian immigrant John W. Dease, ownership of the Dease house transferred to the French and Métis Martineau family line in about 1900. Adrien (Andrew, Sr.) Martineau (1836-1911) came to the Pembina Region in 1888 from Montreal with his first wife Josephine LaTraille (1852-1885), and later remarried to Margurite LaPort. Adrien's son Andrew Martineau, Jr. (1871-1962) married Amanda Bonin (1875-1962). Another son of Adrien, John Baptiste Martineau, was the father of Alphonse Martineau and farmed on the Pembina River bottomland through the 1920s, when several French settlers moved to western Canada (Saskatchewan). In a 1976 oral history voice recording, Alphonse Martineau recalled that John Baptiste Martineau moved from Pembina to Leroy in 1913 and in 1930 bought the ¼-section parcel with the log house for \$25/acre. John Baptiste Martineau (who, according to his son, did not like farming) moved to Walhalla where he died in 1930. Alphonse Martineau and his wife Irene raised

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eleven children during the 45-years they lived in the log house. Dease and Martineau family descendants proudly remember the log house and its setting as a well-maintained, productive “garden” of fruiting trees and wild-life attracting berry bushes. Continuing the longstanding family tradition, during the time the property was controlled by N.D. Game and Fish, the deed restriction stipulated that,

“State Game and Fish Department shall take every precaution to maintain and preserve the old log cabin. Grantors and the heirs shall be allowed to use this plat as a garden for 30 years also. Planting of the trees shall be done in a random and natural manner and according to recommendations of the North Dakota State Forester, with the following plant materials being used: Elm, Mountain Ash, Evergreens, Hopa Crab Apples, Russian Mulberry, native cranberry, apple seedlings, chokecherry, Buffalo Berry, cottonwoods, blueberry and Russian olives as well as other native trees. No existing trees shall be removed unless the trees are dead.”

[Warranty Deed filed in Pembina County, May 12, 1978]

#### SOCIAL/POLITICS/GOVERNANCE:

John W. Dease, Jr. -- occasionally referred to by early historians as “Host to the Pioneers” --emigrated to the U.S. in 1863 and initially settled as a merchant and fur-trader in the settlement of St. Joseph (Walhalla.) In 1868 Dease moved his trading post and residence to this present site northeast of the fledgling settlement of Leroy, where he continued trading, along with farming and other development activities that included service on the School Board. From 1868-1915 the post served as an important gathering place for locals and influential visiting dignitaries, as well as for elections and other civic activities on the settlement frontier. As a consensus meeting place, over the past 70 years local historians have referred to the Dease-Martineau log house property as the “Rendezvous of Pioneers” because of the many notable persons who were received and convened there to exchange knowledge and to negotiate planning over transitions in settlement, transportation, and commerce.

The Dease-Martineau House and trading post site is significant because of its particular importance as a historic meeting place for early prominent citizens who were influential in shaping politics, commerce, and transportation nationally. With regular visits from dignitaries, the Dease family played a key role as facilitators and mediators in Minnesota Territorial politics (from Pembina prior to 1858 Minnesota statehood, continuing after Dakota Territorial reorganization in 1861), finalizing the international boundary with Canada, and even establishment of the province of Manitoba. Significance has not been claimed for Criteria B “Persons”, even though several persons of national and international significance were present at the property after 1868. The role of important historical figures in shaping historical events, is most relevant to Criterion A because they converged on this place as an *impromptu*, neutral ground for exchange of opinions and negotiated deal-making. Influential pioneers of the Red River Valley region included boomer-investors Norman Kittson, Joseph Rolette, and James J. Hill, who each visited and spent time at the Dease-Martineau site as they negotiated over the future of the Pembina region.

Minnesotans were also interested in the fur trade of the region. Métis cart trains brought much wealth to early St. Paul, and such men as Kittson and Sibley were heavily involved in the trade at Pembina. But in the 1850's the fur trade was dying. Fur-bearing animals were thinning out, and the Chippewas were decimated by disease, starving, and demoralized. Moreover, land cessions meant cash annuities for the Indians, and this destroyed the Indians' incentive to hunt.

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Such conditions meant heavy losses. With such gloomy prospects, Chouteau, Sibley, and Kittson withdrew from the fur trade in the early 1850s. The state's leaders worked for the settlement of the American portion of the Red River Valley by creating land offices, conducting surveys, and seeking more aid for the Northern Pacific Railroad. [Robinson, 1966:112]

Equally important culturally and locally are the presence and local influence of Antoine Gingras and the Dease and Martineau families. Even after the practical end of the fur trade era, primary source documents connect the Dease-Martineau property with visits by Métis Rebellion leader Louis Riel (in 1869), traders and entrepreneurs like railroad "Empire Builder" James J. Hill and steamship Captain Norman W. Kittson (from 1874-1878). From 1869 to 1870 the rendezvous site received political organizers like Joseph "Jolly Joe" Rolette, Jr. and J. W. Taylor (U.S. Consul to Manitoba.) Between 1872 and 1879, Col. James McLaughlin (Indian Agent to Ft. Totten), distinguished Circuit Court Judge William J. Kneeshaw, and Joseph LaMoire, Sr. are also reported to have visited the Leroy site.

[Romain Martineau. 1983. *Footprints from the Past.*]

#### ARCHITECTURE:

The Dease-Martineau log house property has national significance under Criterion C in terms of its culturally-distinct methods of construction associated with various ethnic traditions, and also as far as the context of fur trade. It is exceptionally important and distinctly representative of Métis *michif* traditions and the emergent, hybrid Red River construction method that has come to be well-documented regionally in the U.S. and western Canada settlement areas. For a vernacular or folk building tradition, it is unusual to find such well-preserved, intact wood buildings as at Gingras (1848) and Dease-Martineau (1868), with rich potential to yield further understanding of the construction method. Considerable insight can be gleaned about these construction techniques by direct observation of the standing structure, in comparison to the extensive published scholarship about Métis material culture and architecture more broadly throughout the region, especially in central Canada. Under National Register Criterion D, still more might be learned from a forensic examination of the building fabric using archaeological and vernacular architecture analytical methods, given the high degree of material integrity of some parts of the two-story log structure, and the advanced deterioration of other parts. A July 29, 1976 *Memorandum* from National Park Service Chief of Registration Gary Hume regarding the need for forensic examination and disassembly of Gingras House, as having no negative effect on its National Register eligibility may be a relevant precedent:

Because of the advanced state of deterioration and the potential safety hazard top performing the archaeological and architectural investigations, a structural study has determined that the only feasible method of restoring the log structure is to disassemble the log walls, replace the rotten members and then, re-erect the logs. Although the building will be in a disassembled state during the archaeological investigation and the preparation of restoration drawings and specifications, it is the opinion of the Branch of Preservation Projects that this should not affect the Gingras House's status as a National Register property.

[citation appended to Bailey et al., 1976. National Register nomination form]

The Métis contributed valuable innovations on standard log building construction techniques, producing their own styles of notches and framing techniques. So profound were the Métis contributions to settlement and trade, that post-Modern scholars often characterize the material culture of the Métis as a variant of their *michif* (creole language combining French nouns with Ojibwe and Cree verbs), which creatively combined

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terms of Native American culture with those introduced by French, English, and Euro-American cultures. Together these innovations were so distinctive that they were labeled the Red River style of construction. References to Red River construction and Red River carts may be inadvertently misleading. Throughout this nomination the terms refer to the Red River settlement enfranchised by the Hudson's Bay Company, generally spreading outward from the Red River of the North between Lake Winnipeg-Fort Garry-modern Winnipeg in the north and Fort Daer-Pembina south of the eventual international border. The understanding, insight and influence of Métis traders and craftsmen on later immigrants and eventual settlers on the northern Great Plains was profound, impacting both political events of nationhood and accommodation of the trade network and railroads that organize patterns of settlement in this region in the present day.

#### TRANSPORTATION;

Evolution of trade routes and transportation methods for goods and materials.

Another important Métis innovation in the field of transportation was the Red River cart. The invention of the Red River cart ingeniously resolved a practical challenge by transporting large amounts and heavy weights of buffalo meat and furs over a prairie landscape, that was strewn with bumps, creeks and rivers. Based loosely on a French-Canadian *charrette* with origins further back than the French Revolution, Red River carts were constructed of wood bound together with wet rawhide which, when dry, became iron-hard. The wheels of the cart were of large diameter so they would roll easily over impediments. The wheels were also broad and rounded so they would not cut too deeply into the soil and become inefficient to move. A box was mounted over the axle of the cart, to be filled with the large volume of meat, furs, and other goods for transport. The wheels of the cart were readily removed when rivers had to be forded; allowing the cart to act as a barge. From the front of the cart extended two poles and a leather harness, so that the cart could be equipped with oxen or other traction animals. With this pulling power, large loads could be moved. Often loads that approached a thousand pounds were transported distances of up to twenty miles daily.

The métis built the carts entirely of wood, simply and inexpensively. They used two large wheels, wrapping them with buffalo rawhide instead of iron tires. Such wheels would not sink into marshy ground as readily as ordinary ones. The boxlike body of the cart resting on the wooden axle, rode high, making the fording of streams easier. A single ox (or horse or mule) could pull a cart with a load of eight or nine hundred pounds. One man usually drove from two to six carts. Except for the ox pulling the first cart, each would be tied, by means of a strap about its horns, to the tail of the cart ahead. Though crudely made and noisy because of the wheels' screeching on the wooden axles, the carts provided effective transportation. They were a means of conquering distance, of overcoming the remoteness of the Red River country. They and the level, treeless plain made it possible to carry freight to St. Paul and Mendota for a fraction of the cost of transporting an equivalent amount by water to Hudson Bay. The métis and their carts found outside markets for the Red River settlement. Except for fine furs, Selkirk and the Hudson's Bay Company had failed to do so. (Gilman et al. 1979)

As historical objects, the oxcarts that are documented as having passed through this site are significant in terms of their construction technology, and also because of the "bridge" they formed between animal-drawn wheeled transport and the steam power transportation network that displaced them. Because the trading post site was a meeting point that attracted transportation entrepreneur Norman Kittson and railroad "Empire Builder" James J. Hill, this modestly unassuming setting proved to be the lynchpin that connected animal power transport with the emergent steam powered railroad network for moving industrial goods.



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The oxcart trails in Walsh and Pembina counties in the northeastern corner of North Dakota were paths generated by travelers crossing the landscape between St. Paul, Minnesota and the Selkirk Settlement in Manitoba, Canada during the middle of the 19th century. Travel was focused on trade between these settlements, and these travelers traditionally utilized oxen to haul carts laden with goods. The continuous action of these oxcars, rolling over the landscape for decades, produced paths that were the first permanent overland highways throughout the region. Travelers took the paths of least resistance that offered manageable river crossings and dry terrain. Some routes were established by travelers and were at times abandoned in favor of an alternative route or routes due to seasonal changes that made their use temporarily impractical (Hess 1989). The paths were also near the region's major rivers and were therefore associated with other transportation means and important landmarks and resting points between the two settlements. The routes themselves were nothing more than established paths through the landscape, oftentimes no more than a single cart wide. Travelers were apt to move along the most favorable routes and, because use was repeated through the middle decades of the 19th century, these paths had lasting impacts both on the landscape and in the minds of local residents. The most lasting trail in northeastern North Dakota became known as the North Dakota trails, including the Red River Trail, the Tongue River Trail and [ . . . *the Ridge Trail Historic District*]. Because segment landowners have considered themselves stewards of the resources, these sites collectively exhibit a remarkable degree of integrity on a number of levels, including physical integrity and integrity of feeling, setting, and association. (Madson and HDR, 2005)

The Red River (oxcart) Trails carried trade from the Red River region to St. Paul, specifically terminating for trade purposes at Mendota, below the site of Fort Snelling. In essence, the trails laid the foundation for transportation and commerce throughout the north-west and western sections of (Minnesota Territory) until the trails were eventually replaced by the railroads in the 1870's. (Hess, 1990)

In 1866, at Kittson's suggestion, James J. Hill became the St. Paul purchasing and forwarding agent of the independent merchants at Winnipeg. By 1870, Hill, Griggs & Company were doing a large flatboat business on the Red River. Hill, a Canadian immigrant, arrived at St. Paul in 1856 and began to work on the water front as a shipping clerk for steamboat lines. An energetic youth as well as a voracious reader, he gained a knowledge of both business methods and the transportation problems of the region. He also became expert in hustling patronage. Hill saved his money and built up a reputation for integrity and judgment. Always ambitious, he was in business for himself by 1865—transferring freight from riverboat to railroad, warehousing, forwarding merchandise, and dealing in fuel. He was soon an agent for the St. Paul and Pacific Railroad and also had a contract to supply it with fuel. All of this was unplanned preparation for relieving the remoteness of North Dakota—Hill's contribution to the history of the state.

(Robinson, 1966:122-125)

The Dease-Martineau property has been documented on early Land Office maps as an early outpost for overland transportation by Red River oxcars. Certain sections of the trail were used for long periods of time and are still visible today. These trail fragments are normally visible as faint stretches of wheel ruts, or as swales or bank cuts. As part of a broader context, remnant segments of OXCART TRAILS have significance in terms of commerce and transportation (important for two-way exchange of trade goods). Under National Register Criterion D there is considerable potential for the remnant trails to yield future archaeological understanding and site interpretation.

A new kind of trade began to develop between the Selkirk settlement [*between modern-day Winnipeg and the international border established in 1849*] and St.-Paul in the 1850's. Pembina was a gateway for that trade. Before Kittson retired from Pembina in 1854, he began to do business

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with the Selkirk settlement in a manner which was somewhat different from that of the fur trade which had brought him there ten years earlier. He sold groceries, such as coffee, tea, and sugar, as well as hardware, stoves, reapers, and other agricultural implements. He also did a banking business, cashing checks for English sportsmen and transferring funds for the Catholic clergy.

But it was Sir George Simpson, the governor of the Hudson's Bay Company, who made the Selkirk settlement a hinterland of St. Paul. The route from England by way of Hudson Bay was long and costly. By one calculation, goods could be brought by way of St. Paul for \$94 to \$110 a ton, compared to \$155 by way of the Bay. In the winter of 1857-1858, Simpson arranged with the United States Treasury to bring English imports to the Selkirk settlement by way of St. Paul, sealed in bond and paying no duty. The next summer, Red River carts in charge of James McKay carried the company's imports from St. Paul to Fort Garry. Simpson made the Burbank brothers his agents in St. Paul. He gave them and Russell Blakeley a five-year contract to carry five hundred tons of merchandise per year from St. Paul to Fort Garry.

St. Paul, suffering from the panic of 1857, rejoiced at Simpson's action. Businessmen congratulated each other in the streets; the newspapers, Blakeley recalled, began to talk about how the city could use "this good fortune." At the same time, the discovery of gold on the Fraser River in British Columbia and the recommendation of a committee of the British Parliament that the valleys of the Red and Saskatchewan rivers be opened to agricultural settlement promised a bright future for St. Paul. (Robinson, 1966:118-120)

The Red River Trails were a network of ox cart routes connecting the Red River Colony (the "Selkirk Settlement") in British North America with the head of navigation on the Mississippi River at Mendota and St. Paul on the Mississippi. Travelers began using the trails in the 1820s but the heaviest use was from the 1840s to the early 1870s.

Tracing the Red River Trails more than a century and a half after they were actively used presents its own unique set of problems. Fortunately, the fact that many of the trails show up on the original survey plats of the old U.S. General Land Office, made it possible to trace them with a degree of accuracy. The 1860s saw a decline in the ox cart trade. . . by that time it was the railroad which was invading the carts' domain. The carts disappeared rapidly [after 1878], many of them being used to feed a trailside campfire or warm a cabin. They do persist for years as the vehicle of choice for many métis who used them for duties ranging from personal travel to prairie buffalo-bone picking. (Vyzralek, 1993)

*Summary conclusions and the argument for significance:*

Within the broad historical context of North American settlement and transportation of trade goods, the Dease-Martineau Trading Post property has National significance under National Register Criterion A during the period of significance 1868 to 1910 for its associations with broad patterns of historical events including EXPLORATION/SETTLEMENT (i.e.; earliest development of new settlements and communities, and investigation of trade routes); POLITICS/GOVERNMENT for the property's role as a rendezvous for international politics and local government (i.e.; School Board, local elections, negotiations over trade and territorial boundaries); COMMERCE (i.e.; the business of trading goods, services, and commodities at the Dease-Martineau site in the context of commerce and trade. Events, activities, characteristics associated with the property's significance include the cultural tradition of *Rendezvous*, Territorial and Provincial legislatures, and local governance of Pembina County.

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In its integrity of setting and associations, the property embodies a particularly strong convergence of cultures under Criterion A during the early settlement period, 1868 to 1910. The knowledge, skills and cultural practices of French-Canadian, Métis, Yankee and Euro-Americans including Scots-Irish Loyalists who imposed a vision of resource development, nationhood first through the Selkirk land grant and later through railroad transportation and settlement.

The property and its remnant Red River (oxcart) trail segments have particular National significance under Criteria A and D for physical evidence afforded with respect to TRANSPORTATION, (i.e.; evolution of trade routes, transportation methods for goods and materials in the context of oxcart trails, and establishment of railroads.

Under Criteria C and D the property affords particularly strong evidence of National Register significance at a National level for its distinctive ARCHITECTURE/MATERIAL CULTURE/ CONSTRUCTION METHODS during the period when the log house was constructed and occupied (1868 to 1973), reflecting a distinctive and craftsmanlike cultural tradition of wood timber construction. Material culture research over the past 30-years has enabled the Dease-Martineau property to be placed within the ethnically-based building traditions of eastern French-Canadian who adapted formal Georgian and American Colonial era high-style architecture to frontier settings as an expression of “culture imposed”), synthesized with French-Métis *pièce sur pièce* (log on log) dovetail joinery and *poterax et pièce coulissante* (notched post and log) detailing that has weathered 150 years remarkably well, providing a comfortable place of dwelling for most of that time.

There is strong suggestion in visual examination of the property that it also has National significance under Criterion D in the context of Oxcart Trail transportation from 1868 to 1889, for the remnant Red River Cart trail segments that relate to recent investigations in this region. (Hess, 1990: “Minnesota Red River Trails, 1835-1871” and Madsen/HDR, 2005: “Ridge Trail Historic District” contexts.) In a 1989-90 context study and National Register listing for cart trail segments in Minnesota, the author recommends that several factors are indicative of trail segments that evoke a sense of the historic trails:

**Route.** It must be possible to document that the site was used on a regular basis to carry long-distance trade between the Red River region and St. Paul. In general, establishing that a Red River Trail passed near the area (as evident on numerous historical maps and surveys) is sufficient proof.

**Physical condition:**

- a) The site should recall the primitive, unimproved character of the Red River Trails. Improved roads, either paved or gravel surfaced, are generally incompatible with the original appearance of these trails.
- b) The trail fragment should be clearly visible and differentiated from its surroundings.

**Environmental condition.** In the best of circumstances, the surroundings should be characteristic of the site’s period of significance.

**Sense of function or destination.** The site should evoke a sense of its past use. A trail fragment should appear to lead somewhere.

**Other associational qualities.** The integrity of a trail fragment may be improved if it is linked to some feature significant to the history or development of trails.

All these conditions of eligibility are well met for the oxcart trail features under Criterion D. For each of the Criteria, A, C, and D, the Dease-Martineau property has a fairly high degree of integrity of Location,

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Design, Setting, Materials, Workmanship, Feeling, Association. In its present condition the site conveys and communicate the events and activities associated with historic Significance, with much potential for future discovery and interpretation of a very unusual resource from the early period of cultural interaction near the international border of northeastern North Dakota. Embodying distinct and unusual cultural traditions, the mixing and exchange of cultures, and in terms of an unusual and highly-skilled architectural tradition of construction with wood, the Dease-Martineau property has considerable merit for National Listing at a National level under Criteria A, C, and D for the period of significance 1868 to 1968.

## 9. Major Bibliographical References

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

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Name of Property

Pembina, North Dakota  
County and State

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

**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 # \_\_\_\_\_
- recorded by Historic American Landscape Survey # \_\_\_\_\_

**Primary location of additional data:**

- State Historic Preservation Office
  - Other State agency
  - Federal agency
  - Local government
  - University
  - Other
- Name of repository: Library, Archives & Manuscripts;  
State Historical Society of North Dakota

**Historic Resources Survey Number (if assigned):** \_\_\_\_\_

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

### 10. Geographical Data

**Acreeage of Property** 20.0-acres (8.094 hectares)

Use either the UTM system or latitude/longitude coordinates

#### Latitude/Longitude Coordinates

Datum if other than WGS84: \_\_\_\_\_  
(enter coordinates to 6 decimal places)

- |                            |                          |                            |
|----------------------------|--------------------------|----------------------------|
| 1. Latitude: 48° 56' 05" N | Longitude: 97° 44' 22" W | SW corner boundary         |
| 2. Latitude: 48° 56' 22" N | Longitude: 97° 44' 40" W | SE corner boundary         |
| 3. Latitude: 48° 56' 22" N | Longitude: 97° 44' 40" W | NE corner boundary         |
| 4. Latitude: 48° 56' 18" N | Longitude: 97° 44' 22" W | NW corner boundary         |
| 5. Latitude: 48° 56' 13" N | Longitude: 97° 44' 20" W | Historic log house feature |

or

#### UTM References

Datum (indicated on USGS map):

NAD 1927 or  NAD 1983

Add UTM data points for all four corners of revised boundary description:

- |             |                  |                     |                            |
|-------------|------------------|---------------------|----------------------------|
| 1. Zone: 14 | Easting: 592 340 | Northing: 5 420 730 | SW corner boundary         |
| 2. Zone: 14 | Easting: 592 640 | Northing: 5 420 730 | SE corner boundary         |
| 3. Zone: 14 | Easting: 592 640 | Northing: 5 421 130 | NE corner boundary         |
| 4. Zone: 14 | Easting: 592 340 | Northing: 5 421 130 | NW corner boundary         |
| 5. Zone: 14 | Easting: 592 380 | Northing: 5 420 995 | Historic log house feature |

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

**Verbal Boundary Description** *(Describe the boundaries of the property.)*

The following legal description is copied verbatim from the Quit Claim Deed filed 19 April, 1994 by the Director of N.D. Game and Fish Department, returning a 20-acre parcel (part of an 80-acre tract that was previously deeded to N.D. Game and Fish on May 6, 1978) for this historic property to the ten heirs of the Estate of Blanche I. Martineau:

Recorded parcels PL#21-0810000, PL#21-0820000, PL#21-0820010, and PL#21-0850000 in Section 15 of T163N-R55W, Pembina County, North Dakota, described as follows:

The South Twenty (20) acres of the following described eighty acre tract:

The Northeast Quarter of the Southwest Quarter (NE1/4 SW1/4) and the Northwest Quarter of the Southeast Quarter (NW1/4 SE1/4) all located in Section 15, Township One Hundred Sixty-Three North (163N), Range Fifty-Five West (55W); and the Southwest Quarter of the Southeast Quarter (SW1/4 SE1/4), the Southeast Quarter of the Southwest Quarter (SE1/4 SW1/4), and that part of the Southwest Quarter of the Southwest Quarter (SW1/4 SW1/4) which is east of the Pembina River all in Section Fifteen (15), Township One Hundred Sixty-Three North (163N), Range Fifty-Five West (55W).

With attached conditions and stipulations as follows:

“The historic property, including the 1869 log house, accessory outbuildings, and possible remnants of the Red River oxcart trails are all included within the defined sub-parcel comprised of the NE1/4 of the SW1/4 of the SE1/4 and the SE1/4 of the SW1/4 of the SE1/4 which amount to exactly 20 platted acres that are remnant of an original 120-acre farm parcel owned by the Martineau family all within Section 15 of T163N-R55W.”

**Boundary Justification** *(Explain why the boundaries were selected.)*

The boundary description includes a remnant fragment of land that is associated with the historic Dease-Martineau house and trading post site, excluding active agricultural fields that have been extensively altered since the end of the historic period. For reference purposes, the historic farmhouse building within the boundaries is located at UTM coordinates Z14 592 380 45420995.

Part of a 120-acre farm owned by the Martineau family since the 1830s, the original 80-acres granted to the North Dakota Game and Fish Departments in 1978 for use as a Wildlife Management Sanctuary was later subdivided as a result of the property being dedicated to the State of North Dakota in 1994 for use as a public park, after which it was returned to control of the Martineau heirs in 2010.

Boundaries of the parcel occupied by the historic trading post site are unaffected by adjacent land uses. The intent of this boundary description is to include wooded timber land from the county road (on the south), within which all historic standing structures and potential archaeological features are contained.

See Fig. 7 on continuation sheet 7.6 for graphic description of the intended property boundaries.

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

## 11. Form Prepared By

name/title: Steve C. Martens; Architect, Architectural Historian  
organization: for the Pembina County Historic Preservation Commission  
street & number: Cheryl Osowski, coordinator; 516 Cooper Ave., Suite 101  
city or town: Grafton state: ND zip code: 58237  
e-mail steve.martens@ndus.edu Cheryl@RedRiverRC.com  
telephone: 701/361-3943 701/352-3550  
date: August 25, 2017 (for State Historic Preservation Office review action)

## Additional Documentation

Submit the following items with the completed form:

- **Maps:** A USGS map or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the NHPO, FPO, or FPO for any additional items.)

## Photographs

*Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.*

## Photo Log

### Photo 1:

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House overall view, facing northwest  
image id: ND\_PB NRHP\_DMartineau SCM2017\_N197 color.tif

1 of 20

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

**Photo 2:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House, view facing northwest  
image id: ND\_PB\_NRHP\_DM\_SCM2017\_SLR184alt BW.tif  
2 of 20

**Photo 3:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House, view of front and south side facades, facing north-northeast  
image id: ND\_PB\_NRHP\_DMartineau SCM2017\_N299 color.tif  
3 of 20

**Photo 4:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; view of southwest corner front and side elevations, facing north-northeast  
image id: ND\_PB\_NRHP\_DMartineau SCM2017\_SLR151 BW.tif  
4 of 20

**Photo 5:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; primary front (west) elevation, facing eastward  
image id: ND\_PB\_NRHP\_DM\_SCM2017\_N200.tif  
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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

**Photo 6:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
Dease-Martineau House; northwest corner showing north and west (front) elevations, facing southeast  
image id: ND\_PB NRHP\_DMartineau SCM2017\_SLR152 color.tif  
6 of 20

**Photo 7:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
Dease-Martineau House; corner detail of log dovetail joinery in southwest corner, facing east-northeast  
image id: ND\_PB NRHP\_DMartineau SCM2017\_SLR179 color.tif  
7 of 20

**Photo 8:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
Dease-Martineau House; close-up corner detail of log dovetail joinery in southwest corner, facing eastward  
image id: ND\_PB NRHP\_DMartineau SCM2017\_N258 color.tif  
8 of 20

**Photo 9:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*  
Dease-Martineau House; detail of ground floor window in west (front) facade, facing eastward  
image id: ND\_PB NRHP\_DMartineau SCM2017\_N226 BW.tif  
9 of 20



Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

**Photo 10:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; north (side) elevation, facing south-southwest

image id: ND\_PB NRHP\_DM SCM2017\_SLR164 BW.tif

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**Photo 11:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; northeast corner showing rear (east) elevation of two-story, facing southward

image id: ND\_PB NRHP\_DM SCM2017\_SLR163 BW.tif

11 of 20

**Photo 12:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; rear (east) elevation, showing collapsed dogtrot connection to attached storage shed/wing, facing southwest

image id: ND\_PB NRHP\_DMartineau SCM2017\_N215 color.tif

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**Photo 13:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; close-up east end elevation showing rear of house and east end of collapsed shed/wing, facing west-northwest

image id: ND\_PB NRHP\_DMartineau SCM2017\_N208 color.tif

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Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

**Photo 14:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; east and south elevations showing rear of house and east end of collapsed shed/wing, facing west-northwest

image id: ND\_PB NRHP\_DM SCM2017\_SLR184alt BW.tif  
14 of 20

**Photo 15:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau House; interior view of large entry hall room facing eastward toward back wall

image id: ND\_PB NRHP\_DMartineau SCM2017\_SLR167 color.tif  
15 of 20

**Photo 16:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

image id: ND\_PB NRHP\_DMOxcartRuts SCM2017\_N245 color.tif

Dease-Martineau property; view of cart trail segments, facing northwest toward possible midden pile  
16 of 20

**Photo 17:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: November 26, 2016

*Description of Photograph and number, description of view indicating direction of camera:*

Dease-Martineau property; view of cart trail segments, facing northward past log shed toward clearing

image id: ND\_PB NRHP\_DMOxcartRuts SCM2017\_SLR172 color.tif  
17 of 20

Dease-Martineau House, Trading Post, Oxcart Trail Segments  
Name of Property

Pembina, North Dakota  
County and State

**Photo 18:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: May 19, 2017

*Description of Photograph and number, description of view indicating direction of camera:*

Oxcart trail segment disappearing into *allée* in northeast corner of property, facing northeastward  
image id: PB NRHP\_DMOxcartRuts SCM2017\_SLR103.tif

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**Photo 19:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: May 19, 2017

*Description of Photograph and number, description of view indicating direction of camera:*

Western end of visible oxcart trail segment, view looking westward toward privy  
image id: PB NRHP\_DMOxcartRuts SCM2017\_SLR100.tif

19 of 20

**Photo 20:**

Name of Property: Dease-Martineau House, Trading Post and Oxcart Trail segments  
City or Vicinity: vicinity of Leroy, ND  
County: Pembina State: North Dakota

Photographer: Steve C. Martens  
Date Photographed: May 19, 2017

*Description of Photograph and number, description of view indicating direction of camera:*

Trail segment in clearing through mature trees to the south of detached utility buildings, north from house looking west.  
image id: PB NRHP\_DMOxcartRuts SCM2017\_SLR106.tif

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**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

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National Park Service

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Section number 7 Page 1

Dease-Martineau House, Trade Post & Oxcart Trails
Name of Property
Pembina, North Dakota
County and State
Name of multiple listing (if applicable)



Fig. 1: 1817 Historic map of Lord Selkirk's "Assiniboia" Settlement including Hudson's Bay Company grant extending south of 49-degrees North latitude .

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Dease-Martineau House, Trade Post & Oxcart Trails
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Fig. 2: excerpt from 1884 Andreas Illustrated Atlas

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Dease-Martineau House, Trade Post & Oxcart Trails
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Fig. 3: 1893 Plat of Dease-Martineau property within St. Joseph Township

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Dease-Martineau House, Trade Post & Oxcart Trails
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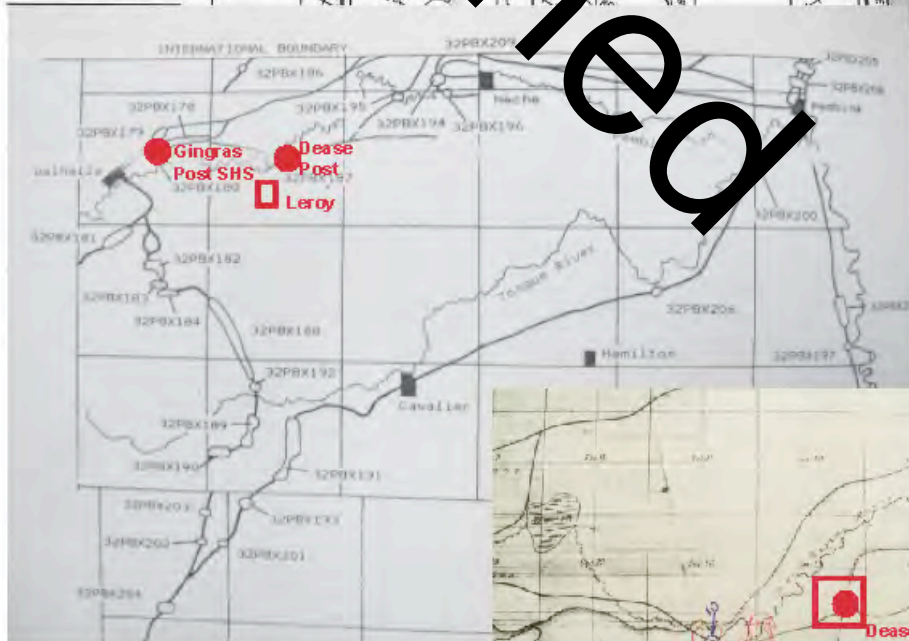
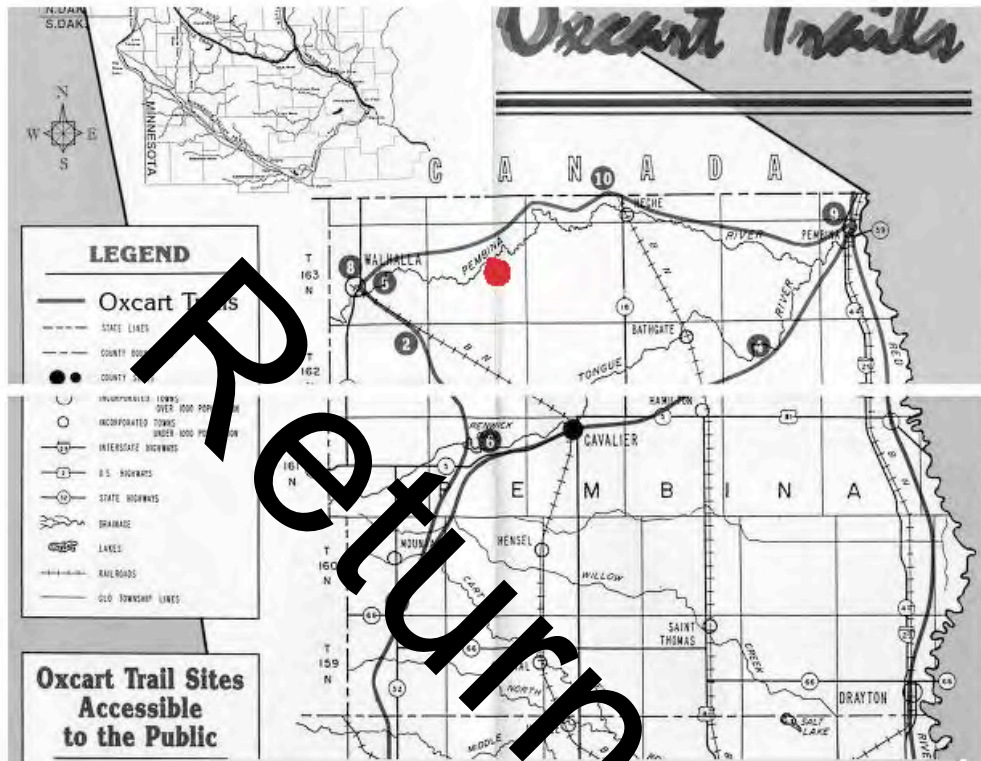


Fig. 4: Vyzralek(1993) closeup detail of Ridge Trail alternate branch Red River (oxcart) trail

Dease-Martineau site superimposed over Vyzralek's 1991 field notes at right



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Fig. 5a: overall siteplan of Martineau property 120-acre tract donated by Alphonse and Irene Martineau to North Dakota Game & Fish Department in memory of their son William Andre Martineau (Google Earth overlay)

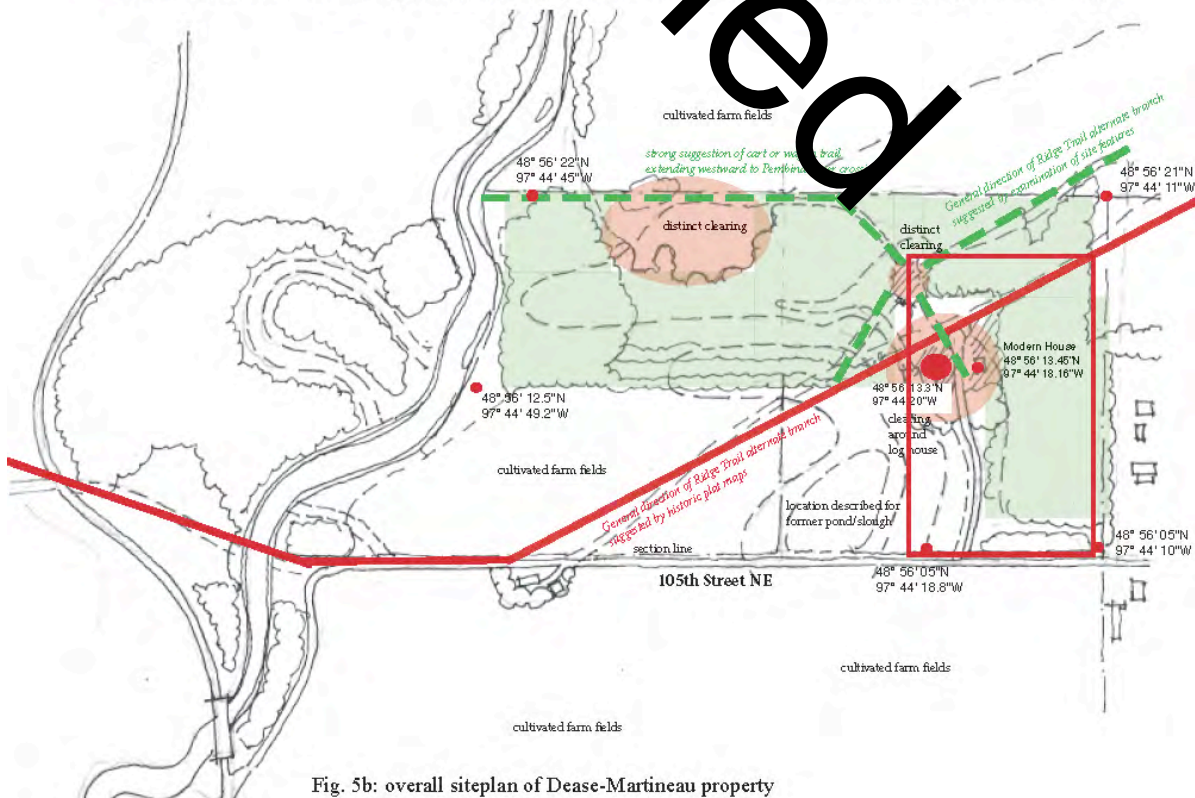


Fig. 5b: overall siteplan of Dease-Martineau property



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Dease-Martineau House, Trade Post & Oxcart Trails
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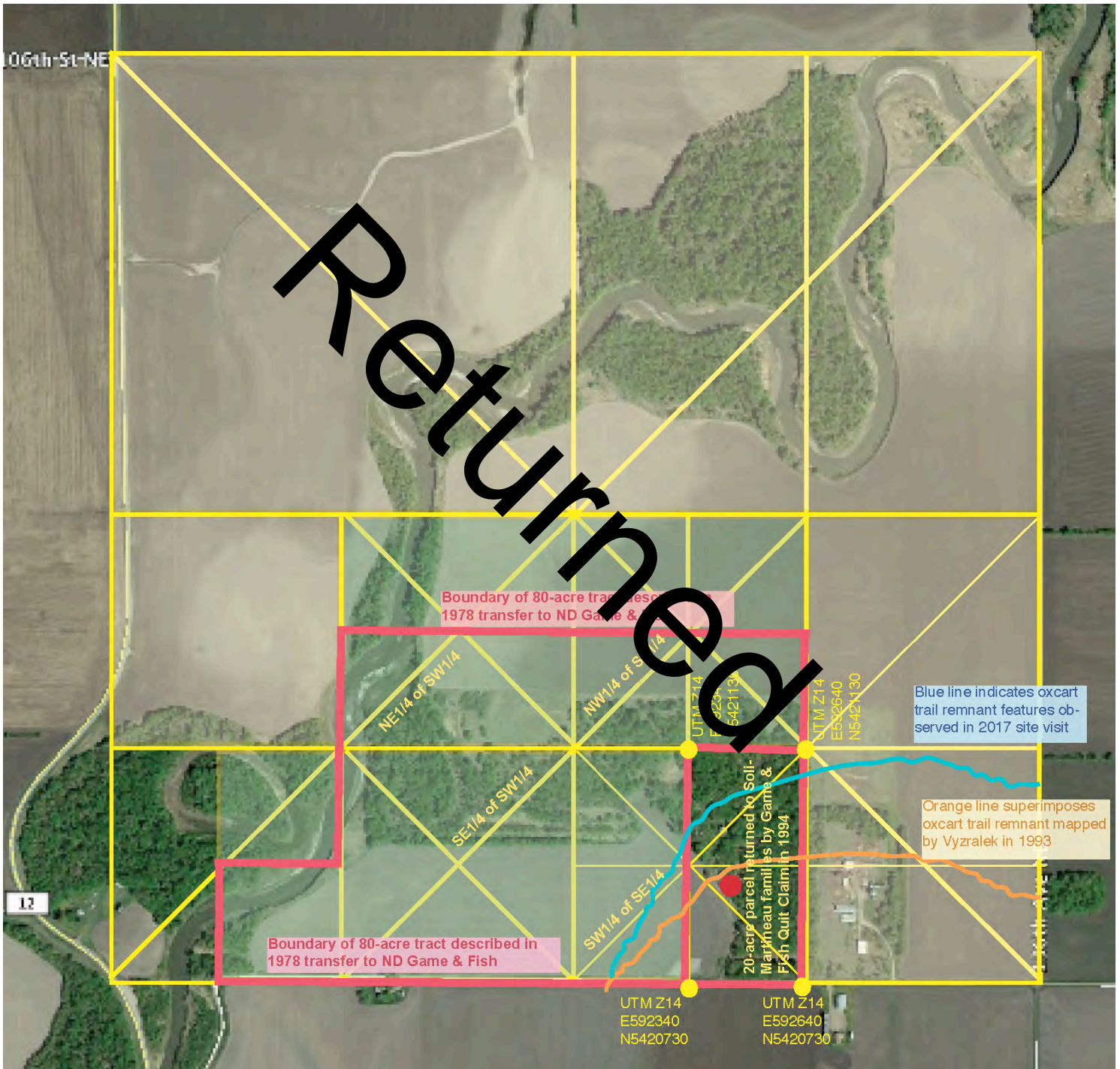


Fig. 6: Parcel survey lines overlaying aerial photo, reflecting transfer of 20-acre parcel back to Soli-Martineau families, with cart trail segments superimposed.

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Dease-Martineau House, Trade Post & Oxcart Trails
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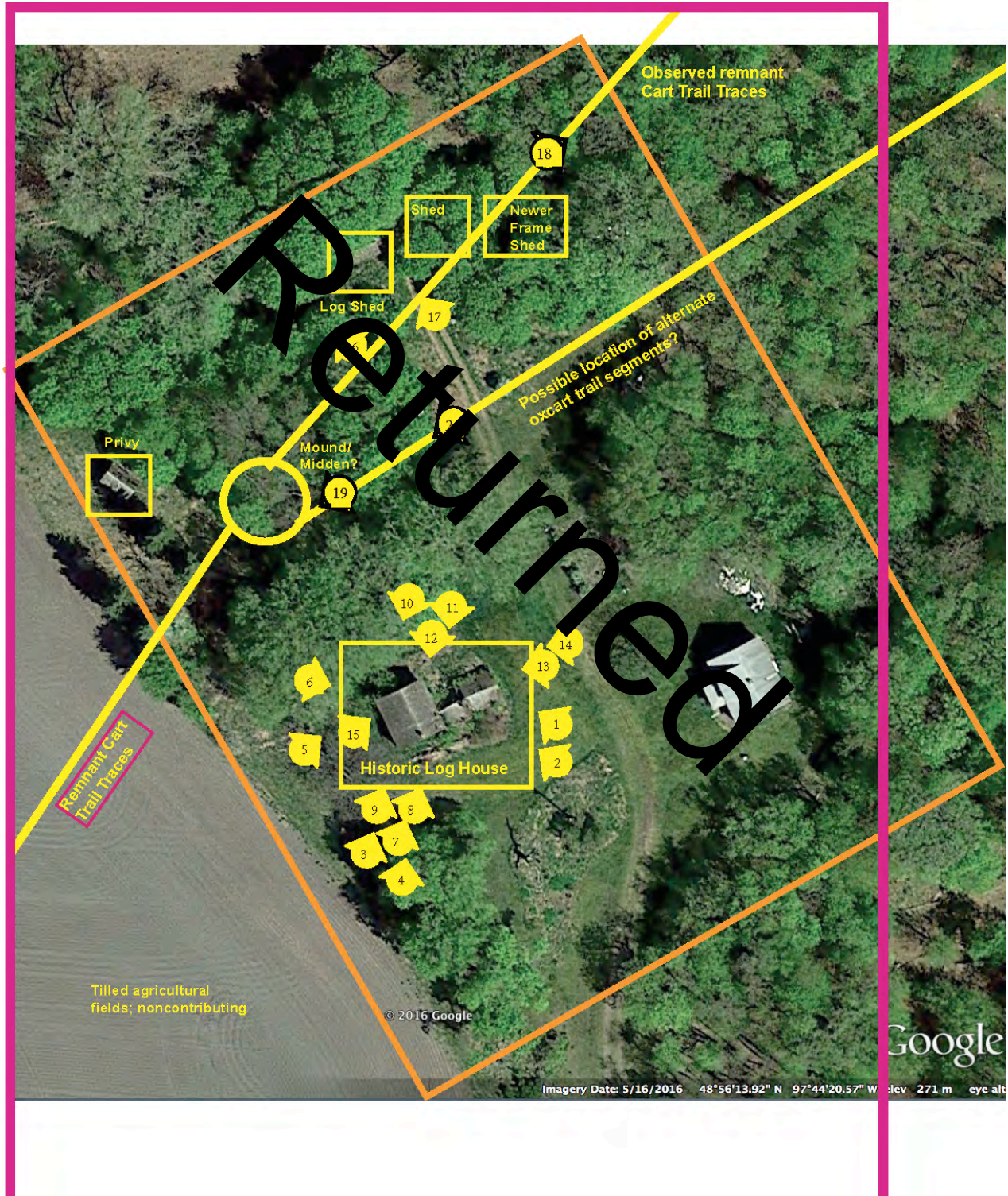


Fig. 7: closeup detail; siteplan proximate to log house (NRHP primary historic feature)

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Fig. 8: Close-up site plan sketch proximate to log house, with photo standpoints indicated

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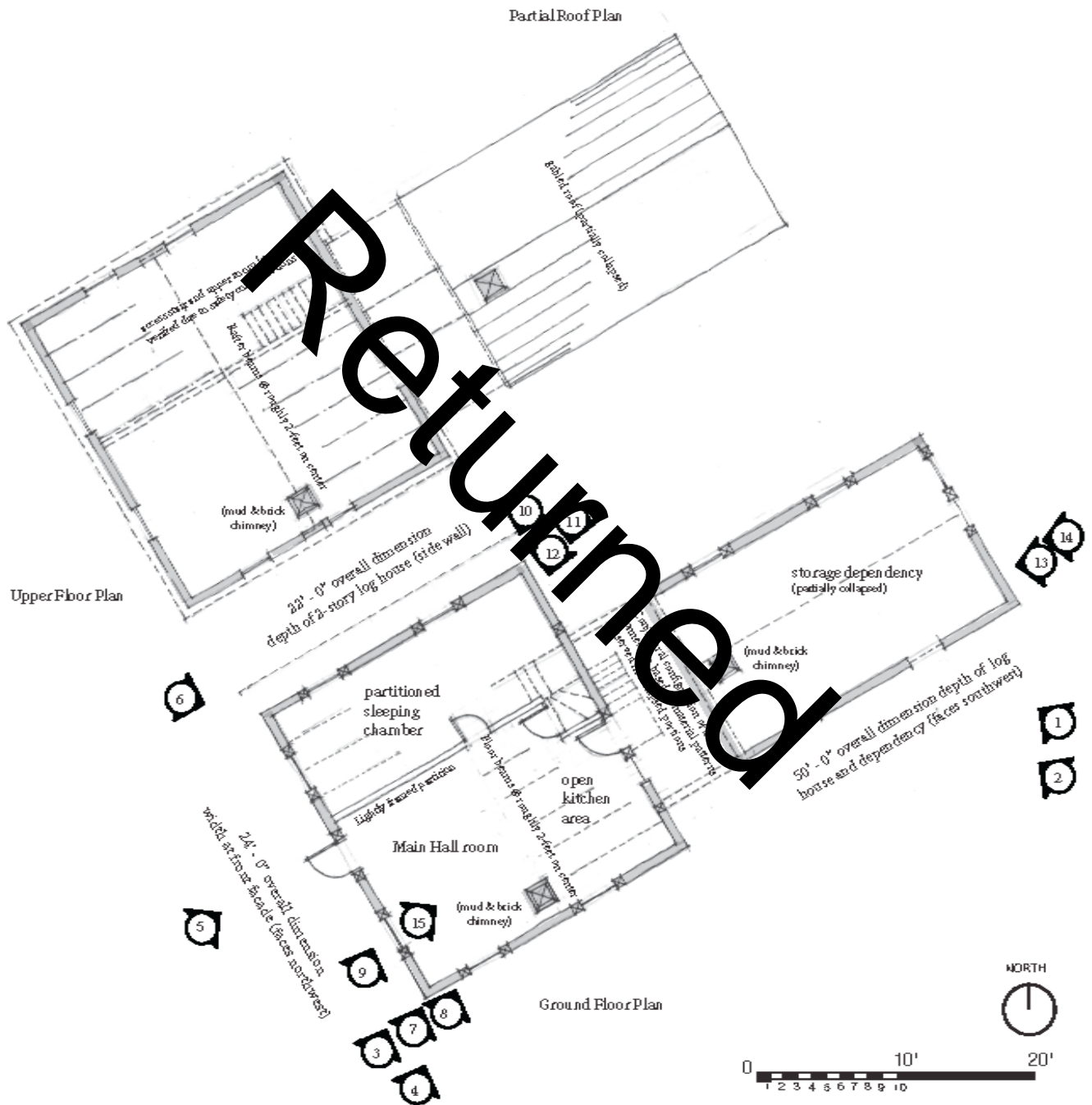


Fig. 9: Ground floor and upper floor sketch plans of Dease-Martineau log house; Pembina County, North Dakota

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Dease-Martineau House, Trade Post & Oxcart Trails
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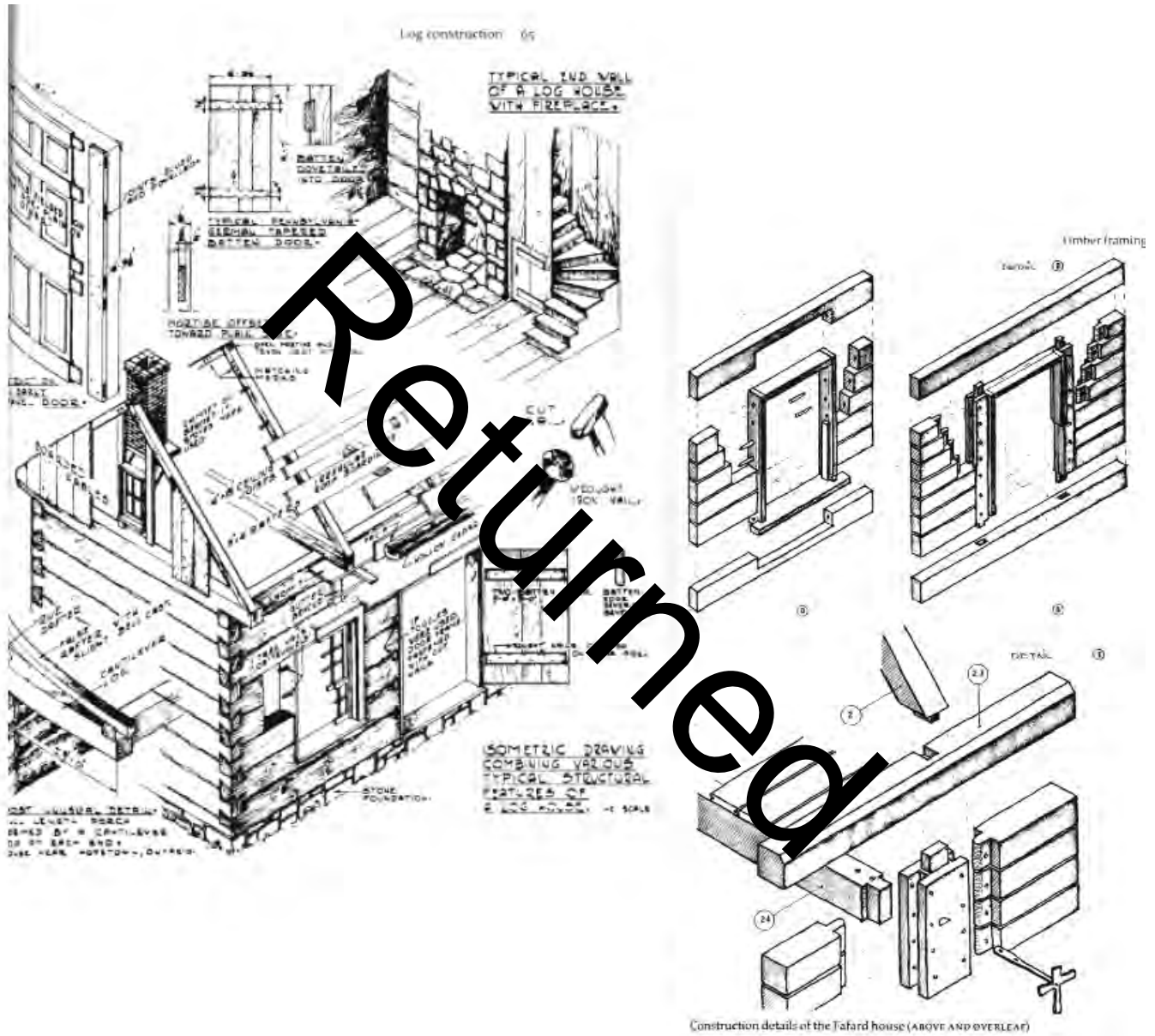


Fig. 10: Illustration excerpted from Remple (1967; 1980 rev. ed) of *pièce sur pièce* dovetail joinery and *poteaux et pièce coulissante* “Red River frame” construction. Typical of Saskatchewan River houses documented by Burley (2000), the expertly practised Métis craftsmanship at Dease-Martineau property is a skillfully executed example that combines precisely-made dovetail corners and log bearing (upper left) with slotted mortise and tenon vertical posts (lower right), which Burley describes as analogous to Métis *michif* language that thoughtfully combines term of two cultures.

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Fig. 11a: 1983 Hillier photo showing condition of two-story log house before collapse of attached log shed. (digitized from the collections of the Pembina County Historical Society Museum.)



Fig. 11b: 1983 Hillier photo showing condition of two-story log house west (front) formal elevation. (digitized from the collections of the Pembina County Historical Society Museum.)

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Fig. 12b: 1983 Hillier documentary photo showing condition of before collapse of attached log shed. (digitized from the collections of the Pembina County Historical Society Museum.)



Fig. 12b: 1983 Hillier photo detail of *poteaux et pièce coulissante* log joinery, with oak pegged “trunnels”. (digitized from the collections of the Pembina County Historical Society Museum.)

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Fig.10a: photo of Red River oxcart (collections of the Minnesota Historical Society)

Form 407 1-21-47 3051 SEP Printed in U.S.A.

Abstract of LOCAL WAYBILLS RECEIVED

**CARLOAD**

TOTAL OF WAYBILL					Pro
Weight (Grs.)	Freight	Advances	Prepaid		
1	2	3	4	5	
<p>This Bronze Bowl-Shaped Mirror was presented to Col. Dana M. Wright of St. John, N.D., a director of the State Historical Society of North Dakota, by Mr. C. Dease, then a member of this Society, for deposit as a lasting souvenir, in memory of the illustrious pioneer Joseph Kettle, trail-blazer and pathfinder, (who formerly had possession of this historic mirror) on October 13, 1937.</p> <p>This rare relic of Hon. Joseph Kettle, late of Pembina, was presented to me by my late father, Marc Alfred Dease, formerly of Williston, N.D., upon the untimely death of his first wife, Mrs. Helene Emily Kettle, who had obtained possession of it from her father, Martin Jerome Kettle, late of Williston, a son of the late Hon. Joseph Kettle.</p> <p>Albert E. Dease Clerk, Great Northern Railway Co., Neche, N.D., Dec. 27, 1940</p>					



Fig. 13: 1941 communication from Albert E. Dease (left); and photo of John W. Dease, Jr. (ca.1873)



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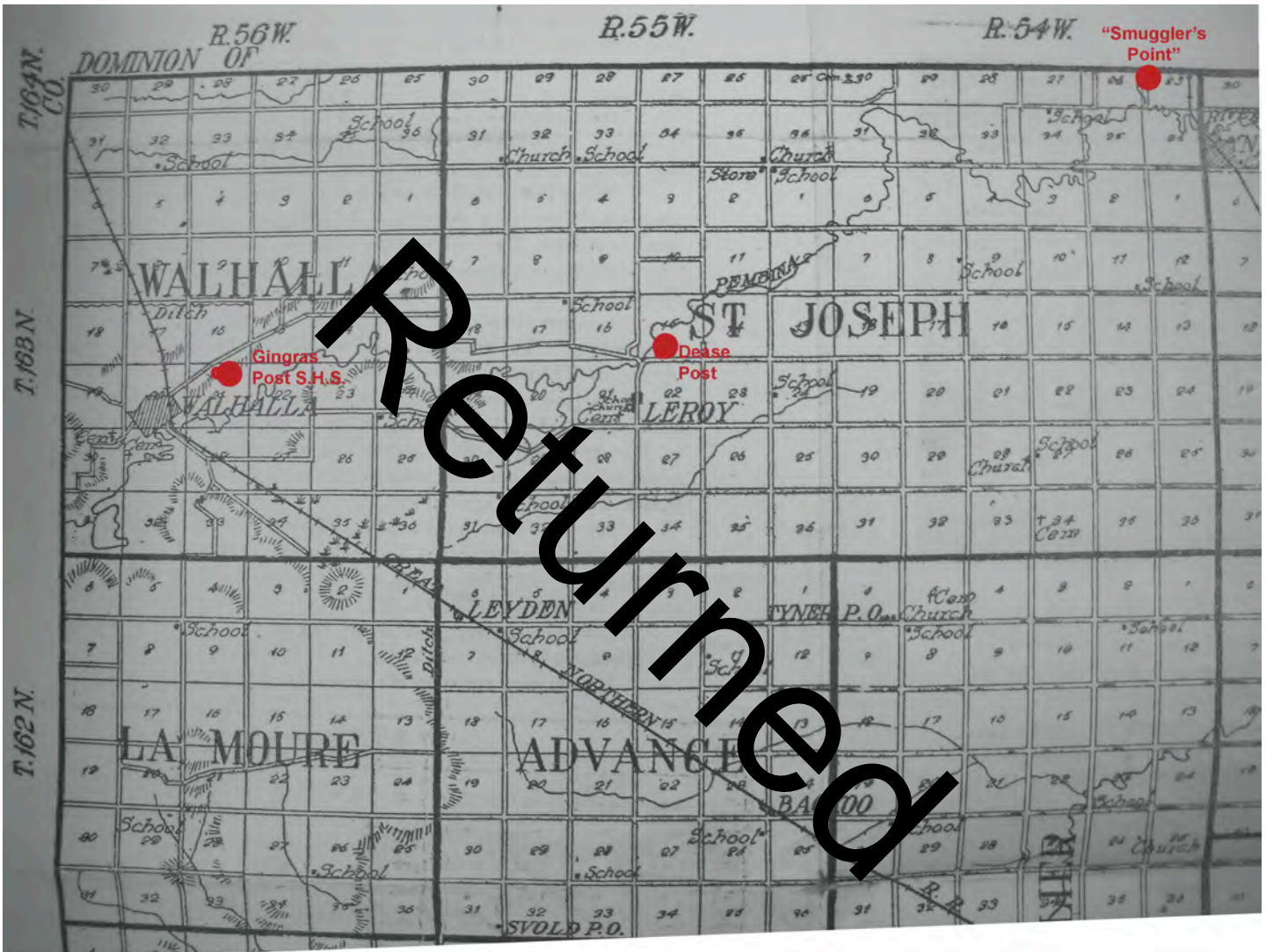


Fig. 14: 1914 Plat map excerpt of St. Joseph Township with Dease-Martineau and Gingras sites indicated, superimposed in red

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Dease-Martineau House, Trade Post & Oxcart Trails
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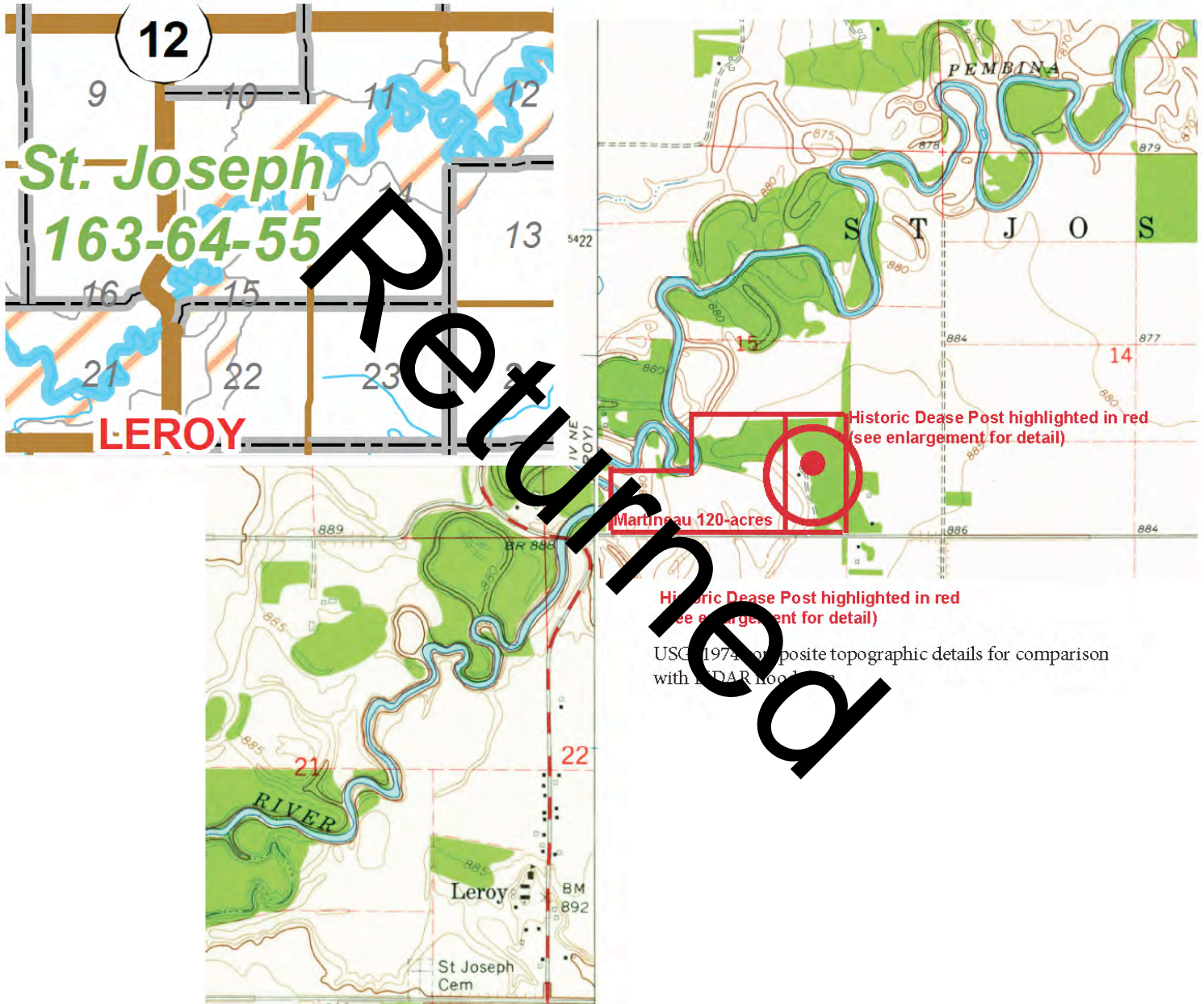


Fig. 15: excerpted composite of USGS topographic maps; Leroy and Cavalier NW quads; T163N-R55W. Based on 2017 observations, major floodstage at the Dease-Martineau log house is assumed to be 885.5 according to this datum. The historic log house is in the center of the red circle at upper right.



# United States Department of the Interior

NATIONAL PARK SERVICE  
1849 C Street, N.W.  
Washington, DC 20240

## United States Department of the Interior National Park Service National Register of Historic Places

### Comments Evaluation/Return Sheet

**Property Name:** Dease-Martuineau House, Trading Post, and Oxcart Trail Segments

**Property Location:** 13565 105<sup>th</sup> St. NE, Leroy, ND

**Reference Number:** SG 10001744

**Date of Return:** 10/10/17

**Reasons for Return:** Substantive revisions to sections 5, 7, 8

**Summary of Significance:** The property is being nominated listing in the National Register, invoking significance criteria A, C, and D and is a rare surviving log house located on the site of oxcart trails that were an important part of early settlement and trade on the North Dakota, Minnesota, and Canadian borders.

**Nomination Issues:** There are several, as is enumerated below.

**Section 5:** Given the preponderance of the statement of significance and the period of significance proposed, the Category of the Property should be more accurately identified as a district rather than a site (or buildings) as it is comprised of five contributing resources: (1) two buildings (i.e., the log house/trading post and shed) and (2) three sites (i.e., the site around the log house, a midden deposit, and an unspecified number of oxcart trail segments counted as a single site).

**Section 7:** The historical significance of the property can be better understood with the following changes to descriptive terms regarding the log house and its wing, as well as an improved enumeration of the various outbuildings on the property.

- The use of the term “Georgian” is not useful. In fact the architectural antecedents seem to be pre-Georgian: a “hall and parlor plan”, albeit with and kitchen ell rather than a central chimney; “New England Colonial” using Bulletin 16 terms. Certainly not “Georgian central-hall”. The joinery (i.e. the windows since the doors were not illustrated) suggests molding planes that produced very simple late 18<sup>th</sup> century

**Concerns with the Criterion D argument:** There are three items warranting attention as relate to Significance Criterion D (“has yielded or may be likely to yield information important in prehistory or prehistory”) as developed in this nomination: (1) insufficient discussion of archeological integrity, (2) inconsistent application of levels of significance to Criterion D, and (3) lack of research questions.

Statements such as the following raise concerns regarding the site’s potential for subsurface archeological integrity: “There has been some recent surface scraping of soils and clearing on the site, with brush piles in evidence to the south and north of the main building” (Section 7, p. 7). Taken in concern with reference to “flooding, vandalism, and neglect” within the last 35 years (Section 7, p. 13), one is left wondering about the potential cumulative effects of such activity for midden deposits, remnant trail segments, and/or surface materials indicative of subsurface cultural deposits? Moreover phrasing such as “may likely contain archaeological information” does not bolster a great deal of support for a Criterion D argument beyond the use of “careful forensic analysis of the deteriorated features of Red River log construction” (S. 7, p. 13). If there has been no prior archeological survey at the Dease-Martineau House, as appears to be the case, it might prove useful to explain what similarities appear to exist between conditions at this site and the nearby Gingras site.

The national level of significance is checked in Box 3 of the nomination. However, in discussing Criterion D, both the local and national levels of significance are invoked in different places in the nomination. Compare, for example, the discussion of Criterion D at the local level of significance in Section 8, p. 16 vs. invocation of its national significance under Criterion D in Section 8, p. 17—where both discussions include the archeological potential of discoveries related to log construction, ox cart trails, and early trade.

Finally, most notably absent is the inclusion of specific research questions for the archeological component of the Criterion D discussion. While information garnered in the course of future archeological investigation will doubtless provide “an aid to public education and interpretation,” what is needed in the nomination are clearly-articulated research questions. One fruitful approach might be to consider the research questions developed for the Gingras site and adapt them to the Dease-Martineau House, Trading Post, and Oxcart Trail Segments.

### **Summary**

We look forward to receiving a new submission that addresses the points discussed. If you have any questions, please feel free to contact historian Roger Reed at 202-354-2278 or [roger\\_reed@nps.gov](mailto:roger_reed@nps.gov) or archeologist Julie Ernstein at 202.354.2217 or [julie\\_ernstein@nps.gov](mailto:julie_ernstein@nps.gov).

Roger Reed, Historian  
National Register of Historic Places

and

Julie H. Ernstein, Ph.D., RPA, Supervisory Archeologist  
National Register of Historic Places

molding profiles. Again, not specifically Georgian but, using terms in Bulletin 16, "Early Republic".

- The use of the term "dependency" is problematical as in some regions a more formal wing, usually one of two balanced (i.e., bilaterally symmetrical) outbuildings that once flanked the building. Consider use of the term "ell" or "wing". In any case, it is probably should not be characterized as "storage", especially as this section of the house is not in a condition to access for documentation. The information in the nomination seems to make clear (pages 7 and 8) that it was, as least for part of its history, a sort of summer kitchen, or in any case used as a living space similar to a traditional ell.
- The term "dog-trot" is defined to describe a two-room house under one roof linked by a connector or breezeway, not the connector itself as in the nomination. Therefore the term does not apply in this case (page 10).
- All the other buildings should be given a name and/or number (e.g., shed No. 1") with an estimated date. The text is not always clear on what building is being referred to or which might be historically significant. Listing each separately, keyed to the site map, would be very helpful to a reader and for future planning purposes.
- A clarification of the various outbuildings would be especially important with a period of significance that purports to extend past 1910 to include occupancy by the Martineau family, if that is justified (see below).

**Section 8:** The strongest justification for listing under Criterion A appears to be the occupancy by John W. Dease, Jr. and his role as in trade and commerce. This, of course, aligns with the argument for Criterion D and the cart trails.

- Conceding that 19<sup>th</sup> century use of the property for meetings may have been, as characterized in the nomination, "impromptu", the narrative should nonetheless indicate if this is based on a written tradition among local historians indicating that the property served as "Host to the Pioneers" and "Rendezvous of Pioneers".

Less convincing is John Warren Dease's direct role in shaping political events as noted on the bottom of page 20: "With regular visits from dignitaries, the Dease family played a key role as facilitators and mediators in Minnesota Territorial politics (from Pembria prior to 1858 Minnesota statehood, continuing after Dakota Territorial reorganization in 1861), finalizing the international boundary with Canada, and even establishment of the province of Manitoba." This appears to support, at least in part, claims of national-level significance.

- Dease did not arrive from Canada until 1862 and there does not seem to be documentation of his important role in political affairs, more or less acknowledged in the nomination by rejecting Criterion B.
- The justification under A for occupancy by the Martineau family is not evident. Continued occupancy alone is not a basis for listing, as noted in NR guidelines. Moreover, a period of significance linked to the Martineau family and extending to 1967 would potentially include all of the other buildings, including the 1940 house, as contributing. If not, why not?

56-17414

To: Keeper, National Register of Historic Places  
From: Claudia J. Berg/ Lorna Meidinger  
Date: 27 November 2017  
Subject: National Register Nomination



The following materials are re-submitted on this 27th day of November 2017, for the nomination of the Dease-Martineau House, Trading Post, and Oxcart Trail Historic District to the National Register of Historic Places.

- 1   National Register of Historic Places nomination form on archival paper
- Multiple Property Nomination form on archival paper
- Photographs
- USGS map(s)
- Sketch map(s)/figure(s)/exhibit(s)
- Pieces of correspondence
- 2   CDs
- 1   Signature Page
- Other: \_\_\_\_\_

COMMENTS:

- Please insure that this nomination is reviewed
- This property has been certified under 36 CFR 67
- The enclosed owner objections \_\_\_ do \_\_\_ do not constitute a majority of property owners.
- x   Other: hard copies of the photographs were submitted with the first version and so are not being submitted again