

# Spokane Register of Historic Places Nomination

*Spokane City/County Historic Preservation Office, City Hall, Third Floor  
808 Spokane Falls Boulevard, Spokane, Washington 99201-3337*

## 1. Name of Property

Historic Name: Campbell-Jones House  
And/Or Common Name:

## 2. Location

Street & Number: 1320 N Summit Boulevard  
City, State, Zip Code: Spokane WA 99201  
Parcel Number: 25141.0114

## 3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> building	<input type="checkbox"/> public <input type="checkbox"/> both	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agricultural <input type="checkbox"/> museum
<input type="checkbox"/> site	<input checked="" type="checkbox"/> private	<input type="checkbox"/> work in progress	<input type="checkbox"/> commercial <input type="checkbox"/> park
<input type="checkbox"/> structure			<input type="checkbox"/> educational <input checked="" type="checkbox"/> residential
<input type="checkbox"/> object	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment <input type="checkbox"/> religious
	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes, restricted	<input type="checkbox"/> government <input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes, unrestricted	<input type="checkbox"/> industrial <input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military <input type="checkbox"/> other

## 4. Owner of Property

Name: Daniel and Annette Owen  
Street & Number: 1232 N Summit Boulevard  
City, State, Zip Code: Spokane, WA 99201  
Telephone Number/E-mail: 208.640.1873/ annetterowen@yahoo.com

## 5. Location of Legal Description

Courthouse, Registry of Deeds	Spokane County Courthouse
Street Number:	1116 West Broadway
City, State, Zip Code:	Spokane, WA 99260
County:	Spokane

## 6. Representation in Existing Surveys

Title: Enter previous survey name if applicable  
Date: Enter survey date if applicable  Federal  State  County  Local  
Depository for Survey Records: Spokane Historic Preservation Office

## 7. Description

### Architectural Classification

### Condition

- excellent
- good
- fair
- deteriorated
- ruins
- unexposed

### Check One

- unaltered
- altered

### Check One

- original site
- moved & date \_\_\_\_\_

*Narrative statement of description is found on one or more continuation sheets.*

## 8. Spokane Register Criteria and Statement of Significance

**Applicable Spokane Register of Historic Places criteria: Mark "x" on one or more for the categories that qualify the property for the Spokane Register listing:**

- A Property is associated with events that have made a significant contribution to the broad patterns of Spokane 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 history.

*Narrative statement of significance is found on one or more continuation sheets.*

## 9. Major Bibliographical References

*Bibliography is found on one or more continuation sheets.*

## 10. Geographical Data

Acreage of Property: <1 acre  
Verbal Boundary Description: SHERWOOD RES & EXT B1 L20 B1  
Verbal Boundary Justification: Nominated property includes entire parcel and urban legal description.

## 11. Form Prepared By

Name and Title: Annette Owen  
Organization: homeowner  
Street, City, State, Zip Code: 1232 N Summit Boulevard, Spokane  
Telephone Number: 208.640.1873  
E-mail Address: annetterowen@yahoo.com  
Date Final Nomination Heard: November 15, 2017

## 12. Additional Documentation

*Additional documentation is found on one or more continuation sheets.*

13. Signature of Owner(s) \* Campbell-Jones House  
Annette Owen

14. For Official Use Only:

Date nomination application filed: 10/15/17

Date of Landmarks Commission hearing: 11/15/17

Landmarks Commission decision: Approved

Date of City Council/Board of County Commissioners' hearing: 12/18/17

City Council/Board of County Commissioners' decision: Approved

I hereby certify that this property has been listed in the Spokane Register of Historic Places based upon the action of either the City Council or the Board of County Commissioners as set forth above.

Megan Duvall 11/15/17  
Megan Duvall Date

City/County Historic Preservation Officer  
City/County Historic Preservation Office  
3<sup>rd</sup> Floor - City Hall, Spokane, WA 99201

Attest: [Signature]  
City Clerk (Acting)

Approved as to form: [Signature]  
Assistant City Attorney





### ***SUMMARY DESCRIPTION OF PROPERTY***

#### ***Summary Statement***

Built in 1904, the Campbell-Jones House is an excellent example of a simple Free Classic Queen Anne style home. The two story Campbell-Jones House is located in the West Central Neighborhood on North Summit Boulevard in the Sherwood Addition. The home remains in its original location high on a bluff above the Spokane River. In the first decade of the 20<sup>th</sup> century, Summit Boulevard, which winds along the eastern bluff two hundred feet above the river, had become a prestigious residential boulevard for many of Spokane's prominent early day citizens. The Campbell-Jones House is remarkably intact, and an excellent example of building techniques, materials, and design as well as its association with the development of early Spokane and the properties located along the Spokane River.

The Campbell-Jones House is located on Lot 20, Block 1, Resurvey and Extension of Block "1," Sherwood Addition in West Central Spokane. The house faces the foothills to the west overlooking the Spokane River on Summit Blvd. The lot measures 50 feet wide by 159 feet deep. A circa 1905 single stall garage on the southeast corner of property line is shared with three different properties and owners (perhaps the only garage of its kind in Spokane).

Built for Johnston B. Campbell, an attorney, and his wife Martha S. Campbell, the house is a wood frame structure with a basalt and granite foundation and a steeply pitched front gable roof with a front and side porch. As with a typical Queen Anne, the exterior siding

materials vary from lap to shingle embellished with horizontal bands and decorative accent moldings and trim dividing the materials and corner boards.

Many of the homes in the neighborhood are well-cared-for single family residences, some of which are already on the Spokane Register of Historic Places such as the Glover House, the Thomas House, the Richardson House and the Blake-Ahlquist-Woolcott House. A large part of the neighborhood is comprised of small to medium-sized homes dating back to the late 1800's.

### **Present Condition and Appearance**

#### ***House Exterior***

The Campbell-Jones House is a two story 40' wide x 35' deep rectangular structure. The house sits on its original footprint with the primary façade facing Summit Boulevard to the west. Approaching the house, the main façade (west elevation) contains a first floor shallow hipped roof porch that extends the entire distance of the front of the house. Four squared, simple porch columns span the front of the porch on each corner and on either side of the front steps. The form of the house is a cross gable with a steeply pitched roof and a cutaway small semi-circular recessed balcony in the front facing gable end on the second floor with two one-over-one windows with leaded glass uppers. The front door is slightly off-center toward the north and is flanked by windows on each side. The front door has a single beveled glass upper light with one panel below. The front façade is recessed with a window to the left of the front door which is a one-over-one wood sash with a decorative leaded glass upper and a single pane lower sash. To the right of the front door is a larger central fixed window with a horizontally-oriented upper leaded glass pane flanked by two fixed side lights of decorative leaded glass.

The exterior walls of the house are clad in a horizontal, narrow-width, clapboard wood siding on the first level and cedar shingles on the upper level, a common pattern in a Queen Anne Free Classic style house. The roof is covered in composition shingles. The house retains the original windows and front door. Soffits are clad in tongue and groove wood paneling. The foundation is constructed of twenty-four inch basalt and granite stone placed in an irregular pattern.

#### ***South Elevation***

A brick chimney rises substantially above the roofline on the second floor and is located on the south elevation between two leaded glass windows. The cross gable on the south elevation is centrally placed with cornice returns and two one-over-one windows. An interesting feature of the south elevation is a curved dining room wall/window toward the rear of the house. The curved bay consists of two one-over-one windows with leaded glass uppers and single pane lower sashes that flank a raised, single pane fixed leaded window.

#### ***North Elevation***

The north elevation features a side porch that rests on piers and supports a projecting cross gable on the second floor. The porch has three simple columns on each corner and a

door leading to a landing on the interior between the first floor and the stairway to the second floor. The north elevation also includes two one-over-one windows – one on the westernmost side with a leaded glass upper and a single pane sash and the other directly to the east of the porch. The cross gable consist of four windows across the front with two one-over-one windows flanked by fixed windows with decorative upper lights and plate glass lower sashes. The east and west sides of the gable also contain casement windows made up of diamond shaped leaded glass. A small dormer is located between the cross gable and the gable end and appears to contain a fixed plate glass window.

### ***East Elevation***

The east or rear elevation consists of two one-over-one windows in the gable end on the second floor. There is a small projecting rear portion on the northeast side of the rear elevation with a door that faces south. The Sanborn maps show this as a rear porch which must have been enclosed at some point in the past. There are two windows on the first floor, a larger window contains a leaded glass upper and single pane lower; while a smaller window closest to the rear door is a one-over-one single paned sash.

### ***Garage***

The single-story garage does show up on the 1910 Sanborn Map as a shared garage between the Campbell-Jones House and the neighbors at 1314 N Summit. The garage is sited on the rear of the lot to the far eastern edge of the property and (unusually) spans the property line to the south to provide for a one car garage for the 1314 address. The car door opens on the north elevation of the garage. It has a gable front with shingles in the gable end and a wide cornice. It also appears that there is horizontal clapboard wood siding on the garage and one small central dormer with a window.

### ***Interior Description***

The interior of the Campbell-Jones house has a formal living room, dining room, kitchen, greeting/parlor room, and one half bath on the first floor totaling 1005 square feet. The second floor consists of a sitting room, three bedrooms, a guest bathroom and a master bathroom for a total of 800 square feet. The unfinished basement is 500 square feet.

The flooring on the main level is oak plank with the exception of fir plank floors in the kitchen. The second story flooring and staircase is fir plank. The flooring in the two bathrooms on the second story is ceramic tile. All of the woodwork is painted with the exception of the stained fir fireplace mantel in the living room. The windows are all original with the exception of the window in the half bath on the main floor and the guest bathroom on the second floor (replacement wood windows). All interior doors are original five-panel wood doors with original hardware.

At the front porch facing west is the original wood paneled, beveled glass front door with original hardware. The front door opens to a small vestibule. The vestibule opens to a greeting room/parlor (may have been a library originally) on the west and north walls. The greeting room is filled with light from two double hung leaded glass windows - one on the west wall and one on the north wall. From the greeting room, three steps rise to a

landing that leads to the north side porch. The staircase to the side porch and second story is visible from the greeting room. The L-shaped, enclosed staircase is paneled on one side with two columns, each sitting on a separate painted wood ledge ending at the ceiling. Also from the greeting/parlor room, entry can be made to the formal living room on the west and south wall, or the kitchen at the back of the house on the east wall. The formal living room entry is flanked by two columns, each sitting on a painted wood ledge that end at the woodwork casing above. The fireplace and hearth, on the south wall in the living room, are covered in smooth red brick and the mantel consists of stained fir with simple fir bracket supports. A set of three, stationary, beveled lead crystal windows illuminate the west wall of the living room. Two additional leaded glass windows flank the fireplace on the south wall. The living room opens up to the formal dining room on the east and south walls. The dining room features a curved south wall with one stationary leaded glass window in the center and two double hung leaded glass windows on each side. An additional stationary leaded glass window faces the backyard to the east. The kitchen can be entered on the east wall from the dining room or the greeting room. The kitchen has one double hung window and a door that leads to the back porch and backyard to the east. A hallway in the kitchen leads to a half bath on the east wall or the side porch on the north wall.

A fir staircase leads to the second floor L-shaped hallway. The master bedroom extends the full length of the west side of the house with walk-in closets at each end on the north and south walls. A set of double hung leaded glass windows on the west wall open to an exterior rooftop deck flaked with fluted columns and an arched alcove. The second floor sitting room, north wall, and master bathroom, east wall, can be entered from the master bedroom or the main hallway. The second floor sitting room has one casement-style leaded glass window on the west wall, one casement style leaded glass window on the east wall and a pair of double hung windows flaked with two single stationary windows-- each topped with leaded glass on the north wall. The guest bathroom on the east wall, and two additional bedrooms, one on the south wall and one on the east wall, each with a pair of double hung windows, complete the second story.

### ***The Queen Anne Free Classic Style***

The Queen Anne style dominated building trends and domestic architecture throughout the United States from 1880 to 1910. The style is characterized by an eclectic mix of architectural elements from previous traditional prototypes that are designed to produce random changes in the horizontal and vertical continuity of the exterior wall plane. This is accomplished through an irregular house plan and massing, and may include an asymmetrical façade with a single story front porch; dominant front-facing gable; and lower cross gables, a variety of window treatments, such as bay, oriel and cut-away windows; variety of colors; and textures found in shingles, siding and patterned masonry.

About thirty-five percent of the Queen Anne style is a subtype Free Classic. Free Classic houses use classical columns rather than delicate turned posts with spindle work detailing as porch supports. These columns may be either the full height of the porch or raised on the pedestal to the level of the porch railings; the railing normally

lack the delicate, turned balusters of the spindle work type of Queen Anne house. Porch support columns are commonly grouped together in units of two or three. Palladian windows, cornice-line dentils and other classic details are frequent. This subtype became common after 1890 and has much in common with some early (asymmetrical) colonial revival houses. (*A Field Guide To American Houses Architectural Historians Lee & Virginia McAlester*)

The Campbell-Jones house is an excellent representation of the Free Classic Queen Anne style home. These features are displayed in the homes steeply pitched roof, multiple cross gables, corner boards, bay window, single story full-width front porch, prominent façade gable, window crowns, beveled leaded glass windows, boxed eaves, narrow width horizontal wood clapboard siding and wood shingles.

The Campbell-Jones House displays many of the features associated with the Free Classic Queen Anne style. The identifying elements of the style related to the Campbell-Jones House include:

- Irregular plan and massing
- Full-width, single-story front porch
- Dominant front facing gable roof with lower cross gables and patterned wood shingles
- Exterior surfaces are interrupted with a multitude of designs and materials, wood shingles, narrow width horizontal wood clapboard siding
- Window and recessed arch under the gable
- Side porch supported by four square, fluted columns on pedestals
- Steeply pitched roof of irregular shape
- Boxed eaves
- Unusual curved bay in the dining room



**SECTION 8: STATEMENT OF SIGNIFICANCE**

- **Areas of Significance: Category C - Architecture, Category B - Association with people important to Spokane**
- **Period of Significance: 1904-1914**
- **Built Date: 1904**
- **Architect: unknown**
- **Builders: unknown**

Built in 1904, the Campbell-Jones house is an excellent example of the Free Classic Queen Anne style and meets Category C for listing on the Spokane Register under architecture. In addition, the Campbell-Jones house is remarkably intact - an excellent example of building techniques, materials, and design used in the architectural development of Spokane. The Campbell-Jones House also meets the criteria under Category B for its association with prominent Spokane businessman, benefactor and founding member of the Spokane Merchants Association, Johnston B. Campbell. While noted in the name "Campbell-Jones," the house was also the home of Keith and Kathryn Jones, long-time residents and owners of the locally known gathering place, the "Donut Parade" on North Hamilton. The Jones' owned the home from 1973 until 2013 (left off of the period of significance for the home due to the 50 year rule for significance).

The two-story Campbell-Jones House is located in the West Central Neighborhood on North Summit Boulevard in the Sherwood Addition. When Nettleton's Addition properties first went on the market in 1887, the Spokane Falls Review exclaimed breathlessly that "For beauty of situation the Nettleton Addition is certainly unsurpassed." The Review went on to describe views of the Spokane River, "...far below, the clear water seethes and tumbles as it winds its tortuous way," the surroundings, "...from every portion of it a beautiful view of the city and surrounding country can be obtained," concluding that Nettleton's Addition "... in many ways is superior to anything that has yet been offered." (*Spokane Historic Preservation Office website: Nettleton's Addition Historic District summary*)

**HISTORIC CONTEXT**

***Summit Boulevard in the Sherwood Addition***

"Before it was platted in 1889, the Sherwood Addition was a high wooded plateau at the top of a bluff which commanded spectacular views of the Spokane River and wooded hills. John Sherwood, for whom the addition is named, was a Harvard graduate who came to Spokane with an interest in mining and real estate speculation. He opened a real estate office with F. Rockwood Moore, William Pettet, and other noted businessmen, and helped organize the city's first electric light company. In 1888 he built the first cable system street railway which ran north and south along Monroe Street and west along Boone Avenue to the river. After 1891, Sherwood changed his railway system from cable power to electric power, and in his pursuit of public utilities, Sherwood helped organize the Washington Water Power Company for which he was named vice president." (*Yeomans, Thomas House Spokane Register Nomination, 2006, Section 8 page 1*)

Sherwood purchased the acreage that comprises the Sherwood Addition and platted it for use as residential property in 1887. Three different landowners originally held the land now comprising the Summit Boulevard neighborhood. John Sherwood owned a large part of the southern portion. The Pettet Tract covered the north and the remainder, property platted by William and W.O. Nettleton in 1887, included part of Nettleton's Addition.

Summit Boulevard proved to be a highly desirable street and soon, large residences designed by leading architects of the time were cropping up for businessmen and socially prominent Spokane families along the boulevard. Sherwood Addition was improved with paved, tree-lined streets as well as sewer and water connections. A variety of architectural styles were built on Summit from Arts & Crafts to Tudors, Colonial Revival to Mission Revival and the Queen Anne Free Classic styling of the Campbell-Jones House. Architects employed to design these homes included W.W. Hyslop, Kirtland Cutter, Harold Whitehouse and William Ballard.

The land at 1320 N Summit Blvd. in the City of Spokane, State of Washington, was purchased by Martha S. Campbell from John A. and Charlotte S. Finch, husband and wife, April 29, 1904. Construction of the Campbell-Jones home began soon after.

***Category B: Property is associated with the lives of persons significant in the history of the city, county, state or nation***

***Johnston B. Campbell***

Original owners, Johnston B. Campbell and his wife Martha S. Campbell lived in the home from 1904 until 1914. Johnston Campbell was born August 5, 1868, the son of Hugh Campbell and Lucinda (Fee) Campbell of Stillwater, Minnesota. (1910 U.S. Federal Census Spokane County, U.S.) He married Martha (Shearer) Campbell of Hastings, Minnesota, on September 13, 1893. (Department of Health, Death Index 1907-1960) Johnston graduated from the University of Minnesota in 1890 with a law degree. He began practicing law at Duluth, Minnesota in 1890, moved to Moorhead, Minnesota in 1898 and finally to Spokane in 1903. According to the 1910 U.S. Federal Census, the Campbells were living at 1320 N Summit, they had no children, but did have a "boarder" named Leska McGaghlin.

Johnston Campbell was one of twenty-four men who founded the Spokane Merchants Association. In 1903, Spokane was still recovering from the devastating fire that consumed the heart of the city on August 4, 1889. There was a need for business and trade that would strengthen the economy of the city. December 12, 1903, thirteen men gathered in a small room of the Rookery Building - all were leaders of wholesale or other business firms. They developed an idea to form an organization where each member would agree to share with all creditors by means of assignment of the group to be formed. With the member's cooperation and their guiding principles, the organization, the Spokane Merchants Association, was incorporated on December 23, 1903. Twenty-four merchants formed the original group that grew to 130

participants by the 1950s. The association became a mighty force in the economy of Spokane and the Inland Empire. C.O. Bergan, who was connected with the organization for 38 years both as traffic manager and secretary-manager, said “It was organized at first as a Spokane group but it soon extended its operations to the entire Inland Empire and now has members throughout the area. Because of the “idea” the association has been recognized throughout the United States as unique and outstanding in its achievements and a landmark of the Inland Empire.” The first president of the association was J. M. Comstock, one of the founders of the Crescent Store and Spokane Dry Goods Company. Johnston Campbell was the first Secretary of the Spokane Merchants Association. Johnston would serve for 18 years until 1921 at which time he was appointed to the Interstate Commerce Commission. (*Spokesman-Review – December 6, 1953*)

In addition, Johnston Campbell was the Attorney for the Spokane Merchants Association in freight rate litigation which extended over many years and was decided in favor of Spokane in 1918. He was a member of Spokane Jobbers Association, the Masonic Lodge, 32 Degree Mason, Shriners, Republican Party, First Presbyterian Church, the Spokane Club, Transportation Club, Spokane Amateur Athletic Club (SAAC), and Cosmos (Washington, D.C.). (*Who’s Who, Spokane, WA, Spokane Public Library Northwest Room*)

Johnston Campbell, at 53, served alongside five members appointed by the President of the United States, Warren G. Harding, with the consent of the United States Senate to the Interstate Commerce Commission (ICC). The agency’s original purpose was to regulate railroads (and later trucking) to ensure fair rates, to eliminate rate discrimination, and to regulate other aspects of common carriers, including interstate bus lines and telephone companies. Congress expanded ICC authority to regulate other modes of commerce beginning in 1906. The agency was abolished in 1995, and its remaining functions were transferred to the Surface Transportation Board. Mr. Campbell was most likely chosen for this appointment due to his extensive experience in Spokane. The Commission was authorized to investigate violations of the Interstate Commerce Act of 1887 and order the cessation of wrong doing. However, in its early years, ICC orders required an order by a federal court to become effective. The Commission was the first independent regulatory body (or so called Fourth Branch), as well as the first agency to regulate big business in the United States.

The ICC was established by the Interstate Commerce Act of 1887, which was signed into law by President Grover Cleveland. The creation of the commission was the result of widespread and longstanding anti-railroad agitation. Western farmers, specifically those of the Grange Movement, were the dominant force behind the unrest, but Westerners generally, especially those in rural areas, believed that the railroads possessed economic power that they systematically abused. A central issue was rate discrimination between similarly situated customers and communities.

The act applied to all railroads engaged in interstate commerce, even if they were located entirely within a single state, and it also applied to water carriers – riverboats, barges, ferries – owned or controlled by railroads. The Act states that rates charged by the

railroads had to be “just and reasonable,” but it did not set standards for reasonableness. Railroads were forbidden to give preference, advantage, special rates, or rebates to any person, company, location, city or type of traffic. There had been alleged attempts by railroads to obtain influence over city and state governments and widespread practice of granting free transportation in the form of yearly passes to opinion leaders (elected officials, newspaper editors, ministers, etc.). Railroads were not allowed to charge more for a short haul than a long haul under the same circumstances when the short haul was a segment of a longer haul. The act prohibited pooling, which, in a railroad’s case, was the sharing of revenue or freight. Railroads were required to publish rates and give advance notice of change. (*Wikipedia.Org/Interstate Commerce Commission & Institute of Public Utilities at Michigan State University May 31, 2007*)

During a news conference on January 3, 1930, at the State War and Navy Building, President Herbert Hoover made this statement. “I regret to say that Commissioner Johnston B. Campbell has resigned. He has been a distinguished public servant.” Johnston Campbell served nine years from 1921 until 1930. (*Herbert Hoover- The President’s News Conference January 3, 1930*)

Although Mr. Campbell lived in Washington D.C. during this time, at age 62, he did return to Spokane, Washington to retire. He passed away at age 85 on November 5, 1953 at his home at 1031 W 13<sup>th</sup> Avenue. He was survived by his wife, Martha, and several nieces and nephews. (*Spokesman Review Obituary, 11/6/53*)

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***Keith and Kathryn Jones***

On February 15, 1973, Keith D. (Darrell) Jones and Kathryn M. Jones, husband and wife, purchased the house at 1320 N Summit Blvd. for themselves and their four children, Susan, Bill, Katy and Tracy. The house was purchased from Karla Rock, a widow, in the amount of \$16,000.

Keith Darrell Jones was born July 23, 1928, in Mooresville, North Carolina, to William and Bertha Jones. He was the first born of their five children. Mr. Jones grew up in the depression-era south. A challenge for his family, the experience forged Mr. Jones and his siblings into tough, successful people. He joined the U.S. Army, 11<sup>th</sup> Airborne Division and was part of the U.S. occupation force in Japan. Soon after leaving the Army in 1947, he moved from the south to Washington State. His varied career path took him to the Okanogan orchards, Boeing in Seattle, U.S. Postal Service, and last, the donut business.

In 1956 he married Kathryn McAllister (Jones) in Spokane, WA. Kathryn was born May 25, 1934, in Midvale, Utah daughter to Vivian Atkin McAllister, born September 24, 1910, in Knab, Utah and Grace McAllister (Chatwin) born January 30, 1911, in Spanish Fork, Utah.

In October, 1968, after a few years in California, Darrell and Kathryn decided to move back to Spokane and open a new business called the “Donut Parade” located at 2152 N Hamilton Street. For over forty years Darrell and Kathryn worked side by side and provided Spokane with fresh donuts and a “gathering place” that left its mark on thousands of people. Their children remember, “their Mom ran the front of the shop and their Dad ran the kitchen. Sometimes when Darrell got bossy, Kathryn would walk back and calmly say, “Darrell stay in your half of the damn shop”. He loved his customers and never forgot a name. His most treasured memories were all the people he called friends that the Donut Parade lost over the years.” (*Spokesman Review Obituary, 9/6/2015*)

Darrell passed away August 31, 2015 at the age of 87. Darrell is survived by his wife and business partner of 59 years, Kathryn Jones. Kathryn was very involved in the Logan Neighborhood. She was a member of the first steering committee formed in the Logan Neighborhood in the mid-1970’s. She was the secretary at St. Paul Lutheran Church on Hamilton. (*Spokesman Review Obituary, 9/6/2015 & personal interview with son Bill Jones*)

### ***Category C: Architectural Significance***

Architecturally significant, the Campbell-Jones House is nominated for listing on the Spokane Register of Historic Places under Category C. To be eligible for listing under Category C, a “property must meet at least one of the following requirements:”

- Embody distinctive characteristics of a type, period or method of construction
- Represent the work of a master
- Possess high artistic value

Possessing high artistic value and identifying features of the style, the Campbell-Jones House is a fine example of the Queen Anne tradition with influence from the style’s Free Classic subtype. Although the name of an architect or builder has not been found, it would seem by the type and artistic style of the house that it may have been architect-designed.

### ***Queen Anne Style***

The Queen Anne style was popular in America from about 1880 to 1910. Technologically advanced construction methods at the time allowed for increased freedom in the use of architectural designs and elements. Irregular footprints for homes were common as well as bay and box windows, oriel, towers and turrets, and wall insets and projections which were all designed to provide random changes in the horizontal continuity of exterior wall planes. Differing wall textures, such as clapboard and shingles, were popular treatments and are evident at the Campbell-Jones House. Other decorative Queen Anne-style details on the home that serve to interrupt exterior planar wall surfaces include the use of corner boards and horizontal bands found in corbelled cornices, cornice returns, the recessed archway on the second floor in the gable end and a stringcourse that separates the first floor from the second floor.

The Campbell-Jones House is a fine representation of the Queen Anne Free Classic style and was artistically designed with distinctive elements of the period as well as maintaining a high degree of integrity in design, materials, workmanship, original location and association as a single-family home built during the first decade of the 20<sup>th</sup> century in Spokane. Architecturally significant, the Campbell-Jones House is nominated to the Spokane Register of Historic Places under Category C and Category B for its association with Johnston B. Campbell, a prominent attorney and civic booster who rose to national significance through his involvement with the Interstate Commerce Commission.

### Ownership History

April 29, 1904 Warranty Deed	John A. Finch and Charlotte S. Finch (wife) sold lot to Martha S. Campbell Purchase price for lot: \$1000.00
July 19, 2004 Quit-Claim Deed	John A. Finch to Martha S. Campbell
January 27, 2014 Mortgage	J.B. Campbell A. Stark Oliver and Mira S. Oliver (wife)
May 15, 1922 Warranty Deed \$5500.00	A. Stark Oliver and Mira S. Oliver (wife) Caroline M. Riker, a spinster and Cecil A. Parks, a spinster
February 7, 1929 Quit Claim Deed	Cecil A. Park Caroline M. Riker (Passed away November 29, 1955)
June 27, 1956 Warranty Deed	Great Western Savings and Loan Andrew W. Fulton and Wyonia E. Fulton (wife)
August 1, 1958 Quit Claim Deed	Andrew Fulton Wyonia E. Fulton
June 12, 1959 Warranty Deed	Wyonia E. Fulton Wayne C. Strayer and Arvesta J. Strayer
May 16, 1966 Warranty Deed	Wayne C. Strayer and Arvesta J. Strayer Glen A. Rudolph and Margaret C. Rudolph (wife)
July 8, 1970 Warranty Deed	Glen A. Rudolph and Margaret C. Rudolph Alfred J. Swanson and Dolores Swanson (wife)

April 2, 1971 Warranty Deed	Alfred J. Swanson and Dolores Swanson Karla R. Rock (widow)
February 15, 1973 Sale Agreement \$16,000.00	Karla R. Rock (widow) Keith D. Jones and Kathryn Jones (wife)
February 15, 1973 Warranty Deed	Karla R. Rock (widow) Keith D. Jones and Kathryn M. Jones (wife)
December 30, 2013 Warranty Deed	Keith D. Jones and Kathryn M. Jones (wife) Daniel S. Owen and Annette R. Owen (wife)

BIBLIOGRAPHY

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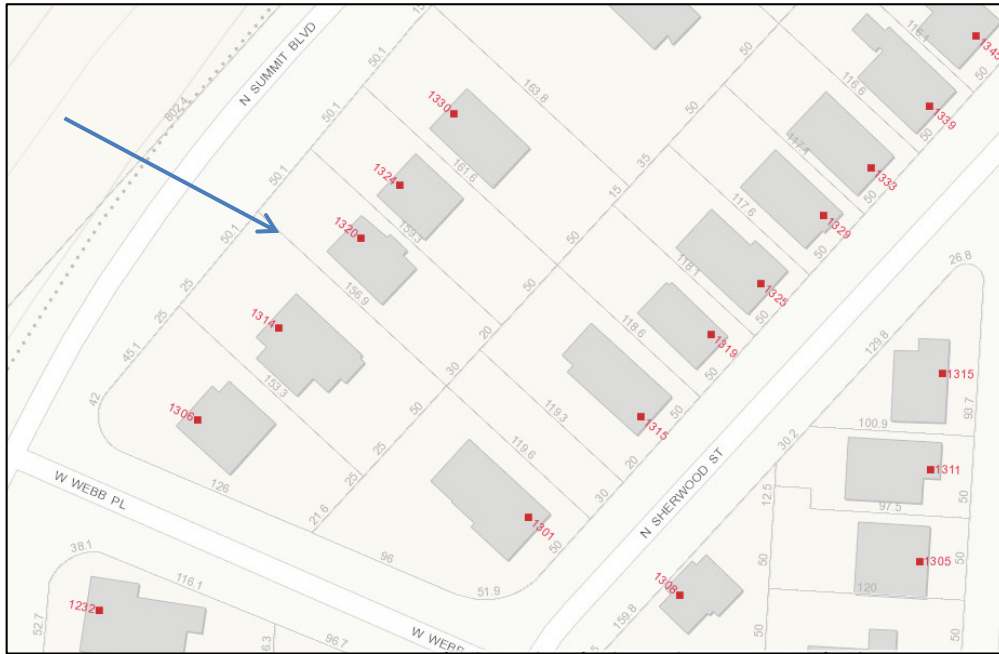
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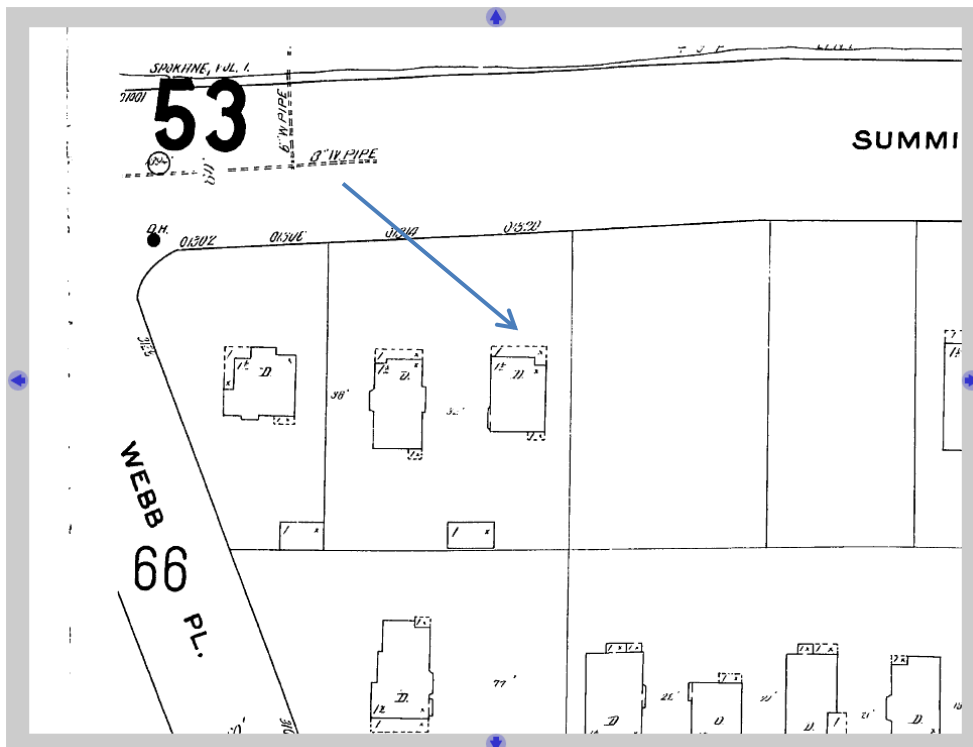
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Map of 1320 N. Summit Boulevard



Sanborn Map, Spokane, 1910 – shows a porch on the rear that must have been enclosed at some point



Front (west) elevation



Side porch, north elevation





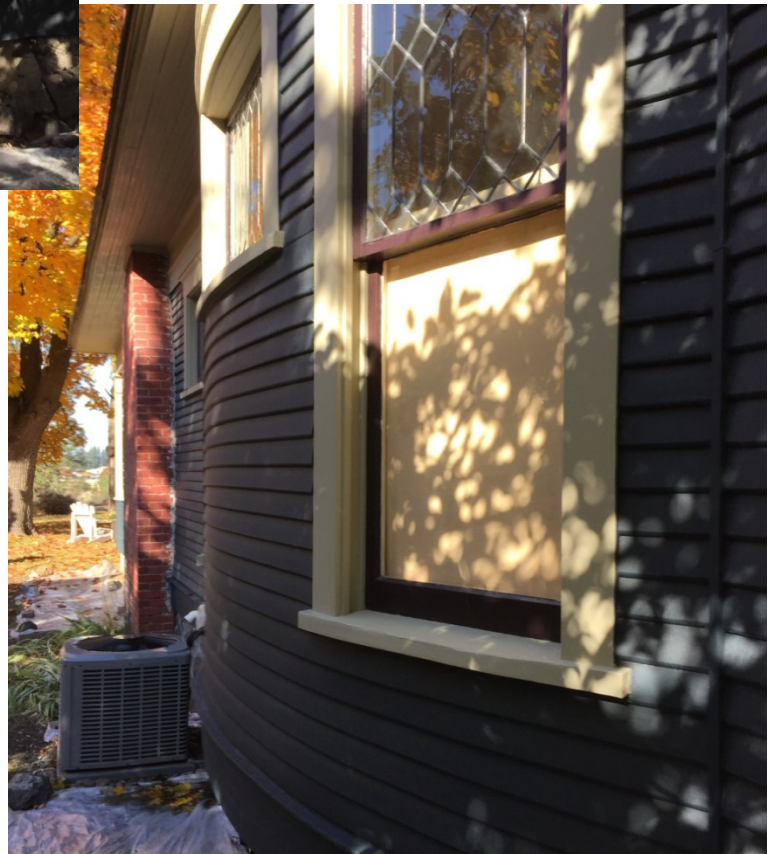
Side porch, north elevation



Front porch, west elevation

North elevation showing dormer and cross gable





Above: South elevation, detail of curved bay projection

Right, upper: South elevation

Right, lower: South elevation, further detail of curved bay



Rear, or east elevation





Historic-era garage – ca. 1904





Living room, above and detail of fireplace, below





View from the library/parlor into the living room (north looking south)



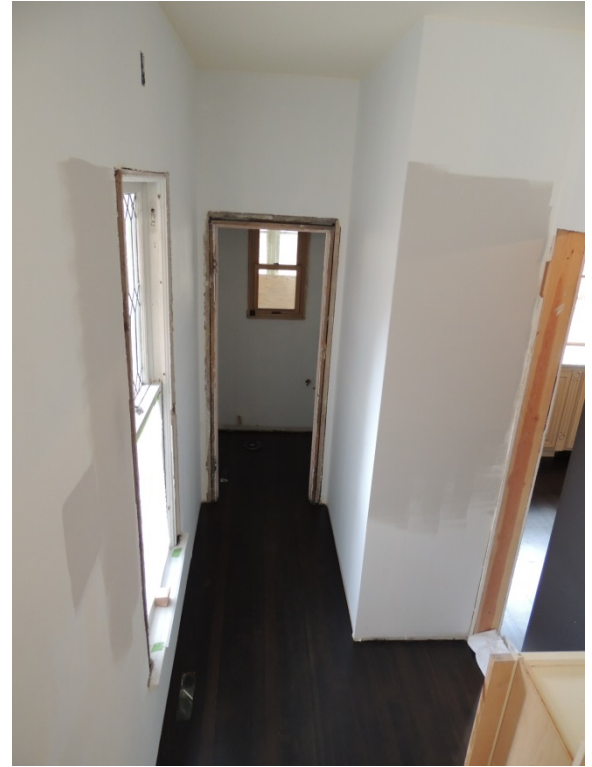
Details of the columns, steps and in the distance, the kitchen from the library/parlor





Dining room, view to the south showing curved wall detail





Kitchen at the east or rear of the 1st floor

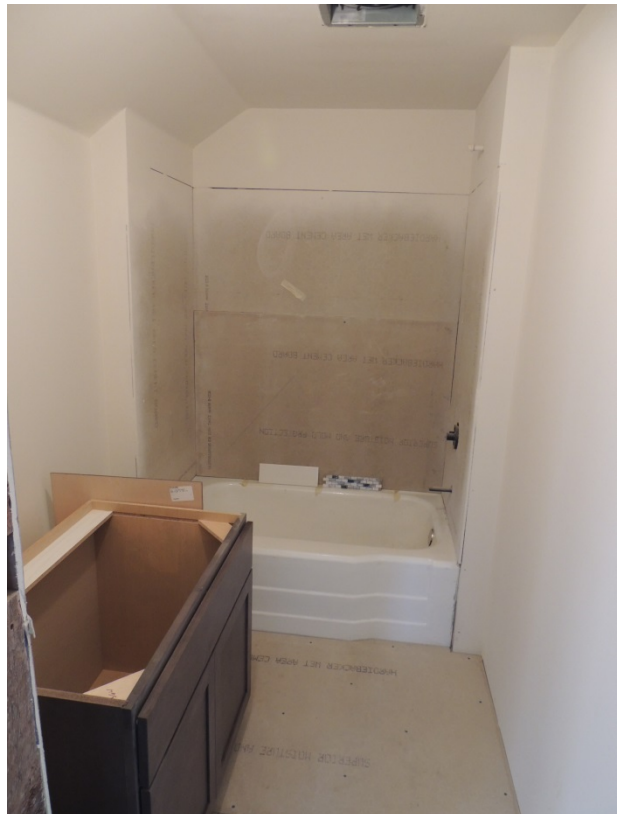




Left: View of the stairs from the landing

Above and lower: Master bedroom on the west side of the 2<sup>nd</sup> floor – recessed alcove outside of windows on the front of the house



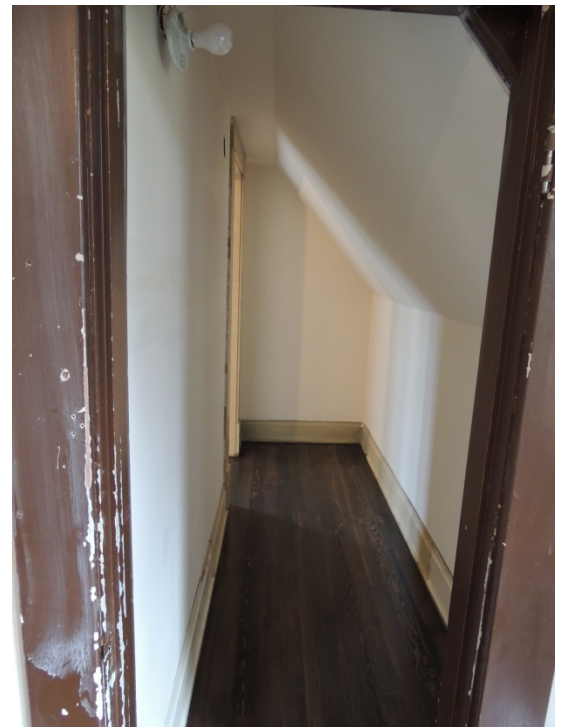


Above, left: Interior of projection above north elevation side porch

Above, right: Master bedroom closet

Above: 2<sup>nd</sup> floor bathroom

Right: 2<sup>nd</sup> floor bathroom



2<sup>nd</sup> floor bedrooms, baluster and closet

**DEATHS** **12**

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**CAMPBELL, Johnston B.**—Passed away Nov. 5 at his home, W1031 13th. Husband of Martha Campbell at the home. Several nieces and nephews. He was a member of the First Presbyterian church, Masonic lodge, Shrine and Transportation club. He was a retired attorney and had lived in Spokane 50 years. Funeral arrangements will be announced later by the HAZEN & JAEGER FUNERAL HOME, N1306 Monroe st.

*Spokane Daily Chronicle, November 6, 1953*

**SPOKANE DAILY CHRONICLE Sat., Nov. 7, 1953.**

## **RETIRED LAWYER TAKEN BY DEATH**

*(See other obituaries, page 8.)*

Funeral services for Johnston B. Campbell, widely known retired Spokane attorney and former chairman of the interstate commerce commission, will be Monday at 2 p. m. at Hazen & Jaeger's.

The Rev. Evert Topp will officiate, assisted by the Rose Croix. Cremation will follow.

*Spokane Daily Chronicle, November 7, 1953*



An early day photo of Johnston B. Campbell shows the first secretary at his desk.



J. M. Comstock was the first president.



L. H. Macomber, left, and J. D. Meikle were instrumental in organizing group.

# Merchants Association Helped Rebuild Spokane

## FIFTY YEARS GROWING WITH CITY

By Jack Evans

IT WAS cold in Spokane on Sunday, December 13, 1903. There weren't many persons parading on wooden sidewalks or looking in windows of the comparatively few stores that lined Riverside.

Spokane still was fighting its way back from the consuming fire that ate through the heart of the city on August 4, 1889. There was the need for business, trade with outside areas—anything to strengthen the economy of a gallant city, striving to survive.

Thirteen men gathered in a small room of the Rookery building—all were leaders of wholesale or other business firms. They wanted to test an idea.

The 13 men realized that credits had been freely given, and as failures of customers were numerous, losses were heavy. Something had to be done—not only to assist shaky business firms, but to get Spokane's economy on a strong basis.

The idea? Why not form an organization where each member would agree to share with all creditors by means of an assignment to the group to be formed?

From that meeting came the Spokane Merchants' association, now observing its 50th anniversary.

With cooperation its guiding principle, the organization was incorporated on December 23, 1903. Twenty-four merchants formed the original group that now has grown until today there are 130 participants.

Incorporators were the Spokane Dry Goods company; Powers, Roberts and Finley; Holly, Mason Marks & Co.; Griffith Heating and Plumbing Supply company; Jones and Dillingham; Centennial Mills company; the Spokane Flour Mills; the Portland Flouring Mills company; M. Sells & Co., Inc.; B. K. Gordon & Co.; John W. Graham & Co.; Spokane Machinery and Supply company; Mitchell, Lewis and Staver company; Gray, Ewing & Co.; Inland Cracker company; G. Weiss & Co.; Barnaro Manufacturing company; Child Brothers and Day; J. B. Campbell; Washington Grain and Milling company and Boothe-McClintock company.

The association has grown to be a mighty force in the economy of Spokane and the Inland Empire.

C. O. Bergan, who had been connected with the organization for 38 years

—both as traffic manager and secretary—manager—said:

"It was organized at first as a Spokane group, but it soon extended its operations to the entire Inland Empire and now has members throughout the area.

"Because of the 'idea' the association has been recognized throughout the United States as unique and outstanding in its achievement and a landmark of the Inland Empire."

The purpose of the association is many fold. First, it considers all subjects pertaining to the interests of its members.

It also proposes to resist all inequitable or fraudulent settlements; to collect and exchange trade or credit standing information; to bring about joint action in dealing with embarrassed or insolvent debtors, and to effect efficient, economical and expeditious administration of insolvent estates.

The organization also proposes to resist and/or effect removal of discriminations in rates or practices of all transportation companies prejudicial in effect to any or all of the association members.

That last point brought the association into the battle against repeal or revision of the long and short haul clause of the interstate commerce commission. Known as section 4 of the act, the clause prohibits carriers from charging more for the short haul from

the east to intermediate points like Spokane than for the longer haul to the Coast.

The association is affiliated with the National Association of Credit Men. In 1905 the association—in order to carry out its objectives with the national group—installed the national interchange credit system.

The interchange system affords the exchange of actual ledger information between association members and with members of other national association affiliates, and enables an extension of credit to those deserving and to prevent abuses of the credit system.

In 1909 the traffic department was organized. Because of its geographical location, Spokane was surrounded by competitive sources.

The then prevailing rate structures were such as to restrict trade areas of Spokane wholesalers and manufacturers. The association started and won its fight for more equalization rate structures for Spokane.

These accomplishments established a firm economic foundation that was in later years to bring business of all types to Spokane.

The association now has besides the credit interchange and traffic departments an adjustment and collection unit.

The adjustment group handles a number of functions. One is the rehabilitation of involved debtors. The

association has been the means of saving a number of businesses from bankruptcy—with no loss to creditors.

The association has grown because of the interest and capabilities of everyone connected with the organization.

For 23 years—once a year—members chartered trains and traveled into the Spokane trade areas—heading in all directions.

Excursions were run from 1904 until 1929—aimed at interesting potential customers in Spokane as the economic center of the Inland Empire.

The advent of the automobile and good roads lessened the necessity for these tours. People began coming into Spokane on their own and giving the city the badly needed trade.

The first president was J. M. Comstock, one of the founders of the Crescent store and the Spokane Dry Goods company. Johnston B. Campbell was the first secretary. He served until 1921 when he was appointed to the interstate commerce commission.

W. L. Ignatius now is secretary-manager, and C. E. Pederson is traffic manager.

L. T. Shertey is president.

Past presidents and their tenure are: Comstock, 1903-1906; A. W. Doland, 1907-1910; E. C. Dillingham, 1911-1913; T. S. Griffith, 1914-1915; R. O. McClintock, 1916-1917; Roy R. Gill, 1918-1919; R. B. Paterson, 1920-1921; B. L. Gordon, 1922; F. E. Krause, 1923; F. N. Martin, 1924; John W. Graham, 1925; A. L. Hawes, 1926; J. W. Rigsoy, 1927; C. G. Gamble, 1928; W. L. Gray, 1929; G. O. Rogers, 1930; W. D. Vincent, 1931; E. H. Schoedel, 1932; Lee S. Libby, 1933; Scott Jensen, 1934; C. W. Manley, 1935; E. I. Braden, 1936-1937; R. A. Goodhue, 1938; H. L. Jones, 1939; G. O. Rogers, 1940; E. H. Hughes, 1941-1942; E. D. Thompson, 1943; Irving T. Atwater, 1944; C. C. Pence, 1945; A. B. Chase, 1946; R. G. Fulton, 1947; Karl E. Burgarner, 1948; T. H. Barker, 1949-1950; L. E. Morris, 1951, and W. A. Coon, 1952.

It may be truly said that the Spokane Merchants' association is a heritage to be valued and preserved by the present generation of business men.

The association was organized as a watchdog over the economy of Spokane and the Inland Empire. It still is in there watching and seeing to it that Spokane gets its fair share of trade and equalization of all facts pertaining to rate structures.



Typical early day scene looking east on Riverside avenue.