

**Historic Resources Survey
City of McMinnville
Yamhill County, Oregon**

Site Information

Site Address

417 NW Adams St.

Owner at Time of Survey

City of McMinnville

Map/Tax Lot

R4420AD04000

Current Zoning

C-3

Special Tax Assessment

No

Downtown Historic District

No

Subdivision Name

Block

Lot

Lot Size

Quadrant

NW

Site Number

7.31a

Aerial Number

J-10

Resource Classification

A

Resource Number

317

Historic Significance

Secondary Resource #56

Historic Information

Date of Construction

ca. 1916

Early Additions/ Remodels

Builder/Architect

Dr. J. Holt Nelson (Builder)

Historic Name

Nelson/Walker-Manning House

Original Use

Single Family Residence

Common Name

Chamber of Commerce

Present Use

Chamer of Commerce Offices

Condition of Structure

Excellent**, Good*

Comments (at time of Survey)

Small cracks in walls, chimeny; In need of paint.

Building Type

Residential

Outbuildings

None

Building Style

Vernacular

Stories

2.5

Porch

Basement

Roof Style

Bellcast Hip

Roof Type

Moved

Demolished

Year/Date

Permit Number(s)

00B0616,
04B1026, 08B0237

Additions/ Alterations

Handicap Ramp, Outside Stairs,
Interior Office Remodel

Resource Information

Recorded By

Samuel C. Lowry*, Ruth Stroller **

Date

6-11-1980,
5-7-1986

Sources

Sanborn 1912 p. 7, 1928 p.19, Mrs. J.E. Buckley (Widow of J.G. Manning), Rosina McDonald (95 Years Old), 1910 Census

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Statement of historical significance and description of property:

A317

This is a large, two and one-half story building of a vernacular design, of wood frame construction with concrete foundation. The overall shape is cubical, facing to the east, with several open and enclosed porches, lending a blocky appearance. The front elevation is basically symmetrical, with a slightly bell cast hipped roof, and a single hipped roof dormer. On the other three sides, fenestration is quite irregular and diverse. Overall, this building is quite well preserved, though certain additions and alterations have been made, including an exterior rear staircase and asbestos shingle siding. There is a large oak tree at the corner of the lot. The building faces busy Adams Street (Highway 99W, southbound) and, thus, no longer lends itself to residential use; the Chamber of Commerce occupancy is a good example of appropriate adaptive reuse.

The house was built around 1916 by Dr. J. Holt Nelson, a local dentist. At that time, it was built on the edge of the City Park; the old auditorium in the park was still standing. In 1900, Dr. Nelson was elected County Clerk. The house was sold about 1920 to Robert L. Walker, who ran the Walnut City Grocery at Third and Baker Streets during the 1920's. A prominent McMinnville doctor, John G. Manning, bought it for \$2,500 in 1933 and lived there until 1949.

Historic Resource No. A317



Photos August 2001



Original 1983 Survey Photo