



# Fundamentals of Building Design and Renovation

## Commercial Buildings

Joy Sears, Restoration Specialist  
OR SHPO  
Oregon Main Street Conference  
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# The Beginnings of Early Trade



Early log constructed trading posts



1800s into early 1900s

# Booming Business



Lebanon, Main Street c.1915  
(Lebanon Historical Society)

After the usual fires burned most or all of  
the wood buildings



Masonry buildings in downtown Jacksonville

# Your Typical 1900s Town



Albany, Oregon in 1920 looking east on West  
1st street from Washington St.

– Special Collections, Oregon Historical Society

# Typical Downtown Commercial Buildings



# Evolution of Commercial Buildings

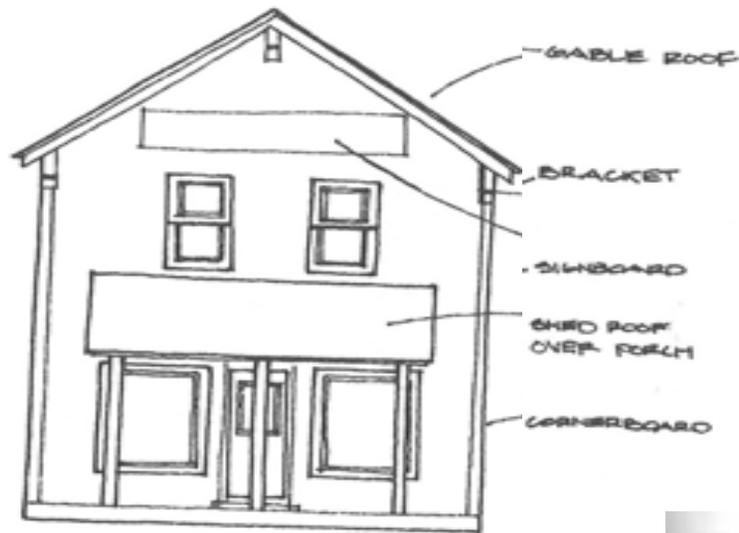


Harker Building

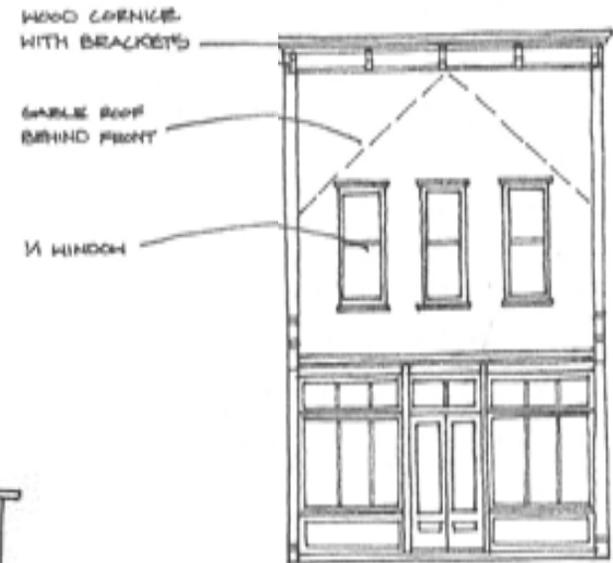
Yamhill Historic District, Portland

1878 and 1884 3<sup>rd</sup> story addition

# Early Wood Framed Commercial Buildings



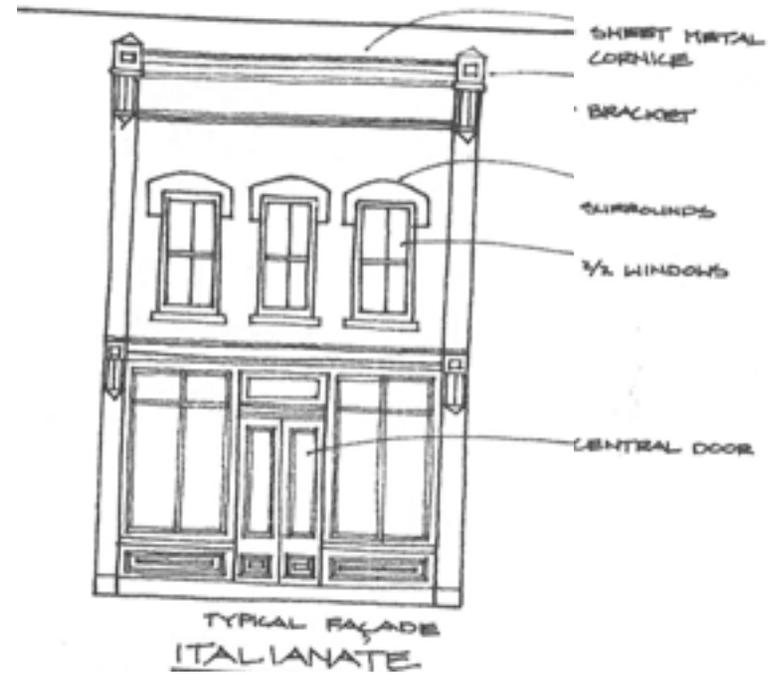
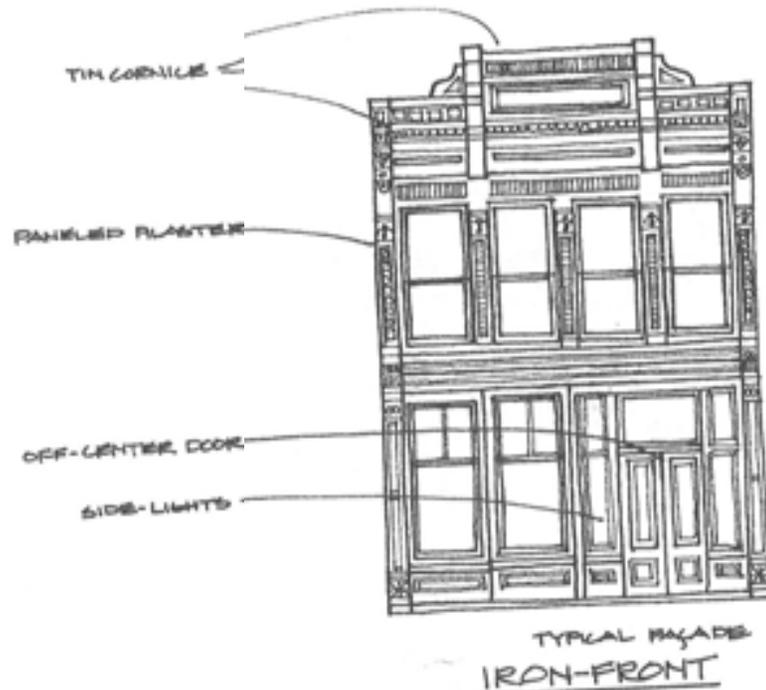
TYPICAL FACADE  
GABLE-FRONT



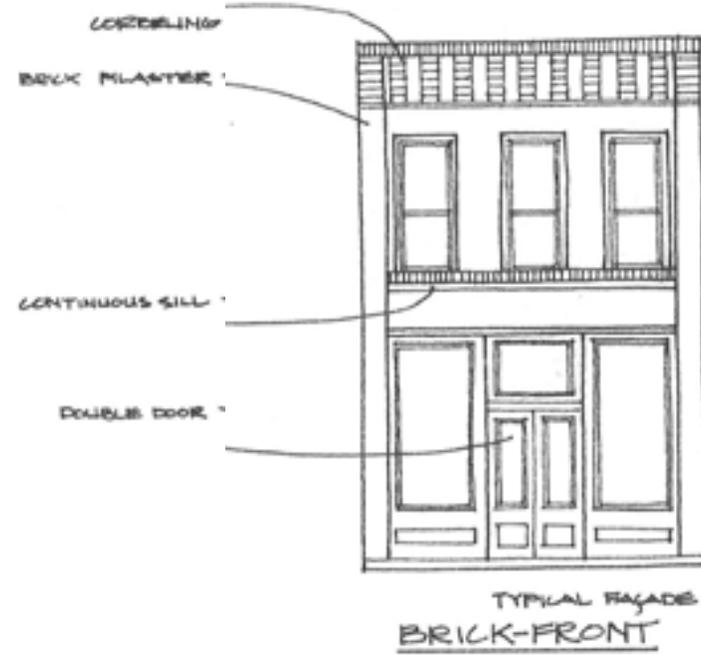
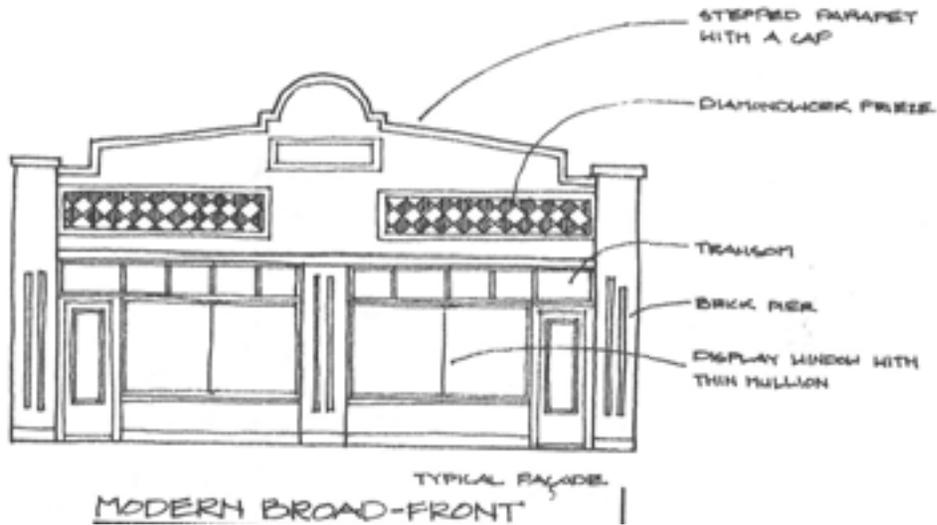
TYPICAL FACADE  
FALSE-FRONT



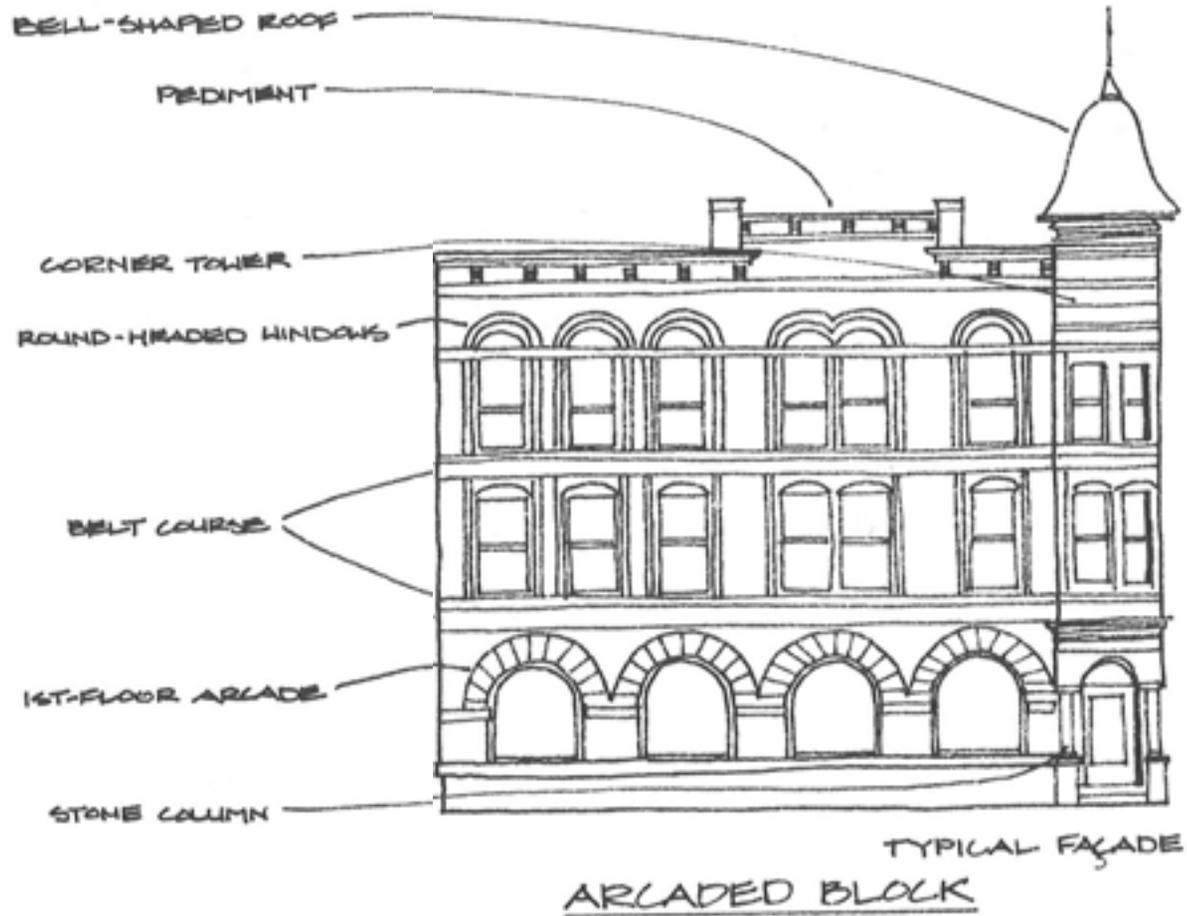
# The Next Step



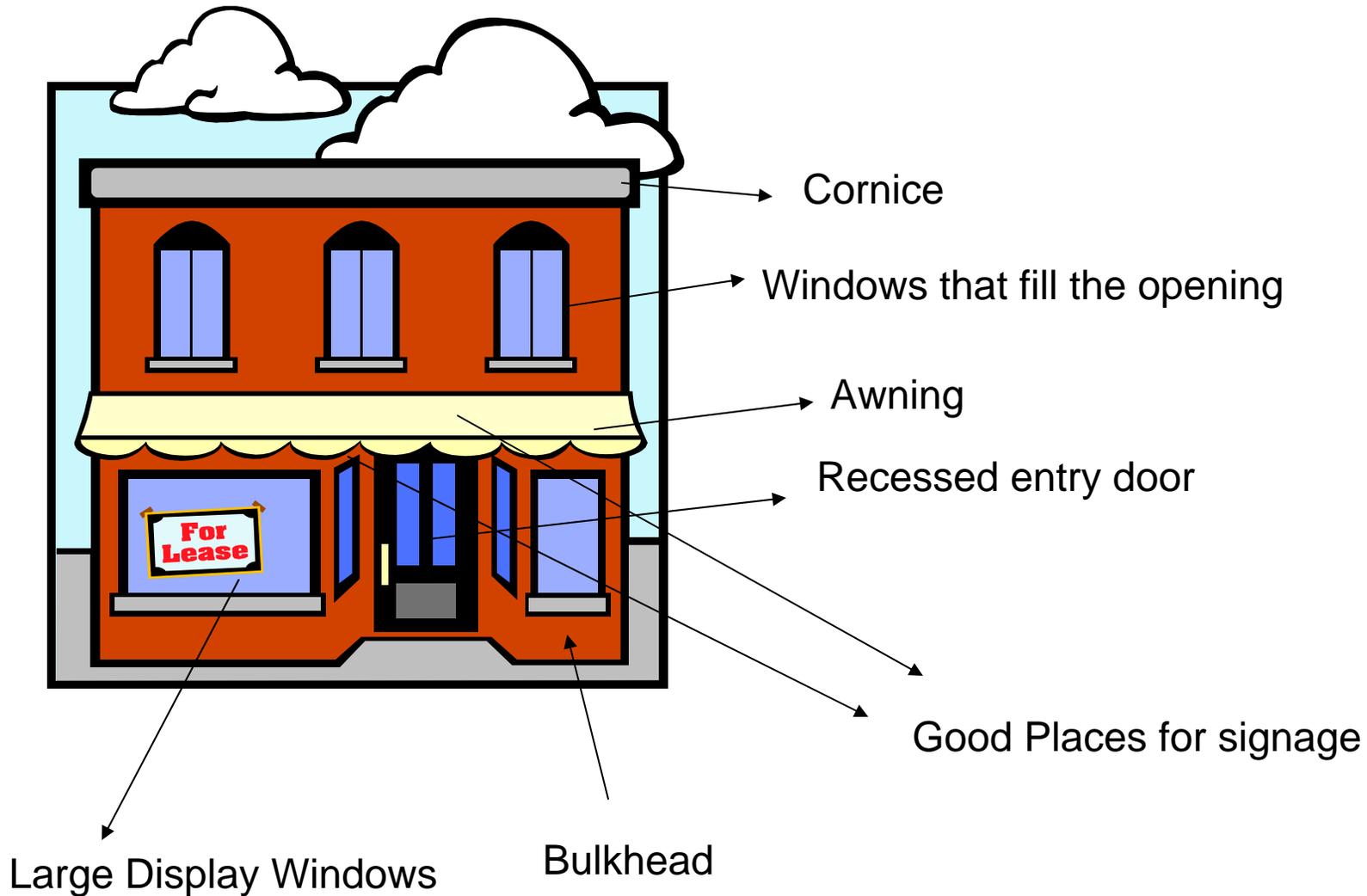
# 20<sup>th</sup> Century Commercial Buildings

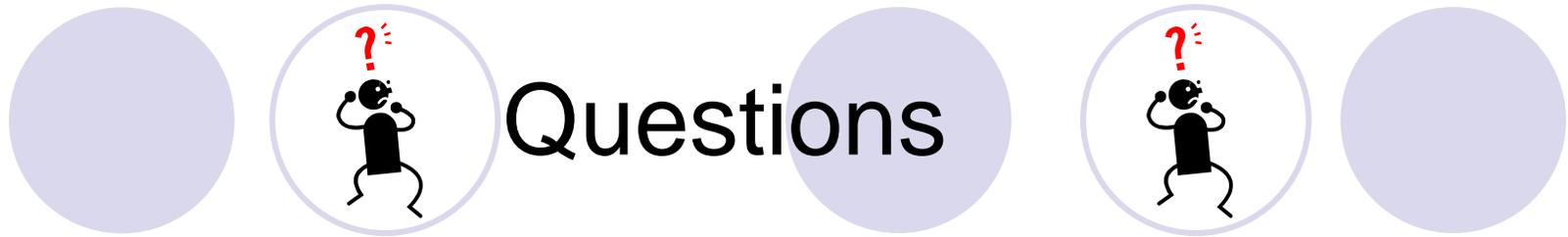


# Big Boom Construction



# Important Parts to a Traditional Commercial Building





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Also available for site visits or building questions