



Forty Mile Cultural Resource Management Plan 2014

VOLUME II

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9. UPDATED BUILDING CONDITION SURVEYS

Building 1 – Fish House, FMEB – 1, YHSI ID: 116C/07/003

The Fish House is a straightforward frame structure, with corrugated metal cladding on both walls and roof. Construction is generally rough sawn 2x6, with discontinuous diagonal bracing at the corners. The building has a central roof vent, with a wood flap to adjust the ventilation. The building is in fair condition, with some minor damage to the wall cladding, likely caused by ice. There is also silting over the lower wall plates, a result of repeated flooding. There is no evidence remaining of interior finishes.

There has been no work done on this fairly robust building and it remains sound, despite the removal of half the ceiling ties and the fact that it has no wall sheathing. The steeply sloping and metal roof, resulting in low snow load, and sturdy metal wall siding are contributing factors to its longevity.

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2002 Inventory of...buildings at Forty Mile
- iii. 1986 condition report, Barrett
- iv. 1972 YWS drawings and photographs, (photos 59-13/59-18, 60-16/60-20)

Missing elements are:

- i. cross ties to roof framing, the cross ties have been sawn through and removed
- ii. windows and doors,
- iii. most of the floor, some floor framing remains in one corner
- iv. a small addition to the side, demolished in the 1979 flood. The addition did not have access to the building. A reconstruction would be vulnerable to ice damage and is not recommended.

Stabilization should include:

- i. replace the cross ties with similar rough sawn material
- ii. excavate the sill plates to confirm condition, undertake a repair/replacement program as required
- iii. rebuild the existing front door

This building would be appropriate for the interpretation of Han people's seasonal use of the site, it is of course the closest building to the confluence of the two rivers where the grayling fishery was concentrated. The 2006 Management Plan identifies this site as the location where precontact/contact interpretation would occur. Its most recent use as a fish drying/smokehouse building, with the remaining fish racks, can contribute to this interpretation theme.

If the building is to be put back into use, a new floor should be installed; this would be the floating type, independent of the exterior walls. Simple windows, would be installed.

Building 1 – Fish House – Archive Photos



Photo: Bldg #1 – K.N.H.S. #1-22-5

1. Archival Photo: view from north east showing ice build up on site

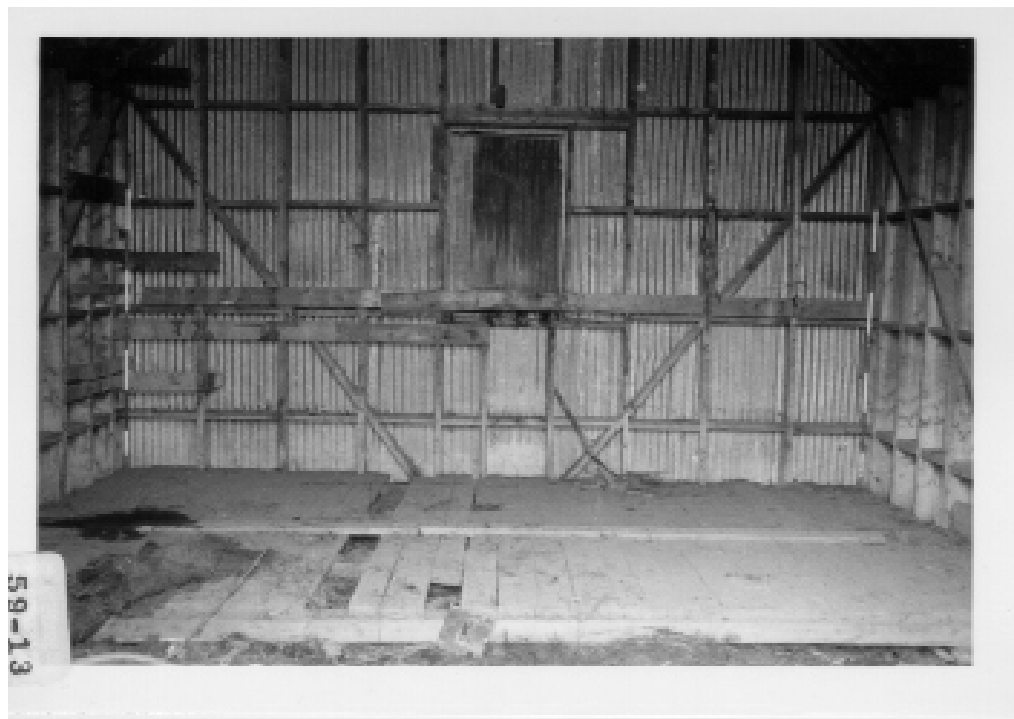


Photo: Waterway Survey Photo, 59-13

2. Archival Photo:



Photo: Waterway Survey Photo, 60-20

3. Archival Photo:

Building 1 – Fish House – 2014 Photos



4. Front (East) Elevation:



5. Side (South) Elevation:



6. Rear (West) Elevation:



7. Side (North) Elevation:



8. Front Peak Detail Photo



9. Roof



10. Eave Detail Photo



11. Exterior Damage



12. Interior Photo



13. Interior Photo



14. Interior Photo



15. Interior Photo: Vent



16. Interior Photo:
Front Door remnants



17. Exterior Photo: Window



18. Exterior Photo: Water Damage

9. UPDATED BUILDING CONDITION SURVEYS

Building 3 – ACC Warehouse, FMEB – 2, YHSI ID:116C/07/004

This large frame building was constructed as a warehouse by the AC Co. It has been moved around on the site by flooding and ice, and is located some distance, and at a different orientation, from its original position. The building is constructed from rough framing lumber, with a corrugated roof and with some siding remaining with some corrugated metal over. Substantial pieces of original decorative woodwork remain on the west elevation, including early efforts at double glazed windows. Exterior colors also show in some areas. On the interior, evidence remains of the original wood lining on walls and ceiling, and of wallpapers which remain in the office area at the east end of the structure.

Structurally this building suffered in the past from the removal of large amounts of material by scavengers, including most of the longitudinal wall siding, and the lower elements of one-half of the roof trusses. The floor structure was also compromised by removals and the foundation was damaged by movement of the entire building due to ice.

Considerable stabilization work has been done, including a new floor and block pile foundation system using a PWF system, with multiple beam lines. Also the longitudinal walls have been sheathed with horizontal rough board sheathing however the building has not been skirted. All this work represents a great improvement to the structure.

The damage to the roof trusses should be addressed. Stabilization should include: review and analysis of the existing roof structure, and reframing with new cross ties.

Trusses presently stored against the building are from another structure, a visitor shelter destroyed by ice. They should be relocated away from the historic building.

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2006 Management Plan description, pg 25
- iii. 2002 Stabilization plans and specifications, Robert Patterson
- iv. 2002 Inventory of...buildings at Forty Mile
- v. 1986 condition report, Barrett
- vi. 1972 YWS drawings and photographs, 59-06/59-10, 60-26/60-31

Missing elements are:

- i. missing roof trusses: every second roof truss has been removed
- ii. most exterior siding
- iii. windows and doors
- iv. a small vestibule off the east façade entry door
- v. interior finishes, other than the remnants mentioned above
- vi. an entry porch with wide flanking stairs at the main entry.

Recent work:

- i. 2012: rear sash repaired,
- ii. 2011: window muntin bar repair, floor framing and floor installed
- iii. 2009: foundation piers installed
- iv. 2007: new foundations started

This building, because of its size, location, and condition, should be considered for large artifact display. Valuable or fragile materials should be displayed elsewhere in the townsite, where theft or flood damage is less likely to occur. Miscellaneous large artifacts are already being stored, which suggests a potential future use. The 2006 Management Plan proposes a day use building with interpretive panels

Substantially more information regarding finishes and details remain on this building than is generally the case at Forty Mile, as noted above. An accurate restoration of the exterior could be contemplated through archival photographs and the remaining exterior finishes. It is more appropriate, given the site context, however, to leave the exterior trim as at present. Exterior siding should be re-installed to protect the framing under, and windows and doors should be replaced. Given the location of the building and its past history of being flooded and moved around on site, it is appropriate to leave the foundation open as a means of reducing pressure on the building.

Building 3 – ACC Warehouse – Archive Photos



1. Archival Photo:

Photo: Bldg #3 & 1, remains of #2
K.N.H.S. #1-22-2, 1979



2. Archival Photo:

Photo: Bldg #3 K.N.H.S. #1-22-3



3. Archival Photo:



4. Archival Photo:

Building 3 – ACC Warehouse – 2014 Photos



5. Front (East) Elevation:



6. Side (North) Elevation:



7. Side (South) Elevation:



8. Rear (West) Elevation



9. Foundation:



10. Foundation:

11. Corner Detail:



12. Exterior Door (South Elevation):





13. Exterior Photo:



14. Exterior Photo:



15. Exterior Window: Double pane window with venting holes.



16. Exterior Window:

17. Exterior Door/Vestibule:



18. Exterior Photo:



19. Interior Photo: Remaining Wallpaper



20. Interior Photo:



21. Interior Photo: Existing wood burning fire vent hole



22. Interior Photo:



23. Interior Photo:



24. Interior Photo:

25. Interior Photo:



26. Interior Photo:





27. Interior Photo:



28. Interior Photo:

29. Interior Photo:



30. Interior Photo:



31. Interior Photo:



32. Interior Photo:



33. Interior Photo:



34. Interior Photo: Existing Transom Windows



35. Interior Photo: Exterior Door/
Vestibule

36. Interior Photo:



9. UPDATED BUILDING CONDITION SURVEYS

Building 8 – Swanson’s Store, FMEB – 4, YHSI ID: 116C/07/006

This modest log building was reconstructed from an earlier log structure ca 1900, and was partially rebuilt in the 1970’s and again in 2009. The work included:

- i. 1970’s: installation of windows, doors, shelving, furniture salvaged from other buildings
- ii. 1986 – 2002: front door and window installed, chimney installed
- iii. 2009: replace 4 lower rounds of logs, new foundation pads, new floor framing and plywood floor, new front porch

The building has generally been used as a caretaker’s residence. Although this is the use recommended in the Management Plan (pg 51), it is appropriate to reconsider this use in the context of overall use and interpretation of the site.

This building was reconstructed with the typical PWF and lower log replacement described in Volume I, Section 4.4 and is subject to the same general concerns. In particular there is an animal hole into the foundation void on the west wall that should be investigated and monitored.

The roof ridge seems quite level and the roof structure may have been improved in connection with interior work completed recently.

The building is in fairly good condition. The windows are single pieces of glass, direct glazed and therefore not historically correct. The interior has been rehabilitated for year round use, with new ceiling paneling and wainscoting, New counters and upper cabinets have been installed. Propane gas service has been installed but is currently not active.

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2006 Management Plan description, pg 31
- iii. 2002 Inventory of...buildings at Forty Mile
- iv. 1986 condition report, Barrett
- v. 1972 YWS drawings and photographs, 61-15/61-18

Recommendations for future Restoration:

- i. Consider replacing existing windows with accurate divided light window sash and glass
- ii. Consider laying plank flooring over existing plywood.
- iii. Consider more appropriate door and hardware
- iv. Remove propane service remnants
- v. Conserve sign on building, repaint and repair as necessary
- vi. No further residential use, consider use as “library” with research information available on site. Do not use stove and/or chimney.
- vii. Repair chimney with appropriate material as required.

Building 8 – Swanson’s Store – Archive Photos



1. Archival Photo:

Photo: Store 1972 – R. Harrington
Col. 82/25



2. Archival Photo:

Photo: Yukon Water Survey, 62-32

Building 8 – Swanson’s Store – 2014 Photos



3. Front (East) Elevation:



4. Side (South) Elevation:



5. Side (North) Elevation:



6. Rear (West) Elevation



7. Foundation:



8. Foundation:



9. Exterior Corner Detail:



10. Exterior Photo:



11. Exterior Photo:



12. Exterior Photo:

13. Exterior Photo:



14. Exterior Photo:



15. Exterior Photo:



16. Exterior Photo:



17. Exterior Photo:



18. Exterior Photo:



19. Exterior Photo:



20. Exterior Photo:



21. Interior Photo:



22. Interior Photo:

23. Interior Photo:



24. Interior Photo:





25. Interior Photo:



26. Existing Swanson's Store Sign

9. UPDATED BUILDING CONDITION SURVEYS

Building 10 – Roadhouse, FMEB – 6, YHSI ID: 116C/07/015

The roadhouse was constructed ca 1894, with the kitchen addition appearing in photographs from 1906. The addition may have used logs from an earlier 1886 building. Following use as a roadhouse, it was used as the RCMP detachment/post office/telegraph station, and residence.

The building was in poor condition according to the 1986 condition survey, with sill logs and floor rotted out. This report also described the horizontal beam in the center of the building, now removed. There appears to have been extensive sampling of finish materials.

Stabilization and reconstruction work includes:

- i. 2013: roof repair
- ii. 2012: furnishings to suit staff accommodation: propane refrig and stove, bunks, cabinets, flooring
- iii. 2011: close in foundation, new deck and front door
- iv. 2010: new foundation and floor beams, reconstruct roof, replace four lower rounds of logs, new doors, new floor, new boards to ceiling, new cabinets, new stove and chimney installation
- v. 2009: install shutters, excavate flood debris
- vi. 2006: “rigid framing” (strongbacks) installed, refasten metal roof, excavate to determine extent of deterioration

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2006 Management Plan description, pg 30
- iii. 2002 Inventory of...buildings at Forty Mile
- iv. 1986 condition report, Barrett
- v. 1972 YWS drawings and photographs, 61-24/61-29

Log reconstruction is described in Volume I, Section 4.4. It is noted that a cross tie (noted on the As-Found drawing) was cut out, possibly at the time of removal of the interior walls during the retrofit. This cross tie was only 70 inches above the floor so it was likely not practical to retain it. The roof structure was inspected to the extent that is visible through the attic access hatch. A sketch of this is included in the field notes. The roof ridge is quite level indicating that there are likely no incipient problems.

Since reconstruction the building has housed cooking facilities, a small dining area, and sleeping accommodation for two people. Some equipment and fuels are in small additions to the sides, and in a shed addition at the rear. The facilities required for a work camp cannot readily be contained at this location, in the center of the historic site, especially if the size of the crew increases.

Restoration Options:

- i. Replace window sash with accurate design using divided lights and accurate frame moldings
- ii. If the work camp is relocated the Roadhouse could incorporate an interpretive/greeter function
- iii. Sufficient information through archival photographs can be used to restore the fence and gate

Building 10 – Roadhouse – Archive Photos



1. Archival Photo: Photo: "From the other side" Bldg #10, NE Corner #7308 – June 1938, C. Tidd Coll



Photo: (L to R) Bldg #10,9,8 #8417 C. Tidd Coll

2. Archival Photo:



Photo: Bldg #10 with #14 in background #8542 - C. Tidd Coll

3. Archival Photo:

Building 10 – Roadhouse – 2014 Photos



4. Front (East) Elevation:



5. Side (South) Elevation:



6. Side (North) Elevation:



7. Rear (West) Elevation



8. Window:



9. Window:



10. Window:



11. Window:



12. Window:



13. Window:

14. Exterior Photo:



15. Exterior Photo:

16. Exterior Photo:



17. Exterior Photo:



18. Exterior Photo:



19. Exterior Photo:



20. Exterior Photo:



21. Exterior Photo:



22. Exterior Photo:



23. Exterior Photo:

24. Exterior Photo:



25. Exterior Photo:



26. Exterior Photo:



27. Exterior Photo:



28. Exterior Photo:



29. Interior Photo:



30. Interior Photo:



31. Interior Photo:



32. Interior Photo:

33. Interior Photo:



34. Interior Photo:





35. Interior Photo:



36. Interior Photo: Wallpaper

37. Interior Photo:



38. Interior Photo:





39. Interior Photo: Attic Space



40. Interior Photo:

9. UPDATED BUILDING CONDITION SURVEYS

Building 11 – Telegraph Station, FMEB – 7, YHSI ID: 116C/07/007

This building was constructed ca 1893, using scavenged logs from an earlier structure, with the roof extension a later addition. Uses included the telegraph office, post office, and RCMP post

Stabilization work includes:

- i. 2013: reconstructed windows
- ii. 2011: shutters repaired
- iii. 2009: new sill and floor, building leveled, silt removed
- iv. 2008: lower wall logs replaced
- v. 2006: floor removed, metal roof refastened, perimeter excavated

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2007 Dendrochronolgy at Forty Mile, Marion
- iii. 2006 Management Plan description, pg 30
- iv. 2002 Inventory of...buildings at Forty Mile
- v. 1986 condition report, Barrett
- vi. 1972 YWS drawings and photographs, 57-07/57-08, 61-30/61-33

This building received the typical PWF and lower log replacement as described in Volume I, Section 4.4. The roof of this structure which low slope appears to be original (except that original sod roof has been replaced with corrugated metal – in common with most of the log cabin types)) and sags appreciably. There is a cross tie at the eave level near the middle of the building which probably adds some strength depending on how well it is anchored to the walls. There is perhaps some opportunity to improve this connection. This roof should be monitored carefully for snow load (see general comments above), and should be scheduled for a structural upgrade

Some of the upper log ends at of this building are in poor condition. This is due to age and weathering and needs to be monitored.

The building is currently used for storage (as recommended in the 2006 Management Plan (pg 51)) which should be relocated to the work camp.

Restoration Options:

- i. structural repair to roof
- ii. Restore existing door, including paint and hardware
- iii. reconstruction of rear shed according to YWS documentation.

Building 11 – Telegraph Station – Archive Photos



1. Archival Photo:

Photo: Yukon Water Survey Photo, 61-33



2. Archival Photo:

Photo: Yukon Water Survey Photo, 61-31



3. Archival Photo:

Photo: Yukon Water Survey Photo, 61-30

Building 11 – Telegraph Station – 2014 Photos



4. Front (East) Elevation:



5. Side (South) Elevation:



6. Side (North) Elevation:



7. Rear (West) Elevation



8. Corner Detail:



9. Exterior Photo:



10. Exterior Photo:



11. Exterior Photo:



12. Exterior Photo:



13. Exterior Photo:



14. Exterior Photo:



15. Exterior Photo:



16. Exterior Photo:



17. Exterior Photo:

18. Exterior Photo:



19. Interior Photo: Front Door



20. Interior Photo: Front Door





21. Interior Photo:



22. Interior Photo:



23. Interior Photo:



24. Interior Photo:



25. Interior Photo:

9. UPDATED BUILDING CONDITION SURVEYS

Building 12 – NWMP Post, FMEB – 10, YSHI ID: 116C/07/008 (Also FMEB 11 – OUTHUSE)

The NWMP post was constructed ca 1901 utilizing a piece-en-piece system for the exterior walls with a centerline post and beam to support the upper floor. There is some reason to believe that the building may have been disassembled and moved from Fort Constantine. Archival photographs show additions on the south side and a verandah which was added sometime after 1904. The building was abandoned by the RCMP around 1932, as the detachment reduced in size and used other smaller buildings in town. Little remains of the finishes for the main floor. The building exterior has a red stain finish on the logs, very faded.

The upper floor is lightly constructed, and accessed by a very steep and irregular staircase. Some paneling remains, as does the door to the missing verandah. A minor issue is the presence of two open stove pipe holes in the second level flooring. These are a safety hazard and should be covered, at least temporarily with plywood or with a more appropriate long term solution.

The foundation and floor of main part of the NWMP Post building was rehabilitated structurally utilizing a Preserve Wood Foundation (PWF). The construction is very similar to the typical log cabin-type solution but, as it is a larger building, there is at least one interior floor beam. This building was subject to a structural review in 2000 by Robert Patterson P. Eng., at which time recommendations were made to install a new beam and columns in the main floor ceiling. This work has been done albeit not in accordance with the sketches prepared at that time. At present there are two columns in the main floor space making a three span beam over. However the larger centre span has a lapped splice at mid-span. It is recommended that an additional column be installed under or near the lapped splice. In connection with this work, the location and size of the main floor beam and its supports under the column need to be confirmed.

The location of the proposed column and sketch of the suggested brackets is shown. On the second floor of the building there are several evident structural problems. The centerline beam at ceiling level exhibits considerable sag. A temporary telepost is installed near the south end. The beam also has ineffective wire tie supports to the roof cross-ties. There is an opportunity to install an additional unobtrusive support at the corner of the two partition walls in the northwest corner. The telepost should be replaced by a wood post.

At the rear of this building is a lean-to structure that is the undergoing stabilization. It requires foundation and lower log replacement which could be accomplished along the same lines as other PWF's. The roof over this structure is temporary, and if built with heavier rafters and cross beam the temporary centre post can be eliminated.

Structural and rehabilitation work included:

- i. 2013: window sash reconstructed
- ii. 2007: rear addition stabilized
- iii. 2006: interior graded out, east wall logs removed on one side to gain access, shed reframed, exterior regarded
- iv. 2005: building leveled
- v. 2004: replaced posts in lower walls, installed upper floor beams, rebuilt stair landing
- vi. 2003: replaced foundation and floor
- vii. 2001: removed and rebuilt rear addition

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2006 Management Plan description, pg 30
- iii. 2002 Inventory of...buildings at Forty Mile
- iv. 2000 structural analysis and recommendations, Robert Patterson
- v. 1986 condition report, Barrett
- vi. 1972 YWS drawings and photographs, 57-9/58-2, 61-35/62-05

Work remaining:

- i. new entry doors installed, July 2014
- ii. complete the stabilization of the rear addition
- iii. reconstruct the verandah, based on field measurements and archival photographs
- iv. resolve remaining structural issues identified above

The main floor of the NWMP post should be available for interpretation. There are many themes as identified in the 2006 Management and Interpretation Plans around the arrival of the NWMP and the establishment of Canadian authority in the region. The space is open, allowing for a flexible arrangement for interpretation. Storage use for materials and equipment showed to be phased out.

The upper floor should not be considered for public access. The floor framing is light, and the staircase unsafe. Resolving both these issues would require major intervention into the heritage fabric of the building. For the same reasons, the upper floor should not be considered for worker accommodation or storage. In addition, there is little need for additional interpretive space beyond that provided by the main floor

Building 12 – NWMP Post – Archive Photos



1. Archival Photo:

Photo: Under Construction



2. Archival Photo:

Photo: Police Post 1902
R.C.M.P Photo #818, P.A.C. C6269
S.T. Wood Coll



3. Archival Photo:



4. Archival Photo:



5. Archival Photo:

Photo: RCMP Building circa 1930's
#8014 - C. Tidd Coll



6. Archival Photo:

Photo: RCMP Building 1972
Harrington Coll



Photo: Yukon Water Survey Photo, 62-01

7. Archival Photo:



Photo: Yukon Water Survey Photo, 62-02

8. Archival Photo:

Building 12 – NWMP Post – 2014 Photos



9. Front (East) Elevation:



10. Side (South) Elevation:



11. Side (North) Elevation:



12. Rear (West) Elevation



13. Exterior Photo: Corner detail



14. Exterior Photo: Door

15. Exterior Photo: Window



16. Exterior Photo: Window

17. Exterior Photo: Window



18. Exterior Photo: Window





19. Exterior Photo:



20. Exterior Photo:

21. Corner Detail/Foundation:



22. Corner Detail/Foundation:



23. Exterior Photo:



24. Exterior Photo:



25. Corner Detail:



26. Corner Detail:



27. Exterior Photo:



28. Exterior Photo:

29. Exterior Photo:



30. Exterior Photo:

31. Exterior Photo: Door



32. Interior Photo: Door



33. Interior Photo: Door

34. Interior Photo:





35. Interior Photo: rear shed



36. Interior Photo:



37. Interior Photo:



38. Interior Photo:



39. Interior Photo:

40. Interior Photo:



41. Interior Photo:



42. Interior Photo:



43. Interior Photo:



44. Interior Photo:



45. Interior Photo:



46. Interior Photo: Stair



47. Interior Photo: Stair



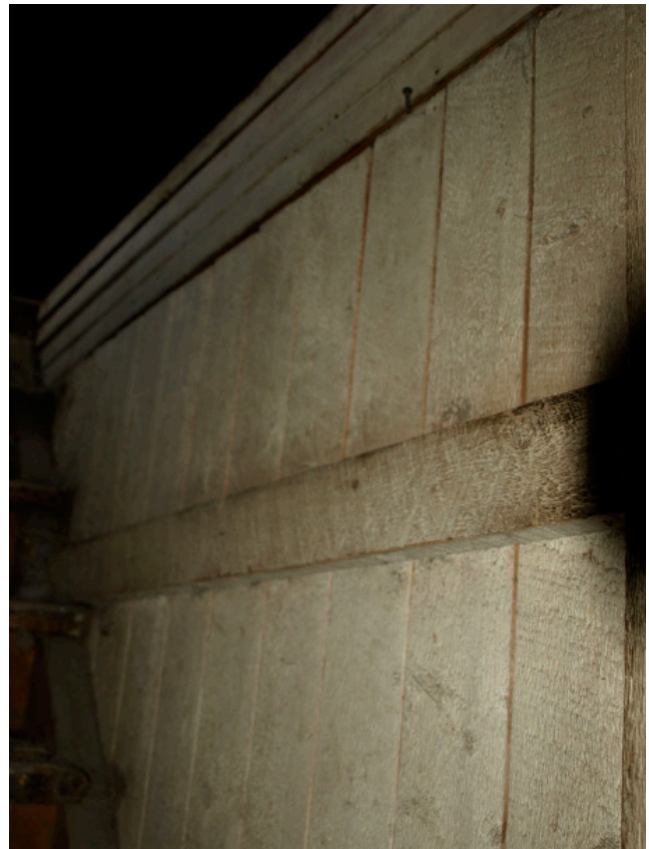
48. Interior Photo:



49. Interior Photo:



50. Interior Photo:



51. Interior Photo:



52. Interior Photo:



53. Interior Photo:



54. Interior Photo:



55. Interior Photo:



56. Interior Photo:



57. Interior Photo:



58. Interior Photo:

9. UPDATED BUILDING CONDITION SURVEYS

Building 13 – St. Andrew’s Anglican Church, FMEB – 12, YHSI ID: 116C/07/009

Constructed in 1895, this modest Church is the only remaining link to the missionary movement at Forty Mile. This building is similar to other log cabin types and has a PWF foundation. The building was completely disassembled and reassembled using new lower logs in 2005. During this process it is assumed that any deterioration in the roof structure was corrected (the ceiling of the church is exposed sloping log poles). The building is in good shape structurally.

Structural and rehabilitation work included:

- i. 2013: windows reconstructed
- ii. 2011: door rebuilt
- iii. 2006: covered foundation with tin, constructed verandah
- iv. 2005: building reconstructed
- v. 2004: building dismantled
- vi. 1970’s: fir floor added, bell tower repositioned

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2006 Management Plan description, pg 30
- iii. 2002 Inventory of...buildings at Forty Mile
- iv. 1986 condition report, Barrett
- v. 1972 YWS drawings and photographs, 62-07/63-10, 62-29

Work remaining:

- i. bell tower installed, July 2014
- ii. reinstall fir flooring similar to original (currently plywood)

Building 13 – St. Andrew’s Anglican Church – Archive Photos



1. Archival Photo:

Photo: C of E Mission



2. Archival Photo:

Photo: St. James Church 1972
R. Harrington Coll

Building 13 – St. Andrew’s Anglican Church – 2014 Photos



3. Front (East) Elevation:



4. Side (South) Elevation:



5. Side (North) Elevation:



6. Rear (West) Elevation



7. Corner Detail:



8. Exterior Photo:



9. Exterior Photo:



10. Exterior Photo:



11. Exterior Photo:



12. Exterior Photo:



13. Exterior Photo:



14. Exterior Photo:



15. Exterior Photo: Window



16. Exterior Photo: Window

17. Exterior Photo: Rear Door



18. Exterior Photo:

19. Exterior Photo: Front Door



20. Exterior Photo: Front Door





21. Interior Photo: facing rear door



22. Interior Photo:



23. Interior Photo:



24. Interior Photo:

9. UPDATED BUILDING CONDITION SURVEYS

Building 14 – Two Storey Workshop, FMEB – 5, YHSI ID: 116C/07/010

A small frame building, constructed before 1906, notable for its small size, steeply pitched roof, and extensive detailing through the use of flattened kerosene cans. Described generally as a workshop, it may also have been a mail drop, from the sign “Boat Mail” on the north wall.

It is recommended that this building no longer be used for storage, for both structural, and general wear and tear reasons.

Structural and rehabilitation work included:

- i. 2011: upper level door repaired, ledger added at first floor ceiling
- ii. prior to 2002: plywood added to upper door, lower door removed

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2002 Inventory of...buildings at Forty Mile
- iii. 1986 condition report, Barrett
- iv. 1972 YWS drawings and photographs, 62-13/62-16

Work remaining:

- i. infill cut and broken boards on the side of the building

Building 14 – Two Storey Workshop – Archive Photos



1. Archival Photo:

Photo: Yukon Water Survey Photo, 62-14



2. Archival Photo:

Photo: Yukon Water Survey Photo, 62-16



Photo: Yukon Water Survey Photo, 62-13

3. Archival Photo:

Building 14 – Two Storey Workshop – 2014 Photos

4. Front (East) Elevation:



5. Side (South) Elevation:



6. Side (North) Elevation:



7. Rear (West) Elevation

8. Exterior Photo:



9. Exterior Photo:



10. Exterior Photo:



11. Exterior Photo:



12. Exterior Photo:



13. Exterior Photo:



14. Exterior Photo:



15. Exterior Photo:



16. Exterior Photo:



17. Exterior Photo:



18. Exterior Photo:



19. Exterior Photo: Roof Detail



20. Exterior Photo: Roof Detail



21. Exterior Photo: Roof Detail



22. Front Door – Lower Floor



23. Interior Photo: Lower Floor



24. Interior Photo: Lower Floor



25. Interior Photo: Lower Floor Ceiling

26. Front Door – Upper Floor



27. Front Door – Upper Floor



28. Interior Photo: Upper Floor

9. UPDATED BUILDING CONDITION SURVEYS

Building 15 – Two Storey Shed, FMEB – 7, YHSI ID: 116C/07/011

This small structure, constructed with an absolute minimum of material and skill, has survived since the 1890's, with at least one of the planks dating back to 1885. Other than its later use as a cache for radio components and sheet metal, little is known about the building.

The structure has been reinforced by an internal braced frame of 6x6 timbers, 2x6 cross-braces and plywood gussets. The structure is markedly out of plumb and would not withstand any straightening correction. Therefore we recommend nothing further be done from a structural standpoint. The roof is in fair condition, with the exception of one panel which needs refastening.

Structural and rehabilitation work included:

- i. 2013: interior structural frame added

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2007 Dendrochronolgy at Forty Mile, Marion
- iii. 2002 Inventory of...buildings at Forty Mile
- iv. 1986 condition report, Barrett
- v. 1972 YWS drawings and photographs, 60-10/60-15

Work remaining:

- i. repair roof panel
- ii. inventory radio equipment
- iii. monitor condition of building, determine whether to reconstruct

Building 15 – Two Storey Shed – 2014 Photos



1. Side (North) Elevation:



2. Side (South) Elevation:



3. Side (North) Elevation:



4. Rear (West) Elevation



5. Interior Photo: Temporary foundation



6. Interior Photo: Temporary foundation



7. Interior Photo: Temporary foundation



8. Interior Photo: Upper Floor



9. Interior Photo: Upper Floor



10. Exterior Photo: Window



11. Exterior Photo: Window



12. Exterior Photo: Roof



13. Exterior Photo: Detail photo of roof



14. Exterior Photo: Roof

9. UPDATED BUILDING CONDITION SURVEYS

Building 16 – De Wolfe Cabin, FMEB – 8, YHSI ID: 116C/07/012

This cabin is considered to be of later construction, ca 1950's, although the logs have been identified as having been cut ca 1888, presumably the building was reassembled from an earlier structure. It was occupied in the 1970's by Willie deWolfe

The approach to preservation of the DeWolfe cabin differs from the others in that a PWF was not used, and the floating floor was retained. Lower logs, the lowest of which rest on the ground were replaced with new part sawn timbers and horizontal corrugated metal panels are used to separate the buried 'logs' from earth backfill piled against the exterior walls. Although this may not bode well for the longevity of the work, it does more accurately show the typical construction of an original Yukon log cabin.

It is clear that the approach to the reconstruction work differs from that found elsewhere on site. In addition to the different lower wall/floor construction system described above, a few of the logs are not sound throughout their length, in particular log 3 on the east elevation. The roof has also been rebuilt in a manner not typical of buildings on the remainder of the site, with a combination of small logs which would have been typical of a sod roof, framing lumber, and corrugated metal. Without documentation of the building prior to the repair work it is impossible to ascertain the accuracy and extent of the reconstruction of this building, in other words whether the unusual construction is a reflection of the modifications made to the building over time.

The Management Plan (pg53) recommends the reconstruction/restoration of a typical miners cabin on the Forty Mile site. This cabin would suit this idea perfectly, with its rough construction and fairly complete furnishings, including a cupboard made from an NCC box

Structural and rehabilitation work included:

- i. 2013: new foundation, new 4 rounds of logs
- ii. 2012: roof repairs

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2007 Dendrochronology at Forty Mile, Marion
- iii. 2002 Inventory of...buildings at Forty Mile
- iv. 1986 condition report, Barrett
- v. 1972 YWS drawings and photographs, 59-33/59-36, 60-01/60-07

Work remaining:

- i. monitor condition of building to determine when to upgrade quality of repair work

Building 16 – De Wolfe Cabin – 2014 Photos



1. Side (North) Elevation:



2. Side (South) Elevation:



3. Side (North) Elevation:



4. Rear (West) Elevation

5. Foundation:



6. Foundation:





7. Foundation:



8. Foundation:



9. Exterior Photo:



10. Exterior Photo:



11. Exterior Photo:



12. Exterior Photo:



13. Exterior Photo



14. Exterior Photo: Roof

15. Exterior Photo: Window



16. Exterior Photo: Window



17. Exterior Photo: Front Storage



18. Exterior Photo: Ceiling of Front Storage



19. Front Entry Door



20. Front Entry Door



21. Interior Photo:



22. Interior Photo:



23. Interior Photo:



24. Interior Photo:



25. Interior Photo:



26. Interior Photo:

27. Interior Photo:



28. Interior Photo:



29. Interior Photo:

10. DEMOLISHED BUILDINGS

As previously mentioned, there are several structures which can be reconstructed based on the Yukon Waterways Survey drawings and photographs. There may as well be additional information which can add to the knowledge of specific buildings. The location of each building can be determined from the YWS key maps, and archeological site information.

The function of these buildings when completed would be to contribute to the overall interpretation of the site. At this point there is little specific information on the use or occupancy of these buildings

- i. building 2
- ii. building 4
- iii. building 5
- iv. building 6
- v. building 7, ACC cabin, extant ruins
- vi. building 9

Two further buildings, although extant, are in ruins and were not recorded by the YWS. Building 17, the Swanson Cabin, and building 18, the Swanson Barn are not considered to have enough information available to enable reconstruction.

10. DEMOLISHED BUILDINGS

Building 2 – Archival Photos



1. Archival Photo: 60-21



2. Archival Photo: 60-22



3. Archival Photo: 60-23



4. Archival Photo: 60-24



5. Archival Photo: 60-25



6. Archival Photo: 62-34

10. DEMOLISHED BUILDINGS

Building 4 – Archival Photos



1. Archival Photo: 60-32



2. Archival Photo: 60-33



3. Archival Photo: 60-34



4. Archival Photo: 60-35



5. Archival Photo: 63-01

10. DEMOLISHED BUILDINGS

Building 5 – Archival Photos



1. Archival Photo: 61-01



2. Archival Photo: 61-02



3. Archival Photo: 61-03



4. Archival Photo: 61-04

10. DEMOLISHED BUILDINGS

Building 6 – Archival Photos



1. Archival Photo: 61-05



2. Archival Photo: 61-06



3. Archival Photo: 61-07



4. Archival Photo: 61-08



5. Archival Photo: 61-09

10. DEMOLISHED BUILDINGS

Building 7 – ACC Cabin, FMEB – 3, YHSI ID: 116C/07/005

The ACC Cabin is currently a ruin, although protected by a timber frame structure and metal roof. It is, however one of the oldest extant buildings, and was recorded as part of the 1972 Waterways Survey.

A case can be made for reconstruction based on the remaining building fabric and the available archival information. The Management Plan (pg 40) recommends rebuilding, because of its connections to Harper and the AC Co.

Information available:

- i. 2012 Site Restoration Summary, Koprowsky
- ii. 2006 Management Plan description, pg 31
- iii. 2002 Inventory of...buildings at Forty Mile
- iv. 1986 condition report, Barrett
- v. 1972 YWS drawings and photographs

Building 7 – ACC Cabin – Archival Photos



1. Archival Photo: 61-11



2. Archival Photo: 61-12



3. Archival Photo: 61-13



4. Archival Photo: 61-14

Building 7 – ACC Cabin – 2014 Photos



1. Front (East) Elevation:



2. Side (South) Elevation:



3. Rear (West) Elevation:



4. Interior Photo:



5. Interior Photo:

10. DEMOLISHED BUILDINGS

Building 9 – Archival Photos



1. Archival Photo: 61-19



2. Archival Photo: 61-20



3. Archival Photo: 61-21



4. Archival Photo: 61-22



5. Archival Photo: 62-31



6. Archival Photo: 62-32

10. DEMOLISHED BUILDINGS

Building 17 – Swanson Barn, FMCB – 5

Building 18, Swanson Farm House, FMEB – 13, YHSI ID: 116C/07/013

Both buildings, the frame barn and the log farm house, are in an advanced state of deterioration. The barn collapsed between 1972 and 1980. The farm house is assumed, based on some wallpaper samples, to have been constructed ca 1890's, and largely collapsed between 1984 and 1986. No work has been done on these buildings.

Based on an interpretive theme of farming in the interior of the Yukon, a case could be made for replicating the farmhouse, based on the remaining elements and the 1972 YWS photographs.

Building 17 – Archival Photos



1. Archival Photo: 59-19



2. Archival Photo: 59-20



3. Archival Photo: 59-21



4. Archival Photo: 59-22



5. Archival Photo: 59-23



6. Archival Photo: 59-24



7. Archival Photo: 59-25

Building 18 – Archival Photos



1. Archival Photo: 59-26



2. Archival Photo: 59-27



3. Archival Photo: 59-28