

This is a selected series of excerpts from the voluminous *St. Boniface Parish History Project* prepared by Diane Welter of St. Boniface parish, Sublimity, Oregon. Its purpose was originally to show that local church property belonged to the parish, not the archdiocese. I omitted some of the less interesting or redundant material, photos, and long lists of private donations. The complete document can be seen in the St. Boniface Archives. It has the benefit of making more of our history accessible, and from another perspective .

Henry Strobel

ST. BONIFACE PARISH HISTORY PROJECT

Prepared by Diane Welter, 2005

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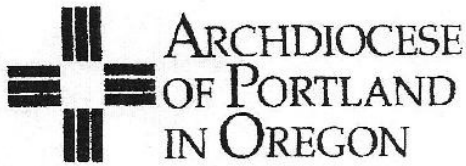
INTRODUCTION

This book was born out of the bankruptcy filed by the Portland Archdiocese. On July 6, 2004 Archbishop Vlazny filed for Chapter 11 reorganization in bankruptcy court on behalf of the Archdiocese of Portland. As in any Chapter 11 Bankruptcy, the courts determine what assets the Archdiocese has available to settle its creditor claims. Called into question are the numerous parish holdings and whether these belong to the Archdiocese or the individual parishes.

The purpose of this book was to find as many historical documents to substantiate when the land was purchased and its cost, as well as the various buildings and their relevant costs. The supporting documents were found either at the Portland Archdiocese or the Parish record books in the church office. Also, I did visit the Marion County Clerk/Recorder's Office to obtain original land title information. Please note that this book has a relatively narrow focus and is not intended to represent the entire history of St. Boniface Parish.

I have divided the book into chapters according to the parish property. Within each chapter I have included exhibits to show supporting documentation for each piece of property. Furthermore, I have included Appendices at the end of the book which contain interesting historical information. It is my hope that this book could be added onto by others as new information becomes available.

This section includes information relevant to the bankruptcy.



Office of the Vicar General

December 15, 2004

Dear Father,

Just when you thought that it's as busy as it can get, I need to follow up and press you to respond quickly to a request for assistance. Many of you have already received a call from our Property Office, or your attorney if your parish is represented by outside counsel, requesting your immediate help in responding to a motion in Bankruptcy Court relating to ownership of parish property. You may also receive a call from one of the attorneys representing the Archdiocese. Our response to one part of this motion will require evidence that parish properties are restricted assets or assets held in trust. Our Archdiocesan Property Office is assisting parishes in gathering that evidence. Obviously it is an important issue for every parish.

Each parish will need to provide a sworn written statement outlining when and how the parish was founded and funded, how original land and buildings were paid for, and how later buildings and additions were funded. We believe in every case it was with donated monies for that very purpose, but we need to show that specifically for each parish property. While each parish will take the lead in preparing its statement, the Property Office will coordinate with you and arrange for you to review whatever files we have here at the Pastoral Center if that's needed.

Our response to the motion is due January 11, 2005. **Thus, your statement is needed here by January 5, 2005.** While we are seeking an extension of this deadline from the court, we can't count on receiving that extension.

I know that we have asked a lot from you at an almost impossible time, but I also know that you understand the seriousness of this issue. Please immediately cooperate with the request and provide or have someone else (like a business manager or parish historian) provide the statement from your parish. We will assist you in any way possible.

Sincerely in Christ,

Fr. Dennis J. O'Donovan
Vicar General

SUMMARY OF PARISH HISTORY

Between the years of 1870-1875 German Catholics came to Sublimity from Wisconsin, Minnesota, Illinois and Iowa.

St. Boniface, the Apostle of the Germans, was established in 1879 and our first pastor was Peter Juvenal Stampfl. In the early 1870's, parishioners celebrated Mass in private homes. Beginning in 1875 a vacant building was used until a heavy snowfall caused the building to collapse. In 1880, 20 acres of land was purchased for \$400 from the United Brethren in Christ. According to the Catholic Sentinel, Oct. 21, 1880, Archbishop Seghers made a presentation of \$200 to the congregation to aid in the purchase of the property. There was a building on the property, formerly referred to Sublimity College which had been operated as a college by the United Brethren until the 1870's when it closed. The first floor of the old college building was used to celebrate Mass until the construction of the present church in 1889.

In 1889 the Rev. Joseph Fessler arrived from Wisconsin as the newly appointed pastor of the parish. The cornerstone of St. Boniface Church was blessed by Prior Adelhelrn, O.S.B., of Mt. Angel on September 1, 1889 and the church was dedicated by Archbishop William Hickley Gross on October 26, 1890. This church was built of hand-hewn timbers making up the frame work and sawed lumber from I. J. Boedigheirner and much of the labor and materials were supplied by parishioners. The contractor was Mr. John Weiss of Gervais. The original church was 36x72 with a spire of 110 feet in height.

In 1903, an addition was made to the church for a sacristy and an extension for a new altar. In 1908 a new High Altar and two side altars were built and the interior of the church was redecorated. The Altars were hand made by Engelbert Gier and decorated with gold leaf. Also at that time a Bell Tower was built containing three bells imprinted with the date of 1909 from the "Henry Stuckstede Bell Foundry Company of St. Louis, Missouri". Additionally, the bells are imprinted as follows: 1) the large bell: "Bonifacius - vocat populum suum"; 2) the mid size bell: "Sancta Maria - ora pro nobis"; and 3) the small bell: "Sancta Barbara - protege nos hora mortis". These bells ring automatically for Mass and Angelus daily.

The Cemetery of Holy Angels is just next to the church. In its center is a beautiful bronze crucifix and group which was donated by Father Charles Seroski. Buried in front of the bronze crucifix are three pastors who contributed significantly to St. Boniface Church:

- 1) Rev. Joseph Scherbring,
- 2) Rev. Anthony Lainck, and
- 3) Rev. Francis Scherbring.

The Convent was built in 1948. It is large enough to house 11 sisters and cost \$52,051. The Contractor was N. Minden and the Architect was Robert A. Miller. The first motherhouse of the Sisters of St. Mary's was established in Sublimity in 1886 at the request of Archbishop Gross, when nine young women founded a Religious congregation known as the Sisters of St. Mary's of Oregon. In 1892 the motherhouse convent was transferred to Beaverton. The existing convent was used to house sisters who were teaching at the St. Boniface Grade School and High School.

When Regis Catholic High School opened in 1963, the grade school (built in 1913) was demolished and the St. Boniface High School was then converted into a Grade School. In 1973 after eighty five continuous years of parochial schools in Sublimity, St. Boniface Grade School closed. The school, gymnasium and land were leased to District School 7C for \$10,000 per year and later sold to the school district in 1993. There was no longer a need for the convent so the building is now used for parish functions.

The Rectory was built in 1957 and is a building of five apartments for the pastor, assistant, guest, housekeeper and janitor. It has a full basement used for meetings, breakfasts by the Altar Society Circles, wedding receptions, etc. Cost of the construction was \$67,000 and the Architect was Mr. Wm. I. Williams and the contractor and builder was Mr. Hubert Stuckart, a parishioner.

The church has a beautiful stained glass window above the entrance to the church along with 10 additional stained glass windows along the two sides of the building. The window at the entrance is that of the patron of the parish, St. Boniface. It was paid for by donations from the parishioners. A family bequest (Bert Bradley) of \$2,000, Altar Society gift of \$1,500 and private donor Vera Boedigheimer gave \$500. The remaining ten windows were donated and inscribed as follows:

- 1) Gift of William VanHandel Family,
- 2) In memory of Mr. & Mrs. B. Boedigheimer,
- 3) In memory of Mr. Philip Ditter,
- 4) In memory of Frank and Anna Etzel,
- 5) Donated by the Young Ladies of Sodality,
- 6) Donated by the League of the Sacred Heart,
- 7) In memory of Rev. Jos. Fessler,
- 8) In memory of Mr. Ernest Becker,
- 9) Donated by Members of the Altar Society and
- 10) In memory of Wenzel and Anna Doerfler.

In late 1999, the church underwent a seismic improvements upgrade. This originated from concerns expressed after the Scotts Mill earthquake on March 25, 1993. The contract was awarded to McKenzie Commercial and the work was completed in 2000. Included with the contract were some extras to replace the steeple roofing and build an additional restroom. The parish paid for the improvements related to the roofing and the restroom from offerings. The remainder was paid from proceeds of the Archdiocese earthquake liability coverage.

LAND PURCHASE

In 1880, 20 acres of land was purchased for \$400 from the United Brethren in Christ. According to the Catholic Sentinel, Oct. 21, 1880, Archbishop Seghers made a presentation of \$200 to the congregation to aid in the purchase of the property. There was a building on the property, formerly referred to as Sublimity College which had been operated as a college by the United Brethren until the 1870's when it closed.

The parish owns the land occupied by the church building, rectory and the convent. The land was part of a larger piece originally owned by James M. Denny who died in 1855. He was an unmarried man and left no children surviving him, and his next of kin at the time of his death were his father and mother, John Denny and Sarah Denny. A portion of that land (20 acres) was sold to the Church of United Brethren on January 12, 1858. Finally, on March 5 1880, St. Boniface parish acquired the same 20 acres from the Church of United Brethren for \$400. The deed was recorded in Volume 26, page 272 (Marion County).

The parish office has copies of several deeds and titles related to certain lots originally owned by the Denny's and sold to various persons. Only one of these is relevant to the current church property. It demonstrates the sale by John and Sarah Denny to the United Brethren. The other deeds and titles in the parish office are not relevant to the "College Blocks" wherein the church is located. Rather, they relate to other blocks of land within the Denny land claim.

In 1993, a portion of the land owned by the parish and containing St. Boniface School was sold to Sublimity School District 7C of Marion County. The property and building were sold for \$500,000.

DESCRIPTION OF THE BOUNDARIES FOR SAINT BONIFACE PARISH

Beginning at the SE corner of the parish which is the intersecting lines of Township US and Range 8E (at North Cinder Peak) . Proceed west along Township US to Range 2E. Proceed north to the section line south of the line dividing Township 8S and Township 9S. Proceed west on the section line and Fern Ridge Road to Highway 22, continue northwest on Highway 22 and Aumsville Highway to Bishop Road, north on Bishop Road and its projection to Beaver Creek, east on Beaver Creek to Sherman Road, north on Sherman Road and the section line extending it to State Street, east on State Street and Doerfler Road to Victor Point Road, east from Victor Point Road on the line dividing Township 7S and Township 8S. Proceed east to and along the Marion/Clackamas County Boundary line to the Wasco County line. Proceed south along the Marion County Boundary line with Wasco and Jefferson Counties to the intersecting lines of Township US and Range 8E (at North Cinder Peak) to the point of beginning.

THE (manuscript typed) ORIGINAL DEED

Know all men by these presents that we John Denny and Sarah Denny his wife for and in consideration of the Establishment of an institution of learning in or near the town of Sublimity in the county of Marion, Territory of Oregon due give and grant and convey unto Jesse Harriett. James Campbell, Hadley Hobson, their associates and successors, in Office in Trust for the Church of the United Brethren in Christ for Education purposes a certain tract-or parcel of land lying in the South half of Section thirty four (34), township eight (8) South range one west of the Willamette Meridian and particularly described as follows viz Beginning at a point just 20 Chains East of the North West corner of James M. Denny' s, land claim no. 69 running thence south sixteen (16) chains thence East, 12 and fifty hundredths (12 ⁵⁰) chains thence north sixteen (16) chains, to the North boundary of said James M. Denny's land claim, thence West twelve and fifty hundred* (12 ⁵⁰) chains to the place of beginning Containing 20 acres. To have and to hold the said premises with the appurtenances there unto belonging forever, and the said John M. Denny will forever warrant without defect for Jesse Harriett, James Campbell, Hadley Hobson, their associates and successors, in office and assigns Said premises.

CHURCH BUILDING

The cornerstone of St. Boniface Church was blessed by Prior Adelhelm, O.S.B., of *Mi.* Angel on September 1, 1889 and the church was dedicated by Archbishop William Hickley Gross on October 26, 1890. This church was built of hand-hewn timbers making up the frame work and sawed lumber from I. J. Boedigheirner and much of the labor and materials were supplied by parishioners. The contractor was Mr. John Weiss of Gervais. The original church was 36x72 with a spire of 110 feet in height.

Early church records at the parish office were written in German. With the assistance of Henry Strobel, a parishioner, details of the original financing to build the church are available. The contractor, John Weiss, was present on August 15th, 1889 and negotiated the building of the church exterior for the sum of \$500. Note that this was just for the exterior and did not include window and door moldings or any of the interior. The parish borrowed \$300 from Frank Miller, \$400 from Mrs. Celine Miller and \$200 from the contractor, John Weiss. These loans were enough to begin construction. According to supporting documentation, the total cost of construction appears to be \$3,234.60. Detailed records were maintained of each donor contribution toward the construction costs and all loans were repaid from parishioner collections.

In 1903, an addition was made to the church for a sacristy and an extension for a new altar. Detailed records were maintained showing the names and amounts contributed by donors. Approximately \$970 was needed and collected from parishioners.

On March 25, 1993, various churches of the Archdiocese in the mid-Willamette Valley sustained damage as a result of the Scott Mill earthquake, that measured about 5.3 on the Richter scale. The pastor of St. Boniface, Rev. Glenn Dare, contacted the Pastoral Center about potential earthquake damage to parish facilities. The Archdiocese conducted an earthquake damage assessment and it was determined that although damage attributable to the earthquake was minor, there were major structural deficiencies in the roof framing presenting life/safety issues. In 1999, work began to make repairs and correct structural deficiencies. The Archdiocese's earthquake liability coverage paid \$243,268 toward the cost. The remainder of approximately \$100,000 was paid from parishioner contributions, notably the estate of John Van Handel. It was decided to repair the steeple and add a restroom at the same time and these improvements were also paid from parishioner contributions.

Detailed records of improvements to the church building have been maintained by the parish office. In reviewing records from 1927 and 1928 it was noted that two hot air furnaces (one for the church and one for the rectory) were installed. Special collections were made and detailed records of donor contributions kept. Double swinging doors were placed at the church's main entrance and a large light was placed above the entrance door outside. Collections were also taken for road improvements so that "automobiles could conveniently travel."

Without the continual support of parishioners the church building would have fallen down a long time ago. Review of minutes of Parish Council meetings from the 1980's reveal roof repairs, furnace repairs, parking lot repairs, the addition of a covered porch and improvements such as the addition of a cry room and new signage for the church exterior.

Source: Archdiocesan records
City: Sublimity
Name of parish: St. Boniface
First resident pastor in 1884
Under Benedictines 1881-1889
Under Archdiocesan priests since 1889

	1 st Church	2 nd Church	3 rd Church
Date parish formed:		College building purchased from United Brethern Church in 1880 renovated into church	
Date built:	1887 property leased		
Date blessed:			10/26/1890
Pastor:	Rev. Peter Stampfl from Minnesota and Germany	Rev. Peter Stampfl	Rev. J. Fessler
Blessed by:			Archbishop Gross
Remarks:	Roof collapsed under weight of snow in 1880	Burned down June 1, 1890	added to in 1903 and 1908

Mathias Houpert, Henry Klaus, and Peter Thomas leased for one dollar from August Schelberg a piece of property, 87 x 42 ft. in Block 7 (now a part of Ed Schmitt's place) on which there was a building which they adapted for church services. The lease does not describe the type of building but it does state that the property must be used for church services. This building served as a church until the roof collapsed under a heavy snow in 1880.

Translated from early church records in German. Written by Henry Strobel, 2005.

(Page 2.) John Weiss was here on August 15th and we negotiated the building of the church concluding that he would complete the exterior for the sum of \$500. At this time the timber had already been cut by the parish members. On Sunday September 1st the cornerstone of the church was laid by the Reverend Father Prior of Mount Angel, who had also donated it.

On September 29th the committee decided to borrow \$300.00 from Frank Miller to defray the running expenses of the sawmill, for which already \$530.00 had been paid by the reverend Pastor from the collected money. Now too the window and door moldings etc. had to be ordered at the planing mill. John Weiss ordered these, and the total bill amounted to \$400.00. October 12th. In this meeting it was decided to accept a further \$400.00 from Mrs. Celine Miller in Turner in

order to give the few people that were here a better chance to pay, especially the recent arrivals who had to make new beginnings. Mr. John Weiss the contractor offered to lend the church \$200.00 for a year, interest free. With that the borrowed money amounted to \$900.

(Page 3) This \$200.00 was recorded on the 16th of November 1889 and signed by the committee like the rest of the borrowed money.

As the construction of the church began there were necessarily only a few members, and so I told the committee that if you want to have a new church you have to act just as if you have to build it yourself, otherwise don't think about building, with which I don't mean that you have to pay for it all by yourself or the underwritten notes.

I only mean to ask that you help your pastor and stand at his side, that every time a member go along with the pastor on a collection, and that the committee especially should lead by good example.

Thus it was, thank God, agreed to put the church under the protection of God and the most holy Virgin Mary, under whom we have also placed the whole matter of church building, from the beginning and with full trust in their help, and so with these few people the exterior was happily completed, if yet with the debts from above.

Now indeed we had a church, but you could not yet use it for Mass, its interior still being completely unfinished. Indeed some wanted to use the church as it was but others did not, and the reverend pastor told the committee that in the first place it would not be appropriate to celebrate Mass in a church in such rough condition, and secondly, if we let things stop.

THE CENTENARY, MAY 4, 1939

The cornerstone of St. Boniface Church, Sublimity was blessed by Prior Adelhelm, O.S.B., of Mt. Angel, September 1, 1889 and the church was dedicated by Archbishop Gross September 30, 1890. Reverend Joseph Fessler was the pastor.

Reverend Anton Lainck, who was named pastor in 1895 served the parish for thirty years until his death. He was succeeded by Reverend Francis Scherbring who died in 1935, after nine years as pastor of Sublimity. The present pastor is Reverend Joseph Scherbring, who succeeded his brother.

A number of vocations for the priesthood and for the religious life have been developed in the Sublimity parish. Among the priests are Reverend John Prange, S.J., Reverend Paul Benedict O.S.B., and Reverend Mark Schmid O.S.B.

PARISH SCHOOL

The parish school is conducted by the Sisters of St. Mary, whose mother house is at Beaverton.

1889.

Expenditures for building the new
church at Sublimity Marion Co. Oregon

1889.	from August the 16 th 1889 to January 1 st 1891.	
August 16.	To Hughes at Salem for lime	\$ 20 00
" "	To Oliver & Co. from Mt. Angel for sundries	70 90
" "	To " " for traveling expenses	1 25
Sept. 21	Lee Brown & Co. Hayton for lumber	530 00
Oct. 11	" Osborn from Hayton for hammer & anton	11 00
" 25	" Veff & Co. f. Hayton small shingle & tar	27 50
" 26	" Carson f. Portland for Windows mould doors etc.	399 35
" "	" f. ight for same Dispatches	28 47
" "	" John Weiss for travelling expenses	5 60
" "	" Nic Lac Crut for nails	55 00
" 28	" Ernst Becker board for masons	11 00
" "	" Lodging by Kütte for same	2 10
Nov. 4	" Vathmann & Co. f. Garais for	6 75
" "	" John Weiss for building Church	5 00 00
" 6	" Bayu. for cross & aldering same	21 00
" 15	" Berger & Co. Portland gilding cross	26 00
1890.		
Jan. 13	To Gardner f. Hayton Paint & Oil	14 10
Febr. 26	" " for Paint Oil turpentine brushes etc.	89 46
June 26	" Sant Jam lumber Co. for shingles	50 50
" 28	" J. Wolfarth Silvan for Lime & Hair	74 90
July 6	" " for Lath - Nails	6 50
" 10	" brick for Chimney f. Salem f. Heuberg	7 35
" "	" Tar for roof for Mr. Burr Salem	5 75
" "	" To Benedictine Fathers f. balustrades for Com. Rail	7 50
Sept 1	To State Ins. Co. for insuring church for three years	45 00
Oct 2	To Willman & Kreis for Fresco Church	200 00
Nov. 7	" Desart & Co. from Silvan for lathing & plastering church	115 15
" 10	" R. Kline for Nails Chimney boxes etc	16 00
" "	" Thomas & Veff Shing. Glass & mould. etc	11 35
" "	" Lee Brown & Co. " Lumber	280 00
" "	To Fischer for Carpenter-work inside church	187 00
" "	" Joseph Spenner Carpenter-work	98 00
" "	" Joseph Zimmerman the same	16 75

(Below I have typed the preceding page for better legibility. hs 2011)

1889 Expenditures for building the new church at Sublimity Marion Co. Oregon

1889	from August the 16 th 1889 to January 1 st 1891	
August 16	Hughes at Salem for lime	\$20.00
" "	To Olivetti & Co. from Mt. Angel for foundation	70.90
" "	To " " for Traveling expenses	1.25
Sept. 21	" Lee Brown & Co. Stayton for lumber	530.00
Oct. 11	" Osborn from Stayton for framework on tower	11.00
" 25	" Neff & Co. of Stayton smal (sic) shingles of Tower	27.50
" 26	" Carson of Portland for Windows Mould Doors etc.	399.35
" "	" Freight for same Despatches	28.47
" "	" John Weiss for traveling expenses	5.00
" "	" Mr. Leo? Truitt for Nails	55.00
" 28	" Ernst Becher board for masons	11.00
" "	"Lodging by Kuette for same	2.00
Nov. 4	"Vathmann & Co. of Gervais for	6.75
" "	" John Weiss for building church	500.00
" 6	" Beyer for cross & aldering (sic) same	21.00
" 15	Berger & Co. Portland gilding cross	26.00
1890		
Jan. 13	To Gardner of Stayton Paint & Oil	14.00
Feb. 26	" " for Paint Oil Terpentine brushes etc.	89.46
Jun. 26	" Santyam Lumber Co. for Shingles	50.50
" 28	" J. Wolfurth Silverton for lime & hair	74.90
July 6	" " for Lath & Nails	6.50
" 10	" brick for Chimney f. Salem J. Heuberger	7.35
" "	" Tar for roof from Mr. Barr Salem	5.75
" "	" To Benedictine Fathers f. balustrades for Com. Rails	7.50
Sept. 1	To State Ins. Co. for insuring church for three years	45.00
Oct. 2	To Willman & Kreis for fresco Church	200.00
Nov. 7	"Desart & Co. from Silverton for lathing & plaster church	115.15
" 10	" R, Kuene for wide chimney boxes etc.	16.00
" "	" Thomas & Neff shingles glass & mould etc	11.35
" "	" Lee Brown & Co. Lumber	280.00
" "	To Fischer for Carpenter work inside church	187.00
" "	" Joseph Spenner Carpenter work	98.00
" "	" Joseph Zimmerman the same	16.75

The New Catholic Church at Sublimity

On Sunday last the beautiful new church at Sublimity, Or., was solemnly dedicated by His Grace Most Rev. Archbishop Gross, assisted by Very Rev., J. F. Flereus, Very Rev. Prior Adelhelm, O.S.B. and Frater Otemeyer of Mt. Angel, and the pastor Rev. Father Fessler.

The interesting and beautiful ceremony was witnessed by a large concourse of people. His Grace preached a sermon explaining the august ceremony and the lesson drawn therefrom to Christians. After the dedication services solemn High Mass was celebrated for the first time in the new church. Very Rev. J. F. Flereus V.G. was celebrant assisted by Very Rev. Prior Adelhelm, O.S.B., deacon, and Father Otemeyer, sub-deacon. Rev. Father Fessler assisted His Grace on the throne. The music was rendered in a most exquisite manner. The Archbishop preached a beautiful and impressive sermon on the occasion.

At 3 p.m. the interesting ceremony of blessing the new 350 pound bell took place, after which the Archbishop confirmed ten persons. Vespers and Benediction then took place. Rev. Fathers White, of Salem and Brusseau, of Gervais, arrived in the meantime and took part in the services. His Grace conferred the habit of the Order of the Precious Blood on the following young ladies: Miss Mary Platten, Sister Mary Margaret; Anna Therson, Sister Mary Seraphim, Elizabeth Heuberger, Sister Mary Antonia, Mary Heuberger, Sister Mary Laurentia.

The new church is 70 x 26 (sic, actually 72 x 36) and is surmounted by a spire 110 feet in height. It is one of the most substantial and imposing church edifices in the valley and reflects much credit on the Catholics of Sublimity and their pastor, Rev. Father Fessler.

See *The Catholic Sentinel*, September 26, 1889, Page 5, Col. 4:
Historical Research of the Files of the Catholic Sentinel, No. 376
(Xerox Copy could be made.) Bishop Leipzig FPL:mta 9/73

ST. BONIFACE RECTORY
375 E. CHURCH STREET
SUBLIMITY, OREGON 97385
1-503-769-5664

February 14, 1999

To: Members of the Archdiocesan Building Commission

From: Rev. Arthur P. Dernbach, Pastor

Subject: Structural status of St. Boniface Church

Dear Members:

I would like to present in a chronological form events/meetings/discussions pertaining to our church:

1. The Scotts Mills earthquake took place on March 25, 1993.
2. Two years later, after the Archdiocese of Portland had reacted to damage at four other sites(Mt. Angel, Woodburn, St. Paul and Gervais), the then-pastor of this church asked the archdiocese to check and see if this church suffered any structural damage from the earthquake.
3. The archdiocese was working with the WDY Inc. firm at that time, and sent Robert Walker to examine the church. In his opinion there was damage.
4. The local group wanted a second opinion, and hired Pfeiffer Construction of Silverton to examine the building. The archdiocese did not accept this firm's report because it was not on the professional level the archdiocese would have liked.
5. The parish then hired the BMGP Group from Salem. Michael Pease, P.E. wrote a report. The archdiocese again did not accept this report because Mr. Pease was an engineer but not a structural engineer.
6. The impasse continued. In November of 1997 representatives from the archdiocese met with our representatives here in Sublimity. At that meeting our group pressed Mr. Walker to delineate precisely where the perceived damage was. (There were no open cracks etc; nothing visible. There is (and was) a bow in the side of the church of long-time standing that was rectified in years past by five steel rods that crossed the church and held the sides more tightly together.) Ultimately, Mr. Walker could not specify any exact damage that could be attributed to the earthquake, but said the structure was not "up to code" and seriously need strengthening.
7. Mr. Walker's statement that "there was no perceived earthquake damage" is verified by the May , 1993, issue of OREGON GEOLOGY, published by the Oregon Department of Geology and Mineral Industries. No public buildings in Stayton(4 miles away) or Sublimity were listed as damaged, whereas the list in other parts of Marion County listed eight structures, excluding Salem proper. Houses rattled here, some chimneys toppled, but that was the extent of the damage.
8. As Mr. Walker itemized " things to be done," - - the repair bill was close to \$ 330,000 by 1995's reckoning. The charges now would be close to \$ 400,000. The archdiocese has about \$ 180,000 left over from insurance proceeds that

could be directed to the project.

9. We on the local level did not think it prudent to put \$ 400,000 into a church that was built in 1889 and which is listed on the archdiocese's books as having a replacement valuation of \$580,000.

10. The archdiocese continued to urge us to "do something - get your own structural engineer or whatever". We did. We hired Larry Youngman of Salem. He is a structural engineer. We asked him to visit us, which he did. He studied the church and wrote up a proposal which was sent to the archdiocese. The archdiocese did not accept the proposal. They wanted it tied in with Mr. Walker's prior work. Mr. Youngman did not feel comfortable with that arrangement, nor did we.

11. At the moment, then, the archdiocese continues to be concerned about liability issues. Its position is that since it has a report that the church is not up to code the church is thereby dangerous. That is not necessarily true.

Our point is this: There is no current policy from the archdiocese that older churches not up to code have to make moves to bring them up to code. Since there is no universal policy, we do not feel we should have to do what other churches are exempt from.

Further, Mr. Walker was invited to our premises to give an "earthquake damage report". There being no earthquake damage, he should have so stated. The fact that he went beyond the scope of his charge to state that "the church is not up to code" simply states something we already knew.

12. This church may not be a "tower of strength", but it has withstood the earthquake of 1949, the Columbus Day storm of 1962, and the recent earthquake of 1993. We do not think we are irresponsible in our position of not wanting to (1) Put \$400,000 into an older structure, and (2) Not wanting to be required to do what other "non-up-to-code" churches in the archdiocese are exempt from.

13. We seek some direction from the Building Commission. There may be liability concerns, but there are building and policy concerns as well.

Thank you for your consideration. Our Committee Members follow:

Sam Brentano
Julie Balderston
Henry Strobel

Ron Etzel
Ralph Lulay
Dr. Ray Heuberger

Hal Rickman
Robert Stuckart
Henry Miotke

Kim Zuber
Joseph Spenner
Roger Blades

ARCHDIOCESE OF PORTLAND IN OREGON

Date: February 18,1999
To: Building Commission Members
From: Paulette Furness
Re: St. Boniface, Sublimity

The Archdiocese appreciates the participation of the Building Commission in resolution of what has been a difficult situation for both St. Boniface Church and the Archdiocese since the 1993 earthquake. The concern of the Archdiocese is that, as a result of engineering studies done after the earthquake, the Archdiocese/St. Boniface Church is on notice of serious structural deficiencies in the church. Even assuming that the structural deficiencies predated the earthquake, the fact remains that the structural deficiencies documented present significant liability and safety concerns. Other structures within the Archdiocese might also benefit from seismic improvements. However, the Archdiocese is not aware of any functioning structure (with the exception of St. Luke's, Woodburn which is in a situation similar to that of St. Boniface) for which it has on record engineering studies indicating serious structural deficiencies.

We hope that the discussion with the Building Commission will not become side tracked with historical facts that can no longer be changed. Would St. Boniface Church be facing this problem had its pastor not contacted the Archdiocese immediately after the earthquake? Probably not. Might the Archdiocese have handled earthquake insurance and rebuilding issues more effectively than it did? Probably yes, and the Archdiocese has learned a great deal about catastrophic claims handling and the restoration/reconstruction of damaged structures from the experience of the last five years. But all of that is hindsight. Trusting the good will of the people of St. Boniface parish and the fresh insight of the Building Commission, we look toward a satisfactory resolution of this matter.

BACKGROUND

On March 25, 1993, various churches of the Archdiocese in the mid-Williamette Valley sustained damage as a result of the Scotts Mill earthquake, that measured about 5.3 on the Richter scale. The pastor of St. Boniface Church, Sublimity, Rev. Glenn Dare, was among those who, immediately after the earthquake, contacted the Pastoral Center about potential earthquake damage to parish facilities.

The Archdiocese responded by including St. Boniface Church in the Archdiocesan earthquake damage assessment project. Within the next few weeks, members of the assessment team visited the site and made preliminary findings. The assessment team included DiBenedetto/Thomson Architects, P.C. and Walker/DiLoreto/Younie, Inc. ("WDY"), as well as Dodd Pacific Engineers, consulting structural engineers for Archdiocesan insurers.

For various reasons, the assessment team findings were not finalized and presented to the parish until March 1995.¹ The March 9, 1995 WDY report (attached as Exhibit A) indicated that, although damage attributable to the earthquake was minor, there were major structural deficiencies in the roof framing presenting life/safety issues.²

At a meeting held on March 9, 1995, the parish expressed its disagreement with the architectural repair plan proposed by DiBenedetto/Thomson in accordance with the WDY report (attached as Exhibit B). Two weeks later, the parish submitted a letter from Gene Pfeifer, of Pfeifer Construction Company, dated March 28,1995 (attached as Exhibit C),

stating that no earthquake damage existed and recommending minor code upgrade work to the steeple.

On April 19, 1995, another meeting was held on site at the parish's request with representatives from the Archdiocese and St. Boniface Church. The parish again emphasized that there was no earthquake damage and therefore no need for the repair work proposed. The Archdiocese maintained its position, indicating that, in addition to the report of parishioner Gene Pfeifer, a contractor, it would require a structural engineer to dispute WDY's conclusion. The parish was invited to submit a rebuttal to the WDY damage assessment and proposed course of action, from a qualified engineer of its own choosing.

In April 1996, the parish retained a structural engineer, William R. Pease, P.E. of BMGP Engineers, Inc. to provide a second opinion on the structural condition of the church and possible areas of concern. Mr. Pease provided a preliminary report (attached as Exhibit D), which appeared to be consistent with that of WDY. However, the parish did not request Mr. Pease to provide a more in depth evaluation or recommendations for repairs.

¹ The delay in reporting to the parish resulted from significant insurance claims issues facing the Archdiocese in responding to claims at nine different Archdiocesan locations for structural damages arising out of the 1993 earthquake. The Archdiocese prioritized response to claims, dealing first with locations which sustained the most severe damage. The process involved lengthy negotiations with insurers concerning claims reimbursement, numerous meetings with governmental entities involved, as well as evaluation of actual structural repairs and upgrades proposed for the various locations.

² Dodd Pacific Engineering consulted with WDY on a preliminary basis and did not dispute WDY's conclusions.

Until the Fall of 1997, there was no further progress on this matter between the Archdiocese and the parish. Archbishop Levada, who had directed the earthquake repair projects, had just been replaced by Archbishop George, who, in turn, left the Archdiocese for Chicago in May 1997.

In October 1997, the Archdiocese returned to this matter, again urging the parish to address outstanding issues. WDY was asked to detail and update its March 9, 1995, report as was DiBenedetto/Thomson (November 24, 1997 reports attached as Exhibit E). A further meeting was held with the parish in November 1997. The parish continued to resist the WDY/DiBenedetto/Thomson proposals for repair to the church.

In efforts to explore alternative possibilities for resolving this matter, the Archdiocese again suggested a second opinion from a professional engineer of the parish's choosing, whether it be William Pease or someone new to the issue. The Archdiocese also requested WDY to propose a modified scope of work and/or to prioritize the items listed in its November 20, 1997 report, to which WDY responded by report dated January 27, 1998 (attached as Exhibit F).

The parish contacted C.L. Youngman, Inc., a Salem civil and structural engineering firm, to review the proposal of WDY and come up with a scaled back proposal for structural work to be done on the church. Mr. Youngman visited the site and presented a proposal for his engineering services (attached as Exhibit G). However, a significant misunderstanding developed over the Archdiocese's suggestion that Mr. Youngman might wish to consult with Bob Walker and/or review the engineering studies he made at the time of the earthquake.

The parish interpreted that suggestion as evidence of the Archdiocese's intent to

influence Mr. Youngman's conclusions. In fact, the reason the Archdiocese suggested that the two engineers confer was to avoid the need for Mr. Youngman to duplicate unnecessarily, and at substantial cost, measurements, studies, drawings, etc. which had already been done and which he might be able to use. (William Pease had indicated to the Archdiocese that, were he to do further work on this project, he would want to review the reports and drawings of WDY and DiBenedetto/Thomson, and to meet with them, in context of providing his own opinion on their analysis and recommendations.)

In any event, this misunderstanding has led to a stalemate in the negotiations on this matter. The parish proposed bringing the question to the Building Commission and the Archdiocese welcomed that suggestion. The Archdiocese's concern, however, is that absent some alternative plan by the parish to address the pending safety and liability issues, the Building Commission will be in a difficult situation. To date, the Archdiocese has not received any proposal from the parish, based on the report of an engineer, refuting and/or narrowing the scope of WDY's opinion, with regard to repair of the church.

PROBLEM RESOLUTION

The goal of the Archdiocese is to address safety and liability issues, not to ensure that St. Boniface church is brought up to code. Subject to its final review and approval, the Archdiocese is open to any of the following as a resolution of this matter:

- The written opinion of a structural engineer disputing the conclusions on record that the St. Boniface church building is structurally deficient and presents life/safety concerns;
- The written opinion of a structural engineer proposing a modified scope of work which, in the opinion of the engineer, would satisfy the life/safety concerns noted by WDY;
- An agreement by St. Boniface parish to address, within three years, in priority order the first five structural concerns noted by WDY in its January 27, 1998 report (or, should the parish obtain an independent structural engineering report, the structural concerns, if any, noted by that engineer);
- An agreement by the parish that it will begin plans to replace the church with a new structure to be completed within a time frame acceptable to the Archdiocese; or
- Any other proposal which would effectively address the liability and life/safety structural issues on record.

Please let me know if there is any other information on this matter that you would find helpful to review prior to the February 25, 1999 meeting.

Encls: Exhibits A-G

cc: Rev. Paul Peri
Delia Wilson



ARCHDIOCESE
OF PORTLAND
IN OREGON

November 30, 1999

Rev. Arthur P. Dernbach
St. Boniface Church
375 E Church Street
Sublimity, OR 97385

RE: Structural Repairs to St. Boniface Church

Dear Father Dernbach:

Thank you for forwarding the project manual and signed general contract documents for the structural repair project underway at St. Boniface Church. As a follow-up to Paulette Furness' letter to you of May 27, 1999, enclosed is a check in the amount of \$224,518.92. This amount is detailed below.

Total amount allocated to the parish from the proceeds of the Archdiocese's earthquake liability coverage	\$243,268.00
---	--------------

Less payments made by the Archdiocese direct to C. L. Youngman, Inc. for work performed during the period 5/27/99 through 11/24/99	<u>18,749.08</u>
--	------------------

Total	\$224,518.92
-------	--------------

I understand that the parish will directly remit \$31,824 to McKenzie Construction for its payment application one dated 10/31/99 and \$753 to C.L. Youngman, Inc. for its invoice numbers 362 and 363 dated 11/23/99.

Please contact me immediately if you have any questions or concerns about this matter, Father.

Thank you.

Sincerely,

Delia Wilson

Delia Wilson
Property Manager

cc: Rev. Paul Peri
Paulette Furness

G:DW.StBoniface113099

APPLICATION AND CERTIFICATE FOR PAYMENT

(3476-99 - 11/4/1999)

PAGE 1 OF 2 PAGES

TO (OWNER):

St. Boniface Catholic Church
375 East Church Street
Sublimity, Oregon 97385

PROJECT:

St. Boniface Catholic Church
Building Strengthening

APPLICATION NO: One

Distribution to:

PERIOD TO: 10/31/99

ARCHITECT'S

PROJECT NO: 98049-2

☐

☐ OWNER
☐ ARCHITECT
☐ CONTRACTOR

FROM (CONTRACTOR)

McKenzie Commercial Contractors, Inc.
865 W Second Ave., Eugene, OR 97402 1375 Liberty Street S.E.
CONTRACT FOR General Construction Salem, Oregon 97302-4245

VIA:

Charles L. Youngman, Inc. Civil & Structural Engineers

CONTRACT DATE: 09/28/99

CONTRACTOR'S APPLICATION FOR PAYMENT

CHANGE ORDER SUMMARY:

Change Orders approved in previous months by Owner	ADDITIONS	DEDUCTIONS
TOTAL		
Approved this Month		
Number	Date Approved	
TOTALS	0.00	0.00
Net change by Change Orders		0.00

The undersigned Contractor certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for Work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR:

McKenzie Commercial Contractors, Inc.

By:

Karla A. Ross

Date:

11/04/99

Karla A. Ross, Controller

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the Contract Documents, based on on-site observations and the data comprising the above application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief, the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

Application is made for Payment, as shown below, in connection with the Contract.

1. ORIGINAL CONTRACT SUM \$ 198,462.00
2. Net change by Change Orders \$ 0.00
3. CONTRACT SUM TO DATE \$ 198,462.00
4. TOTAL COMPLETED & STORED TO DATE \$ 42,096.00
(Column G on Continuation Sheet)
5. RETAINAGE:
a. 10% of Completed Work \$ 4,210.00
(Column D+E on Continuation Sheet)
b. 10% of Stored Material \$ 0.00
(Column F on Continuation Sheet)
Total Retainage (line 5a + 5b or
Total in Column I of Continuation Sheet \$ 4,210.00
6. TOTAL EARNED LESS RETAINAGE \$ 37,886.00
(Line 4 less Line 5 Total)
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT \$ 0.00
(Line 6 from prior Certificate)
8. CURRENT PAYMENT DUE \$ 37,886.00
9. BALANCE TO FINISH, PLUS RETAINAGE \$ 160,576.00
(Line 3 less Line 6)

State of Oregon
Subscribed and sworn before me this 4th day of November, 1999
Notary Public: *Deborah Cook*
My Commission expires: 3-21-2002

AMOUNT CERTIFIED \$ 37,886

(Attach explanation if amount certified differs from the amount applied for.)

ARCHITECT:

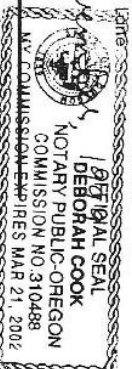
By:

Deborah Cook

Date:

8 NOV 99

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.



CHURCH INTERIOR

The parishioners of St. Boniface have a history of making special collections for special items on the interior of the church. When it was decided to build a new High Altar, a special collection was made in 1907. According to supporting documentation, the Gier Brothers who had recently settled in Mount Angel were enlisted to build the altar. The men had lots of experience in building such altars. Their bid was \$750 which did not include the statues.

Detailed records were maintained to demonstrate how much each parishioner contributed toward the High Altar. According to these records there was \$1,063.71 received while expenses were \$1,039.10. The expenses were as follows:

Gier Brothers \$750;
Crucifix \$201.00;
Freight on the Crucifix \$38.65;
Freight on the Adoring Angels \$2.95;
Freight on silk and oil cloth, etc. \$4.50;
Help for placing the Altar in the Church \$5.00;
Boarding and travel costs \$37.00.

The Adoring Angels cost \$18.00 and were paid and donated by The Young Ladies Sodality. The remaining statues were paid and donated by parishioners. Detailed records of such contributions have been maintained. Enclosed in this book is a list of several items, including statues, that were donated by Bruno Boedigheimer. In 1911, there are records indicating the donation of the statue of St. Theresa by Mr. Frank Bell and another by Mr. & Mrs. J. A. Ditter.

The church has a beautiful stained glass window above the entrance to the church along with 10 additional stained glass windows along the two sides of the building. The window at the entrance is that of the patron of the parish, St. Boniface. The window was created by Gary Swanson and his wife, Nancy, of Mill City for a total price of \$3,850. It was paid for by donations from the parishioners as follows: a family bequest (Bert Bradley) of \$2,000, Altar Society gift of \$1,500 and private donor Vera Boedigheimer gave \$500. The remaining ten windows were donated and inscribed as follows:

- 1) Gift of William VanHandel Family,
- 2) In memory of Mr. & Mrs. B. Boedigheimer,
- 3) In memory of Mr. Philip Ditter,
- 4) In memory of Frank and Anna Etzel,
- 5) Donated by the Young Ladies of Sodality,
- 6) Donated by the League of the Sacred Heart,
- 7) In memory of Rev. Jos Fessler,
- 8) In memory of Mr. Ernest Becher,
- 9) Donated by Members of the Altar Society and
- 10) In memory of Wenzel and Anna Doerfler.

The St. Boniface Parish Council Meeting was called to order and opened with a prayer April 25, 1984 at 8:10 PM by Vice President. Duane Bradley. Present were Duane Bradley, Steve Keudell, Don Zuber, Bill Welter, Ray Heuberger, Dolores Etzel, Father Hurley, Lois Lackey, and Leonard Hendricks. Minutes were not read.

Gary Swanson and his wife, Nancy, of Mill City presented two sketches of a stained glass window for the back of the church. The sketches, one in color and one in black and white drawn to scale, portray St. Boniface with hatchet and oak leaves. Gary has done lots of research in sketching the window. He quoted the price as \$3850 installed. The window is 140" by 45" - 43.75 sq. ft. cost of \$85.00 a square foot. He further explained windows done in Salem like this one would cost \$200.00 per sq. ft. Gary would be able to keep the cost down because of low overhead. He said it would take two months to complete and that he would not be able to start on this project until September because of other jobs. Lois Lackey will mount sketches for parishioners to view and comment on. They will be placed in church.

BELL TOWER

In January 1909, it was decided to purchase 3 heavy bells for the parish. Father Lainck ordered the bells from Henry Stuckstede Bell Foundry Company of St. Louis, Missouri. The bells arrived at Aumsville May 7, 1909 and at Sublimity May 8, 1909. The bells are imprinted with the date 1909 and as follows:

- 1) the large bell: "Bonifacius - vocat populum suum";
- 2) the mid size bell: "Sancta Maria ora pro nobis"; and
- 3) the small bell: "Sancta Barbara - protege nos hora mortis."

These bells ring automatically for Mass and Angelus daily.

Detailed records were maintained of the individual parishioner contributions showing receipts of \$1,344 and a cost of \$1,475. I suspect that there exists additional contributions for the difference of \$131.

Parishioner contributions continue to be used for maintaining the bells and bell tower. In 1983, there are records showing expenses of \$16,210 to install automatic bell ringing equipment. This is just one example of many expenditures that have been made by parishioners to maintain the bells and the building.

VERDIN, Since 1842

June 14, 1993

Rev. Glen Dare
St. Boniface Church
375 South East Church Street
Sublimity, OR 97385

Dear Father Dare:

Our Mr. Greg Bartlett has advised us of your verbal order for automatic bell ringing equipment in the total amount of \$16,210.00.

In accordance with Greg's request, we have enclosed a contract covering the proposed equipment. Please sign one copy and return it to us for our records along with the appropriate down payment check.

We understand, however, that a decision will not be made until later this month on the OPTION covering the "SINGING TOWER" Carillon.

You will be hearing direct from our Production Department within the next few days with regards to further details.

In the meantime, should you have any questions, please feel free to contact us, toll free, at 1-800-543-0488.

Thanking you again for your most valued order and assuring you of our complete cooperation at all times, we are

Sincerely,

Thomas W. Reiring
Sales and Marketing Assistant
TWR:nz
Enclosure
CC: Mr. Greg Bartlett

June 14, 1993

CONTRACT PROPOSAL

WE, THE VERDIN COMPANY, 444 READING ROAD, CINCINNATI, OHIO 45202 (1-800-543-0488) do hereby agree to furnish the following equipment to:

ST. BONIFACE CHURCH SUBLIMITY, OREGON

GENERAL:

This proposal provides for the electrification of the existing three bells, weighing 1,408 lbs., 836 lbs. and 583 lbs.

SWINGING BELL RINGERS:

Three (3) swinging bell ringers shall be provided. The swinging bell ringer is a custom engineered machine with proper horsepower rating for the bell to be swung. The operation of this ringer is controlled through an automatic clutch mechanism that reverses the motor drive at the precise moment to insure proper swinging action of the bell. Upon activation of the swinging ringer, the bell is brought to optimum full swing, and is maintained at that proper swing height until the ringer is turned off by the control equipment. The swinging tempo of the bell is the natural swing tempo of the bell to be controlled, the swinging ringer providing the precise amount of power required at each swing to maintain optimum striking. Each Verdin swinging ringer is furnished with steel mounting plate, galvanized cover, roller chain, wheel clips, and disconnect switch; and for each swinging ringer an optically-isolated solid state control relay is provided in the panel enclosure.

0-70 BELL STRIKER UNIT:

One (1) 0-70 Bell Striker Unit shall be provided. The model 0-70 Striker Unit is custom designed to mount on the outside of the bell on a shock mounted frame, made of structural steel, with eight neoprene isolators to absorb vibrations. The striker unit is engineered to strike the bell with the proper force as determined by the size and weight of the bell. The strike hammer is made of bronze for optimum quality and richness of tone, properly weighted and angled for precise striking action. The 0-70 hammer is supported by a stainless steel pin in oilite type bearings. It is operated with direct current solenoid(s) at approximately 200 volts DC, which is furnished by the associated driver board. The solenoid plunger is coated with durable nylon by a special process, requiring no lubrication. The solenoid enclosure is covered with galvanized steel, primed and finished with high quality rust-inhibiting paint to protect it from the elements.

CONTROL MODULE:

One (1) enclosure, 17-1/2" W x 15" D x 5-3/4" H of metal will be furnished. The module will be painted in matte black finish.

CONVENT BUILDING

The Convent was built in 1948. It is large enough to house 11 sisters and cost \$52,051. The Contractor was N. Minden and the Architect was Robert A. Miller. The first motherhouse of the Sisters of St. Mary's was established in Sublimity in 1886 at the request of Archbishop Gross, when nine young women founded a Religious congregation known as the Sisters of St. Mary's of Oregon. In 1892 the motherhouse convent was transferred to Beaverton. The existing convent was used to house sisters who were teaching at the St. Boniface Grade School and High School. When Regis Catholic High School opened in 1963, the grade school (built in 1913) was demolished and the St. Boniface High School was then converted into a Grade School. In 1973 after eighty five continuous years of parochial schools in Sublimity, St. Boniface Grade School closed. The school, gymnasium and land were leased to District School 7C for \$10,000 per year and later sold to the school district in 1993. There was no longer a need for the convent so the building is now used for parish functions.

Parishioner contributions continue to be used for maintaining the building. In 1984, there are records showing expenses of \$1,320 to insulate the attic. This is just one example of many expenditures that have been for by parishioners to maintain the building. In 2005, several thousand dollars will be spent on replacing the roof on the building.

RECTORY BUILDING

The Rectory was built in 1957 and is a building of five apartments for the pastor, assistant, guest, housekeeper and janitor. It has a full basement used for meetings, breakfasts by the Altar Society Circles, wedding receptions, etc. Cost of the construction was \$67,000 and the Architect was Mr. Wm. I. Williams and the contractor and builder was Mr. Hubert Stuckart, a parishioner.

Parishioner contributions continue to be used for maintaining the building. In 1985, there are records showing repairs made to the roof. This is just one example of many expenditures that have been for by parishioners to maintain the building. There also exists a garage building paid with parishioner contributions and maintained by parishioner contributions. A new garage roof was installed in 1989 for a cost of \$978 while labor was donated.

CEMETERY

The Cemetery of Holy Angels is just next to the church. In its center is a beautiful bronze crucifix and group which was donated by Father Charles Seroski, Buried in front of the bronze crucifix are three pastors who contributed significantly to St. Boniface Church:

- 1) Rev. Joseph Scherbring,
- 2) Rev. Anthony Lainck, and
- 3) Rev. Francis Scherbring.

The cemetery fund was established through parishioner contributions. Records indicate initial contributions of \$500 by Joyce and Bill Byers, and another \$500 received from Joyce Byers' father. Furthermore, it was parishioner contributions that paid for the installation of an irrigation system and paving improvements.

Sublimity School To Close

Catholic Sentinel, Feb. 23, 1973

An application by the education board of St. Boniface Parish, Sublimity, for closure of St. Boniface School next June has been accepted "with regret" by the Archdiocesan Board of Education.

The Archdiocesan board made a "strong recommendation" to continuing research be carried on by the Sublimity Parish regarding the possibility of area cooperation with the total program of Catholic education.

Currently, St. Boniface School has 58 pupils in fifth through eighth grades. The two-room school is staffed by one Sister and one lay teacher.

AFTER RECORDING RETURN TO:
Duncan & Tiger
PO Box 248, Stay ton, OR 97383

UNTIL A CHANGE IS REQUESTED, ALL
TAX STATEMENTS SHALL BE SENT TO:

Sublimity School District 7C
P.O. Box 269 Sublimity, Oregon 97385

STATUTORY SPECIAL WARRANTY DEED

The Roman Catholic Archbishop of the Archdiocese of Portland in Oregon, an Oregon non-profit corporation sole doing business as the Archdiocese of Portland in Oregon, Grantor, conveys and specially warrants to Sublimity school District 7C of Marion County, Oregon, Grantee, the following described real property free of encumbrances created or suffered by the Grantor except as specifically set forth herein:

The real property described in Exhibit "A" attached hereto

The true consideration for this conveyance is \$500,000.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICATION LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

Executed this 25th day of August, 1993.

GRANTOR:

ROMAN CATHOLIC ARCHBISHOP OF THE
ARCHDIOCESE OF PORTLAND IN OREGON, an
Oregon non-profit corporation sole

By: William J. Levada, Archbishop

By: Charges Lienert, Agent and Attorney-in-Fact
for William J. Levada

EXHIBIT "A"

Beginning At a point on the South right of way line of Main Street which bears South 89° 54' 00" East 442.35 feet from the Northeast corner of Block 17, TOWN OF SUBLIMITY as platted and recorded in. Volume 1, Page 57, Book of Town Plats and being situated in the Southeast quarter of Section 34, Town 8 South, Range 1 West of the Willamette Meridian in Marion County, Oregon; thence South 89° 54' 00" East along the South line of said Main Street, a distance of 446.94 feet to the West right of way line of Pine Street; thence South 00° 00' 05" East along the West line of said Pine Street, a distance of 554.96 feet to a point on the Northerly right of way line of Church Street ("Market Road 81); thence Northwesterly along said Northerly right of way line on the arc of a 1884.86 foot radius curve to the right (the chord of which bears North 84° 0.6' 23" West 78.89 feet) a distance of 73.90 feet; thence North 82° 54' 32" West along said right of way line a distance of 238.49 feet; thence northwesterly along said right of way line on the arc of a 1934.85 foot radius curve to the left (the chord of which bears North 83° 32' 51" West 43.14 feet) a distance of 43.14 feet; thence North 2° 05' 20" West 326.63 feet; thence North 00° 06' 06" East 134.38 feet thence North 52° 05' 55" West 67.73 feet; thence North 65° 1' 8" 45" West 26.53 feet) a distance of 26.52 feet to the point of beginning.

(A guess is that CAPELLANUS, Latin for chaplain, was the pseudonym of Fr. Valentine L. Moffenbeier.)

Historical stories told by a local resident

ONLY SAINTS DISCOVER JOY IN DESTITUTION

(The Editor of *Sunbeams & Shadows*, ca. 1974] continues his browsing on SSMO chronicles.)

When the scant segment of the SSMO separated from the humble community in Sublimity to take on a teaching assignment in Verboort (1891) the chronicles show the first coterie of Nun-teachers taking root in the only organized parish in the Tualatin Valley. At that moment in time Father Delatte received the heartfelt thanks of his co-workers for yielding to them the comfort of his modest rectory as their convent.

From the instant of their arrival the God-fearing settlers of that bountiful region adopted the Sisters as members of their own families, and provided for their material needs. Never was the larder empty; and it would be difficult to report who was the happier, the smiling Sister at the kitchen door or the little lad or lassie standing there with a cradle of eggs, a hamper of vegetables in season, a tempting slab of meat fresh from some family's butchering block or a couple of rings or home-made sausage.

Since comparisons are usually considered odious this browser among SSMO chronicles will attempt none but rather present a flashback to those earlier days in Sublimity when the struggling founding company was battling for survival against odds awful enuf to tax the financial courage of Lloyds of London.

One day however a piercing shaft of sunshine dissipated the enveloping gloom when Archbishop Gross offered the group 20 acres of land on which was located a "college" building. (At this point, an explanatory chapter, interesting as a historical sidelight, deserves framing). In December 1857 the United Brethern Church had started a "College" dutifully named Sublimity College. A Territorial Legislature granted it power to confer degrees within one year. However, because of the Civil War and Slavery dissensions, the school was closed permanently. Milton Wright, father of the famous Wright brothers was the first instructor in Sublimity College.

Into this abandoned, dilapidated old ramshackle, in deteriorating agony from wind and weather, the Sisters gingerly stepped and in the Joy of their Inheritance they re-chrlstened it Maria-Zell, in honor of a Convent in faraway Switzerland. On the day of its acceptance Oregon's Maria-Zell looked every inch of it the personification of the Abomination of Desolation (with apologies to St. Matthew).

One small upstairs room with its slouching walls had not yet completely bowed to collapse and into it a Joyful band of brave maidens dragged armfuls of straw to pad the harshness of the floor boards into sleeping 'pallets. Since all the windows were paneless the night hours were alive with the music of whirring wings. The older among the Sisters were quick to acquaint the teen-age novices with the story of Tobias so that "shut-eye" was the rule for every movement awake or asleep. The chronicle never does report on the species of winged cohabitants, between swallows and bats the guessing contest was a draw.

Once their ventilated closure- was established, unskilled farmhands quickly hacked bedsteads out of nearby fir saplings. While on a forest forage one day two of the Sisters uncovered a "box-stove" half buried in underbrush. With pioneer ingenuity they built brick legs for it and before

the next full moon the convent had an indoor cook-stove. When later it was learned that this item had been abandoned by the local saloon some of the more pious in the sorority became concerned until the good Padre who Blessed the new "convent" gave the stove a special swish with hyssop.

Many other testy, pesky and unbelievables were companion with the stout-hearted founders of those days; but each and all and everyone of them transpired in an atmosphere of JOY, CONTENTMENT AND PEACE, proving the theorem that ONLY SAINTS DISCOVER JOY IN DESTITUTION.

THIS VALLEY SHALL BE THEIR HOME

The Sisters of Saint Mary of Oregon are often called the Beaverton Sisters. Not infrequently, they are spoken of as the Sisters of Saint Mary's, (many years association with St. Mary's Boys' Home doubtless the reason for this). Invoking debatable poetic license I will refer to them in these chronicles as the SSMO, a smooth-sounding and space-saving abbreviation.

In last week's installment historical evidence revealed how the nucleus of the SSMO community took root in the sublime clime of the foothill village of Sublimity in the Willamette Valley. For continuity sake may I repeat that at that point in time a group of maidens living a quasi-religious life at Jordan Valley had been accumulated in Sublimity by Archbishop Gross to form a canonical religious community.

It will be the intent of this week's eye-walk thru the SSMO book of chronicles to observe how and when this infant company conquered the camel-back-hump that separates the beautiful Willamette Valley from the bountiful Valley of the Tualatin. At this point in time we must call a halt to the Impending trek out of Sublimity and admit the presence of an impasse or interlude. A careful chronicler will describe it as a vacuum probably and pass it off as the gestation period of a new creation that lasted twenty-six years: 1860 to 1886.

In 1860 a pious Grandfather brings a little girl of 8 to the Precious Blood Convent in Himmelgarten, Ohio, (note the relationship of that name to Eden). His purpose: to have her educated in the Catholic Religion. In 1886 she and 9 other dedicated maidens form the nucleus of a new community as they are officially gathered under a convent roof in Sublimity.

That truth is often stranger than fiction is a saying so trite that it is no longer accepted simply as a writer's whimsy. How fictional Truth may actually become spills out of my memory as I recollect the years preceding the adventures of the SSMO in Oregon. Like the Johnny Appleseed of American lore, there was for instance the fervent German immigrant Priest from whose heart dropped the seed onto the American continent that developed amid storm and strife, good weather and bad, into the community we are writing about.

Arthur Miller is a talented and aggressive American author and play-right. He gave us the searing novel and drama: "The Death of a Salesman," and "A Memory of Two Mondays". He has written and produced other lasting creations for stage and TV. One would wish this man had the fulness of the Catholic Faith, because he would be the only writer and dramatist I can think of I would trust to explore the exploits hidden within the vacuum of the interlude of which-I here take only silent note. There is an adventurous saga saturating the years -between 1860 and 1891, which if dramatised by the author I have named would shame into forgetfulness every motion picture attempting to show the life and style of the Nun and Convent living.

If I have whetted your appetite and you may be tempted to write me asking for more, MORE!, all I can do is resort to the current style of reporting and intimate that perhaps "many of the tapes are missing" and there have been erasures discovered here and there."

I have one more paragraph to compress the scenario showing when and how the infant company of SSMO got to the Valley that was thenceforward to be their home. It happened one brisk January morning in 1891. A rickety "hack" (no fringe on top) sped with tortoise speed from a loading station in Turner, Oregon, bounced its creaky way thru Portland, turned westward and unloaded THREE Sisters, ONE Postulant and one "borrowed" Teacher-Nun out of O'Fallon, Mo, at a place called Cornelius, Oregon, just 3 miles from VERBOORT.

THIS IS HOW THE SSMO GOT Foothold IN THE VALLEY THAT WAS TO BE THEIR HOME

I GET LETTERS: Dear "Capellanus" : There is NO Easter Bunny! Santa Claus ate him for Thanksgiving. --Charlie Brown.

THAT'S 30: With this issue V & V Publishers close out the third year of editing S & S. Thanks all around for financial Support.

PREAMBLE TO A BOOK OF CHRONICLES

(Ed's note: For brevity but with due reverence, SSMO is hereinafter an abbreviation for Sisters of Saint Mary of Oregon)

The foundation of the religious community of the SSMO was built on a sub-foundation. He was Archbishop William H Gross; 3rd Archbishop of the archdiocese of Oregon City.

Archbishop Gross' name and missionary endeavors must be stamped as the frontispiece in any book dealing with the historical development of the SSMO in Oregon. On this page he appears as the preamble to the chronicles of 38 years of SSMO history.

William H. Gross was born in Baltimore, Md. (1837) Parentage: German-Irish. At St. Charles College in his native state his vocational directives pointed toward the Redemptorist Order. In it he was ordained, in 1863. He was Chaplain at Annapolis during the Civil War. As such death and danger taunted him in hospitals, on battle fields, in lonely outposts and along firing lines with unscheduled regularity.

After the war, Fr. Gross was delegated rector of a new Redemptorist House in N.Y., and after 6 years as a successful builder he was commissioned to a second new foundation in Boston. It was while at this post that a message from Rome caught up with him with the information that he was appointed Bishop of Savannah, Ga. At age 36, he was consecrated the youngest Bishop in the U.S. on April 27, 1873. During the 12 years he administered the Savannah diocese he added a parish school to every parish church.

In the meantime . . . way out west - something strange was stirring in the Oregon archdiocese. Archbishop Seghers, yielding to his missionary zeal for working among Indians resigned his See. (He died, a victim of murder, by a frenzied Indian guide very soon after).

From the Atlantic coast to the Pacific, a transcontinental transplant, effected thru Rome, snatched

Bishop Gross from Georgia to Oregon. Altho chosen in May 1885, he was not to receive the pallium until October 9, 1886. (slow communications, were blamed) It was the famed Cardinal Gibbons who presided at the ceremony of Gross' elevation as Archbishop, October 9, 1886.

The Oregon country was during most of the closing years of the 19th century a land of mud and dust and difficult communications. Traveling on foot, on horseback, buckboard and wagon, and drowsing off to sleep to a coyote's howl were experiences as normal as late breakfasts for the Archbishop of those days.

Under the urging of their Bishop, the Benedictine Fathers opened a college and Seminary at Mt. Angel. It was while on a visit to these same Benedictine Fathers that he learned of a group of maidens living a quasi-religious life at a place called Jordan, south of Sublimity. A former Precious Blood Nun was directress of this voluntary group. This information proved a providential discovery for the Archbishop who at the time was struggling with the perplexing problem of now to obtain workers for his vineyard, (parish schools). In his missionary mind an inspiration sparked a flame to form a religious community of Sisters. This was done in Sublimity in 1886. **THUS WAS THE FOUNDATION OF THE SSMO LAID ON ITS SUB-FOUNDATION and founder, ARCHBISHOP GROSS.**

Archbishop Gross labored 13 years in our vast archdiocese. The Oregonians who saw him last were the few who saw him entrain for a Bishop's convention in Wash, D.C. in 1893. After that convention he conducted a retreat at St. Charles College, where he had discovered his vocation. He was taken ill, and died on November 14, 1893.

Surviving this great missionary Bishop and builder was a compendium of institutions and foundations too numerous to mention. Certainly not the least among his cherished accomplishments live and thrive the SSMO, the one and only native-founded Religious Community in Oregon.

Thus far, the Preamble to the Chronicles of the SSMO

THE PAUSE THAT DEPRESSES

The inquisitive tourist skimming along some arterial hiway in any of the 50 States is almost certain to have his attention arrested by roadside signs pointing to some historical marker or monument or warning of the "scenic viewpoint ahead". The tourist stops to read, gaze, to wonder before he travels on.

The excursion which a reviewer of historical chronicles undertakes is something else. As he eyeballs his searching path forward and backward thru the historical years of a religious community such as the SSMO he must be careful not to pass up any signs or signals that will give him the facts he needs to know. Thus, in the image of a plodding pilgrim I have walked ever so slowly and carefully thru the 75 years of the SSMO's existence but I'll be danged, hanged and banded if I have ever spotted so much as a suspicion posted along the route of my quest to indicate WHY, HOW, WHEN and WHERE the Community of my affection acquired the surname: SISTERS OF ST. MARY OF OREGON. That is why I dub this condensed version of their chronicles the Pause that Depresses.

I have no doubt of course, that I will eventually run across the answer to my 4-ply question before I reach the last page with its bibliographic references. In the meantime I will continue to refer to the SSMO, whether the reference concerns their infancy in Himmelgarten, Ohio or their secure maturity in Beaverton, Oregon.

Distilling somewhat the enjoyment that has accompanied the reading of the SSMO chronicles has been a tinge of regret over the fact that manuscripts, diaries, compositions and histories are completely innocent of pictures, photographs, cartoons and artists' sketches. I know of course that around the turn of the century and the years prior novices begging admission to the SSMO didn't arrive at the convent door with cameras dangling from shoulder straps. Yet how many thousands of descriptive words might not have been spared by just one member of the community of the stature of Sister Alberta plying a movie-camera along the developing years? What a compelling and interesting saga could not the modest but dependable box-camera have preserved of the adventures that rose up in the path of that hardy company of undaunted women and maidens who undertook the tortoise-trek out of Himmelgarten, Ohio, into Wisconsin, to Minnesota, thence to the far-flung and varied sitz-platzes in Oregon; Jordan, Gervais, Sublimity, Verboort and eventually unbeautified Beaverton?

One of the revolting developments that greeted our stout-hearted heroines at every landing is best described by the word: UNFINISHED. I think the records will show that only at Verboort was a Superior ever able to offer her co-workers a house completed, and that because a gracious and appreciative Pastor gave up his modest rectory.

This same inglorious pattern prevailed on that glorious St. Patrick's Day when the SSMO entered into courtship with St. Mary's Orphanage at Beaverton. Except for the small kitchen and dining room in the basement what Archbishop Gross offered the SSMO was utter incompleteness. If the modern version of Goodwill Industries (or even St. Vincent de Paul) came across the nondescript packages and boxes of stuff that was convened in window-less walls some recycling center in Portland would most certainly have gotten a bulky inheritance.

There was no water, no light, no heat. St. Mary's Orphanage was altogether Lady Poverello in her downtrodden majestic worst but she ruled supreme. And with all, the dominant theme in this symphony of outdoor luxury under a tin roof was the spirit of good will borne up by a holy joy.

One day the Southern Pacific Rr Co. observing the steam born of this holy joy rising above the trees decided to investigate the phenomenon. So impressed was the Rr Co. that it decided to throw a spur-line in the direction of the holy convulsion in the wildwood and danged if the Co. didn't name the station St. Mary's.

AS A HEN GATHERS HER CHICKS UNDER HER WINGS HAVE I LONGED TO GATHER YOU

The year is 1892. The month, August. The day, the 15th. It is the great Feast of the Assumption. Ever since that memorable August 15th, 1886, when a loosely knit group of unprofessed maidens attended their first community High Mass in Sublimity, almost every significant SSMO anniversary related some Feast of our Blessed Lady and more particularly to the Feast of the Assumption. To this day religious professions, renewals and receptions of novices invariably take place on August 15th. And although Sahara conditions prevail in the area of vocations even a meager response In 1974 will be honored on August 15th inst.

Now back to 1892 and the encouragement the Assumption Feast of 1892 inspired. Archbishop Gross having disposed of the religious ceremonial is expressing his personal congratulations to the five Sisters involved in the solemn and simple professions. A studied look at the scene would seem to Indicate that at this hour on this day and in this year 1892 the wobbly mass of conventual

power had indeed jelled into a stable and compact community.

Professed Sisters numbered FIFTEEN: Novices, SIX. There was enthroned as an able Superior Mother Seraphim; there was supporting authority on campus in the person of Fr. Joseph Fessler, Chaplain; and the encouraging approval of Archbishop Gross supported every activity livening up the scene in and about his beloved orphanage.

The business as well as the difficulty of training the young members in true religious spirit in institutional life seemed well in hand. However the many distractions and interruptions and noisy hubbub connected with an orphanage were not compatible with the practice of religious silence, recollection, and development of solid virtue.

Consequently, in order to phase out worldly interference with spiritual development the approval of the Archbishop was sought to build the first unit of a "mother-house". Accordingly, a seven and a half acre tract, east of and adjoining St. Mary's Home along the S. Pacific rr. was purchased. This property was a secret gift from the Chaplain, Father Fessler.

Before the Fall school term (1892) opened, Archbishop Gross pressed the virile young community to take charge of its second parish school. This was St. Patrick, in the poorer n.w. district of Portland. It had been staffed since 1885 by the Holy Name Sisters. For seven arduous but happy years dutiful contingents of Sisters from the orphanage expended their fruitful zeal for the first time in the "big" city. During the first four years their labors were under the guidance of a zealous young priest by the name of Edward O'Dea.

Father O'Dea, in the mind of this chronicler,, deserves a paragraph in parenthesis because of the following facts:

- a) In the 4th year of his servitude at St. Patrick's (1896) Rome plucked him from the ranks and consecrated him Bishop of Nisqually, (now Seattle). He ruled in the Siwash country for 36 years; died in 1932.
- b) Edward O'Dea as a youth was a "jockey" of some renown south of the Columbia River;
- c) I can testify that a niece of mine in the late 1920 's was a working member of Bishop O'Dea's household under the parlor-maid tutelage of one Miss Frennette. (close parenthesis).

It is worthy of note and of the humility of the Sisters of St. Mary's that when in 1899 for unexplained reasons the school in St. Patrick's parish was again remanded to the same Order of Sisters which had begun teaching there in 1885 the SSMO did NOT Institute a congressional investigation.

Nine months after Father Fessler's gift of property was accepted, construction of the new motherhouse was begun. Plans called for a 3-story building. No purpose in presenting here a visual outlay of a "modern" convent condominium. In 1893 however in order to have protection against fire the new convent was provided with a large water tower, which for gravity power was correctly located in the spacious attic.

...

CAPELLANUS