



# North Carolina Department of Cultural Resources

James G. Martin, Governor  
Patric Dorsey, Secretary

Division of Archives and History  
William S. Price, Jr., Director

April 22, 1991

Nicholas L. Graf  
Division Administrator  
Federal Highway Administration  
Department of Transportation  
P.O. Box 28606  
Raleigh, N.C. 27611

Re: Historic Structures Survey Report for  
Greensboro Western Urban Loop, Guilford  
County, ER 91-7981, State Project 6.498001T,  
U-2524

Dear Mr. Graf:

Thank you for your letter of March 28, 1991, concerning the above project. We have reviewed the historic structures survey report by Langdon Edmunds Oppermann and offer our comments.

Six of the properties surveyed for the above report were also included in the Greensboro-High Point Road Historic Structures Survey Report (U-2412, ER 91-7588) which we have reviewed. Please reference our letter dated December 28, 1990, in which we concurred that the following properties were eligible for listing in the National Register of Historic Places:

J. H. Adams House (Adamsleigh) <sup>P281</sup>

Chamblee House (Chamblee-Brannan House) <sup>P279</sup>

Jamison-Ward House <sup>P275</sup>

Celia Phelps Methodist Episcopal Church <sup>P281</sup>

Pilot Life/Sedgefield Historic District <sup>P135</sup>

Sedgefield Stables <sup>P232</sup>

In the Greensboro Western Urban Loop report, additional eligibility criteria were presented for two of the properties--J. H. Adams House and Pilot Life/Sedgefield Historic District--with which we concur.

*Gray Program Form  
Smith-Hodgens Dairy - (Not eligible)  
Woolly Side Street/Hwy*

*That these not  
keep that letter*

*MR =  
SL =*

- ③ Th. Cook*
- ④ Arcadia*
- ⑤ Kimberly-Haworth*
- ⑥ Guilford City Hall*
- ⑦ Guilford City Hall*
- ⑧ Guilford City Hall*
- ⑨ Guilford City Hall*
- ⑩ Guilford City Hall*
- ⑪ Guilford City Hall*
- ⑫ Guilford City Hall*
- ⑬ Guilford City Hall*
- ⑭ Guilford City Hall*
- ⑮ Guilford City Hall*
- ⑯ Guilford City Hall*
- ⑰ Guilford City Hall*
- ⑱ Guilford City Hall*
- ⑲ Guilford City Hall*
- ⑳ Guilford City Hall*
- ㉑ Guilford City Hall*
- ㉒ Guilford City Hall*
- ㉓ Guilford City Hall*
- ㉔ Guilford City Hall*
- ㉕ Guilford City Hall*
- ㉖ Guilford City Hall*
- ㉗ Guilford City Hall*
- ㉘ Guilford City Hall*
- ㉙ Guilford City Hall*
- ㉚ Guilford City Hall*
- ㉛ Guilford City Hall*
- ㉜ Guilford City Hall*
- ㉝ Guilford City Hall*
- ㉞ Guilford City Hall*
- ㉟ Guilford City Hall*
- ㊱ Guilford City Hall*
- ㊲ Guilford City Hall*
- ㊳ Guilford City Hall*
- ㊴ Guilford City Hall*
- ㊵ Guilford City Hall*
- ㊶ Guilford City Hall*
- ㊷ Guilford City Hall*
- ㊸ Guilford City Hall*
- ㊹ Guilford City Hall*
- ㊺ Guilford City Hall*

For purposes of compliance with Section 106 of the National Historic Preservation Act, we concur that the following properties (not previously reviewed by our office) are also eligible for listing in the National Register under the criteria cited:

Roy Edgerton House (P207). Criterion C--The Edgerton House is an excellent representation of the mix of Colonial Revival and Craftsman styles.

Samuel H. Hodgin House (P88). Criterion C--The Hodgin House is a good example of the combination of Queen Anne and Prairie styles.

Jeffers Complex, including the Hobbs-Korner Cottage and the Dan Jeffers House (P178-179). Criterion C--The Jeffers Complex is a good example of the continuation of vernacular building tradition and a developed example of a fashionable academic architectural style.

Era Lasley House (P89). Criterion A--The Lasley House is significant for its continued association with Guilford College. Criterion C--The Lasley House is a well-executed example of a Craftsman bungalow.

New Garden Friends Cemetery (P266). Criterion A--The cemetery is associated with historic events, including a Revolutionary War skirmish. Criterion B--The cemetery includes the graves of persons pivotal to the development of the future Guilford College and of Guilford County. Criterion C--The cemetery's gravestones are of distinctive designs. Criterion D--The cemetery contains significant archaeological remains from earlier structures and activities.

The following properties were determined not eligible for listing in the National Register of Historic Places.

Armfield-Millis Cemetery (P234). The cemetery does not derive its primary significance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events.

Dealus M. Ballinger Farm (P159). The farmhouse is not representative of any significant events, persons, or architectural styles or construction types.

Jonathan Ballinger Farm (P158). The farmhouse has undergone numerous character-altering changes.

Blair-Peele (P264). The house has undergone numerous character-altering changes.

Coble Farm (P209). The farmhouse has undergone numerous character-altering changes.

Couch House (P214). The house has undergone numerous interior changes and has lost its building and setting integrity.

Crutchfield Fertilizer Warehouse (P51). The property has undergone numerous character-altering changes and lacks historical or architectural distinction.



Dr. Franklin Davis House (P251). The house was demolished.

Ada Field Flour Mill (P270). The mill has undergone numerous character-altering changes.

B. C. Fogelman House (P161). The house is not representative of any significant events, persons, or architectural styles or construction types.

Gardner House (P111). The house is not representative of any significant events, persons, or architectural styles or construction types.

Hassell House (P96). The house has undergone numerous character-altering changes.

Hollowell House (P260). The house is not representative of any significant events, persons, or architectural styles or construction types.

Jackson-Anthony House (P75). The house has lost both its building and setting integrity.

Jessup House (P182). The house lacks historic or architectural distinction.

Kimrey-Binford House (P262). The house is not representative of any significant events, persons, or architectural styles or construction types.

Clarence O. Knight Farm (P188). The house has undergone numerous character-altering changes.

Knight-Frazier House (P268). The house has undergone numerous character-altering changes.

Dr. McCracken House (P247). The house is not representative of any significant events, persons, or architectural styles or construction types.

Marshburn House (P210). The house has undergone numerous character-altering changes.

Meris House (P210). The house is not representative of any significant events, persons, or architectural styles or construction types.

In general, the report meets our office's guidelines and those of the Secretary of the Interior. Specific concerns and/or corrections which need to be addressed in the preparation of a final report are attached for the author's use.

The above comments are made pursuant to Section 106 of the National Historic Preservation Act of 1966 and the Advisory Council on Historic Preservation's Regulations for Compliance with Section 106, codified at 36 CFR Part 800.

Nicholas L. Graf  
April 22, 1991, Page 4

Thank you for your cooperation and consideration. If you have questions concerning the above comment, please contact Renee Gledhill-Earley, environmental review coordinator, at 919/733-4763.

Sincerely,

David Brook  
Deputy State Historic Preservation Officer

DB:slw

Attachment

cc: L. J. Ward, NCDOT  
B. Church, NCDOT  
Kay Simpson, Louis Berger & Associates  
Marty Bowers, Louis Berger & Associates  
Langdon Edmunds Oppermann

bc: 106  
Southern ~~Stancil~~  
Brown  
County  
RF

## ATTACHMENT

Historic Structures Survey Report  
Greensboro Western Urban Loop, Guilford County  
ER 91-7981, State Project 6.498001T, U-2524

Celia Phelps Methodist Episcopal Church (P231). We feel the church is also eligible for listing in the National Register under Criterion A as a reminder of the development of the local black community. (We concurred the church was eligible under Criteria A and C in our review of the Greensboro-High Point Road Historic Structures Survey Report.)





## North Carolina Department of Cultural Resources

James G. Martin, Governor  
Patric Dorsey, Secretary

Division of Archives and History  
William S. Price, Jr., Director

May 21, 1991

Nicholas L. Graf  
Division Administrator  
Federal Highway Administration  
Department of Transportation  
P.O. Box 26806  
Raleigh, N.C. 27611

Re: Historic Structures Survey Report for  
Greensboro Urban Loop, Guilford County,  
ER 91-7981, State Project No. 6.49001T,  
TIP U-2524

Dear Mr. Graf:

The properties listed below were inadvertently omitted from our letter dated April 22, 1991.

The following properties are listed in the National Register of Historic Places:

Guilford College (P246). Guilford College was included in the National Register on June 21, 1990.

Guilford Courthouse Military Park (P272). Guilford Courthouse Military Park was included in the National Register on October 15, 1966.

Hoskins Farmstead Historic District (P271). Hoskins Farmstead Historic District was included in the National Register on March 15, 1988.

The following properties are included in our state study list for eventual nomination to the National Register and in effect are considered eligible:

Arcadia (Lewis Lyndon Hobbs House) (P267). Arcadia was placed on our state study list for eventual nomination to the National Register on May 20, 1977.

Thomas Cook Farm (P148). Thomas Cook Farm was placed on our state study list for eventual nomination to the National Register on October 11, 1990.

Kimrey-Haworth House (P218). Kimrey-Haworth House was placed on our state study list for eventual nomination to the National Register on January 17, 1991.

Nicholas L. Graf  
May 21, 1991, Page 2

The following properties were determined not eligible for listing in the National Register of Historic Places for the reasons cited:

Gray-Pegram Farm (P164). The farm has undergone numerous character-altering changes.

Smith-Hodgin Dairy Farm (P197). The farm has undergone numerous character-altering changes.

Whippoorwill (Ballinger Stewart House) (P157). The house has undergone numerous character-altering changes.

Woodyside Store and Houses (P31-P34). Woodyside does not retain integrity necessary for listing in the National Register.

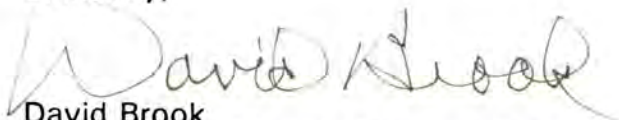
We apologize for any inconvenience this omission may have caused.

With reference to our April 22, 1991, letter, we note that the report was considered final by the highway agencies' reviewers and authors. Given the minor nature of our concern about National Register Criterion A being added to the determination of Celia Phelps Church's eligibility for the National Register of Historic Places, we feel no further revisions are necessary.

The above comments are made pursuant to Section 106 of the National Historic Preservation Act of 1966 and the Advisory Council on Historic Preservation's Regulations for Compliance with Section 106, codified at 36 CFR Part 800.

Thank you for your cooperation and consideration. If you have questions concerning the above comment, please contact Renee Gledhill-Earley, environmental review coordinator, at 919/733-4763.

Sincerely,



David Brook  
Deputy State Historic Preservation Officer

DB:slw

cc: L. J. Ward  
B. Church  
Kay Simpson  
Marty Bowers  
Langdon Oppermann

bc: 106  
Southern/Stancil  
County  
RF

# FINAL REPORT

## HISTORIC AND ARCHITECTURAL RESOURCES IN THE AREA OF POTENTIAL IMPACT OF THE PROPOSED CONSTRUCTION OF THE GREENSBORO WESTERN URBAN LOOP GUILFORD COUNTY

State Clearinghouse Number 90-E-4220-0276  
State Project No. 6.498001T  
TIP Number U-2524

*Prepared for:*            *Kimley-Horn and Associates, Inc.*  
                                 *P.O. Box 33086*  
                                 *Raleigh, NC 27636-3068*  
                                 *919/677-2000*

*Prepared by:*            *Langdon Edmunds Oppermann*  
                                 *Preservation & Planning Consultant*  
                                 *1500 Overbrook Avenue*  
                                 *Winston-Salem, NC 27104*  
                                 *919/721-1949 FAX 919/777-8641*

February, 1991



# TABLE OF CONTENTS

|  |  |
|--|--|
| List of Maps and Charts .....  | page i   |
| Management Summary .....   | page 1   |
| Introduction .....   | page 7   |
| Physical Environment .....   | page 11  |
| Architectural and Historical Background .....  | page 12  |
| Endnotes for Background .....  | page 19  |
| Methodology .....  | page 21  |
| Property Inventory and Evaluations .....   | page 23  |
| Properties listed in or considered<br>eligible for the National Register,<br>or included on the Study List<br>(Photographs and tax maps follow each<br>property entry) ..... | page 23  |
| Endnotes for Eligible and Listed Properties .....  | page 153   |
| Recorded Properties not eligible<br>for the National Register (photographs<br>follow each property entry) .....  | page 156   |
| Endnotes for Non-eligible Recorded Properties .....  | page 251   |
| Potential Effects on Properties .....  | page 253   |
| Bibliography .....   | page 259   |
| Appendices   |  |
| Copy of Materials Received as "RFP"  |  |
| Copy of Portions of Consultant's Contract  |  |
| Copy of SHPO Guidelines  |  |
| Copy of NCDOT Guidelines   |  |
| USGS Maps .....  | Back of report                                     |
| North Carolina Site Forms and Photographs .....  | Submitted concurrently;<br>to be forwarded to SHPO |

*List of Maps and Charts*

*List of eligible properties. . . . . page 3*

*List of non-eligible recorded properties. . . . . page 4*

*Map showing alternates and locations  
of eligible and listed properties . . . . . page 6*

*Map showing location of Guilford  
County in the state . . . . . page 9*

*Map showing study area . . . . . page 10*

*List of properties with potential effects on each . . . . . page 254*

*Tables of each alternate and its resulting effects . . . . . page 256*

*USGS maps showing locations of  
all recorded properties . . . . . Folded in back of report*

## MANAGEMENT SUMMARY



# MANAGEMENT SUMMARY

This is a report of the architectural survey of the area of potential impact for the proposed construction of the Greensboro Western Urban Loop in Guilford County, North Carolina. The project was originally proposed about 20 years ago in the city's transportation plans and known as Painter Boulevard. Three alignments are currently under consideration.

The purpose of the survey was to identify and evaluate historic and architectural resources in the project's area of potential effect. The information is to be used as a part of the environmental study of the Western Urban Loop project.

The historic architectural survey was conducted in November, 1989, and March and April of 1990. Primary and secondary sources were studied and oral interviews conducted. Using USGS maps, a large kidney-shaped area extending generally a half-mile to a mile beyond the easternmost and westernmost corridors was surveyed. Every road and structure within that area was inspected. Total square mileage of the area surveyed is about 50. The study area is west of the city of Greensboro (portions are within city limits). Previously rich farmland, the area is today characterized by rapid development, both residential and office-commercial. A Draft of this report was submitted in May of 1990, a Revised Draft in August, and the final in February of 1991.

## **Summary of Previous Architectural Surveys**

The City of Greensboro, east of the study area, was surveyed in 1976 and a publication prepared. That survey extended only as far west as the city limits at that time, and reached only the eastern outskirts of this project's study area. In 1975 to 1977 a systematic survey of Guilford County was conducted in a joint project of the N.C. State Historic Preservation Office, the Guilford Bicentennial Commission and the city and county planning departments. That project resulted in publication of an inventory in 1979. Until the survey work conducted for the Western Urban Loop project, few additional properties in the study area had been added to the files of the State Historic Preservation Office.

At the time of this report (February 1991), there are two properties in the study area listed in the National Register, one district whose Register nomination is under review by the National Park Service, and three properties on the Study List.

## **Summary of Findings**

As a result of the survey, approximately 300 properties were mapped and photographed and survey data was gathered on 45, all of which are included in this report. In addition to the six properties listed in the Register or Study List, as a result of this work an additional 11 properties are considered eligible for the Register. About half of these were not found in any of the sources consulted as a part of this project. Twenty-eight

other properties were recorded for this report but are not considered to meet National Register eligibility criteria. Of the 45 properties recorded for this report, fewer than 20 had been previously recorded in the SHPO's files.

The listed and eligible properties in the study area include one eighteenth and nineteenth century college, one eighteenth and nineteenth century cemetery, one eighteenth century site of military battle, three log houses from the eighteenth and nineteenth centuries, log outbuildings, three nineteenth century houses, nine early twentieth century houses, one twentieth century black church, one twentieth century stable, one twentieth century residential and office historic district.

State computer data sheets have been completed and submitted separately from this report to be added to the permanent inventory files of the State Historic Preservation Office.

### **Potential Effects**

The Consultant's observations of the potential effects of each proposed alternative on properties listed in or eligible for the National Register are included in the Potential Effects Section of this report. Five properties are located within at least one of the corridors as drawn on Kimley-Horn's February, 1990, map; three of these are in two corridors. These five properties therefore have the potential to be subject to Section 4(f).

Ten additional listed or eligible properties have the potential for adverse effects from one or more of the alternates.

On July 31, 1990, KHA advised the Consultant that the recommended corridors in the Draft EIS "have sufficient flexibility in width for the proposed highway to avoid the 4(f) properties" indicated in the original draft, "except for Guilford College (P246), [the] Kimrey-Haworth House (P218), and Sedgfield Stables [and Ebenezer Church Cemetery] (P232)." With this information it is reasonable to conclude that if these three properties are subject to Section 4(f), the number of additional properties which may be adversely affected increases to twelve.

A comparison of the environmental consequences each of the proposed alternatives is likely to have on significant historic architectural properties is presented in narrative and chart form in the Potential Effects section. Corridor maps supplied to the Consultant by KHA were used to determine the potential effects of each corridor.



## Properties listed in or considered eligible for the National Register, or included on the Study List

Three National Register properties, three Study List properties and 11 other potentially eligible properties were identified in the study area, making a total of 17. A list of these and the other 28 properties recorded during the survey is found on the following page.

|         |  |          |                         |
|---------|--|----------|-------------------------|
| -P281   | John Hampton Adams House (Adamsleigh) . . . . .    | page 23  | GF 1139                 |
| -P267   | Arcadia (Lewis Lyndon Hobbs House) (SL) . . . . .  | page 27  | GF 1146                 |
| -P279   | Chamblee House . . . . .                           | page 33  | GF 1158                 |
| -P148   | Thomas Cook Farm (SL) . . . . .                    | page 40  | GF 488                  |
| -P207   | Roy Edgerton House . . . . .                       | page 53  | GF 1171                 |
| -P246   | Guilford College (NR nomination) . . . . .         | page 58  | GF 1003                 |
| -P272   | Guilford Courthouse Military Park (NR and NHL) . . | page 63  | GF 6                    |
| -P88    | Samuel H. Hodgin House . . . . .                   | page 67  | GF 1198                 |
| -P271   | Hoskins Farmstead Historic District (NR) . . . . . | page 74  | GF <del>1246</del> 1252 |
| -P275   | Jamison-Ward House . . . . .                       | page 79  | GF 1207                 |
| -P178-9 | Jeffers Complex . . . . .                          | page 87  | GF 1208                 |
| -P218   | Kimrey-Haworth House (SL) . . . . .                | page 99  | GF 1095                 |
| -P89    | Era Lasley House . . . . .                         | page 105 | GF 1216                 |
| -P266   | New Garden Friends Cemetery . . . . .              | page 111 | GF 1224                 |
| -P231   | Celia Phelps Methodist Episcopal Church . . . . .  | page 125 | GF 1233                 |
| -P135   | Pilot Life/Sedgefield Historic District . . . . .  | page 131 | GF 1239                 |
| -P232   | Sedgefield Stables . . . . .                       | page 145 | GF 1241                 |



## Recorded Properties not eligible for the National Register

|      |  |          |         |
|------|--|----------|---------|
| P234 | Armfield-Millis Cemetery . . . . .         | page 156 | GF 1148 |
| P159 | Dealus M. Ballinger Farm . . . . .         | page 162 | GF 1150 |
| P158 | Jonathan Ballinger Farm . . . . .          | page 165 | GF 1151 |
| P264 | Blair-Peele House . . . . .                | page 173 | GF 1152 |
| P209 | Coble Farm . . . . .                       | page 176 | GF 1159 |
| P214 | Couch House . . . . .                      | page 179 | GF 1162 |
| P51  | Crutchfield Fertilizer Warehouse . . . . . | page 184 | GF 1163 |
| P251 | Dr. Franklin Davis House . . . . .         | page 186 | GF 1164 |
| P270 | Ada Field Flour Mill . . . . .             | page 188 | GF 1172 |
| P161 | B. C. Fogelman House . . . . .             | page 190 | GF 1173 |
| P111 | Gardner House . . . . .                    | page 193 | GF 1176 |
| P96  | Hassell House . . . . .                    | page 197 | GF 1192 |
| P260 | Hollowell House . . . . .                  | page 200 | GF 1199 |
| P75  | Jackson-Anthony House . . . . .            | page 203 | GF 1205 |
| P182 | Jessup House . . . . .                     | page 207 | GF 1209 |
| P262 | Kimrey-Binford House . . . . .             | page 211 | GF 1212 |
| P188 | Clarence O. Knight Farm . . . . .          | page 215 | GF 1215 |
| P268 | Knight-Frazier House . . . . .             | page 219 | GF 1214 |
| P247 | Dr. McCracken House . . . . .              | page 222 | GF 1219 |
| P210 | Marshburn House . . . . .                  | page 226 | GF 1218 |
| P10  | Meris House . . . . .                      | page 229 | GF 1220 |

P164 Gray Pegram Farm . . . . . page 233 GF1231

P197 Smith-Hodgin Dairy Farm . . . . . page 237 GF1245

P157 Whippoorwill (Ballinger-Stewart House) . . . . . page 245 GF1258

P31-P34 Woodyside Store and Houses . . . . . page 248 GF1206





Map showing alternates and locations of eligible and listed properties

Key to property numbers is found on pages 3, 4, and 5.



## INTRODUCTION

# INTRODUCTION

This is a report of the architectural survey of the area of potential impact for the proposed construction of the Greensboro Western Urban Loop in Guilford County, North Carolina. The project was originally proposed about 20 years ago in the city's transportation plans and was known until recently as Painter Boulevard. Four alignments were initially studied; one was deleted in early 1990 leaving three currently under consideration.

The project is located in the piedmont section of North Carolina between the city of Greensboro and the regional airport. The project begins at Lawndale Drive north of the city, proceeds westerly around the city, then curves to the south crossing I-40 and continuing back towards the east to its end at I-85 southeast of the city. Maps of the project area are found on pages 6, 10, and folded in the back of this report.

A number of factors was used to determine the area of potential effect for this project. The most significant was distance from each of the proposed corridor alternates. In rural portions, natural boundaries such as hills and wooded areas were taken into account. Variations in land use and sight visibility were also considered in the heavily-developed parts of the study area. The study area varies from one-half to one mile on each side of the outermost corridors, being wider near proposed intersections.

The project is anticipated to be funded with federal and state highway funds, administered by the Federal Highway Administration and the North Carolina Department of Transportation. At this time the City of Greensboro is initiating the project. The engineering firm hired by the City to design the project is Kimley-Horn & Associates, Inc. (KHA). The Consultant for this report was hired by KHA.

## **Purpose of the Report**

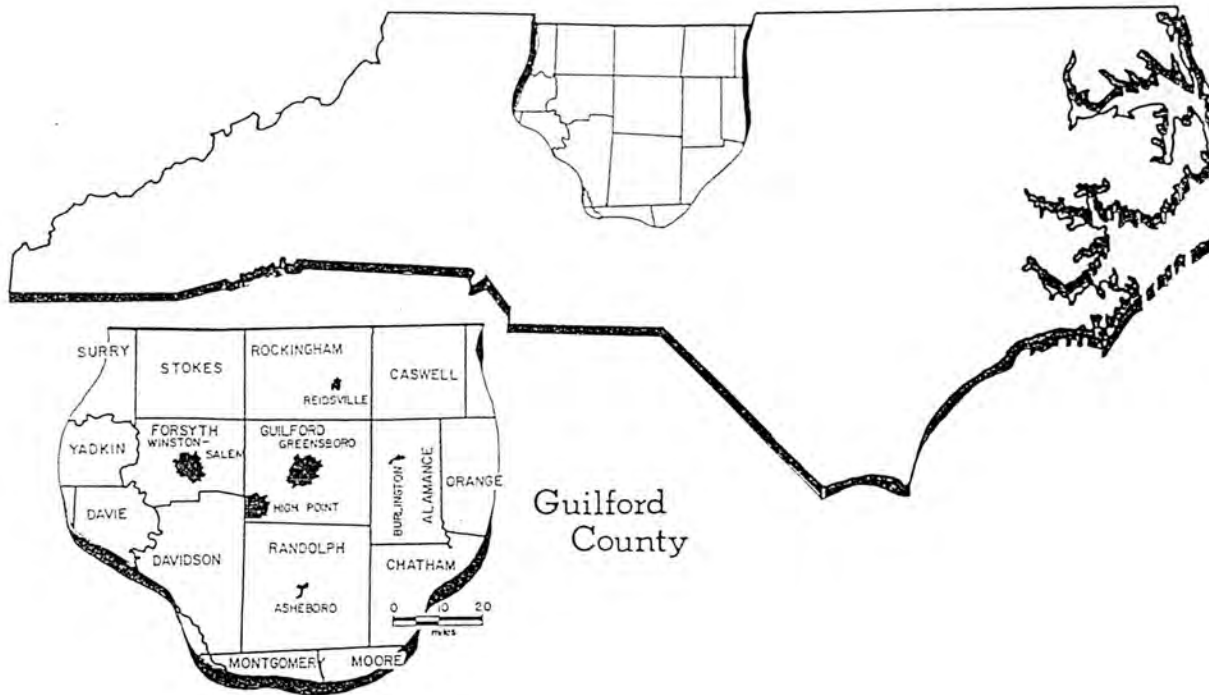
This report has been prepared to assist the highway planners in their compliance with Section 106 of the National Historic Preservation Act of 1966 (as amended in 1980), with its regulations codified at 36 CFR Part 800, and with Section 4(f) of the Department of Transportation Act of 1966 (as amended), regarding the potential use or effects of federally-assisted highway projects on properties listed or eligible for listing in the National Register of Historic Places.

The scope of work for this report follows the SHPO's 1989 "Guidelines for the Preparation of Reports of Historic Structures Surveys and Evaluations..." and the new NCDOT "Attachment B." Copies of the SHPO and NCDOT guidelines are included in the appendices of this report. The purpose of this study was the identification of properties listed in and potentially eligible for the National Register, which are included in the impact area of the proposed road improvements. The study does not include determinations of eligibility, but, rather, justified opinions of which properties appear to be eligible for the Register.



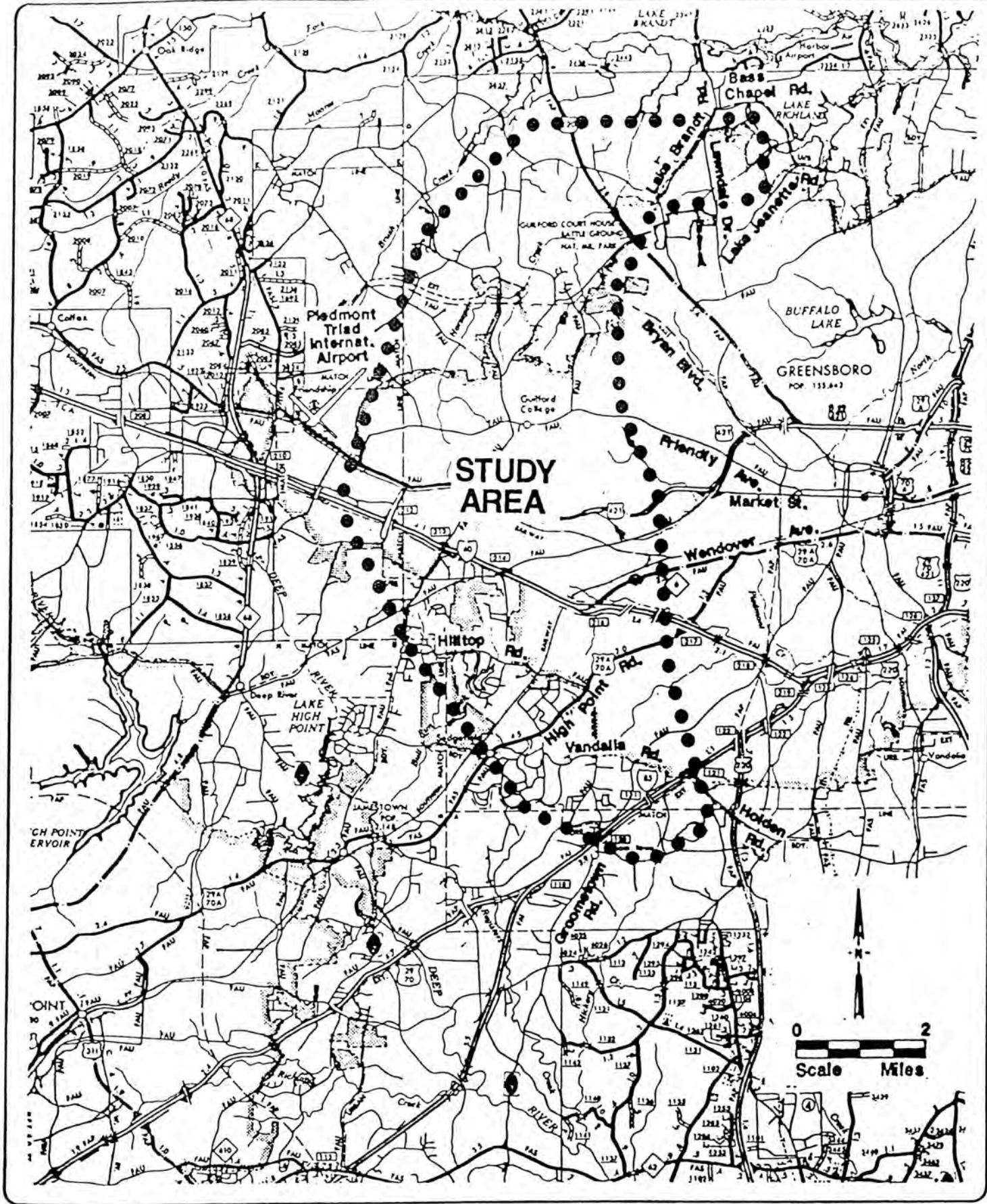
The historic architectural survey was conducted by Langdon E. Oppermann, Preservation and Planning Consultant, in November of 1989 and March and April of 1990. Ms. Oppermann is also the author and photographer for this report. Photographs were developed and printed by Photo Dimensions of Winston-Salem.

Ms. Oppermann photographed and mapped approximately 300 properties within the architectural study area. Of these, 45 properties of historic architectural interest were recorded, of which 17 were found to be listed or eligible for listing in the National Register. The properties and recommendations regarding potential for inclusion in the National Register are discussed in the Property Inventory and Evaluation Section of this report. A discussion of possible effects of each alternative on significant properties is found in the Potential Effects Section. The locations of these sites with respect to the proposed alignments are illustrated on the map on page 6 and on the large map folded in the back of the report. Individual maps showing the boundaries of each eligible or listed property follow the property's inventory entry.



Map showing location of Guilford County in the State





Map showing Study Area

## PHYSICAL ENVIRONMENT



## PHYSICAL ENVIRONMENT

Guilford County lies on a moderate plateau, the topography gently rolling and well-drained, in the north central piedmont section of North Carolina. The county has a light sandy loam soil interspersed with clay; in some sections the clay predominates.<sup>1</sup> In the project area, I-40 is on the dividing line of two major soil types: Cecil Appling soil is found north of I-40 and Enon-Mecklenburg to the south.<sup>2</sup> The project area encompasses about 50 square miles.

Both the topography and the drainage pattern of the county are greatly influenced by its unusual geology. Several different types of rock underlay the area causing most of the ridges and streams to flow to the northeast.<sup>3</sup> A major exception is the Deep River, which flows southeastwardly. Also of interest are the large number of creeks which rise in Guilford County. In fact, no waterway in the county has its source outside the county, and all are therefore small. A last point of importance to the development of the area is that rivers in neighboring counties all meet the ocean in South Carolina.

This topography and creek system greatly influenced the settlement and development of the county. Because transportation by waterways was inadequate, land transportation, although slow and expensive, was the only alternative. It followed the lines of the ridges and valleys: northeast to southwest. For this reason, the project area was settled neither by immigrants fresh from Europe nor by those moving west from eastern Carolina. Rather, the area was settled by Germans, Quakers, and Scotch-Irish reaching the area by the "Great Wagon Road" down the valleys from Pennsylvania. A few came up from South Carolina. These were also the trade routes, these land routes north to Philadelphia and south to South Carolina. Contacts with eastern North Carolina, both cultural and economic, were limited.

Thus the area's topography and waterways influenced who settled here; the cultural and religious influences those people brought, together with the trade limitation of the geography, caused the piedmont to develop as an area of small farms with few slaves.

The small streams, though unsatisfactory for navigation, were more than adequate for power mills. Started at first to serve their owners and neighboring communities, these small industries initiated by the topography were the foundation for the center of the state's real industrial growth; this growth in turn has caused rapid and dense development in a region formerly known for its small farms and beautiful pastureland. Land use and zoning in the area today is mostly residential with several large areas of retail outlets and office/commercial. Development pressure is intense. The small-town feel of the older communities is fast giving way to contemporary planned subdivisions and major thoroughfares.



## **ARCHITECTURAL AND HISTORICAL BACKGROUND**

# ARCHITECTURAL AND HISTORICAL BACKGROUND

The project area under consideration in this report is situated in the western part of Guilford County in the piedmont section of North Carolina. The county has a dynamic history with vigorous growth the tenor of the study area.

## Settlement

Where the eastern part of North Carolina was settled mainly by the English, early settlement of Guilford County was in a great migration which took place largely from the 1740s to the 1770s, not from the more populous, eastern part of the colony, but from the north mainly from Pennsylvania. The county was settled by three distinct groups: the German Calvinists and Lutherans, who settled for the most part in the eastern portion of the county, the Scotch-Irish (Ulster Scots who had settled in Ireland for a century and were staunch Presbyterians now fleeing) in the north and central part of the county, and the English and Welsh Quakers, or Friends, who settled the western part of the county, including the highway study area.<sup>4</sup> Political, religious, economic and social conditions in England in the seventeenth and eighteenth centuries prompted the Quaker William Penn and his followers to move to Pennsylvania. Many then took the Great Wagon Road and settled in piedmont North Carolina. They came from New Jersey, Pennsylvania, and Maryland, as well as from Virginia. In addition, a large group came to the study area from Nantucket because of a depression in the whaling industry.<sup>5</sup>

Thus, by 1750 there were several communities of Friends (Quakers) in the piedmont section of North Carolina and they began to organize into local meetings, first assembling in private homes and later building rough meeting houses. In 1751 the first monthly meeting in the section was established at Cane Creek, in what is now Alamance County. This was set up by Eastern Quarterly Meeting, located in Perquimans County, where Friends had had a strong organization for fifty years.<sup>6</sup> That building has been destroyed.

Three years later a Monthly Meeting was set up at New Garden; now known as the Guilford College community, this became and remains today the center of Quakerism in the state. Twenty-four years later, in 1778, Deep River Monthly Meeting was officially set up by permission of New Garden Monthly Meeting, although Deep River Friends had been meeting at local houses since 1754.<sup>7</sup> The New Garden Boarding School, opened by Friends in 1837 to avoid a school "in a mixed condition," grew into Guilford College (P246) and was renamed in 1889 when the community's name also changed. This is the oldest and most influential Quaker college in the South, though no longer "Friends' select."<sup>8</sup>

Even a brief overview of the Guilford College community's history would have to mention Dolly Payne Madison, born in a house on West Friendly Road. She is certainly one of its most celebrated residents though she moved away when one year old!

The Quaker settlement of the study area has had a tremendous impact on its education, cultural development, anti-slavery activities, wartime pacifism and architecture.

### **Creation of Guilford County**

The settlement discussed above occurred in what was then Orange and Rowan counties. In 1771 Guilford County was formed by the General Assembly from Orange County on the east and Rowan County on the west, and named Guilford for Lord Francis North, the first Earl of Guilford, whose son, Frederick, was prime minister of England.<sup>9</sup> In 1774 the county commissioners bought land for a courthouse site and the county seat was named Guilford Courthouse. A decade later, Alexander Martin, for many years governor of North Carolina, bought the land "whereon Guilford Courthouse now stands" and sponsored a small real estate development known as Martinville. Martinville thus became the county seat in 1785, giving a new name to the county seat although its location had not changed.<sup>10</sup>

In 1779, the southern part of original Guilford was cut off to form Randolph County, and in 1785, the northern part was cut off to form Rockingham County. After Rockingham and Randolph counties were split off and created as separate counties, Martinville was no longer central to Guilford County. Therefore, almost 25 years later and after much controversy over selecting a county seat central to the county, the county seat was moved in 1808-1809 to the new town of Greensboro, five miles south, named in honor of General Nathanael Greene.

### **Battle of Guilford Courthouse**

A few years before Martinville was chartered the "Battle of Guilford Courthouse" had been fought there. The battle was a pivotal military engagement of the American Revolution. On March 15, 1781, the British army commanded by Lord Charles Cornwallis drove Nathanael Greene's American force from the field at this backcountry county seat. It was a costly British victory, and Cornwallis withdrew to Wilmington on the North Carolina coast and then to Yorktown in Virginia to replenish his army.<sup>11</sup> Cornwallis's troop losses were so heavy that though he won the battle, it is credited as the turning point of the Revolution, leading to his surrender in Yorktown to General Washington the following fall which resulted in American independence.<sup>12</sup>

Guilford Courthouse, later Martinville, was abandoned when the county seat moved in 1808-1809 to Greensboro, and the old courthouse and the few other buildings around it were lost in the early nineteenth century. The local population continued farming the land. Private acquisition of the battleground for a commemorative park began under the direction of Judge David Schenck and the Guilford Battle Ground Company in the late nineteenth century. The federal government accepted the property in 1917 and began management of Guilford Courthouse National Military Park (P272)<sup>13</sup> in the northern part of the study area. The Hoskins House (P271), which played a role in the battle, is nearby.



## **Trade and Transportation**

As discussed in the Physical Environment section on page 11, the streams in Guilford County are all small since the water courses have their sources in the county. The resulting lack of navigable waterways and slow and expensive land transportation prevented the area from becoming a major trade area. Thus there were few large towns and few true merchants. The town of Salem to the west was the chief commercial center of the area, handling trade north to Philadelphia and south to Charleston.

Although small, the creeks were decisive factors in settlement; early houses were typically located beyond the floodplain but within half a mile of a creek or branch, with croplands in the bottoms. Power was also provided by the creeks. Numerous grist mills and sawmills were a vital part of the agrarian economy.

The study area's warm climate, long growing season and its rich loamy soils provided excellent farmland. Because the settlers had little trade opportunity, the area was made up largely of self-sufficient farms on which they raised corn, wheat, flax, wool, and cotton.<sup>14</sup> Like the mills, this was for their use and the community's, not for outside trade.

As the location of streams had shaped the distribution of population and production in the area's early development, so the location of roads and the railroad affected population and production in the middle and later years. In 1755 the General Assembly authorized a road from Hillsborough to the Cape Fear River, and later a road from Guilford to that river was built. The economic effects of these constructions were not apparent until after the Revolution, when for the first time reasonable trade and communication with the rest of the state was possible.

The great Plank Road was built in the 1850s, passing through Guilford County, and with the railroad held much promise for the area's ability to trade with the eastern part of the state. Its construction raised the value of land, provided a quicker means to market, and created new towns.

With the arrival of the train in Greensboro in January, 1856, Guilford started its "new life" as a transportation and distribution center. John Motley Morehead, former governor and Greensboro resident, was in a position to influence the selection of Greensboro as a station on the Goldsboro to Charlotte line. With the move towards a general diversity of agriculture and industry and the presence of the railroad, Guilford County maintained steady growth throughout the nineteenth century, though the Civil War disrupted the economy here as elsewhere. Other rail lines were added so that by 1891 Greensboro was a hub for lines running in six directions.<sup>15</sup> The city's growth was in large part due to these rail lines. The area benefitted from the statewide economic resurgence produced by the coming of the railroad, other internal improvements, and improved farming and production methods. Improved highways and the opening of the airport in 1927 further stimulated trade and opened new channels of traffic.

## **Anti-Slavery Efforts**

Guilford County, and especially the study area, was the focal point of anti-slavery activity in the south during the 70-year period prior to the outbreak of the Civil War. The underground railroad, the North Carolina Manumission Society and the North Carolina Chapter of the Free Produce Association had their origins in Guilford County. Also, Guilford was the location of the Greensborough Patriot, the state's only abolitionist newspaper.<sup>16</sup>

The anti-slavery movement was spearheaded for the most part by Quakers in the study area and in Deep River. Slavery developed slowly in the study area due to the strong anti-slavery commitment of the Quakers. In 1860 Guilford's slave holdings totaled only 20% of the population, due to its firm anti-slavery core.<sup>17</sup> Levi Coffin, noted Pennsylvania abolitionist, operated from Jamestown and around Guilford College in the study area and created effective stations on the underground railroad. As further evidence of its zealous struggle against slavery, the county voted 2,771 to 113 against secession, maybe the strongest vote against secession in the State.<sup>18</sup>

Many Quakers left Guilford County as they were recruited and migrated to the west to free states. This mass out-migration had a significant impact on the county's population, and did not stop until the 1870s. During and after the Civil War, freed slaves, having heard in captivity of Guilford's tolerance, flocked into the county to settle, so that from 1860 to 1870 the Negro population almost doubled.<sup>19</sup>

After the Civil War, a black area known as Warnerville was founded by Yardley Warner, a Northern Quaker, who purchased 34 acres in Guilford County, divided the land into half-acre tracts, and sold them to freedmen on liberal terms. A similar effort was made in the study area. John W. Woody was a professor on the first faculty of Guilford College after it was no longer a boarding school. The same man who surveyed College Road, Woody, a Quaker, assembled land southwest of Guilford Station in the late nineteenth century and sold lots at exceedingly low prices in an effort to assist blacks in acquiring property for homes. John Woody's son J. Waldo Woody, a Quaker minister, inherited the land and continued to manage the property.

Known as Woodyside, several buildings (P32-P34) remain today, although they are in deteriorated condition. Woodyside was part of a concentration of black neighborhoods and churches in this area of the county known as Raleigh Crossroads. In 1924 Waldo Woody donated land to the school district for a school for black children in the Woodyside community.<sup>20</sup> The school was established on the Guilford College-Jamestown Road just across from Woodyside and has since been demolished. The area remains predominantly black although Raleigh Crossroads was bisected by construction of I-40 and rapid urbanization is changing its character.

While Woodyside does not retain integrity necessary for listing in the Register, it is of significance to the study of society of the period. The structures are representative of a lifestyle and dwelling type of the less fortunate socio-economic class of rural North



Carolina (and the Southeast in general) during the last decades of the nineteenth century and especially the first three or four decades of this century.

## **Agriculture**

Before the Revolution, most farming was in the rich lowlands, with Fayetteville the chief market for the limited trade. During the first decades of the nineteenth century, farming remained the chief source of income for Guilford County residents. Typical of the piedmont yeomanry of the study area was cultivating corn, wheat, hay and various vegetable crops; raising dairy and other cattle, sheep, and swine; and maintaining a team of work horses. Participation in the cash economy was probably limited to the sale of surplus grains, dairy products, and wool.

The tide turned for struggling Guilford County after the Civil War. Migration out of the county (which had been heavy with anti-slavery Quakers' moving west) slowed to a halt. In 1868, an association of Friends in Baltimore financed a "model farm" to demonstrate how modern agriculture in the area would pay. And in 1875, the first Grange chapter in North Carolina was organized in the county.<sup>21</sup> Opening of tobacco factories in Winston in the 1880s led to a major increase in cultivation of tobacco as a cash crop. Most Guilford farms supplemented their cash crops with a variety of subsistence farming, primarily vegetables, potatoes, and fruit.

The agricultural economy of North Carolina at the turn of the twentieth century was developing toward the wholesale cultivation of cotton and tobacco as cash crops. Heavy cultivation of corn as a feed crop may have supported the trend toward dairy farming that was developing. Dairy farming statewide had shown steady growth in the years between 1850 and 1890, when North Carolina was the 17th largest butter-producing state in the nation.<sup>22</sup>

Farmers in western Guilford County followed this trend away from mixed crop farming toward specialization, first in tobacco, and, in the study area, particularly in dairy farming. A considerable number of dairy farms operated in the study area, though none retain integrity necessary for Register eligibility. Dairy farmers generally sold whole milk to processors who handled the bottling, processing and retailing of dairy products. Dairies in and near the study area continued to operated well into the 1970s when a series of changes reduced their profitability. These included tougher regulatory and distribution standards, increased land values, and a Federal government program to reduce milk supplies by buying herds for slaughter.

## **Industry**

Among the early settlers were people skilled in all the trades necessary to the community life. There were grist mills, saw mills, pottery shops, tanneries, plow shops, hat shops and shops where wagons, looms, spinning wheels, furniture and shoes, boots and saddles were made. By early in the nineteenth century there were factories for making chairs, carriages,

wool and fur hats, and tobacco products. About 1833 the state's first steam-operated cotton mill, the nucleus of the textile industry, was in operation.<sup>23</sup> As indicated above, the railroad greatly influenced the area's industrial growth. The Lindley Nurseries, Inc., was begun in 1877 by J. Van Lindley to develop shrubs and trees suited to North Carolina. He also started the first commercial peach orchard in the state.<sup>24</sup> Van Lindley amassed a huge acreage, part of which was used for the airport in 1927. Van Lindley's nursery and Pomona Terra Cotta gave the area early leadership in the nursery and clay pipe business; production of handmade bricks at the Boren Clay Products plant also became a thriving business in the area.

A significant date in Guilford's industrial history is 1891. In that year, Moses H. and Caesar Cone, Tennessee natives who had been in the wholesale grocery business in Baltimore, located in Greensboro to sell Southern-made cotton goods through their newly organized textile commission house.<sup>25</sup> Five years later they bought land and erected the first of their textile plants. In 1905 another was built, soon followed by many more.<sup>26</sup> The Cone brothers had a major impact on the development of the city and its economy, as others followed the Cones's lead. Between 1850 and 1900, Greensboro's population increased more than 600%, and more than 40 factories were built there between 1884 and 1904.<sup>27</sup>

Textiles quickly expanded in Guilford. The first hosiery plant in the county was organized in 1904 in High Point by James H. Millis and John H. Adams as an adjunct to their overall business. This small factory grew into the huge Adams-Millis Corporation. It has been said that the two men started it as an industry to create jobs for the wives of furniture workers. Adams owned a large farm west of Greensboro and nearby built perhaps one of the largest estate houses (P281) in North Carolina. Both are in the study area.

Greensboro became an insurance center as well. In 1903, the Pilot Life Insurance Company grew out of the Worth-Wharton Real Estate and Investment Company, established 13 years earlier. Depending at first on local trade, Pilot, centered in Greensboro, soon became one of the most successful underwriters in the South. Pilot later built its handsome country headquarters (P135), said to have been modeled after Tryon's Palace, in the study area. When the Jefferson Standard Life Insurance Company was organized in Greensboro in 1907, it was the largest firm chartered in North Carolina up to that date.<sup>28</sup> The headquarters of Southern Life Insurance Company was also in Greensboro.

Greensboro became an educational and textile manufacturing center, though its diversified industries also produced steel, chemicals, terra cotta, cigarettes and furniture. It became perhaps the largest insurance center in the South, with the home offices of three major insurance companies. As a substantial manufacturing community, banking and insurance center, it typified the industrial piedmont.

## Architecture



Though the origins of American log building traditions lie in Continental Europe, by the time of the mid-eighteenth century immigration of German and English speaking peoples from Pennsylvania into piedmont North Carolina, the log house was the standard settlement dwelling for all immigrant groups. Though the two-room saddlebag form and two-story, hall and parlor types were also widespread, the single-pen log house was the most common.<sup>29</sup> The Hoskins House (P271) in the study area is thought to be the earliest log house remaining in the county. The Coble Barn, now moved to the Hoskins land, is an excellent example of a double-pen log barn.

The late eighteenth century was an era during which substantial dwellings were constructed in the more prosperous eastern part of the state for its flourishing farmers, and considerable construction also took place there during the early nineteenth century when the Federal style gained ascendance. However, most settlers in the study area were small farmers, and no examples of stylistically-developed early houses exist there. Most still lived in log houses, as the log tradition continued into the twentieth century in Guilford County, especially in outbuildings. An example of late log house construction in the study area is the Dan Jeffers House (P178).

Due to the limited trade to the area together with the traditional and conservative nature of its residents, changing stylistic trends in architecture were neither readily available nor embraced. As a result the architecture of the area continued to be simple and modest throughout the nineteenth century, even when reflecting new artistic styles.<sup>30</sup>

Generally, prices for farm products remained deflated for thirty or more years after the Civil War,<sup>31</sup> so construction slowed after the war until the economy began its recovery. One of the farm buildings constructed after the War was the Model Farm. Although not in the study area, it affected the design and operation of farms and their buildings in the study area and the surrounding region. The Model Farm was established in 1868 by the "Baltimore Association of Friends to Advise and Assist Friends of the Southern States" to create a working farm and instruct in improved agriculture methods.

The Model farmhouse is a simple two-story frame, center-hall-plan farmhouse with an ornamental cross gable centered on the front (known as a triple-A I-house). It is a common house type as a look at the houses in the study area indicates. The I-house, two rooms wide, one room deep and two stories high with exterior end chimneys, is a variant of the rural British farmhouse and is a common nineteenth century house form in the South. Most farmhouses in nineteenth century Guilford County followed the pattern of the Model Farm common to much of the state.

In this agrarian county, whatever the style of the house, the dwelling was only part of a larger complex, the farm operation, which was the vital unit. Traditional craftsmanship continued to be displayed in frame and log farm outbuildings, whose design changed little.

During the first half of the twentieth century the Colonial Revival was a dominant style

During the first half of the twentieth century the Colonial Revival was a dominant style for domestic building throughout the country. The trend gained momentum with Chicago's Columbian Exposition of 1893, which stressed correct historical interpretations of European styles. After World War I (which brought an abrupt end to the first phase of the Modern movement), styles in domestic architecture shifted toward the period styles. Many examples of Colonial Revival architecture are found in the study area, with concentrations in the Guilford College and Sedgefield areas.

Sedgefield (P135) is a planned residential and recreational development for the wealthy, begun in the late 1920s across the road from Pilot Life's headquarters. It was created from the hunting estate of John Blackwell Cobb who had built his impressive neo-Classical Revival house, the Sedgefield Manor, as a hunting "lodge."

The Sedgefield development was managed at first by the Southern Real Estate Company, in close association with Pilot Life. The intent was to create a suburban community with elegant leisure-time amenities such as the Sedgefield Inn, country club, golf course, and Sedgefield Stables (P232). Sedgefield houses are for the most part large, stylistically-developed dwellings executed in the period styles popular at the time. Development of Sedgefield as an exclusive residential area has continued, with houses representing every subsequent decade.

\* \* \*

Many old buildings remain in the project area today. The dominant building types are simple farm-related dwellings and outbuildings of the late nineteenth and early twentieth century, and a wide assortment of bungalows, which were a predominant residential style in the area. In contrast are the high-style buildings of Sedgefield. Many early buildings in the study area are deteriorated and most are threatened by the rapid takeover of new development. Most log houses in the county are abandoned and deteriorated, or have been incorporated into modern buildings. An undetermined number identified in the 1979 survey have since been pulled down for salvage materials.

### Endnotes

1. Arnett, p 3.
2. Soil Conservation Service.
3. Arnett, pp. 2 & 3.
4. N.C. Guide, p. 205.
5. Arnett, p. 12, and Sharpe's New Geography, p. 809.
6. Deep River brochure.



7. Ibid.
8. N.C. Guide, p. 513.
9. Arnett, p. 4.
10. Ibid, p. 18.
11. Southern, Hoskins House nomination.
12. State Board of Agriculture.
13. Southern, Hoskins House nomination.
14. Arnett, p. 14.
15. Fripp, p. 49.
16. Greensboro Daily News, May 29, 1971.
17. Sharpe, p. 813.
18. Ibid.
19. Ibid, p. 810.
20. Mary Edith Woody Hinshaw, handwritten notes, FHC.
21. Sharpe, p. 815.
22. Edmisten, Jones-Johnson-Ballentine nomination.
23. N.C. Guide, p. 206.
24. Sharpe, p. 816.
25. Ibid.
26. Fripp, p. 49.
27. Smith, p. 24.
28. Sharpe, p. 817.
29. Southern, Hoskins House nomination.
30. Smith, p. 17.
31. Ibid, p. 21.

## METHODOLOGY

# METHODOLOGY

The survey discussed in this report was designed to be of sufficient intensity to determine the nature, extent and significance of historic and architectural resources within the study area of the Greensboro Western Urban Loop project. The Consultant, Langdon E. Oppermann, conducted the research, survey and interviews and prepared this report. Before beginning research or fieldwork, the Consultant discussed the proposed road and location with members of the SHPO's survey, planning, and National Register staff. She drove the major arteries and several intersecting roads within the project area.

Literature search followed. This included research in the Search Room of Archives and History and in the Friends Historical Collection at the Guilford College Library, as well as published histories of Greensboro and Guilford County, the 1970s architectural inventories of the city and county, newspaper articles, church histories and other sources as indicated in the bibliography. Also investigated were the SHPO's files of the area, including collections of maps, unpublished manuscripts, newspaper clippings and other items in the general county files. Several maps at the SHPO office were studied to determine properties in the general area of the project on which some information had previously been gathered.

Before beginning field investigations, the Consultant plotted on USGS maps the properties identified during the literature search for which sufficient locational information was available. Using USGS maps, on-site inspection, information learned from the literature search, and information received from KHA, a study area was determined for the study, being a kidney-shaped area extending roughly one-half to one mile beyond the outer corridor lines, depending on topography and the extent and nature of development in the area.

In conducting field investigations, the Consultant drove every public road within the project area and every private road leading to a structure depicted on the ca. 1950 USGS map, looked at every pre-1950 building shown on the USGS quad maps and conducted interviews with scores of local residents. The oral history program was designed to be comprehensive. That is, it included a balance of general background and site-specific information. Existing histories of Guilford County concentrate more on the early Quakers and antebellum period than on postbellum development. Therefore, particular efforts were made to locate individuals who had primary information regarding early twentieth century history and residents. Interviews with secondary subjects were limited primarily to the identification of possible interviewees. Additional interviews with those who might be knowledgeable about historic architecture of the area were conducted, some in person and most by telephone.

During the last phase of the survey, research became more focused, concentrating on individual properties. The Consultant, in pursuit of additional information, met with staff

and members of the joint Greensboro/Guilford County Historic Properties Commission and with curators of the Friends Historical Collection to review properties identified; however, oral histories, property files, tax abstracts, and deeds made up the bulk of this research.

All buildings appearing to be 50 years old or older were mapped and photographed. Approximately 300 such buildings were identified. In addition, any building that might be eligible or about which there may be a question was mapped and more extensively photographed. The report includes 45 in this category. When possible, buildings which appeared to be potentially eligible were entered and their interiors viewed. All buildings listed in the Register, on the Study List or which appeared to have the potential to be eligible were examined, mapped and photographed. The Consultant identified 17 of these; their descriptions start on page 23. Descriptions of the remaining 27 properties are included in the inventory of non-eligible properties section starting on page 154.

A meeting was held in Raleigh on May 1, 1990, with the Consultant and representatives of KHA, Louis Berger, J.E. Greiner, NCDOT and the State Historic Preservation Office. Before the meeting, the Consultant had met with the head of the Survey & Planning Branch of the SHPO office to review properties identified during the survey and discuss with him her conclusions of potential eligibility. At the May 1 meeting the Consultant presented a summary of work to date and initial findings; potential impacts were discussed, and possible mitigation measures briefly addressed. The Consultant was notified of a possible new eastern alternate and asked to expand the survey to accommodate this change (conceived to avoid taking land from Guilford College Historic District). This supplementary survey work was conducted in May of 1990. No additional properties were recorded. The Draft Report was submitted in May.

On August 2 the Consultant received comments on the draft report. While preparing the revisions she learned that KHA had large-scale topographical maps of most of the project area which included building locations. She was therefore able to add detailed to-scale maps of each eligible or listed property to the report. The Revised Draft was submitted on August 9.

In January, 1991, the Consultant received the SHPO's comments on the revised draft report and new information not previously available to her. Revisions were made and the Final Report submitted in February, 1991.

A computer data sheet was completed for each property recorded in this report. These are submitted with this report, together with original black-and-white photographs of each property, unbound, so that they can be added to the SHPO's survey files.



# **PROPERTY INVENTORY AND EVALUATIONS**

**Properties listed in or considered eligible  
for the National Register, or included on the Study List**

## Properties listed in or considered eligible for the National Register, or included on the Study List.

Three National Register properties, three Study List properties and 11 other potentially eligible properties were identified in the study area, making a total of 17.

---

**P281**

### **John Hampton Adams House (Adamsleigh)**

3301 Alamance Road. E side Alamance Road (SR 1372), just across from jct. w/ Mecklenberg Road (SR 1376).

A concrete building with face brick, this is a massive Tudor Revival mansion with large servants' wing, teahouse, pool, tennis court, brick stable, pond with boat house, and elegantly landscaped gardens. The current owner has requested that no photographs or detailed description be made of the house, which is set back within a large estate out of view from the public road.

The house was built for J.H. Adams, who had lived since 1918 in his villa-style house on N. Main Street in High Point, across the street from his friend and business partner H.A. Millis. Together they developed Adams-Millis, the giant hosiery company. Unfortunately Adams spent little time in his new country estate, as he died about a year and a half after moving in in 1931. Adams also owned the Adams Farm, a large acreage west of Sedgewild which has been recently developed, and the Adams Farmhouse and large stable destroyed.

The house, known as Adamsleigh, was designed by Luther S. Lashmit of Winston-Salem, then with the Northrup and O'Brien firm, and completed in 1931. Decorative ironwork was designed by Joseph Barton Benson of Philadelphia, and Philadelphia landscape architect R.B. Cridland designed the grounds, shortly after completing the landscape design of the Pilot Life Insurance Company headquarters building (P135). An interesting point is that the contractor, William Lotz Company, was also from Philadelphia. Adams was pleased with Lotz's work as contractor for the Adams-Millis Mill and used him for his country estate, with R.K. Stewart serving as the local contractor. The Lotz Company, founded in 1924 and incorporated in 1949, is still active today and run by William Lotz's grandchildren.

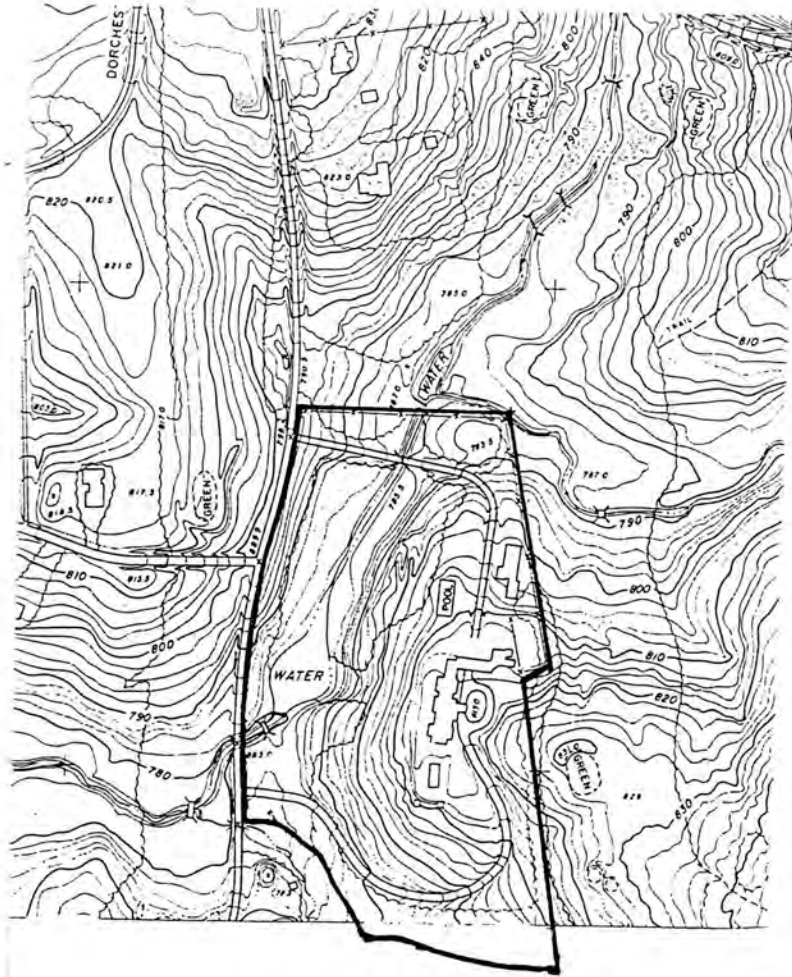


Like many of the grand houses in Sedgefield, Adamsleigh remains in family ownership. Lashmit's plans and a remarkable collection of photographs of the estate both during and after construction remain in the house. Significant for its association with the pre-depression industrial boom of the early twentieth century, for its architecture, landscape architecture, and its association with Adams, the property meets National Register criteria A, B and C.

P281

# John Hampton Adams House (Adamsleigh)

Tax Maps 3-183-W-822-E and 3-183-K-822-E

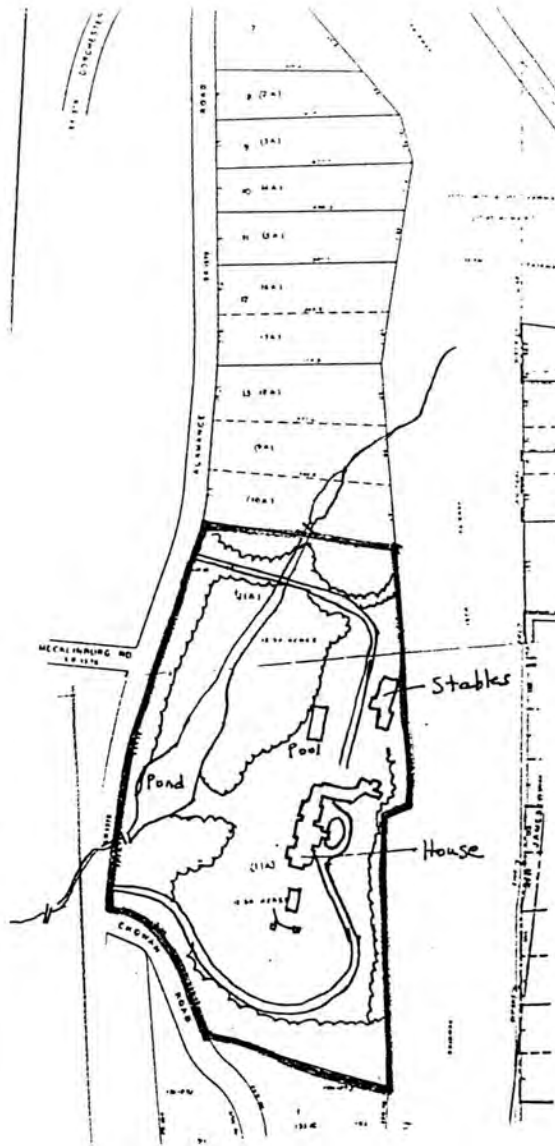


25

P281

# John Hampton Adams House (Adamsleigh)

Tax Maps 3-183-W-822-E and 3-183-K-822-E





P267

**Arcadia (Lewis Lyndon Hobbs House) (SL)**

1011 New Garden Road. W side New Garden Road (SR 2136), just south of jct with Arcadia Drive (SR 2180) and 0.3 mi N of jct w/ Friendly Road (SR 2147).

A large two-and-one-half story frame house sheathed in shingles, Arcadia is a late Shingle style house with Colonial Revival and Craftsman detail. It is unusual for the area and prominently known in the community. Typical of the Shingle style is the wall cladding of continuous wood shingles without interruption by corner boards. Above is a high-pitched hip roof with clipped gable and clipped hip dormers. Intersecting cross-gable projections and multi-level eaves create an irregular roof line. Three bays wide with projecting bays on each side, the house has a central entrance beneath a wide one-story front porch supported by large square sheathed posts. At the north elevation is a porte-cochere with the same sheathed posts. Low hip roofs cover the porch and porte-cochere. Windows are 12-over-1 with triple groupings on the first floor. Behind the house are two frame garages.

Arcadia was built in 1910<sup>1</sup> by Dr. Hobbs and his wife Mary Mendenhall Hobbs when he was the first President of Guilford College. Mary M. Hobbs was a writer and speaker for educational opportunities for women and was influential in the establishment of Women's College, now a coeducational institution known as UNC-Greensboro.<sup>2</sup> She addressed the State Legislature to promote the idea of the women's college, and later was awarded an honorary degree of Doctor of Literature by UNC.<sup>3</sup> At Guilford College, a dormitory bears her name. The Hobbs, both Quakers, left the official president's residence on campus and moved into Arcadia in November of 1910, before it was completed.<sup>4</sup> In their frequent letters of 1910 and 1911 to their young daughter away at a Quaker boarding school in Pennsylvania, they describe the completion of the house in some detail: the flooring was a special kind of long-leaf pine which came by train from Georgia. The Hobbs went to Greensboro in October, 1910, and selected "two good mantels," and the shingles for the columns. In November, Dr. Hobbs wrote to his daughter, "The color of the house is much like brown oak leaves. The porch floor is the color of the shingles."

The front steps were of stone which arrived by train in November. The mantels apparently were installed in December, including the "hand-carved one which the alumni gave us [which] will be in the library; it has a Latin inscription 'Benedicto benedicatur'."

The new house had window shades, screens (which Mrs. Hobbs considered as protection for the large glass panes from flying pebbles), radiators, a loud doorbell, and, by 1911, two telephones. A barn had mysteriously burned in September, 1910. Thus, logs were cut and a new barn, now demolished, was built the following year, perhaps by the sawmill recently built by Mr. Wakefield. Mrs. Hobbs also makes reference in 1911 to "Mr. Hook who planned our house."

When the Hobbs built Arcadia, the Hobbs-Körner Cottage (P178) and the Knight-Frazier House (P268) were among the other houses in the open rural area across from the campus. It is clear from their letters that the Hobbs, who were educators, not farmers, had cows, chickens, turkeys, hogs, a vegetable garden, granary, and barn on their land in this open country.

After the Hobbs, Claudius Dockery of Dockery Lumber Company lived in the house for many years and Mrs. Dockery ran a summer camp on the premises. Subsequent owners included Walter Coble and Dr. Andrews who was a Guilford College professor. Since 1974 the house has been owned by Friends Home, Inc., which is immediately adjacent and behind, and serves as the director's residence. It is in good condition. Significant for its strong association with Guilford College, as an unusual example of Shingle style architecture and its association with Mary M. and Lewis Lyndon Hobbs, the property meets Register criteria A, B and C and is included on the Study List.



P267

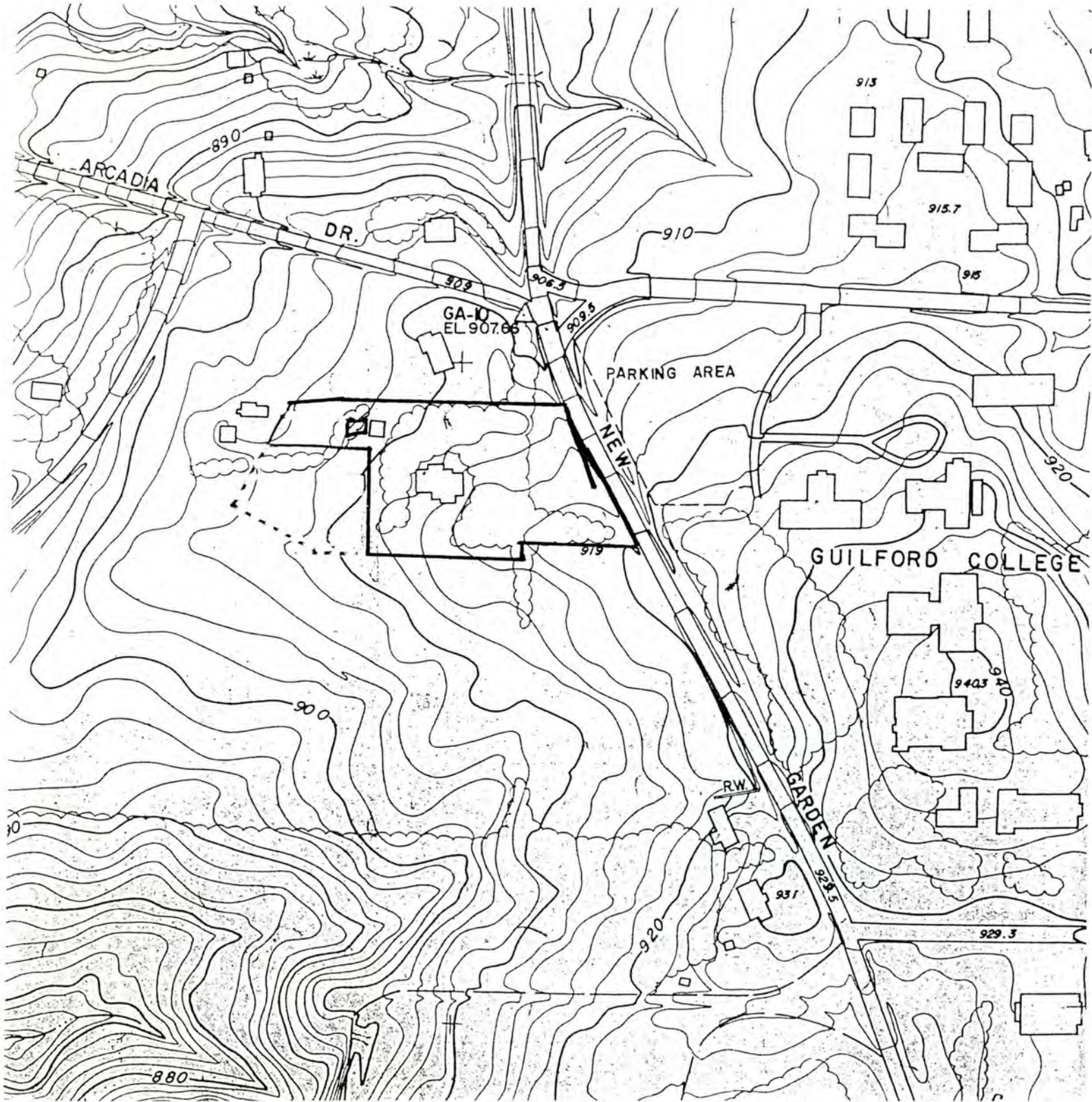
Arcadia (Lewis Lyndon Hobbs House) (SL)















P279

### Chamblee House

5505 High Point Road. S side of High Point Road (NC 29A-70A), 0.2 mi. E of jct w/ Wayne Road (SR 1381).

The Chamblee House is a well-executed two-story frame Colonial Revival house designed by a highly regarded architect of the 1920s. Ornamentation is concentrated on the symmetrically balanced facade, especially the doorway and the two projecting side porches. Accentuating the entrance is a decorative surround based on Georgian precedent. Above the door is a broken segmental pediment supported by fluted pilasters and extending forward to form the entry porch. Fluted paired Doric columns support the elaborate entablature with simple architrave, wide panelled frieze and boxed molded cornice with dentils. The door itself is framed by four-light sidelights and a rectangular four-light fanlight. The side-gabled asphalt roof has an unadorned boxed eave with little overhang; at the gable ends are cornice returns and painted brick exterior end chimneys.

Projecting from the sides are one-story enclosed side wings with flat roofs, fronted by one-story porches which project forward and repeat the fluted Doric columns of the entrance. At the front corners of each side porch is a triple grouping of columns, the corner one a square panelled post with decorative Doric capital. Unpedimented windows are rectangular with double-hung six-over-six sash; an exception is the window over the entrance which is almost square, with multi-pane four-over-four glazing. Shutters are on the second floor only.

At the rear is a projecting central bay with triple windows on the first and second floor, the first floor windows in a further-projecting bay. While the form of the rear is symmetrical, the fenestration is not balanced: paired windows typical of the Colonial Revival style are on one side only, and the rear entrance is in the northern wing. The interior retains its period woodwork and mantel, plaster walls, and hardwood and carpeted floors. A simple, unornamented 20' by 20' frame garage is behind the house. The house is occupied, largely unaltered and in good condition.

The Colonial Revival was a dominant style for domestic building throughout the country during the first half of this century. The Philadelphia Centennial of 1876 is credited with first awakening an



interest in colonial architecture, and the trend gained momentum with Chicago's Columbian Exposition of 1893, which stressed correct historical interpretations of European styles. Photographs and drawings of colonial buildings were widely disseminated through the 1915 White Pine Series of Architectural Monographs, and received widespread coverage in popular magazines.

One of the first houses in this area, the Chamblee House was built ca. 1926 as a part of the Sedgefield development. Its large, partially-wooded lot extends from the High Point Road to Wayne Road, giving it access to both streets. Built for Chamblee who was associated with an automobile dealership, the house was designed by Charles H. Hartman, the talented and successful architect who designed the Jefferson Standard Building (1922-1923) in downtown Greensboro, which was said to be the tallest building in the South at the time of its construction.<sup>5</sup> Hartman also designed the Sheraton Hotel (1921) and the Commercial National Bank (1924), both in High Point. The current owners have Hartman's original plans for the house.

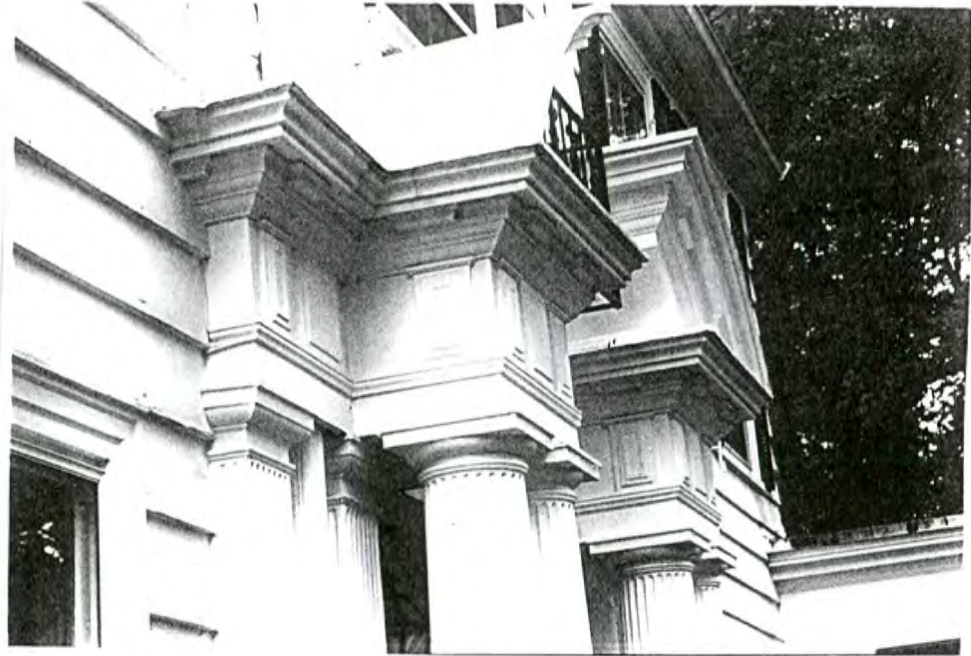
The house was next owned by Luke Hadnot. After he and his family were killed in a car wreck on a trip to Florida, the house was rented before being sold in 1960 to the current owners. Older residents remember many parties in the Chamblee House, and a hidden panel in the house is said to have been built to hide bootleg liquor.

Significant as a distinguished example of high-style Colonial Revival domestic architecture and for its celebrated architect, the house and its large lot meet Register criterion C.

P279

Chamblee House

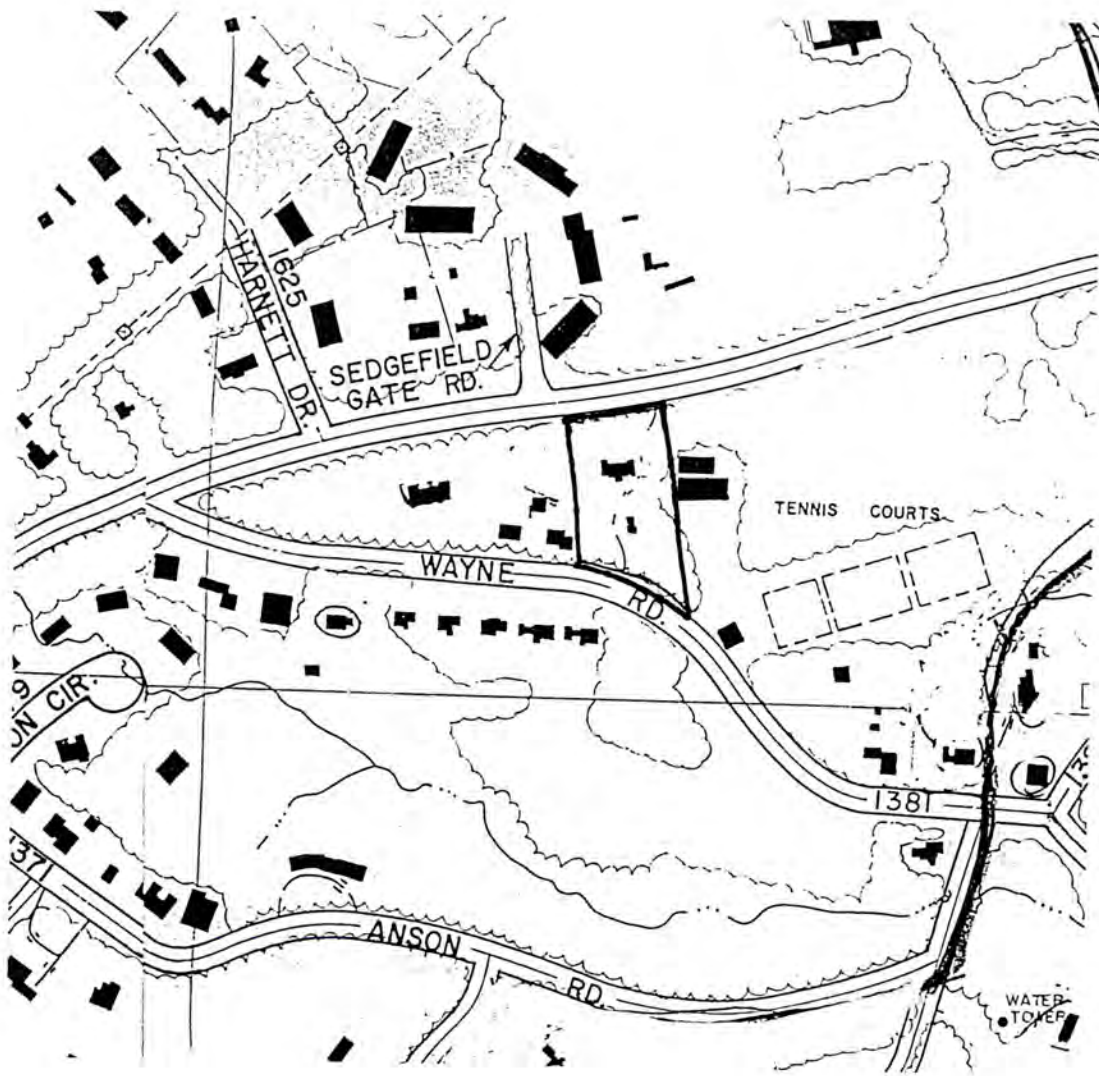








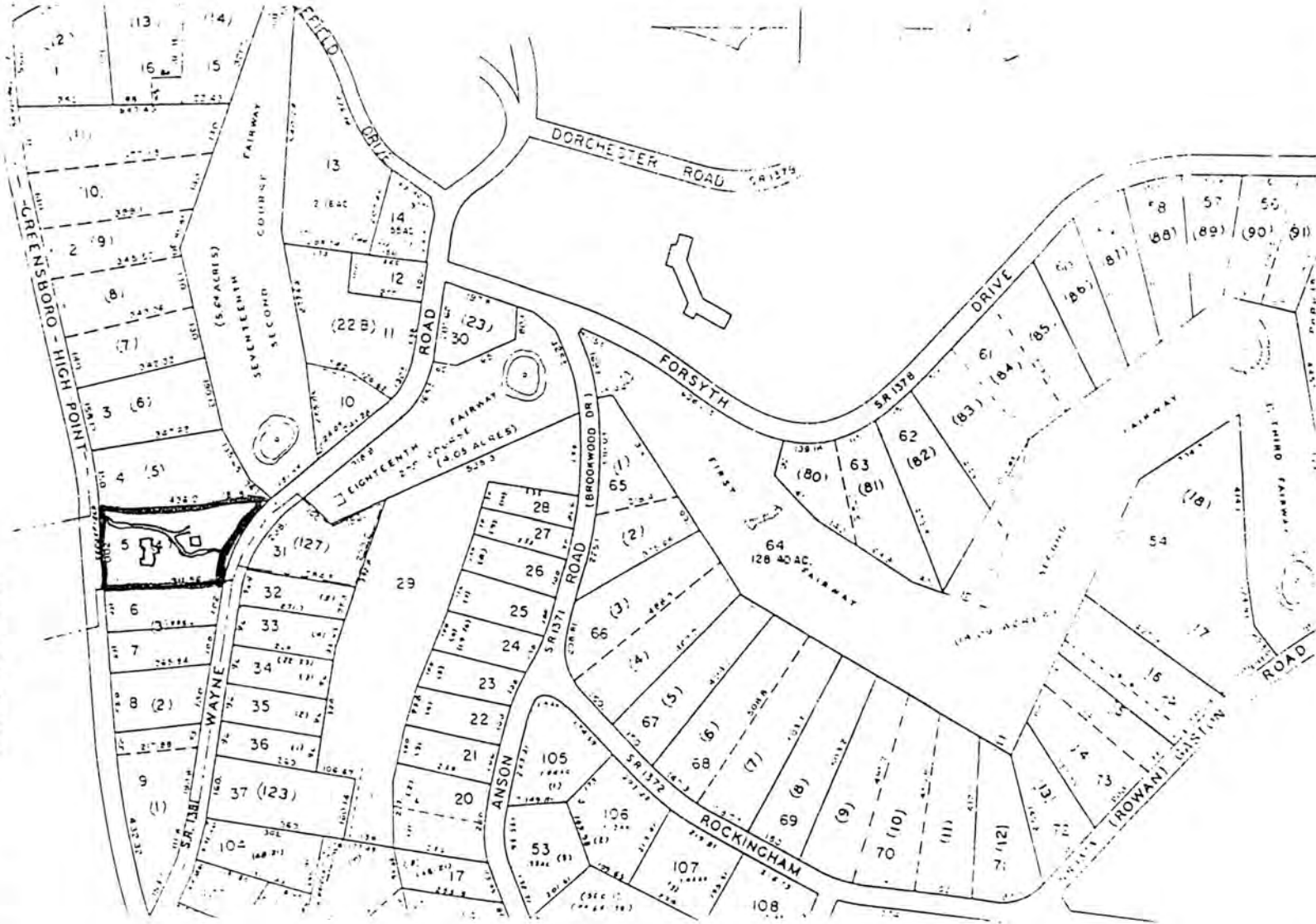




P279

Chamblee House

Tax Map 11-682-A-869



P148

**Thomas E. Cook Farm**

S side W. Market Street (US 421), 0.7 mi W of jct with Friendly Road (SR 2147).

Also known locally as the Motsinger House, the two-story frame house appears to date from the mid-nineteenth century. It is of Greek Revival form with simple Italianate details. The double-pile block is three bays wide and two deep with a central entrance. Decorative carved brackets projecting from a plain frieze support the wide eaves of the low-hipped roof; these are arranged in pairs above second-floor windows. Two large interior brick chimneys project above.

At the front and east side is a one-story porch with square paneled porch posts supporting a wide, plain frieze and a shallow, tin-sheathed hipped roof. Pilasters and flush board sheathing on the first floor under the porch roof suggest that the porch may at one time have been centered on the front facade, and later replaced with the current wrap porch. The porch shelters a central entrance with paired two-paneled doors, flanked by sidelights and transom in a shallow surround. The large squarish windows have two-over-two sash. Louvered wood shutters, possibly original, are at all windows. (Two pairs are stored in the main barn. The blue-green paint appears to be the only paint applied.) The house rests on a common-bond brick foundation.

Extending from the southwest corner is a two-bay, two-story rear ell with one-story porch. The porch has a shallow hipped roof and a closed-panel apron, later screened.

The interior plan is central-hall, double-pile, with hardwood floors, plaster walls, 8-inch moulded-top baseboards and 10-foot beaded-boarded ceilings intact. Crown moulding is present in the first-floor front rooms. Most doors are four-panel with porcelain knobs and typical moulded surrounds with bulls-eye corner pieces. The mantels in the two front rooms are of post-and-lintel construction; that in the east room is marbled. On the second floor, the hall wainscot is of beaded board, and at least one post-and-lintel mantel remains in a back room.

The house has been vacant for about 15 years and is in fair to poor condition, with serious deterioration evident at the porch and roof. Outbuildings are also deteriorated.



Ten outbuildings, one a ruin, are found to the south and east of the house. These include a ca. 1850 brick springhouse (1), a ca. 1850 frame tenant house (2) with interior off-center chimney, six-over-six sash, and shed additions at rear and east. Inside is flush board sheathing and a twentieth-century mantel in the westernmost roof. the eastern mantel is missing.

Additional outbuildings include a ca. 1920 smokehouse (3) with clay tile walls and low hipped roof, and a ca. 1900 frame shed-roofed chicken coop (4). South of the smokehouse is a ca. 1880 gable-roofed board-&-batten feed barn (5) with hewn timber sills resting on fieldstone piers. The siding may have been added. Windows are six-over-six shuttered sash; heavy iron security hardware is on nail-studded diagonal board doors at each gable end. Interior walls of center-and-edge beaded board. Front overhang removed.

East of the house is a 1920s frame dairy barn (6) on poured concrete foundation. Clad in horizontal flush board sheathing, it has a low-pitched tin-sheathed gable roof with two gabled ventilation cupolas. Fenestration is six-over-six sash and large double doors at the front gable end. Attached is a silo of clay tiles which bear the stamp of Pomona Terra Cotta Manufacturing. Inside are cantilevered exposed rafters and boarded ceiling. The milking apparatus appears intact.

The ca. 1850 main barn (7) is south of the dairy barn. It is a braced timber frame structure of square hewn logs and pole rafters, resting on a quarry stone foundation and clad in later vertical-board siding and metal siding. The barn is five bays deep and three wide, with double doors at the gable front. Above the main roof is a ventilated monitor running the length of the building. Later shed additions are found at the rear (south) and west.

The foundation and a pile of building materials are all that remain of an outbuilding across the driveway and west of the barn.

Behind the barn are an early twentieth century corncrib (8) and a 1920s clay tile chicken coop. Farther south, away from the other, closely-spaced buildings, is the ca. 1900 frame granary (10), clad in vertical weatherboards above a brick foundation. Fenestration includes four-over-four sash and a horizontal board door at the gable front (west). The collapsed remains of a ca. 1850 curing barn (11) are still farther south. It was a gable-roofed log structure with half-dovetail notching and later board-and-batten siding at the gable ends.

Thomas E. Cook (1827-1897) was a prominent Quaker landowner in Friendship Township. He is listed as a magistrate, farmer, and general sales merchant and tradesman in the Friendship Township in 1887<sup>6</sup>. Although he is buried at New Garden Friends Cemetery (P266), there is no documentation that he was an active member. Both his father and brother were disowned by the Friends. Furthermore, Cook owned at least two slaves, a practice disdained by Quakers.

Cook married his third wife, Gozeal Rhodes, in 1862. Graybeal's research indicates that at Cook's death his property was held by their oldest child, Cammie, and her husband Webster Milton Hunt. The property was subsequently owned by the Motsinger Brothers, adjoining property owners who apparently started dairy production in the 1920s. The land was sold during the 1930s, and the current house tract of 130 acres was deeded to Greensboro Industrial Spread in 1977. Today it is zoned for industrial use.

Exemplary in both the contexts of architecture and agriculture, the Thomas E. Cook Farm provides insight into the economic development of mid-to late nineteenth century Guilford County. It includes one of the six extant examples of mid-nineteenth century vernacular Greek Revival/Italianate style farmhouses, once numerous in the county, which characterized the nationally popular building style during that period. Only three of these, all in northeast Guilford County, retain some of their outbuildings.

The Cook Farm retains the widest variety of periods and functions of outbuildings exemplifying the evolution of farming in Guilford County from the mid-nineteenth century to the 1920s. By the early twentieth century in Guilford County, the focus of farm production had changed from cultivation of grains to dairying, in part due to the appearance of the railroad. These trends are exemplified in the barns and other outbuildings of the Cook Farm. The property fulfills Register Criterion A in the area of agriculture and Criterion C for its architecture.

The property is included on the Study List and a National Register nomination is currently being prepared. The boundaries of the nominated property include all of the remaining intact structures associated with the Thomas E. Cook Farm tract. The land immediately surrounding the houses and outbuilding retains integrity

and hence has been included; the remainder of the farm tract has been graded or developed within the last 50 years.

*(This entry was excerpted from Graybeal's 1991 draft National Register nomination of the Cook Farm. The site plan reproduced here is also a part of her draft.)*



































**P207**

**Roy Edgerton House**

107 Lindley Road. Corner Lindley Road (SR 2156) and Edgerton Drive, just N of jct w/ College Road (SR 1546).

This large, symmetrical, two-story frame Colonial Revival house with its notable Craftsman porch sits on an acre of tree-shaded land. The weatherboarded house is three bays wide on the first floor and two on the second. Windows on the second level are paired six-over-six sash. Centered in the hip roof is a gable dormer with stocky Palladian window and cornice returns. Striking elements of the house are its two broad, flat, exterior end stone chimneys and large one-story Craftsman porch supported by tapered square stone columns with stone baluster wall. The columns have sloping sides and continue to ground level without a break at the porch floor.

The horizontal emphasis of the house is continued with extensions of the stone porch to the south as a wrap porch and to the north as a porte-cochere. The broad entrance pediment centered in the front porch has false "king's post" half-timbering also found in the gable of the dormer. Beyond the stone entrance steps is a glazed front door with sidelights but no fanlight or transom. The deep boxed eave of the main roof is repeated on the porch.

Though their details vary, this house shares with Arcadia and the Jamison-Ward House a broad one-story front porch with porte-cochere on the right and projections or wrap porch to the left.

Edgerton built his house near College Road soon after that area developed. A later subdivision is to the north and west; the house, largely unaltered, is situated on two large tree-shaded lots, thus retaining its integrity of setting. Significant as an excellent representation of the mix of Colonial Revival and Craftsman styles so popular in the piedmont, the Edgerton House and its two lots meet Register criterion C.

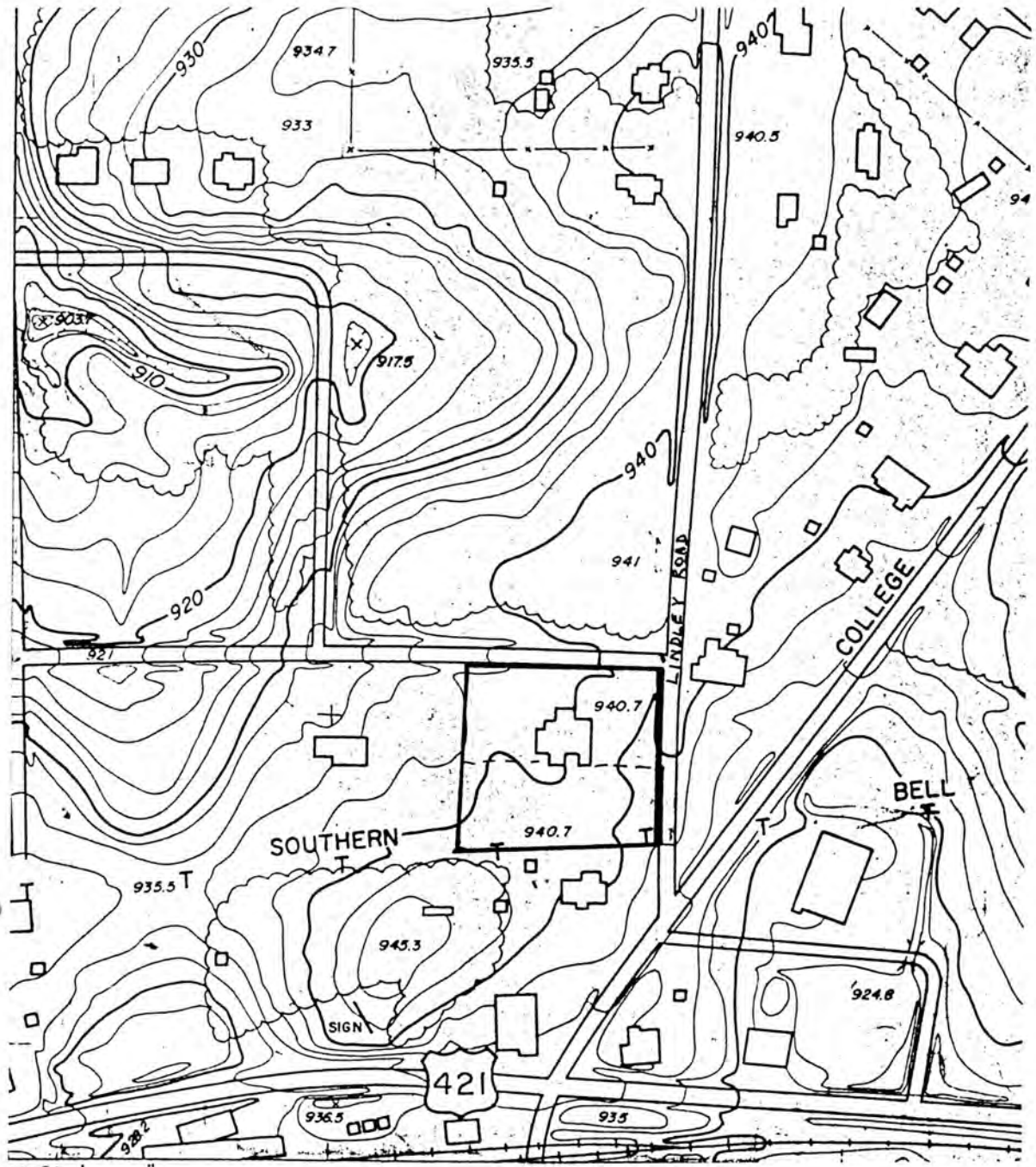


P207

Roy Edgerton House

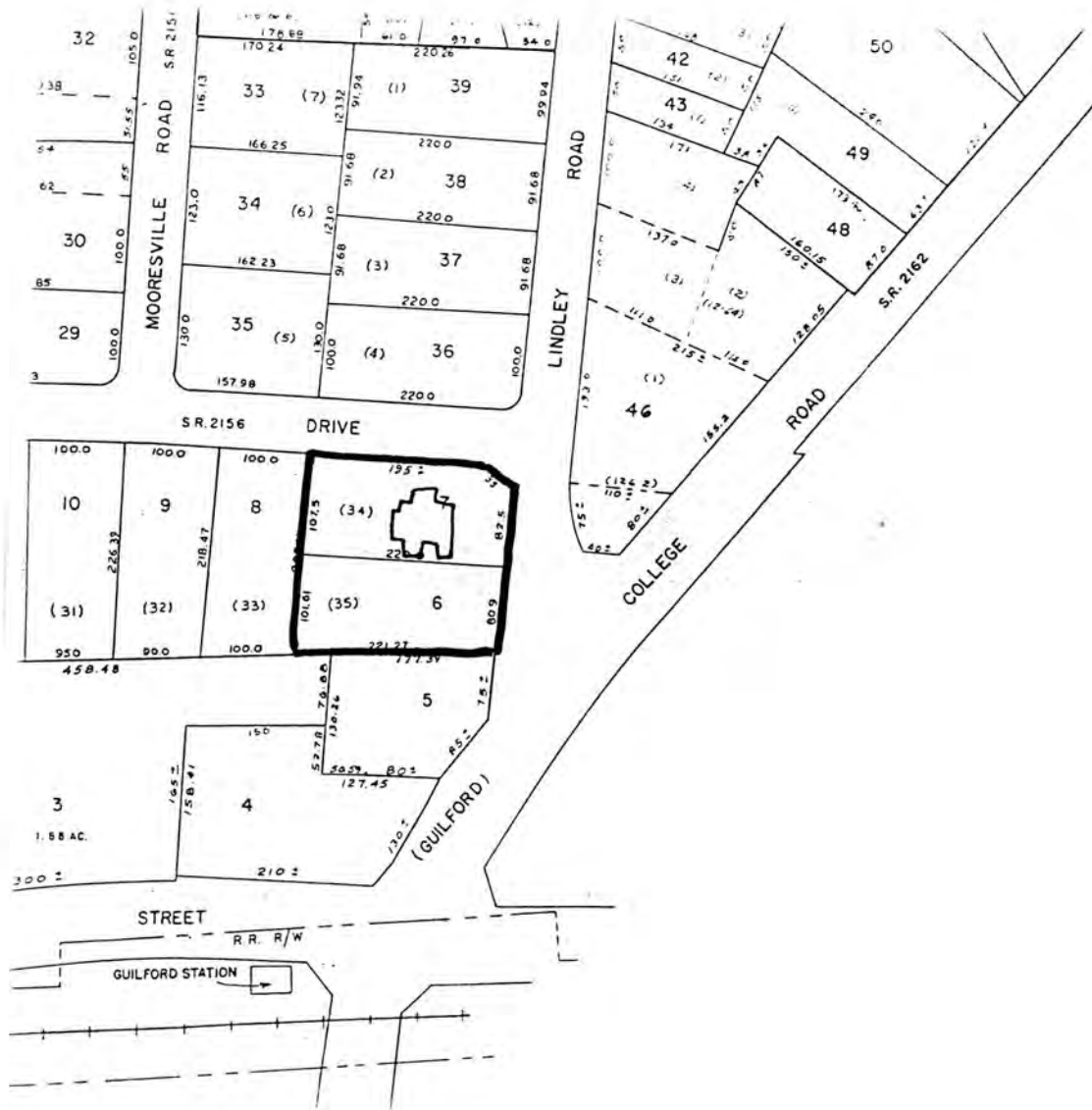






P207

Roy Edgerton House  
Tax Map 30-H-894N-6 & 7



**Guilford College (NR nomination)**

5800 W. Friendly Road. N side W. Friendly Road (SR 2147) at NW corner New Garden Road (SR 2136), extending N and E to Jefferson Road (SR 2201), totalling 300 acres.

The Guilford College campus is a picturesque tract of land, generally rectangular in shape, that embraces a total of 300 acres surrounded by increasingly intense development in the City of Greensboro. The College evolved from the New Garden Boarding School, set on a 100-acre farm that was founded by members of the Religious Society of Friends, commonly known as Quakers, in the community of New Garden. By the early years of the nineteenth century, New Garden was the premier Quaker community in North Carolina and the residents were settled enough to concern themselves with the provision of educational opportunities rooted in Quaker precepts. The school opened in 1837. During the nineteenth century additional acreage was added to the farm and tenants were employed to operate it in order to provide sustenance for the school.

In 1888 Guilford College was chartered after five years of developing careful plans to establish a four-year, degree-granting Quaker college. Also in that year a building program that established the present character of the campus was begun.

Quaker ideals dating to the seventeenth century, as well as events that have affected North Carolina's Quaker community throughout its existence, have molded the school's design, appearance, curriculum and historical character. During the early nineteenth century, its parent school, the New Garden Boarding School, was the only one in the South to practice such tenets of the Quaker faith as the promotion of equality for women, opposition to slavery, the alleviation of brutal conditions in prisons and insane asylums, pacifism and the development of a land ethic. These revolutionary and, to some early nineteenth century citizens, seditious ideas were the framework upon which the Quakers of North Carolina built their lives, tilled their land, established their boarding school, and developed their college.

The college is the Quaker version of the academic Arcadia free from the corrupting influences of city life that first was envisioned by Thomas Jefferson at the University of Virginia in 1817, and was later adopted by numerous nineteenth and early twentieth century boarding schools and colleges in the United States.



The core of the approximately 80-acre developed portion of the campus is a wooded quadrangle established in the early twentieth century and surrounded by two-story Neo-Classical and Colonial Revival style buildings and one Gothic Revival style building, all of which are conservative in character and constructed of brick with wood or stone details. One building dates from 1885, seven were constructed between 1897 and 1912, and faculty housing was constructed to the northeast and southeast of the quadrangle in the 1930s. (Faculty housing had always been a part of the school, and a considerable number of faculty built their own houses near the campus.) The school's buildings were integrated into the landscape and were secondary in importance to the overall open, rural setting of the school. The pastoral, sylvan character of the undeveloped section of the campus is reflected in the romantically landscaped wooded quadrangle that features sweeping lawns planted with many ornamental species of shrubs and flowering trees, all sheltered under a canopy of mature hardwoods of various species.

Approximately 220 acres is rolling land covered with a mature piedmont forest and known, historically and today, as the Guilford College Woods. Used by Guilford College as a farm until 1943, and a forest retreat throughout the history of the college, the Guilford College Woods present a picturesque tract within an increasingly dense urban setting that is a rare reminder of the agrarian landscape that once dominated the piedmont section of North Carolina. Some ancient trees, including what is said to be the largest poplar tree in North Carolina, remain on the land and pre-date the Quaker settlement of the region.

Among the sites of historical value in the Guilford College Woods are the remains of earthen caves in the banks of Horsepen Creek that are said to have been stations to shelter fugitive slaves along the Underground Railroad. These caves presently appear as depressions in the banks of the creek and are hidden from the casual observer, thus giving evidence of the value of their original purpose to hide slaves determined to escape from the antebellum South. Also present are the remains of an eighteenth century wagon road that presently appear as parallel deep-cut depressions surrounded by forest growth. It is known that many skirmishes took place in and near the Woods as British troops marched to the Battle of Guilford Courthouse in 1781, and that troops from both American and British forces used the wagon road.

Today the Woods are used for outdoor activities. There is a loop exercise trail beginning on the northwest shore of the college lake and continuing along the north boundary to the eastern boundary. The Woods are also used by the College for numerous activities such as field classes in geology, botany and biology, and social outreach activities such as drug rehabilitation programs. None of these activities affects the tranquil atmosphere of the Guilford College Woods and the college administration plans to continue to maintain the tract in its natural state.

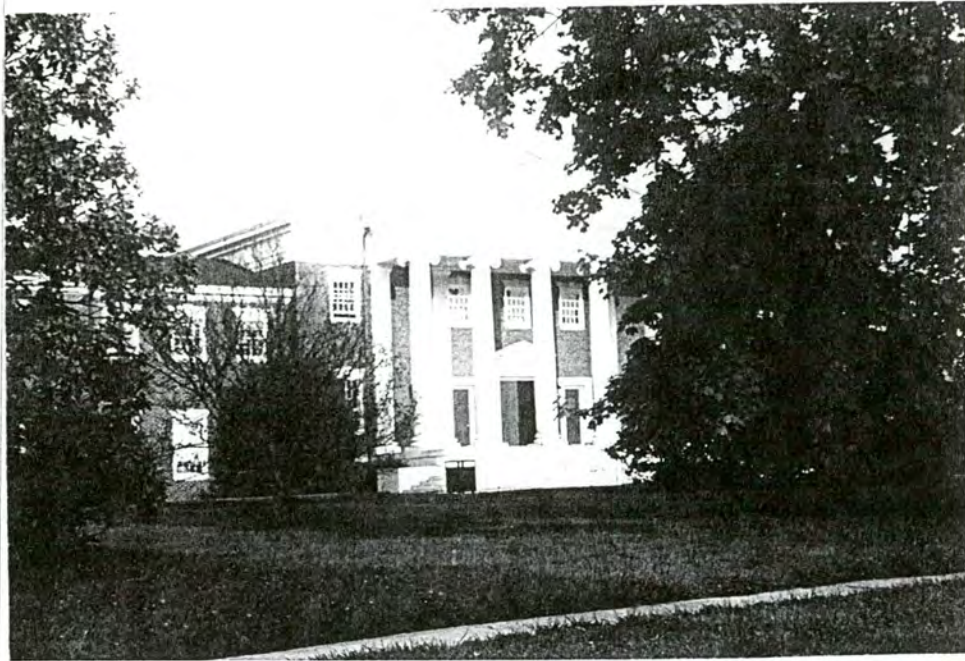
The undeveloped portion of the campus was advertised in the nineteenth and early twentieth centuries as a pastoral setting that was conducive to the promotion of the goals of moral behavior, good health and respect for nature. This historical setting has allowed Guilford College to retain its nineteenth century rural ambience in the face of encroaching modern development and, in an unusual continuity of purpose, is still used to promote the school's historical moral and physical goals through continued use. The setting of Guilford College has deep and abiding historical and cultural associations for the North Carolina Quaker community that persist into the present time and is a monument to early Quakers who envisioned an earthly Garden of Eden that would contribute to the spiritual and physical well-being of all Quakers and their neighbors.

The development of the Boarding School and College had profound effects on the development of the surrounding area. Families moved to the New Garden community to enroll their children in the boarding school, and, after creation of the college, several residential areas were created by faculty and administrative staff of the college (e.g. College Road, Francis King Street, Dolly Madison Road, Arcadia Drive.) A large percentage of the older families living in the area today had some affiliation with the College.

Guilford College fulfills Register criterion A in the area of education and religion on a statewide level of significance because it is the only four-year institution of higher learning in North Carolina that has evolved from a school established by the Religious Society of Friends, commonly known as Quakers. It is also significant for its overall campus as it relates to design principals (criterion C) and the Quaker land ethic (criterion A). *(Most of this entry was excerpted from Edmisten's 1990 National Register nomination of Guilford College.)*

P246

Guilford College (NR nomination)









**Guilford Courthouse Military Park (NR and NHL)**

All sides of former jct of New Garden Road (SR 2179) and Old Battleground Road (SR 2340), 0.3 mi W of jct w/ Battleground Avenue (US 220), totalling over 150 acres.

This national park is the site of Lord Cornwallis' costly victory over General Nathanael Greene on March 15, 1781. Greene's strategic "retreat" into North Carolina eventually drew the British forces to the tiny settlement of Guilford Courthouse where the battle was fought. For the British it was a Pyrrhic victory. The redcoats marched to Wilmington for supplies and reinforcements, virtually abandoning North Carolina to the colonials. Six months after the battle here, Lord Cornwallis surrendered at Yorktown, Virginia.

Judge David Schenck of Greensboro led the efforts to preserve the site, organizing the Battleground Company in 1887. Programs included land acquisition, construction of a museum, and landscaping. In the early years there was a partially successful effort to collect the remains of the Revolutionary War heroes of North Carolina and prominent North Carolina citizens for burial at the battleground.

An extensive series of monuments was erected commemorating a wide range of people and events associated with the Revolution from General Greene himself to Clio, the Muse of History. Most monuments are simple designs created anonymously. The large Greene equestrian monument is the work of Francis Parker (1873-1957), a minor American sculptor whose works can be found in other North Carolina cities; the Battle Monument is by penitentiary superintendent W.J. Hicks of Raleigh; and the Joseph Winston Monument is the work of Greensboro architect Orlo Epps.

The park was taken over by the Federal Government in 1917, first by the War Department and in 1933 by the National Park Service. The present contemporary style Visitor Center, designed by Heritage Associates of Greensboro, was built in 1975. It replaced a handsome Colonial Revival style center built in 1935, and now demolished, that had the misfortune of being located on the second battle line. The history of the constantly changing presentation of the battlefield vividly reflects the broad range of trends in historical interpretation and historic preservation that have evolved in the last century, a history less important perhaps, but certainly as rich as the history of the battle itself.

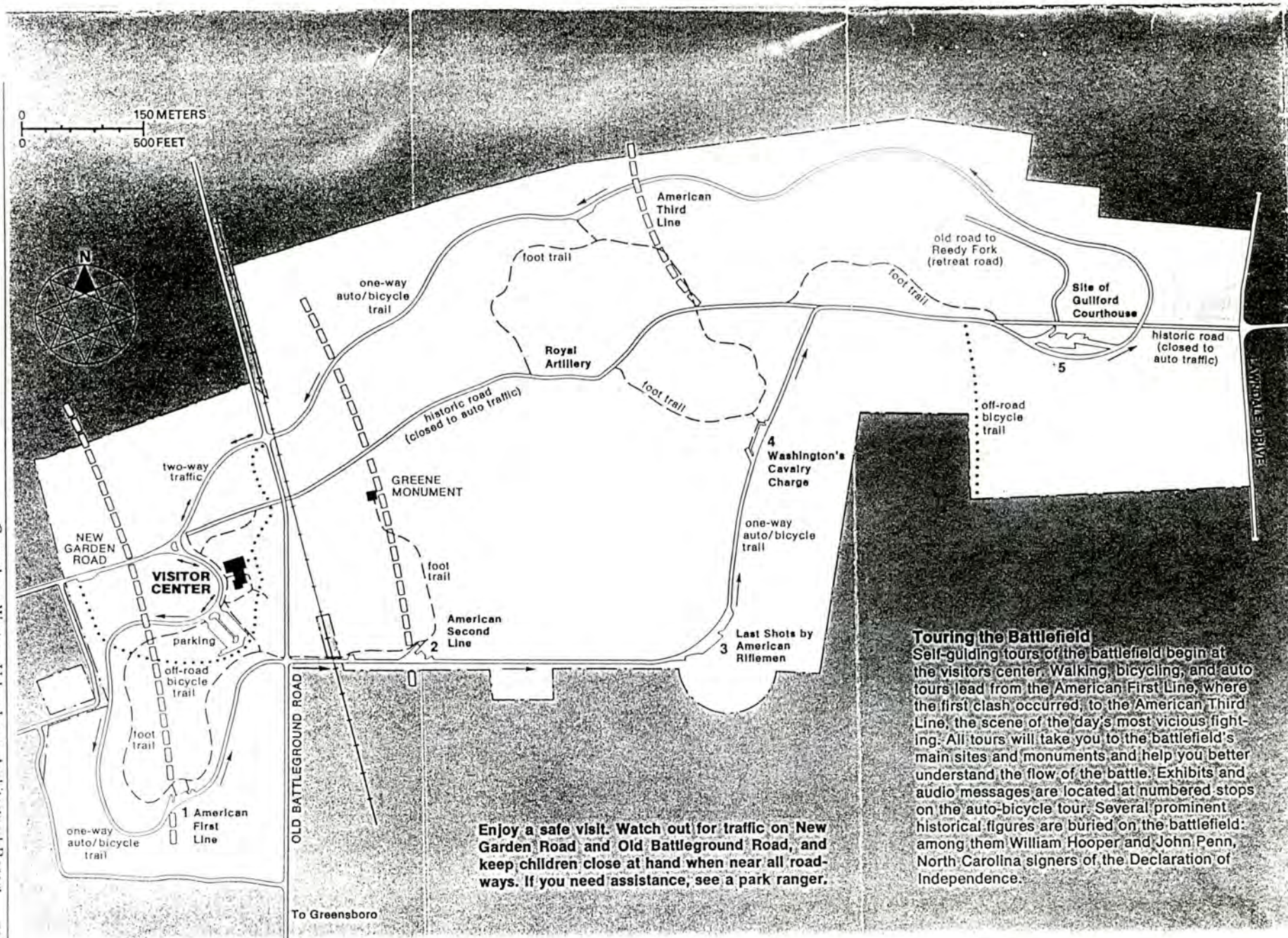
Near the battleground is the Liberty Oak, a massive tree that has been the subject of numerous legends varying in credibility. So far it has survived the ravages of time and the vicious attacks of vandals, itself a remarkable achievement. *(This entry was excerpted from Smith's 1979 survey, p. 154.)*

The park is situated on gently rolling country and contains over 150 acres of federal lands. Designated as a National Historic Landmark, the park is listed on the National Register.









Enjoy a safe visit. Watch out for traffic on New Garden Road and Old Battleground Road, and keep children close at hand when near all roadways. If you need assistance, see a park ranger.

**Touring the Battlefield**  
 Self-guiding tours of the battlefield begin at the visitors center. Walking, bicycling, and auto tours lead from the American First Line, where the first clash occurred, to the American Third Line, the scene of the day's most vicious fighting. All tours will take you to the battlefield's main sites and monuments and help you better understand the flow of the battle. Exhibits and audio messages are located at numbered stops on the auto-bicycle tour. Several prominent historical figures are buried on the battlefield: among them William Hooper and John Penn, North Carolina signers of the Declaration of Independence.



**Samuel H. Hodgin House**

811 Dolley Madison Road. E side Dolley Madison Road (SR 2164), 0.1 mi. N of jct w/ W. Friendly Road (SR 2147).

A late Queen Anne dwelling with strong influences from the Prairie style, the Hodgin House is a large one-and-one-half story frame house with inset porch across the front facade and wide three-bay shingled gable dormer above. The steeply pitched roof is side-gabled but with a dominant front-facing centered dormer. The eaves of the main gable roof have little overhang; however, the horizontal roofline of the porch and Queen Anne pent roof beneath the shingled gable of the dormer have wide boxed eaves.

The porch is inset under the main roof with no break in the slope of the roof, and is supported by square upper posts resting on large stone piers. These extend from the ground to the level of the baluster rail. The curved solid brackets at the cornice line of the porch emphasize the horizontal. Beneath the front porch are triple-grouped sash, the southern-most extending to create a projecting bay. Another bay window with decorative panel transoms is on the south elevation adjacent to the chimney. On the second floor, a wooden balustrade creates a deck across the front of the dormer. It is reached by a central second-story door.

Prairie elements of the house include the emphasis on the upper part of the upper story given by the shingles of the dormer gable and those in the top part of the main gable; the small pane window glazing with 15 lights over a single-pane lower sash on both levels of the front elevation; the broad flat stone chimney; and the pagoda-like effect of the flattened pitch at the roof edges. Little altered, the house retains its interior moldings, plaster walls and hardwood floors. At the rear is a frame garage (18 x 26) contemporary to the house; two arbors are also on the property.

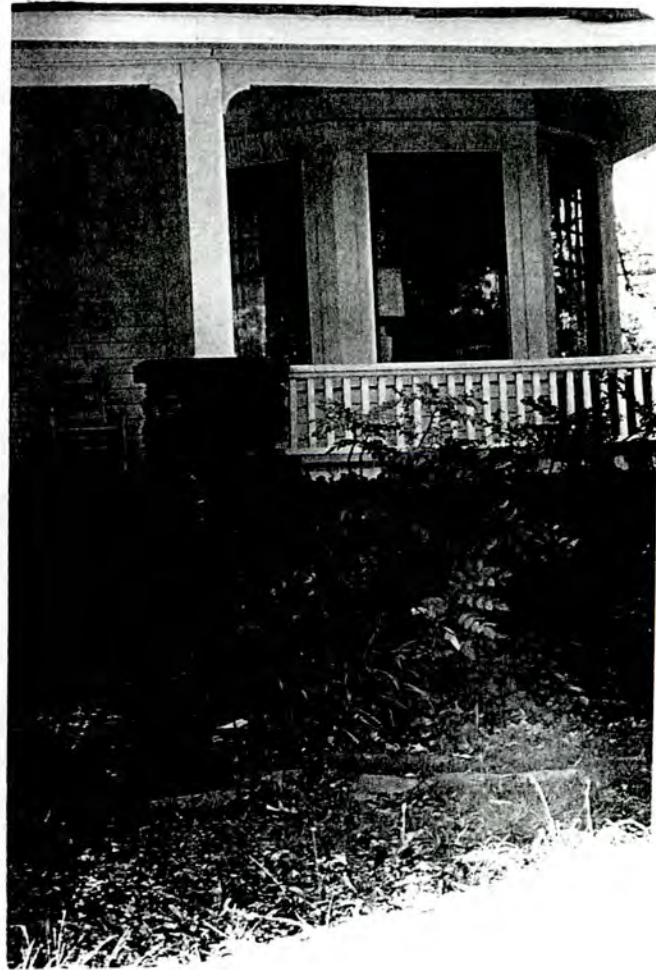
The Hodgin House was built ca. 1905 by Samuel H. Hodgin who bought the land from Guilford College. He taught in the College's preparatory department, was Governor, Dean of Men from 1897 to 1901,<sup>7</sup> and then an English and History professor there until 1916, when he moved to the Robert E. Lee School for Boys in Black Mountain, N.C.<sup>8</sup> His brother John E. Hodgin then bought the house and moved there the following year. In 1922 John Hodgin sold two lots to Era Lasley who built her Craftsman-style house (P89) to the north. Both houses remain today in the tranquil wooded setting



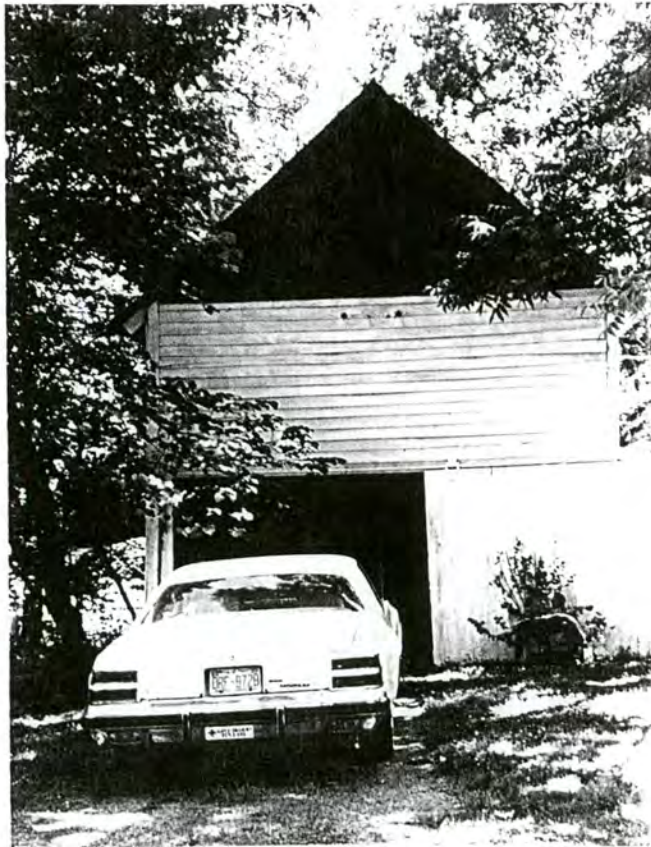
overlooking the Guilford College campus. The house remains in the Hodgkin family.

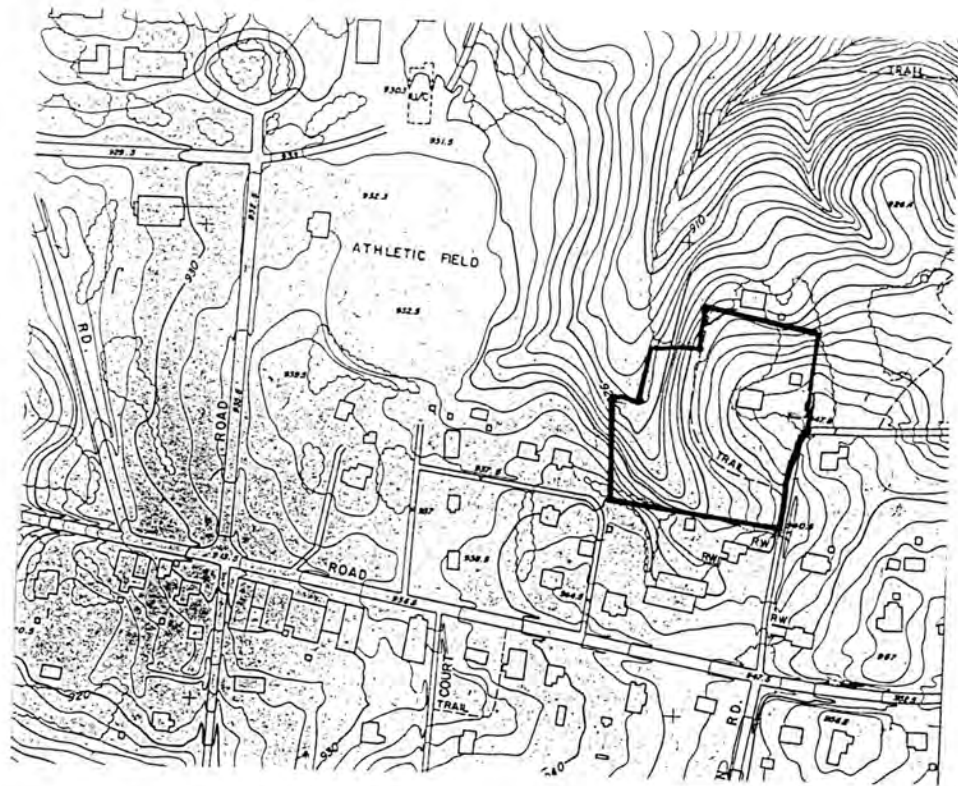
Significant as a fine illustration of the combination of the fading Queen Anne and burgeoning Prairie styles, the house and its 2.3-acre wooded setting meet Register criterion C. While the property meets Register criteria individually, it should be considered in an expansion of the Guilford College nomination.

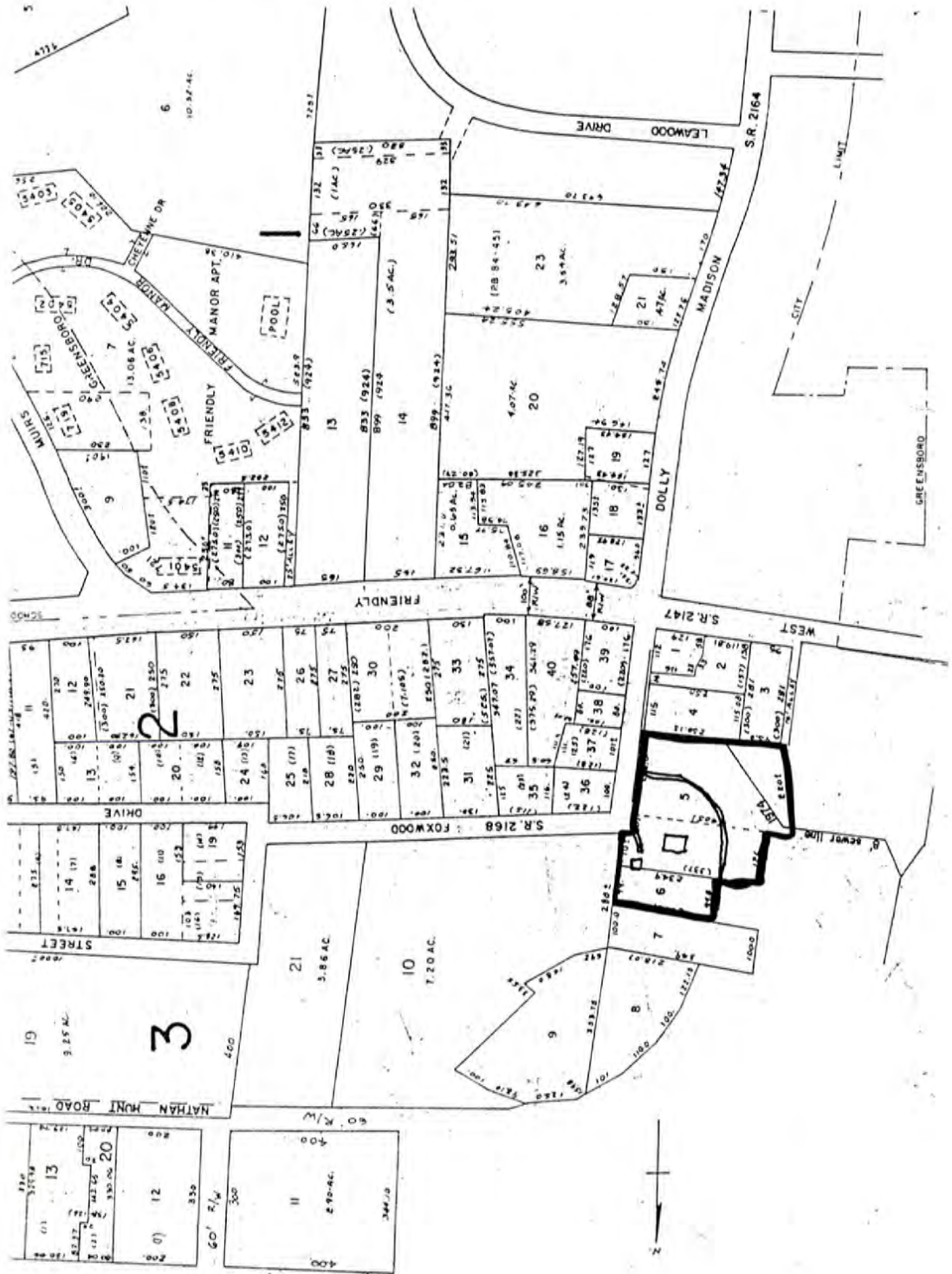












Samuel H. Hodgkin House  
Tax Map 383-003-5 & 6



**Hoskins Farmstead Historic District (NR)**

SE corner Battleground Avenue (US 220) and New Garden Road (SR 2179), 0.2 mi E of western boundary of Guilford Courthouse National Military Park.

The Hoskins House is an intact example of a regionally important settlement period dwelling type, the single-pen V-notched log house with loft. Dating from the late 18th or early 19th century, it is a traditional single-pen log dwelling house of hewn V-notched chestnut logs, measuring 24' by 18', with an exterior stone chimney on the west gable end; inside an enclosed stair rises in the corner to the left of the fireplace. The house had been extensively altered in the twentieth century and was restored in 1986 and 1987 to reveal the log walls with early daubing, much of the fieldstone foundation, log floor joists, planed and beaded ceiling joists, and the stone chimney base. Behind the house is a commemorative log cookhouse reconstructed in 1987 on the site of a previous cookhouse.

Also on the property is the Coble Barn. Though moved to the present location from elsewhere in the county to prevent its demolition, it is a fully preserved example of the most distinctive historic barn type in central and western piedmont North Carolina. It is a ca. 1830 large double-pen log barn of hewn V-notched logs under a long wood-shingled gable roof. The south pen is divided by a log wall into two stalls. The east stall retains its built-in trough -- a log hollowed out to hold feed -- and a built-in pole hay rack above the trough. The north pen is open with a plank floor, probably used for threshing wheat. Near the top, logs are cantilevered several feet on the east, carrying a log plate the full length of the barn to carry the rafters of a pent shed roof. This was a typical feature of barns of this type in the region, whose purpose was to throw water away from the walls and foundations.

The house was built by Joseph and Hannah Evans Hoskins from Chester County, Pennsylvania, participants in the flood of immigration from the mid-Atlantic colonies into the N.C. piedmont from the 1740s until the Revolution. The property is significant not only for its architecture but also for its role in the Battle of Guilford Courthouse on March 15, 1781. As documented by the 1787 map of British Lieutenant Colonel Banastre Tarleton and corroborated by modern studies, the Hoskins House site was the focal point of the British attack. Two thousand troops commanded by Lord Cornwallis formed their lines around the house on the site in preparation for bayonet charge against the first line of the American army, and the house is

believed to have been used as a hospital for wounded British after the battle.<sup>9</sup>

Threatened by rapid urbanization, it was acquired in 1984 by the Guilford Battle Ground Company, a non-profit group, for protection and restoration. (This is not the same group who saved the battleground but a new group formed in 1984 to save the Hoskins House, who took the same name as the local nineteenth century group that saved the battlefield.) In 1988 it became a public park operated by the City of Greensboro.

The property is shaded by a variety of trees, some of considerable age dating from the nineteenth century occupation of the property by the Hoskins family. It is now surrounded by dense twentieth century subdivision development in a rapidly developing area recently annexed by the city of Greensboro.

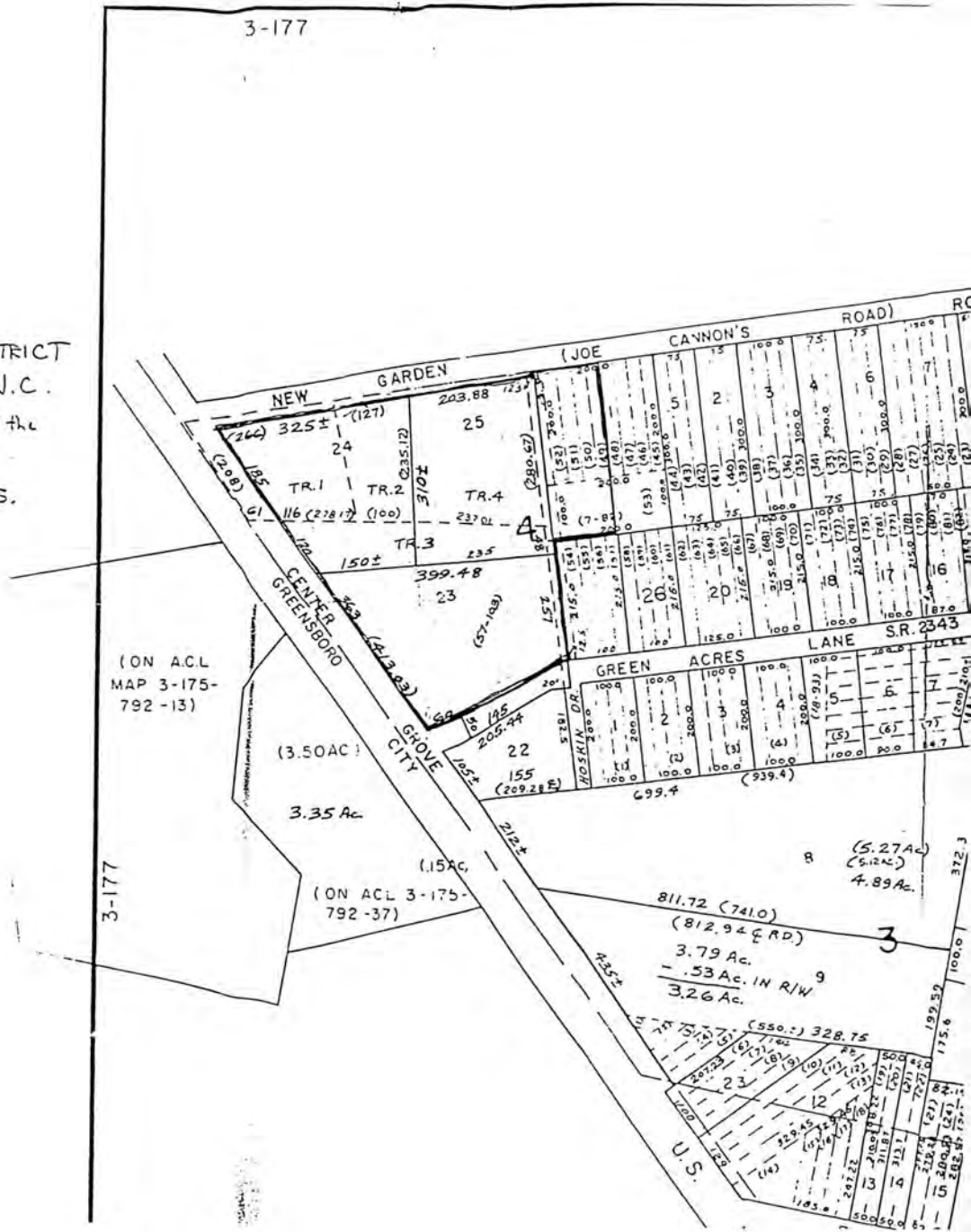
The National Register Historic District includes the partially wooded 7½-acre tract of land containing four buildings.







HOSKINS HOUSE HISTORIC DISTRICT  
GREENSBORO, GUILFORD CO., N.C.  
LOTS 23, 24, 25, 49, 50, 51, 52, and the  
western 100' of lot 53.  
GUILFORD COUNTY TAX MAP # 345.



**Jamison-Ward House**

4826 High Point Road. N side of High Point Road, 0.5 mi S of jct w/ Hilltop Road (SR 1424).

The Jamison-Ward House is a one-and-one-half story Craftsman bungalow with unusual primitive-style "log cabin" exterior. The low-pitched gable roof is shingled and has exposed rafters at its horizontal eaves and decorative false braces with knee joints under the gable eaves typical of the Craftsman style. At the front is an engaged wrap porch. A large shingled dormer with triple-grouped double-hung windows repeats the rafters and braces of the main roof.

Vernacular log houses, of which several remain in the study area, have walls of square-hewn logs joined by careful corner notching, generally V-notched or half- or full-dovetail-notched. On the other hand, so-called log cabins are log buildings in which the timbers are left round and are joined at the corners by overlapping saddle notches. Their walls are difficult to chink because of the large spaces between logs. The Jamison-Ward House has exaggerated overlapping and large spaces between the logs to emphasize the chinking and pattern of stones placed decoratively in the chinking. Formerly painted a dark red, the logs are now painted brown, with the chinking and stones left their natural colors.

Three bays wide with projecting bays on each side, the house has a simple central entrance beneath a wide one-story engaged front porch. Supported by round unhewn log posts, the porch projects to create wings on each side, with that on the south serving as a wrap porch meeting a one-story wing of the house behind, and a porte-cochere at the north elevation. Beneath the porch is a prominent rock foundation, highlighting the rock chinking.

Symmetrically balanced on either side of the front door are wood casement windows with mullions creating four vertical sash. At the rear a large shingled shed addition creates a full second floor with rows of six-light single-sash fenestration across the sides and back. Rafters are exposed at the rear horizontal eave; on the sides are modified knee braces.

Inside, floors are pine rather than hardwood. A stone chimney, of the same stone as the foundation, is in the large living room; the house retains its glazed double doors between the living room and dining room and simple door and window surrounds of the 1920s. A 1920s stair with triple-grouped plain baluster posts and simple square



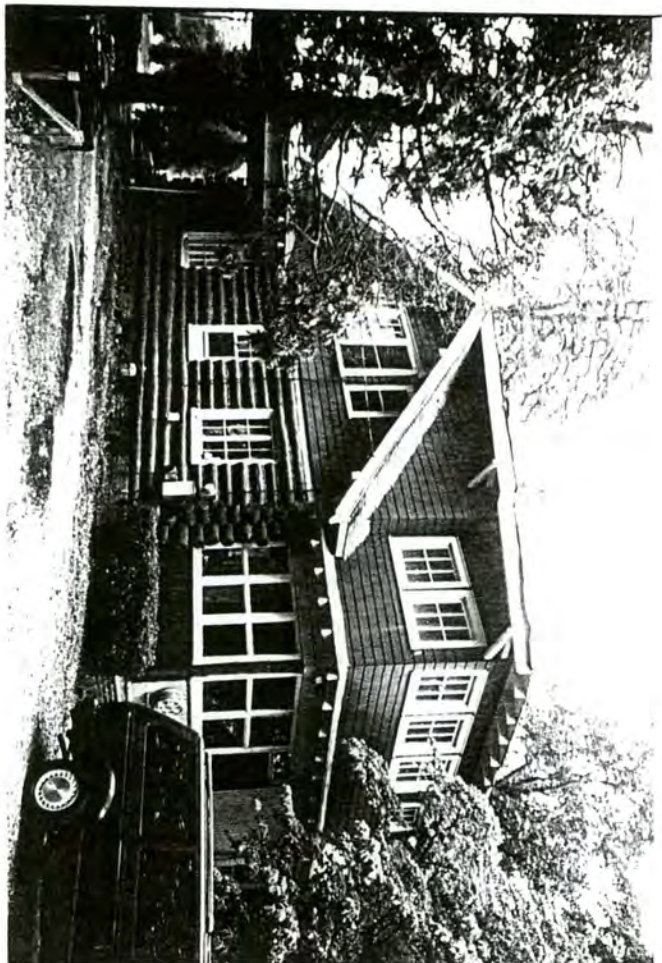
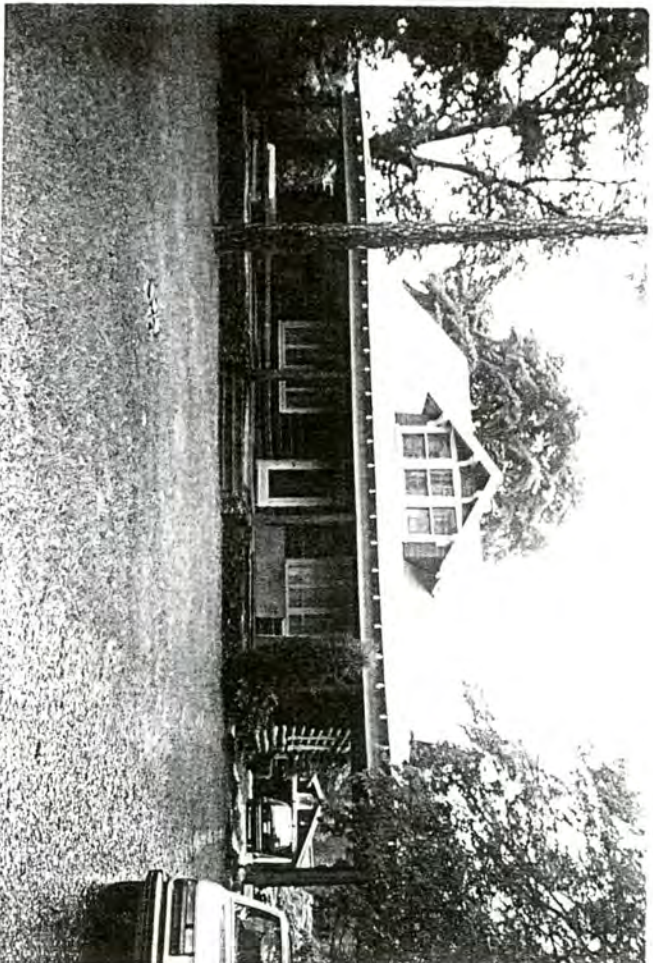
alterations were made in the 1960s, and include lowered ceilings and modern panelling in some rooms. Other rooms retain their plaster walls. At the rear is an 18 x 18 garage contemporary to the house, of similar style and repeating the shingles and knee braces of the main house gables.

Built in the early 1920s, the house is said to have been designed and built by a doctor when High Point Road was still dirt. It was bought shortly thereafter by Jamison, who added the expanded second floor on the rear to provide housing for his daughter and son. Mr. Jamison invested considerably in real estate in and around Greensboro, accumulating a large number of properties during the depression. (A nearby street to the north bears his name.) He bought this house for use as his residence.

Thomas A. Ward and his wife bought the house in 1959 and moved in the next year, starting a small foundry business in the garage. That business grew to become S.E. Foundries, a large mining and marine foundry in Greensboro. The house remains in the Ward family, having been owned and occupied by the Ward's son and his family since 1979. The property is significant as an impressive example of the "log cabin" style of Craftsman bungalow which, with its large wooded lot, retains a tranquil residential integrity in an area of commercial development pressure. It meets Register criterion C.

P275

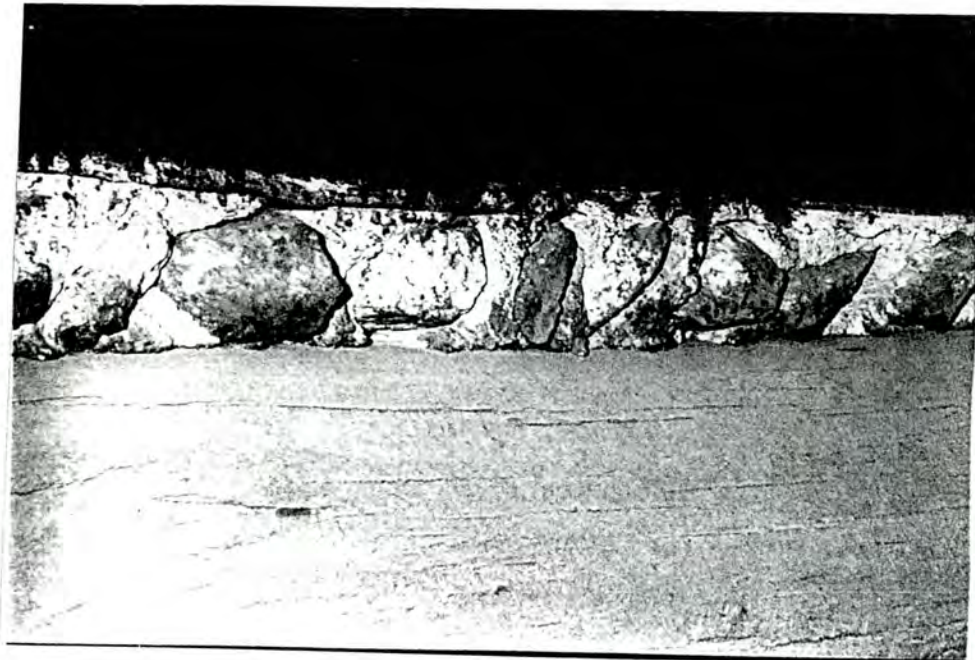
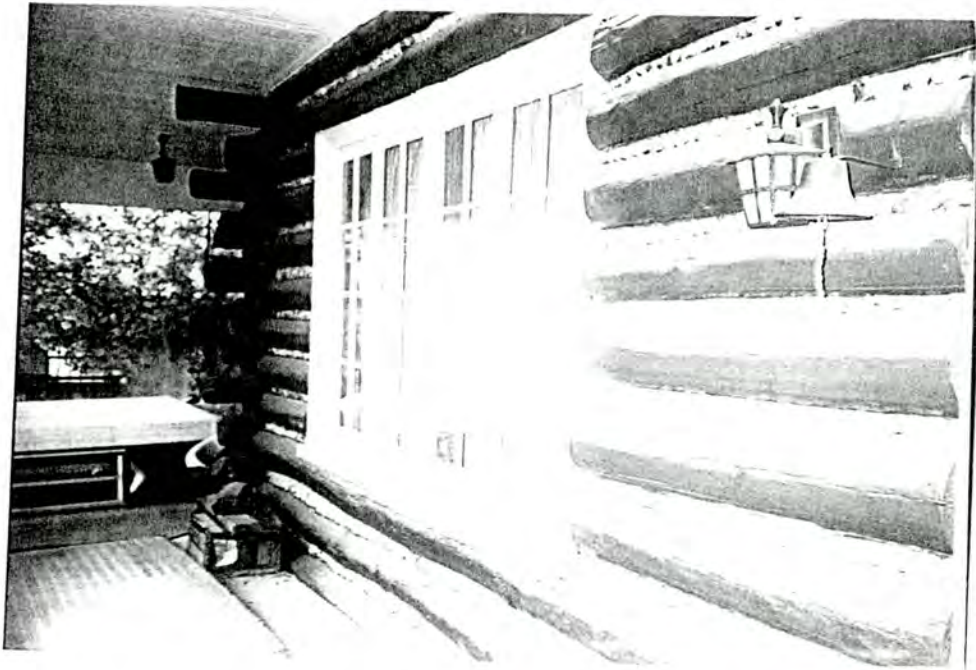
Jamison-Ward House





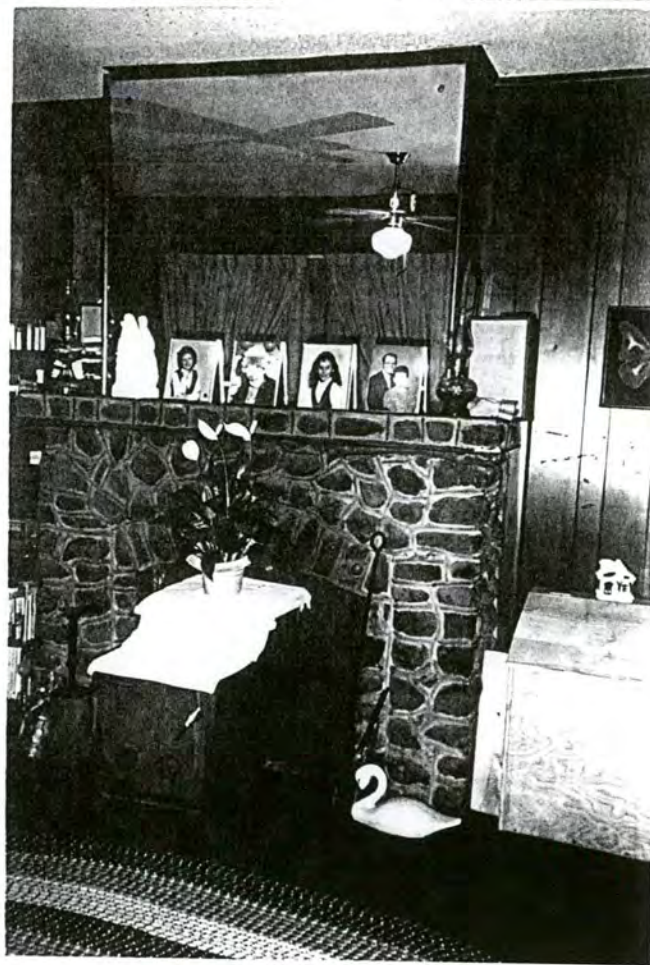
P275

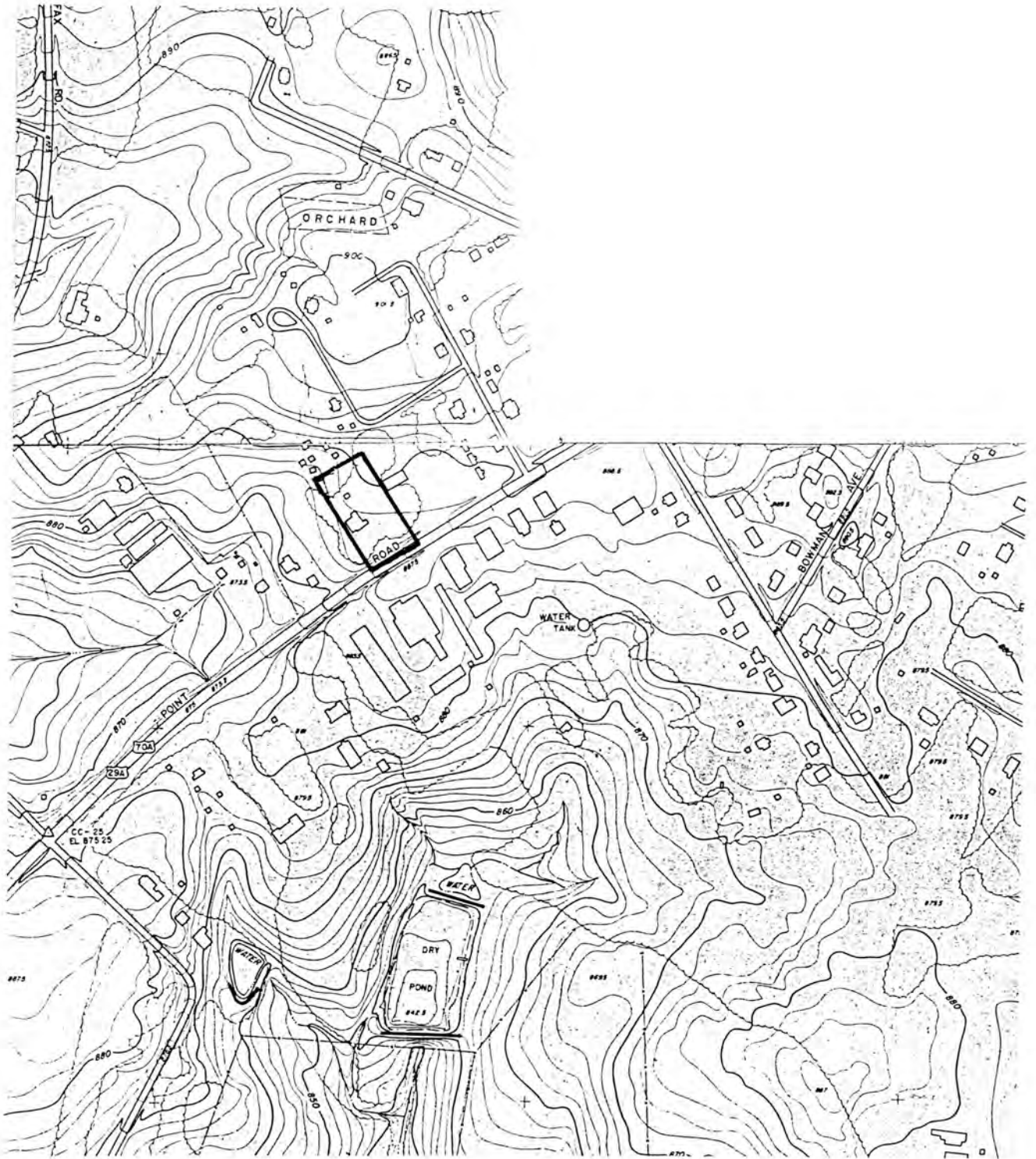
Jamison-Ward House









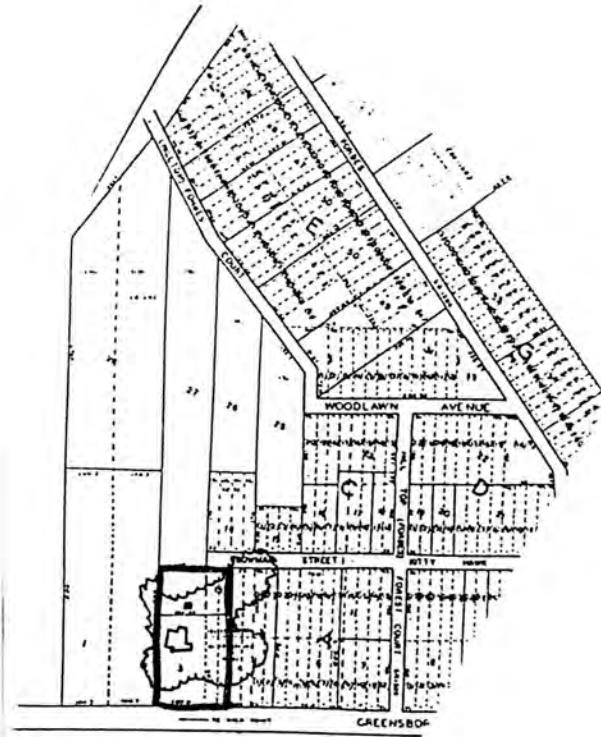




P275

### Jamison-Ward House

Tax Map 3-183-A-823-E



P178-179

**Jeffers Complex, including the Hobbs-Körner Cottage & the Dan Jeffers House**

2844 Horsepen Creek Road. At the end of a drive on E. side Horsepen Creek Road (SR 2182), immediately south of the Montessori School and 0.7 mi S of jct w/ Jessup Grove Church Road.

The Jeffers Complex encompasses two residential buildings and two log outbuildings.

Unlike its vernacular farmhouse neighbors, the **Hobbs-Körner Cottage (P178)** shows an attention to a nationally popular style unusual in the study area. Probably dating from the early 1880s, it is a one-story frame Italianate cottage, facing east towards the Dan Jeffers House. The house is a compound plan, L-shaped, with a cross-gabled roof. Beneath the roof and overhanging boxed eaves, ornate carved eave brackets with dropped pendules, arranged in pairs, ornament the cornice line. Not the box-shaped and hipped-roof house often associated with Italianate buildings, the Hobbs-Körner Cottage substitutes its gable-front-and-wing form, which also was a common Italianate form.<sup>10</sup>

By no means elaborate, the cottage shows simple interpretations of Italianate detailing. A typical feature of the Italianate style is arched windows with embellished window crowns. This cottage, modest when compared to the High Victorian examples of the style, has a simple but formal window enframing and restrained triangular pediment as its crown. Mouldings show a holdover of the Greek Revival. The tall narrow windows are two-over-two sash, common to the Italianate style.

The cross gables provide space for windows for light and cross-ventilation. At each gable end is a large vertical two-over-two window. All are centered except for the front (east) gable whose window is to the left, towards the front entrance. High in the front gable is a diamond-shaped window, while the other gables have small sash windows with flat lintel.

In the position created by the joining of the east and south gables is the entrance, originally protected by a porch which has been enclosed. A partial porch commonly occupied this position in L-plan Italianate houses.<sup>11</sup> When originally constructed the house doubtless had a porch with square beveled posts or turned posts. It is possible that the porch eave was ornamented much like the eave of the main house, with decorative brackets and presumably with brackets between porch eave and porch posts.

Protected by the porch are two simple front doors, one facing south and the other east. In the original door, light is admitted by large-pane glazing in the door itself, rather than small panes in sidelights surrounding the door. This practice first became common in Italianate houses. The enframement and pedimented crown found at the windows is repeated above the entrance doors and again as part of the interior woodwork above windows and doors in the living and dining rooms. Inside, the front door opens into the living room with the dining room to the right (north). The interior retains pedimented windows matching the exterior, its other woodwork, plaster walls and hardwood floors.

The house today has aluminum siding over the original weatherboards, and modern panelling has been added to the walls inside the porch. A new foundation was built when the house was moved to its current site, and the chimney removed.

The **Dan Jeffers House (P179)** is in two parts. The largest is a simple, gable-roofed, one-story frame house covered with plain weatherboards. At one gable end is a large dry-laid fieldstone chimney with brick cap. Attached at the rear by an enclosed passageway is a single-pen half-dovetail-notched log building covered with vertical board-and-batten sheathing. One gable end joins the breezeway; a dry-laid fieldstone chimney is at the other. Twentieth century windows have been introduced into the log house, and later gable-roofed additions have been added to the front of the frame house. Though difficult to date, it is likely that the half-dovetail-notched log house is mid-century, predating the frame house; that an open breezeway was erected when the frame house was built ca. 1880; and that the breezeway was later enclosed.

Two log outbuildings remain with the Dan Jeffers House. The earlier is a tobacco barn, half-dovetailed with a gable roof and open shed extension. The other appears later; it is joined with square notched corners leaving wide spaces between the logs.

Across a field north of the Dan Jeffers House, not included in the eligible property, is the **Light Jeffers House**, a severely deteriorated frame house with stone chimney appearing to date from the last quarter of the nineteenth century or first decade of the twentieth.

The Jeffers complex has an interesting history.

The origin of the Italianate cottage is unclear. It was built across from the New Garden Boarding School, north of the New Garden



cemetery, facing Oak Ridge Road (now New Garden Road), and was one of the first residences in that area. Stylistically, it appears to date from the early 1880s. This compares to a period of residential growth around the New Garden area. In 1875, Stanley Pumphrey, an English visitor to the area, wrote that "New Garden is a school house in the middle of the woods. The large Meeting house lately erected stands nearby, but there is no other house in sight."<sup>12</sup> Residential development was just beginning in the area, and ten years after Pumphrey's description a Quaker report of 1885 stated that "four new dwellings have been erected...in the immediate vicinity of the school and meeting."<sup>13</sup>

Although the cottage is simple, its form and details show an obvious attention to a nationally popular style rather than following the traditional I-house plan; this parallels the change beginning to take place at New Garden. Most of the old resident families had been farmers, but with the success of the school came the mingling of recent arrivals of diverse background.<sup>14</sup> In 1888 a faculty was amassed for the new college, introducing still more new outlooks to the area, whose name gradually changed to Guilford College.

The cottage was on land owned by the Hobbs when they built Arcadia next door in 1910. When Lyndon and Mary Hobbs had just moved into the nearly-completed Arcadia in 1910 (P267), they referred in a letter to the "Craig Cottage" next door.<sup>15</sup> This was certainly a reference to this cottage, and may indicate that it was occupied at that time by Bernice V. Craig, a graduate of Sherwood Music School who taught music at Guilford College from 1909 to 1913.<sup>16</sup> In the 1930s the cottage was occupied by Dr. Marie Luise Huth, a German woman who taught at Guilford College, first teaching music from 1925 to 1926, and later teaching German and Spanish until at least 1937.<sup>17</sup> Later residents were a family named Smith.<sup>18</sup>

The growth continued. It is said of the first quarter of the twentieth century that "not since the coming of the Nantucketers more than a century earlier had there been such an influx."<sup>19</sup> Greensboro was emerging as a growing market for agricultural products and was becoming a major dairy center as well as an educational center.

By 1950, Friendly Road was no longer a rural road connecting two communities, but a major city thoroughfare passing through the Guilford suburb on its way to the nearby regional airport. The area had developed significantly. Arcadia Drive had become a residential street and houses also lined New Garden Road, Friendly Road, and

Francis King Street to the south, so that its earlier rural and somewhat isolated setting was markedly altered. It was at this time that Lyndon and Mary Hobbs' daughter, Gertrude Hobbs Körner, moved back to Guilford College upon her husband's retirement. They moved from Charlotte where they had lived for several decades. Gertrude had inherited the "Craig Cottage" from her parents' estate. She and her husband, Russell D. Körner, bought additional land from Walter Coble, who owned Arcadia at the time, to create a larger lot,<sup>20</sup> and built the brick house which remains on the site today (the lot south of and across Arcadia Drive from the Knight-Frazier House, (P268). Rather than demolish the small Italianate cottage, they allowed John Jeffers to buy it for \$200 and have it moved.

John Jeffers was a black farmer and brickmaker who, like his siblings, had been given about 10 acres of land by his father, Dan Jeffers. John paid a house mover to move the Italianate house to his land.<sup>21</sup> Three years later he and his young family moved in. Until that time they had lived in a small log house adjacent, which burned in the 1960s.

The land to which John Jeffers moved his Italianate house had been in use by the Jeffers for two generations. In the 1870s or 1880s the elder Jeffers moved his large family into the frame house with log house attached (P179). It and its log outbuildings remain, inhabited today by the third generation of the Jeffers family. Dan's brother Light Jeffers built the deteriorated frame house on a small parcel adjacent to Dan's, perhaps about the same time that Dan moved onto the land.

Dan Jeffers owned about 100 acres. He farmed tobacco, corn for his livestock, and vegetables for his family. He died about 1950 when he was 99 years old, and his grandchildren remember his telling stories of a young boy's memories of soldiers during the Civil War. His son John also farmed tobacco and corn, both on his land and on other land he rented. John also worked at Boren Brick Company firing the kilns.<sup>22</sup>

Today the Italianate Hobbs-Körner Cottage is owned and occupied by John Jeffers's daughter and her husband; the Dan Jeffers complex is owned and occupied by Dan's daughter-in-law and grandson; and the Light Jeffers House is owned by Light's granddaughter, but has been vacant for several years, is severely deteriorated, and access is difficult.

The Jeffers Complex is a remarkable property, representing both typical and unusual architectural history. The attached log and frame houses, with their log outbuildings, evidence the continuation of the log tradition in Guilford County. Three generations of Jeffers lived in the house, which is still occupied today. Juxtaposed against the simple vernacular of Light's and Dan's houses is the self-conscious style of the Hobbs-Körner Cottage, somewhat capricious in comparison. The relocation of the cottage prevented its demolition, returned it to its original open, rural setting, and allowed for its continued residential use.

As we have seen, the Hobbs-Körner Cottage was one of the first houses built during the late nineteenth century boom period of the New Garden community. Furthermore, it is an important and unusual, perhaps rare, stylistic configuration in the area. Despite its move and the replacement of its porch, the house is a singular example of the one-story L-shaped Italianate Cottage in this area. However restrained when compared to high-style examples, it was more elaborate than other houses, and exceedingly ornate for a region of "plain" Quakers. Quakers as a rule were neither up-to-date nor concerned with popular fashions.

Moreover, Italianate houses are not common generally in the South. They became the dominant style in the northeast and midwest but were in style at a time when the South was still beset from the Civil War, Reconstruction and the economic depression of the 1870s; thus there was little new building when the style was at the peak of fashion. By the time the majority of the South was back on its feet, the Italianate style had succumbed to more lately popular styles. As discussed above, the New Garden area where the house originated was at the start of its residential growth.

The Jeffers Complex as a whole is significant as an example, on one farm, of the continuation of vernacular building tradition and a developed example of a fashionable academic architectural style of the same period. Thus the Jeffers Complex, including the Hobbs-Körner Cottage and the Dan Jeffers House and outbuildings, meets Register criterion C. The move of the cottage resulted in reestablishing it in a more rural setting similar to its original former location. Included in the significant area are the parcels which today contain the cottage, the Dan Jeffers House and the two associated outbuildings. It does not include the Light Jeffers House nor previous Jeffers farmland no longer associated visually with the house.











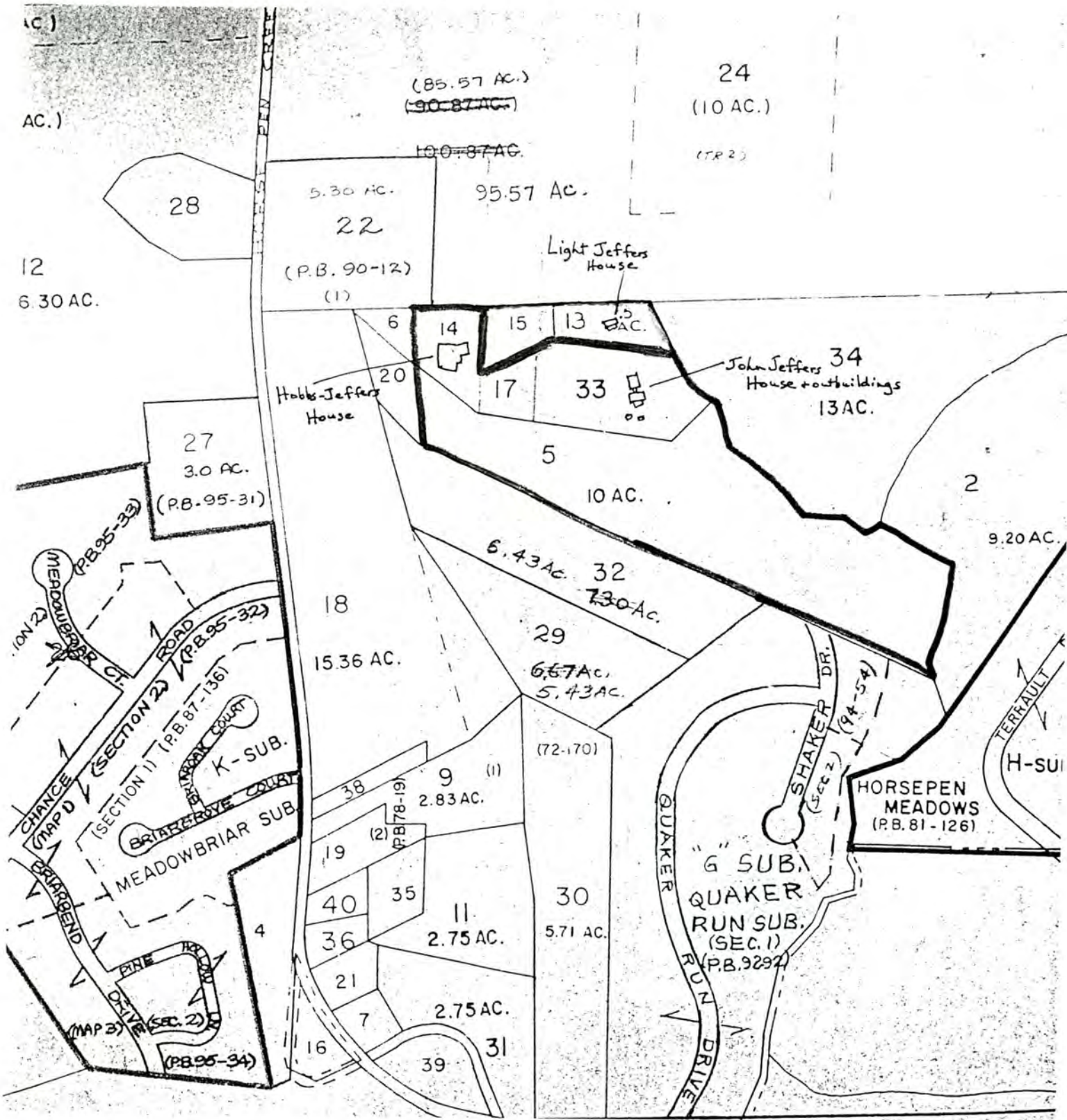












**Kimrey-Haworth House (SL)**

5307 W. Friendly Road. S side W. Friendly Road (SR 2147), 0.1 mi. W of jct. w/ Muirs Chapel Road (SR 1621).

Although the Study List information classifies it as Mission Revival, the Kimrey-Haworth House is actually an uncommon example of the Italian Renaissance style in the study area. It is a two-story house, five bays wide, with low pitched hip roof and projecting hip-roof one-story side wings. The house has the red concrete tile roof common to the Mission style, but with widely overhanging boxed eaves and cornice-line brackets.

On a large tree-shaded lot just under an acre, the house has little decorative detailing, with the emphasis of the symmetrical facade on the central entrance. A small entrance porch is formed by slender classical columns and pilasters supporting a portico with elliptical arch and hip roof. The six-panel door is flanked by an Adamesque fanlight and sidelights. Above, a balustraded balcony rests on the entrance roof beneath a triple grouping of six-over-six windows. The cornice brackets of the main roof are found beneath the entry roof as well as on the roofs of the side wings.

Windows are six-over-six, with a soldier course of brick serving as the window lintels. The soldier course continues, creating a belt course on the main five-bay block, and a single course between the windows and cornice line of the side wings.

The house has been little altered. The western side wing, formerly open, has been enclosed. The interior retains its woodwork and plaster walls. West of the house is a two-car, hipped-roof, brick garage contemporary to the house. It is of the same buff brick as the house, with exposed rafters and glazed stable-type doors its decorative features.

Italian Renaissance often resembles the Colonial Revival style because both early Georgian and Italian styles shared Renaissance roots. The Italian Renaissance was first used primarily in architect-designed houses before World War I. The change in technology after that war facilitated the change in popular architecture. In the early 1920s the perfection of masonry veneering techniques made inexpensive brick veneer more broadly available. The Italian Renaissance thus became more widely popular in the early 1920s.<sup>23</sup>

The house was built for and first occupied by Benson Kimrey, who moved here from his former home at 703 Francis King Street (P262)<sup>24</sup>. Kimrey was associated with Guilford Hardware, and it is said he lost all of the proceeds when banks failed. The depression closed Guilford Hardware.

The property was sold just prior to the depression to Samuel L. Haworth and Evelyn M. Haworth. Mr. Haworth was a distinguished professor of religion at Guilford College from 1924 to 1939. Through his teaching at the College and his ministry with the Society of Friends, he became a key figure in the development and history of the Guilford College community.

Haworth received his Master's Degree from Brown University. He was then minister for 11 Friends' meetings in succession: in Iowa, Nebraska, New England, Wilmington, and North Carolina Yearly Meetings. Haworth was distinguished in his field nationally and internationally. He was a delegate to six quinquennial sessions of the Five Years Meeting (1902, 1907, 1917, 1935, 1940), member of the Business Committee of the Five Years Meeting, and contributing editor of "The American Friends." He was a member of the executive committee of the Federal Council of Churches for eight years, and was commissioned by the Council to visit churches in Europe in 1923 as an ambassador of Good Will. For 14 years, from 1928 to 1941, he was Presiding Clerk of North Carolina Yearly Meeting. A member of the World Congress of Faiths, in 1936 he was a delegate to the Conference of the Universal Christian Council for Life and Work held at Chamby, Switzerland. His long interest in peace education drew him into the World Alliance for International Friendship.

In 1924, already distinguished both nationally and internationally, Haworth became Professor of Biblical Literature and Religion at Guilford College, where he continued to teach for a number of years.<sup>25</sup> He bought the Kimrey-Haworth House from Mr. Kimrey just before the depression.

The third owner, also prominent, was Donald Badgley (1919-1988), a Greensboro resident from 1958-67. He was a member of the North Carolina House of Representatives from 1963-65. He was elected in 1962 in a never-before sweep of Republicans into all county legislative seats and local offices. In 1964, he was the GOP nomination for Governor, forcing the first Republican gubernatorial primary in the state's history. He ran for President of the United States in 1980 and 1984.

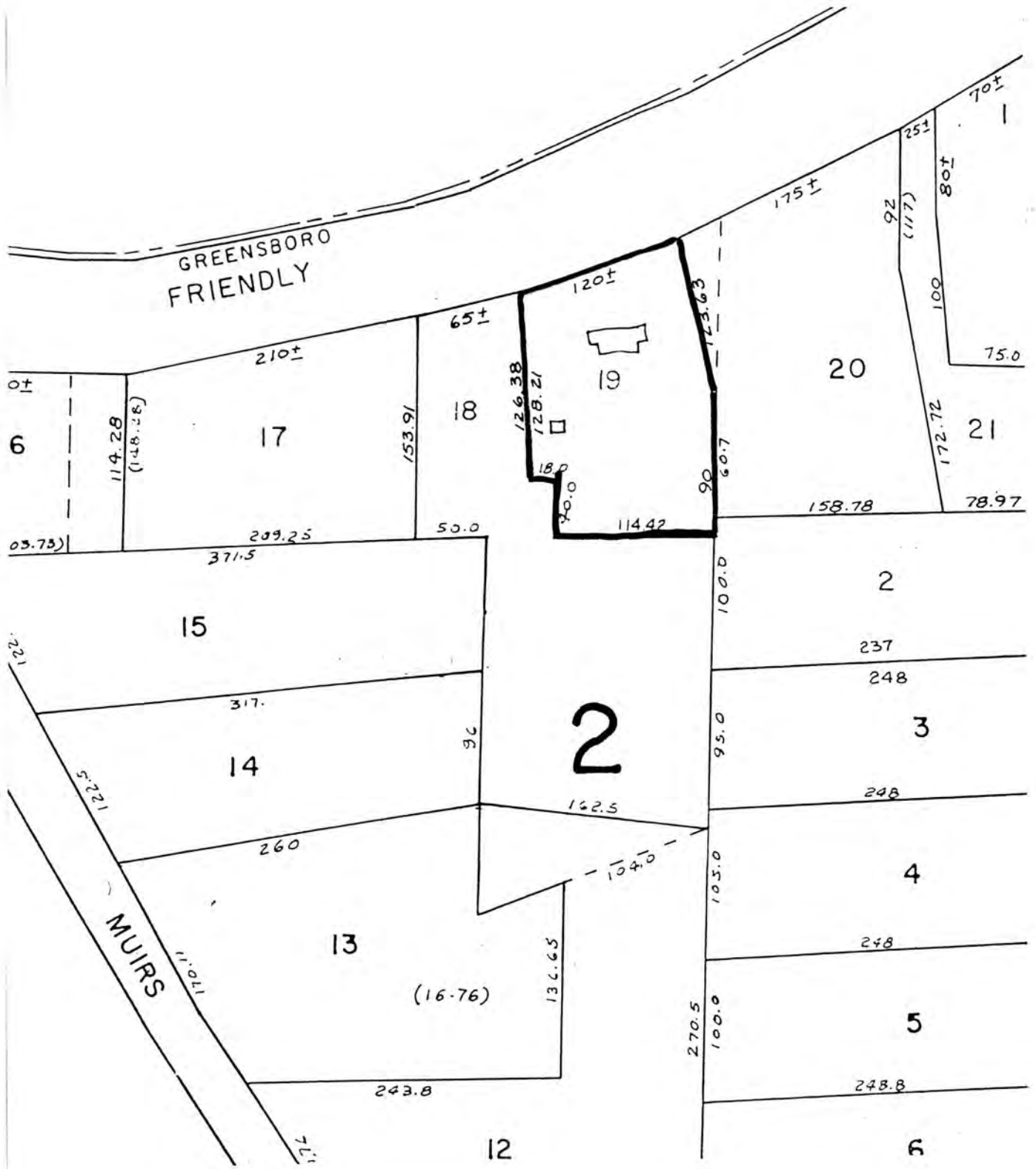


The Kimrey-Haworth House is listed on the Study List and a National Register nomination is being prepared. Significant as an excellent and uncommon example of the Italian Renaissance style as well as for its association with Samuel L. Haworth, the house and its 0.8 acres meet Register criteria B and C.









**Era Lasley House**

815 Dolley Madison Road. E side Dolley Madison Road (SR 2164), 0.1 mi. N of jct w/ W. Friendly Road (SR 2147).

A one-and-one-half story frame bungalow, the Era Lasley House is a side-gabled Craftsman house typical of the early 1920s, with engaged one-story porch and gabled dormer centered over the front door. The wide, unenclosed eave overhang has decorative (false) braces under the gables, embellished by a triangular knee brace. Fenestration of the front facade is symmetrically balanced, with large 9-over-1 sash. The centered dormer is gabled, with decorative braces and knee braces repeating those found at the gables of the main roof. A triple grouping of smaller windows, yet still with 9-over-1 sash, is found in the dormer. The large attic area of the Lasley House was designed for bedroom space with light entering from windows in the gables and from the large dormer.

The porch is contained under the main roof, with a break in its slope. The roof is supported by short square tapering upper posts resting on square brick piers. These piers begin directly at ground level and extend without a break to the level of the porch balustrade. On each gable end is a brick interior end chimneys and asymmetrically placed paired windows. Although covered with vinyl siding, the house is largely unaltered and in good condition. At the rear is a later two-story frame addition with gable roof and rear brick chimney. A frame gable-roof garage with attached shed is behind the house.

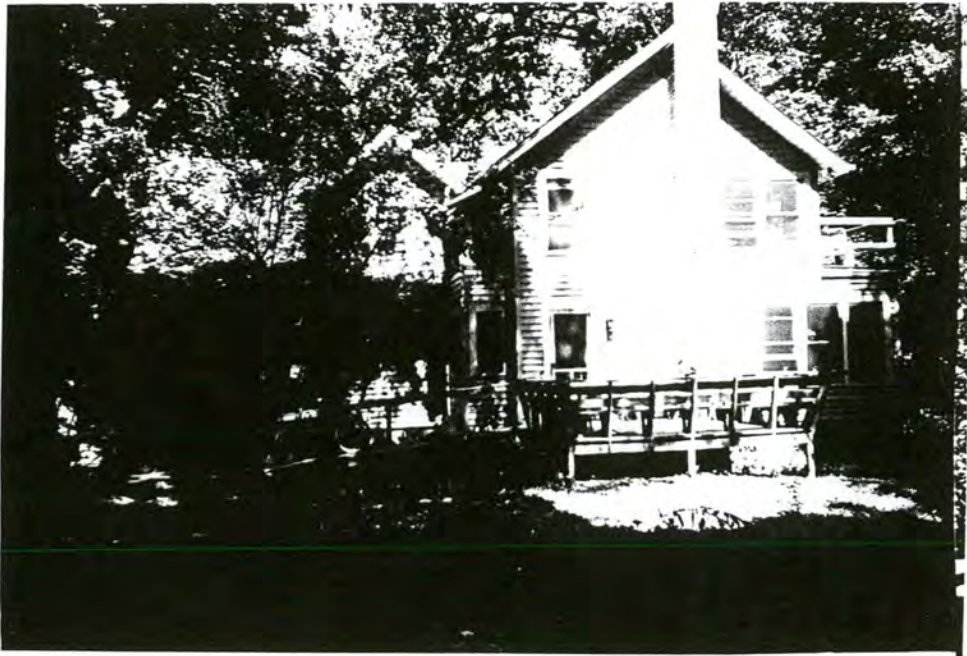
The Craftsman was the dominant style for smaller houses built throughout the country during the period from about 1905 until the mid-1920s, and held on in North Carolina until the early 1930s. The Craftsman style was originated in southern California by Greene & Greene and was quickly spread throughout the country by pattern books and popular magazines.<sup>26</sup> The one-story Craftsman house quickly became the most popular and fashionable smaller house in the country. One-story vernacular examples are often simply called bungalows.

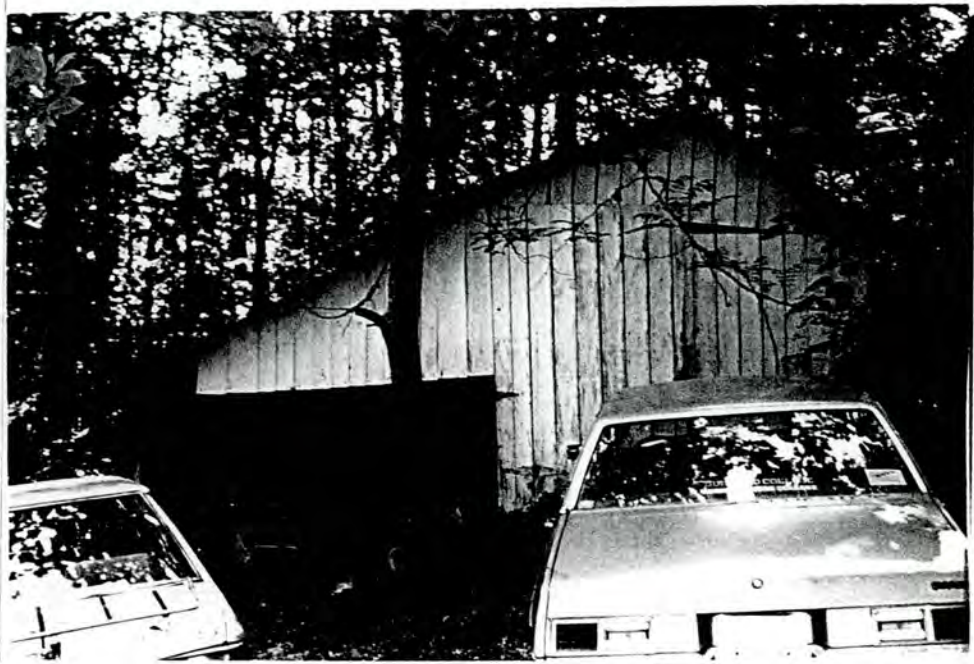
The house was built in 1922-1923 by Era Lasley who had grown up on College Road next to Dr. McCracken's house (P247). When her mother became elderly she bought two lots from John E. Hodgkin (see P88) and built this house overlooking the college in order to be near her mother. She was Registrar of Guilford College for many years beginning in 1923, and was also Secretary of the faculty<sup>27</sup>. After her retirement she moved to the Masonic Home and sold the house to Guilford College. It was then sold to the current occupants, a

married couple, both professors at the College, who have lived there for several decades. Guilford College retains first right of refusal on the property.

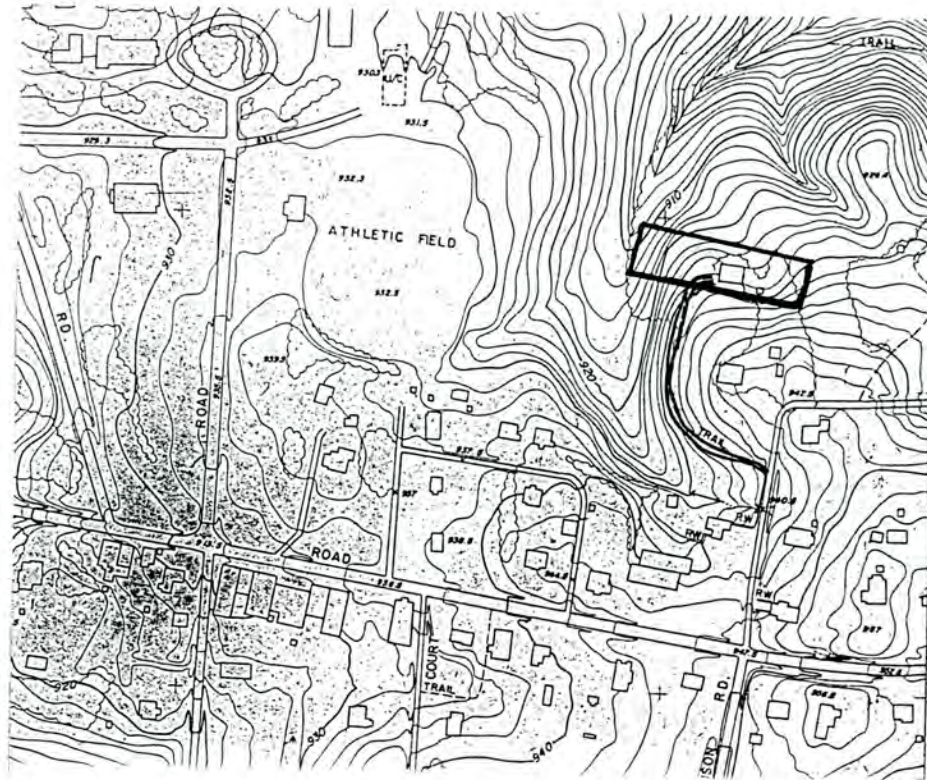
The Lasley House retains its sylvan setting and view of the Guilford College campus. Because of its continued association with Guilford College, its integrity of setting, and as a well-executed example of a Craftsman bungalow of the early 1920s, the Lasley House and its two partially-wooded lots is a part of the development of Guilford College and should be considered eligible in an expansion of the Guilford College nomination.



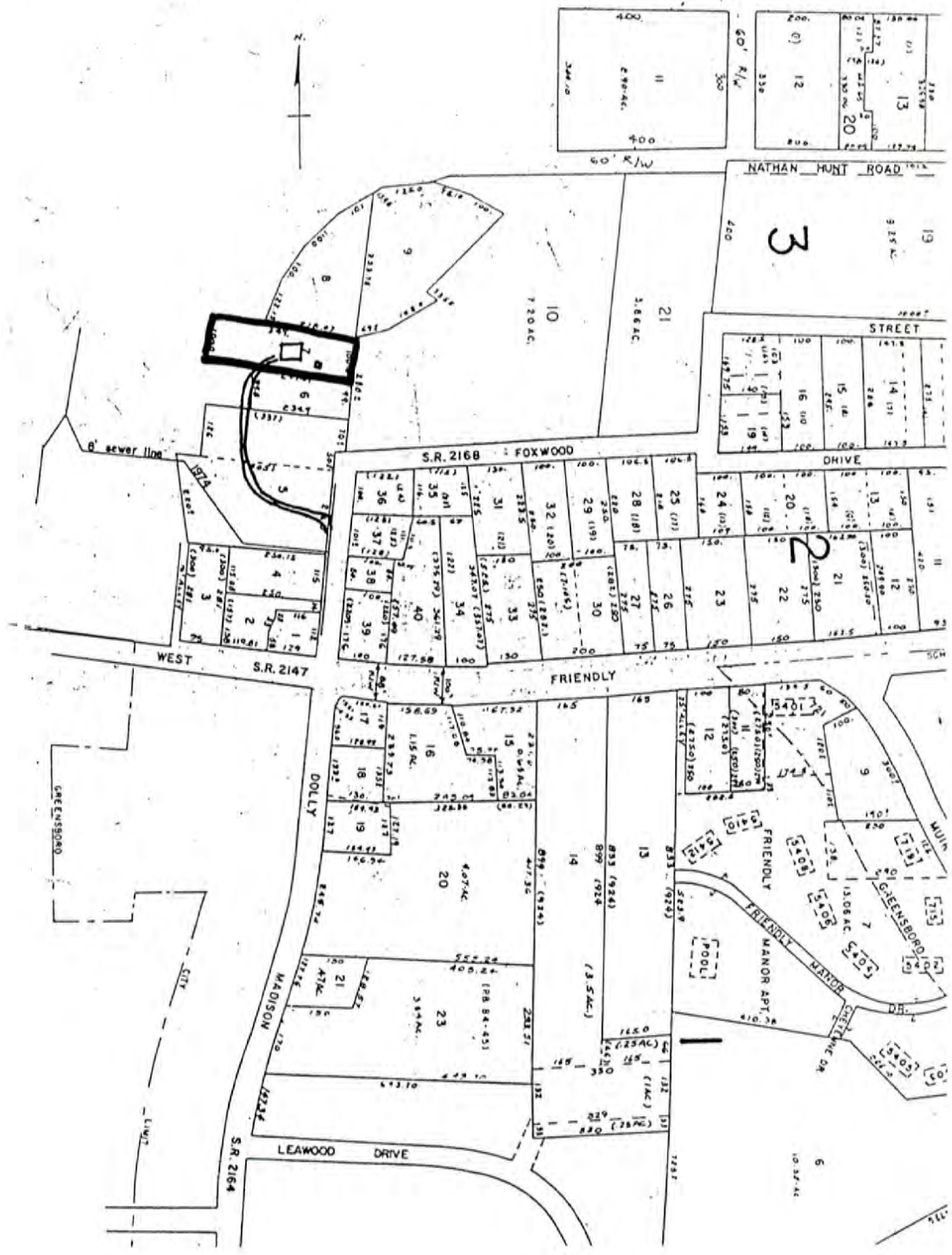












### **New Garden Friends Cemetery**

NW corner W. Friendly Road (SR 2147) and New Garden Road (SR 2136).

New Garden Friends Meeting is historically the most prominent of all Piedmont, and indeed North Carolina, meetings with important associations with a wide range of individuals and events of consequence to Guilford County. The cemetery contains graves and commemorative markers that read like a who's who of Guilford Quakerism.<sup>28</sup> No building exists from the early days of the Meeting.

### **Settlement**

In the mid-eighteenth century wagonloads of Pennsylvania Quakers arrived in Guilford County by the Great Wagon Road. Lutherans and German Reformed had also come from Pennsylvania and settled east of the New Garden area, and Irish and Scotch-Irish Presbyterians had settled in the northern part of the county. This migration to the piedmont region was no accident; Governor Spotswood of Virginia launched a campaign in 1716 to populate the Shenandoah Valley. The governors of North Carolina offered as enticement 50 acres free, and attractive prices in the Granville estates. Granville sold 640 acres for three shillings at a time when the heirs of William Penn were charging 15 pounds for 100 acres in Pennsylvania.<sup>29</sup> Quakers from Nantucket also migrated to the area.

The New Garden Meeting was named by the settlers for a Friends meeting in southeastern Pennsylvania, which had itself been named for the New Garden area of Ireland.

### **Buildings of the Meeting**

The New Garden Meeting was formally established in 1754, but tradition holds that meetings had been held as early as 1740, first using fallen logs as an outdoor sanctuary. Records indicate a log meeting house was built in 1742 in the land later used for the cemetery, burning ca. 1752. A second log meeting house was built on the same site in 1754. In 1784 it, too, burned.

Little or nothing is known about these early buildings. However, we do know about the next building. In 1791 a large frame meeting house was built in the south area of the present cemetery. In 1792 a visitor was told that a small building standing near the new meeting house was being used for a school, and that the school building previously had been used as a meeting house.<sup>30</sup> An 1869 lithograph by John Collins of Philadelphia shows a rail fence to one side of the

building and the 1816 brick schoolhouse to the west. Both buildings faced south towards present-day Friendly Road. Collins completed a lithograph of the interior of the building the same year. Women's and men's meetings for church business were separated by moveable shutters in a central partition, which were raised and lowered by means of a winch in the attic. The latchplate from this building is among the artifacts of the Friends Historical Collection, and shows a 1791 date cut out of the metal escutcheon. The building fell into disrepair; a documentary photograph taken in 1876 shows the building just before it was "sold to Albert Peele and torn down for scrap lumber."<sup>31</sup>

In 1815 or 1816, a small brick school house was built just west of the meeting house. Jeremiah Hubbard, who was part Cherokee, is regarded to have been the first teacher in the school.<sup>32</sup> Levi Coffin wrote in his *Reminiscences* that he taught local black slaves in the school house before 1820. It did not last long; slave owners got nervous and would not allow their slaves to go. Levi Coffin and his cousins were the principal leaders of the Underground Railroad, which enabled sympathizers to transport slaves secretly from one hideout to another until they reached free states or Canada.

The 1791 yearly meeting house had been abandoned by 1872 when another frame building was erected to serve the yearly meeting.<sup>33</sup> This was located across New Garden Road from the cemetery, south of where the college library now stands, and was used for yearly meeting purposes for ten years. In 1882 the Meeting donated the building to New Garden Boarding School to be remodeled for classrooms. It was later named King Hall for Francis T. King, and burned in 1908. The meeting met in Founders Hall in 1883 and 1884, when a small frame meeting house was built at the site of Guilford College's present-day Hege Library. In 1912, a large brick building was built to handle the crowds who attended yearly meeting. This was used until the 1960s when the present meeting was built at the eastern edge of the cemetery. The 1912 building was then sold to Guilford College, for which it now serves as the administration building and is aptly named New Garden Hall.<sup>34</sup> The present meeting is a large 1961 brick pseudo-Colonial style structure with a 1989 addition.

Thus buildings were built in the present cemetery in 1742, 1754, and 1791, and just east of the cemetery in 1961.



## Revolutionary Skirmish

In March of 1781 the New Garden Friends gave aid to American and British casualties of the first skirmish of the Battle of Guilford Courthouse, using the 1754 meeting house as a hospital and, according to tradition, burying British and American soldiers side-by-side in a common grave. A marker designates the area of the mass grave. In 1930, Lewis Lyndon Hobbs gave this account: "To the east and a little south of this tree [the Revolutionary Oak] 13 British soldiers, who lost their lives in the battle of Guilford Courthouse, were buried. The probability is that most or all of the 13 died in the old Quaker Meeting House, which was used by Lord Cornwallis for his soldiers who had been wounded in this famous battle." According to Hobbs, tradition held that 7 were buried in one excavation and 6 in another. He references the American dead but does not mention whether they were in common graves with the British. Hobbs adds that Confederate and Union soldiers from the Civil War are buried in unmarked graves in the cemetery.<sup>35</sup>

## Growth and Development

The original 53-acre plot for the meeting and cemetery was bought by Henry Ballinger and Thomas Hunt in 1757, when the 1754 meeting house was already on the site. The land was for "the Christian people called Quakers to meet in for the Publick Worship of Almighty God, And also, Ground to Bury their Dead in..."<sup>36</sup> The 53 acres included the area now occupied by the 1961 meeting house and cemetery, a portion of the Guilford College campus, and an approximately equal area south of today's Friendly Avenue.

The original cemetery contained two to three acres, and was situated to the north and a little east of the 1791 yearly meeting house (see plat). The land was purchased as a burying ground for the New Garden Monthly Meeting of Friends, yet served so long as a place of burial of persons not members of that body as well as for those who were that it came to be a community burying place.<sup>37</sup> The close proximity of the cemetery to the Yearly Meeting House gave it a measure of central significance which it may not otherwise have acquired.

In 1884 the New Garden Meeting sold a 15-acre triangle of land to John W. Woody and Albert Peele for 225. This land had been cut off from the original plot by the Sandy Ridge Road (now Friendly Avenue).<sup>38</sup>

In 1930 Lewis Lyndon Hobbs made a list of family names of those buried in the cemetery "to show how extensive has been the interest in this plot of ground." The names include most of the Quakers significant to the development of the New Garden/Guilford College area in the 75 years preceding 1930: Hunt, Unthank, Cook, Macy, Thornburg, Russell, Smith, Knight, Hiatt, Armfield, Ballinger, Hobbs, Lindley, White, Cox, Boren, Swain, Hodgin, Worth, Fox, Lloyd, Edwards, Dundas, Hoskins, Benbow, Craigie, Sampson, Jones, Jessup, Henley, Peele.<sup>39</sup> A study of the 1978 gravestone survey shows additional prominent early Quakers buried in the New Garden Cemetery.

By 1930 the land set aside for graveyard use had grown to 21 acres. Hobbs' description of the cemetery indicates the still-wooded character of the New Garden area: "...the present [1930] burying ground either occupied by graves or to be so occupied is bordered on the north by a park of woodland, which is attractive in itself and is a protection, as it were, from the cold wintry winds, and which helps to create a seclusion that accords with the purpose of a place of burial. It is bounded on the south also by a wooded border; and this burial plot has lying on its west about 16 acres of primeval forest with ravines and springs, all of which will be open for such use as the corporation may in the future determine." (A 1930 plan of the cemetery is on page 121 of this report.)

### **Stones and Markers**

The oldest grave markers of the New Garden Cemetery are no longer in existence. Quakers kept records of births, marriages, and some deaths. However, no records of burials are known to exist. Although the place of burial was rarely recorded in meeting records, it is probably safe to assume that a large number of New Garden Meeting members were buried in the New Garden Cemetery. Deaths of New Garden members of at least seventy-five families were recorded during the eighteenth century.<sup>40</sup>

According to a comprehensive survey of the graveyard conducted in 1978, the Old Section of the New Garden Cemetery dates back to approximately 1750 and was the main burying ground within the area until recently. Over 1,000 burials and tombstones are in the Old Section, with dates of legible extant stones ranging from the late eighteenth century.<sup>41</sup> Many stones are missing where burials are believed to exist. There are few extant eighteenth century markers; many of these were probably either of wood or simple field stones. Interments still occur in the Old Section today.

No longer standing in the cemetery is the "Revolutionary Oak" or Great White Oak mentioned in records as early as 1783 and regarded in 1870 as a large and ancient tree. The tree went down in a storm in 1959.

In addition to graves of individuals, the cemetery contains markers denoting the locations of the 1791 meeting; the 1816 brick school where Levi and Vestal Coffin taught slaves to read; the Revolutionary Oak, which is the site of the first skirmish of the Guilford Courthouse Battle; and the grave of British and colonial soldiers. Several of these markers are in a large open area with no visible gravestones.

### **Schools**

Of great significance to the development of Guilford County were the Meeting's educational efforts. By the early years of the nineteenth century, New Garden was the premier Quaker community in North Carolina and the residents were settled enough to concern themselves with the provision of educational opportunities rooted in Quaker concepts.<sup>42</sup> We know there was a school by 1792, and that a brick schoolhouse was built ca. 1816.

The New Garden Meeting established the New Garden Boarding School in 1837 after several years of fund-raising and an act of the state legislature in 1834. It was a coeducational school for Quaker children, the first coeducational school in the South. It was also the only school in the South to practice such tenets of the Quaker faith as the promotion of equality for women, opposition to slavery, the alleviation of brutal conditions in prisons and insane asylums, pacifism and the development of a land ethic.<sup>43</sup> The school building was across Old Oak Ridge Road (today's New Garden Road) from the cemetery and has since been demolished.

After the devastation of the Civil War an awareness of the destitute condition of Southern Quakers prompted Francis T. King, a Quaker of Baltimore, to form an organization in 1865 called the "Baltimore Association to Advise and Assist Southern Friends." The organization helped send food, clothing and money to the South, with all other American yearly meetings contributing funds to the effort. King was a wealthy businessman of Baltimore, the first president of the Board of Trustees of Bryn Mawr College and of Johns Hopkins Hospital. He is said to have made forty trips to North Carolina from 1865 to 1881 to examine the situation and direct the work of the association. During the worst of the post-war depression, the association took over



New Garden's ailing educational program until 1872. Without Francis King and the Baltimore Association, the future of the New Garden meeting and its schools was questionable. The New Garden Boarding School continued and was chartered as Guilford College in 1888.

### **Eligibility**

The New Garden Friends Cemetery is eligible for the National Register under the exceptions to the general exclusion of graveyards. As the criteria state, ordinarily, cemeteries are not considered eligible for the National Register unless they derive their primary significance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events. The New Garden Cemetery derives significance from the graves, both marked and unmarked, of persons pivotal to the development of the future Guilford College and of Guilford County, from its eighteenth century age, from the distinctive designs of a century and a half of extant gravestone art, and from association with historic events, including the Revolutionary skirmish.

The cemetery also meets criterion D for significant archaeological remains of the three earlier meeting houses, the 1816 brick school, and Revolutionary activities. The period of significance extends up until 1942, fifty years past; the cemetery continued its historic and active use as a burying ground for Quakers and others, and retains its wooded and parkland setting. Included in the eligible area are the old and newer sections of the cemetery, not including the 1961 meeting house.













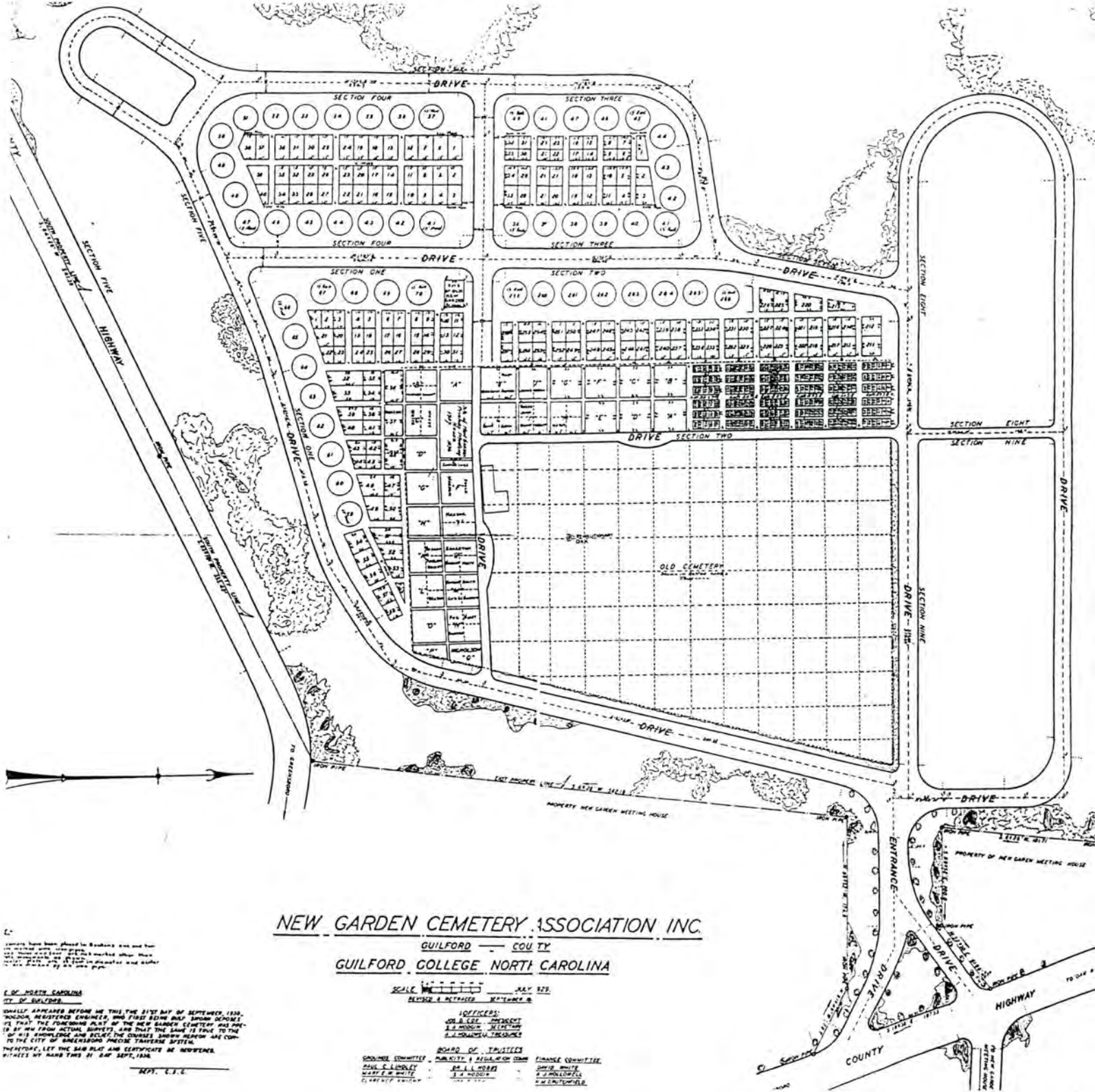






# New Garden Friends Cemetery

Map from Hobbs' 1930 Introduction



## NEW GARDEN CEMETERY ASSOCIATION INC.

GUILFORD COUNTY

GUILFORD COLLEGE NORTH CAROLINA

SCALE: AS SHOWN JULY 1928  
DRAWN & DETAILED BY: [Signature]

### OFFICERS:

JOHN B. COLE, PRESIDENT  
J. A. HOBBS, SECRETARY  
J. A. HOBBS, TREASURER

### BOARD OF TRUSTEES:

|                  |                  |                  |
|------------------|------------------|------------------|
| EDWARD C. HARRIS | WALTER E. HARRIS | WALTER E. HARRIS |
| WALTER E. HARRIS | J. A. HOBBS      | J. A. HOBBS      |
| WALTER E. HARRIS | J. A. HOBBS      | J. A. HOBBS      |

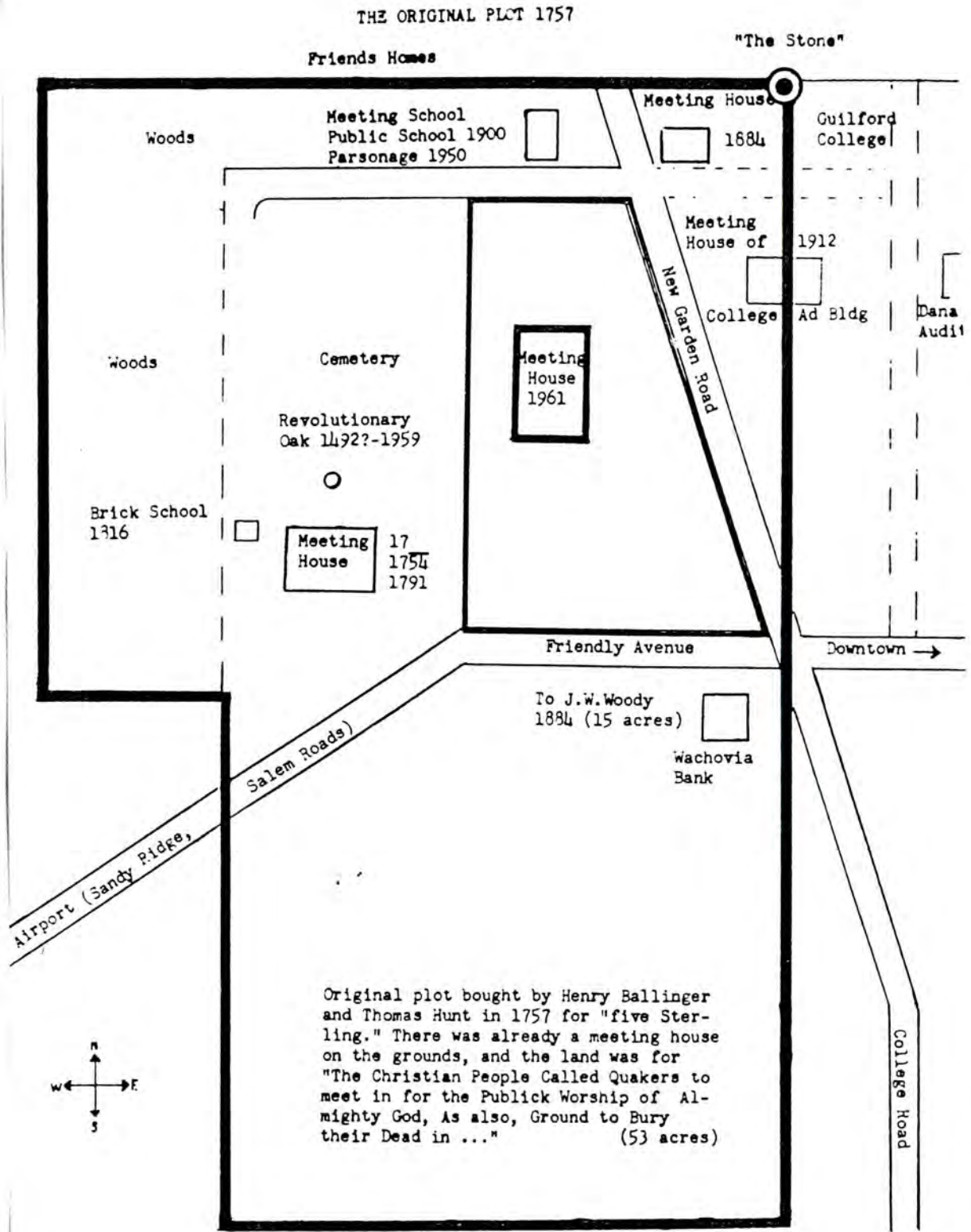
There have been placed in Sections one and two... [Signature]

I, J. A. HOBBS, ENGINEER... [Signature]

REV. 1.1.1

# New Garden Friends Cemetery

Plat from Hilty, 1983.



Original plot bought by Henry Ballinger and Thomas Hunt in 1757 for "five Sterling." There was already a meeting house on the grounds, and the land was for "The Christian People Called Quakers to meet in for the Publick Worship of Almighty God, As also, Ground to Bury their Dead in ..." (53 acres)







**Celia Phelps Methodist Episcopal Church**

E. side Groometown Road (SR 1129), 0.1 mi S of jct w/ W. Vandalia Road (SR 3302).

The Celia Phelps Church is a gable-front frame Colonial Revival church with simple side entrance. Covered with narrow plain weatherboards and having no corner boards, it sits on a brick foundation. The roof has little overhang at gable or horizontal eaves, and modified cornice returns. There is little decorative detailing on the church, the emphasis being on the cupola-like steeple and the stained glass windows. The square, shingled steeple rests on the front of the gable summit. On each side is a louvered segmental arched window providing uplift ventilation to cool the building. Unlike the roof of the main church, the roof of this section has wide boxed eaves; a six-sided conical turret rises above.

All window glazing is stained glass. Centered in the front gable end of the building is a triple grouping of windows forming a vernacular Palladian-style arrangement. Four double-hung sash are queued on each side elevation, and a large Palladian window is centered in the rear gable end. Near the front of the northeast side elevation is a replacement double door beneath a plain wood lintel typical of the 1920s. The same lintel is used above the side windows. The church is painted yellow with brown trim.

Alterations to the church include the installation of a sheet of Lexan over each window and a wooden handicap ramp leading to the entrance. A brick education wing built in 1974 was sensitively-designed, echoing the gable slope of the church and positioned away and to the south of the church, connected by an open passageway.

Built in 1924, the Celia Phelps Church is the fourth church occupied by its Methodist Episcopal congregation (founded 1864). An earlier building, built in 1908, was farther north on Groometown Road. The church was named by Mr. and Mrs. John B. Cobb, whose estate became the Sedgefield development. The Cobbs contributed a large sum "in affectionate memory of a faithful servant and friend."<sup>43</sup> Celia Phelps was the Cobbs' cook, one of a large number of employees, both black and white, of this wealthy tobacco executive who held large acreages in Guilford County (see Sedgefield entry). The church was completed a year after Cobb's 1923 death.

Geraldine Farrar, celebrated opera star of the early twentieth century, often visited Mary Gilmour, the Cobbs' daughter, at her Sedgefield House (P245). It is said she enjoyed going to Celia Phelps Church

to hear the choir.<sup>44</sup>

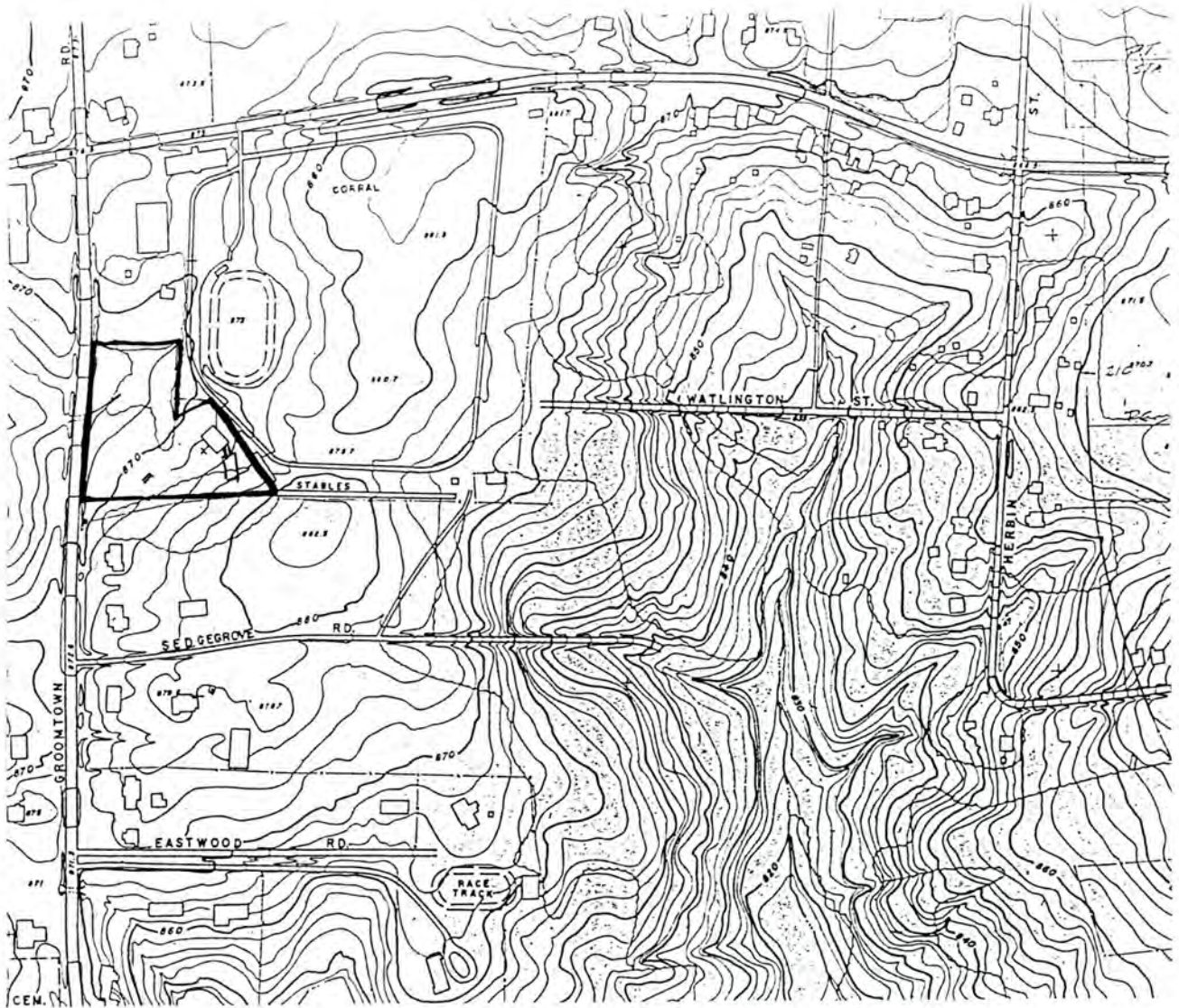
South of the church stands a concrete stair, the only remnant of a school once adjacent to the church.<sup>45</sup> The congregation retains the steps as a remembrance of the school and of Marytown, which was described as the aristocratic black community near the church and school and which sprang up in part as a result of Cobb's activities in Guilford County.

Significant for its simplified Colonial Revival style with vernacular Palladian motifs and for its association with J.B. Cobb, the building and its lot meet Register criterion C.

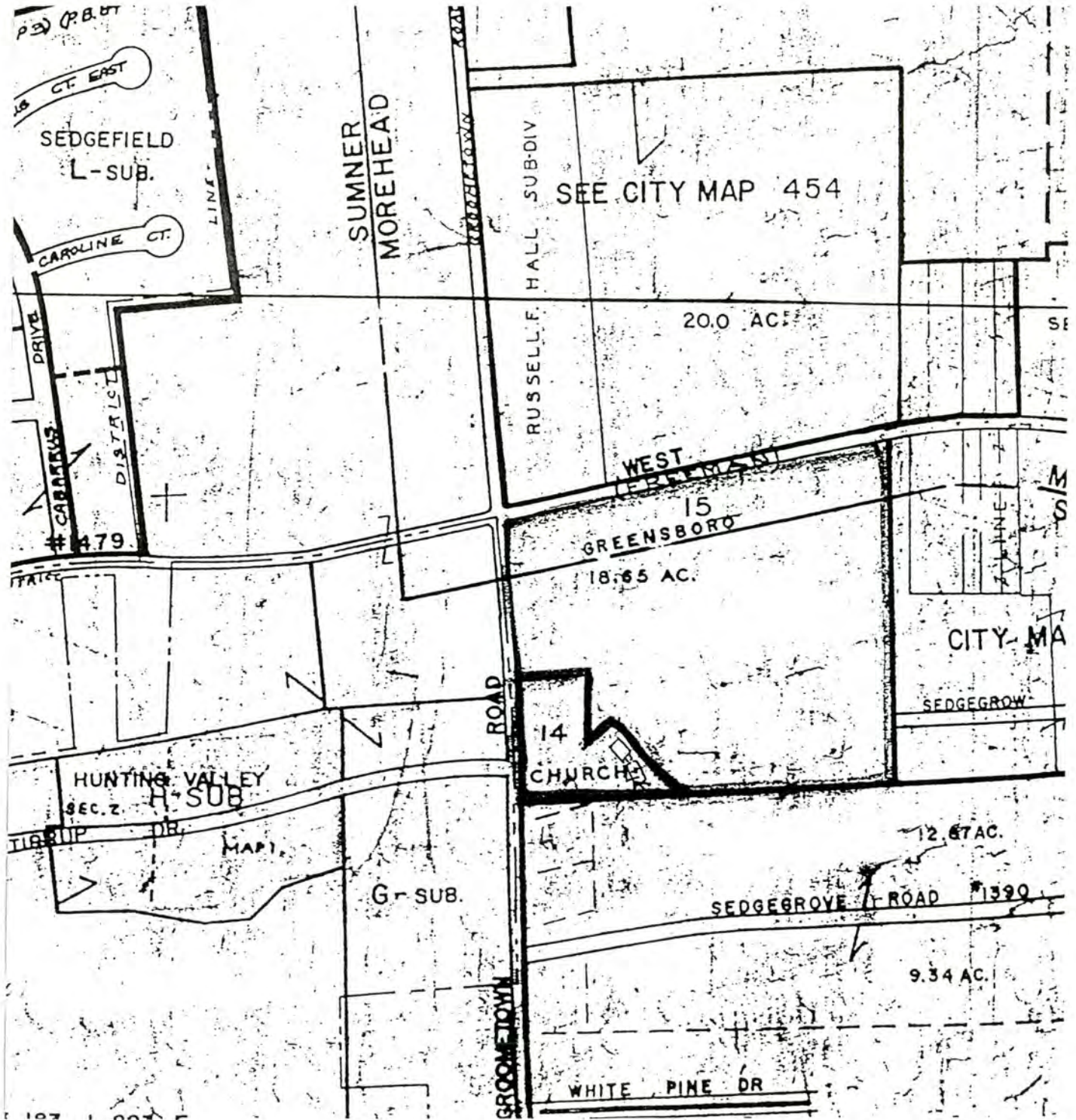














**Sedgefield/Pilot Life Historic District**

N and S sides High Point Road (NC 29A-70A), W of jct w/ Alamance Road (SR 1372) and E. Sedgefield Drive (SR 1379).

The Sedgefield/Pilot Life Historic District includes two associated complexes: the Sedgefield development which grew out of John Blackwell Cobb's impressive estate, and the imposing Pilot Life headquarters adjacent to the north.

**Sedgefield**

Numerous individuals, generally wealthy northerners, established large estates in Guilford County in the early twentieth century by renting and purchasing hunting grounds. Among these were Gould, Morgan and Dodge (whose altered lodge in southern Guilford County is today the residence of his manager's descendants). John Blackwell Cobb (1857-1923) was one of these. A Caswell County native transplanted to Connecticut, he made a fortune in association with the American Tobacco Company and in other industries in the booming industrial growth of the late eighteenth and early nineteenth centuries. Like other affluent northerners, Cobb built a "lodge" in the bountiful hunting grounds of Guilford County where he and his guests would come by private railroad car to hunt during the season.<sup>46</sup>

Cobb began his business career in 1876 at the age of 19 as a so-called "pinhooker," or independent tobacco dealer in Danville, Virginia, with a borrowed \$500. He remained an independent dealer until 1890 when he joined the newly formed American Tobacco Company, which was established by Washington Duke and his four largest rival companies and was capitalized at 25 million dollars. James Buchanan Duke was president.

Cobb's first position with the American Tobacco Company was as a buyer of leaf tobacco in Danville. Gradually, however, he became a valuable member of the firm, and in the early part of 1894 Cobb was appointed head of the leaf-buying operation. Later that same year he was transferred to the company's New York headquarters and by 1895 was in charge of the entire buying arrangements of the American Tobacco Company. From 1896 until his retirement was vice-president.

The American Tobacco Company continued to grow throughout the 1890s. By 1900 it had about three-fifths of the nation's smoking and chewing tobacco business. Cobb maintained his position as vice-president. He was also associated with many other tobacco-related

organizations including the American Cigar Company, of which he was elected president in 1901.

Shortly before his retirement in 1908, Cobb's agents began purchasing large amounts of land in Guilford County on behalf of Cobb and his brother Henry Wellington Cobb, who was also associated with the American Tobacco Company. The Cobbs built their "hunting lodge" in 1905, and a few years later, in 1909, H.W. Cobb sold his one-half undivided interest to his brother for \$15,000. Jack Cobb continued to add to the size of his country estate until he had almost 4,000 acres. The lodge was impressive; American Tobacco Company's Caswell Club Cigars box cover showed Cobb in front of his manor house.

Cobb visited the lodge frequently bringing a number of illustrious guests. He also did some scientific farming on his land. A local newspaper reported that "Mr. Cobb became interested in its possibilities for a farm and he developed it along scientific agricultural lines until it became one of the most beautiful and at the same time one of the best managed farming properties in North Carolina."

Cobb died in April, 1923, leaving his Guilford County real estate to his two daughters. In October of 1923 Cobb's daughters sold the property to Sedgefield, Inc., for \$10,000, their only stipulation being that the dogwoods bordering the roads be saved.

The prime mover behind Sedgefield, Inc., was prominent Greensboro businessman A.W. McAlister. A North Carolina native, McAlister was one of the founders in 1890 of the Worth-Wharton Real Estate and Investment Company, which expanded its operations into insurance and banking, evolving by 1903 into the Pilot Life Insurance Company, the oldest legal reserve life insurance company in North Carolina. In 1908 with the retirement of E.P. Wharton, McAlister became president of the company.

In addition to his many business connections, McAlister was one of Greensboro's earliest and most avid golfers. As president of the Southern Real Estate Company, a branch of Worth-Wharton, McAlister was in a position to combine real estate with golf. In 1911 he was one of a group of men who developed the area around Irving Park, a development which included Greensboro's first golf course, as part of the Greensboro Country Club.

In 1923, the year of Cobb's death, Sedgefield, Inc., was incorporated in Greensboro with a capitalization of \$550,000, and about 3,500 acres

of Cobb's estate was purchased. McAlister was the leader of the organization, as he was of the Sedgefield Country Club which was incorporated in 1925. In addition to McAlister, the founders of Sedgefield included Alfred M. Scales, a major real estate developer of Greensboro, and Mr. Vaughn, who was president of the North Carolina Bank and Trust Company.

McAlister, president of Pilot Life, had a vision of idyllic home life in suburbia. Lots, generally an acre in size, sold for \$100 an acre, and the Club accepted memberships in late 1926. Noted golf course architect Donald Ross, who laid out the Pinehurst courses, was commissioned to build the golf course, generally regarded as one of the state's finest. The Sedgefield Inn was built in 1927, while Cobb's 1905 hunting lodge became an adjunct to the Inn.

John Heller was manager of the Club from 1928 to 1940, and Andy Gray was the Club's first golf pro. In addition to golf, Sedgefield became known for a variety of other sporting opportunities, most notably fox hunting, for which the Ride and Hunt Club was organized in 1927. Miles of unpaved bridal paths covered the land. Members of the Sedgefield Country Club could take riding lessons, fish in a large private lake, play golf, play tennis on the three clay courts, or take advantage of the club's many social functions.

During the depression the Cobb House, by this time known as the Manor, gradually fell into disrepair. The Sedgefield enterprises fell onto hard times; Sedgefield, Inc., and the Sedgefield Country Club were dissolved, Southern Real Estate Company went into bankruptcy in 1933-1934, and Pilot Life Insurance Company which had backed the project was forced to take a mortgage on most of the property. Pilot saw to the disposal of the lots and the successful completion of the development.

Sedgefield changed hands several times. The Manor was used by the U.S. military in the Second World War. In 1951 the Sedgefield Hotel Corporation bought the Manor and the Inn, restoring them and again using them for social functions, meetings and conventions.<sup>47</sup>

Sedgefield remains today an exclusive residential and residential area whose development has continued. Many exceptional examples of residential architecture of the 1920s and 1930s are found in Sedgefield. The most prominent are "Period Revival" houses, notably Tudor and Colonial Revival, and many of these remain in the families who had them built. A few houses are discussed below as examples



of the prominent architecture of the Sedgewood/Pilot Life Historic District.

After hotly-debated controversy, the **Manor** was demolished in the 1980s. The **Sedgewood Inn (P244)** has been since 1967 the clubhouse for Sedgewood Country Club. Constructed in the late 1920s, it is alleged to have been designed, like Pilot Life's headquarters, by Zantzinger, Barie and Medary of Philadelphia with Greensboro architect Harry Barton as local consultant. Barton was a well-established architect who landed many of the big commissions during the first decades of the twentieth century. Built of brick, stucco, and false half-timbering, the Inn is Tudor Revival in style.

The **Cobb-Gilmour House (P245, 3018 W. Sedgewood Drive)** was the first house occupied in the Sedgewood development. Cobb built it for his daughter, Mary Cobb Gilmour. A one-and-one-half story frame house with a broad three-bay shed dormer across the front and back, it is in the Dutch Colonial Revival style. Built in 1905 at the same time as Cobb's Manor, the house, like the Manor, is alleged to have been designed by noted architect Stanford White. The house when built had no central heat but was heated by immense fireplaces with Delph tile insets. A wood range in the kitchen heated hot water from Cobb's artesian wells.

The **Nathan Ayers House, "Ayershire" (P280, 3215 Rockingham Road)** is a large brick Tudor Revival house with two-story servants wing. Nathan Ayers was the grandson of John Hampton Adams (see P281). His house was built in 1934 and designed by Sanford McNeil Ayers, Nathan Ayers's brother. Sanford Ayers was a prominent architect in Atlanta who designed several cathedrals, including the Catholic Cathedral in Atlanta. (A third Ayers brother, Richard, was also an architect; he designed the new barn at Sedgewood Stables.)

The **Charles Hayes House (P243, 3210 Forsyth Drive)** is nearby. It is a two-story brick Tudor Revival house behind a stone entrance, with grouped chimneys over a tall three-story front-facing Tudor gable on one side of the facade. On the other is a smaller gable with oriel window. Hayes was president of Guilford Mills.

At the entrance to Sedgewood is the **Sedgewood Tea House (P138, High Point Road)**. A one-story frame house with slate-covered gable roof, it is Colonial Revival in style. The main roof is a side-facing gable with small projecting cross gables forming gable-end entrances on either side of the front facade. Recessed between the two end gables is a five-bay entry porch supported by Corinthian columns with balustrade

above. The central entrance is flanked by French doors. The house is used as a residence today.

Several contemporary houses have been designed and built in Sedgefield, including two by prominent architect George Matsumoto, formerly professor at North Carolina State University's School of Design in Raleigh and later at Stanford University. One of his Sedgefield houses received an AIA Award of Excellence for House Design.

### **Pilot Life Headquarters**

Across High Point Road and just north of the Sedgefield development is Pilot Life Insurance Company's outstanding Georgian Revival headquarters complex, strategically located between Greensboro and High Point. It is a magnificent, well-detailed, brick and limestone office complex intended to resemble a large country house. It is locally believed that the design was based loosely on Tryon Palace in New Bern.

The first of Pilot's Home Office buildings was completed and occupied in 1928 and designed by Zantzinger, Barie and Medary of Philadelphia with Greensboro architect Harry Barton as local consultant. The H. A. Hopf Company, Management Engineers of New York, were instrumental in selection of the site and the planning of the interior of the original buildings. The Angle-Blackford Company of Greensboro were the general contractors.

Large well-maintained grounds, originally 132 acres, were designed in an informal park-like style by Philadelphia landscape architect R.B. Cridland, who designed the grounds of the J.H. Adams House (P261) at about the same time.

The original 1928 building complex included a three-story main building with two two-story wings set perpendicularly to the center building and attached by curving arcades. Parts of the building were given names as picturesque as its architecture. The western building, for example, was called "Commons," the cafeteria was known as the "Refectory," and the eastern structure "Mebane." The main building, however, was named "Fackler" in honor of David Parks Fackler, Pilot's first actuary and a well-known actuarial authority.

A five-story addition was built in 1952, adjoining the center building at the rear. In 1962 a six-story addition was added perpendicularly

at the rear of the first addition. McMinn, Norfleet and Wicker Associates, of Greensboro, served as architects for both additions.

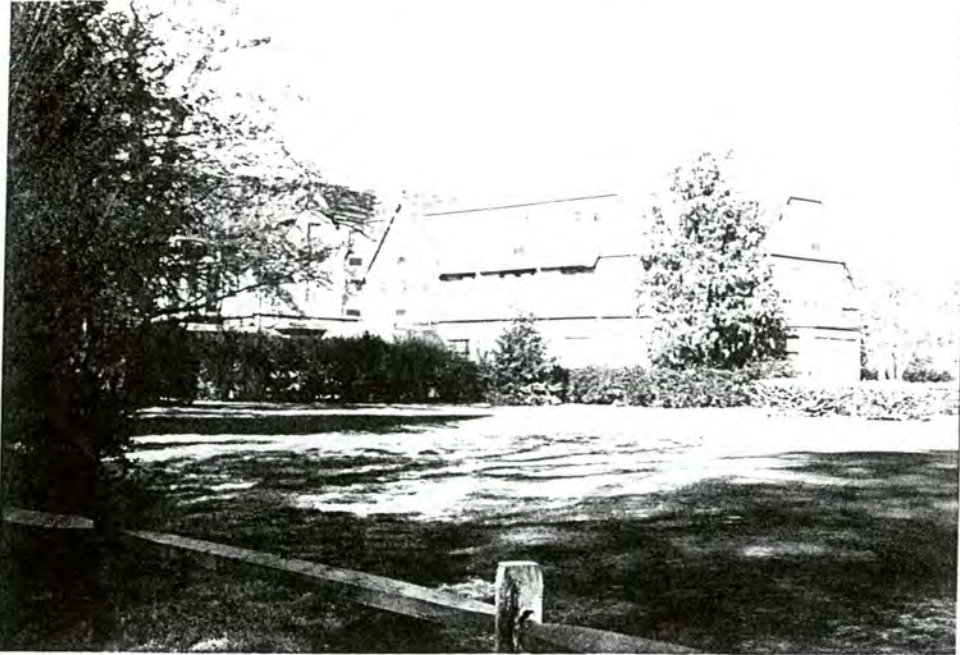
In 1965 another building was built 200 feet west of the Home Office building next to Pilot Lake. This was a three-story building called the Lake Building. In 1968 a two-story addition was added and in 1974, a third story was added. The building when constructed in 1965 was a utility building; it later housed the Medicare Department which Pilot Life operated for several years, and more recently housed operating departments. This building and its additions were also designed by McMinn, Norfleet and Wicker.

Pilot Life's Home Office complex is of major significance in that it pioneered a trend for building a major corporate center on a highly visible suburban site and foreshadowed the urbanization of the Greensboro-High Point corridor.<sup>48</sup> Its stylish corporate headquarters are precursors of the national trend to construct image-making buildings along interstate highways.

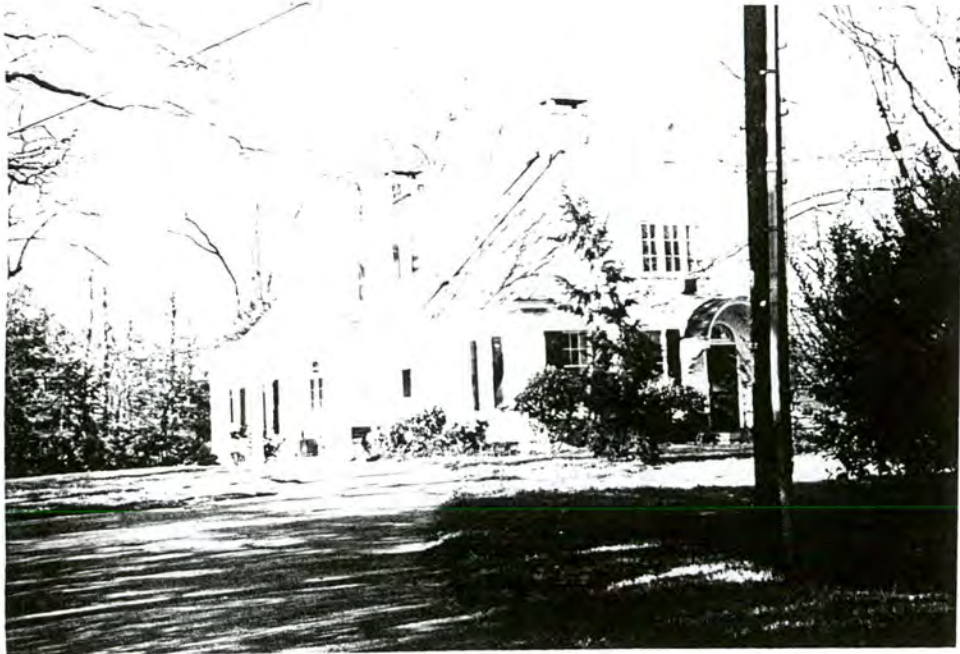
Sedgefield is significant as one of North Carolina's twentieth century landmarks of architecture and planned development. Developed from the estate of wealthy tobacco magnate John Blackwell Cobb, Sedgefield and Pilot Life both were associated with a number of the area's leading industrialists and businessmen. The District meets Register criteria A, B, and C at the state level of significance.



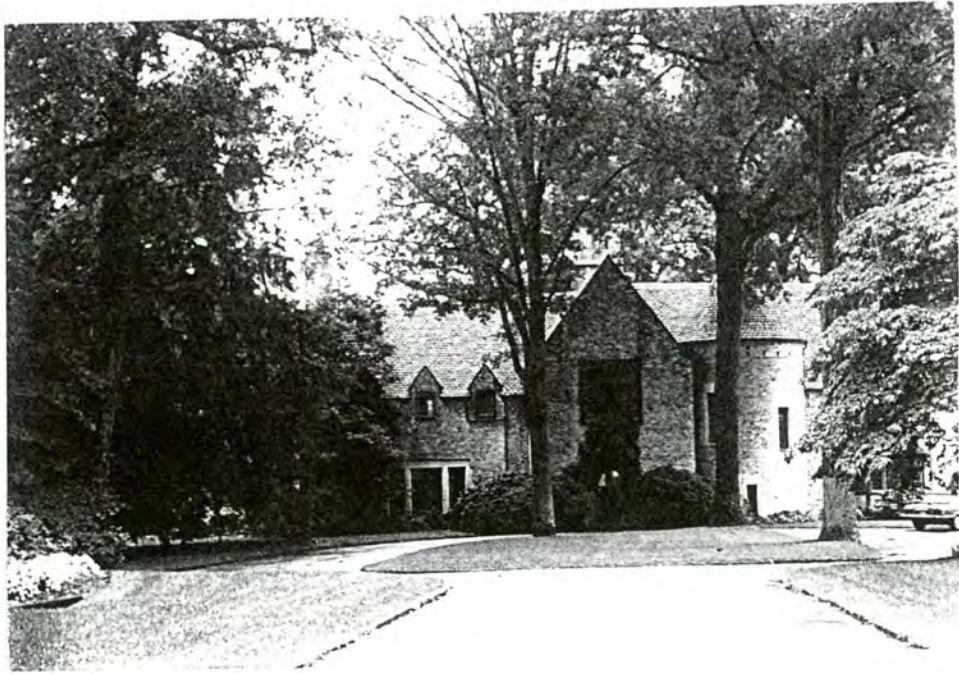
Sedgefield Inn (P244)



Cobb-Gilmour House (P245)



Nathan Ayers House, "Ayershire" (P280)



Charles Hayes House (P243)



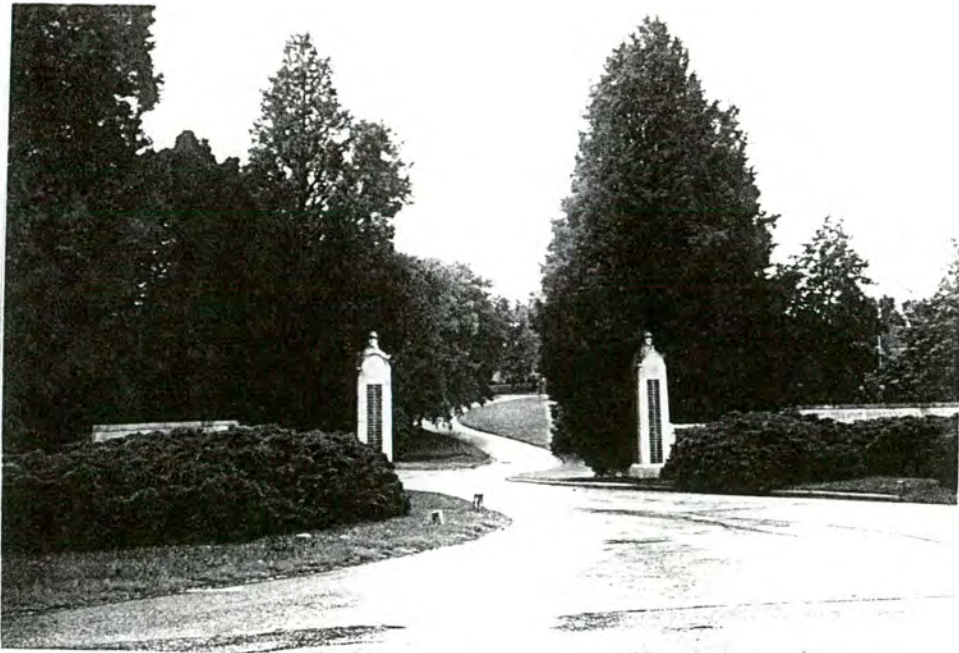


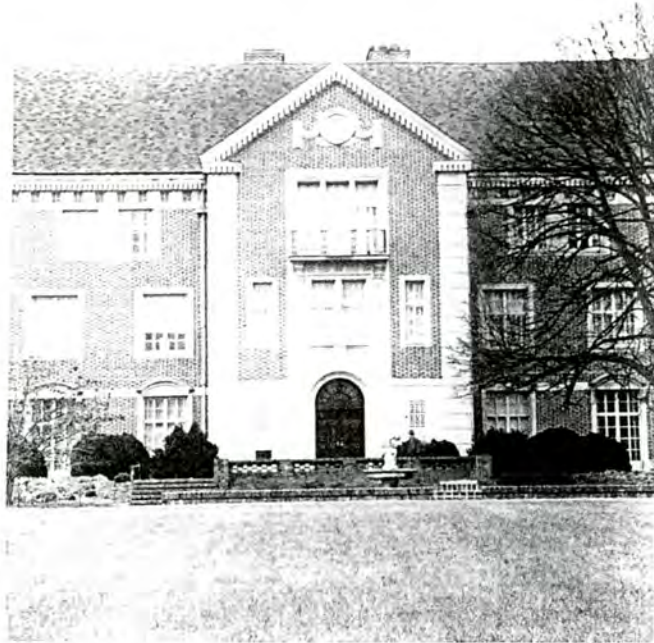
P135

Sedgefield/Pilot Life Historic District: Entrance Gate (P135) and Tea House (P138)

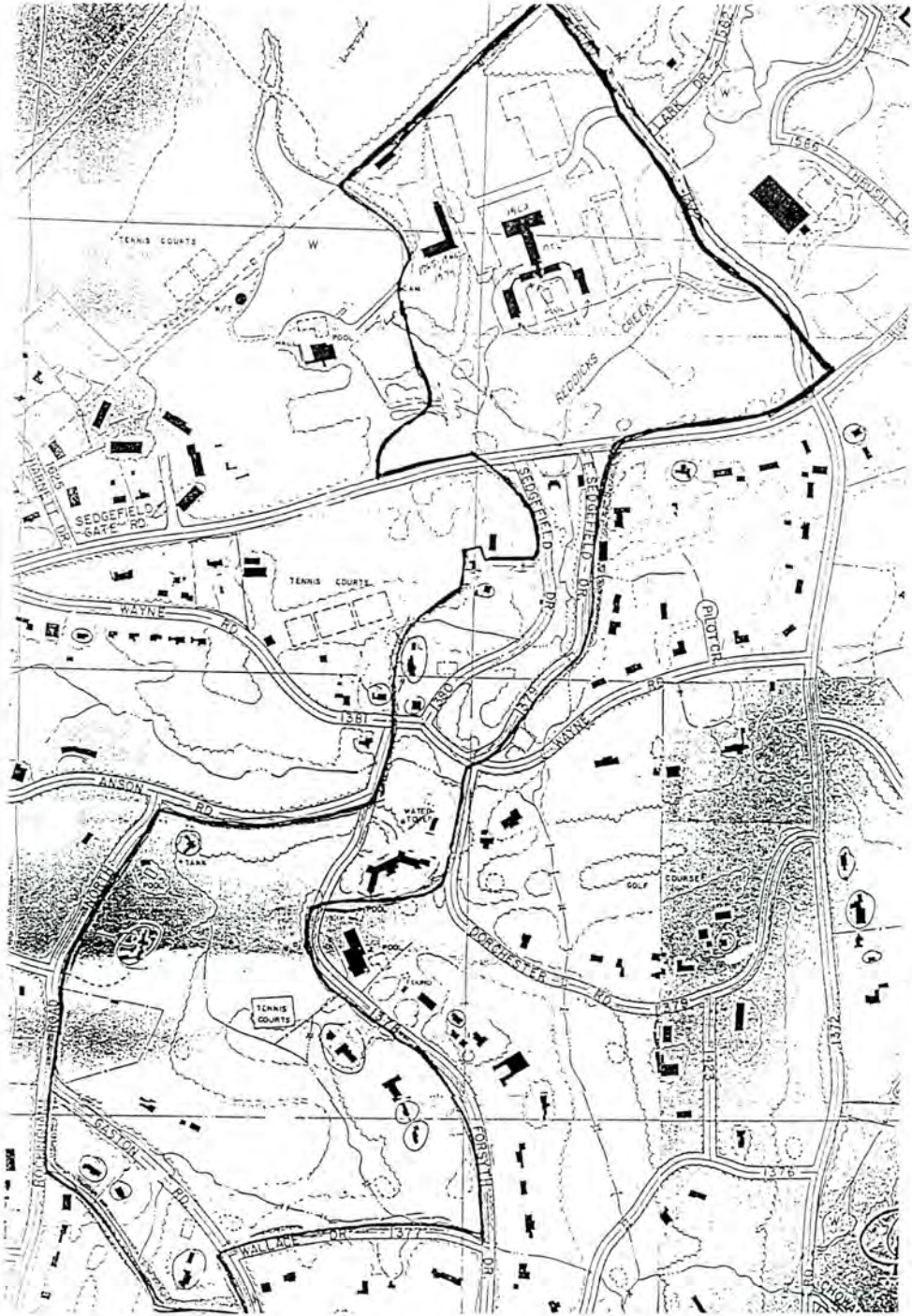












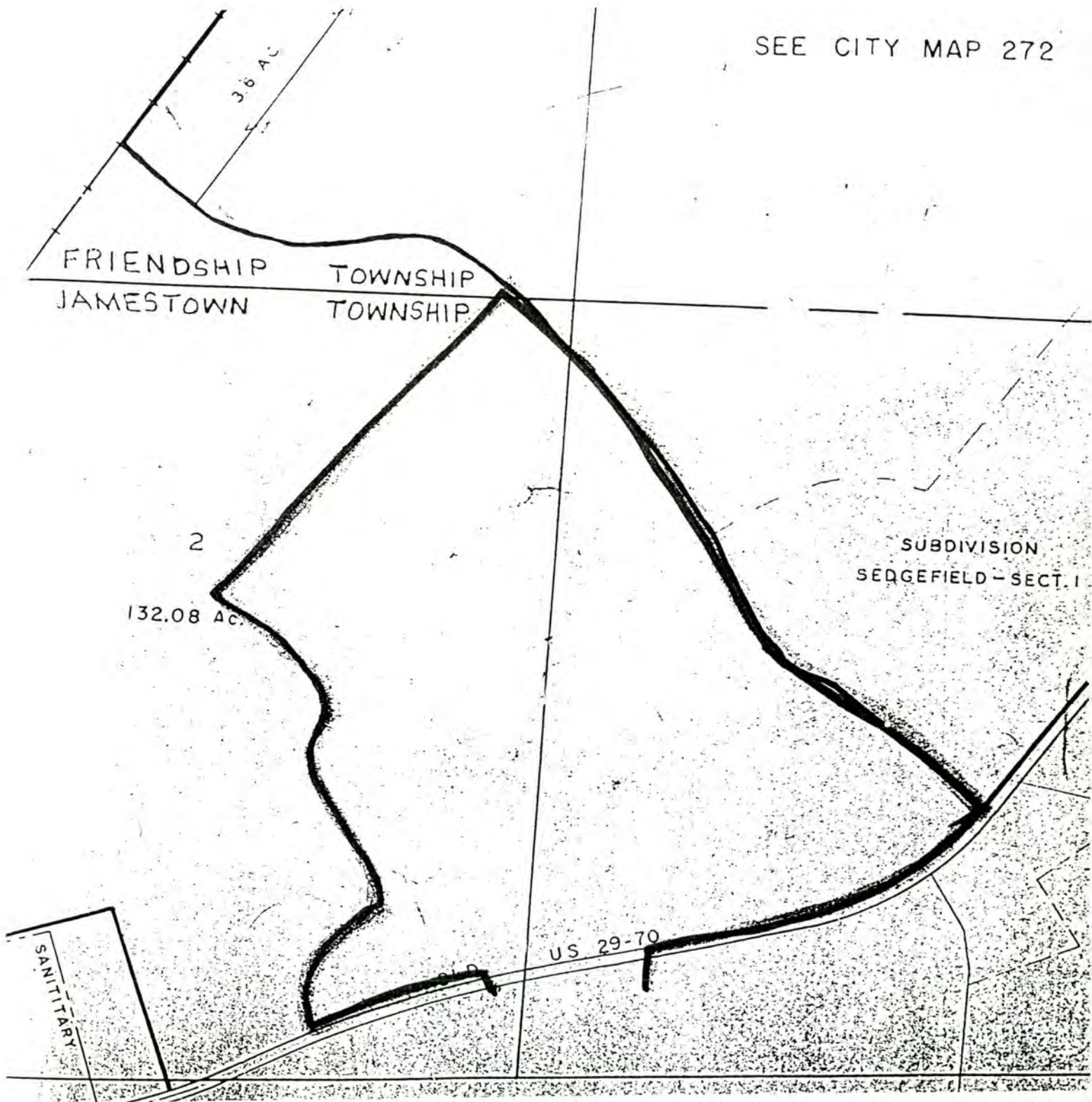


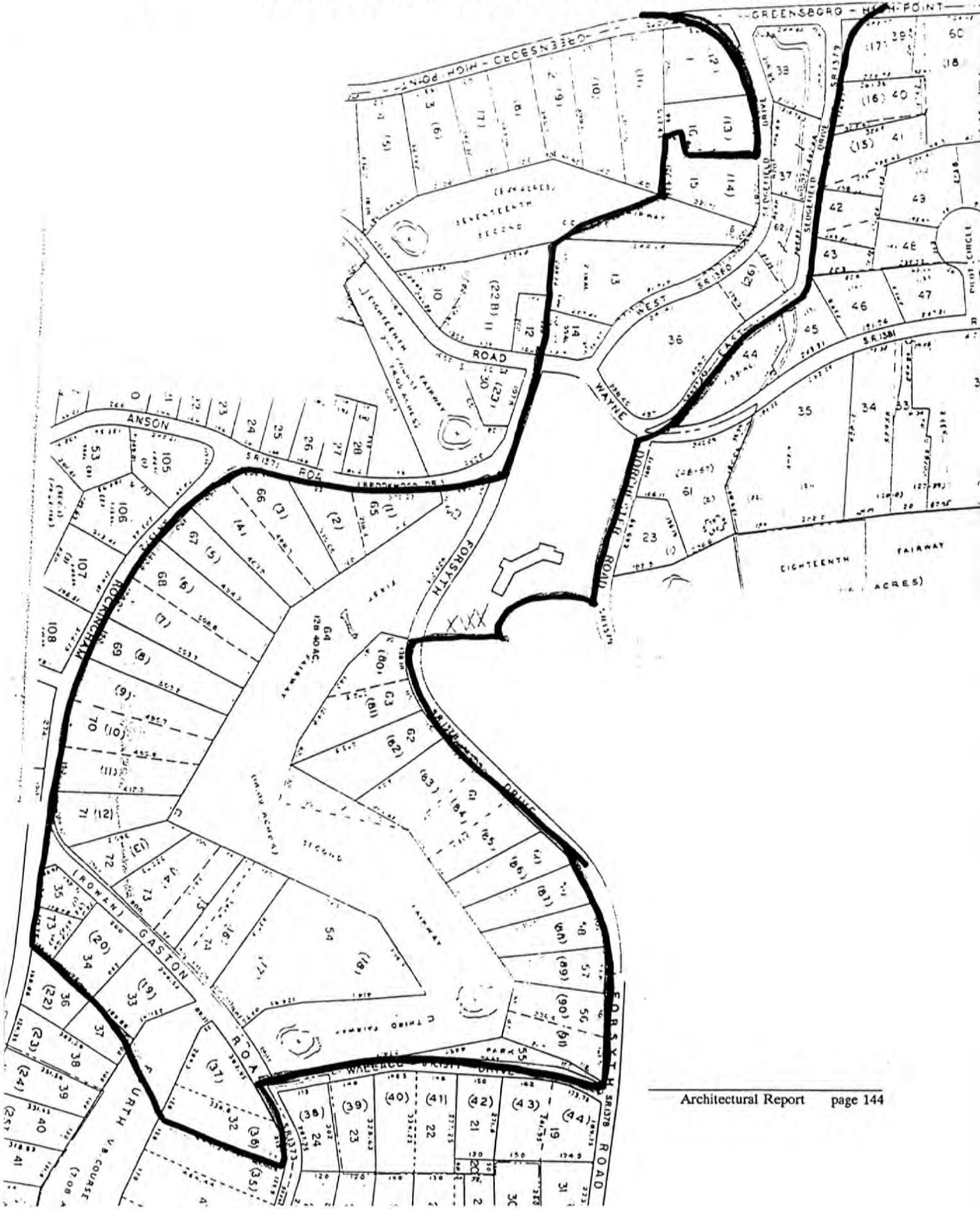
P135

### Sedgefield/Pilot Life Historic District

Tax Maps ACL-11-684, 11-682-A-869, 11-682-B-869, and 11-682-C-869

SEE CITY MAP 272







### Sedgefield Stables

SE corner, jct of Groometown Road (SR 1129) and W. Vandalia Road (SR 3302).

Sedgefield Stables was created with the development of Sedgefield, which promoted its golf course and stables as part of the country and sporting living it proffered. It remains active today as a boarding, training and show stable.

The first stable was a shed below the Sedgefield Inn, managed by Charlie Hendricks. This was immediately inadequate. Accordingly, the Sedgefield Horse Show Association, Inc., soon bought eight or ten acres at a cost of \$3,000 from Pilot Life's vast holdings and in 1927 built what is called the "old barn."<sup>49</sup> This is a long rectangular frame stable with gable roof covering three stories and deep shed roof on each side covering wide two-story extensions which run the length of the building. Construction is of large green oak beams providing structural stability unlike that possible with lumber available today. Well-designed and well-built, the barn has had little alteration. (Contrary to a local account, the barn is not a converted cattle barn-it was designed and built for horses.)

In 1939 the Association bought more acreage, about ten acres including a large field, and the following year built what is still known today as the "new barn." The Association raised the \$4,000 needed to build the new barn by selling stock at \$50 a share. Nathan Ayers (see the Nathan Ayers House, P280) had come to Sedgefield several years earlier and was involved with the Association. His brother Richard Ayers, an architect in Baltimore who designed several Social Security buildings for the federal government as well as buildings at MIT,<sup>50</sup> agreed to design the new stable. There was disagreement over its design; Ayers' design called for a club room on the west end which blocked the alley. The stable manager argued that the alley should be open for circulation and, more important, for ventilation in the hot months. Ayers prevailed; the club room remains today. The only alteration to the building is an enlargement of the original tack room.

The property has seen little alteration. In 1940 when the new barn was built, the Association also built a show ring and a long row of shed stalls for use a temporary stabling during horse shows. Some of these remain and have been joined by more recent shed row stalls for the same purpose.

The Sedgefield Stable developed into a nationally recognized barn, but only after the Association rotated managers for several years. Upon its incorporation, the Association approached George W.



Bryson, Sr., who was then in Asheville. "Sarge" Bryson got his name in the calvary in El Paso and as a machine gunner in Europe in World War I. He was working with the National Guard Calvary in Asheville, and was a well-known horseman in the area. Bryson refused the offer, and Charlie Hendricks became the first manager. After a short time two other managers, Johnnie Thomas and Ed Lambeth, had come and gone. Then, in 1936, the Association again asked Sarge Bryson; he took over Sedgefield, to stay until the late 1950s when his son, George W. Bryson, Jr., carried on as manager for another 15 years.

Sedgefield Stables, both before and especially under both Brysons, was acknowledged as one of the principal hunter barns in the country. During this time four or five of the top trainers in the country were in the piedmont of North Carolina. One of these was Bryson. Another was Goode Watkins, whose barn was across Groometown Road from Sedgefield Stables. That barn (owned by Stark Dillard, owner of Dillard Paper Company in Greensboro) was another nationally-recognized show barn, but for saddlehorses. (This was primarily a saddlehorse area until it shifted gradually after World War II to hunters, although the Sedgefield Stables had always been chiefly a hunter barn.)

Although there is no formal association between the Sedgefield Stables and the Sedgefield Hunt, the hunt had its kennels on the Stables property, George Bryson whipped for the hunt, and hunts left from the stables. Lands used by the Hunt included Sedgefield (when there was little traffic on Groometown Road and Sedgefield was largely unpaved and undeveloped) and the Adams Farm. Due to rapid development in the 1970s and 1980s, the hunt, still active today, no longer hunts on nearby lands.

The Association's annual horse show included roadsters, saddlehorses, and hunters. Sedgefield's current hunter show, A-rated by the American Horse Show Association, is held annually the first weekend in May and is heavily attended.

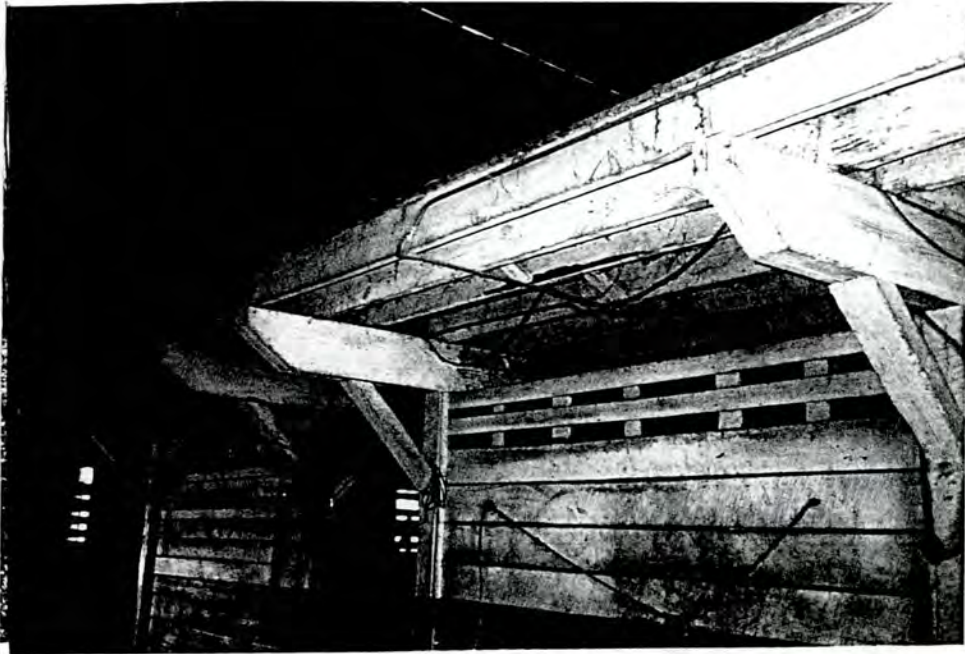
Immediately south of the old barn is the cemetery of Ebenezer Baptist Church, which stood where the old barn is today. The cemetery is now within the pasture and has undergone severe damage from horses. The Sedgefield Stables and the cemetery are currently threatened by the proposed widening of Groometown Road.

The Sedgefield Stables property is significant for the superior construction of its old barn, for its architect-designed new barn, and

for its integral association with the development of Sedgefield. The barns and its nearly 19 acres, including the show ring and shed stalls, meet Register criteria A and C. The Ebenezer Church cemetery is included in this acreage for its association with the Stables.

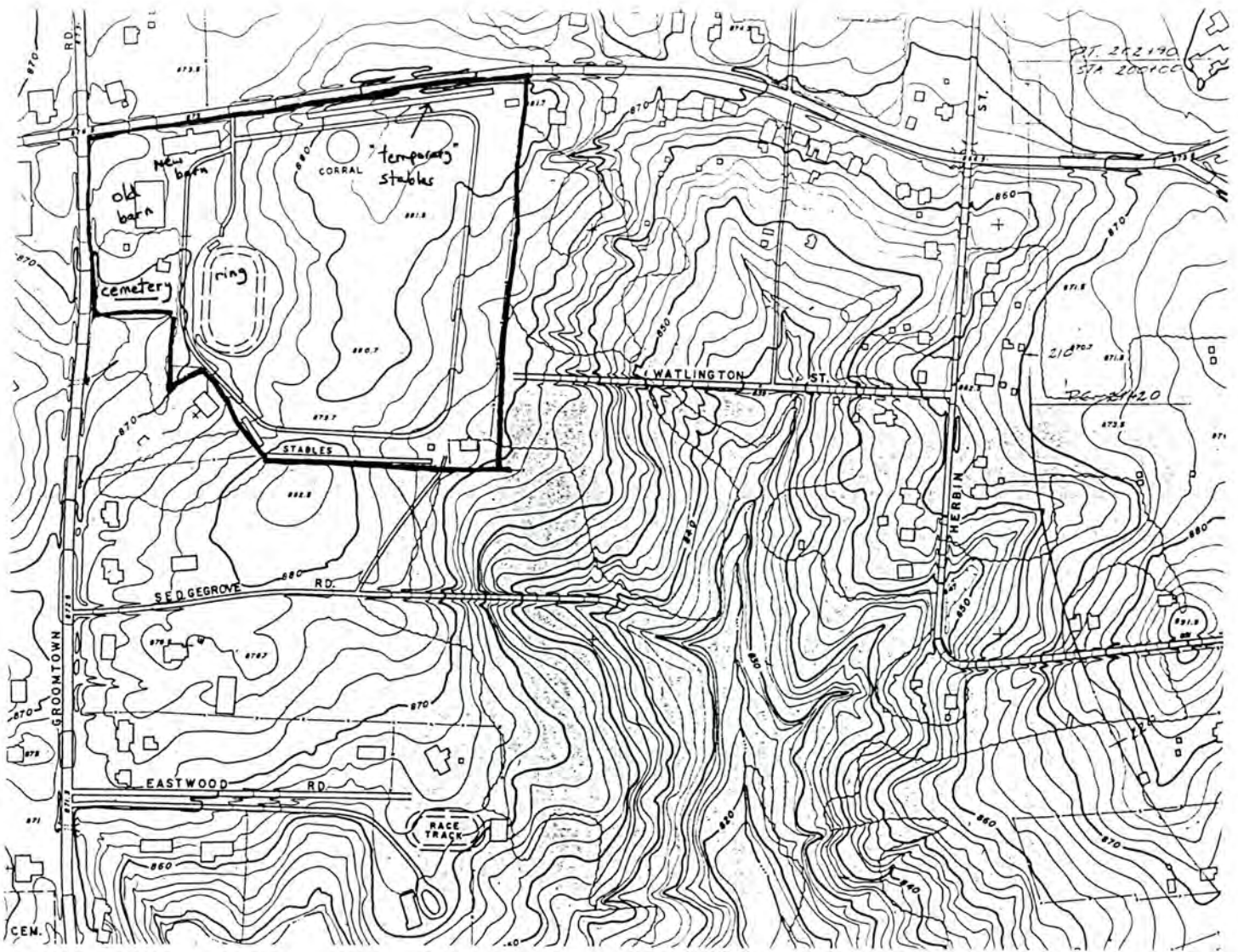




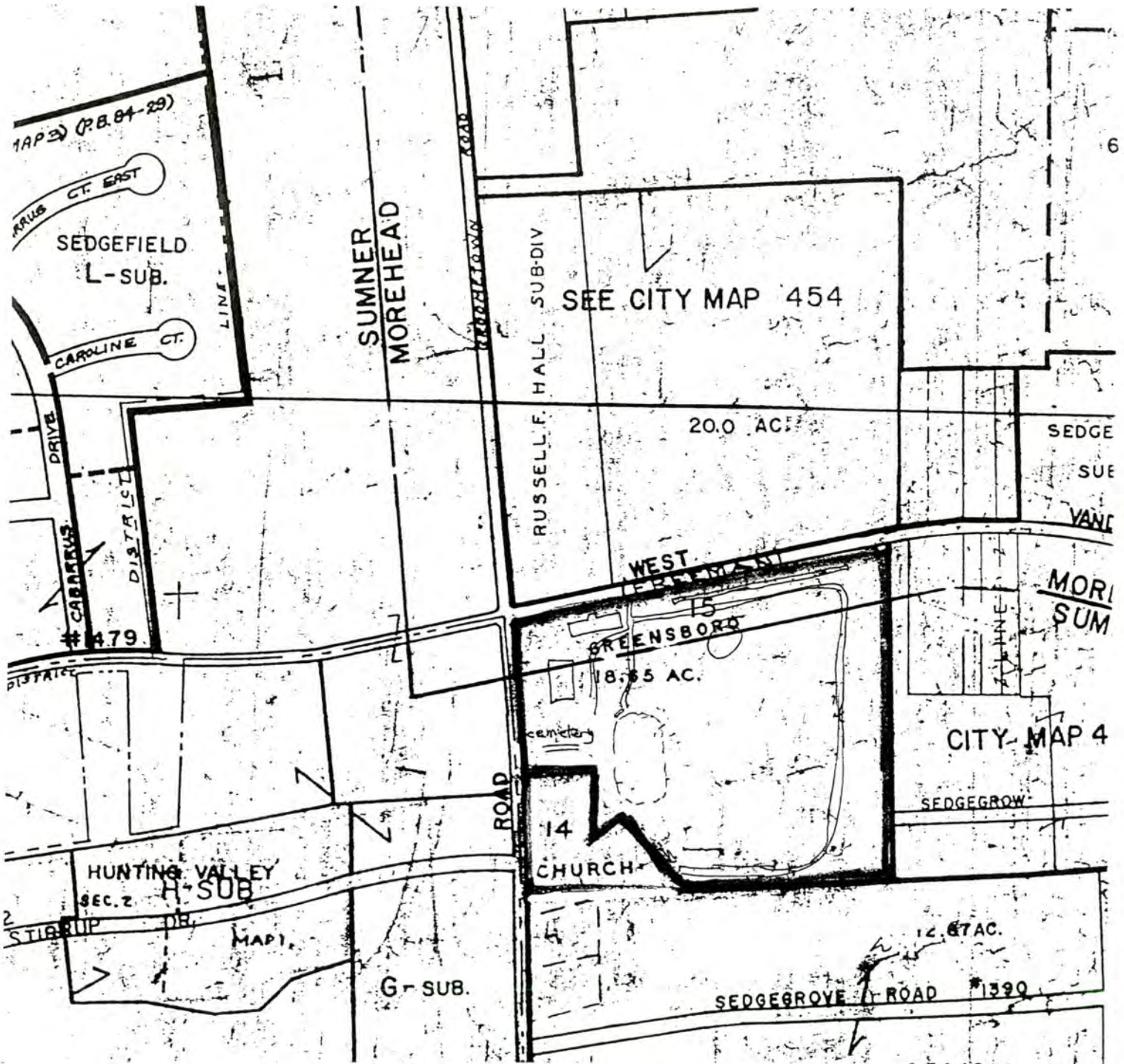












## ENDNOTES FOR ELIGIBLE AND LISTED PROPERTIES

1. Shamburger, ed., Letters to Gertrude.
2. Smith, p. 155, and Shamburger, introduction.
3. Hilty, p. 65.
4. Letters to Gertrude. Although they lived on campus before moving to Arcadia, the Hobbs family had a farm farther west on the north side of Friendly Road, just east of Stagecoach Trail, where "Carriage Crossing" development is now. Weaver Company demolished the Hobbs Farmhouse recently. It was apparently a log house later expanded to create a two-story frame dwelling.
5. Smith.
6. In her draft nomination Graybeal cites Guilford Genealogist, 1983 and 1987.
7. 1937 Guilford College Alumni Directory. "Governors" were in charge of discipline.
8. Interview, John E. Hodgin, Jr., and 1937 Guilford College Alumni Directory.
9. Southern, Hoskins House nomination.
10. McAlester.
11. Ibid.
12. Hinshaw, pp. 185-186, cites Newman, Harry S., Memories of Stanley Pumphrey. New York: Friends Book and Tract Co., 1883.
13. Hilty, p. 50.
14. Ibid., p. 104.
15. Letters to Gertrude, 11-22-1910.
16. 1937 Guilford College Alumni Directory.
17. Ibid., and interview with Elizabeth P. Cudworth.
18. Interview, Elizabeth P. Cudworth.
19. Hilty, p. 52.
20. Interview, William D. Coble.

21. John Jeffers' daughter, Clara Jeffers Hughes, believes that Jeffers paid \$1,000 to have the house moved, and that it was moved in three sections.
22. Interview, Clara Hughes.
23. McAlester.
24. Interviews, Zelma Farlow and Elizabeth P. Cudworth.
25. 1937 Guilford College Alumni Directory.
26. McAlester, p. 454.
27. 1937 Guilford College Alumni Directory.
28. Smith, p. 158.
29. Hilty, p. 2.
30. Hilty, on p. 43 cites Weeks, p. 109.
31. \_\_\_\_, Guilford, A First Class College, p. 46.
32. Hilty, p. 43.
33. Hinshaw, p. 182.
34. Information on the history of the New Garden Meeting and Cemetery are from Treadway, files of the FHC, and Cummings/Newlin, Edmisten, Hilty, Hinshaw, and Moore.
35. Dr. Lewis Lyndon Hobbs, "Historical Sketch" prefacing New Garden Cemetery, 1930.
36. Hilty, p. 13.
37. Hobbs.
38. Hilty on p. 50 cites Guilford County Deed Book 71-95, p. 216.
39. Hobbs.
40. Cummings and Newlin.
41. According to Cummings and Newlin, in 1978 there were fewer than ten pre-1800 markers remaining.
42. Edmisten, Guilford College nomination.
43. Ibid.



44. Smith, p. 137, and SHPO property file.
45. SHPO property files: Sara A. Alderman's memoirs, "Sedgefield Legends," undated.
46. Interview, Norman Crutchfield.
47. Smith, pp. 32 and 138.
48. Information on Cobb and the development of Sedgefield was excerpted from SHPO property files, particularly Jim Sumner's Statement of Historical Significance of the Cobb House, 1979.
49. Smith, p. 35.
50. Interview, George W. Bryson, Jr.
51. Interview, Jere A. Ayers.

**Recorded Properties not eligible  
for the National Register**

## Recorded Properties not eligible for the National Register

---

P234

### Armfield-Millis Cemetery (Piney Grove Cemetery)

Between Herbin Road and modern entrance road to Oka T. Hester Park, 50 yards N of W. Vandalia Road (SR 3302), 0.35 mi E of jct with Groometown Road (SR 1129).

Thirty stones remain in the now-abandoned Armfield-Millis Cemetery with dates of the dated stones ranging from 1837 to 1909. A small metal grave marker (typically placed by a funeral home) is dated 1927.

At least six families have used the cemetery. From the names and dates of extant stones it appears that this began as the Armfield family cemetery. Armfield children were buried there in 1837 and 1843, and those children's parents, Solomon and Diannah Armfield, were buried in 1852 and 1880, respectively. Stones of eight other Armfields, including children, date from the 1850s to 1909. These include:

Hamilton Armfield 1806-1862

Thankful, wife of Hamilton 1812-1892

Emsley F., son of Hamilton and Thankful, d. 1853, age 4 (or 11) years. (Freehand carving)

Neadom S. Armfield 1833-1909

Jonathan Armfield 1841-1869

John A. Armfield 1843-1907

Roxana, wife of J.S. Armfield 1856-1881

Mattie Armfield 1884 (infant)

Elizabeth Armfield, born in 1815, married Colonel James N. Millis. Information from extant stones indicates they had three children, born between 1846 and 1857, who died in childhood (in 1851 and 1863) and were buried in their mother's family cemetery. William E. Millis (possibly James and Elizabeth's son) was 22 years old at his death in 1865. His stone bears the masonic symbol. Colonel Willis died in 1877 at the age of 72 and is also buried there beneath a marble stone with masonic symbol. The stones of William and James were carved by a stone cutter named Jordan, of High Point.

Elizabeth did not remarry, and lived to be 81 years old upon her death in 1897. The stones for Elizabeth, James and William Millis are the largest in the graveyard. Similar in style, all three may have been erected after Elizabeth's death, perhaps replacing less prominent, earlier stones. The style of the stones appears contemporary to the metal entry arch bearing the names of Colonel Millis and Elizabeth.

Five stones in the cemetery are markers for members of the Ozment family. The dates of deaths range from 1836 to 1888, a date range of 52 years. However, all the Ozment stones are of the same material, size and design indicating they were erected at the same time, probably in the late nineteenth century. The stones give names and dates of death only.



Charles and Rachel are identified as grandfather and grandmother (d. 1851 and 1862). Others include Andrew (d. 1836), Alfred (d. 1851) and Melinda (d. 1888).

Micajah Haworth (d. 1888) and Authaan Haworth (d. 1902) are buried near the western edge of the fenced area. Annor C. Matlock (wife of J.C. Matlock) died in 1888 and her ten-year old son a year later. Both have small stones near the eastern fenceline. the 1927 metal marker is nearby. A single stone, more primitive than others in the graveyard, says only "J.G. 1847." Two undated, freehand-carved stones bear the names Sarah Trotter and Joshua Trotter.

All stones in the graveyard face west; a large number retain their initialed footstones. In most cases, stones of children are smaller than those for adults.

In the cemetery are several granite stones of odd, uncarved shape which may be markers. Typically, graves in the oldest parts of Quaker graveyards are either unmarked or marked with crude stones, with perhaps initials or a date being the only marking.

The bases of a number of missing stones may indicate vandalism, or perhaps the removal and reburial of selected remains. A long-time neighbor recalls that a grave from this cemetery was exhumed in the early 1950s and reburied in Green Hill Cemetery in northern Guilford County so the family could better care for the grave.

The cemetery, long abandoned, is surrounded by a chain-link fence. It is in a wooded portion of a residential neighborhood. The original fence, gate and gateposts for the metal entry arch have been removed and replaced by modern brick gateposts with chain-link gate.

Ordinarily, cemeteries are not considered eligible for the National Register unless they derive their primary significance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events. This cemetery does not meet these exceptions.







An 1884 typo



Emsley F. Armfield  
1853





William, Elizabeth and Col. James N. Millis



5 Ozment family stones





JG  
1847



Trotter  
stones

P159

**Dealus M. Ballinger Farm**

5908 Ballinger Road. N side Ballinger Road (SR 2181) at NW corner jct w/ New Garden Road (SR 2136).

A two-story frame Triple-A three bays wide and one room deep, with a large two-story rear ell and later shed additions. The turn-of-the-century I-house has a central entrance, two-over-two sash, and two slender single-shouldered brick exterior end chimneys. The one-story porch has a hip roof supported by slender turned columns. All roofs are metal. Vinyl siding covers the original weatherboards.

Behind the house to the west is a gable-roofed frame garage with shed attachments at each side. The house faces a large open field, notable for its high visibility from three sides at a busy urban intersection. The house and its setting present an historically-associated landscape at a time when these are rapidly becoming a rarity as Guilford County becomes increasingly urbanized.

The house was built 1902-1904 by Dealus M. Ballinger (1870-1947), who grew up in his parents' ca. 1880 house (P158) only a quarter mile west on Ballinger Road. Although built two decades later, the house is similar to the Jonathan Ballinger House in its triple-A form, representing the popularity and continuity of this common nineteenth century Southern house form.

The property is today owned and occupied by the builder's granddaughter, and is in good condition despite the addition of vinyl siding. There are triple-A farmhouses of similar date elsewhere in Guilford County which retain their original siding and outbuildings and hence are better able to illustrate the popular turn-of-the-century North Carolina I-house. Accordingly, this house has not been selected as a Register-eligible example of the style.









**Jonathan Ballinger Farm**

5926 Ballinger Road. N side Ballinger Road (SR 2181) just E of jct w/ Rustic Road (SR 2180).

The Jonathan Ballinger House is a two-story frame triple-A farmhouse, three bays wide and one room deep. The simple one-story hip-roofed porch has replacement posts put up in the 1980s and a 1950s concrete floor. Beneath the porch the front wall is flush horizontal siding fairly uniform in size. Flush siding beneath porches was not seen in most I-houses in the study area during the survey for this project. At the central entrance is a four-panel door with five-light sidelights and no fanlight or transom. Windows are six-over-six sash on the front and four-over-four on the sides. A curious feature is the Georgian nine-over-nine sash at the second floor rear; this is presumably a window re-used from an earlier building. In the central front gable is a simplified Gothic style window with flat-sided pointed arch. Both roofs are metal, with a brick single-shouldered 5-to-1 common bond brick exterior chimney at each gable end.

An unusual element of the house is a section of brick nogging in the exterior wall of one side of the first floor at the rear made visible by the recent removal of a portion of the rear ell. This is believed to be unusual in the area, but many houses presumed to be solely of frame construction may also have sections of nogging not visible behind their weatherboards. The use of brick nogging into the late nineteenth century is not uncommon in adjacent Forsyth County.<sup>1</sup>

At the rear are the remains of a one-story ell, contemporary to the main house. Still in place are the horizontal flush boards of the dining room (whose roof and west wall have been removed) and the kitchen, also of frame construction with brick nogging infill. The kitchen roof and weatherboards have been removed, leaving the nogging exposed. A large brick chimney was added at the rear in the 1970s;<sup>2</sup> it shows the ghost of the ell's gable roof. The plate of the ell over the kitchen is peculiar as it appears to have been cut to accept floor joists for a second floor, although it is only one story in height. It, like the Federal window in the rear of the house, may be a reused element from another house. (The plate above the first-floor nogging of the main house also appears to be re-used.)

Inside, the house has a central hall plan with stair close to the door. Mantels remain in the two front rooms and in one second-floor bedroom. Little alteration has occurred in the I-house portion of the building. Before the recent demolition of the rear ell, there were two steps down from the front hall to the rear hall, which led to a dining room, pantry and kitchen. The pantry and back hall have been demolished; the remains of the dining room and kitchen are described above.

Behind the house to the north are a grouping of three deteriorated frame outbuildings, including a gable-roofed barn, smaller gable-roofed building, and vehicle shed. All three are clad with vertical boards.

The Ballingers, whose descendants still own the property, were one of the early Quaker families who settled the Guilford College community, then known as New Garden. Thomas Hunt and Henry Ballinger (d 1802) purchased the original 53-acre plot for the New Garden Friends Meeting House and Cemetery in 1757.<sup>3</sup>

The Jonathan Ballinger House is east of the site of the Ballinger Inn & Tavern where George Washington is documented to have stopped for lunch during his visit of 1791. Henry Ballinger ran the tavern on the old Salisbury stagecoach road.<sup>4</sup>



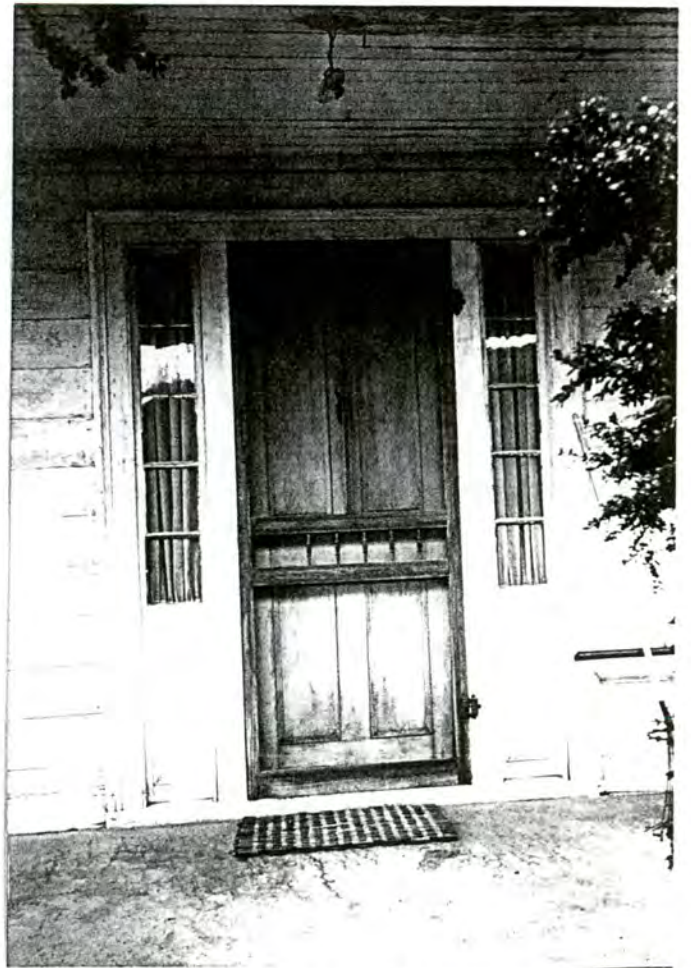
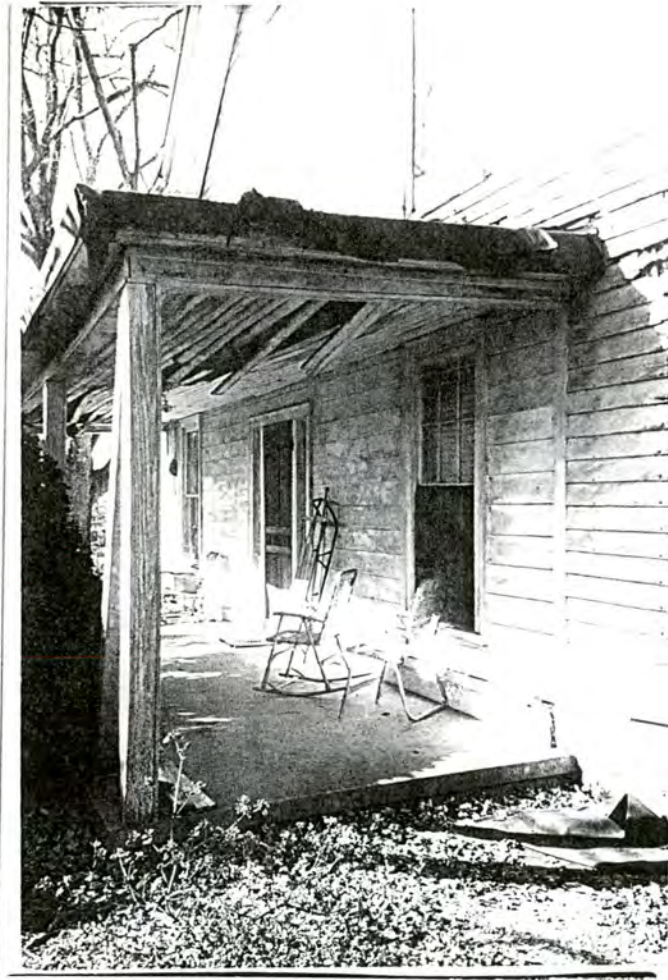
The tavern was demolished; family tradition holds that bricks from the tavern were used in construction of the current house. It is possible that the bricks used in the nogging of the main house and contemporary kitchen ell are from the earlier tavern. Similarly, the Federal window and re-used plates may have originated in the tavern.

The house was built by Jonathan Ballinger (1838-1914), probably around 1880. Vibrations of the Charleston earthquake of 1886, well-documented in this area, are said to have caused cracks in the house.<sup>5</sup> Jonathan and his wife Henrietta (Hannah) Clark Ballinger (1844-1916) had eleven children. The youngest, Webster (1891-1971), inherited the house, which today is owned by his children. Portions of the house are in deteriorated condition, worsened by the destruction and partial destruction of the original rear ell and exposure of the rear wall of the body of the house. According to family members, the removal of the porch posts and partial demolition of the rear ell were undertaken in anticipation of a remodeling.

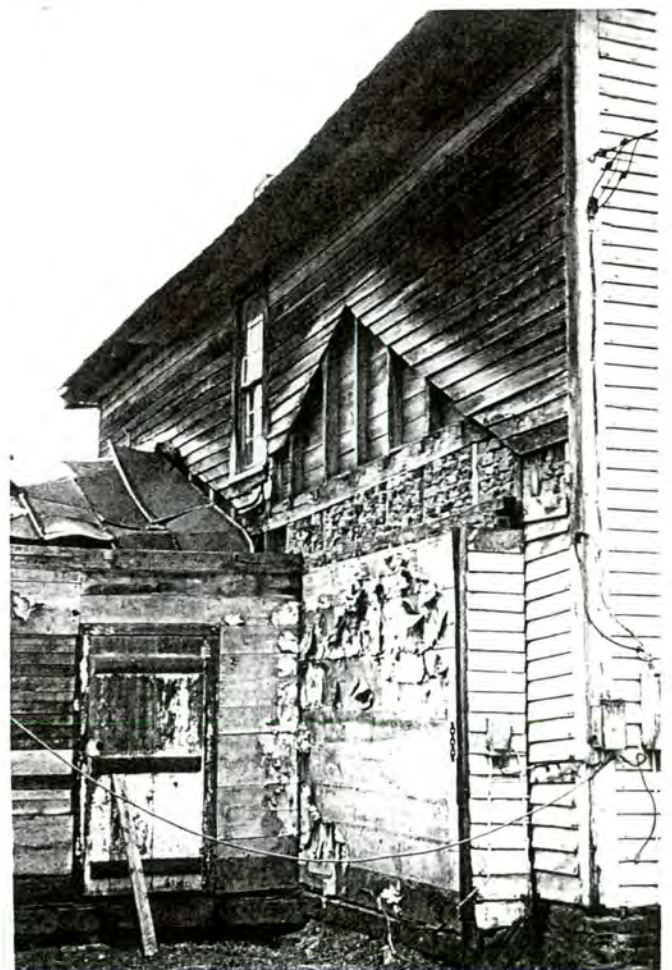
This farm is a part of a holding that has remained in the ownership of family since the mid-eighteenth century, and its farmhouse represents a typical regional housing type associated with crop cultivation. However, because of the significant alterations to the house the building does not meet the integrity requirement of the National Register criteria.







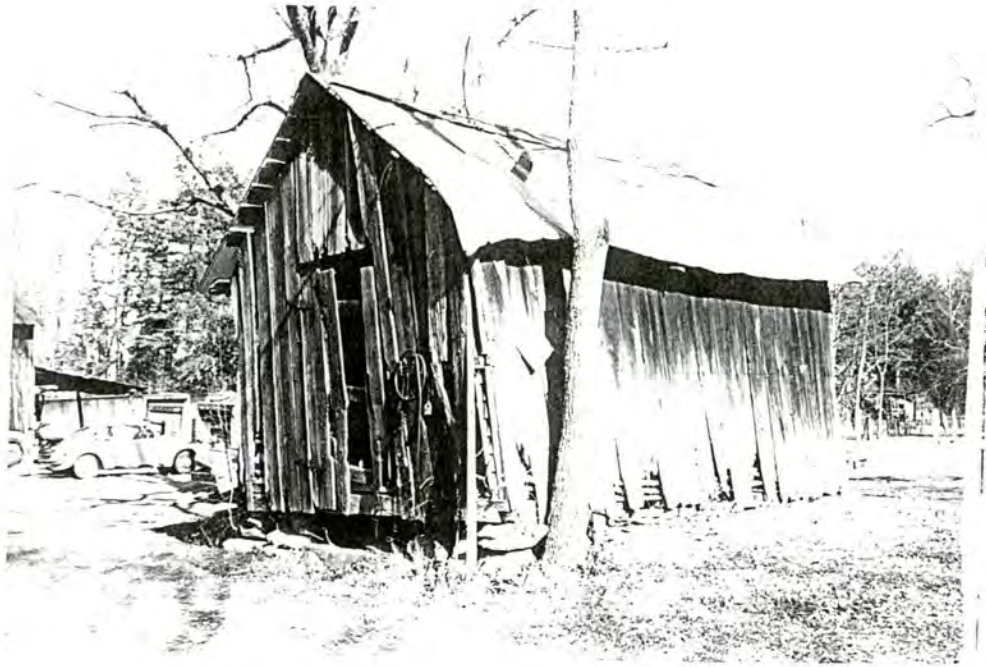














**Blair-Peele House**

711 Francis King Street. W side Francis King Street (SR 2200) just S of jct with Friendly Road (SR 2147).

The Blair-Peele House is believed to have been built by Franklin S. Blair, a trustee of New Garden Boarding School from 1870 to 1875 who apparently taught at Guilford College. He was therefore certainly acquainted with Francis T. King, for whom King Street was named.<sup>6</sup> It is presumed that the street was not laid out until after 1884 when the land was purchased from the New Garden Meeting.

In 1927 Joseph Peele and his wife bought the house from Blair and brought up their family there. Peele was a Quaker minister at New Garden (and later at Deep River).<sup>7</sup> He had graduated from Guilford College in 1891 and taught English there from 1911 to 1916.<sup>8</sup> The house is currently owned and occupied by Peele's daughter.

The house is frame, two stories tall with gable roof over an L-shaped plan. Windows are four-over-four sash with the exception of modern windows on the rear addition. The house has undergone many changes. According to their daughter, when the Peeles acquired the house in 1927, there was a porch on first and second floor. That was demolished and replaced with the small, one-bay porch with balcony, positioned at the entrance in the intersection of the two wings. The front door was replaced at that time, and a cement porch floor was poured. The current owners built the imposing two-story porch in the 1950s, retaining the ca. 1930 entry porch beneath.

The Peeles also made interior changes. The house has a central hall plan. In the late 1920s or 1930, the partition between the two left (south) rooms was removed to create one large room. The interior chimney was also removed. Thus an exterior chimney was built at the south end of the house; a brick fireplace and mantel are now in the center of the new room. In the floorboards in the center of the new large room is the ghost of the former chimney. A small mantel remains in the dining room (north front room). Alterations on the rear include enclosure of the rear porch and a modern addition.

This house is one of five houses remaining on the west side of Francis T. King Street. No houses remain on the east side. The houses as a group do not meet National Register criteria for listing as an historic district due to alterations, the attrition of buildings and commercially-altered surroundings. This house does not appear to meet the integrity criteria necessary for individual listing.







**Coble Farm**

N side W. Friendly Road (SR 2147), across from jct w/ Lindley Road (SR 2156).

Large asymmetrical two-story frame hipped-roof dwelling, originally with Queen Anne and Colonial Revival style detail. In the late 1940s or 1950 a new facade and side were put on the house. Today the facade is fronted by a large two-story porch with substantial square masonry columns on the first level and lacy wrought-style cast iron supports at the second floor. Ornate iron brackets are found at both levels, and an open ironwork baluster surrounds the second-floor porch.

The house was begun ca. 1906 by D. W. Lindley but apparently was not finished when sold to Samuel and Georgiana Coble in 1911. The Cobles moved here from Randolph County and were among the inrush of families who came to Guilford College to educate their children. They were members of New Garden Friends Meeting.<sup>9</sup> The Cobles moved into the house in 1912 and started Sunny Hill Dairy in 1913-1914, taking milk to Greensboro in wagons. The dairy continued there until the 1930s when it was moved about three miles up the road. The Cobles were among a number of Quaker families who established important dairies and were instrumental in organizing the Guilford Dairy Cooperative, which later became part of the Flav-O-Rich Corporation.<sup>10</sup>

After his father's death, William D. Coble bought the property from his siblings ca. 1940 and ran a dairy there from 1942 to 1962, selling milk to Guilford Dairy. He changed to beef cattle in 1962.<sup>11</sup> It is today the only cattle farm remaining in the project area. With the house are barns and a garage built by William D. Coble in the 1940s.<sup>12</sup> The open land, which at one time was part of Lindley's vast holdings (extending to Guilford Station), evokes the character of semi-rural Guilford County before it was inundated with development. A portion of the Coble Farm recently has been sold for expansion of Friends Home. The Coble family has been active in property transactions in the Guilford College area, at various times owning Arcadia (P267) and Crutchfield Fertilizer Warehouse (as Guilford Broom Supply) (P51), and other properties.

The extensive alterations to the front and side of the Coble House within the past 50 years and the under-50-year age of the barns and garage preclude the Coble Farm's listing in the National Register.









P214

**Couch House**

N side W. Friendly Road, 0.05 mi W of jct with Muirs Chapel Road (SR 1621).

Large two-story frame Colonial Revival house with one-over-one sash, two corbelled brick interior chimneys, and a one-story curved wrap porch with Doric columns and gabled pediment over entrance. House is three bays wide with asymmetrical spacing.

The front door opens onto a large hall with stairs to the right on the eastern wall of the house. The stairs have been altered, probably in the 1920s. They are in three sections with landings at each 90-degree turn, with 1920s newel and balustrade. Associated with this alteration are a free-standing unornamented support post and awkward junction of the stairs at the second floor level. In the hall is a fireplace and mantel.

To the left is a living room entered through pocket doors. The hall continues as a central hall with one room on each side. At one time the hall walls on both sides apparently were removed. More recently, modern sheetrock walls and plain modern doors and doorways have been introduced.

At the rear is a sun-room addition, later altered to introduce a bathroom when a kitchen was added to the west. Behind the house are a gable-roofed frame garage and a small gable-roofed frame storage shed.

The house was built probably ca. 1910 and was soon owned by Anna M. Henley Couch (1854-1948; her husband, A. Ruffin Couch, had died in 1900.) She had attended New Garden Boarding School and her son David Henley Couch had attended Guilford College. The house was next owned by the J.L. Jones family for many years. In the mid-1970s the house was purchased on speculation for its frontage on Friendly Avenue in an area that is rapidly becoming commercial. It has received little maintenance and is occupied by eight college students.

The house is evidence of the former residential character of W. Friendly Road. Because there is a sufficient number of similar houses in Greensboro and Guilford County which retain superior integrity of condition and setting and have had fewer interior alterations, the Couch House has not been selected as a Register-eligible example of the style.













P51

**Crutchfield Fertilizer Warehouse**

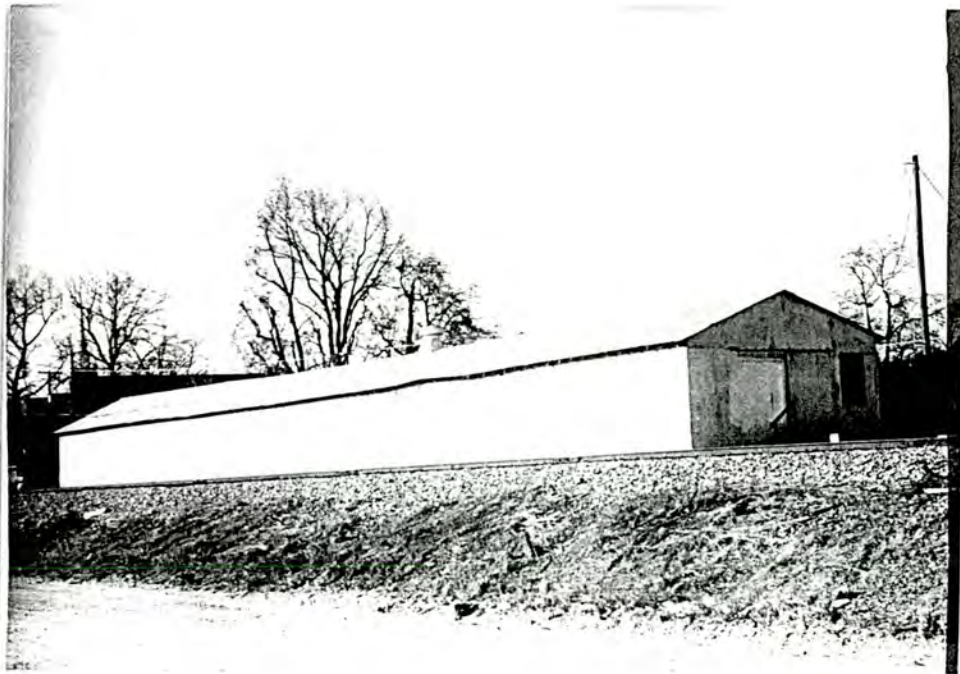
S side W. Market Street 0.1 mi W of jct with Guilford College Road (SR 1546), next to railroad tracks.

Long one-story building, probably of frame construction, covered in metal with metal gable roof and brick foundation piers. Probably built in the 1920s, it was Crutchfield's Fertilizer Warehouse until the 1940s when Mr. Crutchfield sold the building to William D. Coble (see P209).<sup>13</sup> Coble altered the building for a broom supply enterprise; he raised the height of the building in order to stack broomcorn.<sup>14</sup> The Guilford Broom Supply received supplies brought in by train and sold broom corn, handles, and other supplies to the several broom factories located nearby, including the Quaker Broom Factory (none remain today). Guilford Broom Supply continued until the 1960s, after which the building was used for storage. It was recently sold to nearby Hedgecock Builders for miscellaneous storage use. The land on which the buildings stands is owned by the railroad; Crutchfield, Coble and now Hedgecock owned the building but leased the land.

Due to lack of historical or architectural distinction and to significant alterations to the building's height and proportions in the last fifty years, the property does not appear to meet National Register criteria.

(Slightly east on the same side of W. Market Street, also adjacent to the railroad tracks, was the metal-clad Guilford Depot. The depot was moved in the 1980s. Some in the community mistakenly refer to the warehouse building as "the depot.")





P251

**Dr. Franklin Davis House**

522 College Road. E side College Road (SR 1546), 0.3 mi S of jct w/ W. Friendly Road (SR 2147).

Large two-story 13-room frame house with decorative porch posts was the home of Dr. Franklin Davis, one of the first professors at Guilford College. Dr. Davis taught Greek and other subjects.

The house was known as the Hogue place before it was bought by Dr. Davis, probably in the 1890s.<sup>15</sup> Davis (1850-1934) was on the first faculty of Guilford College in 1888 as professor of Greek and German. Also a biblical scholar, he later started the Biblical Literature department at the college, where he taught until 1931, and was then Professor Emeritus.

Davis had three wives. His first marriage to Laura Mendenhall, sister of Mary Mendenhall Hobbs (see Arcadia, P267) ended with her early death. In 1897 he married Laura's cousin Mary Eliza Mendenhall. Davis's daughter by his first wife writes in her memoirs that, after his second marriage, "our house was remodeled and enlarged." She describes various details of the interior. She also describes the widening and paving of "Station Road" (now College Road) which, around 1910, required so much of their front yard that a high cement retaining wall was built across the front to save the large trees. During preparation of this report the Davis House was demolished by the City to make way for another widening of College Road.





P270

**Ada Field Flour Mill**

1409 New Garden Road. W side New Garden Road (SR 2179) 0.15 mi S of jct w/ Jefferson Club Road.

Much remodeled mill building presumed to have been constructed in the early 1930s; now a private residence. Miss Field (1877-1972) graduated from Guilford College in 1898 in chemistry and taught chemistry at her alma mater from 1910 to 1912.<sup>16</sup> She received her PhD in nutrition from Columbia University in 1928 at the age of 51. She held teaching posts in nutrition at the University of Washington, Columbia University, the University of California, and Vanderbilt before retiring in 1931 to do private research in nutrition. She became a Quaker in 1947.

Ada Field bought land and built this flour mill near Guilford College and succeeded in discovering how to mill wheat and preserve the heart-bud so that flour could be stored indefinitely. She succeeded at this mill in producing an improved whole wheat flour in cooperation with the Lexington (Ky.) Roller Mills Company. Called "Good Wheat," it was marketed extensively after 1942.<sup>17</sup>

The interior and exterior alterations undertaken to convert the mill to a residence have compromised its integrity to the extent that National Register criteria are not met.





**B.C. Fogelman House**

1507 Fleming Road. W side Fleming Road (SR 2136), 0.5 mi N of jct with Old Oak Ridge Road.

Large two-story frame turn-of-the-century house retaining traces of asymmetrical Queen Anne styling. On the first floor are paired sash on the front elevation and a triple grouping on the south side elevation. All sash are two-over-two. The house has a complex plan, basically an L-shaped house with a hipped roof except for a pedimented gable section at the junction of the two wings. Beneath the porch are two simple front doors. The roofs of the house and porch are now covered with composition shingle. At the rear is a one-story hipped-roof ell and a more recent screened porch. A simple mantel remains in the front bedroom and a small coal fireplace with mantel in the front room. There are no mantels on the second floor.

The house has almost no ornamentation. Window and door surrounds are plain, as are cornerposts. Alterations include screening of the one-story front porch and introduction of X-lattice at corners of the porch and as a balustrade. It is possible that the porch itself is a replacement, as its foundation brick is different from that of the main house. Storm windows and doors have been installed. At the rear, the location of the kitchen within the house has been changed (from one side to the other), and a screened porch has been added.

All original outbuildings have been demolished. Behind the house is a small frame gable-roofed barn, built in the 1940s using materials from an older barn which was taken down, and a frame building holding a toolshed and garage, built ca. 1950.<sup>18</sup> In the front yard are a 100-year old magnolia tree, a large holly and two large maple trees. The maples are threatened by the proposed widening of Fleming Road.

The house was probably built during the first decade of the twentieth century; it was bought in 1922 by B. C. Fogelman, the current owner's grandfather. It is not known who built the farmhouse, but the property went through a number of transactions in the early 1920s (sold by R.A. Gray in 1920 to Clem Jones, sold by Jones in 1921 to R. L. Patterson, and sold by Patterson in 1922 to Fogelman, whose family continues ownership.) Fogelman was a carpenter and worked at the Ford Body Company, where he helped build the first schoolbus in North Carolina and made dogcatcher tops to go on Ford chassis. Fogelman farmed the land during the depression; his wife was a teacher.

Because there are less-altered farmhouses of similar stylistic derivation elsewhere in Guilford County which retain original outbuildings and better typify the turn-of-the-century fashion, this house has not been selected as a Register-eligible example.









P111

**Gardner House**

W side Guilford College Road (SR 1546), 0.7 mi S of jct w/ Hilltop Road (SR 1424).

The Gardner House is a two-story frame triple-A, three bays wide and two deep, probably dating from the early twentieth century. The late I-house has an unadorned central entrance, one-over-one sash, and two single-shouldered brick exterior end chimneys. The boxed cornice continues on the sides to create pedimented gables. The one-story porch covers the three front bays; it has a hip roof on wide fascia board supported by slender columns with Doric capitals. All roofs are composition shingle. The house was probably sided with plain weatherboards; it has been covered with asbestos siding. At the rear is a two-story rear ell with one-over-one sash and a rear chimney. A porch with some alteration is on the west elevation of the ell.

A hipped-roof brick garage and two gable-roofed frame outbuildings remain with the property.

The Gardners had a tomato cannery at this farm which has been vacant for many years. House and outbuildings are deteriorated and are for sale for development with 56 acres. The property remains in Gardner ownership. (The Gardner family were Quakers who had originally come to Guilford County from Nantucket and were related to the Mendenhalls.<sup>19</sup>)

There are other late triple-A farmhouses elsewhere in Guilford County which retain their original siding and more intact complement of outbuildings, and hence are better able to illustrate the popular turn-of-the-century North Carolina I-house. Accordingly, this house has not been selected as a Register-eligible example of the style.











**Hassell House**

831 Guilford College Road. E side Guilford College Road (SR 1546), 0.05 mi N of jct with Sapp Road (SR 1560).

This is a small one-and-one-half story frame triple-A house, three bays wide and one room deep with a rear ell. The interior chimney is original; a rear chimney was added later. The house retains its hipped-roof, one-story porch supported by turned posts and decorative turned brackets. The porch posts are 1970s replacements; according to the current owners they are similar to those removed. Both roofs are metal. Windows are six-over-six sash with plain surrounds; an octagonal window is centered in the front gable. The six-over-six sash may be early replacements. The house is probably covered with plain weatherboard; asbestos siding has been added. The house has been painted white since at least 1918.<sup>20</sup>

The interior has been extensively remodeled. In the 1970s the two small fireplaces in the living room and front bedroom were closed off and their mantels removed. Ceilings are sheetrock covering the earlier beaded board; walls are sheetrock and modern panelling. The hardwood floors remain, apparently in fair-to-poor (wavy) condition, covered by wall-to-wall carpeting.<sup>21</sup>

The house originally had a back porch which was later enclosed when a kitchen was added and a new back porch built. In the 1970s, the second porch was enclosed. Rear portions of the house have modern one-over-one sash and one 12-over-12 sash in the north elevation.

No original outbuildings remain; north of the house are two later frame storage sheds.

Stylistically, the house appears to have been built in the mid- to late 1880s or 1890s. The earliest known owners were Frank Hassell and his wife who raised corn on a small 25-acre farm. Behind the house were a barn, corn crib, chicken house and other outbuildings.<sup>22</sup> All have been demolished.

The house was sold to Mr. Tedder whose son Cephus Tedder lived there after his marriage in the early 1920s, but farmed elsewhere before getting a job with Vicks Chemical Co. The house then passed to a number of owners. The current owners purchased it in 1970 when it was in need of renovation.

The Hassell House has lost its outbuildings, has had extensive interior alterations as well as exterior alterations including the addition of asbestos siding. There are similar cottages elsewhere in Guilford County which retain more original fabric and outbuildings, and hence are better able to illustrate the housetype. Accordingly, this house has not been selected as a Register-eligible example of the style.







**Hollowell House**

6105 W. Friendly Road. S side W. Friendly Road (SR 2147), just W of jct with Lindley Road (SR 2156).

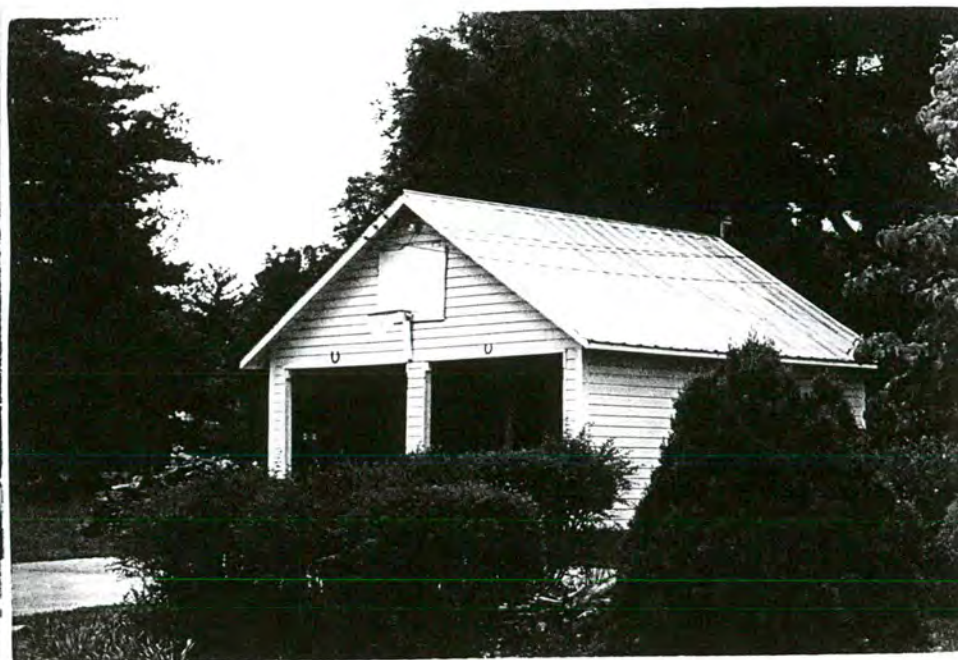
The Hollowell House is an altered, two-story frame triple-A with two-over-two sash and a two-story gable ell at the rear. The entry porch is a replacement probably dating from the 1920s or 1930s. It is one bay wide; columns on raised brick piers support a pedimented front gable. The original porch probably extended almost across the full width of the front facade of the house. No original outbuildings remain. Behind the house is a later gable-roofed frame garage.

The house is believed to have been built in the late nineteenth century by A.B. Coltrane. The land may also have been owned by D.W. Lindley (whose vast holdings extended to Guilford Station). Some local residents understand that all or a part of the house was moved to its current location, perhaps in the 1890s, and perhaps from farther east on Lindley's land. It is known that it was bought by Alfred and Mary Ann Hollowell in March of 1908 when they moved here and joined New Garden Friends Meeting.<sup>23</sup> The Hollowells were among a number of families who moved to this area to educate their children who attended Guilford College.<sup>24</sup> The Hollowells ran a general-purpose farm from the house, selling milk, produce, and fruits from the orchards (apples, peaches and cherries). Hollowell was also a cabinetmaker and furniture refinisher.<sup>25</sup>

There are other late-nineteenth century triple-A farmhouses elsewhere in Guilford County which retain their porches and outbuildings, and hence are better able to illustrate the North Carolina I-house. The porch changes are interesting in their own right but not of adequate significance for the property to meet Register criteria. Accordingly, this house has not been selected as a Register-eligible example of the style.









**Jackson-Anthony House**

301 College Road. NW corner College Road (SR 1546) and Lucye Lane (SR 2161).

Large, two-story frame house with Queen Anne and Colonial Revival form and detailing, high-hipped roof, two corbelled brick interior chimneys, and a one-story wrap porch with fluted Ionic columns. The porch rests on a brick foundation with cinder block steps at the front and side. The three front bays are asymmetrical with a central entrance. Windows are one-over-one sash; an exception is a small oval window in the left bay of the first floor facade. The metal shingle roof may be original.

At the rear is a one-story gable ell and a lower L-shaped attachment, probably a back porch which was later enclosed. Both rear sections are covered with asbestos.

Behind the house is a cinder block outbuilding. To the south is a hexagonal lattice gazebo which appears to significantly post-date the house.

Formerly called Station Road, College Road was surveyed in the late nineteenth century by John W. Woody (who created Woodyside, P31-34). The road was "pure red clay with stones and steep hills." The county voted bonds to build a macadam road from the station to Guilford College. Work on the road was done ca. 1910 by convict labor, and included widening, flattening of hills, piping the streams and paving.<sup>26</sup> It is said to have been the first macadamized road in Guilford County.

This house was built soon after, with its ornamental iron fence facing the new road and Lucye Lane to the side. The City of Greensboro removed the fence in late 1990 for the widening of College Road.

The house is believed to have been built in 1912 by a Mr. Jackson. It was soon purchased by H. C. Anthony who ran Mitzer and Anthony, a specialty grocery store in Greensboro (demolished three years ago). He and his wife raised seven children in the large house. During World War II the house was sold to the Warner family. Warner descendants retain ownership though the house is vacant.

During review of the Revised Draft of this report, the State Historic Preservation Office suggested the property be investigated further to determine if it might be eligible. The house when constructed was an interesting example of a large 1910s frame residence with influences from the popular Colonial Revival style. However, since that time it has suffered from alterations, neglect, vandalism and road widening. The house is in poor condition. Three of its seven column capitals are missing, as well as five of their bases. The porch foundation, steps and floor are decayed. The roofs of house and porch allow a great deal of water to penetrate the building. A large second-floor balcony has been removed. The front gable appears to be an addition; it is constructed and ornamented differently from the two side gables, which are pedimented and have boxed eaves with mouldings. Their proportions complement the house. Inside, all four mantels have been removed.

In sum, the loss of the balcony, possible addition of the front gable, loss of significant interior features, and loss of its original iron fence have affected the integrity of the property's interior, exterior and landscaping. The building no longer possesses much of the decoration of the period in which it was conceived and built, and therefore does not meet the National Register integrity criterion.











P182

**Jessup House**

Behind 3618 Lewiston Road. E side Lewiston Road (SR 2124), 0.4 mi S of jct with Jessup Grove Church Road.

Simple, small one-and-one-half story frame house with metal gable roof. The facade is three bays wide with a central door, and one bay deep. A steep-hipped, metal-roofed porch covers the three front bays. The porch posts and cement floor are modern replacements. The most notable feature of the building is the large brick-stacked stone chimney at the south gable end.

At the back is a rear gable ell with interior chimney which may itself be a one-story triple-A facing south. Its porch is inset, continuing the slope of the main roof, and is screened above a high weatherboarded wainscot. A double window is in the east elevation.

The barn and other outbuildings have been demolished. A frame tobacco barn and packhouse remain on the site.

In a review of photographs of the building, Michael T. Southern of the State Historic Preservation Office agreed that the proportions, chimney, lack of cornice return and other elements indicate a possible mid- to late-nineteenth century date.

The earliest known owner of the house was Richard Jessup, who farmed tobacco and corn on a small acreage around the house. Family members have understood that Jessup built the house near the turn of the century. Perhaps Jessup built or moved the rear section onto an existing house.

Jessup never married; he died in the "poor house," or county home for indigent elderly. The property passed to family members until it was sold out of the family. It was later bought by Ern Jessup, Richard's nephew. The house is deteriorated and has been vacant since the 1950s or 1960s. It does not meet Register criteria due to its lack of historic or architectural distinction.













**Kimrey-Binford House**

703 Francis King Street. W side Francis King Street (SR 2200), 0.1 mi S of jct with Friendly Road (SR 2147).

Like so many turn-of-the-century houses in Guilford County and in the project area, the Kimrey-Binford House is a two-story frame house with simple Colonial Revival detail but whose asymmetrical bays and roof give a Queen Anne flavor. The house has a wrap porch with front and side entrances. Slender classical columns support the hipped roof, with a pedimented gable projecting over the front steps (the steps are modern cement replacements). The roof is pyramidal with several cross gables. A bay window on each side allows additional light into the back rooms. The house has one interior chimney and one interior rear chimney. A three-part rectangular transom is over paired entrance doors with 15-pane glazing. The doors, like the paired sash on the south side, are probably 1920s additions. Built on a hill, the house sits on a high brick foundation.

At the rear is a one-story attachment with back porch. A section of its high hipped roof is lowered so as not to block two central windows in the back of the main house. Half of the back porch has been enclosed and a part brick/part frame shed attachment added.

Behind the house is a one-and-one-half story cinder-block house built in the 1940s. Asbestos shingles cover the upper gable ends.

The exterior of the Kimrey-Binford House has had only minor alterations. The interior was altered in the 1940s to create a duplex. The house has been bought for speculation and is rented to college students. It has not been maintained for several years and is decaying.

The house is believed to have built by Benson Kimrey, who sold the house when he built his stylish new house on Friendly Avenue in the 1920s (now known as the Kimrey-Haworth House and recently nominated to the National Register). Kimrey was a successful man. He is said to have had one of the first telephones in the Guilford College community, probably before 1910.<sup>27</sup> The next owners were the Granthams who sold the house to Dr. Raymond Binford. Dr. Binford was president of Guilford College from 1918 to 1934; he had taught biology and geology at the college since 1901. Dr. Binford did not live in the house. Instead, he divided it into two apartments and built the cinder-block buildings behind the house, where he and his wife lived. Other similarly-styled houses with fewer alterations to the interior better represent this housetype; accordingly, this house has not been selected as a Register-eligible example.





P262

Kimrey-Binford House







**Clarence O. Knight Farm**

5889 Old Oak Ridge Road. W side Old Oak Ridge Road (SR 2137), 0.15 mi S of jct with Tamokee Drive (SR 2263).

Former dairy farm with altered two-story frame house and a complement of associated barns and outbuildings from several decades of this century.

The earliest part of the house was built ca. 1907 and has been altered and added on to several times since then. The front bungalow-style porch was added in the 1920s. At that time significant changes were made to the fenestration, adding paired sash on front and sides of the house. In 1944 or 1945 the rear addition was put on, and the side sunporch was added in 1948-1950. The front door was also replaced. Aluminum siding was added to the house in 1980.<sup>28</sup>

The farm was built and developed by three generations of Knights. Jabez A. Knight and his wife Jane Wakefield Knight<sup>29</sup> built the house ca. 1907. Their son Clarence O. Knight was born in 1899 and moved with his parents to the new house in 1908 from their house on Francis King Street near Guilford College. They ran a dairy from barns and other outbuildings no longer standing. Only one small log building remains from this period. The big barn burned and two others were built in 1934. One of those remains today; the other burned in 1975.

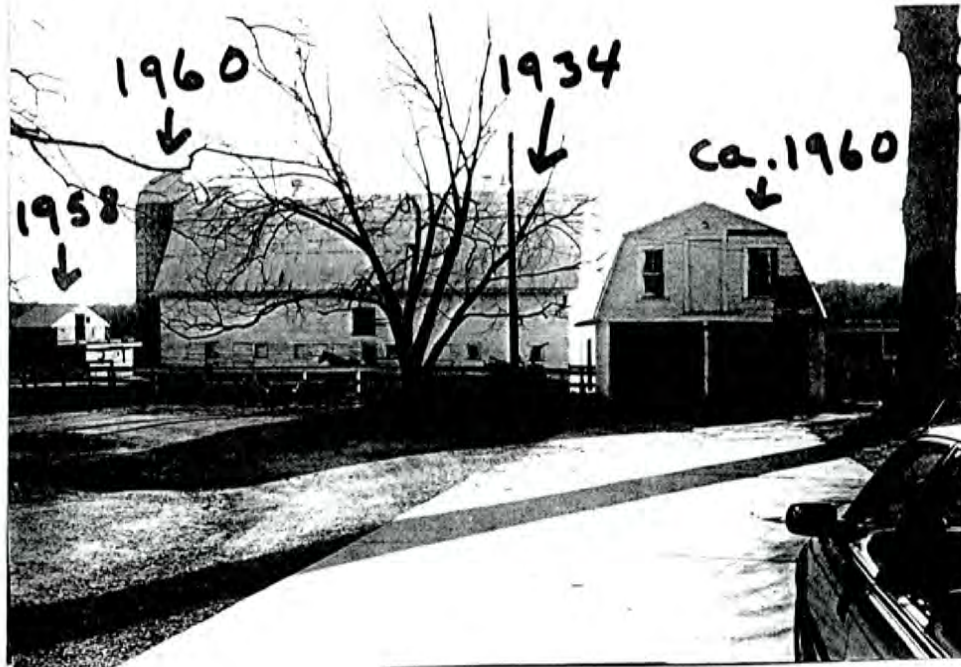
Several farm buildings are on the property today:

1. ca. 1907 log building. Clarence Knight's son believes it was built at the same time as the house.
2. 1934 barn. This was built after the previous barn burned. It is a frame barn covered with German siding. Clarence Knight drew the plans for this and three or four other barns in the area.<sup>30</sup>
3. 1958 lounging shed (metal clad over pole and frame construction). Cattle were kept here while they waited to be milked.
4. 1958 cinder block milking parlor.
5. 1960 metal-clad silo.
6. 1960 frame garage with horse barn behind.
7. ca. 1960 tool shed.

The Knights had a sawmill on the farm and cut the timbers for some of these buildings. That stopped in 1972 when they sold the dairy. Today the property has been divided; Clarence Knight's four children own the house and three acres; his second wife owns the farm buildings and remaining acreage. One barn is used as a boarding stable for horses. The other barns are rented out. The Knight grandchildren train and board horses in the pastures, grow hay in the fields and use the barn for boarders. The dairy complex is presently rented. Although this property holds historic interest as one of the few dairy complexes which remain in this rapidly-developing area, of eight remaining buildings, ~~five~~ are less than 50 years old and the early twentieth-century integrity of the house has been damaged by subsequent changes. The alterations to the house and late date of most of its buildings precludes Register eligibility.









1934 barn



View of the farm from fields at rear



**Knight-Frazier House**

1101 New Garden Road. NW corner New Garden Road (SR 2136) and Arcadia Drive (SR 2180).

Two-and-one-half story front-gabled frame house with pedimented Colonial Revival gable dormer and retaining a Queen Anne pent roof and shingled gables. The front entrance and front porch are at the gable end, which is unusual for this area of gable-sided houses. The porch is a 1920s addition, with classical columns on raised brick piers and a brick-and-concrete porch stair. The porch facade is three bays wide with two above, all with two-over-two sash. Paired sash are in the gable end above the porch. It is possible that the more typical front porch on the building's south elevation was removed and the new porch added at its eastern gable end, when the paired sash may also have been introduced. Vinyl siding on the house makes inspection difficult.

A later gambrel-roofed frame outbuilding is to the west.

The house is believed to have been built in 1902 by the Knight family. It was soon bought by the John Gurney Frazier (1856-1943) and his wife who raised their children there. In the early 1950s the house was bought by two men as an investment.<sup>31</sup> They added a small back room and an L-shaped back porch and made interior alterations, including covering the beaded-board ceilings with Celotex. They also had the current wood fence built around the yard. In the early 1960s a large back room was added, incorporating the 1950s smaller room and porch. Also in the 1960s the balustrade was put upon the front porch. Interior changes of the 1960s include removal of a mantel (stored in the attic).

The house underwent significant exterior alterations in the 1920s and more recently has seen further changes and the addition of vinyl siding. The house is not eligible for the Register due to these changes.







**Dr. McCracken House**

523 College Road. W side College Road (SR 1546), 0.3 mi S of jct with Friendly Road (SR 2147).

This is a two-story, frame triple-A, three bays wide and one room deep. At the rear is a two-story rear gable ell and two later one-story additions. The one-story wrap porch has turned posts and decorative turned and sawn brackets. The house has only two chimneys: an exterior chimney at the north rear, and an interior chimney near the back of the ell. All sash are four-over-four with the exception of modern sash on the rear additions.

All early outbuildings are gone. Behind the house is a small twentieth-century frame barn. To the south is a two-story frame building with four-over-four sash and enclosed garage shed attached. In late 1990 a sizeable portion of the property's front yard and steps were bulldozed by the City of Greensboro for the widening of College Road.

The house was built by Dr. J.F. McCracken (1859-1924) on land he inherited from his father. His father's large farm had extended west to Lindley Road. Dr. McCracken had been born on the property in a log house long since demolished.<sup>32</sup> After Dr. McCracken's death the property eventually fell out of the family's hands and was sold at a low price to Clement O. Meredith, a professor at the college, though he did not live there. Meredith bought several houses in the area for investment.

The current owner has been told that the present dining room, kitchen and the room above are the remnants of an older house, and that this house was built around them. She believes the I-house was built in 1868 -- the northern chimney is said to have a chimney brick with that date in it. During the survey, the dated brick in the chimney was not visible. The walls of the dining room have been covered with modern materials; the thickness of its partitions indicates they are not of log.

In appearance the house seems to be a turn-of-the-century I-house. It appears clear that the majority of the house is not of 1868 date although portions on the inside may be. Determining the age of the house through a survey such as this one is difficult. Virtually all exterior historic fabric except the porch posts and chimneys have been covered with vinyl siding. The weatherboards, soffits, cornices, window surrounds, porch roof are all covered. Shutters are also vinyl; all roofs are composition. Inside, a late-nineteenth century newel remains in the central hall.

Because there are triple-A houses elsewhere in Guilford County which better typify the popular North Carolina I-house, this house has not been selected as a Register-eligible example of the style.

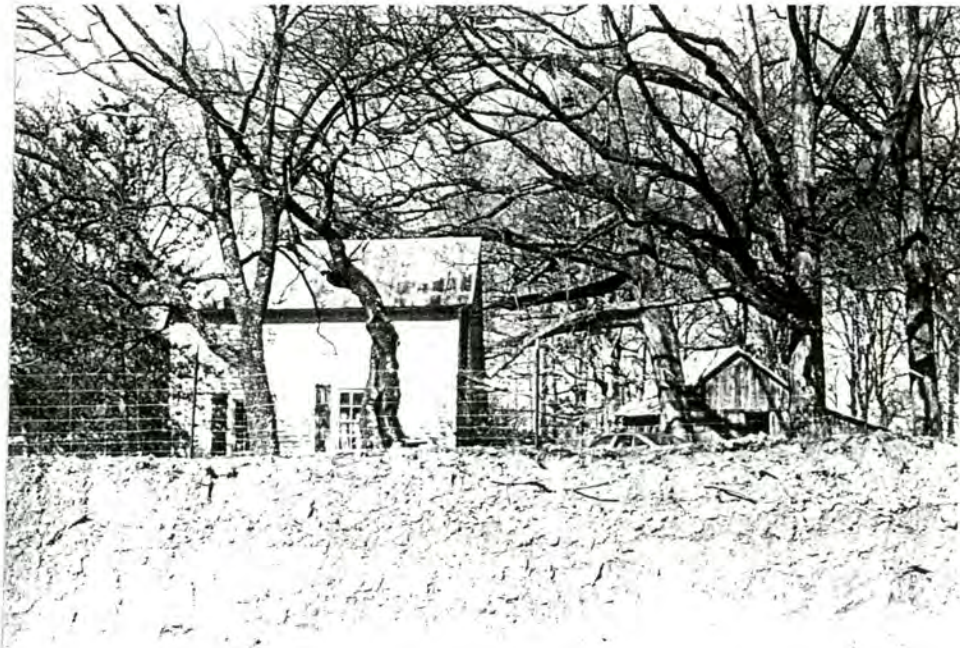
(This house should not be confused with 1909 McCracken House, now demolished, farther south on E side College Road.)











**Marshburn House**

5606 W. Friendly Road. N side W. Friendly Road (SR 2147), 0.05 mi W of jct with Dolley Madison Road (SR 2164), immediately east of Guilford College property line.

This is an extensively altered, two-story frame I-house, three bays wide and two deep with a composition shingle gable roof and vinyl siding. At each gable end is a brick shouldered exterior end chimney. The boxed eave cornice ends in returns. Attached at the rear is a large, two-story ell with high-hipped roof which appears larger than the I-house section and whose form and detailing indicates an early twentieth century date. A twentieth century sleeping porch is on the east elevation. At the west side elevation is a one-story hipped-roof ell which is said by the current owner to be the original kitchen and to date from the eighteenth century. Alterations include the addition of paired sash; the front section has been screened. (It is beyond the scope of this project to confirm the dates of the various additions and alterations to the house.)

The early history of the house has not been documented, nor the succession of alterations which the house has seen over the years. The current owner says it was known as the "Old Wheeler place," but that the Wheelers were not the first owners. The house reportedly was owned by a Dr. Fox, then by Schubel Hodgkin, and then Jesse A. Henley.

Henley remodeled it, building a sleeping porch for his daughter who had tuberculosis. He then sold the house in 1919 to the Marshburns who moved in in 1921.<sup>33</sup> The house remains in Marshburn ownership. The current owner says the height of the house was raised before 1919 with construction of a new roof above the old, and that a portion of the original wood shingle roof is visible in the attic. This is referred to as "Dr. Fox's roof," in reference to Dr. Fox who is said to have owned the building, though he never lived there.

Although the attic was not visited during the survey for this report, it is possible that the I-house had an early or original ell which was altered and enlarged to its present configuration in the early twentieth century, giving it its current appearance.

In the 1950s the present owner/occupant remodeled the first floor front rooms and front facade to its present appearance. The front door, entry porch, steps, windows and siding are all replacements. The house is covered with vinyl siding. These extensive 1950s alterations to the facade and interior have compromised the integrity of the house; it therefore does not meet National Register criteria.

*There is some local belief that Dolley Madison was born in the kitchen of the house in 1768. It should be noted that there are several theories on the location of her birthplace. A granite marker identifies another spot across Friendly Road from the Marshburn House. Careful investigation into the early fabric of the building would be needed to determine its age.*



P210

Marshburn House







**Meris House**

1083 Boulder Road. S side Boulder Road (SR 1667), 0.2 mi E of jct with Tarrant Road (SR 1552).

The two-story, frame triple-A house is three bays wide by one room deep. At the rear is a one-story gable-roofed kitchen ell, which appears original to the house. At the west gable end and at the rear of the ell are brick exterior chimneys. Both roofs are gable; the front roof is covered with composition shingle; the ell is metal. Windows are two-over-two sash. The house is probably plain weatherboard beneath the asbestos siding which was added in the 1950s. The original one-story porch has an altered floor and posts. The owner plans to replace all window sash and add vinyl siding over the asbestos. Of interest are the house's three original mantels, one at each chimney and a third in the dining room where there has never been a chimney.

The house was built in 1910 for John Meris, father of the current owner/occupant. The builder was Jim Thornlow. Meris and his family lived in a log house with separate log kitchen building just east of the frame house while it was being built. They were demolished in the 1960s. Meris owned about 110 acres and farmed tobacco. About 17 acres remain with the house today and are not farmed. The other acreage has been sold off for development.

The house is in poor condition and has several small outbuildings, all of which appear to be later than the house and are in deteriorated condition. There are late triple-A farmhouses elsewhere in Guilford County which retain their original siding and more intact complement of outbuildings, and hence are better able to illustrate the popular turn-of-the-century North Carolina I-house. Accordingly, this house has not been selected as a Register-eligible example of the style.











**Gray Pegram Farm**

2870 Horsepen Creek Road. Down a drive on E side Horsepen Creek Road (SR 2182), 0.5 mi S of jct with Jessup Grove Church Road.

Turn-of-the-century complex of frame and log buildings on still-farmed land. The house is a two-story frame triple-A with a metal roof, brick exterior end chimneys and return cornice at all gables. The house is three bays wide and one room deep with two-over-two sash. At both gable end elevations, windows are behind (north of) the chimney on both floors, with no fenestration in front. At the front is a one-story porch with simple turned posts and metal hipped roof. The house is in fair condition; asbestos siding has been added, covering the original weatherboards. At the rear is a one-story gable ell with six-over-six sash, asbestos siding and composition roof, added in the 1940s to replace an earlier log ell.

To the east of the house is a grouping of outbuildings including a double-pen V-notched log barn with broad metal gable roof, a frame barn with vertical board sheathing and two frame sheds. These may date from the 1940s. To the side is a 1950s clay tile outbuilding.

Closer to Horsepen Creek Road on the property is a tenant house with two stone chimneys, one brick-stacked. The house was built in two sections. The eastern portion is log; exposed logs, now painted, are visible in one room. The house has been altered; the front porch has been enclosed and replacement posts added; the interior has been altered significantly with the addition of a bathroom and two new rooms; and a 1950s brick porch and patio are at the rear. Across the farm road from the tenant house are two V-notched log tobacco barns, one collapsed.

The current owners built a new house south of the tenant house ten years ago. The configuration of trees and remains of a stone foundation indicate this may be the site of an earlier building.

The earliest remembered owner of the farm was Gray Pegram, who moved from Stokesdale in 1916 when he bought the farm. The Pegrams farmed tobacco and corn. According to Gray Pegram's daughter-in-law, the buildings on the farm during Pegram's tenure were there when Pegram purchased it. She also recalls that the I-house, which was the Pegram's residence, had a dogtrot leading to a log kitchen and dining room. That section was removed, apparently in the 1940s, and the current rear ell built. There is some local tradition that this house was built around an older one; perhaps the log kitchen, now destroyed, was that older portion.

In the 1940s the Pegrams sold the farm. It was sold again in 1951 to William C. Boren III of Boren Brick and Pomona Terra Cotta Co. The Borens, who kept horses, held the land for only a few years, selling it in 1957 when they found a more suitable horsefarm elsewhere. During those years the Borens built the clay tile outbuilding near the barn, made changes to the I-house, and significantly altered the tenant house, adding a bath, two rooms, the back porch and brick patio. They used the tenant house as their weekend house and hired a Mr. Noel as caretaker to live in the I-house.

Today the land is actively farmed, producing blackberries, blueberries and raspberries. The farm is interesting for its collection of frame and log buildings; however, alterations to the house, including the asbestos siding and loss of its original (perhaps early) log ell, and to the tenant building have damaged its integrity such that it does not meet Register criteria.











**Smith-Hodgin Dairy Farm**

W side New Garden Road (SR 2179), 0.5 mi S of jct with Horsepen Creek Road (SR 2182).

Nineteenth century farmhouse and twentieth century dairy barn, vacated in the 1970s and in severely deteriorated condition. Stylistic features of the I-house might date from the mid-nineteenth century, though it has undergone various alterations. It is a two-story house with three bays on the first floor facade but no window in the right hand bay, and two bays on the second. The gable roof has boxed eaves and small cornice returns. At each gable end was a brick exterior chimney. The east chimney has collapsed; the remaining chimney is single-shouldered. Fenestration is odd; the three front sash are six-over-six, those in the east gable are an unusual four-over-six with the six being vertical (no photographs of the eastern sash or elevation were possible due to overgrowth), and those on the west are four-over-four.

The one-story front porch extends the full width of the porch rather than the more typical slightly-less-than-full width, and thus has a shed roof. Corner posts of the house stop above and beneath the porch roof, allowing the weatherboards of the house to extend to create a "shed side" to the porch. This feature was not seen elsewhere in the project study area. The porch foundation, floor, and posts are replacements. The weatherboards on the facade beneath the porch are narrow-width replacements. According to a family member, the pervious boards were wider. Perhaps they were flush boards typical of early I-houses.

At the rear is a two-story gable ell. Cornerposts, joints and the awkward connection of the ell's roof beneath the main gable indicate that it was added later. At the rear is an interior end chimney with exposed face. Its top bricks have fallen and the roof near it has given way.

Inside, the house originally had a central hall with central stair. The stair and partition wall between the hall and west front room were removed to create a large room and no entry hall. A new staircase was built facing east along the back wall of that room. Tall beaded-board wainscot was added to rooms and stair. The new staircase newel and balustrade are missing. The mantel in the west room has been replaced with a modern brick mantel. Ceilings are celotex, though severe leaks have caused considerable collapse of the ceilings.

Immediately behind the house is a ca. 1921 clay tile milk house where the dairy's milk was cooled and stored before sale. The building appears to have been built in two stages; the section closest to the house has a hipped roof, and is stucco-over-clay tile. The remains of a triple-grouping of six-over-six sash are evident. The northern section has a gable roof and is vertical board walls over a wainscot-height wall of clay tiles. Each section had a door. The building is in ruinous condition; a tree has fallen on the northern end.

Northeast of the house is a large ca. 1940 barn on poured concrete foundation with concrete aisles and stall floors. The barn is metal-clad over vertical boards. Attached is a metal-clad silo. Some milking apparatus remains. A one-story frame gable-roofed tack room projects from the western side of the barn, and various shed attachments, now collapsing, are at the rear. The barn has holes in the roof ten feet across.

Behind the barn is a more recent frame vehicle shed. A frame carport is in front of the house.

According to Hodgin family tradition, the house was built in the 1840s by a teacher at New Garden Boarding School, and sold to Clement Smith and his second wife in 1854. The Smiths were Methodists who moved here from Rockingham County.<sup>34</sup>

The farm then passed to Clement's son Samuel William Henry Smith who had a store at the farm. Apparently Smith gave credit to customers until he went into debt; he decided to go into the dairy business. He mortgaged his house on Spring Garden Street in Greensboro in order to buy cows and equipment, and started his dairy in 1921. The store was in front of the house; it was demolished early in this century.

SWH Smith's daughter Ella married Robert E. Hodgin of an old Quaker family. Their son David E. Hodgin Sr. loved farming and came out to work on the farm with his grandparents (S.W.H. Smith) and eventually took over the dairy.

In 1938 or 1939 the dairy barn was lost in a storm; the current barn was built shortly thereafter. Hodgin gave up the dairy business in the 1960s and began a horse business. At that time he altered the ca. 1940 barn to accommodate horses.

The farm has been vacant since about 1974 and is severely deteriorated. Gaping holes are in the roof of the house and its ell. The east chimney has fallen, the rear chimney top is falling now, the back portion of the ell is in danger of falling and the porch is severely deteriorated. Deterioration of the house had advanced considerably from the Consultant's first visit in November of 1989 to her most recent in February 1991.

This was one of the many dairy farms which prospered in this part of Guilford County in the early to mid-twentieth century, and the oldest part of the house appears to be mid-nineteenth century. The house has architectural elements unusual in this area, such as the exposed face rear chimney, porch roof construction, and sash pattern on the east end (perhaps an alteration). However, significant alterations have damaged the integrity of the building and farm: the porch floors and posts, facade weatherboards, sash changes, loss of eastern chimney, loss of interior floor plan, staircase, mantel, loss of the later stair newel and balustrade, as well as damage from significant decay. The farm-related element of the property has also diminished through loss of all early outbuildings and retention of only one 1920s outbuilding, and that one in ruinous condition. The extent of the 1960s changes to the ca. 1940 barn are unknown; that building also is in poor condition.

The extent of these alterations to the property has damaged the house and farm's integrity to the extent that National Register criteria are not met.





















P157

**Whippoorwill (Ballinger-Stewart House)**

6213 Ballinger Road. S side Ballinger Road (SR 2181), 0.7 mi W of jct w/ New Garden Road (SR 2136).

Extremely altered early house; a portion is probably log. The proportions of the house and its odd chimney indicate it may be early nineteenth century, although both interior and exterior alterations prevent examination of building materials. Exterior is covered with asbestos shingles, windows are twentieth century replacements, interior panelling has been added and floors replaced. One interior wall of the main room of the old section is horizontal boards which were removed, reversed and varnished during the twentieth century alterations. A one-story addition attaches to the north and a twentieth-century porch is on the east elevation.

The house was built by a Ballinger. A brick from the chimney has the initials HB and the date 1807. [The brick was removed when the property was sold by the Ballinger family in the 1920s and is now kept as a family artifact in the Jonathan Ballinger House (P158).] No Ballinger by those initials is listed in the survey of burials and existing stones in the New Garden Cemetery. A Henry Ballinger died in 1802.

The extensive alterations described above have seriously compromised the house's integrity and hence preclude listing in the National Register.

P157

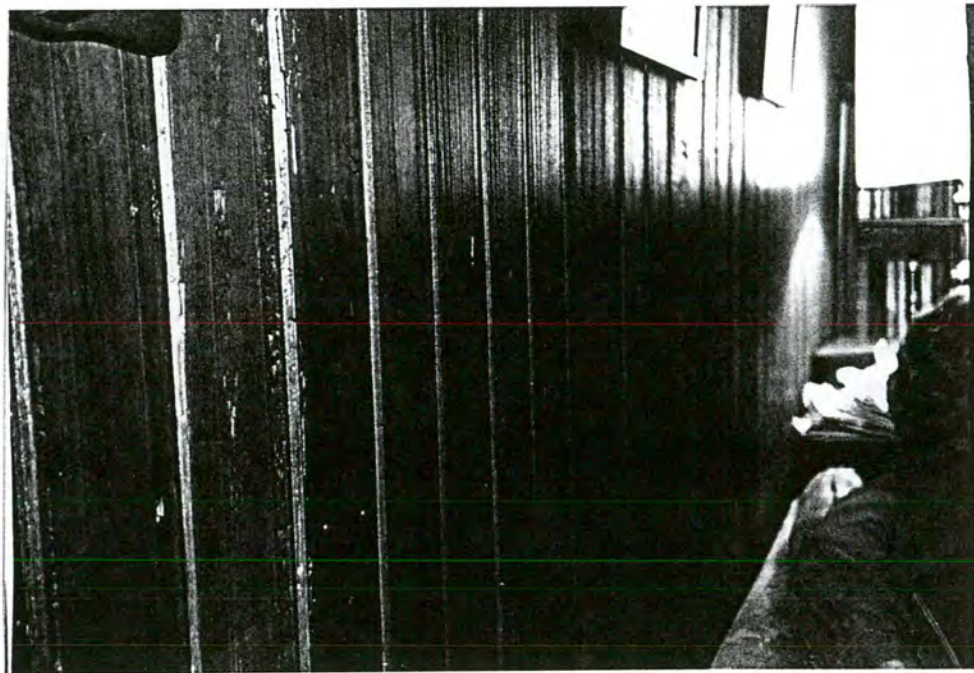
Whippoorwill (Ballinger-Stewart House)





P157

Whippoorwill (Ballinger-Stewart House)



**Woodyside Store and Houses**

All are on Hibler Road (SR 1566) N of jct w/ Guilford College Road (SR 1546).

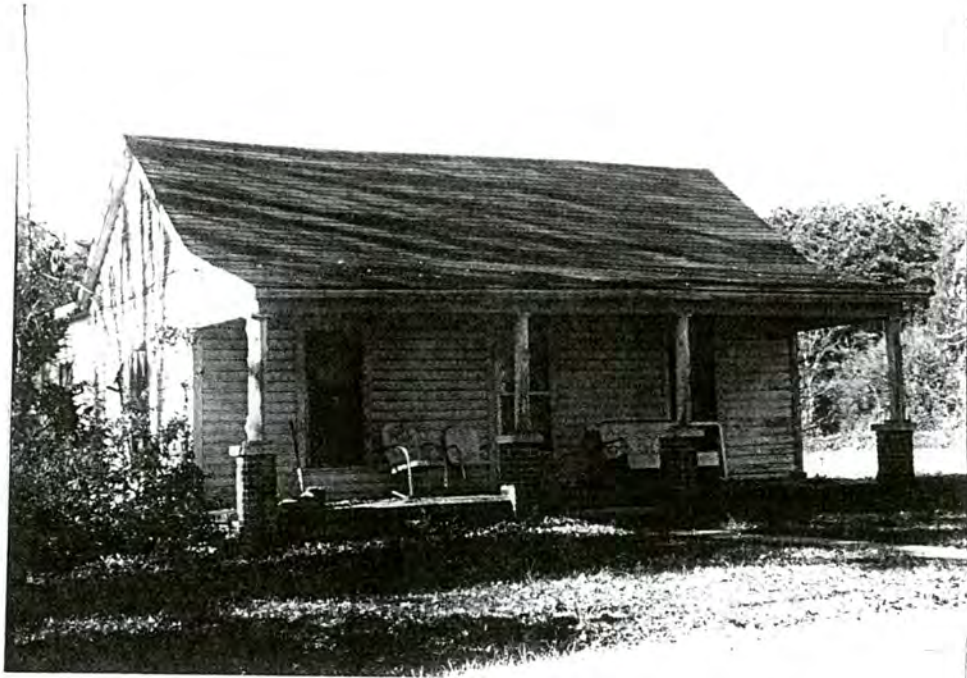
After the Civil War, a black area known as Warnerville was founded by Yardley Warner, a Northern Quaker, who purchased 34 acres, divided the land into half-acre tracts, and sold them to freedmen on liberal terms. A similar effort was made in the study area. John W. Woody was a professor on the first faculty of Guilford College after it was no longer a boarding school. The same man who surveyed College Road, Woody, a Quaker, assembled land southwest of Guilford Station in the late nineteenth century and sold lots at exceedingly low prices in an effort to assist blacks in acquiring property for homes.

John Woody's son J. Waldo Woody, a Quaker minister, inherited the land and continued to manage the property. Known as Woodyside, these and a few other buildings remain today, although they are in deteriorated condition. Woodyside was part of a concentration of black neighborhoods and churches in this area of the county known as Raleigh Crossroads. A black school, since demolished, was established on College Road across from Woodyside. The area remains predominantly black although Raleigh Crossroads was bisected by construction of I-40, and rapid urbanization and the widening of College Road is further changing its character.

John Woody and his wife Mary C. Woody were both prominent Quakers. Both taught at Guilford College; John taught at New Garden Boarding School and later at the College, teaching math, physics, history and surveying.<sup>35</sup> Woody also had held normal schools for "colored teachers" in Greensboro from 1885 to 1888. Later he served as business manager for Slater Industrial and State Normal School for Negroes at Winston-Salem for nine years, 1899 to 1908 (now WSSU).<sup>36</sup> In 1900, a local Christian Endeavor Society was formed with John W. Woody as its president. This was a national non-denominational organization.

While Woodyside does not retain integrity necessary for listing in the Register, it is of significance to the study of society of the period. The remaining structures are representative of a lifestyle and dwelling type of the less fortunate socio-economic class of rural North Carolina (and the Southeast in general) during the last decades of the nineteenth century and especially the first three or four decades of this century.









## ENDNOTES FOR NON-ELIGIBLE RECORDED PROPERTIES

1. Larson interview.
2. Interview, Emily Ballinger.
3. Hilty and numerous other accounts of early Quaker settlement in North Carolina.
4. Interview, Max Ballinger, and GDN newspaper.
5. Interview, Emily Ballinger.
6. Originally named King Street, as Greensboro expanded a new name had to be found because Greensboro already had a King Street. Rather than lose the association with King, the community chose his full name for the street. See New Garden Cemetery entry (P266) for discussion of King.
7. Interview, Elizabeth Cudworth.
8. 1937 Alumni Directory.
9. Hilty, p. 52 and 53.
10. Ibid.
11. Interview, William D. Coble, who supplied information on the history of and changes to the Coble House.
12. Ibid. Lindley's barns were across Friendly Road, the site of condominiums today.
13. Crutchfield lived on the west side of College Road in an extant L-shaped frame house just south of today's Guilford School.
14. Interview, William D. Coble.
15. Winslow, p. 2
16. 1937 Alumni Directory.
17. Smith, p. 153, and Russell Branson, memorial to Ada Field in files of Quaker Collection, 1975.
18. Interview, David Edwards.
19. Mary Mendenhall Hobbs, Letters..
20. Interview with Vallie T. Edwards.
21. Interview with Julie Mills.

22. Interview with Vallie T. Edwards
23. Hilty, p. 53, and interview, Edith Hollowell. Mary Ann Hollowell's family had moved to High Point from Clinton, Co., Ohio for her father's health and lived in a boarding house. Alfred Hollowell's family had moved to High Point from Woodland (Wayne County, N.C.) and ran a boarding house; Mr. Hollowell worked in Lenoir before marrying and moving to Guilford College.
24. 1937 Guilford College Alumni Directory.
25. Interview with William D. Coble.
26. Winslow.
27. Interviews, and letters of Mary M. Hobbs in Letters to Gertrude.
28. Interview with C. Edwin Knight.
29. Jane Wakefield Knight operated the first telephone exchange in Guilford College, from their house at 709 Francis King Street which has since been demolished.
30. Interview with C. Edwin Knight.
31. One of these was David Hodgin, Sr. of the Smith-Hodgin Farm, (P197).
32. Interview with Zelma Farlow.
33. Interviews with Lena Marshburn, Alice Marshburn Bray, Ruth Marshburn.
34. Information on family use and ownership are from interviews with Jean H. Hodgin, daughter-in-law of the most recent owners. Some of her information was from conversations with Anne Hodgin Cude, daughter and sister of former owners.
35. Winslow, p. 27, and 1937 Guilford College Alumni Directory.
36. Hinshaw, p. 172.



## POTENTIAL EFFECTS ON PROPERTIES

## POTENTIAL EFFECTS ON PROPERTIES

The Consultant's observations on the apparent effects of each alternate are based on revised alternate locations sent to her by KHA in late February, 1990. Each of the three proposed alternates shown on that map poses moderate to severe effects on a number of properties identified in this report as eligible or listed in the National Register of Historic Places. Five of the 17 are located within at least one of the alternates, and three are in two. Three will be so-called 4(f) properties if the West or Middle Alternates is selected below I-40, and two if the East Alternate is selected north of I-40. Eight additional listed or eligible properties may be adversely affected, as defined by Section 106 and its regulations, by one or more of the alternates.

North of I-40, the West and Middle Alternates will adversely affect three eligible properties, and the East will adversely affect seven, with two being 4(f) properties. South of I-40, the Middle and West Alternates pose adverse effects on six properties and 4(f) conditions on three of these, while the East Alternate poses an adverse effect to six eligible or listed properties. An alternative not included on KHA's map but which has been discussed informally is farther east than the current East Alternate. While the Consultant has not seen a specific location, it is possible that the more eastern alternate will avoid adverse effects to several significant properties.

A comparison of the environmental consequences which each of the proposed alternatives is likely to have on significant historic architectural properties follows. In the narrative section, each property is listed with a discussion of the likely effects of each alternate. Following the narrative are charts of each alternate showing its likely effects on each property.



## POTENTIAL EFFECTS OF EACH ALTERNATE ON EACH PROPERTY

The John Hampton Adams House (P281). On all corridors, the proposed interchange at High Point Road has the potential to adversely affect the residential property due to increased traffic and, more significantly, increased development pressures.

Arcadia (P267). Will not be affected by the West or Middle Alignments but will be adversely affected by the East Alternate and introduction of an intersection at W. Friendly Road.

The Chamblee House (P279). On all corridors, the proposed interchange at High Point Road has the potential to adversely affect the residential property due to increased traffic and, more significantly, increased development pressures.

The Thomas Cook Farm (P148). Will not be affected by any corridor as currently proposed.

The Roy Edgerton House (P207). On all corridors, the proposed intersection with West Market Street will bring a resulting increase in traffic and development pressures which will adversely affect the residential property.

Guilford College Historic District (P246). The West and Middle alternates will have an effect on the College due to the increased development pressures brought on by the interchange with W. Friendly Road. The East alternate will adversely affect the property, using land from the historic district and triggering Section 4(f).

Guilford Courthouse National Military Park (P272). All alternates share the same proposed northern section of the project. The introduction of the Loop road will affect the Park but the effect will not be adverse.

Samuel H. Hodgin House (P88). The West and Middle alternates will have an effect on the residential property due to the increased development pressures brought on by the interchange with W. Friendly Road. The East alternate is adjacent to and will adversely affect the property.

The Hoskins Farmstead Historic District (P271) will be adversely affected by the proposed interchange of all corridors with US 220. The property is on US 220 and the resultant traffic, improvements, and development pressures in an already intensely-developed area will adversely affect the National Register Historic District.

The Jamison-Ward House (P275) is three-tenths of a mile from the West and Middle corridors and immediately adjacent to the East corridor. It will be adversely

affected by severe traffic increases and development pressures resulting from the proposed interchange at High Point Road.

The Jeffers Complex (P178-179) will not be affected by the East Alternate, but is immediately adjacent to the West and Middle corridor and will be adversely affected by those alternates.

The Kimrey-Haworth House (P218). The West and Middle alternates will have an effect on the residential property due to the increased development pressures brought on by the interchange with W. Friendly Road. The property is within the East Alternate and therefore will be adversely affected and is subject to Section 4(f).

The Era Lasley House (P89). The West and Middle alternates will have an effect on the residential property due to the increased development pressures brought on by the interchange with W. Friendly Road. The East alternate is adjacent to and will adversely affect the property.

New Garden Friends Cemetery (P266).

Will not be affected by the West or Middle Alignments but will be adversely affected by the East Alternate and introduction of an intersection at W. Friendly Road.

Celia Phelps Church (P231). The property is close to all alternates and will be adversely affected by all alternates. It is within the West and Middle corridor and is therefore subject to Section 4(f).

The Pilot Life/Sedgefield Historic District (P135). The property is close to all alternates and will be adversely affected by all alternates. It is within the West and Middle corridor and is therefore subject to Section 4(f).

The Sedgefield Stables (P232). The property is close to all alternates and will be adversely affected by all alternates. It is within the West and Middle corridor and is therefore subject to Section 4(f).



**POTENTIAL EFFECTS OF THE WEST ALTERNATE ON SIGNIFICANT PROPERTIES**

|                                       |           |                     |              |
|---------------------------------------|-----------|---------------------|--------------|
| J.H. Adams House (P281)               |           | adverse effect      |              |
| Arcadia (P267)                        | no effect |                     |              |
| Chamblee House (P279)                 |           | adverse effect      |              |
| Thomas Cook Farm (P148)               | no effect |                     |              |
| Roy Edgerton House (P207)             |           | adverse effect      |              |
| Guilford College (P246)               |           | effect, not adverse |              |
| Guilford Courthouse (P272)            |           | effect, not adverse |              |
| Samuel Hodgkin House (P88)            |           | effect, not adverse |              |
| Hoskins Farmstead (P271)              |           | adverse effect      |              |
| Jamison-Ward House (P275)             |           | adverse effect      |              |
| Jeffers Complex (P178-179)            |           | adverse effect      |              |
| Kimrey-Haworth House (P218)           |           | effect, not adverse |              |
| Era Lasley House (P89)                |           | effect, not adverse |              |
| New Garden Cemetery (P266)            | no effect |                     |              |
| Celia Phelps Church (P231)            |           | adverse effect      | Section 4(f) |
| Pilot Life/Sedgefield District (P135) |           | adverse effect      | Section 4(f) |
| Sedgefield Stables (P232)             |           | adverse effect      | Section 4(f) |

POTENTIAL EFFECTS OF THE MIDDLE ALTERNATE ON SIGNIFICANT PROPERTIES

|                                       |                     |                |              |
|---------------------------------------|---------------------|----------------|--------------|
| J.H. Adams House (P281)               |                     | adverse effect |              |
| Arcadia (P267)                        | no effect           |                |              |
| Chamblee House (P279)                 |                     | adverse effect |              |
| Thomas Cook Farm (P148)               | no effect           |                |              |
| Roy Edgerton House (P207)             |                     | adverse effect |              |
| Guilford College (P246)               | effect, not adverse |                |              |
| Guilford Courthouse (P272)            | effect, not adverse |                |              |
| Samuel Hodgkin House (P88)            | effect, not adverse |                |              |
| Hoskins Farmstead (P271)              |                     | adverse effect |              |
| Jamison-Ward House (P275)             |                     | adverse effect |              |
| Jeffers Complex (P178-179)            |                     | adverse effect |              |
| Kimrey-Haworth House (P218)           | effect, not adverse |                |              |
| Era Lasley House (P89)                | effect, not adverse |                |              |
| New Garden Cemetery (P266)            | no effect           |                |              |
| Celia Phelps Church (P231)            |                     | adverse effect | Section 4(f) |
| Pilot Life/Sedgefield District (P135) |                     | adverse effect | Section 4(f) |
| Sedgefield Stables (P232)             |                     | adverse effect | Section 4(f) |



POTENTIAL EFFECTS OF THE EAST ALTERNATE ON SIGNIFICANT PROPERTIES

|                                       |                     |                |              |
|---------------------------------------|---------------------|----------------|--------------|
| J.H. Adams House (P281)               |                     | adverse effect |              |
| Arcadia (P267)                        |                     | adverse effect |              |
| Chamblee House (P279)                 |                     | adverse effect |              |
| Thomas Cook Farm (P148)               | no effect           |                |              |
| Roy Edgerton House (P207)             |                     | adverse effect |              |
| Guilford College (P246)               |                     | adverse effect | Section 4(f) |
| Guilford Courthouse (P272)            | effect, not adverse |                |              |
| Samuel Hodgin House (P88)             |                     | adverse effect |              |
| Hoskins Farmstead (P271)              |                     | adverse effect |              |
| Jamison-Ward House (P275)             |                     | adverse effect |              |
| Jeffers Complex (P178-179)            | no effect           |                |              |
| Kimrey-Haworth House (P218)           |                     | adverse effect | Section 4(f) |
| Era Lasley House (P89)                |                     | adverse effect |              |
| New Garden Cemetery (P266)            |                     | adverse effect |              |
| Celia Phelps Church (P231)            |                     | adverse effect |              |
| Pilot Life/Sedgefield District (P135) |                     | adverse effect |              |
| Sedgefield Stables (P232)             |                     | adverse effect |              |

## BIBLIOGRAPHY



# BIBLIOGRAPHY

## Books

Albright, James W. Greensboro 1808-1904; Facts, Figures, Traditions and Reminiscences, 1904.

Arnett, Ethel Stephens. Greensboro, North Carolina, The County Seat of Guilford. Chapel Hill: The University of North Carolina Press, 1955.

Bishir, Catherine W., and Lawrence S. Earley, eds., Early Twentieth-Century Suburbs of North Carolina: Essays on History, Architecture and Planning, and particularly article by Gayle Hicks Fripp, "Greensboro's Early Suburbs." Raleigh: N.C. Division of Archives and History, 1985.

Branson, Levi. Branson's North Carolina Business Directory. Raleigh: Levi Branson, 1884.

Gilbert, Dorothy. Guilford: A Quaker College. Guilford College: Guilford College, 1937.

\_\_\_\_\_. Guilford College Bulletin: Alumni Directory; Students of New Garden Boarding School and Guilford College through a Century 1837-1937. Vol. XXX, No. 2. Guilford College, February 1937.

Hilty, Hiram H. New Garden Friends Meeting; the Christian People Called Quakers. Greensboro: North Carolina Friends Historical Society, 1983.

Hinshaw, Seth B. The Carolina Quaker Experience, 1665-1985. Greensboro: North Carolina Friends Historical Collection, 1984.

Lefler, Hugh Talmage, and Albert Ray Newsome. North Carolina, the History of a Southern State, revised edition. Chapel Hill: University of North Carolina Press, 1954, 1963.

Little-Stokes, Ruth. An Inventory of Historic Architecture, Greensboro, N.C. Raleigh, N.C. Division of Archives & History, 1976.

McAlester, Virginia S.T. and A. Lee McAlester. A Field Guide to American Houses. New York: Alfred A. Knopf, 1989.

Moore, J. Floyd. Friends in the Carolinas. Greensboro: Guilford College, 1963.

\_\_\_\_\_. The National Cyclopaedia of American Biography, Vol. XVI. New York: James T. White & Co., 1918.

\_\_\_\_\_. North Carolina, A Guide to the Old North State. Compiled and Written by the Federal Writers' Project of the Federal Works Agency, Work Projects Administration, for the State of North Carolina. Raleigh: North Carolina Department of Conservation and Development, 1939.

Powell, William S. North Carolina. New York: Franklin Watts, Inc., 1966.

Powell, William S. The North Carolina Gazetteer; A Dictionary of Tar Heel Places. Chapel Hill: University of North Carolina Press, 1968.

Reeves, Emma Barrett. Three Centuries of Ballingers in America. c. E. B. Reeves, printed by Texian Press, 1977.

Robinson, Blackwell P., Ed. The North Carolina Guide. Federal Writers' Project. Chapel Hill: The

University of North Carolina Press, copyright 1955 by the North Carolina Department of Conservation and Development. Printed by Van Rees Press, New York.

Robinson, Blackwell P., and Alexander R. Stoesen. The History of Guilford County, North Carolina, U.S.A., to 1980, A.D. Guilford County Bicentennial Commission and Guilford County American Revolution Bicentennial Commission, 1980.

Sharpe, Bill. A New Geography of North Carolina, Volume 2. Raleigh: Sharpe Publishing Co., Inc., 1958, third printing 1966.

Smith, H. McKelden. Architectural Resources; An Inventory of Historic Architecture, High Point, Jamestown, Gibsonville, Guilford County. Raleigh: N.C. Division of Archives & History, 1979.

Smith, O. Norris. Family Burial Grounds and Abandoned Cemeteries in Guilford County. 1978.

State Board of Agriculture. North Carolina and its Resources. Winston: M.J. & J.C. Stewart, Public Printers & Binders, 1896.

Stockard, Sallie Walker. The History of Guilford County, North Carolina. Knoxville: Gant-Ogden Company, 1902.

Stoesen, Alexander R. Guilford College: on the Strength of 150 Years. Greensboro: Guilford College, 1987.

Weeks, Stephen B. Southern Quakers and Slavery. Baltimore, 1896.

Winslow, Margaret Davis. A Gift from Grandmother. Privately printed, 1958.

#### **Other**

Bishir, Catherine W. and Sondra L. Ward. "Statewide Survey of Historic Buildings: A Brief Status Report." North Carolina Department of Cultural Resources, 1985.

Charles W. Cummings, Jr., and Mrs. Pattie S. Newlin. "New Garden Friends Cemetery Tombstone and Death Records of the Old Section." typed manuscript, Greensboro, 1978.

Graybeal, Kaye M. Draft National Register nomination, Thomas E. Cook Farm, 1991.

Edmisten, Linda. National Register nomination, Guilford College, 1990.

\_\_\_\_, "History of Deep River Friends Meeting," unpublished brochure for 1954 bicentennial program of Deep River Friends Meeting.

\_\_\_\_, Deep River Friends Meeting bulletin, March 26, 1972, marking the tercentenary of Friends in Carolina.

Hood, Harriet Crutchfield. "Station Road," typed ms., 1990.

Southern, Michael T. National Register nomination, Hoskins House.

Underwood, Sam J. "Introduction to Historic Sites and Selected Landmarks of Guilford County," draft of unpublished ms., 1976.

Underwood, Sam J. "Voices of Guilford," transcript of taped memoir, 1976.



Selected files, prints, documentary photographs and maps in holdings of The Friends Historical Collection, Guilford College Library.

Maps in files and environmental review/planning office of the N.C. Division of Archives and History, Survey and Planning Branch.

National Register nominations on file at NCDA&H, Survey and Planning Branch.

\_\_\_\_\_, "New Garden Cemetery, Located at Guilford College, N.C., Founded by New Garden Monthly Meeting of Friends." Published June 20th, 1930.

Newspaper clippings, unpublished manuscripts, and maps in the general county files at NCDA&H, Survey and Planning Branch.

Soil Conservation Service, soils study, Guilford County.

Survey files of individual properties recorded at NCDA&H, Survey and Planning Branch.

### Interviews

(The list below does not include the names of numerous owners and residents interviewed in the field who were generous with their time and gave helpful leads and information.)

Jere Adams Ayers and Elsa Ayers, owners Nathan Ayers House (P280).

Dot Ballinger, owner Dealous M. Ballinger House (P159).

Emily Ballinger, former resident and co-owner, Jonathan Ballinger House (P158).

Max Ballinger, former resident and co-owner, Jonathan Ballinger House (P158).

David Bills, Pastor, New Garden Friends Meeting (P266).

William C. Boren III, former owner Gray Pegram Farm (P164).

Dr. Bert M. Brannan, Jr., and Sally Brannan, owners Chamblee House (P 279).

Alice Marshburn Bray and sisters Lena and Ruth Marshburn, long-time residents of Guilford College and Marshburn House (P210).

David H. Brown, Jr., former director of Friends Home, Inc., and resident of Arcadia (P267).

George W. Bryson, Jr., former owner/manager of Sedgefield Stables and son of previous owner/manager.

Robert P. Cannon, owner Kimley-Haworth House (P218) and lifelong resident of W. Friendly Road.

William D. Coble, lifelong resident and owner, Coble Farm (P209), and former owner, Crutchfield Fertilizer Warehouse (P51).

Norman Crutchfield, long-time member of Celia Phelps Church (P231) who was born in the Adams Farmhouse.

Elizabeth Peele Cudworth, lifelong resident of Guilford College and owner, Blair-Peele House (P264).

David Edwards, owner Edwards House (P161).

Vallie Tedder Edwards, daughter and sister of former owners of the Hassell House (P96).

Melinda Faley, Preservation staff to Greensboro/Guilford County joint Historic Properties Commission.

Zelma Farlow, lifelong resident of Guilford College.

Dr. and Mrs. Arthur Freedman, owners Gray Pegram Farm (P164).

Jewel Fulp, long-time neighbor of the Hassell House (P96).

C. Darwin Hawley, former owner Knight-Frazier House (P268).

Damon D. Hickey, Ph.D., Associate Library Director and Curator of The Friends Historical Collection, Guilford College Library.

Seth Hinshaw, local historian, author and son-in-law of J. Waldo Woody.

Jean H. Hodgkin, daughter-in-law of former owner of Smith-Hodgin Dairy Farm (197).

John E. Hodgkin, Jr., owner Samuel H. Hodgkin House (P88).

Bertha Anthony Holliday, former resident Jackson-Anthony House (P75).

Edith Hollowell and sister Winifred, owner Hollowell House (P260).

Clara Jeffers Hughes, lifelong resident and owner, Hobbs-Körner Farm (P178).

Mary E. Jones, long-time resident Guilford College.

Charlie King, long-time resident Guilford Station.

C. Edwin Knight, former resident Clarence O. Knight Farm (P188).

John H. Lamb, long-time resident Guilford College and neighbor of Jackson-Anthony House (P75).

John C. Larson, architectural historian.

Gertha Farlow Love, daughter of Kemp Farlow who had store at corner of Friendly and College roads.

Mac McCracken, long-time resident Guilford College.

Margaret McGuire, owner Dr. McCracken House (P247).

Julie Mills, owner Hassell House (P96).

J. Floyd Moore, local historian.

James C. Newlin, Vice President for Development, Guilford College, and lifelong resident Guilford College.

Hortense Pegram, daughter-in-law of Gray Pegram (P164).

Jack Perdue, local historian and member, Historic Properties Commission.



Carole Treadway, Assistant Director, The Friends Historical Collection, Guilford College Library.

Clay Walker, brother of former owner of Jessup House (P182).

Allen H. Watkins, owner John Hampton Adams House (P281).

Theresa I. Ward, owner Jamison-Ward House (P275).

Thomas A. Ward, former owner, Jamison-Ward House (P275).

Eleanor Warner, lifelong resident and owner, Jackson-Anthony House (P75).

Ida Gray Wells, long-time resident Hilltop Road area.

## **APPENDICES**

Copy of Materials Received as "RFP"

Copy of Portions of Consultant's Contract

Copy of SHPO Guidelines

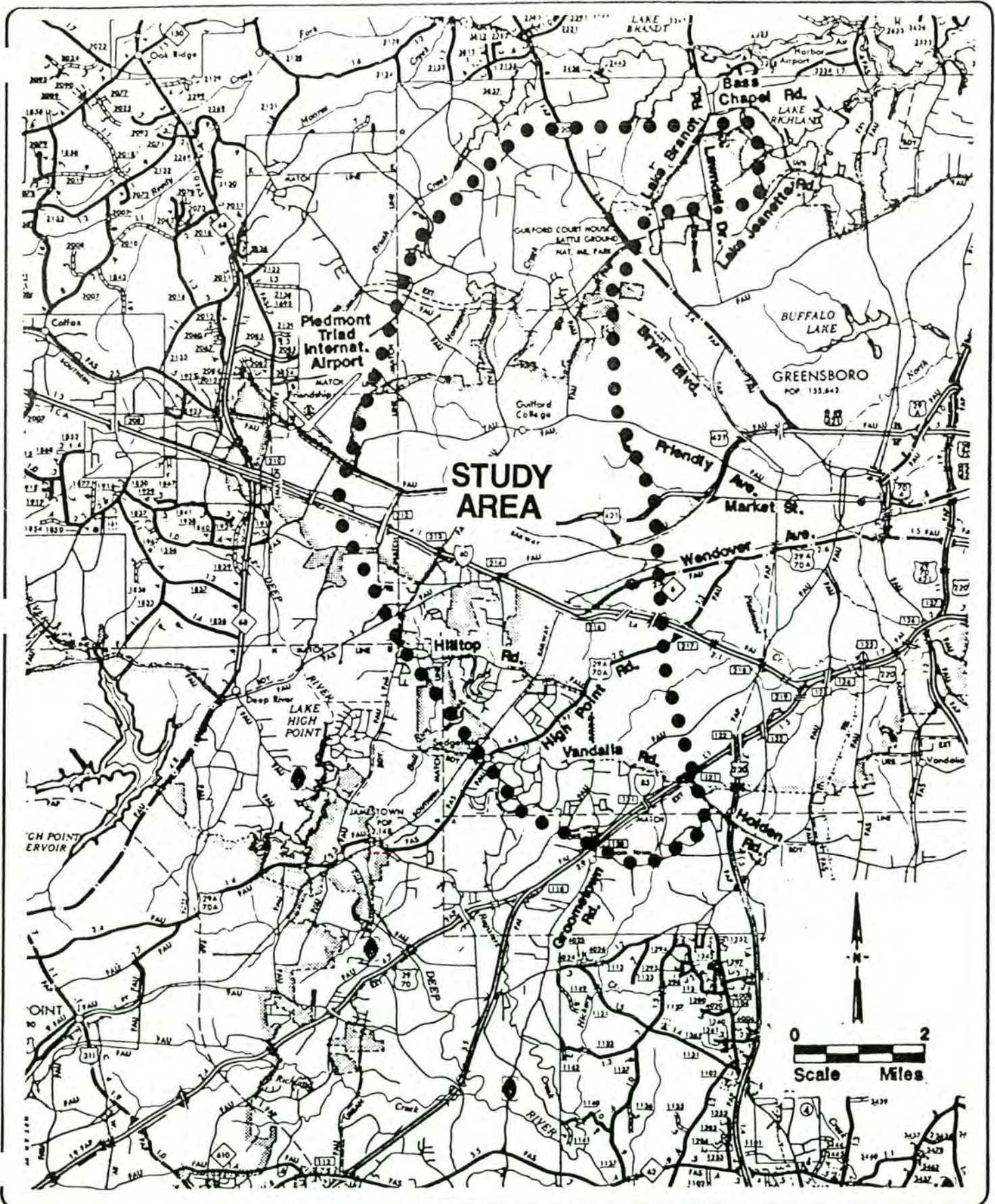
Copy of NCDOT Guidelines

Map (folded in back of report)



Copy of Materials Received as "RFP"





GREENSBORO WESTERN URBAN LOOP

PROJECT STUDY AREA



Copy of Portions of Consultant's Contract

### III. WORK PROGRAM FOR ARCHITECTURAL SURVEY REPORT

#### A. Summary of Activities Proposed

##### 1. Background Research

The Subconsultant will:

- a. Consult appropriate repositories and agencies to identify all architectural resources listed in, nominated to or previously determined eligible for the National Register of Historic Places; and those resources included in the SHPO's inventories, the SHPO's Study List, the Historic American Buildings Survey, Historic American Engineering Record, and pertinent local or county inventories.
- b. Conduct a thorough search of appropriate primary and secondary source material pertaining to the history and architecture of the project area. The level of effort will be commensurate with reporting requirements of the SHPO Guidelines and will be sufficient to support the Subconsultant's professional opinions concerning Register eligibility.
- c. Contact any knowledgeable professional and avocational historians and/or architectural historians who may have knowledge of the project area; contact local and/or county officials or agencies having jurisdiction over or interest in properties of local or regional importance.

##### 2. Field Activities

The Subconsultant will:

- a. Conduct a comprehensive survey of the project area, to assess the nature and extent of the area of potential effect, to review the character and condition of previously recorded resources, and to identify other architectural resources over fifty years of age.
- b. During the survey, prepare a comprehensive photographic inventory keyed to USGS or other



appropriate maps of the built environment and setting of the project area;

- c. Locate those properties listed in, nominated to or determined eligible for the National Register or included in the Study List;
- d. Identify any other properties which appear to meet one or more Register Criteria.

### 3. Analysis

The Subconsultant will:

- a. Participate in a meeting with representatives of NCDOT and the SHPO and present an oral report on findings. The meeting will be held following the field effort outlined above; the Subconsultant will use maps, photographs and/or slides for illustration, in addition to the written list requested by NCDOT and the SHPO. Also included will be recommendations concerning potential Register eligibility of surveyed resources and discussion of boundary definitions, and identification of properties which may be affected by one or more project alternatives. Comments or suggestions from the SHPO staff will be considered during preparation of the survey report.
- b. For each property previously listed in, determined eligible for, or nominated to the Register, and for each property evaluated during this survey as appearing to meet one or more Register Criteria, identify potential impacts using the Criteria of Effect and Adverse Effects as guides. This will be only a preliminary analysis, not sufficient to serve as a Finding of Effect.
- c. For those properties which the Subconsultant feels may be adversely affected, make preliminary identification of possible measures Kimley-Horn might explore to avoid or mitigate adverse effects.

#### 4. Report Preparation

- a. The Subconsultant will prepare a bound final survey report which will be presented to Kimley-Horn for use as a separate technical appendix to the DEIS. This report should be referenced in the DEIS.
- b. The Subconsultant will also prepare a summary of the results of the architectural survey for use in the body of the DEIS. The methods and findings of the survey, including recommendations for Register eligibility, will be summarized for the Existing Conditions section; preliminary impact analyses will be summarized for use in the Impacts section; and preliminary discussion of measures for mitigating these impacts will be summarized for use in the Mitigation section.
- c. No editing of the report or any summaries will be done except by this Subconsultant.

#### IV. DELIVERABLES

##### A. Articles to be Delivered

1. **Project Area Photograph Inventory and Accompanying Map**
  - a. The Subconsultant will prepare a photographic inventory of all buildings in the area of potential effect which appear to be over 50 years old. At least one clear view will be obtained of each property; several adjacent buildings may be shown in the same view. Each photograph will be keyed to a USGS or other appropriate map (see "Maps" below).
  - b. Photographs will be black and white, taken in 35mm format and presented as 4x contact prints or as glossy prints at least 3" by 5" in size. Each photograph will be labeled on the back with the property name, location, project name, date of photograph, direction of view, and name of photographer.



- c. Streetscape or other contextual views will also be taken within the project area as a whole, sufficient to provide an overall visual depiction of the affected environment.
- d. The photographic inventory will be brought to the mid-project review meeting with NCDOT and the SHPO office. The Subconsultant will retain the photographic inventory after this meeting; it will then be included with the report.

## 2. Other Photographs

- a. Those properties for which the Subconsultant will prepare individual descriptions and evaluations will be photographed in sufficient detail to meet the report requirements of NCDOT and the SHPO office. Required views include:
  - (1) Exterior views showing each elevation clearly,
  - (2) View of property in its setting,
  - (3) Exterior details,
  - (4) Views of all outbuildings and associated features,
  - (5) Interior views, if available.
- b. Photographs referenced in the paragraph above will be mounted onto pages in the report and labeled with the property name, location, project name, date of photograph, direction of view, and name of photographer.
- c. Appropriate black and white photographs will be submitted with each North Carolina Historic or Multiple Structure(s) form (NC site forms). These will be labeled on the back and keyed to map numbers.

## 3. Maps

- a. A USGS or other appropriate map or maps will be submitted with the photographic inventory (see above) indicating all properties over 50 years of age within the project area. This will be brought to the mid-project review meeting with NCDOT and the SHPO office and

keyed to the photographic inventory, as indicated above. The Subconsultant will retain the map or maps after this meeting; appropriate and required map(s) will be included with the report.

- b. A map or maps will be included in the Management Summary of the report illustrating the area of potential effect for the project with all listed and potentially eligible site boundaries shown and labeled.
- c. A map or maps will be included in the Introduction of the report which shows precisely, and in a scale easily readable, the locations of: (a) the general project area; (b) the exact boundaries of the project area in reference to important cultural or natural landmarks; and (c) the area of potential effect (the exact areas surveyed) with a discussion of how this area was determined. These map(s) will also depict the project corridor.
- d. The maps included in the report will allow the report to stand alone as a reference document.
- e. Maps are also required for each recorded property:
  - (1) A sketch map, not to scale, will be submitted to show the general site plan of each recorded property. It will identify the location and type of historic resources, major natural features, and any manmade elements (including roadways, contemporary structures, and landscaping). The sketch map will be keyed to the narrative entry number and photographs.
  - (2) An appropriate map (where available, a copy of a tax map or aerial photograph) with boundaries marked will be submitted for each property considered eligible for or listed in the National Register.



- f. Other maps (including historic maps) may be included in the report at the discretion of the Subconsultant.

#### 4. Draft Survey Report

The draft survey report will include the following:

- a. Title page;
- b. Table of contents containing the items and following the format called for in the NCDOT and SHPO guidelines;
- c. List of maps, illustrations, and figures with page reference;
- d. Management summary to provide Kimley-Horn and Associates, the report reviewers and other interested parties with a succinct but complete synopsis of the report. This will be similar to but more detailed than an abstract, and probably less than two pages.

Included will be:

- (1) Project name and summary;
- (2) State Clearinghouse number (if available);
- (3) Brief statement of project purpose;
- (4) Summary of survey methodology;
- (5) Description of the area of potential effect;
- (6) Estimate of the percentage or amount of the project area actually covered by the survey (expected to be 100% for this project) and description of factors limiting the intensity or coverage of the survey;
- (7) Summary of results, including:
  - (a) summary of information derived from the investigation;
  - (b) List of properties considered eligible for or listed in the National Register, with page number in the text where described;
  - (c) List of all properties recorded (using state historic structures site numbers if available), with page number in the text where described;

- (d) Map illustrating the area of potential effect for the project with all potentially eligible and listed site boundaries shown and labeled (as referenced in "Maps" above).
  - (e) Summary discussion of the potential effects, if any, each alternative is likely to have on each property that has been identified as listed in or potentially eligible for the National Register. This is not intended to be a Finding of Effects, but to provide the readers with the benefit of the Subconsultant's thoughts on effects.
- e. Introduction providing detailed information pertinent to the location of the architectural investigations, the reasons for the work, personnel, and dates of the work. Included in the Introduction will be:
- (1) Name of the project and State Clearinghouse Number (if available);
  - (2) Verbal description of the location of project, including the county;
  - (3) Map showing general location of project, as indicated in "Maps" above;
  - (4) Map showing boundaries of project area in reference to important cultural or natural landmarks, as indicated above;
  - (5) Map of the area of potential effect (i.e., area surveyed) as indicated above, and discussion of how "APE" was determined;
  - (6) Sponsoring agency;
  - (7) Principal Investigator and names of survey team, if any;
  - (8) Dates of survey;
  - (9) Summary of contract specifications with this proposal or client Agreement included as an appendix.
- f. Discussion of physical environment describing the environmental setting considering relevant factors such as geology, vegetation,



and topography. This will be in as broad a context as possible. Frames of reference will be both contemporary and historical. Emphasis will be placed on the relationship of the environmental setting to the development of the built environment and the evolution of architectural patterns. The project area and areas surveyed will be described in terms of acreage or square miles and the present land use, including types of current zoning if existing.

- g. A section on architectural and historical background will create the historic context for the research, evaluate the significance of the historic/architectural properties to be identified, and provide justification for the protection of significant properties.

This section will give Kimley-Horn an understanding of the history, development, and architectural patterns of the area.

This discussion will not be a history of Guilford County but will focus on the study area. The history of the study areas of this project and the I-85 Bypass project will be similar. Research will attempt to identify events which affected the built environment of the area, patterns of settlement or migration, major industries, agricultural practices, and prominent families or persons who might have lived in the area if pertinent to the study. If historic properties associated with these persons or events remain, such association will be discussed and considered in evaluations of significance.

- h. The survey methodology used during the survey to locate and evaluate properties will be explained in a specific and comprehensive discussion. This section will identify previous surveys of the area, primary and secondary sources reviewed, and local historical groups and other informants who may have been contacted. The section will also discuss the intensity of the survey and attempts to survey interiors.

- i. A major section of the report will be the property inventory and evaluations.
  - (1) This section will list, describe, and evaluate properties identified and recorded during the survey. This includes those properties which clearly appear eligible for the Register as well as those for which reasonable question exists.
  - (2) It will follow the format in Appendix B of the SHPO's Guidelines. Properties will be individually and alphabetically listed, and will be separated into those that are listed in or appear to be eligible for the National Register, and those recorded properties that appear not to be eligible.
  - (3) All properties in the photographic inventory will not be included in the property inventory.
- j. There will be a brief discussion of the potential effect, if any, each alternative is likely to have on each property listed in or which appears to be eligible for the Register. It should be understood that this is not a Finding of Effects as called for in 36 CFR Part 800, but is simply to provide Kimley-Horn, the report reviewers, and other readers with the benefits of the Subconsultant's thinking.
- k. A bibliography will follow the narrative report.
- l. Appendices may include maps; copy of proposal or Agreement; any figures and tables, etc.

##### 5. Final Survey Report

After receipt of comments on the draft report, the Subconsultant will edit as needed for the final report. This scope of work is prepared under the assumption that the Subconsultant will be notified of the selected corridor before the final survey report is begun and that the area of



potential effect of that corridor will be within the boundaries of the area of potential effect studied for the draft report. No additional survey will be done for the final report.

The final survey report will be bound. The number of copies and those which will include original photographs are stipulated in Section B below.

**6. North Carolina Site Forms and Accompanying Documentation**

- a. Computerized site forms for individual or multiple historic structures will be completed for each recorded property.
- b. If a data sheet for a property already exists, it will be reviewed for completeness and accuracy and revised or updated to reflect the information learned as a result of the survey. A new form will be prepared if necessary.
- c. Each site form will include either a statement of significance, citing specific Register Criteria, or an explicit statement explaining why the property does not appear eligible.
- d. Site forms will not be made a part of the report, but will be prepared for separate submittal to the Survey and Planning Branch of the SHPO office. Subconsultant will consult with SHPO office to determine whether to submit to SHPO, or to submit to Kimley-Horn for submittal to NCDOT for NCDOT's submittal to SHPO. This is necessary as the SHPO guidelines and the new Attachment B give conflicting instructions.

**7. Summaries for DEIS**

Summaries of the survey will be prepared for Kimley-Horn's use in the body of the DEIS, under the sections Existing Conditions, Impacts, and Mitigation. The Subconsultant will prepare and edit all summaries. Summaries of the historic architectural survey not written by the Subconsultant will not be used in the DEIS or FEIS.

No changes to the report or summaries shall be made except by the Subconsultant.

**B. Number of Final Survey Reports to be Submitted, and Number Requiring Original Photographs**

The Subconsultant will present seven copies of the final survey report to Kimley-Horn for distribution as follows:

1. For NCDOT: Two, one with original photographs and one with xeroxed photographs. (Mr. Terry Kline of Berger told the Subconsultant on September 20, 1989, that the guidelines had been revised so that only one set of original photographs was needed for NCDOT);
2. For FHWA: Two, one with original photographs and one with xeroxed photographs;
3. For SHPO: Two, both with xeroxed photographs;
4. For Kimley-Horn: One, with xeroxed photographs.

**V. RESPONSIBILITIES OF KIMLEY-HORN & ASSOCIATES, INC.**

Kimley-Horn & Associates agrees to send the following to the Subconsultant before she begins work:

- A. A map or maps showing the study corridors. All work conducted under this scope will be based on these maps. Maps sent later showing different corridor or study area locations will not be considered for the architectural work.
- B. A map no larger than 8.5" x 11" showing the general location of the project.
- C. An 8.5" x 11" map showing the project area boundaries in reference to important cultural & natural landmarks.
- D. Total acreage or square mileage of the project area outlined in the map referenced in C above.
- E. After the draft report has been submitted and before work begins on the final report, Kimley-Horn will send a map showing the location of the selected corridor, whose area of potential effect (APE) will be within the boundaries of the APE studied for the draft report. No additional survey will be done for the final report.



#### VII. WORK REQUIRING SEPARATE NEGOTIATIONS

This proposal does not include the work itemized below:

- A. Any additional survey or research made necessary by location of the selected corridor outside the location indicated by the alternate corridors studied. If it is found by the Subconsultant that any part of the area of potential effect (APE) of the selected road location is outside the boundaries of the APE determined for the draft survey report, then the additional work needed to adequately study the new APE area will be negotiated as a separate Agreement or as a Change Order.
- B. Formal requests for Determination of Eligibility. While the report will give opinions of eligibility and justifications for those opinions, these will not be in the format or detail generally required for a formal DOE request;
- C. Any 4(f) statements required or preparation of paragraphs for inclusion in a 4(f) statement;
- D. Memoranda of Agreement: no draft or final MOA, nor preparation of paragraphs or stipulations for inclusion in a MOA.

#### VIII. PROPOSED SCHEDULE

The Subconsultant understands from Mr. Benson that Kimley-Horn is eager to have architectural survey work on this project started as soon as possible. The Subconsultant can begin work after a contract is executed and she has received the items indicated in Section V (page 15).

## Copy of SHPO Guidelines



GUIDELINES FOR THE PREPARATION OF REPORTS  
OF HISTORIC STRUCTURES SURVEYS AND EVALUATIONS  
SUBMITTED TO THE  
NORTH CAROLINA STATE HISTORIC PRESERVATION OFFICE

Survey and Planning Branch  
Raleigh, N.C. 27611  
1989

PURPOSE

These guidelines are designed to facilitate the preparation and review of reports of architectural and historic structures surveys and evaluations conducted as part of the compliance process under federal and state historic preservation regulations. The guidelines were prepared by the staff of the Survey and Planning Branch, State Historic Preservation Office, North Carolina Division of Archives and History, and reflect comments and suggestions from federal and state agencies, private consultants, and the public. They are intended to (1) ensure compliance with pertinent regulations, (2) ensure fulfillment of contract sponsor needs with regard to historic structures, and (3) permit the thorough and efficient review of survey and evaluation reports.

APPLICATION

The guidelines are to be used in the preparation and review of all reports of compliance-related surveys and evaluations submitted to the State Historic Preservation Office (SHPO). The level of detail needed for the categories of information requested in the guidelines will vary with the size and scope of each project. All items in the guidelines must be addressed in all reports. Exclusion of such information will result in the rejection of the report and a delay in the review process.

REPORT REVIEW

The report review is conducted by a member of the Survey and Planning Branch, who may request additional review by other staff members. From each report, the reviewer must be able to determine exactly where, why, and how a compliance project was conducted, as well as what was encountered and what recommendations the Principal Investigator made for the project and recorded properties. Each report must stand on its own as a complete and self-explanatory document. If a reviewer has any questions or substantive comments concerning any aspect of the project report, these will be forwarded to the project sponsor.

Handwritten notes and formal comments are filed with the project papers at the Survey and Planning Branch. These are available for review by interested parties. In instances where relatively minor questions or problems are encountered, an attempt will be made to seek satisfactory solutions informally with the Principal Investigator.

Beginning with the adoption of these guidelines, the SHPO will notify all report authors that a report has been reviewed and note the status of the report in the review process. The Principal Investigator submitting the report should contact the Environmental Review Coordinator in the SHPO if additional information is desired on a report, the review process, or any aspect of these review guidelines.

All reports are submitted to the SHPO through the Environmental Review Coordinator for review and comment.

Environmental Review Coordinator  
Division of Archives and History  
State Historic Preservation Office  
109 East Jones Street  
Raleigh, N.C. 27611  
919/733-4763

which these and other reports are filed with the SHPO. These are available for review by interested parties. In instances where relatively minor questions or problems are encountered, an attempt will be made to seek satisfactory solutions informally with the Principal Investigator.



GUIDELINES FOR THE PREPARATION OF REPORTS  
OF HISTORIC STRUCTURES SURVEYS AND EVALUATIONS  
SUBMITTED TO THE  
NORTH CAROLINA STATE HISTORIC PRESERVATION OFFICE

Title Page

Table of Contents

The table of contents must contain the items and follow the format specified in Appendix A.

List of maps, illustrations, and figures with page reference.

Management Summary

The management summary should provide the project sponsor, the report reviewer, and other interested parties with a succinct but complete synopsis of the project. A management summary is similar to but generally more detailed than an abstract. The length of a report dictates the length of its management summary; in most instances, the summary should be presented in less than two pages.

Checklist for Management Summary:

Project name and summary.

State Clearinghouse number (if available)

A brief statement of project purposes (e.g., to widen US 17 from 2 to 5 lanes, to provide 24 new units of elderly housing, expand county landfill).

A summary of the survey methodology.

A description of the area of potential effect.

An estimate of the percentage or amount of the project area actually covered by the survey (for architectural surveys this usually should be 100 percent of the area of potential effect) and description of factors limiting the intensity or coverage of the survey.

A summary of the results, including:

1. A summary of the information derived from the investigations (e.g., a total of 20 sites were recorded during the project, representing 5 late 19th century residences, 6 early 20th century commercial structures, 7 late 19th to early 20th century farmsteads, 1 residential historic district, and 1 metal truss bridge. Three of the sites are considered eligible for inclusion in the National Register of Historic Places).

2. A list of properties considered eligible for or listed in the National Register, with page number in the text where described.
3. A list of all properties recorded (using state historic structures site numbers if available), with page number in the text where described.
4. A map illustrating the area of potential effect for the project with all eligible and listed site boundaries shown and labeled.

Summary discussion of the potential effects, if any, each alternative is likely to have on each property that has been identified as listed in or eligible for the National Register. This is not intended to be a Finding of Effects, but to provide the project sponsor, report reviewer, and interested parties with the benefit of the principal investigator's thinking.

### Introduction

This section provides detailed information pertinent to the location of the architectural investigations, the reasons for the work, personnel, and dates of the work. A brief summary of the scope of work should be included, with the entire scope of work or description of project requirements included as an appendix. If formal contract specifications or scope of work do not exist or cannot be provided, some statement concerning the verbal or written agreement made between the contracting agency and the principal investigator should be provided. We stress the importance of complete documentation to ensure fulfillment of the needs of the sponsoring agency, timely and accurate report review, and the protection of architectural and historic resources.

Maps should be included within the Introduction which show precisely, and in a scale easily readable, the location of: (a) the general project area; (b) the exact boundaries of the project area in reference to important cultural or natural landmarks; and (c) the area of potential effect (the exact areas surveyed) with a discussion of how this area was determined. (In the case of highway projects, these maps should also depict the project corridor(s).) THE INCLUDED MAPS, WHEREVER THEY OCCUR IN THE REPORT, SHOULD ALLOW THIS REPORT TO STAND ALONE AS A REFERENCE DOCUMENT.

It is suggested that the project area and surveyed areas be depicted on U.S. Geological Survey topographic maps of 7.5' scale.

#### Checklist for Introduction:

Name of the project and State Clearinghouse number (if applicable).

Verbal description of the location of project, including the county(ies).

Map showing general location of project.

Map showing boundaries of project area in reference to important cultural or natural landmarks.



Map of the area of potential effect (i.e., area surveyed) and discussion of how "APE" was determined.

Sponsoring agency.

Principal Investigator and survey team.

Dates of survey.

Contract specifications, scope of work, or description of project requirements. (Contract specifications or scope of work may be summarized in this section but should appear elsewhere as an appendix; description of project requirements should be substituted only when contract specifications or scope of work are nonexistent.)

### Physical Environment

See "Secretary of the Interior's Standards for Identification and Evaluation," Federal Register, Vol. 48, No. 190, September 29, 1983, pp. 44720-44726.

The effective environment of the project area should be addressed. The effective environment describes the environmental setting considering relevant factors such as geology, vegetation, and topography in as broad a context as possible. Frames of reference should be contemporary and historical. Emphasis should be placed on the relationship of the environmental setting to the development of the built environment and the evolution of architectural patterns.

The project area and areas surveyed should be described in terms of acreage (or square miles) and the present land use (pasture, forest, modern tract housing, strip development, trailer parks, etc.) within each.

#### Checklist for Physical Environment:

Total acreage (or square miles) of project area.

Effective Environment--should consider historic topographic setting and character of the landscape so as to give an overview of what the project area is like and environmental factors that influenced the development of the built environment or evolution of architectural patterns.

Types of land use and zoning within the project area (an overlay or map delineating these areas is requested).

Other environmental factors considered, as deemed relevant by the principal investigator.

### Architectural and Historical Background

This section creates the historic contexts for the research, evaluates the significance of the historic or architectural properties, and provides justification for the protection of significant properties. This section gives the sponsoring agency an understanding of the history, development, and architectural patterns of the area.

Many times projects are located where no previous survey or research has been conducted. Historic contexts should still be presented in such cases. These contexts are necessary even if a regional perspective is the appropriate frame of reference. The length of this section will vary according to the project requirements.

Rather than being a county history, this discussion should focus on the area under investigation. It should identify events which affected the built environment, patterns of settlement or migration, major industries or agricultural practices, and prominent families or persons who might have lived in the area. The correlation between these people/events and surviving examples of historic properties associated with them should be noted and discussed. A property with little architectural significance may gain historical significance through its connection with important persons or events.

#### Checklist for Architectural and Historical Background:

General overview of history and development of the project area.

Discussion of the architectural history of the project area, including the evolution of building types, functions and architectural patterns (past and present).

#### Methodology

This section of the report explains the methods and techniques used during the survey to locate and evaluate properties. It is essential that discussions be as specific and comprehensive as possible. This section should detail previous surveys of the project area, primary and secondary sources reviewed, and local authorities and historical groups contacted. It should also describe the intensity of the survey and indicate if and to what extent interiors were examined.

#### Checklist for Methodology:

Primary and secondary sources reviewed.

Previous architectural or historic structures surveys and results.

Local authorities and historical groups contacted.

Description of survey techniques and intensity (including interiors, if recorded).

#### Property Inventory and Evaluations

This section lists, describes, and evaluates properties identified and recorded during the survey following the format in Appendix B.

#### Checklist for Property Inventory and Evaluations:

Total properties. These should be individually and alphabetically listed.



Individual property descriptions and evaluations (using Appendix B format). Properties should be separated into

1. Properties recorded that are listed in or that appear to be eligible for the National Register.
2. Properties recorded that appear to be not eligible for the National Register.

#### Potential Effects on Properties

This should be an expansion of the summary observations about effects made in the Management Summary. It should discuss the potential effects, if any, each alternative is likely to have on each property that has been identified as listed in or eligible for the National Register. This is not intended to be a Finding of Effects, but to provide the project sponsor, report reviewer, and interested parties with the benefit of the principal investigator's thinking.

#### Bibliography

Checklist for Bibliography:

Are all references cited in text present in bibliography?

Are citations complete and consistent in form?

#### Appendices

Maps (including historic maps), figures, or tables, etc., may be presented as appendices. Appendices may also include administrative documents (e.g., scope of work, contract).

#### Structures Forms

Computerized site forms have been developed for recording individual and multiple historic structures. Most contract specifications or scopes of work specify the use of these forms. Copies may be obtained upon request from the Survey and Planning Branch. Forms should be completed in full for each recorded property and forwarded to the Survey and Planning Branch. THESE FORMS SHOULD NOT BE MADE AN APPENDIX OR A PART OF THE REPORT.

Checklist for Site Forms:

Completed, original North Carolina Historic Structures or Multiple Structures computer forms forwarded to Survey and Planning Branch.

APPENDIX A  
ITEMS AND FORMAT FOR  
TABLE OF CONTENTS

|   | <u>Page No.</u> |
|---|-----------------|
| I. List of maps, illustrations, and figures   |                 |
| II. Management Summary  |                 |
| III. Introduction   |                 |
| IV. Physical Environment  |                 |
| V. Architectural and Historical Background  |                 |
| VI. Methodology   |                 |
| VII. Property Inventory and Evaluations   |                 |
| A. List of recorded properties considered eligible<br>for or listed in the National Register. |                 |
| B. List of recorded properties not eligible for the<br>National Register.                     |                 |
| VIII. Potential Effects on Properties   |                 |
| IX. Bibliography  |                 |
| X. Appendices   |                 |



## APPENDIX B

DESCRIPTION AND EVALUATION FORMAT FOR REPORTING  
RECORDED ARCHITECTURAL OR HISTORIC PROPERTIES

1. Entry Name, location, summary of physical description, date of construction, style, associated outbuildings, setting and landscaping, integrity, and historical background.
2. Evaluation An evaluation of each historic structure or property recorded during the survey, according to the criteria for inclusion in the National Register.  
  
Justifications for all determinations of "significant" and "insignificant" in terms of historic contexts applicable to the project area.
3. Photographs (Black and white prints no smaller than 2 1/4" x 2 1/4"; standard snapshot format of 3 1/2" x 5" is preferable)  
  
Selections from the following required photos should be photocopied here:  
  
Exterior views showing each elevation clearly  
View of building within its setting  
Exterior details  
Views of outbuildings and associated features  
Interior views, if available
4. Site Plan Not necessarily to scale; may be sketch map. Must identify the location and type of historic resources, major natural features, and any manmade elements (including roadways, contemporary structures, and landscaping). Must be keyed to Entry and Photos.
5. Boundaries Tax map or aerial photo with boundaries marked for each property considered eligible for or listed in the National Register.

Note: North Carolina Historic or Multiple Structure(s) form and photographs must be submitted for each property recorded in project area. These materials will be entered into the permanent sites files of the Survey and Planning Branch, Division of Archives and History.

# Copy of NCDOT Guidelines



INFORMATION AND GUIDELINES  
FOR  
ARCHITECTURAL RESOURCES REPORTS

For  
North Carolina  
Department of Transportation

For additional information contact  
Barbara H. Church  
North Carolina Department of Transportation  
(919) 733-7842

CONTENTS

| <u>SECTION</u>  | <u>PAGE</u> |
|---|-------------|
| Qualifications . . . . .  | 1           |
| Pre-Proposal Activities. . . . .  | 2           |
| Proposal Formats  |             |
| 1. Survey Reports . . . . .   | 3           |
| 2. Post-Survey Reports . . . . .  | 6           |
| 3. Survey and Post-Survey Reports (combined proposal) . . .                                 | 9           |
| Area of Potential Effects . . . . .   | 13          |
| Attachment B . . . . .  | 17          |
| Relation of Architectural Resources Reports to Environmental<br>Impact Statements . . . . . | 22          |



Qualifications for Preparers of  
Architectural Resources Compliance Reports

The minimum professional qualifications for a principal investigator preparing Architectural Resources Compliance Reports for the N. C. Department of Transportation are:

- (A) Experience in conducting surveys of historic architecture  
and
- (B) (a) Experience in complying with Federal laws concerning impacts on historic architectural resources; or  
(b) Three semester hours of coursework in historic preservation law  
and

a graduate degree in architectural history, art history, historic preservation or closely related field with at least the following coursework:

- (1) 4 courses (12 semester hours) in American architectural history
- (2) 2 courses (6 semester hours) in European or world architectural history
- (3) 1 course (3 semester hours) in history of landscape architecture, history of urban design, or historic preservation

or

a bachelor's degree in architectural history, art history, historic preservation or closely related field with at least the following coursework:

- (1) 3 courses (9 semester hours) in American architectural history
- (2) 1 course (3 semester hours) in European or world architectural history plus one of the following:
- (3) (a) At least two years of full-time experience in research, writing, or teaching in American architectural history or restoration architecture with an academic institution, historical organization or agency, museum, or other professional institution; or  
(b) Substantial contribution through research and publication to the body of scholarly knowledge in the field of American architectural history

One year of full-time professional experience in architectural compliance work (preferably with highway projects) can be substituted for one course in architectural history up to five years for an investigator qualifying under the graduate degree requirements and two years for an investigator qualifying under the bachelor's degree requirements.

## Recommended Pre-Proposal Activities

The following are some suggested steps to take before preparing a proposal. The objective is to gain a general impression of the architectural resources in the project area and an approximation of the number of National Register eligible or listed properties likely to be encountered.

1. Obtain the project description and map showing the study corridors from the prime consultant.
2. Locate all properties listed in the National Register and all properties on the SHPO study list on the map. If the area has been surveyed but no properties have been placed on the study list, then locate the surveyed properties on the map of the project area.
3. Roughly sketch large areas of potential effects around the corridors. Include a larger area around possible interchange locations.
4. Drive through the project area including all of the areas of potential effects sketched in Step 3. Tally the National Register properties which are probable eligible, based on a windshield survey only. Anticipate the possibility of the presence of all or a portion of a rural or urban district within the area of potential effects. Add on all listed National Register properties in the area to get approximate estimate of eligible and listed properties to be addressed. Estimate the number of additional (non-eligible) properties to be surveyed, (i.e. properties to be photographed, described, mapped, etc.). *↳ those to be in photographic inventory.*
5. Prepare proposal based upon totals developed in Step 4. *↳ those you missed.*



Suggested Format for a Proposal to  
Prepare an Architectural Survey Report

I. Table of Contents *✓ pagination*

- A. Introduction
- B. Work Program for Architectural Survey Report
- C. Qualifications of the Firm
- D. Deliverables
- E. Work requiring separate negotiations
- F. Proposed schedule
- G. Budget
- H. Resumes
- I. Appendix
  - 1. Request for Proposal
  - 2. Survey Report Guidelines--SHPO
  - 3. Attachment B

II. Introduction

- A. State objective to be achieved by the contract.  
e.g. Performing a survey of historic architectural resources and submitting an Architectural Survey Report prepared according to the guidelines. (Specify which guidelines and reference their inclusion in the Appendix). The introduction should demonstrate an understanding of the purpose of the project and the nature of the work for which the proposal is being submitted.
- B. Reference request for proposal and append a copy

III. Qualifications of the Firm

- A. Describe the capability of the firm to prepare architectural reports.  
  
Recommended items to address:
  - 1. Architectural Survey experience.
  - 2. Architectural resources compliance experience, noting especially compliance work on highway projects. (An example of a previous compliance report may be submitted and will be returned).
- B. Describe the qualifications of the firm's personnel.  
  
Recommended items to address:
  - 1. Area of architectural expertise of the key personnel and its relevance to the project area.
  - 2. Area of architectural compliance experience of the key personnel and its relevance to the project.

3. Support personnel and their contribution to the firm with reference to this project.

IV. Work Program for Architectural Survey Report

- A. Summarize the activities you propose to perform under the following categories:

1. Background Research
2. Field Activities
3. Analysis
4. Report Preparation

- B. Add other categories as necessary or appropriate.

V. Deliverables

- A. Itemize articles to be delivered

1. Project area Photograph Inventory and accompanying map.
2. Draft Survey Report.
3. Final Survey Report.
4. North Carolina Site Forms and accompanying documentation.
5. Others, if appropriate.

- B. Specify number of final Survey Reports to be submitted.

Recommended minimum:

1. NCDOT---2
2. FHWA----2
3. SHPO----2
4. Prime consultant--1

VI. Work Requiring Separate Negotiations

This section should itemize work not included in the proposal.

Recommended items to exclude:

1. Formal "Requests for Determination of Eligibility" submitted to the Secretary of the Interior.
2. Any 4(f) Statements required.
3. Memoranda of Agreement.



VII. Proposed Schedule

The proposed schedule should be determined in consultation with the Prime Consultant and reflect the correlation of architectural resources reports with other environmental documents as outlined in "Relation of Architectural Resources Reports to Environmental Impact Statements."

VIII. Sample Budget Outline for Architectural Survey Reports

A. Labor

1. Background research
2. Field activities
3. Analysis
4. Conferences
5. Report Preparation
6. Other, if any. (Specify)

B. Direct Costs or Expenses

1. Transportation
2. Meals and lodging for research and field activities
3. Other:
  - a. Maps
  - b. Photography
  - c. Printing

C. Total Project Costs

IX Resumes of Key Personnel

The resumes should be drafted to address the qualifications for the job. Please attach a separate list of relevant coursework. If the course title does not clearly indicate the content of the course, please describe the material covered in the class in a sentence or two.

X. Appendix

Append to the Proposal the following:

1. Request for Proposal
2. Survey Report Guidelines---SHPO
3. Attachment B
4. Others, if appropriate

## AREA OF POTENTIAL EFFECTS

|  |   |
|--|---|
| Definition:  | <p>"Area of potential effects" means the geographic area or areas within which an undertaking may cause changes in the character or use of historic properties, if any such properties exist.</p> <p>The area of potential effects is <u>not</u> a corridor of uniform width symmetrical about the center line of the proposed roadway. Instead, it is an area of varying width with the boundaries determined by many factors.</p>                                     |
| Reason for determining area of potential effects:                                    | <p>The area of potential effects is the area to be surveyed by the surveyor. It is the area within which compliance with Section 106 and Section 4(f) must be undertaken if a National Register eligible or listed property will be affected.</p>   |
| Changes to the area of potential effects   | <p>The area of potential effects will change if the proposed corridors are shifted, new ones are added, old ones deleted, or intersections changed. For example, if a proposed grade separation is changed to an interchange, the area of potential effect in that location will enlarge.</p>   |
| By whom determined:  | <p>The area of potential effects is determined by the surveyor of architectural resources primarily while working in the field. It is subject to review and approval by the reviewers.</p>  |
| Factors considered when determining the boundaries of the area of potential effects: | <ol style="list-style-type: none"><li>(1) Natural boundaries such as rivers, oceans, mountains, canyons, changes in elevation, etc.</li><li>(2) Man-made boundaries such as other roadways, railroad tracks, quarries, etc.</li><li>(3) Incompatible development.</li><li>(4) Changes in zoning.</li><li>(5) Property boundaries.</li><li>(6) Project use, e.g. interchange.</li><li>(7) Effects and adverse effects as defined in 36 CFR 800.9 (See page 3).</li></ol> |
| Suggested steps for determining the area of potential effects:                       | <ol style="list-style-type: none"><li>(1) Literature and records search to identify known significant properties.</li><li>(2) Field search of the general project area to identify likely significant properties.</li><li>(3) Map both of the above on U.S. Geological Survey topographic maps of the project area.</li></ol>   |



- (4) Sketch the area of potential effects on these U.S. Geological Survey topographic maps or tax maps while in the field using the factors listed above to assist in determining boundaries.
- (5) Refine as needed as the project progresses.

Minimum requirements for all areas of potential effects

All areas of potential effects need to include the entire tract of each and every property from which right of way will be required. This means that all properties crossed by the proposed corridor need to be surveyed in their entirety, even though some may contain hundreds of acres. This is necessary in order to identify all potential 4(f) involvements with historic architecture.

Documenting the area of potential effects in the survey report:

The area of potential effects should be documented on a map. A US Geological Survey topographic map will probably be the most useful map to use for a project of some length; tax maps may be more appropriate for small urban projects. It may be necessary to supplement the map with a verbal description for all or part of the area of potential effects.

CRITERIA OF EFFECT AND ADVERSE EFFECT (36 CFR PART 800.9)

Criteria of Effect: (a) An undertaking has an effect on a historic property when the undertaking may alter characteristics of the property that may qualify the property for inclusion in the National Register. For the purpose of determining effect, alteration to features of the property's location, setting, or use may be relevant depending on a property's significant characteristics and should be considered.

Criteria of Adverse Effect: (b) An undertaking is considered to have an adverse effect when the effect on a historic property may diminish the integrity of the property's location, design, setting, materials, workmanship, feeling, or association. Adverse effects on historic properties include, but are not limited to:

- (1) Physical destruction, damage, or alteration of all or part of the property;
- (2) Isolation of the property from or alteration of the character of the property's setting when that character contributes to the property's qualification for the National Register;
- (3) Introduction of visual, audible; or atmospheric elements that are out of character with the property or alter its setting;
- (4) Neglect of a property resulting in its deterioration or destruction; and
- (5) Transfer, lease, or sale of the property.

Exceptions to the Criteria of Adverse Effect: (c) Effects of an undertaking that would otherwise be found to be adverse may be considered as being not adverse for the purpose of these regulations:

- (1) When the historic property is of value only for its potential contribution to archeological, historical, or architectural research, and when such value can be substantially preserved through the conduct of appropriate research, and such research is conducted in accordance with applicable professional standards and guidelines;



- (2) When the undertaking is limited to the rehabilitation of buildings and structures and is conducted in a manner that preserves the historical and architectural value of affected historic property through conformance with the Secretary's "Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings"; or
- (3) When the undertaking is limited to the transfer, lease, or sale of a historic property, and adequate restrictions or conditions are included to ensure preservation of the property's significant historic features.

ATTACHMENT B

Description of Services Required  
for Consideration of Cultural  
Resources in the Preparation of  
Environmental Documents

Architectural Resources Sections



## VII. HISTORIC ARCHITECTURAL RESOURCES

### A. INTRODUCTION

An Intensive Survey is conducted to identify and describe all historic architectural resources within a project area. The Intensive Survey also includes explicit evaluation of resources according to National Register Criteria, preliminary assessment of potential impacts, and preliminary identification of possible mitigation or avoidance measures. The methods and results of the survey are included within the DEIS as a technical appendix. Summaries of the survey are also presented in the body of the DEIS, under Existing Conditions, Impacts, and Mitigation. The following sections present guidelines for an architectural survey.

### B. ARCHITECTURAL SURVEY REQUIREMENTS

#### 1. Background Research

a) Consult appropriate repositories and agencies to identify all architectural resources listed in, nominated to or previously determined eligible for the National and State Registers of Historic Places; and those resources included in North Carolina state inventories, the Division of Archives and History "study list," the Historic American Buildings Survey, Historic American Engineering Record, and pertinent local or county inventories.

b) Conduct a thorough search of appropriate primary and secondary source material pertaining to the history and architecture of the project area. The level of effort will be commensurate with reporting requirements (see Section C below) and will be sufficient to support the architectural historian's professional opinions concerning National Register eligibility.

c) Contact knowledgeable professional and avocational historians/architectural historians who may have knowledge of the project area; contact local and/or county officials or agencies having jurisdiction over or interest in properties of local or regional importance.

#### 2. Field Activities

a) Conduct a comprehensive survey of the project area, to assess the nature and extent of the area of potential effect, to review the character and condition of previously recorded resources, and to identify other architectural resources over 50 years of age.

b) During the survey, prepare a comprehensive photographic inventory keyed to USGS or other appropriate maps of the built environment and setting of the project area (see Additional Reporting Requirements, below).

c) Locate those properties or areas listed in, nominated to or eligible for the National Register, or included in the Division of Archives and History "study list." Identify any other properties which appear to meet one or more National Register Criteria.

### 3. Analysis

a) Following the field effort, and using maps, photographs and/or slides for illustration, review the results in a meeting with NCDOT, and the North Carolina State Historic Preservation Office. The intent of this review meeting is to present orally the consultant's recommendations concerning potential National Register eligibility of architectural resources in the project area, and to obtain comments or suggestions from the SHPO staff prior to preparation of the formal survey report. The architectural consultant should also be prepared to discuss boundary definitions for these resources and to identify which properties may potentially be subject to project impacts.

b) For each property previously listed in, determined eligible for, or nominated to the National Register, and for each property evaluated during this survey as meeting one or more National Register Criteria, identify potential impacts using the Criteria of Effect and Adverse Effect as guides.

c) For those properties which will be adversely affected, identify possible measures to avoid or mitigate those adverse effects.

#### C. ARCHITECTURAL SURVEY REPORTING REQUIREMENTS

Results of work performed under procedures outlined above will be presented in a formal survey report. This report will conform to Guidelines for the preparation of reports of Historic Structure Surveys and Evaluation issued by the Survey and Planning Branch of the North Carolina State Historic Preservation Office. North Carolina Historic Structure Data Sheets and/or Multiple Structure Data Sheets, photographs, and maps will also be prepared in accordance with Section D, "Additional Reporting Requirements" below.

The survey report will be presented as a separate, bound technical appendix to the DEIS, and this report will be referenced in the DEIS. In addition to the report, the results of the architectural survey will be summarized in the body of the DEIS. The methods and findings of the survey, including recommendations for National Register eligibility will be summarized in the Existing Conditions section; impact analyses will be detailed in the Impacts section; and measures for mitigating these impacts will be presented in the Mitigation section.

#### D. ADDITIONAL REPORTING REQUIREMENTS

##### 1. Historic Structures Data Sheets

Background research and field activities will result in identification of properties 1) which are clearly eligible for the National Register or 2) for which reasonable question exists concerning their potential to meet National Register criteria. These properties will be described and evaluated in the body of the survey report. In addition, these properties will be recorded on North Carolina Data Sheets as follows:

- a) If data sheets are already on file with the SHPO:
  - Obtain copies of each relevant data sheet.
  - Review sheet for completeness and accuracy; as some time may have passed since the initial inventory, information on the character and condition of the resource may need to be revised or updated.
  - Prepare new data sheets if necessary to record current status of the resource.
- b) New North Carolina data sheets are to be prepared for all other properties described and evaluated in the survey report.
- c) Each data sheet must include either a statement of significance, citing specific National Register Criteria, or an explicit statement setting forth the reasons why the property does not meet National Register Criteria.
- d) The original data sheets will be submitted to NCDOT along with the Draft Report. NCDOT will submit the original data sheets to the State Historic Preservation Office.

## 2. Photographic Requirements

- a) All properties in the project area over 50 years of age must be photographed and the photographs keyed to a U.S.G.S. or other appropriate map.
- b) Photographs are to be taken in 35mm or 2-1/4 x 2-1/4 format using black and white film. Photographs in 2-1/4 format may be submitted as contact prints. Photographs in 35mm format are to be presented as 4x contact prints or as glossy prints at least 3" x 5" in size. All photographs must be labeled with the property name, location, project name, date, <sup>of photo</sup> direction of view, and photographer.
- c) At least one clear view should be obtained of each property over 50 years of age. Several adjacent buildings may be shown in the same view.
- d) Streetscape or other contextual views should also be taken within the project area as a whole, sufficient to provide an overall visual depiction of the effective environment.
- e) Those properties for which the architectural historian will prepare individual descriptions and evaluations should be photographed in sufficient detail to meet SHPO report requirements (see Appendix B of the Guidelines for Preparation of Historic Structures Surveys and Evaluations).



Required views:

- Exterior views showing each elevation clearly.
- View of property in its setting.
- Exterior details.
- Views of all outbuildings and associated features.
- Interior views, if available.

f) Submittal requirements:

- One full set of labeled photographs to be submitted to the State Historic Preservation Office.
- Views sufficient to illustrate appropriate sections of the survey report, photoduplicated and captioned for inclusion in the report document.

3. Mapping Requirements

- a) U.S.G.S. or other appropriate map indicating all properties over 50 years of age within the project area. This map is to be prepared for NCDOT and SHPO use during the post-field review meeting (see Item B.3.a. under "Architectural Survey Requirements" above).
- b) Maps for inclusion in the Architectural Survey Report. See in particular pages 4 and 5 of the SHPO Guidelines for Preparation of Historic Structure Surveys and Evaluations, and also Appendix B (page 9) of that document, for specific mapping requirements.
- c) Other maps (including historic maps) may be included in the survey report at the discretion of the architectural historian.

## VIII. FINAL ENVIRONMENTAL IMPACT STATEMENT-HISTORIC ARCHITECTURAL RESOURCES

The FEIS should document compliance with Section 106 of the National Historic Preservation Act. This will require the following:

- 1) Summary of results of the architectural survey including determinations of eligibility.
- 2) Letter of concurrence with the determinations of eligibility from the SHPO.
- 3) Assessments of effects the undertaking will have on each property (in the area of potential effects) listed in or eligible for the National Register.
- 4) Letter of concurrence with the assessments of effects from the SHPO.
- 5) Letters of comment on effects and mitigation measures from interested parties, if any.
- 6) One of the following, if required:
  - a) Signed Memorandum of Agreement or Documentation for A Finding No Adverse Effect, or both.
  - b) Advisory Council on Historic Preservation comments.

The Division of Highways will submit this documentation to the Federal Highway Administration for completion of the Section 106 consultation process. In a case where the Federal Highway Administration is unable to complete the Section 106 consultation process, the FEIS shall discuss the status of the consultation process.

## IX. SECTION 4(f) COMPLIANCE

The use of land from a site or property that is on or eligible for the National Register of Historic Places will normally require compliance with Section 4(f) of the Department of Transportation Act. This must be documented in accordance with 23 CFR 771.135.

## X. CURATION

The Consultant shall make the necessary arrangements for the storage and curation of all records and materials, which shall remain the sole property of the State of North Carolina; any arrangements by the Consultant must receive prior approval from the State. Publication and/or reproduction for public dissemination of the findings of the survey will be the responsibility and prerogative of the State.