



North Carolina Department of Cultural Resources
State Historic Preservation Office

Ramona M. Bartos, Administrator

Governor Pat McCrory
Secretary Susan Kluttz

Office of Archives and History
Deputy Secretary Kevin Cherry

April 26, 2013

MEMORANDUM

TO: Megan Privett
Office of Human Environment
NCDOT Division of Highways

FROM: Ramona M. Bartos *RMB for Ramona M. Bartos*

SUBJECT: Historic Architectural Resources Survey Report, Improvements and Widening to NC 42/SR 1579 (Broadway Road), R-3830, Lee County, ER 11-0255

Thank you for your letter of April 15, 2013, transmitting the above report.

For the purpose of compliance with Section 106 of the National Historic Preservation Act, we concur that the following properties are eligible for listing in the National Register of Historic Places under the criteria cited, and that the proposed National Register boundaries appear appropriate:

- **Sloan House** (LE 0587, Property 44), Criterion C for architecture; and,
- **Broadway Historic District** (LE 0588-0599 and LE 0811-0815, Properties 63-86), Criterion A for commerce and for the growth and development of Broadway, and Criterion C for architecture.

We concur with the contributing/non-contributing determinations for the Broadway Historic District, except for the (Former) Central Bank and Trust Company/Town Hall. We believe that the major changes to the historic fenestration patterns and the application of stucco have compromised the building's historic integrity making it non-contributing to the historic district.

We also concur that barring additional information to the contrary, the remaining properties listed in **Appendix C** are not eligible for listing in the National Register.

The above comments are made pursuant to Section 106 of the National Historic Preservation Act 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, contact Renee Gledhill-Earley, environmental review coordinator, at 919-807-6579 or renee.gledhill-earley@ncdcr.gov. In all future communication concerning this project, please cite the above referenced tracking number.

cc: Mary Pope Furr, NC DOT, mfurr@ncdot.gov

**Historic Architectural Resources Survey Report
Improvements and Widening to NC 42/SR 1579 (Broadway Road)
Lee County
Final Identification & Evaluation**

**TIP Project R-3830
WBS # 38887.1.1
Federal Aid # STP-0042(49)**

**Prepared for:
The North Carolina Department of Transportation
Project Development & Environmental Analysis Branch
Century Center
1020 Birch Ridge Road
Raleigh, NC 27610**

**Prepared by:
Coastal Carolina Research
A wholly owned subsidiary of
Commonwealth Cultural Resources Group, Inc.
P.O. BOX 1198
201 W. Wilson Street
Tarboro, North Carolina 27886**

**Jeroen van den Hurk, Ph.D.
Architectural Historian
Dennis A. Poyner**

NCR-0162

MARCH 2013

MANAGEMENT SUMMARY

The North Carolina Department of Transportation (NCDOT) proposes to improve and widen NC 42/SR 1579 (Broadway Road) in Lee County. This report represents documentation of historic properties located within the Area of Potential Effects (APE) for TIP No. R-3830, as per Section 106 of the National Historic Preservation Act of 1966. This project is included in the North Carolina State Transportation Improvement Plan (STIP) as Project Number R-3830 and is federally funded.

In response to a request for input from the North Carolina State Historic Preservation Office (NC HPO), NCDOT hired an architectural historian from Coastal Carolina Research (CCR), a wholly owned subsidiary of Commonwealth Cultural Resources Group, Inc., to identify and evaluate all structures over 50 years of age with the APE. Survey of the project area and individual evaluations of the resources were undertaken between August 2012 and February 2013. Eighty-six resources were identified and reviewed with NCDOT and NCHPO architectural historians in September 2012. Additional studies were requested on one dwelling (No. 44) and one potential historic district (Nos. 63 through 86). This report concludes that in the project area there are no properties listed in the National Register of Historic Places (NRHP) and recommends two resources as eligible for listing in the NRHP. The properties are listed below:

Eligible for the NRHP:

- No. 44 – Sloan House
- No. 63-86 – Broadway Historic District

TABLE OF CONTENTS

Management Summary	ii
Illustrations	iv
Introduction.....	1
Methodology.....	1
Background Research	7
Physical Environment	7
Summary of Results.....	7
Property Inventory and Evaluations.....	8
Sloan House	8
Broadway Historic District	26
References Cited.....	53
Appendix A. Concurrence Form	
Appendix B. Table of Surveyed Resources and Recommendations	
Appendix C. Resource Inventory List	
Appendix D. Resource Photographs	
Appendix E. Qualifications	

ILLUSTRATIONS

Figure 1	General Location of the NC 42 Corridor Improvements Study (R-3830)	2
Figure 2	Location of Evaluated Resources, Shown on the 7.5-minute USGS Sanford and Broadway, North Carolina Topographic Quadrangles	4
Figure 3	Location of Evaluated Resources, Shown on the 7.5-minute USG Broadway, North Carolina Topographic Quadrangle	5
Figure 4	Location of Resources Evaluated In-Depth, Shown on the 7.5-minute USGS Broadway, North Carolina Topographic Quadrangle	6
Figure 5	No. 44 Sketch Map of Sloan House	9
Figure 6	No. 44 View of Sloan House Looking Southeast	10
Figure 7	No. 44 View of Sloan House Looking East	10
Figure 8	No. 44 View of Sloan House Looking Northwest	11
Figure 9	No. 44 View of Sloan House Looking Southwest	11
Figure 10	No. 44 Detail of Brick Piers and Brick Infill	12
Figure 11	No. 44 Detail of Wooden Block Piers	12
Figure 12	No. 44 Interior, View of Front Room	13
Figure 13	No. 44 View of Privy Looking East	15
Figure 14	No. 44 View of Shed Looking Southeast	15
Figure 15	No. 44 View of Shed Looking Northeast	16
Figure 16	No. 44 View of Brooder House Looking Northwest	16
Figure 17	No. 44 View of Store Looking Northwest	17
Figure 18	No. 44 Interior of Store	17
Figure 19	Detail of ca. 1910-19 Map Showing Rural Delivery Routes for Lee County, NC, Between Jonesboro and Broadway, and Approximate Location of Sloan House (United States Post Office Department 1910)	19

Figure 20	Detail of 1938 Lee County, NC, Highway Map Showing the Approximate Location of the Sloan House (State Highway and Public Works Commission 1938)	19
Figure 21	Detail of 1917 Right of Way and Track Map of the Atlantic & Western Railroad Showing the Location of [Evander] Green Sloan’s Property on the North Side of Broadway Road (NC 42/SR 1579) (Lee County Map Book 9, Page 63)	21
Figure 22	Circa 1940s “Drink Nesbitt's California Orange” Sign on the Rear Gable End of the Store	22
Figure 23	Aerial Map of No. 44, Sloan House, Showing the NRHP Boundary	25
Figure 24	Views of Broadway Historic District. Image on the Left Shows a View of Main Street Looking South, and the Image on the Right Shows a View of Main Street Looking North.....	26
Figure 25	No. 63-86 Sketch Map of Broadway Historic District	27
Figure 26	Nos. 63 and 64 View of J. C. Jones General Store (left) and Earnest Moore Store (right) Looking Northeast	28
Figure 27	No. 65 View of Bank of Broadway Looking Northeast	29
Figure 28	B – View of BB&T Bank Looking Southeast	30
Figure 29	View of Main Street Taken in the Early 1950s With Kelly Garage, Later Harrington Garage, and of the Chandler & Co. Store on the Left Looking Southeast (Sanford and Lee County 2006)	30
Figure 30	Detail of 1909 Map Showing the Property of Allen & Atkins, Broadway, N.C., Identified as Oakview (Lee County Map Book 3, Page 71)	31
Figure 31	Nos. 66, 67 and 68 View of the Office of Chandler Lumber Company, Henry A. Thomas Dry Goods Store, and Broadway Drug Company Store Looking Northeast	32
Figure 32	Nos. 69, 70, 71, 72, and 73 View of the Broadway Hardware Company (storage house), Post Office (a.k.a. Sloan Building), Broadway Hardware Company (a.k.a. Lacy Shaw Hardware), and Buchanan Brothers Grocery Store I Looking Northeast	34
Figure 33	No. 74 View of the Buchanan Brothers Grocery Store II Looking Northeast.....	36
Figure 34	Nos. 81 and 82 View of the Triangle Store Building (left) and Shaw Insurance and Mabel’s Beauty Salon (right) Looking Northeast	37

Figure 35	Nos. 83 and 84 View of the Broadway Appliance Company (left) and American Legion Post (right) Looking East.....	39
Figure 36	A – View of the U.S. Post Office Looking Northwest	41
Figure 37	Nos. 75, 76, 77, and 78 View of the Central Bank & Trust Bank, Dr. J. H. Patterson’s Office, Commercial Building, and Commercial Building Looking Northwest.....	42
Figure 38	Map of Lots in Broadway, NC, Owned by W. P. Steed (Lee County Map Book 1, Page 208-9)	42
Figure 39	No. 79 View of Garage/Service Station Looking Northwest	45
Figure 40	C – View of Garage Looking Northwest	45
Figure 41	No. 80 View of Preston Morris House Looking Southwest	46
Figure 42	No. 85 View of C. A. Gray House Looking Southwest.....	47
Figure 43	No. 86 View of George T. Chandler House Looking Southwest	48
Figure 44	Aerial Map of the Broadway Historic District, Showing the NRHP Boundary	52

INTRODUCTION

NCDOT is studying improvements and proposed widening to the NC 42/SR 1579 (Broadway Road) corridor in Lee County. The study limits extend approximately 5.5 miles along NC 42/SR 1579 (Broadway Road) from Jonesboro Heights in the west to Broadway in the east (Figure 1). The project study corridor has a total width of 500 feet. These roadway improvements will begin at the intersection of South Horner Boulevard in Jonesboro Heights and will end at the intersection of Harrington Avenue in Broadway. NCDOT proposes to add turn lanes at the intersections of Broadway Road with Rice Road, Cox Mill Road, and North Main Street. The project is included in the North Carolina STIP as R-3830 and is federally funded. The purpose and need of R-3830 is to increase the traffic carrying capacity, increase safety, and reduce travel time along the NC 42/SR 1579 (Broadway Road) corridor within the project limits. The study follows a process outlined by the National Environmental Policy Act (NEPA) of 1969 and results in the preparation of an Environmental Assessment (EA). CCR conducted a Final Identification and Evaluation survey for NCDOT and compiled this report in order to identify significant historic architectural resources and as part of documentation of compliance with NEPA and the National Historic Preservation Act (NHPA) of 1966, as amended. Section 106 of the NHPA requires federal agencies to take into account the effect of federally funded, licensed, or permitted projects on properties listed in or eligible for listing in the NRHP and to afford the Advisory Council on Historic Preservation a reasonable opportunity to comment. This report is on file at NCDOT and is available for review by the public.

Methodology

NCDOT conducted the survey and prepared this report in accordance with the provisions of the *Secretary of the Interior's Standards and Guidelines for Archaeology and Historic Preservation*¹ and NCDOT's *Survey Procedures and Report Guidelines for Historic Architectural Resources*. *This survey and report meet NCDOT and the National Park Service guidelines.*

NCDOT conducted the Final Identification and Evaluation survey with the following goals: 1) to determine the APE of the project, defined as the geographic area or areas within which a project

¹ National Park Service, 2013. 48 CFR 44716; 36 CFR Part 800; 36 CFR Part 60

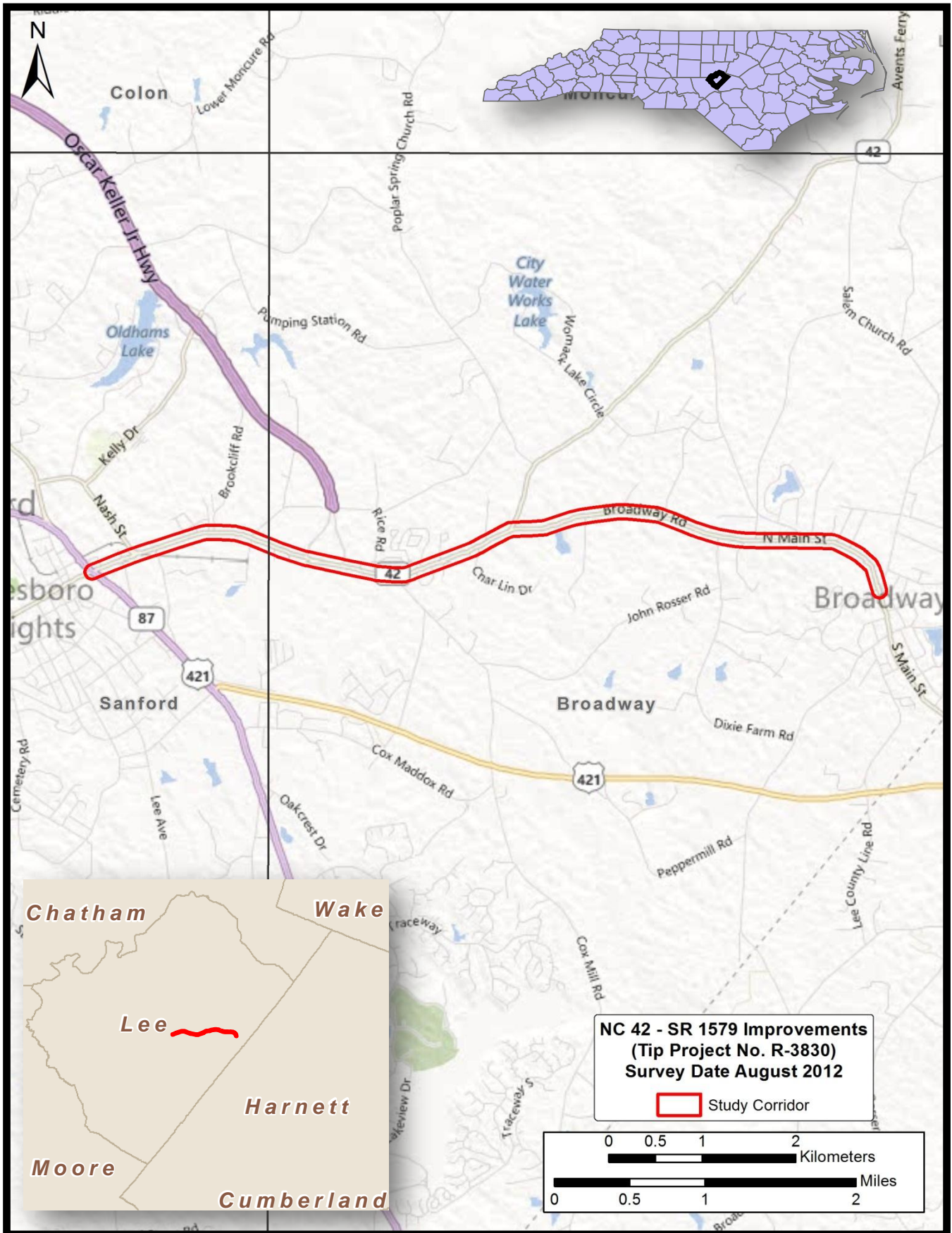


Figure 1: General Location of the NC 42 Corridor Improvements Study (R-3830).

may cause changes in the character or use of historic properties, if any such properties exist; 2) to identify all significant resources within the APE; and 3) to evaluate these resources according to the NRHP criteria. The APE boundary and the surveyed resources are shown in Figures 2 and 3.

The NRHP criteria require that the quality of significance in American history, architecture, culture, and archaeology should be present in buildings, structures, objects, sites, or districts that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and that the buildings, structures, objects, sites, or districts:

- A. are associated with events that have made a significant contribution to the broad patterns of our history;
- B. are associated with the lives of persons significant in our past;
- C. embody the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction;
or
- D. have yielded, or may be likely to yield, information important in prehistory or history.²

In 2012, the Coastal Carolina Research (CCR) architectural historian surveyed the APE in Lee County. The survey was conducted by vehicle and on foot and identified sixty-two resources and one historic district – the latter containing twenty-four contributing buildings and three non-contributing buildings – greater than fifty years of age. On September 18, 2012, the CCR architectural historian presented the survey results to the NC-HPO representative and NCDOT architectural historians who requested a survey report to further document and evaluate one dwelling and the historic district (Figure 4);

² Ibid.

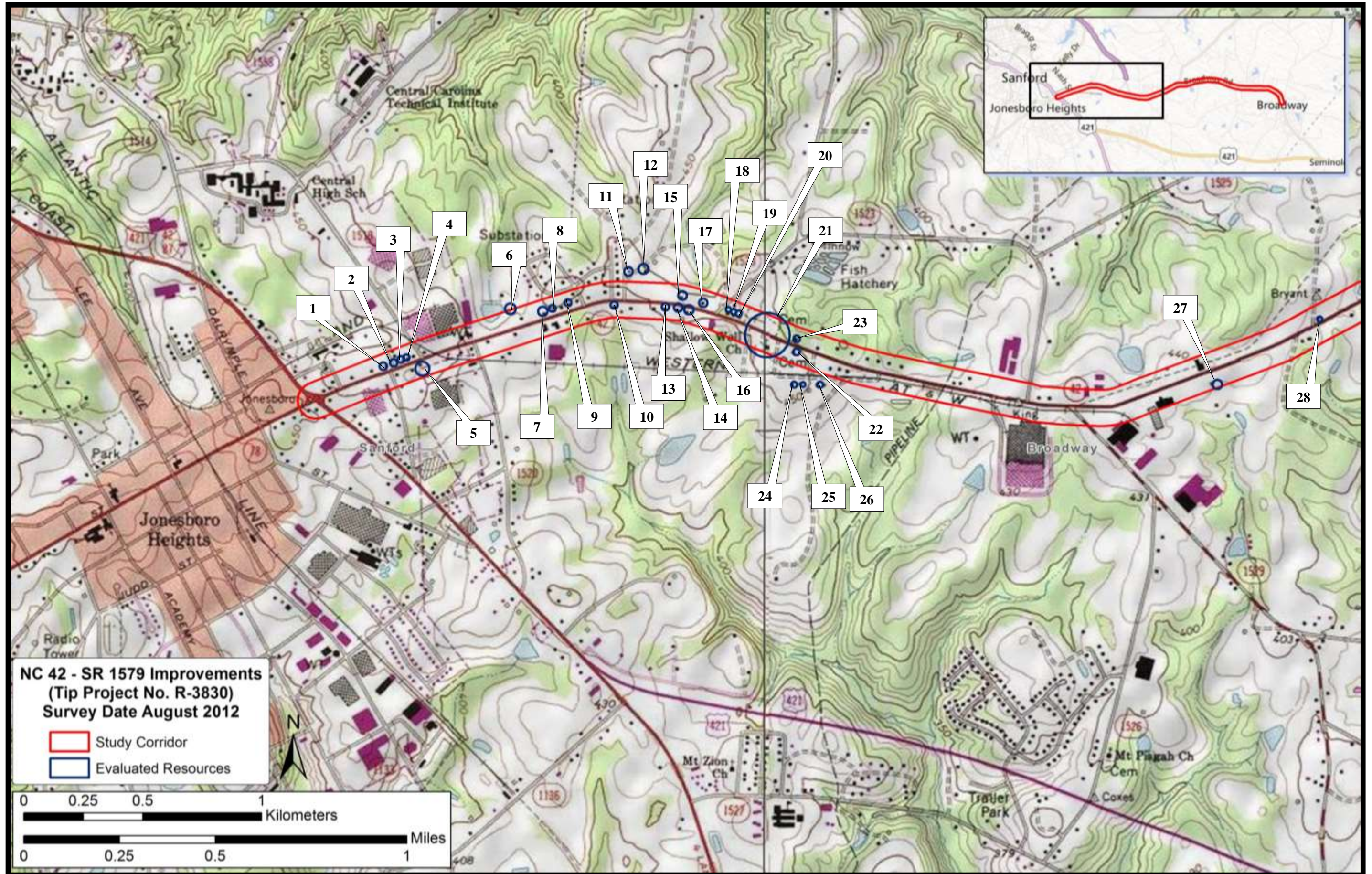


Figure 2: Location of Evaluated Resources, Shown on the 7.5-minute USGS Sanford and Broadway, North Carolina Topographic Quadrangles.

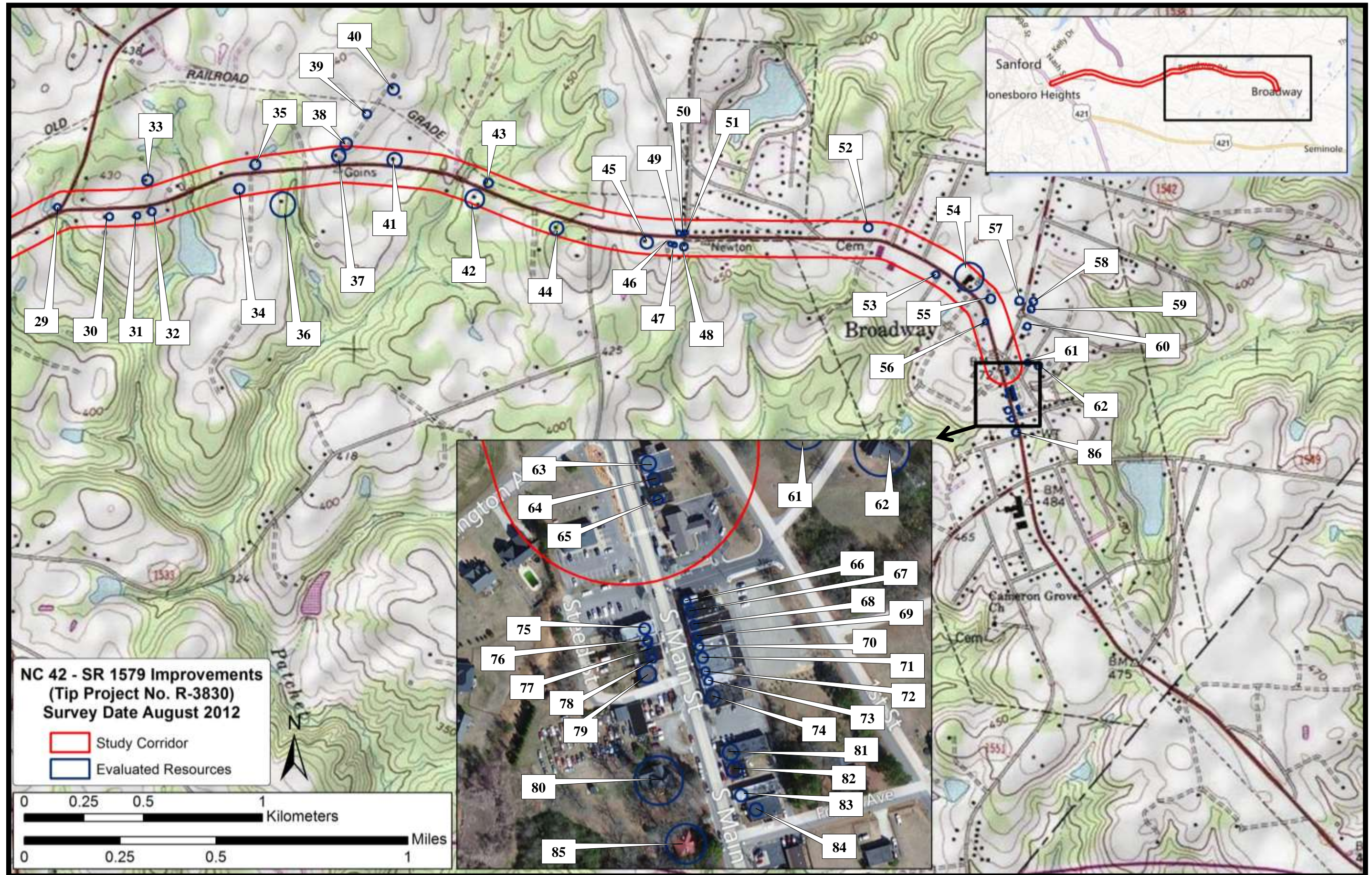


Figure 3: Location of Evaluated Resources, Shown on the 7.5-minute USG Broadway, North Carolina Topographic Quadrangle.



Figure 4: Location of Resources Evaluated In-Depth, Shown on the 7.5-minute USGS Broadway, North Carolina Topographic Quadrangle.

the remaining sixty-one resources were determined to be not eligible and not worthy of further consideration. This report contains in-depth eligibility evaluations for the twenty-five properties as well as brief notes and photos for the remaining sixty-one properties in Appendix C.

Background Research

Background research was conducted at the following archival repositories: Lee County Public Library (Sanford and Broadway branch) and the Lee County Register of Deeds (Sanford), both online and on site.

Physical Environment

Large portions of the project include open, rural areas including farmsteads, agricultural fields, and wooded areas. The predominantly rural setting is contrasted by more residential and light industrial developments in the Jonesboro Heights vicinity at the beginning of the project area and commercial and residential developments at the end of the project area in Broadway. The dates for residential and commercial architecture represented along the corridor span the late nineteenth century and twentieth centuries.

Summary of Results

The two evaluated resources included one dwelling house and a historic district in Broadway (see Figure 4). The twenty-seven buildings included in the Broadway Historic District include twenty-four contributing buildings – three dwellings and twenty-one commercial buildings – and three non-contributing commercial buildings.

The Sloan House (No. 44) and the Broadway Historic District (Nos. 63 through 86) were identified and evaluated, and based on the information obtained during the evaluation are both recommended as eligible for the NRHP.

PROPERTY INVENTORY AND EVALUATIONS

Resource Name:	Sloan House
NCDOT Survey Site Number:	44
HPO Survey Site Number:	LE0587
Location:	2712 Broadway Road (NC 42/SR 1579), Lee County
Parcel ID:	9672-73-9401-00
Dates(s) of Construction:	1913
Recommendation:	Eligible for the National Register, Criterion C



Setting

The Sloan House is located on the south side Broadway Road (NC 42/SR 1579) approximately 500 feet west of Dixie Farm Road (SR 1532). The house sits approximately 110 feet back from the road in a small clearing surrounded by mature trees (Figure 5).

Property Description

Exterior

Built around 1913, the Sloan House is a one-story rural Queen Anne cottage with an L-shaped footprint, or gable-and-wing plan, and a kitchen wing extending off the south (rear) elevation of the main block. A hip-roofed porch supported by heavy turned posts runs along the north (front)

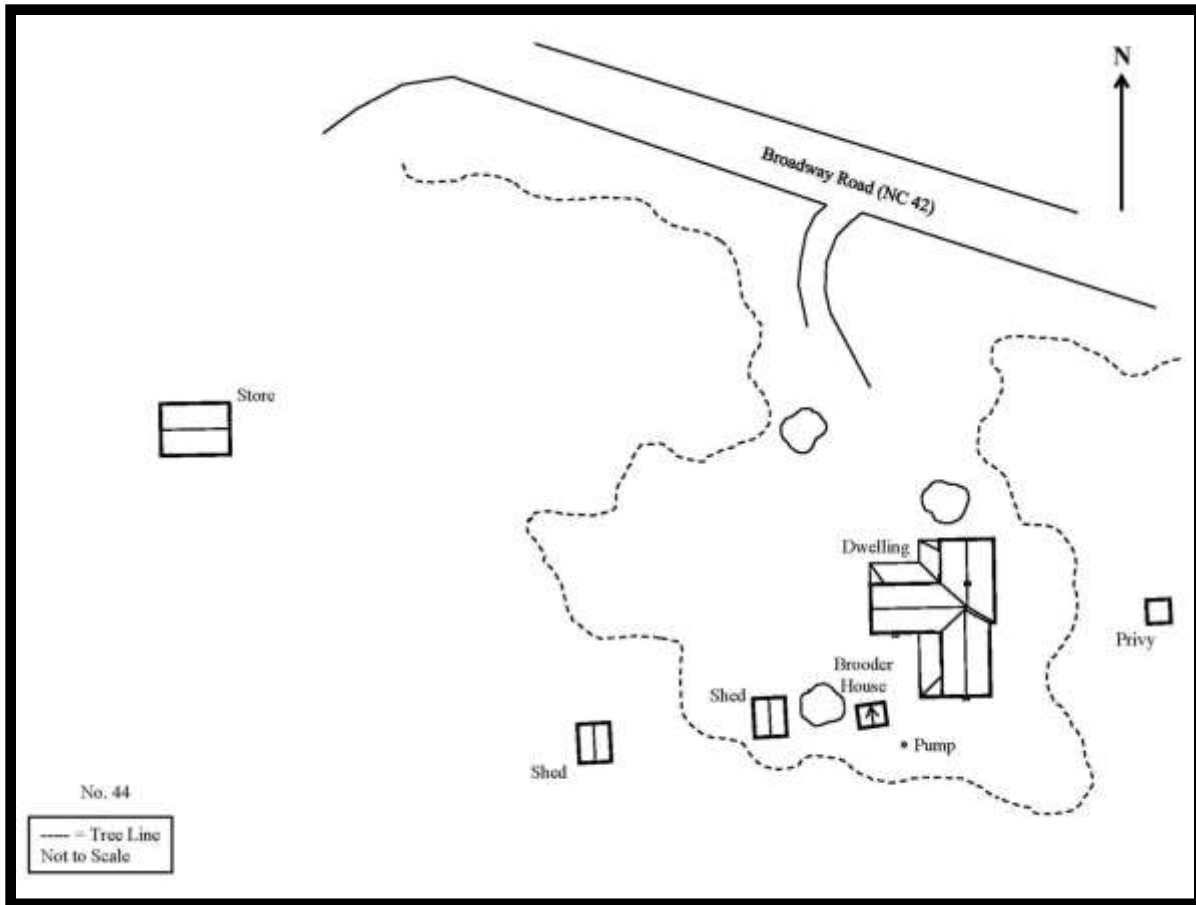


Figure 5: No. 44 Sketch Map of Sloan House.

elevation of the wing section and the west elevation of the projecting gable. The kitchen wing is slightly offset from the main block, and a partially enclosed porch or breezeway runs along its west elevation and terminates in a pantry room at the south end. The building sits on a brick pier and wooden block foundation, with some brick infill, is covered in weatherboard siding with plain corner boards and a simple frieze, and has four-over-four wooden sash windows. Pressed tin shingles cover the roof, and the dwelling has three chimneys, one interior brick chimney with a corbelled top and two exterior single-shouldered brick chimneys with corbelled tops, one on the south (rear) elevation of the wing section of the main block and one on the south (rear) gable end of the kitchen wing (Figures 6 through 11).

Interior

Two doors on the front porch give access to the dwelling. One door gives direct access to a front room in the gable section, and the other opens onto passage in the wing section, which originally connected to the breezeway and gives access to the room in the wing and the back room in the gable section. The walls are covered in flush boards, and the front room has a simple mantelpiece with slender classical columns supporting a shelf (Figure 12).



Figure 6: No. 44 View of Sloan House Looking Southeast.



Figure 7: No. 44 View of Sloan House Looking East.



Figure 8: No. 44 View of Sloan House Looking Northwest.



Figure 9: No. 44 View of Sloan House Looking Southwest.



Figure 10: No. 44 Detail of Brick Piers and Brick Infill.



Figure 11: No. 44 Detail of Wooden Block Piers.

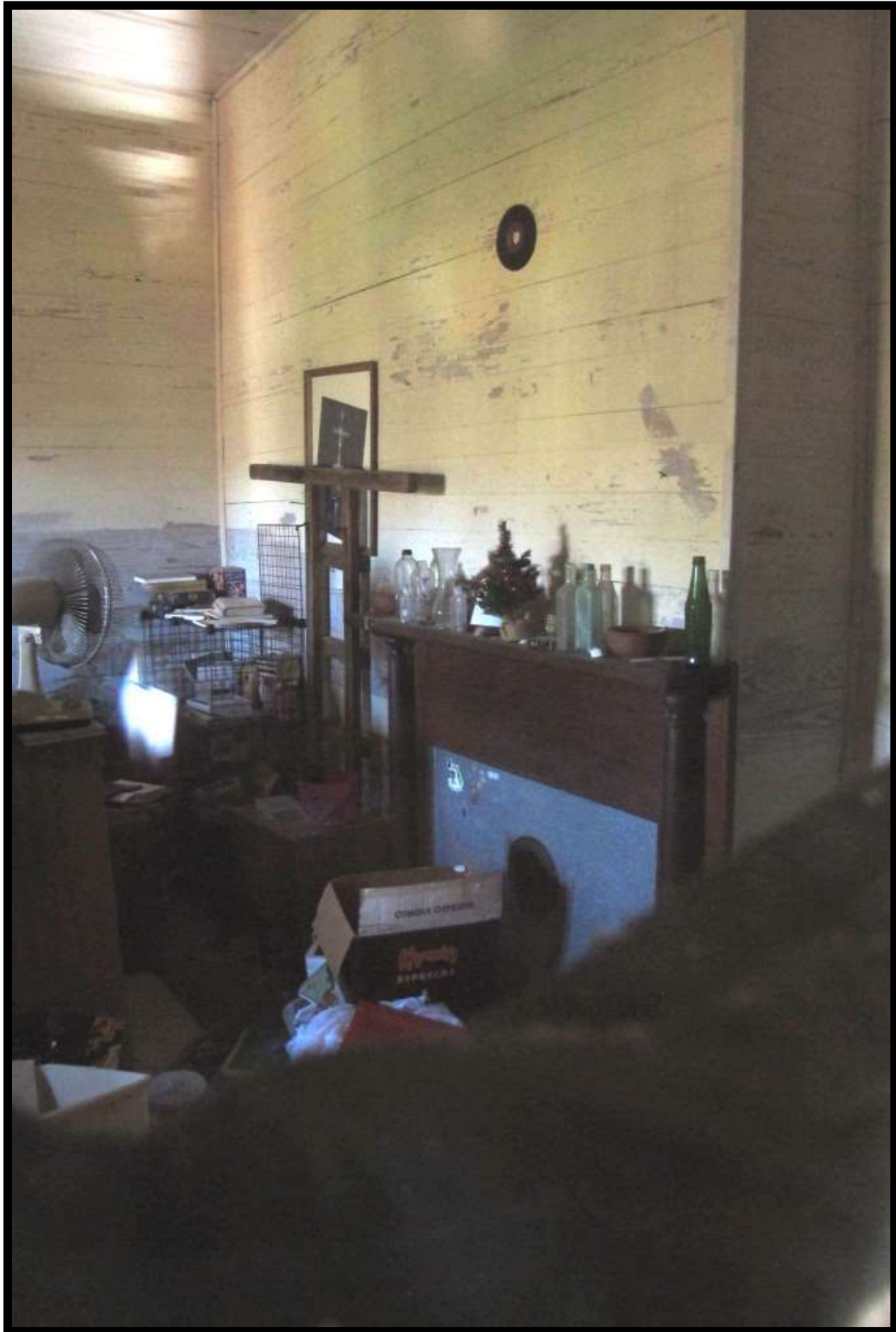


Figure 12: No. 44 Interior, View of Front Room.

Outbuildings

In addition to the dwelling, the property contains five historic outbuildings including a privy, a small shed-roofed frame brooder house, two front-gabled frame shed, and a small front-gabled store. The store is a simple frame building clad in plain weatherboard siding and with shuttered window openings flanking an entry door on the east (front) gable end. The building is somewhat dilapidated with the windows and sections of the original weatherboard siding missing and retains few of its original interior features (Figures 13 through 18).



Figure 13: No. 44 View of Privy Looking East.



Figure 14: No. 44 View of Shed Looking Southeast.



Figure 15: No. 44 View of Shed Looking Northeast.



Figure 16: No. 44 View of Brooder House Looking Northwest.



Figure 17: No. 44 View of Store Looking Northwest.



Figure 18: No. 44 Interior of Store.

Historic Background

Evander Green Sloan (1856-1938), a general farmer¹ by profession, built the house around 1913 to house his wife, Jackie Pattishall (1864-1932), and their four children (Figures 19 and 20).² Evander, also known as Green, owned property on both the north and south side of NC 42 at the top of a small rise that became known as Green Sloan Hill.³ It is not clear how much land Evander Green Sloan owned in 1913, but based on the land that was divided among his grandchildren in 1985 it may have been approximately 70.4 acres.⁴ A 1906 deed shows that he also owned 63 acres in Oakland Township, then still in Chatham County, which was eventually sold by his oldest son, Herbert Kyle Sloan (1887-1960), in 1949—by then it was part of Deep River Township in Lee County.⁵ Agricultural census records for Lee County from 1910 until 1950 show a fluctuation in the number of farms and the total acreage of farmland. The total population for Lee County was 11,376 according to the 1910 census. The census information recorded 1,272 farms, 785 of which were operated by owners. Farms were recorded according to their acreage, and the largest number—355—had between 50 and 99 acres making the size of the Sloan farm typical for the period, followed by 300 farms with an acreage between 20 and 49. By 1920 the total population had increased to 13,400 and the number of farms to 1,465, 925 of which were operated by owners. The total acres of farmland in the county was 121,006, but only 37,077 of these were improved. There had been a slight shift in farm size and the largest number of farms—404—was between 20 and 49 acres, followed by 370 farms between 50 and 99 acres. According to the 1930 census the population of Lee County had grown to 16,996, more than half of who (9,352) were listed as rural farm population. The total acreage of farmland had decreased to 107,194, as did the number of farms operated by full owners (713). The number of farms between 20 and 49 acres had increased to 512, and farms containing 50 to 99 acres were still second with 395 farms.⁶ The 1936 Soil Survey of Lee County indicates that out of a total area of 163,200 acres only about 25 percent was used for field crops and plowable pasture. In 1935, 40,015 acres were available for crops. No single crop dominated the agriculture and no important crop was grown exclusively in any part of the county. The principle crops were cotton, tobacco, and corn and they were well distributed over the greater part of the county.

¹ The Merriam-Webster online dictionary defines a general farmer as “a farmer producing several commodities none of which represents as much as 40 percent of the total value of the products of the farm.” Electronic document, <http://www.merriam-webster.com/dictionary/general%20farmer>, accessed March 12, 2013.

² http://search.ancestry.com/iexec?htx=View&r=an&dbid=1121&iid=S123_1175-1735&fn=Evander+Green&ln=Sloan&st=r&ssrc=&pid=1662207, and http://search.ancestry.com/iexec?htx=View&r=an&dbid=7884&iid=4450009_00219&fn=E+Green&ln=Sloan&st=r&ssrc=&pid=20633392, and <http://trees.ancestry.com/tree/15527994/person/1951726767/photo/6914b882-fd3e-4843-a3cf-987fc65b2cf9?src=search>, accessed December 13, 2012.

³ Personal communication Donna C. Sloan, December 14, 2012.

⁴ This section of Lee County was part of Moore County before 1907. H. K. Sloan’s property was divided among his children in 1985, after the death of his wife. The total acreage was 70.4 acres and a deed search indicates that he, or his wife, did not add to the property between 1926 and her death in 1983. See Lee County Deed Book 365, p. 815, p. 818, p. 821, p. 821, and p. 824.

⁵ Lee County Deed Book 1, p. 68, and Deed Book 52, p. 638.

⁶ Historical Census Browser, Electronic document, <http://mapserver.lib.virginia.edu/>, accessed March 12, 2013.

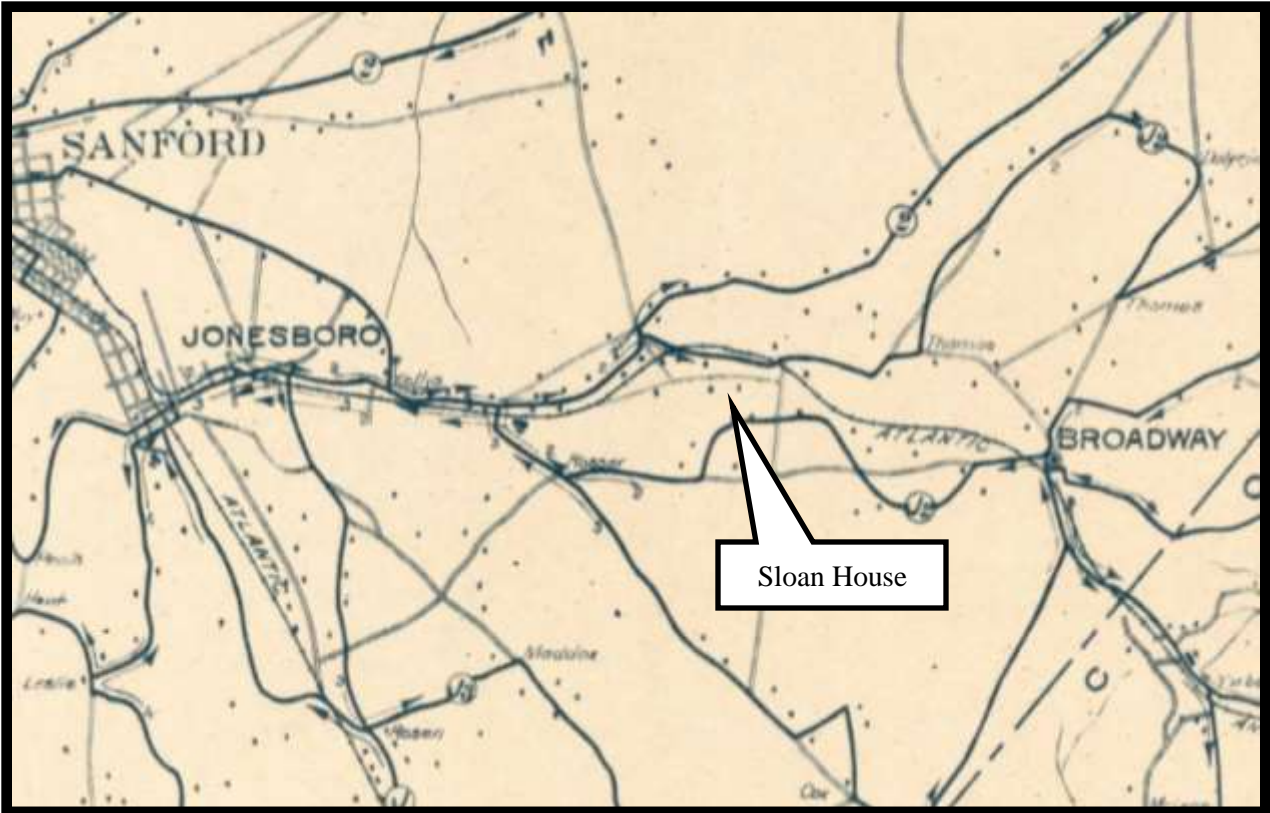


Figure 19: Detail of ca. 1910-19 Map Showing Rural Delivery Routes for Lee County, NC, Between Jonesboro and Broadway, and Approximate Location of Sloan House (United States Post Office Department 1910).

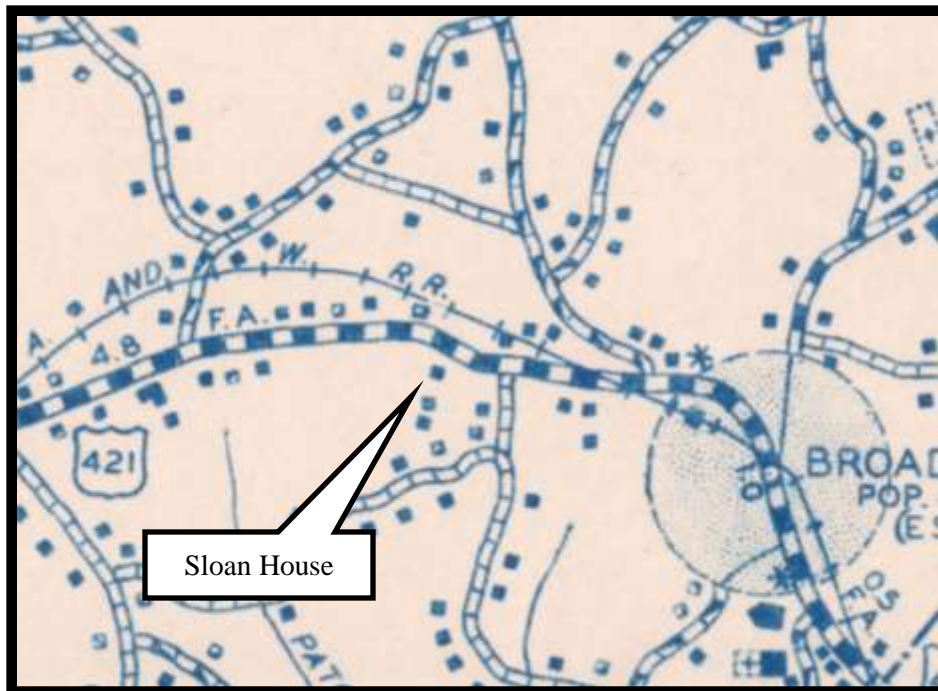


Figure 20: Detail of 1938 Lee County, NC, Highway Map Showing the Approximate Location of the Sloan House (State Highway and Public Works Commission 1938).

Peaches, dewberries and sweet potatoes were also grown, but were of lesser importance, and dairying mainly occurred in the northern part of the county, which also had the better soil to grow small grains and allow for pastures.⁷ Cotton was an important source of income, but the gross income of tobacco equaled or exceeded that of cotton.⁸ According to the report every well-established farm had a few fruit trees, a garden plot, a few hogs, from one to three cows, and a flock of chickens. The produced small quantities of sweet-potatoes, sorgo, and potatoes, largely for their own personal use, as well as hairy vetch, oats, clover, cowpeas, and a little alfalfa for hay.⁹ Various types of sandy loam were prevalent in the Broadway area, which were well suited for the production of corn, cotton, and tobacco.¹⁰ By 1940 the total population had increased to 18,743, as did the number of people listed as rural farm population (9,633). Full owners owned 58,984 acres of all the farm land and the largest number of farms now measured between 10 and 19 acres (476), with those measuring between 30 and 49 acres coming in second (276), and between 20 and 29 acres third (261).¹¹ The 1950 census was the last year to provide agricultural data. The total population for Lee County had increased to 23,522 and the number of owner operated farms had increased to 875, owning a little more than half the total farms in the county (1655) and farming 71,999 acres of land, which was more than half of the total acres of farm land in the county (114,844). The largest number of farms still measured between 10 and 19 acres (478), followed by 298 farms measuring between 20 and 29 acres and farms between 30 and 49 acres and 50 and 69 acres tied for third with 216 each.¹² There is no indication that the acreage of the Sloan farm changed substantially between the 1910 and 1950 census. Whereas initially it had been a typical-sized farm for the county it ultimately became part of a much smaller number of larger farms as farm sizes decreased substantially according to the 1940 and 50 census. On August 8, 1907, Green Sloan and his wife sold a strip of his land on the north side of NC 42 to the Atlantic & Western Railway Company for the railway line between Jonesboro and Broadway (Figure 21).¹³ In 1926, they sold the remaining property to their oldest son Herbert Kyle Sloan (1887-1960) under the condition that they hold a life right.¹⁴ Herbert was still living at home and listed as single in the 1930 census.¹⁵ He eventually married

⁷ S. O. Perkins and E. F. Goldston, *Soil Survey of Lee County, North Carolina*, Washington: United States Bureau of Chemistry and Soils, 1936, p. 11.

⁸ *Ibid.*, 12.

⁹ *Ibid.*, 13.

¹⁰ *Ibid.*, 15-16. Among the soils found near Broadway were Norfolk sandy loam (gravelly phase), Marlboro sandy loam, and Chesterfield sandy loam.

¹¹ The 1940 census distinguishes between, full owners, part owners, managers, white operators, non-white operators, share tenants, share-cash tenants, cash tenants, other tenants, and croppers.

¹² Historical Census Browser, Electronic document, <http://mapserver.lib.virginia.edu/>, accessed March 12, 2013.

¹³ Moore County Deed Book 39, p. 82. For some reason a second transaction was recorded on December 30, 1914. See Lee County Deed Book 10, p. 347.

¹⁴ Lee County Deed Book 34, p. 602.

¹⁵ http://search.ancestry.com/cgi-bin/sse.dll?rank=1&new=1&MSAV=0&msT=1&gss=angs-g&gsfn=Evander+Green&gsln=Sloan&mswpn__ftp=Lee+County%2c+North+Carolina%2c+USA&mswpn=1728&mswpn_PInfo=7-7c0%7c1652393%7c0%7c2%7c3245%7c36%7c0%7c1728%7c0%7c0%7c&msbdy=1856&uidh=9q6&pcat=ROO T_CATEGORY&h=76374564&db=1930usfedcen&indiv=1, accessed December 13, 2012.

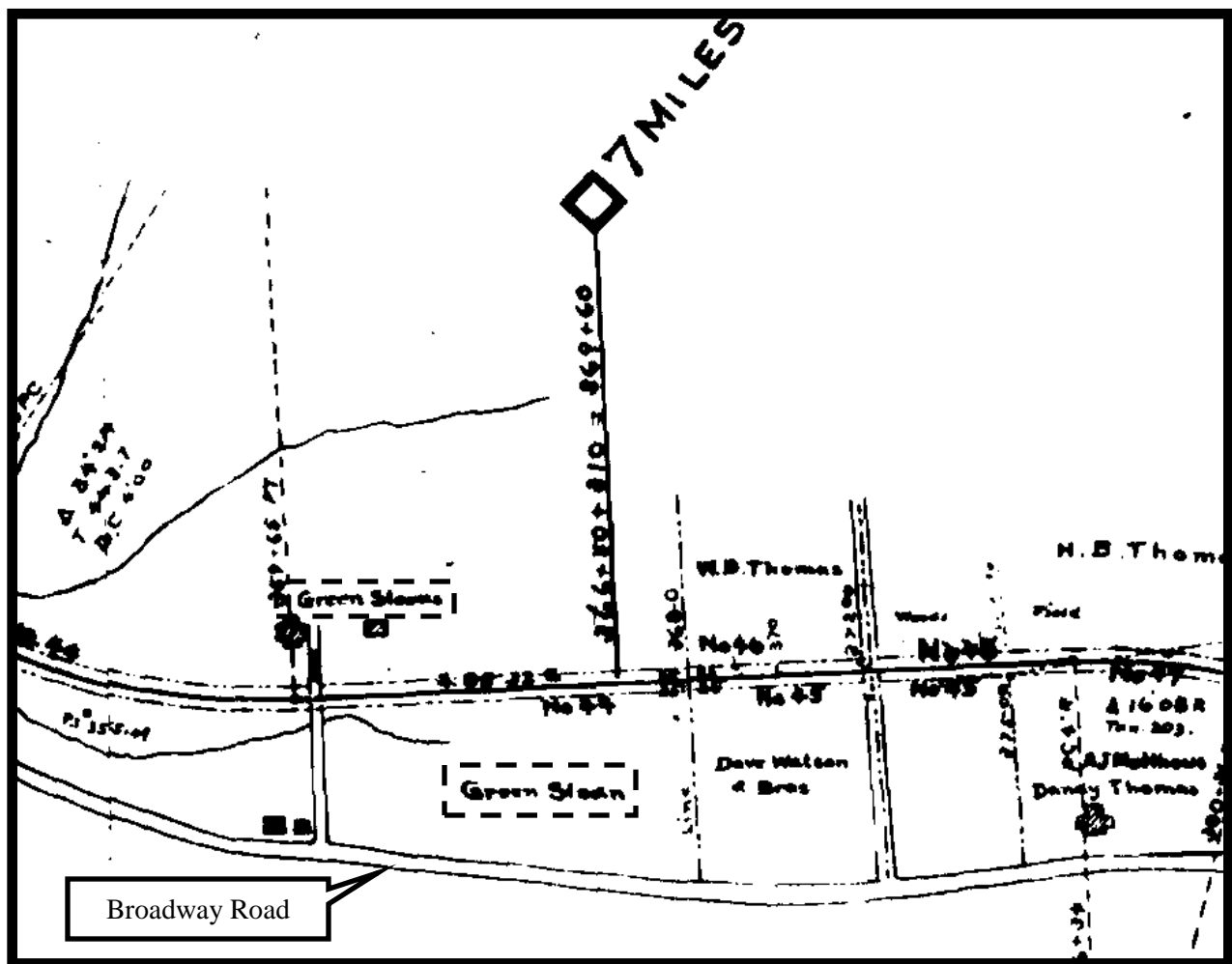


Figure 21: Detail of 1917 Right of Way and Track Map of the Atlantic & Western Railroad Showing the Location of [Evander] Green Sloan’s Property on the North Side of Broadway Road (NC 42/SR 1579) (Lee County Map Book 9, Page 63).

Geneva Cole (1911-1983) in 1936 in nearby Jonesboro.¹⁶ According to the 1940 Census, Herbert was a farmer, but also “received income of \$50 or more from sources other than money wages or salary.”¹⁷ It is not clear where this money came from and whether or not it was income generated by the small store located on the property. An old rusted sign on the back of the store for Nesbitt’s California Orange suggests that the store was there by the 1940s (Figure 22). Neither the store, nor any of the other buildings on the property are mentioned in the deeds. In 1953, Herbert and Geneva Sloan signed a right-of-way agreement with the State Highway and Publics Work Commission for the improvements to U.S. 421 (i.e., NC 42) in which the property is identified as “Home Place.”¹⁸ The property is currently owned by Louis M. Sloan (b. 1937), the oldest son of Herbert and Geneva Sloan.¹⁹



Figure 22: Circa 1940s “Drink Nesbitt's California Orange” Sign on the Rear Gable End of the Store.

National Register Criteria Evaluation

For purposes of compliance with Section 106 of the NHPA, the Sloan House is recommended eligible for the NRHP.

¹⁶ http://search.ancestry.com/iexec?htx=View&r=an&dbid=8909&iid=NCVR_M_C058_63001-0410&fn=H+K&ln=Sloan&st=r&ssrc=&pid=1284717, accessed December 13, 2012.

¹⁷ http://search.ancestry.com/cgi-bin/sse.dll?rank=1&new=1&MSAV=0&msT=1&gss=angs-g&gsfn=Herbert+Kyle&gsln=Sloan&mswpn__ftp=Lee+County%2c+North+Carolina%2c+USA&msbdy=1887&msddy=1960&msdpn__ftp=Lee+County%2c+North+Carolina%2c+USA&uidh=9q6&mssng0=Geneva&mssns0=Cole&pcat=ROOT_CATEGORY&h=153434637&db=1940usfedcen&indiv=1, accessed March 11, 2013.

¹⁸ Lee County Deed Book 57, p. 145.

¹⁹ Lee County Deed Book 365, p. 824.

Integrity

The Sloan House remains in its original location and its setting is still predominantly rural as it surrounded by mature trees on an 11.02-acre parcel—remaining of the original 70.4-acre parcel. The parcel is currently predominantly wooded with a combination of deciduous trees and pine trees with the exception of the direct vicinity of the house. The design and workmanship of the house are reflective of the late nineteenth- and early twentieth-century architectural practices and styles. The majority of the structures retain a fair to high level of original materials. Because of the integrity of the location and setting, the complex retains much of its original feeling and conveys its historic character. The complex is associated with typical farming practices in Lee County during the first half of the twentieth century, however, due to the loss of land and outbuildings it can no longer properly convey this.

Criterion A

The Sloan House is not recommended eligible for the National Register under Criterion A (Event). To be eligible under Criterion A the property must retain integrity and must be associated with a specific event marking an important moment in American prehistory or history or pattern of events or historic trends that made a significant contribution to the development of a community, a state, or a nation. Furthermore, the property must have existed at the time and be documented to be associated with the events. Finally, the property's specific association must be important as well.

Despite the fact that the complex is associated with early twentieth-century farming practices in Lee County the property does not retain sufficient integrity to convey this and is therefore not recommended eligible under Criterion A.²⁰

Criterion B

The Sloan House is not recommended eligible for the National Register under Criterion B (Person). For a property to be eligible for significance under Criterion B, it must retain integrity and 1) be associated with the lives of persons significant in our past, i.e., individuals whose activities are demonstrably important within a local, state, or national historic context; 2) be normally associated with a person's productive life, reflecting the time period when he/she achieved significance; and 3) should be compared to other associated properties to identify those that best represent the person's historic contributions. Furthermore, a property is not eligible if its only justification for significance is that it was owned or used by a person who is or was a member of an identifiable profession, class or social or ethnic group.

The dwelling is not associated with the life or lives of persons significant to our past and therefore is not recommended eligible under Criterion B.

²⁰ Heather Fearnbach, *Historic Store Context*, Burke, Caldwell, Cleveland, McDowell, and Rutherford Counties, 2012.

Criterion C

The Sloan House is recommended eligible for the National Register under Criterion C (design/construction). For a property to be eligible under this criterion, it must retain integrity and either 1) embody distinctive characteristics of a type, period, or method of construction; 2) represent the work of a master; 3) possess high artistic value; or 4) represent a significant and distinguishable entity whose components may lack individual distinction.

The dwelling retains a high level of integrity and embodies the distinctive characteristics of an early twentieth-century rural example of the Queen Anne style. It is furthermore one of the few intact surviving buildings of the period in the vicinity of Broadway and in this part of Lee County, based on the analysis of the architectural survey of Lee County²¹ and a windshield survey of parts of Cape Fear, East Sanford, and Jonesboro Townships in the proximity of the project area. Therefore this property is recommended as eligible for listing in the National Register under Criterion C for architecture.

Criterion D

The Sloan House is not recommended eligible for the National Register under Criterion D (potential to yield information). For a property to be eligible under Criterion D, it must meet two requirements: 1) the property must have, or have had, information to contribute to our understanding of human history and prehistory, and 2) the information must be considered important.

The dwelling is not likely to yield any new information pertaining to the history of building design and technology and is therefore not recommended eligible under Criterion D.

²¹ J. Daniel Pezzoni, *The History and Architecture of Lee County, North Carolina*, Sandford, Railroad House Historical Association, 1995

National Register Boundary Justification

The National Register boundary for the Sloan House has been drawn according to the guidelines of National Register Bulletin 21, *Defining Boundaries for National Register Properties*. The boundary is drawn to include the dwelling and part of the surrounding landscape that constitute the historic setting of the property, and coincides with the current tax parcel (Figure 23). The boundary contains approximately 11.02 acres. The legal property boundary is identified as parcel 96-73-9401-00 (Lee County PIN) and does follow the right of way along NC 42/SR 1579.

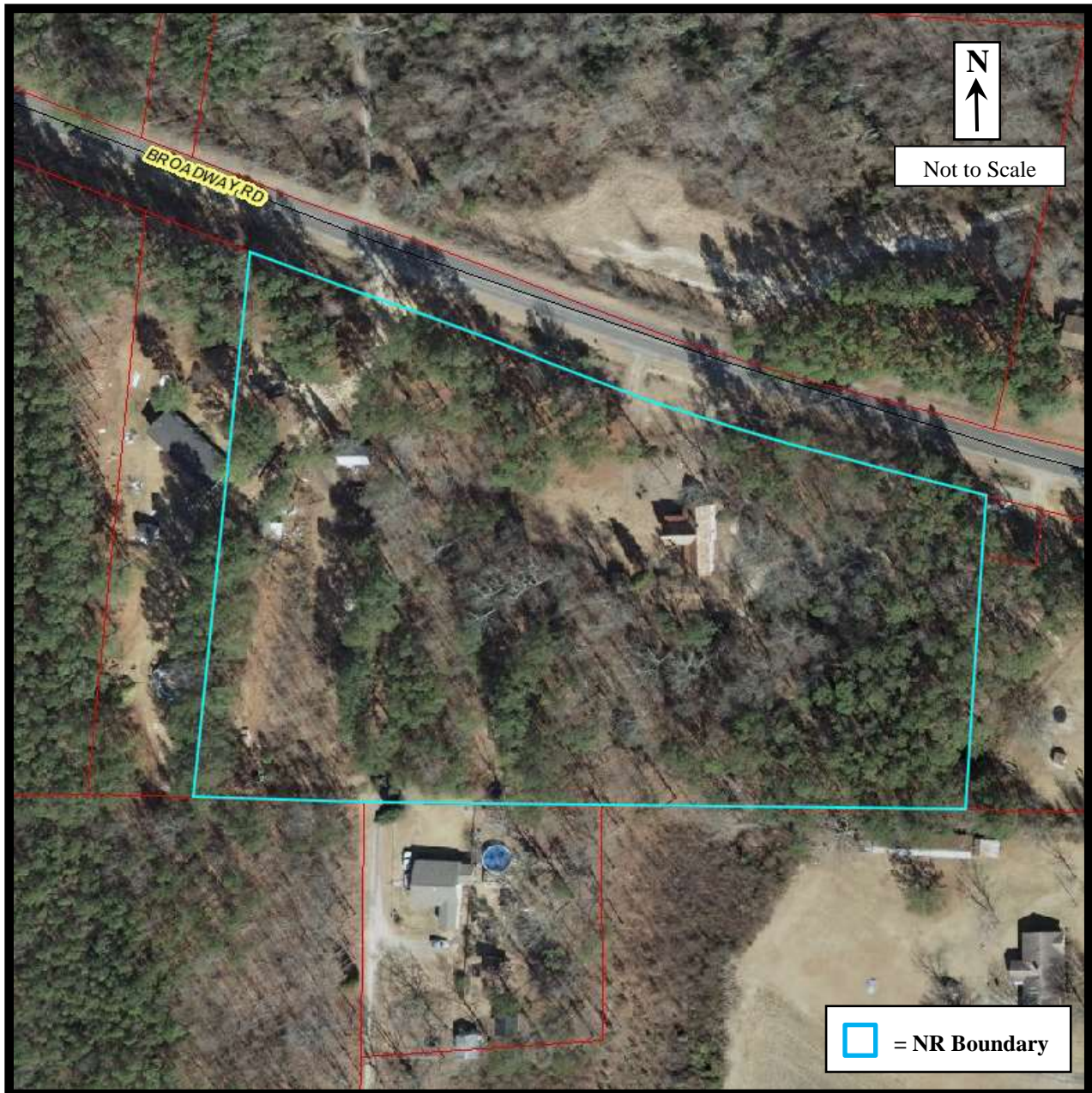


Figure 23: Aerial Map of No. 44, Sloan House, Showing the NRHP Boundary.

Resource Name:	Broadway Historic District (LE0822)
NCDOT Survey Site Numbers:	63 through 86
HPO Survey Site Numbers:	LE0588 through 0599, and LE0811 through 0815
Location:	S. Main Street between Harrington Avenue and Church Street
Parcel ID:	Multiple
Dates(s) of Construction:	ca. 1909 to 1960
Recommendation:	Eligible for the National Register, Criteria A and C



Figure 24: Views of Broadway Historic District. Image on the Left Shows a View of Main Street Looking South, and the Image on the Right Shows a View of Main Street Looking North.

Setting

The Broadway Historic District is located on the east and west side of South Main Street (NC 42/SR 1579), between Harrington Avenue in the north and Church Street in the south (Figure 25). The town is located approximately 5.5 miles east of Jonesboro Heights near the Harnett County line and is still set in a predominantly rural setting with large tracts of wooded land and agricultural fields directly beyond its urban core.

Property Description

The Broadway Historic District lies within the Broadway town limits and consists of the block of South Main Street between Harrington Avenue at the north end and Church Street in the south. The district contains twenty-three contributing buildings with dates of construction ranging from circa 1907 to circa 1960, and four non-contributing buildings. The buildings have a predominantly commercial use and represent a period of economic growth and prosperity experienced by Broadway during the first half of the twentieth century. Comprising the majority of Broadway’s business district, the Broadway Historic District is bounded to the north, east, south, and west by predominantly residential areas. The district includes three residential properties on the west side of Main Street near the southern terminus of the historic district. The

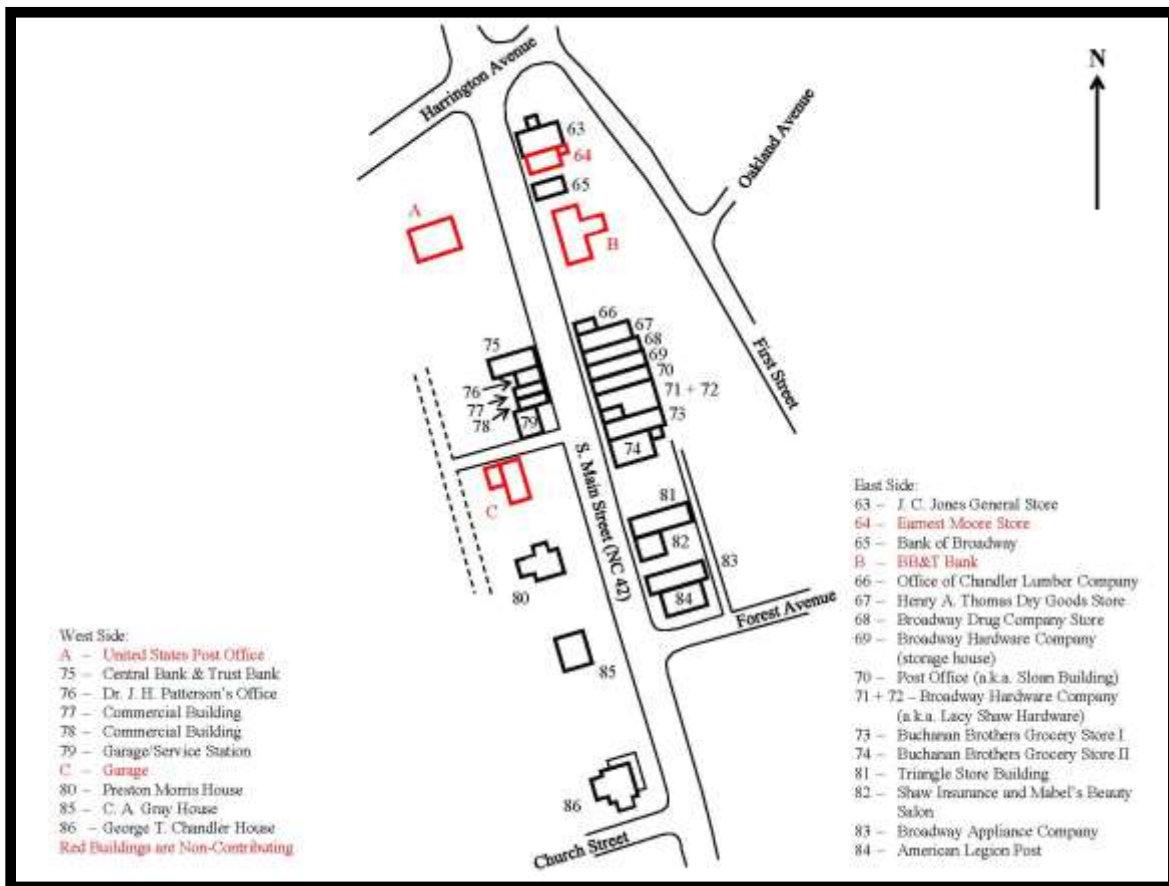


Figure 25: No. 63-86 Sketch Map of Broadway Historic District.

dwelling are included for their proximity to the commercial section and their period of construction and their association with important figures in the development of Broadway such as G. T. Chandler, who is associated with both his own dwelling (# 86) and as the builder of the C. A. Gray House (# 85). The district is the physical record of the commercial development within the community, which took place as the result of the extension of the Atlantic & Western Railway Company from Jonesboro to Lillington in 1907, the same year Lee County was formed.²² The commercial architectural resources in the district follow the common themes of materials and architectural styles, and are all one-story brick buildings. As is typical of most downtowns, many of the buildings in the commercial section of the Broadway Historic District have had their original storefronts replaced with components that are more contemporary.

Inventory List

The inventory is arranged from north to south starting on the east side of the street. The inventory provides the contributing or noncontributing status, location, dates of construction, and description of each resource. Initial occupants of the buildings are based on deed information

²² Jimmy Haire and W. W. Seymour Jr., *Sanford and Lee County*, Charleston, SC, 2006, p. 119.

and other historic records.²³ Properties identified as contributing are those that were present during the period of significance (ca. 1900 to 1960), relate to the documented significance of the district, and possess a significant degree of architectural integrity. Those properties identified as noncontributing were either not present during the period of significance, do not relate to the documented significance of the district, or due to alterations no longer possess a substantial degree of architectural integrity.

East Side South Main Street

No. 63 – (former) J. C. Jones General Store (LE0588)

100 S. Main Street, ca. 1907, contributing building

Built around 1907, this one-story brick commercial building has walls laid in five-over-one common bond and a parapet wall capped with terra cotta ridge tiles (Figure 26).²⁴ A metal awning shelters the storefront windows – which have been blocked – and the recessed entry. The small one-story rectangular addition on the north (side) elevation was built after 1953 when J. C. Jones sold the parcel to the north of the store to the Heins Telephone Company.²⁵



Figure 26: Nos. 63 and 64 View of J. C. Jones General Store (left) and Earnest Moore Store (right) Looking Northeast.

²³ Town of Broadway Centennial, 2007, and Woman's Club of Broadway, *Broadway, North Carolina, 1870-1970*, 1970.

²⁴ Lee County Deed Book 4, p. 422.

²⁵ Lee County Deed Book 56, p. 241.

No. 64 – (former) Earnest Moore Store (LE0589)

102 S. Main Street, after 1966, noncontributing building

Built after 1966, this one-story, concrete-block building has a brick west (front) elevation with a parapet capped with terra cotta ridge tiles (see Figure 26). Large square metal-framed display windows flank the double entry doors and a rectangular transom. The building is currently used as a Masonic Lodge – Friendship Lodge No. 763, A.F. & A.M. The Masons originally met in a frame lodge near the Presbyterian Church, but the building was blown down in 1921, after which they moved to Jonesboro.²⁶ A 1966 deed conveyed the right to connect and build unto the southern wall of the J. C. Jones Store building.²⁷

No. 65 – (former) Bank of Broadway (LE0267)

104 S. Main Street, ca. 1909, contributing building

Built around 1909, the Bank of Broadway is a one-story, three-bay, brick building with a decorative west (front) elevation (Figure 27). Segmental arched windows flank the double entry doors, which is topped by a simple fan light. Brick pilasters frame the front elevation and support a simple corbelled brick cornice with a dog-tooth course. Below the cornice are three recessed panels with corbelled bricks and a dog-tooth course, and a third dog-tooth course runs between the panels and the windows. The bank was founded by D. E. Shaw in 1909, who served as the chief Executive Officer until his death in 1956.²⁸



Figure 27: No. 65 View of Bank of Broadway Looking Northeast.

²⁶ Woman's Club of Broadway, *Broadway, North Carolina, 1870-1970*, 1970, p. 38.

²⁷ Lee County Deed Book 97, p. 448.

²⁸ Woman's Club of Broadway (1970), p. 14.

B – BB&T Bank

106 S. Main Street, ca. 1975, noncontributing building

The BB&T Bank is a one-story, side-gabled building, clad in vinyl siding, with a projecting cross-gabled entrance vestibule. The site of the BB&T Bank was obtained by the Carolina Bank in 1974 from the heirs of John Harrington and Larry and James Riley (Figure 28).²⁹ By 1927, it was the site of Kelly Garage, later Harrington Garage, and of the Chandler & Co. Store, both still visible in a 1950s photograph of Main Street and shown on a 1909 map of a section of Broadway described as Oakview, which also shows that none of the current buildings were there by 1909 (Figures 29 and 30).³⁰



Figure 28: B – View of BB&T Bank Looking Southeast.



Figure 29: View of Main Street Taken in the Early 1950s With Kelly Garage, Later Harrington Garage, and of the Chandler & Co. Store on the Left Looking Southeast (Sanford and Lee County 2006).

²⁹ Lee County Deed Book 248, p. 510, and Book 248, p. 506.

³⁰ Lee County Deed Book 25, p. 289.

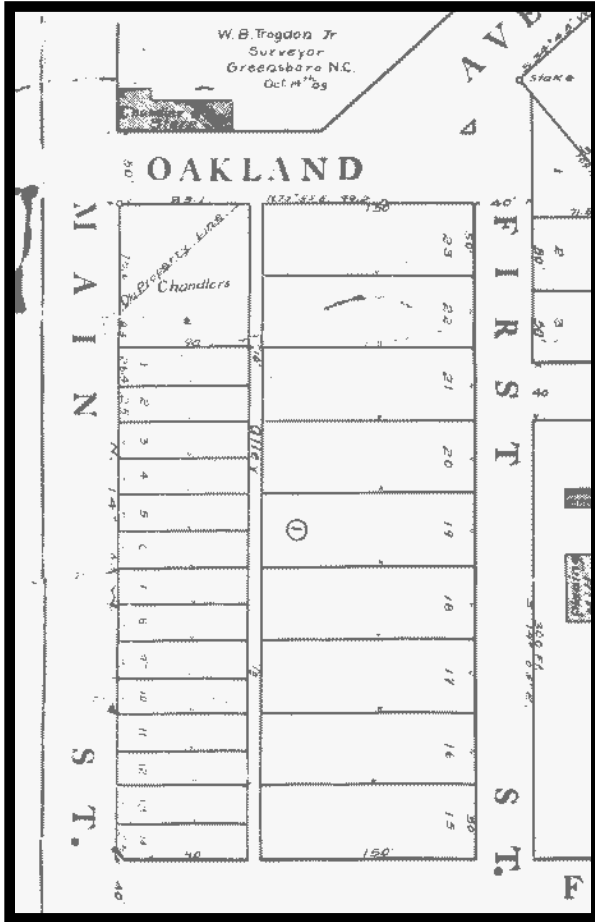


Figure 30: Detail of 1909 Map Showing the Property of Allen & Atkins, Broadway, N.C., Identified as Oakview (Lee County Map Book 3, Page 71).

No. 66 – (former) Office of Chandler Lumber Company (LE0590)

116 S. Main Street, ca. 1918, contributing building

Build around 1918, this narrow one-story brick building was originally the office of the Chandler Lumber Company, owned by G. T. Chandler (Figure 31). The walls are laid in five-over-one common bond with a corbelled parapet and an elongated recessed panel on the west (front) elevation, which originally held a company sign. The large pent roof was added at a later date. G. T. Chandler came to Broadway from Randolph County in 1907 and established the Chandler-Farlow Lumber Company. He operated a planing mill and box factory until his death in 1952.³¹ In 1909, M. A. McLeod conveyed the 100 by 90 feet parcel to the Broadway Store Company – #s 118, 120, and 122 were part of the same parcel (see Figure 30).³² In 1918, the Broadway Store Company sold the property to G. T. Chandler and Thomas Farlow, “partners trading under

³¹ Woman’s Club of Broadway (1970), p. 17.

³² Lee County Deed Book 15, p. 62.



Figure 31: Nos. 66, 67 and 68 View of the Office of Chandler Lumber Company, Henry A. Thomas Dry Goods Store, and Broadway Drug Company Store Looking Northeast.

the firm name of Chandler & Farlow Lumber Company.”³³ G. T. Chandler was the secretary of the Broadway Store Company and Thomas Farlow the president.³⁴

No. 67 – (former) Henry A. Thomas Dry Goods Store (LE0591)

118 S. Main Street, ca. 1918, contributing building

Based on the continuous brickwork this building was built at the same time as the office for the Chandler Lumber Company (see Figure 31). The front elevation is laid in five-over-one common bond with an elongated recessed panel which originally held the store sign. The building was conveyed to H. A. Thomas in 1955 by the Wachovia Bank and Trust Company as

³³ Lee County Deed Book 25, p. 393.

³⁴ Ibid.

executors of the last will and testament of George T. Chandler, at which time the building was apparently already occupied by H. A. Thomas.³⁵

No. 68 – (former) Broadway Drug Company Store (LE0592)

120 S. Main Street, 1916, contributing building

The Broadway Store Company sold the property to Dr. Leon Watson, W. A. Crabtree, and J. L. Burgess in 1916, who did business under the firm name of Broadway Drug Company (see Figure 31).³⁶ Dr. Watson had run a drug store out of a small building near his home and later went into business with W. A. Crabtree. In 1914, J. L. Burgess joined the business venture.³⁷ The brick building is as tall as the store to the north of it but shows evidence of having been remodeled several times. The top section of the west (front) elevation is laid in five-over-one common bond with a parapet capped with ridge tiles. The original recessed panel was filled in at some point, and the actual storefront below was altered.

No. 69 – (former) Broadway Hardware Company (storage house) (LE0593)

122 S. Main Street, ca. 1920, contributing building

Built around 1920, the building shares its north wall with that of 120 South Main Street and its south wall with 124 South Main Street (Figure 32). The brick west (front) elevation is slightly shorter than that of 120 S. Main Street, but it retains its corbelled parapet and the recessed panel for the original store sign. In 1945, W. A. Sloan sold the property to Archie Cameron and his wife, at which time the property was described as the “lot and building having been used and occupied for some time by the Broadway Hardware Company as a storage house.”³⁸

No. 70 – (former) Post Office (a.k.a. Sloan Building) (LE0594)

124 S. Main Street, ca. 1920, contributing building

This building sits on Lot 1 of Block 1 of the Map of Oakview, and was built around 1920, by S. V. Stevens for W. A. Sloan, this building shares its north wall with 122 South Main Street (see Figures 30 and 32).³⁹ The brick (west) front elevation is identical to that of 122 S. Main Street with a corbelled parapet and an a recessed panel for the original store sign. M. A. McLeod conveyed this parcel to W. A. Sloan in 1909.⁴⁰

³⁵ Lee County Deed Book 61, p. 225.

³⁶ Lee County Deed Book 13, p. 276.

³⁷ Woman’s Club of Broadway (1970), p. 14.

³⁸ Lee County Deed Book, 45, p. 137.

³⁹ Lee County Deed Book 979, p. 465.

⁴⁰ Lee County Deed Book, 12, p. 267.



Figure 32: Nos. 69, 70, 71, 72, and 73 View of the Broadway Hardware Company (storage house), Post Office (a.k.a. Sloan Building), Broadway Hardware Company (a.k.a. Lacy Shaw Hardware), and Buchanan Brothers Grocery Store I Looking Northeast.

**No. 71 + 72 – (former) Broadway Hardware Company (a.k.a. Lacy Shaw Hardware)
(LE0595 + 0596)**

126 S. Main Street, ca. 1931, contributing building

This building sits on Lots 2, 3, and part of 4 of Block 1 on the Map of Oakview, and was built around 1931 (see Figure 30). The building contains two separate stores in a two-thirds (126), one-third (126A) division (see Figure 32). Two brick pilasters frame the west (front) elevation and a third marks the division between the two units. A corbelled parapet tops the front elevation, which also has a decorative dog-tooth course and a simple frieze consisting of two slightly projecting courses of stretchers framing vertically placed stretchers. M. A. McLeod sold three lots to D. E. McIver in 1909.⁴¹ D. E. McIver subsequently sold Lot 2 to William Alexander

⁴¹ Lee County Deed Book 1, p. 529.

Sloan in 1911, and in 1928 Sloan conveys the property to S. E. Stevens.⁴² Lot 3 and 4 were conveyed to W. A. Sloan Jr. in 1914 by Katie S. McIver, D. E. McIver's wife.⁴³ In 1930, S. V. Stevens sold his parcel to L. L. Shaw at which time the deed stipulates that is also conveyed "half of the North and South wall of said lot."⁴⁴

No. 73 – (former) Buchanan Brothers Grocery Store I (LE0597)

128 S. Main Street, ca. 1920, contributing building

This building sits on part of Lot 4 of Block 1 on the Map of Oakview and was built around 1920 (see Figure 30). The brick west (front) elevation is laid in five-over-one common bond and has a corbelled parapet and a recessed panel bordered by headers for the store sign (see Figure 32). The front elevation is lower than that of the building to the north (# 126), but the northern party wall extends eight courses above the front elevation. The building sits on one of the three lots conveyed to D. E. McIver by M. A. McLeod in 1909, and which his wife Katie S. McIver sold to W. A. Sloan Jr. in 1914.⁴⁵ The deed for the parcel to the north (# 126) mentions on of the bounds as "the north wall of the building owned by W. A. Sloan and now occupied by the Buchanan Grocery Company."⁴⁶

No. 74 – (former) Buchanan Brothers Grocery Store II (LE0598)

130 S. Main Street, ca. 1955, contributing building

This building sits on Lots 5 and 6 of Block 1 on the Map of Oakview and was built around 1955 (see Figure 30). This one-story brick commercial building has a cantilevered flat roof with two metal supports and a recessed storefront with large plate-glass windows and two single entry doors (Figure 33). The exposed south elevation the building is laid in a combination of six-over-one common bond and stretcher bond. M. A. McLeod originally conveyed the property to E. H. Allred in 1909.⁴⁷ In 1913, Allred conveyed Lot 5 and 6 to the Broadway Farmer Supply Company, who in turn convey the property to A. P. Thomas in 1918.⁴⁸ A. P. Thomas's estate is surveyed in 1939, at which time the parcels are identified as Lot Nos. 1, 2, 3, and 4.⁴⁹ On October 1, 1945 Landon W. Sloan conveys Lot No. 1 to W. Carl Buchanan, and on December 1 of that same year he purchases a parcel from W. A. Sloan adjoining the store he operates.⁵⁰ The deed between W. A. Sloan and W. C. Buchanan describes the lot as being

⁴² Lee County Deed Book 12, p. 268, and Deed Book 27, p. 534.

⁴³ Lee County Deed Book 13, p. 588.

⁴⁴ Lee County Deed Book 29, p. 143.

⁴⁵ Lee County Deed Book 12, p. 268, and Deed Book 13, p. 588.

⁴⁶ Lee County Deed Book 979, p. 465.

⁴⁷ Lee County Deed Book 4, p. 308. This conveyance also included Lot 18, 19, 20, and 23 in Block 1.

⁴⁸ Lee County Deed Book 6, p. 409, Deed Book 42, p. 619, and Deed Book 16, p. 123-125. A. P. Thomas was the secretary of the Broadway Farmer Supply Company.

⁴⁹ Lee County Plat Book 3, p. 24 (= PC 2, 317).

⁵⁰ Lee County Deed Book 42, p. 619, and Deed Book 42, 620.



Figure 33: No. 74 View of the Buchanan Brothers Grocery Store II Looking Northeast.

vacant. It is not until 1954 that W. C. Buchanan obtains Lots 2, 3, and 4 from the A. P. Thomas Estate, which are conveyed to him by Archie Cameron and his wife suggesting the current store was not built until after 1954.⁵¹

No. 81 – (former) Triangle Store Building (LE0816)

138 S. Main Street, 1955, contributing building

This building sits on Lot 9 of Block 1 on the Map of Oakview and was built around 1955 (see Figure 30). This one-story brick commercial building is very similar in appearance to # 130 and has a cantilevered flat roof with a single metal support and a recessed storefront with large plate-glass windows and a double entry door (Figure 34). The exposed north elevation the building is laid in five-over-one common bond. M. A. McLeod originally conveyed the parcel to Mrs. L. F. Yarboro (a.k.a. Yarborough) in 1909.⁵² In 1916 R. E. Marks sold the lot to the Broadway

⁵¹ Lee County Deed Book 58, p. 250.

⁵² Lee County Deed Book 12, p. 537. The deed also conveyed Lot 1, Block 3, on Forest Avenue to her.



Figure 34: Nos. 81 and 82 View of the Triangle Store Building (left) and Shaw Insurance and Mabel's Beauty Salon (right) Looking Northeast.

Farmers Supply Company, who in turn convey it to A. P. Thomas in 1918.⁵³ In 1939, the heirs of A. P. Thomas convey the property to T. A. Mansfield as part of a larger transaction, which includes Lot No. 2, 3, 4, 5, and 6 of the A. P. Thomas Estate.⁵⁴ The property gets divided and in 1942 T. A. Mansfield conveys Lot Nos. 5 and 6 back to H. A. Thomas.⁵⁵ By 1955, Lot Nos. 5 and 6 are the property of J. B. Cameron who conveys a portion of Lot No. 5 to S. Vernon Stevens, F. L. Stevens, and S. W. Womble, who are trading as the Stevens Milling Company. Lot Nos. 2, 3, and 4 are conveyed to G. E. Moore in 1942 by T. A. Mansfield.⁵⁶ Moore in turn conveys these parcels to Archie Cameron in 1944 who conveyed them to W. Carl Buchanan in 1954.⁵⁷ In 1955, Buchanan conveyed part of Lot No. 5 to the S. Vernon Stevens, F. L. Stevens,

⁵³ Lee County Deed Book 12, p. 154 and Deed Book 16, p. 124. It is not clear how R. E. Marks obtained the property from Mrs. Yarboro.

⁵⁴ Lee County Deed Book 31, p. 477.

⁵⁵ Lee County Deed Book 37, p. 531.

⁵⁶ Lee County Deed Book 40, p. 62.

⁵⁷ Lee County Deed Book 42, p. 141, and Deed Book 58, p. 250.

and S. W. Womble.⁵⁸ A party wall agreement dated May 15, 1955 between the Stevens Milling Company and J. B. Cameron indicates that the Stevens Milling Company recently constructed a one-story brick store building on what is known as the Triangle Store Building Lot.⁵⁹ Other records indicate that the Stevens Milling Company operated a farm supply business out of the store and that it previously was the site of a two-story Queen Anne-style dwelling.⁶⁰

No. 82 – (former) Shaw Insurance and Mabel’s Beauty Salon (LE0817)

140 S. Main Street, ca. 1959, contributing building

This building sits on Lot 10 of Block 1 on the Map of Oakview and was built around 1959 (see Figure 30). This one-story, four-bay concrete-block commercial building is divided into two units with large plate-glass windows at the outside flanking two individual entry doors at the center (see Figure 34). The brick veneer walls are laid in ochre-colored bricks laid in stretcher bond with terra cotta ridge tiles topping the parapet. The parcel was originally conveyed by M. A. McLeod to Curtis E. Rosser in 1909, and identified as Lot No. 10, Block 1.⁶¹ Rosser sold the parcel on Main Street to Alton J. Harrington and James L. Burgess in 1920.⁶² In 1939 H. A. Thomas sold the property to T. A. Mansfield as part of a larger conveyance including Lot Nos. 2, 3, 4, 5, and 6 of the A. P. Thomas Estate.⁶³ In 1942, Mansfield sold Lot Nos. 5 and 6 back to H. A. Thomas who in return sold them to William H. Draden in 1945.⁶⁴ Draden sold the lots to J. B. Cameron in 1947.⁶⁵ The property is mentioned in 1955 in the party wall agreement between the Stevens Milling Company and J. B. Cameron, and in 1959, J. B. Cameron signs a party wall agreement with Ralph J. Sykes and Vernon F. Sykes which mentions that “said parties of the second part [i.e., J. B. Cameron] are about to erect a one-story brick and block building upon their said lot.”⁶⁶ Geneva H. Cameron, J. B. Cameron’s widow, sold the property in 1988 to Mabel McNeill at which time the property is described as “all of Lot #10, the southern 5 feet of Lot #9, and the northern 8 feet of Lot #11, as shown on map entitled ‘Oakview Property of Allen and Atkins, Broadway, NC’” (see Figure 30).⁶⁷

⁵⁸ Lee County Deed Book 60, p. 363.

⁵⁹ Lee County Deed Book 75, p. 1. J. B. Cameron and his wife own the lot to the south of the Triangle Store Building.

⁶⁰ Town of Broadway Centennial, 2007.

⁶¹ Lee County Deed Book 4, p. 533. McLeod also conveyed Lot No. 12, Block 6 at the same time.

⁶² Lee County Deed Book 20, p. 263. It is not clear how the property transitions from Harrington and Burgess to A. P. Thomas.

⁶³ Lee County Deed Book 31, p. 422.

⁶⁴ Lee County Deed Book 37, p. 531, and Deed Book 42, p. 189.

⁶⁵ Lee County Deed Book 47, p. 182.

⁶⁶ Lee County Deed Book 75, p. 1, and Deed Book 72, p. 73.

⁶⁷ Lee County Deed Book 417, p. 153.

No. 83 – (former) Broadway Appliance Company (LE0818)

144 S. Main Street, ca. 1959, contributing building

This building sits on Lot 12 of Block 1 on the Map of Oakview and was built around 1959 (see Figure 30). This one-story, concrete-block commercial building with brick veneer has a cantilevered flat roof supported by a single metal post near the southwest corner (Figure 35). A single entry door is located at the north end of the west (front) elevation and a ribbon or band of six large plate-glass windows flanks the door to the right and is angled back after the third window. The parcel was originally conveyed by M. A. McLeod to T. H. Cummings in 1909, who in 1915 sold it to J. M. B. Thomas.⁶⁸ T. W. Mansfield obtains the lot in 1947.⁶⁹ Ralph J. Sykes eventually conveys the property to F. Lynn Poe in 1999, when it is described as two tracts; tract one being Lot No. 12, Block No. 1, and tract two being Lot No. 11, Block No. 1 (see Figure 30).⁷⁰



Figure 35: Nos. 83 and 84 View of the Broadway Appliance Company (left) and American Legion Post (right) Looking East.

⁶⁸ Lee County Deed Book 4, p. 188, and Deed Book 9, p. 453.

⁶⁹ Lee County Deed Book 43, p. 569.

⁷⁰ Lee County Deed Book 686, p. 363.

No. 84 – American Legion Post (LE0819)

146 S. Main Street, ca. 1948, contributing building

This building sits on Lots 13 and 14 of Block 1 on the Map of Oakview and was built around 1948 (see Figure 30). Built for Broadway American Legion Post No. 347, this one-story, brick building has a stepped parapet wall with glazed ridge tiles (see Figure 35). Double fixed-pane windows flank the double entry door on the west (front) elevation, which has a classical pedimented door surround with fluted pilasters and a modern flat-roofed awning sheltering the entry. Early photographs show that the building originally had six-over-six sash windows – all of the windows along the south elevation facing Forest Avenue have been bricked up. The site was once the location of the garage of Frank Gray and Frank Thomas.⁷¹ According to the Woman’s Club of Broadway centennial publication the American Legion was organized in Broadway in 1946. The following year G. T. Chandler donated the lot, and the money to construct the building was raised through fish fries, dances, and donations.⁷² This information does not correspond with the deed information for the parcel, which lists Robert W. Dalrymple, Commander of Broadway Post No. 347, American Legion, as the grantor of the parcel and the Broadway Post No. 347 of the American Legion as the grantee in 1948.⁷³ The parcel was identified as “lots Nos. 13 and 14 in the plan according to the map of said Town of Broadway” (see Figure 30).

West Side South Main Street

A – United States Post Office

109 S. Main Street, ca. 1982, noncontributing

The United States Post Office is a one-story, hip-roofed brick building, with a recessed entrance façade. The site was conveyed to Donald R. Simpson in 1981, by the Town of Broadway, who had an agreement with the United States Postal Service (Figure 36).⁷⁴ In 1912, the Atlantic and Western Railroad Company had conveyed the parcel to Calvert W. Sloan, who in turn sold the property to Jerome C. Thomas in 1936.⁷⁵ In 1952, the land was conveyed to the Thomas Oil Company who operated a Philips 66 service station on the site, and in 1978 they sold it to the Town of Broadway.⁷⁶

⁷¹ Town of Broadway Centennial, 2007

⁷² Woman’s Club of Broadway (1970), p. 38.

⁷³ Lee County Deed Book 49, p. 142.

⁷⁴ Lee County Deed Book 327, p. 852.

⁷⁵ Lee County Deed Book 7, p. 198, and Book 32, p. 276.

⁷⁶ Lee County Deed Book 61, p. 540 and 541, and Book 296, p. 481.



Figure 36: A – View of the U.S. Post Office Looking Northwest.

No. 75 – (former) Central Bank & Trust Company/(current) Town Hall (LE0599)
117 S. Main Street, ca. 1928, contributing

Built around 1928, the building currently houses the Broadway Town Hall (Figure 37). The one-story, four-bay, building has a pedimented parapet wall with a metal cap on the east (front) elevation and three double windows and a door on the north elevation. The original fenestration no longer survives and the exterior walls were stuccoed at some point. W. P. Steed conveyed the property to A. P. Thomas in 1925, as part of a larger transaction including nine lots (Lots # 1, 2, 3, 4, 17, 18, 19, 20, and 21) (Figure 38).⁷⁷ Thomas sold the part of the property to the Bank of Broadway in 1928, when it was described as “all of lot # 21. The north half of lot # 20 and 35 feet front of lot # 1 according to the map of the Steed property.”⁷⁸ The map of W. P. Steeds property of 1925 shows a storage building located on Lot # 1. In 1946, the Bank of Broadway changed its name to Central Bank & Trust Company, and in 1966 to The Carolina Bank.⁷⁹ In

⁷⁷ Lee County Deed Book 24, p. 281.

⁷⁸ Lee County Deed Book 27, p. 226.

⁷⁹ Woman’s Club of Broadway (1970), p. 14.



Figure 37: Nos. 75, 76, 77, and 78 View of the Central Bank & Trust Bank, Dr. J. H. Patterson's Office, Commercial Building, and Commercial Building Looking Northwest.

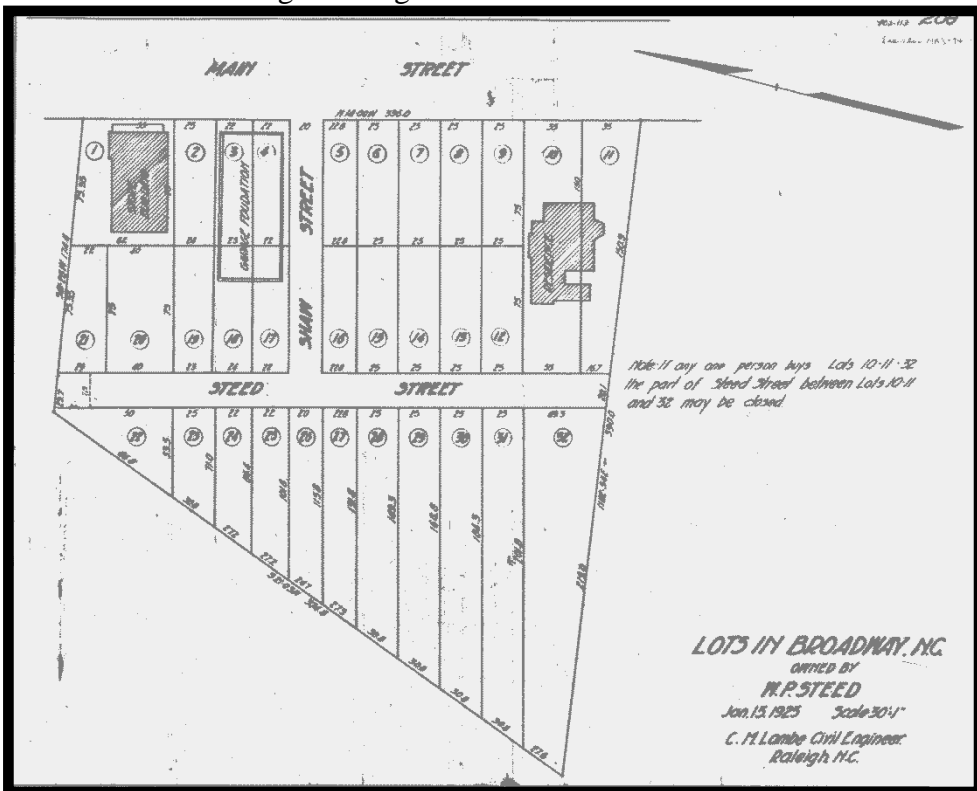


Figure 38: Map of Lots in Broadway, NC, Owned by W. P. Steed (Lee County Map Book 1, Page 208-9).

1997, the Branch Banking and Trust Company conveyed the property to the Town of Broadway.⁸⁰

No. 76 – (former) Dr. J. H. Patterson’s Office (LE0811)

119 S. Main Street, ca. 1937, contributing

Built around 1937, this one-story, four-bay, brick building once housed the office of Dr. J. H. Patterson (see Figure 37).⁸¹ The walls are laid in stretcher bond, and glazed ridge tiles cap the parapet on the east (front) elevation. Six-over-six vinyl-sash replacement windows flank two centrally placed door openings – one of which has been blocked. The building currently houses the Broadway Police Department. G. T. Chandler had conveyed the parcel to J. H. Patterson in 1936, and his heirs conveyed it to the Town of Broadway in 2002.⁸²

No. 77 – Commercial Building (LE0812)

121 S. Main Street, ca. 1946, contributing

Built around 1946, this one-story brick commercial building has a glazed entry door flanking a large plate-glass store window to the left, which are sheltered by a metal awning (see Figure 37). The east (front) elevation is laid in stretcher bond and glazed ridge tiles cap the parapet. The building sits on one of the lots conveyed by W. P. Steed to A. P. Thomas and D. E. Shaw in 1925.⁸³ Shaw conveyed the lot to Henry Blair in 1944, who the following year conveys the parcel to the Wilkinson Corporation, at which time it is identified as Lots No. 2 and 19.⁸⁴ The Wilkinson Corporation conveys the property to G. L. McNeill in 1946.⁸⁵ The McNeill Family own the property until 1984, when it is sold to Mitchell Cleveland Patterson.⁸⁶ In 1998, the property is bought by Candace R. Cockerham, who sold it to the current owner, Claude Hawes, in 2000.⁸⁷

No. 78 – Commercial Building (LE0813)

123 S. Main Street, ca. 1946, contributing

Built around 1946, this one-story brick commercial building has a glazed entry door flanking a large plate-glass store window to the left, which are sheltered a fabric awning (see Figure 37). The east (front) elevation is laid in stretcher bond and glazed ridge tiles cap the parapet. The brickwork is continuous with that of # 121 suggesting they were built at the same time. In 1945,

⁸⁰ Lee County Deed Book 621, p. 701.

⁸¹ Town of Broadway Centennial, 2007.

⁸² Lee County Deed Book 31, p. 267, and Book 23, p. 903.

⁸³ Lee County Deed Book 24, p. 281.

⁸⁴ Lee County Deed Book 41, p. 286.

⁸⁵ Lee County Deed Book 38, p. 615.

⁸⁶ Lee County Deed Book 358, p. 510.

⁸⁷ Lee County Deed Book 659, p. 357, and Book 599, p. 904.

Henry K. Blair conveyed the parcel to the Wilkins Corporation, together with numerous other parcels that were once part of the W. P. Steed Estate.⁸⁸ In September 1946, the Wilkins Corporation conveys the property to Joseph C. McNeill, at which time it is described as “the southern 10 feet of Lot No. 2 and the northern 5 feet of Lot No. 3 in said Lambe plat of the Steed and Thomas subdivision” (see Figure 38).⁸⁹ Joseph McNeill conveys the property to G. L. McNeill in 1951, and a 1953 indenture records the party wall agreement between G. L. McNeill and the Palmer-Reeve Company who extended the wall along the south line by 10 feet.⁹⁰

No. 79 – Garage/Service Station (LE0814)

125 S. Main Street, ca. 1953, contributing

Built around 1953, this one-story, brick garage/service station has two garage bays on the east (front) elevation flanked by a door to the left giving access to an office space (Figure 39). Two large plate glass windows, one located on the front elevation and one on the south (side) elevation light the office space. Located at the west corner of the side elevation is a door with a transom light with a hopper window, presumably giving access to the original restroom. The Wilkins Corporation conveyed the property to the Palmer-Reeves Company in 1950, when it was described as “being all of Lots 4, 17, 18, and 19, and the southern 17 feet of Lot No. 3” (see Figure 38).⁹¹ The plat showing the estate of W. P. Steed indicates that there was a large garage foundation already occupying much of Lots 3, 4, 17, and 18. The party wall agreement between G. L. McNeill and the Palmer-Reeve Company dates to March 1953, and in October 1953, the Palmer-Reeve Company sold the property to Mary Alice Wilkins.⁹² In 1959, Mary Alice Wilkins sold the property to L. P. Wilkins, who in 1974 sold it to Eldon L. Thomas.⁹³ Thomas sold the property in 1983 to the I. & W. Machine and Tool Company, who sell it to the current owners in 1989.⁹⁴

C – Garage

129 S. Main Street, ca. 1979, noncontributing

The garage is a one-story, flat-roofed concrete-block building, with a garage bay and an eight-light steel-casement window on the north (front) elevation (Figure 40). The building sits on Lots # 6, 7, 14, 15, and 16, and part of Lot # 5 of the W. P. Steed Estate (see Figure 38). W. P. Steed conveyed a section of the property (Lot # 6 and 7) to P. L. Morris in 1925.⁹⁵ It is unclear how P.

⁸⁸ Lee County Deed Book 41, p. 286.

⁸⁹ Lee County Deed Book 38, p. 613.

⁹⁰ Lee County Deed Book 55, p. 14, and Book 56, p. 314.

⁹¹ Lee County Deed Book 45, p. 347.

⁹² Lee County Deed Book 56, p. 314, and Book 57, p. 336.

⁹³ Lee County Deed Book 71, p. 494, and Book 249, p. 490.

⁹⁴ Lee County Deed Book 346, p. 313, and Book 429, p. 757.

⁹⁵ Lee County Deed Book 24, p. 280.



Figure 39: No. 79 View of Garage/Service Station Looking Northwest.



Figure 40: C – View of Garage Looking Northwest.

L. Morris obtains the other lots, but in 1937 he conveys a portion of Lots # 14, 15, and 16 to the Broadway Council Junior Order of United American Mechanics.⁹⁶ In 1963, P. L. Morris conveys all of Lots # 6, 7, 8, 14, 15, and 16 to Carl N. Morris together with five other lots (13, 28, 29, 30, and 31) and 15-by-75 foot sections of Lots # 9 and 12.⁹⁷ C. N. Morris conveys the property to Chelsey R. Creech in 1978, who in turn conveys all of Lots # 6, 7, 14, 15, and 16 to the current owner in 1983.⁹⁸

No. 80 – Preston Morris House (LE0815)

137 S. Main Street, ca. 1900, contributing

Built around 1900, the Preston Morris House is a modest, two-story, Queen Anne-style dwelling with an irregular footprint and clad in plain weatherboard siding (Figure 41).⁹⁹ A hip-roofed porch supported by battered box columns on brick pedestals, typical of the Craftsman style, wraps around the east (front) elevation and part of the north wing – the porch railing appears to have been replaced. Most of the original two-over-two wooden sash windows survive, although at least one has been replaced with a horizontal two-over-two wooden sash window. The building is shown on the 1925 plat of the lots owned by W. P. Steed, however it is not clear how Steed obtained the property (see Figure 38). In 1963, P. L. Morris conveys some of the parcels to Carl N. Morris, who in turn sold them to Chesley R. Creech in 1978.¹⁰⁰



Figure 41: No. 80 View of Preston Morris House Looking Southwest.

⁹⁶ Lee County Deed Book 32, p. 485.

⁹⁷ Lee County Deed Book 86, p. 498. It is not clear when P. L. Morris obtained the sections of Lots # 14, 15, and 16 again.

⁹⁸ Lee County Deed Book 288, p. 529, and Book 349, p. 588.

⁹⁹ Town of Broadway Centennial, 2007.

¹⁰⁰ Lee County Deed Book 86, p. 498, and Book 288, p. 529.

No. 85 – C. A. Gray House (LE0820)

145 S. Main Street, ca. 1908, contributing

This two-story, three-bay, hip-roofed Vernacular dwelling with two-over-two wooden sash windows was built around 1908 for Mrs. C. A. Gray, by her son-in-law G. T. Chandler (Figure 42).¹⁰¹ The building is clad in weatherboard siding with simple corner boards and a plain frieze. A hip-roofed porch supported by four Tuscan columns shelters the three bays on the first floor, and small decorative cross gable with a louvered vent sits on the east (front) slope of the roof. M. A. McLeod had conveyed the property to Mrs. C. A. Gray in 1908.¹⁰² In 1962, the heirs of Mrs. C. A. Gray conveyed the property to Eugenia Gray Brown, after which the property changed hands numerous times until it was eventually sold to the current owner in 1999.¹⁰³



Figure 42: No. 85 View of C. A. Gray House Looking Southwest.

¹⁰¹ Town of Broadway Centennial, 2007.

¹⁰² Lee County Deed Book 49, p. 177.

¹⁰³ Lee County Deed Book 83, pp. 124, 127, 130, 133, 137, and 140, and Book 668, p. 199.

No. 86 – George T. Chandler House (LE0821)

151 S. Main Street, ca. 1907, contributing

This foursquare frame house was built around 1907 for George T. Chandler (Figure 43). The building is clad in weatherboard siding with simple corner boards and a plain frieze. The building was remodeled around 1925 by local builder Leslie P. Cox, and it was at this time that it received its Craftsman-style four-over-one wooden sash windows and wrap around hip-roofed porch with porte-cochere supported by squat battered box columns – in groups of two, three, or four – on tall brick pedestals.¹⁰⁴ Professor M. A. McLeod transferred the land to George T. Chandler in 1907.¹⁰⁵ The property remained in the Chandler family until 1981, when his heirs conveyed the property to T. Bragg McLeod who in turn sold it to the Broadway United Methodist Church the following year.¹⁰⁶ The church conveyed the property to the current owner in 1992.¹⁰⁷



Figure 43: No. 86 View of George T. Chandler House Looking Southwest.

¹⁰⁴ Catherine W. Bishir and Michael T. Southern, *A Guide to the Historic Architecture of Piedmont North Carolina*, Chapel Hill, University of North Carolina Press, 267.

¹⁰⁵ Lee County Deed Book 15, p. 58.

¹⁰⁶ Lee County Deed Book 327, p. 103, and Book 333, p. 699.

¹⁰⁷ Lee County Deed Book 483, p. 159.

Historic Background

The Broadway area was settled around 1870, and named for a broad level opening in the expansive pine forests that covered the area.¹⁰⁸ During the nineteenth century Broadway was typical of many small North Carolina communities consisting mainly of residences with a few stores and small businesses. The turpentine industry was a main source of income initially.¹⁰⁹ It was not until the arrival of the Atlantic and Western Railroad (A & W) around 1905-7, connecting Broadway to Jonesboro and Sanford in the west that Broadway truly began to flourish and cotton and tobacco became cash crops. Many of the town's first generation frame commercial buildings, and the A & W depot, were unfortunately destroyed in 1906 by a fire that originated in one of the local lumber mills.¹¹⁰ Broadway was officially incorporated in 1907, at the same time that Lee County was formed from Moore and Chatham Counties. Not all of the residents were equally enthusiastic about become part of a new county. Some feared increased taxation, whereas others looked forward to a shorter drive to the new county seat.¹¹¹ The original corporate limits for Broadway were a circle with a half-mile radius centered on the railroad depot.¹¹² The first mayor was M. A. McLeod who served from 1907 until 1912, followed by A. P. Thomas who served from 1912 until 1932.¹¹³ The arrival of the railroad, and its effect on local businesses, was also noticeable in the population numbers, which increased from roughly fifty just before the turn of the twentieth century to three hundred by 1913.¹¹⁴ The town was home to several cotton gins and by 1909, the Bank of Broadway (No. 65) had been established.¹¹⁵ Other important industries were the Chandler-Farlow Lumber Company, which operated a planing mill and a box factory as well as the Stevens Milling Company (LE0775), which operated a roller mill and a cotton gin.¹¹⁶ The presence of the railroad helped these businesses transport their goods to Jonesboro and Sanford and from there to markets in Fayetteville and Wilmington. By 1912 the tracks were extended to Lillington in the east allowing Broadway to flourish as the trade center for the Lee-Harnett County borderland.¹¹⁷ The trains not only hauled goods and mail, but also passengers between Sanford and Lillington. In 1949, the passenger and mail service was discontinued, and by December 1961, the entire operations were shut down.¹¹⁸ George Chandler's lumber and planing mill, and box factory were continued by his son Clarence after his father passed away in 1952, but the buildings no longer survive, and Stevens Milling Company remained in operation until 2000, but recently most of the buildings have been demolished.

¹⁰⁸ Powell (1968), p. 64.

¹⁰⁹ Mano Cline, "A History of Broadway," in *The History of the Town of Broadway, Past and Present*, The Woman's Club of Broadway, 1996

¹¹⁰ Pezzoni, 1995, p. 106.

¹¹¹ Woman's Club of Broadway (1970), p. 8.

¹¹² Town of Broadway Centennial, 2007.

¹¹³ Ibid. There was no mayor between 1933 and 1945.

¹¹⁴ Pezzoni, 1995, p.106-108.

¹¹⁵ Ibid., p. 108.

¹¹⁶ Woman's Club of Broadway (1970), p. 17-18.

¹¹⁷ Pezzoni, 1995, p. 106.

¹¹⁸ Woman's Club of Broadway (1970), p. 18-19.

National Register Criteria Evaluation

For purposes of compliance with Section 106 of the NHPA, the Broadway Historic District is recommended eligible for the NRHP under Criteria A and C.

Integrity

The Broadway Historic District, remains in its original location, and its setting is reflective of its period of significance (i.e. late-nineteenth to mid-twentieth century), with little evidence of tear-downs or incursion of non-contributing structures. The design and workmanship of the buildings are reflective of the late nineteenth- and to mid-twentieth-century architectural practices. The majority of the buildings retain a fair to high level of original materials. Because of the integrity of the location and setting the district retains much of its original feeling and conveys its historic character. The district also retains integrity of association conveying the historic character of a town that prospered due to the coming of the railroad and retaining its largely commercial function.

Criterion A

The Broadway Historic District is recommended eligible for the National Register under Criterion A (Event). To be eligible under Criterion A the property must retain integrity and must be associated with a specific event marking an important moment in American prehistory or history or pattern of events or historic trends that made a significant contribution to the development of a community, a state, or a nation. Furthermore, the property must have existed at the time and be documented to be associated with the events. Finally, the property's specific association must be important as well.

The district exemplifies the impact of the arrival of the railroad on the prosperity of a small town. Despite the fact that none of the industries associated with this prosperity survive—lumbering, cotton, and tobacco—the residential and mercantile improvements do and they are reflective of the development of smaller urban areas in Lee County from the late-nineteenth through to the mid-twentieth centuries in relation to the growth of these industries and the stimulus provided by the availability of rail transport. Therefore, the historic district is of local significance and is recommended eligible under Criterion A.

Criterion B

The Broadway Historic District is not recommended eligible for the National Register under Criterion B (Person). For a property to be eligible for significance under Criterion B, it must retain integrity and 1) be associated with the lives of persons significant in our past, i.e., individuals whose activities are demonstrably important within a local, state, or national historic context; 2) be normally associated with a person's productive life, reflecting the time period when he/she achieved significance; and 3) should be compared to other associated properties to identify those that best represent the person's historic contributions. Furthermore, a property is

not eligible if its only justification for significance is that it was owned or used by a person who is or was a member of an identifiable profession, class or social or ethnic group.

The district is not associated with the life or lives of persons significant to our past and is therefore not recommended eligible under Criterion B.

Criterion C

The Broadway Historic District is recommended eligible for the National Register under Criterion C (design/construction). For a property to be eligible under this criterion, it must retain integrity and either 1) embody distinctive characteristics of a type, period, or method of construction; 2) represent the work of a master; 3) possess high artistic value; or 4) represent a significant and distinguishable entity whose components may lack individual distinction. According to Dan Pezzoni's 1995 study of the history and architecture of Lee County, Broadway was one of several small communities to benefit from the arrival of the railroad in the early twentieth century.¹¹⁹ Other than the Downtown Sanford Historic District (LE0005) the Broadway Historic District is the only other recognized, or potential, historic district in the county containing a fully developed and significant collection of buildings representative of both commercial and residential styles and developments from the late-nineteenth to the mid-twentieth centuries and associated with the arrival of the railroad. A review of other community layouts in the county suggests that other important railroad towns appear to lack the same cohesion. The district is therefore recommended as eligible for listing in the National Register under Criterion.

Criterion D

The Broadway Historic District is not recommended eligible for the National Register under Criterion D (potential to yield information). For a property to be eligible under Criterion D, it must meet two requirements: 1) the property must have, or have had, information to contribute to our understanding of human history and prehistory, and 2) the information must be considered important.

The district is not likely to yield any new information pertaining to the history of building design and technology and therefore is not recommended eligible under Criterion D.

¹¹⁹ He mentions Colon and Tramway by name. See Pezzoni, 1995, p. 108.

National Register Boundary Justification

The National Register boundary for the Broadway Historic District has been drawn according to the guidelines of National Register Bulletin 21, *Defining Boundaries for National Register Properties*. The boundary is drawn to include the twenty-three contributing and four non-contributing resources that constitute a representative section of the historic setting of the district and exemplify the mercantile and residential developments of Lillington from the turn of the twentieth century up to the 1960s (Figure 44). The proposed boundary contains approximately 6.71 acres. The National Register boundary follows the tax parcels of the contributing resources on the east and west side of South Main Street (NC 42/SR 1579) from Harrington Avenue (formerly Buckhorn Avenue) at the north end to Church Street at the south to include the home of G. T. Chandler an important figure in the development of Broadway, and a historic alley running behind the properties on the east side of Main Street, and follows the right of way along NC 42/SR 1579. Only the northern tip of the historic district extends into the APE.

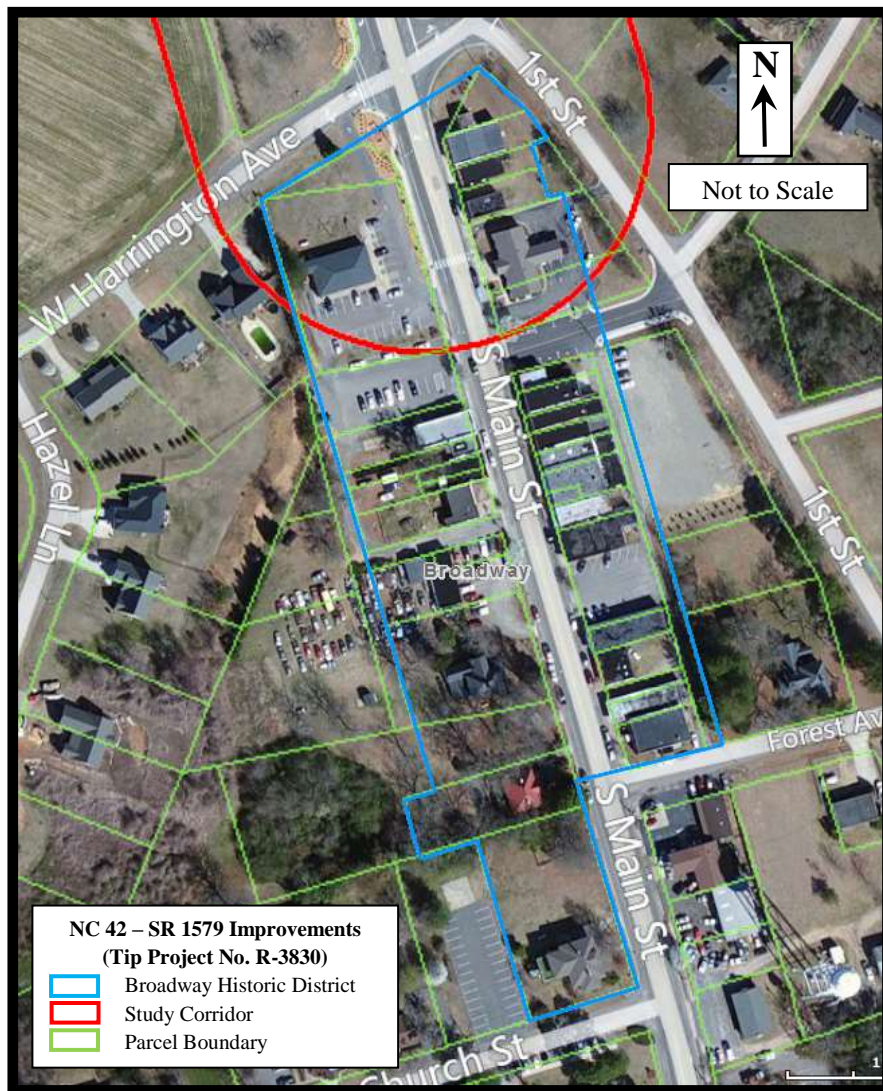


Figure 44: Aerial Map of the Broadway Historic District, Showing the NRHP Boundary.

REFERENCES CITED

Ancestry.com

Bishir, Catherine W. and Michael T. Southern

2003 *A Guide to the Historic Architecture of Piedmont North Carolina*, Chapel Hill: University of North Carolina Press.

Cline, Mano

1996 "A History of Broadway," in *The History of the Town of Broadway, Past and Present*, The Woman's Club of Broadway.

Fearnbach, Heather

2012 Historic Store Context, Burke, Caldwell, Cleveland, McDowell, and Rutherford Counties, North Carolina Department of Transportation. Electronic document, [http://www.hpo.ncdcr.gov/surveyreports/HistoricStoreContext\(BK,CW,CL,MC,R F\)-2012.pdf](http://www.hpo.ncdcr.gov/surveyreports/HistoricStoreContext(BK,CW,CL,MC,R F)-2012.pdf), accessed February 13, 2013.

Haire, Jimmy and W. W. Seymour Jr.

2006 *Sanford and Lee County*, Arcadia Publishing, Charleston, South Carolina.

Historical Census Browser

2007 Electronic document, <http://mapserver.lib.virginia.edu/>, accessed March 12, 2013.

Lee County Register of Deeds

Deed Book 1, Page 68
Deed Book 1, Page 529
Deed Book 4, Page 188
Deed Book 4, Page 308
Deed Book 4, Page 422
Deed Book 4, Page 533
Deed Book 5, Page 409
Deed Book 7, Page 198
Deed Book 9, Page 453
Deed Book 10, Page 347
Deed Book 12, Page 154
Deed Book 12, Page 267
Deed Book 12, Page 268
Deed Book 12, Page 537
Deed Book 13, Page 276
Deed Book 13, Page 588
Deed Book 15, Page 58
Deed Book 15, Page 62
Deed Book 16, Page 123-25
Deed Book 20, Page 263
Deed Book 23, Page 903

Deed Book 24, Page 280
Deed Book 24, Page 281
Deed Book 25, Page 393
Deed Book 27, Page 226
Deed Book 27, Page 534
Deed Book 29, Page 143
Deed Book 31, Page 267
Deed Book 31, Page 422
Deed Book 31, Page 477
Deed Book 32, Page 276
Deed Book 32, Page 485
Deed Book 34, Page 602
Deed Book 37, Page 531
Deed Book 38, Page 613
Deed Book 38, Page 615
Deed Book 40, Page 62
Deed Book 41, Page 286
Deed Book 42, Page 141
Deed Book 42, Page 189
Deed Book 42, Page 619
Deed Book 42, Page 620
Deed Book 43, Page 569
Deed Book 45, Page 137
Deed Book 45, Page 347
Deed Book 47, Page 182
Deed Book 49, Page 142
Deed Book 49, Page 177
Deed Book 52, Page 638
Deed Book 55, Page 14
Deed Book 56, Page 241
Deed Book 56, Page 314
Deed Book 57, Page 145
Deed Book 57, Page 336
Deed Book 58, Page 250
Deed Book 60, Page 363
Deed Book 61, Page 225
Deed Book 61, Page 540-41
Deed Book 71, Page 494
Deed Book 72, Page 73
Deed Book 75, Page 1
Deed Book 83, Page 124
Deed Book 83, Page 127
Deed Book 83, Page 130
Deed Book 83, Page 133
Deed Book 83, Page 137
Deed Book 83, Page 140

Deed Book 86, Page 498
Deed Book 97, Page 448
Deed Book 248, Page 506
Deed Book 248, Page 510
Deed Book 249, Page 490
Deed Book 288, Page 526
Deed Book 288, Page 529
Deed Book 296, Page 481
Deed Book 327, Page 103
Deed Book 327, Page 852
Deed Book 333, Page 699
Deed Book 346, Page 313
Deed Book 349, Page 588
Deed Book 358, Page 510
Deed Book 365, Page 815
Deed Book 365, Page 818
Deed Book 365, Page 821
Deed Book 365, Page 824
Deed Book 414, Page 466
Deed Book 417, Page 153
Deed Book 429, Page 757
Deed Book 483, Page 159
Deed Book 599, Page 904
Deed Book 621, Page 701
Deed Book 659, Page 357
Deed Book 668, Page 199
Deed Book 686, Page 363
Deed Book 979, Page 465
Map Book 1, Page 208-9
Map Book 3, Page 24
Map Book 3, Page 71
Map Book 9, Page 63
Map Book 9, Page 64

Moore County Register of Deeds
Deed Book 39, Page 82

National Park Service

2013 National Register of Historic Places Criteria for Evaluation. United States Department of the Interior, National Park Service. Electronic document, http://www.nps.gov/nr/publications/bulletins/nrb15/nrb15_2.htm, accessed January 7, 2013.

Perkins, S. O. and E. F. Goldston

1936 *Soil Survey of Lee County, North Carolina*, Washington: United States Bureau of Chemistry and Soils.

Pezzoni, J. Daniel

1992 Historic and Architectural Resources of Lee County, North Carolina, Volume 10
Town of Broadway Sites.

1995 *The History and Architecture of Lee County, North Carolina*, Sanford, Railroad
House Historical Association

Powell, William S.

1968 *The North Carolina Gazetteer: A Dictionary of Tar Heel Places*, Chapel Hill,
University of Chapel Hill Press

Powell, William S., ed.

2006 Encyclopedia of North Carolina, Chapel Hill, University of North Carolina Press

State Highway and Public Works Commission

1938 Lee County, North Carolina. Electronic document, [http://dc.lib.unc.edu/cdm/
singleitem/collection/ncmaps/id/528/rec/10](http://dc.lib.unc.edu/cdm/singleitem/collection/ncmaps/id/528/rec/10), accessed February 11, 2013.

USGS

1982 Broadway Map

1983 Sanford Map

Town of Broadway Centennial

2007 Centennial Booklet. Electronic document, [http://www.broadwaync.com/
centennial.pdf](http://www.broadwaync.com/centennial.pdf), accessed February 11, 2013.

United States Post Office Department

1910 Map of Rural Delivery Routes in Lee County. Electronic document, [http://dc.lib.
unc.edu/cdm/singleitem/collection/ncmaps/id/1726/rec/5/rec/5](http://dc.lib.unc.edu/cdm/singleitem/collection/ncmaps/id/1726/rec/5/rec/5), accessed
December 10, 2012.

Woman's Club of Broadway

1970 *Broadway, North Carolina, 1870-1970*, Broadway, North Carolina

INTERVIEWS

Sloan, Donna C. Personal communication, December 14, 2012.

APPENDIX A

CONCURRENCE FORM

**CONCURRENCE FORM FOR PROPERTIES NOT ELIGIBLE FOR
THE NATIONAL REGISTER OF HISTORIC PLACES**

Project Description: Widen to multi lanes and add turn lanes to NC 42/SR 1579 (Broadway Rd) from US 421 (Horner Blvd) in Sanford to SR 1583 in Broadway. Turn lanes will be added at Rice Road, Cox Mill Road and Avents Ferry Road.

On September 18, 2012, representatives of the

- North Carolina Department of Transportation (NCDOT)
 Federal Highway Administration (FHWA)
 North Carolina State Historic Preservation Office (HPO)
 Other

Reviewed the subject project at historic architectural resources photograph review session/consultation and

All parties present agreed

- There are no properties over fifty years old within the project's Area of Potential Effects (APE).
 There are no properties less than fifty years old which are considered to meet Criteria Consideration G within the project's APE.
 There are properties over fifty years old within the project's APE, but based on the historical information available and the photographs of each property, the properties identified as 1-43, 45-62
 are considered not eligible for the National Register and no further evaluation of them is necessary. Photographs of these properties are attached.
 There are no National Register-listed or Study Listed properties within the project's APE.
 All properties greater than 50 years of age located in the APE have been considered at this consultation, and based upon the above concurrence, all compliance for historic architecture with Section 106 of the National Historic Preservation Act and GS 121-12(a) has been completed for this project.
 More information is requested on properties 44, 63-86

Signed:

Megan Privetto
Representative, NCDOT

9/18/12
Date

FHWA, for the Division Administrator, or other Federal Agency

Date

Renee Bleedhill-Easley
Representative, HPO

9-18-12
Date

APPENDIX B

TABLE OF SURVEYED RESOURCES AND RECOMMENDATIONS

R-3803 -- NC 42/SR 1579 (Broadway Road) Improvements Widening Study, Lee County, North Carolina -- August 24 27, 2012

Resource Number	Resource Name	County PIN	Address	Date	Eligibility or Recommendation	Comments
1	House	9652-72-4952-00	611 MAIN ST	1910	Recommended not eligible	Common type/Lost integrity
2	House	9652-72-6798-00	701 MAIN ST	1900	Recommended not eligible	Common type/Lost integrity
3	House	9652-72-7930-00	707 MAIN ST	1952	Recommended not eligible	Common type/Lost integrity
4	House	9652-72-8903-00	709 MAIN ST	1903	Recommended not eligible	Common type/Lost integrity
5	Commercial buildings	9652-82-1507-00	714 MAIN ST	1930	Recommended not eligible	Common type/Lost integrity
6	Barn & Outbuildings	9652-93-2674-00	913 BROADWAY RD	1920	Recommended not eligible	Common type/Lost integrity
7	House	9652-93-6499-00	925 BROADWAY RD	1956	Recommended not eligible	Common type
8	House	9652-93-8555-00	929 BROADWAY RD	1945	Recommended not eligible	Common type/Lost integrity
9	House	9662-03-0651-00	937 BROADWAY RD	1927	Recommended not eligible	Common type/Lost integrity
10	House	9662-03-7479-00	1100 BROADWAY RD	1957	Recommended not eligible	Common type
11	House	9662-04-9005-00	2013 BROOKCLIFF RD	1957	Recommended not eligible	Common type
12	House	9662-13-1847-00	2017 BROOKCLIFF RD	1913	Recommended not eligible	Common type
13	House	9662-13-1189-00	1116 BROADWAY RD	1925	Recommended not eligible	Common type
14	House	9662-13-6153-00	1120 BROADWAY RD	1920	Recommended not eligible	Common type
15	House	9662-13-6688-00	1119 BROADWAY RD	1946	Recommended not eligible	Common type
16	House	9662-13-7480-00	1124 BROADWAY RD	1949	Recommended not eligible	Common type
17	House	9662-13-9750-00	1127 BROADWAY RD	1922	Recommended not eligible	Common type
18	House	9662-23-2489-00	1205 BROADWAY RD	1948	Recommended not eligible	Common type
19	House	9662-23-3487-00	1209 BROADWAY RD	1948	Recommended not eligible	Common type/Lost integrity
20	House	9662-23-4482-00	1213 BROADWAY RD	1925	Recommended not eligible	Common type
21	Church & Cemetery	9662-22-9893-00	1220 BROADWAY RD	2006/1956	Recommended not eligible	Shallow Well Church/Lost integrity
22	House	9662-22-9893-00	1220 BROADWAY RD	1950	Recommended not eligible	Shallow Well Church/Common type
23	House	9662-33-1175-00	1225 BROADWAY RD	1947	Recommended not eligible	Common type
24	House	9662-21-8370-00	1230 BROADWAY RD	1900	Recommended not eligible	LE0335 - Demolished
25	House	9662-21-8370-00	1230 BROADWAY RD	1900	Recommended not eligible	LE0335 - Demolished
26	House	9662-32-6417-00	1238 BROADWAY RD	1900	Recommended not eligible	LE0335 - Common type/Lost integrity
27	House	9662-91-6528-00	1702 BROADWAY RD	1960	Recommended not eligible	Common type
28	Commercial building	9672-03-4487-00	1805 BROADWAY RD	1940	Recommended not eligible	Common type
29	Gas station	9672-13-1884-00	1831 BROADWAY RD	1950	Recommended not eligible	Common type/Lost integrity
30	House	9672-22-2978-00	1902 BROADWAY RD	1925	Recommended not eligible	Common type/Lost integrity
31	House	9672-22-2978-00	1902 BROADWAY RD	1900	Recommended not eligible	Common type/Lost integrity
32	House	9672-23-5545-00	2004 BROADWAY RD	1940	Recommended not eligible	Common type/Lost integrity
33	House	9672-24-4022-00	2003 BROADWAY RD	1955	Recommended not eligible	Common type/Lost integrity
34	House	9672-33-5998-00	2118 BROADWAY RD	1925	Recommended not eligible	Common type/Lost integrity
35	House	9672-34-8355-00	2201 BROADWAY RD	1932	Recommended not eligible	Common type
36	House	9672-43-3769-00	107 OFFSET FARM RD	1953	Recommended not eligible	Common type/Lost integrity
37	House	9672-44-9477-00	2401 BROADWAY RD	1930	Recommended not eligible	Common type
38	House	9672-54-1602-00	2405 BROADWAY RD	1948	Recommended not eligible	Common type
39	House	9672-55-4120-00	2411 BROADWAY RD	1957	Recommended not eligible	Common type
40	House	9672-55-4641-00	2415 BROADWAY RD	1900	Recommended not eligible	Common type
41	House	9672-54-8512-00	2501 BROADWAY RD	1910	Recommended not eligible	Common type/Lost integrity
42	House & Garage	9672-63-8814-00	2614 BROADWAY RD	1950	Recommended not eligible	Common type/Lost integrity

R-3803 -- NC 42/SR 1579 (Broadway Road) Improvements Widening Study, Lee County, North Carolina -- August 24 2012

43	House	9672-64-8147-00	2617 BROADWAY RD	1960	Recommended not eligible	Common type/Lost integrity
44	House	9672-73-9401-00	2712 BROADWAY RD	1913	Recommended eligible	
45	House	9672-93-2157-00	2900 BROADWAY RD	1955	Recommended not eligible	Common type/Lost integrity
46	House	9672-93-5169-00	2910 BROADWAY RD	1951	Recommended not eligible	Common type
47	House	9672-93-5063-00	2912 BROADWAY RD	1920	Recommended not eligible	Common type/Lost integrity
48	House	9672-93-7159-00	2930 BROADWAY RD	1880	Recommended not eligible	Common type/Lost integrity
49	House	9672-93-6557-00	2921 BROADWAY RD	1910	Recommended not eligible	Common type/Lost integrity
50	Store	9672-93-6557-00	2921 BROADWAY RD	1950	Recommended not eligible	Common type
51	House	9672-93-7582-00	2925 BROADWAY RD	1935	Recommended not eligible	Common type
52	House	9682-36-3046-00	306 MISTY LN	1900	Recommended not eligible	Common type/Lost integrity
53	House	9682-32-2831-00	129 N MAIN ST	1910	Recommended not eligible	Common type/Lost integrity
54	Feed Mill	9682-32-7840-00	120 N MAIN ST	1950	Recommended not eligible	LE0775 Stevens Milling Company (SL 1992)/No longer extant
55	House	9682-32-9555-00	116 N MAIN ST	1920	Recommended not eligible	Common type/Lost integrity
56	Barn	9682-22-8290-00	127 N MAIN ST	1950	Recommended not eligible	Common type
57	House	9682-42-3468-00	200 HARRINGTON AVE	1947	Recommended not eligible	Common type/Lost integrity
58	House	9682-42-6444-00	203 HARRINGTON AVE	1910	Recommended not eligible	LE0764 House/Common type
59	House	9682-42-7361-00	201 HARRINGTON AVE	1935	Recommended not eligible	Common type/Lost integrity
60	House	9682-42-5008-00	107 HARRINGTON AVE	1900	Recommended not eligible	Common type/Lost integrity
61	House	9682-41-2563-00	102 FIRST ST	1927	Recommended not eligible	Common type
62	House	9682-41-7515-00	103 OAKLAND AVE	1900	Recommended not eligible	Common type/Lost integrity
63	Commercial building	9682-41-2556-00	100 S MAIN ST	1930	Recommended eligible	LE0270 Commercial Buildings
64	Masonic Lodge	9682-41-4662-00	102 S MAIN ST	1930	Recommended not eligible	LE0270 Commercial Buildings/Less than 50-years old
65	Bank of Broadway	9682-41-2469-00	104 S MAIN ST	1920	Recommended eligible	LE0267 Bank of Broadway
66	Commercial building	9682-41-3320-00	116 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
67	Commercial building	9682-41-3238-00	118 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
68	Commercial building	9682-41-3245-00	120 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
69	Commercial building	9682-41-3244-00	122 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
70	Commercial building	9682-41-3252-00	124 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
71	Commercial building	9682-41-3169-00	126 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
72	Commercial building	9682-41-3169-00	126 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
73	Commercial building	9682-41-3175-00	128 S MAIN ST	1920	Recommended eligible	LE0269 Commercial Buildings
74	Commercial building	9682-41-3088-00	130 S MAIN ST	1960	Recommended eligible	LE0269 Commercial Buildings
75	Town Hall	9682-41-1263-00	117 S MAIN ST	1940	Recommended eligible	
76	Commercial building	9682-41-1139-00	119 S MAIN ST	1940	Recommended eligible	
77	Commercial building	9682-41-2200-00	121 S MAIN ST	1940	Recommended eligible	
78	Commercial building	9682-41-2118-00	123 S MAIN ST	1940	Recommended eligible	
79	Garage	9682-41-1185-00	125 S MAIN ST	1949	Recommended eligible	
80	House	9682-40-2929-00	137 S MAIN ST	1900	Recommended eligible	LE0778 Houses
81	Commercial building	9682-41-4002-00	138 S MAIN ST	1950	Recommended eligible	
82	Commercial building	9682-40-4919-00	140 S MAIN ST	1950	Recommended eligible	
83	Commercial building	9682-40-4924-00	144 S MAIN ST	1960	Recommended eligible	
84	American Legion Post	9682-40-4940-00	146 S MAIN ST	1950	Recommended eligible	

R-3803 -- NC 42/SR 1579 (Broadway Road) Improvements Widening Study, Lee County, North Carolina -- August 24 27, 2012

85	House	9682-40-2863-00	145 S MAIN ST	1938	Recommended eligible	LE0778 Houses
86	House	9682-40-3730-00	151 S MAIN ST	1907	Recommended eligible	LE0778 Houses

APPENDIX C

RESOURCE INVENTORY LIST

APPENDIX C: INVENTORY LIST
Properties Not Eligible for Listing in the NRHP and Not Included in the In-depth Evaluations

No. 1 House

Lee County

Built around 1910, this one-story, hip-roofed Vernacular-style dwelling has a shed-roofed porch sheltering the front elevation. The building is clad in weatherboard siding and has vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 2 House

Lee County

Built around 1900, this one-story Vernacular-style dwelling has a triple-A roof and a shed-roofed porch sheltering the front elevation. The building is clad in vinyl siding and has vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 3 House

Lee County

Built around 1952, this one-story Minimal Traditional-style house has a projecting front-gabled bay and an integral porch. The building is covered in vinyl German or drop siding and has an M-panel metal roof. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 4 House

Lee County

Built around 1903, this one-story Vernacular-style dwelling has a triple-A roof and a hip-roofed porch sheltering the front elevation. The building is covered in German or drop siding and has two-over-two wooden sash windows. The house is abandoned and lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 5 Commercial Buildings

Lee County

Built around 1930, this one-story shed-roofed building is clad in vertical metal siding. Located at the rear of the property is a one-story, side-gabled frame barn/workshop covered in vinyl German or drop siding. The buildings lack the integrity and significance needed for National Register eligibility under any criterion.

No. 6 Barn & Outbuilding

Lee County

Built around 1920, this two-story gambrel-roofed barn is covered in plain weatherboard siding. Located nearby is a side-gabled frame outbuilding covered in weatherboard siding. The buildings are abandoned and lack the integrity and significance needed for National Register eligibility under any criterion.

No. 7 **House**
 Lee County

Built around 1956, this one-story, side-gabled brick building with an integral carport is an example of a mid-century Ranch-style dwelling. It is clad in brick stretcher bond and has horizontal six-over-six and eight-over-eight wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 8 **House**
 Lee County

Built around 1945, this front-gabled Craftsman-style dwelling is clad in stretcher-bond brick and has a small front-gabled porch and one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 9 **House**
 Lee County

Built around 1927, this Vernacular-style gable-and-wing dwelling is clad in vinyl siding and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 10 **House**
 Lee County

Built around 1957, this one-story, side-gabled Ranch-style dwelling is clad in stretcher-bond brick and has a recessed entrance and an integral porch. The house lacks the significance needed for National Register eligibility under any criterion.

No. 11 **House**
 Lee County

Built around 1957, this one-story, hip-roofed Ranch-style dwelling has wide eaves and an exterior brick flue on the front elevation. The building is covered in stretcher-bond brick and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 12 **House**
 Lee County

Built around 1913, this one-story front-gabled Vernacular-style dwelling has some Craftsman-style detailing and a hip-roofed porch sheltering the front gable end. The building is clad in German or drop siding with two-over-two wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 13 **House**
 Lee County

Built around 1925, this one-and-a-half-story side-gabled Craftsman-style dwelling has an integral front porch and a shed-roofed dormer. The building is clad in stretcher-bond brick and has four-over-one Craftsman-style wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

**No. 14 House
 Lee County**

Built around 1920, this one-story Vernacular-style dwelling has a triple-A roof and a hip-roofed porch sheltering the front elevation. The building is clad in weatherboard siding and has four-over-four wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

**No. 15 House
 Lee County**

Built around 1946, this one-story Minimal Traditional-style house has a projecting front-gabled bay and an integral porch. The building is partially clad in stretcher-bond brick and partially in vinyl siding. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

**No. 16 House
 Lee County**

Built around 1949, this one-story, side-gabled Minimal Traditional-style dwelling is clad in stretcher-bond brick and has horizontal two-over-two wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

**No. 17 House
 Lee County**

Built around 1922, this one-and-a-half-story, side-gabled Craftsman-style dwelling has an integral front porch and a large gable-roofed dormer. The building is clad in German or drop siding and has four-over-one Craftsman-style and four-over-four wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

**No. 18 House
 Lee County**

Built around 1948, this small one-story, side-gabled Minimal Traditional-style dwelling is clad in plain weatherboard siding and has three-over-one Craftsman-style wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

**No. 19 House
 Lee County**

Built around 1948, this one-story, side-gabled Minimal Traditional-style dwelling is clad in asbestos shingles and has six-over-six wooden sash windows and a large twenty-four-light picture window. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

**No. 20 House
 Lee County**

Built around 1925, this one-story, front-gabled Vernacular-style dwelling has a partially integrated front-gabled porch and is clad in asbestos shingles and has six-over-six wooden sash windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 21 Shallow Well Church & Cemetery
Lee County

Originally built around 1877, a Modernist education building was added to Shallow Well Church in 1956, and the church itself was extensively remodeled and expanded in 2006. The church lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 22 House
Lee County

Built around 1950, this one-story, side-gabled Minimal Traditional-style dwelling is clad in variegated stretcher-bond brick and has three-light steel casement windows and a large nine-light picture window. The house lacks the significance needed for National Register eligibility under any criterion.

No. 23 House
Lee County

Built around 1947, this two-story, side-gabled concrete-block dwelling, has a one-story side wing with an integrated screened-in porch. The house lacks the significance needed for National Register eligibility under any criterion.

No. 24 House (LE0335)
Lee County

Built around 1900, this dwelling is no longer extant. The house lacks the integrity needed for National Register eligibility under any criterion.

No. 25 House (LE0335)
Lee County

Built around 1900, this dwelling is no longer extant.

No. 26 House (LE0335)
Lee County

Built around 1900, this one-story, side-gabled Vernacular-style dwelling has a screened-in shed-roofed porch on the front elevation and is clad in vinyl siding. The house is abandoned and lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 27 House
Lee County

Built around 1960, this one-story, side-gabled Ranch-style dwelling has an integrated porch on the front elevation and two-short wings with an integral carport. The building is clad in vertical composition-board siding and stretcher-bond brick, and has eight-over-eight wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 28 Commercial Building
Lee County

Built around 1940, the one-story, concrete-block commercial building has a stepped parapet front gable and steel casement windows. The building lacks the significance needed for National Register eligibility under any criterion.

No. 29 Gas Station
Lee County

Built around 1950, this one-story, side-gabled concrete-block gas station has a shed-roofed awning partially sheltering the gas pump island. The building is abandoned and the windows are boarded up; it lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 30 House
Lee County

Built around 1925, this one-and-a-half-story, side-gabled Craftsman-style dwelling has an integral front porch and a shed-roofed dormer. The building is clad in plain weatherboard siding and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 31 House
Lee County

Built around 1900, this one-story, side-gabled Vernacular-style dwelling has a shed-roofed front porch and is covered with brick-patterned asphalt shingles. The house is abandoned and deteriorated and lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 32 House
Lee County

Built around 1940, this one-story, front-gabled Craftsman-style dwelling has a hip-roofed porch sheltering the front gable end. The building is clad in vinyl German or drop siding and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 33 House
Lee County

Built around 1955, this one-story, side-gabled Ranch-style dwelling has a projecting front-gabled bay and a recessed entry. The building is clad in stretcher-bond brick and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 34 House
Lee County

Built around 1925, this one-and-a-half-story, side-gabled Craftsman-style dwelling has an integral front porch and a small gable-roofed dormer. The building is clad in composition

weatherboard and has three-over-one Craftsman-style wooden sash windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 35 **House**
 Lee County

Built around 1932, this one-story, front-gabled Vernacular-style dwelling has a small front-gabled porch sheltering part of the front gable end. The building is clad in wide German or drop siding and has six-over-six wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 36 **House**
 Lee County

Built around 1953, this one-story, side-gabled Minimal Traditional-style dwelling has a recessed entry at the northwest corner of the building. The house is clad in vinyl German or drop siding and has one-over-one wooden sash windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 37 **House**
 Lee County

Built around 1930, this gable-and-wing Vernacular-style dwelling is clad in asbestos shingles and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 38 **House**
 Lee County

Built around 1948, this front-gabled dwelling has a gable-roofed porch sheltering part of the front gable end and is a late example of the Craftsman style. The building is clad in stretcher-bond brick and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 39 **Commercial building**
 Lee County

Built around 1957, this one-story, side-gabled Minimal Traditional-style dwelling has a short side wing with an integral carport. The building is covered in stretcher-bond brick and has horizontal two-over-two wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 40 **House**
 Lee County

Built around 1900, this one-story, hip-roofed Vernacular-style dwelling has three ornamental cross gables and a hip-roofed porch sheltering the front elevation. The building is clad in vinyl siding and has one-over-one vinyl sash replacement windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 41 **House**
 Lee County

Built around 1910, this one-story Vernacular-style dwelling has a triple-A roof and a wrap-around porch. The building is covered in vinyl siding with one-over-one wooden sash windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 42 **House & Beasley's Garage**
 Lee County

Built around 1950, this one story, side-gabled Minimal Traditional-style dwelling is clad in vinyl siding with one-over-one vinyl sash replacement windows. Located to the west are two front-gabled concrete-block buildings associated with Beasley's Garage. The buildings lack the integrity and significance needed for National Register eligibility under any criterion.

No. 43 **House**
 Lee County

Built around 1960, this one-story, side-gabled Ranch-style dwelling is covered in stretcher-bond brick and vertical composition-board siding and has six-over-six vinyl sash replacement windows. The house has suffered fire damage – losing much of its roof – and is abandoned. It lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 45 **House**
 Lee County

Built around 1955, this one-story, side-gabled Minimal Traditional-style dwelling is clad in asbestos shingles and has six-over-six wooden sash windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 46 **House**
 Lee County

Built around 1951, this one-story, front-gabled, Minimal Traditional-style concrete-block dwelling has a small recessed porch on the front gable end and horizontal two-over-two wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 47 **House**
 Lee County

Built around 1920, this one-story, hip-roofed Vernacular-style dwelling has a small ornamental cross gable and a hip-roofed porch on the front elevation. The building is clad in vinyl German or drop siding and has six-over-six vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 48 **House**
 Lee County

Built around 1880, this one-story Vernacular-style gable-and-wing dwelling has a wrap-around hip-roofed porch. The building is clad in vinyl German or drop siding with one-over-one vinyl

sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 49 **House**
 Lee County

Built around 1910, this gable-and-wing Vernacular-style dwelling has a shed-roofed porch sheltering the front elevation and a short wing off the east gable end. The building is clad in vinyl German or drop siding with one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 50 **Store**
 Lee County

Built around 1950, this small front-gabled store has brick walls laid in an irregular common bond and a six-over-six wooden sash window flanking a glazed entry door on the front gable end. The building lacks the significance needed for National Register eligibility under any criterion.

No. 51 **House**
 Lee County

Built around 1935, this one-story, front-gabled Craftsman-style dwelling has an off-center front-gabled front porch. The building is covered in plain weatherboard siding and has four-over-two Craftsman-style wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 52 **House**
 Lee County

Built around 1900, this one-story Vernacular-style dwelling has a triple-A roof and a hip-roofed porch sheltering the front elevation. The building is clad in plain weatherboard siding and has four-over-four wooden sash windows. The house is abandoned and deteriorating and lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 53 **House**
 Lee County

Built around 1910, this small side-gabled Vernacular-style dwelling has a projecting front-gabled bay on the front elevation and a small wing on the east gable end with an integral carport. The building is clad in aluminum siding and has six-over-six vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 54 **Feed Mill (LE0775)**
 Lee County

Built between 1934 and 1945 the Stevens Milling Company complex contained a large three-story brick building housing a roller mill, plus numerous silos and elevators, none of which are extant. Only two two-story, front-gabled frame outbuildings survive as well as a one-story, side-gabled brick office building and scales. The complex lacks the integrity needed for National Register eligibility under any criterion.

No. 55 **House**
 Lee County

Built around 1920, this one-and-a-half-story, side-gabled Craftsman-style dwelling has an integral front porch. The building is clad in vinyl German or drop siding and has six-over-six vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 56 **Barn**
 Lee County

Built around 1950, this one-and-a-half-story, front-gabled barn is covered in German or drop siding and sits on a concrete-block foundation. The building lacks the significance needed for National Register eligibility under any criterion.

No. 57 **House**
 Lee County

Built around 1947, this one-and-a-half-story, side-gabled Colonial Revival-style dwelling has two short wings on the gable ends and a semi-detached one-story wing/garage off the northeast gable end. The dwelling is clad in vinyl German or drop siding and has six-over-six vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 58 **House (LE0764)**
 Lee County

Built around 1910, this one-story Vernacular-style dwelling has a triple-A roof with a hip and a hip-roofed porch sheltering the front elevation. The building is covered in German or drop siding and has two-over-two wooden sash windows. The building lacks the significance needed for National Register eligibility under any criterion.

No. 59 **House**
 Lee County

Built around 1935, this one-story, side-gabled Minimal Traditional-style dwelling has a small garage wing off the south gable end. The building is clad in vinyl siding and has six-over-six vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 60 **House**
 Lee County

Built around 1900, this gable-and-wing Vernacular-style dwelling has an integral Craftsman-style shed-roofed porch sheltering the front elevation. The building is clad in vinyl siding and has one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

No. 61 **House**
 Lee County

Built around 1927, this one-story, hip-roofed Craftsman-style dwelling has an integral front porch supported by battered brick box columns on brick pedestals and a hip-roofed dormer with

louvered openings. The building is covered in weatherboard siding with four-over-four wooden sash windows. The house lacks the significance needed for National Register eligibility under any criterion.

No. 62 House
Lee County

Built around 1900, this one-story, side-gabled Vernacular-style dwelling has a hip-roofed porch sheltering the front elevation. The building is covered in narrow weatherboard siding with one-over-one vinyl sash replacement windows. The house lacks the integrity and significance needed for National Register eligibility under any criterion.

APPENDIX D

RESOURCE PHOTOGRAPHS



001 – 611 Main St. – 1910



002 – 701 Main St. – 1900



003 – 707 Main St. – 1952



004 – 704 Main St. – 1903



005 – 714 Main St. – 1930



006 – 913 Broadway Rd. – 1920



007 – 925 Broadway Rd. – 1956



008 – 929 Broadway Rd. – 1945



009 – 937 Broadway Rd. – 1927



010 – 1100 Broadway Rd. – 1957



011 – 2013 Brookcliff Rd. – 1957



012 – 2017 Brookcliff Rd. – 1913



013 – 1116 Broadway Rd. – 1925



014 – 1120 Broadway Rd. – 1920



015 – 1119 Broadway Rd. – 1946



016 – 1124 Broadway Rd. – 1949



017 – 1127 Broadway Rd. – 1922



018 – 1205 Broadway Rd. – 1948



019 – 1209 Broadway Rd. – 1948



020 – 1213 Broadway Rd. – 1925



021 – 1220 Broadway Rd. – Shallow Well Church & Cemetery – 2006/1956



021 – 1220 Broadway Rd. – Shallow Well Church – Educational Building – 1956



022 – 1220 Broadway Rd. – Shallow Well Church – 1950



023 – 1225 Broadway Rd. – 1947



024 – 1230 Broadway Rd. – 1900 – LE0335



025 – 1230 Broadway Rd. – 1900 – LE0335



026 – 1238 Broadway Rd. – 1900 – LE0335



027 – 1702 Broadway Rd. – 1960



028 – 1805 Broadway Rd. – 1940



029 – 1831 Broadway Rd. – 1950



030 – 1902 Broadway Rd. – 1925



031 – 1902 Broadway Rd. – 1900



032 – 2004 Broadway Rd. – 1940



033 – 2003 Broadway Rd. – 1955



034 – 2118 Broadway Rd. – 1925



035 – 2201 Broadway Rd. – 1932



036 – 107 Offset Farm Rd. – 1956



037 – 2401 Broadway Rd. – 1930



038 – 2405 Broadway Rd. – 1948



039 – 2411 Broadway Rd. – 1957



040 – 2415 Broadway Rd. – 1900



041 – 2501 Broadway Rd. – 1910



042 – 2614 Broadway Rd. – 1950



043 – 2617 Broadway Rd. – 1960



044 – 2712 Broadway Rd. – 1913



045 – 2900 Broadway Rd. – 1955



046 – 2910 Broadway Rd. – 1951



047 – 2912 Broadway Rd. – 1920



048 – 2930 Broadway Rd. – 1880



049 – 2921 Broadway Rd. – 1910



050 – 2921 Broadway Rd. – 1950



051 – 2925 Broadway Rd. – 1935



052 – 306 Misty Ln. – 1900



053 – 129 Main St. – 1910



054 – 120 Main St. – 1950 – LE0775 Stevens
Milling Company (SL 1992/Gone)



055 – 116 Main St. – 1920



056 – 127 Main St. – 1950



057 – 200 Harrington Ave. – 1947



058 – 203 Harrington Ave. – 1910 – LE0764 House



059 – 201 Harrington Ave. – 1935



060 – 107 Harrington Ave. – 1900



061 – 102 First St. – 1927



062 – 103 Oakland Ave. – 1900



063 + 064 – 100 + 102 Main St. – 1930 – LE0270
Commercial Buildings



065 – 104 Main St. – 1920 – LE0267 Bank of
Broadway



065 to 069 – 116 to 122 Main St. – 1920 – LE0269
Commercial Buildings



069 to 073 – 122 to 128 Main St. – 1920 – LE0269
Commercial Buildings



073 to 074 – 128 + 130 Main St. – 1920 + 1960 –
LE0269 Commercial Buildings



078 to 075 – 123 + 117 Main St. – 1940



079 – 125 Main St. – 1949



080 – 137 Main St. – 1900 – LE0778 Houses



081 + 082 – 138 + 140 Main St. – 1950



083 + 084 – 144 + 146 Main St. – 1960 + 1950



085 – 145 Main St. – 1907 – LE0778 Houses



086 – 151 Main St. – 1938 – LE0778 Houses

APPENDIX E

QUALIFICATIONS

Jeroen van den Hurk, Ph.D.

Architectural Historian

Address

Coastal Carolina Research (CCR)
A Wholly Owned Subsidiary of
Commonwealth Cultural Resources
Group, Inc. (CCRG)
P.O. Box 1198
201 West Wilson Street
Tarboro, North Carolina 27886
(252) 641-1444

Education

Ph.D., Art History (American Art and
Architecture, Architectural History),
University of Delaware, 2006

M.A., Architectural History,
Utrecht University, the Netherlands, 1994

Professional Societies

Member Society of Architectural Historians

Vernacular Architecture Forum
(Board Member)

Member National Trust for Historic
Preservation

Professional Experience

Dr. Van den Hurk received his M.A. in architectural history from Utrecht University in the Netherlands. He graduated from the University of Delaware in 2006 with a Ph.D. in American Art and Architectural History. His dissertation, "Imagining New Netherland: Origins and Survival of Netherlandic Architecture in Old New York," focuses on the architecture of New Netherland, providing an analysis of the historical documents referring to the built environment and the surviving architecture, as well as a comparative study of contemporary seventeenth-century Dutch architecture. He has eighteen years of experience documenting historic buildings, including work in the Netherlands and twelve years in the United States (in Delaware, New Jersey, Maryland, Pennsylvania, Kentucky, Virginia, and North Carolina).

From 2006 to 2007, he was a Limited Term Researcher at the Center for Historic Architecture and Design at the University of Delaware, in charge of project management for the Delaware Agricultural Landscapes Evaluation and a cultural resources survey of Cape May Point, New Jersey, among other tasks.

From 2007 to 2010, he was a Lecturer at the College of Design, Department of Historic Preservation at the University of Kentucky in Lexington. There he taught both historic preservation and architectural history classes.

As principal architectural historian for CCR, he has completed numerous surveys for transportation projects including VDOT identification surveys for the I-73 Henry County Alternative, the extension of Odd Fellows Road in Lynchburg, the Coalfields Expressway project southwestern Virginia, and the US 501 bridge replacement in Amherst and Bedford Counties. In North Carolina he has completed an NCDOT survey and evaluation for the NC 87 widening project in Bladen and Columbus Counties and a survey for Dare County in connection with proposed pathways for the Outer Banks Scenic Byway. Smaller transportation projects include the Carpenter Fire Station Road realignment project for the Town of Cary; a survey for improvements to Rives Road/US 301 in Petersburg, Virginia; an architectural survey for the widening of Fall Hill Avenue in Fredericksburg, Virginia; and an architectural evaluation for the City of Suffolk's US 58 widening project in Suffolk, Virginia.

Other projects include the 2010 countywide survey of Hertford County in eastern North Carolina, conducted for the North Carolina SHPO.

Dennis A. Poyner

GIS Coordinator

Address

Coastal Carolina Research (CCR),
a Wholly Owned Subsidiary of
Commonwealth Cultural Resources
Group, Inc. (CCRG)
P.O. Box 1198
201 W. Wilson St
Tarboro, NC 27886
(252) 641-1444

Education

Appalachian State University,
Anthropology BA Program, 1994-1998

Certificate in Geographic Information
Science, University of West Florida –
Pensacola, 2009

Certifications

North Carolina Property Mappers
Association (NCPMA)
Mapping Certificate
2003

North Carolina Property Mappers
Association (NCPMA)
Advanced Mapping Certificate
2005

State of North Carolina Mapper
Certification
2006

FEMA, Emergency Management Institute
National Incident Management System
Certification
(IS-00700) 2006

FEMA, Emergency Management Institute
Incident Command System Certification
(IS-00100)
2006

Professional Experience

Mr. Poyner is the GIS Coordinator for Coastal Carolina Research (CCR) and also assists with deed and archival research. He specializes in the application of geospatial technology to cultural resource management, including inter- and intra-site spatial analysis, CAD integration, and database creation and management. Mr. Poyner is responsible for the majority of graphics produced for CCR, as well as for the coordination of all GIS data and GPS equipment.

Additionally, Mr. Poyner served as an Archaeological Field and GIS technician from 1998 – 2002 at CCR. His duties included assisting the Principal Investigator with archaeological site identification through field survey, archaeological site evaluations through intensive excavation, preparation of maps and documentation, analysis of cultural artifacts for site interpretation, preparation of maps and documentation, analysis of cultural artifacts for site interpretation, and preparation of reports of investigations. Mr. Poyner was the primary person at the firm responsible for map digitization and development of GIS for site information management and cartographic output.

Prior to joining CCR as GIS Coordinator in 2011, Mr. Poyner worked as the GIS Analyst for Edgecombe County from 2002-2006. He was the primary GIS liaison for the Planning, Water and Sewer, Tax, and Board of Election departments. His responsibilities also included the creation and implementation of special GIS projects as assigned by the GIS Coordinator as well as maintaining the property ownership database and the creation and maintenance of all GIS cadastral layers. Along with his GIS responsibilities, Mr. Poyner was also the primary plat review officer for the county.

Mr. Poyner's GIS experience also includes the creation and implementation of an emergency management critical facilities database and feature layer for Edgecombe County's Emergency Services as a response to the devastating floods caused by Hurricane Floyd. Mr. Poyner also created a Riparian Buffer data model for Swift Creek in order to determine its extent and vegetative make-up as well as the determination of any cropland intrusion within the buffer.

Recent CCR projects include the NCDOT archaeological surveys of improvements to US 158 in Northampton County and NC 109 near Wake Forest, the Town of Cary historic resources survey for the Carpenter Fire Station Road realignment, the FHWA cultural resources survey for US Improvements at Fort Belvoir, and the VDOT architectural survey update for US 29 improvements in Charlottesville.