



**North Carolina Department of Natural and Cultural Resources
State Historic Preservation Office**

Ramona M. Bartos, Administrator

Governor Roy Cooper
Secretary Susi H. Hamilton

Office of Archives and History
Deputy Secretary Kevin Cherry

August 19, 2019

MEMORANDUM

TO: Shelby Reap
Office of Human Environment
NCDOT Division of Highways

FROM: Renee Gledhill-Earley 
Environmental Review Coordinator

SUBJECT: Historic Structures Survey Report, Replace Bridge 30 on US 321 Business over NC 150,
BR-0027, PA 17-12-0054, Lincoln County, ER 19-2232

Thank you for your July 11, 2019, letter transmitting the above-referenced report. We have reviewed the report and concur that the Goode House (LN0806) is eligible for listing in the National Register of Historic Place under Criterion C.

The proposed National Register boundary, however, does not appear to match the description. On page 24, it is noted that "the 20-foot-wide strip of grass within the highway right-of-way is excluded from the boundary." The boundary map provided shows this strip of grass drawn into the boundary, which we believe is an appropriate line along South Aspen Street. Also, it appears the boundary, which otherwise is limited to a single parcel, cuts through the middle of the access driveway to the property. This also cuts out tree coverage along Jonas Drive. We recommend drawing the boundary along the northeast edge out to where the grass meets the road along Jonas Drive, which also would pick up PIN #3632096062. Please provide a corrected map for our files and GIS.

We also concur that the other twenty-eight properties shown in the Building Inventory and Appendix A plus Bridge 30 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 919-814-6579 or environmental.review@ncdcr.gov. In all future communication concerning this project, please cite the above referenced tracking number.

cc: Mary Pope Furr, NCDOT, mfurr@ncdot.gov

Received: 07/16/2019

State Historic Preservation Office



STATE OF NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION

ROY COOPER
GOVERNOR

JAMES H. TROGDON, III
SECRETARY

July 11, 2019

ER 19-2232

Ms. Renee Gledhill-Earley
Environmental Review Coordinator, State Historic Preservation Office
North Carolina Department of Natural & Cultural Resources
4617 Mail Service Center
Raleigh, North Carolina 27699-4617

Due -- 8/7/19

Dear Renee:

RE: Historic Structures Survey Report, BR-0027—Replace Bridge No. 30 on US 321
Business over NC 150 in Lincoln County PA# 17-12-0054, WBS# 67027.1.1

The North Carolina Department of Transportation (NCDOT) proposes to replace Bridge No. 30 in Lincoln County. NCDOT contracted Mead & Hunt to conduct a National Register evaluation of one property: the Goode House (LN0806).

The report and survey materials are enclosed for your review and comment per 36CFR.800. Please let me know if you have any additional questions regarding this project. I can be reached at (919) 707-6088 or by email at sleap@ncdot.gov.

Sincerely,

A handwritten signature in cursive script that reads "Shelby Reap".

Shelby Reap
Historic Architecture Team

Attachments

Mailing Address:
NC DEPARTMENT OF TRANSPORTATION
PDEA-HUMAN ENVIRONMENT SECTION
MAIL SERVICE CENTER 1598
RALEIGH NC, 27699-1598

Telephone: (919) 707-6000
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Customer Service: 1-877-368-4968

Website: www.ncdot.gov

Location:
1020 BIRCH RIDGE RD
RALEIGH NC 27610

H- *ellett*
8/2/19

Historic Architectural Resources Report

Replacement of Bridge No. 30 on U.S. Highway 321 Business over North Carolina Highway 150

Lincolnton, Lincoln County, North Carolina

TIP No. BR-0027

WBS No. 67027.3.1

PA No. 17-12-0054

Prepared for:

North Carolina Department of Transportation, Environmental Analysis Unit

1598 Mail Service Center

Raleigh, North Carolina, 27699-1598

Report prepared by:



Mead & Hunt, Inc.

2440 Deming Way

Middleton, WI 53562

June 2019

HISTORIC ARCHITECTURAL RESOURCES REPORT

**Replacement of Bridge No. 30 on U.S. Highway 321 Business over North Carolina
Highway 150**

Lincolnton, Lincoln County, North Carolina

TIP No. BR-0027

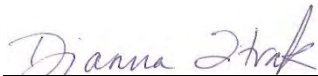
WBS No. 67027.3.1

PA No. 17-12-0054

Report prepared for:
North Carolina Department of Transportation, Environmental Analysis Unit
1598 Mail Service Center
Raleigh, North Carolina, 27699-1598

Report prepared by:
Mead & Hunt, Inc.
2440 Deming Way
Middleton, WI 53562

June 2019



Dianna Litvak, Principal Investigator
Mead & Hunt, Inc.

June 24, 2019

Date

Mary Pope Furr, Historic Architecture Supervisor
North Carolina Department of Transportation

Date

Management Summary

The North Carolina Department of Transportation (NCDOT) proposes the replacement of Bridge No. 30 on U.S. Highway (US) 321 Business over North Carolina Highway (NC) 150. The project area is in Lincolnton, North Carolina, in the central part of Lincoln County, approximately 35 miles north of Charlotte. This project is subject to review under the Section 106 Programmatic Agreement for Minor Transportation Projects (NCDOT/NCHPO/FHWA/USFS 2015). An NCDOT Architectural Historian defined an Area of Potential Effects (APE) and requested a building inventory to identify and assess all resources of approximately 50 years of age or more within the APE. The results of the inventory were presented to all NCDOT architectural historians and they concluded that one resource warranted an intensive National Register of Historic Places (National Register) eligibility evaluation; that resource is the subject of this report. NCDOT Architectural Historians determined that all other properties and districts are not worthy of further study and evaluation due to lack of historical significance and/or integrity.

The one property identified for further research to determine if it is individually eligible for the National Register is located at 1445 South Aspen Street on the north end of the APE. Mead & Hunt, Inc. (Mead & Hunt) historians exceeding the Secretary of the Interior’s Professional Qualification Standards for history and/or architectural history, as outlined in 36 CFR Part 61, researched the historic and architectural significance of the structure, selected comparable structures near Lincoln County, and evaluated the property based on photographs obtained during the initial inventory survey. A Microsoft Access shell database, geospatial data, and photo sheets were also prepared following the guidelines of the North Carolina Historic Preservation Office (NCHPO) as part of the project.

Mead & Hunt historians Dianna Litvak and Alex Borger completed the report. Primary source investigations included research at the Register of Deeds in Lincoln County, the Charles R. Jonas Public Library and the Lincoln County Cultural Center in Lincolnton, and online census records and newspaper archives. Secondary research was also conducted using the NCHPO website and GIS viewer to obtain National Register Nominations for similar properties, as well as histories of the North Carolina Piedmont, focusing on the architectural history and historic development of Lincoln County and Lincolnton. After intensive evaluation, Mead & Hunt recommends that the property at 1445 South Aspen Street meets the criteria to be individually eligible for listing in the National Register (see Table 1) under *Criterion C* as a rare example of the Dutch Colonial Revival architectural style in Lincoln County.

Table 1. National Register Eligibility Recommendations

Property Name and Site Number	Address	PIN	National Register Eligibility Recommendation
Goode House/LN0806	1445 South Aspen Street	3632-09-7088	Eligible, <i>Criterion C</i>

The project was undertaken to comply with requirements of Section 106 of the National Historic Preservation Act of 1966, as amended, and its implementing regulations, 36 CFR 800 (Section 106); the NCDOT’s *Historic Architecture Group Procedures and Work Products* (October 2015); and the NCHPO’s standards for historic structure survey reports and eligibility determinations.

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Appendices

- A Building Inventory Report and Architectural Property Table and Survey Map

1. Introduction

This report was prepared to assist the North Carolina Department of Transportation (NCDOT) to provide environmental clearances, including Section 106 of the National Historic Preservation Act of 1966 (Section 106) consultation, for the proposed replacement of Bridge No. 30 on U.S. Highway (US) 321 Business over North Carolina Highway (NC) 150. The proposed project area is in Lincolnton, North Carolina, in the central part of Lincoln County, approximately 35 miles north of Charlotte in the state's western Piedmont region (see Figure 1).

This project is subject to review under the Section 106 Programmatic Agreement for Minor Transportation Projects (NCDOT/NCHPO/FHWA/USFS 2015). An NCDOT Architectural Historian defined the Area of Potential Effects (APE) and requested a building inventory to identify and assess all resources of approximately 50 years of age or more within the APE. The results of the inventory (see Appendix A) were presented to all NCDOT architectural historians and they concluded that one resource warranted an intensive National Register of Historic Places (National Register) eligibility evaluation, which is the subject of this report. NCDOT architectural historians determined that all other properties and districts are not worthy of further study and evaluation due to lack of historical significance and/or integrity.

The property is located at 1445 South Aspen Street, co-terminus with US 321 Business, which is the main corridor that provides access to the southern side of Lincolnton and travels in a southeast/northwest direction through the project area approximately one mile south of the Lincolnton central business district. Within the project area, Aspen Street is a two-lane roadway without shoulders or sidewalks. The terrain is flat and the area is primarily residential. For the most part, residences are set back at least 100 feet from the street. Mature deciduous trees provide heavy vegetation and shade, and landscaped grassy lawns with numerous shrubs and flowers are present, some of which obscure the views of residential properties along the corridor. The majority of the properties on this section of South Aspen Street were constructed after World War II, although a few older properties are present, interspersed with commercial and retail properties with dirt, gravel, and paved driveways that provide access to Aspen Street. The subject property is located on the southeast corner of the intersection of Aspen Street and Jonas Drive.

A general project location map and detail view of Lincolnton are presented in Figures 1 and 2.

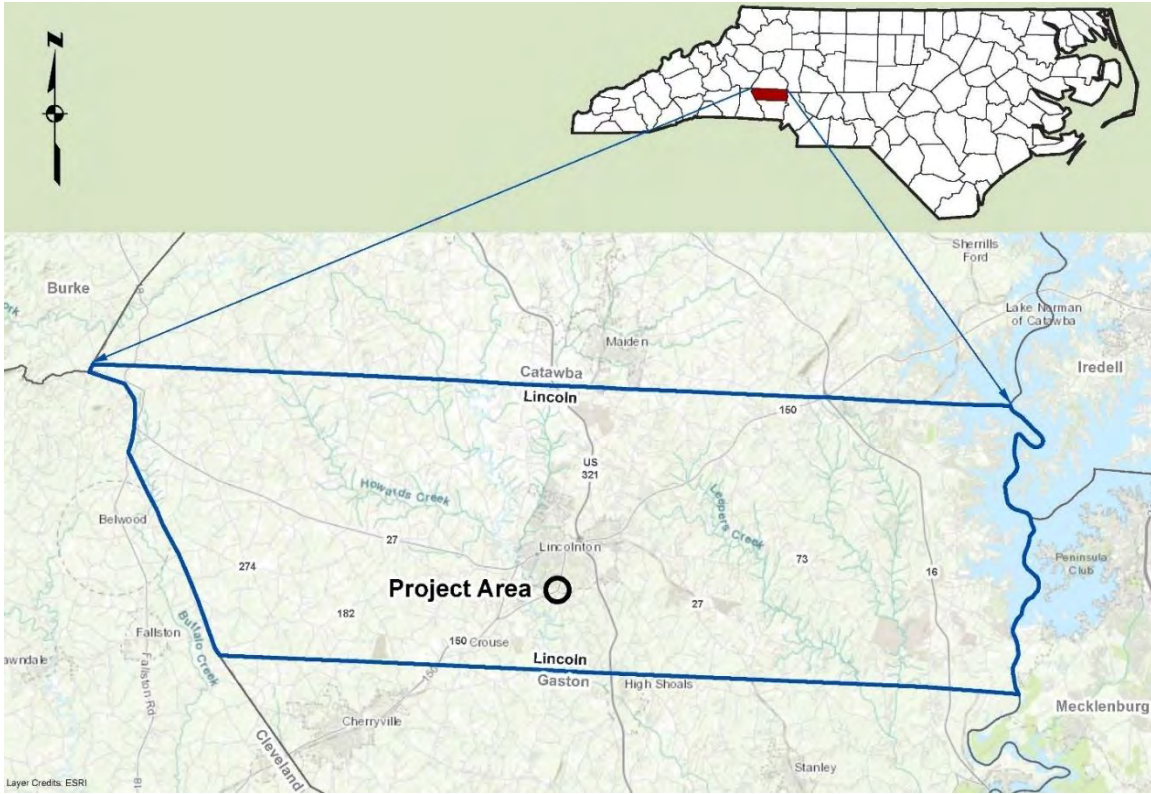


Figure 1. Project location map.

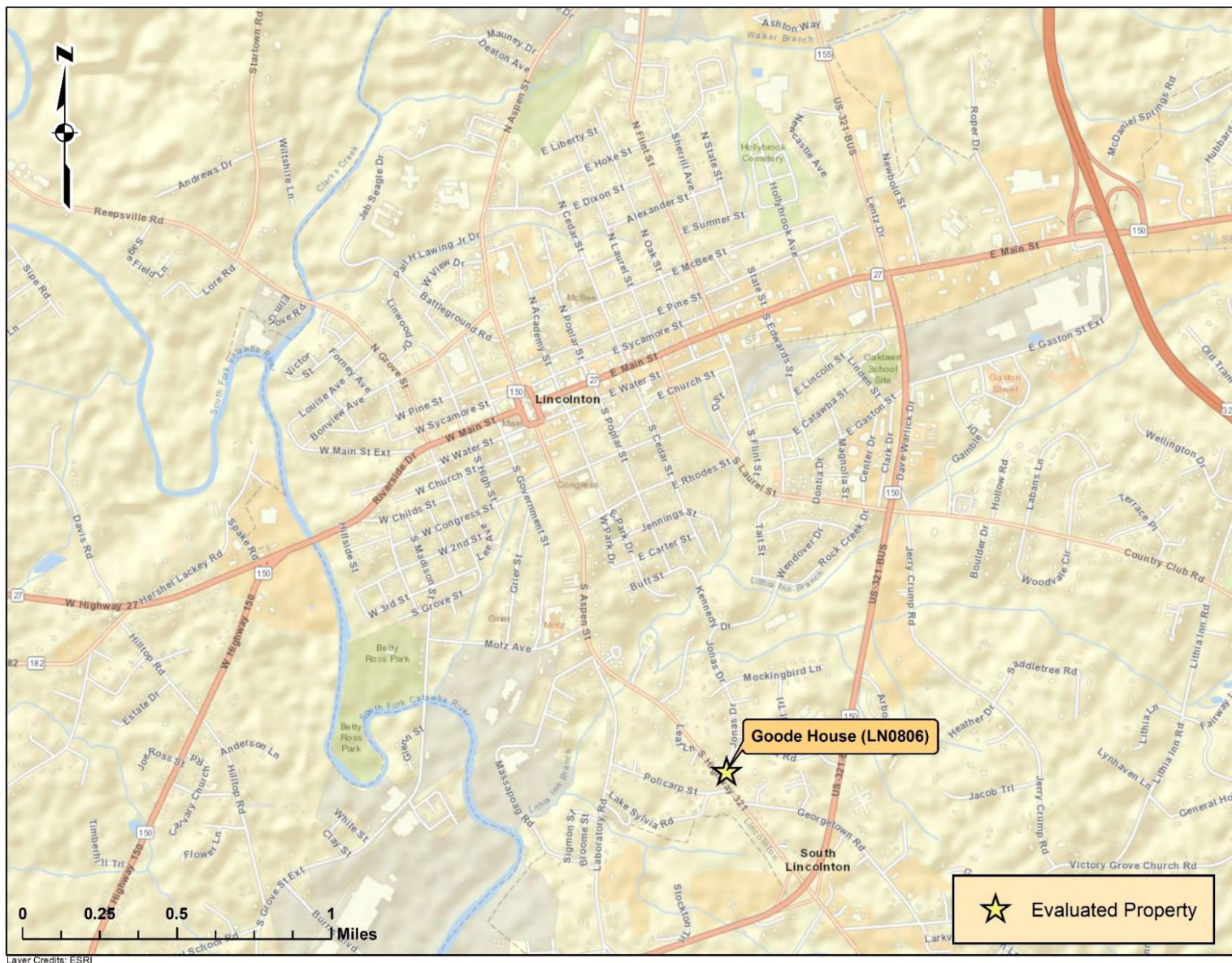


Figure 2. Detail map of Lincolnton and project area.

2. Area of Potential Effects

The APE for the initial historic building inventory encompasses 55 tax parcels containing 29 resources over 50 years of age, which is the cutoff age to evaluate properties for National Register listing.

The APE was centered on the bridge replacement at the junction of US 321 Business and NC 150. The northern terminus of the APE is the intersection of Aspen Street and Jonas Drive. The southern terminus is approximately the intersection of Aspen Street and Lithia Park Drive. The APE extends on either side of US 150 to include parcel boundaries of properties directly adjacent to the bridge. The APE is depicted as the red line in Figure 3, which also includes the property at 1445 South Aspen Street evaluated in this report.

Section 2
Area of Potential Effects

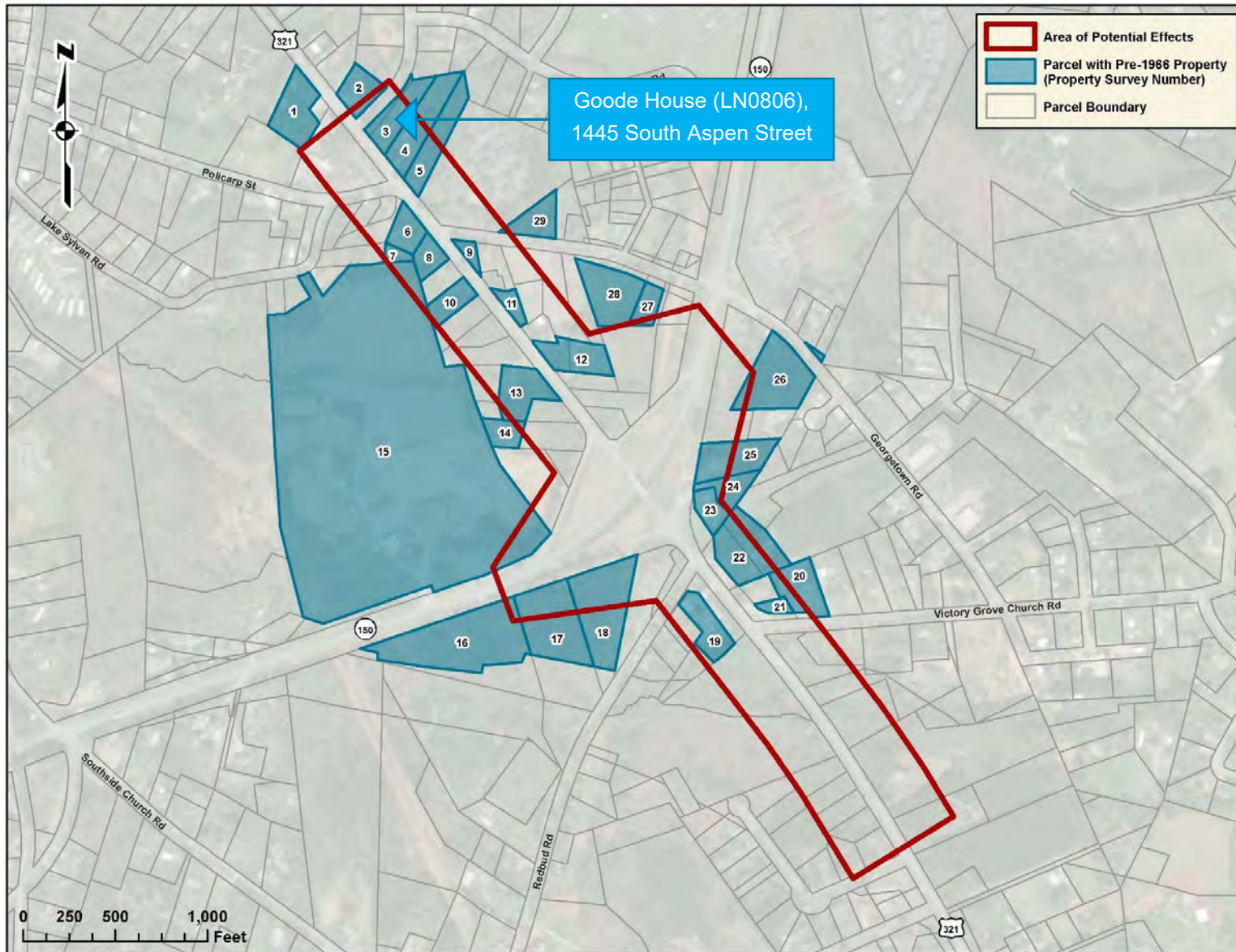


Figure 3. Project APE map.

3. Project Methodology

Mead & Hunt historian Dianna Litvak initially conducted field survey of the APE in February 2019 as part of the historic building inventory of 29 properties within the project APE (see Appendix A). The inventory results were compiled into a report and Microsoft PowerPoint presentation, which were reviewed by NCDOT historians who determined that more research was necessary for one property within the APE: 1445 South Aspen Street. The objective of the intensive architectural history survey was to identify and assess if the property meets the National Register Criteria for Evaluation.

Mead & Hunt historians conducted a literature review at the North Carolina State Historic Preservation Office (NCHPO) to identify comparable historic properties listed either individually or as part of a historic district in Lincolnton, Lincoln County, or in nearby counties.

The field investigation included photographing the principal and auxiliary buildings and landscape features from the public right-of-way, including obtaining photographs of all visible elevations of the structure, as well as integrity issues and representative viewsheds. The house was sold in 2015 and interior photographs were found online from the realtor's website. A former owner who owned the property from 1974 to 2015 was interviewed for information on the architectural history, alterations, her family's ownership, and previous occupants. The property was assessed for historic and architectural significance and character-defining features of the property's architectural style. Historic integrity was documented, including determining if original materials had been replaced or ornamental details lost, as well as major alterations and unsympathetic additions (see Section 5 for recommendations). Photographs of the resource were taken using a digital SLR camera with GPS attachment.

Research focused on the history of Lincolnton and the significance of the Colonial Revival architectural style, focusing on Dutch Colonial Revival, in Lincolnton, Lincoln County, and nearby counties. Archival research was conducted at the following libraries and special collections:

- Charles R. Jonas Public Library, Lincolnton
- Lincoln County Cultural Center
- Lincoln County Register of Deeds
- NCHPO website and GIS viewer

Primary and secondary resources include:

- Previous historic surveys and site forms for properties in the APE
- Historic U.S. Geological Survey (USGS) quadrangles maps, plat maps, and aerial images
- Newspaper articles on the subject property and former occupants
- Online archives, including the North Carolina Architects and Builders website
- Special collections and manuscripts at local archives
- Secondary sources and historic contexts on the history and architecture of Lincolnton and Lincoln County, as well as architecture in nearby counties in North Carolina

After conducting research and determining whether the property meets National Register criteria, Mead & Hunt prepared an inventory record in an Access shell database, including a narrative description and significance assessment.

4. Historic Context

Founded in 1785, Lincolnton is the county seat of Lincoln County. The original town plat featured a courthouse square at the center of the community with East and West Main Street as the primary east-west corridor and North and South Aspen Street as the primary north-south corridor. The original town is defined by four quadrants with a grid plan arranged around the square. The Neoclassical courthouse, built between 1921 and 1923 and the fifth courthouse to be built on the square, presides over downtown. Three National Register-listed historic districts are located in Lincolnton: LN0570 West Main Street Historic District (listed 2002), LN0572 Lincolnton Commercial Historic District (listed 2005), and LN0564 South Aspen Street Historic District (listed 2002). These districts include commercial, residential, and civic contributing buildings that date from the early nineteenth to the mid-twentieth centuries. The closest historic district to 1445 South Aspen Street is the South Aspen Street Historic District, which is four blocks (0.4-mile) north of the subject property.

Lincolnton has historically been the economic center of the county. Prior to the 1840s, the county was known as one of the largest producers of cotton, livestock, and agricultural products in North Carolina, and for its numerous ironworks establishments. In the 1840s three new counties were carved out of Lincoln, reducing its size from 1,800 square miles to 305 square miles. As a result, Lincolnton and Lincoln County lost many prosperous farms and businesses in the larger area. After the Civil War, the economy revived, assisted by transportation improvements that included better wagon roads and the Wilmington, Charlotte, and Rutherfordton Railroad that ran through Lincolnton by the 1860s. The Chester and Lenoir Narrow Gauge began operating through Lincolnton in 1881, making the Piedmont region more suitable for textiles and other industrial development.¹

Beginning in the late 1880s, Lincolnton became the location of several textile factories. The town began to experience population growth for textile workers as well as white-collar occupations such as banking, medicine, and law, and other businesses that supported the textile industry. The first successful cotton mill in the county, Laboratory Cotton Mill, was established in 1887. By 1910, 13 cotton mills operated in Lincoln County. Some of these textile mill owners and managers built their family homes in Lincolnton on South Aspen Street, along with other merchants and professionals. Small collections of mill houses were located near Laboratory Mill, Wampum Cotton Mills, and Elm Grove Cotton Mill one mile west of Lincolnton.²

Between 1900 and 1920 Lincolnton's population grew from 828 to 3,390 residents who occupied about 650 houses. Along with the population growth came new banks, insurance brokers, a hospital, industries, and commercial businesses. The primary corridors into town featured high-style residences and major

¹ Marvin A. Brown, Maurice C. York, and the Lincoln County Historic Properties Commission, *Our Enduring Past: A Survey of 235 Years of Life and Architecture in Lincoln County, North Carolina* (Lincolnton, N.C.: Lincoln County Historic Properties Commission, 1986), 264, 270; Catherine W Bishir and Michael T Southern, *A Guide to the Historic Architecture of Piedmont North Carolina* (Chapel Hill, N.C.: The University of North Carolina Press, 2003), 48.

² "Lincoln County Historical Association Projects: The Eureka Manufacturing Company Cotton Mill," n.d., <http://www.lincolncountyhistory.com/projects/eureka/eureka.html>.

businesses, with secondary streets hosting “lesser houses and residences.”³ South Aspen Street was the preferred location for white-collar professionals who built their residences in the first decades of the twentieth century. As the town continued to grow, new development surrounded the established square and community center. While the textile factories diversified the economy and brought more people to Lincolnton to work in the mills and supporting businesses, the majority of Lincoln County residents continued to make their living growing agricultural products and Lincolnton remained smaller than other nearby county seats.⁴

After 1929 the Great Depression took hold in North Carolina, creating low crop prices and overproduction. New Deal programs aided farmers and helped stem the tide of people leaving North Carolina, but many farm families still left their fields to find employment in factories, businesses, or other sectors. Lincoln County’s mills attempted to cut costs by cutting worker pay and hours, resulting in strikes and labor walk-offs that futilely attempted to unionize the workers. World War II helped the textile markets and other industries of the Piedmont recover. During the war and afterwards, the economy of Lincolnton, as with the rest of the state, remained strong and diverse, aided by the construction of the Interstate Highway System, improved State Highways, and other public investments. More rural residents moved to cities and towns to find better jobs, education, and other opportunities, resulting in the transition of former farmlands into post-World War II (postwar) residential suburbs. As a result, after 1950 Lincolnton continued to expand beyond the community center with the addition of Ranch and split-level houses, churches, retail centers, gas stations, mobile homes, and factories, which were designed for automobile accessibility.⁵

³ Laura W. Phillips, “National Register of Historic Places Nomination Form, Lincolnton Commercial Historic District,” 2005, section 8, 48-51; Laura W. Phillips, “National Register of Historic Places Nomination Form, South Aspen Street Historic District,” 2002, Section 8-42; Bishir and Southern, *A Guide to the Historic Architecture of Piedmont North Carolina*, 64–65.

⁴ Brown, York, and the Lincoln County Historic Properties Commission, *Our Enduring Past*, 273.

⁵ Bishir and Southern, *A Guide to the Historic Architecture of Piedmont North Carolina*, 55, 74–78.

5. Results and Recommendations

A. Goode House – 1445 South Aspen Street

Resource Name	Goode House
NCHPO Survey Site Number	LN0806
Street Address	1445 South Aspen Street
PIN	3632-09-7088
Construction Date(s)	c.1930
National Register Recommendation	Eligible, <i>Criterion C</i>



Figure 4. Front (west) and side (south) elevation, showing metal storage shed and one-story hip roof wing on north elevation, view facing northeast. Mead & Hunt photograph.

Architectural Description

The Goode House at 1445 South Aspen Street is located on the southeastern corner of the intersection of Jonas Drive and South Aspen Street in Lincolnton. The property contains a ca. 1930 Dutch Colonial Revival house, two 1990s metal sheds, and a 1980s swimming pool. The house faces southwest toward South Aspen Street and is set back approximately 100 feet on the 0.74-acre lot, which is landscaped and dotted with mature deciduous shade trees. A paved driveway lined with concrete curbing provides access from the side (north) elevation of the house to South Aspen Street.

The two-story house has a brick foundation and features a steeply pitched side gambrel roof with a modest bell-cast flare and shallow eaves with exposed rafters. The house is clad in wood siding that appears to be original and features a generally symmetrical fenestration with a single door entry with side lights and a transom under an arched portico with simplified Classical columns. First-story windows on the front (west) facade are paired six-over-one sash in wood frames, and a continuous shed dormer on the second story features a Palladian window flanked by single six-over-one wood windows. The shed

dormer features an overhanging roof with exposed rafters and a shallow arch to accentuate the Palladian window below (see Figures 4 and 5).

A one-story hip roof sunroom extends from the side (south) elevation and features six-over-one wood-frame windows and entry doors on both the front and rear (east) elevations (see Figures 6 and 7). The rear elevation features a continuous shed dormer and a small one-story shed-roof rear entry. Brick chimneys are located on the side (south) and rear elevations. A 1990s prefabricated metal shed is located to the north of the house and a small front-gable wood or metal shed (also constructed in the 1990s) is located in the back of the lot east of the house (see Figures 5 and 8). A large in-ground swimming pool was constructed behind the house in the late 1980s (see Figure 9).

Photographs of the interior from Realtor.com (2015 listing) show that the house retains its overall floorplan with a large central foyer, formal dining room, living room, rear kitchen, and upstairs bedrooms. The house has hardwood floors, molded baseboards, and original wood window and door surrounds. A large wood mantel surrounds the fireplace in the main living space, which also opens to the sunroom on its opposite side (see Figures 10 through 12). A wooden staircase with square balusters leads to an open hall on the second floor with an alcove, shelves, and bench beneath the Palladian window (see Figure 13). According to the Realtor.com listing, one of the upstairs bedrooms was converted to a master bathroom. Overall, the property has few alterations and retains excellent integrity.

Research did not indicate that the structure is a mail-order “kit house” or was constructed from a standard plan book. The architectural details, particularly the “eyebrow-shaped” arch over the second-floor dormer windows and the Palladian window, were not featured in kit houses of the Dutch Colonial Revival style.⁶



Figure 5. Front (west) facade and side (north) elevation, view facing east. Mead & Hunt photograph.

⁶ Kit-house companies that were researched include the Sears, Roebuck and Company “Martha Washington” and “Van Jean” models, the Bennett Homes “Roslyn” and “Vernon” models, the Lewis Manufacturing “Van Dyke” model, the Aladdin “Avalon” model, and the Gordon Van Tines Dutch Colonial model.



Figure 6. Rear (east) and side (north) elevations, view facing south. Mead & Hunt photograph.



Figure 7. Side (north) elevation, view facing southeast. Mead & Hunt photograph.



Figure 8. Contextual view of backyard showing modern front-gable storage shed. Photograph from Realtor.com.⁷



Figure 9. Swimming pool located northeast of the house, view facing northeast. Photograph from Realtor.com.⁸

⁷ "1445 S Aspen St, Lincolnton, NC 28092," *Realtor.Com*, accessed June 3, 2019, https://www.realtor.com/realestateandhomes-detail/1445-S-Aspen-St_Lincolnton_NC_28092_M57664-03767.

⁸ "1445 S Aspen St, Lincolnton, NC 28092."



Figure 10. Interior view of the entry. Photograph from Realtor.com.⁹



Figure 11. Interior view of the living room. Photograph from Realtor.com.¹⁰

⁹ "1445 S Aspen St, Lincolnton, NC 28092."

¹⁰ "1445 S Aspen St, Lincolnton, NC 28092."



Figure 12. Interior view of the sunroom. Photograph from Realtor.com.¹¹



Figure 13. Interior view of second floor hallway and alcove. Photograph from Realtor.com.¹²

¹¹ "1445 S Aspen St, Lincolnton, NC 28092."

¹² "1445 S Aspen St, Lincolnton, NC 28092."

Historical Background

From the mid-nineteenth century through the early twentieth century, Lincolnton's residential development was concentrated in areas surrounding its central business district. Lincolnton experienced a period of economic decline and stagnation in the second half of the nineteenth century, but the town revived in the early twentieth century due to the establishment of new textile mills in the vicinity. During this period numerous new residences were constructed along South Aspen Street and connecting roads just south of downtown Lincolnton. Residential development in this area reflected the renewed economic growth and houses typified popular forms and styles of the period including Queen Anne, Craftsman bungalow, and Colonial Revival.¹³

By the late 1920s the portion of present-day South Aspen Street fronting the subject parcel was part of NC 16, which led from Lincolnton to Gastonia. This road was hard surfaced by 1930, and by 1936 it was incorporated into the U.S. Highway System as US 321.¹⁴ Historic maps and aerial imagery of the area between 1920 and 1960 indicate the completion of a hard-surfaced State Highway in 1955 east of Lincolnton that became the primary highway. As a result, South Aspen Street became the US 321 business route into Lincolnton. These highway improvements likely influenced increased residential development on the outskirts of Lincolnton.

The earliest reference to the subject parcel is in November 1928, when the land was deeded to Meldrum B. Winstead by local attorney Robert R. Carpenter and his wife Lela Carpenter for \$3,300 and "other valuable considerations," which included "a lot located on East Congress Street" valued at \$2,000. The 1928 deed indicates that the Carpenters had subdivided a larger tract and retained an adjacent lot to the east (1455 South Aspen Street). To the north and west, the property adjoined the land of Harvey A. Jonas, Jr., who was part of prominent family in Lincolnton.¹⁵ According to a former owner of the subject property, Jonas retained an easement that ran along the west side (parallel with present-day Jonas Drive) to his house north of the property. Jonas's heirs held the easement until the late 2010s.¹⁶

At some point between late 1928 and May 1931 the property was transferred from Winstead to Sam M. Butler and his wife Doris Troutman Butler; however, a deed for this transfer was not located. On May 15, 1931, the Butlers deeded the property to Robert C. Goode, Jr. and Lesslie (Lillian) Vannoy Goode for \$10 and "other valuable considerations," which were not described. The 1931 deed states that the property was the "Home Place" of Sam and Doris Butler and that it contained a "new home and other improvements." Additionally, the deed conveyed all interests and easements related to the property's utilities, which were shared with the adjacent property owned by Robert R. Carpenter and included a pump, well, and "light line." As the new owners, the Goodes were to assume payment of a prior lien on

¹³ *National Register of Historic Places*, South Aspen Street Historic District, Lincolnton, Lincoln County, North Carolina, Section 8, pp. 40–43, NR# 02001713.

¹⁴ "North Carolina County Road Survey, Lincoln County Sixth District, 1930" (Lincoln County, N.C.: Prepared under the Direction of the State Highway Commission, State Tax Commission, Bureau of Public Roads, 1930).

¹⁵ "Deed, Robert R. Carpenter and Lela Carpenter to M. B. Winstead," November 19, 1928, Vol. 157, Page 105, Lincoln County Register of Deeds.

¹⁶ Phyllis Scronce former owner, 1445 South Aspen Street, Phone Interview by Mead & Hunt, Inc., May 7, 2019.

the property for \$3,600 to the State-Planters Bank and Trust Company of Richmond Virginia.¹⁷ Although the deed indicates that the Butlers had built the home, U.S census records show that they still lived on East Congress Street in April 1930, which suggests that the house at 1445 South Aspen Street was not completed until late 1930 or early 1931.¹⁸

Sam M. Butler listed his occupation as an accountant for Excel Mills in 1930, but newspaper accounts indicate that he later became a prominent textile company executive and industry leader. He was president of the Southern Combed Yarn Spinners Association in 1941-1942 and later served an advisory role to industry organizations.¹⁹ Although Butler may have built the house with the intention of using it as a permanent family residence, research revealed no evidence to suggest that the Butlers lived in the house longer than a few months, if at all.

After purchasing the property in 1931, the Goodes became the first permanent residents of 1445 South Aspen Street. Robert C. Goode, Jr. was a salesman for Dixie Grocery, a local wholesale dealer that was headed by his uncle, Plato Miller. Robert and Lesslie Goode had one child, Jane Ann, who was born the same year they purchased the subject property. Tragically, Robert died from drowning near Charleston, South Carolina, in 1941. Lesslie continued to own the property until 1952, when she conveyed it to a local accountant named Augustus Froneberger and his wife Virginia, an elementary school teacher.²⁰

The Fronebergers held the property until 1971, when they sold it to M. Clark and Betty Parker.²¹ After only three years the Parkers sold the parcel to Leonard Eugene and Phyllis Scronce in 1974.²² Leonard, who was a sales manager for the Jefferson-Pilot Life Insurance Company, died in June 2011. In 2015 Phyllis sold the property to Daniel R. and Helena Pendergrass, who are the current owners.²³

¹⁷ "Deed, S.M. Butler and Doris Troutman Butler to Robert C. Goode and Lesslie Vannoy Goode," May 15, 1931, Vol. 165, Page 463, Lincoln County Register of Deeds.

¹⁸ United States of America, Bureau of the Census, *Fifteenth Census of the United States, 1930* (Washington D.C: National Archives and Records Administration, 1930), Roll T626, 3B.

¹⁹ "Opening Office, Sam M. Butler, Will Represent Spinners of All Types of Yarn - Announces Plans," *The Charlotte Observer*, December 28, 1945.

²⁰ "R.C.Goode, Jr. of Lincolnton Drowns in S.C.," *The Charlotte Observer*, May 18, 1941; "Two Admitted To CPA Association," *The Gastonia Gazette*, February 29, 1960; E Speed, "Virginia Burckmyer Hartman," *Find-A-Grave*, December 24, 2003, <https://www.findagrave.com/memorial/122121532/virginia-hartman>; "Warranty Deed, Lesslie Vannoy Goode to A.K. Froneberger and Virginia B. Froneberger," October 10, 1952, Vol. 293, Page 486, Lincoln County Register of Deeds.

²¹ "Warranty Deed, A.K Froneberger and Virginia B. Froneberger to M. Clark Parker," September 1971, Vol. 487, Page 855, Lincoln County Register of Deeds.

²² "Warranty Deed, M. Clark Parker and Betty Parker to Leonard Eugene Scronce and Phyllis Hoover Scronce," April 18, 1974, Vol. 506, Page 923, Lincoln County Register of Deeds.

²³ "Leonard Eugene 'Gene' Scronce (Republished Obituary from Lincoln Times-News, June 8, 2011)," *Lincoln County Trails to the Past Obituaries*, June 2011, <http://sites.rootsweb.com/~nclinctp/obit/leonardeugenescronce.htm>; "Doc. No. 538570, Warranty Deed, Phyllis Hoover Scronce to Daniel Pendergrass and Helena Pendergrass," September 25, 2015, Vol. 2545, Pages 119-121, Lincoln County Register of Deeds.

Comparable Properties

Searches on the NCHPO GIS Viewer did not find any individually eligible or listed Dutch Colonial Revival houses in Lincolnton or Lincoln County. However, one comparable example, the Houser-Ruth House (LN0564) located at 805 South Aspen Street, is a contributing resource to the South Aspen Historic District. While the Houser-Ruth House embodies the eclectic Colonial Revival style and exhibits features of the Dutch Colonial subtype, it shares few physical characteristics with the Goode House. The Houser-Ruth House features a front-facing gambrel and a hip-roof porch, while the Goode House has a side-facing gambrel roof and an arched portico with classical details. Both retain good integrity but are different interpretations of the Dutch Colonial Revival style.

Because so few comparable Dutch Colonial Revival examples were identified in Lincolnton and Lincoln County, Mead & Hunt expanded its search using the NCSHPO GIS Viewer to include adjacent counties: Gaston, Catawba, Cleveland, Burke, Iredell, and Mecklenburg. Numerous Dutch Colonial Revival houses were identified as contributing properties within National Register-listed historic districts. Some areas near Lincoln County appear to have large concentrations of the style. For example, more than 20 contributing Dutch Colonial Revival houses are located within Charlotte's Myers Park Historic District alone.

Ten properties were chosen for comparison as representative local examples of the Dutch Colonial Revival style (see Table 2). Although they are all classified as Dutch Colonial variants of the Colonial Revival style, primarily because of their shared use of a gambrel roof, these 10 houses exhibit the multiple variations possible within the subtype. Represented are front-facing and side-facing gambrel roofs, shed and window dormers, full-width porches and porticos, and classical and Craftsman-influenced details.

Five of the properties (MK0366, ID1714, ID1677, MK3715, MK0211) exhibit a similar form to the Goode House with a side-facing gambrel roof, shed dormer, and one-story wing on a side elevation. The Kidd-Tennant-Roberts House (MK3615) in Matthews, Mecklenburg County, has been previously recommended not eligible due to loss of integrity and a lack of historical and architectural significance. No determinations or recommendations have been made for the Beatty House (ID1714) in Mooresville, Iredell County. The Johnston House (ID1677) also in Mooresville, Iredell County, has been recommended for the Study List as a resource within the proposed expansion to the Mooresville Historic District.

The remaining two properties (MK0211 and MK0366) are contributing resources to National Register-listed historic districts. The 1927 house at 1220 Lexington Avenue in Charlotte, Mecklenburg County, is within the Dilworth Historic District and the house at 928 Bromley Road in Charlotte is located within the Myers Park Historic District. These houses share many features with the Goode House, but exhibit variations in detail. Although none of the comparison properties have the Palladian window or modest arched overhang exhibited on the facade of the Goode House, the houses in Charlotte exhibit their own distinctive architectural details, such as the fan light over the entry of property MK0366 (1220 Lexington Avenue) and the classical arched portico and semi-circular windows in the gable ends of property MK0211 (928 Bromley Road).

Section 5 Results and Recommendations

Of the 10 comparison properties, one is a contributing component in a National Register-eligible farm property and six are contributing to National Register-listed historic districts. The Banks-Cochrane Farm (MK2078), with a Dutch Colonial Revival house, outbuildings, and surrounding agricultural lands, is eligible for the National Register under *Criteria A* for its association with significant events and under *Criteria C: Design/Construction*. It is associated with early twentieth century dairy and livestock farming in the community of Newell in Mecklenburg County, and is considered an outstanding example of the Dutch Colonial Revival style in a rural setting. The six properties that contribute to National Register-listed historic districts (LN0564, MK0366, ID0123, MK0418, ID1142, and MK0211) derive significance as significant examples of the Dutch Colonial Revival subtype, and as components in a larger concentration of features.

Table 2. Dutch Colonial Revival Style Comparison Properties

Site ID	Name	Build Date	Address	City, County	NR Status	Description	Photo
LN0564	Houser-Ruth House	c.1910	815 S. Aspen St.	Lincolnton, Lincoln	Contributing to South Aspen Street Historic District	Two-story, front-facing gambrel, symmetrical, hip-roof porch, Craftsman details	
MK0366	House	1927	1220 Lexington Avenue	Charlotte, Mecklenburg	Contributing to Dilworth Historic District	Two-story, side-facing gambrel, symmetrical, shed dormer, arched portico, classical details, side wing	
ID0123	Cooper House	c.1910	131 N. Race St.	Statesville, Iredell	Contributing to the Mitchell College Historic District	Two-story, front-facing gambrel, asymmetrical, hip-roof porch, classical details	

Table 2. Dutch Colonial Revival Style Comparison Properties




Site ID	Name	Build Date	Address	City, County	NR Status	Description	Photo
MK0418	Rogers House	c.1902	524 East Blvd.	Charlotte, Mecklenburg	Contributing to the Dilworth Historic District	Two-story, side-facing gambrel, symmetrical, gambrel dormer, porch with classical details	
ID1142	House	c.1920	383 E. Wilson Ave.	Mooresville, Iredell	Contributing to the Mooresville Mill Village Historic District	Two-story, side-facing gambrel, hip-roof porch, Craftsman details	
ID1714	Beatty House	c.1930	640 N. Main St.	Mooresville, Iredell	Surveyed Only	Two-story, side-facing gambrel, symmetrical, shed dormer, portico, side wing	

Table 2. Dutch Colonial Revival Style Comparison Properties





Site ID	Name	Build Date	Address	City, County	NR Status	Description	Photo
ID1677	Johnston House	c.1915	216 S. Academy	Mooresville, Iredell	Included in Study List Mooresville Historic District Expansion	Two story, side-facing gambrel, symmetrical, shed dormer, pedimented portico, classical details, side wing	
MK3715	Kidd-Tennant-Roberts House	c.1938	416 W. John St.	Matthews, Mecklenburg	Recommended Not Individually Eligible (lacks significance and integrity)	Two-story, side-facing gambrel, symmetrical, shed dormer, pedimented portico, classical details, side wing	

Table 2. Dutch Colonial Revival Style Comparison Properties

Site ID	Name	Build Date	Address	City, County	NR Status	Description	Photo
MK0211	House	1929	928 Bromley Rd.	Charlotte, Mecklenburg	Contributing to Myers Park Historic District	Two-story, side-facing gambrel, symmetrical, shed dormer, arched portico, classical details, side wing	
MK2078	Banks-Cochrane Farm	c.1935	S side NC 49, 0.25 mi E of jct w/ SR 2800	Mecklenburg County	Farm Property Determined Eligible under Criteria A and C	Two-and-one-half-story, side-facing gambrel with cross gable, asymmetrical, wraparound porch	

National Register Evaluation

The Goode House at 1445 South Aspen Street is recommended eligible for listing in the National Register under *Criterion C* as a rare example of the Dutch Colonial Revival style in Lincoln County.

The Goode House occupies its original location on the southeast corner of South Aspen Street and Jonas Drive, and retains integrity of location. The property retains integrity of materials, design, and workmanship because it still has the original exterior wood siding and other original materials such as most of the windows and interior finishes, including wood surrounds for the doors, windows, and baseboards. It has not been significantly added on to or altered since its construction. The historic setting, feeling, and association have been compromised by the construction of residences and commercial structures along South Aspen Street, as well as a new subdivision behind the property accessed by Jonas Drive that has changed the density of the area since the construction of the property ca. 1930.

The Goode House was evaluated under National Register *Criteria A, B, C, and D*. Under *Criterion A: History*, the property must be associated with events or trends that have made a significant contribution to local, state, or national history. Research did not indicate this residence was important in the development of Lincolnton or Lincoln County, nor was there any indication that the property was directly associated with other historically significant events, patterns, or trends. As such, it does not possess significance under *Criterion A*.

Under *Criterion B: Significant Person*, a property must be directly associated with the lives of individuals significant in local, state, or national history. The Goode House at 1445 South Aspen Street has been a prominent residence on the south end of Lincolnton since ca. 1930. Although the house may have been built for Sam M. Butler, who became a prominent textile company executive and industry leader by the early 1940s, research suggests that he did not live in the house for more than a few months, if at all, and he did not own the property during the most accomplished period of his career. Furthermore, research did not reveal any direct associations between the property and other persons important in local, state, or national history. Therefore, the property does not possess significance under *Criterion B*.

To be eligible under *Criterion C: Architecture*, a property must represent the work of a master, possess high artistic value, and/or embody the distinctive characteristics of type, period, or method of construction.

As evident in the inventory of the South Aspen Street Historic District, the Colonial Revival style is well represented in Lincolnton. According to architectural historians Catherine W. Bishir and Michael T. Southern, the Colonial Revival style was a particularly popular style in the Piedmont region of North Carolina in the early twentieth century.²⁴ The Colonial Revival style is generally eclectic, often combining details from eighteenth century Georgian, Federal, English, and Dutch Colonial prototypes. Colonial Revival houses are typically symmetrical and employ an array of classical treatments such as pedimented gables, simplified columns, porticos, and Palladian windows. As an eclectic style, Colonial Revival

²⁴ Bishir and Southern, *A Guide to the Historic Architecture of Piedmont North Carolina*, 74.

houses are often seen with Craftsman details integrated into the design. Subtypes of the style are distinguishable by their overall form and roof type.

The Gambrel or Dutch Colonial Revival subtype is characterized by a steeply pitched gambrel roof, usually containing enough space for a full second story. The most common early form was the front-facing gambrel roof, although the side-facing gambrel form gained popularity toward the middle of the century. Side-facing gambrel versions often featured dormer windows or a continuous shed dormer and a full-width porch under the main roof line. Although defined primarily by their gambrel roof, Dutch Colonial Revival houses shared many characteristic details with other Colonial Revival houses.²⁵

Research into comparable properties found there are many intact Dutch Colonial examples within adjacent counties, including Mecklenburg and Iredell, but the Dutch Colonial subtype is less common than other variants of the Colonial Revival style in Lincoln County. The Goode House exhibits character-defining features of the Dutch Colonial Revival subtype, including the side-facing gambrel roof and continuous shed dormer with a unique “eyebrow-shaped” arch that accentuates the prominent Palladian window. As such, it has been determined to possess the level of architectural significance necessary for individual listing in the National Register under *Criterion C*.

The property is unlikely to yield information about the past not otherwise accessible from other resources and written records, making it not eligible for the National Register under *Criterion D*.

National Register Boundary Recommendation and Justification

The Goode House at 1445 South Aspen Street is recommended eligible for listing in the National Register under *Criterion C*. The proposed National Register boundary is associated with the tax parcel for the property, which is bounded on the south by the right-of-way for South Aspen Street/US 321 Business. It is a long, narrow parcel approximately 90 feet wide by 415 feet at the longest point that is heavily wooded on the north and west sides. The boundary incorporates all of the structures associated with the parcel. There is no sidewalk or walkway up to the front door and the 20-foot-wide strip of grass within the highway right-of-way is excluded from the boundary. Additionally, an undeveloped, narrow parcel is located on the west side of the property between Jonas Drive and the subject parcel. It is owned by a different private entity and is not included within the proposed boundary. See Figure 14 for a boundary map.

²⁵ Virginia McAlester et al., *A Field Guide to American Houses: The Definitive Guide to Identifying and Understanding America's Domestic Architecture*, Revised and expanded edition/second edition (New York: Alfred A. Knopf, 2013), 408–14.



Figure 14. Boundary map.

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**Appendix A. Building Inventory Report and Architectural Property
Table and Survey Map**

Building Inventory

Replacement of Bridge No. 30 on U.S. Highway 321 Business over North Carolina Highway 150

Lincoln County, North Carolina

TIP No. BR-0027

Report prepared for

**North Carolina Department
of Transportation**

Report prepared by

**Mead
& Hunt**

www.meadhunt.com

February 2019

Project Area, Methodology, and List of Structures with Descriptions

The proposed project will replace Bridge No. 30 on U.S. Highway (US) 321 Business over North Carolina Highway (NC) 150. The proposed project area is just south of Lincolnton, North Carolina, in the central part of Lincoln County, approximately 35 miles north of Charlotte. The Area of Potential Effects (APE) is within a mix of residential and commercial properties, with some vacant lots that are either heavily wooded or open land. The APE was defined to encompass resources within or adjacent to the proposed project that may be directly or indirectly impacted by the proposed project.

A search of the North Carolina State Historic Preservation Office (HPO) mapping system revealed no previously recorded properties in the APE. The National Register of Historic Places (National Register)-listed South Aspen Street Historic District is located to the north and outside of the APE. Preliminary work prior to field survey included consultation of the Lincoln County GIS. Prior to the field survey, parcel data and year-built dates from the county GIS were examined and these properties were reviewed in the field. Mead & Hunt, Inc. (Mead & Hunt) historians conducted a field survey February 11-13, 2019. Historians identified and recorded 29 properties with resources that were more than 50 years in age located within the APE. These properties were photographed from the public right-of-way, although some were inaccessible due to visual obstructions. Current and historic maps, including U.S. Geological Survey (USGS) quad maps, and aerial photographs were consulted. Additional materials at the Lincoln Cultural Center and Charles R. Jonas Library were reviewed to develop a context and evaluate the surveyed properties. These included local histories of Lincolnton and Lincoln County, a map of historic sites in the county, and a county bridge map.

The current bypass and bridge were constructed in 1955. Prior to 1955 the main north-south corridor out of Lincolnton was Georgetown Road. With the construction of the bypass, South Aspen Street was lengthened to extend to the bypass area where the bridge carrying US 321 Business over NC 150 was constructed.

All properties recorded are typical examples of common commercial and residential styles and most displayed diminished integrity due to additions or replacement of original materials. As a result, they are recommended as not eligible for the National Register. Bridge No. 30 is a common steel stringer, multi-beam bridge on concrete piers and has already been determined not eligible for listing in the National Register.

A list of the 29 identified properties with descriptions is included below. Project area and survey maps are included in Appendix A, followed by photographs of the properties.

1. House and trailers, 953 Rosebury Lane, ca.1940, PIN 3632-09-3018

This one-acre lot contains a house and two mobile home trailers. The one-story, ca.1940, vernacular house has a side-gable roof and poured-concrete foundation and is clad in aluminum siding. The front (north) facade features a central entrance with a stoop with a small overhang resting on two simple metal poles. It is flanked by two wood-frame, multi-light windows. On the east side of the parcel are two ca.1960 single-wide trailers. The house displays a lack of integrity with replacement siding and altered porch supports. It is a typical example of a common building form and lacks distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

2. Buck Saver Gas Station, 1423 S. Aspen Street, 1946, PIN 3632-09-5196

This lot contains a 1946 gas station, a ca.1990 canopy, and five modern gas pumps. The one-story gas station is of concrete block construction, has a front-gable roof, and is clad in a combination of stucco and faux-masonry. The front gable is clad in vinyl siding. An entrance with single-pane glass windows is located on the side (south) elevation. The modern canopy and gas pumps are located on the front (west) facade. The building displays a lack of integrity with replacement siding and the modern canopy. The property is a typical example of a common building form and lacks distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

3. House, 1445 S. Aspen Street, ca.1935, PIN 3632-09-7088

This lot contains a ca.1935 Dutch Colonial Revival house, a modern metal shed, and a modern swimming pool. The two-story house has a side gambrel roof with exposed rafters and a brick foundation, and is clad in wood siding. Windows are generally six-over-one, double-hung sash and appear to be in original wood frames. The front (west) facade features a projecting arched portico supported by simplified Classical columns. A shed dormer extends across the facade. A modern metal shed is located to the north of the house and an in-ground pool is located behind the house. The property has few alterations and retains integrity; however, better examples of the style within the city of Lincoln are already listed in the National Register, such as the Houser-Ruth House in the South Aspen Street Historic District. The property should be researched further to determine if it meets the criteria to be eligible for the National Register.

4. House, 1455 S. Aspen Street, ca.1940, PIN 3632-09-8071

This lot contains a ca.1940, one-and-one-half-story, Period Revival house. It features a side-gable roof and stucco cladding that may be replacement; the foundation is not visible. The front (west) facade features a projecting asymmetrical front gable that includes the recessed front entrance and a truncated, three-sided, functional tower with three small one-over-one windows. A one-story addition with a flat roof is located on the side (south) elevation. Windows appear to be vinyl replacements. The property may include some modern sheds at the rear (north), but they were not visible from the right-of-way. The property displays a lack of integrity due to the replacement windows and the large addition on the west elevation. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

5. House, 1467 S. Aspen Street, ca.1930, PIN 3632-08-9947

The lot contains a ca.1930, one-story bungalow with a raised brick foundation, side-gable roof, and vinyl siding. The front (west) facade features a raised porch with a projecting front-gable roof supported by square wood columns. Windows appear to be six-over-one, double-hung, vinyl replacement sash. The rear of the property was not visible from the right-of-way due to a tall, partially collapsed wood fence extending across the property line. The building displays a lack of integrity due to the replacement siding and windows. It is a typical example of a bungalow house and lacks distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

6. House, 1484 S. Aspen Street, ca.1955, PIN 3632-08-7584

The lot contains a ca.1955 Ranch house with a metal outbuilding at the rear. The one-story house has a partially exposed basement at the rear (west), a cross-gable roof, and multi-colored brick cladding. The front (west) facade features an asymmetrical porch roof supported by a simple wood column. Windows appear to be one-over-one, double-hung, vinyl replacements with decorative shutters on the front facade. Exterior brick chimneys are located on each side elevation and an ocular vent is located in the front gable end. A c.1955 metal outbuilding is located at the rear (west) of the house. Although the house does have a minor amount of architectural interest in the asymmetrical porch detail, it is a typical example of a post-World War II (postwar) Ranch house. The property does not appear to possess architectural significance to be eligible for the National Register.

7. House, 1488 S. Aspen Street, ca.1930, PIN 3632-08-7433

This lot contains a ca.1930 vernacular house that is located behind 1484 S. Aspen Street and accessed from the street by a long driveway. The one-story house has a concrete-block foundation and front-gable roof, and is clad in vertical wood siding. The front (southwest) facade has a full-width, shed-roof porch supported by square wood posts with a wood railing. Windows appear to be one-over-one, double-hung, vinyl replacements. The house is a typical example of a common building that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

8. House, 1498 S. Aspen Street, ca.1950, PIN 3632-08-8472

This lot contains a ca.1950 Minimal Traditional house. The one-and-one-half-story house has a side-gable roof and is clad in vinyl siding and brick. The foundation is not visible. The front (east) facade features a projecting front-gable portico supported by metal posts. A one-story ell is located on the side (north) elevation and an enclosed porch and carport are located on the opposing side (south) elevation. Windows appear to be original, six-over-one, double-hung sash. While the house appears to retain integrity, it is a typical example of a postwar Minimal Traditional house and lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

9. Southeast corner of S. Aspen Street and Georgetown Road, ca.1930, PIN 3632-18-0464

This lot contains a ca.1930, one-story, vernacular, concrete-block building with a front-gable roof. The front (south) facade features a central door flanked by two large window openings that have been boarded over and covered by metal grates. The property is otherwise vacant. The building is a typical example of a common building type that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

10. House, 1522 S. Aspen Street, ca.1960, PIN 3632-08-9272

This lot contains a ca.1960 Ranch house and a modern shed. The one-story house has a side-gable roof and is clad in vinyl siding and with accent brick veneer. The foundation is not visible. The front (east) facade features an off-center, projecting, front-gable porch supported by simple metal supports. The windows appear to be the original, horizontally divided, double-hung windows with decorative shutters on the front facade. A modern shed is located at the rear (west) of the house. The house is a typical example of a postwar Ranch house. It does not appear to possess architectural significance to be eligible for the National Register.

11. House, 1537 S. Aspen Street, ca.1940, PIN 3632-18-2240

This lot contains a ca.1940 vernacular house and metal shed. The one-story house has a front-gable roof, is clad in wood siding, and rests on brick piers. The front (west) facade features a projecting wing and raised entrance. The original porch has recently been removed and appears to be in the process of being reconstructed. Windows are original, three-over-one, double-hung sash. A small, modern, metal shed is located at the side (south) of the building. The house displays a lack of integrity with the removal of the porch. It is also a common building type that lacks distinction. It does not appear to possess architectural significance or integrity to be eligible for the National Register.

12. House and mobile homes, 1571 S. Aspen Street, 1966, PIN 3632-17-4938

This lot contains a 1966 Ranch house, two mobile homes, and a freestanding carport. The one-story house has a side-gable roof and is clad in brick; the foundation is not visible. The front (west) facade features a simple, raised, entrance porch under a slightly overhanging roof. The facade also features a large, original, wood picture window and several original, horizontally divided, double-hung windows with decorative shutters on the front facade. At the south and rear of the house are two ca.1965 mobile homes accessed by a dirt driveway. A freestanding metal carport is located behind the house. Although it appears to retain integrity, it is a common postwar Ranch house that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

13. House, 1564 S. Aspen Street, 1962, PIN 3632-17-2873

This lot contains a 1962 Raised Ranch house with a raised brick-clad foundation that houses a two-car garage. The hip roof is clad in standing seam metal and the house is clad in vinyl siding. The front (south) facade has an off-center entrance and a hip-roof porch supported by simple columns. The windows are six-over-six, double-hung, vinyl replacements with decorative shutters on the front facade. A modern children's playset is located on the property. The house displays a lack of integrity due to the replacement siding and windows. It is also a common postwar building type that lacks distinction. It does not appear to possess architectural significance or integrity to be eligible for the National Register.

14. House, 1586 S. Aspen Street, ca.1930, PIN 3632-17-2604

The secluded lot appears to contain only a ca.1930 vernacular house. The property was difficult to view from the right-of-way and the private drive was posted "no trespassing." The one-story house has a side-gable roof and a concrete-block foundation, and is clad in vinyl siding. The front (southeast) facade was not visible from the roadway but has an overhang over the front entrance sheltering a small porch. A large, brick chimney is located on the side (north) elevation. The property appears to be a common building type that lacks distinction. The property does not appear to possess architectural significance to be eligible for the National Register.

15. Deal Construction, Inc. 210 W. NC 150 Bypass, ca.1950, PIN 3632-07-6775

This 29.5-acre construction and landscaping company parcel contains a ca.1950 central office, ca.1950 barn, and several modern open-air storage structures. The one-story office is constructed of concrete block with brick cladding on the front (south) facade and concrete block on the side (east and west) elevations, with a flat roof. The facade features two, metal-frame, multi-light windows, an entrance with an off-center set of metal double-doors, and a single wood door. Toward the southwest corner of the parcel is a small gambrel-roof barn resting on a poured-concrete foundation. Seven large, one-story,

open-air, metal storage buildings used for vehicle and other equipment storage are located at the rear (north) of the office. The north portion of the property appears to be used for landscaping and gravel storage. While the office, barn, and storage buildings appear to retain integrity, all are typical examples of common buildings types that lack distinction. The property does not appear to possess architectural significance to be eligible for the National Register.

16. House, garage, and sheds, 229 Rocky Lane, 1965, PIN 3632-16-0702

The lot contains a 1965 Raised Ranch house, a frame garage, and metal storage shed. The one-story house has a partially exposed raised foundation with a basement entrance and is clad in random masonry fieldstone. It has a side-gable roof and is clad in wood shingles. The front (north) facade features a raised entrance porch and an attached carport is located on the side (east) elevation. To the rear (south) of the house is a ca.1965, wood, two-car garage. At the west parcel line are two modern metal sheds. The house appears to retain integrity but is a common postwar Ranch house that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

17. House, 213 Rocky Lane, 1960, PIN 3632-16-3789

This lot contains a 1960 Ranch house. The one-story, L-plan house has a gable roof and is clad in brick. The foundation is not visible. Vinyl siding is located in the gable ends. The front (north) facade features a projecting front gable with a three-part picture window. The front entrance porch features simple wood columns and a brick planter. The house also features two large brick chimneys on the front and rear (south) elevation. A side-gable, open-air porch is located on the side (east) elevation. The house appears to retain integrity but is a common postwar Ranch house that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

18. House, shed, and carport, 195 Rocky Lane, 1964, PIN 3632-16-6719

This lot contains a 1964 Ranch House, a concrete-block shed, and a carport. The one-story house has a side-gable roof and is clad in brick with vinyl siding in the gable ends. The foundation is not visible. The front (north) facade features an off-center, flat-roof porch with wrought-iron supports. The main entrance is flanked by four-part, original, wood picture windows. Other windows are one-over-one, double-hung, wood sash. A large, ca.1965, concrete-block shed and a ca.1965 metal carport are located on the west side of the property. The house appears to retain integrity but is a common postwar Ranch house that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

19. Cutting House Salon, garage, and shed, 1704 Gastonia Highway, ca.1945, PIN 3632-26-1702

This lot contains a ca.1945 vernacular house, a garage, and metal shed. The one-story house rests on a brick-clad foundation, has a side-gable roof, and is clad in vinyl siding. A raised entrance porch and a prominent exterior red brick chimney are on the front (east) facade. A modern concrete accessibility ramp has been added to the facade. An addition and modern deck have been added to the side (north) elevation. Windows appear to be six-over-six, double-hung, vinyl replacements with decorative shutters. A ca.2000, three-car garage clad in metal siding is located at the northwest parcel line. A small, modern, metal shed is also located on the property. The house displays a lack of integrity due to the replacement

siding and windows and addition. It is a typical example of a common building type that lacks distinction. It does not appear to possess architectural significance or integrity to be eligible for the National Register.

20. Storage Building, 129 Victory Grove Church Road, ca.1965, PIN 3632-26-4974

This lot contains a large ca.1965 storage building with an attached loading dock. The one-story vernacular building appears to be comprised of multiple buildings or additions. It has a double gable roof and is clad in stucco. The front (south) facade features a large central garage bay flanked by two single-pane, wood windows. A large, open loading dock is located on the side (west) elevation. The building displays a lack of integrity with replacement doors and siding, and large additions on the rear. It is a typical example of a common building form and lacks distinction. The property does not appear to possess sufficient significance or integrity to be eligible for the National Register.

21. Marreros Auto Repair, 1711 Gastonia Highway, ca.1930, PIN 3632-26-3885

This lot contains a ca.1930 office, a garage, and small shed. The one-story office is of concrete block construction and has a front gable roof with a wide overhang. The gable end of the front (west) facade is clad in vinyl siding. The front facade features an off-center entrance door and a large, single-plate glass window. The ca.1930 garage is located to the east of the office. It is of concrete block construction and clad in brick, vinyl, and faux-masonry. The front (south) facade features a garage bay with a modern overhead roof and a door and window. A small ca.1950 brick shed is located at the southeast corner of the property. The buildings display a lack of integrity due to the replacement siding and door materials. They are typical examples of common building types that lack distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

22. House, 1691 Gastonia Highway, ca.1945, PIN 3632-27-2006

This lot contains a ca.1945 house and ca.1950 garage. The house appears to have been converted to a business, although the property is now vacant with a large construction dumpster obscuring the facade. The lot directly behind the house contains two ca.1960 trailers, which are visible in the provided photos. Both lots currently have the same owner. The one-story L-plan house has an intersecting gable roof and is clad in brick and vinyl siding. The foundation is not visible. The front (west) facade features three separate entrance doors and an enclosed brick porch. Windows appear to be the original, multi-light, wood picture and three-part wood sash. The garage is located to the south of the house and is of concrete block construction and clad in brick on the front (east) facade. It has two garage door openings, one of which is covered in a tarp and the other enclosed by wood and plywood. The house and the garage display a lack of integrity due to the replacement siding and altered entrance and garage doors. The house is a typical example of a common building type that lacks distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

23. Two houses, 1293 Rocky Hill Lane, ca.1945, PIN 3632-27-0360

This lot contains a ca.1945 vernacular house, ca.1990 prefabricated home, and a metal carport. East and adjacent to this lot are several modern mobile homes related to the mobile home moving business that occupies this parcel. The ca.1945, one-story house appears to be used as an office and has a front-gable roof; the foundation is not visible. It is clad in vinyl siding and has a large carport attached to the front supported by square wood supports, which appears to be a later addition. The front (west) facade has a pair of double doors. To the north of the ca.1945 house is a ca.1990 prefabricated house on

concrete-block piers and steel stringers (although a mobile home moving company occupies this parcel, this building has been present for several years). The side elevation does not have cladding or windows. The property displays a lack of integrity due to the replacement siding and the large porch addition. The house is a typical example of a common building type that lacks distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

24. House and shed, 1285 Rocky Hill Lane, ca.1945, PIN 3632-27-1385

This lot contains a ca.1945 vernacular house and shed. The one-story house has a front-gable roof and the foundation is not visible. It is clad in brick. The front (south) facade features a raised and enclosed, brick, hip-roof porch with a central door. Windows appear to be original, wood, six-over-six, double-hung sash. To the north of the house is a ca.1945, small, concrete-block shed with a front-gable roof and a shed roof that extends from the side elevation. The original entrance has been infilled with wood siding, pedestrian doors, and a window. A historic gas pump is located in front of the shed. Although the property retains integrity, it is a typical example of a common building type that lacks distinction. The property does not appear to possess architectural significance to be eligible for the National Register.

25. Office, 1271 Rocky Hill Lane, 1962, PIN 3632-27-2510

This lot contains a 1962 office building for an auction business. The one-story building has a concrete-block foundation and a side-gable roof, and is clad in vinyl siding. The front (south) facade features a projecting front gable. The entrance is located off-center. Windows appear to be one-over-one, double-hung, vinyl replacements. The office displays a lack of integrity due to the replacement siding and windows. It is a typical example of a common building type that lacks distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

26. House and mobile home, 1218 Georgetown Road, ca.1960, PIN 3632-27-4814

This lot contains a ca.1960 Ranch house and ca.1960 mobile home. The one-story house has a poured-concrete foundation and a hip roof, and is clad in vinyl siding. The front (north) facade features a central doorway, a large picture window, and a one-over-one, double-hung, vinyl replacement window with decorative shutters. To the west of the house is a ca.1960 mobile home. The house displays a lack of integrity due to the replacement siding and windows. It is a typical example of a common building type that lacks distinction. The property does not appear to possess architectural significance or integrity to be eligible for the National Register.

27. House and shed, 1142 Georgetown Road, ca.1930, PIN 3632-18-8251

This lot contains a ca.1930 vernacular house and small shed. The one-story house has a brick-clad foundation and cross-gable roof, and is clad in wood siding. The front (north) facade features a full-width, hip-roof porch supported by turned columns. The entrance is centered on the facade and flanked by six-over-six, double-hung, original wood windows. South of the house is a ca.1930 concrete-block shed. Although the property retains integrity, it is a typical example of a common building type that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

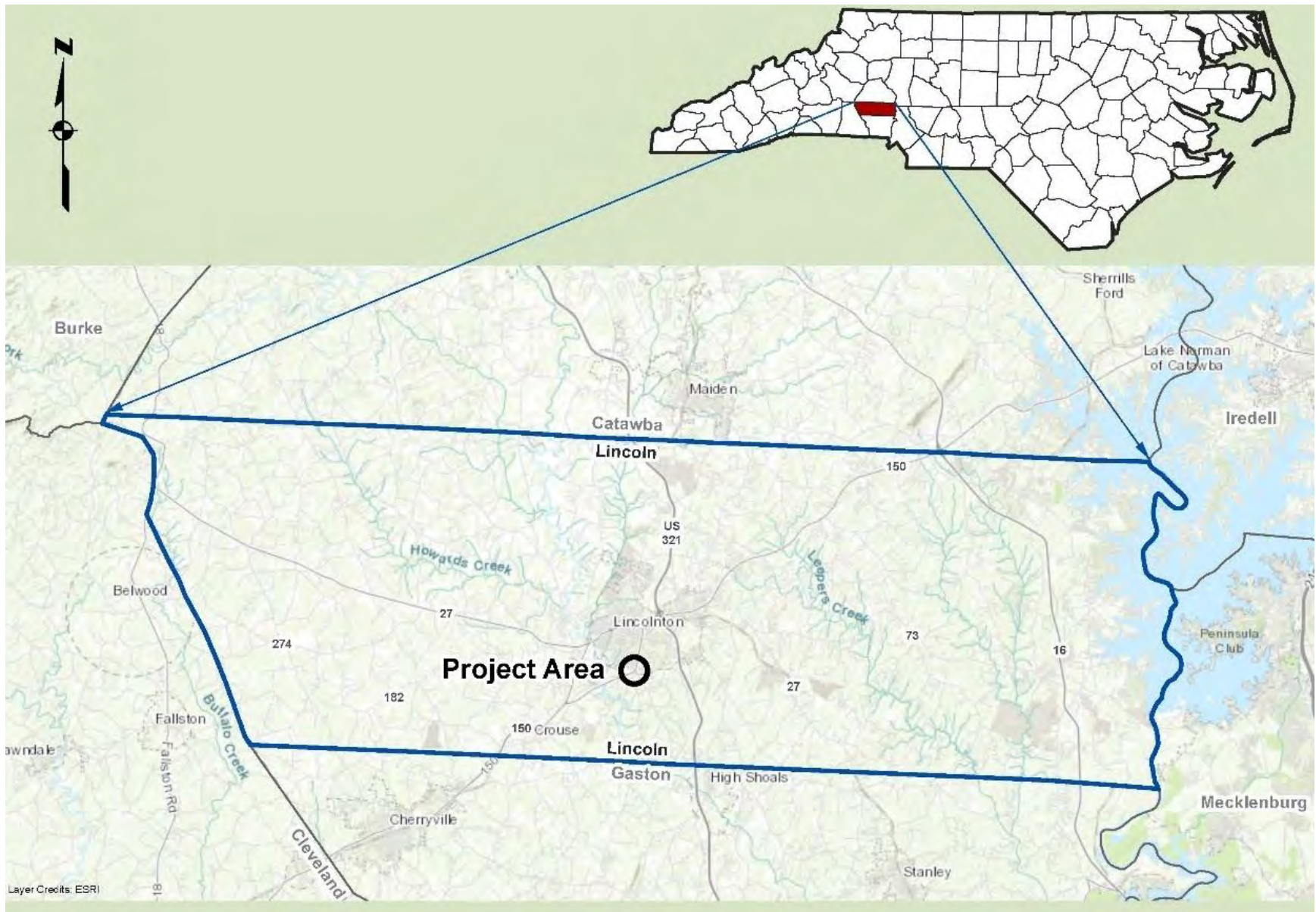
28. House and modern shed, 1130 Georgetown Road, ca.1945, PIN 3632-18-6292

This lot contains a ca.1945 Minimal Traditional house and modern shed. The one-story house has a concrete-flock foundation and side-gable roof, and is clad in vinyl siding. The front (north) facade features an off-center entrance door sheltered by a gable portico and a picture window. Other windows are original, wood, six-over-six, double-hung sash. An exterior brick chimney is located on the side (west) elevation. At the northwest side of the parcel is a small, modern, wood shed. The property displays a lack of integrity due to the replacement siding and is a typical example of a common postwar Minimal Traditional form that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

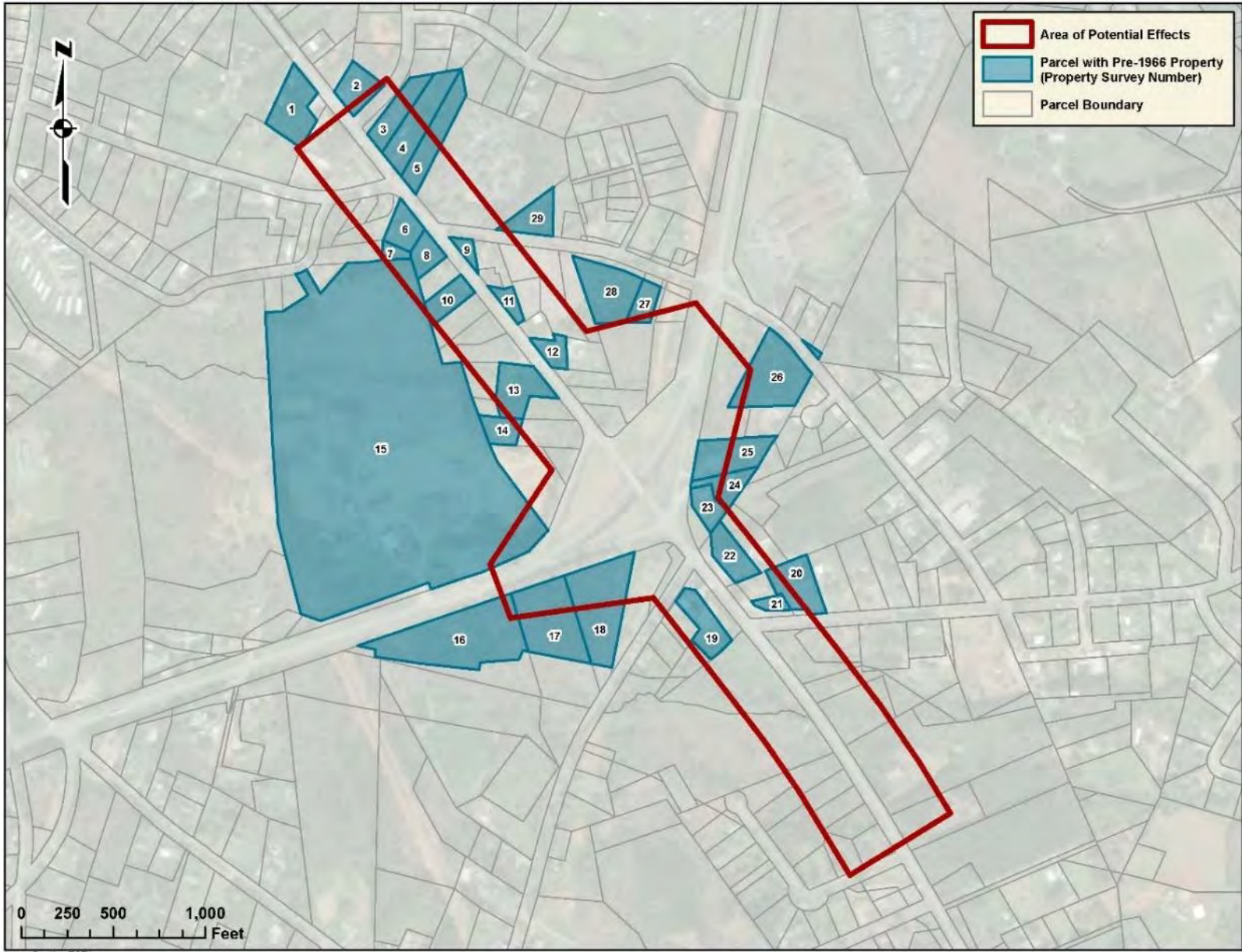
29. House, 1089 Georgetown Road, 1947, PIN 3632-18-3556

This lot contains a 1947 vernacular house that is enclosed by a deteriorating poured-concrete retaining wall and brick bollards. The one-story house rests on a concrete-block foundation and has a front-gable roof, and is clad in vinyl siding. The front (south) facade features a hip-roof porch with metal supports. Metal storms obscure the windows. The house displays a lack of integrity due to the replacement siding and windows and altered porch. It is a typical example of a common building type that lacks distinction. It does not appear to possess architectural significance to be eligible for the National Register.

Appendix A. Maps and Photographs



Replacement Bridge No. 30 on US 321 Business over NC 150 in Lincoln County, TIP No. BR-0027, WBS No 67027.3.1, PA No. 17-12-0054.



Survey map.



Bridge No. 30, constructed 1955, view facing southwest.



View of US 321 Business, view facing southeast.



1. House and trailers, 953 Rosebury Lane, ca.1940, PIN 3632-09-3018, view facing south.



1. House and trailers, 953 Rosebury Lane, ca.1940, PIN 3632-09-3018, view facing south.



1. House and trailers, 953 Rosebury Lane, ca.1940, PIN 3632-09-3018, view facing south.



2. Buck Saver Gas Station, 1423 S. Aspen Street, 1946, PIN 3632-09-5196, view facing northeast.



3. House, 1445 S. Aspen Street, ca.1935, PIN 3632-09-7088, view facing northeast.



4. House, 1455 S. Aspen Street, ca.1940, PIN 3632-09-8071, view facing northeast.



5. House, 1467 S. Aspen Street, ca.1930, PIN 3632-08-9947, view facing northeast.



6. House, 1484 S. Aspen Street, ca.1955, PIN 3632-08-7584, view facing south.



7. House, 1488 S. Aspen Street, ca.1930, PIN 3632-08-7433, view facing south.



8. House, 1498 S. Aspen Street, ca.1950, PIN 3632-08-8472, view facing southwest.



9. Southeast corner of S. Aspen Street and Georgetown Road, ca.1930, PIN 3632-18-0464, view facing east.



10. House, 1522 S. Aspen Street, ca.1960, PIN 3632-08-9272, view facing west.



11. House, 1537 S. Aspen Street, ca.1940, PIN 3632-18-2240, view facing east.



12. House and mobile homes, 1571 S. Aspen Street, 1966, PIN 3632-17-4938, view facing east.



13. House, 1564 S. Aspen Street, 1962, PIN 3632-17-2873, view facing north.



14. House, 1586 S. Aspen Street, ca.1930, PIN 3632-17-2604, view facing west.



15. Deal Construction, Inc., 210 W. NC 150 Bypass, ca.1950, PIN 3632-07-6775, view facing north.



15. Deal Construction, Inc., 210 W. NC 150 Bypass, ca.1950, PIN 3632-07-6775, view facing west.



15. Deal Construction, Inc., 210 W. NC 150 Bypass, ca.1950, PIN 3632-07-6775, view facing northwest.



16. House, garage, and sheds, 229 Rocky Lane, 1965, PIN 3632-16-0702, view facing south.



17. House, 213 Rocky Lane, 1960, PIN 3632-16-3789, view facing south.



18. House, shed, and carport, 195 Rocky Lane, ca.1964, PIN 3632-16-6719, view facing south.



19. Cutting House Salon, garage, and shed, 1704 Gastonia Highway, ca.1945, PIN 3632-26-1702, view facing southwest.



19. Cutting House Salon, garage, and shed, 1704 Gastonia Highway, ca.1945, PIN 3632-26-1702, view facing southwest.



20. Storage Building, 129 Victory Grove Church Road, ca.1965, PIN 3632-26-4974,view facing north.



21. Marreros Auto Repair, 1711 Gastonia Highway, ca.1930, PIN 3632-26-3885, view facing northeast.



22. House, 1691 Gastonia Highway, ca.1945, PIN 3632-27-2006, view facing east.



23. Two houses, 1293 Rocky Hill Lane, ca.1945, PIN 3632-27-0360, view facing east.



24. House and shed, 1285 Rocky Hill Lane, ca.1945, PIN 3632-27-1385, view facing east.



24. House and shed, 1285 Rocky Hill Lane, ca.1945, PIN 3632-27-1385, view facing east.



25. Office, 1271 Rocky Hill Lane, 1962, PIN 3632-27-2510, view facing east.



26. House and mobile home, 1218 Georgetown Road, ca.1960, PIN 3632-27-4814, view facing southeast.



26. House and mobile home, 1218 Georgetown Road, ca.1960, PIN 3632-27-4814, view facing southeast.



27. House and shed, 1142 Georgetown Road, ca.1930, PIN 3632-18-8251, view facing south.



28. House and modern shed, 1130 Georgetown Road, ca.1945, PIN 3632-18-6292, view facing south.



29. House, 1089 Georgetown Road, 1947, PIN 3632-18-3556, view facing north.

ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
1	House and Trailers 953 Rosebury Lane	3632-09-3018	Lincolnton East, NC	Not Recommended for Further Study	
2	Gas Station Buck Saver Gas Station, 1423 S. Aspen Street	3632-09-5196	Lincolnton East, NC	Not Recommended for Further Study	
3	House 1445 S Aspen Street	3632-09-7088	Lincolnton East, NC	Recommended for Further Research/Potentially Eligible	
4	House 1455 S Aspen Street	3632-09-8071	Lincolnton East, NC	Not Recommended for Further Study	

ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
5	House 1467 S Aspen Street	3632-08-9947	Lincolnton East, NC	Not Recommended for Further Study	
6	House 1484 S. Aspen Street	3632-08-7584	Lincolnton East, NC	Not Recommended for Further Study	
7	House 1488 S. Aspen Street	3632-08-7433	Lincolnton East, NC	Not Recommended for Further Study	
8	House 1498 S. Aspen Street	3632-08-8472	Lincolnton East, NC	Not Recommended for Further Study	

ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
9	Lot Southeast Corner of S. Aspen Street and Georgetown Road	3632-18-0464	Lincolnton East, NC	Not Recommended for Further Study	
10	House 1522 S. Aspen Street	3632-08-9272	Lincolnton East, NC	Not Recommended for Further Study	
11	House 1537 S. Aspen Street	3632-18-2240	Lincolnton East, NC	Not Recommended for Further Study	
12	House and Mobile Home 1571 S. Aspen Street	3632-17-4938	Lincolnton East, NC	Not Recommended for Further Study	


ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
13	House 1564 S. Aspen Street	3632-17-2873	Lincolnton East, NC	Not Recommended for Further Study	
14	House 1586 S. Aspen Street	3632-17-2604	Lincolnton East, NC	Not Recommended for Further Study	
15	Deal Construction Inc. 210 W. NC 150 Bypass	3632-07-6775	Lincolnton East, NC	Not Recommended for Further Study	
16	House, Garage and Sheds 229 Rocky Lane	3632-16-0702	Lincolnton East, NC	Not Recommended for Further Study	





ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
17	House 213 Rocky Lane	3632-16-3789	Lincolnton East, NC	Not Recommended for Further Study	
18	House, Shed, and Carport 195 Rocky Lane	3632-16-6719	Lincolnton East, NC	Not Recommended for Further Study	
19	House Salon, Garage, and Shed 1704 Gastonia Highway	3632-26-1702	Lincolnton East, NC	Not Recommended for Further Study	
20	Storage Building 129 Victory Grove Church Road	3632-26-4974	Lincolnton East, NC	Not Recommended for Further Study	


ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
21	Marreros Auto Repair 1711 Gastonia Highway	3632-26-3885	Lincolnton East, NC	Not Recommended for Further Study	
22	House 1691 Gastonia Highway	3632-27-2006	Lincolnton East, NC	Not Recommended for Further Study	
23	Two Houses 1293 Rock Hill Lane	3632-27-0360	Lincolnton East, NC	Not Recommended for Further Study	
24	House and Shed 1285 Rocky Hill Lane	3632-27-1385	Lincolnton East, NC	Not Recommended for Further Study	

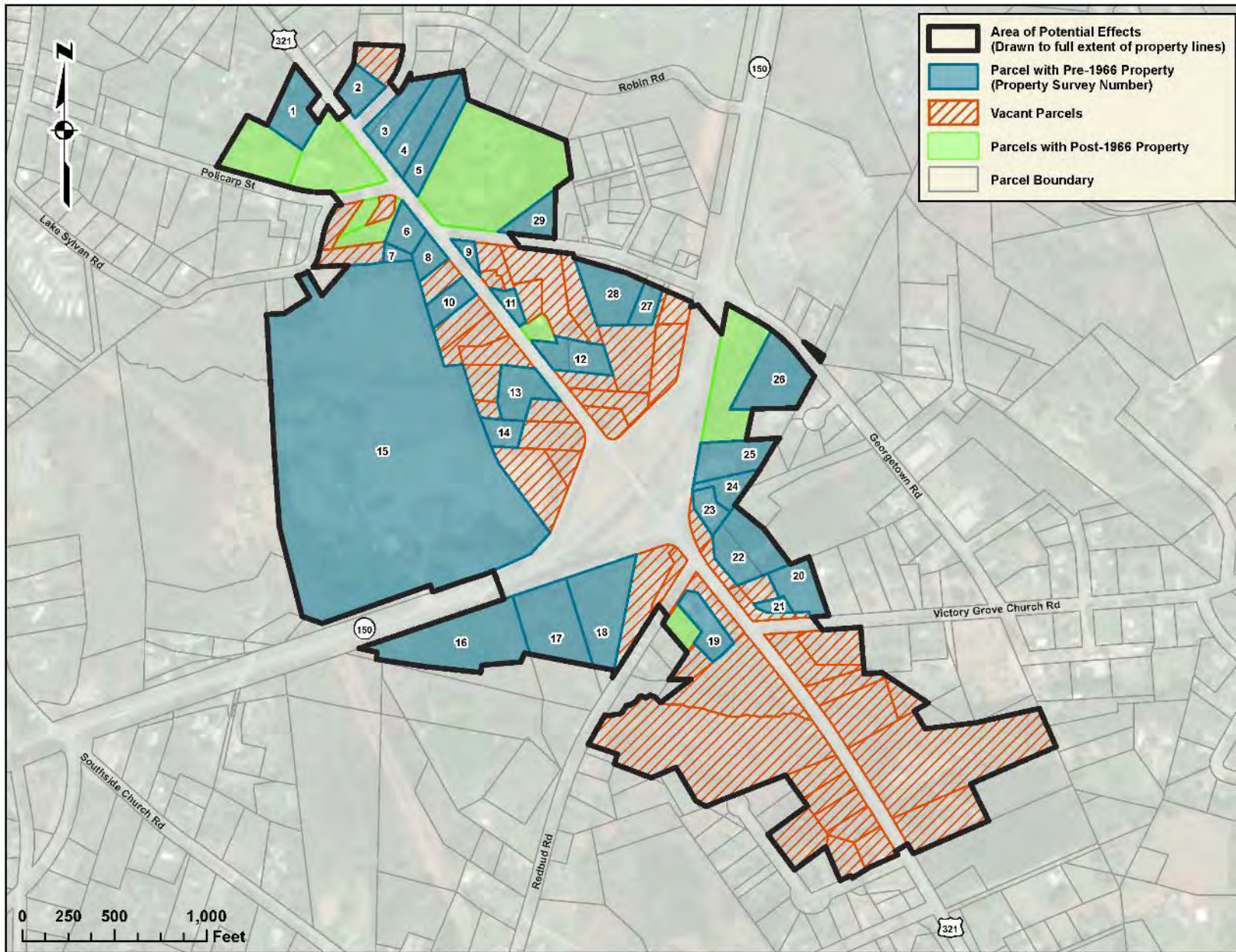
ARCHICTECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
25	Office 1271 Rocky Hill Lane	3632-27-2510	Lincolnton East, NC	Not Recommended for Further Study	
26	House and Mobile Home 1218 Georgetown Road	3632-27-4814	Lincolnton East, NC	Not Recommended for Further Study	
27	Houses and Shed 1142 Georgetown Road	3632-18-8251	Lincolnton East, NC	Not Recommended for Further Study	
28	House and Shed 1130 Georgetown Road	3632-18-6292	Lincolnton East, NC	Not Recommended for Further Study	

ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP

Mead & Hunt Site #	Location/ Property Description	Pin #	USGS Topographic Quad	Eligibility Recommendation	Thumbnail
29	House 1089 Georgetown Road	3632-18-3556	Lincolnton East, NC	Not Recommended for Further Study	

ARCHITECTURAL PROPERTY TABLE AND SURVEY MAP



Layer Credits: ESRI