



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: Kate Husband
Office of Human Environment
NCDOT Division of Highways

FROM: Renee Gledhill-Earley *Renee Gledhill-Earley*
Environmental Review Coordinator

SUBJECT: Historic Structures Survey Report, R-5874, Construct New Roadway to Realign Intersection of Deerfield Road and Meadowview Drive, PA 18-09-0003, Watauga County, ER 19-2234

Thank you for your July 11, 2019, memorandum transmitting the above-referenced report. We have reviewed the report and concur that the following properties are eligible for listing in the National Register of Historic Places.

- **William Wallace Dixon Edmisten House (WT0571)** under Criterion C as an excellent and intact example of a turn-of-the-twentieth-century farmhouse and agricultural complex in the rapidly developing community of Boone. The proposed boundaries identified on page 18 of the report appear appropriate.
- **Boone Golf Club (WT0952)** under Criteria A and B in the areas of entertainment/recreation and commerce. The proposed boundaries identified on page 33 of the report appear appropriate.

We also concur that the Former Watauga Hospital (WT0563) remains unevaluated as it is located beyond the Area of Potential Effects.

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

ER 19-2234

July 11, 2019

MEMORANDUM

Due -- 8/7/19

TO: Renee Gledhill-Earley
Environmental Review Coordinator
North Carolina State Historic Preservation Office

H- ER Letters
8/7/19 RHE

FROM: Kate Husband
Architectural Historian
NCDOT Division of Highways

SUBJECT: R-5874 Construct New Roadway to Realign Intersection of Deerfield Road and Meadowview Drive, PA 18-09-0003, Watauga County

Enclosed please find the Historic Structures Survey Report, survey site database, and additional materials for the above referenced project for your review and comment per 36CRF.800. Please contact me by phone (919-707-6075) or email (klhusband@ncdot.gov) if you have any additional questions or comments.

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1020 BIRCH RIDGE RD
RALEIGH NC 27610

HISTORIC STRUCTURES SURVEY REPORT

**Construct New Roadway to Realign Intersection of
Deerfield Road and Meadowview Drive,
Watauga County, North Carolina**

**TIP # R-5874
WBS # 48132.1.1
PA # 18-09-0003**

Prepared For:

**Environmental Analysis Unit
North Carolina Department of Transportation**

Prepared By:

**AECOM Technical Services of North Carolina, Inc.
701 Corporate Center Drive
Raleigh, NC 27607**

**Marvin A. Brown, Principal Investigator
Sarah Potere**

June 2019

HISTORIC STRUCTURES SURVEY REPORT

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Sarah Potere

June 2019



Marvin A. Brown, Principal Investigator
AECOM Corporation - North Carolina

Date

Mary Pope Furr, Supervisor
Environmental Analysis Unit, Historic Architecture Team
North Carolina Department of Transportation

Date

MANAGEMENT SUMMARY

This project is subject to review under the 2015 Section 106 Programmatic Agreement for Minor Transportation Projects between the North Carolina Department of Transportation (NCDOT), the North Carolina Historic Preservation Office (NCHPO), the Federal Highway Administration (FHWA), and the United States Forest Service (USFS). An NCDOT architectural historian defined an Area of Potential Effects (APE) and conducted preliminary research and a reconnaissance-level survey to identify and assess all resources of approximately 50 years of age or more within the APE. Following this initial survey, NCDOT staff identified three individual resources, believed to be located within the APE, that warranted an intensive evaluation of individual eligibility for the National Register of Historic Places (NRHP). These individual resources are the subject of this report. NCDOT architectural historians determined that all other resources and districts are not worthy of further study and evaluation due to lack of historical significance and/or integrity.

The project addressed the evaluation of the three resources in support of NCDOT’s proposed construction of a new roadway to realign the intersection of Deerfield Road and Meadowview Drive in the town of Boone in Watauga County, North Carolina (TIP No. R-5874; WBS No. 48132.1.1; PA No. 18-09-0003). As part of this project, AECOM intensively evaluated the resources and provided a written report that included photographs of the resources and landscapes; historic and architectural contexts (as needed); evaluations of NRHP eligibility; comparisons to similar types of resources; and carefully delineated and justified NRHP boundaries, as appropriate.

AECOM prepared this report in June 2019. As a result of its analyses, AECOM recommends that the William Wallace Dixon Edmisten House (WT0571) merits NRHP eligibility under Criterion C and the Boone Golf Club (WT0952) merits NRHP eligibility under Criteria A and B. AECOM does not include a full evaluation or eligibility recommendation for the Former Watauga Hospital (WT0563) which, due to a mapping error, was mistakenly believed to be within the project APE. A brief discussion of the former hospital, based upon research completed before the error was discovered, is included below, are some new photographs.

The following table identifies the resources requiring evaluation and summarizes the recommendations regarding their eligibility.

Resource Name	NC HPO Survey Site #	NRHP Eligibility Recommendation and Criteria
William Wallace Dixon Edmisten House	WT0571	Recommended NRHP eligible under Criterion C
Boone Golf Club	WT0952	Recommended NRHP eligible under Criteria A and B
Former Watauga Hospital	WT0563	No eligibility recommendation (outside APE)

TABLE OF CONTENTS

MANAGEMENT SUMMARY	i
TABLE OF CONTENTS.....	ii
I. PROJECT DESCRIPTION AND METHODOLOGY	1
II. INVENTORY AND EVALUATIONS.....	4
William Wallace Dixon Edmisten House (W.W.D. Edmisten House)	4
Boone Golf Club.....	19
(former) Watauga Hospital	34
III. BIBLIOGRAPHY	37

I. PROJECT DESCRIPTION AND METHODOLOGY

This project is subject to review under the 2015 Section 106 Programmatic Agreement for Minor Transportation Projects between the NCDOT, NCHPO, FHWA, and USFS. An NCDOT architectural historian defined an APE and conducted preliminary research and a reconnaissance-level survey to identify and assess all resources of approximately 50 years of age or more within the APE. Following this initial survey, NCDOT staff identified three individual resources, believed to be located within the APE, that warranted an intensive evaluation of individual eligibility for the NRHP. These individual resources are the subject of this report. NCDOT architectural historians determined that all other resources and districts are not worthy of further study and evaluation due to lack of historical significance and/or integrity.

The project addressed the evaluation of the three resources in support of NCDOT's proposed construction of a new roadway to realign the intersection of Deerfield Road and Meadowview Drive in the town of Boone in Watauga County, North Carolina (TIP No. R-5874; WBS No. 48132.1.1; PA No. 18-09-0003). As part of this project, AECOM intensively evaluated the resources and provided a written report that included photographs of the resources and landscapes; historic and architectural contexts (as needed); evaluations of NRHP eligibility; comparisons to similar types of resources; and carefully delineated and justified NRHP boundaries, as appropriate.

In May and June 2019 AECOM evaluated the resources as required, in compliance with the requirements of Section 106 of the National Historic Preservation Act of 1966, as amended, other state and federal regulations, and NCDOT's current Historic Architecture Group Procedures and Work Products and the NCHPO Report Standards for Historic Structure Survey Reports/Determinations of Eligibility/Section 106/110 Compliance Reports in North Carolina. Following fieldwork and research, AECOM prepared this report. As a result of its analyses, AECOM recommends that the William Wallace Dixon Edmisten House (WT0571) merits NRHP eligibility under Criterion C. AECOM further recommends that the Boone Golf Club (WT0952) is NRHP eligible under Criteria A and B. AECOM does not include a full evaluation or eligibility recommendation for the Former Watauga Hospital (WT0563) which, due to a mapping error, was mistakenly believed to be within the project APE. A brief discussion of the former hospital, based upon research completed before the error was discovered, and some current photographs are included below.

AECOM senior architectural historian Marvin A. Brown and AECOM architectural historian Sarah Potere, both of whom meet the Secretary of Interior's qualifications for architectural history (CFR 36 CFR Part 61), conducted fieldwork and research, analyzed the resources, and drafted this report. As part of this effort, they visited, documented, and photographed the resources and conducted supplementary research. This effort included reviewing Watauga County deeds, GIS data, plat maps, property and tax records; conducting research at the State Library of North Carolina in Raleigh, the Watauga County Public Library in Boone; speaking with knowledgeable local residents; studying the Watauga County files of the North Carolina HPO; reviewing architectural histories and reports, and partially surveying Watauga County for comparable resources; and conducting online historical research.

The project is located entirely within Watauga County (Figure 1). Its APE and the locations of the resources, as originally identified, are depicted at Figure 2.

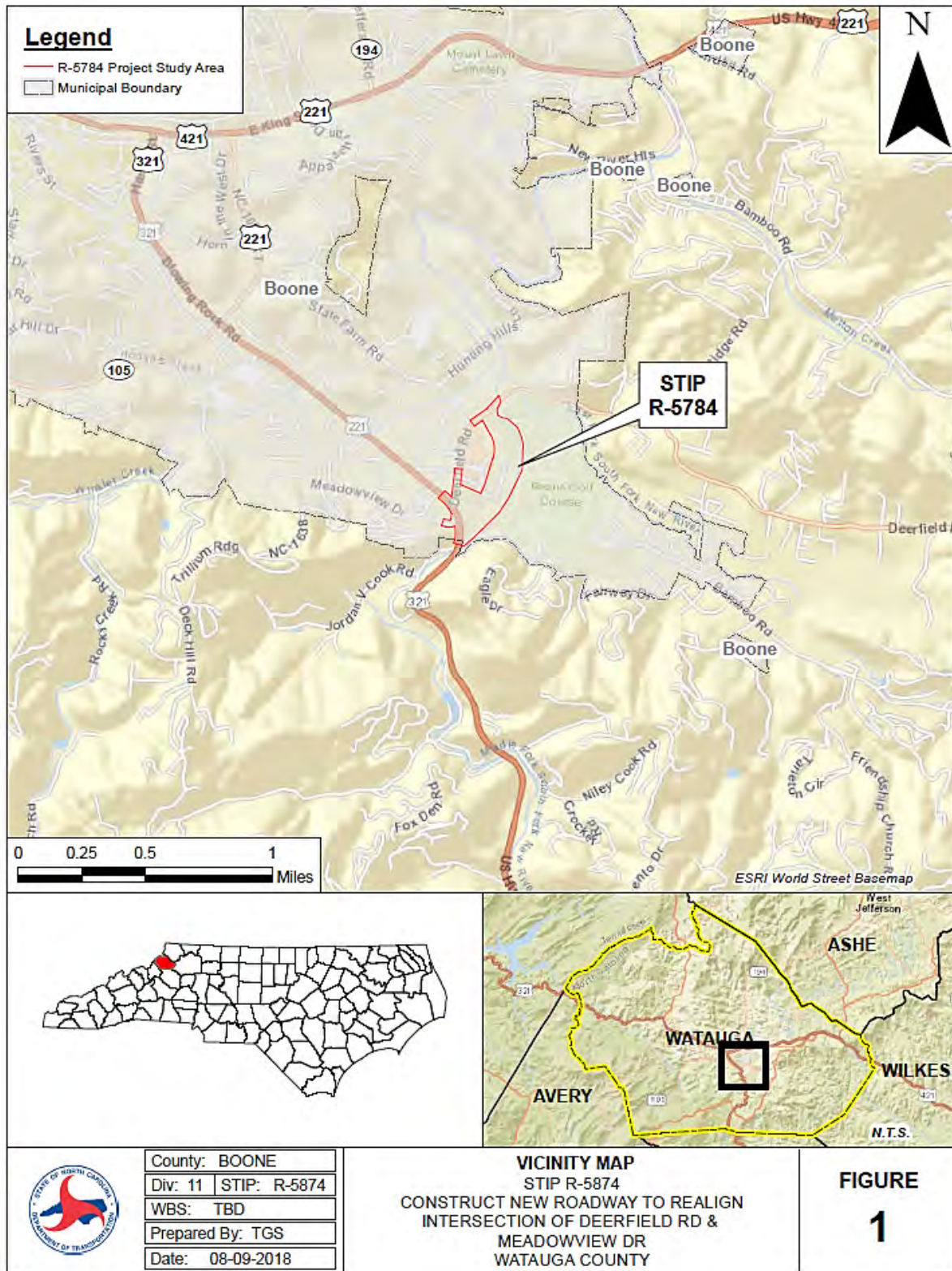


Figure I. Project locator map (source: NCDOT)

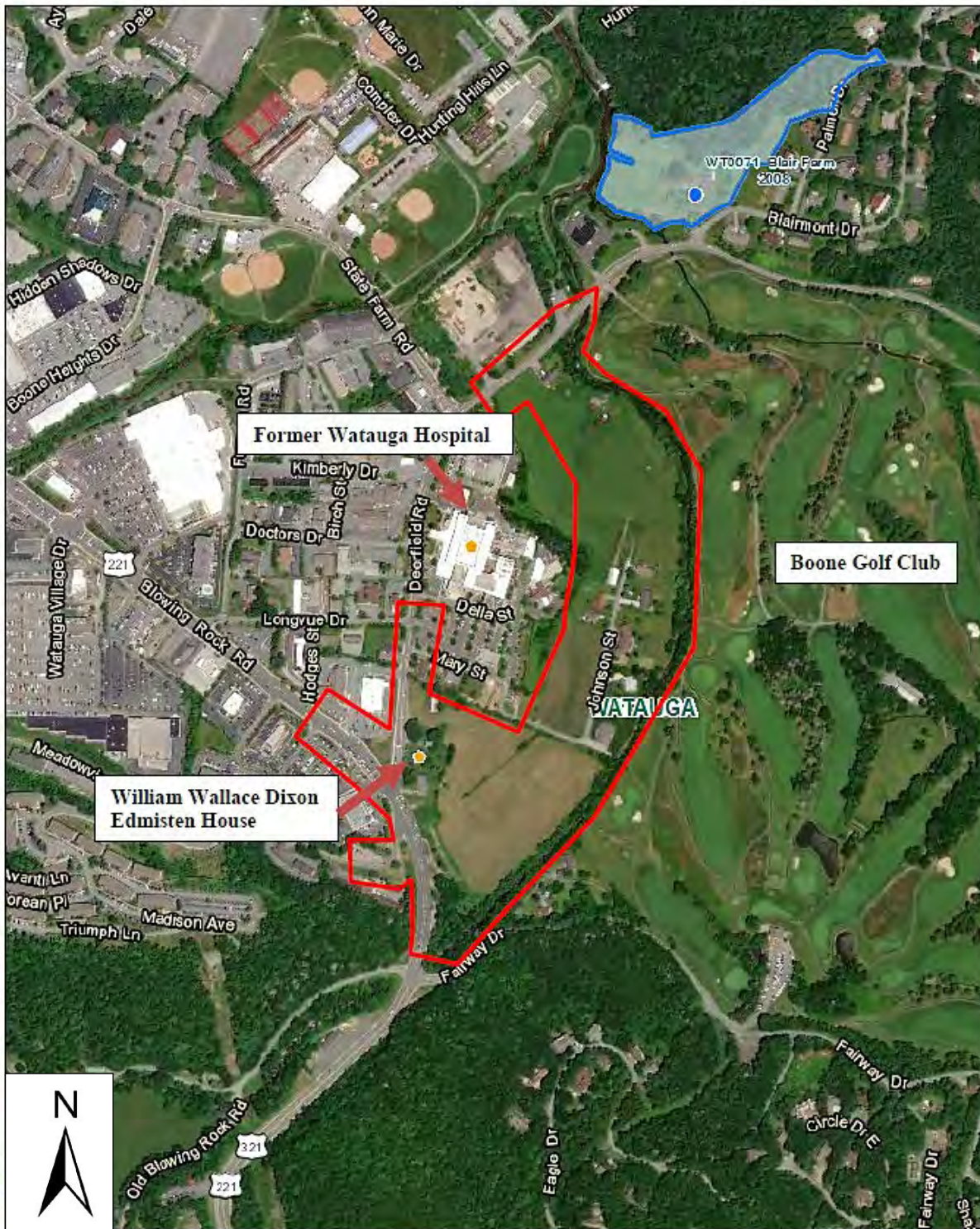


Figure 2. APE and resource locator map (source: NCDOT and SHPO GIS); note that former Watauga Hospital is mis-mapped

II. INVENTORY AND EVALUATIONS

William Wallace Dixon Edmisten House (W.W.D. Edmisten House)

	Resource Name	William Wallace Dixon Edmisten House
	HPO Survey Site #	WT0571
	Location	134 Deerfield Road, Boone
	Parcel ID No.	2910707453000
	Construction Date	1894
	Recommendation	Recommended NRHP eligible under Criterion C

ARCHITECTURAL DESCRIPTION

The William Wallace Dixon (W.W.D.) Edmisten House (A on Figure 3) stands about 45 feet east of the edge of pavement of Deerfield Road. A row of not-quite-mature conifers partially screens its front facade from traffic. About 200 feet to its north, a barn (B) rises farther back from and parallel to the road. Between the two are a few large shade trees and, about 20 feet northeast of the house, a garage (C). A ranch house (D), also facing Deerfield, sits about 45 feet to the house’s south. Behind (east of) the two houses, against the edge of a fallen fence line, a small shed (E) is barely visible behind a few small trees. Well-tended lawn and grass surround the five buildings; paved driveways extend from Deerfield to the garage and the ranch house. The entire parcel associated with the house contains just under 16 acres. It is maintained, but no longer cultivated. The western portion of the parcel opposite the Boone Golf Club was converted into a driving range at some point following the golf course’s opening in 1959 (Wood 2016). Aerial images suggest this function ceased by 1994.



Figure 3. W.W.D. Edmisten House site map, left, and tax parcel map, right

W.W.D. Edmisten House (A) (Contributing)

The main block of the frame German-sided Edmisten House, built in 1894, is two stories tall, two rooms deep, and roughly square (Figure 4 and Figure 5). Three symmetrically placed bays—paired double-hung windows to either side of a central entry—cross the front (west) elevation of the block. Sidelights frame the original front door, which is formed of recessed horizontal panels topped by a window. One-over-one panes fill the front elevation’s first-story windows. With a few exceptions, the house’s other windows are four-over-four.

A Craftsman-style porch of tapered wooden posts on concrete plinths and stone piers crosses the front elevation and wraps back along the south elevation. It terminates at an almost square, hipped-roof sunroom that projects to the south. Rough black rocks with large white inclusions make up the porch piers and much of the house’s stone foundation. The porch was added, according to Deborah Thompson’s 1988 survey, in the early 1930s, along with the sunroom and attached rear well house.

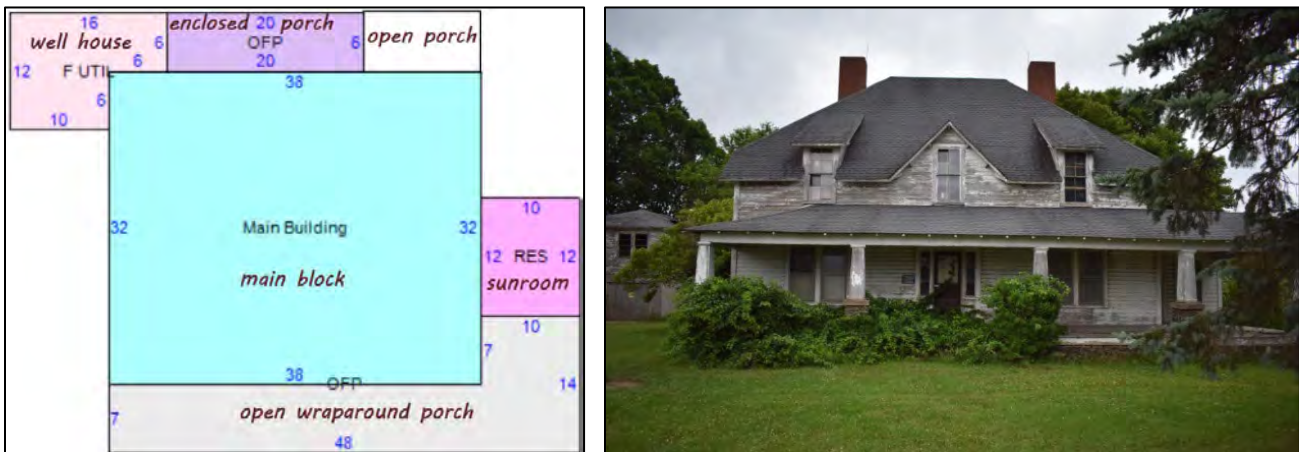


Figure 4. Annotated house footprint from tax records, left; west elevation (with garage visible to side), right



Figure 5. West front elevation (with ranch house visible to side), at left; south side and west front elevations with well-lit sunroom at end of porch, at right

The main block’s second-story treatment and clipped-hip or jerkinhead roof are unusual and striking. The truncated form extends the roof down into the body of the second story at the front and rear elevations, but clips it well back at the side elevations. The shortened slopes allow for full four-over-four, double-hung windows at the sides; the longer slopes allow or perhaps even call for more

picturesque methods of placing full-height windows at front and rear. Rising from the front elevation are a facade gable and flanking wall dormers shaded by long shed roofs. Two matching shed-roofed dormers, but no gable, mark the rear elevation. (As discussed at the significance section below, only a few other comparable roofs were identified in the county.) According to the 1988 survey, asphalt shingles supplanted an earlier tin roof. Two tall, interior, brick chimney stacks remain in place.

At the rear elevation, the left (south) half of a once-full-facade porch remains open (Figure 6 and Figure 7). It retains three original chamfered posts and portions of an original or early balustrade, part of which has toppled to the ground. The right half of the porch was enclosed, perhaps in the early 1930s when the hip-roofed addition to its south was built. Thompson called this addition the ‘well house’ in her survey. A view inside clearly shows that it was added, for the German siding of the house’s northeast corner remains intact. The Greek Revival-style, two-panel door connecting the well house and enclosed porch was reused, for it dates from the mid-nineteenth century. The beaded-board ceiling of the sunroom, the other principal 1930s addition, remains in place.



Figure 6. South side and east rear elevations, left; east rear and north side elevations with later-built well house, right



Figure 7. Interior of well house with original northeast corner of house in place and reused two-panel door, left; beaded-board ceiling of sunroom revealed beneath fallen acoustic tiles, right

The vacant house has been tightly sealed by its corporate owners, but some of its interiors are visible through windows—those of the well house, sunroom, stair hall, and northwest front. Those views,

combined with tax records and Thompson's 1988 descriptions and sketches, make it possible to understand much of the interior (Figure 8).

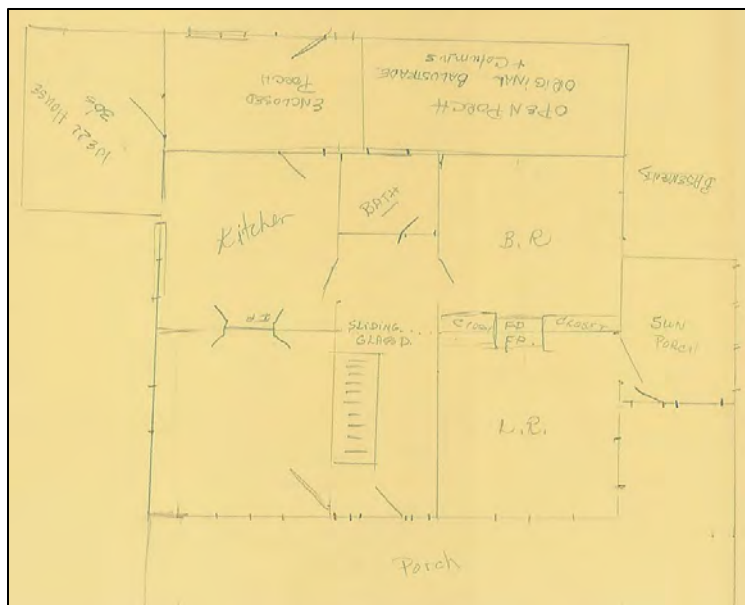


Figure 8. Deborah Thompson's sketch map of first floor, 1988 (source: Edmisten House file)

The main block has eight principal rooms, four on each floor (Figure 9 and Figure 10). The first floor is divided by a central hall. A front living room and rear bedroom open off of it to the right (south); to the left are a front dining room and rear kitchen. The two pairs of rooms share hearths. By 1988 sliding glass doors had been set through the center of the hall and a bathroom inserted at the rear. Also by 1988, the dining room mantel was gone. The downstairs retains the inserted glass doors and bathrooms, and its walls and ceilings, where visible, are almost entirely covered with wallboard. However, the original stair with square balusters and octagonal handrail remains in the hall, and plain door surrounds appear to remain intact as well. Further, the original flush-board sheathing downstairs is partially visible next to the stair. In 1988 the hall and four bedrooms upstairs retained flush-board sheathing and four-panel doors. The board walls in the upstairs hall, at least, remain intact (the remainder of the upstairs was not viewed). The house and adjacent ranch house were occupied or maintained by family members until Edmisten's granddaughter died at age 95 in 1994 and his great-granddaughter passed at 87 in 2012. It did not leave family hands until 2016. This, combined with Thompson's descriptions and current views inside the house, suggests that the interior remains much as it was in 1988 and when it was built. (The house's SHPO file contains notes added by Tony VanWinkle after he re-visited the property in 2002. They state that it "remains structurally/architecturally unaltered since 1988 documentation. Only changes are the result of neglect and attendant deterioration.") It is not clear, though, whether it retains hand-carved wooden mantels Thompson documented in writing during her survey. (Unfortunately, the house file does not include any interior photographs.)

The exterior of the Edmisten House appears to be little altered and its interior appears to retain many original features. Overall, the house is believed to retain a high degree of integrity.



Figure 9. At left, downstairs hall with stair at left, entry into living room at right, and later-added sliding glass door and bathroom at rear; at right, exposed flush boards at entry to, and ghost of mantel in, dining room

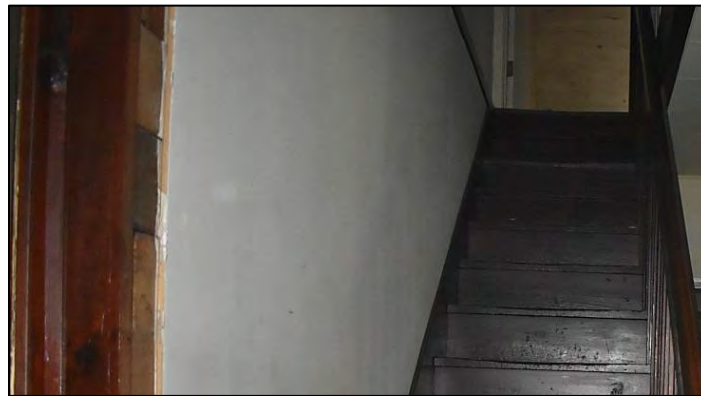


Figure 10. Detail of stair and largely covered flush boards at first story with exposed boards visible at second story at top of stairs

Barn (B) (Contributing)

According to Thompson, the large frame barn was built in the 1930s. This date generally conforms with that of other gambrel-roofed barns in the county (Pezzoni 2009). Its gambrel appears to be a light, Wing-joist-frame, or variant, with braced rafters (Figure 11 and Figure 12). This self-supporting roof type was sturdy and provided for an open and spacious hay loft (Conrad 2017:76-77). (Responding to a question about building a stock barn to hold mules and cows, Raleigh's *Progressive Farmer* in 1911 wrote that a Wing-joist-frame would give good results and offered to supply a book with details on the roof's construction.)

The barn has a transverse-frame plan with a central aisle flanked by stalls, or other work/storage spaces, extending north to south from one gambrel end to the other. It stands on a concrete-block foundation and is topped by a metal roof. Weatherboards clad its north, south, and long west elevations. The gambrel-end elevations have large openings into the central aisle. In place of doors, these openings are thoroughly sealed with wire mesh and gating that block interior access. Four small, almost square, window openings provide additional light and ventilations at these elevations. The south elevation is further supplemented by a four-over-four window near its peak; the north elevation has a door above its central opening that provides access to the hay loft. Cornerboards and exposed rafter tails mark the west side elevation, along with six small, widely spaced, window openings like

those on the north and south elevations. The shed on the east elevation appears to be original. Its ends are weatherboarded, but vertical boards form its long east side elevation. The roof here terminates at exposed rafter tails. The east barn wall shaded by the shed has no windows and no cladding over its exposed diagonal-board siding.

Inside, a hay loft extends over the stalls at either side and across the northern half of the central aisle. The southern half of the aisle is open to the roof. Wear visible at different heights in the stalls suggests the barn held horses and/or mules, along with cows. The barn appears little altered other the loss of principal doors at its aisle entries. It retains a high degree of integrity.



Figure 11. West side and north elevations, left, and west side and south elevations, right



Figure 12. East side and north elevations, at left; stalls, hayloft flooring, and gambrel roof framing, at right

Garage (C) (Contributing)

The ca.1940s garage is a rectangular, two-story building (Figure 13). Its ground level is cinder block, with two garage bays at its west front elevation sealed with plywood. German siding clads its vacant, frame, second story, which once held an apartment. Double-hung sash windows with broken panes mark all four second-floor elevations. A low-hipped, asphalt-shingled roof tops the building. The garage is altered at its bays, but overall retains its integrity.



Figure 13. Left, north side elevation of garage with Edmisten House beyond; right, west front elevation

Ranch house (D) (Contributing)

The ranch house at the south dates from ca.1959 according to tax records. It is long and double-piled, holding one story at its (west) facade, but underpinned by a full basement across its east rear (Figure 14 and Figure 15). Stepped, asphalt-shingled, widely overhanging hipped roofs top the house. Its front elevation, stepped back with the roofs from north to south, features a picture window, a central entry, and a two-car garage. Stone veneer faces the elevation between the garage and the entry; the same stone forms the central chimney stack. The remainder of the facade and the other elevations are brick-veneered. A single-bay garage door, set beneath the main garage, marks the south end of the rear elevation. Its use is unclear, as it opens onto lawn rather than a paved drive. A glassed-in, upper-level porch or sunroom crosses the central part of the rear elevation. The house’s exterior appears little altered. Its interior could not be viewed, as it is tightly sealed and its windows are covered by closed blinds. Overall, it appears to retain its integrity.



Figure 14. Ranch house—left, north side and west front elevations from Edmisten House porch; right, west front and south side elevations



Figure 15. Ranch house—south side and east rear elevations, left; east rear and north side elevations, right

Shed (E) (Contributing)

Plywood sheets sealed by battens cover a small frame shed to the rear (east) of the two houses (Figure 16). A scalloped bargeboard finishes its widely overhanging front (south) gable, beneath which are a wide door and metal porch railings. This finish suggests the shed is contemporary with the ranch house. It is only in fair condition, but appears little altered and retains a high degree of integrity.



Figure 16. South front elevation of shed, at left, and north rear elevation, at right

HISTORICAL BACKGROUND

William Wallace Dixon (W.W.D.) Edmisten (1850-1936), who built the house that carries his name, was born in 1850 on Mulberry Creek in Caldwell County (Arthur 1915:304). According to Thompson (1988), who first inventoried the house, Edmisten erected it in 1894. She noted that he came to Watauga County a “young man and married a cousin already here.” She further noted that the “Edmisten clan owned much of the land in the southeast part of what is now Boone....”

Thompson did not identify her source(s) of information. It likely came from the 1988 owners of the resource, Edmisten’s granddaughter, Reta Mae Pennell Greer (1899-1994), and great-granddaughter, Mary Elizabeth Greer Henson (1925-2012). The house remained in family hands until 2016, when Henson’s estate sold it to the Appalachian Regional Healthcare System (Watauga County Deed Book 160/Page 762 (1976); Deed Book 1789/Page 128 (2015); Deed Book 1871/Page 144 (2016).

According to census records, between 1870 and 1880 W.W.D. Edmisten moved from Caldwell County to Boone and married Nancy Adamise Edmisten (1847-1921) (Figure 17). In 1880 their household

included four children (Isabella, Benjamin, Hill, and Lizzie). By 1900 only the youngest of the four, Lizzie, remained at home, but she had been joined by two even younger siblings, Lula and William, born in the 1880s. Additionally, two-year-old Fred Pannell and his sister, infant Reta Mae Pannell, lived in the house, bringing its total number of residents in 1900 up to seven. Their mother Isabella or Bell—W.W.D. Edmisten’s sister—had died earlier in the year.



Figure 17. Left to right, Nancy A. and W.W.D. Edmisten, Horace F. and Reta Mae Pennell Greer, and Mary Elizabeth Greer Henson, no dates (sources: <https://www.ancestry.com>)

Federal censuses of 1880, 1900, 1910, and 1920 identify W.W.D. Edmisten (under a number of variations of his name) as a farmer. He was also a businessman. In 1902 he was one of the directors of the Boone and Blowing Rock Turnpike Company (*Boone Watauga Democrat* 1962). The road ran by his house.

Edmisten’s will portrays a man of strong feelings. He cut off one son, who had failed for decades to repay a loan. On the other hand, another provision of the document stated:

I do hereby devise & bequeath unto Rita May Grier, my grand daughter, and Loula Hayes, my daughter, all my household goods & effects whatsoever, this bequest to be in addition to whatever they may receive as heirs at law of my estate, this bequest is made because of the many acts of kindness shown me in my declining years (Watauga County Will Book B/Page 162 (dated 1926, probated 1935)).

Reta Mae Greer likely lived in the Edmisten House until her death in 1994 (Figure 17). (Her husband Horace (1889-1978) predeceased her.) Her daughter, Mary Elizabeth Henson (who outlived her husband, Allen Council Henson (1923-1970)), resided on Deerfield Road at her death in 2012, likely in the ranch house. Henson was a teacher and a politically active Democrat: she served on the Boone Town Council and, from 1978-1985, on the USS North Carolina Battleship Commission (Hampton Funeral Service 2012). It is not known whether it was the Greers or the Hensons who built the ca.1959 ranch house.

The houses remained in family hands, apparently unoccupied, along with the remainder of the former farm, until 2016. In that year, Watauga Medical Center purchased it for \$9,000,000 (Deed Book 1871/Page 144). The center acquired the 16-acre property, according to its president and CEO Richard Sparks, with plans to expand the hospital complex onto it within 10 to 15 years (Oakes 2016). The

deed includes a restrictive covenant that requires the center to develop a park of at least one-acre on the site named for the Greer family, which “will include historical plaques describing the history of the property....” It does not refer to the disposition of the Edmisten House or any other of the property’s architectural resources.

NATIONAL REGISTER OF HISTORIC PLACES EVALUATION

The W.W.D. Edmisten’s house is a striking example of turn-of-the-century design in Watauga County that is believed to be NRHP-eligible under Criterion C for its architecture. Back in 1988 following its survey, Thompson wrote: “This house should be considered for a National Register nomination, representative of an old farmhouse kept up and renovated during the 1930’s, a boom time for Boone building.” At his 2002 re-visit, VanWinkle updated her assessment by noting that the resource was one “of only a handful of such properties not yet swallowed in Boone sprawl.” The house, its associated resources, and its open land continue to stand out amidst the unabated spread of greater Boone, and its clipped-hip roof and multiple varied dormers remain notably picturesque. How they came together at it is not known and whether they preceded and influenced other Watauga County houses is unclear.

In his architectural history, Pezzoni (2009:56) refers to “the triple main roof gable and wall dormer theme that characterizes several Watauga County residences from the turn of the twentieth century.” These include the ca.1900 John Wilson House (WT-0437), the ca.1906 Emory Greer House (WT-0421), the Albert Hodgson House (WT-0474) and—in the NRHP-eligible Mabel Historic District (WT-0941)—the ca.1880 Jack Campbell House (WT-0434), the ca.1899 John and Rheta Johnson House (WT-0427), and the ca.1900 Eli and Louise Church House (WT-0942) (Pezzoni 2009:56-57; David 2016) (Figure 18). Three long shed-roofed wall dormers marked the McNeill Cottage, which Appalachian Training School purchased in 1907 to board faculty. A second boarding house with three gabled wall dormers stood next to the McNeill residence (Figure 19). (Neither building still stands (Appalachian State University Libraries Digital Collections).) Multiple dormers and clipped gables also appeared at Auchmuty Hall (WT-0024), a large dormitory erected as part of the Valle Crucis Episcopalian Missions (in what is now the Valle Crucis Historic District (WT-0015)) in 1910-1911. The origins of this building were likely external, for it was funded by a New York philanthropist (Pezzoni 2009:48; Valle Crucis Conference Center website; deMiranda, Griffith, and Martin 2003; Anonymous 1919). Indeed, the influence of these buildings is far from clear, for only one—the Jack Campbell House—is identified as predating the purported 1894 construction date of the Edmisten House.



Figure 18. Eli and Louise Church House (WT-0434), left, and Jack Campbell House (WT-0434), right, in Mabel Historic District in 2016 (photographer: Sarah Woodard David)



Figure 19. Left image, McNeill Cottage to left and adjacent Appalachian Training School faculty boarding house at center, no date (source: Appalachian State University Libraries Digital Collections); right image, Auchmuty Hall to right, ca.1911, before it was rebuilt after 1919 fire (source: Valle Crucis Conference Center website)

The closest match to the Edmisten House’s dormer treatment—in form, location, and time—is found at the NRHP-listed Blair Farm (WT-0071). Its residence started out in 1844 as the one-a-half-story log home of Henry Blair. In the 1880s, however, son George Blair added a large central gable and flanking clipped-gable or -hip dormers across its facade (Fearnbach 2008). The dormers of the Blair farmhouse predate those of the Edmisten House and it is located less than a mile to the northeast (Figure 20).



Figure 20. Blair Farm—left, undated early photograph of house (source: <https://www.theclio.com/web/entry?id=26949>); right, current Google image

Other Watauga County residences, with their double-pile boxy forms in particular, and their dormers to a lesser extent, are also akin to Edmisten’s. These include the Josie and Gaither Critcher House (WT-0254) in the Bamboo community east of Boone, and the C.D. “Squire” Taylor House (WT-0312; also see WT-0015) to the west in Valle Crucis (Figure 21). The Critcher House, topped by a high hip roof and fronted by a decorative facade gable holding a tall imbricated-shingle bay, has a tax date of 1880, a decade and a half earlier than the Edmisten House. With three prominent front dormers, the Taylor House is more similar in design to Edmisten’s, but was not built until ca.1911.



Figure 21. Josie and Gaither Critcher House, left, and C.D. "Squire" Taylor House, right

Two houses in the Meat Camp community look much like Edmisten's (Figure 22). The house at 2627 Roby Greene Road (1914 tax date)—likely built by Benjamin Franklin (B.F.) Carroll (1880-1947) (Watauga County Deed Book 64/Page 111 (1947))—has a very similar clipped-hip roof, as well as a front facade gable and shed-roofed dormer. A clipped-hip roof and three gabled wall dormers also mark the Charles Edward (Charlie) Carroll House (WT-0495) (1915 tax date). (The Carrolls, who erected their houses close to each other, were brothers (<http://www.findagrave.com>).) Built two decades after and five miles northeast of Edmisten's dwelling, these houses would have been influenced by, rather than influencers of, the design of the Edmisten House.



Figure 22. Charlie Carroll House, left; 2627 Roby Greene Road house, right

The early-1930s gambrel-roofed barn, the ca.1940s garage/apartment, and the ca.1959 ranch house and contemporary shed were all built by Edmisten family members during the family's more-than-120-year-long tenure on the land. They are believed to contribute to the property, which likely has a period of significance extending from the ca.1894 construction of the main house to the ca.1959 construction of the ranch house and shed. The large size and gambrel-roof form of the barn can be found in rural areas of the county such as the Valle Crucis and Bethel communities in western Watauga County. The county's gambrel-roofed barns were erected in the early/mid-twentieth century in connection with burley tobacco cultivation and dairy barns (Pezzoni 2009:77-78). Among them are the barns associated with the Winfield Scott Farthing (WT-0391) and Rev. Ed Farthing (WT-0092) houses/farms in Bethel and the Henry Taylor Farm (WT-0329) in Valle Crucis (Figure 23). The Taylor barn, dated to 1924, is

described (Pezzoni 2009) as “typical of stock and hay barns of the era, with the hay stored in a capacious mow in the roof and the animals sheltered on the lower level.”



Figure 23. Barns at the Winfield Scott Farthing House (upper left), Rev. Ed Farthing House (upper right), and Henry Taylor Barns property (bottom)

The ca.1959 brick-and stone-veneered ranch house has even more companions throughout the county. Among these are the houses at 171 Circle Drive West (1962 tax date) and 3247 US Highway 421 North (1962 tax date) in the Vilas community west of Boone (Figure 24) (No effort was made to identify resources comparable to the Edmisten property’s garage/apartment and shed.)



Figure 24. Ranch houses at 171 Circle Drive West, left, and 3247 US Highway 421 North, right

The W.W.D. Edmisten House along with its associated contributing resources is recommended (as noted above) as eligible for NRHP listing under Criterion C for its fine late-nineteenth and early-twentieth-century architecture. It is not recommended eligible under the NRHP’s other Criteria. The house was not identified as associated with significant historic events and is therefore not recommended as NRHP-eligible under Criterion A. William Wallace Dixon Edmisten and the house’s subsequent owners are not known to have been significant persons and it accordingly is believed to lack significance under Criterion B. Finally, the house is unlikely to yield important historical information not available from other sources, so is not recommended as eligible under Criterion D.

The Edmisten House and its associated contributing resources, as described above, are believed to retain the integrity necessary to support architectural significance under Criterion C. Overall, they are little altered and retain a high degree of integrity.

William Wallace Dixon Edmisten House (W.W.D. Edmisten House)		
Element of Integrity	Level of Integrity	Assessment
Location	High	The main house and associated buildings stand on the location where they were built
Design	High	The Edmisten House exterior has been little altered, retaining its original clipped-hip roof, dormers, German siding, front door, and three chamfered rear porch posts, and also its wraparound Craftsman-style front porch, sunroom, and well house, all added by the family in the early 1930s; the interior is known to retain surrounds, its stair, and some board walls and ceilings; the overall designs of the four associated buildings also remain intact
Setting	Medium	The Edmisten House and associated buildings stand on a grassy 16-acre site with scattered trees on the front of the lot; a ranch house stands to the north and the Boone Golf Club to the east; modern development marks the west side of Deerfield Road opposite the buildings
Materials	High	The original and early materials of the Edmisten House and its associated outbuildings are little changed
Workmanship	High	The original and early workmanship of the Edmisten House and its associated outbuildings are little changed
Feeling	Low to Medium	High integrity of location, design, materials and workmanship, and medium integrity of setting; therefore high integrity of feeling
Association	Low to Medium	High integrity of location, design, materials and workmanship, and medium integrity of setting; therefore high integrity of association

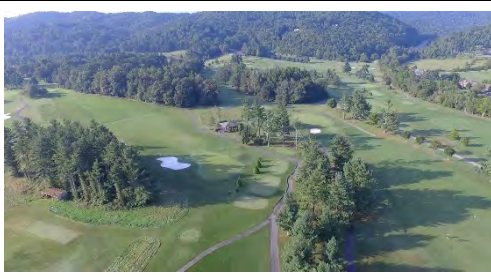
PROPOSED NATIONAL REGISTER OF HISTORIC PLACES BOUNDARIES

The proposed NRHP boundaries for the W.W.D. Edmisten House encompass approximately five acres of its 16-acre parcel (# 2910707453000) (Figure 25). These five acres follow the parcel bounds on the west, where they do not extend into the state-maintained rights-of-way of Deerfield Road and Blowing Rock Road (US Highway 321). They also follow the parcel bounds on the north along a tree line. On the east, they run along a former farm lane. On the south they extend along the edge of the lawn that frames the Edmisten House and its associated buildings. They encompass all of the buildings, maintained lawns and green space, and scattered trees near the buildings. All of the land within the proposed boundaries was historically associated with the Edmisten House and provides it with a fitting rural setting. The nine acres of the parcel on the east excluded from the proposed NRHP bounds were used as a driving range for the Boone Golf Club after it opened in 1959. Although they have not had that function since 1994 or earlier, raised mounds within them still reflect that non-historic function.



Figure 25. Proposed NRHP-eligible boundaries outlined in red; boundaries of entire parcel outlined in blue

Boone Golf Club

	Resource Name	Boone Golf Club
	HPO Survey Site #	WT0952
	Location	433 Fairway Drive, Boone
	Parcel ID No.	2910913044000
	Construction Date	1959
	Recommendation	Recommended NRHP eligible under Criteria A and B

ARCHITECTURAL DESCRIPTION

Golf Course (Contributing)

The Boone Golf Club opened as a full 18-hole golf course in 1959. It was built on about 150 acres of farmland and woodlots in a rolling area southeast of Boone, between ridges on the north and south rising above 3,500 feet. (Its land, as purchased, encompassed 250 acres, but about 100 acres of this was for residential development.) Much of the property, acquired from the Blair Farm, was used to grow such crops as cabbage, potatoes, apples, corn, and grains (Warmuth 2003:70) (Figure 26). The Middle Fork of the South Fork New River bounds it on the west; the East Fork of the same river forms most of its eastern boundary. On its north the golf course terminates at Deerfield Road, below the Blair Farm, and on its south at Fairway Drive, built in 1959 to connect it with Blowing Rock Road.



Figure 26. Pre-golf course view of the Blair Farm with farmhouse and buildings at upper left (northwest) and farmland and two forks of the South Fork New River below, no date (source: Warmouth, *Images of Boone*)

Holes 10, 11, and 12 run east-west across the bottom (south) of the course (Figure 27). Holes 3, 4, and 16 cross the same direction at the top. The other 12 extend down the core central area of the course roughly north-south or canted a bit to east or west. Bunkers edge most of the greens and narrow bands of trees divide most of the holes. As designed, the courses shortest holes were 3 (160 yards) and 11 (178 yards), its longest were 10 (567 yards) and 2 (550 yards), and its total distance was 6,502 yards (Figure 28). From the farthest-back blue tees, the current shortest hole is 11 (175 yards), the longest remains 10 (584 yards), and the total yardage is 6,686. As designed, and currently, par is 71.



Figure 27. Boone Golf Club—1958 Maples’ design, left; current course layout, center; modern aerial, right (sources: *Watauga Democrat*, December 25, 1959; https://boonegolfclub.com/course_layout/; Google Maps)

Hole #	Original designed length (in yards)	Original par	Current length, blue tees (in yards)	Current par, blue tees
1	392	4	395	4
2	550	5	419	4
3	160	3	216	3
4	337	4	409	4
5	405	4	417	4
6	481	5	514	5
7	368	4	392	4
8	207	3	214	3
9	370	4	333	4
Out	3,270	36	3,309	35
10	567	5	584	5
11	178	3	175	3
12	343	4	334	4
13	412	4	413	4
14	395	4	392	4
15	320	4	309	4
16	185	3	192	3
17	432	4	571	5
18	400	4	407	4
Out	3232	35	3,377	36
TOTAL	6,502	71	6,686	71

Figure 28. Table of Boone golf course’s designed and current blue-tee hole distances and pars (sources: *Watauga Democrat*, December 25, 1959 and <https://boonegolfclub.com/scorecard/>)

As the above hole yardage indicates, the golf course has been altered, primarily at its north. In October 2002, NCDOT condemned the northeast corner of the course to replace a bridge on Deerfield Road. The condemnation removed more than 100 yards from the 4th hole—dropping it from a par 4 to a par 3—and part of the 3rd hole. This would have given the course two consecutive par 3s and dropped its total par to 70, which created a domino effect of changes to address. To preserve the look, feel, and par

of the Maples-designed course, multiple holes had to be altered. According to golf course architect and Boone native Rick Robbins, who designed the changes (Prevost 2008149):

We recognized that Boone is a classic Ellis Maples course. We wanted to keep it Ellis Maples with respect to tees, greens and especially the mounds and contours. I wanted people to not realize the holes were designed by someone else. I didn't want them to be Rick Robbins holes.

The changes resulted in: turning the par 5 2nd hole from a 550-yard dogleg left to a 419-yard par 4 dogleg right; extending the 160-yard 3rd hole to 216 yards by building a new tee and ending it at the old 2nd hole's green, while holding its par at 3; and creating a new tee for the par 4 dogleg right 4th hole and extending it from 337 to 409 yards. In order to keep the course's total par at 71, Robbins also built a new par 3 16th hole parallel to Deerfield Road, retaining almost identical yardage, and extended the 432-yard 16th hole to 571 yards, which changed it from a par 4 to a par 5. (These changes can be seen by comparing the left and center images at Figure 27.) The photographs below were taken at ground level and by drone (Figure 29 through Figure 32). The latter, from the Boone Golf Club website, have been annotated with greens marked by hole number. (For individual 2014 photographs of holes 1, 3, 5-7, 9-10, 14, and 17-18 see <http://www.graylynloomis.com/boone-golf-club/>; for videos tours of each hole see https://boonegolfclub.com/portfolio/with-text/boonegolf_holeoverview/.)



Figure 29. Left, looking northwest at 9th hole green; right, looking northwest across 18th green and ponds toward Watauga Medical Center



Figure 30. Left, looking west at 12th green and clubhouse; right, looking northeast from 14th hole gold tee toward 17th hole



Figure 31. Annotated drone view north from clubhouse at bottom left corner, 2018 (source: https://www.facebook.com/pg/BooneGolfClub/photos/?ref=page_internal)



Figure 32. Annotated drone view northwest from above 14th green, 2018 (source: https://www.facebook.com/pg/BooneGolfClub/photos/?ref=page_internal)

Clubhouse (Contributing)

Anchoring the southern end of the golf course are two small ponds, above which stands the clubhouse. The only building of substance at the course, the clubhouse was part of the original plans. Initially, though, only a basement level holding mens and womens locker rooms and a pro shop was built. This was topped by a concrete pad/roof in anticipation of a proper clubhouse (Brown 1991:38) (Figure 33, at left). About 1969 or 1970, the clubhouse proper was finally raised upon that pad. It was built in tripartite fashion, with pedimented side gables set perpendicular to a much taller, steeply pitched, cross-gable roof, all covered with shake shingles. The building was clad in vertical siding with walls of windows facing north toward the golf course that spread out below. (The original appearance of the south elevation was not determined.) A chevron of vertical boards filled the central part of the south gable, flanked by tall windows and additional bands of vertical siding (Figure 33, at right). The building currently looks much like it did originally, retaining its form, windows, and full course-facing deck (Figure 34). However, a second deck has been added to its east side at its lower level, and its wooden roof shingles have been supplanted by more fire-resistant asphalt ones. Most notably, the windows and diagonal siding that filled the south gable are now hidden by horizontal siding. (Tax records suggest that the changes were made in 1985. This was not confirmed.) The clubhouse continues to hold a pro shop and locker rooms at its lower level. A restaurant fills much of its upper level, facing the golf course and opening onto the south deck (Figure 35).



Figure 33. Left, unidentified man (likely Wade Brown), on concrete pad of future clubhouse, gazing across golf course site, ca.1959; right, looking southwest at clubhouse, no date (source: Brown, *Story of Golf in Boone*)



Figure 34. Looking northwest at clubhouse, at left, and southwest, at right



Figure 35. Recent view from clubhouse’s Fairway Cafe Restaurant looking northwest out across deck to golf course (source: <https://boonegolfclub.com/fairway-cafe-restaurant/>)

HISTORICAL BACKGROUND

Efforts to build a golf course in Boone began around 1940, but were forestalled by WWII. From the start, a course was promoted for its potential to bring visitors and money to the area. Secondly, it was viewed as an opportunity for Appalachian State Teachers College (now Appalachian State University) to improve its athletic program and increase teaching and coaching opportunities for students. In 1953 a group of interested individuals formally met for the first time to revive the idea, under the leadership of attorney and chairman Wade E. Brown, who had been involved in the initial push for a course (Brown 1981:1-2, 7; Prevost 2008:44-45). Locating a site proved difficult, but in late 1957 plans rapidly fell into place. By year’s end, the Boone Golf Club (re-chartered as Boone Developments, Inc. with Brown as president) had purchased 250 acres on the Blowing Rock Highway just southeast of Boone, engaged golf course architect Ellis Maples, and had a preliminary design in hand (Boone *Watauga Democrat* 1957a, 1957b and 1957c; Brown 1981:10-11).

Work commenced on May 13, 1958 under the direct supervision of Maples, as was his practice (Figure 36). (Maples moved to Boone at the onset and remained until the course’s completion (Brown 1981:28).) At the end of 1958, the *Watauga Democrat* ran an image of the design above the fold of its Christmas Day number (Figure 27, at left). The headline announced: “Cherished Dream Fulfilled: Boone’s New Golf Course Big Civic News of Year” (Boone *Watauga Democrat* 1958). On June 13, 1959 the course opened with Maples’ son, Joe, as pro (Boone *Watauga Democrat* 1959a and 1959c).



Left: This photo of the 12th green with the 13th fairway behind it was taken a month before the Boone Golf Club course officially opened. Middle: Golf course architect Ellis Maples shows Wade Brown how the holes are taking shape on the new course. From their vantage point is the 10th tee, and they can see the 13th fairway being cleared. The photo was taken in June 1958, a year before the course opened. Paul Weston photo Right: The view above the 10th fairway in May 1959 shows parts of the 12th, 13th, 18th, 6th and 7th holes.

Figure 36. Images of golf course under construction in 1958-1959 (source: Prevost, *The Boone Golf Club*)

The High Country Press website noted in June 2019, upon the club’s 60th anniversary (Wilkerson):

60 years ago next Thursday [June 13], Wade Brown finally teed off for the first game of golf at the Boone Country Club after 19 years of working tirelessly with landowners, stockholder[s], and course builders to make it possible. He was joined in that first game by Ellis Maples....

The other two members of the course’s first foursome were J.H. Thomas, assistant treasurer of Boone Developments and town mayor, and Horace Dowling, an active club stockholder and keen local golfer (Brown 1981:41) (Figure 37).



Figure 37. Wade Brown first to tee off, June 13, 1959 with, to his right, Horace Dowling, J.H. Thomas, and Ellis Maples in blue shirt and sunglasses (source: <https://www.hcpres.com/img/Opening-day-photo.jpg>); formal opening announcement (source: *Watauga Democrat*, July 9, 1959)

An advertisement for the formal opening of the course on July 15, a month after Brown teed off, named many of the firms that did the construction work and provided necessary materials (Figure 37). They included Perry Greene Construction Co. of Boone; Brown Bros. Construction of Sugar Grove, which did the paving and grading; and E.J. Smith & Son Company of Charlotte, providers of golf and turf equipment. As part of the community effort to see the course built, Brown Bros. and other contractors took part of their fees in club stock, as did Ellis Maples (Boone *Watauga Democrat* 1959c; Brown 1981:27).

While the course opened on schedule in 1959, the clubhouse took about 10 years to complete. According to Brown (1991:44), funds and a satisfactory design were a problem; the club received sketches and ideas from architects and others, all found to be deficient. Brown solved the problem when, on a business trip to the Grand Canyon area, he saw a building at a small airport with the “ideal design.” He contacted the Phoenix architect, who sent on a set of plans that local builder Perry Greene modified for the clubhouse. Although Brown did not name the architect, an online search located a building that was almost certainly the clubhouse’s model (Figure 38 and Figure 33, at right). Unfortunately, its location is misidentified as Arizona’s Pearce Ferry Airport, a tiny field that has never had a paved runway (<http://whereeaglesfly.tv/pearce-ferry/>). The location of the model building remains a mystery, although it may have been a no-longer-recognizable part of Las Vegas’ McCarran Airport, Air Vegas’ then-home base.



Figure 38. Model for Boone clubhouse in 2002, location unknown (photographer: Keaton Masuda; source: <https://www.google.com/maps/>)

In the late 1950s, when the Boone Country Club opened, there were only two golf courses near Boone, one in Linville, the other in Blowing Rock. They were, according to the history of Boone golf, “strictly membership clubs and too expensive and not set up for the average person” (Brown 1981:preface). During the club’s planning, its directors—who included professionals, prominent businessmen, and Appalachian State’s president—rejected building a members-only country club (Brown 1981:19-23). They felt the community lacked sufficient numbers and wealth to do so, but the reasons ran deeper:

...some of our citizens were of the opinion that the country club concept was not what our people needed or wanted. Some had had enough contacts with other areas and facilities and knew of the purpose of and impact on a community of this type facility and were of the opinion that a country club was not necessarily desirable for Boone. This philosophy prevailed and even though...there have been sporadic efforts and movement to turn the golf course into an exclusive type facility...this concept was secondary to the building of a fine golf course... (Brown 1981:15-16).

In his preface to Brown’s *History of Golf in Boone*, Alfred Adams—a local banker, civic leader, and director of the corporation—directly addressed the civic, economic, and tourism-related motivation for the inclusive course:

The Boone Golf Course has meant much to the area, not only in recreational ways but it has also had a meaningful impact economically. People came from far and near to play the course, brought friends with them, stayed in motels, ate at our restaurants, shopped in our stores. Many summer and retirement homes have been built here because of the golf course. Except for the determined efforts of Wade Brown, we would not today be enjoying Boone Golf Course.

The two principals behind the planning and construction of the Boone Golf Course, Ellis Maples and Wade Brown. Maples (1909-1984) was a member of “arguably the first family of golf course design and construction in the Carolinas” or, alternatively, “the first family of Pinehurst” (Dudley 2010; Peeler 2000). (Early in his life, Maples also went by the name J. Ellis, Joseph Ellis, or Joe Ellis; his grave marker in Aberdeen says J. Ellis Maples.) Moore County natives and brothers Frank, Angus, and Walter Maples worked with golf course design luminary Donald Ross in the construction or maintenance of 100s of his courses, including Pinehurst Nos. 1 through 4. Frank, Ellis’ father, was for

years a construction superintendent for Ross. He supervised the building of four Pinehurst Country Club golf courses, including the famous No. 2. Until his death in 1949, he was the club's director of grounds and maintenance (King 2018).

Ellis Maples was born in Pinehurst in 1909 (Figure 39). At 14 he became his father's assistant greenskeeper at the Pinehurst Club's Pine Needles and Mid Pines, where he remained into his late 20s. Under the tutelage of his father and Ross, he acquired the skills "that would allow him to later wear nearly every hat in the golf industry—professional, construction project manager, superintendent—until he discovered his true calling," golf course architect (King 2018).

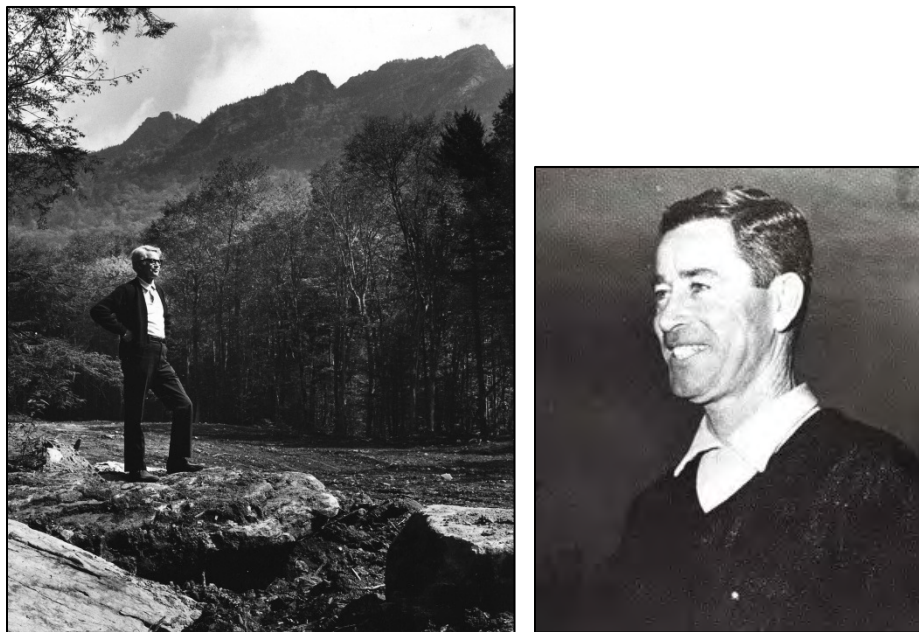


Figure 39. Ellis Maples at Grandfather Golf and Country Club in Linville during construction, mid-1960s, at left (source: <https://www.grandfatherclubnc.com/o-henry-magazine/>, and earlier, at right (source: <https://carolinas.pga.com/about-us/hall-of-fame>)

After WWII, Ellis worked as pro/manager at the New Bern Golf and Country Club and engaged in two small remodeling efforts in the area. In 1948 he moved to Raleigh, where he supervised the posthumous construction of Ross' last design, the Raleigh Country Club. He stayed on as course superintendent until 1953, when he struck out on his own as a golf course architect (American Society of Golf Course Architects 2019; Peeler 2018).

Various sources place the number of courses designed by Ellis Maples at around 70. Included below is a list of about 50 courses he designed, revised, or added to. About two-thirds of these are in North Carolina. The others are divided between South Carolina, Virginia, Tennessee, Georgia, and Florida. Unless otherwise noted, the source for the list is <https://www.golfcourseranking.com/architect-profile/list-of-courses-designed/ellis-maples/1404/>.

Ellis Maples Golf Courses		
Location	Course Name	Year Built or Redesigned
Florida		
Panama City Beach	Colony Club Golf Course (source: <i>Panama City News Herald</i> , July 31, 1977)	1977 (Maples—revision)
Georgia		
Augusta	Goshen Plantation Golf Club	1969
North Carolina		
Badin	Badin Inn Golf Resort & Club	1922 (Maples—revision)
Bermuda Run	Bermuda Run Country Club, Bermuda Run West	1971
Bermuda Run	Bermuda Run Country Club, Main Course	1971
Boone	Boone Golf Club	1959
Charlotte	Cedar Wood Country Club (source: https://www.cedarwoodcc.com/)	1963
Clinton	Coharie Country Club	1954
Eden	Oak Hills Golf & Event Center	1958
Gastonia	Gaston Country Club (source: https://www.gastoncc.com/)	1919 (not Maples); 1958 (Maples)
Goldsboro	Walnut Creek Country Club	1967
Graham	Quarry Hills Country Club (closed 2014)	1970
Greensboro	Forest Oaks Country Club	1962
Greensboro	Greensboro Country Club, Farm Course	1963
Greenville	Brook Valley Country Club	1966
Kernersville	Maple Leaf Golf Club (closed 2016)	1970
Lenoir	Cedar Rock Country Club	1965
Linville	Grandfather Golf & Country Club, Grandfather Course	1967
Linville	Grandfather Golf & Country Club, Mountain Springs Course	1967
Morehead City	Brandywine Bay Golf Club	1977
New Bern	New Bern Golf & Country Club	1920 (Maples—revision)
Pinehurst	Country Club of North Carolina, Dogwood Course (source: https://www.greensboro.com/the-first-family-of-golf-the-maples-clan/article_79a08aa3-75ce-57f7-9cd6-9b80940388e2.html)	1963
Pinehurst	Pinehurst Resort & Country Club - No.5	1961
Sanford	Quail Ridge Country Club	1967
Smithfield	Country Club Of Johnston County	1936 (Maples-revision)
Stoneville	Deep Springs Country Club	1979
Tryon	Red Fox Country Club (source: http://golfnorthcarolina.com/courses/red-fox-country-club/)	1968
Vass	Woodlake Country Club, Maples Course (source: https://www.golfzoo.com/-sandhills-north-carolina-golf-vacation-packages-woodlake-country-club-maples-course-.htm)	No date
Weldon	Chockoyette Country Club	1972
Whispering Pines	Country Club of Whispering Pines, East Course	1961
Whispering Pines	Country Club of Whispering Pines, East Course	1961
Whispering Pines	Whispering Woods Golf Course	1972
Wilkesboro	Oakwoods Country Club	1954
Willow Springs	Willow Springs Country Club	1912 (Maples—revision)

Location	Course Name	Year Built or Redesigned
Winston-Salem	Pine Brook Country Club	1954
Winston-Salem	Reynolds Park Country Club	1930 (Maples—revision)
Winston-Salem	Winston Lake Golf Course [African-American] (source: https://winstonlakegolf.squarespace.com/history)	1956 (1 st 9 holes—not Maples); 1964 (Maples—additional 9 holes)
South Carolina		
Aiken	Midland Valley Country Club	1961
Blythewood	Columbia Country Club	1960
Florence	Country Club of South Carolina	1968
Johnsonville	Wellman Golf Club (closed 2010)	1970
Orangeburg	Country Club of Orangeburg	1962
Saint Matthews	Calhoun Country Club	1957
Tennessee		
Cleveland	Cleveland Country Club	1969
Memphis	Ridgeway Country Club	1971
Virginia		
Chesapeake	Chesapeake Golf Club	1987
Laurel Fork	Old Mill Resort	1972
Lexington	Lexington Golf & Country Club	1971
Martinsville	Chatmoss Country Club	1958
Nellysford	Wintergreen Resort, Devils Knob Course	1977
Roanoke	Countryside Golf Club (closed 2010)	1967
West Virginia		
Institute	Kanawha County Public Golf Course (source: <i>Charleston Sunday Gazette Mail</i> , December 2, 1962)	1963

State-by-state rankings at the *Golf Digest* website include only two of Maples’ designs as among the 10 or 20 best in their seven states, the Dogwood Course at the Country Club of North Carolina at Pinehurst and the Grandfather or Championship Course at the Grandfather Golf & Country Club in Linville (*Golf Digest* website 2019a, 2019b, 2019c, 2019d, and 2019e). This is not surprising, for Maples was largely known for his thoughtful design of courses that appealed to the non-scratch golfer. As prolific golf course enthusiast and reviewer Graylyn Loomis wrote on his website in 2014 of Boone: “You won’t find Boone Golf Club on a top 100 list or Golf Channel resort special. However, it is one of my favorite courses in the world. The views are great, the course is in excellent condition and most importantly, it is extremely fun to play.”

Golf course architect Richard Mandell (2010), who trained with Ellis’s son, Dan Maples, commented approvingly on Ellis’ “roots of frugality” and “great ability to follow a mantra of ‘more is less’” “Ellis Maples’ niche as a golf course designer in the middle decades of the twentieth century,” he wrote, “certainly appears to be the work of humility—in working with the lay of the land and respecting the wishes of his clients....” Brad King, CEO of North Carolina golf accessory company Stitch, wrote in 2018 that Ellis’ “philosophy was to design member-friendly layouts that could be constructed and maintained on a club’s small-town budget.”

Ellis Maples' efforts were recognized by his professional peers. The American Society of Golf Course Architects elected him a member in 1963 and a Fellow in 1981. In 1973-1974 he served a term as the association's president. Its biographical note identified him as "one of the busiest architects in the U.S." from the early 1950s through the 1970s, and lauded his hand's-on commitment to his work, which led him to spend most of his career on the road in order to directly oversee his projects. In 1991 he joined Donald Ross in the Professional Golfers Association, Carolinas Section, Hall of Fame (American Society of Golf Course Architects website 2019; Professional Golfers Association, Carolinas Section website 2019).

Wade E. Brown was born near Blowing Rock in Watauga County in 1907 (Figure 40). Upon graduating from Wake Forest University's law school in 1931, he opened his own law office in Boone. The forward to his memoirs states (Brown 1997): "During his life as a practicing attorney, Wade was active in almost all of the civic endeavors undertaken by the leaders of the town of Boone and Watauga County including, but not limited to, the Chamber of Commerce, the Lions Club, and the Baptist Church. He was interested in all action to bring commerce into Watauga County."

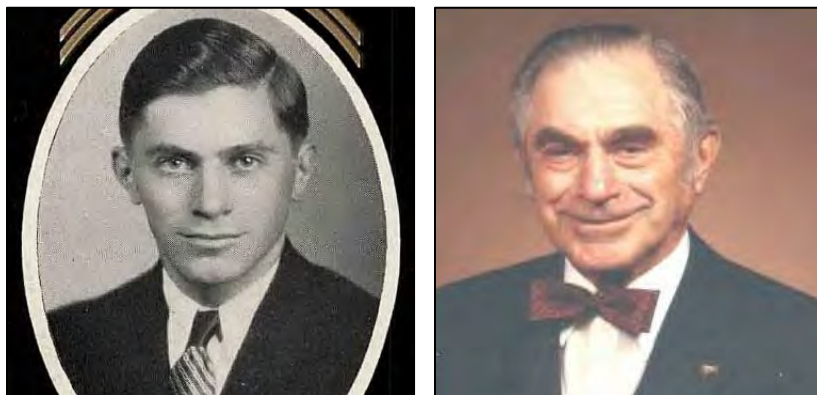


Figure 40. Wade Brown in Wake Forest University yearbook, 1931, at left, and later in life, at right (source: https://www.findagrave.com/memorial/34631054/wade_edward-brown#view-photo=175593232)

Brown served in the North Carolina Senate in 1946-1947 and in 1951 he represented Watauga County in the State House. From 1961 to 1967 he was mayor of Boone. He also served on the General Board of the Baptist State Convention and as a trustee of Appalachian State and Wake Forest universities (*Watauga Democrat* 1946 and 1950; Brown 1997:forward).

Brown's major achievements, however, were in economic development and the promotion of tourism. In the early 1930s, upon opening his office in Boone, he became active in trying to improve the county's economy. One way to do this, he wrote, was "to attract tourists to come to the mountains." He was one of the principals who brought to Boone the theatrical production *Horn in the West*, which opened in 1951. He was also actively involved in raising money for and building the Watauga Medical Center, which replaced its predecessor hospital. In the mid-1960s he was chairman of the hospital's board (Brown 1997:53-55, 111-113).

Brown was the principal mover behind the Boone Golf Course, even going so far as to buy 25 acres out of his own pocket to provide needed access to Blowing Rock Road (Watauga County Deed Book 79/Page 18 (1957)). The course eventually purchased all but two acres of the property, which Brown

held onto and upon which he built own home in 1967, overlooking the course. He wrote (Brown 1997:51-52):

The golf course has been a big asset to the community.... It has given a lot of work to local people and we are very proud of it. I have been told that the golf course has meant more to the development and economy of the community than any other enterprise that has been in Watauga County for many years, with the exception, of course, of the university.

Of all of his endeavors, Brown (1997) concluded in his memoirs' epilogue, "Perhaps my biggest single accomplishment is the part I played in building the golf course."

The North Carolina Bar Association (2018) added him to its Hall of Fame in one of its early classes of designees in 1982. One of the criteria for naming is that lawyers "have rendered a high level of service to the Bar and to their communities." His legal accomplishment aside, Wade Brown certainly met the latter standard. He died in 2009 at the age of 101. He was buried on home ground, in Blowing Rock's Woodlawn Cemetery (Winston-Salem *Journal* 2009).

NATIONAL REGISTER OF HISTORIC PLACES EVALUATION

Historic, Association, Architectural, and Information Potential Significance (Criteria A, B, C, and D)

The Boone Golf Club is recommended as NRHP eligible under Criterion A in the areas of significance of recreation and economic development through the promotion of tourism. The golf course was built with these in mind and, as noted above, it met its goals by attracting tourists and their money and increasing recreational opportunities in Watauga County. Although partially altered after 2002, the golf course retains the same level of challenge to its players, within the same 150-acre footprint, and continues to attract tourists. It is therefore believed to retain sufficient integrity to support its eligibility under this Criterion.

The golf club is also recommended as NRHP eligible under Criterion B for its association with Wade E. Brown. Attorney, state legislator, Boone mayor, university trustee, a key figure in bringing to the county the *Horn of the West* and helping build its new medical center, he played a significant role in Boone and Watauga County, and perhaps beyond. Yet Brown viewed the part he played in establishing the Boone Golf Club as his biggest accomplishment. As noted above, his contemporaries thought he was invaluable to the economic development of the area and considered him the principal reason the golf course was built. Back in 1958, with the construction of the course well advanced, the *Watauga Democrat* credited three different sources for its advent: corporate developers Boone Developments, Inc., which viewed it as a "community project in the fullest sense"; the "many business and civic leaders [who] have devoted large chunks of time to it"; and prime mover and shaker Wade E. Brown. As the president of Boone Developments, an indefatigable civic leader, and main proponent, he was central to all of the forces that resulted in the Boone Golf Club. As it retains its footprint and continues to attract tourists, as Brown envisioned, it is believed to retain sufficient integrity to support its eligibility under this Criterion for its association with Brown. However, the golf course is *not* believed to be additionally eligible under Criterion B for its association with Ellis Maples, as there are other golf courses that better represent Maples' significance as a golf course architect. The course was not one of his most notable designs. His premier efforts—located elsewhere in North Carolina—were the Dogwood Course at the Country Club of North Carolina at Pinehurst and the Grandfather or

Championship Course at the Grandfather Golf & Country Club in Linville, only about 16 miles to Boone’s southwest. The designs of these courses were fueled by the deep pockets of their owners, such as Grandfather’s Agnes Morton Cocke Woodruff, an heir to the MacRae family fortune (Pace 2016). Nonetheless, that money allowed for more challenging and picturesque designs than the one at Boone. Further, the ca.2002 changes to the course are believed to have been too extensive to support significance under Criterion B in connection with Maples’ overall body of work.

The Boone Golf Club is also not recommended as eligible under Criterion C for its design. As conceived and built, it was not one of Maples’ most notable designs. Further, the ca.2002 changes to the course are believed to have been too extensive to support significance under Criterion C in the area of golf course architecture.

Finally, the Boone Golf Club is unlikely to yield important historical information not available from other sources. It is therefore not recommended as eligible under Criterion D.

Boone Golf Club		
(note the level of integrity addressed here relates to the golf course’s significance under Criterion A for its association with recreation and tourism/economic development and under Criterion B for its association with Wade E. Brown)		
Element of Integrity	Level of Integrity	Assessment
Location	High	This Boone Golf Club remains at the location where it was built
Design	Medium to High	The golf course was altered ca.2002, but most of its tees, greens, landforms, and contours were retained and the course retains the same par and effectively the same distance and challenges to the golfer as it did in its original design
Setting	High	The course continue to be set in a valley, framed by high ridges, and edged by houses screened from it by landscaping
Materials	Medium to High	Retention of tees, greens, landforms, and contours, in spite of ca.2002 alterations, allow the golf course to largely retain its integrity of materials
Workmanship	Medium to High	Retention of tees, greens, landforms, and contours, in spite of ca.2002 alterations, allow the golf course to largely retain its integrity of workmanship
Feeling	Low to Medium	High integrity of location and setting, and medium to high integrity of design, materials and workmanship; therefore high to medium integrity of feeling
Association	Low to Medium	High integrity of location and setting, and medium to high integrity of design, materials and workmanship; therefore high to medium integrity of association


PROPOSED NATIONAL REGISTER OF HISTORIC PLACES BOUNDARIES

The proposed NRHP boundaries for the Boone Golf Club encompass the approximately 152-acre parcel (#2910707453000) with which it has always been associated (Figure 41). These acres take in its 18 holes, clubhouse, and private entry drive. They do not extend into state-maintained rights-of-way where they approach Deerfield Road on the north, Fairway Drive on the south, and Juniper Drive and Kellwood Drive at the southeast near Chase Hill Drive.



Figure 41. Parcel boundaries of the Boone Golf Club, shaded in orange, which form the proposed NRHP boundaries of the resource; note that the parcel and boundaries do not extend into state-maintained rights-of-way, as suggested by the orthogonal image, at Deerfield Road on the north, Fairway Drive on the south, and Juniper Drive and Kellwood Drive at the southeast (source: <http://gis.ncdcr.gov/hpweb/>)

(former) Watauga Hospital

	Resource Name	(former) Watauga Hospital
	HPO Survey Site #	WT0563
	Location	150 University Drive, Boone
	Parcel ID No.	Eastern quarter of approximately 3-acre parcel # 2910062859000
	Construction Date	1931-1938
	Recommendation	No recommendation, outside of APE

ARCHITECTURAL DESCRIPTION

Pezzoni’s (2009:311-312) description of the former Watauga Hospital remains accurate 10 years on:

The three-story Colonial Revival building is constructed of stretcher-bond brick and has slightly projecting end pavilions. Brick quoins define the corners of the pavilions, and brick rustication marks the first story. A molded belt course of what may be unglazed terracotta runs above the first story, and the same material appears to have been used for the cornice that runs below the brick parapet. The main entrance has a classical white-painted wood surround with a wide entablature and a cornice on diminutive brackets. On the faces of the pavilions are small stone-colored plaques with wreath motifs.

Images over the years depict virtually no changes to the building’s exterior (Figure 42).

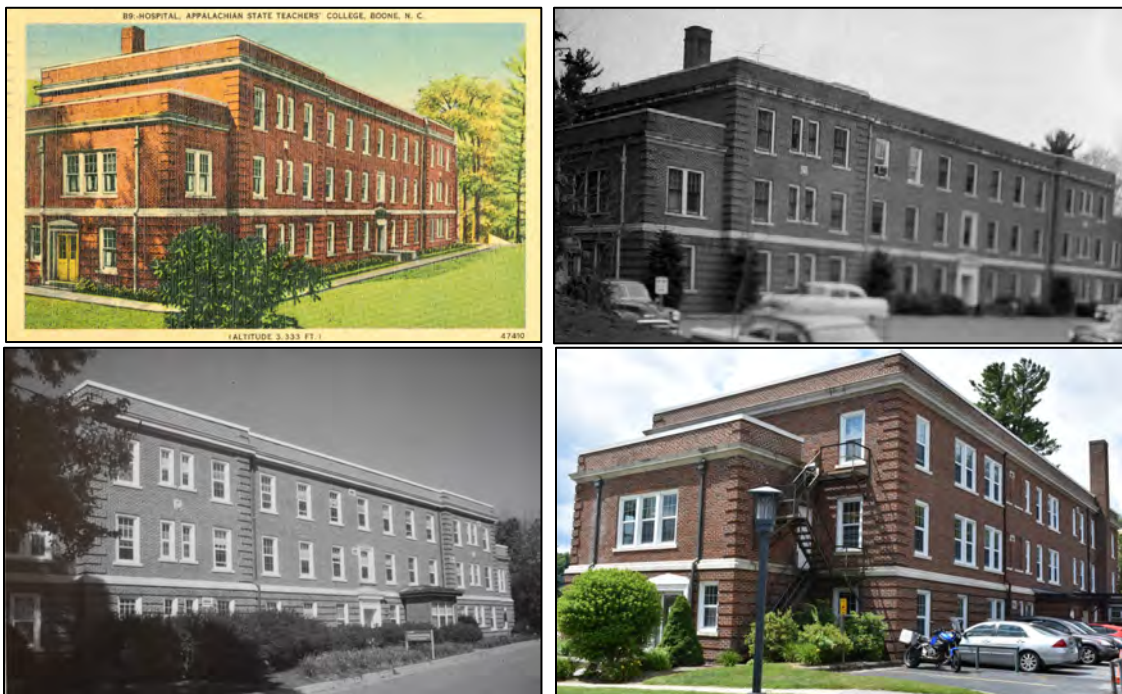


Figure 42. Watauga Hospital—upper left, ca.1952 (<https://digitalwatauga.org/items/show/122>); upper right, 1959 (<https://omeka.library.appstate.edu/files/original/f27c8591aee7c5d781f7c91b0f801af8>); bottom left, ca.2009 (Pezzoni); bottom right, 2019

Following the construction of the Watauga Medical Center in the 1960s, the building ceased functioning as a hospital and was converted into office space. Now called Founders Hall, it holds various administrative offices for the university. The ground level, at least, retains a standard double-pile, central-corridor plan (Figure 43).



Figure 43. Left, looking east to west down ground floor corridor; right, looking west to east down corridor

HISTORICAL BACKGROUND

Appalachian State Normal College building engineer Robert F. (R.F.) Coffey supervised the original Watauga Hospital's construction. He had come to the college in 1928 to supervise the installation of its new heating and power plant, and remained its building engineer/supervisor until his death in 1935 at the age of 36 (*Watauga Democrat* 1928 and 1935).

Watauga Hospital's planned construction proceeded in fits and starts for a decade. In 1929 the North Carolina General Assembly appropriated \$40,000 for it, which was supplemented with a matching appropriation by the Duke Foundation in 1931. Construction was set to start on the three-story brick building in June (*Watauga Democrat* 1931a). In July the Duke Foundation named Coffey construction engineer and he engaged a crew to demolish the "Old Lovill Home," which occupied the site (*Watauga Democrat* 1931b). By mid-August the concrete foundation had been poured and by month's end a crew of seven was laying the brick walls (*Watauga Democrat* 1931c and 1931d).

After the summer's flurry of articles, the hospital dropped from newspaper accounts for two years. In June 1933 it reappeared with yet another prognosis of imminent opening: "The walls to the hospital building have been completed and the structure enclosed for a long time, and now the way is open for rapid completion" (*Watauga Democrat* 1933). (Its walls were up and its roof on, but according to Wade Brown (1997:110), it lacked windows at this point.) Three more years passed, however, before the local newspaper reported in the spring of 1936 that the building would likely open that summer. This date was boosted by the promise in May that the Works Progress Administration (WPA) would help with its completion (*Watauga Democrat* 1936a and 1936b). Two years further on, the hospital made the news again, with various promises of opening in early 1938. According to a small notice in the *Watauga Democrat* (1938a), on April 17, 1938 it opened its doors to visitors. Two days later it saw its first birth (*Watauga Democrat* 1938b; see also *The (Lumberton) Robesonian* 1938).

LOCATION

The NC SHPO website maps the former Watauga Hospital at the site of the current Watauga Medical Center, which was built beginning in the 1980s (Figure 44 and Figure 44). The former hospital is actually located about 1.75 miles to the northwest, at 150 University Drive on the campus of Appalachian State University in downtown Boone. The mis-mapping was not identified prior to the completion of pre-fieldwork research on the building. As the research was already done, a brief updated history of the hospital was written and some new photographs were taken. However, as the former Watauga Hospital is located outside of the project’s APE, its NRHP eligibility was not addressed.

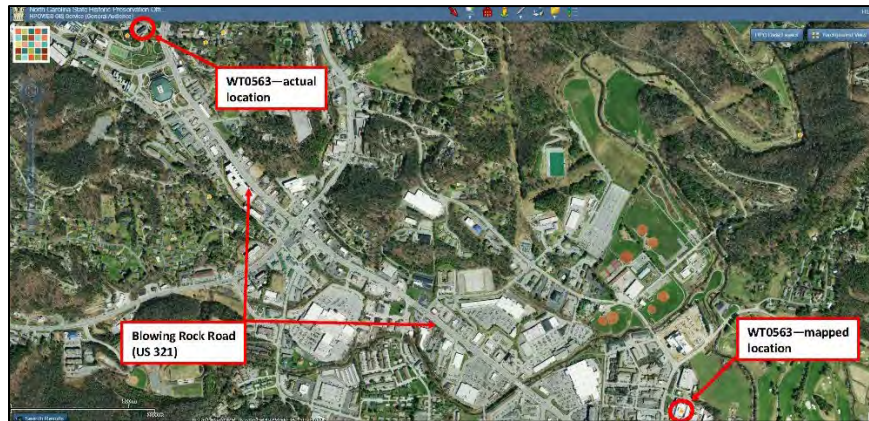


Figure 44. Location of former Watauga Hospital (WT0563) (source of base map: <http://gis.ncdcr.gov/hpweb/>)



Figure 45. Watauga Medical Center principal buildings

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