

HISTORIC ARCHITECTURAL RESOURCES SURVEY REPORT
PHASE II: FINAL IDENTIFICATION AND EVALUATION

FOR

NC 73 EXTENSION

FROM EXISTING NC 73/US 220 TO CHURCH STREET (SR 1452)
RICHMOND COUNTY, NORTH CAROLINA

TIP# R-3303
STATE PROJECT# 8.1581201
FEDERAL AID PROJECT# STP-73(4)



CARRIE E. ALBEE
SARAH W. LECOUNT
ARCHITECTURAL HISTORIANS
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MANAGEMENT SUMMARY

Project Description. For project TIP# R-3303, the North Carolina Department of Transportation (NCDOT) is planning to extend NC 73 on a new location southeast from the current "T" intersection with US 220 north of Ellerbe, Richmond County, NC, to tie in with the proposed US 220 Bypass interchange at Church Street (SR 1452) northeast of Ellerbe, a total project length of 2.1 miles. The proposed cross section is a two-lane, 24-foot shoulder section with 8-foot grass shoulders. NCDOT is currently studying three alignments within this corridor. This project is federally funded [FA# STP-73(4)].

Purpose of Survey and Report. NCDOT Historic Architecture Section conducted a Phase II Final Identification and Evaluation Survey in order to identify significant historic architectural resources within the area of potential effect (APE) for project TIP# R-3303, and to evaluate these properties according to the National Register of Historic Places criteria.

Study Area. The project APE for architectural resources was determined to be a wide elliptical corridor northeast of Ellerbe encompassing all three alternatives for project TIP# R-3303, with exterior limits extending approximately 500 feet from the existing project beginning and ending locations (Map 1). The APE was determined so as to include architectural properties which could potentially be affected, both directly and indirectly, by project TIP# R-3303. The Phase II Survey of 100% of the project area was conducted by car and on foot by NCDOT Architectural Historian Carrie Albee as the principal investigator, with Mary Pope Furr assisting, on Friday, October 2, 1998, and all properties which appeared to be over fifty years of age were identified, recorded, and evaluated.

Summary of Findings. Nine properties over fifty years of age were identified within the APE including one early twentieth-century hotel, seven twentieth-century dwellings, and one twentieth century barn. Of these nine properties, one is listed on the National Register of Historic Places, the Ellerbe Springs Hotel (Property #1). No other properties within the project APE were determined eligible for the National Register.

9 Properties Evaluated: 1 Hotel, 7 Dwellings, 1 Barn

1 Property **Listed** on the National Register

Property #1: Ellerbe Springs Hotel, 1906 p. 7

0 Properties Determined Potentially **Eligible** for the National Register

8 Properties Determined **Not Eligible** for the National Register

Property #2: Dwelling, first quarter of the twentieth century p. 26

Property #3: Dwelling, second quarter of the twentieth century p. 26

Property #4: Dwelling, first quarter of the twentieth century p. 29

Property #5: Barn, second quarter of the twentieth century p. 29

Property #6: Dwelling, first quarter of the twentieth century p. 31

Property #7: Dwelling, second quarter of the twentieth century p. 31

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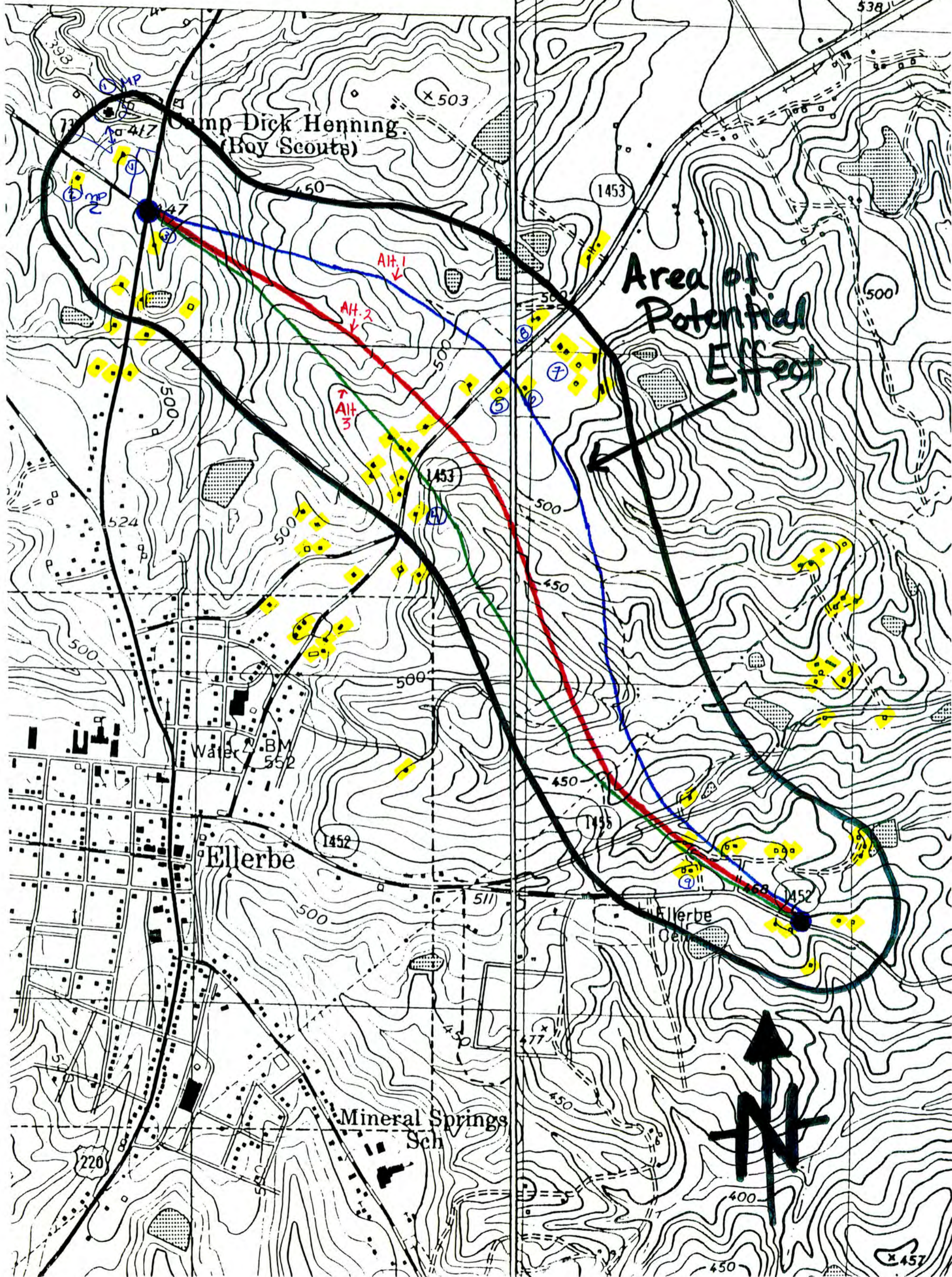
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I. PROJECT DESCRIPTION

For project TIP# R-3303, the North Carolina Department of Transportation (NCDOT) is planning to extend NC 73 on a new location southeast from the current "T" intersection with US 220 north of Ellerbe, Richmond County, NC, to tie in with the proposed US 220 Bypass interchange at Church Street (SR 1452) northeast of Ellerbe, a total project length of 2.1 miles. The proposed cross section is a two-lane, 24-foot shoulder section with 8-foot grass shoulders. NCDOT is currently studying three alignments within this corridor. This project is federally funded [FA# STP-73(4)].

AREA OF POTENTIAL EFFECT
USGS Quad Map: Ellerbe NC
Quad Scale: 1:24000



II. PURPOSE OF SURVEY AND REPORT

NCDOT conducted a survey and compiled this report in order to identify historic architectural resources located within the area of potential effect (APE) as part of the environmental studies performed by NCDOT for the proposed project TIP# R-3303, extension of NC 73, Richmond County, and documented in an Environmental Assessment (EA). This report is prepared as a technical appendix to the EA and as part of the documentation of compliance with the National Environmental Policy Act (NEPA) and the National Historic Preservation Act (NHPA) of 1966, as amended. Section 106 of the NHPA requires that if a federally funded, licensed, or permitted project has an effect on a property listed on or eligible for the National Register of Historic Places, the Advisory Council on Historic Preservation be given an opportunity to comment. This report is on file at NCDOT and available for review by the public.

III. METHODOLOGY

Standards. NCDOT conducted the survey and prepared this report in accordance with the provisions of the Federal Highway Administration (FHWA) Technical Advisory T 6640.8A (Guidance for Preparing and Processing Environmental and Section 4(f) Documents); the Secretary of the Interior's Standards and Guidelines for Archaeological and Historic Preservation (48 FR 44716); 36 CFR Part 800; 36 CFR Part 60; and Phase II Survey Procedures and Report Guidelines for Historic Architectural Resources by NCDOT dated June 15, 1994. This survey report meets the guidelines of NCDOT and the National Park Service.

Goals. NCDOT conducted a Phase II Final Identification and Evaluation Survey in order to accomplish the following goals: 1) to determine the APE, defined as the geographical area or areas within which a project may cause changes to the character or use of historic properties, if any such properties exist; 2) to identify all significant architectural resources within the APE; and 3) to evaluate these resources according to the National Register of Historic Places criteria.

Study Area. The project APE for architectural resources was determined to be a wide elliptical corridor northeast of Ellerbe encompassing all three alternatives for project TIP# R-3303, with exterior limits extending approximately 500 feet from the existing project beginning and ending locations (Map I). The APE was determined so as to include architectural properties which could potentially be affected, both directly and indirectly, by project TIP# R-3303, and, therefore, includes not only those properties directly adjacent to the proposed alternatives, but also those properties within the immediate viewshed of the project.

Findings. A Phase II Survey of the project area was conducted by car and on foot by NCDOT Architectural Historians Carrie Albee as the principal investigator, and Mary Pope Furr as supporting investigator, on Friday, October 2, 1998, using USGS quad maps. The entire APE was surveyed, and all properties which appeared to be over fifty years of age were identified, recorded, and evaluated.¹ One property, the Ellerbe Springs Hotel, listed on the National Register of Historic Places, was researched and recorded more extensively, and its historic boundaries were determined.²

Major Resources. Background and historical information on properties within the APE was obtained primarily from the State Historic Preservation Office (SHPO) files in Raleigh, and from J. Neal Cadieu's *The History of Ellerbe Springs from 1820 to 1995*.³

¹ The western portion of the project is covered by the Ellerbe USGS quad map, and the eastern portion by the Millstone Lake USGS quad map.

² The National Register Nomination for the Ellerbe Springs Hotel was prepared by Jerry L. Cross and Edward F. Turberg in November of 1979. A copy of this nomination form is located in the property files of the State Historic Preservation Office in Raleigh. See Jerry L. Cross and Edward F. Turberg, "Ellerbe Springs Hotel," unpublished material (Raleigh, NC: the State Historic Preservation Office, 1979).

³ J. Neal Cadieu, *The History of Ellerbe Springs from 1820 to 1995*. Publisher information is unavailable for this local history publication. The document was obtained by NCDOT at the Ellerbe Springs Hotel.

IV. SUMMARY OF FINDINGS

In a letter from David Brook, Deputy State Historic Preservation Officer, to Richard B. Davis, Assistant Manager, Planning and Environmental Branch, NCDOT, dated May 29, 1998, the SHPO identified one structure within the project study area as potentially significant: the Ellerbe Springs Hotel (Property #1), on the north side of NC 73 at the junction with US 220. Upon investigation of the project study area, the NCDOT Historic Architecture Section recorded and evaluated this property, in addition to eight others over fifty years of age within the APE. Of these nine properties, only one was eligible for the National Register of Historic Places, the Ellerbe Springs Hotel, placed on the National Register in June 1980.

9 Properties Evaluated: 1 Hotel, 7 Houses, 1 Barn

1 Property **Listed** on the National Register

Property #1: Ellerbe Springs Hotel, 1906 p. 7

8 Properties Determined **Not Eligible** for the National Register

Property #2: Dwelling, first quarter of the twentieth century p. 26

Property #3: Dwelling, second quarter of the twentieth century p. 26

Property #4: Dwelling, first quarter of the twentieth century p. 29

Property #5: Barn, second quarter of the twentieth century p. 29

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Property #7: Dwelling, second quarter of the twentieth century p. 31

Property #8: Dwelling, second quarter of the twentieth century p. 34

Property #9: Dwelling, second quarter of the twentieth century p. 34

V. PHYSICAL CONTEXT

The project area for TIP# R-3303 is defined by three primary roads running out of Ellerbe: US 220, running north; SR 1453 running northeast; and Church Street (SR 1452) running east. Structures within the APE are concentrated almost entirely along these roads. The character is predominantly low density rural residential development supported by the nearby town of Ellerbe and the much larger county seat at Rockingham. Within the roads are large tracts of forested and cultivated land fluctuating from approximately 400 feet to 500 feet in elevation, presenting a gently sloping rural landscape.

VI. PROPERTY INVENTORY AND EVALUATIONS

A. Properties Listed on the National Register of Historic Places:

Property #1 - Ellerbe Springs Hotel (RH 5) (NR), Figures 1 through 8.

Date. 1906

Location. US 220, West Side

At NC 73 Jct., Approx. 1 mile North of Ellerbe
N Ellerbe vic., Richmond Co., NC

Setting. The Ellerbe Springs Hotel is located approximately one mile north of the small town of Ellerbe in a sparsely developed area of Richmond County characterized by widely spaced, modest dwellings separated by undeveloped, wooded land (Map 1). The Hotel building itself, nestled in a small clearing amidst medium density pine forest on all sides, is located in the southeast quadrant of the 49.9-acre tract, just a short distance west of US 220, from which it is accessed (Map 3).⁴ The associated buildings, including the Old House,⁵ the Picnic Shelter, and the Dance Pavilion, are scattered within the woods surrounding the Hotel. The mineral spring, for which the Ellerbe Springs Hotel is named, is located between the Hotel and the creek which runs westward towards a small man-made lake behind the Hotel created in the last quarter of the nineteenth century.

Physical Description. The Ellerbe Springs Hotel building is approached from the east by a paved private drive which opens up into a wide parking lot in front of the primary facade of the Hotel (Figs. 1-5). The structure is composed of a large, two-and-a-half-story, hipped-roof central block with two-story, single-pile, step-hipped-roof flanking wings to the north and south, set back from the central mass of the building. From the plan of the building it appears that the rooms projecting from the central block and extending beyond the rear elevation of the flanking wings, including the narrow kitchen ell, were added to the Hotel at a later date. The Hotel is of frame construction resting on a continuous stone foundation⁶ and sheathed in lapped weatherboards. The Hotel is primarily roofed in stamped metal pantiles, except for the porches which exhibit a standing seam metal roof. Two large, symmetrically placed corbeled brick interior chimneys project from the central portion of the Hotel, and each of the flanking wings has a smaller corbeled brick interior chimney. Two more small, irregularly placed interior brick chimneys are located in the rear rooms of the buildings.

⁴ At one time the Ellerbe Springs Hotel property occupied the entire 51.21-acre rectangular parcel at the juncture of NC 73 and US 220. More recently, however, a small 1.31 acre tract directly abutting the junction of the two roads has been sold to the North Carolina Department of Transportation for use as a park and rest area.

⁵ Sources suggest that this small one-story Greek Revival dwelling to the south of the Hotel is the residence of Alexander Nicholson described in the deed to William T. Ellerbe dated November 14, 1850. *See* Cadieu.

⁶ Photographs of the Ellerbe Springs Hotel from the early 1900s show the central block with a continuous stone foundation, but the flanking wings and rear rooms with splayed stone pier foundations. *See* Cadieu, 12.

Although the National Register Nomination for the Ellerbe Springs Hotel states that construction on a thirty room hotel began in 1870,⁷ the overall architectural character of the Hotel as it now stands is early twentieth-century traditional with elements suggesting both the Colonial Revival and Craftsman movements in American architecture. The central block of the Hotel has a two-story, three-bay, hipped-roof facade with a wide projecting dormer and a single-story full-width wrap-around porch supported on slender, paired chamfered posts linked by a simple balustrade.⁸ This wrap-around porch joins with the double-story porch of the flanking wings, unifying the east facades and providing for circulation between the central portion of the Hotel and its flanking wings. The hipped-roof flanking wings are five bays wide, with the bays alternating between windows and doors from inside to outside, and the two-story porch terminates with the fourth bay, leaving a single window bay exposed per story on each wing. At the second-story level, the inner-most bay of the wings are replaced with a recessed alcove providing access to the rooms to the rear of the Hotel.

The central, symmetrically-placed doorway exhibits wide, double-leaf doors and a four-light transom above. The doors of the flanking wings are simple, horizontal-panel doors. The fenestration of the primary (east) facade is bilaterally symmetrical and exhibits varied-width, two-over-two sash windows with louvered, hinged shutters. Mild variations from the general fenestration pattern include the paired two-over-two sash windows of the second-story central bay separated by a thick mullion and the multi-light, three-part windows of the attic dormer. The window and door architraves are composed of simple two-part moldings, complemented by the unadorned cornice and cornerboards. The secondary facades of the Hotel repeat the simple, Colonial Revival detailing and fenestration pattern of the primary facade, although with an irregular massing reflecting the piecemeal addition of ancillary rooms to the original structure.

The plan of the Ellerbe Springs Hotel is in three major parts, consisting of a central block, flanking wings, and one or more additions to the rear. Currently, the first floor of the Ellerbe Springs Hotel consists primarily of the public and service rooms, with the second floor devoted to guest chambers.⁹ The central block of the Hotel houses the reception area and lobby, a gift shop, stair hall, and the dining room below with guest chambers and bathrooms above on the second floor. The ell houses the kitchen and pantry below, and a large guest suite above. The north flanking wing is devoted entirely to guest chambers, while the first floor of the south flanking wing is used for a private dining room and its second floor rooms, only, as guest chambers.

⁷ Jerry L. Cross and Edward F. Turberg, "Ellerbe Springs Hotel," National Register of Historic Places Inventory-Nomination Form, unpublished material (Raleigh, NC: North Carolina Department of Archives and History, November 1979) Item 8 Page 2.

⁸ The central block of the Ellerbe Springs Hotel follows contemporary trends in vernacular domestic architecture in its two-story, three-bay, pyramidal-roof with dormer form executed in the architectural language of the Colonial Revival. Vernacular interpretations of this form strikingly similar to the Ellerbe Springs Hotel can be found all over the United States during the opening decades of the twentieth century.

⁹ Descriptions of the plan of the Ellerbe Springs Hotel are based upon the plan as drawn in Cross and Turberg.

The presence of a hotel and/or boarding house of some sort on the Ellerbe Springs site can be documented as early as 1875, and a hunting lodge is said to have been built on the site soon after William T. Ellerbe's purchase of the property in 1850. Descriptions or images of these earlier buildings are not known to exist, and it is not known whether any of these earlier buildings were incorporated into the current Hotel building. NCDOT Architectural Historians examined the building, with the exception of the interior of the flanking wings, and determined two possible interpretations of the building's evolution.

It is possible that the first portion of the Hotel to be constructed was a long, two-story rectangular building with a double-story porch along the front, reflecting a simple linear sequence of guest rooms. This pattern was commonly used for hotels and taverns in the nineteenth century, although more often in an urban setting, lending support to Cross and Turberg's 1870 date of construction for the hotel. The central block, then, could conceivably have been built onto the front of this elongated building in 1906, accompanied with a renovation of the wings, as suggested by the four room, center hall plan typical of early-twentieth century domestic architecture. The rooms to the rear and kitchen ell could have been added in a piecemeal fashion, although it seems likely that many of these rear rooms, if not all of them, would have been added to the Hotel at the time of the 1906 building campaign to accommodate the increased demand for guest rooms.

The second interpretation sets the construction of the entire Hotel in 1906. Documentary evidence strongly supports this theory. A local historical publication on Ellerbe Springs tells of the "arrival" of the Ellerbe Springs Hotel in 1906, citing several contemporary sources which describe the construction of a new hotel building that is clearly the structure, or part of the structure, that now stands on the Ellerbe Springs Hotel site. Cadieu writes in *The First 175 Years at Ellerbe Springs* that the newly formed "Ellerbe Springs Company" issued shares in order to "build, erect, construct, manage and occupy buildings for hotel purposes, dwelling houses, apartment houses and other structures" on the Ellerbe Springs site. A year later in 1906 the grand opening of the Ellerbe Springs Hotel was publicized in a local paper, *The Anglo Saxon*, out of nearby Rockingham, in which the "noblest and tastiest" new Hotel building was attributed to Mr. H. E. Bonitz of Wilmington and Mr. A. D. Dumas. Stylistically, with the possible exception of the hipped roof, the paired porch piers, and the double leaf entrance doorway with transom, the extant architectural evidence is consistent with the 1906 date. While it is certainly possible that this 1906 building campaign consisted of the expansion and updating of an older hotel structure, there is no extant architectural evidence of this. It is, therefore, the opinion of NCDOT that the Ellerbe Springs Hotel was constructed in its entirety in 1906.¹⁰

According to Cross and Turberg, the most remarkable feature of the interior of the Hotel is the woodwork:

¹⁰ Cross and Turberg, Item 8 Page 1 and "The Grand Hotel Arrives" in Cadieu, 31-33.

The staircase, comprised of a square newel with three-piece molded cap, asymmetrically turned balusters, and a molded rail, rises in a straight flight to a square hall near the rear of the building...The mantels in the hotel are of four basic types. In the lobby, the mantel is supported on free-standing Ionic columns set on tall plinths. The shelf is composed of a deep projecting entablature. A simple molded backboard rises about twelve inches above the shelf. The mantels in the two north rooms (the gift shop and the small dining room) are in the Eastlake style with turned posts and brackets.¹¹ Above the shelf, slender, turned balusters support a secondary shelf over a three-part overmantel. The centerpiece of the overmantel is a beveled mirror. This is flanked on either side by raised paneled sections. The backboard extends above the top shelf about eight inches. The mantel in the south dining alcove is also in Eastlake style but lacks a mirrored overmantel and secondary shelf. The pilasters are square in section and are fluted. This pattern carries across the lintel and is repeated in the shelf brackets...The main dining room is a large space, increased visually by wide arches from the main hallway and the two dining alcoves. The mantel, small for the room, is of the fourth type and is similar to that in the lobby except for its shelf construction. Here the mantel shelf rests on square extensions above the capitals, forming with the lintel the frieze and architrave.¹²

An equally significant building at Ellerbe Springs is the "Old House," a small, one-story, gable-roof frame dwelling resting on brick piers, since filled in, with a single-bay portico executed in vernacular Greek Revival style (Fig. 6). The house, believed to be the residence of Alexander Nicholson described in the 1850 deed of what would become the Ellerbe Springs land to William T. Ellerbe, is located on a knoll to the southeast of the Hotel building. It is unclear as to whether this is its original location. According to Cross and Turberg, the interior of the house, sheathed in wide horizontal boards, exhibits Greek Revival detailing in the simple post-and-lintel mantelpieces and the vertical panel doors throughout.¹³

Other structures on the Ellerbe Springs site include a single-story frame dance pavilion, or "Springhouse," resting on stone foundations to the northeast of the Hotel, most likely constructed in the early twentieth century (Figs. 7, 8).¹⁴ This

¹¹ This juxtaposition of the "Eastlake" mantelpieces of the two north rooms with the Colonial Revival mantelpiece of the lobby further reaffirms the 1906 date of construction in that it is common to still see Eastlake elements used in residential structures in the opening decade of the twentieth century, whereas one would not expect to see a Colonial Revival mantelpiece in a dwelling from the 1870s. It should be noted, however, that the interior of the Ellerbe Springs Hotel underwent extensive remodeling in the year 1988-89, including the tearing out of all the original plaster walls. For more information of this most recent renovation, see Cadieu, 52.

¹² Cross and Turberg, Item 7 Page 1.

¹³ Ibid., Item 7 Page 2.

¹⁴ Cross and Turberg refer to this structure as a "dance pavilion," and assign the building a late nineteenth-century date of construction. They also state that the extant building is the remaining half of that which was originally constructed. The architectural evidence suggests an early twentieth-century date of construction, however, perhaps as part of the building campaign for the grand opening of the Ellerbe Springs Hotel in 1906. A documentary photograph dated July 19th, 1909 shows the pavilion at its present size. The structure is called the "Springhouse" in Cadieu's history of Ellerbe Springs, a term no doubt derived from the location of the structure adjacent to the creek and just a short distance from the mineral springs. It is likely that the structure was used for a variety of

building, apparently used as a Sunday school classroom in the 1920s, had the practical and unique feature of sixteen-light single-sash windows which could be raised up into the wall to maximize air circulation during the hot summer months.¹⁵ Although moved to Ellerbe Springs after 1994, another dwelling can be found on the site, believed to have been built in 1880 by Murdock McAskill, the first postmaster for the Ellerbe Springs Post Office and teacher at the Ellerbe Springs Academy.¹⁶ A frame, U-plan, gable-roof structure, the McAskill House has been restored and is currently used for additional lodging for the Hotel. An open, wood-frame picnic shelter to the southeast, and the brick wall and frame canopy surrounding the mineral spring, both built in the twentieth century, complete the assemblage of structures that make up the Ellerbe Springs Hotel complex. Other associated structures have existed on the site during the history of the Ellerbe Springs Hotel as evident from documentary photographs and oral record, including a number of summer cottages built from during late-nineteenth and early-twentieth century, but they have unfortunately not survived to the present day.¹⁷

Historical Background. Although it is likely that the site had been familiar to the Native American population long before the arrival of Highland Scots to the area in the eighteenth century, the first recorded transaction associated with the site is a deed for 100 acres of land purchased by William Webb from the State of North Carolina in November of 1790.¹⁸ The first owner of the mineral springs known to have built upon the site, however, was Captain William Farr Ellerbe who purchased 300 acres around the springs from John McNeill in December of 1820.¹⁹ At his death in 1826, Ellerbe's will reveals the existence of a "summer residence" on the property, which was to pass to his wife and children, and an additional house built on the site by his "worthy friend John MacFarland," a local Presbyterian minister, who was to inherit the house and the small tract on which it was located.²⁰ Seven years later, the site would show up as "Mineral Springs" on a new map of North Carolina, published in 1833, just north of "Fair Grounds," later to become the town of Ellerbe, on the major north-south road through the county which ran from Marlboro County, South Carolina to Guilford, North Carolina.²¹

social and recreational functions including dancing, for which it would have been exceptionally suited given the large windows which could be raised to keep the room cool amidst the activity. See Cross and Turberg, Item 7 Page 1, and Cadieu, 10, 41.

¹⁵ Cadieu, 10.

¹⁶ Ibid., 14.

¹⁷ Ibid., 27.

¹⁸ Ibid., 3.

¹⁹ Ibid.

²⁰ Ibid.

²¹ This map of North Carolina was sponsored and published by newspaper publisher and mayor of Fayetteville John MacRae. Ibid., 3. The above-mentioned north-south road, now US 220, was originally planned by Revolutionary War Captain James Crawford for General Greene as the quickest route from Marlboro County, South Carolina to Guilford Court House, North Carolina, where the General was to meet with Cornwallis. Where this north-south road intersected the major east-west route in Richmond

In 1850, Captain Ellerbe's son, Colonel William Thomas Ellerbe, purchased the mineral springs property from his mother and is believed to have constructed a hunting lodge on the site.²² Five years later, Col. Ellerbe had enlarged his land holdings in the Ellerbe Springs area to 1,161 acres.²³ Col. Ellerbe, like his father, was from Marlboro, South Carolina and was described by Ronald William Ellerbe in his *Ellerbe Family History* as "a graduate of South Carolina College, and for a long time a state Senator from Marlboro. He was a cultured gentleman, a large and prosperous planter and a valuable citizen."²⁴ Colonel Ellerbe and his privileged friends used the property mostly as a cool retreat from the malaria-prone and disease-ridden South Carolina lowlands during the summer months. However, following Ellerbe's death in 1857 and the reversion of the Ellerbe Springs property to Ann Robertson Ellerbe Prince, the colonel's mother who subsequently sold all but the original 300 acres around the spring, the character of the site began to change dramatically from a private hunting ground to a public retreat. Beginning with the founding of Harmony Presbyterian Church on the site in 1857, Ellerbe Springs appears to have been freely open to the public for a variety of uses during the second half of the nineteenth century, first recreational, and then expanding to include a wide range of additional activities. The Harmony Presbyterian Church, changed to "Ellerbe Springs Presbyterian Church" in 1888, served as a house of worship until the mid-1920s when construction of a new church in the town of Ellerbe began, after which the building fell into decline and was eventually demolished.²⁵ Associated with this church was the Ellerbe Springs Academy, reputed to have been built at Ellerbe Springs somewhere around 1860, at which were educated children of Richmond County until 1910, including one "thin, pale boy" named Cameron Morrison, future governor of North Carolina.²⁶

As frequently was the case with church and court house sites in the nineteenth century, the presence of the Harmony Presbyterian Church and school made Ellerbe Springs a natural public gathering place for locals. This is suggested by the fact that at the outbreak of the Civil War, two local troops, dubbed the "Scotch Boys" and the "Red Shirt Guard," accompanied by a band from Wilmington,

County came to be called "Crossroads," and then "Hurricane," and in the late eighteenth century when it became the site of the local Highland Scots' biannual games, the name was again changed to "Fair Grounds." Fair Grounds would remain the name of the town for over a century until changed to Ellerbe in the early twentieth century after the Ellerbe, or "Elerby," family. *Ibid.*, 1, 4.

²² *Ibid.*, 5.

²³ *Ibid.*, 6.

²⁴ *Ibid.*, 5.

²⁵ *Ibid.*, 8, 9. Cadieu states in his history of Ellerbe Springs that one local source remembered the Harmony Presbyterian Church as being located at the current site of the NCDOT rest area, at the corner of NC 73 and US 220. It is further commonly held that the selection of Ellerbe Springs as the location for the church is due to the relationship between the Rev. John MacFarland and Captain Ellerbe. For more information on the Harmony/Ellerbe Springs Presbyterian Church see the chapter in Cadieu's book entitled "Ellerbe Springs Presbyterian Church," *Ibid.*, 9.

²⁶ *Ibid.*, 13.

marched through the Ellerbe Springs oak grove in May of 1861 to rally troops for the Confederate army.²⁷

This public use of the Ellerbe Springs site continued and expanded during the ownership of T. C. Leak, who purchased the property with three partners in 1871 and embarked upon the construction of large hotel building.²⁸ It was during his ownership, and that of his son, for the next half-century that Ellerbe Springs would become a popular health and recreational resort, almost entirely due to the alleged curative powers of the mineral spring waters. This growth in popularity of the Ellerbe Springs resort reflects the national trend arising in the late nineteenth century and continuing well in the twentieth century of traveling to health and recreational resorts as an escape from the noxious odors and stressful pace of the industrialized city. During this period, people from all over North and South Carolina traveled to Ellerbe Springs, among other spring resorts located throughout North Carolina, seeking to improve their health through the ingestion of the spring's curative mineral waters and a leisurely schedule of physical activity in a natural, restful setting.

In response to the rapid influx of visitors during the 1870s, a number of small summer cottages were constructed on the site in addition to the large "summer house," bringing enough people to Ellerbe Springs to necessitate the location of a post office to the site in 1878.²⁹ For the rest of the nineteenth century and on into the early years of the twentieth century, various cottages, boarding houses, and hotels are said to have been built to accommodate the steady flow of people to Ellerbe Springs, but these structures have not survived on the site. By the time the *North Carolina Medical Journal* published an article on the medicinal quality of the spring waters in 1910, Dr. N. P. Coppedge could proclaim the resort "famous" for its "pure, cold and pleasant water from nature's crystal fountain - healing medicine direct from the hand of God."³⁰

But not everyone came to Ellerbe Springs for health reasons. Many traveled to Ellerbe Springs for one of the dozens of special events that were held there, including holiday celebrations, political rallies, Confederate veteran and Ellerbe Springs Academy reunions, or just to pass the summer months under the cool shade of the oak grove. One such event at the springs occurred on July 4th, 1900, when future governor Cameron Morrison organized a political rally in support of gubernatorial candidate Charles B. Aycock, attracting more than 4,000 spectators.³¹ Morrison would again play an important role in the history of Ellerbe Springs a year later when he defended Walter Ingram in perhaps the most famous

²⁷ Ibid., 7.

²⁸ Ibid., 8. See also Cross and Turberg, Item 8 Page 2.

²⁹ Ibid., 5, 11.

³⁰ Ibid., 12.

³¹ Cross and Turberg, Item 8 Page 2.

murder trial of the twentieth century in Richmond County. It was following a dance at the Ellerbe Springs resort that Ingram shot and killed Jim Baldwin in alleged self-defense, a crime which resulted in a second degree murder conviction and a fifteen year sentence for Ingram.³² But by far the biggest event at Ellerbe Springs was the annual 4th of July celebration, as indicated in one Rockingham *Anglo-Saxon* article which described the elaborate holiday event as follows:

Although twelve miles north of town [Rockingham], several days before hand every available horse and vehicle at the stables had been engaged for the 4th to go to Ellerbe Springs. The crowd along the road looked like a funeral procession, so numerous and crowded were they, and long before noon the grove, on both sides of the road, was filled with buggies, wagons and horses. People were from everywhere. They were there from Montgomery, Scotland and quite a number from South Carolina, and the crowd was variously estimated from 1,500 to 2,500 people.³³

Although the July 4th celebration reached its peak during the Victorian era, it continued into the twentieth century in somewhat diminished scale until Great Depression put an end to the yearly revelry in 1929.³⁴

The current Ellerbe Springs Hotel, completed in 1906, was financed by a small public corporation called the "Ellerbe Springs Company," which consisted of only three stockholders: T. C. Leak, R. L. Steele, and W. M. Covington.³⁵ Designed by H. E. Bonitz of Wilmington and built by A. D. Dumas of Richmond County, the "grand" new Ellerbe Springs Hotel was said to have every modern comfort, convenience and luxury.³⁶ Ironically, however, rather than spurring a new period of growth at the Ellerbe Springs resort, the construction of the hotel was followed by a general decline in activity which continued until T. C. Leak's death in 1913. His son, T. C. Leak, Jr., then purchased the property from the Ellerbe Springs Company and set about reviving and restoring the resort to its former elegance and popularity, a plan which included the expansion of the Ellerbe Springs property to over 4,500 acres and the construction of a large pond on the site in 1921 for swimming and boating.³⁷ A visit from then-governor Cameron Morrison to the resort in 1922, said to have been attended by nearly 6,000 people, must have assured Leak that the Ellerbe Springs Hotel was again on the rise.³⁸ Upon

³² Cadieu, 24.

³³ *Ibid.*, 27.

³⁴ Cross and Turberg, Item 8 Page 2.

³⁵ Cadieu, 31.

³⁶ *Ibid.*, 31-32.

³⁷ *Ibid.*, 37.

³⁸ *Ibid.*, 39.

Leak's premature death during the winter of 1923, however, the Ellerbe Springs Hotel closed and activity at the resort slowed to nothing more than a trickle of visitors.

Over a decade later in 1934, the Ellerbe Springs Hotel, now diminished to a mere 52.31 acres, was purchased by Richmond County to be used as a rural community center, and in 1938 the hotel became a Girl's Residence Center under the direction of the National Youth Administration (NYA).³⁹ The location of the Center at Ellerbe Springs prompted a visit from First Lady Eleanor Roosevelt, who took particular interest in the NYA, in the spring of 1940.⁴⁰ In 1946, after the discontinuance of the NYA program following World War II, Richmond County leased the Ellerbe Springs property to the Boy Scouts of America, which renamed the site Camp Dick Henning after a prominent WW II veteran.⁴¹ The Boy Scouts would use the property as a camp for over twenty years until moving to a new camp in Stanly County in 1967.⁴²

In 1969 the Ellerbe Springs Hotel parcel of 52.31 acres came under the ownership of Robert A. Henderson and Harris M. McRae, who set about renovating the hotel to accommodate overnight guests and a restaurant.⁴³ And in the spring of 1976, the hotel proprietors in conjunction with several local descendents of Scottish settlers held at Ellerbe Springs the first Richmond County Scottish fair since the nineteenth century.⁴⁴ Upon Harris McRae's death in 1984, the Ellerbe Springs property passed to his daughter, Elizabeth McRae Scarborough, who spent the next several years extensively renovating the hotel which reopened in 1988. Mrs. Scarborough spent considerable time and effort finishing the rooms of the hotel with period and reproduction furnishings produced in North Carolina, a fact of which she is quite proud.⁴⁵ In the past decade the Ellerbe Springs Hotel, now called the Ellerbe Springs Inn, has been the location for a variety of events designed to restore the popularity and reputation of the site, including visits from Santa Claus, Easter egg hunts, Murder Mystery weekends, and the Ellerbe Springs Marathon.⁴⁶ With the exception of the small parcel at the juncture of NC 73 and US 220 sold to NCDOT for the purposes of establishing a rest area, the current 49.9 acre tract currently associated with the Ellerbe Springs Hotel has remained intact for over sixty years and is the last remaining parcel of the once extensive

³⁹ Ibid., 42, 44.

⁴⁰ Ibid., 45.

⁴¹ Ibid., 47. Cross and Turberg, Item 8 Page 3.

⁴² Cadieu, 47.

⁴³ Cross and Turberg, Item 8 Page 3.

⁴⁴ Ibid.

⁴⁵ Cadieu, 52.

⁴⁶ Ibid., 53.

mid-nineteenth century holdings of Colonel William Thomas Ellerbe in the mineral springs area.

Evaluation. Listed on the National Register of Historic Places. The Ellerbe Springs Hotel has been determined eligible for the National Register of Historic Places under Criterion A (Event), Criterion B (Person), and Criterion C (Architecture).

Criterion A: Event - Eligible. To be eligible for the National Register of Historic Places under Criterion A, a property must be associated with a specific event marking an important moment in American prehistory or history or a pattern of events or a historic trend that made a significant contribution to the development of a community, a State, or the nation. The following paragraph is the justification for the eligibility of the Ellerbe Springs Hotel under Criterion A as stated in the National Register Nomination:

Ellerbe Springs is still strongly connected with the nineteenth century hotel resorts that flourished throughout the United States. The region, originally known as Fair Grounds, was a meeting place for the Highland Scots from Anson, Richmond, Montgomery, and Scotland counties. The spring, developed in 1850, became a popular watering place for local patrons and visitors from all parts of the state. With the construction of a rail road to Ellerbe in 1910, visitation increased dramatically, and brought vacationers from neighboring states to the site. During World War II the resort housed a governmental training school, and was later occupied by the Boy Scouts as a recreation center.⁴⁷

Criterion B: Person - Eligible. To be eligible for the National Register of Historic Places under Criterion B, a property must be associated with individuals whose activities are demonstrably important within a local, State, or national historical context, and whose specific contributions can be identified and documented. The following paragraph is the justification for the eligibility of the Ellerbe Springs Hotel under Criterion B as stated in the National Register Nomination:

The site is associated with two North Carolina political leaders, Governor Morrison and Governor Sanford, who lived and worked in the area in their youth. Mrs. Franklin D. Roosevelt was a visitor to the site in 1940 where she spoke of the president's National Youth Association project.⁴⁸

⁴⁷ Cross and Turberg, Item 8.

⁴⁸ Ibid.

Criterion C: Design/Construction - Eligible. To be eligible for the National Register of Historic Places under Criterion C, a property must: embody the distinctive characteristics of a type, period, or method of construction; represent the work of a master; possess high artistic values; or represent a significant and distinguishable entity whose components may lack individual distinction. The following paragraph is the justification for the eligibility of the Ellerbe Springs Hotel under Criterion C as stated in the National Register Nomination:

The Ellerbe Springs Hotel retains the character of rural resorts built during the nineteenth century and embodies many elements of the late Victorian and Eastlake style of architecture. The structures are all in excellent condition and remain much as they were when constructed. The site is likewise kept in its natural state where it continued to be used as a meeting ground and recreation center for the region.⁴⁹

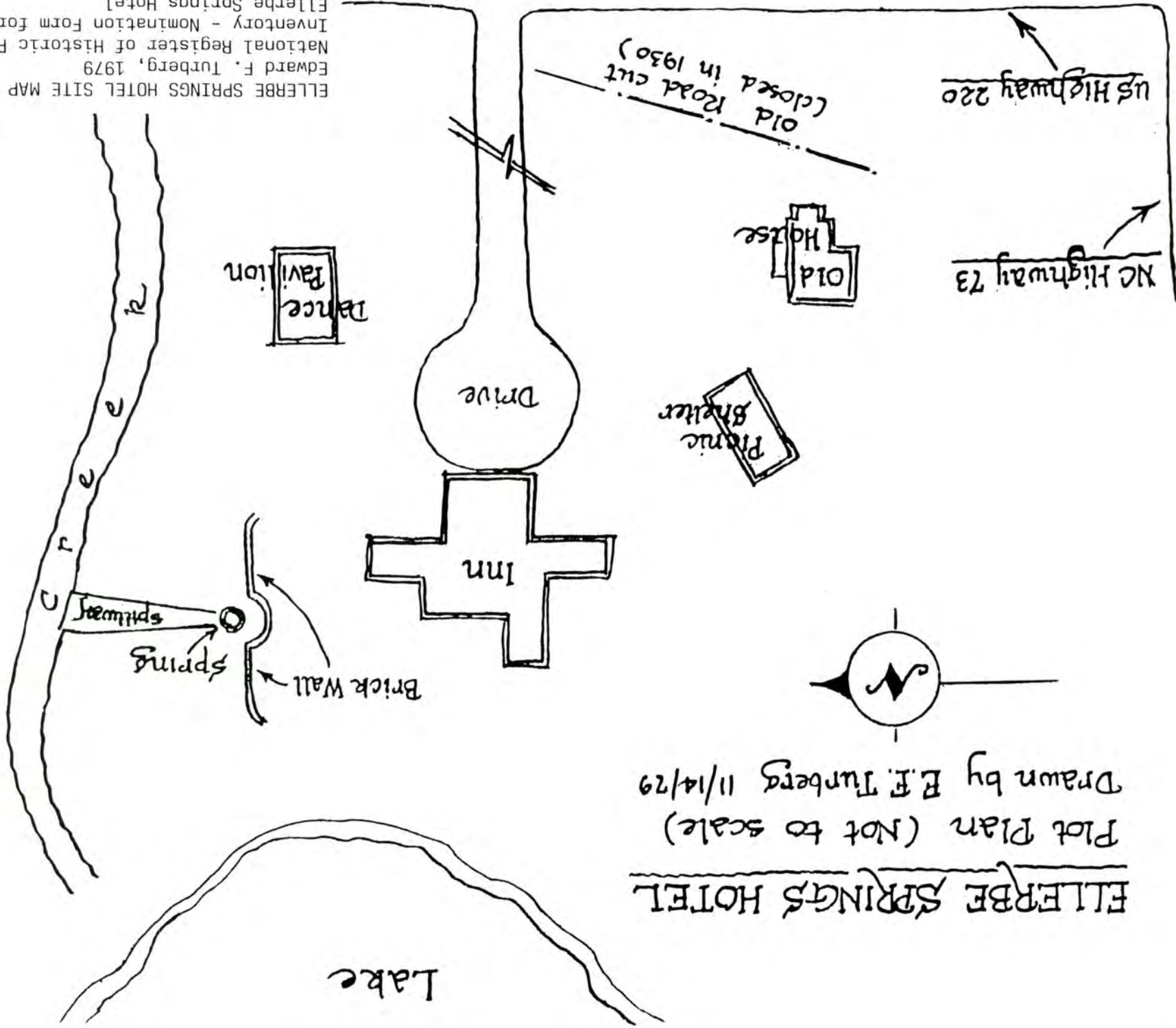
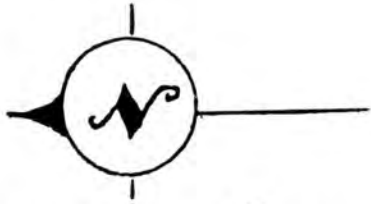
Criterion D: Information Potential - Not Eligible. To be eligible for the National Register of Historic Places under Criterion D, a property must have yielded, or be likely to yield, information important to history or prehistory. The Ellerbe Springs Hotel is not known to possess any important information potential and, therefore, been determined ineligible for the National Register of Historic Places under Criterion D.

Boundary Description and Justification. The historic boundary for the Ellerbe Springs Hotel for the purposes of this report have been determined by NCDOT to correspond with the historic boundary as described in the National Register of Historic Places Inventory-Nomination Form. The boundary as described therein consists of the 49.9 acre parcel currently associated with the Ellerbe Springs Hotel as recorded in the Richmond County land tax records (Appendix 2). This parcel has remained intact since 1934 with the exception of the small corner lot at the juncture of NC 73 and US 220 sold to the NCDOT for the purposes of establishing a rest area.

⁴⁹ Ibid.

ELLERBE SPRINGS HOTEL

Plot Plan (Not to scale)
Drawn by E.F. Turberg 11/14/79



ELLERBE SPRINGS HOTEL SITE MAP
Edward F. Turberg, 1979
National Register of Historic Places
Inventory - Nomination Form for
Ellerbe Springs Hotel

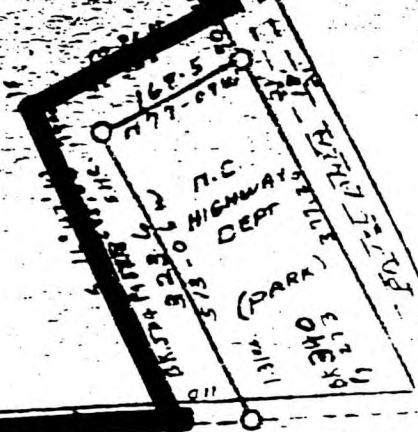
ESTATE
551-451
1600

QUICK
ESTATE

49.9 ACRES
74
42.16 ACRES

Book

OFFICE OF REGISTER OF DEEDS, RICHMOND COUNTY, NC
Filed for registration on the 15th of
April 1967, 10:12 AM
and recorded in Book 18, Page 57
Signed: Charles Register of Deeds



TO MT GILEAD
N.C. HIGHWAY 131-451-1600
PAULS ABER 12

PROPERTY OF
RICHMOND COUNTY
ELLERBE SPRINGS LAND

J. THOMAS D. BRY, REGISTERED SURVEYOR

NOTE: SURVEYING BOUNDARIES OF SAID EXHIBITION, BOOK & PAGE NUMBER NOT TO BE TAKEN INTO ACCOUNT

ELLERBE SPRINGS HOTEL NATIONAL REGISTER
PROPERTY BOUNDARIES
Office of the Register of Deeds,
Richmond County, NC, 1967



Fig. 1 **Property #1 - Ellerbe Springs Hotel**
View West



Fig. 2 **Property #1 - Ellerbe Springs Hotel, c1908**
View West



Fig. 3 **Property #1 - Ellerbe Springs Hotel**
View Northwest



Fig. 4 **Property #1 - Ellerbe Springs Hotel**
View Southwest

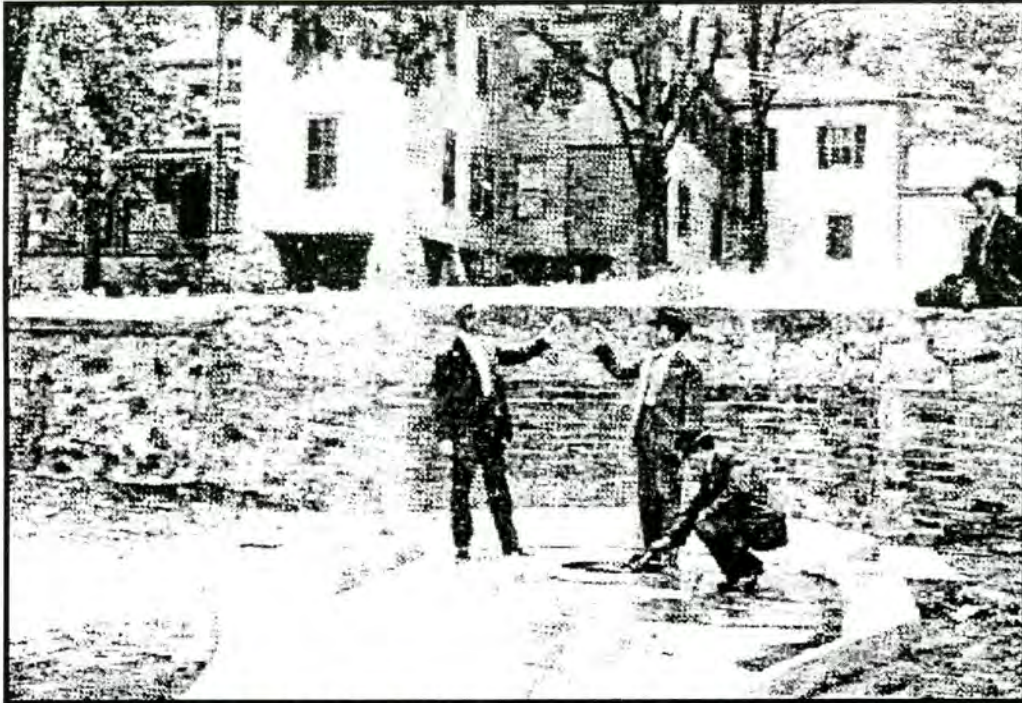


Fig. 5 **Property #1 - Mineral Spring and Hotel, c1908**
View South Southeast



Fig. 6 **Property #1 - "Old House"**
View South



Fig. 7 **Property #1 - Dance Pavilion or "Springhouse"**
View Northeast

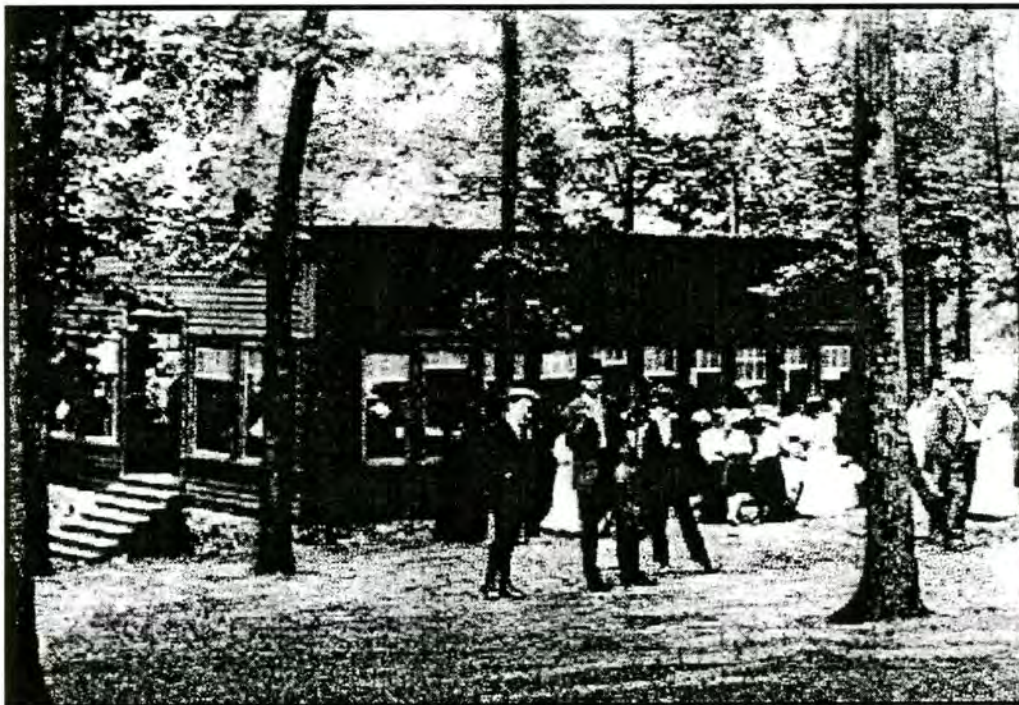


Fig. 8 **Property #1 - Dance Pavilion or "Springhouse," 1909**
View Northeast

B. Properties Over Fifty Years of Age Determined Potentially Eligible for the National Register of Historic Places:

None.

C. Properties Under Fifty Years of Age Determined Potentially Eligible for the National Register of Historic Places:

None. Criterion Consideration G for properties that have achieved significance within the last fifty years states that properties less than fifty years of age may be listed on the National Register of Historic Places only if they are of exceptional importance or if they are integral parts of districts eligible for the National Register. There are no properties in the APE that qualify for the National Register under Criterion Consideration G.

D. Properties Over Fifty Years of Age Determined Not Eligible for the National Register of Historic Places:

Property #2 - House, Figures 9 & 10.

Date. First Quarter of the Twentieth Century

Location. NC 73, South Side

Just West of US 220 Jct.

N Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. A simple one-story, gable-front frame dwelling, this structure bears no individual architectural distinction, as the form is common to Richmond County and North Carolina in general (Criterion C). The house appears to have been unoccupied for some time and has fallen into disrepair. Associated with the house are several outbuildings, contemporary to the dwelling, scattered along a small path leading into the woods to the west of the structure including what appears to be a spring house and a barn. These outbuildings have become dilapidated and overgrown, although the path appears to still be in use, apparently as an access road to a pond on an adjacent property. The site is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). NCDOT has therefore determined Property #2 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1998 (see Appendix 1).

Property #3 - House, Figure 11.

Date. Second Quarter of the Twentieth Century

Location. US 220, East Side

Just South of NC 73 Jct.

N Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. This structure was originally a small, one-story, three-bay, gable-roof frame dwelling exhibiting Craftsman influences in the window sashes and tapered portico piers. Probably sometime in the 1980s a large brick addition was constructed onto the north end of the dwelling, almost doubling its size. This structure bears no individual distinction architecturally, as this type of dwelling is common to Richmond County and North Carolina in general (Criterion C). Furthermore, the large addition to the house and the replacement brick piers on the portico completely compromise the architectural integrity of the structure. The house is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). Because of the intrusive changes made to the structure and the high occurrence of this dwelling type within the county, NCDOT has determined Property #3 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1998 (see Appendix 1).



Fig. 9 **Property #2 - Dwelling**
View West



Fig. 10 **Property #2 - Outbuilding**
View Southwest



Fig. 11 **Property #3** - Dwelling
View East

Property #4 - House, Figure 12.

Date. First Quarter of the Twentieth Century

Location. SR 1453, East Side
NE Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. This house, similar in form to Property #2 above, is a one-story, gable-front frame dwelling with one interior brick chimney and an exterior chimney of a later date composed of concrete block. This structure bears no individual distinction architecturally, as this type of dwelling is common to Richmond County and North Carolina in general (Criterion C). Furthermore, the dilapidated condition of the structure compromises its architectural integrity. The house is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). Because of its poor condition and the high occurrence of this dwelling type within the county, NCDOT has determined Property #4 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1998 (see Appendix 1).

Property #5 - Barn, Figure 13.

Date. Second Quarter of the Twentieth Century

Location. SR 1453, East Side
NE Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. This large, early twentieth-century gable roof frame barn is in fair condition, although rapidly deteriorating, and appears to still be in use, although it is unclear if the barn is associated with any of the adjacent dwellings. This structure bears no individual distinction architecturally, as this type of barn is common to Richmond County and North Carolina in general (Criterion C). The barn is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). The shed rooms to the west and south appear to be later additions, as well as the corrugated metal sheathing found in the south gable and elsewhere on the exterior of the structure. Because of the frequency of early twentieth-century barns in Richmond County and North Carolina in general, many of which are in much better condition, NCDOT has determined Property #5 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1998 (see Appendix 1).



Fig. 12 **Property #4 - Dwelling**
View Northeast



Fig. 13 **Property #5 - Barn**
View Southeast

Property #6 - House, Figure 14.

Date. First Quarter of the Twentieth Century

Location. SR 1453, East Side
NE Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. This one-and-a-half story, three-bay, gable-roof frame dwelling appears to have been abandoned for quite some time. There is evidence that the structure has also, since its construction, been used as a barn, most likely associated with the adjacent farm, Property #7. The structure bears no individual distinction architecturally (Criterion C) and has, over recent years, suffered from severe neglect, falling into a near ruinous state. The structure is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). NCDOT has, therefore, determined Property #6 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1998 (see Appendix 1).

Property #7- House, Figures 15 & 16.

Date. Second Quarter of the Twentieth Century

Location. SR 1453, East Side
NE Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. A small, vernacular, one-story frame bungalow, this dwelling appears to be the seat of a small-sized farming operation as suggested from the cultivated fields surrounding the house and the rapidly deteriorating mid-twentieth century agricultural outbuildings lining the access road behind the house. The dwelling lacks individual architectural distinction, as the form is common to Richmond County and North Carolina in general (Criterion C). And although the house is part of a larger agricultural operation, the site has not retained its historical integrity (Criterion A: Agriculture). Furthermore, the site is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). Because of these factors NCDOT has determined Property #7 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1999 (see Appendix 1).

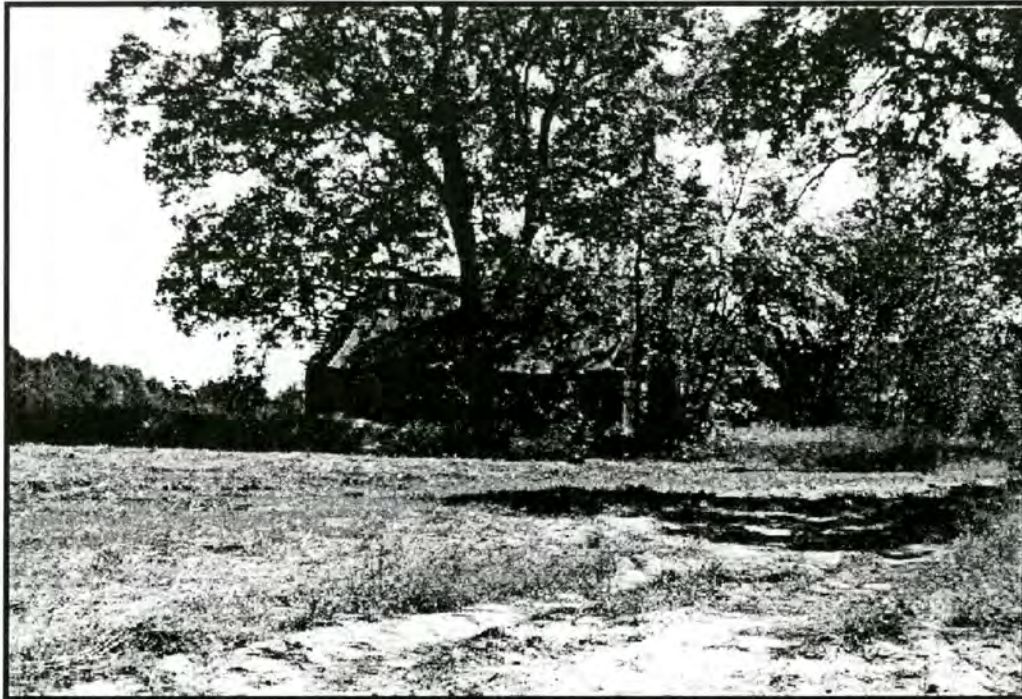


Fig. 14 **Property #6** - Dwelling
View East



Fig. 15 **Property #7 - Dwelling**
View East



Fig. 16 **Property #7 - Dwelling**
View West

Property #8 - House, Figure 17.

Date. Second Quarter of the Twentieth Century

Location. SR 1453, West Side
NE Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. This structure is a one-story, three-bay, Spanish mission style dwelling most likely constructed in the late nineteen forties. The structure bears no individual distinction architecturally, as this type of dwelling is common to Richmond County and North Carolina in general (Criterion C). The house is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). Furthermore, the house has recently been sheathed in vinyl siding which, although displaying vernacular creativity in its unconventional application pattern, has completely obscured the original character of the house, effectively destroying the historical integrity of the structure. Because of these changes and the high occurrence of this dwelling type within the county in the decade following the Second World War, NCDOT has determined Property #8 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1999 (see Appendix 1).

Property #9 - House, Figure 18.

Date. Second Quarter of the Twentieth Century

Location. Church Street (SR 1452), North Side
Just East of SR 1455 Jct.
E Ellerbe vic., Richmond Co., NC

Evaluation. Not Eligible. A small, vernacular, one-story frame bungalow, this dwelling lacks individual architectural distinction, as the form is common to Richmond County and North Carolina in general (Criterion C). Furthermore, the site is not known to be associated with any particular historical event, trend, or person (Criterion A, Criterion B), nor is it known to possess any information potential (Criterion D). Because of these factors NCDOT has determined Property #7 to be ineligible for the National Register of Historic Places, a determination concurred upon by the State Historic Preservation Office on November 12, 1999 (see Appendix 1).



Fig. 17 **Property #8** - Dwelling
View West



Fig. 18 **Property #9** - Dwelling
View North

VII. BIBLIOGRAPHY

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VIII. APPENDIX

Federal Aid # STP-73(4) TIP # R-3303 County Richmond Co.

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

Brief Project Description Extend NC 73 to SR 1452 to
meet 220

On Nov 12, 1998, representatives of the

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

reviewed the subject project at

- A scoping meeting
- Historic architectural resources photograph review session/consultation
- Other _____

All parties present agree:

there are no properties over fifty years old within the project's area of potential effects.

there are no properties less than fifty years old which are considered to meet Criterion Consideration G within the project's area of potential effects.

there are properties over fifty years old (list attached) within the project's area of potential effects, but based on the historical information available and the photographs of each property, properties identified as # 2-9 are considered not eligible for National Register and no further evaluation of them is necessary.

there are no National Register-listed properties within the project's area of potential effects.

Signed:

Carrie Allee _____ 11/12/98
Representative, NCDOT Date

Wendy E. Ostig _____ 11/12/98
FHWA, for the Division Administrator, or other Federal Agency Date

Debra K. Bevin _____ 11/12/98
Representative, SHPO Date

State Historic Preservation Officer Date

If a survey report is prepared, a final copy of this form and the attached list will be included.