

CRS No. N14349

Name: George and Patricia Baker House

Address: 1012 Jamison Corner Road

Tax Parcel: 130080005

Date of Construction/Major Alterations: ca. 1953

Time Period: 1940-1960±, Suburbanization and Early Ex-urbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture) and Settlement Patterns and Demographic Changes (Community Development)

Description

This property is located on the east side of Jamison Corner Road just south of Scott Run and near the northern limits of the U.S. 301 Project Development APE. The 0.80-acre property consists of a *circa*-1953 Ranch house and a *circa*-1953 detached garage. The stuccoed, side gable Ranch house has a roof covered with asphalt shingle and vinyl-clad-projecting gables at the southwestern and southeastern corners. The one-over-one, double hung vinyl replacement windows rest on brick sills. A *circa*-1980 sunroom on the rear elevation has sets of three aluminum awning windows. The detached garage is accessed by a poured concrete drive on the north side of the house. Mimicking the house, the stuccoed garage also has vinyl-clad gables. Fiberglass garage doors are located on the western elevations. Pedestrian entrances are located on the north and south elevations. Large mature trees and shrubs landscape the manicured yard.

Historical Narrative

In July 1953, Warren R., Margaret J. Baker and George D. and Patricia E. Baker purchased a 0.84-acre lot “without improvements thereon” from William E. and Laura B. Emerson. Located on the east side of Jamison Corner Road at the base of a farm lane (leading to CRS No. N05195), the lot was purchased for \$150.00 (New Castle County Deed Book W53:82). The Ranch house and detached garage were likely built soon after by members of the Baker family. In 1959, Warren and Laura Baker conveyed the property to George and Patricia Baker for five dollars (New Castle County Deed Book R63:400). This 1959 deed mentions the dwelling on the property. In June 1960, the Bakers sold the house and lot to John R. Phillips and his wife, Nancy L., for \$15,000 (New Castle County Deed Book D66:394). The 1962 aerial photograph confirms the presence of the dwelling and detached garage. The Phillips divorced in November 1981 and John R. Phillips conveyed his interest in the property to his ex-wife, Nancy, the present-day owner (New Castle County Deed Book D120:78).

National Register Evaluation

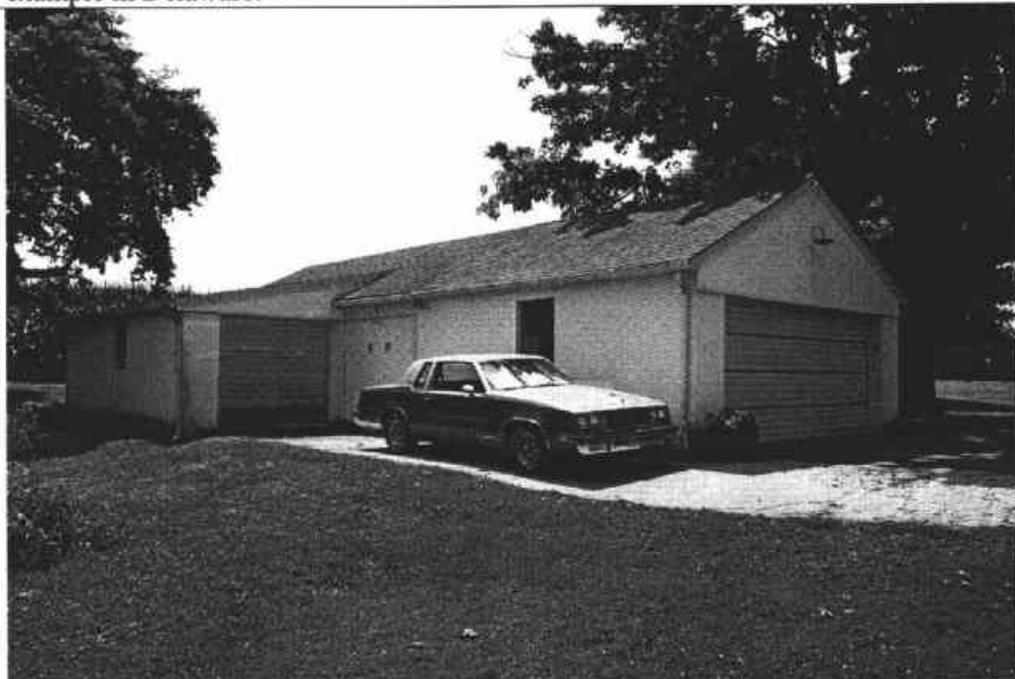
The property at 1012 Jamison Corner Road was evaluated as a Residential Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). Ranch dwellings are common mid-twentieth-century building types in the U.S. 301 APE. Therefore, these resources are generally not considered eligible unless they are part of eligible collections. As noted in the context, dwellings dating to the mid-twentieth century would not be considered eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) that could provide new insight into residential construction and development during this period (A.D. Marble & Company 2005). As the lone property parceled from a farm, it is not characteristic of strip development nor does it have a significant documentary record; therefore is not eligible for listing in the National Register under Criterion A. Based on the

background research conducted for this project, the property does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is an altered example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on building practices or methods of construction, therefore, the property does not appear to be eligible for listing under Criterion D. Due to lack of significance, 1012 Jamison Corner Road is not eligible for listing in the National Register.

CRS No. N14349



N14349. Photograph 1: George and Patricia Baker House, west and north elevations, looking southeast. Note replacement windows and the side gable Ranch style, a common example in Delaware.



N14349. Photograph 2: Garage, west and north elevations, looking southeast. Note fiberglass garage doors and addition extending from west elevation.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14349.
SPO Map: 06-07-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1300800005

1. HISTORIC NAME/FUNCTION: George and Patricia Baker House

2. ADDRESS/LOCATION: 1012 Jamison Corner Rd

3. TOWN/NEAREST TOWN: Middletown vicinity?

4. MAIN TYPE OF RESOURCE: building structure site object
 landscape district

5. MAIN FUNCTION OF PROPERTY:
Single Dwelling Secondary Structure

6. PROJECT TITLE/REASON FOR SURVEY (if applicable):
U.S. 301 Project Development

7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS03	Garage
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Catherine M. Dluzak / Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: *Barbara M Copp*

Organization: A.D. Marble & Company Date: 7/27/2005

9. OTHER NOTES OR OBSERVATIONS:

CRS#

N14349.

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II

- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14349

1. ADDRESS/LOCATION: 1012 Jamison Corner Road

2. FUNCTION(S): historic dwelling current dwelling

3. YEAR BUILT: 1953 CIRCA?: ARCHITECT/BUILDER: unknown

4. STYLE OR FLOOR PLAN: ranch

5. INTEGRITY: original site moved

if moved, from where

N/A

other location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

a. sunroom ca. 1980 with shed roof, center 4 windows

year

ca. 1980

b. N/A

N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: rectilinear with projecting front and rear gables Stories: 1
Additions: sunroom on E elevation

b. Structural system (if known): frame

c. Foundation: materials: concrete block
basement: full partial not visible no basement

d. Exterior walls (original if visible& any subsequent coverings): stuccoed, vinyl on gables

e. Roof: shape: side gable with projecting front gable
materials: asphalt
cornice: boxed
dormers: N/A
chimney: location(s): 2, brick at ridge, brick on east slope

8. DESCRIPTION OF ELEVATIONS:

a. Facade: Direction: W
1) Bays 4
2) Windows 3
fenestration irregular, 2 paired, 1 Chicago
type 1/1 dhs vinyl replacement, 1 large picture vinyl replacement
trim brick sills
shutters vinyl

Facade (cont'd)

- 3) **Door(s)** 1
location off center, 2nd bay
type wood paneled with fanlight, aluminum storm screened
trim wood
- 4) **Porch(es)** concrete steps in front of door

b. Side: Direction:

- S**
- 1) **Bays** 4, 3 core, 1 sunroom
- 2) **Windows** 3 first story, 2 basement
fenestration irregular
type 1/1 dhs vinyl replacement, fixed 2-light aluminum, aluminum awning window w/3 lights
trim vinyl
shutters vinyl
- 3) **Door(s)** 0
location N/A
type N/A
trim N/A
- 4) **Porch(es)** N/A

c. Side: Direction:

- N**
- 1) **Bays** 5, 2 core, 3 sunroom
- 2) **Windows** 2 core, 2 sunroom
fenestration Irregular, paired and single core, 2 sets of 3 awning on sunroom
type 1/1 dhs vinyl replacement, aluminum awning with 3 lights
trim vinyl, aluminum
shutters vinyl (core only)
- 3) **Door(s)** 1
location sunroom
type aluminum with jalousie
trim aluminum
- 4) **Porch(es)** N/A

d. Rear: Direction:

- E**
- 1) **Bays** 3
- 2) **Windows** 2 core, 4 sunroom, 1 basement
fenestration irregular, 2 paired, 4 sets of 3 awning
type 1/1 dh vinyl replacement, sets of 3 aluminum awning, fixed 2 light aluminum
trim vinyl
shutters vinyl
- 3) **Door(s)** 1
location basement
type metal bulkhead doors
trim N/A
- 4) **Porch(es)** concrete pad protected by aluminum awning

9. **INTERIOR:** not accessible

10. **LANDSCAPING:** large mature trees, lawn shrubs

11. **OTHER COMMENTS:** N/A



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
SECONDARY BUILDING FORM

CRS # N14349

1. ADDRESS/LOCATION: 1012 Jamison Corner Rd.

2. FUNCTION(S): historic garage current garage

3. YEAR BUILT: 1953 CIRCA?: ARCHITECT/BUILDER: unknown

4. STYLE/FLOOR PLAN: open

5. INTEGRITY: original site moved

if moved, from where

N/A

original location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

year

a. side gable roof addition extends from E elevation

ca. 1980

b. N/A

N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION:

a. Structural system unknown

b. Number of stories 1

c. Wall coverings stucco, vinyl siding in gables

d. Foundation obscured by stucco

e. Roof front gable with boxed cornice

structural system frame

coverings asphalt shingles

openings N/A

8. DESCRIPTION OF ELEVATIONS:

a. Facade: direction: W

1) bays: 2, 1 core, 1 addition

2) windows: 0

3) door(s): 2 overhead fiberglass garage doors

4) other: N/A

- b. Side: direction: N
- 1) bays: 3
 - 2) windows: 2, 1 addition, 1 core, 4-light aluminum
 - 3) door(s): 0
 - 4) other: N/A

- c. Side: direction: S
- 1) bays: 0
 - 2) windows: 0
 - 3) door(s): 0
 - 4) other: N/A

- d. Rear: direction: E
- 1) bays: 2
 - 2) windows: 2, 8-light aluminum
 - 3) door(s): 0
 - 4) other: N/A

9. INTERIOR (if accessible):

a) Floor plan

not accessible

b) Partition/walls

not accessible

c) Finishes

not accessible

d) Furnishings/machinery

not accessible



**CULTURAL RESOURCE SURVEY
MAP FORM**

**DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901**

CRS#: N14349

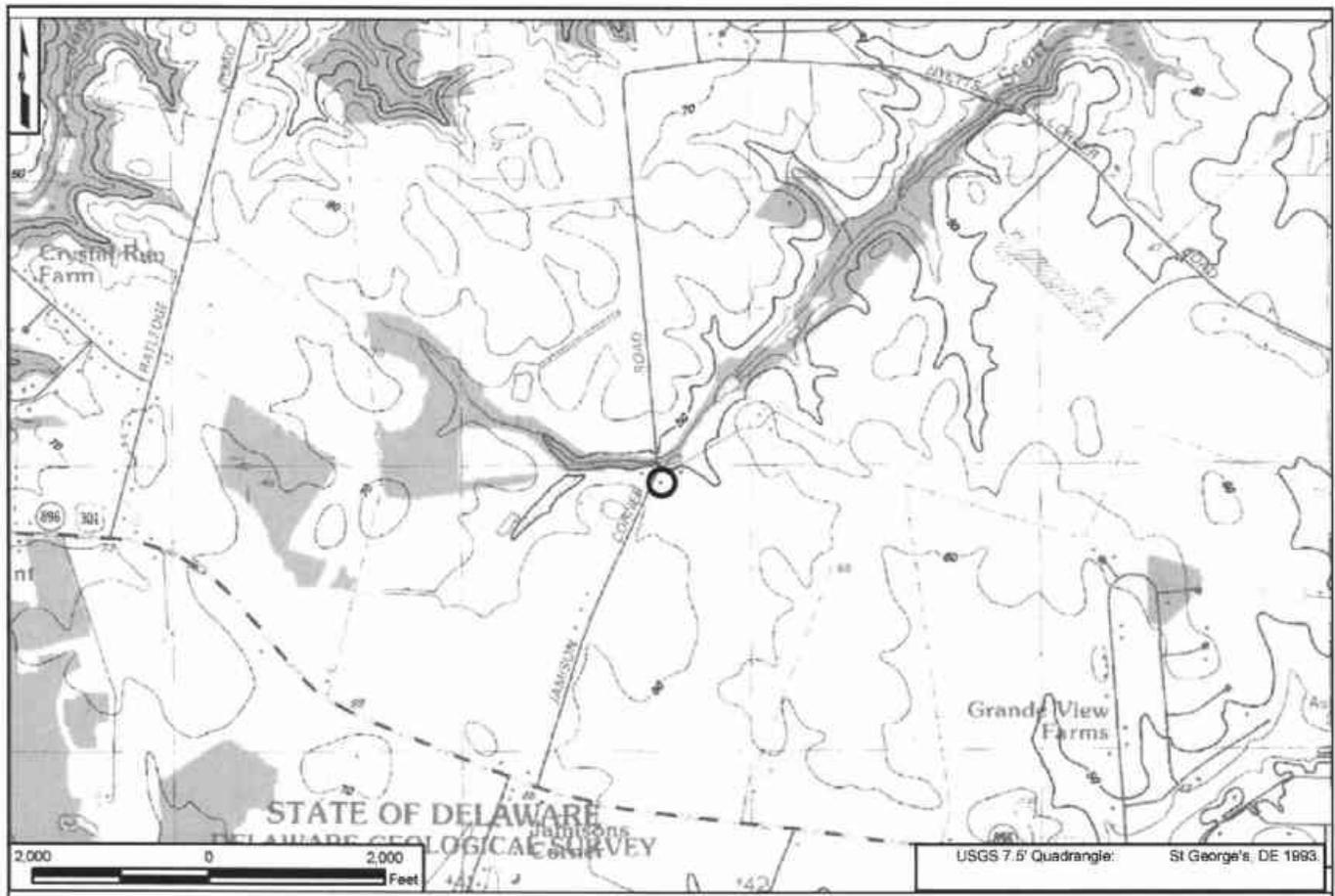
1. ADDRESS/LOCATION: 1012 Jamison Corner Rd

2. NOT FOR PUBLICATION:

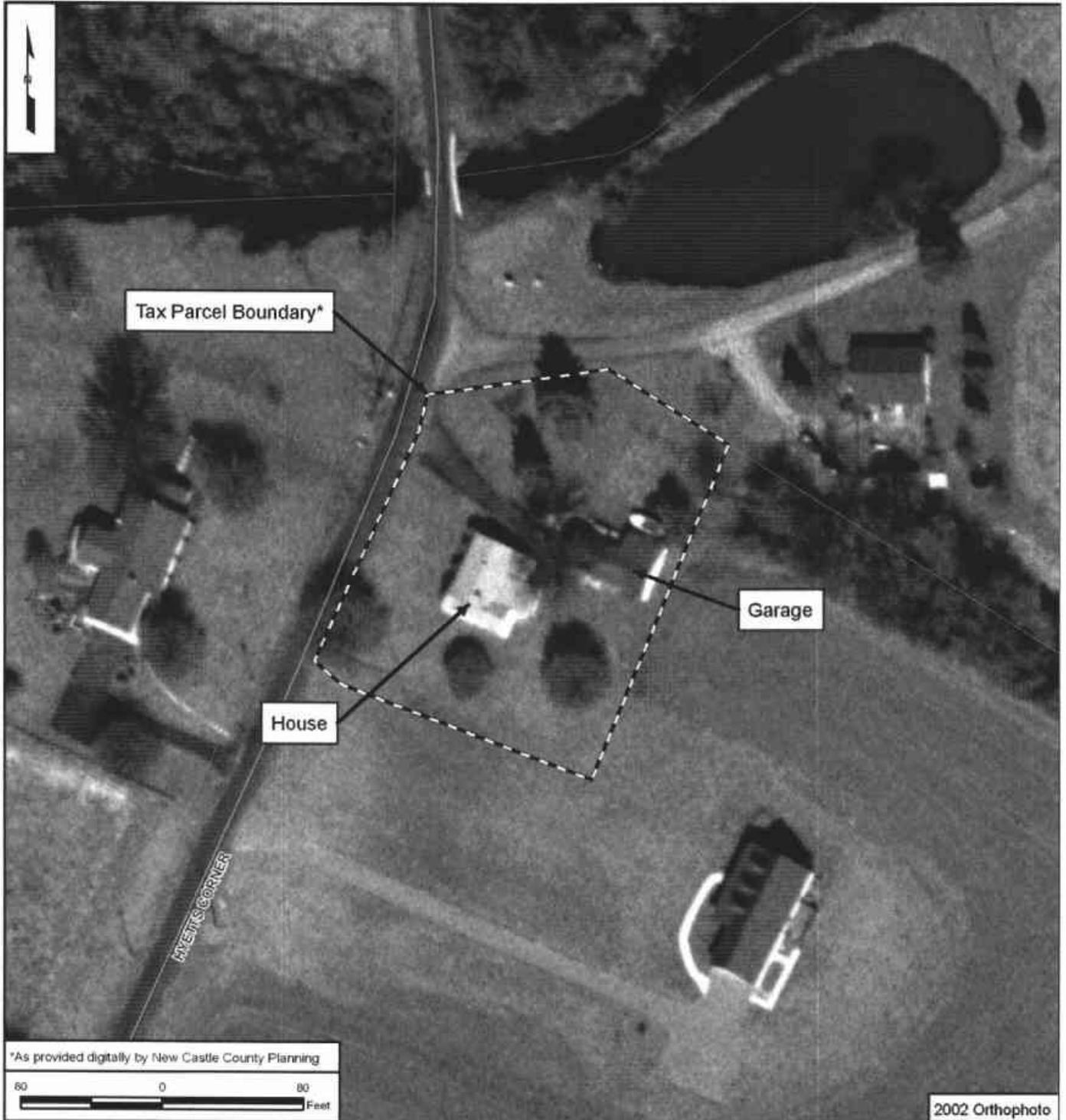
3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14350

Name: Ernest and Leah Weldon House

Address: 1240 Cedar Lane Road

Tax Parcel: 1301300005

Date of Construction/Major Alterations: ca. 1950; ca. 1970

Time Period: 1940-1960±, Suburbanization and Early Ex-urbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture) and Settlement Patterns and Demographic Changes (Community Development)

Description

This *circa*-1950 Minimal Traditional residence was one of the earliest residences erected along the east side of Cedar Lane Road south of Boyds Corner Road (SR 896). Today, the east side of Cedar Lane Road is dotted with late-twentieth-century residences. The house, clad in vinyl siding and lit with six-over-one double hung wood sash windows, is in fair condition. The central entrance of the three-bay façade is sheltered by an arched portico. A *circa*-1970 two-thirds-width shed roof addition extends from the rear elevation. The addition is clad in multiple materials including plywood and aluminum siding and has both wood sash and vinyl sash windows. A modern wood deck wraps around portions of the northern and eastern elevations. A graveled semicircular drive wraps around the house. East of house are the charred remains of what appears to have been a large rectilinear garage. The lot is shaded by mature trees and Cedar Lane Road is shielded from view by mature pine trees. Numerous automobiles, some of which appear to be abandoned, are located throughout the property.

Historical Narrative

The parcel was purchased on January 29, 1923, by Ernest and Leah R. Weldon from Myrtle C. Houston for an unknown sum (New Castle County Deed Book H83:669). Aerial photographs from 1932 indicate no activity had taken place on the lot by this date. Construction of the dwelling likely occurred ca. 1950. The dwelling was depicted on a 1953 USGS map. Leah R. Weldon passed away in February 1952 leaving the property solely in the possession of her husband, Ernest. Aerial photographs taken in 1962 confirm that this was the lone subdivided lot on the east side of Cedar Lane Road.

Ernest Weldon passed away in March 1969 leaving the real estate to his children, Ernest Weldon, Jr. and Martha E. Wheatley (*ibid*). By a deed dated December 15, 1969, Ernest and Rose C. Weldon along with William S. and Martha E. Wheatley conveyed the house and lot to James R. and Rose Marie Blanchfield for \$13,700 (New Castle County Deed Book W124:117). When James R. Blanchfield died in February 1994, the property was left to his wife, Rose Marie, and their children, Victoria, Brian, and Tammy. The Blanchfield children conveyed their shares in the Cedar Lane Road property to their mother by a deed dated July 17, 1995 (New Castle County Deed Book 1963:347). Rose Marie Blanchfield sold the property on February 26, 1996 to Andrew C. and Yolanda A. O'Dell for \$80,000 (New Castle County Deed Book 2058:46). The O'Dells divorced in 2004. Yolanda A. (O'Dell) Ancheta conveyed her interest in the property to her ex-husband, Andrew C. Dell, on July 28, 2005 (New Castle County Deed Instrument 20050729 0075075).

National Register Evaluation

The property at 1240 Cedar Lane Road was evaluated as a Residential Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). Ranch dwellings are common mid-twentieth-century building types in the U.S. 301 APE. Therefore, these resources are generally not considered eligible unless they are part of eligible collections. As noted in the context, dwellings dating to the mid-twentieth century would not be considered eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) that could provide new insight into residential construction and development during this period (A.D. Marble & Company 2005). Although located amidst strip development, the property was one of the earliest dwellings erected along the east side of Cedar Lane Road and does not visually relate to the neighboring residences. Furthermore, the property does not have a significant documentary record and, therefore, is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the property does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is an altered example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on building practices or methods of construction; therefore the property does not appear to be eligible for listing under Criterion D.

CRS No. N14350



N14350. Photograph 1: Dwelling, west elevation, looking southeast. Note original windows and gable entry.



N14350. Photograph 2: Dwelling, south and east elevations, looking northwest. Note addition extending from east elevation and its lack of cladding material.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14350.
SPO Map: 06-07-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300005

1. HISTORIC NAME/FUNCTION: Earnest and Leah Weldon House
2. ADDRESS/LOCATION: 1240 Cedar Lane Rd
3. TOWN/NEAREST TOWN: Middletown vicinity?
4. MAIN TYPE OF RESOURCE: building structure site object
 landscape district
5. MAIN FUNCTION OF PROPERTY:
Single Dwelling
6. PROJECT TITLE/REASON FOR SURVEY (if applicable):
U.S. 301 Project Development
7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Catherine M. Dluzak / Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: *Barbara M. Copp*

Organization: A.D. Marble & Company Date: 7/27/2005

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II
- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14350

1. ADDRESS/LOCATION: 1240 Cedar Lane

2. FUNCTION(S): historic dwelling current dwelling

3. YEAR BUILT: 1950 CIRCA?: ARCHITECT/BUILDER: unknown

4. STYLE OR FLOOR PLAN: Minimal Traditional

5. INTEGRITY: original site moved

if moved, from where

N/A

other location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

a. shed roof addition off of E elevation 2/3 width

year

unk.

b. N/A

N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: rectilinear Stories: 1

Additions: shed roof off of E elevation 2/3 width

b. Structural system (if known): frame

c. Foundation: materials: cinder block
basement: full partial not visible no basement

d. Exterior walls (original if visible& any subsequent coverings): aluminum siding

e. Roof: shape: side gable
materials: asphalt shingles
cornice: simple
dormers: N/A
chimney: location(s): brick on ridge, cinder block exterior on S elevation

8. DESCRIPTION OF ELEVATIONS:

a. Facade: Direction: W
1) Bays 5
2) Windows 4 first story, 2 basement
fenestration irregular
type 6/1 dhs sash with aluminum storms, 2-light fixed wood
trim wood
shutters aluminum

Facade (cont'd)

- 3) **Door(s)** 1
 location center
 type paneled with one large light, aluminum storm
 trim wood
 4) **Porch(es)** gabled entry with wood posts, plywood deck on cinder block foundation, 3 wood steps

b. Side: Direction:

- 1) Bays** 3
2) Windows 2 first story, 1 gable
 fenestration regular
 type 6/1 dhs wood with aluminum storms, 1/1 dhs wood
 trim wood
 shutters aluminum (on first story only)
 3) **Door(s)** 1
 location shed roof addition
 type steel replacement with etched glass light
 trim wood
 4) **Porch(es)** wood deck (modern) wraps around N elevation of E elevation of addition

c. Side: Direction:

- 1) Bays** 3
2) Windows 2 first story, 1 addition, 1 gable
 fenestration irregular
 type 6/1 dhs wood with aluminum storms, fixed 2-light sliding vinyl, 3/1 dhs vinyl replacement
 trim wood
 shutters aluminum
 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
 4) **Porch(es)** N/A

d. Rear: Direction:

- 1) Bays** 4
2) Windows 6
 fenestration irregular, set of 3, 3 singles
 type 2-light fixed wood, 1/1 dhs vinyl, 1-light fixed vinyl, 2 six-light fixed wood, 6/1 dhs wood w/aluminum storms
 trim wood
 shutters N/A
 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
 4) **Porch(es)** wood deck extends along 2/3 of addition and wraps around north elevation of addition

9. **INTERIOR:** not accessible

10. **LANDSCAPING:** lot is wooded with mature trees, circular asphalt drive wraps around house, wood fence at property lines, Cedar Lane obscured by pine trees

11. **OTHER COMMENTS:** lots of junk cars, etc. around yard, no outbuildings, aerial shows long rectilinear structure but only burned posts still extant



**CULTURAL RESOURCE SURVEY
MAP FORM**

**DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901**

CRS#: N14350

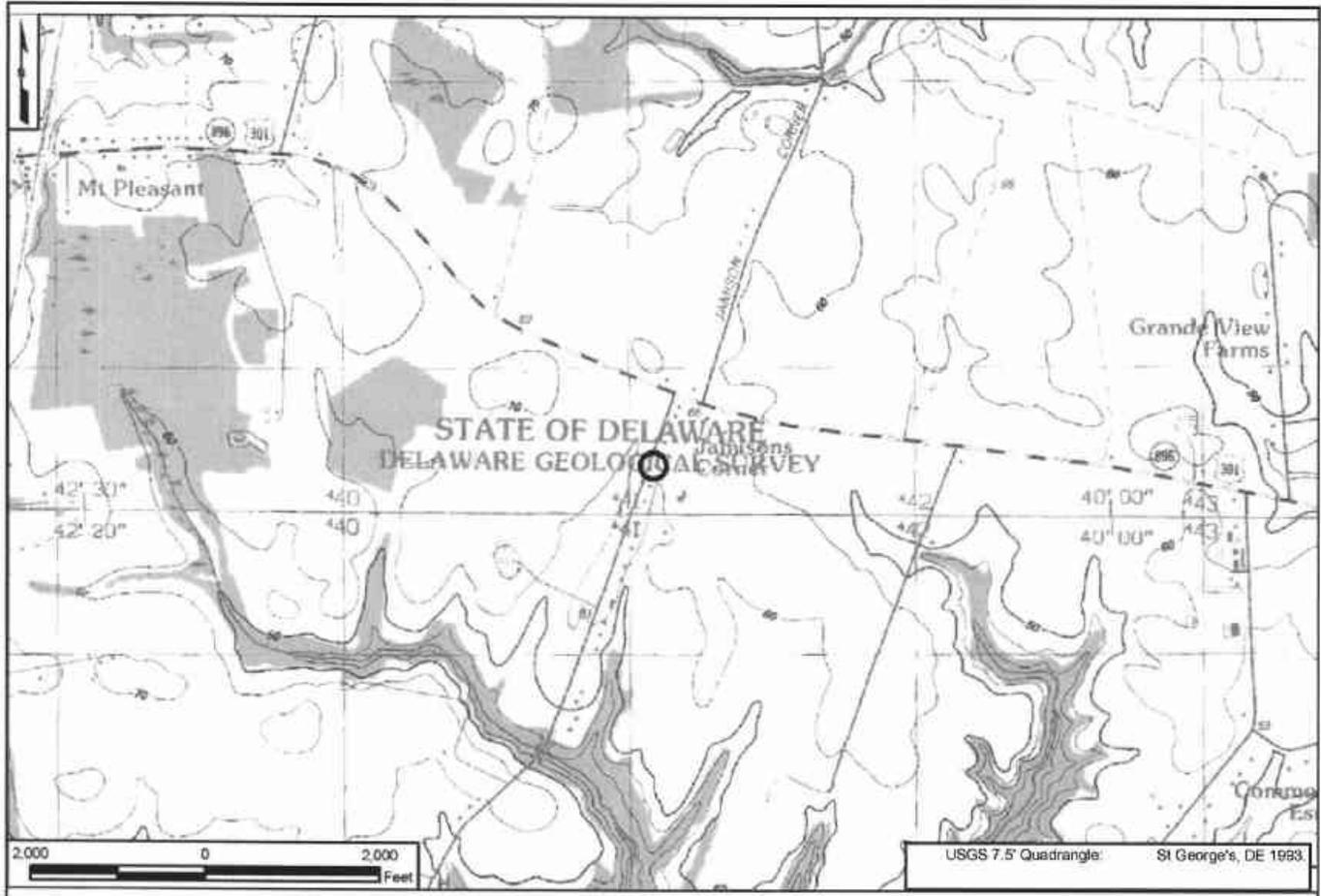
1. ADDRESS/LOCATION: 1240 Cedar Lane Rd

2. NOT FOR PUBLICATION:

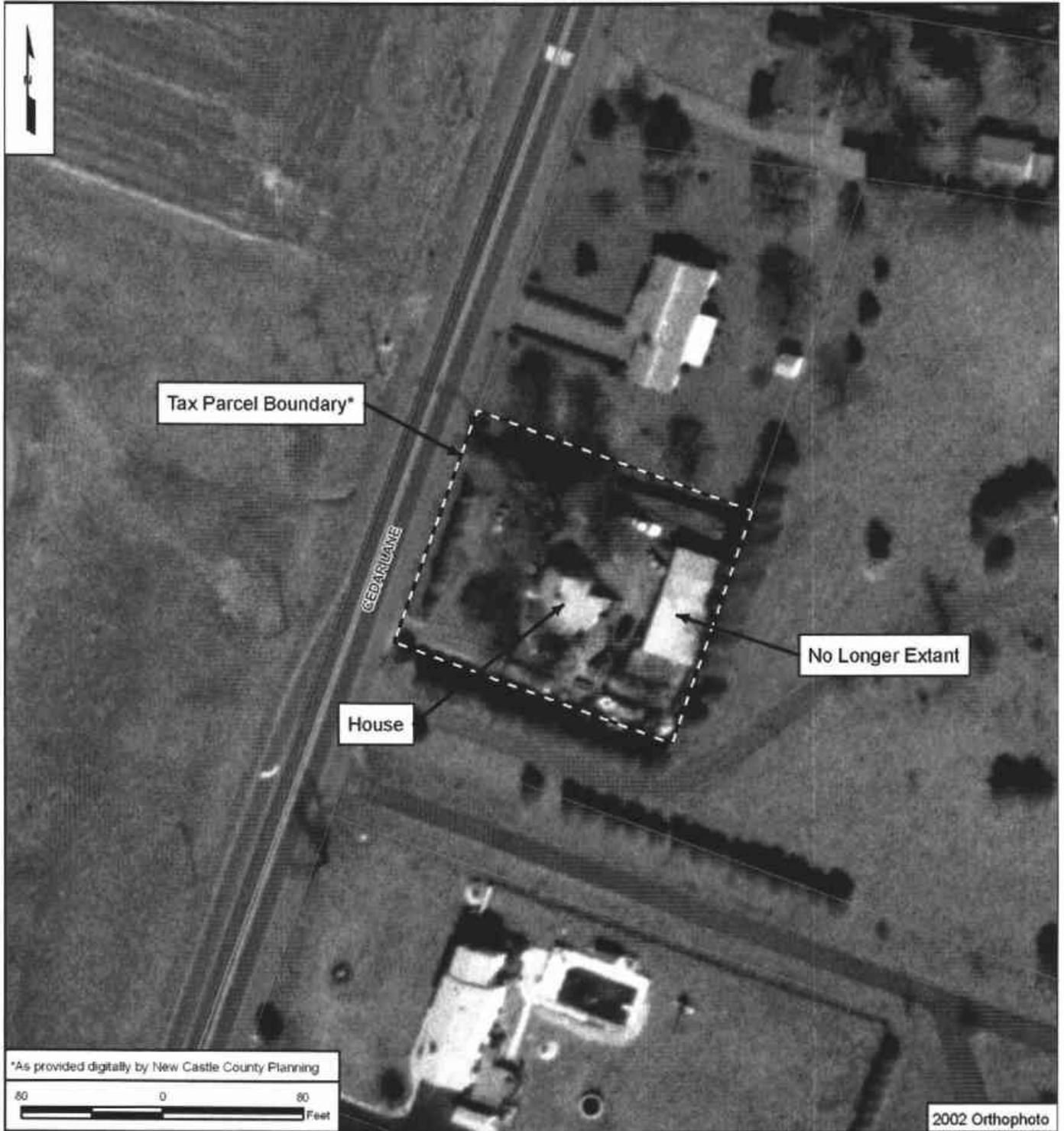
3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14351

Name: Catherine Broadwater House

Address: 1015 Boyds Corner Road

Tax Parcel: 1301300051

Date of Construction/Major Alterations: ca. 1930;ca. 1950;ca. 1990

Time Period: 1880-1940±, Urbanization and Early Suburbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture); Settlement Patterns and Demographic Changes (Community Development)

Description

This *circa*-1930 side gable cottage residence is located along the north side of Boyds Corner Road (SR 896) between Shallcross Lake Road and Jamison Corner Road. The 1.39-acre rectilinear lot is delineated by tree lines and is surrounded by cultivated fields. The house is clad with vinyl siding and has a mix of one-over-one double hung wood sash and one-over-one double hung vinyl sash replacement windows. A *circa*-1990 sun room extends from the eastern half of the rear or north elevation. A modern wood deck also extends off the north elevations and encases a hot tub. A modern wood fence extending westward towards the property line from the west elevation of the house shields the hot tub from Boyds Corner Road. A *circa*-1930 garage with *circa*-1950 and 1980 additions lies northeast of the house. It is accessed by an asphalt drive located on the east side of the house.

Historical Narrative

Although the historic maps published in 1868, 1881, and 1893 suggest the parcel at 1015 Boyds Corner Road was occupied since the mid- to late nineteenth century, the present-day dwelling dates to ca. 1930 (Pomercy & Beers 1868, Hopkins 1881, Baist 1893). In 1916, Catherine L. Broadwater purchased an approximately 150-acre farm encompassing present-day 1015 Boyds Corner Road (New Castle County Deed Book S26:232). It is most likely that the current dwelling at 1015 Boyds Corner Road was built during the Broadwaters' ownership of the property. Aerial photographs published in 1932 indicate the presence of a dwelling on a triangular shaped lot surrounded by cultivated fields.

Following the deaths of Catherine Broadwater and her husband, Luke, the 150.00-acre farm was conveyed to James C. and Linda G. Ginn in June 1949 for \$24,000 (New Castle County Deed Book D49:311).

It was not until 1962 and after the death of Linda Ginn [date not specified], that a 0.65-acre lot was subdivided from the approximately 150.00-acre farm (New Castle County Deed Book I69:417, 421). This lot was not yet delineated on aerial photographs taken in 1962. In July 1964, James Ginn and his new wife, Stella, sold the 0.65-acre parcel to Samuel L. and Blanche A. Coverdale for \$16,000 (New Castle County Deed Book M73:651). The Coverdales grafted a 0.7-acre lot onto the property in May 1973, when they purchased an adjacent parcel to the north from David C. Burris and his wife, Kathleen J., for \$2,000 (New Castle County Deed Book Y87:67. In June 1973, Samuel L. and Blanche A. Coverdales transferred ownership of the 1.35-acre property to Walter L. and Agnes M. Coverdale for one dollar (New Castle County Deed Book Y87:678). In February 1977, the Coverdales sold the house and lot to James E. and Mary B. (Baker) for \$45,000 (New Castle County Deed Book F96:200). In July 1983, the Prices sold the property to David J. Cowgill and Linda M., his wife, for \$62,500 (New Castle County

Deed Book B123:207). In June 2005, the Cowgills conveyed the property to Aurora Holdings, LLC, the current owner of the 1.35-acre parcel (New Castle County Deed Instrument 20050630-0065386).

National Register Evaluation

The property at 1015 Boyds Corner Road was evaluated as a Residential Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). Side-gable cottages are common early- to mid-twentieth-century building types in the U.S. 301 APE. Therefore, these resources are generally not considered eligible unless they are part of eligible collections. As noted in the context, dwellings dating to the second and third quarters of the twentieth century would not be considered for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) (A.D. Marble & Company 2005). The dwelling is the lone property parceled off from an adjacent farm and therefore is not characteristic of strip development. Furthermore, the property does not have a significant documentary record and, therefore, is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the property does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is an example of a side-gable cottage, a common dwelling form; thus, the property is not eligible for listing under Criterion C due to lack of significance. The property does not appear to possess the potential to yield information on building practices or methods of construction, therefore, the property does not appear to be eligible for listing under Criterion D.

CRS No. N14351



N14351. Photograph 1: Catherine Broadwater House, dwelling, south and east elevations, looking northwest. Note vinyl siding and replacement windows.



N14351. Photograph 2: Catherine Broadwater House, garage, south elevation, looking east. Note replacement cladding, modern overhead garage doors, and skewed orientation of eastern addition. A mobile pop-up camper is located in the picture's foreground.

S.F. Shallcross House and Farm
Complex (CRS No. N05248)

House



U.S. 301 Project Development
1962 Aerial
Catherine Broadwater House - CRS No. N14351



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14351.
SPO Map: 08-09-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300051

1. HISTORIC NAME/FUNCTION: Catherine Broadwater House

2. ADDRESS/LOCATION: 1015 Boyds Corner Rd

3. TOWN/NEAREST TOWN: Middletown vicinity?

4. MAIN TYPE OF RESOURCE: building structure site object
 landscape district

5. MAIN FUNCTION OF PROPERTY:

Single Dwelling Secondary Structure

6. PROJECT TITLE/REASON FOR SURVEY (if applicable):

U.S. 301 Project Development

7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS03	Garage
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Catherine M. Dluzak / Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: *Barbara M Copp*

Organization: A.D. Marble & Company Date: 8/5/2005

9. OTHER NOTES OR OBSERVATIONS:

CRS#

N14351.

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II
- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14351

1. ADDRESS/LOCATION: 1015 Boyds Corner Rd.

2. FUNCTION(S): historic single dwelling current single dwelling

3. YEAR BUILT: 1930 CIRCA?: ARCHITECT/BUILDER: unknown

4. STYLE OR FLOOR PLAN: side gable cottage

5. INTEGRITY: original site moved

if moved, from where

N/A

other location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

a. sun porch extends from east half north elevation

year

ca. 1990

b. N/A

N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: square Stories: 1.5

Additions: irregular, shed roof

b. Structural system (if known):

c. Foundation: materials: concrete block

basement: full partial not visible no basement

d. Exterior walls (original if visible& any subsequent coverings): aluminum siding

e. Roof: shape: side gable with shed roofs

materials: vinyl siding

cornice: boxed eave with overhang

dormers: N/A

chimney: location(s): exterior brick east elevation

8. DESCRIPTION OF ELEVATIONS:

a. Facade: Direction: S
 1) Bays 3
 2) Windows 2
 fenestration Irregular, 1 single, 1 bay window
 type 1/1 dhs wood, 1/1 dhs vinyl replacement
 trim vinyl
 shutters aluminum

Facade (cont'd)
 3) Door(s) 1
 center
 location paneled wood with 6 lights, aluminum storm
 type wood
 trim wood
 4) Porch(es) full width poured concrete slab, shed roof supported by 5 turned wood posts

- b. Side: Direction: E
- 1) Bays 4
- 2) Windows 4 first story, 1 gable
 fenestration irregular
 type 1/1 dhs vinyl replacement with screens
 trim vinyl
 shutters aluminum
- 3) Door(s) 0
 location N/A
 type N/A
 trim N/A
- 4) Porch(es) N/A
- c. Side: Direction: W
- 1) Bays 4
- 2) Windows 4 first story, 1 gable
 fenestration irregular, 2 single, 1 bay, 1 three-light, paired casements
 type 1/1 dhs vinyl replacement, 3-light wood ribbon, large rectangular paired windows on sunroom
 trim vinyl
 shutters aluminum
- 3) Door(s) 0
 location N/A
 type N/A
 trim N/A
- 4) Porch(es) N/A
- d. Rear: Direction: N
- 1) Bays 4
- 2) Windows 3
 fenestration irregular
 type 1/1 dhs vinyl replacement, large rectangular vinyl clad windows in sunroom
 trim vinyl
 shutters aluminum
- 3) Door(s) 1
 location off center
 type sliding glass door vinyl
 trim vinyl
- 4) Porch(es) modern wood deck off north elevation with hot tub

9. INTERIOR: not accessible

10. LANDSCAPING: modern wood fence near rear of house on west side shields hot tub from road, large mature trees provide lots of shade, flower beds along east side of house

11. OTHER COMMENTS: N/A



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
SECONDARY BUILDING FORM

CRS # N14351

1. ADDRESS/LOCATION: 1015 Boyds Corner Rd.

2. FUNCTION(S): historic garage current garage

3. YEAR BUILT: 1930 CIRCA?: ARCHITECT/BUILDER: unknown

4. STYLE/FLOOR PLAN: rectilinear, large addition is slightly skewed to south

5. INTEGRITY: original site moved

if moved, from where

N/A

original location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

a. small 1 car addition to W

year

c. 1980

b. large rectangular addition to E 2 car plus not on same alignment, skewed to S

c. 1950

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION:

a. Structural system frame

b. Number of stories 1

c. Wall coverings vinyl siding

d. Foundation concrete block

e. Roof side gable with projecting front eave

structural system frame

coverings asphalt shingles

openings cupola stove pipe on north slope of large addition

8. DESCRIPTION OF ELEVATIONS:

a. Facade: direction: S

1) bays: 4

2) windows: 1

3) door(s): 3 overhead fiberglass garage doors (1 is a 2-car door)

4) other: N/A

- b. Side: direction: E
1) bays: 2
2) windows: (1) 1/1 vinyl with vinyl trim
3) door(s): paneled wood with 3 lights and aluminum screen storm
4) other: N/A
- c. Side: direction: W
1) bays: 0
2) windows: 0
3) door(s): 0
4) other: N/A
- d. Rear: direction: N
1) bays: 4
2) windows: (4) 8-light windows, 3 on large addition, 1 on small addition
3) door(s): 0
4) other: N/A

9. INTERIOR (if accessible):

- a) Floor plan not accessible
- b) Partition/walls not accessible
- c) Finishes not accessible
- d) Furnishings/machinery not accessible



CULTURAL RESOURCE SURVEY
MAP FORM

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CRS#: N14351

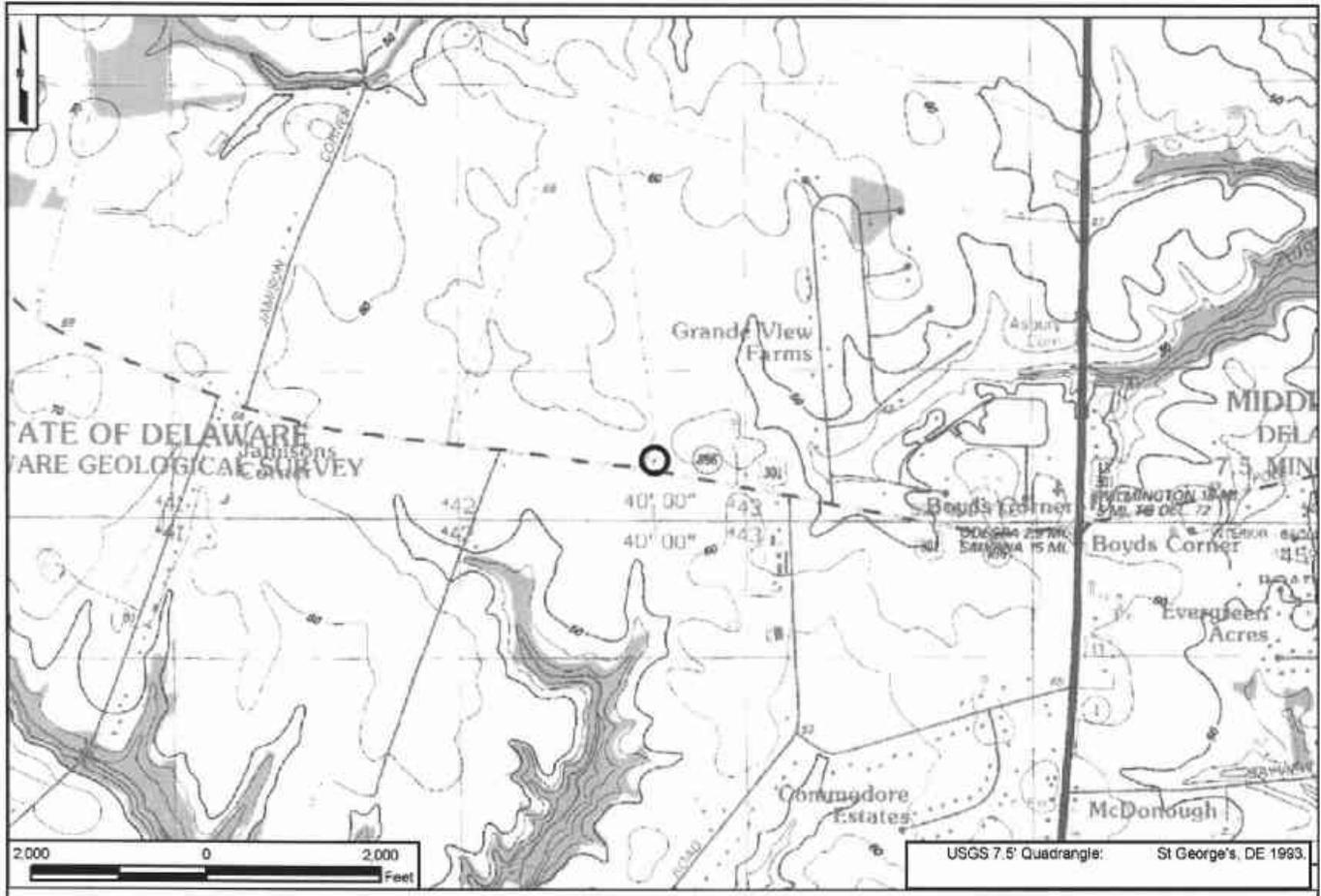
1. ADDRESS/LOCATION: 1015 Boyds Corner Rd

2. NOT FOR PUBLICATION:

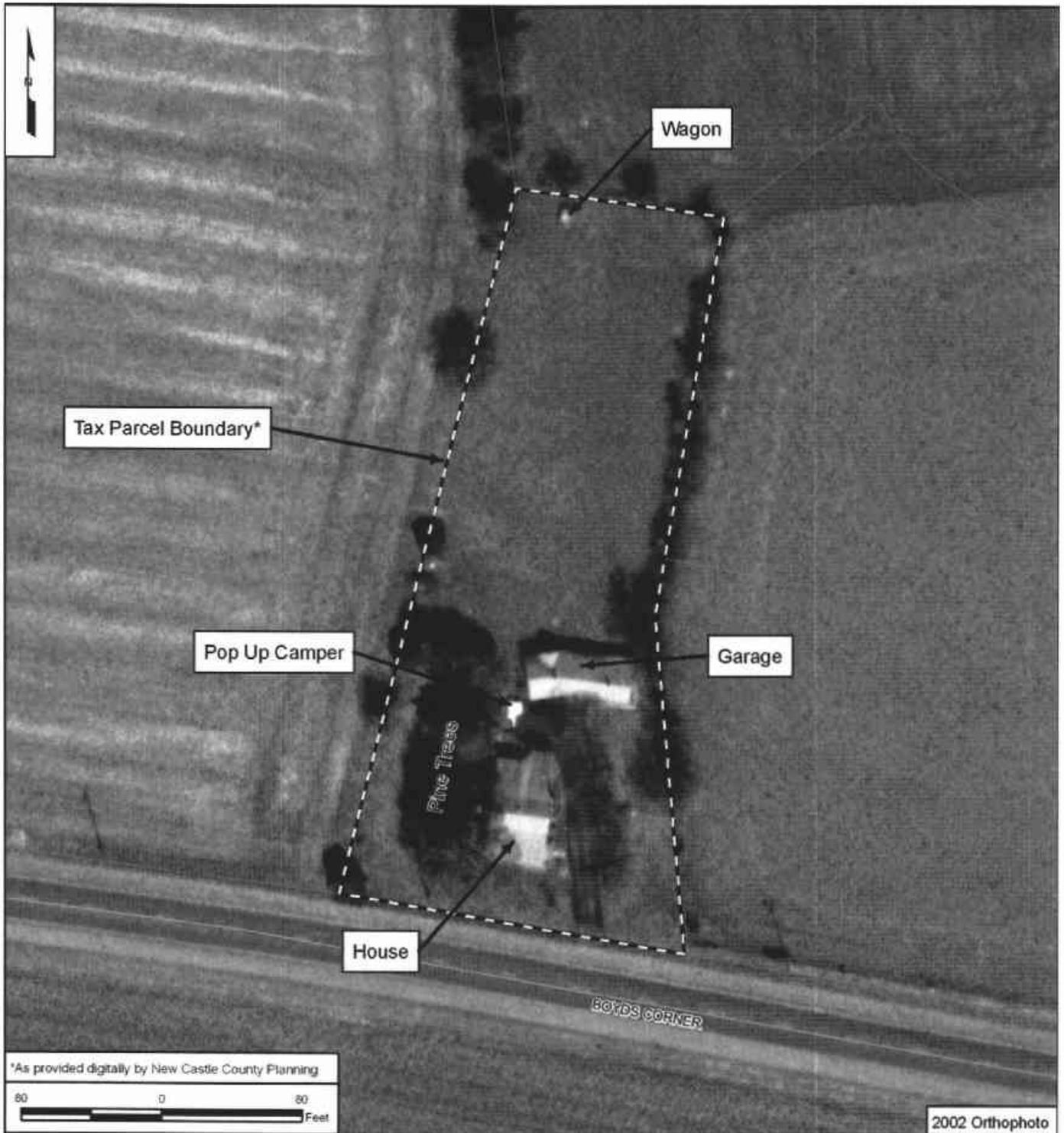
3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14352

Name: George E. and Ivy Thomas House

Address: 2378 S. DuPont Highway

Tax Parcel: 1301300034

Date of Construction/Major Alteration: ca. 1961

Time Period: 1960-2000±, Deurbanization and Sprawl

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture)

Description

This property is located on the east side of South DuPont Highway north of Boyds Corner. The resource is located on a small rectangular parcel of land between South DuPont Highway to the west and SR 1 to the east. The property is flanked to the north by a strip of mid-twentieth-century residences and to the south by a modern, commercial strip mall. The property consists of a one-story Minimal Traditional dwelling with an attached one-bay garage. The side gable dwelling is clad in a combination of aluminum siding and asbestos shingles. The roof is sheathed in asphalt shingles and features an interior brick chimney. The dwelling is lit by a combination of 12-pane bow and two-light sliding casement windows. Wood pane-and-panel doors are located on the south and west facades. A small one-story, one-bay shed is attached to the east elevation. The dwelling is banked and the basement level is exposed on the rear elevation. A one-story shed roof addition extends from the basement elevation. The property features a manicured lawn with mature trees and shrubs. An asphalt driveway runs from the highway to the dwelling.

Historical Narrative

In the late 1940s, Walter H. Money and his wife, Helen, decided to subdivide lots off of their farm at the northeast corner of Boyds Corner along U.S. 13. They had purchased the farm in 1946 from Nehemiah Sartin et al. for \$15,000 (New Castle County Deed Book O46:573). In 1947, the Moneys had the subdivision surveyed into nine lots. Between ca. 1947 and ca. 1961, six residences were erected on the nine lots. In addition to the current subject, CRS No. N14352, the remaining properties were included as part of the Money subdivision: CRS Nos. N14353, N14354, N14355, N14356, and N14357. The Money family also subdivided farmlands located around Middletown in the mid-twentieth century.

In October 1949, the Moneys conveyed 'Lot No.1' to George and Pearl Hyatt for \$10 (New Castle County Deed Book L49:88). One important restriction that was placed on the Money subdivision parcels was that any dwellings erected upon them must cost no less than \$5,000. It appears that the Hyatts simply held on to the parcel and made no improvements to it. In early March 1961, the Hyatts sold the lot to George E. Thomas and his wife, Ivy, for \$1,500 (New Castle County Deed Book M67:639). This low price suggests that no structures were on the parcel at the time of this sale. In late March 1961, the Thomases conveyed the parcel to Charm Homes, Inc., a corporation of the State of New Jersey, for \$1 in an apparent straw man transaction (New Castle County Deed Book P67:161). In November 1961, Charm Homes, Inc. conveyed the lot back to George E. Thomas and his wife, Ivy for \$10 (New Castle County Deed Book R68-425). It is highly likely that this transfer and the long tenure of the property by the Thomases indicates that they built the dwelling there in 1961. The dwelling appears on the 1962 aerial map of the area, although the aeriels were not of sufficient quality to be included in this

document as an illustration. The dwelling does not appear on mid-twentieth-century highway plans, likely because the mapping does not extend to include details of the property. The property was transferred by will twice after 1961. In 1995, George Thomas died and his property was conveyed to his wife, Ivy (New Castle County Register of Wills WR125671). Ivy Thomas died in 2004 (New Castle County Register of Wills WR132273). In September 2004, Francis Ward, executrix for the estate of Ivy M. Thomas, conveyed the parcel to the current owner, Shoppes of St. George, Inc. (trustee for St. Georges Trust), for the sum of \$10 (New Castle County Deed Instrument 20040930-0107144).

National Register Evaluation

The property at 2378 South DuPont Highway was evaluated as a Residential Resource and as a Community Development Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). As noted in the context, dwellings dating to the mid-twentieth century would not be considered eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) that could provide new insight into residential construction and development during this period (A.D. Marble & Company 2005). While the property was constructed as part of strip development it has no potential to yield information on residential development practices, and therefore is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the dwelling does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is a somewhat altered example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on methods of construction, therefore the property does not appear to be eligible for listing under Criterion D.

The property was one of nine lots subdivided for residential construction in the late 1940s. Six residences, dating ca. 1947 to ca. 1961, were constructed on the lots. This is not a notably early example of the common twentieth-century trend of subdividing lands located along major highways. Thus, the strip development is not eligible under Criterion A. Although the Money family is credited with mid-twentieth-century subdivisions in the area, it does not appear that they were critical to the historic development of the area; thus, the property is not eligible for listing under Criterion B. The development contains dwellings that were erected at different times in different forms or styles (Minimal Traditional, Ranch, and Colonial Revival) and lacks overall integrity due to the demolition of some structures and alterations to the remaining dwellings. Due to a lack of cohesive identity the grouping could not be considered eligible under Criterion C as a distinguishable entity whose components lack individual distinction. The development does not appear to possess the potential to yield information on twentieth-century land development practices, therefore the development does not appear to be eligible for listing under Criterion D.

CRS No. N14352



N14352. Photograph 1: George E. and Ivy Thomas House, overview looking east. This dwelling is a representative example of a mid-twentieth-century Minimal Traditional building. Note the attached garage on the south elevation.



N14352. Photograph 2: Dwelling, rear (east elevation), looking southwest. Note walk-out basement partially hidden by the one-story shed roof addition.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14352.
SPO Map: 08-09-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300034

1. HISTORIC NAME/FUNCTION: George and Ivy Thomas House
2. ADDRESS/LOCATION: 2378 S. Dupont Highway
3. TOWN/NEAREST TOWN: Odessa vicinity?
4. MAIN TYPE OF RESOURCE: building structure site object
landscape district
5. MAIN FUNCTION OF PROPERTY:
Single Dwelling
6. PROJECT TITLE/REASON FOR SURVEY (if applicable):
U.S. 301 Project Development

7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Catherine M. Dluzak / Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: *Barbara M. Copp*

Organization: A.D. Marble & Company Date: 8/17/2005

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II
- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14352

1. ADDRESS/LOCATION: 2378 South Dupont Highway

2. FUNCTION(S): historic Single dwelling current Single dwelling

3. YEAR BUILT: 1961 CIRCA?: ARCHITECT/BUILDER: Unknown

4. STYLE OR FLOOR PLAN: Minimal Traditional

5. INTEGRITY: original site moved

if moved, from where

N/A

other location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

a. Attached 1-car (bay) garage on S elevation

year

unk.

b. Attached shed on E elevation

unk.

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: Rectilinear Stories: 1
Additions: square, gabled one car garage

b. Structural system (if known): Wood frame

c. Foundation: materials: Concrete
basement: full partial not visible no basement

d. Exterior walls (original if visible& any subsequent coverings): Aluminum siding, asbestos shingle, brick

e. Roof: shape: Side gable
materials: Asphalt shingles
cornice: N/A
dormers: N/A
chimney: location(s): Brick interior on façade side of roofline

8. DESCRIPTION OF ELEVATIONS:

a. Facade: Direction: W
1) Bays 3
2) Windows 2
fenestration Regular
type 2, 12-pane bow windows
trim Wood
shutters Aluminum

Facade (cont'd)

- 3) **Door(s)** 1
 location Center
 type Wood panel and pane
 trim Wood
- 4) **Porch(es)** Recessed entry

b. Side: Direction: N

- 1) **Bays** 1
- 2) **Windows** 1
 fenestration Regular
 type 2-light sliding window
 trim Aluminum
 shutters Aluminum
- 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
- 4) **Porch(es)** N/A

c. Side: Direction: S

- 1) **Bays** 3
- 2) **Windows** 2
 fenestration Irregular
 type 2, 2-light sliding sash
 trim Aluminum
 shutters N/A
- 3) **Door(s)** 1
 location Off-center, 1st bay
 type Wood panel and pane with aluminum storm door
 trim Wood
- 4) **Porch(es)** Small brick stoop with wrought iron railing

d. Rear: Direction: E

- 1) **Bays** 3
- 2) **Windows** 4
 fenestration Regular
 type 3, 2-light sliding sash; 3-light picture window
 trim Wood
 shutters Aluminum
- 3) **Door(s)** 1
 location basement elevation
 type not visible
 trim not visible
- 4) **Porch(es)** N/A

9. **INTERIOR:** Not accessible

10. **LANDSCAPING:** Grass yard with mature trees, bushes, shrubs; fence line delineates E boundary.

11. **OTHER COMMENTS:** 1-bay garage attached to S elevation; panel and pane wood garage door and 2-light sliding glass windows; Small, 1-story, 1-bay shed attached to rear of house.



CULTURAL RESOURCE SURVEY
MAP FORM

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CRS#: N14352

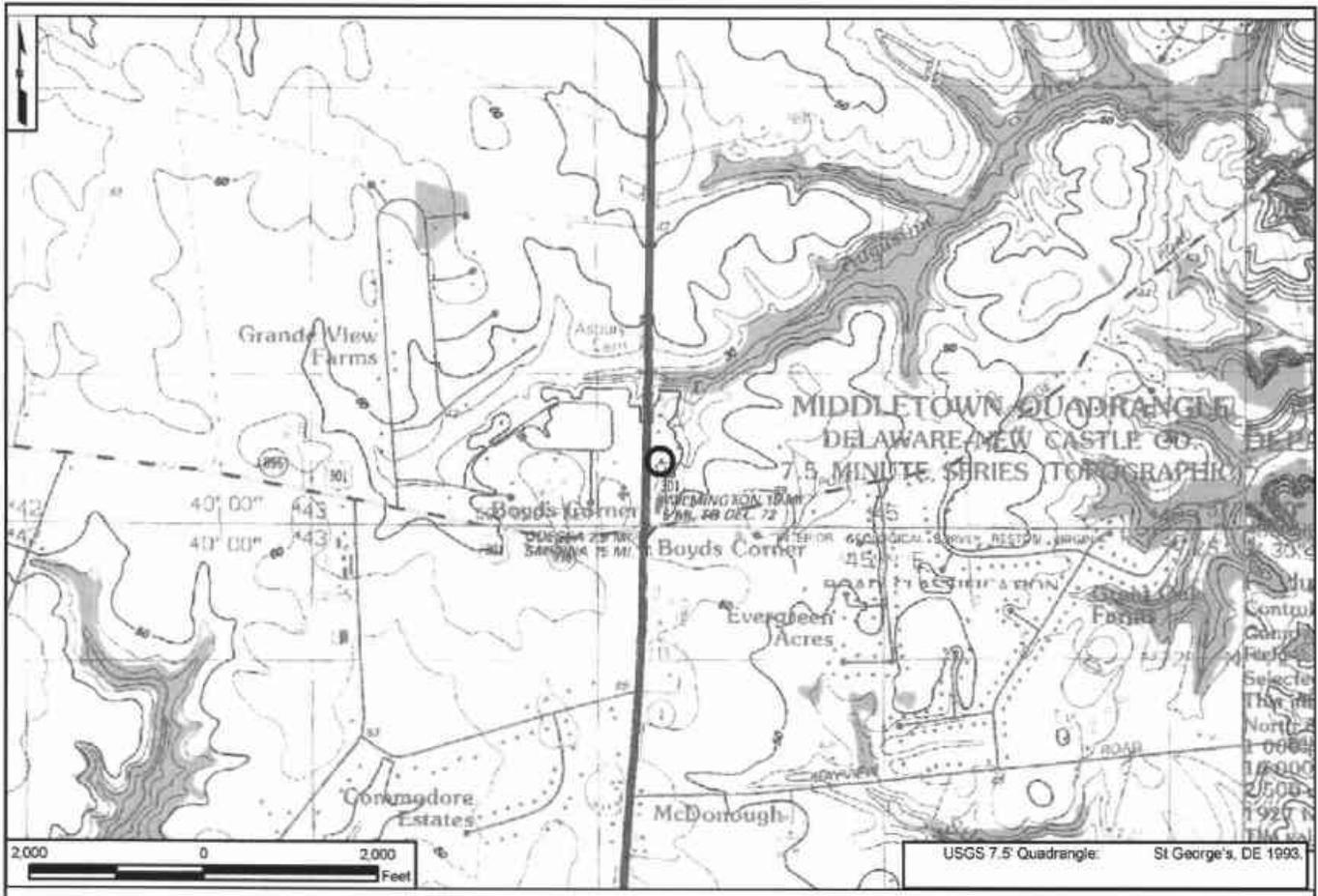
1. ADDRESS/LOCATION: 2378 S. Dupont Highway

2. NOT FOR PUBLICATION:

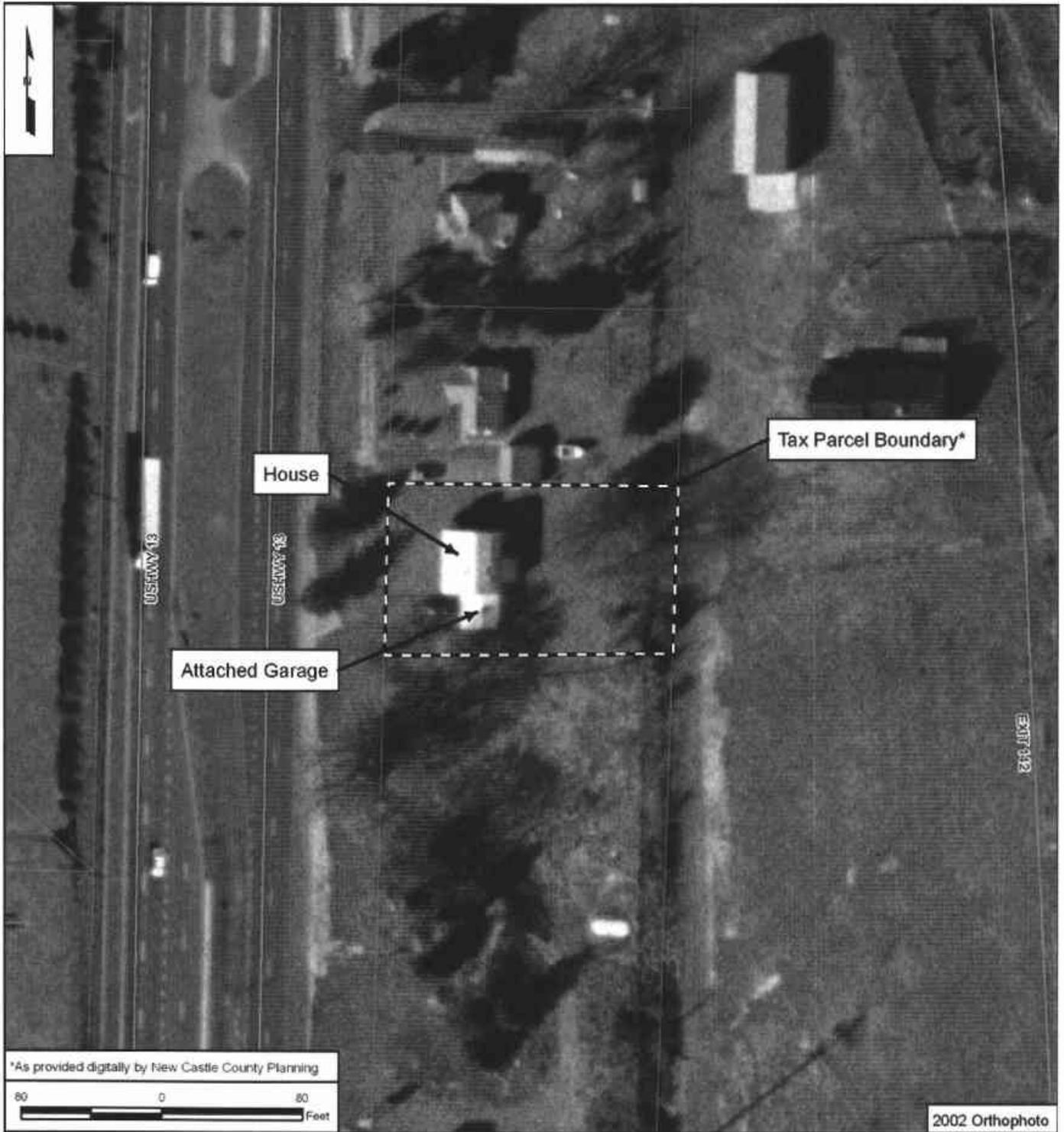
3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14353

Name: Insolo-Robinson House

Address: 2370 South DuPont Highway

Tax Parcel: 1301300033

Date of Construction/Major Alteration: ca. 1952

Time Period: 1940-1960±, Suburbanization and Early Ex-Urbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture); Community Development (Settlement Patterns and Demographic Change).

Description

This property is located on the east side of South DuPont Highway north of Boyds Corner Road. The resource is located on a strip of land along the highway; mid-twentieth-century residences flank the property to the north and south. There is a mid-twentieth century motel across the road from the property, and a modern strip mall south of the mid-twentieth century subdivision. S.R. 1 is located just behind the property, to the east. The property consists of a one-story, aluminum-clad Minimal Traditional house with a detached garage. Typical of the Minimal Traditional form, the house has a side-gable-and-front-wing shape with a large exterior brick chimney rising from the north elevation. Many of the windows have non-operable ornamental shutters, and metal awnings have been added to shade some of the window openings.

Historical Narrative

The Minimal Traditional house at 2370 South DuPont Highway appears on historic mapping by 1953 (USGS 1953), although New Castle County Tax Assessment Data suggests that it was not built until 1956. The dwelling also appears on the 1962 aerial map of the area, although the aerials were not of sufficient quality to be included in this document as an illustration. The dwelling does not appear on mid-twentieth-century highway plans, likely because the plans do not extend to include details of the property.

In October 1946, Nehemiah Sartin and the other heirs and devisees of George and Clara Sartin sold the deceased couple's farm to Walter Harman Money and his wife, Helen, of Middletown for \$15,000 (New Castle County Deed Book O46:573). The size of the farm (CRS No. N05202, now demolished) is unstated but did include "...a frame dwelling house and other farm buildings thereon erected situated at the northeast corner of Boyds Corner..." (ibid.). Subsequent to their acquisition of this farm, the Moneys evidently subdivided a portion of the land into nine building lots. Between ca. 1947 and ca. 1961, six residences were erected on the nine lots. In addition to the current subject, CRS No. N14353, the remaining properties included as part of the Money subdivision are CRS Nos. N14352, N14354, N14355, N14356, and N14357. The Money family also subdivided farmlands located around Middletown in the mid-twentieth century. During August 1949, the Moneys sold Lot no. 2 to George N. Insolo Jr. and his wife, Lucille, of Wilmington for \$650 (New Castle County Deed Book K49:24).

It is unclear when the Insolos contracted for the construction of a Minimal Traditional style house. In July 1975, George Insolo died and Lucille took control of the house and property as joint tenant by the entirety. She retained ownership for another seven years before selling the dwelling and lot to Richard Alan Long and Jean Marie Plastek for \$49,900 (New Castle County Deed Book M119:160). The grantees subsequently married and Jean Marie Plastek became Jean Marie Long. Following the marriage, the Longs resold the property to themselves to place the

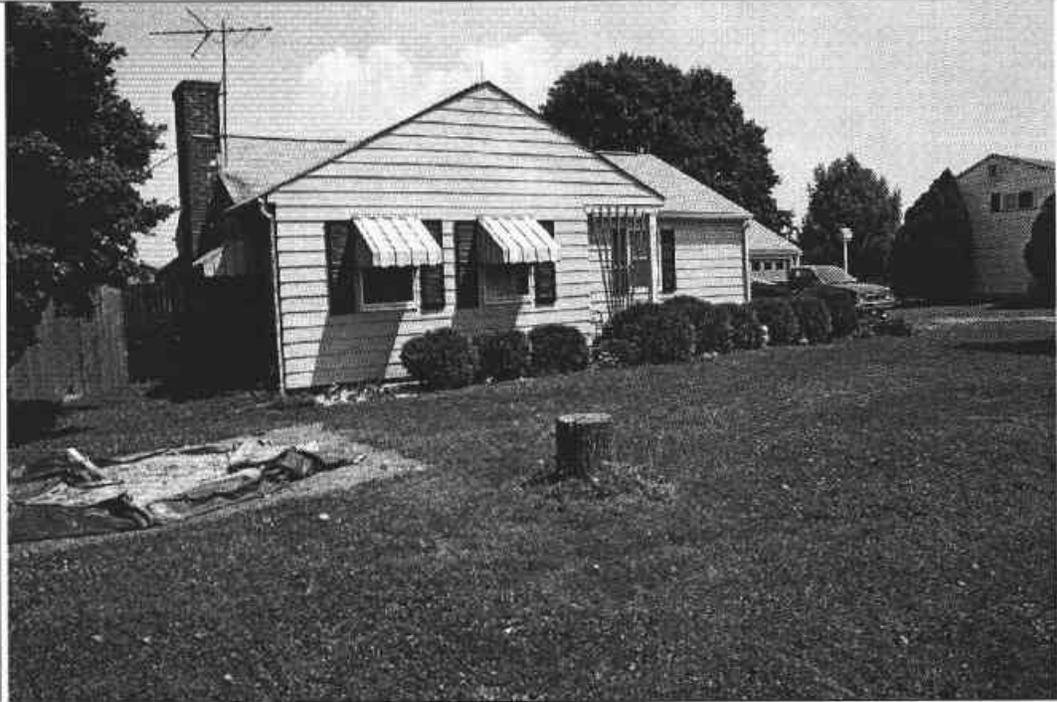
proper names on the deed (New Castle County Deed Book W124:254). The Longs retained ownership of the dwelling and lot until November 1990, when the couple sold the property to Charles F. Schirmer II and his wife, Joy, along with a Juanita M. Conly, for \$89,900 (New Castle County Deed Book 1114:7). In August 1998, the Schirmers and Ms. Conly sold the Minimal Traditional house and land to Walter W. Howell for \$93,000 (New Castle County Deed Book 2513:230). Howell then sold the property to Susan N. Robinson during July 2003 for \$113,000 (New Castle County Instrument no. 20030819 0099455).

National Register Evaluation

The property at 2370 South DuPont Highway was evaluated as a Residential Resource and as a Community Development Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). As noted in the context, dwellings dating to the mid-twentieth century would not be considered eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) that could provide new insight into residential construction and development during this period (A.D. Marble & Company 2005). While the property was constructed as part of strip development it has no potential to yield information on residential development practices, and therefore is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the dwelling does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is a somewhat altered example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on methods of construction; therefore, the property does not appear to be eligible for listing under Criterion D.

The property was one of nine lots subdivided for residential construction in the late 1940s. Six residences, dating ca. 1947 to ca. 1961, were constructed on the lots. This is not a notably early example of the common twentieth-century trend of subdividing lands located along major highways. Thus, the strip development is not eligible under Criterion A. Although the Money family is credited with mid-twentieth-century subdivisions in the area, it does not appear that they were critical to the historic development of the area; thus the property is not eligible for listing under Criterion B. The development contains dwellings that were erected at different times in different forms or styles (Minimal Traditional, Ranch, and Colonial Revival) and lacks overall integrity due to the demolition of some structures and alterations to the remaining dwellings. Due to a lack of cohesive identity the grouping could not be considered eligible under Criterion C as a distinguishable entity whose components lack individual distinction. The development does not appear to possess the potential to yield information on twentieth-century land development practices; therefore, the development does not appear to be eligible for listing under Criterion D.

CRS No. N14353



N14353. Photograph 1: Insolo-Robinson House, view of west and north elevations, with detached garage just to the south of the house.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14353.
SPO Map: 08-09-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300033

1. HISTORIC NAME/FUNCTION: Insolo-Robinson House

2. ADDRESS/LOCATION: 2370 S. Dupont Highway

3. TOWN/NEAREST TOWN: Odessa vicinity?

4. MAIN TYPE OF RESOURCE: building structure site object
landscape district

5. MAIN FUNCTION OF PROPERTY:

Single Dwelling

6. PROJECT TITLE/REASON FOR SURVEY (if applicable):

U.S. 301 Project Development

7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS03	Garage
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Lauren Archibald / Sr. Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: Barbara M. Copp

Organization: A.D. Marble & Company Date: 8/4/2005

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II

- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14353

1. ADDRESS/LOCATION: 2370 S. Dupont Hwy.

2. FUNCTION(S): historic Dwelling current Dwelling

3. YEAR BUILT: 1952 CIRCA?: ARCHITECT/BUILDER: Unknown

4. STYLE OR FLOOR PLAN: Minimal Traditional

5. INTEGRITY: original site moved

<u>if moved, from where</u>	<u>other location's CRS #</u>	<u>year</u>
N/A	N/A	N/A
N/A	N/A	N/A

<u>list major alterations and additions with years (if known)</u>	<u>year</u>
a. N/A	N/A
b. N/A	N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

- a. Overall shape: front gable and side gable Stories: 1
Additions: wing
- b. Structural system (if known): frame
- c. Foundation: materials: not visible
basement: full partial not visible no basement
- d. Exterior walls (original if visible & any subsequent coverings): aluminum
- e. Roof: shape: gable
materials: asbestos shingles
cornice: metal
dormers: N/A
chimney: location(s): 1 brick exterior chimney N end

8. DESCRIPTION OF ELEVATIONS:

- a. Facade: Direction: W
 - 1) Bays 4
 - 2) Windows 3
 - fenestration regular
 - type 6/6 dhs
 - trim wood
 - shutters 1 louvered, ornamental

Facade (cont'd)

- 3) **Door(s)** 1
 location off center
 type single, pedestrian, flush
 trim wood
- 4) **Porch(es)** small entry porch, engaged type, near door
- b. Side: Direction: S**
- 1) **Bays** 2
- 2) **Windows** 2
 fenestration Regular
 type 6/6, dhs with awnings
 trim vinyl
 shutters N/A
- 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
- 4) **Porch(es)** N/A
- c. Side: Direction: N**
- 1) **Bays** 2
- 2) **Windows** 2
 fenestration unknown, E side not visible
 type 6/6 dhs
 trim vinyl
 shutters louvered, ornamental
- 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
- 4) **Porch(es)** N/A
- d. Rear: Direction: E**
- 1) **Bays** Not accessible
- 2) **Windows** Not accessible
 fenestration Not accessible
 type Not accessible
 trim Not accessible
 shutters Not accessible
- 3) **Door(s)** Not accessible
 location Not accessible
 type Not accessible
 trim Not accessible
- 4) **Porch(es)** Not accessible

9. **INTERIOR:** Not accessible

10. **LANDSCAPING:** grassed lawn, some planted trees and shrubs

11. **OTHER COMMENTS:** N/A



CULTURAL RESOURCE SURVEY
SECONDARY BUILDING FORM

CRS # N14353

1. ADDRESS/LOCATION: 2370 S. Dupont Hwy.

2. FUNCTION(S): historic Garage current Garage

3. YEAR BUILT: 1960 CIRCA?: ARCHITECT/BUILDER: Unknown

4. STYLE/FLOOR PLAN: Vernacular

5. INTEGRITY: original site moved

if moved, from where

N/A

original location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

a. N/A

year

N/A

b. N/A

N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION:

a. Structural system frame

b. Number of stories 1

c. Wall coverings asbestos shingles

d. Foundation not visible

e. Roof

structural system side gable, frame

coverings asbestos shingles

openings N/A

8. DESCRIPTION OF ELEVATIONS:

a. Facade: direction: W

1) bays: 2

2) windows: 0

3) door(s): 2 garage doors (replaced)

4) other: N/A

b. Side: direction: S

- 1) bays: 1
- 2) windows: 1, 6/6 dhs
- 3) door(s): 0
- 4) other: N/A

c. Side: direction: N

- 1) bays: not visible/not accessible
- 2) windows: not visible/not accessible
- 3) door(s): not visible/not accessible
- 4) other: not visible/not accessible

d. Rear: direction: E

- 1) bays: not visible/not accessible
- 2) windows: not visible/not accessible
- 3) door(s): not visible/not accessible
- 4) other: not visible/not accessible

9. INTERIOR (if accessible):

a) Floor plan not accessible

b) Partition/walls not accessible

c) Finishes not accessible

d) Furnishings/machinery not accessible



CULTURAL RESOURCE SURVEY
MAP FORM

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CRS#: N14353

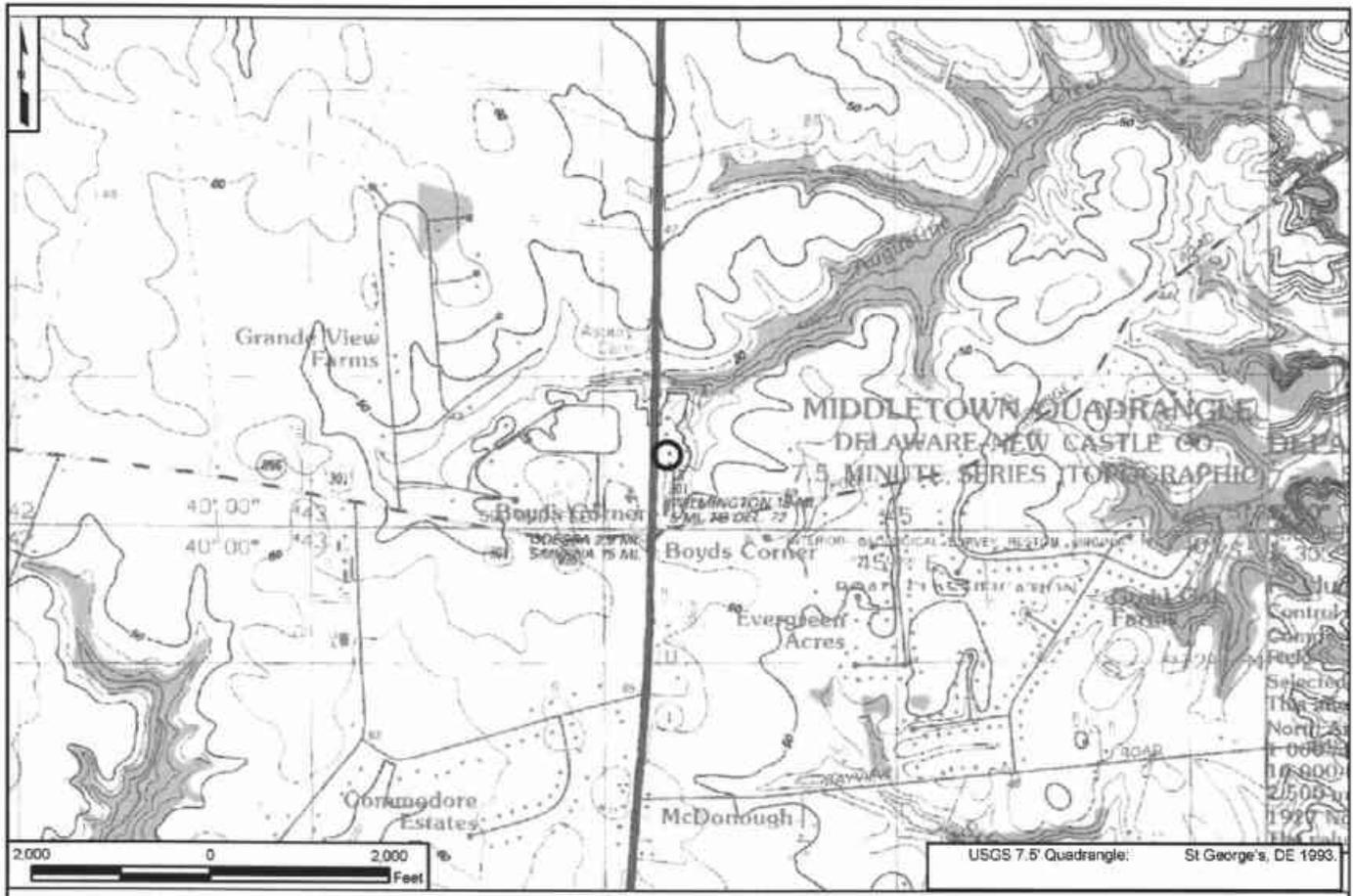
1. ADDRESS/LOCATION: 2370 S. Dupont Highway

2. NOT FOR PUBLICATION:

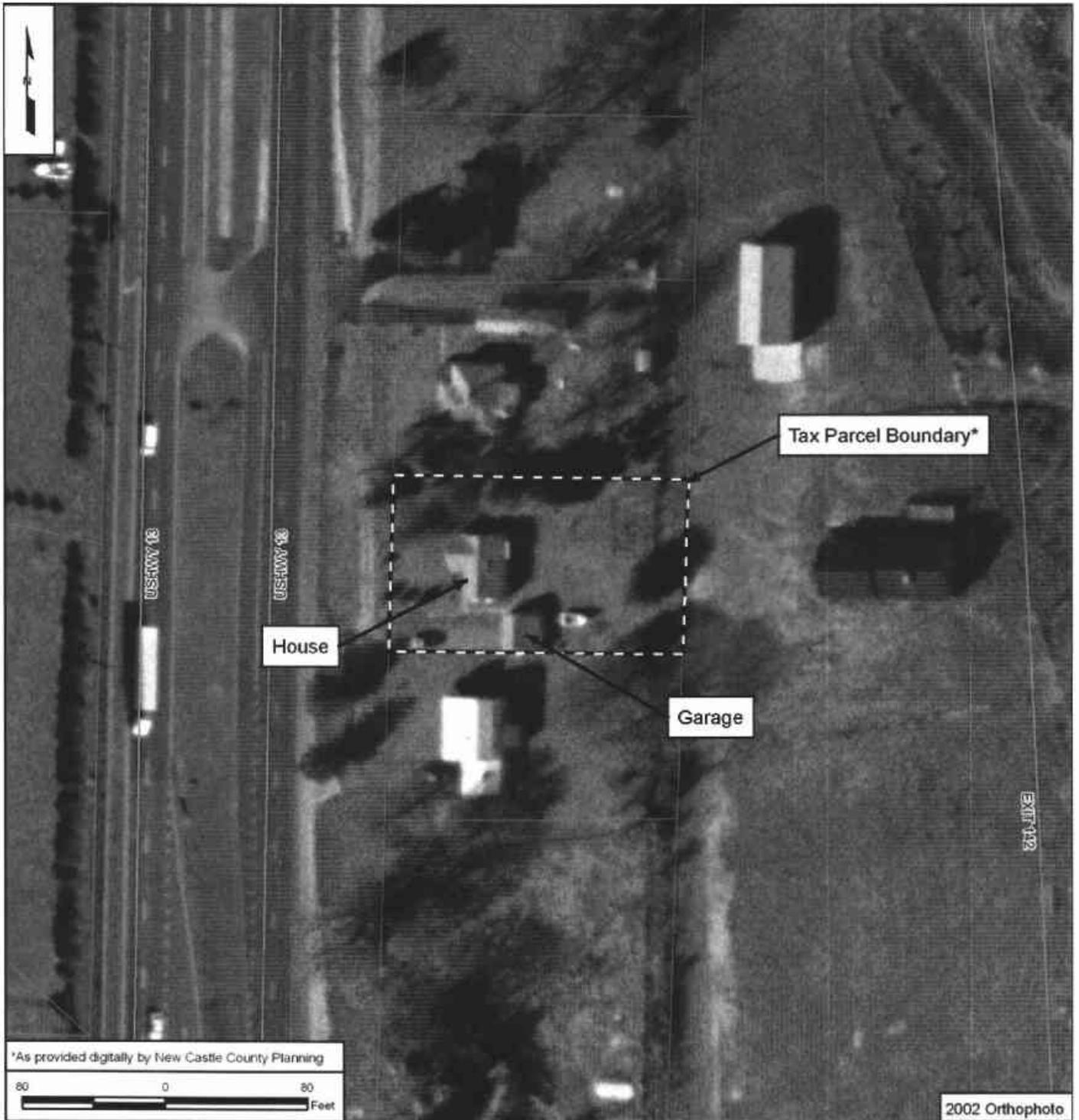
3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14354

Name: Grover and Eva Tush House

Address: 2364 South DuPont Highway

Tax Parcel: 1301300032

Date of Construction/Major Alteration: ca. 1949

Time Period: 1940-1960±, Suburbanization and Early Ex-Urbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture)

Description

This property is located on the east side of South DuPont Highway north of Boyds Corner Road. The resource is located on a small rectangular parcel of land between South DuPont Highway to the west and S.R. 1 to the east. The property consists of a one-story Minimal Traditional dwelling with a detached one-bay garage. The hipped roof dwelling is clad in a combination of aluminum and vinyl siding. The roof is sheathed in asphalt shingles and features an interior brick chimney along the ridge line. The dwelling is lit by one-over-one double-hung single and paired windows with aluminum shutters. A flush wood door with three lights provides access to the interior. The gable front garage is located to the north of the dwelling and features an extended gable front carport. A modern metal-clad shed is located east of the dwelling and garage. The property features a manicured lawn with mature trees and shrubs. An asphalt driveway runs from the highway to the dwelling.

Historical Narrative

The Minimal Traditional house at 2364 South DuPont Highway appears on historic mapping by 1953 (USGS 1953). The farm from which the parcel at 2364 South DuPont Highway was derived was once owned by the Sartin family. George and Clara Sartin purchased the farm in October 1910 from Albert and Mary Donovan (New Castle County Deed Book D23:76). The parcel passed via will to the Sartins children (New Castle County Register of Wills WR H7:31). In 1946, Walter H. Money and his wife, Helen, purchased a portion of a farm from Nehemiah Sartin et al. for \$15,000 (New Castle County Deed Book O46:573). The size of the farm (CRS No. N05202, now demolished) is unstated but did include "...a frame dwelling house and other farm buildings thereon erected situated at the northeast corner of Boyds Corner..." (ibid.). In the late 1940s, the Moneys decided to subdivide lots off of their farm at the northeast corner of Boyds Corner along the east side of DuPont Highway (Route 13). In 1947, the Moneys had the subdivision surveyed into nine lots. Between ca. 1947 and ca. 1961, six residences were erected on the nine lots. In addition to the current subject, CRS No. N14354, the remaining properties included as part of the Money subdivision are CRS Nos. N14352, N14353, N14355, N14356, and N14357. The Money family also subdivided farmlands located around Middletown in the mid-twentieth century.

The parcel, which included a bungalow at 2364 South DuPont Highway, was deemed 'Lot No.3' of their subdivision. In June 1949, the Moneys sold 'Lot No.3' with "...the bungalow and other improvements thereon erected..." to Grover C. Tush, Sr. and his wife, Eva M., for \$7,000 (New Castle County Deed Book F49:143). The bungalow likely refers to the frame dwelling mentioned in the 1946 deed. Mr. Tush died in 1961 and devised the property to his wife, Eva. The dwelling appears on the 1962 aerial map of the area, although the aeriels were not of sufficient quality to be included in this document as an illustration. The dwelling does not appear on

mid-twentieth-century highway plans, likely because the plans do not extend to include details of the property. When Eva Tush died in March 1979, the property was conveyed by will to her children, Helen D. Austin and Grover C. Tush, Jr. (New Castle County Register of Wills WR73306). In June 1981, Austin sold her share of the property to her brother, Grover C. Tush, Jr., for \$17,500 (New Castle County Deed Book D115:154). The current owners, George and Dorothy Hutton, purchased the property from Tush for \$44,000 in February 1984 (New Castle County Deed Book U125:92).

National Register Evaluation

The property at 2364 South DuPont Highway was evaluated as a Residential Resource and as a Community Development Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). As noted in the context, dwellings dating to the mid-twentieth century would not be considered eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) that could provide new insight into residential construction and development during this period (A.D. Marble & Company 2005). While the property was constructed as part of strip development it has no potential to yield information on residential development practices, and therefore is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the dwelling does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is a somewhat altered example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on methods of construction; therefore, the property does not appear to be eligible for listing under Criterion D.

The property was one of nine lots subdivided for residential construction in the late 1940s. Six residences, dating ca. 1947 to ca. 1961, were constructed on the lots. This is not a notably early example of the common twentieth-century trend of subdividing lands located along major highways. Thus, the strip development is not eligible under Criterion A. Although the Money family is credited with mid-twentieth-century subdivisions in the area, it does not appear that they were critical to the historic development of the area; thus, the property is not eligible for listing under Criterion B. The development contains dwellings that were erected at different times in different forms or styles (Minimal Traditional, Ranch, and Colonial Revival) and lacks overall integrity due to the demolition of some structures and alterations to the remaining dwellings. Due to a lack of cohesive identity the grouping could not be considered eligible under Criterion C as a distinguishable entity whose components lack individual distinction. The development does not appear to possess the potential to yield information on twentieth-century land development practices, therefore the development does not appear to be eligible for listing under Criterion D.

CRS No. N14354



N14354. Photograph 1: Property overview, view looking east. This property is a typical example of a mid-twentieth-century Minimal Traditional dwelling.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14354
SPO Map: 08-09-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300032

1. HISTORIC NAME/FUNCTION: Grover and Eva Tush House

2. ADDRESS/LOCATION: 2364 S. Dupont Highway

3. TOWN/NEAREST TOWN: Odessa vicinity?

4. MAIN TYPE OF RESOURCE: building structure site object
landscape district

5. MAIN FUNCTION OF PROPERTY:
Single Dwelling Secondary Structure

6. PROJECT TITLE/REASON FOR SURVEY (if applicable):
U.S. 301 Project Development

7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS03	Garage
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Catherine M. Duzak / Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: Barbara M. Copp

Organization: A.D. Marble & Company Date: 8/17/2005

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II

- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14354

1. ADDRESS/LOCATION: 2364 South Dupont Highway

2. FUNCTION(S): historic Single dwelling current Single dwelling

3. YEAR BUILT: 1949 CIRCA?: ARCHITECT/BUILDER: Unknown

4. STYLE OR FLOOR PLAN: Minimal Traditional

5. INTEGRITY: original site moved

if moved, from where

N/A

other location's CRS #

N/A

year

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

a. N/A

year

N/A

b. N/A

N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: Square Stories: 1
Additions: N/A

b. Structural system (if known): Frame

c. Foundation: materials: Not visible
basement: full partial not visible no basement

d. Exterior walls (original if visible& any subsequent coverings): Aluminum siding; vinyl siding

e. Roof: shape: Hip
materials: Asphalt shingles
cornice: N/A
dormers: N/A
chimney: location(s): Brick at ridge

8. DESCRIPTION OF ELEVATIONS:

a. Facade: Direction: W
1) Bays 3
2) Windows 4
fenestration Irregular; 1 single, 3 ribbon
type 1/1 dhs
trim Not visible
shutters Aluminum

Facade (cont'd)
 3) Door(s) 1
 location Off center
 type Flush wood with 3 lights
 trim Not visible
 4) Porch(es) Enclosed

b. Side: Direction: S

1) Bays 3
 2) Windows 3
 fenestration Irregular
 type 1/1 dhs
 trim Not visible
 shutters Aluminum
 3) Door(s) 0
 location N/A
 type N/A
 trim N/A
 4) Porch(es) N/A

c. Side: Direction: N

1) Bays Not accessible
 2) Windows Not accessible
 fenestration Not accessible
 type Not accessible
 trim Not accessible
 shutters Not accessible
 3) Door(s) Not accessible
 location Not accessible
 type Not accessible
 trim Not accessible
 4) Porch(es) Not accessible

d. Rear: Direction: E

1) Bays Not accessible
 2) Windows Not accessible
 fenestration Not accessible
 type Not accessible
 trim Not accessible
 shutters Not accessible
 3) Door(s) Not accessible
 location Not accessible
 type Not accessible
 trim Not accessible
 4) Porch(es) Not accessible

9. INTERIOR: Not accessible

10. LANDSCAPING: Manicured lawn, asphalt drive to garage; shrubs around façade; trees of various ages

11. OTHER COMMENTS: Owner refused survey; survey from road.



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
SECONDARY BUILDING FORM

CRS # N14354

1. ADDRESS/LOCATION: 2364 South Dupont Highway

2. FUNCTION(S): historic Garage current Garage

3. YEAR BUILT: 1949 CIRCA?: ARCHITECT/BUILDER: Unknown

4. STYLE/FLOOR PLAN: Rectangular, gable front garage

5. INTEGRITY: original site moved

<u>if moved, from where</u>	<u>original location's CRS #</u>	<u>year</u>
N/A	N/A	N/A
N/A	N/A	N/A
<u>list major alterations and additions with years (if known)</u>		<u>year</u>
a. N/A		N/A
b. N/A		N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION:

a. Structural system One-car garage

b. Number of stories Wood frame

c. Wall coverings Vinyl siding

d. Foundation Concrete

e. Roof
structural system Gable front, wood frame
coverings Asphalt shingles
openings N/A

8. DESCRIPTION OF ELEVATIONS:

- a. Facade: direction: W
 - 1) bays: 1
 - 2) windows: 0
 - 3) door(s): Pane and panel, 1-car garage door
 - 4) other: Gable front extension on façade supported by wood posts

- b. Side: direction: N
 - 1) bays: Not accessible
 - 2) windows: Not accessible
 - 3) door(s): Not accessible
 - 4) other: Not accessible

- c. Side: direction: S
 - 1) bays: Not accessible
 - 2) windows: Not accessible
 - 3) door(s): Not accessible
 - 4) other: Not accessible

- d. Rear: direction: E
 - 1) bays: Not accessible
 - 2) windows: Not accessible
 - 3) door(s): Not accessible
 - 4) other: Not accessible

9. INTERIOR (if accessible):

a) Floor plan Not accessible

b) Partition/walls Not accessible

c) Finishes Not accessible

d) Furnishings/machinery Not accessible



CULTURAL RESOURCE SURVEY
MAP FORM

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CRS#: N14354

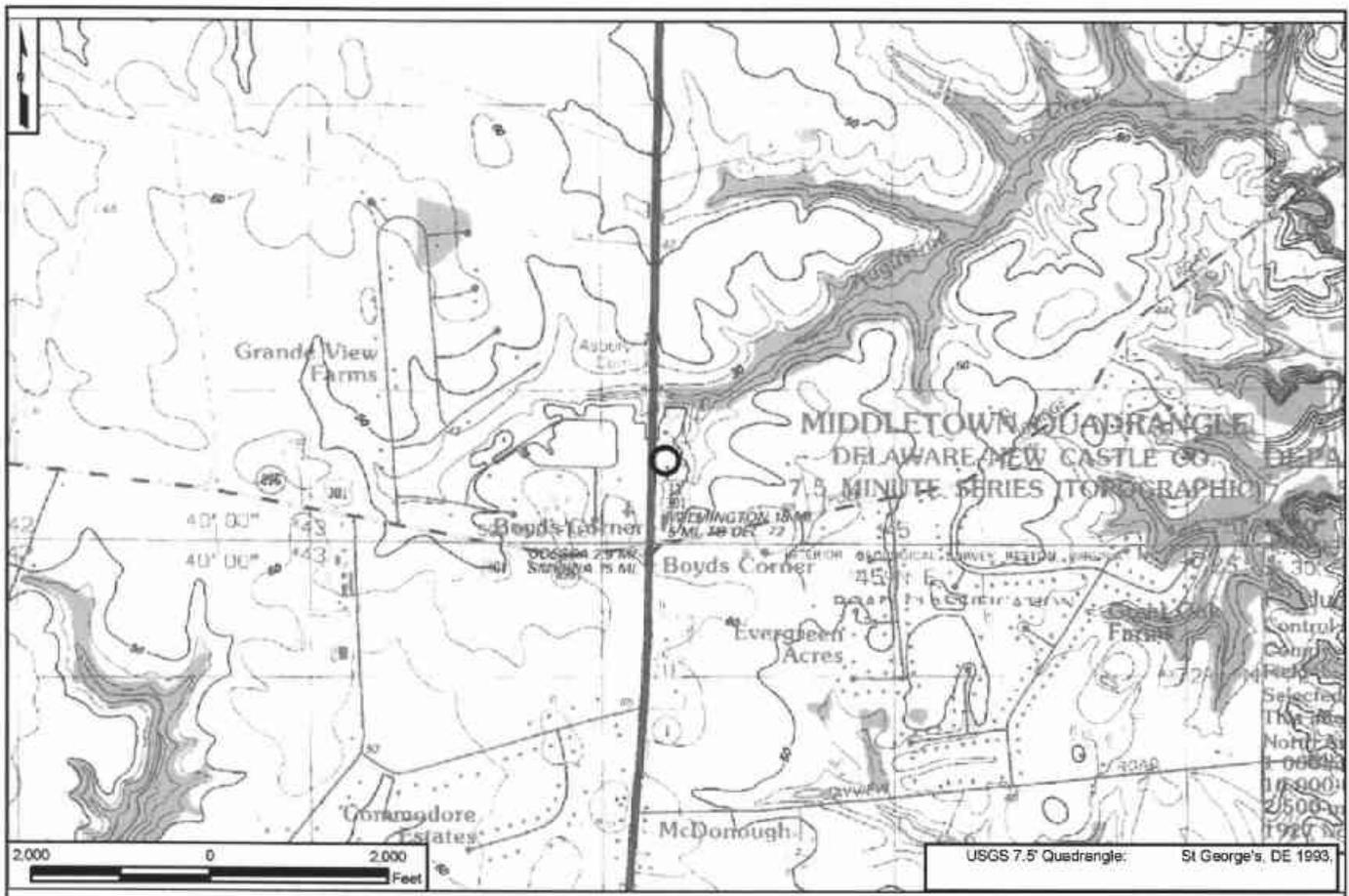
1. ADDRESS/LOCATION: 2364 S. Dupont Highway

2. NOT FOR PUBLICATION:

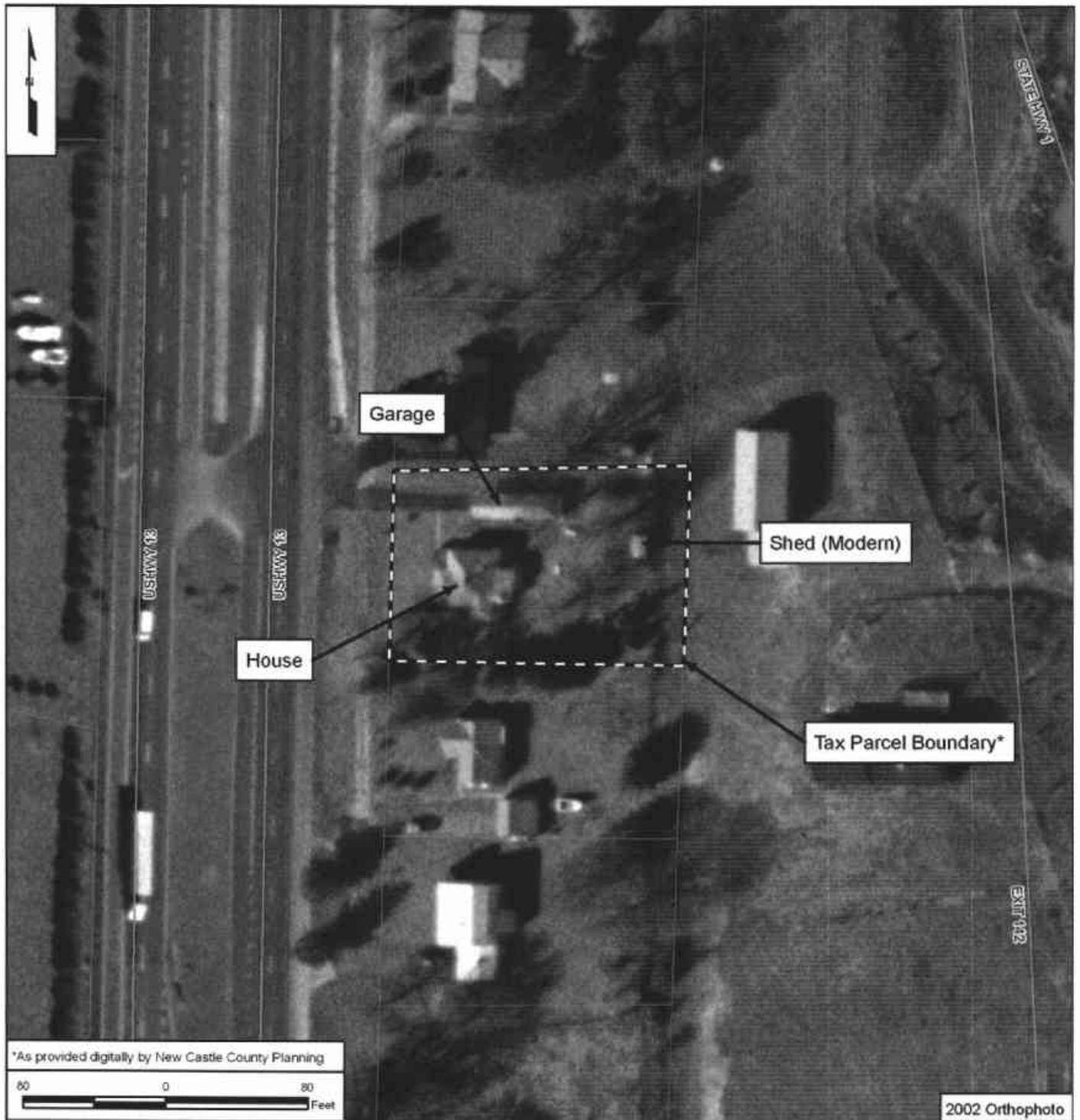
3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14355

Name: Massey-Elston House

Address: 2356 South DuPont Highway

Tax Parcel: 1301300031

Date of Construction/Major Alteration: ca. 1952

Time Period: 1940-1960±, Suburbanization and Early Ex-Urbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture); Community Development (Settlement Patterns and Demographic Change).

Description

This property is located on the east side of South DuPont Highway north of Boyds Corner. The resource is located on a strip of land along the highway. Mid-twentieth-century dwellings flank the property to the north and south. There is a mid-twentieth century motel across the road from the property, and a modern strip mall to the south of the subdivision. SR 1 is located just behind the property, to the east. The property consists of a one-story Ranch house and a modern shed. Features of the dwelling typical to the Ranch form include low, linear form and deep eaves at the side gables. The dwelling features a large, exterior chimney on the façade, a Chicago window, and a four-pane picture window. The window panes in both sets of windows appear to be modern replacements, all with aluminum frames.

Historical Narrative

The Ranch house at 2356 South DuPont Highway appears on historic mapping by 1953 (USGS 1953), and deed research indicates that it was built in ca. 1952. In October 1946, Nehemiah Sartin and the other heirs and devisees of George and Clara Sartin sold the deceased couple's farm to Walter Harman Money and his wife, Helen, of Middletown for \$15,000 (New Castle County Deed Book O46:573). The size of the farm is unstated, as the deed reads in part, "Be the contents thereof what they may," but the farm did include "...a frame dwelling house and other farm buildings thereon erected situated at the northeast corner of Boyds Corner...(CRS No. N05202, now demolished)" (*ibid.*). Subsequent to their acquisition of this farm, the Moneys evidently subdivided a portion of the land into nine building lots. Between ca. 1947 and ca. 1961, six residences were erected on the nine lots. In addition to the current subject, CRS No. N14355, the remaining properties included as part of the Money subdivision are CRS Nos. N14352, N14353, N14354, N14356, and N14357. The Money family also subdivided farmlands located around Middletown in the mid-twentieth century.

During April 1949, the Moneys sold Lot no. 4 to Robert R. Pleasanton and his wife, Louisa, for \$800 (New Castle County Deed Book Y48:413). The Pleasantons held the empty land for more than three years before selling it in October 1952 to Thomas L. Massey and his wife, Antonette (New Castle County Deed Book V52:138). After acquiring the building lot, the Masseys contracted for the construction of a new Ranch style house. The dwelling appears on a 1953 USGS map of the area (USGS 1953). In April 1958, Thomas Massey died. Two years later, his widow, Antonette, married Russell R. Elston and the couple conducted a strawman transaction to place Russell's name on the deed for the house (New Castle County Deed Book W65:554, 556). The house also appears on the 1962 aerial map of the area, although the aerials were not of sufficient quality to be included in this document as an illustration. The dwelling does not appear on mid-twentieth-century highway plans, likely because the mapping does not extend to include

details of the property. The Elstons continue to retain ownership of the property today in 2005 (New Castle County parcel detail webpage).

National Register Evaluation

The property at 2356 South DuPont Highway was evaluated as a Residential Resource and as a Community Development Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). As noted in the context, dwellings dating to the mid-twentieth century would not be considered individually eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) (A.D. Marble & Company 2005). While the property was constructed as part of strip development it has no significant documentary record, and therefore is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the dwelling does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is an example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on building practices or methods of construction; therefore, the property does not appear to be eligible for listing under Criterion D.

The property was one of nine lots subdivided for residential construction in the late 1940s. Six residences, dating ca. 1947 to ca. 1961, were constructed on the lots. This is not a notably early example of the common twentieth-century trend of subdividing lands located along major highways. Thus, the strip development is not eligible under Criterion A. Although the Money family is credited with mid-twentieth-century subdivisions in the area, it does not appear that they were critical to the historic development of the area; thus the property is not eligible for listing under Criterion B. The development contains dwellings that were erected at different times and overall lack integrity and a cohesive identity and could not be considered eligible under Criterion C as a distinguishable entity whose components lack individual distinction. The development does not appear to possess the potential to yield information on twentieth-century land development practices; therefore, the development does not appear to be eligible for listing under Criterion D.

CRS No. N14355



N14355. Photograph 1: Massey-Elston House, view of west elevation, looking east. Note Chicago window, four-pane picture window, and exterior chimney.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14355.
SPO Map: 08-09-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300031

1. HISTORIC NAME/FUNCTION: Massey-Elston House

2. ADDRESS/LOCATION: 2356 S. Dupont Highway

3. TOWN/NEAREST TOWN: Odessa vicinity?

4. MAIN TYPE OF RESOURCE: building structure site object
landscape district

5. MAIN FUNCTION OF PROPERTY:

Single Dwelling

6. PROJECT TITLE/REASON FOR SURVEY (if applicable):

U.S. 301 Project Development

7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Lauren Archibald / Sr. Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: *Barbara M. Copp*

Organization: A.D. Marble & Company Date: 8/4/2005

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II
- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14355

1. ADDRESS/LOCATION: 2356 S. Dupont Hwy.

2. FUNCTION(S): historic dwelling current dwelling

3. YEAR BUILT: 1952 CIRCA?: ARCHITECT/BUILDER: unknown

4. STYLE OR FLOOR PLAN: ranch

5. INTEGRITY: original site moved

<u>if moved, from where</u>	<u>other location's CRS #</u>	<u>year</u>
N/A	N/A	N/A
N/A	N/A	N/A

<u>list major alterations and additions with years (if known)</u>	<u>year</u>
a. N/A	N/A
b. N/A	N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: rectangular with carport Stories: 1
Additions: N/A

b. Structural system (if known): brick/concrete

c. Foundation: materials: brick
basement: full partial not visible no basement

d. Exterior walls (original if visible & any subsequent coverings): brick and faced stone

e. Roof: shape: side gable
materials: asphalt shingles
cornice: wood
dormers: N/A
chimney: location(s): front/exterior/off center

8. DESCRIPTION OF ELEVATIONS:

a. Facade: Direction: W

1) Bays	4
2) Windows	3

fenestration Irregular
type picture window with 5 lights, paired 2/2 dhs (replaced), and (1) 1/1 dhs (replaced)
trim vinyl
shutters N/A

Facade (cont'd)

- 3) Door(s) 0
 location N/A
 type N/A
 trim N/A
- 4) Porch(es) carport to S, contemporaneous with house
- b. Side: Direction: N
- 1) Bays 1
- 2) Windows 2 (one on 1st floor, one above this)
 fenestration irregular
 type 1/1 dhs (replaced on 1st floor)
 trim vinyl
 shutters N/A
- 3) Door(s) 0
 location N/A
 type N/A
 trim N/A
- 4) Porch(es) N/A
- c. Side: Direction: S
- 1) Bays 2
- 2) Windows 2
 fenestration irregular
 type (1) single pane/fixed window, (1) above
 trim vinyl
 shutters N/A
- 3) Door(s) 1
 location rear center
 type single pedestrian
 trim vinyl
- 4) Porch(es) carport here
- d. Rear: Direction: E
- 1) Bays 3
- 2) Windows 3
 fenestration irregular
 type 1/1 dhs, different sizes, replaced
 trim vinyl
 shutters N/A
- 3) Door(s) 0
 location N/A
 type N/A
 trim N/A
- 4) Porch(es) N/A

9. INTERIOR: Not accessible

10. LANDSCAPING: N/A

11. OTHER COMMENTS: Modern utility shed on property.



**CULTURAL RESOURCE SURVEY
MAP FORM**

**DELAWARE STATE HISTORIC PRESERVATION OFFICE
16 THE GREEN, DOVER, DE 19901**

CRS#: N14355

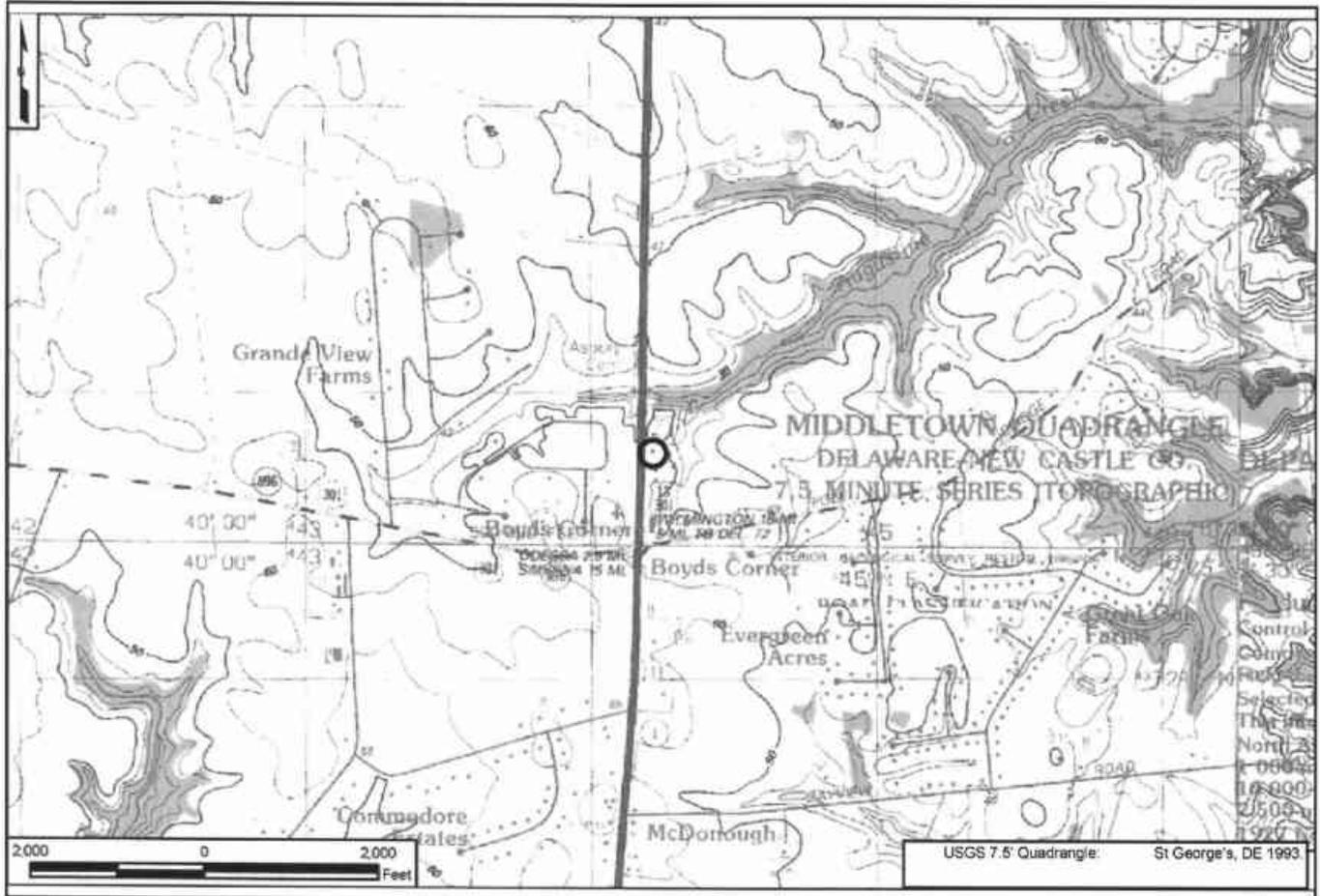
1. ADDRESS/LOCATION: 2356 S. Dupont Highway

2. NOT FOR PUBLICATION:

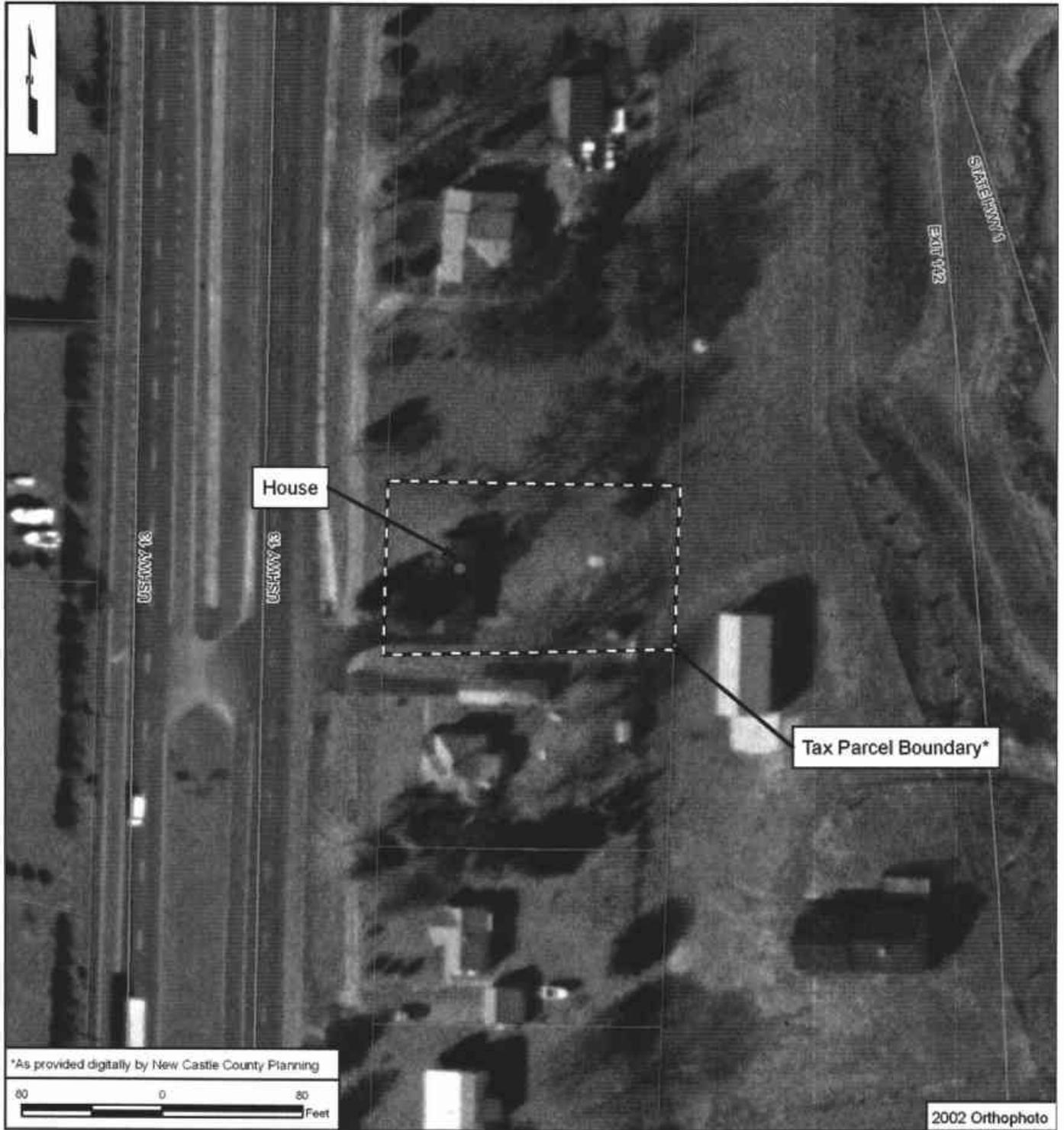
3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14356

Name: George and Pearl Hyatt House

Address: 2348 South DuPont Highway

Tax Parcel: 1301300030

Date of Construction/Major Alteration: ca. 1956

Time Period: 1940-1960, Suburbanization and Early Ex-urbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture)

Description

This property is located on the east side of South DuPont Highway north of Boyds Corner Road. The resource is located on a small rectangular parcel of land between South DuPont Highway to the west and SR 1 to the east. The property consists of a one-story Ranch dwelling with a detached two-bay garage. The side gable dwelling is constructed out of brick and features a side gable addition to the north elevation as well as an enclosed gable porch to the east. The roof is sheathed in asphalt shingles and features an interior brick chimney along the ridgeline and an aluminum stovepipe. The dwelling is lit by one-over-one double-hung windows with wood shutters. Wood pane-and-panel doors provide access and are located on the west and east facades. The side gable garage is located to the northeast of the dwelling and features two wood pane-and-panel garage doors. The property features a manicured lawn with mature trees and shrubs. The property is accessed by a wraparound driveway that runs from the highway.

Historical Narrative

The Ranch house at 2348 South DuPont Highway appears on the 1962 aerial map of the area, although the aerials were not of sufficient quality to be included in this document as an illustration. The dwelling does not appear on mid-twentieth-century highway plans, likely because the mapping does not extend to include details of the property.

Like the other properties along this stretch of U.S. 13 northeast of Boyds Corner, the tract at 2348 South DuPont Highway was once part of the subdivision created by Walter H. Money and his wife, Helen. They had purchased the farm in 1946 from Nehemiah Sartin et al. for \$15,000 (New Castle County Deed Book O46:573). In 1947, the Moneys had the subdivision surveyed into nine lots. Between ca. 1947 and ca. 1961, six residences, including 2348 South DuPont Highway, were erected on the nine lots. The remaining five residences are identified as CRS Nos. N14352, N14353, N14354, N14355 and N14357. In October 1949, George N. Hyatt and Pearl E., his wife, bought four of the lots for ten dollars each from the Moneys. Three of the lots (Nos. 5, 6, and 7) formed 2348 South DuPont Highway (New Castle County Deed Books L49:82, L48:84, L49:86). The descriptions for each of these three lots is identical: "All that certain lot, piece or parcel of land...with the bungalow and other improvements thereon erected...Be the contents thereof what they may." This language seems to be incorrect, since the later 1955 deed, which includes all of Lots 5, 6 and 7, mentions only "the bungalow." Also, the 1953 topographic map shows only one structure on the property. Though the language on the 1949 deeds appears to be erroneous, this information suggests that the Moneys built the bungalow at 2348 South DuPont Highway between 1946 and 1949, prior to selling the property to the Hyatts. In April 1955, Charles S.R. Weldin purchased the dwelling and lot from George N. Hyatt et ux. (New Castle County Deed Book F56:242). In January 1972, Weldin sold the house and lot to Edward N. Baldwin, Jr., and his wife, Connie, for \$25,000 (New Castle County Deed

Book U85:960). In February 1994, Connie Baldwin conveyed rights to her share of the property to her husband, Edward N. Baldwin, Jr., the current owner, for \$10 (New Castle County Deed Book 1677:244).

National Register Evaluation

The property at 2348 South DuPont Highway was evaluated as a Residential Resource and as a Community Development Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). As noted in the context, dwellings dating to the mid-twentieth century would not be considered eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) that could provide new insight into residential construction and development during this period (A.D. Marble & Company 2005). While the property was constructed as part of strip development it has no potential to yield information on residential development practices, and therefore is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the dwelling does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is a somewhat altered example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on methods of construction; therefore, the property does not appear to be eligible for listing under Criterion D.

The property was one of nine lots subdivided for residential construction in the late 1940s. Six residences, dating ca. 1947 to ca. 1961, were constructed on the lots. This is not a notably early example of the common twentieth-century trend of subdividing lands located along major highways. Thus, the strip development is not eligible under Criterion A. Although the Money family is credited with mid-twentieth-century subdivisions in the area, it does not appear that they were critical to the historic development of the area; thus the property is not eligible for listing under Criterion B. The development contains dwellings that were erected at different times in different forms or styles (Minimal Traditional, Ranch, and Colonial Revival) and lacks overall integrity due to the demolition of some structures and alterations to the remaining dwellings. Due to a lack of cohesive identity the grouping could not be considered eligible under Criterion C as a distinguishable entity whose components lack individual distinction. The development does not appear to possess the potential to yield information on twentieth-century-land development practices; therefore, the development does not appear to be eligible for listing under Criterion D.

CRS No. N14356



N14356. Photograph 1: Dwelling, west and south elevations, view looking northeast. This property is a representative example of a mid-twentieth-century Ranch dwelling.



N14356. Photograph 2: Garage, south elevation, view looking north.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14356
SPO Map: 08-09-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300030

1. HISTORIC NAME/FUNCTION: George and Pearl Hyatt House
2. ADDRESS/LOCATION: 2348 S. Dupont Highway
3. TOWN/NEAREST TOWN: Odessa vicinity?
4. MAIN TYPE OF RESOURCE: building structure site object
 landscape district
5. MAIN FUNCTION OF PROPERTY:
Single Dwelling Secondary Structure
6. PROJECT TITLE/REASON FOR SURVEY (if applicable):
U.S. 301 Project Development
7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS03	Garage
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Catherine M. Dluzak / Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: Barbara M. Copp

Organization: A.D. Marble & Company Date: 8/17/2005

9. OTHER NOTES OR OBSERVATIONS:

CRS#

N14356.

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II
- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- Agriculture
- Forestry
- Trapping/Hunting
- Mining/Quarrying
- Fishing/Oystering
- Manufacturing
- Retailing/Wholesaling
- Finance
- Professional Services
- Other
- Transportation and Communication
- Settlement Patterns and Demographic Changes
- Architecture, Engineering and Decorative Arts
- Government
- Religion
- Education
- Community Organizations
- Occupational Organizations
- Major Families, Individuals and Events
- Unknown



CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14356

1. ADDRESS/LOCATION: 2348 South Dupont Highway

2. FUNCTION(S): historic Single dwelling current Single dwelling

3. YEAR BUILT: 1956 CIRCA?: ARCHITECT/BUILDER: Unknown

4. STYLE OR FLOOR PLAN: Ranch

5. INTEGRITY: original site moved

if moved, from where

other location's CRS #

year

N/A

N/A

N/A

N/A

N/A

N/A

list major alterations and additions with years (if known)

year

a. Side gable addition on N elevation

unk.

b. Gable addition on E elevation (partially enclosed porch)

unk.

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: Rectangular Stories: 1
Additions: 1 bay wide square on N elevation; 4 bay wide garage addition on E elevation

b. Structural system (if known): Brick

c. Foundation: materials: Brick
basement: full partial not visible no basement

d. Exterior walls (original if visible & any subsequent coverings): Brick

e. Roof: shape: Side gable
materials: Asphalt shingles
cornice: N/A
dormers: N/A
chimney: location(s): Aluminum stovepipe along ridgeline; brick interior at ridgeline

8. DESCRIPTION OF ELEVATIONS:

a. Facade: Direction: W

1) Bays 5

2) Windows 4

fenestration Irregular

type 1/1 dhs; paired 1/1 dhs, picture with (2) 1/1 dhs flanking

trim Wood

shutters Wood

Facade (cont'd)

- 3) **Door(s)** 1
 location Offset
 type Wood pane and panel
 trim Wood
- 4) **Porch(es)** Concrete stoop

b. Side: Direction: S

- 1) **Bays** 2
- 2) **Windows** 2
 fenestration Regular
 type 1/1 dhs
 trim Wood
 shutters Wood
- 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
- 4) **Porch(es)** N/A

c. Side: Direction: N

- 1) **Bays** 2
- 2) **Windows** 2
 fenestration Regular
 type 1/1 dhs
 trim Wood
 shutters Wood
- 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
- 4) **Porch(es)** N/A

d. Rear: Direction: E

- 1) **Bays** 5
- 2) **Windows** 3
 fenestration Irregular
 type 1/1 dhs
 trim Wood
 shutters Wood
- 3) **Door(s)** 2
 location Off set
 type Glass sliding, pane & panel aluminum; aluminum 1-bay garage door
 trim Wood
- 4) **Porch(es)** Rear gable addition partially enclosed porch

9. **INTERIOR:** Not accessible

10. **LANDSCAPING:** Mature trees, manicured lawn

11. **OTHER COMMENTS:** Wrap around driveway to rear of house.



DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CULTURAL RESOURCE SURVEY
SECONDARY BUILDING FORM

CRS # N14356

1. ADDRESS/LOCATION: 2348 South Dupont Highway

2. FUNCTION(S): historic Garage current Garage

3. YEAR BUILT: 1956 CIRCA?: ARCHITECT/BUILDER: Unknown

4. STYLE/FLOOR PLAN: Rectangular

5. INTEGRITY: original site moved

<u>if moved, from where</u>	<u>original location's CRS #</u>	<u>year</u>
N/A	N/A	N/A
N/A	N/A	N/A

<u>list major alterations and additions with years (if known)</u>	<u>year</u>
a. N/A	N/A
b. N/A	N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION:

- a. Structural system Frame
- b. Number of stories 1
- c. Wall coverings Aluminum siding
- d. Foundation Not visible
- e. Roof
 - structural system Gable
 - coverings N/A
 - openings N/A

8. DESCRIPTION OF ELEVATIONS:

- a. Facade: direction: S
 - 1) bays: 2
 - 2) windows: 0
 - 3) door(s): Paneled overhead garage with 5 lights
 - 4) other: N/A

b. Side: direction: Not accessible

- 1) bays: Not accessible
- 2) windows: Not accessible

- 3) door(s): Not accessible

- 4) other: Not accessible

c. Side: direction: Not accessible

- 1) bays: Not accessible
- 2) windows: Not accessible

- 3) door(s): Not accessible

- 4) other: Not accessible

d. Rear: direction: Not accessible

- 1) bays: Not accessible
- 2) windows: Not accessible

- 3) door(s): Not accessible

- 4) other: Not accessible

9. INTERIOR (if accessible):

a) Floor plan Not accessible

b) Partition/walls Not accessible

c) Finishes Not accessible

d) Furnishings/machinery Not accessible



CULTURAL RESOURCE SURVEY
MAP FORM

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CRS#: N14356

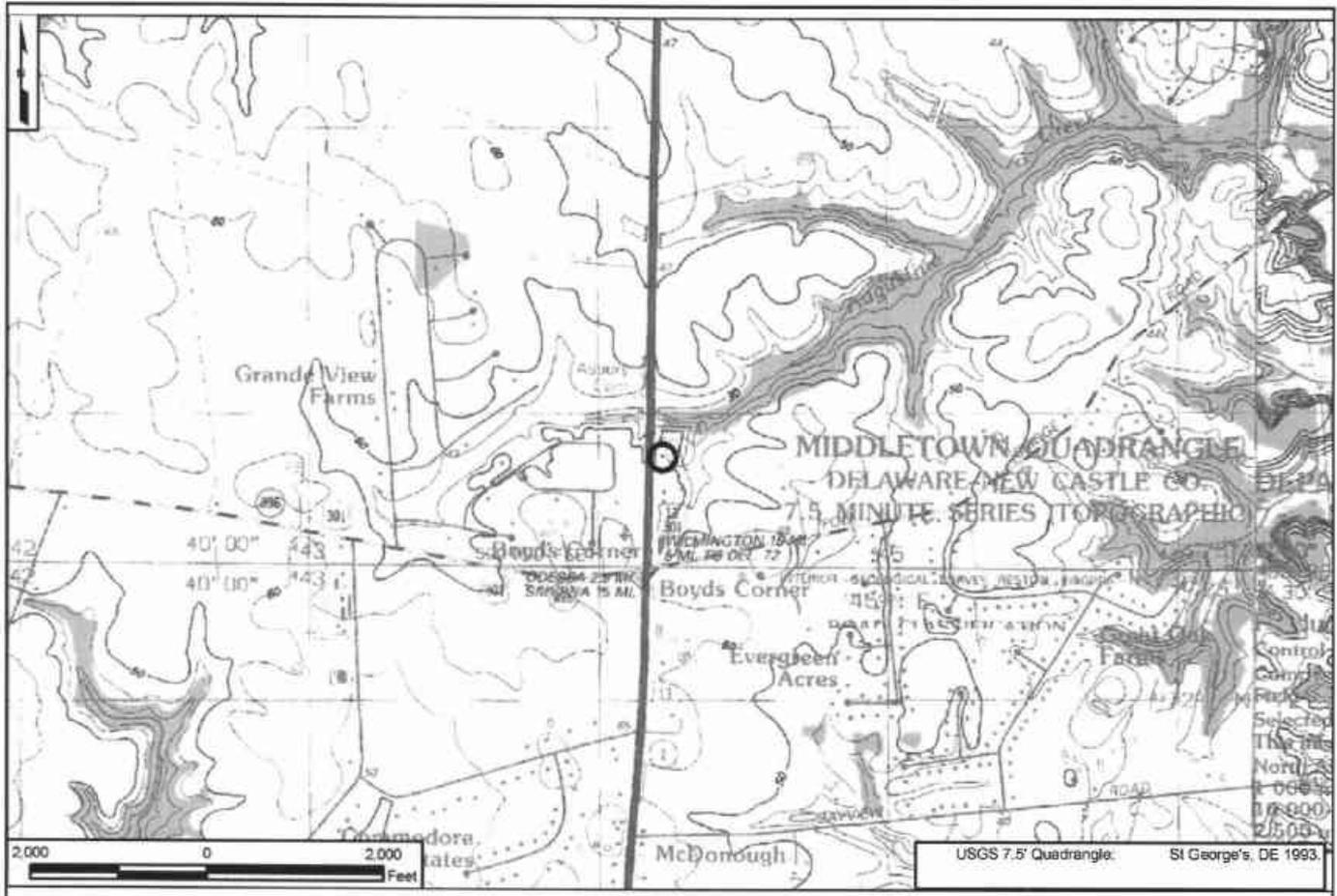
1. ADDRESS/LOCATION: 2348 S. Dupont Highway

2. NOT FOR PUBLICATION:

3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:



CRS No. N14357

Name: Austin and Virginia Foley House

Address: 2344 South DuPont Highway

Tax Parcel: 1301300029

Date of Construction/Major Alteration: ca. 1947

Time Period: 1940-1960±, Suburbanization and Early Ex-urbanization

Geographic Zone: Upper Peninsula

Historic Period Theme(s): Architecture, Engineering, and Decorative Arts (Residential Architecture); Community Development (Settlement Patterns and Demographic Change).

Description

This property is located on the east side of South DuPont Highway north of Boyds Corner Road. The resource is located along the highway on a 2.35 acre lot surrounded by a landscaped garden as well as a vegetable garden in the rear. There is a mid-twentieth century motel across the road from the property, and several other small, mid-twentieth-century dwellings are located along the highway to the south. SR 1 is located just behind the property, to the east. The property consists of a one and one-half story, wood-clad Colonial Revival house with an attached garage on the south elevation and a glassed-in sun room on the east elevation. The house has a side gable roof, with an interior brick chimney and a large shed-roof dormer on the rear elevation. Many of the eight-over-eight sash windows have non-operable ornamental shutters. There is a large, modern garage to the south of the dwelling and several other modern sheds toward the east (rear) and an in-ground swimming pool behind the house.

Historical Narrative

The residence at 2344 South DuPont Highway appears on historic mapping by 1953 (USGS 1953). The resident states that the house was built in 1947. Unlike the nearby residences to the south, all of which are on relatively small lots (less than one-half acre in size), this house was built on a much larger parcel.

In October 1946, Nehemiah Sartin and the other heirs and devisees of George and Clara Sartin sold the deceased couple's farm to Walter Harman Money and his wife, Helen, of Middletown for \$15,000 (New Castle County Deed Book O46:573). The size of the farm is unstated, as the deed reads in part, "Be the contents thereof what they may," but the farm did include "...a frame dwelling house and other farm buildings thereon erected situated at the northeast corner of Boyds Corner..." (CRS No. N05202, now demolished) (ibid.) Subsequent to their acquisition of this farm, the Moneys evidently subdivided a portion of the land fronting U.S. 13 into building lots. In October 1947, the Moneys sold a 0.9-acre parcel of land adjoining Lot No. 8 to Austin A. Foley and his wife, Virginia, for \$1,000 (New Castle County Deed Book O47:193). The Foley House is one of six properties constructed on nine building lots subdivided from the Money's farm. The remaining five properties were identified during this investigation as CRS Nos. N14352, N14353, N14354, N14355, and N14356.

Three and one-half years later, the Foleys also purchased Lot No. 8 (adjacent to the south) from the Moneys for \$5 (New Castle County Deed Book A51:577). The dwelling appears on the 1962 aerial map of the area, although the aerials were not of sufficient quality to be included in this document as an illustration. The dwelling does not appear on mid-twentieth-century highway plans, likely because the mapping does not extend to include details of the property. The Foleys retained both parcels of land until they conveyed the two lots to Ronald B. Wood and Karen W.

Wood during March 1971 for \$30,000 (New Castle County Deed Book R84:154). Mrs. Wood believes that Virginia Foley designed the Colonial Revival house. The Woods continue their ownership of the house and two lots today in 2005 (New Castle County parcel detail webpage).

National Register Evaluation

The property at 2344 South DuPont Highway was evaluated as a Residential Resource and as a Community Development Resource as identified in the *U.S. 301 Historic Context and Reconnaissance Survey Report* (A.D. Marble & Company 2005). As noted in the context, dwellings dating to the mid-twentieth century would not be considered eligible for listing in the National Register unless they retain an exceptionally high degree of integrity and a significant associated documentary record (construction plans, building contracts, etc.) that could provide new insight into residential construction and development during this period (A.D. Marble & Company 2005). While the property was constructed as part of strip development it has no potential to yield information on residential development practices, and therefore is not eligible for listing in the National Register under Criterion A. Based on the background research conducted for this project, the dwelling does not appear to be associated with an individual who played a role in the historic development of the project area; thus, the property is not eligible for listing under Criterion B. The dwelling is a somewhat altered example of a common mid-twentieth-century form; thus, the property is not eligible for listing under Criterion C. The property does not appear to possess the potential to yield information on methods of construction; therefore, the property does not appear to be eligible for listing under Criterion D.

The property was one of nine lots subdivided for residential construction in the late 1940s. Six residences, dating ca. 1947 to ca. 1961, were constructed on the lots. This is not a notably early example of the common twentieth-century trend of subdividing lands located along major highways. Thus, the strip development is not eligible under Criterion A. Although the Money family is credited with mid-twentieth-century subdivisions in the area, it does not appear that they were critical to the historic development of the area; thus the property is not eligible for listing under Criterion B. The development contains dwellings that were erected at different times in different forms or styles (Minimal Traditional, Ranch, and Colonial Revival) and lacks overall integrity due to the demolition of some structures and alterations to the remaining dwellings. Due to a lack of cohesive identity the grouping could not be considered eligible under Criterion C as a distinguishable entity whose components lack individual distinction. The development does not appear to possess the potential to yield information on twentieth-century land development practices; therefore, the development does not appear to be eligible for listing under Criterion D.

CRS No. N14357



N14357. Photograph 1: Austin and Virginia Foley House, overview looking east, showing façade with attached garage. Note non-operable shutters on windows on house in shadow to left of photograph.



N14357. Photograph 2: Austin and Virginia Foley House, overview looking west, showing rear of house. Note large shed-roof dormer and sun room with large windows on ground floor.

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N14357. Photograph 3: Austin and Virginia Foley House, showing large modern garage, looking southeast. There are a variety of other modern outbuildings on this property.

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901



CULTURAL RESOURCE SURVEY
PROPERTY IDENTIFICATION FORM

CRS#: N14357.
SPO Map: 08-09-30
Hundred: Saint Georges
Quad: Saint Georges
Other: 1301300029

1. HISTORIC NAME/FUNCTION: Austin and Virginia Foley House

2. ADDRESS/LOCATION: 2344 S. Dupont Highway

3. TOWN/NEAREST TOWN: Odessa vicinity?

4. MAIN TYPE OF RESOURCE: building structure site object
landscape district

5. MAIN FUNCTION OF PROPERTY:

Single Dwelling

6. PROJECT TITLE/REASON FOR SURVEY (if applicable):

U.S. 301 Project Development

7. ADDITIONAL FORMS USED:

#:	Form:	List Property Types:
1	CRS02	Dwelling
1	CRS09	N/A

8. SURVEYOR INFORMATION:

Surveyor Name: Lauren Archibald / Sr. Architectural Historian

Principal Investigator Name: Barbara Copp / Sr. Architectural Historian

Principal Investigator Signature: *Barbara M. Copp*

Organization: A.D. Marble & Company Date: 8/4/2005

10. STATE HISTORIC CONTEXT FRAMEWORK (check all appropriate boxes; refer to state management plan(s)):

a) Time period(s)

- Pre-European Contact
- Paleo-Indian
- Archaic
- Woodland I
- Woodland II

- 1600-1750 Contact Period (Native American)
- 1630-1730 Exploration and Frontier Settlement
- 1730-1770 Intensified and Durable Occupation
- 1770-1830 Early Industrialization
- 1830-1880 Industrialization and Early Urbanization
- 1880-1940 Urbanization and Early Suburbanization
- 1940-1960 Suburbanization and Early Ex-urbanization
- 1960-2000 Deurbanization and Sprawl

b) Geographical zone

- Piedmont
- Upper Peninsula
- Lower Peninsula/Cypress Swamp
- Coastal
- Urban (City of Wilmington)

c) Historic period theme(s)

- | | |
|--|---|
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Transportation and Communication |
| <input type="checkbox"/> Forestry | <input checked="" type="checkbox"/> Settlement Patterns and Demographic Changes |
| <input type="checkbox"/> Trapping/Hunting | <input checked="" type="checkbox"/> Architecture, Engineering and Decorative Arts |
| <input type="checkbox"/> Mining/Quarrying | <input type="checkbox"/> Government |
| <input type="checkbox"/> Fishing/Oystering | <input type="checkbox"/> Religion |
| <input type="checkbox"/> Manufacturing | <input type="checkbox"/> Education |
| <input type="checkbox"/> Retailing/Wholesaling | <input type="checkbox"/> Community Organizations |
| <input type="checkbox"/> Finance | <input type="checkbox"/> Occupational Organizations |
| <input type="checkbox"/> Professional Services | <input type="checkbox"/> Major Families, Individuals and Events |
| <input type="checkbox"/> Other | <input type="checkbox"/> Unknown |



DELAWARE STATE HISTORIC PRESERVATION OFFICE
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CULTURAL RESOURCE SURVEY
MAIN BUILDING FORM

CRS # N14357

1. ADDRESS/LOCATION: 2344 S. Dupont Hwy.

2. FUNCTION(S): historic single dwelling current single dwelling

3. YEAR BUILT: 1947 CIRCA?: ARCHITECT/BUILDER: unknown

4. STYLE OR FLOOR PLAN: Dutch Colonial Revival

5. INTEGRITY: original site moved

<u>if moved, from where</u>	<u>other location's CRS #</u>	<u>year</u>
N/A	N/A	N/A
N/A	N/A	N/A

<u>list major alterations and additions with years (if known)</u>	<u>year</u>
a. <u>Rear, glassed-in porch</u>	N/A
b. <u>N/A</u>	N/A

6. CURRENT CONDITION: excellent good fair poor

7. DESCRIPTION: (Describe the resource as completely as possible. Use N/A for not applicable; leave no blanks.)

a. Overall shape: rectangular with attached garaged Stories: 1
Additions: rear glassed-in porch

b. Structural system (if known): frame

c. Foundation: materials: concrete
basement: full partial not visible no basement

d. Exterior walls (original if visible & any subsequent coverings): lapped siding, wood

e. Roof: shape: side gable
materials: asbestos shingle
cornice: wood
dormers: N/A
chimney: location(s): brick chimney, off center

8. DESCRIPTION OF ELEVATIONS:

- a. Facade: Direction: W
- 1) Bays 3 on main block, 3 on attached garage
 - 2) Windows 2
 - fenestration regular
 - type 8/8 dhs
 - trim wood
 - shutters fixed, louvered

Facade (cont'd)

- 3) **Door(s)** one pedestrian, one garage
 location center
 type single, pedestrian, slightly recessed garage door, double panel wood hinged door
 trim wood surround
- 4) **Porch(es)** brick patio in front
- b. **Side: Direction: S**
- 1) **Bays** 2
- 2) **Windows** one on garage
 fenestration regular
 type 6/6 dhs
 trim wood
 shutters N/A
- 3) **Door(s)** 0
 location N/A
 type N/A
 trim N/A
- 4) **Porch(es)** N/A
- c. **Side: Direction: N**
- 1) **Bays** Not accessible
- 2) **Windows** Not accessible
 fenestration Not accessible
 type Not accessible
 trim Not accessible
 shutters Not accessible
- 3) **Door(s)** Not accessible
 location Not accessible
 type Not accessible
 trim Not accessible
- 4) **Porch(es)** Not accessible
- d. **Rear: Direction: E**
- 1) **Bays** 3 overall, one garage bay, one glassed-in porch; one on north end
- 2) **Windows** 3 on 1st floor, 3 sets of paired on 2nd floor
 fenestration irregular
 type 1/1 on 1st, 6/6 dhs paired
 trim wood
 shutters N/A
- 3) **Door(s)** 1
 location off center in perch
 type pedestrian, flush
 trim vinyl
- 4) **Porch(es)** enclosed; glazed sunporch

9. **INTERIOR:** Not accessible

10. **LANDSCAPING:** ivy plantings and flower beds in front and to side of house

11. **OTHER COMMENTS:** N/A



CULTURAL RESOURCE SURVEY
MAP FORM

DELAWARE STATE HISTORIC PRESERVATION OFFICE
15 THE GREEN, DOVER, DE 19901

CRS#: N14357

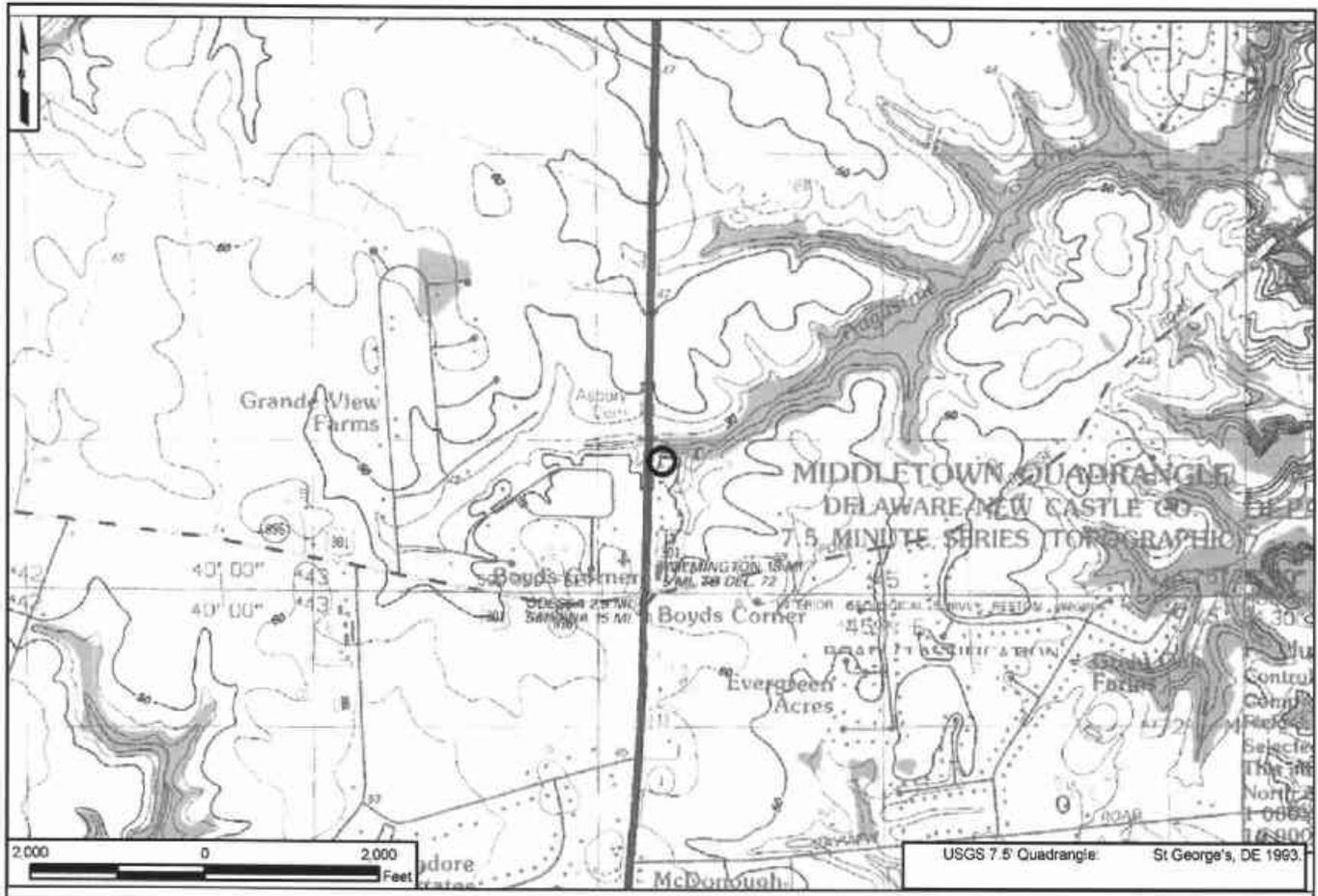
1. ADDRESS/LOCATION: 2344 S. Dupont Highway

2. NOT FOR PUBLICATION:

3. LOCATION MAP:

Indicate position of resource in relation to geographical landmarks such as streams and crossroads.

(attach section of USGS quad map with location marked or draw location map)



4. SITE PLAN:

