

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

Cultural Resource Survey
Survey Update Form

CRS # S-9119
SPO Map 20-21-07
Hundred Baltimore
Quad Bethany Beach
Zone Coastal
Acreage Apx. 0.6 Acres

1. Name of Property: Grace D. Wolf House (Tax Parcel 1-34-12-400.00)

2. Address of Property: 338 Atlantic Avenue (Rt. 26), Millville, DE 19967

3. Current Condition: fair excellent: good
poor demolished

4. Architectural Integrity: The residence retains its original exterior materials, and still exhibits its original Colonial Revival design and feeling. The original frame of house dates c.1850; the dwelling was altered c. 1940.

5. Setting Integrity: Integrity of setting is good: several single trees flank the side and front yards. A brick and concrete knee-wall is seen along Dukes Drive.

6. Historic Context Information: construction date circa 1850; rebuilt c. 1940
chronological period(s) 1630-1730+/- 1730-1770+/-
1770-1830+/- 1830-1880+/- 1880-1940+/-

historic theme(s) Architecture, Engineering, and Decorative Arts

property type(s) Colonial Revival dwelling

7. Evaluation: eligible: Yes No Potential Unknown

area(s) of significance Clinker brick construction/ Colonial Revival style

NR criteria Criterion C: architectural significance

8. Forms Added: CRS-2, Section 8 (site plan); Continuation Sheets of CRS-10 (2); National Register Nomination

9. Surveyor: Jennifer M. Horner Date of Form: April 2002

Principal Investigator: Francine Arnold Date: July 2003

Use Black Ink Only

Architectural Description

The Grace D. Wolf House (Tax Parcel 1-34-12-400.00) is a two and one-half story, seven-bay, clinker brick, Colonial Revival dwelling with an asphalt-shingle side-gable roof. Since Gary Sachan of the Delaware SHPO did not assign a name to this property in March 1998 when the Cultural Resource Survey Property Identification Form was completed, this property will be referred to as the Grace D. Wolf House because she is the current homeowner (in March 2002). The main (north) façade features a central single-leaf entrance with a paneled wood and glazed door, fluted pilasters, and an arch-head surround. Wood sash 6/6 windows flank the entrance; the second floor features seven bays of the same window. The east façade has a one-story enclosed porch with decorative wrought iron covering the corner piers, a flat roof, and a Chinese latticework wood balustrade. The second floor has two wood sash 6/6 windows whereas the gable peak has two wood four-light windows. The west façade has two wood sash 6/6 windows on the first and second floors and two smaller openings in the gable peak—one with four lights and one infilled with a louvered vent. There is a rear ell of the same material with similar fenestration and an exterior brick chimney at its southern end. This dwelling is exceptionally large in scale when compared to other, more modest dwellings seen along the Route 26 Area of Potential Effect.

To the south of the main building there is a one and one-half story, two-bay, clinker brick garage with an asphalt-shingle front-gable roof and a wood cornice with a partial return. The main (east) façade has two vehicular entrances with paneled metal roll-down doors; there is a wood sash 6/6 window in the gable peak. The north façade has a single-leaf entrance with a flush door. Based on a similar physical appearance as the main house, this vehicular garage was likely constructed c. 1941.

A brick and concrete knee wall is seen north of the driveway entry, east of the dwelling facing Dukes Drive. This retaining wall was likely constructed during the second half of the twentieth century.

Per an oral interview (May 2002) with the current homeowner, Grace D. Wolf, her father, Harry Dukes, renovated the house in 1941. Previously, the house was a duplex, shared by her family and several widow aunts. According to Grace Wolf, her grandfather from Bayard, Delaware originally built the dwelling, *circa* 1850. In 1941, her father, Harry Dukes, tore the building down to its wood frame, moved the dwelling south approximately 12 feet, and re-constructed the entire building of clinker brick. Harry Dukes also built the filling station across Dukes Drive and Route 26 that is now by Dietrick's One Stop Art Shop (S-9117). The clinker brick exterior on the Wolf residence is similar to that shared by Dietrick's One Stop Art Shop (S-9117) and the Ralph H. and Geraldine B. West House (S-9115).

Determination of Eligibility

The Grace D. Wolf House (S-9119) is recommended eligible for the National Register of Historic Places under Criterion C: architectural significance for Colonial Revival/clinker brick construction; it is not a contributing feature to the Millville District because the Millville District is not being recommended an eligible district. While this dwelling was originally constructed c. 1850 as an I-house, since it was been moved and almost entirely reconstructed, it will be evaluated as a Colonial Revival dwelling. As per the criteria set forth in the Regional Historic Context for Baltimore Hundred in the *Route 26 Eligibility Study*, eligible examples of Colonial Revival architecture to the *National Register of Historic Places* should have integrity of location, setting, design, feeling, association,

materials and workmanship, without significant, unsympathetic late-twentieth or twenty-first century additions. Occasionally, nineteenth century I-houses were converted into vernacular Colonial Revival dwellings with the addition of Georgian or Adam doorways, dormers, or flat-roofed one-story side additions; such is the case with the Grace D. Wolf residence (McAlester, p. 323). Eligible Colonial Revival dwellings should ideally exhibit original Georgian or Adam inspired entrances, boxed cornices with perhaps dentils or modillions, rectangular-shaped double-hung windows (with each sash containing six, eight, nine, or twelve panes), and masonry, wood, or veneered exterior (McAlester, p. 324). Frequently, Colonial Revival style dwellings in the Baltimore Hundred area were used as part-time summer residences, and as such featured large enclosed or screen-in porches, which allowed for a summer shore breeze, but blocked out insects from the living quarters. The Grace D. Wolf House retains its original six over six wood sash windows, clinker brick exterior, and molded concrete block and brick knee wall surrounding the property on Dukes Drive. The Grace D. Wolf house meets the criteria established for eligible Colonial Revival buildings – it retains integrity and significance as an example of vernacular Colonial Revival architecture along the Route 26 Area of Potential Effect. The dwelling is balanced in feel, being seven bays in width, exhibits a side-gable roof, popular with mid-twentieth century Colonial Revival dwellings, and illustrates integrity of design, location, feeling and association, without modern unsympathetic alterations to the façade. The garage, seen to the south of the residence, is also built of a similar Colonial Revival/clinker brick construction, and is therefore a contributing element to the Grace D. Wolf House.

The Grace D. Wolf House is not known to be associated with an event of import; however, it is associated with the additive and moving building processes popular in rural Sussex County, Delaware (Criterion A). The Grace D. Wolf House is not directly affiliated with persons of state or national note, though it is reputed to have been constructed as the residence for Harry Dukes, a local Millville business, for whom a road in Millville adjacent to the property is named (Criterion B). Owing to prior ground disturbance from road widening projects and construction, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property (Criterion D).

The Grace D. Wolf House is not a contributing feature to the Millville District, for the Millville District is not being recommended as an eligible district due to demolition, infill, modern development, and lack of cohesion as a linear village along the Route 26 APE.

National Register Boundary and Justification

The existing tax parcel boundary as set forth in Tax Parcel 1-34-12-400.00, along Route 26 and Dukes Drive, serves as the National Register boundary for the Grace D. Wolf Property. This boundary is sufficient to convey the significance under Criterion A. The boundary encompasses the dwelling, garage, and knee wall surrounding the property along Route 26/Atlantic Avenue and Dukes Drive. This boundary was prepared in accordance with the guidelines spelled out in the National Register Bulletin: "Defining Boundaries for National Register Properties."

The Period of Significance for the Grace D. Wolf House is c. 1850, when the dwelling was initially constructed, and c. 1941, when it was moved and renovated. As such, the garage is a contributing element, since it appears to have been constructed c. 1941. The knee wall north of the vehicular entry off Dukes Drive is not a contributing feature because it appears to have been constructed during a later time.

Section 8

CRS # S-9119

Sketch Plan:

Show relationship to main building and provide sketch plan of outbuilding.



Indicate North on Sketch

Surveyor: McCormick, Taylor & Associates, Inc.

Date of Form: March 2002

Use Black Ink Only

- | | |
|---------------------------------------------------------------------------------------|-------------------------------------------------------------|
|  | BUILDING 50 YEARS OLD OR OLDER |
|  | NATIONAL REGISTER BOUNDARY
(FOLLOWS TAX PARCEL BOUNDARY) |
|  | BRICK-CONCRETE WALL |

CRS-2

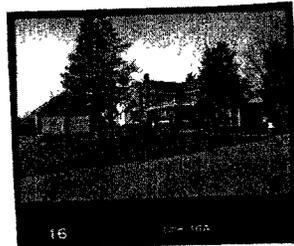
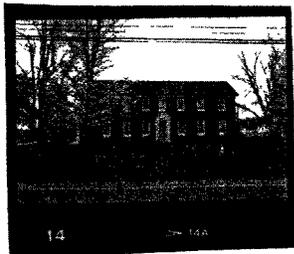
**Delaware State Historic Preservation Office
Photographic Inventory**

CRS# S-9119 Date March 2002 Contact # C-12 Surveyor Jennifer
Horner/Amy
Seavey

Description (14) Elevation, looking south; (15) Lateral view, facing southwest; (16) Rear
lateral, facing northwest from Dukes Rd.; (17) Garage, looking southwest

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



**Delaware State Historic Preservation Office
Photographic Inventory**

CRS# S-9119 Date March 2002 Contact # C-12 Surveyor Jennifer
Horner/Amy
Seavey

Description (18) Elevation, looking east

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



Architectural Description

The Townsend Store and dwelling (Tax Parcel 1-34-12-405.00) is a two and one-half story, three-bay, aluminum-clad, vernacular Victorian dwelling with an asphalt-shingle, cross-gable roof and brick foundation. The main (north) façade has a single-leaf entrance flanked by faux louvered shutters in its westernmost bay; the easternmost bay has a bay window with three wood sash 1/1 windows. The second floor has three wood sash 1/1 windows flanked by faux louvered shutters. In the gable peak there is one wood sash 1/1 window. The east façade has one wood sash 1/1 window on the first and second floors of the main block; the rear cross gable has a two-story bay window with three wood sash 1/1 windows and a fixed diamond-shaped light in the gable peak. The west façade of the main block has a fixed diamond-shaped window on the first floor and a wood sash 1/1 window on the second floor; the cross gable has the same fenestration as the east façade. Faux louvered shutters flank the windows on each façade. Physical evidence suggests that the residence is currently unoccupied; it likely dates to the late nineteenth-early twentieth century. This building does not appear to be depicted on the 1868 Beers' Atlas. This main building is a contributing resource within the property.

To the southeast of the main building is a one and one-half story one-bay, weatherboard-clad gable-front mixed-use barn. The main façade has a central vehicular entrance with a wood sliding door; centered above it in the gable peak is a wood sash 3/3 window. This barn was likely constructed during the first quarter of the twentieth century, based on physical evidence. It is more massive in size than any other barn seen along the Route 26 Area of Potential Effect (APE). The side (west) façade double doors are braced with a wood plank; the entire structure appears to be listing to the east and may be falling due to structural problems. This barn is a contributing resource within the property.

Also to the south of the main building is a one-story, one-bay, asbestos-clad gable-front mixed-use barn with an asphalt-shingle roof with an exposed rake. The front (east) façade has a vehicular entrance with wood sliding wood doors. This small barn may have been moved to the property; based on exterior evidence, it was likely constructed during the early twentieth century. This barn is also a contributing resource within the property.

Also to the south of the main building and the small, mixed-use gable-front barn is a one-story, one-bay, weatherboard-clad corncrib with an asphalt-shingle front gable roof. The main façade has a single-leaf entrance with a wood plank door. The corncrib is supported on stone piers, and features an open rake. Like the mixed-use barn, this structure may have been moved to the property at a later date; physical evidence suggests it too was likely constructed during the early twentieth century. The corncrib is a contributing resource within the property.

To the east of the main building is a second house converted for commercial use. This is a two and one-half story, three-bay, weatherboard-clad, vernacular building with an asphalt-shingle front-gable roof. The main (north) façade features a central double-leaf entrance with glazed doors flanked by two one-light picture windows. A fourth bay is created by a one-story addition on the east façade; it has a fixed picture window. A one-story shed roof porch supported by metal poles extends across the four bays. The second floor of the main block has two wood sash 1/1 windows and the gable peak has one wood sash 1/1 window. The east façade has an irregular fenestration pattern of wood sash 1/1 windows. The west façade has an irregular fenestration pattern of wood sash 1/1 windows and a single-leaf entrance with a wood door. A stuccoed interior chimney is best seen from this façade rising from the ridgeline. A painted sign proclaims this building once functioned as the E.B. Phillips

General Store in Millville, Delaware; field survey in March 2002 suggests it is unoccupied. This building is also a contributing resource within the property.

Deed Research

Reference of the Townsend store and dwelling (318 & 320 Route 26/Atlantic Avenue, Millville) is first seen in a deed citation from December 10, 1903, when Elisha C. Dukes, widower, sold a 137 square perch tract of land with "singular buildings" thereon to James A. Law for \$200 (Deed Book 147, Page 517). On July 26, 1907, James A. and Ethye H. Law sold the same property for \$1,250 to Charles Z. and Sadie E. Townsend (Deed Book 161, Page 513). Charles Z. Townsend died on June 2, 1938; in his will, he left the land and store to his wife Sadie (aka - Ella). Sadie (Ella) died on March 17, 1970, and willed the store and property to her daughter, Mae T. Phillips. Mae T. Phillips sold the property on March 12, 1976 to Blaine T. Phillips for \$15,200 (Deed Book 784, Page 46).

Determination of Eligibility

The Townsend store and dwelling (S-9120) is recommended eligible for the National Register of Historic Places under Criteria A (association with the retail development trends of Millville, Delaware) and Criteria C (architectural significance of the vernacular store). The Townsend Store would be a contributing element to a historic district if one existed in Millville; however, for the purposes of the Route 26 Improvement Project, no historic district is being recommended eligible in Millville along the Route 26 APE.

Historically, the Townsend (most recently the E.B. Phillips) Store functioned as a hub of commerce for the town of Millville, Delaware. One of a handful of general stores that once operated in Millville vicinity, the Townsend store and dwelling is a relatively unaltered property that retains much of its original feeling, materials, setting and association as a general store and family residence that it had in the early twentieth century. While the Townsend (E.B. Phillips) Store is currently not in use, it retains its original store-front awning, window signage, and location close to Route 26/Atlantic Avenue, and represents the development of rural retail outlets during the late nineteenth and early twentieth century in southern Delaware (Criterion A). Although the town of Millville has lost much of its feeling as a linear village due to demolition, infill, and modern alterations/additions, the Townsend store and dwelling stand as a lone example of what the "downtown" area of Millville once functioned as during the early to mid-twentieth century.

While this property is not directly associated with the lives of persons significant to local, state or national history (Criterion B), the Townsend (E.B. Phillips) Store is nonetheless significant for its vernacular architectural style, and the corn crib south of the dwelling meets the established criteria set forth in the Historic Context for *the Route 26 Eligibility Study* for eligible corn cribs (Criterion C). Existing corn houses, corncribs, or small barns constructed during the period of Industrialization and Early Urbanization (1830-1880) would be potentially eligible resources to the *National Register of Historic Places* under both Criterion A: broad patterns of historical significance of Cypress Swamp farming, and Criterion C: architectural significance of the corn house/crib and small barn type. Both the store and the corncrib located south of the main dwelling are free of significant modern additions, or unsympathetic alterations, retain their original materials, workmanship, and setting, and are one of the few remaining examples of their kind within the town limits of Millville, Delaware. The Folk Victorian-style Townsend Store has integrity of materials, design, and workmanship. It is a significant example of vernacular architecture (as is the corn crib) found within the Route 26 APE.

Owing to prior ground disturbance, there is little probability that new information will result from any archaeological testing performed in the vicinity of the Townsend store and dwelling (Criterion D).

National Register Boundary and Justification

The National Register Boundary for the Townsend store and dwelling follows that of Tax Parcel 1-34-12-405.00, to the edge of pavement along Atlantic Avenue/Route 26. This boundary is sufficient to encompass the buildings, sidewalk, and feeling of the Townsend store, dwelling corn crib, shed and barn. The boundary extends to the edge of pavement of Route 26 due to the overhang supported by posts that extends from the front of the building over the sidewalk. This boundary was prepared in accordance with the guideline set forth in the National Register Bulletin: "Defining Boundaries for National Register Properties."

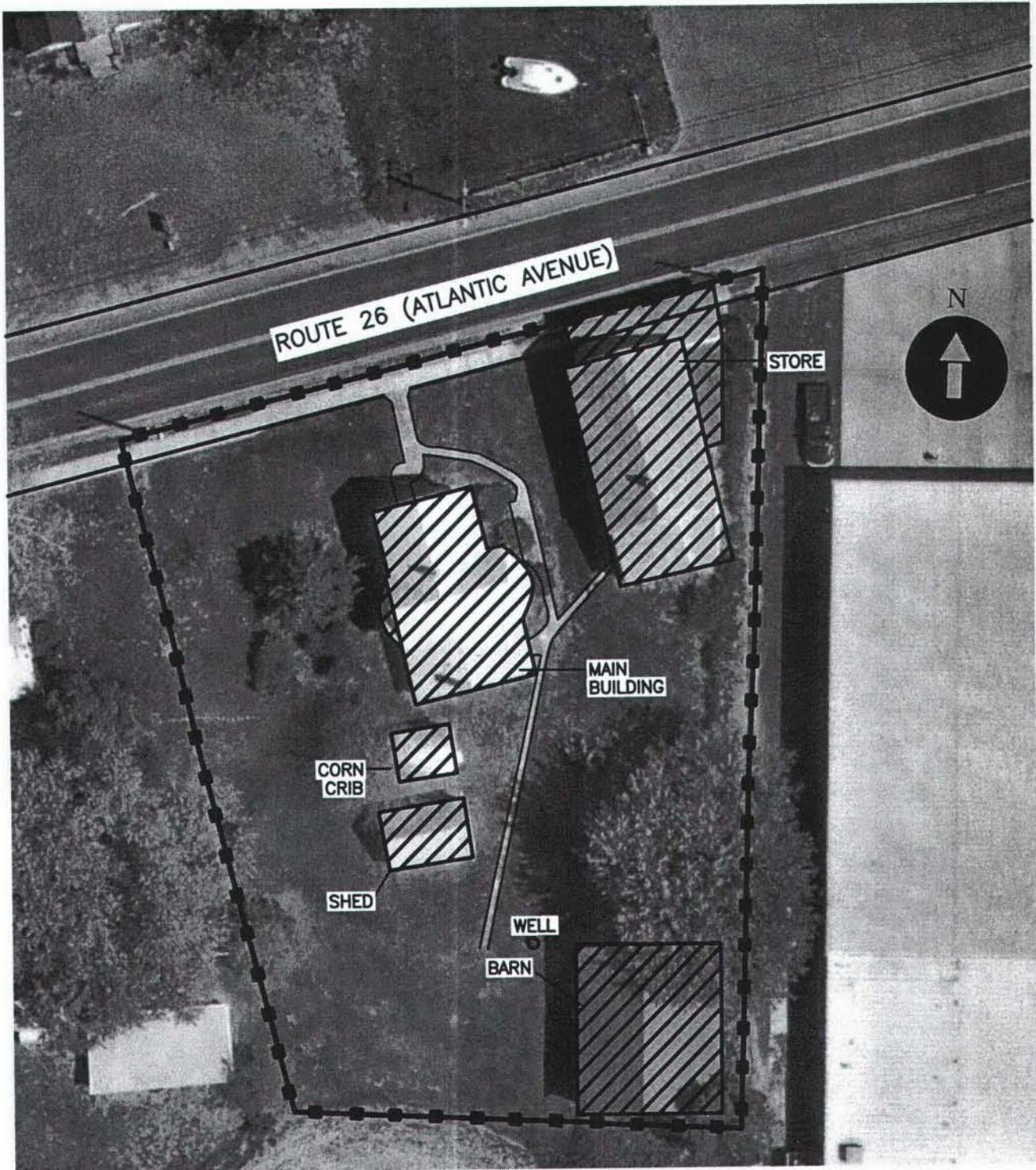
The Period of Significance for the Townsend store and dwelling is c. 1907 when Charles and Sadie Townsend purchased the store and dwelling, to c. 1976, when Mae (Townsend) Phillips sold the property. The store, dwelling, barn, shed, corn crib, and sidewalk are all contributing features to the resource.

Section 8

CRS # S-9120

Sketch Plan:

Show relationship to main building and provide sketch plan of outbuilding.



Indicate North on Sketch

Surveyor: McCormick, Taylor & Associates, Inc.

Date of Form: March 2002

Use Black Ink Only

	BUILDING 50 YEARS OLD OR OLDER
	NATIONAL REGISTER BOUNDARY (FOLLOWS TAX PARCEL BOUNDARY)

**Delaware State Historic Preservation Office
Photographic Inventory**

CRS# S-9120 Date March 2002 Contact # C-12 Surveyor Jennifer
Horner/Amy
Seavey

Description (19) Lateral view, facing southeast; (20) Side facade, looking northeast; (21)
Lateral view, looking northwest; (22) Front and side facades, looking
southwest

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



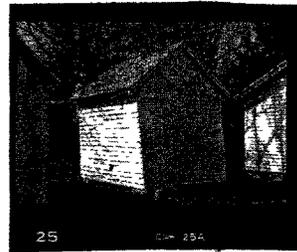
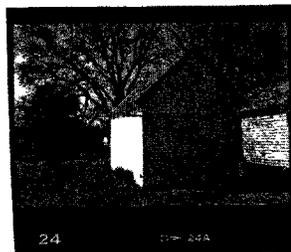
**Delaware State Historic Preservation Office
Photographic Inventory**

CRS# S-9120 Date March 2002 Contact # C-12 Surveyor Jennifer
Horner/Amy
Seavey

Description (23) Barn, looking south; (24) Small barn, looking west; (25) corn crib,
looking west; (26) Rear of store, looking north

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



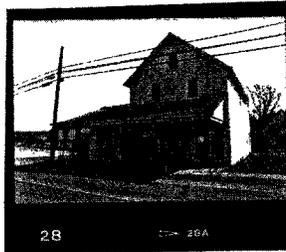
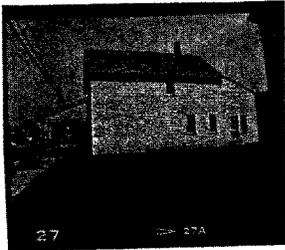
Delaware State Historic Preservation Office
Photographic Inventory

CRS# S-9120 Date March 2002 Contact # C-12 Surveyor Jennifer
Horner/Amy
Seavey

Description (27) Side facade of store, looking east; (28) Lateral view of store, looking south; (29) Lateral view, looking southwest; (30) Lateral view, looking northwest

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



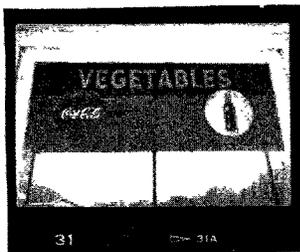
Delaware State Historic Preservation Office
Photographic Inventory

CRS# S-9120 Date March 2002 Contact # C-12 Surveyor Jennifer
Horner/Amy
Seavey

Description (31) Detail, front facade window

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



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

Cultural Resource Survey
Survey Update Form

CRS # S-9121
SPO Map 20-21-07
Hundred Baltimore
Quad Bethany Beach
Zone Coastal
Acreage 27.37 Acres

1. Name of Property: Pearl G. Robinson House (Tax Parcel 1-34-12-411.00)

2. Address of Property: 212 Atlantic Avenue/Route 26, Millville, DE 19967

3. Current Condition: fair excellent: good
poor demolished

4. Architectural Integrity: The residence retains its original Queen Anne-inspired form and design, but it has replacement windows and vinyl siding. The agricultural outbuildings, such as the corn crib, also retain their original materials.

5. Setting Integrity: Cultivated fields are seen surrounding the dwelling; modern infill (Food Lion) is located to the north, across Route 26. A liquor store (Banks Wine & Spirits) has been built north of the dwelling since March 2002.

6. Historic Context Information: construction date c. 1885 residence
chronological period(s) 1630-1730+/- 1730-1770+/-
1770-1830+/- 1830-1880+/- 1880-1940+/-

historic theme(s) Agriculture; Architecture, Engineering, and Decorative Arts

property type(s) Agricultural Complex; Chicken House

7. Evaluation: eligible: Yes No Potential Unknown

area(s) of significance Agriculture

NR criteria Criterion A: Agricultural Complex

8. Forms Added: CRS-2, Section 8 (site plan); Continuation Sheets of CRS-10 (3); National Register Nomination Form

9. Surveyor: Jennifer M. Horner Date of Form: April 2002

Principal Investigator: Francine Arnold Date: July 2003

Use Black Ink Only

Architectural Description

The Pearl G. Robinson House (Tax Parcel 1-34-12-411.00) is a c. 1885, two and one-half story, three-bay, vinyl-clad, Queen Anne-inspired dwelling with an asphalt-shingle cross-gable roof. Since Gary Sachan of the Delaware SHPO did not assign a name to this property when completing the March 1998 Cultural Resource Survey Property Identification Form, the current homeowner, Pearl G. Robinson, will be used as the name of this resource. This dwelling does not appear on the 1868 Beers' Atlas Map. The main (north) façade features on the first floor a central fixed picture window flanked by faux louvered shutters; on each side of the window there is a vinyl sash 1/1 window with faux louvered shutters. A one-story hipped roof porch with a central gable peak extends across the full façade and wraps around to the east and west sides; it is supported by wood doric posts. On the second floor of this façade are three vinyl sash 1/1 replacement windows with faux louvered shutters. The gable peak has a tripartite arrangement of a central wood sash 1/1 window flanked by smaller fixed lights. The front gable peak features bargeboard. The east façade features the same fenestration as the main façade. The roof has a pedimented dormer with a vinyl sash 1/1 window. A central brick chimney is visible from this façade. The west façade features the same fenestration and dormer style as on the east façade; it also has a double-leaf entrance. The rear wings to the east and west that form a cross-gable to the main block feature the same fenestration. When compared to other dwellings along the Route 26 Area of Potential Effect, the Pearl G. Robinson House is a distinctive example of vernacular Queen Anne architecture.

To the south of the main building lies a one and one-half story, three-bay, wood shake shingle-clad c. 1920 bungalow with an asphalt-shingle front-gable roof and a raked cornice that once functioned as a strawberry picker's house. The main (north) façade features an enclosed one-story porch with a hipped roof; it has a single-leaf central entrance with a wood and glazed door. Flanking the doors there are paired wood 1/1 windows. The gable peak has a wood 1/1 window. The west façade features a wood 1/1 window in the porch and two wood 1/1 windows in the main block. The rear façade features a single-leaf entrance with a screen door and a wood 1/1 window. This building was relocated to the property about thirty years ago according to an oral interview with the current homeowner, Pearl G. Robinson (Oral interview with Pearl G. Robinson, March 21, 2002).

To the east of the strawberry picker's bungalow there is a wood outhouse with a wood shake side-gable shingle roof. The main (north) façade has an open single-leaf entrance. Based on physical evidence, this outhouse was likely constructed for the family that lived in the strawberry picker's house.

To the west of the main house there is a one-story, one-bay, masonry, milkhouse with a front-gable roof and a central lantern at the ridgeline. The main façade has a single-leaf entrance with a wood door. The gable peak is clad with wood shake shingles. Based on physical evidence, this milkhouse was likely constructed c. 1920.

To the southwest of the main house lies a one-story, asbestos shingle-clad chicken house with a corrugated metal shed roof. The main façade features a central single-leaf entrance with a wood door flanked by wood sash 6-light awning windows. Based on physical evidence, this chicken house was probably constructed c. 1950. It is no longer being used for broiler chickens.

To the southwest of the main house at the terminus of the farm lane there is a one-story, four-bay, aluminum-clad contemporary garage with an asphalt-shingle side-gable roof. The main façade features two bays of vehicular entrances with roll-down metal doors, one three-light awning window flanked by faux shutters, and a single-leaf pedestrian entrance. The roof has a central lantern at the ridgeline. This vehicular garage, based on physical evidence, was likely built c. 1990.

An early twentieth century, one and one-half story hand-hewn log corn crib (or "stack") is located south of the dwelling. The front (north) façade features a single-story weatherboard door, attached with two original iron hinges, and a front-gable roof with wood shingles. The outside joints are attached by mortise and tenon (dovetail) joinery with wood pegs, and the entire building rests on a deteriorating base of brick and concrete block piers. The first floor of the building is unchinked horizontal slats; the north and south gable peaks feature vertical weatherboard siding. The building was likely moved at the property sometime in the mid-twentieth century, according to an oral interview with the current homeowner, Pearl Robinson.

Following field survey in March 2002, open fields were situated in the front and side of the dwelling, flanking the farm lane. The arrangement of farm buildings and outbuildings for the Pearl G. Robinson property appears to be a local variant of the range plan; other agricultural-related outbuilding may have been moved or demolished over time, obscuring the original lay-out of the farm.

After the updated field survey in July 2003, the Banks Wine and Spirits Shop was newly constructed northwest of the Robinson property. This store was constructed c. 2003. This store is located on an adjacent but separate tax parcel to the Robinson property, and is not a contributing feature to the property.

Determination of Eligibility

The Pearl G. Robinson House (S-9121) is recommended eligible for the National Register of Historic Places as a good example of an agricultural complex under Criterion A; the Pearl G. Robinson House is not recommended a contributing feature to the Millville District, as the Millville District is being recommended an ineligible district. This Pearl G. Robinson dwelling and related outbuildings are not architecturally notable as individual buildings; however, when taken as part of the whole agricultural landscape, they represent one of the most complete farmsteads along the Route 26 Area of Potential Effect. According to the criteria set forth in the *Route 26 Eligibility Study*, Agricultural Complexes could be considered potentially eligible for the National Register if they "effectively and completely convey association" with agricultural patterns and trends which occurred locally in the Coastal Zone of Baltimore Hundred. While the Pearl G. Robison House has been modified with vinyl siding and replacement windows, and a modern vehicular garage has been constructed at the terminus of the farm lane, the farmstead retains many of the agricultural outbuildings, and appeared to function as a farm when field survey was conducted in March 2002. Outbuildings likely have been moved to the property during the twentieth century; however, this is a common phenomenon in Baltimore Hundred, and represents evolving agricultural practices over time. A distinctive component to the Pearl G. Robinson property is that the spatial arrangement of the farm fields suggests broiler chickens were not the mainstay of this farmstead, as evinced by the small chicken house located to the rear of the dwelling. Unlike other farms along the Route 26 Area of Potential Effect, the Pearl G. Robinson property does not appear to exclusively rely on poultry production – rather, the presence of the strawberry picker's bungalow suggests that strawberry farming was the farm's major crop during its Period of

Significance from c. 1885 to c. 1950. The Pearl G. Robinson House retains a good amount of integrity as an Agricultural Complex, and is significant because it can provide insight to agricultural practices other than broiler production in the Coastal Zone of Baltimore Hundred.

The Pearl G. Robinson House is not known to be affiliated with any persons important to local, state or national history (Criterion B). While the main dwelling still possesses some physical characteristics of vernacular Queen Anne styling, and the broiler house and strawberry picker's bungalow also possess some physical characteristics of their respective property types, they are not unique to a given time period or method of construction, nor are they known to represent the work of a master architect (Criterion C). Other, better, more intact examples exist along the Route 26 Area of Potential Effect of each of these property types. Owing to prior ground disturbances from agriculture, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property (Criterion D).

National Register Boundary and Justification

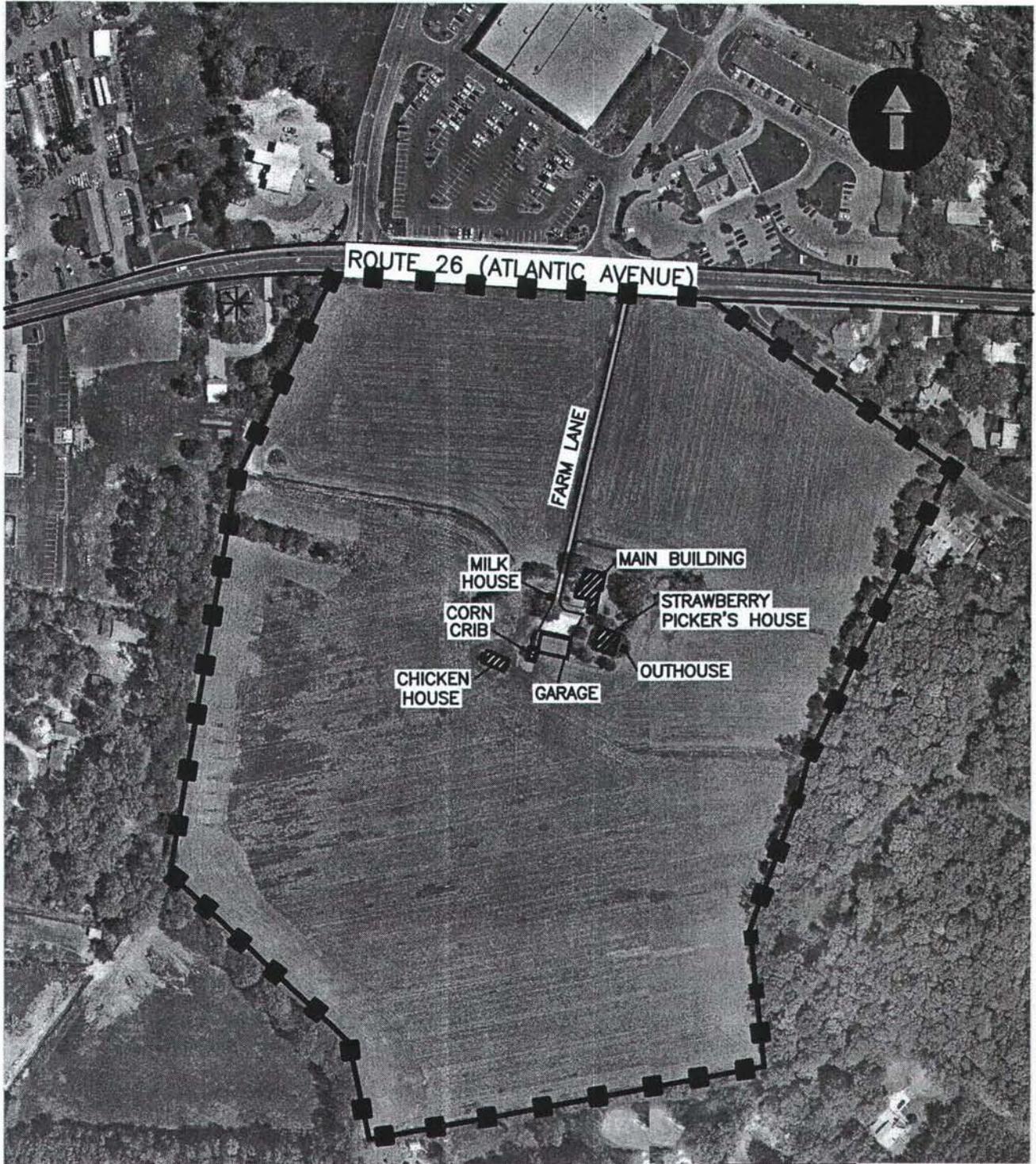
The boundary for the Pearl G. Robinson House is the existing Tax Parcel 1-34-12-411.00, along Route 26/Atlantic Avenue and Road 349A (26.33 acres). This boundary is sufficient to convey significance under Criterion A.

This boundary was prepared in accordance with the guidelines set forth in the National Register Bulletin: "Defining Boundaries for National Register Properties" (page 41).

The Period of Significance for the Pearl G. Robinson House is c. 1885 to c. 1950 (approximately fifty years from present). Since the property is being recommended eligible under Criterion A as an Agricultural Complex type, the main dwelling, strawberry picker's bungalow, outhouse, chicken house, corn crib, milk house and agricultural fields are all contributing features. The modern garage, located at the end of the farm lane, is not a contributing feature.

Sketch Plan:

Show relationship to main building and provide sketch plan of outbuilding.



Indicate North on Sketch

Surveyor: McCormick, Taylor & Associates, Inc.

Date of Form: July 2003

* C.2003 BANKS LIQUOR STORE NOW LOCATED HERE, PER JULY 2003 FIELD SURVEY



BUILDING 50 YEARS OLD OR OLDER



BUILDING LESS THAN 50 YEARS OLD



NATIONAL REGISTER BOUNDARY (FOLLOWS TAX PARCEL BOUNDARY)

Use Black Ink Only

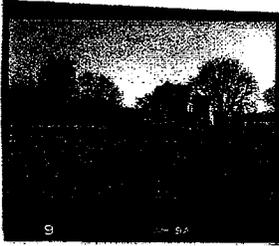
**Delaware State Historic Preservation Office
Photographic Inventory**

CRS# S-9121 Date March 2002 Contact # C-13 Surveyor Jennifer
Horner/Amy
Seavey

Description (9) Lateral view, facing south; (10) Side facade, looking east; (11) Rear facade,
looking north; (12) Lateral view, looking west

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



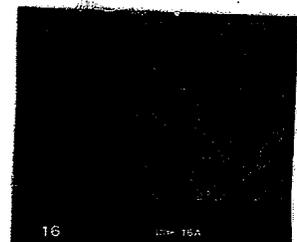
**Delaware State Historic Preservation Office
Photographic Inventory**

CRS# S-9121 Date March 2002 Contact # C-13 Surveyor Jennifer
Horner/Amy
Seavey

Description (13) Moved cottage, looking south; (14) Moved cottage and outhouse, looking
northwest; (15) Outhouse, looking south; (16) Outhouse, toilet paper holder
detail

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



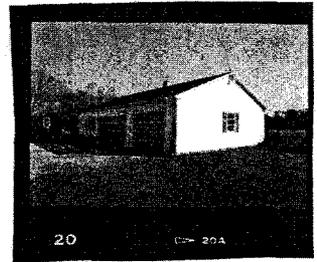
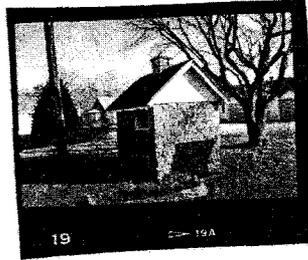
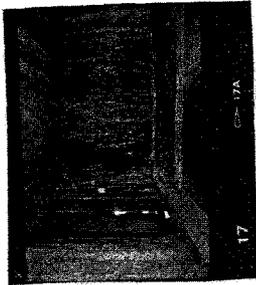
Delaware State Historic Preservation Office
Photographic Inventory

CRS# S-9121 Date March 2002 Contact # C-13 Surveyor Jennifer
Horner/Amy
Seavey

Description (17) Outhouse, interior detail; (18) Milkhouse, looking northwest; (19)
Milkhouse, looking east; (20) Garage, looking southeast

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



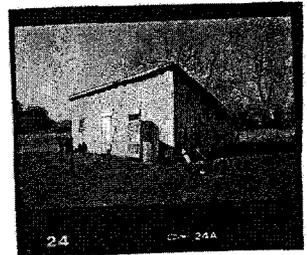
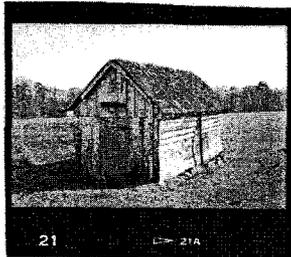
Delaware State Historic Preservation Office
Photographic Inventory

CRS# S-9121 Date March 2002 Contact # C-13 Surveyor Jennifer
Horner/Amy
Seavey

Description (21) Corn crib, looking southeast; (22) Corn crib, looking northwest; (23)
Modern garage, looking northwest; (24) Chicken house, looking northeast

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



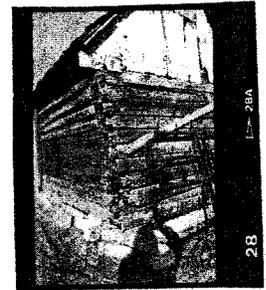
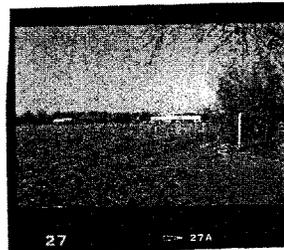
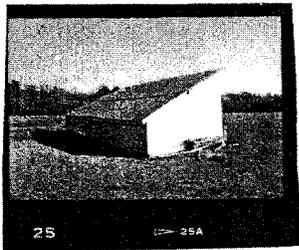
Delaware State Historic Preservation Office
Photographic Inventory

CRS# S-9121 Date March 2002 Contact # C-13 Surveyor Jennifer
Horner/Amy
Seavey

Description (25) Chicken house, looking southeast; (26) Context, looking east/southeast;
(27) Context, looking northwest; (28) Detail, corn crib joinery, SW corner,
looking NE

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):



Delaware State Historic Preservation Office
Photographic Inventory

CRS# S-9121 Date March 2002 Contact # C-19 Surveyor Jennifer
Horner/Amy
Seavey

Description (13) Banks Spirits, facing west; (14) Banks Spirits, lateral view facing
southwest

Negative Location (if other than SHPO) MTA-PHL

Attach contact print(s):

