

ARCHITECTURAL RESOURCES: DESCRIPTION AND EVALUATION

Introduction

Fifteen (15) architectural resources were identified within the project's Area of Potential Effect (APE). Of these resources, five (5) properties were previously identified by various surveyors with no determination of eligibility. Ten (10) properties were identified during the Winter 2002/2003 field survey that met the fifty years of age or older requirement for evaluation. All of these resources are depicted in *Figure 2* of this report.

The study area for this project is contained in the Cypress Swamp Zone and Coastal Zone, as defined in the *Delaware State Historic Preservation Plan*. The resources documented in this study span several contextual periods and the property types illustrate several different themes within these contexts.

Survey Results

The following is an explanation of the results of the architectural survey conducted for the resources within the APE for the S.R. 54 Planning Study. Delaware CRS forms for each resource can be found in the *Appendix A* of this report. National Register Nomination Forms can be found for those resources that are being recommended eligible in *Appendix B*.

No archaeological components of the properties surveyed have been formally identified; therefore, for the purposes of this report, Criterion D as it pertains to archaeological resources is not applicable. Since information about the framing techniques and building materials of each property exists in secondary literature, above-ground structures were not considered eligible under Criterion D for their potential to yield information significant to history or prehistory. All residential dwellings, commercial buildings, and outbuildings are not likely to contribute to a greater understanding of suburbanization, building practices, domesticity, or American social history.

S-8145 – Dwelling
Tax Parcel # 5-33-19-17.02
Constructed c. 1955

Physical Description

This one-story Colonial Revival-influenced dwelling is located on the south side of Route 54 between Sound Church Road and Zion Church Road in Baltimore Hundred, Sussex County, Delaware. The building has a side-gable roof covered with wood shingles; a brick chimney is located west of center on the ridgeline. The west end of the structure extends to form a sun porch that houses a secondary entry; the gable end has a circular window and cornice returns. The front (north) façade has a central entry with sidelights that is sheltered by a portico topped by an arched pediment and supported by slender paired columns. To each side are paired windows with six-over-one double-hung sash

and shutters. The shutters are a single piece of wood with three raised square outlines. On the west end of the front (north) façade east of the sun porch is a smaller window with similar shutters and a geometric mullion pattern. Windows on the side facades, both paired and single, also have six-over-one double-hung sash and shutters; windows on the rear (south) façade are similar but lack shutters. Another shed-roofed enclosed porch with a secondary entry is located at the west end of the rear (south) façade. The house is covered with green asbestos shingle siding; it is currently vacant and in a moderately deteriorated condition.

To the rear of the house are several outbuildings. A gable-roofed barn with shed-roofed side storage section is found south of the west side of the house. This structure has a steeply pitched roof covered with asphalt shingle and asbestos shingle siding. Adjacent to this structure to the east is a hipped-roof outbuilding with horizontal siding and a sliding door. The southernmost outbuilding is a shed-roofed chicken house; the west end of the chicken house has a raised roof and tower. The chicken house has asbestos shingle siding and a corrugated metal roof with exposed rafter ends. The chicken house also contains several doors and windows. The outbuildings are also vacant and in a moderately deteriorated condition.

At the time of survey, this property was being prepared for demolition. As of June 4, 2004 all buildings on the tax parcel had been razed. An update form has been prepared and is included in Appendix A.

Determination of Eligibility

S-8145 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially 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 twentieth or twenty-first century additions that obscure their original form and function. Porches may be screened in, but infilled porches or bays are usually unacceptable for eligibility. Earlier examples of Colonial Revival architecture should have a hipped roof, preferably with an intact, full-width front wood porch and four-square massing; later examples of this type should show more restrained features and a side-gable roof. It is anticipated that most Colonial Revival dwellings are either one and one-half stories, or two and one-half stories in height; eligible examples of the Colonial Revival building type should retain their original fenestration and positioning of doors if they do not have their original windows or doors. Properties that individually exhibit the above characteristics would be potentially eligible for consideration for the *National Register of Historic Places* under Criterion C: architectural significance/vernacular Colonial Revival style.

Although the residence retains integrity of location, setting, and association, its integrity of design, materials, workmanship, and feeling have been affected by such changes as the rear and side porch additions, irregular fenestration, and the deterioration caused by abandonment. The outbuildings retain integrity of location and design, but their integrity of materials, workmanship, setting, feeling, and association have been affected by new

development in the area and by the deterioration caused by abandonment of the buildings. The property was not evaluated as an Agricultural Complex because it does not exhibit characteristics such as a farmstead, gardens, fences, ditches, orchards, streams, and the like, nor does it derive its primary meaning from an agricultural function and activities. This structure is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). Although the house shows elements of the Colonial Revival style, it is common of its type and not unique to a given period in time or method of construction, nor is it known to represent the work of a master architect (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-8145, facing southwest toward front façade.



Photograph 2: Lateral view of S-8145, facing northeast toward rear façade.



Photograph 3: View of S-8145, facing southeast toward small barn and vehicular garage.



Photograph 4: View of S-8145, facing north toward chicken house.

S-10123 – Dwelling
Tax Parcel #5-33-19-18
Constructed c. 1955

Physical Description

This one-story Ranch-style residence is located on the south side of Route 54 opposite its intersection with Old Mill Bridge Road in Baltimore Hundred, Sussex County, Delaware. The structure has a moderately pitched side-gable roof with overhanging eaves that is covered with asphalt shingles, and a concrete foundation. The house is covered with blue aluminum siding, and is in poor condition and vacant. The door is located slightly west of center on the front (north) façade; it is accessed via a short flight of stairs with no railing and has sidelights to the west. To the east of the door are two bays; the easternmost is a single window with one-over-one double-hung sash and adjacent to the door is an opening with a paired window. One side has eight-over-one and the other one-over-one double-hung sash. To the west of the door is a tripartite picture window. All windows have long shutters that extend below the sills. The single windows on the secondary facades have one-over-one double-hung sash and long shutters. A brick chimney is located at the north end of the west façade. At the west end of the rear (south) façade is a large, shed-roofed screen porch addition. To the south at the rear of the house is a large gable-roofed garage with a metal roof, aluminum siding, and a concrete foundation. Off the southeast corner of the house is a small shed-roofed wood chicken house elevated on concrete blocks at the corners. The chicken house appears to have been moved to the site; the property is owned by a corporation and historic mapping provides no additional information on the disposition of this outbuilding or other buildings on the lot. The property is lightly wooded, and the surroundings include scattered housing and some commercial buildings.

At the time of the survey this property was being prepared for demolition.

Determination of Eligibility

This property is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially eligible examples of the Modern/Minimal Traditional or Ranch style must be of exceptional integrity and significance, and be able to convey something new or significant to our understanding of tract housing or perhaps the construction techniques of Minimal Traditional or Ranch houses. Eligible examples of the Modern/Minimal Traditional or Ranch style must have a high degree of integrity, original building materials and landscaping features, all of which date to the Period of Significance, and other supporting materials such as architectural or subdivision plans, and be able to contribute something new to our understanding of post-World War II buildings. Additionally, a Modern house constructed in the past fifty (50) years may be eligible under Criteria Consideration G if it has achieved significance with the last half century.

Although this property retains integrity of location, setting, association, materials, and workmanship, its integrity of design and feeling have been affected by such changes as the addition of a large screened porch to the rear façade and a large two-car garage to the rear of the house. The property was not evaluated as an Agricultural Complex because it

does not exhibit characteristics such as a farmstead, gardens, fences, ditches, orchards, streams, and the like, nor does it derive its primary meaning from an agricultural function and activities. This property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). Although the house shows elements of the Ranch style, the architecture is common of the type; it is not unique to a given period in time or method of construction and does not contribute new information to an understanding of post-World War II housing, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-10123, facing southeast toward front façade.



Photograph 2: Lateral view of S-10123, facing northeast toward rear façade of residence and garage.



Photograph 3: View of S-10123, facing northeast toward chicken house.

S-10028 - Dwelling
Tax Parcel# 5-33-12-75
Constructed c. 1940

Physical Description

This one-story Minimal Traditional-style dwelling is located on the north side of Route 54 between Old Mill Bridge Road and Laws Point Drive in Baltimore Hundred, Sussex County, Delaware. The structure has a front-gabled portion intersecting with a side-gabled portion; both contain entries. It appears that the original portion of the house may have been the front-gabled section, which is in the vernacular bungalow style, with the later addition of the side-gabled section lending the dwelling a form that is more typical of the Minimal Traditional style. The front-gabled portion has an enclosed hipped-roof porch with a door accessed by a short double flight of stairs perpendicular to the facade. Flanking the door and on the side facades of the porch are three-light awning windows. In the gable end above the door is a small window with one-over-one double-hung sash. The side (west) façade of this portion has paired single-light windows, as does the side (east) façade of the side-gabled portion of the house. A second entrance is located beneath the extended eave and three wrought iron supports on the front (south) façade of the side-gabled section of the residence. To the east of the door is a bay window with multiple single vertical lights. A concrete block chimney is located at the south end of the east façade of this section of the house, and a wood deck extends off the rear (north) facade. The house has a concrete foundation, an asphalt shingle roof, and light yellow aluminum siding. To the rear of the residence are several outbuildings, including a modern shed, a gable-roofed tent structure in close proximity to a gambrel-roofed wood shed, and off the northwest corner of the house a former chicken house with a shed roof and Dutch doors. The dwelling and outbuildings are all in good condition; the house is set back approximately ten feet from Route 54 on a lightly wooded lot, and the surrounding area includes scattered residential housing and commercial structures.

Determination of Eligibility

S-10028 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially eligible examples of the Modern/Minimal Traditional or Ranch style must be of exceptional integrity and significance, and be able to convey something new or significant to our understanding of tract housing or perhaps the construction techniques of Minimal Traditional or Ranch houses. Eligible examples of the Modern/Minimal Traditional or Ranch style must have a high degree of integrity, original building materials and landscaping features, all of which date to the Period of Significance, and other supporting materials such as architectural or subdivision plans, and be able to contribute something new to our understanding of post-World War II buildings. Additionally, a Modern house constructed in the past fifty (50) years may be eligible under Criteria Consideration G if it has achieved significance with the last half century.

Although the house retains integrity in all areas, it does not have exceptional integrity or significance, and does not meet the four criteria for consideration. The property contains several outbuildings including a former chicken house; however, these structures do not

relate meaningfully to the house or contribute to an understanding of the development of either agriculture or suburban development in Sussex County. The buildings are situated on a small tax parcel and the outbuildings appear to be used exclusively for storage; no evidence of current or historic agricultural practice is seen on the property beyond the existence of the outbuildings. The property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). Although the structure shows elements of the Minimal Traditional style as described in Virginia and Lee McAlester's *Field Guide to American Houses*, it is not unique to a given period in time or method of construction and does not contribute new information to an understanding of post-World War II housing, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



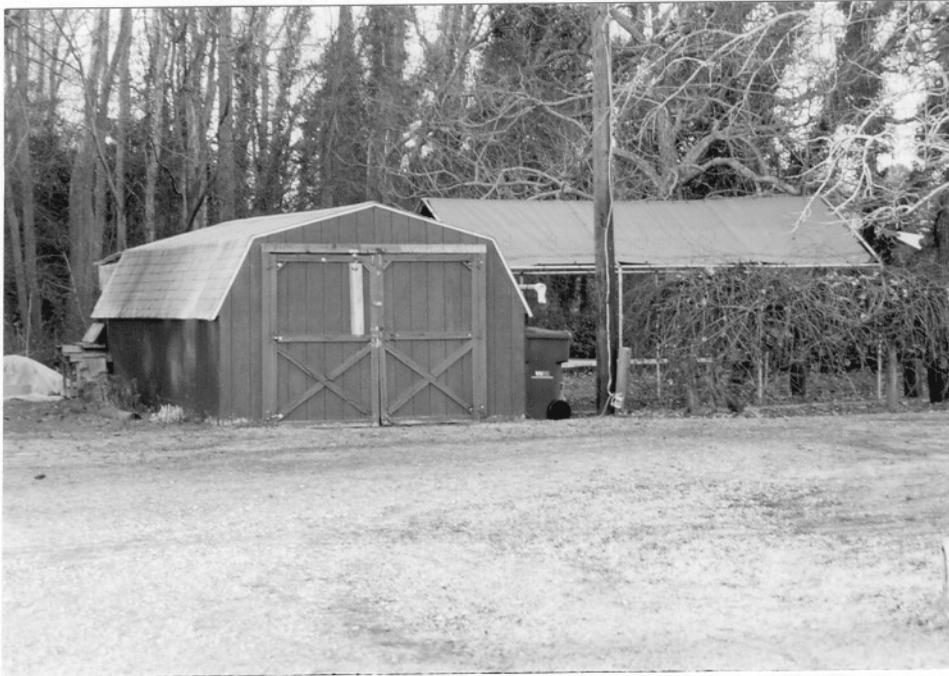
Photograph 1: Lateral view of S-10028, facing south northeast toward front façade.



Photograph 2: Lateral view of S-10028, facing northwest toward front façade.



Photograph 3: View of S-10028, facing northwest toward shed.



Photograph 4: View of S-10028, facing north toward modern shed and tent structure.

S-10029 - Dwelling
Tax Parcel# 5-33-12-77
Constructed c. 1955

Physical Description

This one-story residence is located on the north side of Route 54 east of Old Mill Bridge Road (381) in Baltimore Hundred, Sussex County, Delaware. The structure has a low-pitched side-gable roof with overhanging eaves. The roof is covered with asphalt shingles and has a brick chimney centered in the south slope of the gable. The front (south) façade of the house has a central entry, reached by a short flight of brick steps with iron railings. The door is flanked by tripartite picture windows with a single-pane central section and side sections with one-over-one double-hung sash. The windows have green louvered shutters. Windows on the secondary facades have four horizontal lights and shutters or are single and have one-over-one double-hung sash and shutters. On the east façade is an addition of similar style, materials, and fenestration that contains a secondary entry. The house has a concrete foundation and white vinyl siding, and is in good condition. To the northeast is a large garage of similar construction. Behind the garage is a modern prefabricated, gambrel-roofed shed. The residence is set back from Route 54 on a largely open lot with some landscaping; the surrounding structures are scattered residential housing and commercial buildings. Both tax assessment information, historic maps and the 1974 DelDOT Video were reviewed; none of which provided a definite date of construction, but the dwelling appears based on physical evidence to date approximately to the mid-twentieth century.

Determination of Eligibility

S-10029 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially eligible examples of the Modern/Minimal Traditional or Ranch style must be of exceptional integrity and significance, and be able to convey something new or significant to our understanding of tract housing or perhaps the construction techniques of Minimal Traditional or Ranch houses. Eligible examples of the Modern/Minimal Traditional or Ranch style must have a high degree of integrity, original building materials and landscaping features, all of which date to the Period of Significance, and other supporting materials such as architectural or subdivision plans, and be able to contribute something new to our understanding of post-World War II buildings. Additionally, a Modern house constructed in the past fifty (50) years may be eligible under Criteria Consideration G if it has achieved significance with the last half century.

Although this property retains integrity of location, design, materials, workmanship, and association, its integrity of setting and feeling have been affected by changes such as the addition to the side façade and the construction of a large garage structure to the northeast of the house. This property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). The dwelling it is not unique to a given period in time or method of construction and does not contribute new information to an understanding of post-World War II housing, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to

prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



Photograph 1: View of S-10029, facing northeast toward front façade.



Photograph 2: Lateral view of S-10029, facing west toward side and rear facades.



Photograph 3: View of S-10029, facing northwest toward garage.

S-8146 - Dwelling
Tax Parcel# 5-33-12-78
Constructed c. 1955

Physical Description

This property including a residence and several outbuildings is located on the north side of Route 54 in Baltimore Hundred, Sussex County, Delaware. The dwelling has a side-gable roof with a front-gable enclosed central entry porch. The porch has three concrete block steps leading to sliding glass doors, and windows with three horizontal lights on the side facades. The front façade has paired windows with six-over-six double-hung sash and simple surrounds to either side of the porch. Secondary facades have similar windows, either single or paired; some windows have one-over-one double-hung sash. On the east end of the rear façade is a shed-roofed one-room extension with a secondary entrance. A wood deck with a ramp has been constructed over the steps leading to this entrance. Another secondary entrance, seemingly unused, is located roughly in the center of the rear façade. To the west of the entrances on this façade are two windows. A brick chimney is located in the north slope of the roof, east of center. The building is in good condition; its foundation is rough-faced concrete block, its roof is covered with asphalt shingles, and it has light green asbestos shingle siding.

Three outbuildings are associated with the property; they are located in a cluster to the north of the house. The outbuilding closest to the house is a front-gabled structure with sliding doors on the front façade. This structure is covered with asphalt shingle siding mimicking coursed masonry on three facades and wood clapboard visible on one, and is probably used for machine storage. Located adjacent to this building but farther north is a gable-front structure with wood clapboard siding resting on concrete blocks. Located just north of the two structures previously described is a side-gabled concrete block structure with wood clapboards in the gable ends and a door on the front façade. The condition of the outbuildings is good.

A fourth outbuilding is located on an adjacent tax parcel, but its placement in relation to the other outbuildings indicates that it was most likely associated with the S-8146 property. This is a large one-story machine storage building with wood clapboard siding, an asymmetrical gable roof, one pedestrian entry, and a large two-bay opening with no doors. This building has no windows, rests on concrete blocks at the corners, and is in good condition.

Determination of Eligibility

S-8146 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially 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 twentieth or twenty-first century additions that obscure their original form and function. Porches may be screened in, but infilled porches or bays are usually unacceptable for eligibility. Earlier examples of Colonial Revival architecture should have a hipped roof, preferably with an intact,

full-width front wood porch and four-square massing; later examples of this type should show more restrained features and a side-gable roof. It is anticipated that most Colonial Revival dwellings are either one and one-half stories, or two and one-half stories in height; eligible examples of the Colonial Revival building type should retain their original fenestration and positioning of doors if they do not have their original windows or doors. Properties that individually exhibit the above characteristics would be potentially eligible for consideration for the *National Register of Historic Places* under Criterion C: architectural significance/vernacular Colonial Revival style; or if part of an Agricultural Complex eligible for consideration under Criterion A: Baltimore Hundred agricultural trends/practices.

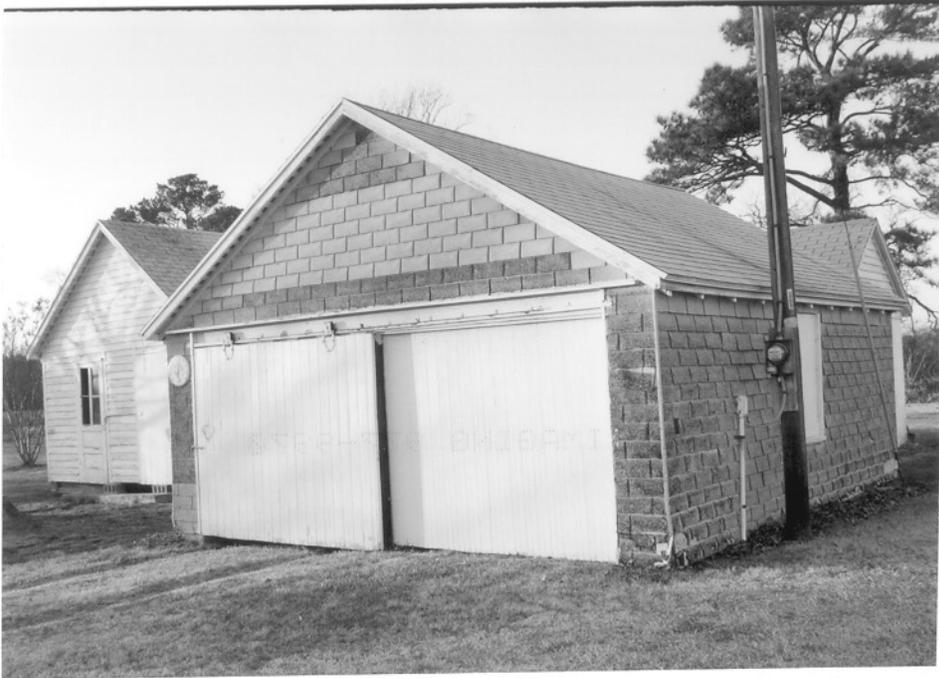
Although S-8146 retains integrity of location, its integrity of setting, feeling, and association have been affected by the introduction of a retail furniture store on the adjacent property and by increased traffic along Route 54. In addition, the integrity of design, materials, and workmanship have been affected by changes such as the deck and closure of an original door on the rear façade, and replacement windows. The property contains several agricultural outbuildings; however, these structures do not relate meaningfully to the house or contribute to an understanding of the development of either agriculture or suburban development in Sussex County. The property was not evaluated as an Agricultural Complex because it does not exhibit characteristics such as a farmstead, gardens, fences, ditches, orchards, and the like, nor does it derive its primary meaning from an agricultural function and activities. The property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). The building is not unique to a given period in time or method of construction, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



Photograph 1: View of S-8146, facing north toward front façade.



Photograph 2: Lateral view of S-8146, facing southeast toward rear façade.



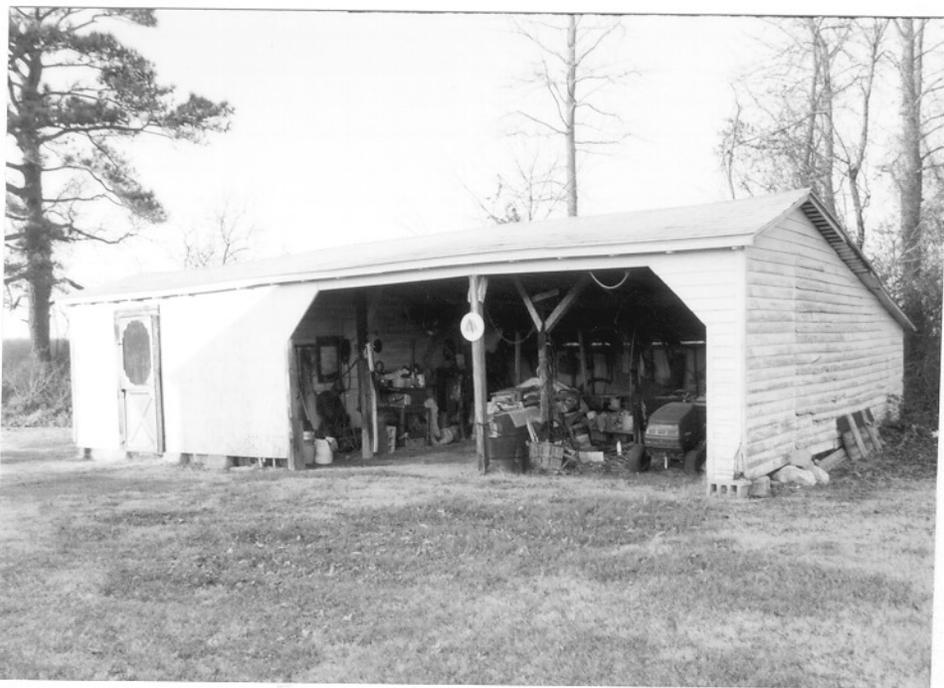
Photograph 3: View of S-8146, facing northwest toward machine shed.



Photograph 4: View of S-8146, facing north toward storage shed.



Photograph 5: View of S-8146, facing west toward equipment shed.



Photograph 6: View of S-8146, facing north toward machine shed (former chicken house).

S-2084 - Dwelling
Tax Parcel# 5-33-12-94
Constructed c. 1900

Physical Description

This two-story residence is located on the south side of Route 54, between River Run and Salty Way Drive in Baltimore Hundred, Sussex County, Delaware. The building has a side-gabled original portion with various additions including a large two-story front-gabled ell on the rear façade and a large one-story addition to the front façade with a roof deck and wood railing. Two large bushes obscure the front façade and entry. On the east façade is a one-story, shed-roofed addition with a secondary entry on its rear façade. On the west façade in the angle formed by the intersection of the two main portions of the house is another shed-roofed addition with a secondary entry on the rear façade. The windows throughout the house generally have one-over-one double-hung sash and simple surrounds. The windows on the side facades of the roof deck addition are paired. A brick chimney is located in the ridge at the south end of the rear ell addition. The roof has slightly overhanging eaves and is covered with asphalt shingles. The foundation is concrete, and the house is covered with white asbestos shingles. To the rear southeast of the house is a long, low wood outbuilding with a metal roof; this is likely a former chicken house and has been turned into a vehicular garage. The house is set back approximately 100 feet from Route 54 on an approximately one-acre, lightly wooded lot. The house is in relatively good condition; the chicken house is in a mildly deteriorated condition.

Determination of Eligibility

S-2084 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, eligible individual examples of I-houses to the *National Register of Historic Places* should have integrity of location, setting, design, feeling, association, materials and workmanship; they should also be free of unsympathetic additions that obscure the original form, exterior alterations, changes in historical acreage, and visual intrusions caused by new development. Potentially eligible I-houses may exhibit original two-over-two or six-over-six wood frame windows, wood shake or clapboard exterior siding (likely produced locally in Baltimore Hundred from cypress from the nearby Cypress Swamp), brick interior or exterior corbelled chimneys, and side-gable frame roofs. Eligible I-houses may or may not have exterior side or front porches or rear or side ell additions, depending upon their original form and function and evolving usage over time. Screened-in porches are acceptable; however, infilled porches that date after the Period of Significance may potentially render a resource ineligible. Vinyl or aluminum exterior siding is acceptable, provided that the original exterior materials remain beneath. Replacement windows are acceptable too if the building retains its original fenestration. Side-gable I-house buildings that retain integrity and are part of a significant agricultural complex meeting the above criteria would be eligible for nomination to the *National Register of Historic Places* under Criterion A: broad patterns of history/railroad development/Baltimore Hundred agriculture, and/or Criterion C: architectural types/vernacular side-gable, two and one-half story (I-house) form.

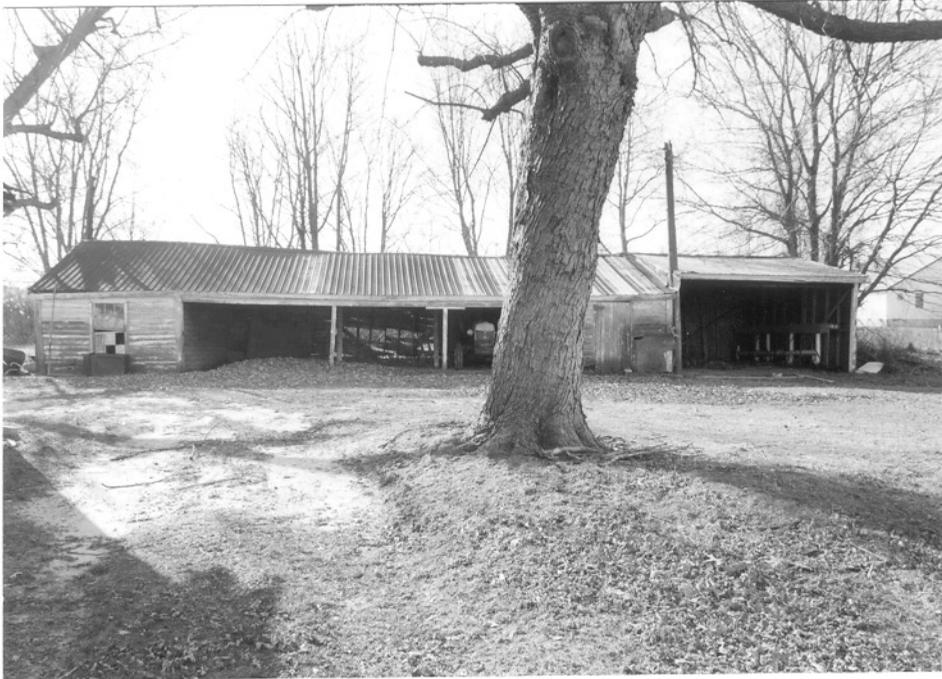
Although the property retains integrity of location and workmanship, its integrity in all other areas has been compromised. The integrity of design and materials have been affected by shed-roofed additions to the rear sides of the house and a large enclosed porch with roof deck on the front façade, which does not match the scale of the house. The fenestration on the additions is different from the older windows on the main house and the asbestos siding appears to be replacement. The integrity of setting, feeling, and association have all been compromised by new construction on the adjacent tax parcel. A gas station, grocery and deli store, and another large modern retail building housing a seafood restaurant and coin laundry occupy the parcel next to the resource. The outbuilding on the property, a former chicken house, has been converted at an unknown date into a vehicular garage, thereby affecting its integrity of design, feeling, and association. Its integrity of setting has also been altered by the new construction on the adjacent tax parcel. This property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends; in addition, the visual intrusion caused by new development on the property greatly detracts from the property's potential former significance as an Agricultural Complex (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). The structure is not unique to a given period in time or method of construction, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-2084, facing southwest toward front façade.



Photograph 2: Lateral view of S-2084, facing northwest toward rear façade.



Photograph 3: View of S-2084, facing south toward vehicular garage (former chicken house).

S-8147 - Dwelling
Tax Parcel# 5-33-12-88
Constructed c. 1935

Physical Description

This one and one-half-story Craftsman-style structure is located on the north side of Route 54 between Old Mill Bridge Road and Laws Point Drive in Baltimore Hundred, Sussex County, Delaware. The building has a side-gable roof and a central dormer. The overhanging eaves shelter a full-width open front porch on the front façade; this porch is currently undergoing repairs. The main door is centered on the front façade and flanked by paired windows with one-over-one double-hung sash and simple wood trim. Windows on the secondary facades are the same. The triple window in the dormer also has components with one-over-one double-hung sash. The house has a concrete foundation, asphalt shingle roof, and asbestos shingle siding. The structure is set back from Route 54 on a largely open lot bordered by trees; the surrounding area contains scattered residential and commercial buildings on adjacent parcels and on the opposite side of Route 54. This building has been completely remodeled both on the interior and the exterior (see Photo 6 on Page 10), and is being used as an office for the new housing development being constructed on the property to the north of the bungalow.

Determination of Eligibility

S-8147 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially eligible bungalow types (evaluated on the basis of the seven aspects of integrity and exterior features only) are anticipated to have broad, gently pitched gables and to be one to one and one-half stories in height (usually without a full basement), with single, paired, and grouped windows. Bungalows may have replacement siding over original covering such as cypress shingles, if the building maintains its original design, materials, workmanship, and bungalow massing. Open or enclosed front porches are integral components of a bungalow, and as such, a potentially eligible bungalow should possess its original porches. These porches may be enclosed; however, infilled porches are usually not acceptable because they detract from the original bungalow form and design. Wide roof overhangs with exposed details such as rafter tails and knee-bracing may be seen in high-style bungalows; vernacular variations may also be seen (such as shallow overhangs). Replacement windows may be seen; however, the original fenestration should remain for potentially eligible bungalows. By the same token, potentially eligible bungalows should retain the original placement of doors, if not the original doors themselves. The essential bungalow form should be intact. Changes in use do not automatically disqualify a bungalow from eligibility; however, a potentially eligible bungalow must still retain integrity and distinctive exterior stylistic elements that distinguish the bungalow form from other dwelling types in order to be eligible under Criterion C: embodying distinctive characteristics of the bungalow architectural form.

This property retains integrity of location and its bungalow form; however, its integrity of design, materials, and workmanship have been affected by changes to the front porch and replacement windows, and its integrity of setting, feeling, and association have been

altered by the construction of a new subdivision north of the resource on the same tax parcel. This property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). As described above, although the building retains a recognizable bungalow form, it is not exemplary of its style or method of construction, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the building is not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-8147, facing northwest toward front façade.



Photograph 2: Lateral view of S-8147, facing southeast toward rear façade.

S-8148 – George Edward Gray House
Tax Parcel# 5-33-12-92
Constructed c. 1942, c. 1945, c. 1946

Physical Description

This two-story, Colonial Revival-style residence is located on the north side of Route 54 between Old Mill Bridge Road and Laws Point Drive in Baltimore Hundred, Sussex County, Delaware. It is a three-bay structure with a side-gable roof covered with green asphalt shingles and a gable-roofed entry portico supported by paired columns on each side. On the west façade is an open carport of sympathetic design, and on the east façade is a one-story addition with a screened porch and roof deck. The door is centered on the front façade under an arched pediment and has sidelights. The windows have eight-over-eight double-hung sash and shutters. A gable wall chimney is centered on the west façade. The foundation is brick and the house is covered with wood shingle siding and painted white; it is in good condition. To the northwest of the house is a large gable-roofed outbuilding of similar materials, with windows with six-over-six double-hung sash. The house is set back approximately 400 feet from Route 54 on a lightly wooded lot and separated by a wood fence from the adjacent building to the west, a former feed house associated with the property that currently houses a patio warehouse store now also lies on a different tax parcel (5-33-12-92.03). Included within tax parcel 5-33-12-92 but located on the opposite (east) side of Gray's Lane is a one-story dwelling with a side gable roof and vinyl siding and two shed outbuildings.

The front (south) façade of the former feed house fronts Route 54 and features five bays. The eastern-most bay contains a paired, six-over-six double-hung wood sash window, and a six-light glazed and paneled pedestrian entry (for the Shady Park administrative office). The remaining four bays feature large sliding wood weatherboard doors, hinged on a top track. A modern wood deck is seen off the western-most two bays (for the "Hit the Deck" business). The side (east) façade features two paired six-over-six double-hung wood sash windows that flank a single, smaller double-hung wood sash window. Two single double-hung wood sash windows are evenly spaced in the gable peak. The opposing side (west) façade contains three single six-over-six double-hung wood sash windows on the first story, and two single evenly spaced double-hung wood sash windows in the gable peak. The entire structure is supported on large metal piers. A large gravel parking lot is seen south of the former feed warehouse, providing easy access from Route 54.

Determination of Eligibility (See *National Register Form in Appendix B for full Statement of Significance and Determination of Eligibility*)

The George Edward Gray House is recommended eligible for listing in the National Register of Historic Places, as per the criteria set forth in the Regional Historic Context for Baltimore Hundred in the September 2003 *Route 54 Planning Study*, under Criterion A for agriculture and Criterion C for its Colonial Revival architecture. The Gray dwelling features characteristics associated with eligible dwellings with Colonial Revival detailing: it features a porte-cochere, an Adam-style entry, and double-hung wood sash eight-over-eight divided light windows, with a cedar shake exterior, and a wood frame

side porch, and it is sited on a lot with mature trees, ornamental shrubs, and a split-rail fence in a suburban-like form, all indicative of the Colonial Revival period. This dwelling therefore has integrity as an example of a Colonial Revival dwelling, and significance because it embodies characteristics found in Colonial Revival style dwellings in Baltimore Hundred, Sussex County, around World War II.

The George Edward Gray House is also recommended eligible for listing in the National Register of Historic Places under Criterion A for its association with local agriculture. Based on oral history interviews with the current owners and builders, the Gray feed warehouse functioned as an important chicken/grain warehouse in the Dirickson Neck area from c. 1945 – c. 1964. Not only did the Grays raise their own broilers and Black Angus cows on their property, but they also operated a Ralston-Purina grain warehouse that serviced local broiler farmers throughout Baltimore Hundred and northern Maryland (approximately a 12-15 mile radius from their place of business). The feed warehouse on the George Edward Gray property therefore reflects the importance of the broiler industry in Baltimore Hundred, Sussex County during the mid-twentieth century.

The Period of Significance of the Gray property is when the main Colonial Revival dwelling (c. 1942) was constructed through c. 1964, when the Gray family stopped operating their Ralston-Purina feed warehouse and likewise ceased their own poultry and cattle agricultural operations. The Colonial Revival dwelling, former feed warehouse and vehicular garage are contributing features, while the guest cottage and two (2) associated outbuildings east of Gray's Lane are noncontributing features, since they are not otherwise architecturally significant or outstanding, and do not directly contribute or are associated with the agricultural history of the Gray property.

The George Edward Gray House is not known to be associated with a person or persons of local, state, or national significance on which scholarly judgment has been rendered; no information has come to light that suggests that the Gray family was been prominent in the agricultural development of Baltimore Hundred or Sussex County (Criterion B). Owing to prior ground disturbance, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property (Criterion D).

Verbal Boundary Description

In accordance with "National Register Bulletin: Defining Boundaries for National Register Properties (Revised 1997)," consideration was given to the distribution of resources, current legal boundaries, historic boundaries, natural and cultural features. The proposed boundary for the George Edward Gray House is a rectangle that starts at the intersection of the west edge of Gray's Lane and the northern right-of-way of Route 54. It continues counterclockwise heading north along the western side of Gray's Lane for approximately 260 feet, then turns ninety degrees to the west, following the southern boundary of the dirt access road north of the house for approximately 520 feet, then reaches a point in the northwest corner, northwest of the former feed warehouse, and continues south for approximately 240 feet, turns ninety degrees to the east and continues along the DelDOT right-of-way line for approximately 588 feet, roughly parallel to Route

54 (Lighthouse Road), to the point where it began. The National Register boundary encompasses approximately 3.11-acres on tax parcels 5-33-12-92.0 and 5-33-12-92.03.

This boundary is sufficient to convey its significance under Criteria A and C. It encompasses the Colonial Revival dwelling, vehicular garage and former feed warehouse west of the dwelling and the associated landscaping features and approximately 3.11-acres of land surrounding the dwelling historically associated with the house, and excludes the land north to Dirickson Creek (which is now Shady Park, Inc., a mobile home park). The National Register boundary was drawn around only the significant, contributing features of the George Edward Gray House, and purposefully omits extraneous land to the north because that land does not contribute to the Colonial Revival architecture of the George Edward Gray House (Criterion C) or the property's association with the chicken feed business (Criterion A). The u-shaped driveway to the south of the dwelling and garage was included because aerial photographic evidence from c. 1957 suggests that this feature is original to the construction of the house; the National Register boundary roughly follows the perimeter of the fence around the property as seen in the c. 1957 aerial photograph. The southern edge of the proposed National Register Boundary roughly follows the DelDOT Right-of-Way along Route 54 (Lighthouse Road).

This boundary was prepared in accordance with the guidelines enumerated in the National Register Bulletin: *Defining Boundaries for National Register Properties*.



Photograph 1: Lateral view of S-8148, facing northeast toward front façade.



Photograph 2: Lateral view of S-8148, facing northeast toward front façade of former feed house.

S-2085 – Dwelling/Business
Tax Parcel# 5-33-12-97
Constructed c. 1900

Physical Description

This property, which includes a residence and retail complex, is located on the south side of Route 54 between Salty Way Drive and Laws Point Drive in Baltimore Hundred, Sussex County, Delaware. The building closest to Route 54 is a two-story residence with a side-gable roof. It has a central entry on the front façade with a gable-roofed portico, flanked by vinyl windows with one-over-one double-hung sash and blue shutters. The current windows are replacements, but the fenestration pattern seems likely to be the original, in spite of the one differently sized window on the first floor side façade and the slightly asymmetrical placement of the front door. The second story and both stories on the secondary facades have two bays each with the same windows. A one-story screen porch is located at the west end of the rear façade. The house has a central chimney, concrete block foundation, and yellow aluminum siding. To the southwest of the house is a gable-roofed outbuilding, possibly formerly a corn crib, with wood siding and a metal roof. The property may once have contained active fields, but presently does not. The house is in good condition.

A driveway located to the east of the house leads to a parking lot and retail buildings. To the south of the house is a two-story gift shop with a flat roof and wraparound porch; it currently houses “Fenwick Float-Ors”. To the east of the gift shop is a gable-roofed building that seems to serve the retail building in a storage and support capacity.

The lot is largely open, with some trees at the perimeter, and has numerous impermanent nautical decorative elements such as a rowboat to the northwest of the house and piers with buoys lining the driveway.

Determination of Eligibility

S-2085 is recommended not eligible for the National Register of Historic Places. Although the house retains integrity of location, its integrity of design, materials, and workmanship have been affected by replacement siding, windows, and shutters, and by the screen porch addition on the rear façade. The integrity of setting, feeling, and association have been greatly impacted by the construction of a retail complex including a large storage building, store, and parking lot. The property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). The structure is not unique to a given period in time or method of construction, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-2085, facing southeast toward front façade.



Photograph 2: Lateral view of S-2085, facing southwest toward side façade.



Photograph 3: View of S-2085, facing south toward modern commercial buildings.

S-8149 – Dwelling
Tax Parcel# 5-33-19-589
Constructed c. 1945

Physical Description

This one and one-half-story residence is located on the south side of Route 54 between Salty Way Drive and Laws Point Drive in Baltimore Hundred, Sussex County, Delaware. It is a rectangular structure with three evenly spaced gable-roof dormers on the front façade and a shed dormer on the rear façade. The roof is moderately pitched and has slightly overhanging eaves and box cornices. The roof is covered with asphalt shingles and the foundation is concrete block. The front façade has a running bond brick veneer and the secondary facades have blue vertical board siding. A brick gable wall chimney is located east of center on the north façade. The fenestration varies in size, with some smaller windows on the rear façade and paired windows in the gable end of the north façade and to the north of the entry, but generally the windows are vinyl and have one-over-one double-hung sash and shutters. The door is centered on the front façade and accessed via a short flight of wood steps. A secondary entry is located at the north end of the rear façade and leads out from the house to a platform deck. The lot is wooded, and the surrounding area is largely residential. The house is in good condition. Both tax assessment information, historic maps and the 1974 DelDOT Video were reviewed; none of which provided a definite date of construction, but the dwelling appears based on physical evidence to date approximately to the mid-twentieth century.

Determination of Eligibility

S-8149 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially 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 twentieth or twenty-first century additions that obscure their original form and function. Porches may be screened in, but infilled porches or bays are usually unacceptable for eligibility. Earlier examples of Colonial Revival architecture should have a hipped roof, preferably with an intact, full-width front wood porch and four-square massing; later examples of this type should show more restrained features and a side-gable roof. It is anticipated that most Colonial Revival dwellings are either one and one-half stories, or two and one-half stories in height; eligible examples of the Colonial Revival building type should retain their original fenestration and positioning of doors if they do not have their original windows or doors. Properties that individually exhibit the above characteristics would be potentially eligible for consideration for the *National Register of Historic Places* under Criterion C: architectural significance/vernacular Colonial Revival style.

Although the property retains integrity in all areas, it is not a sufficiently distinctive example of the Colonial Revival style to be considered eligible for the National Register, nor is significance in an area other than architecture evident. The property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to

local, state, or national history (Criterion B). Although the building shows some elements of the Colonial Revival style, it is not a distinctive example of the style or a method of construction, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the building is not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-8149, facing west toward front façade.



Photograph 2: Lateral view of S-8149, facing south toward rear façade.

S-8150 – Dwelling
Tax Parcel# 5-33-12-93
Constructed c. 1940

Physical Description

This one and one-half-story residence is located on the north side of Route 54 east of Gray's Lane in Baltimore Hundred, Sussex County, Delaware. It is a front-gabled structure with a hipped roof enclosed entry porch on the front façade. This porch has a central entry accessed via a short flight of steps with one iron railing and flanked by windows with one-over-one double-hung sash and shutters. The two windows on the east façade are the same; on the west façade the windows are smaller and have no shutters, and on the south end of the west façade is a bay window. In the front gable end is a small window with one-over-one double-hung sash, and the shed-roofed porch addition at the northeast corner of the house has windows with three horizontal lights. The foundation of the original portion of the building is rough-faced concrete block, and the foundation of the additions is concrete block. The roof is covered with asphalt shingles, and the siding is white aluminum. To the north of the house is a small gable-roofed outbuilding. The house is in good condition; it is set back approximately 25 feet from Route 54 and sits on a lightly wooded lot in an area of scattered residential housing.

Determination of Eligibility

S-8150 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially eligible bungalow types (evaluated on the basis of the seven aspects of integrity and exterior features only) are anticipated to have broad, gently pitched gables and to be one to one and one-half stories in height (usually without a full basement), with single, paired, and grouped windows. Bungalows may have replacement siding over original covering such as cypress shingles, if the building maintains its original design, materials, workmanship, and bungalow massing. Open or enclosed front porches are integral components of a bungalow, and as such, a potentially eligible bungalow should possess its original porches. These porches may be enclosed; however, infilled porches are usually not acceptable because they detract from the original bungalow form and design. Wide roof overhangs with exposed details such as rafter tails and knee-bracing may be seen in high-style bungalows; vernacular variations may also be seen (such as shallow overhangs). Nationally, bungalows declined in popularity after the mid-1920s, but local builders and craftspeople likely continued the form in the Route 54 area until WWII. While “consciously correct” Craftsman-style bungalows flourished in urban areas (such as Wilmington), distinctive and vernacular versions (potentially based on mail-order catalogue plans) survive in greater numbers along the Route 54 APE (Gowans, p. 73). Replacement windows may be seen; however, the original fenestration should remain for potentially eligible bungalows. By the same token, potentially eligible bungalows should retain the original placement of doors, if not the original doors themselves. The essential bungalow form should be intact. Changes in use do not automatically disqualify a bungalow from eligibility; however, a potentially eligible bungalow must still retain integrity and distinctive exterior stylistic elements that

distinguish the bungalow form from other dwelling types in order to be eligible under Criterion C: embodying distinctive characteristics of the bungalow architectural form.

Although S-8150 retains integrity of location, setting, feeling, and association, its integrity of design, materials, and workmanship have been compromised by elements such as the enclosed front porch addition, the rear porch addition, and replacement windows. The single outbuilding on the property does not contribute to an understanding of the development of suburban housing in Baltimore Hundred. The property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). The building could be considered a vernacular version of bungalow-influenced housing, but it does not embody the characteristics of either a high or a vernacular style or method of construction, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the building is not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-8150, facing northwest toward front façade.



Photograph 2: Lateral view of S-8150, facing northeast toward front façade.



Photograph 3: View of S-8150, facing northeast toward shed.

S-2087 – Dwelling
Tax Parcel# 5-33-19-22
Constructed c. 1950

Physical Description

This one-story residence is located on the south side of Route 54 between Salty Way Drive and Keenwick Road in Baltimore Hundred, Sussex County, Delaware. It is a rectangular building with a side-gable roof with slightly overhanging eaves and an attached two-car garage on the west façade. The entry is located slightly east of center on the front (north) façade and is accessed via a short flight of brick steps with wood railings. To the east of the door is an aluminum window with four horizontal lights, double-hung sash, and shutters. To the west of the door are three windows, two paired and one single, of identical composition. The windows on the secondary facades lack shutters. The house has a concrete block foundation, the roof is covered with asphalt shingles, and the siding is white asbestos shingles. The building is in good condition; it is set back approximately 75 feet from Route 54 and has a curving sand drive in the front. The lot is lightly wooded, and the surrounding area contains other scattered residential housing. Both tax assessment information, historic maps and the 1974 DeIDOT Video were reviewed; none of which provided a definite date of construction, but the dwelling appears based on physical evidence to date approximately to the mid-twentieth century.

Determination of Eligibility

S-2087 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially eligible examples of the Modern/Minimal Traditional or Ranch style must be of exceptional integrity and significance, and be able to convey something new or significant to our understanding of tract housing or perhaps the construction techniques of Minimal Traditional or Ranch houses. Eligible examples of the Modern/Minimal Traditional or Ranch style must have a high degree of integrity, original building materials and landscaping features, all of which date to the Period of Significance, and other supporting materials such as architectural or subdivision plans, and be able to contribute something new to our understanding of post-World War II buildings. Additionally, a Modern house constructed in the past fifty (50) years may be eligible under Criteria Consideration G if it has achieved significance with the last half century.

Although the building retains integrity in all areas, it does not possess exceptional significance under any of the four Criteria for consideration. The property is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). Although the dwelling exhibits some of the features of the Minimal Traditional style in its massing and fenestration, it is common of the type and does not exhibit any characteristics that would make it a distinctive and important example of Minimal Traditional styling or construction. The building is not unique to a given period in time or method of construction and does not contribute new information to an understanding of post-World War II housing, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any

archaeological testing performed in the vicinity of the property, and the building is not a principal source of important information (Criterion D).



Photograph 1: Lateral view of S-2087, facing southeast toward front façade.



Photograph 2: Lateral view of S-2087, facing southwest toward front façade.

S-8134 – Dwelling
Tax Parcel# 5-33-19-24.01
Constructed c. 1940

Physical Description

This one-story Colonial Revival-style residence is located on the south side of Route 54 between Salty Way Drive and Keenwick Road in Baltimore Hundred, Sussex County, Delaware. It is a rectangular structure with a side-gable roof and additions to the west and south facades. The condition of the house is excellent. The entry is centered on the front (north) façade beneath a portico with paired columns and brick steps with concrete block sides. The door has sidelights, with the bottom half obscured on each side. To each side are two evenly spaced windows with six-over-six double-hung sash and simple surrounds, and on the west side is an identical window in the addition. On the west façade is a triple window of similar details, and a flat-roofed portion of the house located in the corner formed by the main gable and the extended gable on the west end of the front façade; this flat roof houses a roof deck. On the west end of the rear (south) façade is a one-story addition with a secondary entrance on the west façade. The east façade has two windows on the first story and paired windows in the gable end that are identical to those found throughout the house. At the east end of the rear (south) façade is a gable-roofed addition. A brick chimney is located west of center in the ridge of the roof. The foundation is concrete block, the roof is standing seam metal, and the siding is white vinyl. To the southwest of the residence is a front-gabled two-car garage with sliding barn-style doors. This structure has a steeply pitched, standing seam metal roof and a concrete block foundation. The house is set back approximately 15 feet from Route 54 on an open lot; the surrounding structures are widely scattered. Per direction from the DESHPO at a field view on April 21, 2003, deed research was conducted to determine whether this resource may have been a municipal building of some kind. Upon completion of the deed research, it was determined that the resource was always a privately-owned dwelling; however, no additional information pertaining to the property was found.

Determination of Eligibility

S-8134 property is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially 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 twentieth or twenty-first century additions that obscure their original form and function. Porches may be screened in, but infilled porches or bays are usually unacceptable for eligibility. Earlier examples of Colonial Revival architecture should have a hipped roof, preferably with an intact, full-width front wood porch and four-square massing; later examples of this type should show more restrained features and a side-gable roof. It is anticipated that most Colonial Revival dwellings are either one and one-half stories, or two and one-half stories in height; eligible examples of the Colonial Revival building type should retain their original fenestration and positioning of doors if they do not have their original windows or doors. Properties that individually exhibit the above characteristics would be

potentially eligible for consideration for the *National Register of Historic Places* under Criterion C: architectural significance/vernacular Colonial Revival style.

Although S-8134 retains integrity of location, setting, and association, its integrity of design, materials, workmanship, and feeling have been affected by changes such as additions to the rear and side facades and replacement windows and roof. While the property gives some indication of the development of suburbanization in Baltimore Hundred, it is not associated with an event of importance, nor is it representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state, or national history (Criterion B). The building shows elements of the Colonial Revival style, but the alterations that have been made to the building render it a less important example of the style; it does not embody the characteristics of the Colonial Revival style or a particular method of construction, nor is it known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a primary source of important information (Criterion D).



Photograph 1: View of S-8134, facing south toward front façade.



Photograph 2: Lateral view of S-8134, facing southwest toward side façade.



Photograph 3: Lateral view of S-8134, facing southeast toward side façade.



Photograph 4: View of S-8134, facing southwest toward garage.

S-2097 – Dwelling
Tax Parcel# 5-33-19-27
Constructed c. 1935

Physical Description

This one and one-half-story Dutch Colonial Revival-style residence is located on the south side of Route 54 between Salty Way Drive and Keenwick Road in Baltimore Hundred, Sussex County, Delaware. It has a side gambrel roof with a continuous shed dormer and one-story additions with roof decks on both side facades. The entry is centered on the front façade and is sheltered by an entry porch with supporting columns and brick steps with flanking stone lions. To either side of the door are windows with eight-over-eight double-hung sash and shutters. On the side additions are picture windows with double-hung sash and shutters. The windows in the dormer have six-over-six double-hung sash and shutters. Windows on the secondary facades generally have six-over-six double-hung sash and shutters; some are paired. A brick gable wall chimney is located at each end, extending through the roof ridge. The rear façade has a central two-story gable-roofed addition, in addition to a one-story shed-roofed addition at the east end with a secondary entrance. The house has a brick foundation, the roof is covered with wood shingles, and the siding is white vinyl. To the southeast of the residence are three associated outbuildings. The easternmost is a two-car garage with a hipped gable roof. To the west of the garage are two identical gable-roofed sheds that are linked at the roofline. The house is in good condition and is set back approximately 200 feet from Route 54 on a lightly wooded lot; the surrounding structures are widely scattered.

Determination of Eligibility

S-2097 is recommended not eligible for the National Register of Historic Places. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, potentially 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 twentieth or twenty-first century additions that obscure their original form and function. Porches may be screened in, but infilled porches or bays are usually unacceptable for eligibility. Earlier examples of Colonial Revival architecture should have a hipped roof, preferably with an intact, full-width front wood porch and four-square massing; later examples of this type should show more restrained features and a side-gable roof. It is anticipated that most Colonial Revival dwellings are either one and one-half stories, or two and one-half stories in height; eligible examples of the Colonial Revival building type should retain their original fenestration and positioning of doors if they do not have their original windows or doors. Properties that individually exhibit the above characteristics would be potentially eligible for consideration for the *National Register of Historic Places* under Criterion C: architectural significance/Colonial Revival style.

Although S-2097 retains integrity of location, its integrity of setting, design, materials and workmanship have been affected by numerous additions and replacement siding, as well as the irregular fenestration at the southeast corner of the building (the bay window on the east façade of the shed-roofed rear addition is out of character when compared to

other windows on the house, in addition to being asymmetrically placed). While the flanking side additions are sympathetic to the Colonial Revival style, the rear addition is of a scale that greatly alters the design and feeling of the residence. In addition, the garage and pair of storage buildings, while they are of sympathetic design and materials, are located in a position that suggests they are newer construction. S-2097 is not associated with an event of importance, and while it illustrates the trend of suburban development in Baltimore Hundred to a degree, it is not a significant representative of a pattern of events or historic trends (Criterion A). The property is not affiliated with any persons important to local, state or national history (Criterion B). Although S-2097 shows many elements of the Colonial Revival style, other, more intact examples of the style are extant in Baltimore Hundred (and even within the project area, such as S-2099). The integrity of the building and the property are too altered to embody the characteristics of the Colonial Revival style in Baltimore Hundred and the building is not known to represent the work of a master architect or builder (Criterion C). Owing to prior ground disturbances, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property, and the buildings are not a principal source of important information (Criterion D).



Photograph 1: View of S-2097, facing south toward front façade.



Photograph 2: Lateral view of S-2097, facing southeast toward side façade.



Photograph 3: Lateral view of S-2097, facing northwest toward rear façade.



Photograph 4: View of S-2097, facing southwest toward trio of outbuildings.

S-2089/2099/2100 – Agricultural Complex
Tax Parcel# 5-33-19-25, 5-33-20-2, 5-33-20-3
Constructed c. 1912/1939

These properties are a part of the land and buildings owned by members of the Adkins family on the north side of Route 54 east of Laws Point Drive in Baltimore Hundred, Sussex County, Delaware. The complex begins west of Bayville Road with Tax Parcel 5-33-19-25 which contains a c. 1880 I-House (S-2089); next is Tax Parcel 5-33-20-2, containing a circa 1912 bungalow with various outbuildings (S-2100); and, finally east of Bayville Road is Tax Parcel 5-33-20-3 which contains a circa 1939 residence (S-2099). The history of the property was briefly discussed with the owner (Stiles Adkins) at the time the survey was being conducted, during which he provided the dates of construction for the bungalow and the Colonial Revival house. However, several attempts to contact him for further discussion have not been successful. A search at the county courthouse uncovered the deeds for the parcels comprising this Agricultural Complex, which have been in the Adkins family since the early 20th century.

Tax Parcel 5-33-19-25

This resource is a two-story dwelling situated at a distance of several hundred feet from Route 54 along Bayville Road; it is set back approximately 20 feet and oriented toward Bayville Road. The three-bay dwelling has a moderately pitched side-gable roof covered with asphalt shingles and slightly overhanging eaves with cornice returns. The windows are generally evenly spaced and have one-over-one sash; there are no windows on the first floor of the side façade. Centered on the rear façade is a one-story, gable-roofed addition of similar detailing. The house is covered with wood shingles and has a brick chimney in the east end of the gable peak.

Tax Parcel 5-33-20-2

This resource is a one and one-half-story bungalow residence with a hipped roof, a full-width front porch, and multiple dormers. The dormers are centered in each roof slope; they have hipped roofs and triple windows with six-over-one double-hung sash. The front façade has a central door with flanking shutters. To the west of the door is a large multi-light bay window, and to the east is a small window with six vertical lights. The porch has some Queen Anne details such as decorative brackets; however, the relatively wide porch supports again suggest the Craftsman style. The balustrade is simple, and a short, wide staircase leads to the porch. The most common windows seen on the secondary facades are tall, narrow multi-light windows, sometimes paired, with shutters. Also seen are paired windows with six-over-six double-hung sash. The east and west facades each also have a bay window. The rear façade has a shed-roofed addition with a secondary entry. The house has a rough-faced concrete block foundation, an asphalt shingle roof, and fish-scale shingles under the roof of the porch and on the bays.

Five outbuildings are associated 5-33-20-2. Just off the northeast corner of the house are two closely spaced gable-roofed outbuildings. To the northeast of these is a large,

modern gable-roofed garage. To the northwest of the garage is a large, gable-roofed concrete block machinery storage shed; the north end has a raised roof. Immediately adjacent to this off the south façade is another small, gable-roofed outbuilding. On the east side of Bayville Road is a chicken house. It appears from older aerials that there were five (5) chicken houses in this area. Mr. Stiles explained that when the chicken houses get old and are no longer useful (i.e. sanitary reasons), they are burned down.

Tax Parcel 5-33-20-3

This resource is a two-story Colonial Revival-style structure with several outbuildings. The structure has a side-gable roof covered with green asphalt shingle and small cornice returns. The pedimented entry is centered on the front façade and flanked by narrow triple windows with six-over-six double-hung sash and shutters. The door has transom lights and a small brick stoop with two steps. On the second story of the front façade are four windows with six-over-six double-hung sash. The windows on the secondary facades generally have six-over-six double-hung sash and shutters, although six-light windows with fixed sash and paired six-light vertical windows also appear. The windows on the rear façade do not have shutters. On the east façade is a shed-roofed open porch addition, and on the west façade wrapping around to the south façade is a one-story shed-roofed addition with a secondary entrance. A brick eave wall chimney is located at the east end of the north façade. The house has a brick foundation and is covered with wood shakes painted white.

Two outbuildings are associated with 5-33-20-3. Both are located off the northwest corner of the house. The western outbuilding is a front-gabled two-car garage, and the adjacent eastern building is a small front-gabled shed. Both have exposed rafter ends and green wood shake roofs.

Determination of Eligibility (See National Register Form in Appendix B for full Statement of Significance and Determination of Eligibility)

The complex consisting of S-2089/2099/2100 (tax parcels 5-33-19-25, 5-33-20-2, and 5-33-20-3) is recommended eligible for the National Register of Historic Places under Criteria A and C as an example of an Agricultural Complex with contributing dwellings illustrating the range and development of housing on a family farm in Baltimore Hundred, from I-house to bungalow to Colonial Revival dwellings. The complex retains approximately 30-plus acres of farmland; although the Adkins family also owns 70 acres on the opposing side of Route 54, the acreage on the north side encompasses all three dwellings and is sufficient to convey the sense and importance of the agricultural and architectural history of the complex. As per the criteria set forth in the *Regional Historical Context* for the Route 54 project, the three dwellings within the complex each individually meet the requirements for eligibility for an I-house, a bungalow, and a Colonial Revival dwelling respectively. In addition, the complex as a whole provides an excellent example of the growth and modification of agricultural complexes and their associated housing in Baltimore Hundred; the siting and style of the three dwellings in addition to those of the various outbuildings (such as chicken houses) connected to each present a clear visual timeline of the development of agriculture and housing in Baltimore

Hundred from the period of Industrialization and Early Urbanization through that of Urbanization and Early Suburbanization (c. 1880 – c. 1940). However, the Adkins family maintains ownership of the property and continues to farm the land today.

Each of the dwellings retains integrity of location, design, materials, workmanship, feeling, and association. The dwelling on tax parcel 5-33-19-25, while now unoccupied, retains its I-house form, and its placement removed from the main road is indicative of an earlier period of agriculture in Baltimore Hundred. The dwelling on tax parcel 5-33-20-2 is a good example of the bungalow building type, with its intact form, full-width front porch, and lack of significant modern unsympathetic alterations. In addition, the retention of agricultural outbuildings on the property and the placement of the house close to the road illustrate the integration of suburban architecture in rural settings that developed in the early twentieth century in Baltimore Hundred. The most recent dwelling, S-2099, also retains integrity and clearly illustrates the Colonial Revival style, a later refinement of housing within Agricultural Complexes. The entire complex is a significant representative of the pattern of housing development within Agricultural Complexes in Baltimore Hundred (Criterion A), and also contains three dwellings that are architecturally significant (Criterion C). The property has a long-standing association with the Adkins family; however, the local significance of this family is undetermined and the property is not affiliated with any persons important to state or national history (Criterion B). Owing to prior ground disturbance, there is little probability that new information will result from any archaeological testing performed in the vicinity of the property.

National Register Boundary and Justification

In accordance with “National Register Bulletin: Defining Boundaries for National Register Properties (Revised 1997),” consideration was given to the distribution of resources, current legal boundaries, historic boundaries, natural and cultural features. The proposed boundary for the Adkins Farm follows that of the existing tax parcels 5-33-19-25, 5-33-20-2 and 5-33-20-3. This boundary encompasses the features and feeling of the Agricultural Complex and all of its various dwellings, outbuildings, and farmland, and includes Bayville Road (County Road 58B) to form one contiguous historic boundary. This boundary is sufficient to convey the significance of the Adkins Farm under Criteria A and C. All three dwellings are contributing features, as are the corn cribs and equipment shed on tax parcel 5-33-19-25, and the garage and corn crib on tax parcel 5-33-20-3. The c. 1990 vehicular garage on tax parcel 5-33-19-25 is not a contributing feature because it was constructed after the Period of Significance (c. 1880 - c. 1950). The abandoned chicken house on tax parcel 5-33-20-2 is not a contributing feature because it lacks integrity of materials, design and workmanship. Tax parcel 5-33-19-31 was omitted from the National Register Boundary because there are no standing structures on this lot, and it is located across the street (south of Route 54) from the main Agricultural Complex. While this lot (tax parcel 5-33-19-31) is owned by Stiles Adkins, the significance of the Adkins Farm is sufficiently conveyed by the land located on the north side of Route 54 (Lighthouse Road).

Bayville Road (County Road 58B) is included in the National Register Boundary, but is a non-contributing feature to the Adkins Farm. Photo aerial mapping from c.1962 shows

that Bayville Road was a dirt lane that roughly follows the same path that the paved road takes today, bisecting Route 54 (Lighthouse Road) at nearly a right angle. Historic USGS mapping from 1946 and 1972 illustrates Bayville Road (County Road 58B) taking a different course, northwest of the current roadway, terminating at the c. 1880 I-House. Since the land itself was once a part the Adkins Farm during the Period of Significance (c. 1880 – 1950), the road is included in the National Register Boundary to create one contiguous historic National Register Boundary for the entire Adkins Farm. Because Bayville Road (County Road 58B) was paved after c. 1962, and became part of the DelDOT road network after the Period of Significance (c. 1880- c. 1950), it is accordingly considered a non-contributing feature to the nominated resource.

This boundary was prepared in accordance with the guidelines delineated in the National Register Bulletin: “Defining Boundaries for National Register Properties.”



Photograph 1: Tax parcel 5-33-19-25 (S-2089), facing north toward I-House.



Photograph 2: Tax parcel 5-33-20-2 (S-2100), facing northwest toward front façade of bungalow.



Photograph 3: Tax parcel 5-33-20-2 (S-2100), facing northeast toward side façade of bungalow.



Photograph 4: Tax parcel 5-33-20-2 (S-2100), facing south toward rear façade of bungalow.



Photograph 5: Tax parcel 5-33-20-2 (S-2100), facing northwest toward outbuildings.



Photograph 6: Tax parcel 5-33-20-2 (S-2100), facing north toward equipment shed.



Photograph 7: Tax parcel 5-33-20-2 (S-2100), facing east toward garage.



Photograph 8: Tax parcel 5-33-20-2 (S-2100), facing north toward remaining chicken house.



Photograph 9: Tax parcel 5-33-20-3 (S-2099), facing north toward front façade of colonial revival house.



Photograph 10: Tax parcel 5-33-20-3 (S-2099), facing northwest toward side façade of colonial revival house.



Photograph 11: Tax parcel 5-33-20-3 (S-2099), facing southwest toward rear façade of colonial revival house.



Photograph 12: Tax parcel 5-33-20-3 (S-2099), facing southeast toward rear and side facades of colonial revival house.



Photograph 13: Tax parcel 5-33-20-3 (S-2099), facing northeast toward front façade of colonial revival house and outbuildings.



Photograph 14: Tax Parcel 5-33-20-3 (S-2099), facing northwest toward outbuildings.