

NORTH CAROLINA STATE HISTORIC PRESERVATION OFFICE
Office of Archives and History
Department of Cultural Resources

NATIONAL REGISTER OF HISTORIC PLACES

Farmington Historic District

Farmington, Davie County, DE0532, Listed 12/27/2010

Nomination by Heather Fearnbach

Photographs by Heather Fearnbach, May 2009



Johnson-Smith House, 1798 Farmington Road



Farmington School Auditorium, Cafeteria and Home Economics Building,
1723 Farmington Road

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covers the sidewalk leading from the auditorium's south side to the rear wing in 1955.⁷⁶

A frame gymnasium stood south of the school and auditorium, where a walking track is currently located. After a May 5, 1989 tornado damaged both buildings, a gymnasium floor was installed in the auditorium. State and Federal Emergency Management Agency funds helped to subsidize the repairs, but the gymnasium damage was so extensive that it was demolished in February 1991. The current tennis court was constructed in the late 1980s to replace an earlier court and was refurbished around 2008.⁷⁷

A special bond issue supplemented by Davie County Board of Education funds made the construction of a public consolidated school in Farmington possible. Planning began in 1917, and a two-story, hip-roofed, brick building with a recessed central entrance and large six-over-six sash windows was completed in 1921 at a cost of \$7,735. The Board of Education also purchased two buses to serve the school. O. B. Eaton served as the first principal. By the fall of 1925 additional classroom and laboratory space was needed and local resident Fred R. Lakey was awarded the contract to erect a freestanding frame building for that purpose. A new classroom wing was added to the building's south elevation in 1932 and a frame gymnasium completed by the North Carolina Emergency Relief Administration in 1933 at a cost of \$2,471.78. A frame agriculture building was erected in 1936.⁷⁸

By the mid-1940s Davie County schools were once again in need of improved facilities, and county commissioner passed an \$800,000 school bond issue. The Board of Education selected Salisbury architect John R. Hartlege to design the new buildings, including the Farmington School auditorium. The brick-veneered concrete block building, containing an auditorium with a seating capacity of 480, a home economics classroom, and a cafeteria, was completed in March 1950.⁷⁹

The new building encompassed all of the most up-to-date features available at the time. The auditorium contained "the latest style" seats, a stage, dressing rooms, an audio visual balcony, and an office. The home economics classroom had three kitchens with cabinets, sinks, and stoves; seven work tables; five sewing machines; and a built-in ironing board. The cafeteria featured new kitchen equipment and chairs and Formica-topped tables to seat 150 students. The campus improvements also included upgrading the 1921 building by installing a central steam heating system, a large metal water tank, and new playground equipment; and

⁷⁶ Polly Lomax, "A Brief History of Farmington Schools," unpublished manuscript compiled in 2007, on file at the Mocksville Branch of the Davie County Public Library, 28.

⁷⁷ John and Rose Caudle, conversation with Heather Fearnbach, October 19, 2009; Karen Jarvis, "Farmington Still Rebuilding," *Davie County Enterprise-Record*, July 13, 1989; Ronnie Gallagher, "Farmington Dome: Old Gymnasium was the Place to be for Basketball," *Davie County Enterprise-Record*, February 21, 1991.

⁷⁸ J. S. Kirk, Walter A. Cutter and Thomas W. Morse, eds., *Emergency Relief in North Carolina: A Record of the Development and Activities of the North Carolina Emergency Relief Administration, 1932-1935* (Raleigh: North Carolina Emergency Relief Administration, 1936), 472; Marie White and Frances Beck, "Farmington High School," *Davie County Heritage*, 29.

⁷⁹ Lomax, "A Brief History of Farmington Schools," 26-27.

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renovating the bathrooms and science laboratory.⁸⁰

A stage still occupies the auditorium's south end, but the seating was removed when the space was converted into a gymnasium with two basketball goals. The home economics classroom has been updated to serve as a senior center and retains one U-shaped kitchen and built-in storage closets on the north wall. The southernmost closet encompasses twenty-four drawers where students stored their sewing projects. The cafeteria is in the process of being renovated, beginning with the windows, which were replaced in 2009. The kitchen is in the southeast corner and the former lunchroom at the west end.

Farmington High School remained in operation through the spring of 1956. That fall, Farmington, Mocksville, Cooleemee, and Shady Grove high schools were consolidated into Davie County High School, located on US Highway 601 south of Mocksville. The Farmington campus then served as an elementary school until the spring of 1970, after which Smith Grove and Farmington elementary schools were consolidated into Pinebrook Elementary School, which opened in the fall of 1970. The 1921 Farmington School building was soon demolished, but the rest of the campus has functioned as the Farmington Community Center since 1971, when the Farmington Community Association, formed to facilitate the building's use for community programs and events, acquired the property.⁸¹

Farmington Community Center Picnic Shelter **1980** **Noncontributing Structure**

Gable-roofed picnic shelter with brick posts and kneewalls and a concrete floor. Terry Spillman designed this structure and community volunteers erected it. The Farmington Community Association, the Ruritan Club, and local residents funded the project. The shelter's ceiling and lights were added in 2000.⁸²

Farmington School Agricultural Building **1936** **Contributing Building** **1723 Farmington Road**

One-story, side-gable-roofed, German-sided, two-room building with a gabled entrance portico supported by narrow square posts. Concrete and brick steps and a landing provide access to two central entrances surmounted by three-light transoms. Large six-over-six sash windows illuminate the interior. A shallow hipped hood shelters the large double-leaf door on the façade's south side. A central brick stovepipe chimney serves the building.

The Farmington School Agricultural Building had two classrooms where students learned farming, gardening,

⁸⁰ Gordon Tomlinson, "Farmington School Receives New Auditorium, Other Improvements," undated newspaper clipping, circa 1950.

⁸¹ "Farmington Adapts School Property to Community Service," *Davie County Enterprise-Record*, August 26, 1971; Wall, *History of Davie County*, 230; Lomax, "A Brief History of Farmington Schools," 28.

⁸² Terry Spillman, email correspondence with Beth McCashin, August 19, 2010; John Caudle, conversation with Heather Fearnbach, August 23, 2010.

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and livestock management.⁸³ Davie County property record cards indicate that the building was constructed in 1940, but Gene Miller, who graduated from Farmington High School that year, remembers that the building was erected in 1936 and was originally used for storage and a music classroom.⁸⁴

Farmington School Baseball Field **ca. 1940** **Contributing Site** **1767 Farmington Road**

Cordelia Smith sold the 3.5-acre tract upon which the baseball field is located to the Davie County Board of Education for \$437.50 on March 12, 1936. Farmington School students played baseball in front of the 1921 building (at the approximate location of the picnic shelter) until around 1940, when the Works Progress Administration (WPA) provided funds and labor to create a baseball field at its current location, which was leveled by mules pulling drag pans. The local community team, which practiced and played games in Frank Bahnsen's pasture south of the Graham-Williard House at 1910 Farmington Road beginning in the 1920s, also utilized the new field, particularly in the late 1940s and early 1950s. The community team was known as the "Tobacco Worms and Boll Weevils" and the "Farmington Sluggers" in the 1920s. Little League baseball teams began playing at the Farmington School field in the 1950s and the community softball teams in the mid-1960s.⁸⁵

Concession Stand **ca. 1966** **Noncontributing Building**

The original lights and the flat-roofed, brick-veneered, concrete block concession stand were erected around 1966. Deep overhanging eaves, supported by wood posts on the east elevation, shelter the concession stand's three entrances and two sales windows. The roof and the field's fencing and lighting were damaged and the bleachers destroyed in a May 5, 1989 tornado. State and Federal Emergency Management Agency funds helped to subsidize the repairs.⁸⁶

Concrete Block Dugouts **ca. 1975** **Noncontributing Buildings**

Terry Spillman and Benny Hartman constructed the two flat-roofed concrete block dugouts around 1975.⁸⁷ Wood posts support the frame roof systems, which shelter benches constructed of wood seats on concrete block piers. Each dugout's rear elevation consists of a concrete block kneewall below three large openings.

Fields, Wooded Areas, and Creek

This acreage belonged to George Wesley Johnson (1810-1889) from around 1837 until 1892, when local surveyor and farmer Enos Calvin Smith (1854-1917) purchased 71.5 acres from Johnson's heirs. Smith's wife

⁸³ John and Rose Caudle, conversation with Heather Fearnbach, October 19, 2009.

⁸⁴ Gene Miller, conversation with Heather Fearnbach, December 16, 2009.

⁸⁵ John and Rose Caudle, conversations with Heather Fearnbach, October 19, 2009 and August 23 and 25, 2010; "Farmington News," *Mocksville Enterprise*, June 12, 1924; Davie County Deed Book 35, page 500.

⁸⁶ *Ibid.*; Frank Tursi, "Farmington is Hard Hit," *Winston-Salem Journal*, May 7, 1989; Karen Jarvis, "Farmington Still Rebuilding," *Davie County Enterprise-Record*, July 13, 1989; Terry Spillman, email correspondence with Beth McCashin, August 19, 2010; John and Caudle, conversations with Heather Fearnbach, August 23 and 25, 2010.

⁸⁷ Terry Spillman, email correspondence with Beth McCashin, August 19, 2010.



Williard Garage, 1890 Farmington Road



Farmington Methodist Church, 1939 Farmington Road

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National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Farmington Historic District

other names/site number _____

2. Location

street & number Farmington Road, NC Highway 801 North, Cemetery Road, Roland Road, and Hartman Lane **N/A** not for publication

city or town Farmington

N/A vicinity

state North Carolina code NC county Davie code 059 zip code 27028

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set for in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Signature of certifying official/Title _____

Date _____

North Carolina Department of Cultural Resources

State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See Continuation sheet for additional comments.)

Signature of certifying official/Title _____

Date _____

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

entered in the National Register.
 See continuation sheet

determined eligible for the
National Register.

See continuation sheet

determined not eligible for the
National Register.

removed from the National
Register.

other,

(explain:)

Signature of the Keeper

Date of Action

Farmington Historic District
Name of Property

Davie County, NC
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property
(Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property
(Do not include previously listed resources in count.)

	Contributing	Noncontributing
	87	46
	2	0
	0	3
	3	0
	92	49

buildings
sites
structures
objects
Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

N/A

Number of Contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions

(Enter categories from instructions)

DOMESTIC: Single Dwelling
DOMESTIC: Secondary Structure
AGRICULTURE: Agricultural Outbuilding
AGRICULTURE: Processing
AGRICULTURE: Storage
AGRICULTURE: Animal Facility
AGRICULTURE: Agricultural Field
AGRICULTURE: Agricultural Outbuilding

Current Functions

(Enter categories from instructions)

DOMESTIC: Single Dwelling
DOMESTIC: Secondary Structure
AGRICULTURE: Agricultural Outbuilding
AGRICULTURE: Processing
AGRICULTURE: Storage
AGRICULTURE: Animal Facility
AGRICULTURE: Agricultural Field
AGRICULTURE: Agricultural Outbuilding

7. Description

Architectural Classification

(Enter categories from instructions)

Greek Revival
Italianate
OTHER: I-House
Queen Anne
Bungalow/Craftsman
Colonial Revival
Dutch Colonial Revival
OTHER: Minimal Traditional

Materials

(Enter categories from instructions)

foundation BRICK
walls WOOD: Weatherboard
METAL: Aluminum
roof METAL
other BRICK
STONE
WOOD

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

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Section 6. Function or Use (continued)

Historic Function

COMMERCE/TRADE: General Store
COMMERCE/TRADE: Restaurant
COMMERCE/TRADE: Warehouse
EDUCATION: School
FUNERARY: Cemetery
RECREATION AND CULTURE: Monument
RELIGION: Religious Facility
RELIGION: Church-related Residence

Current Function

COMMERCE/TRADE: Specialty Store
COMMERCE/TRADE: Restaurant
COMMERCE/TRADE: Warehouse
SOCIAL: Community Center
FUNERARY: Cemetery
RECREATION AND CULTURE: Monument
RELIGION: Religious Facility
RELIGION: Church-related Residence
GOVERNMENT: Fire Station
SOCIAL: Meeting Hall
VACANT/NOT IN USE

Section 7. Description (continued)

Architectural Classification (continued)

OTHER: Ranch

Materials (continued)

foundation: STONE
walls: SYNTHETICS: Vinyl
ASBESTOS
roof: ASPHALT

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Section 7. Narrative Description

Location

The Farmington Historic District, located about six miles north of Interstate 40 in northeastern Davie County's Farmington Township, encompasses approximately 324 acres surrounding the intersection of NC Highway 801 North and Farmington Road. The district contains the most cohesive collection of historic residential, agricultural, commercial, religious, and educational buildings associated with the unincorporated community. Farmington is situated about halfway between Yadkinville, the Yadkin County seat, to the north, and Mocksville, the Davie County seat, to the south. Farmington Road (the district's central north-south corridor) and US Highway 601 to the west connect the municipalities. NC Highway 801 North runs east-west through the district between Interstate 40 to the east and US Highway 601.

Landscape, Contributing Site

The district's landscape—which consists of buildings, ornamental plantings, fences, roads, creeks, fields, pastures, tree stands, and woodlands—conveys the visual character typical of rural Piedmont communities during the nineteenth and twentieth centuries. The topography is gently rolling, allowing for the location of principal resources on higher ground. Most buildings have deep setbacks and several, including the Wiseman-Kennan House, the Dr. Lester P. and Helen Bahnson Martin House, the Johnson-Smith House, the James M. and Rachel S. Johnson House, and the Johnson Family House, feature boxwood-lined paths planted in the late nineteenth century leading to their main entrances. Deciduous trees flank the Farmington Methodist Church walkway, which extends almost four hundred feet west from Farmington Road. This formal entrance approach, although somewhat unusual for a rural community, was a popular landscape treatment during the Victorian era and reflects Farmington's prosperity during this period.

Unpaved farm roads lead from the buildings lining the district's principal roads to the outbuildings, fields, and pastures behind them. Three short roads extending west from Farmington Road have been paved. Hartman Lane, near the district's north end, provides access to three recently constructed dwellings. Cemetery Road, originally an unpaved drive to the Farmington Community Cemetery, now also serves Farmington Methodist Church, the Farmington Masonic Lodge No. 265, and four dwellings. Roland Road, at the district's south end, terminates at a historic farm complex and a modern Ranch house.

Creeks and drainage ditches follow the same paths in many cases as the windbreaks surrounding the fields. Bryan's Mill Creek, a Yadkin River tributary, runs through the district's northeastern quadrant. Sugar Creek, on the district's southeast side, and Cedar Creek, which winds along the district's western edge through a historically African American community of the same name, converge and feed into Dutchman's Creek at their southern terminus.

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Comparison of aerial photographs from 1950 to the present indicates that the field patterns (relationship of tilled land to woodland) and road systems within the Farmington Historic District have been consistent during this time. Soil type, drainage, topography, crop rotation plans, and farming methods dictate field and pasture number, size, and location. Some land fronting the main roads has been subdivided to create additional residential lots, but the irregularly-shaped fields and pastures behind them are intact and conform to the landscape contours.¹ Although farm production decreased after the 1950s, area farmers harvested crops including corn, wheat, hay, tobacco, cotton, beans, and Irish and sweet potatoes for most of the twentieth century, rotating fields on a regular basis. The soil's high clay content helps to retain moisture even in times of drought.

Modern post-and-rail and electric fences enclose livestock pastures. Tree stands serve as windbreaks bordering cultivated fields and pastures. Forested areas, which provide Farmington's residents with firewood and lumber, surround the district's improved acreage.

Population growth has fostered subdivision and road construction that continually swallows Davie County's historic buildings, structures, sites, and landscapes. Although farms, country crossroads, and small towns remain as evidence of the county's rural history, these landscapes have become increasingly fragmented. The Farmington Historic District is one of Davie County's largest and most intact rural communities, containing sixty-seven primary and seventy-four secondary resources, sixty-five percent of which are contributing.

Inventory

The inventory list is arranged alphabetically by street name. For streets that run north to south, the east side of the street is presented first. For streets that run east to west, the north side of the street is presented first.

Each resource is designated as contributing or noncontributing to the district's historic significance and integrity. The evaluations are based on age and degree of alteration. Buildings constructed in or before 1960 are considered contributing if they retain architectural and historic integrity from the period of significance. Contributing resources must retain integrity of location, design, setting, materials, workmanship, feeling, and association. Noncontributing buildings postdate 1960 or were built before 1960 and have been heavily altered by the application of synthetic siding, replacement of original windows, enclosure of original porches, and/or the construction of large additions, and therefore have lost their architectural integrity.

Fields and pastures are noted. Each significant secondary resource within a property is described in the inventory list. Small prefabricated outbuildings are not included in the inventory list due to their modest size and impermanence.

¹ Davie County Aerial Photograph, Farmington vicinity, North Carolina Geological Survey Photograph Collection, 1950, housed in the NCGS Archdale office at 512 N. Salisbury Street, Raleigh, N. C.; Davie County Aerial Photograph, Farmington vicinity, 2007, accessed online at <http://maps.co.davie.nc.us/gomaps/map/Index.cfm>.

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Each historic property in the inventory is assigned a name, where possible, based on the first-known and/or a long-term occupant. Architectural historian Kirk Franklin Mohny surveyed most of Farmington's earliest resources during his Davie County architectural survey in 1985, and his survey files and 1986 publication, *The Historic Architecture of Davie County*, provided invaluable background information. Additional sources incorporated into the National Register nomination include interviews with descendants of early Farmington residents and long-time Farmington property owners, Federal Census records, North Carolina Farm Census reports, and Davie County marriage, birth, and death records. The vertical files in the Martin-Wall History Room at the Mocksville Branch of the Davie County Public Library yielded newspaper articles and additional documentation on the Farmington community and residents.

A building's actual or approximate construction date and the date or dates of any major alterations or additions follows the property name. Construction dates are based on Davie County property record cards (available online through the GIS website), interviews with local residents, newspaper articles, information in Kirk Mohny's Davie County architectural survey files, and the building's style and form. Property record card dates are occasionally inaccurate, and may indicate a construction date later or earlier than that suggested by the resource's architectural style. In these instances, an estimated construction date is based on style and any other available information from primary source documents or interviews.

Cemetery Road, North Side

Farmington Methodist Church Parsonage **1961, 1971** **Noncontributing Building**
124 Cemetery Road

The Farmington Methodist Church congregation constructed this parsonage in 1961 at the west end of the lot containing their first parsonage. The frame Ranch house has a recessed central entrance, replacement windows, and a rectangular interior chimney. Much of the exterior is sheathed with brick veneer; some sections, originally wood-sided, are now covered with vinyl siding. An attached carport with a rear shed room extends from the west elevation. Davie County property record cards indicate that the house was updated in 1971.

Shed - general storage **ca. 1990** **Noncontributing Building**
One-story, frame, prefabricated, gambrel-roofed shed.

Max and Lottie Brock House **1890, 1962** **Noncontributing Building**
132 Cemetery Road

One-story, front-gable-roofed, frame dwelling with an engaged screened porch and a small hip-roofed addition on the east elevation and a shed-roofed addition on the west elevation. Replacement two-over-two horizontal sash, perhaps installed at the same time the additions were constructed, illuminate the interior. A brick end chimney rises from the west elevation. The window replacement, porch enclosure, vinyl siding, and rear

Farmington Historic District
Name of Property

Davie County, NC
County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** a birthplace or grave.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property
- G** less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

Settlement

Commerce

Agriculture

Architecture

Period of Significance

ca. 1850-1960

Significant Dates

N/A

Significant Person

(Complete if Criterion B is marked)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- Previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository:

Davie County Public Library, Mocksville Branch

Farmington Historic District
Name of Property

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10. Geographical Data

Acreage of Property 324 acres

UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>17</u> Zone	<u>542260</u> Easting	<u>3986060</u> Northing	3	<u>17</u> Zone	<u>542760</u> Easting	<u>3984860</u> Northing
2	<u>17</u>	<u>542600</u>	<u>3985520</u>	4	<u>17</u>	<u>542240</u>	<u>3984480</u>

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Heather Fearnbach
organization Fearnbach History Services, Inc. date 1/8/2010
street & number 3334 Nottingham Road telephone 336-768-6551
city or town Winston-Salem state NC zip code 27104

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional items

(Check with the SHPO or FPO for any additional items.)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name Multiple—see continuation sheet
street & number _____ telephone _____
city or town _____ state _____ zip code _____

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20303.