

**United States Department of the Interior
National Park Service**

**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 any 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.

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1. Name of Property

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historic name WOOLEN MILLS VILLAGE HISTORIC DISTRICT

other names/site number 002-1260

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2. Location

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street & number Area includes parts of Chesapeake, Franklin, Steephill, 18th NE, and East Market Streets and Riverside Avenue in the City of Charlottesville; and parts of Pireus Row and Marchant and East Market Streets in Albemarle County.

not for publication N/A

city or town Charlottesville vicinity N/A

state Virginia code VA county Independent City, Albemarle County code 540, 003

zip code 22902

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3. State/Federal Agency Certification

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As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this X 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 forth in 36 CFR Part 60. In my opinion, the property X meets does not meet the National Register Criteria. I recommend that this property be considered significant nationally statewide X locally. (See continuation sheet for additional comments.)

Signature of certifying official Date

Virginia Department of Historic Resources
State or Federal Agency or Tribal government

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

Signature of commenting official/Title Date

State or Federal agency and bureau

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4. National Park Service Certification

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I, hereby certify that this 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 _____

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5. Classification

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Ownership of Property (Check as many boxes as apply)

Category of Property (Check only one box)

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

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

Number of Resources within Property

Contributing	Noncontributing	
<u>94</u>	<u>61</u>	buildings
<u>4</u>	<u>0</u>	sites
<u>5</u>	<u>3</u>	structures
<u>1</u>	<u>1</u>	objects
<u>104</u>	<u>65</u>	Total

Number of contributing resources previously listed in the National Register 4

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

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6. Function or Use

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Historic Functions (Enter categories from instructions)

Cat: <u>Domestic</u>	Sub: <u>Single Dwelling</u>
<u>Domestic</u>	<u>Multiple Dwelling</u>
<u>Domestic</u>	<u>Secondary Structure</u>
<u>Funerary</u>	<u>Cemetery</u>
<u>Commerce/Trade</u>	<u>Department Store</u>
<u>Commerce/Trade</u>	<u>Warehouse</u>
<u>Education</u>	<u>School</u>
<u>Industry</u>	<u>Manufacturing Facility</u>
<u>Industry</u>	<u>Waterworks</u>
<u>Transportation</u>	<u>Rail-Related</u>
<u>Religion</u>	<u>Religious Facility</u>

Current Functions (Enter categories from instructions)

Cat: <u>Domestic</u>	Sub: <u>Single Dwelling</u>
<u>Domestic</u>	<u>Multiple Dwelling</u>
<u>Domestic</u>	<u>Secondary Structure</u>
<u>Funerary</u>	<u>Cemetery</u>
<u>Commerce/Trade</u>	<u>Warehouse</u>
<u>Industry</u>	<u>Waterworks</u>
<u>Transportation</u>	<u>Rail-Related</u>
<u>Religion</u>	<u>Religious Facility</u>

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7. Description

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Architectural Classification (Enter categories from instructions)

- Mid-19th Century: Gothic Revival
- Late Victorian
- Late 19th and 20th Century Revivals: Colonial Revival

Late 19th and 20th Century Revivals: Bungalow/Craftsman
No Style

Materials (Enter categories from instructions)

foundation brick; concrete; stone; concrete block; other
roof metal; asphalt
walls brick; wood; weatherboard; stucco; synthetic; vinyl; other: concrete block
other wood; brick; metal

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

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8. Statement of Significance
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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.)

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or a 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)

Architecture
Industry
Social History

Period of Significance 1847-1962

Significant Dates 1847: construction of first employee dwellings by the Woolen Mills that survive on site
1868: incorporation of the Charlottesville Woolen Mills, Inc.
1870: construction of stone dam
1885-7: platting and initial sales of Farish and Brennan farms to Woolen Mills employees
1892: founding of Riverview Cemetery
1962: closing of the Charlottesville Woolen Mills

Significant Person (Complete if Criterion B is marked above) 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.)

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9. Major Bibliographical References
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(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: Virginia Department of Historic Resources

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10. Geographical Data
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Acreage of Property 80.40

UTM References (Place additional UTM references on a continuation sheet)

Table with 4 columns: Zone Easting Northing 1, 2, 3, 4. All cells are empty.

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.)

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11. Form Prepared By
=====

name/title Lydia Mattice Brandt, Architectural Historian
organization N/A date August 27, 2009
street & number 1322 Chesapeake Street telephone 646.263.1434
city or town Charlottesville state VA zip code 22902

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Additional Documentation
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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)

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

name Lydia Mattice Brandt, Architectural Historian

street & number 1322 Chesapeake Street telephone 646.263.1434

city or town Charlottesville state VA zip code 22902
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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 listings. 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.). A federal agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless it displays a valid OMB control number.

Estimated Burden Statement: Public reporting burden for this form is estimated to average 36 hours per response including the 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 National Register of Historic Places, National Park Service, 1849 C St., NW, Washington, DC 20240.

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CONTINUATION SHEET**

**Woolen Mills Village Historic District
Charlottesville, Virginia**

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7. SUMMARY DESCRIPTION

The Woolen Mills Village Historic District is located at the eastern end of East Market Street, one of the main thoroughfares passing through the City of Charlottesville's historic downtown area. The District is largely located within the City of Charlottesville proper, with the very easternmost portion located in the County of Albemarle. Founded as a mill village in the early 19th century to take advantage of the waterpower generated by Moore's Creek and the Rivanna River, the Woolen Mills Village Historic District is now almost exclusively residential. It retains a high degree of architectural integrity across its 80.40 acres. Of the 69 contributing primary resources in the district (including 4 previously listed on the National Register of Historic Places as part of a Multiple Resource Area nomination passed in 1982): approximately 57 were built as single or multiple dwellings (with 1 converted in the early 20th century into a schoolhouse); 4 as industrial resources (including a dam); 3 as general stores; 2 as transportation resources; 1 as a chapel; and 1 as a cemetery. There are 16 non-contributing primary resources in the district, including approximately 14 single or multiple dwellings and 1 commercial warehouse. There are 84 secondary resources, including garages, sheds, wells, and chicken coops. 35 of these are contributing, while 49 are non-contributing. The majority of the buildings in the district were built before 1920, though the period of significance encompasses the years 1847 through 1962.

DETAILED DESCRIPTION

The Woolen Mills Village District is largely focused along East Market Street, which acts as a spine for the residential portion before taking a sharp turn south to follow Moore's Creek where it meets the Rivanna River at the District's eastern boundary. The gentle curve of the CSX railroad tracks, introduced to this part of Charlottesville in the 1850s, marks the southern boundary of the District. The western boundaries are defined by Leake Lane on the south side of East Market Street and 18th Street NE on the north side of East Market Street, excluding a 1930s development of land that was formerly used as a golf course. The district is largely defined to the north by the back lot lines of houses fronting on the north side of East Market Street; most of the lots on the south side of Chesapeake Street were developed after the period of significance. Riverview Cemetery and a smattering of houses built within the period of significance on the eastern end of Chesapeake Street define the northeast boundaries of the District.

The varying topography of the neighborhood dramatizes views and creates distinct sections within the community, both dividing and shielding the industrial buildings at the end of East Market Street from the residential development further west. East Market Street remains straight and a consistent thirty-five feet wide from the western edge of the District until it begins to curve and narrow at the intersection of Marchant Street to go around a hill. The industrial buildings on this narrowed portion of East Market Street are located directly on the narrowed road, perched almost precariously on the side of the hill. The railroad bridge, replacing a trestle burned in the Civil War and again in an 1882 fire, crosses over East Market Street right where it bends southeast in a strikingly acute angle to follow Moore's Creek. This bend, further dramatized by the height of the railroad bridge, leads to the large industrial buildings constructed by the Charlottesville Woolen Mills in the 1920s-30s on the same site as previous mills dating back to the 1830s. The hill to the northwest of the mill complex further shields it from view.

Growing out of large lots platted in the 1880s, the residential portion of the District west of the bend in East Market Street feels far more rural than the more urban or suburban areas of Charlottesville developed in the same period. The

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only hints of the industrial development to the east are a water tower and smokestack located on the hill. Houses on the western end of the south side of East Market Street sit on top of a ridge that climaxes with 2000 Marchant Street (DHR# 002-1260-0014), the substantial home of the Charlottesville Woolen Mills's longtime superintendent and president, Henry Clay Marchant, and Pireus Row. As East Market Street moves east towards Marchant Street and Pireus Row and the railroad rises north to meet it, lot sizes decrease and houses are built into the ridge itself. The driveway for 1702, 1704-06, 1708-10, and 1712 East Market Street (DHR# 002-1260-0063, -0065, -0067), for example, is cut into the side of the ridge, while 1718 East Market Street (DHR# 002-1260-0071) has an English basement on its north-facing façade.

A valley serves as a natural divide between the houses on the north side of East Market Street and the south side of Chesapeake Street. Created in part by a small creek that runs between the streets, this valley creates significant slopes that have allowed for English basements in a majority of the houses on the respective north and south sides of these two thoroughfares. The small valley has also created unique conditions for the few houses built between the two streets: the sites for 210 18th Street NE (DHR# 002-1260-0082), 313 Steephill Street (DHR# 002-1260-0081), and 203 and 202 Riverside Avenue (DHR# 002-1260-0005, -0080) are nestled in between the two slopes and streets, creating relatively private lots that are quite different from the hilltop buildings just a block away.

Another hill rises from the north side of Chesapeake Street. The crest of the hill was developed into Riverview Cemetery in the 1890s, taking advantage of the views southeast to Montalto and northwest to the bend of the Rivanna River. Burials within the cemetery are concentrated on the south side along Chesapeake Street and on the crest, where the earliest graves are located. The river bluff along the bend in the Rivanna remains undeveloped.

INDUSTRIAL RESOURCES

The industrial resources in the District are relatively recent, though they are literally built on the foundations of previous mills. Very little survives of the 19th-century factories. Destroyed by multiple fires or demolished to make way for newer and more modern buildings, these resources are largely understood only through photographs. The foundation of the four-story factory built directly onto Moore's Creek after the 1883 fire is an exception: it can be seen beneath the parking lot of the present mills from across the creek. Stone foundations of other buildings are visible beneath the current mill building.

The majority of the surviving mill buildings are of brick and concrete and were built in two principal phases: ca. 1900 and in the 1920s-30s. The warehouse at 1900 East Market Street (DHR# 002-1260-0001), the Riverside Shop next to the current mill buildings, and the power station with smokestack on East Market Street were built at the turn of the century. They are solidly built, brick buildings. While the warehouse and the Riverside Shop have smaller windows and bays (signifying their uses as auxiliary rather than production structures), the powerhouse has large, metal, glazed industrial windows. The water tower and stone building on the mill parcel also appear on the Sanborn maps for this era. They were surely accompanied by other secondary features that were demolished after the Mills closed in the 1960s.

The surviving mill buildings at the end of East Market Street were built in the 1920s-30s on approximately the same site as the previous mill buildings. Because they relied entirely on electric (rather than hydraulic) power and used

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ground (rather than river) transportation, these buildings are set farther back from the river and creek to allow for a large parking lot and road access from both Broadway Avenue and East Market Street. The two side buildings were constructed first in the 1920s for weaving and finishing. The main factory was replaced in the 1930s by the present brick structure and accompanying one-story dye house (now used primarily as a loading dock). Built of brick and concrete with large industrial windows and saw-tooth roofs, these buildings were not as architecturally distinctive as the 19th-century mills that came before them, but they were larger and organized production more efficiently. When the buildings were sold in the 1960s, they were emptied of all mill equipment and machinery.

Other historic secondary resources, including the now-ruined dam and the railroad bridge, accompany the industrial complex and further signify this area's industrial heritage. The dam that was removed in 2007 was built in 1870. All that remains are large stone blocks on either side of the Rivanna River. This stone dam replaced an earlier system of locks and a timber crib construction dam built in 1829 to facilitate transportation along the river. These dams helped to power the mills on the site until the Charlottesville Woolen Mills began to rely entirely on electric power in the early 20th century.

The 20th-century mill buildings largely remain intact. The mill complex at Moore's Creek remains a single parcel, including a number of secondary resources. Because the complex has been and continues to be operated as a hub for a moving company, the loading docks continue to be employed, the main mill buildings are used for storage, and the smaller buildings are largely vacant. The power plant is in a ruined state, while the warehouse at 1900 East Market Street (DHR# 002-1260-0001) has been broken up into condominiums. The industrial area of the Woolen Mills Village, once its heart and center, is now largely silent.

DOMESTIC RESOURCES

Most of the sizes of domestic lots in the Woolen Mills Village historic district are relatively deep, with houses maintaining a relatively consistent distance from the street. Because of the valley between Chesapeake and East Market Street, houses on the southeast end of Chesapeake Street and on East Market Street east of Steephill Street are especially close to the street. Although individual property owners subdivided the lots from larger parcels, the street-frontage is relatively consistent for houses east of Riverside Avenue, especially on the north side of East Market Street. Lots on Chesapeake Street and those perched on the ridge on the south side of East Market Street tend to be somewhat larger. There are exceptions to these generalizations. The house at 1809 East Market Street (DHR # 002-1260-0073) was built in two stages, the second addition sitting almost on the street. Its lot retains its original one-acre as platted and sold in 1887 in addition to a portion to the north. The house at 1700 Chesapeake Street (DHR# 002-1260-0086), meanwhile, sits on the original lot sold to William J. Lucado in 1901 for \$150. He was the caretaker for Riverview Cemetery and built the first part of 1700 Chesapeake Street (DHR# 002-1260-0086) on the lot that same year. The lots on Pireus Row, Marchant Street, and east of Riverside Avenue on East Market Street are the most irregular. Because the Charlottesville Woolen Mills (and its predecessors) owned and developed this land for over a century, individual parcels were not determined until they sold the buildings in the 1950s-60s. The result is polygonal-shaped, irregular lots.

Even before the 1868 incorporation of the Charlottesville Woolen Mills, the company built housing for its workers out of necessity. The factory was too far from Charlottesville to walk to and the land surrounding the Mills was either

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private farmland (then part of The Farm with its house on East Jefferson Street) or owned by the Mills. As was common in company towns, the Mills built duplexes in order to maximize the number of employees (and their families) that could live in a given building. The roughly identical, elaborately detailed, two-unit, American bond brick, Gothic Revival dwellings at 1907, 1909, and 1911 East Market Street (DHR# 002-1260-0006, -0020, -0021) were most likely built as part of an upgrade of the mill village in the 1840s. The high-pitched gable roofs and delicately carved bargeboards are typical of the style popularized by Alexander Jackson Downing and disseminated via picturesque pattern books in this period. Sanborn Maps suggest an additional multi-unit dwelling was built as part of this series of worker’s housing.¹ This building was later demolished, making the three duplexes the only surviving dwellings of the village’s pre-Civil War period. The Pireus Tavern at 1901 East Market Street (DHR# 002-1260-0004) was also most likely built and operated as a company store in this phase. Its façade is laid in Flemish Bond, while its side and rear elevations in five-course American bond are more akin to the eight-course of the three duplexes. It is possible that because 1901 East Market Street (DHR# 002-1260-0004) was constructed as a public building, its façade utilized the more refined brickwork than the workers’ dwellings built at the same time. This series of buildings was later called “under the hill,” while Pireus Row and the houses on the south side of East Market Street were described as being “on the hill.”

As the business grew after the Civil War and became the prosperous Charlottesville Woolen Mills, additional housing became necessary. It is most likely that the five houses on Pireus Row were built in the 1870s, oriented to the Central Virginia Railroad lines just to the north. While 2016 and 2002 Pireus Row (DHR# 0002-1260-0025, -0028) are single dwellings, 2008, 2014, and 2020 Pireus Row (DHR# 0002-1260-0027, -0026, -0024) are all duplexes. The duplexes at 2014 and 2008 Pireus Row (DHR# 002-1260-0026, -0027) are nearly identical; built on random rubble foundations, both buildings relegate the two separate entrances to the outer bays, creating an impression of two distinct residences. While 2016 Pireus Row’s (DHR# 002-1260-0025) shed-roof and square footprint are unique for the period and the building is difficult to date, it is highly likely that this dwelling or another on its site was built in this period. The duplex at 2020 Pireus Row (DHR# 002-1260-0024) is an L-shaped building located at the end of the ridge. If the trees around the building were not so large, the building would look almost directly down onto the factory itself. Judging from the size of the building and its circulation elements (multiple “front” doors, a two-story exterior stair in the rear), it was most likely built as a duplex as well. The Pireus Row houses are vernacular, with some Victorian details.

The Charlottesville Woolen Mills also built a house for its superintendent and eventual president: Henry Clay Marchant. The most substantial domestic building in the Woolen Mills Village Historic District, the frame Marchant House at 2000 Marchant Street (DHR# 002-1260-0014) commands an impressive view from its hilltop site. The central, three-bay main block was most likely built first. The prominent cross-gable recalls the brick duplexes “below the hill.” The mansard-roofed and front-gabled side wings were most likely added in the following few decades. Its two-story detached kitchen was most likely built simultaneously with the house, and is where Marchant employed an African American female cook in the 1880s. The kitchen was located on the first floor, with an apartment above.

As farmland adjoining the Mills became available in the 1880s and the Charlottesville Woolen Mills was busy upgrading and adding to their industrial complex at the end of East Market Street, individuals – mostly employees of the mill – began to build houses on both sides of East Market Street and on the south side of Chesapeake Street. Out of the twenty-seven dwellings built between 1885 and 1900, only five were constructed by the Charlottesville Woolen

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Mills as company housing. Unlike the houses built by the Mills in the preceding decades, these dwellings were for single families. While the north side of East Market Street and the south side of Chesapeake were only platted between 18th Street NE and Riverside Avenue (the rest remained farmland), the south side of East Market Street was platted into large lots well beyond 18th Street NE. The residential development between 1885 and the 1920s, therefore, extended further west on the south side of East Market Street than the north. An additional six houses were built in the District between 1900 and 1920.

These houses built between 1885 and 1920 represent a limited group of similar vernacular styles. Their ubiquitous front porches most often feature Colonial Revival details such as simplified Doric columns and squared posts with chamfers or the carved bargeboards, turned posts, and knee braces of the Late Victorian vernacular. They were most likely built by the same local builders and the designs chosen from pattern books. Most are of relatively modest size; none rivals the Marchant House. The few houses built by the Charlottesville Woolen Mills are indistinguishable from the privately constructed houses built in this period; the Mills most likely employed the same builders and used plans from the same sources as their employees.

Houses with square or irregular footprints, side-passage plans, front porches, and hipped or complex gabled roofs are the dominant dwelling type of single dwellings built in the 1885-1920 period. Roughly half of the houses built in these years are variations on this type. Some have irregular footprints created by recessed entrance bays. The house at 1709 East Market Street (DHR# 002-1260-0066), for example, is a two-bay, two-story, hipped-roof dwelling with a side-passage plan and an irregular footprint. A flat-roofed, full-width, one-story porch with brackets and lamb's tongue chamfered posts shades a single 2/2 double-hung window in the west bay and the door in the recessed east bay. The two second-story bays each have a single 2/2 window. Built in 1889-96 by Archibald Blair, the building has been recently restored and brackets have been returned to the cornice underneath the overhanging eaves. The house at 1606 East Market Street (DHR# 002-1260-0045), built by Mill employees MC and Bettie Harlow in 1916-17, is an outstanding hipped-roof, brick example of this type with a recessed entrance bay. The brick is laid in Flemish bond with glazed headers on all elevations and features a gabled wing on the west that reads as an additional bay from the north-facing façade.

The District also includes a collection of I-houses. Seven frame I-houses were built between 1885 and 1900. Most have side-gabled roofs with a central cross-gable. The houses at 1809 East Market Street (DHR# 002-1260-0073) and 1729 Chesapeake Street (DHR# 002-1260-0088) most likely started out as side-passage dwellings, but were enlarged in the early 20th century. Their facades were amended, adopting the appearance of the vernacular I-house. The Timberlake-Branham House at 1512 East Market Street (DHR# 002-1260-0037) is one of the most striking of this series of early buildings. Built ca. 1886 by James E. Timberlake, a foreman at the Charlottesville Woolen Mills, the house occupies an extensive hilltop site that Timberlake himself never subdivided. Its two-story, three-bay, single-pile original block has a distinctive two-story semi-octagonal addition at the eastern end built sometime in the early 20th century.² The house at 313 Steephill Street (DHR# 002-1260-0081), built as worker's housing by the Woolen Mills ca. 1897, is another variation on the I-house. It has a hipped-roof and two prominent cross-gables. The gables' prominent boxed cornices and returns are reminiscent of the Marchant House at 2000 Marchant Street (DHR# 002-1260-0014).

Seven one-story houses were built in the 1885-1920 period as well. Most have side-gabled roofs and are located on

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hillside lots that allow for full English basements. The house at 1730 Chesapeake Street (DHR# 002-1260-0089) is one of the few brick buildings built in this period. Constructed as worker’s housing by the Charlottesville Woolen Mills ca. 1897, it is a one-story, three-bay, side-gabled house with an English basement perched on the south side of Chesapeake Street.

While the Charlottesville Woolen Mills did not provide housing for all of the new workers living in the village in the 1880s and 1890s, they did provide a number of amenities. Dating to 1887, the Woolen Mills Chapel was the first auxiliary structure built to support the social lives of the workers. Although the small chapel was constructed via private subscription, the land was donated by the Mills and the building is located “below the hill,” extending the row of mill buildings begun with the pre-Civil War company store and three brick dwellings (1901, 1907, 1909, and 1911 East Market Street, DHR# 002-1260-0004, -0006, -0020, -0021). Built in the Carpenter Gothic style also popularized in the mid-19th century by A.J. Downing, the chapel is also on a direct sight line with the Marchant House up on the hill. The addition on the west elevation was built in 1908 to serve the growing Sunday school. In 1902, the Charlottesville Woolen Mills purchased 1701 East Market Street (DHR# 002-1260-0059) and converted it into a schoolhouse. The building had been built as a house by Charles F. and Maggie Fausler in 1888-89. It was also later amended to serve the growing number of schoolchildren.

The Woolen Mills Village never again saw a boom of residential building like the 1885-1900 period. Only seven houses were built between 1920 and 1940, mostly in vernacular variations of the Craftsman Bungalow style. The house at 106 Leake Lane (DHR# 002-1260-0098) is perhaps the District’s supreme example of the Craftsman Bungalow. The one-and-a-half-story house features a dramatic, high-pitched side-gabled roof and a cross-gabled front porch that covers over half of the façade. The entire house is clad with stucco and the roof and both gables have turned eaves. The window and door details are especially reminiscent of Craftsman Bungalows. The house at 1506 East Market Street (DHR#002-1260-0033) is an example of the hipped-roof version of this building type constructed as late as the 1950s in the neighborhood. It is a one-and-a-half-story frame dwelling with a full-width porch and a front-gabled dormer with three small casement windows. The house at 1803 Chesapeake Street (DHR# 002-1260-0091), meanwhile, is the District’s only foursquare. Built in 1926-27 by ET and VE Berry, it has a hipped-roof and Colonial Revival details.

Only three houses were built in the District in the 1940s. Like the houses built from 1920 through 1940, these houses are smaller than those built in the late 19th century and first decades of the 20th century. Although some of the houses built from in the 1920-40 period have concrete block foundations, the three 1940s houses mark the introduction of block as the primary building material. The house at 1504 East Market Street (DHR# 002-1260-0032) is a concrete block, three-bay, one-and-a-half-story, side-gabled dwelling with a hipped-roof and dormers. Built in 1942-43, the full-width portico features Colonial Revival details.

The five houses built in the 1950s and early 1960s are largely one-story Cape Cods, even smaller than those houses built in the preceding decades. The houses at 1703 and 1705 East Market Street (DHR# 002-1260-0061, -0062) are mirror images of one another. Built in 1958-60 by JL Lively, Jr. and Joyce Lively, these one-story, two-bay, side-gabled houses each have a front-gabled porch sheltering the entrance bay.

The 1950s also introduced what became the dominant type of non-contributing building in the district: the ranch

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house. The ranch house at 1603 East Market Street (DHR# 002-1260-0044), built by Roy Baltimore ca. 1977, is typical of this type. Built into the rise on the north side of East Market Street, this one-story, side-gabled brick house has a full English basement. The four bays of the façade feature a pair of windows, two single windows, and a single door and stoop located roughly in the center of the building.

While all of the houses built in the 1885-1959 period were single-family dwellings, the District does have a handful of non-contributing duplexes built after the period of significance. The buildings at 1731 and 1733 Chesapeake Street (DHR# 002-1260-0105, -0106) and 1704-06 and 1708-10 East Market Street (DHR# 002-1260-0063, -0065) are two-unit dwellings. Most non-contributing dwellings – including the duplexes on East Market Street – have inoperable shutters, porches, or other features in common with the late 19th and early 20th-century houses, though they were clearly built after the period of significance.

A majority of the houses in the District maintain a high degree of integrity and some have been lovingly restored or thoughtfully amended. The house at 1729 Chesapeake Street (DHR# 002-1260-0088) is a two-story, side-gabled, three-bay, weatherboard I-house with a full-width front porch. A one-and-a-half story, side-gabled, two-bay addition has been built recently on the west side elevation. It is sympathetic with the main block and connected with a bathroom hyphen that has a single window. The addition has two shuttered 1/1 windows and a cross-gable with a round window that echoes the small central cross-gable of the main block. The house at 1901 East Market Street (DHR# 002-1260-0004) has a two-and-a-half-story addition on the east side of the house that doubles the size of the house. The front gable of the brick addition mimics that of the original block to the west. Alterations such as replacement windows and siding are common throughout the district.

There are a number of outbuildings in the District, many of which were erected during the 1885-1920 period. The small frame outbuilding behind 1606 East Market Street (DHR# 002-1260-0045), for example, most likely dates to the construction of the house in 1916-17. The front-gabled, single-story shed is covered with a corrugated metal roof (most likely a replacement) and sits on a solid, brick foundation. A single door is located on the north/house-facing façade and a six-panel casement window is located on the east elevation. The house at 1610 East Market Street (DHR# 002-1260-0048) has a substantial, frame, two-story barn associated with it. Mill supervisor Warren S. Graves most likely built the barn when he built the house between 1886 and 1900. The wood-framed barn is covered with board and batten siding and is raised on a series of short brick piers. It is likely that it was used to store corn, grains, or other types of food that needed to be kept dry and away from animals. Because of the relatively rural nature of the District, it is likely that in the late 19th century there were more of these larger types of agricultural outbuildings that have since been demolished.

Recently-erected, pre-fabricated metal sheds supplement both contributing and non-contributing resources. Garages are not as common as sheds, though some houses have metal or cinderblock buildings constructed both before and after the period of significance. There are also a handful of non-contributing outbuildings that have been built recently to emulate historic structures. The house at 1907 East Market Street (DHR#002-1260-0006) has a new wood-frame shed that sits on a brick and wood post foundation and mimics a privy. Its side-gable roof is covered with wooden shingles and it has a casement window on its east elevation.

Most of the resources in the Woolen Mills Village are in good condition. There are few entirely modern buildings to

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detract from the feeling of a late 19th- and early 20th-century mill village. Since the Mills ceased to operate in the early 1960s, the village has become almost entirely residential.

ENDNOTES

¹ Sanborn Fire Insurance Company, Map, City of Charlottesville (1902), sheet 14.

² Sanborn Fire Insurance Company, Map, City of Charlottesville (1920), sheet 33.

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WOOLEN MILLS VILLAGE HISTORIC DISTRICT INVENTORY

18th Street, NE

208 18th Street, NE 002-1260-0109

Other DHR-ID:

Primary Resource Information: **Shed, Stories 1.00, Style: Other, ca 2000**

July 2009: A small, one-story, one-room, shed-roofed frame shed is located in the northeast corner of the lot. It has a single door on its west-facing façade.

<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Well/Well House	Non-Contributing	<i>Total:</i>	1

210 18th Street, NE 002-1260-0082

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1890**

July 2009: This is a three-bay, two-story, frame house with an English basement and a raised, hipped-roofed front porch that stretches across the northern two bays of the first floor. The house features new siding, railing, and posts. The house has regularly placed 4/4 double-hung windows. There is a side gabled roof covered in asphalt shingles with one exterior side chimney that is framed in on the southern elevation. Stairs lead to the central bay of the raised porch. The front door has a single-light, rectangular transom. Several additions extend in the rear.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	2

214 18th Street, NE 002-1260-0083

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1897**

July 2009: This house is a two-story, two-bay, stucco-clad dwelling with an English basement accessible from below the front porch. While the main block of the house is single-pile with a side gable roof clad in standing-seam metal, a cross-gabled wing attached to the east elevation is flush with the north elevation, a porch on the building's northeast corner, and a sunroom on the south side of the first floor. A three-bay porch stretches across the entire façade with posts, inset panels, and melding and square spindles. There is a stuccoed interior chimney, cornice returns, and overhang eaves. Its windows are 2/2 double-hung and are regularly distributed.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Garage	Non-Contributing	<i>Total:</i>	1

Chesapeake Street

1504 Chesapeake Street 002-1260-0085

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.50, Style: Colonial Revival, 1942**

July 2009: The house is a concrete block, three-bay, one-and-a-half-story dwelling with a hipped-roof, ground level portico and a side-gabled roof. The portico extends to almost the full length of the façade and is supported by four simplified Doric columns with a plain entablature. An exterior brick chimney is attached to the west side of the house. Two gabled dormers line the roof on both the front and the rear elevations. The door is in the central bay, while each of the side bays features a single 4/ 1 double-hung window with vertical mullions. The house has a single-room sunroom with a side-gabled roof and boxed cornice attached to the southwest corner.

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Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1

1700 Chesapeake Street 002-1260-0086

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, 1901**

July 2009: This single story, stucco-clad house has two main sections with several small additions. The main (most likely probably original) block has a side-gabled, standing-seam metal roof and a central brick interior chimney. The west elevation has a single door and a 6/6 double-hung window. A one-story, side-gabled addition was built attached to the north elevation and extends westward. It has two 6/6 double-hung windows and a shed-roofed porch stretches across the entire southern elevation, shading the entrance in the main block as well. A more modern addition is attached to the southern elevation of the main block.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1

1701 Chesapeake Street 002-1260-0087

Other DHR-ID:

Primary Resource Information: **Cemetery, 1892**

July 2009: Riverview Cemetery is laid out in a six-part grid with three roughly equal rectangular areas separated by asphalt roads on either side of a north-south axis. The north-south axis continues past the grid to the north and loops back south, where it parallels the exterior of the grid and ends at Short 18th Street in an informal entranceway. The edges of the grid are rounded and the roads are without curbs and relatively narrow, serving vehicular traffic without being over-scaled for pedestrians. The main entrance is on Chesapeake Street, where the north-south axis of the main grid is flanked on either side by stone pylons that terminate the low stone and random rubble retaining walls that line the cemetery's south edge along the street. Small groups or pairs of trees (mainly cypress) and bushes (mainly boxwoods) are planted throughout the cemetery, mostly in grid arrangements. Graves are distributed in rough rows, with a few family plots surrounded by low marble curbs. Most grave markers are modest and some have footstones. A handful feature small obelisks or sculptures of angels or Jesus Christ. Recent graves are interspersed with others dating as far back as the 1890s. The oldest graves are clustered in the northwest corner of the cemetery beneath a series of trees and along a concrete sidewalk leading to the Jessup Mausoleum at the crest of the hill. A small pet cemetery is located in the southeast portion of the cemetery's grid. Two large sheds shelter maintenance vehicles on the eastern edge of the cemetery, while two brick offices and an additional mausoleum are located on the main north-south axis. A large, multi-family mausoleum is located just to the northeast of the Lewis graves and Jessup Mausoleum.

Individual Resource Status: **Office/Office Building.** **Contributing** *Total:* 1

Individual Resource Status: **Office/Office Building.** **Non-Contributing** *Total:* 1

Individual Resource Status: **Mausoleum** **Contributing** *Total:* 1

Individual Resource Status: **Mausoleum** **Non-Contributing** *Total:* 2

Individual Resource Status: **Cemetery** **Contributing** *Total:* 1

Individual Resource Status: **Shed** **Non-Contributing** *Total:* 2

1729 Chesapeake Street 002-1260-0088

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1899**

July 2009: This house is a two-story, side-gabled, three-bay, vernacular I-house covered with weatherboard. The central cross gable features a small circular window and is filled with wooden shingles. There is one exterior chimney attached to the east elevation and one internal brick chimney in the original block. A porch shades most of the first

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floor and has a hipped roof. It is supported by four free-standing and two engaged turned posts with knee braces. There is a 2/2 sash window in each bay of the façade except for the central bay, which features the double door with a simple architrave. The porch has a balustrade with square posts and is approached by a series of wooden steps. There is a one-and-a-half story, side-gabled, two-bay addition attached to the west elevation.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Other	Non-Contributing	<i>Total:</i>	1

1730 Chesapeake Street 002-1260-0089

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, ca 1897**

July 2009: This house is a three-bay, one-story brick house with a side-gabled roof and an English basement. A common-bond brick addition is attached to the southwest corner of the building. The original brick building was laid in seven-course American bond. A porch stretches across the main block's two western bays and extends to cover a carport and run flush with the western elevation of the addition. It is covered in standing-seam metal. The main entrance is in the original building's central bay. The main block has a single door in the central bay and a single 2/2 double-hung window in each of the side bays with segmented two-course arches above them. There are exposed rafter tails visible under the asphalt-shingle-covered roof with overhanging eaves.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1

1731 Chesapeake Street 002-1260-0105

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, ca 1970**

July 2009: This two story duplex is symmetrical, with two dwelling units that are mirror images of each other. This is a frame building with a brick veneer. The side gable asphalt roof has a portion in the front that dives down almost vertically to cover most of the second story facade and form a shallow roof for the porch. There are two paired sets of 1/1 aluminum windows on each floor. The porch has metal railings and no posts. The entrances for both units open onto to the porch and each is accessed by its own set of concrete stairs.

<i>Individual Resource Status:</i> Multiple Dwelling	Non-Contributing	<i>Total:</i>	1
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1733 Chesapeake Street 002-1260-0106

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, ca 1970**

July 2009: This single-story, front-gabled, duplex sits on a concrete block English basement. There are two entrances up to the raised first floor, one on the east corner facing the street, the other on the west elevation near to the street. The frame building is clad in a material similar to particle board, giving an appearance similar to wood but showing signs of wear. There are no windows on the south-facing facade, facing the street. A concrete block stoop with a metal railing leads to the west entrance, while a wooden staircase leads to the south entrance.

<i>Individual Resource Status:</i> Multiple Dwelling	Non-Contributing	<i>Total:</i>	1
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1800 Chesapeake Street 002-1260-0090

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, 1887

July 2009: This house is a three-bay, one-story, side-gabled house with an English basement that has been substantially altered, making it difficult to date by eye. A rear addition appears to date from the 1940s-50s. The original portion has also been clad in asbestos siding and has an asphalt shingle roof as well. The original foundation has been stuccoed over. A porch with a shed roof and square wooden posts stands over a cement platform at grade in the central bay. Each of the two side bays has a single 2/2 aluminum window.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Barn	Contributing	<i>Total:</i>	1

1803 Chesapeake Street 002-1260-0091

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.50, Style: Colonial Revival, 1926

July 2009: This two story, two-bay house combines Arts and Crafts and Colonial Revival details. The house is brick laid in Common bond with a four square layout, an English basement, and a hipped roof. The porch stretches across the entire first floor and has a simple balustrate with square spindles. It is supported by tapered, bungalow style posts raised on brick plinths. The door is located in the west bay and marked by an eight-light transom and five-light sidelights. A three-part window is in the first floor's east bay, while a single window is in each of the second-story's bays. There is a two-story, side-gabled, one-bay addition off of the west side of the house. The main block of the house has a hipped-roof dormer with a pair of casement windows.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	2
<i>Individual Resource Status:</i> Garage	Contributing	<i>Total:</i>	1

1803.5 Chesapeake Street 002-1260-0092

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, 1959

July 2009: This four-bay, single-story house has a concrete block foundation, is covered with a side-gabled roof, and fronted with a two-bay, single-story front-gabled porch with decorative iron porch supports and railing shading the westernmost two bays. The house contains regular fenestration with three 2/2 double-hung windows marked by wooden shutters and lintels. The door is located in the second bay from the western edge of the house.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Garage	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1

1804 Chesapeake Street 002-1260-0093

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Victorian, Folk, 1906

July 2009: This two-story, three-bay single pile house with Victorian vernacular details is covered by an asphalt shingle, side-gabled roof. The frame house is clad in weatherboard with 2/2 double-hung windows in the façade's two side bays. The house has a full width front porch supported by four freestanding and two engaged turned posts with knee braces and covered by a standing-seam metal shed roof. An exterior, brick chimney is located on the west elevation. There is a single story addition to the rear.

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Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1

1805 Chesapeake Street 002-1260-0094

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, 1931**

July 2009: This frame, one-and-a-half-story, three bay house contains a full widthfront porch, is covered by a hipped roof, and has a central shed roof dormer with two windows. Four simplified Doric columnssupport the porch with a picket-fence-like balustrade. The roof of the porch is an extension of the building's low, hipped roof.

The house has a brick foundation and is covered in synthetic siding that mimics wood. A single 6/6 double-hung window is in the west bay, a single door in the central bay, and a pair of 6/6 windows in the eastern bay. The porch is approached by four wooden steps and the roof is covered in asphalt shingles.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1

Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

East Market Street

Primary Resource Information: **Dam, 1870**

Other DHR-ID:

July 2009: The downstream face of the dam was constructed of courses of large blocks of rock or quarry-faced stone. Four courses of stone are visible above the water line now in late summer. The dam was partially removed resulting as part of a Memorandum of Agreement in March 2007. The dam's original abutments on both riverbanks were left in place—the original head race and lock system. A 50 ft. section of the dam was left in place for purposes of historical interpretation. These ruins consist of large cut stones.

Individual Resource Status: **Dam** **Contributing** *Total:* 1

Primary Resource Information: **Bridge, 1865**

Other DHR-ID:

July 2009: The railroad bridge is a 200-foot-long iron bridge across Moore's Creek where it meets the Rivanna River. It is a single span bridge with a wooden walkway on the northern side. The walkway has a simple wooden balustrade. The trestle is supported by large ashlar masonry pillars.

Individual Resource Status: **Bridge** **Contributing** *Total:* 1

1502 East Market Street 002-1260-0031

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.50, Style: Other, 1951**

July 2009: This house is a one-and-a-half-story, three-bay dwelling sitting on a concrete block foundation with a crawl space. The front entrance is in the central bay and is accessed through a front porch that extends almost the full length of the façade. The shed-roofed front has a balustrade of square spindles that continues along the brick stairs leading to the front door in the central bay. The porch is supported by four square posts with abstracted Doric capitals. Two gabled dormers puncture the side-gabled roof and an exterior brick chimney stands at the west side of the house. The first floor features paired, 6/6 double-hung, vinyl windows in each of the two side bays, while the dormers have 1/1 windows.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1

Individual Resource Status: **Garage** **Contributing** *Total:* 1

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1504 East Market Street 002-1260-0032

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.50, Style: Craftsman, 1922

July 2009: This house is a one-and-a-half-story, three bay frame structure with a full width front porch sheltered by the main hipped roof. The front porch features thin, simplified Doric columns and railings with square spindles. The house has an asymmetrical facade with an off-center entrance and a single 6/1 double-hung window in each of the two side bays. Above the front porch is a central, front-gabled dormer with a three-part, simplified and squared Palladian window. Two internal brick chimneys, one towards the front and one towards the rear, mark the house's hipped roof and the building rests on a brick foundation.

Individual Resource Status: Single Dwelling

Contributing Total: 1

Individual Resource Status: Shed

Non-Contributing Total: 2

1506 East Market Street 002-1260-0033

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.50, Style: Craftsman, 1922

July 2009: This house is a one-and-a-half-story, three bay frame structure with a full width front porch sheltered by the main hipped roof. The front porch features thin, simplified Doric columns and railings with square spindles. The house has an asymmetrical facade with an off-center entrance and a single 6/1 double-hung window in each of the two side bays. Above the front porch is a central, front-gabled dormer with a three-part, simplified and squared Palladian window. Two internal brick chimneys, one towards the front and one towards the rear, mark the house's hipped roof and the building rests on a brick foundation.

Individual Resource Status: Single Dwelling

Contributing Total: 1

Individual Resource Status: Shed

Non-Contributing Total: 2

1510 East Market Street 002-1260-0035

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, 1949

July 2009: This house is a single story house with two parts joined roughly flush at their respective east-west elevations. Each of the two parts has a side gabled roof clad in asphalt shingles. The entrance is on the smaller part to the east, accessible through a screened-in porch. The main part of the building has two bays and the eastern bay has a set of two 6/6 double-hung windows, while the west has a single 6/6 window. The house's other windows are also 6/6 double-hung. A brick interior chimney rises out of the center of the larger portion.

Individual Resource Status: Single Dwelling

Contributing Total: 1

Individual Resource Status: Shed

Non-Contributing Total: 1

1512 East Market Street 002-1260-0037

Other DHR-ID: 104-0232

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1886

July 2009: This two-story, three-bay, single-pile, weatherboarded house set on a low brick foundation is a somewhat elongated I-house. There is a two-story semi-octagonal addition with a side-gabled roof at the eastern end and a series of one-story additions at the southwest rear corner. The roof is covered with standing-seam metal and has projecting eaves and verges and shaped rafter ends behind corner fascia, with returns in the central cross gable only. There is an interior capped chimney on each side of the central hall. Windows are 6/6 double-hung with plain trim. The one-story, one-bay central entrance porch has a low-pitched hipped roof, chamfered square pillars with simple knee braces, and a simple balustrade of square spindles. The rear elevation is covered by a one-story back porch with a concrete floor and a nearly flat roof. The addition nearest the main house matches it in most details and was probably the

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kitchen or servants' quarters. The house was rehabilitated in 1989 and adapted for use as an adult care center. A complex of one-story wings at the southwest corner was replaced with the present wing with its gabled roof, 1/1 windows, and multiple entrances.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1
Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

1516 East Market Street 002-1260-0040

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1916**

July 2009: This house is a two-story, two-bay, brick structure with a side passage, double-pile layout. The house has a hipped roof with a central cross gable with returns and a boxed cornice. The house has regular fenestration with a single 2/2 double-hung window with a jack arch lintel in each of the two second-story bays and a 2/2 window in the east bay of the first-story. Its elevated, hipped-roof porch is raised on concrete block and has a poured concrete floor. It stretches almost the full length of the façade and features turned posts and a replaced railing of square spindles.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1
Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

1600 East Market Street 002-1260-0041

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1917**

July 2009: This is a two-story, two-bay, side-passage plan frame house with a brick basement. The side-gabled roof has a central cross gable with a boxed cornice and returns and a square ventilated opening. A rectangular paneled transom stands over the front door in the eastern bay. A hipped-roof porch shades most of the 1st story, raised on a solid concrete block foundation and approached by a series of wooden steps. The porch features turned posts and balustrades with delicate ornamental knee braces. Each of the other three bays of the façade has a single 2/2 double-hung window and the upper floor's windows have shutters. A series of additions are attached to the back of the building, raised on concrete block foundations.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1
Individual Resource Status: **Shed** **Contributing** *Total:* 1

1601 East Market Street 002-1260-0042

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1891**

July 2009: This frame house has two bays, a side-gabled roof, two stories, and a side-passage plan. A hipped-roof front porch covers most of the façade's first story. It has a poured concrete floor, square wooden posts with sawn knee braces and block bases. The door is located in the east bay and has a single-light, rectangular transom, while single 2/2 double-hung windows are located in the façade's other 3 bays. The house rests on a brick English basement and its roof is covered in standing-seam metal. The basement in the rear of the house has been enclosed by concrete block walls in between the brick pylons that support the back of the house.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1
Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1
Individual Resource Status: **Garage** **Contributing** *Total:* 1
Individual Resource Status: **Well/Well House** **Non-Contributing** *Total:* 1

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1602 East Market Street 002-1260-0043

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, ca 1947

July 2009: This house is a one-story, three-bay, front-gabled, concrete block dwelling with a one-bay, gabled stoop in the center of the façade shading the house’s main entrance. The house has a metal, standing-seam roof and an interior brick chimney. Each of the two side bays of the façade has a single 6/6 double-hung window.

Individual Resource Status: Single Dwelling **Contributing** *Total:* 1

1603 East Market Street 002-1260-0044

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, ca 1977

July 2009: This house is a one-story, four-bay, brick dwelling with a side-gabled roof. The entrance is in the third bay from the west and is slightly elevated from ground level by a series of stairs with a slender metal railing. An English basement is built into the house’s sloping site. A pair of 1/1 double-hung windows is located in the façade’s eastern bay, while the two eastern bays have single 2/2 double-hung windows.

Individual Resource Status: Single Dwelling **Non-Contributing** *Total:* 1

Individual Resource Status: Shed **Non-Contributing** *Total:* 1

1604 East Market Street 002-1260-0030

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1890

July 2009: This house is a two-story, two-bay, frame dwelling with an irregular footprint and a side passage plan. The house is covered in weatherboard siding and has a very low-pitched hipped roof. Its hipped roof front porch shades most of the façade’s first floor and features knee braces, chamfered posts, and overhanging eaves. The façade features a single door in the recessed western bay and three symmetrically placed 2/2 double-hung windows in each of the façade’s other bays. The main entrance is surmounted by a one-light transom. The rear portion of the house projects slightly on the western side and the rear elevation has an additional entrance and a small porch. The house rests on a brick foundation and has a brick interior chimney.

Individual Resource Status: Single Dwelling **Contributing** *Total:* 1

Individual Resource Status: Shed **Non-Contributing** *Total:* 1

1606 East Market Street 002-1260-0045

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1917

July 2009: This house is a brick dwelling with two stories, two bays, and a hipped roof. The eastern bay of the north-facing façade is recessed, while the west bay has as cross gable with a boxed cornice and returns. A front porch stretches across the entire first floor and has ornamented freestanding and engaged turned posts, carved knee braces, and a low balustrade with square spindles. The door is located in the recessed eastern bay and has a rectangular, single-light transom. Each of the façade’s other bays has a single 1/1 double-hung window. The roof is covered in standing-seam and the brick is laid in Flemish bond with glazed brick headers. The eastern rear portion of the house projects eastward with one bay visible from the façade and a cross-gable with boxed cornice and returns.

Individual Resource Status: Single Dwelling **Contributing** *Total:* 1

Individual Resource Status: Shed **Contributing** *Total:* 1

Individual Resource Status: Garage **Contributing** *Total:* 1

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1607 East Market Street 002-1260-0046

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1891

July 2009: This house is a two-story, two-bay house with an irregular footprint and a cross-gabled roof that features boxed cornices with returns. The projecting east bay contains a pointed ventilated opening in the front gable and single 1/1 double-hung windows on each floor. The ground-level porch wraps around the west side of the house to terminate against a hipped-roof addition projecting from the west elevation and is supported by unadorned posts. The porch is raised on a low wooden foundation and shelters a door with a single-light rectangular transom in the façade's west bay. The west bay's second story features a single 1/1 double-hung window. A modern, two-story gabled addition extends to the rear.

Individual Resource Status: Single Dwelling **Contributing** *Total: 1*

1609 East Market Street 002-1260-0047

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, ca 1885

July 2009: This one-story, three-bay wood frame house with a side-gabled roof and a gabled front porch shading the entrance on the central bay rests on a brick foundation with an English basement. The porch is slightly elevated from the ground, is supported by four turned posts, and has a wooden balustrade with square spindles. The roof is covered in asphalt shingles. The façade has 1/1 double-hung vinyl windows located in its two side bays and two central, interior brick chimneys with corbelled caps. There is a shed-roofed addition on the rear elevation.

Individual Resource Status: Single Dwelling **Contributing** *Total: 1*

Individual Resource Status: Shed **Non-Contributing** *Total: 1*

1610 East Market Street 002-1260-0048

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, ca 1886

July 2009: The hipped-roof front porch extends the full length of the façade and contains turned posts, sawn knee braces, cornice trim, and a balustrade with turned spindles. There is a three-light transom over the door in the central bay. Each of the other bays of the façade has a single 4/4 double-hung window. A brick interior chimney emerges from the center of the roof and the house has an English basement. It is currently covered in aluminum siding. A flat-roofed breezeway connects the back of the house with a two-story frame barn.

Individual Resource Status: Single Dwelling **Contributing** *Total: 1*

Individual Resource Status: Shed **Contributing** *Total: 1*

Individual Resource Status: Barn **Contributing** *Total: 1*

1611 East Market Street 002-1260-0049

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1911

July 2009: This house is a two-story, two-bay, frame dwelling with a hipped roof. The house has a full-width porch with a spindle frieze, free-standing and engaged turned posts, and a hipped roof covered in standing-seam metal. The entrance is located in the east bay of the first floor, while each of the façade's other bays has a single 2/2 double-hung window. The house's roof is covered with asphalt shingles and its cornice features two levels of dentils. The house has a rear one-story projection and a two-story, side-gabled wing recessed from the façade on the east side. The recessed wing has two bays, with a 2/2 double-hung window in each, and a cornice that approximates the main block of the house.

Individual Resource Status: Single Dwelling **Contributing** *Total: 1*

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Individual Resource Status: **Shed** **Contributing** *Total:* 1

1612 East Market Street 002-1260-0050

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Victorian, Folk, ca 1886**

July 2009: This house is a Victorian vernacular dwelling and is one of the more elaborate houses in the district. The house is a two-story, three-bay, frame and weatherboarded dwelling with a standing-seam metal, side-gabled roof with a central cross gable. The house has a wide, heavily bracketed cornice and five sets of paired, narrow windows are displayed across the façade with a sunray motif over the central window surmounted by a pointed arch lintel. The sunray motif is found in a small central cross-gable in the shed-roofed front porch. The house's main entrance is located off of a one-story, three-bay porch marked by a low balustrade with ornamental spindles and a quatrefoil frieze. The house has two, symmetrical central chimneys. The southeast corner of the house is marked by a recently-added, two-story hexagonal tower.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1

Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

1613 East Market Street 002-1260-0051

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.50, Style: Craftsman, 1935**

July 2009: The one-and-a-half-story, front-gabled Bungalow features brackets in the overhanging front gable. The one-story, hipped-roof, enclosed porch extends the full width of the front elevation on a concrete block foundation. The front porch has post supports and is enclosed with jalousy windows. It shades the off-center front door with its one-light transom and the 2/2 double-hung windows flanking the door. The roof is covered in standing-seam metal and punctuated by two brick interior chimneys.

Individual Resource Status: **Single Dwelling** **Contributing** *Total:* 1

1614 East Market Street 002-1260-0052

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, ca 2001**

July 2009: This two-bay, one-story, front-gabled, frame house has a recessed west bay shaded by a gable-roofed porch. This porch shades the entrance in the west elevation of the east bay and is supported by simple wooden posts and a wooden balustrade with square spindles. A single 2/2 window is located in the west bay and a three-part bay window is located in the east. Inoperable wooden shutters mark both windows. The roof is covered in asphalt shingles and is marked by a single, central brick interior chimney. The house rests on a concrete block foundation.

Individual Resource Status: **Single Dwelling** **Non-Contributing** *Total:* 1

Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

1615 East Market Street 002-1260-0053

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, ca 1895**

July 2009: This two-story, three-bay, side-gabled, frame I-house is covered in vinyl siding and sits atop a high brick basement. The house has an asphalt shingle, side-gabled roof with a steep central cross gable on the façade. The original, hipped-roof, one-story porch shades most of the first floor and is supported by four turned posts. The porch is raised above ground on brick piers and features a replacement balustrade. The front door is in the central bay, while the rest of the façade's bays feature single, 6/6 double-hung replacement windows. The house has one central, interior chimney. The rear elevation contains multiple additions.

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<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1

1616 East Market Street 002-1260-0054

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, ca 1958**

July 2009: This one-story, three-bay, side-gabled dwelling sits on a concrete block foundation and has a central entry plan. The house's façade is marked by a gabled front porch that shades portions of the west and central bays. The main entrance to the house is in the central bay and is flanked on either side by single 1/1 double-hung windows. The rear elevation contains a simple one-bay porch providing an alternative entrance. The house contains one interior brick chimney and the roof is covered in asphalt shingles.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
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1617 East Market Street 002-1260-0055

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, 1985**

July 2009: This house is a three-bay, one-story, stuccoed house with a side-gabled roof. The house has a full English basement and is accessed from the street by a bridge-like wooden walkway leading to the front door in the western bay from the sidewalk or a high concrete block landing with concrete steps that sits up against the façade. The door and a pair of 1/1 windows are located in the west bay, while single 1/1 windows are found in the central and east bays. All have inoperable shutters. The rear elevation contains an elevated and enclosed porch.

<i>Individual Resource Status:</i> Single Dwelling	Non-Contributing	<i>Total:</i>	1
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1618 East Market Street 002-1260-0056

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1895**

July 2009: This house is a two-story, three-bay, frame house covered with a front-gabled roof and raise on a brick English basement. The façade's front gable has a scalloped cornice and the roof is covered in standing-seam metal. The main body of the house is the two-story, two-bay, side-passage plan, front-gabled mass, while a one-story, one-bay, side-gabled wing is flush with the façade on its west side. The house has a full-width, three-bay front porch with square wood posts, scalloped knee braces, and a railing with ornate sawn work spindles. The front entrance is located in the central bay and has a three light transom and three-light sidelights. The façade contains single 2/2 double-hung windows in each of the other bays.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
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1619 East Market Street 002-1260-0057

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, ca 1893**

July 2009: This house is a two-story, two-bay, cross-gabled, frame house with an irregular footprint created by a recessed eastern bay. The house's slender two bay frame emphasizes its verticality. The house's main entrance and one-story, one-bay front porch with replacement metal posts is located in the recessed east bay. The house contains double-hung 2/2 windows in each of the façade's other bays. One central, interior, brick chimney punctuates the gable crossing. Louvered attic vents are featured in each gable. The house sits on a painted brick foundation. A wooden, raised deck addition with an alternative entrance is found on the house's rear elevation.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
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1620 East Market Street 002-1260-108

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, ca 2008

July 2009: This modern house consists of two main parts: a two-story, side-gabled main block and a one-story, flat-roofed wing. The main block is two bays and has exposed rafters. The wing projects slightly from the main block's north elevation, creating an L-shaped footprint for the building and a private entrance on the main block's west elevation. The wing has a balcony on the roof. The building is constructed of concrete, has large windows and sliding doors, and a wooden deck off the west entrance. A metal chimney is attached to the west elevation of the wing.

Individual Resource Status: Single Dwelling **Non-Contributing** Total: 1

1622 East Market Street 002-1260-0058

Other DHR-ID:

Primary Resource Information: Store, Stories 2.00, Style: Other, ca 1900

July 2009: This building is a two-story, three-bay, frame, multiple dwelling with a side-gabled, low pitch roof with overhanging eaves. The façade has an asymmetrical placement of five 2/2 horizontal pane, double-hung windows flanked by inoperable wooden shutters. The east bay of the façade features a pair of windows. The central front entrance is accessed by two concrete steps and is composed of three horizontal panels and three horizontal lights. The two-unit structure is built into the sloping site: a raised entrance to the second story unit is located on the east elevation.

Individual Resource Status: Store **Contributing** Total: 1

1624 East Market Street 002-1260-0102

Other DHR-ID:

Primary Resource Information: Multiple Dwelling, Stories 2.00, Style: Other, ca 1988

July 2009: This two-story, four-bay, side-gabled, frame, multi-unit dwelling is built into the hill, allowing for a garage and access to one unit on the ground level of the façade and an entrance on the second story for the upper level unit. The house's side gabled roof is covered with asphalt shingles, while the house is covered by a combination of vinyl siding and brick veneer. The two eastern bays of the façade are marked by an unpainted wooden porch on the second floor. A set of wooden stairs leads from ground level to the porch and the second story unit. Directly below the porch are a paneled, aluminum garage door and the entrance to the ground-floor unit. There are 6/6 double-hung windows on both stories and an interior, brick chimney on the northeast corner is encased in vinyl siding.

Individual Resource Status: Multiple Dwelling **Non-Contributing** Total: 1

1701 East Market Street 002-1260-0059

Other DHR-ID:

Primary Resource Information: School, Stories 1.00, Style: Other, 1888

July 2009: This house is a one-story, two-bay, dwelling with a double front gable. The wood frame house contains 2/2 double-hung windows on either side of a door and beneath a shallow, hipped-roof, ground level porch that shades most of the façade. The front door is surmounted by a three-light transom. Built on a high stuccoed foundation into the hill, an open English basement is located beneath the house. A cross gable located on the west elevation meets the eastern front gable in the center of the building with an interior brick chimney. The roof is covered in asphalt shingles and a modern, wooden deck has been added to the back of the building.

Individual Resource Status: School **Contributing** Total: 1

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1707 East Market Street 002-1260-0064

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1896

July 2009: This house is a two-bay, two-story, frame house with a hipped roof and a brick English basement on a brick foundation. The house contains regularly placed 2/2 double-hung windows with inoperable wooden shutters. A one-story, two-bay, hipped-roof front porch shades a window in the east bay and the door with its single-light, rectangular transom in the west bay. It is supported by four freestanding and one engaged turned posts and has a low balustrade with turned spindles. The house has a one-story, one-bay, shed-roofed addition attached to the west elevation. It features a pair of 2/2 double-hung windows, also flaked by inoperable shutters.

<i>Individual Resource Status: Single Dwelling</i>	Contributing	<i>Total:</i>	1
<i>Individual Resource Status: Privy</i>	Contributing	<i>Total:</i>	1

1708-1710 East Market Street 002-1260-0065

Other DHR-ID:

Primary Resource Information: Multiple Dwelling, Stories 2.00, Style: Other, ca 1995

July 2009: This multiple dwelling is a two-story, four-bay, side-gabled duplex. The separate entrances to the two units are located in the two central bays of the first floor and are flanked by single 6/6 double-hung windows in the side bays. A shed-roofed porch with simple wooden posts, balustrades, and steps shades the westernmost bays. Each of the four second story bays has a single window and all windows are flanked by inoperable wooden shutters. The roof is covered in asphalt shingles and is punctuated by several sidelights.

<i>Individual Resource Status: Multiple Dwelling</i>	Non-Contributing	<i>Total:</i>	1
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1709 East Market Street 002-1260-0066

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1889

July 2009: This house is a two-bay, two-story dwelling with a side-passage plan and an irregular footprint. The hipped roof is covered in standing-seam metal and marked by cornice brackets. A flat-roofed, full-width, one-story porch with brackets and supported by lambs tongue chamfered posts shades a single 2/2 double-hung window in the west bay and the door in the recessed east bay. The two second story bays each have a single 2/2 window. Both the roof and the porch are covered in standing-seam metal and the west bay has a slightly peaked hip of its own. The house has been restored recently and its weatherboard siding repaired. It has a full English basement.

<i>Individual Resource Status: Single Dwelling</i>	Contributing	<i>Total:</i>	1
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1712 East Market Street 002-1260-0067

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1891

July 2009: This house is a three-bay, two-story, frame, hipped-roof dwelling. It has a full-width, one-story, hipped-roof, rebuilt front porch with simple square wood posts and square spindled railings. The easternmost bay of the first floor contains a single 2/2 double-hung window, while a door is located in the adjoining bay, roughly in the center of the building. The two easternmost bays of the second story each have a single 2/2 window as well. The western bay of the second story is recessed and contains a single 6/6 double-hung window on the second story. It is the only window on the façade without shutters.

<i>Individual Resource Status: Single Dwelling</i>	Contributing	<i>Total:</i>	1
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1713 East Market Street 002-1260-0068

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, 1928

July 2009: This house is a two-bay, brick house covered by a steeply pitched hipped roof. The western bay is recessed and covered by a hipped roof front porch and an additional aluminum awning. It shades a pair of 1/1 double-hung windows and the door located in the west elevation of the façade's eastern bay. The east bay of the façade also contains a pair of 1/1 double-hung windows. An exterior, brick chimney is attached to the east side of the house. The house is largely hidden from the street by tall bushes.

<i>Individual Resource Status: Single Dwelling</i>	Contributing	<i>Total:</i>	1
<i>Individual Resource Status: Shed</i>	Contributing	<i>Total:</i>	1

1715 East Market Street 002-1260-0069

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, post 1967

July 2009: This house is a one-story, four-bay, ranch-style dwelling with a combination of brick veneer and composition siding. It is identical to 1717 East Market Street next door. The house has a side-gabled roof covered in asphalt shingles. The façade features a single 2/2 double-hung aluminum window with horizontal panes in the two eastern bays and the west bay and a single door in the second bay from the western edge of the house. The two western bays are sheltered by a slight, unsupported extension of the roof and accessed via a concrete patio. The house has a concrete block English basement and the side gables are marked by modestly decorated barge boards.

<i>Individual Resource Status: Single Dwelling</i>	Non-Contributing	<i>Total:</i>	1
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1717 East Market Street 002-1260-0070

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, post 1967

July 2009: This house is a one-story, four-bay, ranch-style dwelling with a combination of brick veneer and composition siding. It is identical to 1715 East Market Street next door. The house has a side-gabled roof covered in asphalt shingles. The façade features a single 2/2 double-hung aluminum window with horizontal panes in the two eastern bays and the west bay and a single door in the second bay from the western edge of the house. The two western bays are sheltered by a slight, unsupported extension of the roof and accessed via a concrete patio. The house has a concrete block English basement and the side gables are marked by modestly decorated barge boards.

<i>Individual Resource Status: Single Dwelling</i>	Non-Contributing	<i>Total:</i>	1
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1718 East Market Street 002-1260-0071

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1897

July 2009: This house is a two-bay, two-story, side-passage plan, stuccoed dwelling with a hipped roof and an English basement. The house has a full-width front porch on a revised concrete block foundation. The porch features two engaged and three freestanding turned posts, scalloped knee braces, and a later square spindle balustrade. It is accessed by a flight of concrete steps with metal railings. There is a two-light transom over the front entrance in the façade's west bay. Each of the façade's other bays has a single 2/2 double-hung window, symmetrically distributed. The house has a deep frieze board and a later treated wood deck with a fence railing against a projecting bay on the east side of the house.

<i>Individual Resource Status: Single Dwelling</i>	Contributing	<i>Total:</i>	1
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1719 East Market Street 002-1260-0072

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, ca 1960

July 2009: This aluminum framed, single-story, four-bay modified trailer home is elevated off the ground with a concrete block foundation. The house has a side-gabled roof and irregular fenestration. The gabled front porch has thin metal columns, is accessed from a set of stairs on its east side, and shades the façade's eastern bay with a single door and a 2/2 double-hung window with horizontal panes. The house is covered in vinyl siding, three interior flues are visible, and the roof is covered in asphalt shingles.

Individual Resource Status: Single Dwelling
Individual Resource Status: Shed

Non-Contributing Total: 1
Non-Contributing Total: 2

1808 East Market Street 002-1260-0103

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1997

July 2009: This two-story, four-bay house stands tall on an English basement and is covered with vinyl siding. From the street, the porch dominates the view of the house. It is slightly wider than the rest of the façade and is supported by square wooden posts. A wooden staircase on the west side of the façade leads up to the front porch. The house is covered by a front gable roof with asphalt shingles. A smaller gable is situated to the left of the main gable. This two-bay section projects from the façade. The main entrance is located under the house's main gable. An additional entrance is located on the west side of the house. The house has aluminum 6/1 double-hung windows.

Individual Resource Status: Single Dwelling

Non-Contributing Total: 1

1809 East Market Street 002-1260-0073

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1887

July 2009: The house consists of two parts: a two-story, three-bay, hipped-roof, frame, vernacular I-house sitting right on East Market Street and a two-story, hipped-roof section attached to the north elevation. The rear section raised on a high English basement. The façade's central bay features a cross gable and the front door with its five-light transom and four-light sidelights. Each of the façade's other bays has a symmetrically distributed 4/1 double-hung window with vertical mullions. The cross gable has a boxed cornice, while the house has a wide frieze board, and a pair of interior brick chimneys. There is a two-bay porch on the rear elevation raised on brick piers to be level with the first floor of the house.

Individual Resource Status: Single Dwelling
Individual Resource Status: Chicken House/Poultry House

Contributing Total: 1
Non-Contributing Total: 1

1810 East Market Street 002-1260-0074

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, 1885

July 2009: This house has two principal sections: the front-gabled, one-story, four-bay, original wing built into the hill and the front-gabled, two-story addition attached to its north elevation. The original building is frame and has an English basement that has been filled in with concrete block in places. The façade has irregular fenestration, with modern, single-pane windows. The large addition is currently under construction, with portions of the west elevation open to the elements. It is covered in weatherboard and has a single stove chimney flue. The building's footprint is L-shaped.

Individual Resource Status: Single Dwelling

Contributing Total: 1

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1812 East Market Street 002-1260-0076

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, 1885**

July 2009: This two-story, two-bay, side-hall-plan, frame house has a front-gabled roof and frame construction. The north bay features the gable with a circular vent in the pediment. The main entrance is located in the south bay and is surmounted by a two-light rectangular transom. All of the other bays of the façade have single 6/6 double-hung windows. The two-bay, hipped-roof front porch has three square posts and shades most of the façade's first floor. A two-story, one-bay, shed-roofed addition with an exterior brick chimney and 6/6 double-hung windows is attached to the south elevation.

Individual Resource Status: **Single Dwelling** **Contributing** Total: 1

1819 East Market Street 104-0237

Other DHR-ID: 002-1260-0003

Primary Resource Information: **Church/Chapel, Stories 2.00, Style: Victorian, Folk, ca 1887**

July 2009: Built in the Carpenter Gothic style, this one-story frame chapel was built in two phases. The original block is a front-gabled building with a vestibule attached to the nave. It rests on a high brick and stone English basement. Its roof is covered in standing-seam metal. The shallow frame vestibule projects from the central bay of the façade and features a high-pitched, gabled roof. The double doors have a pointed arch window above. An octagonal bell tower abuts the vestibule. It has three tiers and a cross-shaped finial. The Sunday School addition is a side-gabled block attached to the west elevation of the original chapel. It has a cross-gabled entrance vestibule with double doors and a pointed arch above that roughly matches the main entrance. Three pointed windows with shutters are located on the south-facing façade and west elevation, with an additional four on the north elevation. These windows match the windows of the older section. The frame addition is covered in weatherboard siding has rests on a six-course American bond foundation.

Individual Resource Status: **Church/Chapel** **Contributing** Total: 1

1900 East Market Street 002-1260-0001

Other DHR-ID:

Primary Resource Information: **Power Plant, Stories 2.00, Style: Commercial Style, ca 1900**

July 2009: This two-story building is built into the hill and features a tall brick smokestack to the west. While both stories and the English basement are visible from East Market Street, only the second story is visible from Pireus Row above. The first story and the basement are constructed of poured concrete, while the upper story is brick. The flat roof has brick parapets on the sides, a cistern, and a skylight with glazed metal windows. The building has a four-bay façade on East Market Street, with each bay of the two floors containing a large, glazed, industrial metal window.

Individual Resource Status: **Power Plant** **Contributing** Total: 1

Individual Resource Status: **Other** **Contributing** Total: 1

1901 East Market Street 104-5093

Other DHR-ID: 002-1260-0004

Primary Resource Information: **Store, Stories 2.00, Style: Gothic Revival, ca 1847**

July 2009: The Pireus Store is rectangular in form with the narrower, gable-end fronting on East Market Street. Actually two stories in height, only one story shows on Market Street because of the sharp ground rise. The façade is two bays in width (door and a window, side hall and one room) and the store is two rooms deep. Construction is brick laid in Flemish bond on the façade (but only partially into the gable) and laid in five course American bond elsewhere. A single story porch covers the Market Street façade. The roof has been recovered in slate shingles. A substantial two-and-a-half-story addition, meanwhile, has been added to the east elevation. Built of brick laid in Common bond,

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the addition has a side-gabled roof set a few feet higher than the original block. The addition has a prominent cross-gable that approximates the pitch and width of the original block's front gable.

<i>Individual Resource Status:</i> Store	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1

1906 East Market Street 002-1260-0008

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.00, Style: Other, 1887**

July 2009: Set on a random rubble foundation, this side-gabled, frame dwelling stands one-story in height and four bays wide with one of the bays being an addition on the west elevation. It is clad with weatherboard siding and contains 6/6 double-hung windows, which are supported with square-edged wood sills. The door in the second bay from the eastern edge of the house is sheltered by a shed-roofed porch and flanked to the west by a window. The roof has overhanging boxed eaves, is covered in asphalt shingles, and features a small square window in the eastern elevation's gable. The one-bay, side-gabled addition on the northwest elevation has an inset porch with square wood posts that shelters a single window.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Foundation	Contributing	<i>Total:</i>	1

1907 East Market Street 002-1260-0006

Other DHR-ID:

Primary Resource Information: **Multiple Dwelling, Stories 1.50, Style: Gothic Revival, ca 1847**

July 2009: One-and-a-half stories in height with a full English basement, this brick Gothic Revival-style duplex features a rectangular-shaped footprint. This dwelling is constructed in a eight-course American bond. A one-story porch supported by turned posts covers the full-width of the façade and extends past the side elevations by almost a full bay on each side. These side portions have balustrades with turned spindles. The porch has scalloped knee braces and turned posts. The first story is four bays wide, with each side of the house containing a wood door topped by a jack arch in the outside bay flanked by a single 6/6 window with square-edged wood sills in the inside bays. The house is capped with a side-gable, slate-shingle roof with two steep cross gables on the façade. A shed-roofed, one-story, brick wing stretches across the full-width of the rear elevation on a random rubble foundation. A second-story, frame addition and a screened-in porch have been attached to the rear elevation.

<i>Individual Resource Status:</i> Multiple Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	2

1909 East Market Street 002-1260-0020

Other DHR-ID:

Primary Resource Information: **Multiple Dwelling, Stories 1.50, Style: Gothic Revival, ca 1847**

July 2009: One-and-a-half stories in height with a full English basement, this brick Gothic Revival-style duplex features a rectangular-shaped footprint. This dwelling is constructed in a eight-course American bond. A one-story porch supported by turned posts covers the full-width of the façade and extends past the side elevations by almost a full bay on each side. These side portions have metal balustrades. The porch has scalloped knee braces and turned posts. The first story is four bays wide, with each side of the house containing a wood door topped by a jack arch in the outside bay flanked by a single 6/6 window with square-edged wood sills in the inside bays. The house is capped with a side-gable, slate-shingle roof with two steep cross gables on the façade. A shed-roofed, one-story, brick wing

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stretches across the full-width of the rear elevation on a random rubble foundation. A shed-roofed, two-story, one-bay sunroom addition has been added to the east elevation and is visible from the street.

Individual Resource Status: **Multiple Dwelling** **Contributing** *Total:* 1
Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

1911 East Market Street 002-1260-0021

Other DHR-ID:

Primary Resource Information: **Multiple Dwelling, Stories 1.50, Style: Gothic Revival, ca 1847**

July 2009: One-and-a-half stories in height with a full English basement, this brick Gothic Revival-style duplex features a rectangular-shaped footprint. This dwelling is constructed in a eight-course American bond. A one-story porch supported by turned posts covers the full-width of the façade and extends past the side elevations by almost a full bay on each side. The porch has intermittent balustrades, scalloped knee braces, and turned posts. The first story is four bays wide, with each side of the house containing a wood door topped by a jack arch in the outside bay flanked by a single 6/6 window with square-edged wood sills in the inside bays. The house is capped with a side-gable, slate-shingle roof with two steep cross gables on the façade. A shed-roofed, one-story, brick wing stretches across the full-width of the rear elevation on a random rubble foundation. A one-story, frame, flat-roofed addition has been added to the northwest corner of the house.

Individual Resource Status: **Multiple Dwelling** **Contributing** *Total:* 1
Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

1915 East Market Street 002-1260-0002

Other DHR-ID:

Primary Resource Information: **Warehouse, Stories 4.00, Style: Commercial Style, ca 1900**

July 2009: The building is built into the hill, stands three stories in height, and was constructed in three phases. The first block has four bays on its north elevation and is constructed of brick laid in five-course American bond. The header coarse alternates headers and stretchers. This portion of the building contains a 6/6 double-hung, wood window in each bay. This block is capped with a hipped roof and has an internal brick chimney and the first floor has been altered. The first, two-bay, three-story, brick addition is attached to the east side of this original block and is set on a random coursed ashlar foundation with raised joints. This block is illuminated with 6/6 wood windows in each bay except for the third floor's west bay. The second addition is attached to the east elevation, three stories, one-bay, and constructed of brick laid in six-course American bond. It has a flat roof and contains two large open doorways on the first story, a set of three 6/6 windows on the second story, and a single, 15/15, round-headed window on the third story with a segmental arch above. The entire building is built into the bank side. The main entrance is located in the original block's west elevation and the building's lobby features a significant exposed rock outcropping.

Individual Resource Status: **Warehouse** **Contributing** *Total:* 1

2100 East Market Street 002-1260-0007

Other DHR-ID:

Primary Resource Information: **Workshop, Stories 2.00, Style: Commercial Style, ca 1930**

July 2009: The facility that stands today as the Charlottesville Woolen Mills is a series of connected buildings along the bend of Moore's Creek. The main building is a four-story, four-bay, brick building laid in American bond built into the ridge. The bays are recessed and feature large, metal, three-part industrial glazed windows with concrete sills on the second, third, and fourth floors. The building has a high basement level on the south elevation, beneath which the stone foundation of previous mill buildings are visible. "Charlottesville Woolen Mills" is painted in large block letters along the top of the building on the east side. Attached to the main block by a one-story, brick wing are two

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two-story, four-bay, brick and concrete buildings. The northern building formerly housed the weaving department, while the southern building was the finishing building. The buildings are made of poured concrete on the first story and brick laid in five-course American bond on the second story. The first floors have smaller glazed windows and garage-style doors, while the second stories have large glazed windows that match those of the main building.

<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Factory	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Workshop	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Water Tower	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Wall	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Foundation	Contributing	<i>Total:</i>	1

Franklin Street

Primary Resource Information: **Bridge, 1878**

Other DHR-ID:

July 2009: The single span bridge consists of a single track that runs over two piers of rough cut stone, roughly 2' by 4' blocks with cement mortar in between and a concrete cap just under the train tracks. The two piers of stone are situated on either side of Franklin Street. A plaque located just under the tracks reads "Virginia Bridge and Iron Company, Roanoke, VA, 1918." There is some graffiti on both sides on the bridge. One of the bridge's blocks is dated 1878.

<i>Individual Resource Status:</i> Bridge	Contributing	<i>Total:</i>	1
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123 Franklin Street 002-1260-0096

Other DHR-ID:

Primary Resource Information: **Store, Stories 2.00, Style: Other, 1955**

July 2009: Originally built as a store, this building now serves as a residential duplex. It is a two-story, three bay, stuccoed, two-unit dwelling built of concrete block. The house's front gable roof is covered with asphalt shingles and has an interior brick chimney. Most of the first floor of the façade is shaded by a one-story, shed-roofed porch with simple wooden posts and a balustrade with square spindles. The door is located in the façade's central bay and is flanked by a pair of windows on either side. The upstairs unit is accessed on the north elevation by a concrete stair with a metal handrail leading to an elevated, shed-roofed porch built in concrete block.

<i>Individual Resource Status:</i> Store	Contributing	<i>Total:</i>	1
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Leake Lane

102 Leake Lane 002-1260-0097

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, ca 2006**

July 2009: This two-story, three-bay house with an asymmetrical façade is covered in vinyl siding. The roof is a complex gable with a returned cornice, cross gables on the two southern bays, and a side gable on the larger northern bay. The main entrance is in the central bay and is covered by a one-bay, shed roof with turned eaves. The façade's two side bays each contain a set of paired 6/6 double-hung windows, while the central bay has a 6/6 window with a fanlight on the second floor and the front door with sidelights on the first. The garage is attached to the north side of the house and has a single opening and prominent cross gable.

<i>Individual Resource Status:</i> Single Dwelling	Non-Contributing	<i>Total:</i>	1
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Individual Resource Status: **Shed** **Non-Contributing** *Total:* 1

106 Leake Lane 002-1260-0098

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.50, Style: Craftsman, 1924**

July 2009: This three-bay, one-and-a-half-story house features a dramatic, high-pitched, side-gabled roof and a cross-gabled front porch that covers over half of the façade. The entire house is clad with stucco and the roof and both gables are covered with standing-seam metal and have turned and overhanging eaves. One stuccoed chimney emerges from the center of the roof and one brick exterior chimney punctures the roof on the north side of the house. A set of three windows sits in the north bay, while a door is in the central bay, and a large, single window is in the south bay.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Outbuilding, Domestic	Contributing	<i>Total:</i>	1

Marchant Street

2000 Marchant Street 002-1260-0014

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.50, Style: Gothic Revival, post 1871**

July 2009: Converted into an apartment building in the 1950s, the largest residence in the District has maintained much of its original appearance. The frame building with weatherboard siding is raised on a solid brick foundation that has been covered with stucco and scored to look like ashlar masonry. The original hipped-roof block is rectangular shaped and a two-story, tower-like addition with a mansard roof was built on the southeast elevation. A front-gabled block was added on the opposite elevation. Two-and-a-half stories in height, the main block is three bays wide with a central entry and 8/8 double-hung windows on the first story and 6/6 double-hung windows on the second story. Sheltering the front entrance and western bay of the main block is a half-hipped roof porch supported with paneled posts and pilasters and square spindles in the balustrade. The porch terminates against the projecting, western gabled addition. This block is capped with a hipped tin roof and features a center cross gable on the façade and two interior brick corbeled chimneys. The gable contains a pair of 1/1 wood pointed-arch windows and a diamond-shaped louvered window in between. The front-gabled addition projects from the west elevation and is one bay wide with 2/2 windows with boxed cornices and returns. The tower-like addition on the northwest elevation has a mansard roof, is also one bay wide.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Kitchen	Contributing	<i>Total:</i>	1

2010 Marchant Street 002-1260-0029

Other DHR-ID:

Primary Resource Information: **Commercial Building, Stories 1.00, Style: Other, ca 1990**

July 2009: This large, one-story, front-gabled, concrete block commercial storage building has two large doors that encompass almost the entire façade. The gable is filled in with wood and an external concrete block chimney is attached at the northeast corner of the building.

Individual Resource Status: **Commercial Building** **Non-Contributing** *Total:* 1

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Pireus Row

2002 Pireus Row 002-1260-0028

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Victorian, Folk, post 1871

July 2009: This side-gabled, two-story, three-bay dwelling is clad in weatherboard siding and sits on a brick foundation. A full-width, shed-roofed, one-story porch is supported by chamfered posts with curved knee braces and a balustrade with square spindles. The entrance is located in the west bay with a wood panel-and-lights door illuminated above by a one-light, rectangular transom. Each of the façade's other bays has a single 6/6 wood window with molded surrounds. The central bay is marked by a cross-gable with overhanging eaves, a boxed cornice, and a centrally-located, circular decorative feature. The rear elevation has a one-story, shed-roofed addition.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1

2008 Pireus Row 002-1260-0027

Other DHR-ID:

Primary Resource Information: Multiple Dwelling, Stories 2.00, Style: Colonial Revival, post 1871

July 2009: Set on a stuccoed, random rubble foundation, this two-story duplex has a rectangular-shaped footprint. Clad with vinyl siding, this multiple dwelling features three bays. The façade has two single-leaf doors, one for each unit, each flanked by a window in the two outside bays. Each entry has a shed-roof porch covering the end bay and supported by chamfered posts, a carved and extended knee brace, and a metal balustrade. Each of the second-story bays has a single 1/1 double-hung window. Rising above the standing-seam metal, hipped roof is one central-interior brick chimney. Two separate shed-roof additions are attached to either side of the rear elevation.

<i>Individual Resource Status:</i> Multiple Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1

2014 Pireus Row 002-1260-0026

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 2.00, Style: Other, post 1871

July 2009: Set on a stuccoed random rubble foundation, this two-story, three-bay, stuccoed duplex has a rectangular-shaped footprint. The façade contains two single-leaf doors, one on each end bay, each flanked by a single 1/1 double-hung window. Each entry has a shed-roof porch supported with chamfered posts, carved and extended knee braces, and a metal balustrade. A one-story, shed-roofed and stuccoed addition stretches across the full width of the rear elevation.

<i>Individual Resource Status:</i> Multiple Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	1

2016 Pireus Row 002-1260-0025

Other DHR-ID:

Primary Resource Information: Single Dwelling, Stories 1.00, Style: Other, post 1871

July 2009: This simple and unusual house is one story in height, stands on a random rubble foundation, and is clad with asbestos shingle siding. Three bays wide on its east-facing façade, this dwelling features a rectangular-shaped footprint and is capped with a steeply pitched shed roof. The house contains 6/6 double-hung windows with square-edged wood sills and a single-leaf panel-and-light wood door in the central bay of the façade. Sheltering the façade's central bay is a shed-roof porch supported by metal posts and balustrades. An additional shed-roofed porch stands on the south elevation and is also supported with metal posts.

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<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Non-Contributing	<i>Total:</i>	2
<i>Individual Resource Status:</i> Chicken House/Poultry House	Non-Contributing	<i>Total:</i>	1

2020 Pireus Row 002-1260-0024

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 1.50, Style: Other, post 1871**

July 2009: This duplex has an L-shaped footprint created by the intersection of a projecting front-gabled wing and a long, side gabled wing that runs from east to west. The entire house is clad with weatherboard siding. The house sits on a Common bond brick and random rubble foundation. Each of the side bays of the three-bay, long wing has a door flanked by a 6/6 double-hung window. The west bay of the long wing is sheltered with a shed-roofed porch supported by chamfered posts on stone piers. Also sheltered by this porch is a single-leaf door on the east elevation of the front-gabled wing. The roof is sheathed in standing-seam metal and features overhanging eaves and a boxed cornice. The façade of the long wing is adorned with a single gabled dormer. The front-gabled wing has an additional cross gable on the west elevation.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Well/Well House	Non-Contributing	<i>Total:</i>	1

Riverside Avenue

202 Riverside Avenue 104-0384

Other DHR-ID: **002-1260-0005**

Primary Resource Information: **Single Dwelling, Stories 1.50, Style: Other, ca 1890**

July 2009: This house consists of three principal frame and weatherboarded sections, each with distinctive mansard roofs covered with standing-seam metal. The three-bay, one-and-a-half-story mansard roof original block is the central section of the building. Its central entrance bay is accessed by a one-bay, one-story, frame porch with a shed roof, chamfered posts, a balustrade with square spindles, and metal handrails on either side of its two concrete steps. The southern, one-bay, one-and-a-half-story addition has a mansard roof that matches the original, with a single 6/6 window with operable shutters on the façade, an undecorated bargeboard, and overhanging eaves. The one-and-a-half-story, one-bay northern addition is connected to the original block by a slightly recessed, one-bay, one-story hallway with a mansard roof set back from the original block and northern addition. The northern addition has an English basement.

<i>Individual Resource Status:</i> Single Dwelling	Contributing	<i>Total:</i>	1
<i>Individual Resource Status:</i> Shed	Contributing	<i>Total:</i>	1

203 Riverside Avenue 002-1260-0080

Other DHR-ID:

Primary Resource Information: **Single Dwelling, Stories 2.00, Style: Other, ca 1891**

July 2009: This two-story, four-bay, frame house has two front-gabled sections attached by a flat-roofed, two-story entrance bay and a one-story addition on the northern side. The two gables have corner boards and extended eaves and the northern gabled bay projects from the two bays to its south. The front door is located in the second bay from the south and has a stoop with a shed-roof. Each of the façade's other bays features a double-hung window, except for the second story above the entranceway, which has a pair of 6/6 double-hung windows, and the southern gabled bay,

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8. SUMMARY STATEMENT OF SIGNIFICANCE

The Woolen Mills Village has been central to the City of Charlottesville’s history since the opening of a milling operation there in 1829. Positioned at the foot of Monticello Mountain where the Rivanna River meets the mouth of Moore’s Creek, the Charlottesville Woolen Mills developed throughout the 19th century to become one of the City’s and the region’s most noteworthy industries and a major producer of cloth for uniforms from the late 19th century through the 1950s. As a mill company town, the village’s architecture and development illustrate characteristics both typical of and unusual for a company town. With few of the early factory buildings remaining due to fires and reconstruction, however, the brick mill buildings of the late 19th and early 20th centuries and the brick and frame dwellings in a range of styles built during the mid-19th through the early 20th centuries for or by mill employees, have come to define the village. As a home for generations of families working in the Mills, the village developed into a stable neighborhood and was annexed by the City of Charlottesville in 1968. The District’s period of significance – 1847-1962 – begins with the date of the earliest company-built housing, encompasses the construction of the private dwellings by employees, and ends with the closing of the Mills.

Justification of Criteria

The Woolen Mills Village Historic District is locally significant under Criterion A in the areas of industry and social history. Begun as an early 19th century producer of textiles, the company grew into one of the nation’s leaders in the production of cloth for uniforms by the late 19th century. As a company town, the village displayed many of the features typical of southern mill towns – company-owned housing, a company store, and a chapel provided by patriarchal mill management – but the village’s development was also characterized by aspects not generally found in mill towns. In the late 19th century, when adjacent land was subdivided and offered for sale, mill workers bought lots and built their own houses near their places of employment. The Mills employed entire families of workers in its various departments and multiple generations of families found employment there, with some members working their way up to management positions, creating stability both in the Mills and in the village. The Woolen Mills Village Historic District is also locally significant under Criterion C in the area of architecture. The village’s mill buildings exhibit both late-19th- and early-20th-century industrial architectural styles and its domestic buildings showcase a range of architectural styles popular at the time of construction from Gothic Revival to Craftsman/Bungalow. The resources retain a high degree of integrity and give the historic district the feel of a late-19th-century industrial village.

HISTORICAL BACKGROUND

All of the land within the Woolen Mills Village Historic District was once part of a 19,000-acre land grant presented to Nicholas Lewis in 1735 and known in the 19th century as “The Farm.” This parcel lay along the Rivanna River between Moore’s Creek and Meadow Creek to the north. The Rivanna River was difficult to navigate in the late 18th-century, leading the Virginia State General Assembly to charter the Rivanna Company in 1806 to improve the river with new systems of locks, dams, and canals. William Meriwether,³ then the owner of “The Farm” (two resources of the plantation are still standing and located at 1201 East Jefferson Street) served on the company’s board of directors and later owned shares and served as president of its successor, the Rivanna Navigation Company.⁴ The improvement

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of the Rivanna River was profitable to Meriwether; with the river easier to navigate, he could develop the portion of his land where Moore’s Creek met the Rivanna to take advantage of passing vessels or to harness the water power created by new dams. Already operating a sawmill and three carding machines,⁵ Meriwether built a dam for the Rivanna Navigation Company on the river just north of the mouth of Moore’s Creek in 1829. Called the “Pireus Dam” or “Meriwether Dam,” this dam of timber crib construction was the antecedent for that which survives in ruinous condition on the same site today.⁶ Although the Meriwether family sold the plantation house for The Farm in the 1830s,⁷ William Meriwether continued to develop the site called by this time the “Port of Pireus.” By 1840, he was leasing a portion of the operation to Robert S. Jones and James S. Crewdson, who aimed to turn the operation into a textile mill by building a canal from the dam and using an enclosed water wheel to generate power.⁸ Although none of the buildings associated with this initial phase of development survive, they were built on the same site as the current factory. The business created by Crewdson and Jones, meanwhile, was the antecedent of the modern Charlottesville Woolen Mills.⁹

Like most textile milling operations in the antebellum South, this early venture was owned by a small partnership, was located in an isolated area, and made rough cloth.¹⁰ While Crewdson and Jones retained their lease on the mills and owned the textile-processing machinery within them, Meriwether sold 150-acres of The Farm to Thomas L. Farish in 1846, including the Pireus tract and its buildings.¹¹ Soon after, Thomas L. Farish sold half of his interest in the thirteen-acre industrial tract to his father, prominent Baptist minister William P. Farish.¹² The Farishes formed an uncharted company with Henry W. Jones (presumably a relative of Robert S. Jones then in possession of the milling machinery at Pireus) named Farish, Jones and Company, with each of the three men retaining an equal one-third interest.¹³ After providing initial capital, William P. Farish sold his portion of the business to his son-in-law, John T. Randolph.¹⁴ Jones was named superintendent and manager of the mills. He lived in a mill-owned house that was most likely the two-story brick structure that occupied the modern-day corner of Riverside Avenue and Chesapeake Street and was demolished sometime in the mid-20th century.¹⁵ Thomas L. Farish, meanwhile, was the company’s treasurer, salesman, bookkeeper, and the manager of the company dry-goods store.¹⁶ This store most likely operated out of 1901 East Market Street (still standing and occupied today as a single-family dwelling, DHR# 002-1260-0004), making it possible that the building was constructed for this purpose circa 1847.¹⁷ The store probably operated via a part-cash, part-script pay system that was common to mills of this period.¹⁸ Because of the relative isolation of the mill site and following the typical relationship of mills with their workers, the business provided housing and opportunities to purchase necessary goods.¹⁹ The mills’ twenty-eight employees most likely lived in mill-owned housing clustered against the mills along the east end of East Market Street. It is likely that the company built the three brick duplexes, 1907, 1909, and 1911 East Market Street (DHR# 002-1260-006, -0020, -0021), to house workers soon after forming in 1846 (in addition to others now demolished). The business faced considerable obstacles in the 1850s; capital was short and production was down, making it unlikely that the mills underwent such a significant building campaign in the years approaching the Civil War.

The business was known locally as the “Charlottesville Factory” when local dry-goods merchant John Adams Marchant purchased it and all of its associated buildings in 1852.²⁰ Despite the more stable leadership of a single individual and the addition in 1858 of a new line of the Central Virginia Railroad passing directly south and adjacent to Pireus, that facilitated the transportation of raw materials to the site as well as the shipment of products created by the business’s wool and cotton processing equipment and saw, grist, and plaster mills,²¹ the Woolen Mills faced hard times in the 1850s that would persist into the 1860s. Heavy rains broke the original Pireus Dam in 1852 and over the

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next eight years, Marchant had to sell shares in the business, mortgage the factory complex, and re-organize the operation as the joint-stock Charlottesville Manufacturing Company to stay afloat and pay for the dam's repair.²² Marchant was forced to curtail a considerable portion of the mills' operation and by 1862 he had only fifteen employees occupied primarily in producing material for the Confederate army.²³ During the Civil War, Marchant managed to purchase back most of the shares in the company and in 1864, he sold the business and factory complex at Pireus to his son, Henry Clay Marchant, for \$17,000.²⁴ Just as his father had been struck with a bout of bad luck within a year of purchasing the mills at Pireus, Henry Clay Marchant watched from Carter's Mountain as the main factory building burned in 1865.²⁵ General George A. Custer's troops set fire to the wood ties carrying the railroad track across the bridge passing "practically over the roof of the factory" and the building caught fire from falling debris.²⁶ Marchant then decided to rebuild the complex focusing entirely on textiles. Northern mills were booming and there was a need for wool cloth in the South. After visiting Philadelphia to find new investors and to purchase machinery, Marchant himself paid for a new three-story brick building (now demolished).²⁷ In order to expand production, he gave up personal control of the company shortly thereafter and led the way for the chartering of the Charlottesville Woolen Mills, a stock company officially formed on December 18, 1868 "to manufacture woolen goods."²⁸

Like many small southern mills of the period,²⁹ local investors funded the new company. A corporate board was formed with Marchant acting as the superintendent, and following the 1875 death of the mill's first president, Thomas Jefferson Randolph, Marchant was elected the mill's president as well.³⁰ Despite the new corporate structure and Marchant's dogged determination for the business's success, the 1870s were a turbulent time for the Charlottesville Woolen Mills. Operations were stalled after an 1870 flood and a break in the dam race and production faced a depressed market with the nation-wide financial panic of 1873.³¹ With only twenty employees in 1868,³² the Mills survived these potential disasters because they sold only common stock, often deferred paying dividends, bought only small amounts of raw material, drew their capital from a limited area, and continued to produce the coarser goods then in demand.³³ Marchant was credited with bringing the company through the financial storm and helping it to prosper over the next decade.³⁴ A new stone dam, the ruins of which survive, finally replaced the remnants of the 1829 Pireus Dam in 1870. This facilitated navigation on the river and improved the reliability of the power supply until alternative power sources replaced it in the coming decades.³⁵ By the later 1870s, the Mills began to produce a greater diversity of cloth (although not finished clothing) in higher qualities and their products were sold directly in small orders to buyers from Alabama to Indiana.³⁶ By 1881, the mill employed sixty people, with forty-five living in seven mill-owned tenements with their families.³⁷ The mill-provided housing supplemented workers' low wages.³⁸ The 1881 corporate minutes state: "The property of a manufacturing Company must ultimately rest on the efficiency and fidelity of its labor. It must be impaired by whatever impairs the comfort and morale of its operatives. It must be promoted by whatever promotes their self respect [sic], elevates their character, and cultivates local attachments and the home feeling."³⁹ The seven worker's tenements included the brick duplexes at 1907, 1909, and 1911 East Market Street (DHR# 002-1260-006, -0020, -0021) built before the Civil War and newly-built dwellings on Pireus Row.⁴⁰ The Mills acquired the land that now includes Pireus Row in 1870-72 and most likely began to build on it soon after.⁴¹ A "manager's house" listed along with the worker's housing in the 1881 minutes most likely refers to 2020 Pireus Avenue. The dwellings still standing at 2002, 2008, 2014, and 2016 Pireus Row (DHR# 002-1260-0028, -0027, -0026, -0025) were probably also built in this period, along with an additional four-unit duplex that was demolished sometime in the mid-20th century.⁴² Marchant's house, 2000 Marchant Avenue (DHR# 002-1260-0014), was also standing by 1881. It is called "the president's house" in the minutes and Marchant, his wife, seven children, and an

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African American cook are listed in the 1880 census as living there, next-door to other Woolen Mills employees.⁴³ The 1880 census also reveals that the households of Woolen Mills employees were large, consisting of anywhere from five to ten individuals, and often including boarders and/or grown children and their spouses. Thirty-six-year old widow Lucy Bragg, her five children, five boarders, and a cook lived together in a mill-owned home in 1880. Bragg ran the house, occasionally worked at the mill,⁴⁴ and was assisted by eighteen-year old African American female cook Angie Henderson. Three of Bragg’s children and all five of her boarders worked in the Woolen Mills. This group included her nineteen-year old daughters, Victoria and EW Bragg, and her twelve-year old son, Henry. The three boarders were all female and between the ages of seventeen and thirty-six.⁴⁵ Though the Bragg household hosted a relatively high number of boarders, it was typical of the Charlottesville Woolen Mills Village and southern textile mills in general in this period. Young children like Henry often accompanied their parents to work in the Mills and the 1880 census lists seven people under the age of eighteen working at the Mills.⁴⁶ In addition to their boarders, the Bragg family provided a number of female employees for the mill. Many young, single women had to support themselves in the South after the Civil War; an entire generation of eligible bachelors had been killed during the fighting and many families had lost all financial means to support their unmarried daughters.⁴⁷ The Braggs, their boarders (and all of the other people listed as working in the Mills in the 1880 census for that matter) were also white and Virginia-born. These demographics followed regional trends: labor forces were largely local and because mills employed higher percentages of white female laborers than other industries, mill managers often deferred from hiring African American employees (especially men).⁴⁸ By supporting and housing entire households, the Charlottesville Woolen Mills began to create a village community entirely dependent on the survival of the business at hand.

The growing stability of the community and the business was soon faced with another obstacle: a fire destroyed Marchant’s main factory building on January 10, 1882. Although the houses of the mill workers were not damaged by the conflagration, the local newspaper declared about the indirect effect of the fire on the workers: “Many of them are heads of family, dependent on their daily labor for support, and the distress and embarrassment which they must experience is perhaps the saddest result of the catastrophe.”⁴⁹ The 115+ people dependent upon the Mills were allowed to remain in company housing during the subsequent rebuilding and many worked on the construction;⁵⁰ the workforce was obviously too valuable for the company to lose. The brick building, machinery, and merchandise lost in the blaze were largely covered by insurance.⁵¹ The railroad trestle over Moore’s Creek was also destroyed, dating the present trestle to after the fire. Within weeks, the board of the Charlottesville Woolen Mills decided not only to rebuild, but also to use the fire as an opportunity to expand and modernize the operation.⁵² A new four-story brick building with a prominent tower was constructed on the site of the old mills by local architect and builder George W. Spooner and the factory was in production just a year after the fire. Run by a fifty-inch turbine wheel and complete with an elevator and sprinkler system, the new factory was three times the size of the previous structure. Once again, credit was given to Marchant. The local newspaper lauded: “The revival of this manufacturing establishment in our midst, with productive facilities so greatly enlarged, is a gratification to our people, and that result is largely due to the active and energetic efforts of H. C. Marchant...He has tided it over many rough places, and we trust that by the aid of his associates in the directory [sic], he will be able to carry it on to a future of unprecedented prosperity.”⁵³

While the Charlottesville Woolen Mills largely followed the pattern of other Southern textile mills in the 1870s by providing housing, a company store, and employing entire families,⁵⁴ many mill workers also owned land privately and built their own houses in the village. Two large tracts of land adjacent to the Mills became available between 1884 and 1887 and the subdivision and sale of these tracts allowed many mill workers to purchase property and build

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their own houses. The timing was perfect: the newly expanded and modernized mills were in need of new workers, yet the company was stretched financially and most likely could not accompany their expansion with the construction of additional worker’s housing. The promise of employment and the possibility of home ownership, meanwhile, attracted many families to the growing village to provide the necessary work force. Unlike most southern textile mills (especially those that processed cotton), the Charlottesville Woolen Mills did not own the dwelling places of all of its employees. This loose relationship between the livelihoods and homesteads of mill employees created a rare form of a “company town” in which home ownership was the norm.

A company town settlement is described as a place where the a single business owned everything and “residents had no say in local affairs, no investment in real estate, and ultimately no long-term affection for the place in which they lived and worked.”⁵⁵ In company towns, mills used eviction from company housing as a punishment for bad behavior ranging from poor work performance to drinking,⁵⁶ controlled and isolated their employees through company-run schools and churches, and shaped a hierarchy that extended from the factory into everyday life. The results were frequent labor unrest and workers who moved their families from mill to mill seeking better conditions.⁵⁷ The Charlottesville Woolen Mills, meanwhile, housed only some of its employees, making it impossible for them to use the large-scale strategies that most company towns relied on to control workers and their production. Between 1885 and 1900, twenty-six new houses were built in the Woolen Mills Village. The Charlottesville Woolen Mills built only four of those houses. The vast majority of the other twenty-two houses were built by people working at the factory. The introduction of modest, privately owned housing stock ensured that the employees of the Charlottesville Woolen Mills had options outside of mill-owned housing after 1885. The combination of steady work and home ownership facilitated the growth of a remarkably stable community.

Like many other Albemarle County farms then being subdivided,⁵⁸ both of the pieces of land that became available to Woolen Mills employees between 1884 and 1887 were originally part of The Farm. The first belonged to B. H. Brennan, who came to Charlottesville after the Civil War with his brother, Frederick. They opened one of Charlottesville’s four private banks in the 1870s and even invested in the Charlottesville Woolen Mills.⁵⁹ In 1878, B. H. Brennan purchased 102 acres from Thomas L. Farish for \$10,200 to expand his 717-acre farm, Carlton, just south of the railroad tracks at the foot of Monticello Mountain.⁶⁰ The land bordered the Charlottesville Woolen Mills to the east, East Market Street (then Woolen Mills Road) to the north, and the railroad to the south. By 1884, however, the bank had failed and the Brennan brothers signed the land (along with other assets) over to trustees for liquidation “as speedily as possible.”⁶¹ The portion of the land Brennan had purchased from Farish in 1878 against the railroad tracks was platted in June 1885 into lots along East Market Street that ranged in size from three-quarters-of-an-acre to six-acres.⁶² The plat also included two new roads that connected East Market Street to the other side of the railroad tracks, including what is now known as Franklin Street. The second piece of land that became available was still owned by the Farish family in the early 1880s. After a chancery suit among the children of Thomas L. Farish (most likely to divide the land after his death in 1885), the land between present-day 18th Street NE to the west, Chesapeake Street to the north, Riverside Avenue to the east, and East Market Street to the south was platted into lots ranging in size from three-quarters-of-an-acre to one acre and sold by trustees beginning in 1887.⁶³ The plat also suggested (but did not name) four new roads: Chesapeake Street, Riverside Avenue, Riverview Avenue, and Steephill Street. The western edge of the plat became 18th Street NE. The fact that these two subdivisions of The Farm were created in order to liquidate assets surely prompted their quick (and often cheap) sale. Adjacent to the Mills at the east end of East Market Street, these subdivisions now constitute the majority of the Woolen Mills Village Historic District.

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Those already working at the Mills were some of the first to buy and develop the newly available property. Virginia Starkes purchased the four-acre lot 10 of the Brennan plat in 1886 for \$500.⁶⁴ Her husband, Jason Starkes, had worked at the Mills since before the Civil War and the family had most likely lived in company housing. She built the side-passage, frame house at 1604 East Market Street (DHR# 002-1260-0030) in 1890.⁶⁵ Warren S. Graves, who had worked at the Mills since the 1880s,⁶⁶ built the two-story frame I-house at 1610 East Market Street (DHR# 002-1260, 0048) between 1886 and 1900 after buying lot 1 of the Brennan land for \$200.⁶⁷ Because of the loss of the 1890 census, it is difficult to track many of those who built or owned homes in the 1880s and 1890s. Oral history and the 1900 and 1910 census rolls confirm, however, that the population of the Woolen Mills Village consisted almost entirely of mill employees.⁶⁸ It is therefore reasonable to assume that the vast majority of the individuals who built the twenty-two houses between 1886 and 1900 were people who worked at the mill.

Some of the early owners of the large lots subdivided the plots and sold parcels to family members. It was common in southern mill towns for people to move to join family members already working in the factories.⁶⁹ After purchasing lots 8 and 9 of the Farish land from Henry Bragg in 1889, Archibald Blair built 1709 East Market Street (DHR# 002-1260-0066).⁷⁰ In 1896, he sold the westernmost portion of the lot to his brother, Edward, for \$200 and Edward built 1707 East Market Street (DHR# 002-1260-0064) next door soon thereafter.⁷¹ With side-hall plans and hipped roofs, these frame houses are very similar.

Others sold or gave portions of their lots to their children. Martha S. Burgess purchased lots 3 and 4 of the Brennan plat in 1885-86.⁷² She built the frame side-hall plan house with an irregular footprint at 1702 East Market Street (DHR# 002-1260-0060) in 1887-88 and lived there with her children.⁷³ Burgess sold lot 4 to her daughter, Mrs. Willie Ann Krickbaum, and her husband, John G. Krickbaum, in 1891 for \$75 and they built the frame house at 1712 East Market Street (DHR# 002-1260-0067) in the 1890s.⁷⁴ The house is almost identical to that built by Willie Krickbaum's mother at 1702 East Market Street (DHR# 002-1260-0060) to the east just a few years earlier. Krickbaum was a filer at the Woolen Mills and by 1910, their fifteen-year old daughter, Eva, was working as a bookkeeper in the Woolen Mills as well. In 1897, the Krickbaums sold the eastern portion of their lot to Willie Krickbaum's sister, Virginia A. Johnson, and her husband, JF Johnson, for \$23.⁷⁵ By 1910, Johnson and Krickbaum were working together in the weaving department of the Woolen Mills.⁷⁶ The Johnsons built 1718 East Market Street (DHR# 002-1260-0071) – another frame side-hall plan very similar to the houses built by Virginia Johnson's sister and mother to the west – between 1897 and 1900.⁷⁷ Sometime in the 1890s, the Burgess daughters, their husbands, and their mother built a store directly on the road at 1622 East Market Street (DHR# 002-1260-0058), which mother Martha Burgess presumably ran as competition for the Woolen Mills company store.⁷⁸ The building still stands and has since been converted into a duplex. In 1912, the Johnsons sold their house at 1718 East Market (DHR# 002-1260-0071) and purchased and moved into Virginia Johnson's mother's house at 1712 East Market Street (DHR# 002-1260-0067).⁷⁹ They took care of their Martha Burgess until their children, JW and Ethel HA Garisson, took over in 1947.⁸⁰

The Charlottesville Woolen Mills purchased very little of the Brennan and Farish land in these years. With many employees building and buying their own houses and the company's finances caught up in rebuilding and modernizing the factory, the Mills had no need or capital to buy and develop such large tracts of land. The houses the Mills did build in this period varied in size and style. The dwellings at 1730 Chesapeake Street (DHR# 002-1260-

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0089), 202 and 203 Riverside Avenue (DHR# 002-1260-0005, -0080), 313 Steephill Street (DHR# 002-1260-0081), and 1601 or 1607 East Market Street (DHR# 002-1260-0042, -0046) were all built by the Mills between 1890 and 1897 and are indistinguishable from houses built independently by mill employees in the same period.⁸¹ Like most mills, the Charlottesville Woolen Mills followed local vernacular styles and used local labor, most likely the same people who were busy constructing the private homes in the village at the same time. These most likely included village residents and carpenters Nat Leake, George Baltimore, and Henry Spicer. The houses are typically two-story, frame, and feature Late Victorian details on their one-story front porches. Unlike most northern mill villages based on model town plans, the reliance on local building traditions and materials was more typical of textile mill settlements in the South. Northern company towns were most often designed according to architects' designs, while the smaller southern mill towns usually featured factory buildings based on northern prototypes and single-family worker's housing based on the local vernacular.⁸²

The rush of building in the village in the 1880s-90s did not go unnoticed. A local newspaper declared in 1887: "from the number of new buildings that are now being built and in contemplation, we shouldn't wonder if Pyreus [sic] doesn't ask for articles of incorporation in the near future and set up the town business for herself."⁸³ Because so much of the construction was done privately, the buildings and their relationships to one another and the street were far more varied than typical company towns built entirely by a mill.⁸⁴ Because the Brennan and Farish plots were initially platted into large lots that individuals then parceled out to others, lot sizes in the district vary considerably. People built houses close to the road and typically subdivided lots from north to south, allowing for long, deep tracts that provided plenty of space for keeping farm animals and large vegetable gardens. Development happened primarily along the east end of East Market Street, closest to the Mills. The few houses built on Chesapeake Street were most often the result of someone purchasing two lots back-to-back and building on both the northern (Chesapeake Street-fronting) and the southern (East Market Street-fronting) lots. Because Chesapeake Street was only an unnamed country road in the late 19th century, development only clustered on the south side of this street's east end, closest to the Mills. For example, John B. Spencer, listed in 1900 as a laborer whose twenty-eight-year old daughter worked in the mill, purchased the back-to-back lots 4 and 5 of the Farish land in 1887 for \$275.⁸⁵ He built the one-story, frame house at 1800 Chesapeake Street (DHR# 002-1260-0090) on the northern lot 5 and the two-story, frame 1809 East Market Street (DHR# 002-1260-0073) on the southern lot 4 between 1887 and 1893.⁸⁶ Spencer lived in 1809 East Market Street (DHR# 002-1260-0073) and his son, Woolen Mills weaver James A. Spencer, purchased 1800 Chesapeake Street (DHR# 002-1260-0090) soon thereafter.⁸⁷ The exception to this pattern is the two-story, stuccoed 214 18th Street (DHR# 002-1260-0083), built further west on Chesapeake Street between 1897 and 1900 by G. E. McDaniel after he purchased the northern portion of lot 17 of the Farish land.⁸⁸ McDaniel most likely found this an attractive lot because it was on the corner of two new roads – 18th and Chesapeake Streets – suggested by the Farish plat.

Between 1882 and 1906, the Mills had doubled their work force for a total of 150 employees.⁸⁹ The growth of the village and the influx of new employees quickly necessitated amenities such as a schoolhouse and chapel that had not been needed in the Mills' leaner decades. In 1886, a local newspaper article reported: "At the Woolen Mills there has been recently erected a building which will be used as a school-house, and on Sunday as a place for religious meetings. There has already been organized a Sunday-school, which holds its sessions in the afternoon... There is a large community there to be benefited by active religious work."⁹⁰ It is unclear where this building was located or if it still stands. The same newspaper reported a year later that meetings held in a small, one-room building had led to "the

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conversion of upwards of fifty souls.” The article goes on to claim: “it is no unusual thing to see sixty to seventy-five persons congregated there after the labors of the day...the whole community at that place were more or less brought under permanent religious influences.”⁹¹ This movement, coupled with a growing population and the availability of land, led to the construction of the Woolen Mills Chapel at 1819 East Market Street (DHR# 002-1260-0003). The Carpenter Gothic building was built on a small corner lot donated by the mill, paid for by public subscription, enthusiastically endorsed by the devout mill president Henry Clay Marchant, and in use by Christmas 1887.⁹² Additional funds were raised over the next two years as the larger community joined the effort to finish the building. The *Charlottesville Chronicle* asked for donations, claiming “we believe there are good people who would esteem it a privilege to assist these people in a work so obviously important and desirable,”⁹³ while the Farish family hosted a fundraiser on their lawn featuring a performance by the Woolen Mills choir.⁹⁴ Because most village residents continued to belong to churches in Charlottesville, the Woolen Mills Chapel was non-denominational and services and Sunday school were held in the late afternoon so that people could worship elsewhere on Sunday mornings.⁹⁵ Like most religious buildings and organizations in mill towns, the foremen of the Mills conducted the Sunday school.⁹⁶ To make more room for the growing Sunday School, an addition was made in 1908.⁹⁷

Although the *Charlottesville Chronicle* made it clear that there was a schoolhouse in operation in the Woolen Mills Village in the 1880s, the location of such a building cannot be confirmed until 1902. In that year, the Mills purchased the small one-story house at 1701 East Market Street (DHR# 002-1260-0059), built by Charles F. Fausler in 1888-89.⁹⁸ The corporate minutes state: “The question of erecting a schoolhouse and providing for the...use of the children of the employees of this company...the stockholders being heartily in favor of the project.”⁹⁹ The schoolhouse was also a place for the mill management to gather and publicly announce changes in mill operation. By 1920, the Mills had turned the leadership of the school over to the County of Albemarle and it was considered a public elementary school.¹⁰⁰ The building operated as a school for at least another decade. By 1950, it was closed and returned to use its original (and current) use a private dwelling.¹⁰¹

The additions of a church and schoolhouse to the Woolen Mills Village in the late 19th century could be cited as examples of welfare capitalism,¹⁰² a method that most mills used in this period to control company towns. Mills enlisted their workers in activities intended to encourage morality, pride in work and place, and to strengthen the dependence of employees on the mill.¹⁰³ Because the mills continued to own the entire town, their work was paternalistic and often filtered through an individual who interacted infrequently and like a “generous overlord” with employees.¹⁰⁴ The system depended on the employees being grateful, while acknowledging that the relationship was mutual: in order to maintain a productive work force, the mills had to give something back.¹⁰⁵ At the Charlottesville Woolen Mills, Henry Clay Marchant advised his employees: “Work, work, strive to excel. If an employe [sic], strive to faithfully and conscientiously discharge whatever duties you undertake, and make your services indispensable to your employer; and, above all, ask God’s guidance and help, that you may live a sober, unselfish, righteous, and useful life.”¹⁰⁶ This philosophy is clearly hierarchical and echoes other welfare capitalists of the period. Marchant also maintained a tight control over who could work at the Mills. An 1892 *Charlottesville Chronicle* claimed: “The management are very careful in looking up the antecedents of those who apply for work, and aim to employ only persons of good character, whether male or female.”¹⁰⁷ Such control (or the appearance of control) over the “character” of employees was typical of welfare capitalism as it made the mill management the judge of what was best for its workers, confirming the paternalistic approach. The continuance of a company store well into the 20th century,¹⁰⁸ the provision of health insurance for employees,¹⁰⁹ the contribution of land to build a chapel, and the purchase of a

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building for a schoolhouse are also all indicators that Marchant and the Mills were attempting to “control” the mill employees through seemingly generous gestures.

Yet other characteristics of the Mills and the village in this period suggest that what was at work was a much-modified welfare capitalism, making the Woolen Mills Village a unique version of a late-19th-century mill town. Marchant, for example, was far from a distant paternal figure. He lived in company housing as early as the late 1870s, next-door to his employees. While 2000 Marchant Avenue (DHR# 002-1260-0014) was the largest house in the village and sat high on a hill overlooking the chapel, Marchant was far more involved with the day-to-day business of the mill and lives of the employees than the typical mill president. When Marchant died suddenly in 1910, the Charlottesville newspaper called him a “patriot” and remarked: “Few men could have been removed from their active life whose loss would have been more serious to the community... There are many who bless the fact that he has lived among them.”¹¹⁰ His pallbearers included Warren S. Graves and George Baltimore, both longtime employees of the Charlottesville Woolen Mills. Corporations also typically provided little opportunity for advancement, keeping tight control over management so that subordinates could not rise into supervisory positions.¹¹¹ Mill supervisors at the Charlottesville Woolen Mills, however, rose through the ranks and were not appointed by the mill’s corporate board from elsewhere. Henry Bragg, who began as a child mill hand in the 1880s, rose to superintendent of the Charlottesville Woolen Mills in 1924, for example.¹¹² Warren S. Graves, who had also worked at the Mills as early as the 1880s, was a carding foreman by 1910.¹¹³ Perhaps it was the simple fact that workers had the option to purchase land and build or own a house that promoted not only Marchant’s unusual relationship with his employees, but also prevented paternalistic ideology from taking hold. If the majority of people owned their own houses rather than rented from their employer, they were free to build their own lives and, in some ways, were closer to being equal to those who owned the company itself. They were not dependent upon the mill like wards, but chose to live and work in the Woolen Mills Village. Marchant and the Mills, therefore, may have encouraged Christian behavior and helped to build the church and schoolhouse because they wanted to, not because they were trying to control their employees. The result was a community in which a relatively limited number of families – the Baltimores, Holloways, Harlows, Gianninis, and Spencers being some of the largest and most enduring – lived and worked for decades, ensuring that both the village and the Charlottesville Woolen Mills were stable and productive enterprises.

Some of the same factors that prevented typical welfare capitalism in the Woolen Mills Village also made the neighborhood a point of pride for nearby Charlottesville. Unlike many southern textile mill towns that were regarded by local townspeople as full of ignorant, filthy, and uncivilized people,¹¹⁴ the Woolen Mills and its community were a point of pride for Charlottesville. The local Commonwealth’s Attorney claimed publicly of the village in 1892: “he knew of no community more conservative, sober, and moral.”¹¹⁵ An 1889 announcement in the *Charlottesville Chronicle* praised the Woolen Mills Band in their report of a New Years concert: “This organization... has proven on various occasions its disposition to aid in cases where music is required, and in many ways to give pleasure to our citizens. They ought to be encouraged.”¹¹⁶

The proximity of the Woolen Mills Village to Charlottesville undoubtedly helped to shape the opinions of local townspeople; mill life was not so far away from town that it could appear foreign or entirely rural or backwards. By 1892, the *Charlottesville Chronicle* was recognizing the growth of the city eastward towards the Mills: “With the University at its western extremity it is probable that the whole growth of the city would be in that direction if no counteracting influences were brought to bear. As it is, however, the eastern extremity of the city and the Woolen

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Mills are fast becoming nearer together, the growth in this direction being nearly as rapid as the west.¹¹⁷ The city's population grew from 2,838 in 1870 to 6,449 in 1900 and continued to rise steadily.¹¹⁸ One of the earliest developments east of town near the Woolen Mills, Riverside Cemetery, occurred in this period thanks in part to Henry Clay Marchant. In 1892, the Charlottesville Land Company, a real estate venture that was successfully developing the Belmont neighborhood, purchased and platted a large portion of The Farm with the Rivanna River to the north, High Street and Meade Avenue to the west, East Market Street from Meade Avenue until 18th Street NE and Chesapeake Street from 18th to Riverside Avenue to the south (going around the Farish plat of 1886), and the river to the east.¹¹⁹ This is the first time that the street names "Chesapeake Street" and "Franklin Street" appear. A large tract of land nestled in the bend of the Rivanna River was reserved in the plat and purchased the next year by the newly incorporated Riverview Cemetery Company for \$6,987 to be developed as a private cemetery.¹²⁰ The property was already serving as a graveyard: the Lewis family (original owners of The Farm and kin to the Meriwethers) had used the highest point of the tract as the burial plot for The Farm. The slate gravestones there belong to the 18th and early 19th centuries (including Nicholas Lewis), pre-dating the graves in the late-19th-century Riverview by more than a hundred years. Charlottesville's public cemeteries, such as Maplewood Cemetery northeast of the courthouse, were crowded and close to the bustling downtown in the late-19th century. Riverview offered large, regular plots and dramatic views of the Rivanna River and the mountains. The original design for the cemetery's layout was elaborate, featuring blocks of tightly-spaced lots closest to Chesapeake Street that slowly unraveled into serpentine drives as one moved north to the river.¹²¹ The picturesque plan was typical of 19th-century cemeteries. Only the southernmost blocks of the initial plan were realized, with the northern portion of the cemetery developing later and more sparsely.¹²² A street named "Marchant Avenue" was planned for the eastern edge of the cemetery, indicating the influence Henry Clay Marchant had over the area. Although never opened, Marchant Avenue was envisioned as an important access route for the cemetery. It was made obsolete by entrances on the south and west sides. Marchant had in fact purchased a large portion of the remaining land of the Charlottesville Land Company's 1892 plat surrounding the cemetery. Between 1893 and 1894, Marchant purchased a total of 63.5-acres from the Charlottesville Land Company. This property was the majority of the land the company platted in 1892, constituting what was left of The Farm east of Meade Avenue and north of East Market Street to the river's bend.¹²³ Marchant sold a portion of this property to Riverview to create additional roads (never built) that would allow the cemetery to be more easily accessible.¹²⁴ He was elected president of the Riverview Cemetery Company in 1905.¹²⁵ By 1900, however, the current entrance on Chesapeake Street had been established. The *Daily Progress* reported: "The Riverview Cemetery Company have just closed a contract for a handsome entrance to their grounds and for an iron fence across their front extending 1428 feet... The cemetery is one of the most beautiful spots... The distance from the city which to some will at first seem a disadvantage is on the contrary a decided advantage since it is thereby removed from the depredations that so frequently cause pain to those having burial lots near the city."¹²⁶ Although a granite arch was planned for the entrance to the cemetery as well,¹²⁷ it is unclear if that was ever built. The stone pylons and short iron fence that line the cemetery today replace the apparently more elaborate entrance planned at the turn of the century. The cemetery also brought one of the few, non-mill affiliated residents to the village. Cemetery caretaker William J. Lucado purchased a large lot of the Farish plat in 1901 and built the small, one-story, original block of the stuccoed 1700 Chesapeake Street (DHR# 002-1260-0086) directly across from Riverview's entrance that same year.¹²⁸ The cemetery purchased the house in 1929 and leased it to the cemetery's caretaker for decades.¹²⁹

Many employees of the Charlottesville Woolen Mills purchased plots in Riverview Cemetery in the 1890s and were later buried there. Martha Burgess, the matriarch of the Burgess-Johnson-Krickbaum clan; Archie Blair, who built

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1709 East Market Street (DHR# 002-1260-0066); J. E. Hudson, who built 1516 East Market Street (DHR# 002-1260-0040); W. S. Graves of 1610 East Market Street (DHR# 002-1260-0048); and Jeremiah Rainstrick, who built 1618 East Market Street (DHR# 002-1260-0056), are just some of the village residents and mill employees who purchased plots before 1909 and were later buried in Riverview Cemetery. Henry Clay Marchant was one of the first to buy lots in the cemetery in 1894. He purchased an entire block situated at the southwest corner of the cemetery and visible from Chesapeake Street.¹³⁰ The large lot was apparently intended for the burial of Woolen Mills employees. Since Marchant was buried there in 1910, the lot has become full of headstones with names familiar to the neighborhood. Because the records for the cemetery have been lost, it is impossible to track how these lots were purchased or distributed, but one can assume that these mill families were buried there at Marchant's invitation.

The success of the Charlottesville Woolen Mills in this period provided another reason for the town of Charlottesville to regard the village as a good addition to the community. The devastating impact that the 1893 depression had on many American textile mills brought managements to consider new ways to compete with the more fashionable and technologically-advanced products imported from abroad. The Charlottesville Woolen Mills responded by beginning to specialize in the heavy fabric used to make uniforms in the 1890s.¹³¹ Producing material for uniforms was ideal for the small operation because uniform styles changed slowly (thus precluding the need for the factory to alter production to respond to the latest fashion), companies were looking for consistency in the product (and would therefore remain loyal to the Mills for years), and such patterns resulted in predictable orders and scheduling.¹³² For the next four decades, the Mills were a leader in the uniform industry. Their cloth outfitted all of the mail carriers of Philadelphia, veterans in government-run homes, most cadets attending American military schools (including West Point), the Pullman Company's railroad employees, and numerous fire and police departments all across the United States.¹³³ The Mills won gold medals for their material at both the 1893 and 1904 world's fairs, and received the contract to outfit the guards of the 1893 World's Columbian Exposition. The *Charlottesville Chronicle* claimed of the honor: "The beneficial results of this recognition...of our Woolen Mills will be great and lasting."¹³⁴ The newspaper went on to boast: "Our community cannot regard this successful industry with too much pride, nor can too much praise be bestowed upon the management...it is a monument to persistent and well directed energy, of which not only our immediate community but also our State and country should be proud."¹³⁵ Besides bringing national acclaim to Charlottesville, the Mills and their employees were economic powerhouses for the immediate area. The *Charlottesville Chronicle* stated in 1892: "That the merchants may have some idea of the benefit accruing to them personally by the location of the mills here it might be well to say that the annual wages of the Mill to its employees amount in the aggregate to about \$45,000, all of which is disbursed in this immediate community."¹³⁶ The fact that many in the village built and maintained their own homes certainly factored into the pride that Charlottesville took in the nearby industry. Rather than slavishly serving the Mills, employees were contributing to the local economy on an individual level.

With newfound acclaim and secured production, the Charlottesville Woolen Mills went from depending on inconsistent waterpower facilitated by the dam to employing electric power from a plant across the Rivanna River in 1899. The plant had been busy powering the Charlottesville street railway since 1894. The Mills built their own dynamo in 1900;¹³⁷ the plant survives today in ruinous form along the railroad tracks. They continued to use waterpower, however, as the electricity was not consistent.¹³⁸ A four-story brick warehouse, used as an office building for the Mills in the last decades of operation and converted to condominiums once the Mills closed in the 1960s, was also built in the late 19th century at 1915 East Market Street (DHR# 002-1260-0002).

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The growth of the Mills was facilitated by the stability of the community, which continued to draw employees from those living in their own homes in the village. In 1910, this number had settled at 122 workers, with seventy-two male and fifty female employees. Eighteen mill families owned their own homes, while thirty rented from the Mills and fourteen boarded with other mill families.¹³⁹ Those who had grown up in company housing and were working their way up in mill management began to build their own houses. Shipping department supervisor J. E. Hudson for example (whose father, WS Hudson, had worked in the Mills when J. E. Hudson was a boy), built the fine two-story brick house at 1516 East Market Street (DHR# 002-1260-0040) in 1916.¹⁴⁰ The generation who had been children in the mill village also began to marry and build households, strengthening the ties between families and further stabilizing the community. Marcellus "Cel" Harlow, who came to the Woolen Mills Village with his family from Fluvanna County, married Bettie Francis Baltimore. Bettie Baltimore was the assistant organist at the Woolen Mills Sunday School and a weaver at the Mills.¹⁴¹ Her father, George Baltimore, was a carpenter and weaver and a pallbearer at Henry Clay Marchant's 1910 funeral. The family had lived in/owned 214 18th Street NE (DHR# 002-1260-0083), 1709 East Market Street (DHR# 002-1260-0066), and 1615 East Market Street (DHR# 002-1260-0053) through the 1880s and 1890s. Bettie and Cel Harlow built their own house, 1606 East Market Street (DHR# 002-1260-0045), in 1916-17. An impressive two-story, Flemish bond, side-passage house with glazed headers, the building was most likely built by Bettie's brother, bricklayer John Wesley Baltimore. John Wesley Baltimore married Mary "Mamie" Starkes, who had grown up in 1604 East Market Street (DHR# 002-1260-0030) just next door. They raised their children in Mamie's childhood home, next door to sister Bettie.¹⁴² Their daughter, Louise, worked for the Mills and met her husband, Woodie Pritchett, there. The Pritchetts built the store/residence 123 Franklin Street (DHR# 002-1260-0096) behind 1604 East Market Street (DHR# 002-1260-0030) in 1955-56.¹⁴³ Such tight family ties created a strong sense of community and ensured the Mills a stable, multi-generational work force throughout the early 20th century.

James M. Timberlake, the foreman of the wet finishing room and one of the older employees of the Woolen Mills, has been cited as an example of an "outcast" in the village.¹⁴⁴ With no familial ties to the community, Timberlake lived on the western outskirts of the village. He built his two-story I-house at 1512 East Market Street (DHR# 002-1260-0037) on lot 9 of the Brennan property circa 1886. Set on a hill and substantially larger than most other houses in the neighborhood, Timberlake's house is symbolic of his relative isolation in the Woolen Mills Village. In 1918 during World War I, the Charlottesville Woolen Mills' first strike began in his department when management refused to pay employees missed wages that resulted from a mandatory Fuel Administration shutdown. It has been speculated that Timberlake did not have control over the department, which consisted largely of people related by blood or marriage. Management lost confidence in Timberlake after the strike and he was replaced soon thereafter.¹⁴⁵

The presidents of the Charlottesville Woolen Mills after Henry Clay Marchant's death in 1910 were not as hands-on or as involved in the day-to-day activities in the village.¹⁴⁶ Unlike Marchant, they had not grown up in the business, nor did they have his direct connection to the antebellum operation. Business continued largely as usual, however, with the stability of the uniform market and the community itself undoubtedly being important factors. World War I brought higher turn-over than the Mills were used to as wages at the Woolen Mills were lower than other factories in the region and the war presented employment opportunities elsewhere.¹⁴⁷ Management responded by raising wages, but could not prevent the strike in 1918. After the strike, Durgen Van Wagonen was elected president of the company. Recruited from outside of the company and more interested in business than Marchant's brand of

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paternalism, Van Wagonen was not popular with the close-knit, long-standing community.¹⁴⁸ The company prospered under his management, however, allowing for the community to grow westward and for the construction of new and more modern mill buildings. While many American woolen mills failed in the years after World War I because wages were increasing and their outdated machinery could not produce rapidly changing fashions, the Charlottesville Woolen Mills' specialization in uniform cloth kept profits steadily rising.¹⁴⁹ Van Wagonen embarked on an ambitious modernization plan for the factories in 1920, wishing to expand production that would allow the Mills an even tighter grip on the uniform market. It was in this building period that many of the mill structures that stand today at 2100 East Market Street (DHR# 002-1260-0007) were built and outfitted with the latest in wool milling technology. A new weaving room was built in 1927 for \$52,000, followed by a new finishing building soon thereafter.¹⁵⁰ With saw-tooth roofs and elevations full of glazed windows, these buildings were strikingly different from Spooner's 19th-century factory next door.

Despite the massive overhaul of production, the Charlottesville Woolen Mills suffered during the Great Depression as many military schools and municipalities deferred on updating their uniforms. The Mills cut production in half in 1931 and were completely shut down for most of 1932.¹⁵¹ In a continuing effort to modernize and to expand the Mills' market by converting much of the operation to a "straight line textile mill," the towered factory was replaced with the massive four-story, flat roofed factory with glazed windows. The new building was constructed on the foundations of the 1880s mill and the first floor of the earlier mill can be seen beneath the present asphalt parking lot from across Moore's Creek. Because the mill was run entirely on electric power by the 1930s, the relationship between the building and the river and creek could change. Although the new plant was built at the end of East Market Street where Moore's Creek meets the Rivanna River just as Meriwether's had been built in the early 19th century, the new buildings were sited so as to take advantage of street rather than river or creek access. This facilitated the transportation of goods via trucks and other motor vehicles.¹⁵² Automatic looms and other new technology were introduced to the factory, lessening the need for manual labor. Wages were cut and thirty-six employees were laid off.¹⁵³ With President Roosevelt's national standardization of industrial employment practices, young teenagers could no longer work at the Mills and minimum wages and maximum hours were set.¹⁵⁴ These changes drew prices up, though the municipalities who had purchased Charlottesville Woolen Mills uniform cloth for decades could not afford the higher prices.¹⁵⁵ The turbulence of the company's financial situation was matched with changes and disagreements in management, leading to Van Wagonen's resignation as mill president in 1938.¹⁵⁶

Changes in the residential village landscape also occurred between 1920 and the 1930s. In 1918, the heirs of Henry Clay Marchant sold the large tract of undeveloped land he had purchased from the Charlottesville Land Company in the 1890s to the Albemarle Golf Club, Inc. for \$18,800.¹⁵⁷ With varying topography, a rural setting, and proximity to Charlottesville, the sixty-three-acre parcel was ideal for the golf course they built there in the early 1920s. Reminders of the golf course persist in street names like "Fairway Avenue," "18th Street NE," and "Short 18th Street." By 1927, the group had incorporated and purchased the Warner Wood Estate in Albemarle County and was building a new country club around Farmington, a house designed by Thomas Jefferson. They began to sell the land near the Mills and in 1929, platted the remaining property along the north and south sides of Chesapeake Street east of 16th Street and the north side of East Market Street east of 16th Street into regular lots. With fifty feet of street frontage and depths ranging from 150 to 200 feet, these regular lots shaped a very different development west of the more organically subdivided lots of the Farish and Brennan plats. The lots furthest east were purchased first by Woolen Mills employees or their families. Charles B. Holloway, a wool sorter, purchased four lots on the northwest corner of

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East Market Street and 18th Street NE in 1930-31 for \$650.¹⁵⁸ He sold the western lots to his daughter and her husband, Ruby and Guy N. Taylor, and they built 1513 East Market Street (DHR# 104-5161). Holloway built 1515 East Market Street (DHR# 104-5162) in 1935-36.¹⁵⁹ These houses, like many built in the former golf course tract in the 1930s, are frame and stuccoed adaptations of Craftsman Bungalows.

New building within the village, meanwhile, was limited in the 1920s and 1930s. With six houses built between 1900 and 1920, only seven were built between 1920 and World War II. Following the development of the former golf course, Chesapeake Street was finally built up. The house at 1729 Chesapeake Street (DHR# 002-1260-0088), begun circa 1899 as a two-room, two-story “tenement,” retained its large lot until 1923, when the owners sold a street-fronting portion just to the east to ET and VE Berry.¹⁶⁰ They built the brick foursquare house at 1803 Chesapeake Street (DHR# 002-1260-0091) in 1926-27.¹⁶¹ In 1930, they parceled off and sold another street-fronting lot to the east to HC Womack for \$300 and he built the bungalow at 1805 Chesapeake Street (DHR# 002-1260-0094) in 1930-31.¹⁶² Neither man worked for the Woolen Mills or had discernable family ties to the village: Berry was a machinist for a lumber company and Womack a freight runner for a hardware store.¹⁶³ With bus service between Charlottesville and the village,¹⁶⁴ Charlottesville continuing to spread eastward, and the proliferation of private automobiles, people could now live in the village and work at businesses other than the Woolen Mills. Those who lived and built closest to the Mills on East Market Street in houses built in the 1880s-90s, however, continued to be mill employees had family members who continued to work there. In 1920, Emma Maddex was a stenographer at the Mills, while older brother Grover Maddex worked as a spinner and rented a house with his young wife, Nora.¹⁶⁵ They had grown up in the house their mother, Sally Maddex, built at 1611 East Market Street (DHR# 002-1260-0049) in 1911-12.¹⁶⁶ When Sally Maddex bought her small lot (parceled off the Farish plat), her mill-employed daughters, the married Clara Hall and unmarried Emma Maddex, purchased adjacent lots as well.¹⁶⁷ Grover bought the lot for 1613 East Market Street (DHR# 002-1260-0051) from his sister Clara in 1934 for \$250. He and his wife built the front-gabled bungalow at 1613 East Market Street (DHR# 002-1260-0051) in 1935-36.¹⁶⁸

With newly modernized production techniques came changes to the relationships between the Mills and their employees. Following national trends in the 1920s-30s, the Charlottesville Woolen Mills raised wages and instituted vacation time, half workdays on Saturdays, pensions, and an insurance plan.¹⁶⁹ The mill employees’ first union was formed in the 1940s. Led by the son of Henry Bragg, who had begun working in the mill as a boy in the 1880s, the establishment of the union is a symbol of the marked changes that had happened in the village in a generation.¹⁷⁰ Gone were any visages of Marchant’s paternalism; the relationship between the Charlottesville Woolen Mills and the residents of the Woolen Mills Village had become a thoroughly modern business arrangement.

Profits began to rise for the Charlottesville Woolen Mills as the nation headed into World War II.¹⁷¹ Ninety-five percent of production during the war was for the United States Navy and the majority of employees continued to hail from the village.¹⁷² Women continued to be a substantial part of the workforce, as they had during the previous century. After the war, the Mills’ profits began to decline as they diverged from solely producing uniform fabric and entered the apparel market for the first time.¹⁷³ In 1949, the company finally left the hands of the corporate board begun in the 1860s when it was sold to Kent Manufacturing Company of Pennsylvania.¹⁷⁴ The company’s financial situation did not improve in the early 1950s, leading to a temporary closing of the Mills and the sale of the Mills’ property throughout the neighborhood. The Charlottesville Woolen Mills were finally vacated in November 1962 and machinery removed in August of the next year for liquidation.¹⁷⁵ The annexation of the majority of the residential

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portion of the village in 1968 to the City of Charlottesville furthered the notion of the industrial center's end. The changing of name of the main thoroughfare between town and the Mills from "Woolen Mills Road" to "East Market Street" also aided in the shift of the neighborhood's identity from a mill village to a residential neighborhood.

With the Mills closed, the livelihoods that families had now depended on for generations was lost. With the growth of Charlottesville into a bustling town, however, opportunities that had not existed for village residents just a few decades earlier now proliferated. The sale of the Mills' assets in the 1950s-60s also provided the opportunity for many who had never owned property in the village to purchase a house or build anew. These conditions sparked the last wave of building in the village at the end of the period of significance. The 1950s also saw the parceling off and development of some lots left undivided since the Farish and Brennan plats in the 19th century. For example, the Mills parceled off the large lot for the schoolhouse at 1701 East Market Street (DHR# 002-1260-0059) in 1953, creating 3 additional lots. They sold the schoolhouse to William Joseph Holloway and his wife, Clara Caldwell Holloway for \$3,500 separately from the other three lots facing onto East Market Street and Riverview Avenue.¹⁷⁶ Holloway had been a machine operator for the Mills and his wife a burler when they were renting a house in the village in 1930.¹⁷⁷ Julius L. Lively, Jr. and his wife, Joyce, purchased the large lot to the east of 1701 East Market Street (DHR# 002-1260-0059) and built two houses – 1703 and 1705 East Market Street (DHR# 002-1260-0061, -0062) – between 1958 and 1961.¹⁷⁸ The modest Cape Cod houses built on concrete block foundations are typical of this period and reflect similar houses that were constructed in the golf course subdivision beginning in the 1930s. Chesapeake Street also became the site of new development in the early 1960s as Chesapeake-fronting lots that had been sold as part of East Market Street-fronting lots were finally parceled off and sold separately.

Begun in the early 19th century with a timber-crib construction dam and a modest, family-run mill complex, the Woolen Mills Village grew over the next century into a productive and close-knit community. Differing from typical southern textile mill towns with a substantial portion of its employees who, by the late 19th century, had built and owned their own homes, the Charlottesville Woolen Mills avoided some of the stereotypes that plagued larger mills. Fed by the steady business of uniform cloth production over a number of decades and the employment of generations of closely related village families, the Mill prospered when other southern industries wavered. Thanks to careful preservation by descendants of some of those original families and new residents, the Woolen Mills Village retains a high degree of integrity and remains a unique example of a southern textile mill town. The District includes some of the last vestiges of Charlottesville's 19th-century industrial history, including: the railroad bridge that brought raw materials in and took finished cloth out, remnants of the 1870 dam that helped to power the Charlottesville Woolen Mills, and a collection of substantial brick factory buildings. The domestic buildings, meanwhile, form one of the area's most complete collections of late-19th and early 20th-century dwellings. The pre-Civil War Gothic Revival duplexes are unique in the County of Albemarle, while the later houses are vernacular adaptations of the Late Victorian, Craftsman Bungalow, and Colonial Revival. Largely developed according to the parceling of a large farm, the Woolen Mills Village is a remarkably intact example of late-19th-century settlements in the area. The uniquely-shaped parcels were created when mill workers purchased large lots and subdivided and sold them to friends, family members, and newcomers looking for employment at the nearby factory. The large number of secondary resources and historic parcels, coupled with the small number of buildings constructed after the period of significance allows the District to retain the feeling of a small 19th-century industrial village. The story of the Charlottesville Woolen Mills and the village that grew up to support it remain a visibly rich part of Charlottesville and Albemarle County's local history.

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ENDNOTES

¹ There is considerable confusion over the name of William Meriwether. Primary sources distinguish between a William D. Meriwether and a William H. Meriwether. Although Harry Edward Poindexter claims these to be two different men in his 1955 dissertation, it seems that there are errors in the historical record and that they were, in fact, the same person. I have chosen to use the shortened name "William Meriwether" to avoid confusion.

⁴ Darby O'Donnell, "Phase I Cultural Resources Survey of 0.07 Acres for a Proposed Temporary Access Road to the Woolen Mills Dam, Albemarle County, Virginia, VDHR File #2005-1776" (Prepared for the Rivanna Conservation Society, September 2006), 19-25.

⁵ Harry Edward Poindexter, "A History of the Charlottesville Woolen Mills, 1820-1939" (MA thesis, The University of Virginia, 1955), 9.

⁶ The dam was largely dismantled in 2007. Lena L. Sweeten and Donald R. Burden, "Draft Historic and Photographic Documentation of the Woolen Mills Dam (002-1260-0009), Charlottesville, Albemarle County, Virginia" (Prepared for the Rivanna Conservation Society, July 2007), 5-6.

⁷ See Michael J. Bednar, "The Farm" (National Register of Historic Places Registration Form, September 1996).

⁸ County of Albemarle, Virginia, Deed Book 38, 363; O'Donnell, "Phase I Cultural Resources Survey," 24.

⁹ Poindexter, "A History of the Charlottesville Woolen Mills," 8

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¹¹ County of Albemarle, Virginia, Deed Book 44, 355; "Farish, Farrish," Hanging file (Albemarle County Historical Society, Charlottesville, Virginia).

¹² County of Albemarle, Virginia, Deed Book, 44, 269. By 1848, Thomas L. Farish had also acquired the large brick house known as The Farm and its surrounding acreage (see County of Albemarle, Virginia, Deed Book 46, 389).

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¹⁴ "Farish," Hanging file; County of Albemarle, Virginia, Deed Book 62, 535.

¹⁵ County of Albemarle, Virginia, Deed Book 62, 535. The 2-story brick house stood just east of the house now known as 1805 Chesapeake Street. See John T. E. Simms, "Plat of Julia Farish's Subdivision of The Farm" (County of Albemarle, Virginia, Deed Book 88, 260, February 1887); Sanborn Fire Insurance Company, Map, City of Charlottesville (1929), sheet 69.

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¹⁷ Kimberly Merkel, "Woolen Mills Tavern, 1901 East Market Street, Charlottesville, Virginia," *Studies in Vernacular Architecture* 36 (1976).

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¹⁹ Jacquelyn Dowd Hall et al., *Like a Family: The Making of a Southern Cotton Mill World* (Chapel Hill: The University of North Carolina Press, 1987), 114.

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10. GEOGRAPHICAL DATA

UTM REFERENCES

- A. 722585.6337E 4211513.0187N
- B. 722622.8963E 4211602.6994N
- C. 723108.7712E 4212021.5027N
- D. 723247.8180E 4211902.9223N
- E. 723518.5834E 4211197.8705N
- F. 723479.6348E 4211008.8615N
- G. 723281.4938E 4210888.9511N
- H. 723155.5432E 4210951.9581N
- I. 722614.3884E 4211453.8915N

VERBAL BOUNDARY DESCRIPTION

The boundaries are shown on the accompanying map.

BOUNDARY JUSTIFICATION

The boundaries for the Woolen Mills Village Historic District rely largely on historic parcel lines to surround the greatest concentration of contributing resources. The southern boundary follows the CSX Railroad and the southern parcel lines of the historic 1885 plat of the Brennan land. This plat stretched from Riverside Avenue on the east to approximately Meade Avenue along the south side of East Market Street. The boundaries include all of the historic parcels (and accompanying resources) on the eastern side of this plat along the south side of East Market Street, ending at Leake Lane on the southwestern edge because the buildings to the west of Leake Lane are largely non-contributing to the District's period of significance. The southeastern boundaries of the District follow the parcel lines of the Charlottesville Woolen Mill's land, including the house at 2000 Marchant Street built in the late 19th-century for the mill president and superintendent, Henry Clay Marchant, and the worker's housing on Pireus Row and the mill buildings at the end of East Market Street. Staying east of the Rivanna River and north of Moore's Creek, the eastern boundaries do extend to include the ruined dam. Active since the early 19th century, the dam at this site has determined the growth of the area as an industrial center. The boundaries then extend northwest to include the housing built by the mills on the north side of East Market Street and Riverside Avenue. The buildings included on the north side of East Market Street and the few on the south side of the eastern end of Chesapeake Street are largely the contributing resources built on parcels determined by the 1886 plat of the Farish land. Few other buildings on the south side of Chesapeake Street are included because this side of the street was largely developed after the period of significance. Late 19th-century property owners often purchased lots on the north side of East Market Street along with the abutting lots fronting onto the south side of Chesapeake Street. Development along the south side of Chesapeake was limited during the period of significance, therefore, to the eastern edge (closest to the mills) and at the intersection of 18th Street NE, then a new street. Contributing resources in these areas of the south side of Chesapeake Street have been included within the boundaries. Riverview Cemetery and the few buildings on the north side of Chesapeake Street were largely included because of their association with the mills and their participation in

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the general stylistic and historical trends of the District. The house at 1700 Chesapeake was built by the caretaker for the cemetery in the late 19th-century and has been included because of its association with that resource. The boundaries' northwestern edge is determined by 18th Street NE north, as the land west of this intersection and north of East market Street was developed as a golf course in the 1920s and as a residential neighborhood in the 1930s.

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PHOTOGRAPHIC DOCUMENTATION

Unless otherwise noted, all photographs are of:

Property: Woolen Mills Village Historic District (VDHR File Number 002-1260)

Location: Charlottesville, Virginia

Date of Photograph: August 2009

Photographer: Lydia Mattice Brandt

Digital images on file at the Department of Historic Resources in Richmond, Virginia.

1 of 12

View: 1901 East Market Street, view of south-facing facade

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0001.tif

County: Albemarle

2 of 12

View: Riverview Cemetery (1701 Chesapeake Street), view looking southwest

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0002.tif

3 of 12

View: 1819 East Market Street (Woolen Mills Chapel), view of south-facing facade

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0003.tif

Photographer: Bill Emory

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View: 2100 East Market Street (the Charlottesville Woolen Mills), view looking southwest

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0004.tif

County: Albemarle

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View: Streetscape, East Market Street looking east from 1909 East Market Street

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0005.tif

County: Albemarle

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View: Streetscape, East Market Street looking west from 1604 East Market Street

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0006.tif

Photographer: Bill Emory

Date: December 2007

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View: 1729 Chesapeake Street, view of south-facing facade

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0007.tif

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View: 2000 Marchant Street (Marchant House), view of north-facing facade

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0008.tif

County: Albemarle

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View: shed at 1606 East Market Street, view of east elevation

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0009.tif

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View: 1613 East Market Street, view of south-facing facade

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0010.tif

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View: 1617 East Market Street, view of south-facing facade

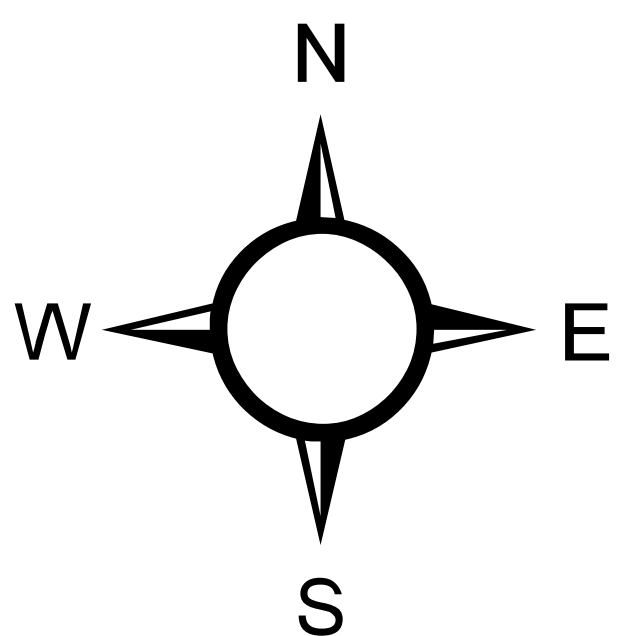
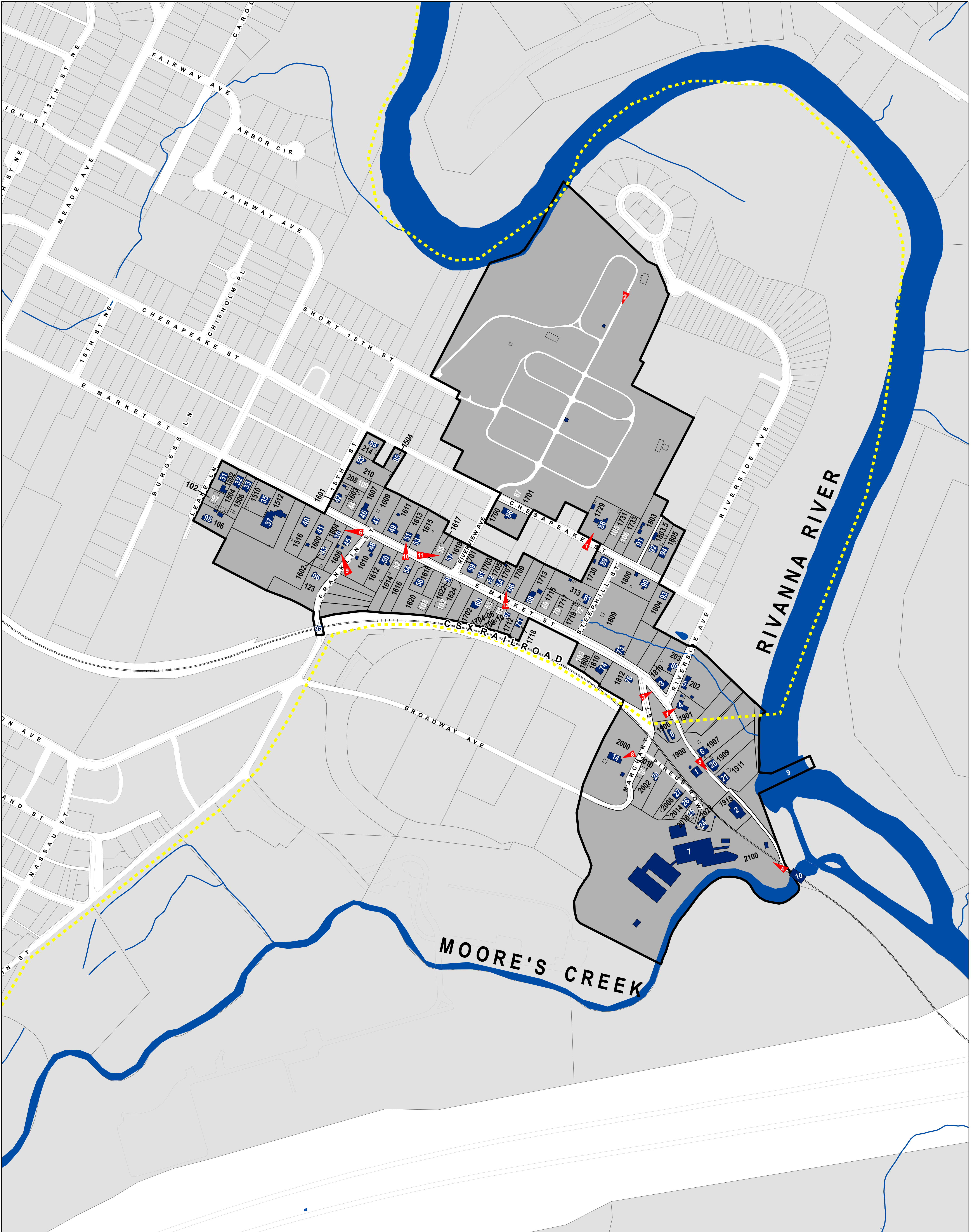
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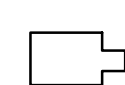


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View: 1709 East Market Street, view of south-facing facade

Filename: VA_AlbemarleCounty_WoolenMillsVillageHD_0012.tif

PROPOSED WOOLEN MILLS VILLAGE NATIONAL REGISTER HISTORIC DISTRICT AUGUST 2009



-  City Limits
-  Proposed District
-  Contributing Resource
-  Non-Contributing Resource
- 1808 Resource Address
-  53 DHR Number (002-I260-0__)
-  2 Photo Key Arrow

0 120 240 480 720 960 Feet





1



2



3



4



5



6



7



8



9



10



11



12