

3.0 DESCRIPTION OF AFFECTED PROPERTIES

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The steps to identify historic properties indicated that the 22 resources listed in Table 3 and illustrated in Figure 2 are listed in or eligible for listing in the National Register of Historic Places and are located within the APE for the Green North Alternative for the US 301 Project Development.

A brief description, history, and discussion of National Register significance for each property in the APE, including those characteristics that qualify it for listing in the National Register, are included below. Generally, the descriptions are arranged by the location of the resource within the APE, beginning with the southern boundary at the Delaware-Maryland state line and extending to the northeastern terminus where the proposed improvements will connect with SR 1.

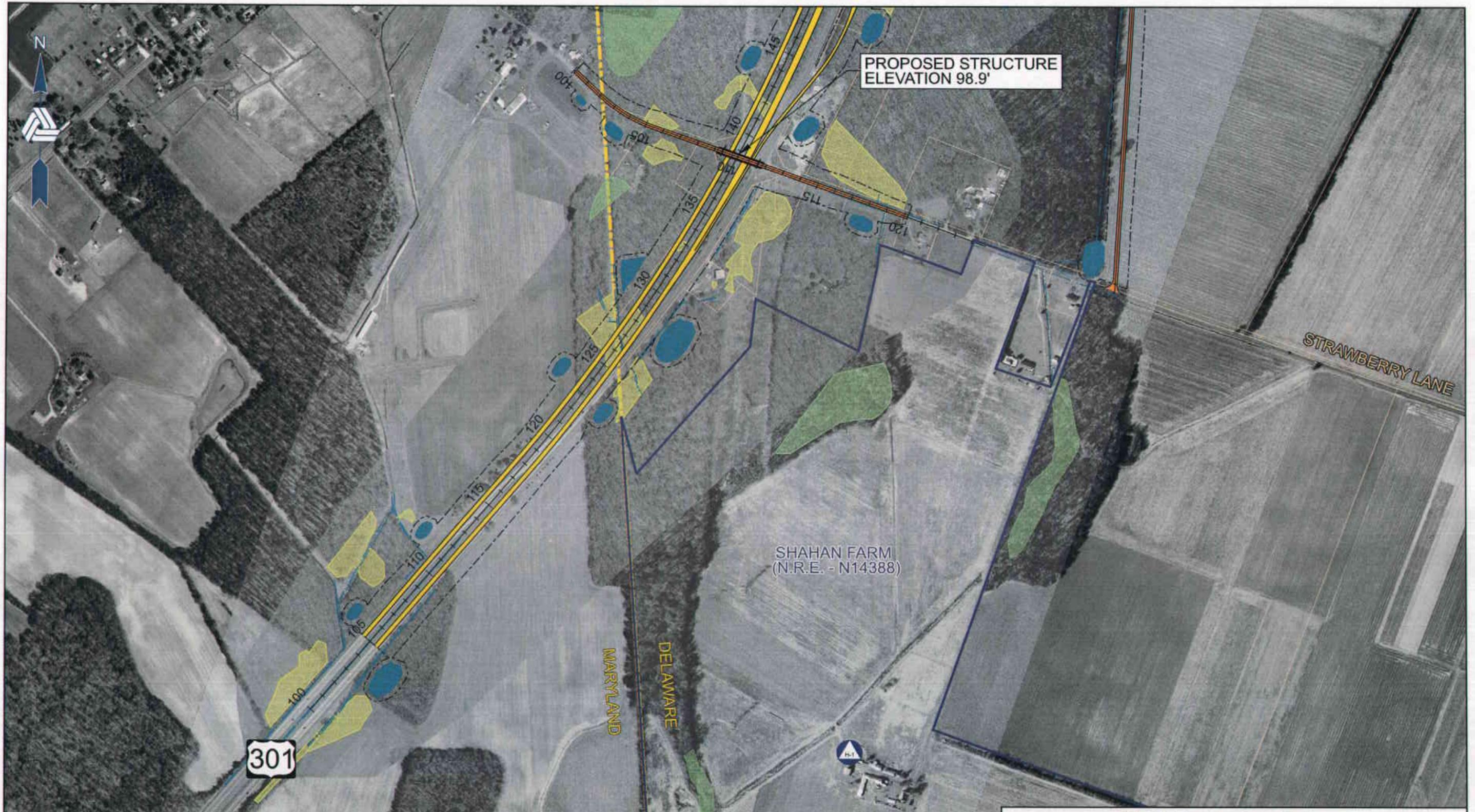
3.1 CRS No. N14388, Shahan Farm, 389 Strawberry Lane

The Shahan Farm (CRS No. N14388) is significant under Criteria A and C as a representative example of a late-nineteenth- to early-twentieth-century farm complex. Cultivated fields surround the property to the north, south, east, and west, and tree lines and fencing serve to delineate the edges of farm fields. These features, in combination with the dwelling and related domestic and agricultural outbuildings, contribute to the feeling and setting of the farmstead. The property retains a historic house, barn, and several outbuildings in an arrangement that can be identified as a linear farm plan. The outbuildings are reflective of two local trends in agriculture: crop farming (retains corncrib/granary and equipment shed) and dairy farming (retains dairy barn and milk house). Additionally, the farmstead retains a poultry house, which was common to most farmsteads dating to the early twentieth century. A Mason-Dixon marker, already listed in the National Register, is located on the Delaware-Maryland line that stretches through the western edge of the property. The National Register boundary includes 207.00 acres. The resource, its location, and boundary are illustrated in Figure 3. The resource is shown in Photograph 1.

Joseph W. Hanson appears on the 1868 Beers atlas as the owner of the 248 acres of agricultural lands comprising the farm now known as the Shahan Farm. During the mid-nineteenth century, the property was an average size farm compared to the rest of New Castle County (United States Census Bureau 1860). The property stayed within the Hanson family until 1934, after which time the Delaware Trust Company sold the property to Nathaniel J. Williams of Middletown for the sum of \$5,250 (New Castle County Deed Book D39:319). The property remained under the ownership of the Williams family until October 10, 1950, when the farm was conveyed to Melvin and Gladys Shahan (New Castle County Deed Book R50:316). The Shahan family retains ownership of the farm today (New Castle County Deed Book X105:82).

Table 3. Historic Properties in the APE for the Green North Alternative.

CRS #	Historic Name	Address	National Register Status
N14388	Shahan Farm	389 Strawberry Ln.	Eligible
N05225.	B.F. Hanson House	1102 Middletown-Warwick Rd.	Listed
N05221.	C. Polk House Estate	929 Middletown-Warwick Rd.	Eligible
N00113.	Rumsey Farm	841 Middletown-Warwick Rd.	Listed
N00112.	Summerton	840 Middletown-Warwick Rd.	Eligible
N00118.	Hedgelawn	772 Middletown-Warwick Rd.	Listed
N00117.	Cochran Grange	704 Middletown-Warwick Rd.	Listed
N00106.	The Maples	1023 Bunker Hill Road	Listed
N05148.	Rosedale	1143 Bunker Hill Rd.	Listed
N00107.	S. Holton Farm	2010 Choptank Rd.	Listed
N00109.	Choptank	1542 Choptank Rd.	Listed
N00427	Woodside	1358 Choptank Rd.	Listed
N05123.	Governor Benjamin T. Biggs Farm	1196 Choptank Rd.	Listed
N05146.	Armstrong-Walker House	5036 Summit Bridge Rd.	Listed
N03930	Achmester	North side of Marl Pit Rd, one mile east of Summit Bridge Rd.	Listed
N00121.	Weston	4677 Summit Bridge Rd.	Listed
N05132.	Lovett Farm	1405 Cedar Lane Rd.	Eligible
N05131.	T.J. Houston Farm	1309 Cedar Lane Rd.	Eligible
N12636.	State Bridge Number 383	Jamison Corner Rd. over Scott Run; 0.75 mile north of Boyds Corner Rd.	Eligible
N05195.	J. Houston House	1000 Jamison Corner Rd.	Eligible
N05244.	Fairview	350 Hyetts Corner Rd.	Eligible
N03947.	Idalia Manor	1870 S. Dupont Highway	Listed



PROPOSED STRUCTURE
ELEVATION 98.9'

SHAHAN FARM
(N.R.E. - N14388)

STRAWBERRY LANE

MARYLAND
DELAWARE

301

- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- NOISE RECEPTOR SITE
- PHOTO DIRECTIONAL SYMBOL



	US 301 Project Development Documentation in Support of a Finding of Adverse Effect	
Shahan Farm CRS No. N14388		
Scale: 1"=500'	November 2007	Figure 3



Photograph 1: CRS No. N14388, Shahan Farm, barn complex, view facing northwest (June 2005).

The significant characteristics of the property include the physical fabric of the house, the barn, the outbuildings, and the linear farm plan. The farm retains many of the features that date to and retain integrity from the period of active agricultural use and significance (ca. 1870 to 1955). The setting in which the farm is located continues under agricultural use/cultivation and is also a significant characteristic. The overall setting of the property and the continued existence of the farm plan and outbuildings conveys the aspects of feeling, setting, and location of a mid-nineteenth-century farm that was converted to dairying.

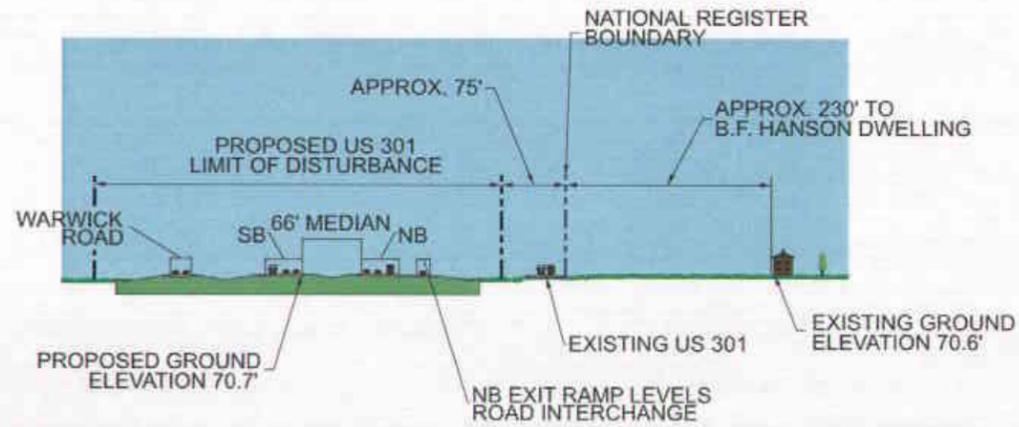
3.2 CRS No. N05225, B.F. Hanson House, 1102 Middletown-Warwick Road

The B.F. Hanson House (CRS No. N05225) was listed in the National Register in 1980 under Criterion C for its architectural significance as one of the best-preserved examples of Greek Revival architecture in Delaware. The B.F. Hanson property is located along the east side of Middletown-Warwick Road. The 25-acre parcel that the dwelling occupies includes the 1843 house, a *circa*-1850 horse barn complex, a *circa*-1910 shed at the north end, and a modern equipment retail facility at the south end. The front lawn of the house is planted with some mature trees and the property is flanked by cultivated fields to the north and east. A gravel driveway is located to the south of the dwelling, providing access from Middletown-Warwick Road to the secondary buildings and structures located east of the dwelling. The National Register boundary includes 5.30 acres and consists of the dwelling, yard space, and outbuildings. The resource, its location, and National Register boundary are illustrated in Figure 4. The resource is presented in Photograph 2.

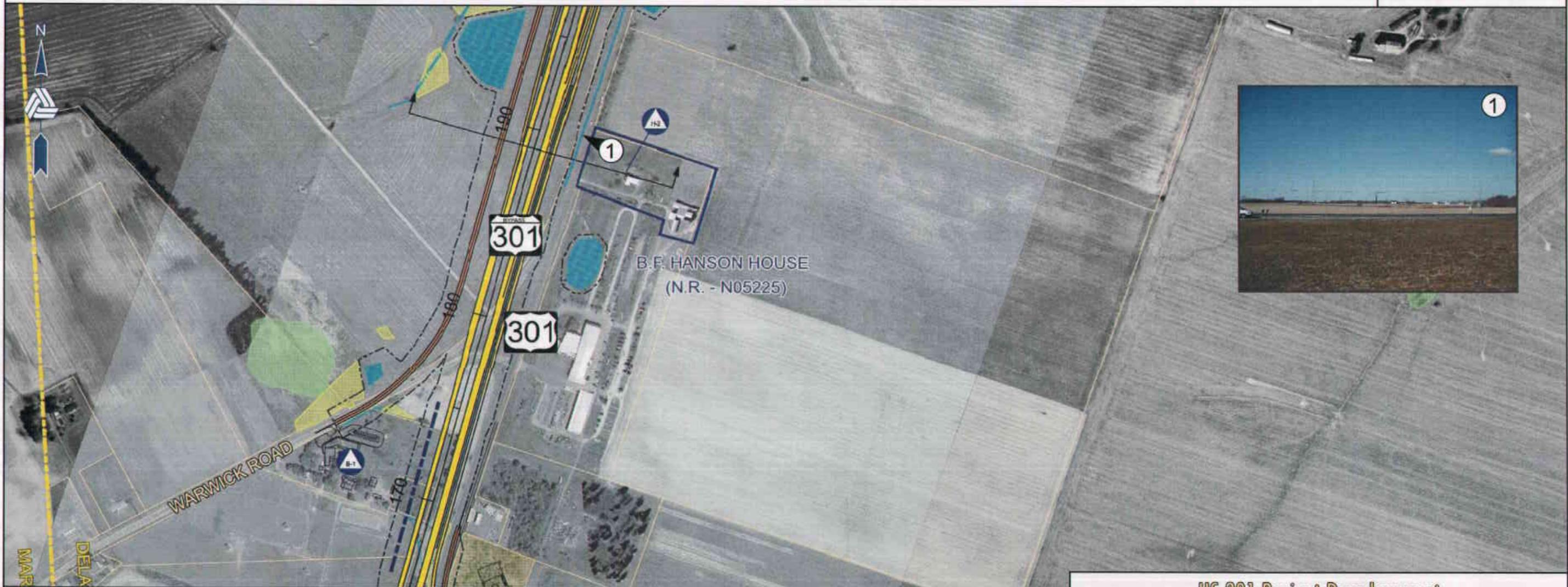
The tract of land on which the house stands was bought by Peter and Christine Hanson in 1830 and included 275 acres, a house, a barn, and orchards. Peter's will specified that the plantation be divided between his three sons, and the property was subsequently conveyed back to the eldest son, Benjamin F. Hanson, who erected the Greek Revival dwelling. The tax assessment listing for the property in 1844 confirms B.F. Hanson as one of the more affluent landholders in St. Georges Hundred, and it appears that the dwelling Hanson erected reflected his social status (Fink and Howard 1980).

The most significant aspects of the property include the integrity of design, materials, and workmanship of the dwelling. Notable features of the dwelling typical of the Greek Revival style include a columned porch spanning a portion of the façade, a low-pitched roof, a heavy cornice with unadorned frieze, emphasis on entrance in the form of transom and sidelights, and corner pilasters.

Significant architectural features include the dwelling form. The outbuildings, associated 5.3-acre parcel and the surrounding farmlands contribute to the setting of the resource, helping the property to retain integrity of association and convey the feeling of a former nineteenth-century farmstead.



Scale: 1"=200'



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| — EXISTING ROAD NETWORK | — PROPOSED/PENDING DEVELOPMENT |
| — PROPOSED ROADWAY IMPROVEMENTS | — WETLANDS (2007 field surveyed) |
| - - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY | — WETLANDS (based on 2002 aerial imagery) |
| ● PROPOSED STORMWATER MANAGEMENT FACILITIES | — 100-YEAR FLOODPLAINS (FEMA) |
| — PROPERTY LINES | XXX PAVEMENT ACCESS TO BE REMOVED |
| — PARCELS (UNDER DEVELOPMENT) | — HISTORIC PROPERTIES |
| — PROPOSED EARTH BERMS | ▲ NOISE RECEPTOR SITE |
| — APPROVED DEVELOPMENT | ① PHOTO DIRECTIONAL SYMBOL |



	US 301 Project Development Documentation in Support of a Finding of Adverse Effect		
	Cross-Section Illustrating B.F. Hanson House at STA. 189+00 CRS No. N05225		
Scale: 1"=500'	November 2007	Figure 4	



Photograph 2: CRS No. N05225, B. F. Hanson House, view facing southeast (June 2005).

3.3 CRS No. N05221, C. Polk House Estate, 929 Middletown-Warwick Road

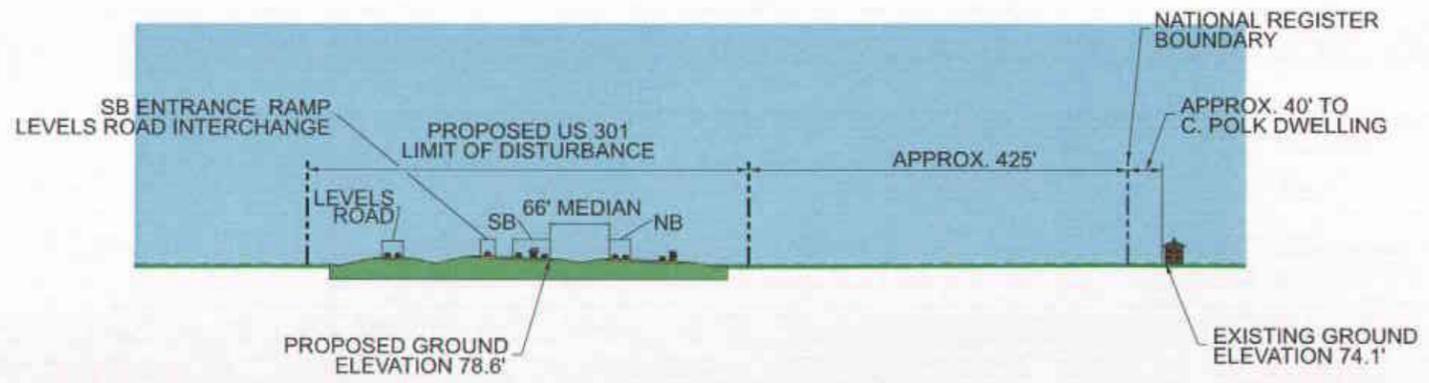
The C. Polk House Estate (CRS No. N05221) was determined eligible for listing in the National Register under Criterion C for its architectural significance as part of the US 301 Project Development effort. The C. Polk House Estate is a typical example of a rural dwelling that was rebuilt by a prosperous farmer in St. Georges Hundred in the mid-nineteenth century. This former farmstead is located on the west side of Middletown-Warwick Road. The property was previously surveyed in 1979 (Brown 1979). Since the survey, a modern produce stand was constructed along Middletown-Warwick Road, a number of the agricultural outbuildings were razed, and a piece of the property was subdivided and now houses a truck stop/gas station. The remainder of the property is comprised of agricultural lands that are rented for growing crops. The property currently contains the original farmhouse and barn. The remainder of the original buildings was torn down, with a number of modern storage structures in their stead. Two modern mobile homes are located west of the extant barn. The National Register Boundary encompasses 2.04 acres. The resource, its location, and National Register boundary are illustrated in Figure 5. The resource is presented in Photograph 3.

In the mid-nineteenth century, Charles Polk operated a mixed farm operation in this location that yielded the common products of the time: wheat, corn, Irish potatoes, oats, meat, and butter (United States Census Bureau 1850). Following agricultural success, an extant log or frame dwelling was “rebuilt” into the dwelling that still stands today, a common practice in the area. The property remained in the Polk family until 1890. The property changed hands numerous times in the early twentieth century. In 1945, Pauline F. Money purchased the 245-acre farm (New Castle County Deed Book I45:163). The property remains in the Money family today.

The significant characteristics of the property include the physical fabric and integrity of design, materials, and workmanship of the dwelling, and landscape features such as the remnants of the allee of trees that lead from Middletown-Warwick Road to the dwelling. The setting of this property amidst active farmlands is also significant as it conveys the association with and feeling of a former nineteenth-century farmstead. The extant barn, modern mobile homes, and modern storage structures are not considered contributing features to the property as they do not reflect the property’s architectural significance.

3.4 CRS No. N00113, Rumsey Farm, 841 Middletown-Warwick Road

The dwelling and domestic outbuildings associated with the Rumsey Farm (CRS No. N00113) were previously listed in the National Register in 1977 under Criterion A for agriculture and Criterion C for architecture. The buildings associated with the Rumsey Farm are located at the end of a tree-lined gravel drive, approximately 0.2 mile west of Middletown-Warwick Road. The domestic complex includes a prominent two-and-one-half-story residential dwelling and frame smoke house and privy from the mid-nineteenth century, which were previously listed in the National Register. In addition, several associated agricultural outbuildings (cart shed, corncrib/granary, milk house, and barn) that appear to date to the early twentieth century occupy the parcel and are spatially separate from the domestic area, located to the rear and side of the



Scale: 1"=200'



EXISTING ROAD NETWORK	PROPOSED/PENDING DEVELOPMENT
PROPOSED ROADWAY IMPROVEMENTS	WETLANDS (2007 field surveyed)
LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY	WETLANDS (based on 2002 aerial imagery)
PROPOSED STORMWATER MANAGEMENT FACILITIES	100-YEAR FLOODPLAINS (FEMA)
PROPERTY LINES	PAVEMENT ACCESS TO BE REMOVED
PARCELS (UNDER DEVELOPMENT)	HISTORIC PROPERTIES
PROPOSED EARTH BERMS	NOISE RECEPTOR SITE
APPROVED DEVELOPMENT	PHOTO DIRECTIONAL SYMBOL



US 301 Project Development

Documentation in Support
of a Finding of Adverse Effect

Cross-Section Illustrating
C. Polk House Estate at STA. 231+00
CRS No. N05221

Scale: 1"=500'	November 2007	Figure 5
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Photograph 3: CRS No. N05221, C. Polk House Estate, view facing north (June 2005).

dwelling along the gravel drive. The farm complex occupies a 400-acre parcel that is comprised of agricultural fields; however, the National Register boundary consists of only 2.44 acres that include the house, nearby outbuildings, and the surrounding area. The resource, its location, and boundary are illustrated in Figure 6. The resource is shown in Photograph 4.

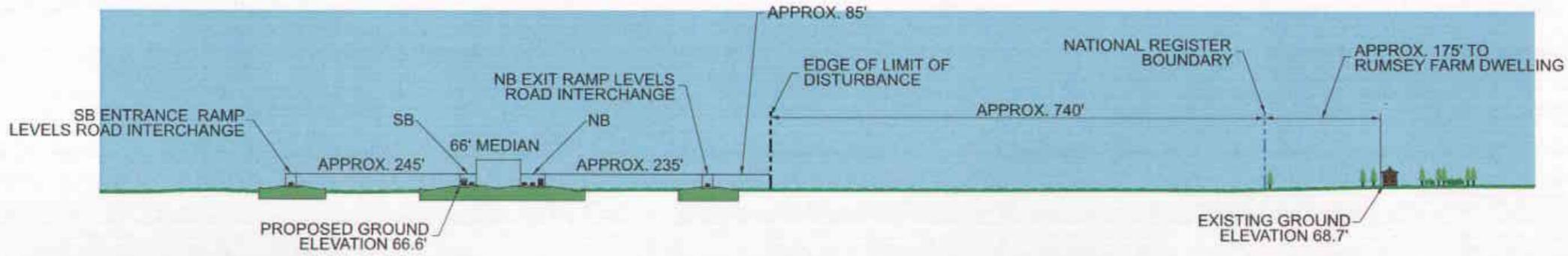
The Rumsey Farm was erected by Governor John P. Cochran in 1854 on a 400-acre tract of land once owned by William Rumsey. The land was obtained by William Polk, and following his death, was inherited by his daughter, Eliza Polk Cochran, wife of Governor John P. Cochran, in 1853. The dwelling was erected the following year. A similarly styled dwelling known as Hedgelawn (CRS No. N00118) was erected two years later in 1856 for Cochran's son, Charles. Charles is shown as the occupant of the Rumsey Farm in the Beers 1868 map. The Rumsey Farm was acquired by William R. Cochran, owner of Hedgelawn, in 1878. In 1894, William Cochran was forced to sell the farm to pay his debts. In 1897, the farm came under the ownership of Jefferson B. Foard. Foard purchased the property for investment purposes and rented the property to tenants who lived in the dwelling. Foard had an interest in horse racing and erected a track on the property, which no longer survives (Norton 1977b). The farmland and dwelling continue to be rented out. According to the tenant, the agricultural outbuildings are scheduled to be demolished to make way for future development; the domestic outbuildings and dwelling will be retained.

The property is an excellent example of a mid-nineteenth- to early-twentieth-century rural estate. The significant characteristics of the property include the architectural qualities of the dwelling, as the majority of its exterior features from the period of significance remain intact, as well as the extant domestic outbuildings. The immediate setting, which includes the tree-lined driveway and copse of trees around the house, agricultural outbuildings, and the surrounding farmlands, are significant as they help convey the feeling of a farm. The corn crib/granary, the equipment shed/corn crib, and the surrounding farmlands are also important as they convey the setting and feeling of and association with a mid-nineteenth- to early-twentieth-century farmstead.

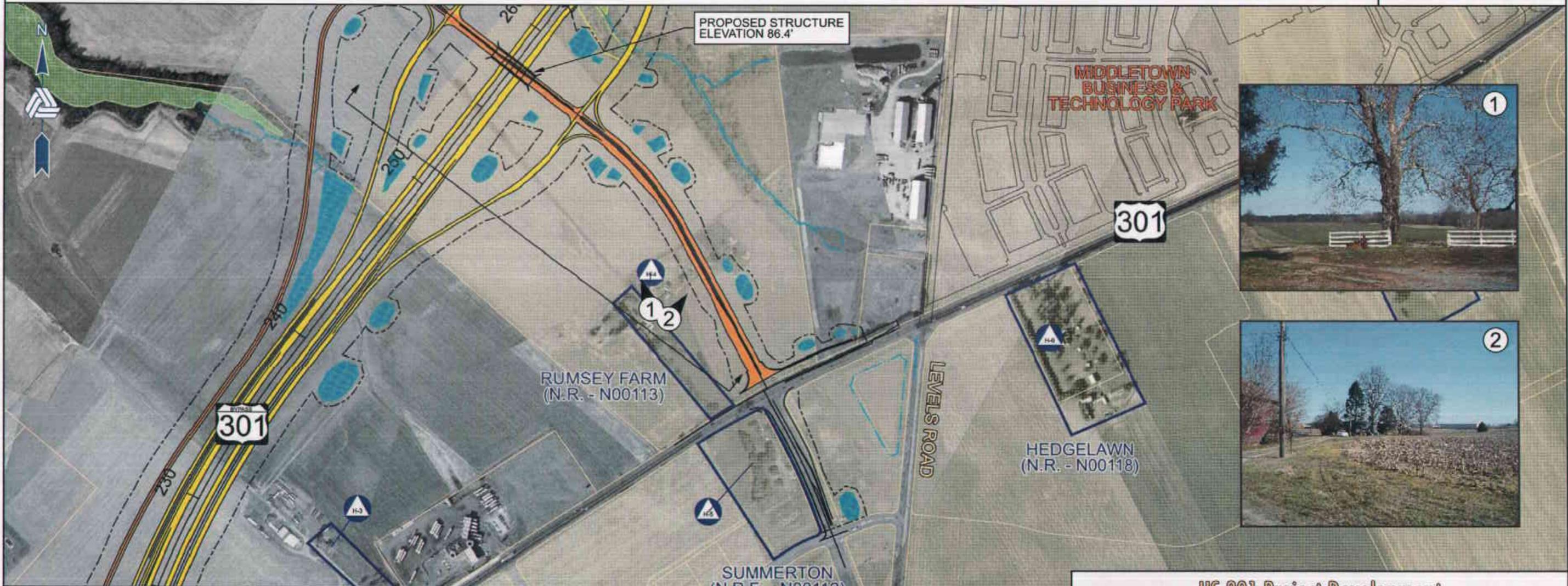
3.5 CRS No. N00112, Summerton, 840 Middletown-Warwick Road

Summerton (CRS No. N00112) was determined eligible under Criterion C of the National Register for its architectural significance. Overlooking US 301 from the east side, Summerton was historically named after the estate of John Cochran as noted on the 1868 Beers Atlas. The dwelling is a well-preserved and typical example of a mid-nineteenth-century high style dwelling that was rebuilt by a prosperous farmer in St. Georges Hundred. Open vistas and cultivated land surround the property, which exhibits the remains of a carefully landscaped front yard. This property contains a *circa*-1850 two-and-one-half-story, five-bay, brick dwelling with an original two-and-one-half-story, five-bay service ell extending east from the northeast corner of the main block. Although recently altered by modern development, the eligible boundary consists of 5.66 acres and encompasses a small area in the immediate vicinity of the residence where former outbuildings once stood. The resource, its location, and boundary are illustrated in Figure 7. The resource is shown in Photograph 5.

Summerton was one of four farm complexes commissioned by John P. Cochran for his sons. These properties included the commission of all new dwellings with attendant domestic and agricultural groupings. According to Delaware historian J.T. Scharf, John Cochran eagerly



Scale: 1"=200'



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- - - PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- XXX PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- ▲ NOISE RECEPTOR SITE
- ① PHOTO DIRECTIONAL SYMBOL





US 301 Project Development

Documentation in Support
of a Finding of Adverse Effect

Cross-Section Illustrating
Rumsey Farm at STA. 251+00
CRS No. N00113



Scale: 1"=500'

November 2007

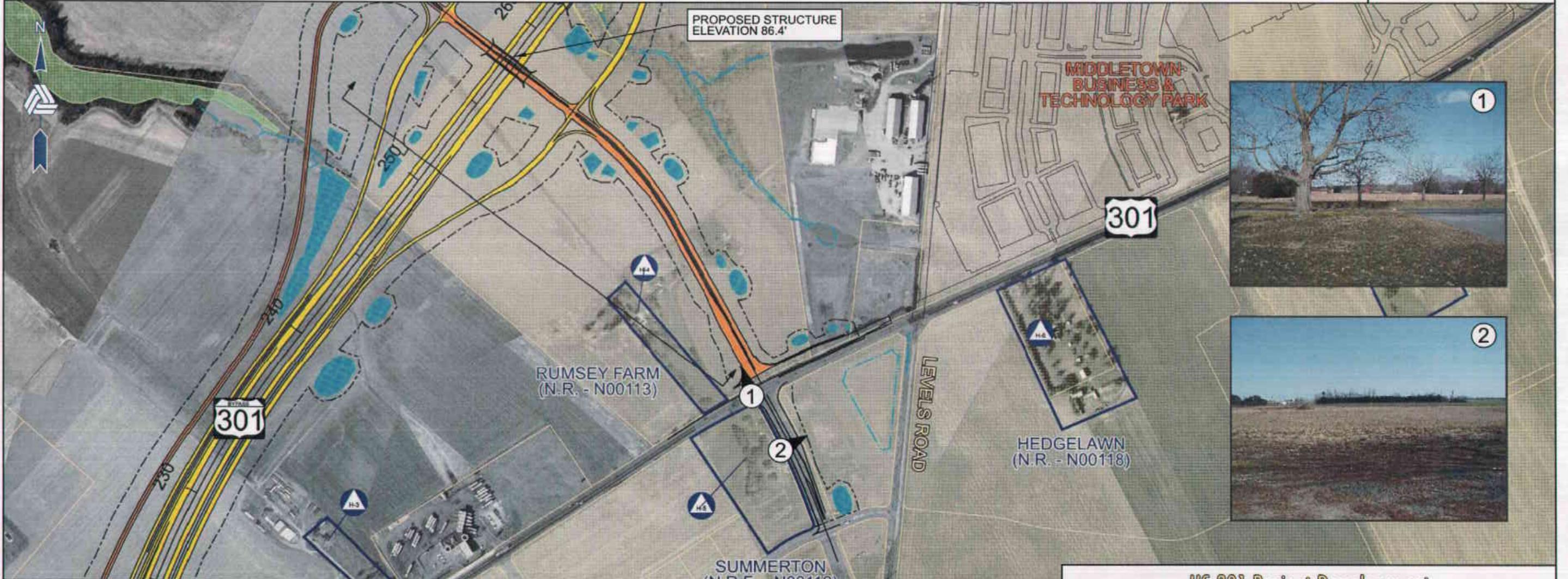
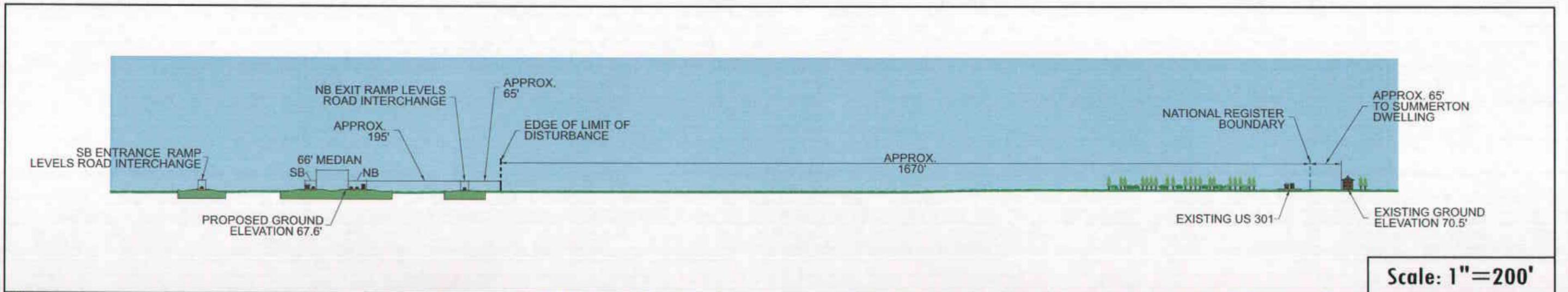
Figure 6



Photograph 4: CRS No. N00113, Rumsey Farm, view facing northwest (June 2005).



Photograph 5: CRS No. N00112, Summerton, view facing northeast (June 2005).



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
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- PHOTO DIRECTIONAL SYMBOL

LEVELS BUSINESS PARK

US 301 Project Development

Documentation in Support of a Finding of Adverse Effect

Cross-Section Illustrating Summerton at STA. 250+00
CRS No. N00112

Scale: 1"=500' November 2007 Figure 7

participated in the peach boom by planting 10,000 peach trees in 1856 on his estate one mile west of Middletown (Scharf 1888:433-444). Summerton was geared toward mixed farming, although the farm's main income was from orchard production. Cochran's orchard production was four times higher than the average for Saint Georges Hundred. He also had a greater number of horses and pigs than the Hundred's average. Cochran cultivated wheat, Indian corn, and Irish potatoes, and he also produced butter and meat. Following Cochran's death in 1894, Summerton was left to his daughter, Eliza Green. The farm remained in the Green family until 1953. The property currently serves as office space for the planned nearby Westtown Development.

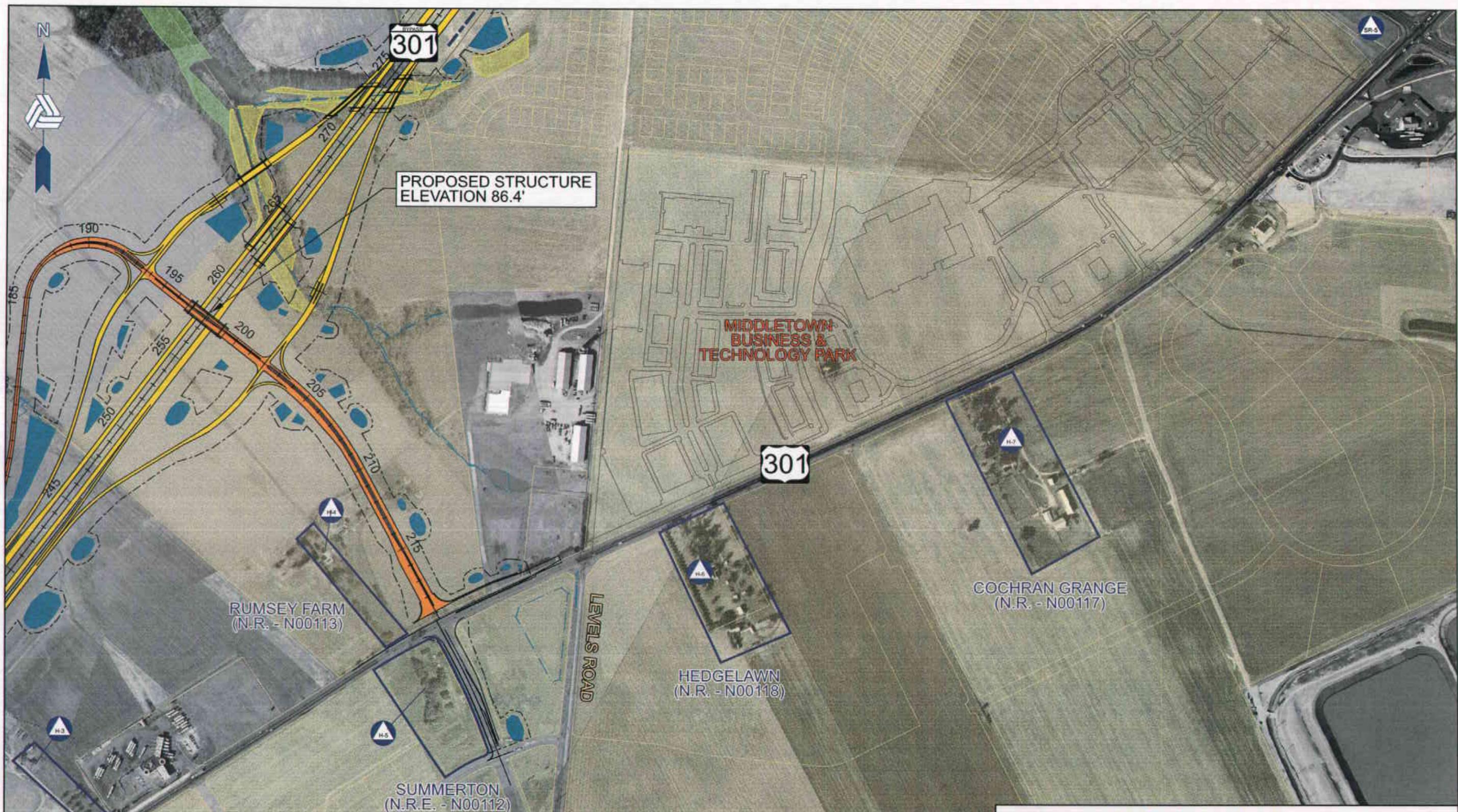
At the time of the preparation of the nomination, the significant characteristics of the property included the architectural qualities of the dwelling, which still retains its original massing, materials, fenestration, and ornamentation. The surrounding yard space, including the trees in the front yard, denoted the dwelling's status and domestic use. The trees are no longer present but some of the surrounding yard remains. The former setting amidst active farmlands and corn crib/granary were important to an understanding of the agricultural history of the property.

3.6 CRS No. N00118, Hedgelawn, 772 Middletown-Warwick Road

Hedgelawn (CRS No. N00118) was listed in the National Register on April 3, 1973, under Criterion A for its agricultural significance and under Criterion C for its architectural significance. The property is located along the southeast side of Middletown-Warwick Road (US 301) between Bunker Hill Road and Levels Road. The property consists of a dwelling and a corncrib/granary constructed in 1856; a carriage house and a forge house that appear contemporary with the dwelling and corncrib/granary; a smokehouse constructed in 1857; and a privy constructed ca. 1900. The associated 5.1-acre lot, which is included in the nominated National Register boundary, is planted with mature trees and surrounded by cultivated fields. The 7.47-acre National Register boundary includes the dwelling, outbuildings, landscape features, and immediate setting. The resource, its location, and boundary are illustrated in Figure 8. The resource is shown in Photograph 6.

Hedgelawn was erected for William R. Cochran on land that he obtained from his father, former Delaware Governor John P. Cochran. The land was originally a part of John Cochran's Stockton tract. Both the Stockton tract and the land comprising Hedgelawn were used to cultivate peaches. The dwelling at Hedgelawn was constructed in 1856 and is similar in form to the nearby dwelling known as Rumsey Farm (Schmidt 1972b).

The significant characteristics of the property include the integrity of design, materials, and workmanship of the dwelling, domestic outbuildings, and agricultural outbuildings. The overall setting of the property, with the residence facing the main roadway to the west, prominent front lawn with allee of trees, related agricultural and domestic outbuildings to the rear of the dwelling, and surrounding agricultural lands, conveys the aspects of feeling, setting, and location of a prosperous nineteenth-century rural estate.



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| — | EXISTING ROAD NETWORK | — | PROPOSED/PENDING DEVELOPMENT |
| — | PROPOSED ROADWAY IMPROVEMENTS | — | WETLANDS (2007 field surveyed) |
| - - - | LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY | — | WETLANDS (based on 2002 aerial imagery) |
| ● | PROPOSED STORMWATER MANAGEMENT FACILITIES | — | 100-YEAR FLOODPLAINS (FEMA) |
| — | PROPERTY LINES | XXX | PAVEMENT ACCESS TO BE REMOVED |
| — | PARCELS (UNDER DEVELOPMENT) | — | HISTORIC PROPERTIES |
| — | PROPOSED EARTH BERMS | ▲ | NOISE RECEPTOR SITE |
| — | APPROVED DEVELOPMENT | ① | PHOTO DIRECTIONAL SYMBOL |



	US 301 Project Development Documentation in Support of a Finding of Adverse Effect		
	Hedgelawn CRS No. N00118		
Scale: 1"=500'	November 2007	Figure 8	



Photograph 6: CRS No. N00118, Hedgelawn, view facing southeast (June 2005).

3.7 CRS No. N00117, Cochran Grange, 704 Middletown-Warwick Road

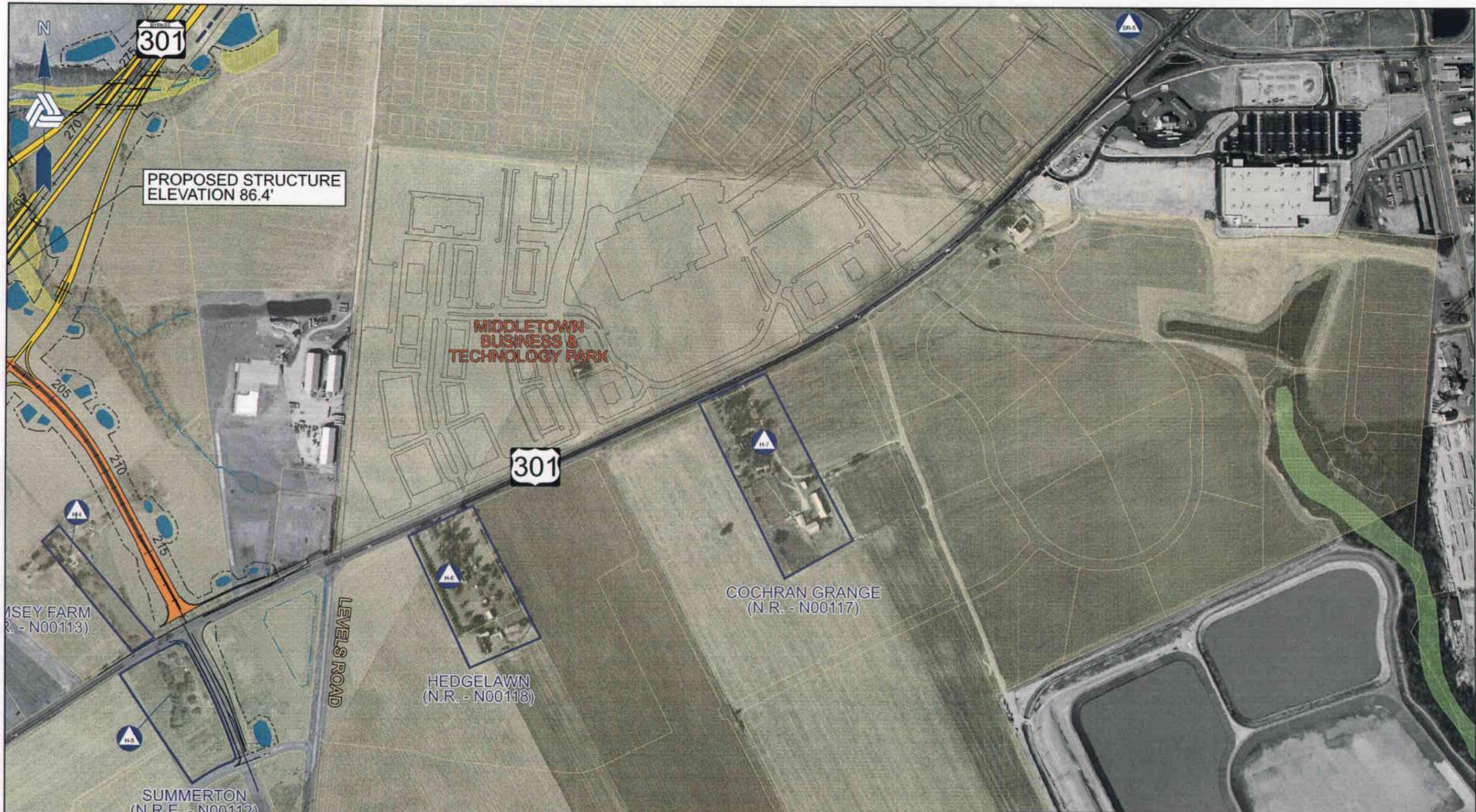
The Cochran Grange (CRS No. N00117) was previously listed in the National Register in 1972 under Criteria A for agriculture and C for architecture. The prominent dwelling sits on the east side of Middletown-Warwick Road behind a wrought iron fence that follows along the roadway and an allee of prominent trees that lead up to the façade of the dwelling. The Cochran Grange includes an architecturally impressive and well-preserved collection of domestic and agricultural buildings with a high degree of integrity, most of which date to 1834 (brick barn, threshing barn, and granary/corncrib), and an 1842 dwelling. These buildings were built by Governor John P. Cochran, who owned and operated the farm in the nineteenth century. Additional historic outbuildings include a brick slave quarters, a frame privy, and a *circa*-1910 frame milk house adjacent to the brick bank barn. The dwelling is a five-bay, two-story structure with a main block housing rooms for the family and a two-story wing to the left that historically included a kitchen and rooms for servants. The brick dwelling features architectural details of the Greek Revival and Italianate styles, including a two-story porch supported by square columns and a nearly flat roof topped by a flat-roofed cupola. The barn and an adjacent modern stable continue to be used for the boarding of thoroughbred race horses. The National Register boundary encompasses 10.0 acres and includes the dwelling, trees, lawn, and outbuildings. The resource, its location, and boundary are illustrated in Figure 9. The resource is shown in Photograph 7.

The dwelling was erected by Governor John P. Cochran, the 43rd governor of Delaware, in 1842. Cochran was one of the local leaders in peach cultivation and eventually became the largest peach producer in St. Georges Hundred (Schmidt 1972). The house remains under the ownership of members of the Cochran family.

The significant characteristics of the property include the physical fabric of the dwelling and the extant outbuildings, as they retain a high degree of integrity of materials, design, and workmanship. There are few intrusions within the historic farmstead complex beyond a modern garage and stable, both of which are painted red in color and covered in vertical board siding to imitate the rest of the agricultural complex. Other significant qualities include the setting of the property lawn and trees surrounding the buildings and farmlands encircling the farm complex. Despite surrounding modern intrusions now evident, the overall layout of the property, with the mansion overlooking the main roadway to the west and several of the key outbuildings to the rear, conveys the aspects of feeling, setting, and location of an elite farm from the early to mid-nineteenth century.

3.8 CRS No. N00106, The Maples, 1023 Bunker Hill Road

The Maples (CRS No. N00106) was listed in the National Register of Historic Places in 1978 under Criterion C for its architectural significance. The property is located along the north side of Bunker Hill Road northwest of Middletown-Warwick Road (US 301). The historic farm lane is located to the east of the dwelling, providing access from Bunker Hill Road to the secondary buildings and structures located north of the dwelling. The 186.9-acre lot is planted with mature trees (many of which are maples, inspiring the resource's name) and includes cultivated fields. The property consists of a *circa*-1850s dwelling with late Second Empire stylistic elements, a



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	US 301 Project Development Documentation in Support of a Finding of Adverse Effect		
	Cochran Grange CRS No. N00117		
Scale: 1"=500'	November 2007	Figure 9	



Photograph 7: CRS No. N00117, Cochran Grange, view facing northwest (June 2005).

cowshed (currently used as an equipment shed), a milking barn with an attached milk house, a windmill, and a modern pool. The National Register boundary includes an area measuring 1.66 acres, the dwelling and tree-lined front yard. The outbuildings to the rear are excluded as they do not contribute to the architectural significance of the property. The boundary follows the tree line to the northwest, the edge of the rear yard to the northeast, a farm lane to the southeast, and the property line along Bunker Hill Road to the southwest. The resource, its location, and boundary are illustrated in Figure 10. The dwelling is shown in Photograph 8.

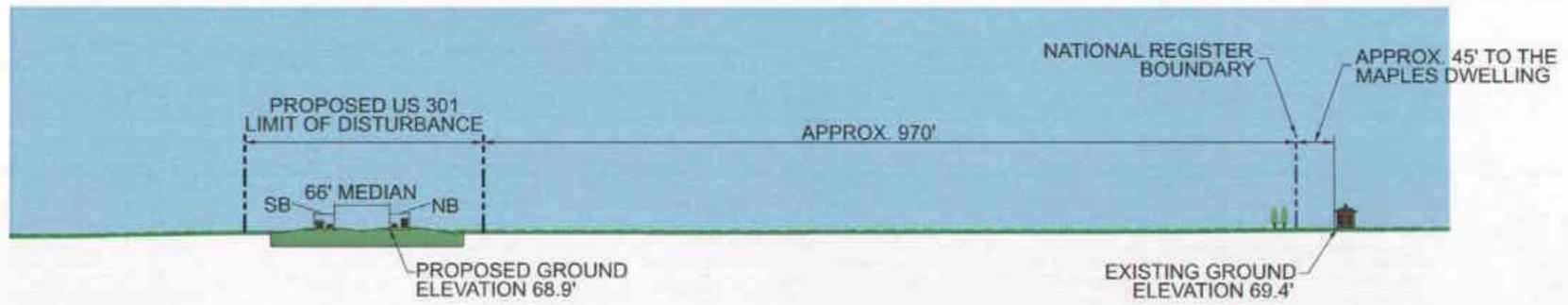
The dwelling was erected by George Derrickson, Sr., in the 1850s. George Derrickson, Sr., owned a large amount of land in Middletown, including a tract called Indian Range, which he purchased in 1837. Derrickson built the Maples on newly acquired land adjacent to Indian Range in the 1850s. George's son Charles married and moved from Indian Range to the Maples around the time of his father's death. Charles Derrickson updated the dwelling with Second Empire features in the 1880s (Norton 1977a). Later alterations to the dwelling since its listing in the National Register include an open, shed-roofed porch currently attached to the north elevation of the rear ell and a screened-in, shed-roofed porch attached to the west elevation of the ell. These alterations are not of significant massing and scale to detract from the integrity of the dwelling.

The significant characteristics of the property include the architectural features and integrity of materials, design, and workmanship of the house, which together display an eclectic range of several nineteenth-century styles, with the Second Empire predominating. The other significant characteristic is the dwelling's immediate setting, including the tree-lined front yard. The setting amidst active farmlands is important to understand the agricultural history of the associated property. The more recent agricultural outbuildings and swimming pool are not contributing features as they do not contribute to the property's historic significance.

3.9 CRS No. N05148, Rosedale, 1143 Bunker Hill Road

Rosedale (CRS No. N05148) was listed in the National Register as part of the multiple property nomination *Rebuilding St. Georges Hundred, New Castle County, 1850-1880* under Criterion A for its agricultural significance and under Criterion C for its architectural significance. The active horse farm is located along the north side of Bunker Hill Road, southwest of the intersection with Choptank Road. The property consists of a *circa*-1790 dwelling, a *circa*-1880 horse barn with an attached training stable and office, a *circa*-1950s brood mare stable, a *circa*-1950s tenant house, and a *circa*-1940 to 1960 loading chute. The dwelling, which features Georgian stylistic elements, is currently in good condition and retains notable details and form typical of the style. The historic farm lane is located to the east of the dwelling, providing access from Bunker Hill Road to the agricultural buildings located north of the dwelling. The 19.60-acre National Register boundary includes the dwelling and associated outbuildings, and is planted with mature trees and active pastures. The resource, its location, and boundary are illustrated in Figure 11. The resource is shown in Photograph 9.

The earliest mention of Rosedale in historic deeds is 1792 when Joshua E. Driver acquired a parcel of land, including the dwelling, from his grandfather, John Reynolds. Driver sold the property to Thomas Murphy in 1847, and the property remained in the Murphy family until the early 1890s. In 1860, the farm produced wheat, Indian corn, oats, potatoes, and dairy products.



Scale: 1"=200'



<ul style="list-style-type: none"> EXISTING ROAD NETWORK PROPOSED ROADWAY IMPROVEMENTS LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY PROPOSED STORMWATER MANAGEMENT FACILITIES PROPERTY LINES PARCELS (UNDER DEVELOPMENT) PROPOSED EARTH BERMS APPROVED DEVELOPMENT 	<ul style="list-style-type: none"> PROPOSED/PENDING DEVELOPMENT WETLANDS (2007 field surveyed) WETLANDS (based on 2002 aerial imagery) 100-YEAR FLOODPLAINS (FEMA) PAVEMENT ACCESS TO BE REMOVED HISTORIC PROPERTIES NOISE RECEPTOR SITE PHOTO DIRECTIONAL SYMBOL
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Delaware Department of Transportation Federal Highway Administration

US 301 Project Development

Documentation in Support of a Finding of Adverse Effect

Cross-Section Illustrating The Maples at STA. 308+00
CRS No. N00106

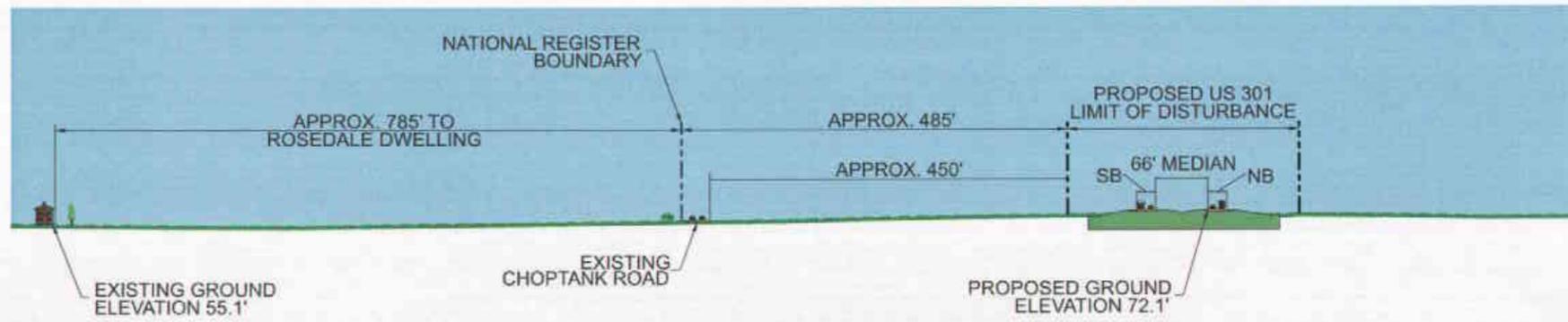
Scale: 1"=500' November 2007 Figure 10



Photograph 8: CRS No: N00106, The Maples, view facing northwest (June 2005).



Photograph 9: CRS No. N05148, Rosedale, view facing north (June 2005).



Scale: 1"=200'



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- - - PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- XXX PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- ▲ NOISE RECEPTOR SITE
- ① PHOTO DIRECTIONAL SYMBOL





US 301 Project Development

Documentation in Support
of a Finding of Adverse Effect

Cross-Section Illustrating
Rosedale at STA. 315+00
CRS No. N05148



Scale: 1"=500'	November 2007	Figure 11
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In addition to the farm, the Murphys owned and operated a mill on Bohemia Creek in Cecil County, Maryland, just over the state line from Delaware. Rosedale functioned as a horse farm for most of the twentieth century and continues to serve in this capacity today (Herman et al. 1985).

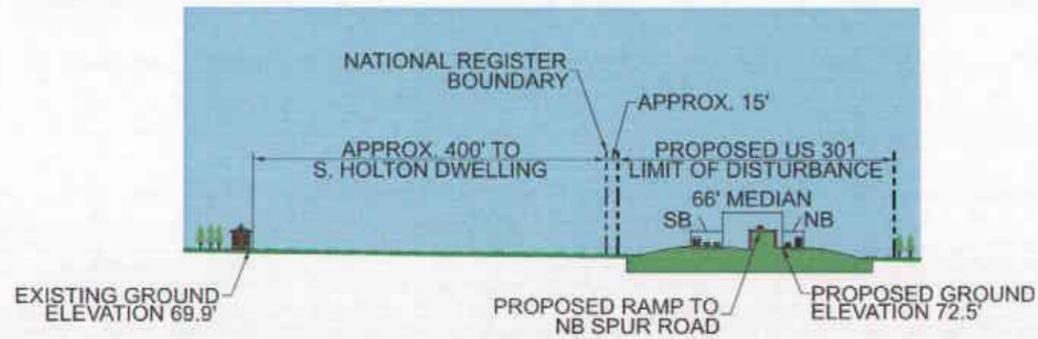
The dwelling is significant as an embodiment of the Georgian architectural style; therefore, retention of integrity of design, materials, and workmanship are critical to the eligibility of the resource. The farmstead is significant as an example of the rebuilding that occurred in the local area during the nineteenth century. The significant characteristics of the property include the physical fabric of the house, the barn, and the outbuildings, as well as the surrounding pasture land. The setting of this property amidst and within view of other active farms and associated farmlands, including the Maples (CRS No. N00106) to the east, is also significant as it conveys the feeling of and association with a rural landscape.

3.10 CRS No. N00107, S. Holton Farm, 2010 Choptank Road

The S. Holton Farm (CRS No. N00107) was listed in the National Register of Historic Places in 1985 as part of the multiple property nomination *Rebuilding St. Georges Hundred, New Castle County, 1850-1880* under Criterion A for its agricultural significance and under Criterion C for its architectural significance. Today, the property remains eligible for listing in the National Register under Criterion C. The property no longer retains its agricultural significance under Criterion A due to the loss of the barn and other outbuildings since the time of the property's listing in 1985. According to the National Register nomination form, "the farmhouse, with its related outbuildings, is significant on a local level as being one of many examples of rebuilding in the area" (Herman et al. 1985). The dwelling is also significant for its embodiment of the essential features of the Greek Revival style, which include Classical symmetry and proportion, symmetrical fenestration in all three exposed elevations of the main block, and a centrally placed front porch.

The S. Holton Farm property consists of a *circa*-1850 dwelling, a *circa*-1880 to 1900 milk house, a modern garage, and a modern shed. The property is located along the east side of Choptank Road north of Bunker Hill Road. The 81.80-acre parcel is planted with mature trees and includes cultivated fields. The historic farm lane is located to the south of the dwelling, providing access from Choptank Road to the secondary buildings located east of the dwelling. The National Register boundary includes the house, grounds, and tree-lined lane leading from Choptank Road. The boundary follows along either side of the driveway to the north and south, is drawn to include the milk house and the location of former outbuildings to the east, and includes 4.4 acres. The resource, its location, and boundary are illustrated in Figure 12. The resource is shown in Photograph 10.

Spencer Holton erected the dwelling at the S. Holton Farm ca. 1850 after purchasing additional land adjoining acreage that he acquired in 1838. In 1850, Holton produced corn, wheat, oats, butter, potatoes, hay, and clover seed, and raised milk cows, other cattle, horses, sheep, and swine. Market orchards were added to the property between 1860 and 1870, and by 1880 the farm included 25 acres of peach trees and one acre of apple trees. The farm remained in the Holton family until 1886, when it was auctioned to John Bailey. The farm went through several owners around the turn of the century, and was purchased by Howard and Mary Crossland in 1928. The



Scale: 1"=200'



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- - - PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- XXX PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- ▲ NOISE RECEPTOR SITE
- ① PHOTO DIRECTIONAL SYMBOL





US 301 Project Development
Documentation in Support
of a Finding of Adverse Effect

**Cross-Section Illustrating
S. Holton Farm at STA. 365+00
CRS No. N00107**



Scale: 1"=500'

November 2007

Figure 12



Photograph 10: CRS No. N00107, The S. Holton Farm, view facing northeast (June 2005).

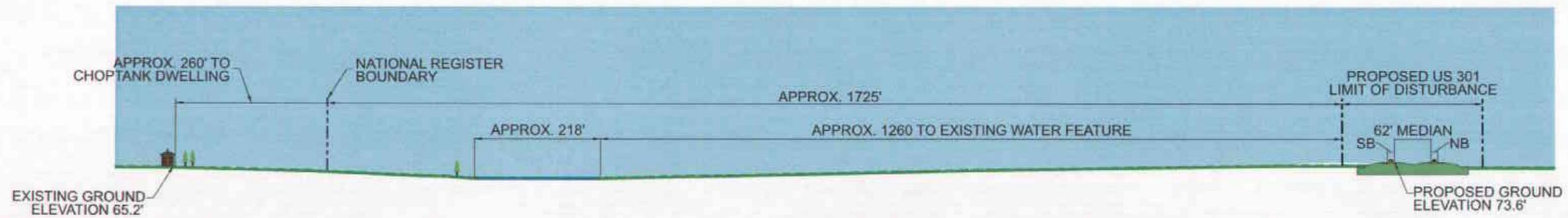
farm has remained in the Crossland family since the early twentieth century (Herman et al. 1985). The significant characteristics of the property include the architectural qualities of the dwelling, as the majority of its salient exterior features survive from the period of significance. Other significant characteristics of the property include the property's immediate setting and surrounding grounds, including the tree-lined lane leading from Choptank Road. The farmstead's location in its larger environment of cultivated farmlands conveys the setting and feeling of a mid-nineteenth-century estate in central New Castle County.

3.11 CRS No. N00109, Choptank, 1542 Choptank Road

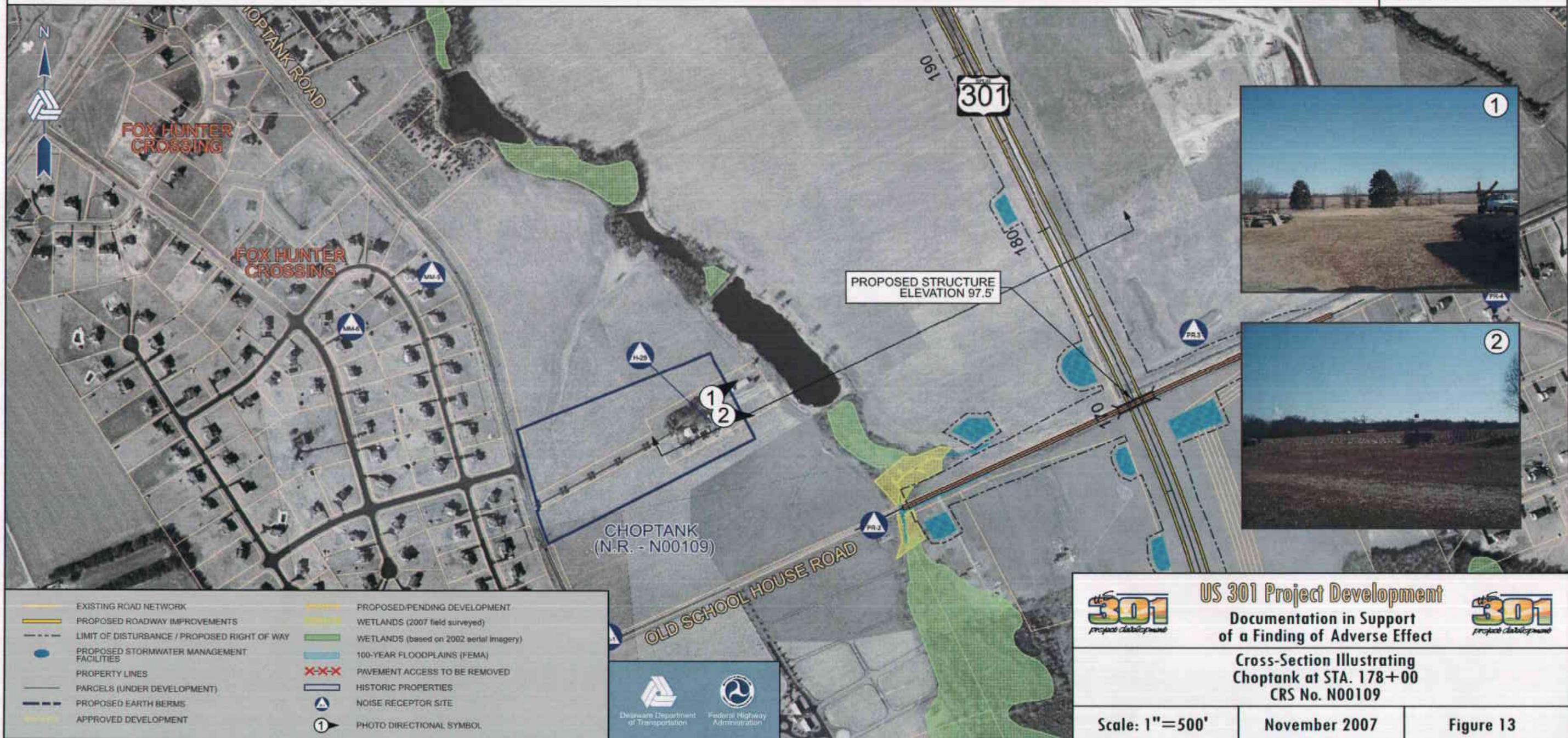
Choptank (CRS No. N00109) was previously listed in the National Register in 1985 as part of the *Rebuilding St. Georges Hundred, New Castle County, 1850-1880* multiple property nomination under Criterion A for agriculture and under Criterion C for architecture. The property consists of a *circa*-1835 dwelling with a *circa*-1850 front block and a *circa*-1900 cow barn and milk house. The dwelling, featuring Greek Revival stylistic elements, is reflective of the rebuilding that occurred in the mid-nineteenth century throughout St. Georges Hundred; an earlier dwelling (ca. 1835) was incorporated into the rear ell and the front block with stylistic features was added ca. 1850. The extant outbuildings stand in good condition and contain little to no modern alterations. The property is located along the east side of Choptank Road. An asphalt driveway leads east from Choptank Road to the dwelling and outbuildings that comprise Choptank Farm. Mature walnut, maple, holly, and cedar trees are located in the vicinity of the dwelling, and cultivated fields, all under the ownership of the Rhoades family, surround the property to the north and south. The 14.66-acre National Register boundary includes the dwelling, the cow barn, the milk house, the tree-lined drive, the grounds, and sufficient agricultural lands to convey the property's significance under Criteria A and C. The resource, its location, and National Register boundary are illustrated in Figure 13. The resource is shown in Photograph 11.

Thomas Clayton erected Choptank on land that he obtained from his father, Colonel Joshua Clayton. The property is named for the delineation shown on the 1868 Beers Atlas. The 240 acres consisted primarily of cultivated fields used for growing corn, oats, and wheat. By 1870, the farm value increased, while the actual acreage decreased to 190 acres. Peach growing quickly replaced some of the grain production on the farm. However, after the short-lived peach boom of the late nineteenth century, the farm reverted back to grain production for its livelihood. Livestock, specifically feed cows, were raised on Choptank as well (Herman et al. 1985). According to an interview with the current owners, the property remained in the Clayton family until 1952 when the current owners, the Rhoades family, purchased the property, which was then operating as a dairy farm, from Mary Clayton. The Rhoades family used Choptank for crop farming before renting the acreage out for grain cultivation in the 1980s.

The significant characteristics of the property include the physical fabric of the dwelling, cow barn, and the milk house. The setting and location of the farmstead amidst agricultural fields is also important to an understanding of the history of the property. The swimming pool is not a contributing feature as it does not contribute to the property's agricultural or architectural significance.



Scale: 1"=200'



US 301 Project Development
 Documentation in Support
 of a Finding of Adverse Effect

**Cross-Section Illustrating
 Choptank at STA. 178+00
 CRS No. N00109**

Scale: 1"=500' November 2007 Figure 13



Photograph 11: CRS No. N00109, Choptank, view facing southeast (June 2005).

3.12 CRS No. N00427, Woodside, 1358 Choptank Road

Woodside (CRS No. N00427) was previously listed in the National Register as part of the *Rebuilding of St. Georges Hundred National Register* thematic nomination in 1985 under Criteria A for agriculture and C for architecture. The property consists of a *circa*-1860 brick dwelling, a stable, a granary, a cattle/dairy barn, an equipment shed, and a water tower. The property is located on the east side of Choptank Road. The dwelling and outbuildings are accessed from Choptank Road by a tree-lined drive. The property is landscaped with mature trees. The 4.00-acre boundary includes the dwelling, outbuildings, and immediate setting to convey the property's significance under Criteria A and C. The resource, its location, and the National Register boundary are illustrated in Figure 14. The resource is shown in Photograph 12.

Woodside was commissioned by Henry Clayton around 1860 on a portion of his father's lands. Clayton formally purchased an encompassing 212 acres in 1873. During the area's peach boom, Henry Clayton was one of the most prosperous growers in St. Georges Hundred (Herman et al. 1985).

The significant characteristics of the property include the physical fabric of the dwelling and outbuildings and landscape features such as the mature trees in the front yard. The setting of this property amidst active farmland enables it to convey the feeling and setting of and association with a nineteenth-century farm.

3.13 CRS No. N05123, Governor Benjamin T. Biggs Farm, 1196 Choptank Road

The Governor Benjamin T. Biggs Farm (CRS No. N05123) was listed in the National Register in 1987 under Criterion A for association with the rebuilding trend, under Criterion B for its association with Governor Benjamin T. Biggs, and under Criterion C for architecture. The property consists of an 1846 brick dwelling, a smokehouse, three implement sheds (one of which is used as a garage, another as a stable), a small barn, a shop, and a dairy. The property is located on the east side of Choptank Road, and an asphalt drive, sheltered by mature trees, provides access to the dwelling and outbuildings located east of the dwelling. The 3.97-acre National Register boundary, which also serves as the current tax parcel, includes the dwelling, the outbuildings, and immediate setting to convey its significance under Criteria A, B, and C. The resource, its location, and the National Register boundary are illustrated in Figure 15. The resource is shown in Photograph 13.

The dwelling was built in 1846 by John Biggs and was deeded to Benjamin T. Biggs in 1861. Biggs was later elected Governor of Delaware in 1887. Like farmers in adjacent St. Georges Hundred, Biggs capitalized on the peach market.

The significant characteristics of the property include the physical fabric of the dwelling and outbuildings, the retention of agricultural crop lands, and landscape features such as the mature trees in the front yard and the fence lines that delineate the dwelling and yard space from the surrounding fields. The rural setting of this property is significant as it conveys the association and feeling of a nineteenth-century farm.



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|--|--|--|---|
| | EXISTING ROAD NETWORK | | PROPOSED/PENDING DEVELOPMENT |
| | PROPOSED ROADWAY IMPROVEMENTS | | WETLANDS (2007 field surveyed) |
| | LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY | | WETLANDS (based on 2002 aerial imagery) |
| | PROPOSED STORMWATER MANAGEMENT FACILITIES | | 100-YEAR FLOODPLAINS (FEMA) |
| | PROPERTY LINES | | PAVEMENT ACCESS TO BE REMOVED |
| | PARCELS (UNDER DEVELOPMENT) | | HISTORIC PROPERTIES |
| | PROPOSED EARTH BERMS | | NOISE RECEPTOR SITE |
| | APPROVED DEVELOPMENT | | PHOTO DIRECTIONAL SYMBOL |



US 301 Project Development
Documentation in Support
of a Finding of Adverse Effect



Woodside
CRS No. N00427

Scale: 1"=500'

November 2007

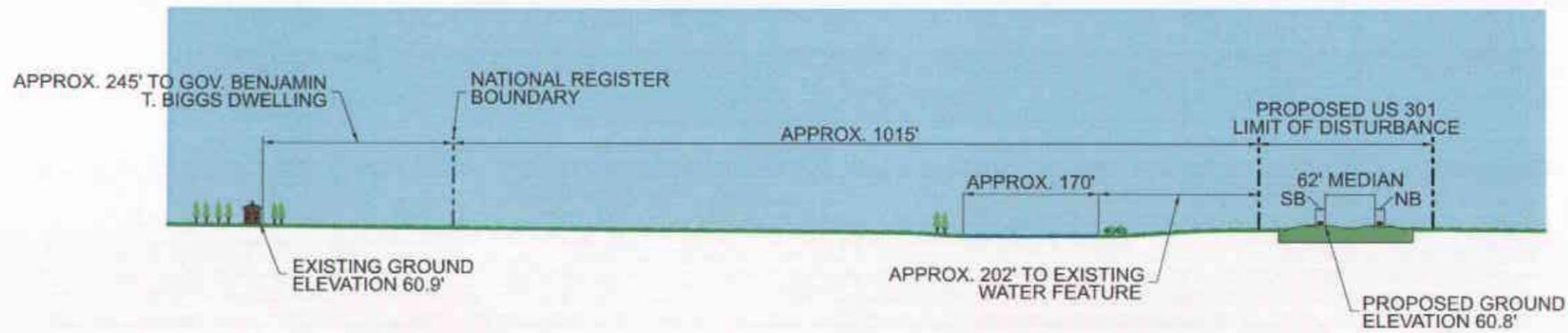
Figure 14



Photograph 12: CRS No. N00427, Woodside, view facing northeast (June 2005).



Photograph 13: CRS No. N05123, Governor Benjamin T. Biggs Farm, view facing northeast (June 2005).



Scale: 1"=200'



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- - - PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- XXX PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- ▲ NOISE RECEPTOR SITE
- ① PHOTO DIRECTIONAL SYMBOL





US 301 Project Development

Documentation in Support
of a Finding of Adverse Effect

**Cross-Section Illustrating
Governor Benjamin T. Biggs Farm at STA. 242+00
CRS No. N05123**



Scale: 1"=500'

November 2007

Figure 15

3.14 CRS No. N05146, Armstrong-Walker House, 5036 Summit Bridge Road

The Armstrong-Walker House (CRS No. N05146) was listed in the National Register as part of the multiple property nomination *Rebuilding St. Georges Hundred, New Castle County, 1850-1880* under Criterion A for its agricultural significance and under Criterion C for its architectural significance. The property consists of a brick dwelling, a barn, and a shed (all constructed ca. 1870), and a *circa*-1940 equipment shed. The property is located on the west side of Summit Bridge Road, south of its intersection with Armstrong Corner Road. The property is sparsely landscaped with a few mature trees and is surrounded by agricultural land. The 5.00-acre National Register boundary includes the dwelling, the outbuildings, and sufficient setting to convey its significance under Criteria A and C. The resource, its location, and National Register boundary are illustrated in Figure 16. The resource is shown in Photograph 14.

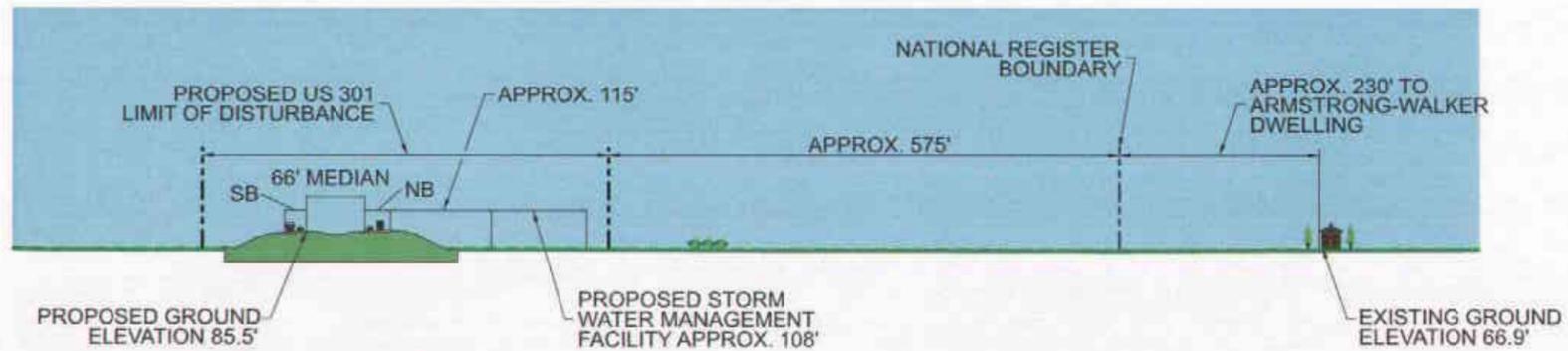
The Armstrong-Walker House was constructed ca. 1870 by Martin E. Walker, a farmer and brickyard operator. Some of the bricks produced by Walker may have been used in the construction of the dwelling (Herman et al. 1985). The Armstrong family, for whom the area of Armstrong Corners is named, acquired the property in 1889 and continues to retain ownership of the farm.

The significant characteristics of the property include the physical fabric of the dwelling, barn, and outbuildings as well as landscape features such as the placement of trees to denote the yard space. The setting of this property amidst active farmlands is also significant as it conveys the aspects and feelings of a nineteenth-century mixed farm that was converted to dairying operations in the late nineteenth and early twentieth centuries.

3.15 CRS No. N03930, Achmester, 617 Marl Pit Road

Achmester (CRS No. N03930) was listed in the National Register in 1980 under Criterion A for its agricultural significance and under Criterion C for its architectural significance. The property includes a dwelling constructed in 1829, a *circa*-1850 barn that is partially in ruins, a *circa*-1850 log smokehouse, a *circa*-1900 shed, a *circa*-1900 milk house, a modern equipment shed/garage, and a modern mobile home. With the exception of a few mature trees surrounding the dwelling, the property is minimally landscaped and is surrounded by cultivated fields. A gravel drive leading north from Marl Pit Road provides access to the dwelling and to the outbuildings located to the north. The 266.23-acre National Register boundary includes the dwelling, outbuildings, and surrounding cultivated fields to convey its significance under Criteria A and C. The resource, its location, and the National Register boundary are illustrated in Figure 17. The resource is shown in Photograph 15.

Richard Mansfield resided at Achmester from 1819, when he purchased the property, until his death in 1846. Mansfield was a successful farmer, a commissioner of the Delaware Railroad, and a Brigadier-General in the Delaware militia. Mansfield kept detailed records of his activities between 1826 and 1844, and room-by-room inventories were taken of the dwelling at Achmester in 1841 and 1846. Primary records indicate that at least the main block of the dwelling was constructed in 1829, and the house had reached its present form by 1846 (Warnock et al. 1979).



Scale: 1"=200'



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- XXX PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- ▲ NOISE RECEPTOR SITE
- ① PHOTO DIRECTIONAL SYMBOL





US 301 Project Development

Documentation in Support
of a Finding of Adverse Effect

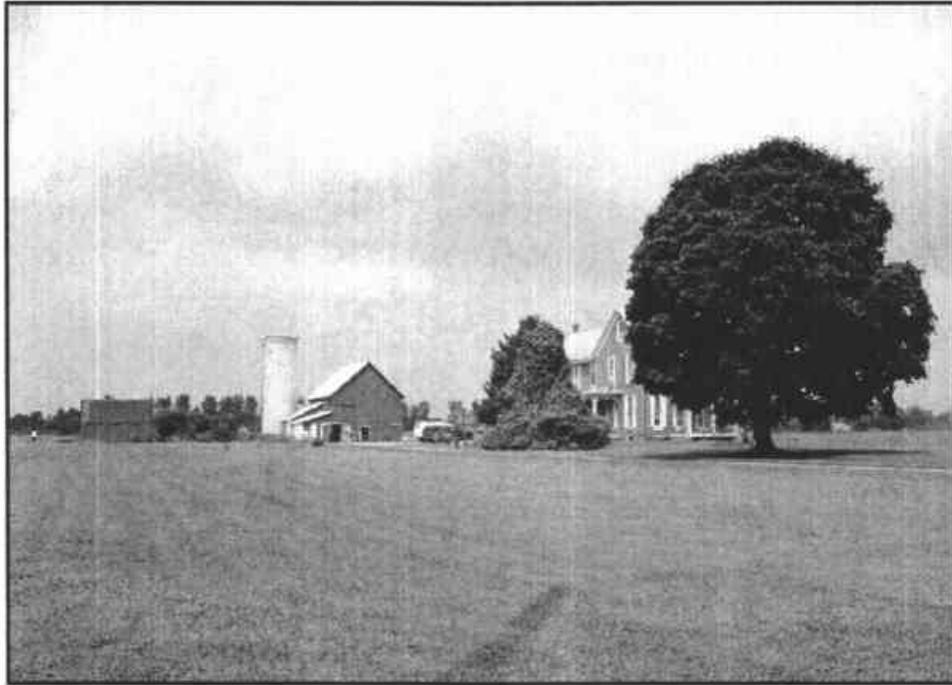
**Cross-Section Illustrating
Armstrong-Walker House at STA. 405+00
CRS No. N05146**



Scale: 1"=500'

November 2007

Figure 16



Photograph 14: CRS No. N05146, Armstrong-Walker House, view facing northwest (June 2005).



Photograph 15: CRS No. N03930, Achmester, view facing north (June 2005).



- | | |
|--|---|
| <ul style="list-style-type: none"> EXISTING ROAD NETWORK PROPOSED ROADWAY IMPROVEMENTS LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY PROPOSED STORMWATER MANAGEMENT FACILITIES PROPERTY LINES PARCELS (UNDER DEVELOPMENT) PROPOSED EARTH BERMS APPROVED DEVELOPMENT | <ul style="list-style-type: none"> PROPOSED/PENDING DEVELOPMENT WETLANDS (2007 field surveyed) WETLANDS (based on 2002 aerial imagery) 100-YEAR FLOODPLAINS (FEMA) PAVEMENT ACCESS TO BE REMOVED HISTORIC PROPERTIES NOISE RECEPTOR SITE PHOTO DIRECTIONAL SYMBOL |
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	US 301 Project Development Documentation in Support of a Finding of Adverse Effect	
Achmester CRS No. N03930		
Scale: 1"=500'	November 2007	Figure 17

The significant characteristics of the property include the dwelling's integrity of materials, workmanship, and design. The outbuildings and the retention of agricultural crop lands enhance integrity of setting and association and enable the farm to convey the feeling of a nineteenth-century farmstead. The tree lines associated with the property serve to delineate the edges of the farm fields and contribute to the agricultural significance of the resource. Modern structures within the farm complex are considered non-contributing features.

3.16 CRS No. N00121, Weston, 4677 Summit Bridge Road

Weston (CRS No. N00121) was listed in the National Register in 1985 as part of the *Rebuilding St. Georges Hundred, New Castle County, 1850-1880* multiple property nomination under Criterion A for agriculture and Criterion C for architecture. Weston is located on the east side of US 301 and the Norfolk Southern Railroad tracks, south of the Village of Mount Pleasant. Weston consists of an imposing brick house with an adjoining brick, three-story addition, the design of which displays influences of both Greek Revival and Italianate styles. The property also includes a group of well-preserved outbuildings: a frame tenant house, a bank barn, icehouse, and granary. The National Register boundary encompasses 36.41 acres and includes the house and outbuildings with surrounding farmland. The surrounding farmland is rented out. The resource, its location, and the National Register boundary are illustrated in Figure 18. The resource is shown in Photograph 16.

Samuel, William, and Frederick Brady, three sons of James Brady, erected the farm now known as "Weston" on land that they obtained in 1847 from the Reverend Nicholas Patterson (New Castle County Deed Book A6:369). The advent of the peach industry reached Weston after the Delaware Railroad was extended through the Brady property in 1855. The Weston property housed 90 horses and mules, which the Brady family rented out for towing purposes on the C&D Canal. The ice cut from the canal was kept in the icehouse located on the property and, in turn, sold to local residents. The property passed back and forth between the Brady brothers for over three decades until, in 1877, George Brady assumed sole proprietorship of the 445-acre "home farm" (New Castle County Deed Book V70:312). During the late nineteenth and early twentieth centuries, the property was used for dairying, as evidenced by the erection of the milk house and calf barn. Various owners briefly inhabited the property throughout the mid-twentieth century. The current owners, the Robb family, purchased the 184-acre property in 1952 from John and Evelyn Barnes (New Castle County Deed Book K52:377).

The significant characteristics of the property include the architectural detailing of the house and the outbuildings (including a relatively rare example of a bank barn). The associated landscape features, such as the mature trees in the front yard and the mature trees that now flank the present-day driveway, and the tree/fence lines that separate the buildings from the surrounding fields are also important. The setting of this property amidst farmland conveys its association with an active farmstead and the feeling of a rural landscape.



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- LIMIT OF DISTURBANCE / PROPOSED RIGHT-OF-WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- NOISE RECEPTOR SITE
- PHOTO DIRECTIONAL SYMBOL



US 301 Project Development

Documentation in Support
of a Finding of Adverse Effect

Weston
CRS No. N00121

Scale: 1"=500'

November 2007

Figure 18



Photograph 16: CRS No. N00121, Weston, view facing northeast (June 2005).

3.17 CRS No. N05132, Lovett Farm, 1405 Cedar Lane Road

The Lovett Farm (CRS No. N05132) was determined eligible for listing in the National Register under the *Rebuilding St. Georges Hundred* context under National Register Criteria A and C. The Lovett Farmstead/Mrs. Templeman House is composed of 100.00 acres of active agricultural land and a farm complex that is located at the end of a gravel driveway on the west side of Cedar Lane Road. The farm complex includes a number of historic buildings: a two-and-one-half-story dwelling with rear ell; two domestic outbuildings (a privy and woodshed); and a collection of agricultural outbuildings including a cowshed (now a run-in shed/tack room), a stable/cart shed/granary/equipment shed, a milk house, and a storage shed. The farm continues to cultivate field crops (corn, soybeans, and hay) and raise layer hens for the sale of eggs. The National Register boundary includes 101.2 acres. The resource, its location, and National Register boundary are illustrated in Figure 19. Photograph 17 conveys the appearance of the farmstead.

According to the current owners, the first dwelling on the property was a log cabin that was subsequently replaced by the central block of the rear ell. The original section of the present dwelling was likely erected by 1830 (based on form) and is present on the Rea and Price 1849 map of New Castle County, shown as “H. Templeman.” The property appears as the Mrs. Templeman House on the 1868 Beers map. The property is shown as under the ownership of T.R. Hopkins in 1881 and as the Frank Biggs Res., 175 acres, in 1893. According to George Lovett, the current owner, prior to the Lovett family occupation the property was owned by the same family since the 1940s, and they operated it as a dairy and grain farm. Prior to that, it was a tenant-run dairy farm. The current owner also recalled that the property was historically known as Chestnut Grove Farm (Rottenstein 2004:21-25).

The significant characteristics of the property include the physical fabric of the dwelling, domestic buildings, and agricultural outbuildings, as well as landscape features such as the trees shielding the dwelling and outbuildings and tree lines and fence lines denoting the edges of agricultural fields. The outbuildings on the property convey the feeling of a nineteenth-century farm that was converted to dairying operations in the late nineteenth and early twentieth centuries. The setting of this property amidst farmlands is also significant to an understanding of its agricultural history. The continued use of the farmstead for agricultural purposes, including the occupation of the dwelling by the farm family, further enhances integrity of feeling and association with agriculture.

3.18 CRS No. N05131, T.J. Houston Farm, 1306 Cedar Lane Road

The T. J. Houston Farm (CRS No. N05131) was determined eligible for listing in the National Register as part of the US 301 Project Development effort under Criterion C for architecture. The *circa*-1860 front block of the dwelling embodies a combination of the Federal and Greek Revival architectural styles and retains integrity from its secondary period of construction. Although the property also includes a *circa*-1940 to 1960 milk house, a *circa*-1940 to 1960 shed, and a well cap, the property is not considered significant in the area of agriculture. The property is located on the west side of Cedar Lane Road, and a tree-lined gravel drive provides access to the set-back dwelling and the secondary outbuildings. The milk house and shed are located west of the dwelling. The property is minimally landscaped and is surrounded by active agricultural lands.



- | | |
|--|---|
| EXISTING ROAD NETWORK | PROPOSED/PENDING DEVELOPMENT |
| PROPOSED ROADWAY IMPROVEMENTS | WETLANDS (2007 field surveyed) |
| LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY | WETLANDS (based on 2002 aerial imagery) |
| PROPOSED STORMWATER MANAGEMENT FACILITIES | 100-YEAR FLOODPLAINS (FEMA) |
| PROPERTY LINES | PAVEMENT ACCESS TO BE REMOVED |
| PARCELS (UNDER DEVELOPMENT) | HISTORIC PROPERTIES |
| PROPOSED EARTH BERMS | NOISE RECEPTOR SITE |
| APPROVED DEVELOPMENT | PHOTO DIRECTIONAL SYMBOL |



US 301 Project Development Documentation in Support of a Finding of Adverse Effect	
Lovett Farm CRS No. N05132	
Scale: 1"=500'	November 2007
Figure 19	



Photograph 17: CRS No. N05132, Lovett Farm, view facing west (June 2005).

The 2.76-acre National Register boundary includes the dwelling and the tree-lined gravel drive, providing sufficient setting for the architecturally significant dwelling. The resource, its location, and National Register boundary are illustrated in Figure 20. The dwelling is shown in Photograph 18.

The property encompassing the T. J. Houston Farm was attributed to the Houston family by 1849. The earliest portion of the dwelling appears to be enclosed within the rear block; the brick-clad main block appears to date to ca. 1860. In the mid- to late nineteenth century, the Houston farm yielded common products including wheat, corn, Irish potatoes, meat, butter, and market garden produce. Like many farms in the area, the farm later converted to dairy operations, likely in the early twentieth century. Following T.J. Houston's death, the farm was purchased by Ida V. Holton, wife of William M. Holton, for \$7,500 (New Castle County Deed Book A22:48). The Holtons retained ownership of the former Houston farm until June 1930, when they sold the property to Fred S. Robinson for \$10,500 (New Castle County Deed Book D37:97). The Robinson family retained ownership of the former Houston farm until July 1954, when they sold the farm to Bronislaw Koper and his wife, Jennie (New Castle County Deed Book H55:168). The property remained in the Koper family until May 2004, when they sold the property to Churchtown, LLC (New Castle County Deed Instrument 200406030060512). According to documentation on file with New Castle County planning staff, the double-dairy barn and corncrib/granary were only very recently removed from the property.

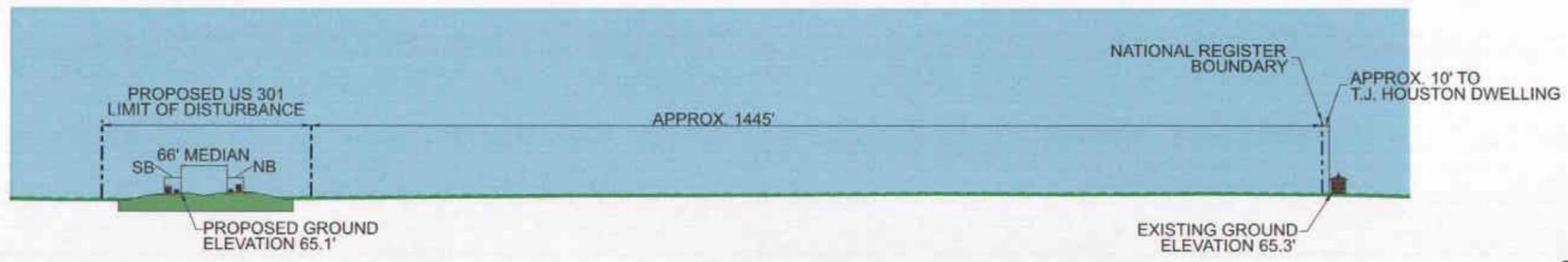
The significant characteristics of the property include the physical fabric of the dwelling and landscape features such as the trees lining the side of the driveway. The setting of this property amidst active farmlands is also significant as it conveys the historic agricultural association of the dwelling with a former dairying complex that is now largely demolished except for an extant milk house, silo, and shed.

3.19 CRS No. N12636, State Bridge Number 383, Jamison Corner Road

State Bridge Number 383 (CRS No. N12636) was determined eligible for listing in the National Register in 1988 under Criterion C for engineering significance. The bridge is a historically and technologically significant single-span, filled, solid spandrel concrete arch bridge that carries one lane of traffic on Jamison Corner Road over Scott Run. The substructure consists of concrete abutments with flared concrete wing walls. The arch is capped by a concrete parapet ornamented with incised rectangles. The resource, its location, and National Register boundary are illustrated in Figure 21. The bridge is shown in Photograph 19.

The bridge was erected in 1910 by the Luten Bridge Company of York, Pennsylvania, a leading early-twentieth-century builder of reinforced concrete bridges. A.G. Lichtenstein and Associates, Inc., indicated that the bridge is the oldest of four identified Luten arch bridges in Delaware (Lichtenstein Consulting Engineers, Inc. 2000).

The significant characteristics of this resource include the engineering and architectural features of the bridge, such as the flared concrete wing walls, and the decorative incised rectangles on the concrete parapet. The bridge's retention of integrity of materials, design, and workmanship are important to its ability to convey its engineering significance. The setting and location of this



Scale: 1"=200'



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- - - PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- XXX PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- ▲ NOISE RECEPTOR SITE
- ① PHOTO DIRECTIONAL SYMBOL





US 301 Project Development
Documentation in Support
of a Finding of Adverse Effect

**Cross-Section Illustrating
T.J. Houston Farm at STA. 522+00
CRS No. N05131**



Scale: 1"=500'

November 2007

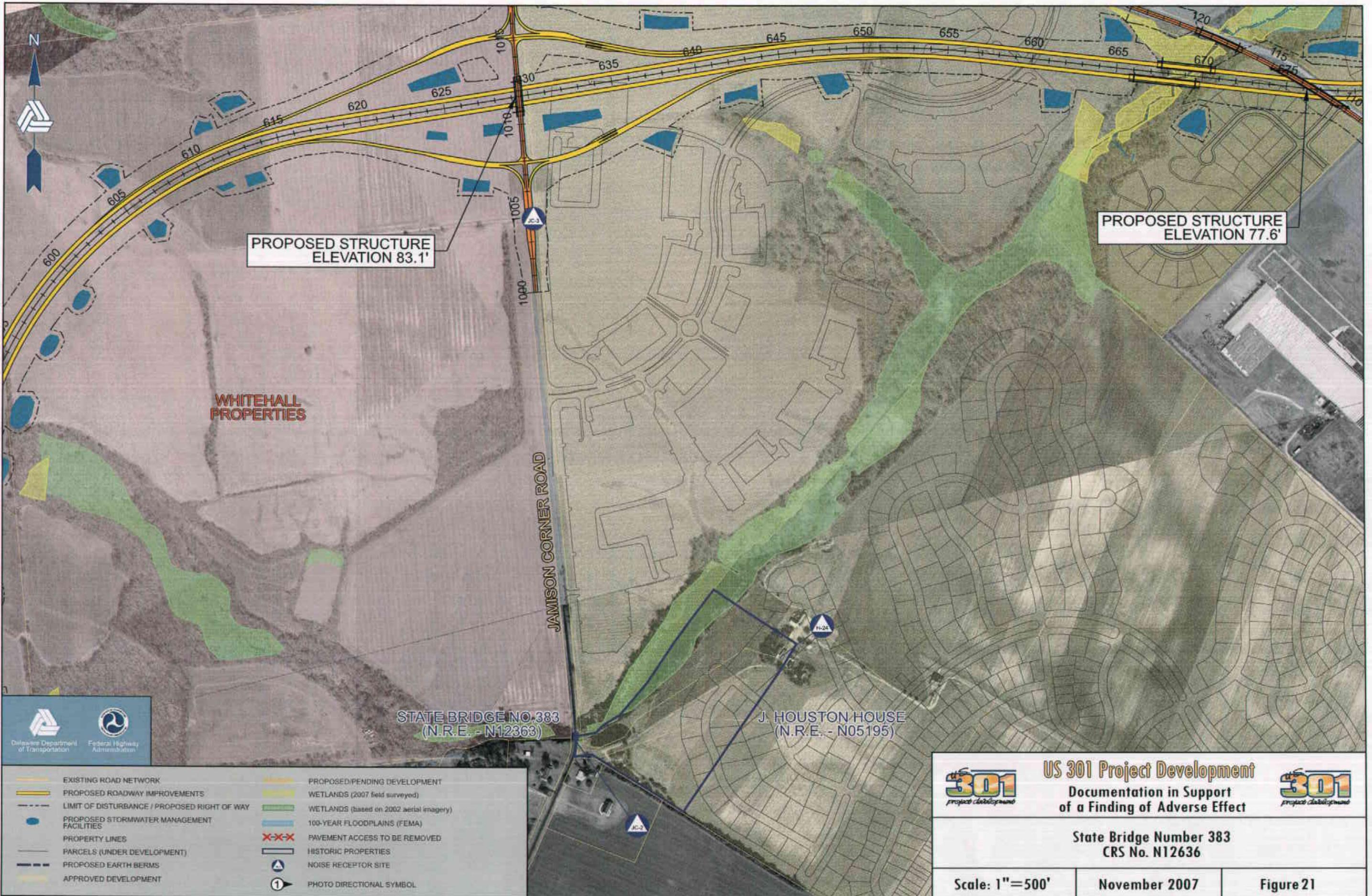
Figure 20



Photograph 18: CRS No. N05131, T. J. Houston Farm, view facing northwest (June 2005).



Photograph 19: CRS No. N12636, State Bridge Number 383, view facing northwest (June 2005).



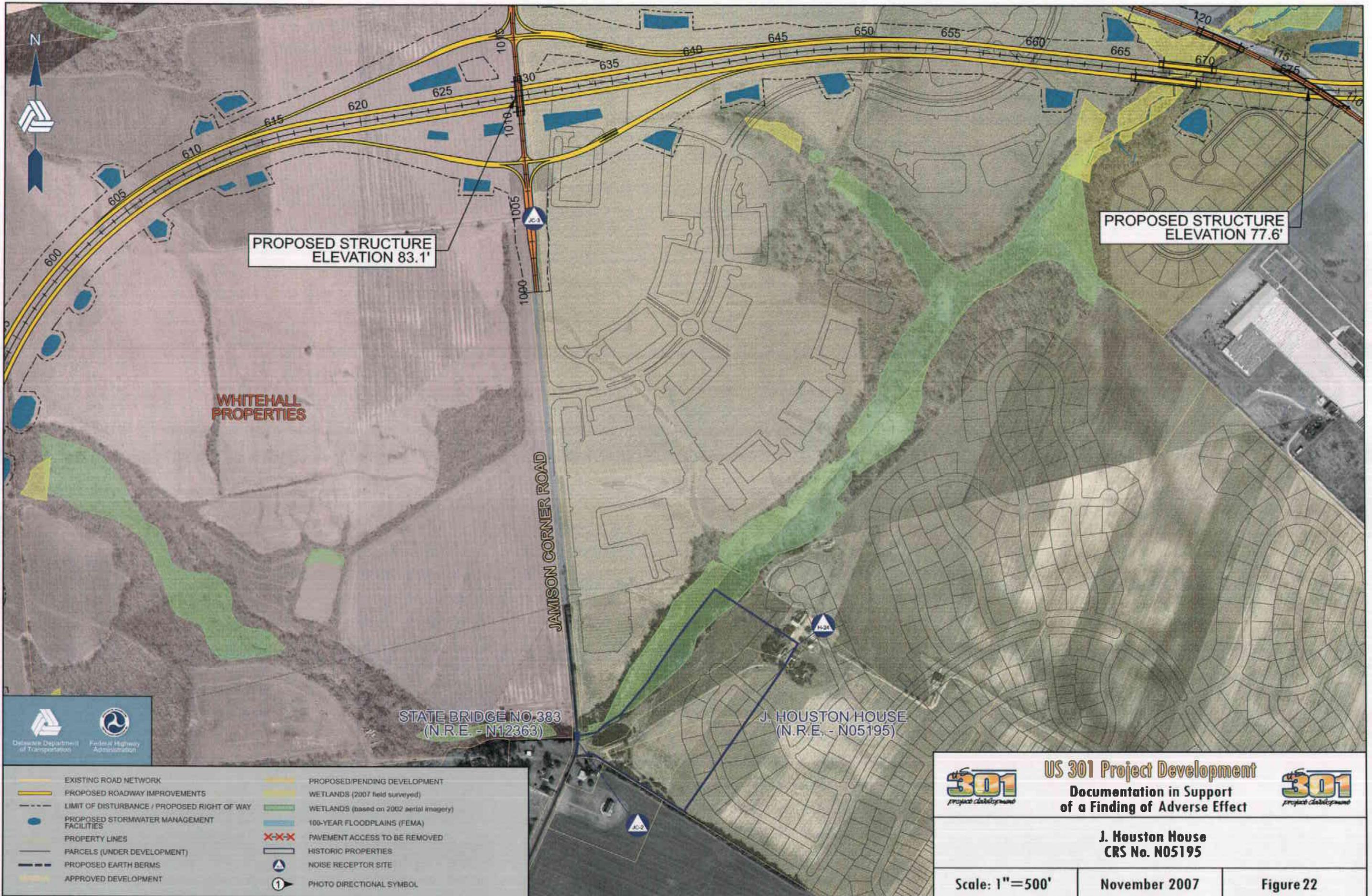
resource is also significant as it conveys the aspects and feelings of an early-twentieth-century bridge located in a sparsely populated rural area.

3.20 CRS No. N05195, J. Houston House, 1000 Jamison Corner Road

The J. Houston House (CRS No. N05195) was determined eligible for listing in the National Register as part of the US 301 Project Development effort under Criterion C for architecture. A long farm lane leads north from Jamison Corner Road to the dwelling and domestic and agricultural outbuildings that make up the J. Houston Farm, which is named for the property owner delineated on the Beers 1868 Atlas. This 254-acre property contains a *circa*-1880 two-and-one-half-story, five-bay, Folk Victorian house of frame construction with a rear ell attached to the northeast corner of the north elevation. The dwelling embodies characteristics of the Folk Victorian architectural style (1870 to 1910), including a cross gable roof; a one-story, full-façade, highly decorative wooden porch; a symmetrical façade; and a paired front door flanked by sidelights. The property also contains a number of agricultural outbuildings that are situated in a range farm plan. Included among them are a frame corncrib/granary, a poultry house, a milk house, a frame equipment shed, and three concrete block outbuildings. The property was found not eligible under Criterion A as the outbuildings, located north of the dwelling, are not contemporary to the dwelling. Nevertheless, the outbuildings enhance the setting of the farmhouse. Cultivated fields surround the property to the north, south, and east, and an original tree line remains to the west of the historic dwelling. In addition, the property contains various original trees and shrubs spaced throughout the building cluster. The 17.45-acre National Register boundary was drawn to include the dwelling and driveway that provide access to Jamison Corner Road. The resource, its location, and National Register boundary are illustrated in Figure 22. The dwelling is presented in Photograph 20.

During the late nineteenth century, John Houston, with 54 acres of approved land, three horses, two cows, and one head of cattle, owned a relatively small farm compared to the average farm size and production in St. Georges Hundred (United States Census Bureau 1870). During his ownership, John Houston erected a Folk Victorian-style house before he died intestate in August 1881. The property remained in the Houston family until 1899 when the property was conveyed to Samuel W. Hall of Dover for \$17,000 (New Castle County Deed Book D18:21). The property stayed in the hands of the Hall family for almost two decades until it was sold to George Crossland for \$20,400 in 1917 (New Castle County Deed Book C27:589). The financial problems generated by the Great Depression befell George Crossland, as it did many other residents of New Castle County, Delaware. Crossland's farm was sold at auction to Thomas C. Frame in October 1933 (New Castle County Deed Book S38:401). The farm was eventually acquired by Robert and Addie Baker in 1952. The farm, which currently consists of 254 acres, still remains in the ownership of the Baker family.

The significant characteristics of the property include the architectural aspects of the J. Houston House, which retains its original massing, fenestration, and ornamentation, and stands as a late-nineteenth-century example of Folk Victorian architecture, thereby supporting the integrity of design. Integrity of workmanship is evident through the retention of the original decorative front porch and boxed, molded, wood cornice. The retention of the other outbuildings and landscape



PROPOSED STRUCTURE
ELEVATION 83.1'

PROPOSED STRUCTURE
ELEVATION 77.6'

WHITEHALL
PROPERTIES

JAMISON CORNER ROAD

STATE BRIDGE NO. 383
(N.R.E. - N12363)

J. HOUSTON HOUSE
(N.R.E. - N05195)



- | | |
|--|---|
| — EXISTING ROAD NETWORK | — PROPOSED/PENDING DEVELOPMENT |
| — PROPOSED ROADWAY IMPROVEMENTS | — WETLANDS (2007 field surveyed) |
| - - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY | — WETLANDS (based on 2002 aerial imagery) |
| ● PROPOSED STORMWATER MANAGEMENT FACILITIES | — 100-YEAR FLOODPLAINS (FEMA) |
| — PROPERTY LINES | XXX PAVEMENT ACCESS TO BE REMOVED |
| — PARCELS (UNDER DEVELOPMENT) | — HISTORIC PROPERTIES |
| — PROPOSED EARTH BERMS | ▲ NOISE RECEPTOR SITE |
| — APPROVED DEVELOPMENT | ① PHOTO DIRECTIONAL SYMBOL |

		US 301 Project Development Documentation in Support of a Finding of Adverse Effect		
		J. Houston House CRS No. N05195		
Scale: 1"=500'	November 2007	Figure 22		



Photograph 20: CRS No. N05195, J. Houston House, view facing northeast (June 2005).

features, such as landscaping in the yard, tree lines along the creek, fence lines, and surrounding fields, is also important. The setting of this property amidst a largely rural landscape is significant as it enables the property to convey the feeling of a nineteenth-century farmhouse. The extant modern agricultural outbuildings, modern dwelling, and pool do not contribute to the property's architectural significance.

3.21 CRS No. N05244, Fairview, 350 Hyetts Corner Road

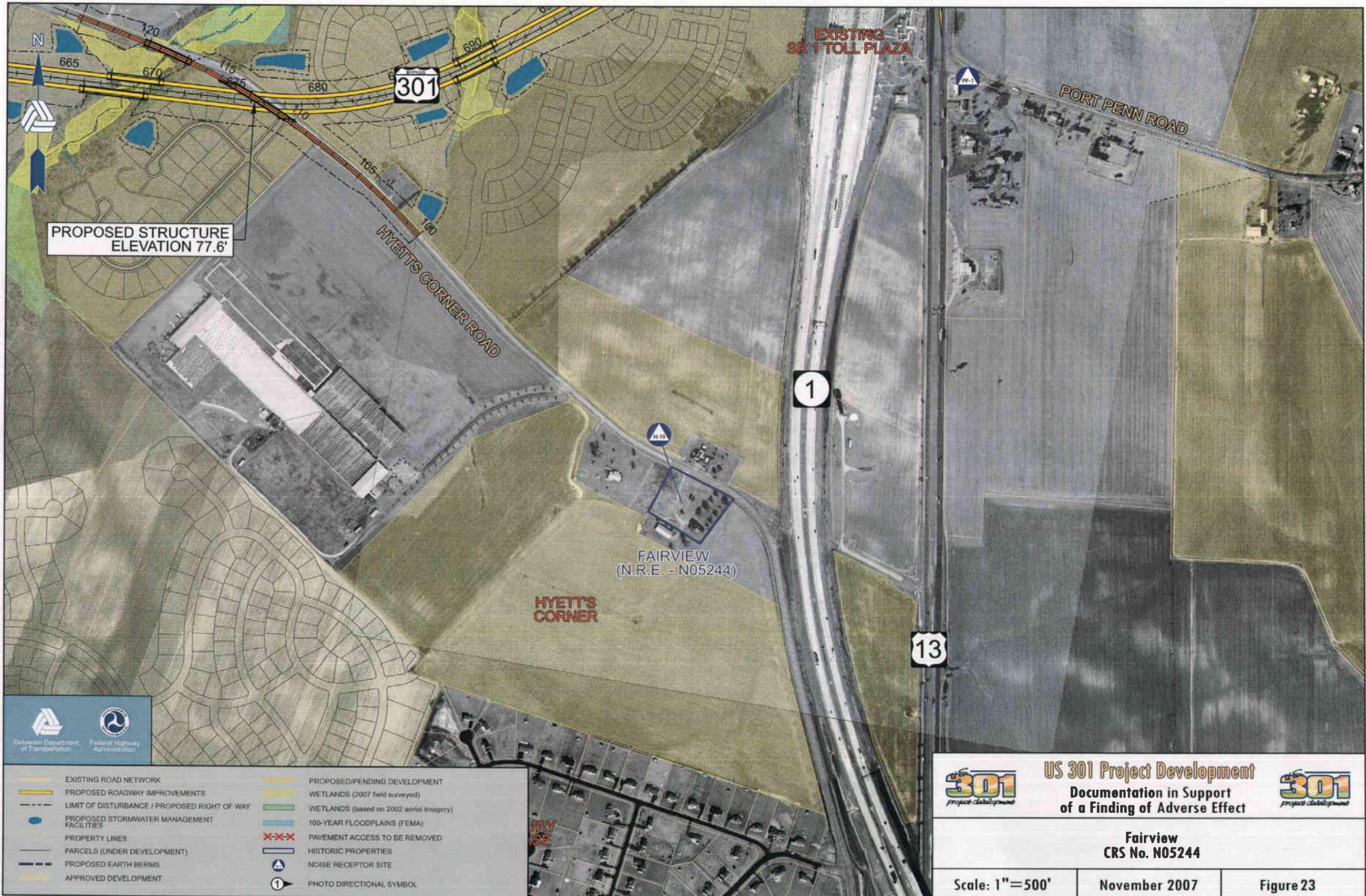
Fairview (CRS No. N05244) was determined eligible for listing in the National Register under the thematic listing *Dwellings of the Rural Elite* under Criterion A for social history and Criterion C for architecture. It lies on a 6.04-acre parcel on the south side of Hyett's Corner Road, a short distance to the west of the Village of Boyds Corner and south of the town of St. Georges. It consists of a dwelling (former farmhouse) and a modern storage building/pole barn. The dwelling is in its original location and is surrounded by a lawn and a storage/garage building. Agricultural lands surround the property on the south, east, and west. The Federal-style, brick, two-and-one-half-story dwelling features five bays on the main block and two bays on the smaller eastern wing. White stucco covers the historic portion of the building. A modern garage is appended to the east elevation of the house. The National Register boundary consists of 2.70 acres. The resource, its location, and National Register boundary are illustrated in Figure 23. Photograph 21 shows the dwelling associated with Fairview.

George Smith, a wealthy individual from St. Georges Hundred, likely built the house by 1816. Brick dwellings such as this were unusual in the area in the early decades of the nineteenth century, due in part to the expense of building them. The inventory taken at Mr. Smith's passing in 1825 indicates that in addition to some 441 acres of land, the dwelling, and farm animals, he owned unusual luxury items. The property was subdivided and allocated to Smith's widow and their descendants (Bower and Cremer 1995).

The significant characteristics of the property include the integrity of design, materials, and workmanship of the dwelling and landscape features such as the tree line delineating the property's northern boundary. The farm fields located to the east, south, and west of this property enhance the integrity of setting, feeling, and association of the resource as they help convey its former use as a farm house.

3.22 CRS No. N03947, Idalia Manor, 1870 South Dupont Highway

Idalia Manor (CRS No. N03947) was listed in the National Register in 1985 as part of the *Rebuilding St. Georges Hundred* multiple property nomination under Criterion A for agriculture and Criterion C for architecture. The property consists of a side-gabled, brick, Federal-style residence that was enlarged by the 1840s. The main block of the house rises two-and-one-half stories with a smaller, two-bay section extending from the east elevation. The south elevation of the house has exposed brick, while the remainder of the dwelling is sheathed in white stucco. Surrounded by farmland, this property also has a granary/crib barn, a late-twentieth-century wagon/cart shed, another modern shed, and a modern decorative well. The current 11.44-acre National Register boundary includes the dwelling, the granary/crib barn, and sufficient acreage to



EXISTING SR 1 TOLL PLAZA

PORT PENN ROAD

301

1

13

PROPOSED STRUCTURE ELEVATION 77.6'

HYETT'S CORNER ROAD

FAIRVIEW (N.R.E. - N05244)

HYETT'S CORNER



- | | |
|--|---|
| <ul style="list-style-type: none"> EXISTING ROAD NETWORK PROPOSED ROADWAY IMPROVEMENTS LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY PROPOSED STORMWATER MANAGEMENT FACILITIES PROPERTY LINES PARCELS (UNDER DEVELOPMENT) PROPOSED EARTH BERMS APPROVED DEVELOPMENT | <ul style="list-style-type: none"> PROPOSED/PENDING DEVELOPMENT WETLANDS (2007 field surveyed) WETLANDS (based on 2002 aerial imagery) 100-YEAR FLOODPLAINS (FEMA) PAVEMENT ACCESS TO BE REMOVED HISTORIC PROPERTIES NOISE RECEPTOR SITE PHOTO DIRECTIONAL SYMBOL |
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US 301 Project Development
 Documentation in Support
 of a Finding of Adverse Effect

Fairview
 CRS No. N05244

Scale: 1"=500'

November 2007

Figure 23

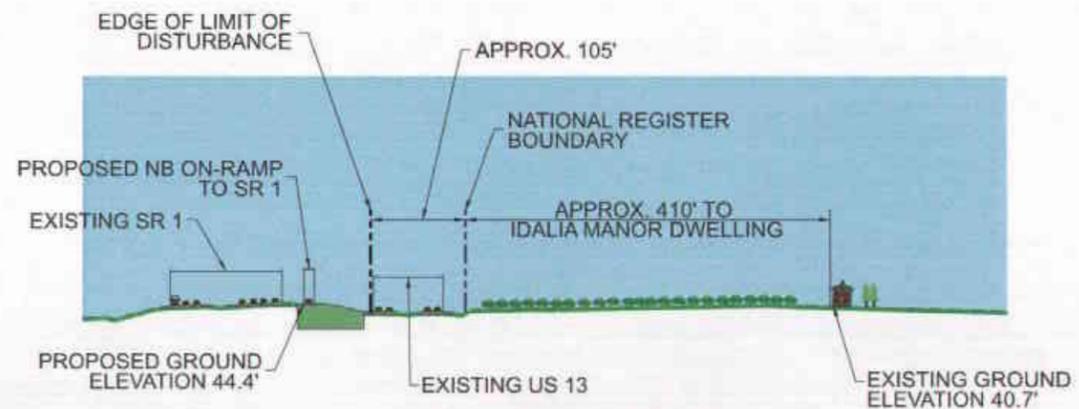


Photograph 21: CRS No. N05244, Fairview, view facing southwest (June 2005).

convey the architectural and agricultural significance of the resource. The resource, its location, and the National Register boundary are illustrated in Figure 24. The property is shown in Photograph 22.

Begun in the early 1800s, Idalia Manor was enlarged to its present size by the 1840s. This late-Federal-style building appears on the Rea and Price map of 1849 (Rea and Price 1849) and is shown with its name “Idalia Manor.” In the mid-nineteenth century, the house was remodeled on the interior with *Empire*-style trim, and the agricultural complex was replaced with a brick bank barn that featured lozenge work ventilation openings (no longer standing). In 1870, a Mrs. Osborne owned the property which included 272 improved acres, and the farm produced Indian corn, winter wheat, oats, and Irish potatoes. The farm also supported cows, swine, and a large number of horses. Today, this property lies within a large tract of land that is primarily agricultural, consisting of over 1,102 acres.

The significant characteristics of the property include the physical fabric of the dwelling and outbuildings, the retention of surrounding agricultural crop lands, and landscape features such as the tree lines that flank the driveway and separate the farmstead from the agricultural fields. The rural setting, although somewhat compromised by the introduction of SR 1 to the west and north, is also significant as it helps convey the feeling of a nineteenth-century farm.



Scale: 1"=200'



- EXISTING ROAD NETWORK
- PROPOSED ROADWAY IMPROVEMENTS
- - - LIMIT OF DISTURBANCE / PROPOSED RIGHT OF WAY
- PROPOSED STORMWATER MANAGEMENT FACILITIES
- PROPERTY LINES
- PARCELS (UNDER DEVELOPMENT)
- PROPOSED EARTH BERMS
- APPROVED DEVELOPMENT
- PROPOSED/PENDING DEVELOPMENT
- WETLANDS (2007 field surveyed)
- WETLANDS (based on 2002 aerial imagery)
- 100-YEAR FLOODPLAINS (FEMA)
- XXX PAVEMENT ACCESS TO BE REMOVED
- HISTORIC PROPERTIES
- ▲ NOISE RECEPTOR SITE
- ① PHOTO DIRECTIONAL SYMBOL





US 301 Project Development

Documentation in Support
of a Finding of Adverse Effect

**Cross-Section Illustrating
Idalia Manor at STA. 759+00
CRS No. N03947**



Scale: 1"=500'

November 2007

Figure 24



Photograph 22: CRS No. N03947, Idalia Manor, view facing east (June 2005).