

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

For NPS use only

**National Register of Historic Places
Inventory—Nomination Form**

received 1 30 85
date entered FEB 27 1985

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic THE RICHARD HAYES HOUSE

and/or common The Hayes Homestead

2. Location

street & number 184 Gonic Road (NH Route 125) n/a not for publication

city, town Rochester, n/a vicinity of

state New Hampshire code 33 county Strafford code 017

3. Classification

Category	Ownership	Status	Present Use	
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input checked="" type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
	<input checked="" type="checkbox"/> n/a	<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name Michael Rocheleau

184 Gonic Road

street & number P.O. Box 7359

city, town Rochester, n/a vicinity of

state New Hampshire 03867

5. Location of Legal Description

courthouse, registry of deeds, etc. Strafford County Courthouse

Strafford County Registry of Deeds

street & number County Farm Road

city, town Dover,

state New Hampshire 03820

6. Representation in Existing Surveys

title None has this property been determined eligible? yes no

date N/A federal state county local

depository for survey records N/A

city, town N/A

state

7. Description

Condition		Check one	Check one	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	date <u>N/A</u>
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed	(minimal)		

Describe the present and original (if known) physical appearance

The Hayes Homestead is a vernacular Federal residence that was built by Richard Hayes in 1787 on an 80 acre homestead given to him by his father, Daniel Hayes. The unusual L-shaped configuration of the two-and-a-half-story house presents two, nearly identical, five bay, center entry facades on the west and south elevations. (Interestingly, inspection and research proved that this was the original form of the structure. See Statement of Significance.) Surrounded by open farmland, sited on a knoll overlooking a major highway (New Hampshire Route #125), this two-front effect is quite dramatic.

Each wing measures approximately 40'X20' and is topped by a gable roof sheathed in asphalt shingles. The ridgelines of these gables intersect at the southwest corner of the structure, giving both elevations the look of being "half-hipped". The lateral eaves have a boxed cornice and plain frieze; the raking eaves just fascia boards with slight returns. Each ridgeline is pierced by a large fireplace chimney, and both chimneys have been parged. The chimney in the west wing is larger and tapers at the top. The entire post and beam structure is sheathed in clapboards, the corners articulated with simple corner boards, and it rests on a cut granite foundation which has been painted on the exterior. All of the major windows have 2/2 sash framed by architrave molded surrounds.

The west facade and wing runs parallel with the highway and is slightly more formal. (This is born out by the interior plan as well.) The center entry has a raised panel door, c. 1970. It is flanked by $\frac{1}{2}$ length sidelights supported by raised panels. These are framed by tapering pilasters supporting a partial entablature which has a blind fan on the frieze. Two granite steps approach the entry. The windows are placed symmetrically. The lintels of the second-story window are engaged in the cornice. The north (gable end) elevation of this wing is only one bay wide (though it is sufficiently large for more). A small double-hung window is set high in the attic gable. A recent, enclosed shed shelters the entrance to the cellar. The rear or east side of this wing was increased 10' by the addition of a shed - roofed single-story protrusion, c. 1940.

The south facade and wing are perpendicular to the highway and slightly secondary in character. (This section houses the service area and kitchen.) Approached by two granite steps, the center entry also has a c. 1970 raised panel door. This door is flanked by tapering pilasters supporting a partial entablature. The east (gable end) elevation is two bays wide with two square windows in the attic gable aligned with the second-story windows. On the first-story, a picture window, c. 1950, is unbalanced on the southeast corner. A 20'X20' unpainted wooden deck is attached at foundation level. The north elevation of this wing has irregular fenestration and a picture window.

There are two minor structures on the property: a shed roof garage, c. 1950, and a gable roof shed, c. 1930. The single bay garage is positioned at the end of the driveway perpendicular to the road with a garage door in the narrow end. Its roof slopes to the west, and it has two 6/6 windows on the east. The garage is sheathed in clapboards, detailed with plain corner boards. The shed has novelty siding applied horizontally. The asphalt roof terminates in eaves with exposed rafters. The south gable end has a Victorian era door with four, horizontal raised panels and one large light. The walls on this end have plywood panels beneath panes of glass fitted into the gable.

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The landscape features associated with the two-and-a-half acres of the parcel are minimal; seven hemlocks at the foundation have grown into a comical design, e.g. fat, round bushes on each side of each entry, and tall pointed bushes rising to the eaves on each corner. The rear elevation is wholly overgrown with a tangle of bushes. A fine weeping willow is sited on the south side of the driveway. Meadowland extends to woodland to the rear and the parcel also includes a pond.

The Richard Hayes House nomination represents one (1) contributing building and two (2) noncontributing buildings.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input checked="" type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates c. 1787 Builder/Architect RICHARD HAYES

Statement of Significance (in one paragraph)

Built in 1787 (just 50 years after Rochester was incorporated), the Richard Hayes House survives as an unusual, vernacular Federal residence which still retains integrity of design, setting, materials and workmanship. The L-shaped plan is unique within the city of Rochester, and of exceptional interest due to having been built in this configuration rather than evolving to it. Historically, the homestead is associated with the earliest settlement of this region; the land was purchased by Daniel Hayes (Richard's father) from Gershom Wentworth, the original proprietor.

ARCHITECTURAL SIGNIFICANCE

The architecture of the 1787 Richard Hayes House is significant as an unusual, vernacular interpretation of the Federal style applied to an innovative L-shaped plan. While this plan is not unique within the region, it is usually the result of the evolution of successive building campaigns. However, inspection shows the building to have been constructed as one piece and historic research proved it likely that Richard Hayes was certainly influenced by the form of his ancestral home which is still standing on Stage Road in Madbury, New Hampshire.¹

HISTORIC BACKGROUND

Richard Hayes (born 1753, Madbury; died 1826, Rochester) was the fourth generation of the Hayes family in New Hampshire, descending from John Hayes, who emigrated from Scotland to Dover, New Hampshire, in 1680. Richard's father, Daniel (born 1723, Dover; died 1807, Madbury), was a man of extraordinary achievement. He amassed vast tracks of land throughout the state (490 acres in Rochester); served politically in influential positions both locally and at the state level; built his farm into a model of husbandry; and owned several ships in Portsmouth. He died an exceptionally prominent man, and for his sons, clearly a tough act to follow.

Richard seems to have tried to live up to expectations by copying the form of the family home, which had evolved to that shape as Daniel's family and prominence increased. (The 80 acre tract (lot 87) was a gift from his father.) Richard does not seem to have measured up in other ways however, listing himself on deeds and in his will as a cordwainer (shoemaker). Local accounts refer to him as an eccentric mathematician who worked his equations in chalk on the parlor floor. Indeed, these eccentricities seemed to increase in successive generations. Richard's son Richard (the eldest of the eleven children) died a lunatic.

The Rochester homestead remained in the Hayes family for about 100 years, descending from Richard to his son Dudley (1783-1868) to his son Dudley Watson (1828-1873). In 1879, Dudley Watson's wife, Sarah, sold the homestead at auction to a Jonathan R. Hayes of Farmington, New Hampshire (relationship unknown). However, the homestead passed entirely from Hayes ownership in 1881, when it was sold to John F. Young. After that, the property

¹Cultural Resources Survey, Inventory and Plan, Madbury, New Hampshire (Rockingham Planning Commission, 1983), Survey Form #14.

9. Major Bibliographical References

see continuation sheet

10. Geographical Data

Acreege of nominated property 2.62 acres

Quadrangle name Berwick, ME

Quadrangle scale 1:62400

UTM References

A	1 9	3 3 9 3 7 5	4 7 9 1 4 5 0
	Zone	Easting	Northing

B			
	Zone	Easting	Northing

C			
	Zone	Easting	Northing

D			
	Zone	Easting	Northing

E			
	Zone	Easting	Northing

F			
	Zone	Easting	Northing

G			
	Zone	Easting	Northing

H			
	Zone	Easting	Northing

Verbal boundary description and justification

see continuation sheet

List all states and counties for properties overlapping state or county boundaries

state	N/A	code	county	code
state	N/A	code	county	code

11. Form Prepared By

name/title Lynne Emerson Monroe

organization Preservation Consultant date October 1985

street & number Sunny Knoll
Shaw Hill Road telephone (603) 778-1799

city or town R.F.D. #3
Kensington, state New Hampshire 03833

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature Shirley G. Adamowicz

title New Hampshire State Historic Preservation Officer date 1/24/86

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I hereby certify that this property is included in the National Register

J. Allene Byer date 2/27/86
Keeper of the National Register

Attest: _____ date _____
Chief of Registration

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was bought and sold frequently. Fortunately, the quality of the original construction seems to have been sufficient to dissuade many of these owners from remodeling, and it survived remarkably intact.

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9. MAJOR BIBLIOGRAPHICAL REFERENCES

Cultural Resources Survey, Inventory and Plan, Madbury, New Hampshire. Rockingham Planning Commission, 1983.

Cultural Resources Survey of Rochester Square, Rochester, New Hampshire. Rockingham Planning Commission, 1982.

The Dover Enquirer. July 9, 1868. Repository: Dover Public Library.

Richmond, Katherine F. John Hayes of Dover, New Hampshire: A Book of His Family. Volumes I and II. Rutland, Vermont: Tuttle Publishing Company, 1936.

U.S. Census of 1790. City Directory. Rochester, New Hampshire.

MAPS

Hurd, D.H. & Co. Town and City Atlas of the State of New Hampshire. Boston: D.H. Hurd and Co., 1892.

1857. Map of the City of Rochester, Strafford County, New Hampshire. C.M. Woodford: Philadelphia, Pennsylvania.

1871. Map of the City of Rochester, Strafford County, New Hampshire.

DEEDS

Strafford County Court House, Registry of Deeds and Probate Records:

Book 40, p. 240.

" 41, p. 341.

" 57, pp. 30, 31.

" 267, p. 486.

" 271, p. 248

" 298, p. 490.

PROBATE

Strafford County Court House, Registry of Deeds and Probate Records:

Richard Hayes: G.P. Book 30, p. 116.

Inv. " 32, p. 206.

Lic. " 37, p. 20.

Ex. " 30, p. 230.

" 35, p. 170.

Inv. " 32, p. 206.

Acc. " 41, p. 379.

Dudley Watson Hayes: Ad. Book 77, p. 165.

All. " 75, p. 298.

Lic. " 79, p. 89.

Inv. " 83, p. 71.

Pet. " 60, p. 407.

Acc. " 87, p. 46.

" 80, p. 137.

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GEOGRAPHICAL DATA

Verbal Boundary Description

The property on which the Richard Hayes House is located contains 2.62 acres (114,234 square feet) and is that property known as Lot 1 of the subdivision of the parcel defined as Map 11, parcel 62 in the tax maps of the City of Rochester, New Hampshire. The lot in question is L-shaped in configuration with the bottom of the "L" fronting on the east side of New Hampshire Route #125 a.k.a. (locally) Gonic Road. Beginning at the southwest corner of the parcel the boundary proceeds north along Route #125 for approximately 400', then proceeds west 390' along the boundary with Lot 3 of the same subdivision turning south for 122' then southwest 200' along the north boundary of Lot 2 then south 203' to the intersection with Colonial Drive where it turns west and follows Colonial Drive 184' to its point of origin.

Boundary Justification

The boundaries of the property being nominated are concurrent with the boundaries of the total property associated with the Conveyance of Ownership of the structure. The encompass, the structure, ancilliary structured and landscape features directly associated with 18th, 19th and 20th century uses of the property.

Sketch Map

The nominated property has been highlighted in yellow on the attached sketch map.

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