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**National Register of Historic Places
Multiple Property Documentation Form**

This form is used for documenting multiple property groups relating to one or several historic contexts. See instructions in *How to Complete the Multiple Property Documentation Form* (National Register Bulletin 16B). Complete each item by entering the requested information. For additional space, use continuation sheets (Form 10-900-a). Use a typewriter, word processor, or computer to complete all items.

☒ New Submission ☐ Amended Submission

A. Name of Multiple Property Listing

Historic and Architectural Resources of Transylvania County, North Carolina,
including the incorporated towns of Brevard and Rosman, ca. 1820-1941

B. Associated Historic Contexts

(Name each associated historic context, identifying theme, geographical area, and chronological period for each.)

Early Settlement in Transylvania County, 1770s-1861
Pre-Railroad Transylvania County, 1861-1894
Early Industrialization in Transylvania County, 1895-1916
Building and Rebuilding in Transylvania County, War to War, 1917-1941

C. Form Prepared by

name/title Deborah J. Thompson
organization Independant Consultant date June 21, 1993
street & number 527 Manchester Street telephone 606-546-7577
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D. Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this documentation form meets the National Register documentation standards and sets forth requirements for the listing of related properties consistent with the National Register criteria. This submission meets the procedural and professional requirements set forth in 36 CFR Part 60 and the Secretary of the Interior's Standards and Guidelines for Archeology and Historic Preservation. (☐ See continuation sheet for additional comments.)

William S. Rain
Signature and title of certifying official

11-3-93
Date

State or Federal agency and bureau

I hereby certify that this multiple property documentation form has been approved by the National Register as a basis for evaluating related properties for listing in the National Register.

Mal M. W.
Signature of the Keeper

12/30/93
Date of Action

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PREFACE

A comprehensive historic and architectural survey of Transylvania County was conducted from September, 1990, to September, 1991, its purpose being to identify and describe all structures fifty years of age or older which possess some architectural and/or historic integrity. Guidelines set forth by the North Carolina State Historic Preservation Office were followed, with close supervision by the Western Office of the Division of Archives and History. Over 500 sites were recorded, many of which contained more than one structure, for a total of approximately 735 buildings. Of these, 310 buildings, or 42%, are located in the county seat of Brevard; 40 buildings, or 5%, in the only other incorporated town of Rosman; and 385 buildings, or 53%, in the rural areas.

This report analyzes and catalogues these properties, relates them to their historic contexts, and evaluates their significance. This report should serve as a tool not only for historic preservationists, but also for planners and cultural organizations so that they may use the historic resources in Transylvania County wisely and integrate modern structures in a harmonious fashion.

Geographical Description

Transylvania County, as indicated by its Latin name, meaning "across the woodland," is located across the Blue Ridge Mountains in the southwestern section of North Carolina. It is part of the "Land of Sky," a term first used by Frances Christian Fisher writing under the name of Christian Reid in 1875 (Tinsley:1) and taken up by later tourist and planning organizations. Transylvania's 379 square miles range in elevation from over 6,040 ft. on Chestnut Bald in the northwest to less than 1200 ft. in the southwest where the Toxaway River flows into Lake Jocassee at the South Carolina line. This dynamic variety in elevation, and one of the highest average rainfalls east of the Pacific Northwest, have combined to make the area truly the "Land of Waterfalls," a name adopted by the Brevard Board of Trade in a 1907 publication. Other notable geographical features include the rock formations of Dunns Rock, Standing Stone Mountain, Looking Glass Mountain, and Devil's Courthouse.

To the south, the county is bordered by Oconee, Pickens, and Greenville counties in South Carolina. To the east and northeast is Henderson County, with Buncombe County just barely touching at the peak of Little Pisgah

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Mountain on the northern tip of Transylvania. The Blue Ridge Parkway runs along the ridge to the northwest which defines the boundary with Haywood County. Finally, Jackson County is located to the west over the Tanasee Ridge, Blue Ridge, Ayers Ridge, and Whitewater River.

Transylvania County is served by US Highway 64, which bisects the land area in a northeast-southwest direction. A number of state highways and county roads also run through the county, the most well-traveled being the Asheville Highway, NC Highway 280; US Highway 276 to Greenville; and US Highway 178 to Pickens. Two well-traveled, paved roads provide access to the Blue Ridge Parkway to the north: US Highway 276 and NC Highway 215.

The topography ranges from hilly to mountainous, cut through by the deep, narrow ravines of creek beds and by the broad river valleys of the French Broad, Davidson, and Little rivers and their tributaries. Lakes do not occur naturally in the county; Lake Toxaway was created first in the 1890s and again in 1962 by damming the Toxaway River. Fairfield Lake just over the boundary in Jackson County and Sapphire Lake in Transylvania were also created in the early tourist period around the turn of the century. Almost every summer camp or resort and many private homes have their own small man-made "lakes," which are actually more like large ponds. Accounts of early settlement indicated large "barren" areas, where the Native Americans had apparently burned off the vegetation, and most of the river valleys choked with swamp and marshland (McCrary et al: 10). Nevertheless, much of the land then, as today, was probably covered with mixed hardwood forest, hemlock, and rhododendron. Over one-third of the 250,000 acres in Transylvania County are now located in the Pisgah or Nantahala National Forests; another third is in private forest (Tinsley:1). Most of this is rugged land unsuitable for development or agriculture. Crop lands and pasture take up much of the lowlands, aside from a few industrial sites, shopping centers, and the Brevard area.

Brevard, Transylvania's county seat, has an elevation of 2,230 feet and a population of approximately 6,000. Rosman, the only other incorporated town, has roughly 500 people, with the county as a whole reporting about 25,438 souls according to preliminary estimates based on the 1990 United States Census. Population figures are difficult to pinpoint because of the large number of summer residents, most of whom come from other areas of North Carolina, South Carolina, and the Southeast; and the students at Brevard College, who number about 800.

The population spreads itself out along the roads, which, because of the generally mountainous terrain, follow the waterways. Post offices have

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usually come in after a sufficient population in a particular area warranted their establishment. Because there is little clustering outside of the two towns, it is often difficult to know where the dividing lines are between one dispersed rural community and another. The population here, as in many areas of the mountains, inclines toward an even distribution over the habitable land. Large areas are uninhabited because of their rugged terrain and their status as protected Federal lands. Among the named communities, about one-half have a post office with the same name: Brevard, Sapphire, Lake Toxaway, Balsam Grove, Cedar Mountain, Penrose, and Pisgah Forest. Those without their own post offices include Blantyre, Little River, Quebec, Gloucester, and Conneestee. The townships are Boyd, Brevard, Catheys Creek, Dunns Rock, Eastatoe, Gloucester, Hogback, and Little River.

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National Register Properties: The following historic properties in Transylvania County were listed on the National Register of Historic Places as of November, 1991, the date of this report:

Cradle of American Forestry (TV-1)
(includes Cantrell Creek Black Forest Lodge (TV-2))
William Deaver House (TV-3)
Morgan's Mill (TV-4)
Transylvania County Courthouse (TV-5)
Silvermont (TV-6)
William Breese, Jr. House (TV-7)
Armstrong-Moltz Mansion (Hillmont or Greystone Inn) (TV-8)
E.M. Backus Lodge (JK-11)

Study List Properties: The following Transylvania County properties are on the National Register Study List. More than fifty properties and/or historic districts were added as a result of this survey. The following properties were on the Study List prior to the survey:

The Red House
Elizur (& Ann) Patton House
Charles (& Mary Mills) Patton House
Everett Mansion (now destroyed, though barns & outbuildings remain)
Keystone Camp
Chestnut Hill
Montclove

These properties were added in January, 1992, after the completion of the survey:

John D. Galloway Cabin
Thomas Perry Masters House
Glazner Farm
Johnstone-Ramsey House
Jenkins House
Flem Galloway House
Lydia Morrow Raines House
Picklesimer-Orr House
Evan and Catherine Talley House
William Luther and Louetta Talley House

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Lance-Raines Cabin
Ike Ledbetter House
Allison Farm
Virgil McCrary House
Blythe-Whitmire Farm
Jason McCall Farm
J. L. Whitmire House and Mill
Springhouse
Dr. Mitchell and Cordia King House
John Duckworth House
Cooper House
Dr. John and Sarah McLean House
Dr. Stokes House
Miriam and Albert Kyle House
Charles Orr House
McMinn Block
St. Phillips Episcopal Church
Brevard College Gates
Probart Street District
East Main Street Extension District
Transylvania Cotton Mill Houses
Patton House District
Dunns Rock Crossroads Rural District
Cedar Mountain Summer Cottages
Walter Weilt Cabins
(former) Brevard Country Club
Alexander House
The Lodge
Davidson River Cemetery
McGaha Chapel
Lake Toxaway United Methodist Church
Cascade Grocery
Cascade Power Company
Ecusta Paper Mill
Davidson River Gaging Station
Calvert Gaging Station
Rosman Gaging Station
Pisgah National Forest Bridges
Devil's Courthouse Tunnel

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Definition and Summary of Historic Contexts

The time period covered by this report, with some exceptions, is from 1850 to 1941, although few of the extant structures were built before 1870. Only one, the **William Deaver House** (TV-3) (circa 1820), is documented as being built before 1850, but several structures built in the late 1940s and even in the 1950s were included due to their significance and the unlikelihood of further survey work being conducted in the near future.

For ease in discussing the properties in their historic contexts, this near-century has been divided into four periods based on certain events which deeply affected the culture and the architecture in turn. The first historic period begins in the 1770s (though the oldest known extant building is circa 1820 at the earliest), and ends with the establishment of Transylvania County and the beginning of the Civil War, which happened almost simultaneously. This period, although important to the future development of the county, is represented by relatively few buildings because it is the earliest and because of the wet climate, which is not conducive to preservation of the built environment. The buildings indicate the beginnings of tourism and second-home development, but mainly reflect the settlement and agriculture that formed the basis of mountain life before the Civil War and the coming of the railroad. The dwellings left from this time period are either small log homes or large frame houses, some of which are I-houses.

The next time period, 1861 to 1894, covers the first decades of Transylvania County's existence before the coming of the railroad in 1895. Agriculture for subsistence and commercial gain was the chief occupation of the people here, and the structures reflect this. The dwellings are built of either frame or log, of many different sizes and types. If not in Brevard, they generally have associated outbuildings in a farm complex. Aside from these, the only other buildings remaining are an occasional mill or church.

The years 1895-1916 witnessed a period of great growth and development for Transylvania County. With the coming of the Southern Railroad and numerous small private rail lines, it was possible finally to exploit the great resources of timber and tanbark. The nearby city of Asheville was growing, providing cultural, commercial, educational, and employment opportunities for Transylvania and other counties in the southwestern part of the state. In addition, the beauty of the mountains was made more accessible to the tourists who came seeking cool summers, the luxury of the many fine hotels and boarding houses, or the simple life of a rustic cabin. Industry and tourism were booming in the 1910s, until the great flood of 1916, which caused landslides in the hills, broke the dam at Lake Toxaway, and destroyed

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many homes and crops. This period shows the greatest diversity in architecture, from large frame, pebbledash, and brick homes to small farmsteads and industrial housing. Styles and influences from the Biltmore Estate, magazines, and catalogs expanded the local building vocabulary to include Victorian, vernacular, and the beginnings of Craftsman or bungalow. Many of the commercial buildings, especially in Brevard, date from this period. This is the first time period from which there are school buildings; several churches also remain.

Following the flood, the people of the county rebuilt their world and industry continued to grow, with a land boom in the mid-1920s that brought prosperity for much of the county. The period 1917-1941 was a time of growth, depression, and rebuilding up to the eve of the entry of the United States into World War II. The structures from this time period continued to reflect the agrarian basis of the culture, but included more and more growth in the town of Brevard and the expansion of industry. Industrial and transportation-related structures increased in importance and number. Victorian styles declined, and the Craftsman influence gained more popularity in both urban and rural dwellings, although vernacular traditions retained an important place in the buildings of Transylvania County.

Note: All buildings mentioned in this report which are listed in the survey indices have their names in bold print and are followed by their site number.

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HISTORIC CONTEXTS

CONTEXT 1. EARLY SETTLEMENT, CIRCA 1770-1861

The Cherokee

The land now encompassed by Transylvania County was not included in the royal colony of North Carolina. It was considered to be part of the Cherokee Territory until at least 1785. In the next seven years, boundaries were changed several times by treaty. In 1792, this area became part of Buncombe County and was legally open for settlement.

There is evidence of prehistoric Native American occupation in present-day Transylvania County during the past 12,000 years, from the earliest Paleo-Indian hunters to the late prehistoric and historic Cherokee Indians. During the Archaic Period (7500 B.C. - A.D. 200), the inhabitants of this area were primarily hunters and gatherers, with a seasonally nomadic lifestyle. Native American groups began to establish more permanent settlements around A.D. 200 (the Woodland Period). These tribal communities lived in small hamlets of a few houses, rather than the larger villages and towns of the later chiefdoms and historic Cherokees.

Folk history includes repeated reference to the Connestee village near Dunns Rock; artifactual evidence, particularly the pottery styles, shows that Woodland groups were living here, as were the later prehistoric and historic Cherokee Indians. Fewer sites from these later periods have been found in the county than those from Archaic or Woodland times. This may indicate that the area came to be used as a hunting preserve, or as a buffer zone between Cherokee lands and Catawba Indian territory to the east.

The closest towns to the area which became Transylvania County were the historic Cherokee towns of Nequassee and Watauga on the Tuckasegee River near present-day Franklin, and Eastatoe and Toxaway in South Carolina (Wetmore, personal communication 1991).

Possibly the most important contribution of the Native Americans to this area was the Eastatoe Trail, a trade and hunting route which connected the western mountains with the trade route to Charles Town (Charleston), South Carolina. Many of the first settlers came by this path, which also provided the means for contact with the outside world. Indian Camp Mountain was so

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named because it was an important stop for Native Americans traveling along this trade route.

The land, though beautiful and abundant with game and a diversity of plants, was not immediately suitable for agriculture. The hillsides were steep, wooded, and rocky, and the broad river valleys swampy. The Cherokee did not farm here, and much work was done by the early white settlers and later black slaves to clear land and drain swamps. Second-hand accounts describe some of the land as barren, treeless, burned-off, or "in prairie" at the time of white settlement (McCrary, Mary J. :10). With some work, the French Broad River Valley came to be known as fertile and rich (Hearn & MacNider:2).

Early White Settlement and the Creation of Buncombe County

The first permanent white settlers came to the area in the late 1770s, in spite of the fact that it was not legal to live here. In many cases, their illegal settlement was unintentional; it was due to confusion over the actual boundary separating North and South Carolina and precisely which ridgeline was the western edge of colony. The families were of European origin, but many had migrated here either up the Eastatoe Trail from the South Carolina coast or down the Great Valley Road from Pennsylvania or Virginia. They typically had been in this country for several generations, often coming west through other places in North Carolina such as Morganton or Old Fort. The earliest families were of Dutch, French, Scotch-Irish, Welsh, and English extraction who established farms of moderate size, mostly along the Davidson River, the East Fork of the French Broad River, or in the Cherry Fields.

Jacob Leiden was one such settler, who originally came from Holland and traveled throughout Virginia, North Carolina, and South Carolina looking for a homesite. He is the earliest known permanent white settler in this area; in 1772, he built a home with his family in the area now known as Penrose (McCrary et al:12). Their descendants have continued to build on the same land, and many of the properties included in the survey bear their name (by the 1790 census, the name had been Anglicized to Lyday). Other early settlers whose descendants' homes are represented in the survey are Deaver (Deavor) and Merrill (Merrell) from France; Galloway, Gillespie, Henderson, McGaha, Orr, and Patton from Scotland; Bryson, McCall, Aiken, Owen, and Reece from Ireland; Glazener, Summey, and Hogsed from Holland; Hamlin, Whitmire, and Fisher from Germany; Osborne (originally from Norway) and King through England; Duckworth and Wilson.

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After the Revolutionary War and the Hopewell Treaty with the Indians in 1785, large tracts of land on the unsettled frontier were given to veterans in lieu of pay for their service to their new country, the size of the land grant depending upon their rank and length of service. Many of these people came from the eastern seaboard or the piedmont. Among those who received land in this part of western North Carolina were Charles McDowell, John Carson, and Benjamin and William Davidson, members of families prominent throughout the piedmont and frontier. No extant buildings are associated directly with any of these early settlers, but some of their names appear on geographical features, such as Carson's Creek and the Davidson River.

Settlement patterns were widespread along the waterways and roads, with no real towns or centers of population; this pattern has continued into the present, with the exception of the county seat of Brevard and the small town of Rosman. The earliest homes were small single-pen dwellings of hand-hewn, half-dovetail-notched logs meant to suffice until a better and larger frame home could be built. Separate outbuildings of log and stone for livestock and food storage were also important to the early settlers' survival. Some heavy timber-frame buildings also were constructed in this period, as represented by the earliest remaining structure in Transylvania County, the William Deaver House (TV-3), a two-story, Quaker-plan house built circa 1820. It was built near the junction of the Eastatoe Trail and the Davidson River, two important transportation routes.

When Buncombe County was created in 1791 from Burke and Rutherford counties, local government was brought much closer to the area, but the log courthouse and post office at the county seat of Morristown (later Asheville) were not built until ten years later, and they were still a good day's ride away. The construction of the Boyleston Highway, or Dug Road, from Swannanoa to Cherryfield around this time was very important for the settlers in this area, as it provided a better route to Asheville and allowed for better trade. Its right-of-way was roughly that of the present-day NC Highway 280.

The Walton War

The remoteness of the area, although it did not cause complete isolation, certainly contributed to a long-standing confusion about boundaries which led to the Walton War (information on the Walton War taken from Davis in McCrary et al: 105-128). The state of South Carolina had allowed land grants to be taken out along the upper French Broad River (which forms a large part of present-day Transylvania County), but later annulled the grants and ceded their western lands to the national government. In 1798 and 1802, the U.S. Government ceded this territory to Georgia, believing it to be below the 35th

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parallel which formed its boundary with North Carolina. In actuality, the 35th parallel was about 12 miles south of the new delineation. The Georgia legislature created Walton County in 1803, following petitions written to Governor Milledge by the residents of the "Orphan Strip" who wished to be included in that state and as yet had no government.

North Carolina still issued land grants and attempted to collect taxes in this area, believing it to be within the boundaries of Buncombe County. Neither state would appropriate money for improvements although both Georgia and North Carolina claimed the land for revenue purposes. Settlement continued and, because of its ambiguity, the strip became a haven for outlaws. A few skirmishes actually took place between the various states' factions in the area, but most of the fighting took place in the state and federal legislatures. Some residents gave up and moved deeper into the mountains or farther into the known areas of each state.

Finally, the State of Georgia sent a complaint to the United States Congress that North Carolina was trying to infringe on some land included in Walton County, Georgia. Although a team of officials from North and South Carolina finally agreed on the boundary in 1807, Georgia continued to protest the decision. In 1812, an independent survey was sponsored by that state, but conducted without the consent of North Carolina. It showed a border even farther south than was originally found, and Georgia finally gave up the fight (information on the Walton War taken from Davis in McCrary et al:105-128).

Henderson County

Some of the residents of what had been Walton County, Georgia then petitioned the State of North Carolina for a separate county in 1813, to be known as Hawkins County. The petition was never honored, but its boundaries were nearly identical to Henderson County, which was created in 1838 from the southern portion of Buncombe County. The new county was named for Leonard Henderson, an associate justice of the North Carolina Supreme Court, and the location of the county seat, known as Hendersonville, was under dispute from the start. The people of the western end of this new county, which would ultimately become Transylvania, were again engaged in a bitter competition, this time pushing for the county seat to be located on the French Broad River.

Hendersonville's present site on the Buncombe Turnpike won over the more westerly site. Perhaps this location was an indication of the importance of this road, the first improved highway built after the creation of the North Carolina Board of Public Works in 1819. Transportation was the most important issue of the day in western North Carolina, and the upper French Broad River

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was simply not deep enough to handle the traffic that was needed for the growth and development of this area. This was proven years later when a steamboat, the Mountain Lily, wrecked on some shoals after a trial run and was never revived (Plemmons:2). The Little River area of present-day Transylvania County was called "Hogtown" because it was such an important stopping-place for livestock and their drivers from the rest of the county going to the Buncombe Turnpike and on to points north and south.

After three appeals to the North Carolina Supreme Court and a referendum to county residents failed to satisfy western Henderson County residents, they went to work to create a new county of their own where they could more easily travel to the county seat and have greater control over the local government. Between the efforts of these citizens and a petition from some Jackson County residents (formed in 1855), the creation of Transylvania County was finally pushed through the state legislature. The origin of the name, beyond its Latin roots, has not been explained, only that it was given by Legislator Joseph Jordan, a local resident from Davidson River who sponsored the bill. The name "Transylvania" is a popular one in Kentucky but is not commonly found in North Carolina. In the bluegrass state, it is derived from the Transylvania Company, which Daniel Boone led from North Carolina to found the short-lived but legendary settlement of Boonesborough. This may have also inspired Mr. Jordan, but the evidence is not conclusive (McCrary et al:31; Jones:Ch. VI).

Early Summer Residents

Around the time Henderson County was established, a summer colony sprang up near Flat Rock, south of Hendersonville, due in large part to the efforts of the Speculation Company, who advertised the fertile ground and "salubrious climate" of the area to try and sell land (Patton:82). As part of this movement, two large hotels were built and several coastal South Carolina families established large homes along the French Broad River in the 1850s, south of what was to become Brevard, in Dunns Rock.

The residences that graced these large estates were much more stylish and used much finer materials than the typical farmhouse or cabin that the natives built and inhabited. Two remain which were built circa 1850 and are still relatively unchanged. **Chestnut Hill**, a two-story, two-pile frame house with double porches, was the home of Rev. James Stuart Hanckle. **Montclove** (TV-195), home of Francis Withers and Ann Johnstone, a one-and-one-half story frame house with a steeply-pitched roof, has a front gable ell and distinctive gable wall dormers. Rev. Hanckle was extremely important to the summer community in Dunns Rock; as a prominent minister from Charleston, he helped

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establish St. Paul's in the Valley (TV-201) for the summer residents in the 1850s, the first Episcopal church in the county. Church meetings were first held in the carriage house at Montclove, but a small frame church building with a decorative steeple was soon built, only to deteriorate after the Civil War when the South Carolina summer colony was at its lowest ebb. The cemetery is still being used and the church's congregation reorganized as St. Philip's Episcopal Church (TV-300) in Brevard in 1883 (McCrary:3).

Religion

All the religious organizations of the nineteenth century in the upper French Broad River Valley were Protestant, as in much of western North Carolina. Presbyterianism was common, especially for the Scotch-Irish who came into the mountains through the Valley of Virginia when they first settled the area (Blethen & Wood:34-36). The Presbyterian Church depended on an educated clergy and hierarchical church government and rarely sent its preachers out to the wilderness to accompany the settlers (Patton:79), so its hold on the mountaineers weakened after a few generations. There was at least one Quaker in the county, merchant Leander Sams Gash, but there was no Quaker community or church.

The Baptist and Methodist churches began to predominate after the first decade of the nineteenth century for several reasons, two of which were their more democratic and egalitarian church government and their requirement that preachers be called by God, and not necessarily formally educated. They also preached salvation open to all through faith and acceptance of Jesus Christ, in contrast to the more elite doctrine of salvation through predestined election which the Calvinists (Presbyterians) espoused.

This area, like most of the country, enthusiastically took part in the Great Revival of 1803-1807, when a wave of religious fervor swept the United States from New England to the southwest territories. The Baptists and Methodists were the most active of these groups, and the revivals were well-attended, perhaps due as much to a lack of other social events as to the religious convictions of the participants. The large, protracted meetings were held on campgrounds and allowed neighbors, families, and friends to meet and visit as well as worship. The Baptists were active in sending missionaries to areas without churches, establishing "arms" from a mother church out into the countryside. The Methodists sent circuit riders around the sparsely-populated sections, which brought in more converts. Two of these circuit-riding preachers known in the upper French Broad soon after the turn of the nineteenth century were Francis Asbury, the first Methodist Bishop in the New World, and Thomas Ware, who settled in the Mills River Valley of what

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was later to become Henderson County (above information supported by Patton:ch. 10 & p. 16).

The Davidson River Presbyterian Church is one of the earliest churches in Transylvania County, founded in 1828 by Reverend Christopher Bradshaw (Blethen & Wood:36). Other early churches were founded in Catheys Creek, Cherryfield, and Dunns Rock (McCrary et al:71-72). The Oak Grove Methodist Church (TV-415), organized in 1838, is the only church building which may possibly date from this early period, but it has had substantial additions and changes and at this point its age cannot be verified. The congregation originally met on the campgrounds near its present location. This was also true for the English Chapel, now located in the Pisgah National Forest (present building constructed in 1948), but in both cases, the campgrounds are no longer obvious, nor have any sign of their earlier use. These churches, unlike St. Paul's in the Valley, were attended by the year-round residents.

Post Offices, Schools, and Stores

The location of the early post offices gives some indication of where the population was concentrated. The earliest post office, called Claytonville, was located in a house somewhere on the eastern edge of the county, possibly near Penrose, and is the source of some conjecture as to its date and precise location. One source states it as being established in 1807 (Wetmore 1990:6), while another dates it to 1826 (McCrary et al:61), although both agree it was the earliest in the county. Other post offices from this period include Catheys Creek and the Pink Beds, which each had one from the 1830s to 1850s; Davidson River, established in 1840; French Broad in 1846; Cherryfield was next in 1852; Dunns Rock followed in 1855; then Calhoun (near present-day Little River) and Cedar Mountain in 1856 (Wetmore 1990).

The only school known by name which was in operation during this period was the Davidson's River Academy (McCrary et al:59), although there must have been other small, privately-run subscription schools. There were early schools in Catheys Creek and Little River, generally called "Old Fields" schools, as the term began only after all the crops were in and while the roads were passable (Patton:145). There were a few stores scattered about, including one near the Oak Grove Church known as the Valley Store bought by Braxton C. Lankford in 1850, which housed the county's first court sessions. Leander Sams Gash owned a store and post office, later to be known as The Red House (TV-249), located in what would become Brevard.

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Economic Conditions

The economy of the area, like most of the settled frontier, was subsistence agriculture, with some trading and minor industries. The crops grown were fairly standard to most of the mountain areas of the state: corn, beans, Irish potatoes, apples, and sorghum cane. Cattle, turkeys, and hogs were driven to South Carolina to be sold. Sheep were raised for their wool, and a small amount of garden truck was sold. The sale of tanbark, furs, corn liquor, and brandy and the gathering of galax and medicinal herbs also brought in some cash. Although undoubtedly some trades such as blacksmithing, cobbling, and weaving brought in a bit of cash, most were just part of household tasks or were traded in the settlements for other goods or services (Hearn & MacNider:7; Inscoe:41).

The few local industries were Jimmie Neill's hattery just north of present-day Brevard, the Gillespie gun works in East Fork, and numerous saw mills and grist mills located on the many water-ways in the county. Unfortunately, the exact locations of most of these are unknown, and no manufacturers were reported to the census until 1890. The earliest industrial building still standing is Morgan's Mill (TV-4), a large frame custom grist mill built in Cherryfield around 1850.

Although trees were abundant, there was no local market for large amounts of timber and no realistic way to transport it out of the county; therefore, forest products made up a very small portion of the economy. Some tanbark was hauled out and sold to a tannery in Asheville which was in operation at least by 1825 (McCrary et al:45). Trees were used mainly for local construction and viewed not as a boon, but as a hindrance to agriculture. A minimal amount of mining was done, mostly to supply the Davidson Iron Works, which was a large business begun in the 1850s. It was to become very important in supplying the local military troops in the coming war (McCrary et al:44). Some small silver mines produced a negligible amount of the mineral.

The area did not have a plantation economy by any means, but some of the wealthier landowners did own slaves. Francis Johnstone of Montclove was one of the fifty largest slaveowners in western North Carolina and owned the most slaves in Transylvania County, with thirty-nine slaves and \$70,000 in real and personal property (Inscoe:265). In all, there were almost twenty-five slaveholders in the county on the eve of the Civil War, with a fairly equal distribution between thirty-nine slaves at the most, down to one slave, the average number being thirteen in one household among those who owned them (McCrary et al:36). The first tax listing in 1861 found only four free black

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polls and 447 slaves in the county. There were a total of 547 taxpayers in the county, with more families in Eastatoe and East Fork. The exact population at the time is not certain, but appears to have been about 3,000, including the summer residents (McCrary et al:35).

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CONTEXT 2. PRE-RAILROAD TRANSYLVANIA COUNTY, 1861-1894

County Beginnings and the Civil War

The mountain elites who owned slaves were considered indispensable to the region's economy, which was very tied in to the rest of the South. Although the majority of whites in southwestern North Carolina did not necessarily support slavery, they did feel connected enough to those that did to fight with the rest of the southern states in the Confederate army, supporting their secession from the federal government (Inscoe:177). Therefore, during the first court session of the new county of Transylvania, held on May 20, 1861, among the county's first business was the need to muster Confederate troops. Captain Francis Johnstone of Montclove was responsible for mustering the troops. The Little River and Crab Creek communities were the only sections on the Union side. For this, they were ostracized from the rest of the county, so they simply continued to associate with Henderson County as they always had (McCrary et al:46).

Another item discussed at the first session was the building of "a good courthouse and jail . . . of brick" (McCrary, Mary J.: 32). The first court sessions were held either at stores or campgrounds because there were no other large meeting areas. A two-story frame courthouse and jail were built as a temporary measure, with the present and only permanent courthouse completed in 1873. The county seat was to be located "within one mile of the rock spring" (Boswell in TC Centennial Souvenir Program) and named for Revolutionary War doctor and hero, Ephraim Brevard. The town had been platted and laid out when the county was formed, on land donated by Leander Sams Gash, Alexander England, and B.C. Lankford, but the war slowed its settlement and incorporation.

The first census of the county, in 1870, showed a total of 3,536 residents, of which 309 were black and 3,227 were white. The population breakdown by township was:

	<u>Total</u>	<u>White</u>	<u>Black</u>
Boyd	448	391	57
Brevard	784	642	142
Catheys Creek	515	470	45

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Dunns Rock	420	371		49
Eastatoe		351	351	0
Gloucester	372	371		1
Hogback		243	243	0
Little River		403	388	15

The Civil War took its toll on the county, although no true battles were fought here. The largest devastations to the county were by the many bushwhackers, or outlaws, who took advantage of the confusion and turmoil to terrorize the countryside. It was one of these outlaws who set fire to the Hume Hotel, a large, early stone structure which had stood at the crossroads in Dunns Rock. Another unfortunate outcome of the war was that many of the wealthy South Carolinians who had regularly come up for the summers could no longer afford their Transylvania estates or were afraid of reprisals by the bushwhackers, so the once-thriving community at Dunns Rock was nearly deserted. The church of St. Paul's in the Valley was a casualty of this period; because it was attended almost exclusively by the summer residents, it fell into decay and now only the cemetery remains.

Religion

The census of 1870 listed twenty-one churches in nineteen edifices, of which eleven were Baptist, eight Methodist, and two Presbyterian (the Episcopal church, being mostly attended by the summer residents, had lapsed at this point). By 1890, thirty-nine organizations in twenty-eight buildings were recorded, with about the same proportion of denominations. Most of the churches organized by this time are still in existence, but their buildings have been replaced at least once: these include Catheys Creek, Blue Ridge, Enon, and Rock Hill Baptist churches, and the Pine Grove Methodist Church.

The only church building which certainly dates from this time is a small chapel built by William McGaha near Cedar Mountain in 1883 (McGaha Chapel, TV-409). This small gable-front frame church has boxed eaves and returns, but no belfry or steeple. It is extremely simple in design, but has triangular pediments over the clear sash windows and the interior is painted to echo this treatment. The Episcopal congregation had voted to move to Brevard after the summer colony faded, and there built a new church named for the home church of the Charlestonian summer residents, St. Philip's, in 1883-1887. It was a small but elegant frame church, which served the congregation well until it burned on Christmas Day of 1925.

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Schools

Although the state constitution of 1868 provided for a "general and uniform system of public schools . . . free of charge to all" and separate for whites and blacks, in 1871, the North Carolina Supreme Court ruled that schooling was not a necessity, and therefore the state could not demand that each community set up a tax to pay for it. Sixteen school districts had been established in the county on May 28, 1861, with funds to be provided from permits for "retailing spirituous liquor" (McCrary et al:33). Until 1881 there was little supervision of schools on the state level, and any funds available from the state usually did not get distributed this far from the state capital (Van Noppen & Van Noppen:126).

The average school term at this time was from six to ten weeks, and since there was scant money to hire a teacher, much less build a schoolhouse, sessions were held either in a local church or in crude log buildings with little light, heat, or space. The teachers were still largely paid through subscription and stayed in a "scholar's" home. Usually from four to seven grades were offered, with one teacher responsible for all (Patton:ch. 9).

The Davidson's River Academy, the Corinth Academy in Cherry Field, French Broad Academy in Brevard, Brevard Seminary, and two unnamed academies in Grange and Zachary (present-day Little River and Selica, respectively) were in session by the end of this period (Branson's 1896). The Toxaway school was first established in 1866, built by the teacher and his students from two dismantled log cabins, with small windows cut from the logs and puncheon desks and benches. Quebec's small school originally met in a church, but had a log building by 1879. East Fork had a school at least by 1890, and Gloucester's log school building was in existence by 1900 (McCrary et al:ch. VIII). No school buildings remain from this period.

Branson's Business Directory of 1884 lists twenty-five white schools and three black schools in the county. By 1890, there were twenty-seven white schools and three black schools, and by 1896, thirty-three white schools were listed, still with only three for black students. The 1870 census listed 156 white males and 145 white females as attending school, compared with only three black males and one black female. One of the biggest problems facing the newly-freed blacks of western North Carolina was having to travel so far to the few separate schools offered. Perhaps this is one reason the black population which was spread out between five townships gradually consolidated themselves into only two townships, Brevard and Boyd.

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Post Offices and Population Growth

The post offices in the county, with the exception of Brevard, did not indicate the presence of real towns, although there were a few population centers throughout the county. Most post offices were formed when a sufficient population grew enough in one area to warrant their establishment, and some were operational for just a few years. The following post offices were established in the period between the county's formation in 1861 and the coming of the railroad in 1895, and were in existence at least twenty years (Wetmore 1990):

	1868	Brevard
	1874	Hogback Valley (Oakland)
	1875	Balsam Grove, Carson's Creek, East
Fork, Grange		
(Boyleston)	1886	Montvale (Bohaney), Clotho
	1887	Galloway (Middle Fork)
	1888	Calvert
	1892	Loftis (Sherwood Forest)

Economic Conditions

In Branson's Business Directory of 1869, the prominent farmers were listed as having between 250 and 6,601 acres. Much of this acreage must have been wooded, as the first census of the county relates 365 farms from under 3 to 500 acres, and none larger. About half the farms were from twenty to fifty acres in size. In 1880, the number of farms grew to 734, and the average size increased as well, to 137 acres. By 1890, agriculture grew even more, with 877 farms and an average of 194 acres. The most important crops in the county were basically unchanged from the previous period, with Indian corn, buckwheat, barley, oats, rye, winter wheat, sorghum cane, hay, timothy and redtop grass and seed, beans, Irish potatoes, and burley tobacco heading the list. Fruit trees were becoming more important, especially apples and peaches (US Census, Agricultural Schedules 1870, 1880, and 1890; Hearn & MacNider:7; Inscoc:41).

An example of a large landowner at this time was John Fleming Galloway, who returned to his home in Calvert from his service in the Confederacy and proceeded to build a fine house inspired by those he saw in the Virginia campaigns (Huggins 1991). The **Flem Galloway House** (TV-72) is a substantial

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frame I-house with a two-story gabled front portico. Among the decorative details are blue etched panes in the front sidelights and transom, and wood-grain painting on the interior woodwork. Galloway raised hogs and had the largest smokehouse in the county, still located to the side of the house.

Brevard, still in its infancy, was described in 1877 as an "uninteresting place made up of a few stores and dwellings" (Taylor:7). Historic photographs show a few large frame houses and some small frame commercial buildings, but none of these have survived. There were four physicians, two lawyers, four merchants, five mechanics (including carpenters and millwrights), and no fewer than twenty mills in the county in 1867 (Branson's 1867-68). Many of the latter must have been similar in construction to the late nineteenth-century Bill McCall Mill (TV-20) in Balsam Grove, a small log structure with a dirt floor and gable roof. By 1896, the last year for which a Branson's Directory is available for Transylvania County, the number of lawyers had increased to six, there were forty-one tradesmen (twenty-four in Brevard alone), ten physicians, sixteen mills, twenty-three manufactories, and five local corporations, including the Bank of Brevard and the Transylvania Land and Improvement Company. The newspapers were the Brevard Hustler and the Sylvan Valley News.

One traveler, George Taylor, who came through the area on a wagon trip from Greenville, South Carolina in 1877, enjoyed his trips to Caesar's Head, Cedar Mountain, the Buck Forest Hotel near the present-day DuPont Plant in Little River, and Eli(zur) Patton's House (TV-460) in Pisgah Forest, where he commented favorably on the scenery and company. On his trip to the Gloucester section, however, he wrote that "the mountains where we were yesterday and today are infested with some bad characters, and the exceeding wilderness of the country gave us an unfavorable opinion of Gloucester" (Taylor:9). Gloucester was just beginning to be settled, and surely had many small and relatively crude cabins like the typical half-dovetail-notched log Jimmie Galloway Cabin (TV-153), with only one room and a habitable attic. Several substantial homes in the area were extant when he took his trip, however, including the Jimmy & Roxie McCall House (TV-17), a one-and-one-half story frame house with a center hall plan, peaked door and window surrounds, and a decorative handmade mantel.

Summer Residents

Tourism suffered right after the Civil War due to the bad economy and the difficult road passage. Travelers such as Taylor did continue to visit the area, and Cedar Mountain was the site of the major tourist development at

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this time, being the closest point in the county to Greenville and Spartanburg, South Carolina. The **Means House** (TV-395) may have been the earliest vacation home in that part of the county, judging from the local oral tradition. It is a one-and-one-half story, side-gable frame house, originally with a side hall, open stair, transomed front door, and horizontally-battened interior walls.

Bishop Capers of Charleston was one of the early and most prominent summer residents in Cedar Mountain. He built **Camp Cottage** (TV-398) and established Faith Chapel, which exists in spirit in a 1938 open-air church built less than a mile from the original, named **Faith Memorial Chapel** (TV-405). The Beckworths were also early residents, having come in the 1880s with a tubercular daughter they hoped to cure with the mountain air (**Beckworth-Hanahan House**, TV-396). They built her a small cottage behind the main house, which was later used as servants' quarters. The Solomon Jones Road through Jones Gap originally passed through their property and a large spring was used by travelers and the family alike.

Transportation

Inadequate transportation in the county continued to be a problem for the entire population, both summer residents and those who remained year-round. Residents on the south and west sides of the county continued to trade with Georgia and South Carolina, as they were more accessible. The roads were to be kept up by the local men, but it was very difficult to maintain dirt roads in the wet climate of Transylvania County. A railroad was chartered in 1891, and a bond issued to pay for its construction, but the road was not completed until 1895. Although the line never seemed to be highly solvent, it was an extremely important development in the county, opening up new opportunities in agriculture and commerce, and allowing for greater exchange between Transylvania County and the rest of the world.

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CONTEXT 3. EARLY INDUSTRIALIZATION, 1895-1916**Economic Conditions**

The period around the turn of the century was a time of growth and development for Transylvania County, and especially for Brevard. Many institutions were becoming established and the population grew. The economy seemed to be stable and favorable, and opportunities were expanding for Transylvania natives beyond the traditional agricultural occupations. The census of 1900 showed a continued increase in the number of farms, now up to 1,008, but a drastic decline in the average farm size, down to 112 acres. This was perhaps due to the increase of public work with wages for the men in the community which was provided by the Works Project Administration.

Agriculture continued to be important to the area, and new markets opened up as the population expanded. The railroad meant that more crops could be exported. The growing tourist industry provided many more local markets for garden truck and meat. Dairy operations grew, and a cooperative cheese factory was started in Penrose through encouragement of the county agricultural extension service (Ponder 1991). In 1896, around the same time as in the rest of western North Carolina, a stock law was passed which prohibited farmers from running their livestock loose in the woods. The passage of this law caused a great change in the lifestyle of the county, and meant that livestock, not crops, had to be fenced in. Farming practices changed as more feed had to be raised to replace the food the animals normally got through foraging, and it was easier to have larger fields since they did not have to be fenced. Corn continued to be the staple crop for both humans and animals, with grains, grasses, and apples following in importance (Hearn & MacNider:7).

Development in the Town of Brevard

Gradually, with the help of the railroad, the small, sleepy courthouse town of Brevard obtained a depot, brick commercial buildings instead of the more fire-prone frame structures, and paved streets and sidewalks. The first brick store building in town was the **McMinn Block** (TV-266), built in 1898 on Main Street across Broad Street from the courthouse. It is two stories tall, with three storefronts, embellished corbeling, decorative cast hardware, and upstairs offices with wainscoting and molded door and window surrounds. The prime storefront on the corner was first occupied by T.B. Allison's Drug Store, and replaced by Macfie's Drug Store by 1910. The Picklesimer Block

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(Commercial Buildings VI, TV-291) across Main Street was built soon after, and was another large two-story brick commercial building which housed a drug store.

A 1907 publication by the Brevard Board of Trade extolled the local virtues of purest water, air full of ozone, and charming accommodations at five hotels, "many excellent boarding houses", and numerous cottages. The summer population was listed as 1,500 to 2,000. The Franklin Hotel, which was built in 1900 by the Toxaway Company in exchange for support of the railroad bond in 1898, was a lavish, modern frame structure with a colonnaded two-tiered porch all around. It presided over an 80-acre park which fronted on E. Main Street and later had a "nice little lake" (Brevard Chamber of Commerce pamphlet 1929). The Aethelwold Hotel (in Commercial Buildings TV-295), which was built on a choice location on the courthouse square, was an impressive two-and-one-half-story edifice of red pressed brick and Indiana limestone, with a mansard roof and two-story porch. The hotel has since been drastically remodeled as a two-story commercial building.

Other early hotels included the Moore Hotel, located in The Red House (TV-249), the Henning Inn, Clayton Hotel, and Brevard Hotel. The Red House received its name in the 1890s; although the structure dates to the 1850s, a fire and several remodelings resulted in a large two-and-one-half-story, two-pile stuccoed frame house with several porches and twin exterior chimneys on the front and rear. It is included in this context because its present state better represents the later period. The boarding houses had names such as "Rose Cottage," "D'Arlington," and "Athenoikon," and were typically run by the lady of the house. This was one of the few opportunities for women to earn money in these times. The Bryant House (TV-259), a two-and-one-half-story frame house with weatherboard siding, a hip roof, and front wrap porch with smooth columns, is still operated as a rooming house.

The 1910 update of the local brochure, "Brevard, North Carolina 'The Land of Waterfalls'," promoted the town's water and sewer system, electricity, fire department, strong bank, building and loan association, brass band, and five miles of paved sidewalks. Remnants of these brick sidewalks can still be found along King Street and Main Street. A large Masonic Hall was built on South Broad Street just after the turn of the century, and an opera house was under construction at the publication of the brochure. The electricity for the town was provided by the Cascade Power Company (TV-382), which built a generating plant on the Little River in 1908 to supply the Transylvania Cotton Mill on Whitmire Street in Brevard. The cotton mill provided housing for their workers in the form of one-story pyramidal frame cottages with engaged

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corner porches, a dozen of which still remain. They were sold by the mill in the 1940s to their workers (**Transylvania Cotton Mill Houses I**, TV-239).

The 1911 Sanborn maps, the first drawn of Brevard, showed the developing town with a busy commercial district and several industries nearby. The first twenty years after the completion of the railroad was a period of intense growth, as much of the downtown area was being filled up with commercial and residential buildings. New streets were being developed and advertised heavily in the weekly Sylvan Valley News. The February 1911 issues advertised that the lots on W. French Broad Street near the depot were the most available. The pebbledash technique used on many of the Biltmore Estate's ancillary buildings in nearby Asheville became very fashionable in Transylvania at this time. Many of the largest frame homes inhabited by doctors and lawyers were built with pebbledash exteriors, including the **Cheatham-English House** (TV-289), **Beulah** and **W.W. Zachary House** (TV-358), and **Dr. John and Sarah McLean House** (TV-233). Three of Brevard's turn-of-the-century churches chose Biltmore Estate's supervising architect to design their new buildings. English-born Richard Sharp Smith was an assistant to Richard Morris Hunt on the Estate project and designed most of the Biltmore Village buildings. He stayed on in Asheville and became a prominent and prolific architect with a wide regional practice. Unfortunately, the three churches which he designed for Brevard have all been destroyed.

Probart Street was one of the earliest residential streets, named for W. Probart Poor, the merchant who ran the store at **The Red House** (TV-249) during the time of the county's formation. The street was originally named Poor Street, but later residents had it changed, thinking it did not reflect well on their social status. Many substantial and stylish homes were built here in the first decade of the twentieth century. Two of the homes are thought to have been designed by Asheville architect Richard Sharp Smith. These are the **Henry House** (TV-253), a Craftsman-influenced one-and-one-half story frame house with a pebbledash and shingled exterior, and the (**former**) **Brevard-Davidson River Presbyterian Manse** (TV-254) next door, a two-story frame house with a hip roof and exterior of weatherboard and wood shingle siding. Next to this is the brick **Norwood House** (TV-255), which was used as a hospital until a larger structure was built in 1942. It originally had three stories, but the top story was removed in the 1950s because of fire regulations. Contractor R.P. Kilpatrick, who is responsible for many of the town's fine commercial brick buildings, constructed several speculative houses on Probart Street as well as one for himself (TV-250, TV-251, TV-252). All are large two-story, two-pile houses, some of which were used just as summer homes, while others were lived in year-round. The west end of Probart Street mainly contained the homes and cottages of summer residents.

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East Main Street was also a notable neighborhood in Brevard, containing the large homes of prominent people in the community. Captain Radford's fine two-story pebbledash home was the earliest on the street (Radford House (TV-338)), followed by the Wyke House (TV-355), a two-story vaguely Italianate brick house which was open to boarders; the Royal and Louise Morrow House (TV-336), a picturesque cottage taken directly from a Gustav Stickley design and built with stones from the old Hume Hotel in Dunns Rock; the Carrier-Plummer House (TV-337), a unique early split-level Craftsman house with an asphalt-shingle roof which wraps over the eaves to give the impression of a thatched roof; and several others.

The Railroad and Tourism

One of the perennial issues of the late nineteenth century was the improvement of transportation throughout the state, and nowhere were the improvements more widely supported than in western North Carolina (Inscoc:152). Railroads were built to Asheville and Hendersonville in the 1880s, and many attempts were made to connect these lines to Brevard, but it was not until 1895 that a line was finally completed from Hendersonville to Brevard with both freight and passenger service. The Hendersonville and Brevard Railroad was only in operation for about a year before it went bankrupt and into receivership. Trustees were appointed and the line continued to run until it was purchased in 1899 and renamed the Transylvania Railroad. Among the directors of the new railroad company were J. F. Hayes, a Pennsylvanian living in Brevard, and E. H. Jennings and E. B. Alsop of Pittsburgh, Pennsylvania, all at one point also connected with the Toxaway Company. (Unless otherwise noted, most of the information in this section comes from McCrary, Gene, 1952.) The name "Toxaway" was taken from the Toxaway River, and is generally agreed to be the Cherokee word for "red bird" (Plemmons:5).

J.F. Hayes, a Pennsylvania millionaire, had come to the mountains for his health in 1890, and in 1895 formed the Toxaway Company with this wife, Minnie, to build a number of fine resorts in Transylvania and Jackson counties. He was also an industrialist, establishing the Brevard Tannin Company in 1902 along the Davidson River near present-day Pisgah Forest. Hayes's Toxaway Company soon purchased the Sapphire Valley Company and began development of the Fairfield Inn on Lake Fairfield in Jackson County and Lake Sapphire and the Sapphire Inn in Transylvania (Plemmons:5). Both were plush, modern hotels of the time, offering electric lights, baths, horseback riding, boating, gamelands, and trout streams for the well-heeled traveler. A lodge

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built on nearby Mount Toxaway was also part of this company, although it was less luxurious in its accommodations.

An agreement was drawn up between the Southern Railroad, Transylvania Railroad, and Toxaway Company just a month after the purchase of the railroad to build a line out to Toxaway Company lands west of Brevard. The Toxaway Company agreed to construct a lake with no less than 15 miles of shoreline, build a large hotel or enlarge the present one (probably the one on Mount Toxaway), and develop the lumber and mineral resources on their lands near the line. The Southern Railroad would receive exclusive rights of connection, and both railroads would benefit from increased traffic.

The line was extended, and the lake and hotel built by 1901. This was the largest and finest of the developments, and catered to only the very rich. The lake was said to be the largest private lake in the Eastern United States; "The Switzerland of America" was the company's advertising slogan on its many brochures and postcards (Plemmons:11). One to four trains ran daily between Brevard and Lake Toxaway, and the Southern Railroad leased the Transylvania line for fifty years beginning in 1906. As early as 1909, however, the Southern Railroad was concerned over the future of the line, questioning whether the Toxaway Company management had done all it could to increase the volume of the traffic and develop the lumber and mineral resources. Perhaps money problems were already plaguing the development company, as their mortgage was foreclosed in 1911 and a forced sale took place. The Toxaway Company was bought out by E. H. Jennings, probably to protect his own interests, as he owned a large amount of stock in the company.

The hotel was leased for a period of twenty years, and Jennings was seeking a company to develop water power from the lake for industry. Jennings began selling lots off along the lakeshore for private homes, the most impressive being the **Armstrong-Moltz Mansion** (TV-8), built in 1914 by Lucy Armstrong, wife of Northern industrialist George F. Armstrong. It is a rambling two-story chalet with a swimming pool, tennis court, servants' quarters, and stable, and is now known by the name "Greystone Inn." The Toxaway Inn never recovered following the 1916 flood and was finally destroyed for tax savings in 1941.

In 1906, Edward M. Backus of Chicago purchased a large amount of land on Cold Mountain near Lake Toxaway. Two years later, he had finished building a large Adirondack-style hunting lodge of matched chestnut logs, easily accessible by a scenic drive constructed by the Toxaway Company (**E.M. Backus Lodge**, JK-11). Backus must have been well-connected to the company, as he also owned the corundum mines near Lake Sapphire formerly owned by the

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Sapphire Valley Company. Once the dam burst, E.M. Backus sold his land to Jerome Moltz, a lumberman who later married the widowed Lucy Armstrong and extended the railroad up to the top of the mountain in order to log the area. Another lumberman was R.L. Schaffer in the Eastatoe township near the South Carolina border, whose fine house, built in 1911 still stands along US Highway 178 (TV-176).

Joseph Silversteen and the Town of Rosman

Another entrepreneur from Pennsylvania, Russian-born Joseph Simpson Silversteen, moved to the small settlement of Toxaway around 1895 with his wife, Elizabeth Mount, and daughters to start a tannery. Although there was some opposition to the new rail line extending to Toxaway from Brevard, it was completed in 1900, and with this extension Silversteen was able to begin his dynasty of development and influence. The Toxaway Tanning Company was formed in 1901, creating jobs and making use of the vast resources of tanbark in the forests of Transylvania.

The town of Toxaway grew on the banks of the French Broad River, and some substantial homes were built. The **Elzie and Norma Shipman House** (TV-46) was the most ornate, and was the only pebbledash house in the upper end of the county, with decorative shingle trim and diamond-pane windows. Joseph and Elizabeth Silversteen's first home (TV-33), a large frame I-house with a two-story classical front portico, was also very fine, and the playhouse next door later served as living quarters for their cook (TV-34). By the time the Gloucester Lumber Company was formed in 1910, Main Street (then called Broadway) was lined with a variety of frame homes large and small, including the **Mont Glazener House** (TV-48), two stories tall, two-pile deep, with a hip roof and central hall; the **Floyd Callahan House** (TV-47), a one-story pyramidal cottage, and the **Elmer White House** (TV-40), a vernacular Queen Anne home with many decorative details.

The town was growing quickly, with two churches, a school, and a hotel. In 1903, when the rail line was extended to Lake Toxaway, confusion resulted from the similar names and the town of Toxaway was renamed Eastatoe, much to the chagrin of the residents. Silversteen then had it changed to Rosman, after two of his business associates, Joseph Rosenthal and Morris Omansky, which the townspeople much preferred.

In 1911, the Gloucester Lumber Company began building homes for its workers to help create a more stable work force. Among the first homes built were several one-and-one-half-story frame dwellings designed to house two to

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three families (TV-30). Each had a side-gable roof and four front bays, with a door serving each front room. Each house was two rooms deep, with a staircase from the back porch leading to the upper two rooms. Like most houses at that time, they sat on brick foundation piers. The Gloucester Company Store, a large front-gable frame building with weatherboard siding, was set up and dealt in scrip issued by the company. Soon other houses were built for the workers, including one-story, four-room pyramidal cottages and two-story, single-pile houses with hip roofs, twin rear chimneys, one-story hip porches, and one-story hip rear additions (see **Rosman Mill Houses**, TV-118). The industries expanded as well, and in 1912 the Rosman Tanning Extract Company and Toxaway Tanning Company was created. In 1916, Silversteen expanded his sphere of influence to Brevard, where he began the **Transylvania Tanning Company** (TV-218) and continued construction of his second home, a brick Dutch Colonial Revival-style mansion named **Silvermont** (TV-6).

The Beginnings of Forestry in Transylvania County

In 1888, George Washington Vanderbilt had begun buying land near Asheville for his Biltmore Estate. The lands he purchased were mostly cutover woodlands and worn-out farms. He soon acquired over 70,000 acres and hired Gifford Pinchot (the future Chief of the U.S. Forest Service) to oversee the development of his forests. Pinchot remained for three years, working to combine immediate profit from selective cutting with long-term forest management. He left Vanderbilt's staff in 1895, frustrated by his employer's motivations and looking for new experiences. He was replaced by a young German forester named Carl A. Schenck, who established the Biltmore School of Forestry in 1898 in the Pink Beds of Transylvania County (so named because of the large amount of phlox with its pink flower growing on relatively flat land). It was the first such school in the country, and taught all aspects of forest management, including the harvesting and sale of timber and lumber.

The **Cradle of Forestry in America** (TV-1), as it came to be called, continued until 1909, when Vanderbilt let Schenck go and turned his attention elsewhere (Mastran & Lowerre:13). The school was reopened as an outdoor museum in 1961, on the fiftieth anniversary of the Weeks Act which provided for the establishment of national forests in America. Among the buildings in the museum are two **Black Forest Lodges** (TV-2), German-style half-timbered living quarters with unfinished interiors and steep roofs in which the rangers lived. Their building was supervised by Schenck around the turn of the century and reflected his German heritage. The Hiram King House is the only other original building from the time of the school; all the others in the museum have been reconstructed.

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In amassing his more than 70,000 acres of Transylvania land, Vanderbilt eliminated many farms in the northern end of the county. Although there seemed to be no overt hostility towards either the forestry school or Vanderbilt, the rangers felt they were fighting constantly for control of the land. Individuals who retained holdings within the forest continued the practices of letting livestock roam free and setting fire to the woods to clear the underbrush, concerned more about their own land than the effect they had on their neighbors.

In 1912, the timber rights for much of the Vanderbilt land were sold to Louis Carr, who then established a sawmill in the area now known as Pisgah Forest. Over seventy-five miles of railroad were built into Vanderbilt's forest, and the logging of its 70,000 acres began. The Carr Lumber Company grew, adding a flooring plant and dry kilns. It was a large operation and employed many men, and the Carr Lumber Company Store became an institution in Pisgah Forest (Carpenter in Transylvania Times). The company built some houses for its workers, and the first modern housing development, the **Mackey Bottom Development** (TV-456), was made possible in 1916 because of the high concentration of workers needed for the lumber company. Although the latter was a private development and the workers owned their own homes, the type of house built was very similar to the industrial housing found in Rosman or on Whitmire Street in Brevard near the Transylvania Cotton Mill, the small, one-story pyramidal frame cottage.

After George Vanderbilt died in 1914, his widow, Edith, continued to work with Carr, offering him the land for a very good price after it had been logged out. But Carr was "in the lumber business, not real estate," and he refused. George Vanderbilt had begun sales negotiations with the Federal Government and had even had the land surveyed before his death. Edith Vanderbilt, after Louis Carr's refusal, sold the land to the government for \$433,500 and it became the nucleus of the Pisgah National Forest in 1916, the first national forest in the Eastern United States. The Nantahala National Forest in the far southwestern corner of the county was also an early purchase by the U.S. Forest Service, bought in 1911 and named as a National Forest in 1920 (Mastran:23). Louis Carr and his son Frank continued to operate the lumber company as before, but in the late 1940s the Carrs began supplementing the timber from this area with trees cut from Lake Lure, Lake Toxaway, and other more remote areas of western North Carolina until the expense finally forced them to close in 1957 (Carpenter in Transylvania Times).

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Automobile Roads

In 1899, the first "Good Roads Association" in North Carolina was created in Asheville to promote the improvement of roads. Hendersonville soon followed suit. In 1902, the North Carolina Good Roads Association was formed to campaign for increased federal funds, use of convict labor, and instruction in road building at the state colleges. Some in western North Carolina hoped to improve their roads through development by investors in the tourist trade, and this came about in Transylvania County mainly in the collaboration of the two railroads and the Toxaway Company.

The first governor to have a real impact on the issue of improved non-rail roads was Locke Craig from Asheville who served from 1913-1917. During his administration, local governing bodies were allowed to take out bonds to improve their roads. This helped, but as might be expected, it resulted in very irregular development, with good roads near the county seats and poor ones in the outlying areas. In 1916, the North Carolina State Highway Commission was created to administer combined local, state, and federal funds to improve the road system, thereby making road improvement more consistent.

Religion

Just after the turn of the century, several congregations built large churches in Brevard, three of which were designed by Richard Sharp Smith of Asheville. The First Baptist and Methodist Churches were stylish Romanesque Revival-style edifices of masonry, while the Presbyterian church on Probart Street was a charming small frame church. All three have been destroyed.

Congregations of Transylvania County continued to grow in roughly the same proportion of denominations, with a majority of Baptist, a large minority of Methodist, only two Presbyterian and one Episcopalian. The typical rural church was a type common to much of western North Carolina, a small front-gable frame building with weatherboard siding and a central belfry or steeple, sometimes on the main roof and sometimes on a smaller front entrance bay. Only a few churches remain from this period, the most unchanged being the **Lake Toxaway United Methodist Church (TV-167)**, which was built in 1908. This small frame church has one large room with a small front entry tower on which is a simple steeple and belfry, clear six-over-six sash windows, beadboard interior, and weatherboard exterior.

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Schools

More schools were established during this time than at any other point in the county's history. This trend reflects great changes in school laws and building programs, including the establishment of compulsory attendance in 1913. During Governor Aycock's tenure (1901-1905), a law was passed which made loans available to local governments to be paid back by bonds voted in by the local population. This encouraged consolidation of schools into districts with 65 or more school-age children, which in turn led to longer school terms, increases in the number of grades offered, and better employment for teachers (Van Noppen & Van Noppen:133-135).

Between 1905 and 1910, Transylvania County was active in establishing its county school board and districts, with Quebec native T.C. Henderson as the first superintendent. Each district had a well-built school with large windows and three to four rooms by 1910. There are three such buildings remaining in Balsam Grove, Selica, and Conneestee which have been preserved as community centers. By 1905, the school term had increased to fifteen to twenty weeks in length. A two-story high school of white brick with a hip roof and small flat-roofed portico was built in Brevard in 1907, when the state legislature made it possible to use public funds. Before this time, the high school needs of the white children had been met by private institutions (Van Noppen & Van Noppen:137). The schools for black children did not receive the same money and help, and in most communities, a high school education for blacks was simply not available. In 1911, there was a movement in North Carolina to provide public "training schools" to which black students could go after grade school (Van Noppen & Van Noppen:142). The 1911 Sanborn Map of Brevard does show one there.

The Epworth Institute, a private high school affiliated with the Methodist church, was formed by the Rev. and Mrs. Fitch Taylor in 1895 in Brevard. Classes were held for a time in the Henning Inn and The Red House, and the school met with great local support. After Rev. Taylor died in 1909, the school was taken over by the Women's Home Missionary Society of the Methodist Church and became known as the Brevard Institute. The school then moved to a new location in the valley just north of town, on land donated by several local residents including the Gash family. During its early years at this new location, dormitory and classroom facilities were provided in the Major William Breese House (TV-234), a large pebbledash house once used as a tourist house under the names "Transylvania Lodge" and "Virginia Lodge."

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The 1916 Flood

In July of 1916, heavy rains fell on western North Carolina. The waterways were all filled to capacity and overflowing, and the logged-out hills could no longer absorb the rain as they once did. A hurricane and smaller storm combined and blew into the area, and it was finally more than the land could take. Mudslides buried homes, outbuildings, and livestock; the rivers overflowed their banks, and the earthen dam at Lake Toxaway burst, sending a thirty foot-high wall of water into South Carolina and scouring the Toxaway River bed down to bare rock. The 540-acre lake was gone in a matter of hours. Damage suits tied the Toxaway Company up for many years and then the Depression came, so the inn was never reopened. The building was abandoned and finally razed in 1941, when it was dismantled and sold piece by piece.

The flood put an end to any large-scale tourist development in the southwest section of the county until the dam was rebuilt in 1962. Many houses throughout the county which were under construction at the time had their building materials used as lifesavers in the floodplain, and many sustained major damage. Some of the railroad tracks and bridges used for logging were washed away, never to be rebuilt, as much of the marketable timber had already been cut. Some of the timber that was still left after this disaster was destroyed by large fires that swept through the forest, exacerbated by the great quantities of brush and waste left by the hasty clear cutting that had gone on by this time.

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CONTEXT 4. BUILDING AND REBUILDING, WAR TO WAR 1917-1941

Economic Conditions

Despite the ravages of the 1916 flood, the economy in Transylvania County during the First World War was fairly strong, and it continued to improve into the 1920s, when this and other parts of western North Carolina were experiencing a land boom. Everyone was buying, then turning it around quickly and selling for a profit. Building was a profitable trade, especially the construction of middle-class houses in and around Brevard. Maple Street, Miner Street, South Broad, and South Caldwell became neighborhoods in just a few years. The houses were typically of moderate size and rather plain, with some Craftsman or Neoclassical Revival influences. The downtown district continued to grow, with a large bank building added in 1924 (**Brevard Banking Company**, TV-328), Brevard's first real City Hall (**Brevard City Hall & Fire Station**, TV-269), and many car dealerships (see TV-267, TV-268, and TV-290-295).

The trade in land continued to grow until suddenly the Depression hit; the bottom fell out, and there were no more buyers for the land. Unable to sell what land they had, investors could not make payments on their loans. They were land-poor and their fortunes were all on paper. The Brevard Banking Company closed in 1931, and for two years, there was no bank in Transylvania County, until the Transylvania Trust Company was opened in 1933. Building slowed drastically, as did industry. Silversteen closed Silvermont for awhile and stayed in the Pierce-Moore Hotel. He was able, however, to buy up a good deal of land on Park Avenue and Park View in Brevard.

Education

The Brevard Institute flourished throughout the 1920s, in spite of competition from the public high school. Attendance slowed with the Depression, however, and in 1933 the Methodist Women's Missionary Society, which had become the Institute's sponsors, decided there was more need for a junior college than a private high school. They donated the campus to the Western North Carolina Conference of the Methodist Episcopal Church, who combined the faltering Rutherford and Weaver colleges to form **Brevard College** (TV-232) in 1934. It was a "self-help" college, with the students working the farm and dairy which provided their food. In 1936-37, the rock gates were built by local stonemasons using Works Progress Administration (WPA) funds.

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There was no high school for black students in Transylvania County until the schools consolidated and desegregated in the 1960s. They had to travel to the black high school in Hendersonville, which had been built by the 1920s. The Allan Institute in Asheville was the only other black secondary school in western North Carolina for many years. Even by 1934, there were only ten Negro high schools in twenty-four western counties (Van Noppen & Van Noppen:143).

In 1931, complete state support of the public schools was finally a reality, and in 1933, the school term was extended to eight months. By 1943, schools were much more standardized and the term extended to the present nine months. Some public school construction was sponsored by WPA funds during the Depression, but the Rosenwald School (TV-275) and Pisgah Forest School (TV-463), two standard, central-hall, stone schools begun with this money were not completed until 1948. Consolidation continued to occur, but was not possible on a large scale in a rural county such as Transylvania until the secondary roads became paved in the 1950s (Van Noppen & Van Noppen:142).

Transportation

The Federal Aid Program of the 1910s helped improve the roads in Transylvania County and North Carolina as a whole, but the most lasting benefits came about beginning in 1921 under Governor Cameron Morrison, when the state took over the control and maintenance of the major roads in each county. In Transylvania, this resulted in the construction of many badly-needed concrete bridges on the state highways over the French Broad, Davidson, and Toxaway rivers and their tributaries (TV-207, TV-117, TV-422, TV-451, TV-433, TV-501, and TV-135). These were all built in the 1920s using federal, state, and local monies. In 1931, the state assumed maintenance of secondary roads as well, but their condition did not improve substantially until the 1950s under Governor Kerr Scott.

Before World War I, plans had been laid for the "Crest of the Blue Ridge Highway" which was to connect Marion, Virginia with Talullah Falls, Georgia and run through Asheville and Brevard. The war deferred this dream until 1933 when a road was planned to connect Shenandoah National Park in Virginia with the Great Smoky Mountains National Park in North Carolina and Tennessee. The objective was to create a scenic route without tolls, and National Recovery Act (NRA) money and Civilian Conservation Corps (CCC) labor were used for much of its construction. In Transylvania County, only five miles of the Blue Ridge Parkway and the Devil's Courthouse Tunnel (TV-173) were completed before World War II commanded its resources and manpower. Work resumed after the

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war, and most of the parkway that runs along the Transylvania/Haywood County line was finished in the late 1940s.

The Depression Years

During the Depression, although most of the people had the advantage of owning their own land and being able to at least raise their own food, times were still hard. The **Transylvania Tanning Company** (TV-196), built by Joseph Silversteen in 1916-17, was typical of many of the local industries which had to close for days at a time due to lack of work. Government assistance came to the county during the Great Depression in the form of Works Progress Administration (WPA) funds to build a few structures in the county, but they seemed to be mainly peripheral structures, such as the (former) **Brevard Country Club** (TV-196) and a stone gate for **Brevard College** (TV-232). The United States Geological Survey built small structures which housed equipment used to measure stream flow for flood prediction and control, the **Calvert Gaging Station** (TV-76) on the French Broad River, the **South Mills River Gaging Station** (TV-479), and the **Davidson River Gaging Station** (TV-421). One exception was the (former) **Brevard Post Office** (TV-317) which was built in 1940, a standard gabled brick and limestone building with classical details and a cupola similar to those found in other small towns. The CCC provided some jobs for local residents in the Pisgah National Forest.

In the late 1930s, Harry Straus, another Pennsylvania businessman, was looking for a location with abundant, pure water in western North Carolina at which to locate his cigarette paper plant. A group of representatives from county government and business convinced him to locate on the Davidson River. Construction began in 1938, and the first paper was manufactured at the **Ecusta Paper Mill** (TV-464) about the time Germany invaded Poland in 1939.

Straus's timing could not have been better. At this time, all delicate paper such as that used for cigarette wrappers and Bible pages was manufactured in France. It was made from linen rags, and with America's cotton-, synthetic-, and wool-based clothing industry there was not enough suitable linen to make that kind of production worthwhile. Harry Straus was the first American to discover a process of producing the same paper from raw flax, which was grown in this country for the oil produced from its seed. When the war broke out, Straus's plant was the only one of this type on this side of the Atlantic, and his business prospered as it became more and more difficult to obtain imported materials. Ecusta is proud to point out that the taxes to help the war effort which were collected from the sale of cigarettes

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would never have been available had they not been producing the paper (Mac Morrow 1991, Ecusta promotional literature).

Transylvania County Today

Ironically, it is because of Transylvania County's relative isolation and pure resources that the more recent industries of the twentieth century have located here. The Ecusta Paper Mill needed abundant pure water to produce its fine papers out of flax. The opening of this plant in 1939, combined with the wartime economy, brought new life into the area and began a period of revitalization in the county that has continued into the present. Many homes in Brevard and its suburbs were built in the 1940s as a result of the opening of Ecusta and the return of servicemen from the war. Another building boom in the late 1940s may need to be examined in the future when these sites "come of age."

Other industries followed, which caused Transylvania to experience population growth in the 1960s and 1970s, when most mountain counties were suffering from a decline (U.S. Census 1980). DuPont opened up a factory in Buck Forest in 1956 to produce silicon, which required extremely pure air. Later, x-ray film, also highly sensitive to atmospheric conditions, became its chief product. In the early 1960s, NASA installed a satellite tracking station in the Gloucester section, the only one in the U.S. outside of Alaska at the time. Its requirements included a minimum of disruption by commercial airplanes and radio interference.

The tourism industry, likewise exploiting the desire for an unspoiled forest landscape, has also continued to grow. Second-home construction, particularly in large developments, is sky-rocketing. This, possibly more than any other industry, has resulted in the disappearance of many architectural and archaeological resources. Large tracts of land have been bought and bulldozed to provide acreage, lots, and roads for planned communities and golf courses. The fastest growing areas of the county for these developments are Sapphire and Lake Toxaway in the west, the Dunns Rock Township in the south, and Brevard and its suburbs.

In 1962, the dam at Lake Toxaway was finally rebuilt, and this time the emphasis of development was less on one-time hotel visitation and more on land and home ownership around the lake. Golf courses and retirement centers are taking up more and more land throughout the county. The Pisgah and Nantahala National Forests cover a large portion (about one-third) of the county's land, and provide some compensation for lost tax revenue through the increased tourism they attract.

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The economy is still limited by underemployment and a low retail sales base, but the city and county governments are working hard to improve those areas. Meanwhile, agriculture and its role in the local economy are shrinking. More farms are becoming part-time business ventures and using less acreage. National store chains and shopping centers are drawing business away from established and small businesses, many of which are located in older buildings and in the downtown business districts of Brevard and Rosman.

The preservation outlook for Transylvania County is mixed. A comprehensive land use plan is being developed which will, it is hoped, take the fragile historic resources into consideration. Although there is a push for more industry and commerce in the area, most local governing bodies understand that some of the best and most marketable resources here are the culture and scenic beauty. A number of private, non-profit groups are interested in working to preserve the cultural resources and raise the consciousness of the local population. Historic preservation is good business in the county for some, but rising land values make it difficult for private property owners, particularly farmers, to maintain some of the old places. The funding of the Transylvania County Historic Architecture Survey is a very positive first step in the preservation of the old structures, identifying the many important historical resources in Transylvania County. The strong interest generated by the project indicates a continuing commitment to historic preservation and the support of future projects in this area.

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PROPERTY TYPES

The residential buildings in Transylvania County are presented in a basically chronological fashion, although there is some grouping according to building materials, style, or use. The early log dwellings, circa 1850-1894, are treated in one type, with frame dwellings of the same time period in a separate type. The houses built after the coming of the railroad and intensifying of industry, 1895-1916, are divided into two subgroups, Victorian style and vernacular, except for industrial housing, which is treated separately. Finally, the dwellings built from 1917 to 1941, between World War I and World War II, are discussed, with two subtypes addressing the Craftsman and vernacular structures.

The non-residential buildings are grouped according to their property types and discussed separately. The churches and unaffiliated cemeteries are treated together. Schools, hospitals, and government buildings are combined in one section because of their nature as community institutions. Agricultural outbuildings are considered one property type, representing the rural lifestyle of the county's residents from earliest times to the present. Commercial and industrial buildings from all time periods are grouped together because of the maintenance of a fairly standard form. Because recreation and tourism has always been such a large part of Transylvania County history, camps and resorts make up a property type. Transportation has always been essential to the development of the county; although there are no structures left which represent the early railroad, those associated with roads and rivers are documented together in a single transportation property type. The final property type specifically deals with stone and rock masonry construction and was written by preservation consultant, Davyd Foard Hood.

PROPERTY TYPE 1. EARLY LOG DWELLINGS, CIRCA 1850-1894**Description:**

The vernacular log houses built before the railroad came to Transylvania County are of a plain, timeless design which makes them difficult to date. They are still found in several rural areas of early settlement and represent the classic Appalachian log house type that appears throughout the mountain region. As less than ten examples were found in the county, they represent only one per cent of Transylvania's historic resources. They are single-pen, of squared logs with half-dovetail notching and plain mortar, one story high

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with a habitable attic. A full attached shed porch protects the front and a one-story shed addition to the rear is typical. The exterior end chimney and foundation piers are of stacked fieldstone with little or no mortar. When the interior is divided, it is usually with a thin, roughly-built partition into a public room and slightly smaller bedroom, a version of the hall-and-parlor plan. The stairs are small and enclosed, with a single quarter-turn, in the corner between a door and the fireplace.

The best-preserved example of this type from the exterior is the **John D. Galloway House** (TV-60), circa 1850, located south of Rosman in the Eastatoe Township. Although the interior was not viewed and was reported to be quite changed, the exterior has all the features described above. The **Ed Glazener Farm** (TV-81), near Calvert, also contains a good example of a log house of this type, but it has been stripped down to its bare bones and not many details are left. Also on this property is a diamond-notched barn with several shed additions, two later corn cribs, and a large frame I-house built as a replacement for the log house. Although none of the buildings appears to be individually eligible for listing in the National Register, the farm complex is representative of the agricultural lifestyle of the time and employs a common Transylvania County practice of building a large frame house after starting out in a small log house.

Another typical solution to the need for more space and the desire for a more prestigious and stylish dwelling was to build a large frame addition onto the log structure, making the frame section the front of the house. The **Tinsley Brown House** (TV-21) in Gloucester began as a small, single-pen log house with half-dovetail notches, a large fireplace, low ceiling, and habitable attic sometime in the late-nineteenth century. The house was enlarged by the usual rear shed addition and had a front shed porch. Later, a one-and-one-half-story, three-bay, single-pile house with a central stairway was added to the side, forming a much more impressive facade when viewed from the long driveway.

The **Thomas Perry Masters House** (TV-496), in the East Fork section, is the only remaining example of a two-story log house with original weatherboard exterior siding; it is similar to the other log houses in plan and materials, but is larger than the others. It has a vigorous Greek Revival mantel and was probably built around 1850. A rear ell has been torn off and neither entrance has a porch now, but the fieldstone chimney is intact, as is the rock retaining wall built around much of the small rise the house sits on. (The only other example found, the **William Whitmire House** (TV-63), has been demolished recently.)

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Some of the early log houses are sheathed in modern materials, and are therefore difficult to identify and date. The **Flem Glazener House** (TV-53), near Rosman, a saddlebag house with large original fireplaces, is said to be one of the earliest remaining dwellings in the county, but the log walls are covered inside and out, new window openings have been cut (with a chainsaw), and the porch and rear additions are modern. Others, such as the **Jimmie and Sallie Galloway Cabin** (TV-153) in Gloucester, have had extensive additions so that the log portion is quite obscured. The only log house near Brevard, the **Glazener House** (TV-414), has had a large frame addition and numerous fenestration changes which have compromised its integrity.

Significance:

It is significant that of the fifteen or so remaining antebellum houses, exactly half are log and half frame, and many of each type are large and well-built. It is true, however, that most of the large frame homes in this period belonged to the South Carolina planter elite who had large estates with slaves and summered here in Transylvania County. The smaller log homes are probably the most typical of the dwellings for the average farm family at this time, and were built with hand tools and techniques that are no longer used. Log houses continued to be common into the twentieth century in some rural areas.

The continued survival of the remaining log houses of this period should be a priority because of their ability to convey the culture and living conditions of the area at this time. Many of these buildings have been lost in the recent past due to unsympathetic development, decay, ignorance about their age and importance, and the reluctance of owners to spend the money required to keep up the old buildings. Because most of the families who inhabited them worked hard to be able to afford to build a frame house, the log homes were usually built as temporary living quarters in spite of their sturdy construction. When the earlier homes were not torn down, they were often used as barns once the family moved into the new house and have been lost through hard use. The damp climate and hard winters of this part of North Carolina contribute to the decay of the buildings, especially when abandoned or allowed to remain empty.

These structures not only represent a way of life that was changed by the coming of the railroad and sawmills to western North Carolina, but provide a link between Buncombe, Henderson, and Jackson counties and the present Transylvania County, which grew out of the others' beginnings.

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Registration Requirements:

Log buildings in Transylvania County are significant as reminders of the settlement of the county, often constructed as a first, temporary dwelling on a farmstead that has undergone changes over the years. Today log buildings are relatively rare in the county as most early examples have been lost; many of those that remain have deteriorated or have been altered. Therefore, integrity questions for listing in the National Register are complex. Log buildings should be on or very near their original sites since they were constructed of materials obtained and processed nearby. Although they sometimes have been moved within a farm complex, they should remain within a reasonable distance of their original site in order to maintain integrity of feeling and association. Log buildings significant for architecture should retain original chimneys or carefully repaired or reconstructed chimneys of like materials. They should retain original fenestration ; however modern sash within original openings should not disqualify a building for listing. Log buildings significant mainly for log construction should retain basic original forms. If later wings or additions overwhelm original forms, they should be evaluated for architectural significance as composite buildings. Log buildings often were covered with weatherboard soon after their construction to maintain them. The presence of replacement weatherboards or artificial siding should not disqualify a building for listing, but a survey of the original fabric under impenetrable sheathing such as aluminum or vinyl siding should be made in order to determine its condition. Other new or replacement material, such as concrete chinking in place of mud daubing, compromises the original integrity of a building. In all instances, the rarity of a log resource should be considered in the evaluation of its integrity.

PRE-RAILROAD FRAME DWELLINGS CIRCA 1820-1894**Description:**

Approximately twenty-five frame buildings remain from the pre-railroad days of Transylvania County. There are large, frame antebellum houses many of which were built by South Carolinians. Later large frame houses can be studied in two nearly-equal groups: those with a central hall plan and those with a two-room plan. Although no one-story dwellings were positively dated to this period, a one-story-with-habitable-attic house is the earliest example of "boxed construction" in Transylvania County. In this method of construction, framing is minimal with the vertical plank siding providing both exterior and interior walls and structural stability. This inexpensive and

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rather temporary building technique continues for nearly the next 100 years in western North Carolina.

The oldest structure in the county, and the oldest documented frame structure west of the Blue Ridge in North Carolina, is the **William Deaver House** (TV-3). The original section (circa 1820) was already built when Deaver took possession around 1830 and added on to the house, possibly reorienting the front in the process. The house has a unique plan and style for the county, with three rooms upstairs and down in the original section, enclosed stairs, and flush sheathing and paneling on the interior with original paint. A full-facade, double-tiered front porch seems to derive from a South Carolina heritage. The Deaver House is located at an extremely important point, at the convergence of several early transportation routes: the Eastatoe Trail, Davidson River, and Boyleston Road. It is listed in the National Register.

Another early frame dwelling is the **Elizur and Ann Patton House** (TV-460) of 1846, a large two-and-one-half-story frame house with weatherboard siding and a central hall. It seems to have originally been only one room deep, but a one-story rear shed addition has increased the depth to two-pile. The rear ell may have been added in two stages, perhaps connecting two previously detached buildings. The Eli Patton House, as it was sometimes known, was used as a boarding house for many years, at least as early as 1877 (Taylor:8).

Many of the frame structures which date from this time are associated with the South Carolina summer colony on the French Broad River south of Brevard. **Chestnut Hill** (circa 1858) (TV-192) was the summer home of James Stuart Hanckle, a Charleston minister who pastored **St. Paul's in the Valley**, the first Episcopal church in the county. The large, two-story house has a center hall plan, two rooms deep, with weatherboard siding, a hip roof, paired interior chimneys, and a two-tiered front porch with lavish sawnwork trim. Associated with the large house are a barn, tenant house, and various other small support features.

Several other structures from the antebellum years were built by members of the Johnstone family. The only one which remains relatively intact is the **Montclove Estate** (TV-195), built by Francis Withers Johnstone and his wife Ann around 1851. It is a large, one-and-one-half-story frame house with a front ell, steeply-sloping gable roof, and distinctive gable wall dormers. Some Greek Revival and Victorian details are present, but the house is relatively plain, like the majority of Transylvania houses. The house has had some early- twentieth-century changes, but retains its basic fabric, including a detached kitchen with upstairs slave quarters that is contemporary with the house. Inside the main house are curved plaster walls upstairs in the hall

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which probably echo the original curved staircase (now replaced), and convex curves on either side of a recessed fireplace.

A similar fireplace treatment is also found in the **Jenkins House** (TV-211) and **Dewey Moore House** (TV-193), each just a few miles away from Montclove. Although no documentation has yet been uncovered to date these two houses conclusively, the construction and decoration is very like that of Montclove. The Jenkins House is a tall two-story, single-pile, three-bay house with a large central chimney. It has a large, later rear addition, tall ceilings and windows, and originally had a small curved portico above the one-story hip porch. The Dewey Moore House is very different in appearance, being only one-and-one-half stories tall with small half-windows in the front upper story. It also is single-pile with weatherboard siding and a rear ell, but the rear section here is probably original. Both houses have the large central chimney with curved plaster walls along the front vestibule, recessed fireplaces with convex walls on either side, and a built-in cabinet on the rear of the chimney in the rear center hall. Also on the property is a gable-roof, diamond-notched log barn which is unique in the county because of its four-pen construction. (The house was severely damaged in a fire in early 1991.)

Of the larger frame houses, the remaining examples are evenly split between those with central halls and those with a two-room plan. Those with the two-room plan may be further divided into those with three or four front bays. The **Willy Reid House** (circa 1870) (TV-138) in Reid, a one-story side-gable house with a habitable attic and exterior end fieldstone chimney, is a good example of a two-room plan house with two front doors. (It is uncertain if this is a true boxed house, but its walls are of board-and-batten, the framing is minimal, and the interior is unfinished.)

Entering into a symmetrical, three-bay front house with a center chimney causes an architectural problem which is solved by the creation of some sort of divided entrance, either the basic technique of beginning the center wall on the other side of the chimney, or a more distinctive curved or angled bay. The Jenkins House and Dewey Moore House, as described, use the curved bay. The **Lydia Morrow Raines House** (TV-160), a one-and-one-half-story house with a front gable portico and decorative wood shingles in all gable ends, uses an angled, recessed bay entrance between its two front rooms. The enclosed stair curves up behind the chimney on the other side.

The **Evan and Catherine Talley House** (TV-437) in Penrose has an asymmetrical front facade and a hall-and-parlor plan. Its rear ell also may have been formed by connecting the separate kitchen to the main house. It is

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part of an excellent, quite intact farmstead, with a large corn crib, frame barn, and a springhouse which is connected to the main house by a breezeway. Several other buildings were built later on in the farm's history.

The center-hall houses are generally in the I-house form, with one room on either side of the hall. A classic and exceptional example is the **Flem Galloway House** (TV-72) near Calvert, built soon after the owner's return from the Civil War. Wyeth many examples of this style are also found in North Carolina, he is said to have received his inspiration in Virginia, where he had seen numerous examples of this design. The house has a two-story, two-tiered front portico with imported, etched glass on the sidelights of both front doors and transom of the first story. Interior design details include painted wood-graining on the woodwork, paneled wainscoting, and notable mantels.

A few of the large houses later in the period have a front gable ell and Victorian details, like the **Robert E. Patton House** (TV-423) in Pisgah Forest and the **William Luther and Louetta Talley House** (TV-436) in Penrose (both circa 1890). The former has a stained Queen Anne window in the stairway, a highly asymmetrical form, and an exuberance of textured exterior decorative siding. An intact farmstead, complete with gambrel barn, large board-and-batten smokehouse, chicken house, and garage/shop, completes the site. Talley Ho, as the Talley House was known when used as a boarding house in the early twentieth century, is a pebbledash frame house with stickwork details, molded door and window surrounds with bullseye corner blocks, and a notable mantel.

Significance:

The continued survival of the pre-railroad frame dwellings in Transylvania County should be a priority not only because of their ability to convey the culture and living conditions of the area at this time, but also because of their scarcity. Heavy timber framing became outdated with the arrival of the railway and the sawmill and disappeared from use after this time. The center of the economy was agriculture. Growing crops and raising livestock was not just for subsistence, however; some county residents made money at it as well. The large dwellings remaining from the farms of this time period are evidence of the commercial nature of some of the agriculture. Some of the dwellings are notable for their workmanship, design, and embodiment of style, whether it be Victorian or vernacular.

No small frame houses were definitely dated to this time period; all the smaller homes are log. The smallest was the Willy Reid House; since the

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habitable attic was apparently unused, it only had three rooms. Further investigation may prove some of the smaller frame houses listed in Property Type 3 to be older than originally thought. If so, their scarcity would render them very significant, particularly if they were part of a farm complex.

Registration Requirements:

Pre-railroad frame dwellings eligible for listing in the National Register should possess more original fabric than replacement fabric, even if the house has sustained some changes and/or additions over the years to accommodate normal family growth. A tolerance for some modern materials should be accepted, as long as they do not compromise the nineteenth-century character of the structure. Most rural pre-railroad houses are severely plain; thus building form is as important as artistic design elements in judging integrity. Pre-railroad houses significant as representations of Transylvania County's nineteenth-century agricultural economy should retain associated outbuildings that are important to the overall character of the property. Houses of exceptional architectural style should retain characteristic design elements, and since they are often summer homes or town houses, they need not have associated outbuildings. Pre-railroad buildings that underwent significant changes more than fifty years ago should be evaluated on the significance of those changes and the integrity they possess.

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PROPERTY TYPE 3. HOUSES DURING EARLY INDUSTRIALIZATION, 1895-1916

Description:

This period contains the largest number and variety of dwellings in Transylvania County. Vernacular house forms were still very strong, in spite of the influence of certain Victorian styles, especially the Queen Anne style, and the early Craftsman influence. Notably few are examples of the Colonial Revival style, a popular mode in much of North Carolina. The railroad and its accompanying industrialization and growth of the commercial trades encouraged growth in Brevard and Rosman, where almost all the stylish dwellings are found. Farming was still very important in the county's economy; associated agricultural outbuildings and a vernacular form are common to most of the houses in the rural areas.

A. STYLISH DWELLINGS

Of the nearly 200 properties included in this type, about 45% have plans, materials, and decorative details which derive from the popular and academic styles of the day. Nevertheless, most of the buildings in this category are quite plain, and the dividing line between stylish and vernacular is far from sharp. Nearly all the stylish dwellings are to be found in Brevard and Rosman, but those that were built in rural areas by the wealthy are often finer and more vigorous than those in town. Again, the finest and most elaborate homes are usually those built by summer residents.

The Queen Anne style is usually exhibited by asymmetrical plans; high hip roofs with various dormers and gabled extensions; and windows with the top sash consisting of one large pane surrounded by smaller panes, usually of stained glass. Occasional stick style or Eastlake influence comes through in doors, brackets, and mantel decoration. Many of the Victorian style houses have molded door and window surrounds with bullseye corner blocks, chair rails with or without wainscoting, and turned decoration on staircases and porches.

The two Patton houses in Pisgah Forest are among the finest Victorian residences in the county. The Fitzgerald Patton House (TV-424) has the typical asymmetrical massing, with a variety of textures and patterns decorating the gable ends and projecting bays. The front door and staircase window have Queen Anne glass. The mantels and stair are both of unpainted oak, in tasteful stock designs. This property also contains notable outbuildings: a barn with a diagonally-latticed vent, large board-and-batten

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smokehouse, chicken house, and garage/workshop/root cellar. Next door is the **Robert E. Patton House** (TV-423), a frame house with weatherboard siding. Although it actually dates from before the coming of the railroad (1890), the house shares more characteristics with those built after 1895 than with most of the others built before the railroad. Its small shed porch with chamfered posts is tucked up against a front gable ell. Both this gable end and the three side gable wall dormers have patterned wood finishes. The interior has been quite altered, but the staircase with its turned newel and balustrade are original.

The Craftsman style made liberal and fanciful use of the abundant natural materials of stone and wood in Transylvania County. Exterior siding combined two or more types, usually weatherboard and shingle. The complex roof consisted of multiple gables, and the overhanging eaves with purlin brackets are especially suited for the rainy climate. The importance of porches in the culture allowed for full expression on this style. Porch supports are typically tapered wood posts set in large square piers of brick or stone, and are often grouped. The chimneys and mantels are either of brick or stone with a subtle pattern.

The best examples of early Craftsman style are found in Brevard. The 1915 **Royal and Louise Morrow House** (TV-336) is straight out of a Stickley magazine. It is said to have been built with rock from the antebellum Hume Hotel in Dunns Rock. It is one and one-half stories tall, with front and rear shed dormers, an asymmetrical exterior end chimney, an engaged rear corner porch and front portico with heavy stone pillars. A small hip garage matches the house in materials and style. Next door is the 1916 **Carrier-Plummer House** (TV-337), an early multi-split-level frame house with a multi-gable roof, its asphalt shingles arranged to simulate thatching, decorative brackets, and liberal use of stone on chimneys, porch supports, foundation, and steps.

Although classical details are often incorporated into both the eclectic Victorian and Craftsman styles, most of the neoclassicism of this period is concentrated in a few large and exuberant dwellings. The **Clarke-Carrier Estate** (TV-187) is an outstanding rural property developed soon after the turn of the twentieth century in the Dunns Rock area by Henry Clarke of South Carolina. It consists of a large and stylish two-and-one-half-story stuccoed house with a monumental half-round portico, fluted corner pilasters with oversized ionic scrolls, and one-story side porches with columns. The estate contains many excellent support features such as a servants quarters, carriage house/garage, stone walls, and water mill. The house served as the nucleus of **Rockbrook Camp** (TV-186), which was established in 1921 by Clarke's daughter, Nancy Clarke Carrier.

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The William Breese, Jr. House (TV-7), already on the National Register of Historic Places, is another fine example of the Neoclassical Revival style in Transylvania County. Similar in form to the Clarke-Carrier Mansion, it is two stories tall with one-story porches on each side. Its monumental two-story portico has large smooth columns with hybrid capitals; the bases of the columns are set on massive granite blocks. The exterior is pebbledash, and the foundation and paired interior chimneys are of brick. Several of the mantels are detailed with urns, columns, and other classical details.

There are approximately thirty pebbledash houses in the county, with the large majority in Brevard. Nearly all were built between 1905 and 1920. They are typically two stories tall, with massed plans, hip roofs, and one-story full-facade or wrap front porches. The Everett Moffitt House (TV-350), built in 1911, may be the best example in Brevard, and although only part of the interior was viewed, it appeared to be as intact as the exterior. The William Luther and Louetta Talley House (TV-436) is the most characteristically Victorian, with a polygonal front gable ell, stick style decoration on the exterior, turned newels and balusters on the staircase, and molded door and window surrounds with bullseye corner blocks. The Major William Breese House (TV-234) is an excellent early example of a pebbledash house (circa 1895), with a long, varied, and interesting history which contributes to its importance in the county. The Breese House has a complex gable roof with returns, patterned tin shingles, wide cornice boards, and eyelid dormers. An octagonal gazebo is attached to the house by a covered walkway and a modest Victorian Gothic cottage served as the servants' quarters.

B. VERNACULAR DWELLINGS

Although vernacular dwellings are most often found in the rural areas from the period 1895-1916, nearly a quarter of those so defined are found in the towns of Brevard and Rosman. They are usually simple frame dwellings with minimal decoration and a standard I-house plan. About 55% of the dwellings in Transylvania County built in this turn-of-the-century period are traditional in plan and workmanship.

The Rufus & Elvira McCall House (TV-10) in Balsam Grove is a good example of a typical modest frame farmhouse from around the turn of the century. It is one and one-half stories tall, with an exterior end fieldstone chimney, a central hall plan, and manufactured tongue-and-groove interior. It has a frame smokehouse near the rear kitchen entrance, and a gambrel-roofed barn down the hill in the pasture.

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The **Columbus Whitmire House** (TV-88), although moved a short distance because of road construction, is a good example of a rural house of a prosperous family, with many well-built frame outbuildings. The house is a large two-story frame building with minimal Craftsman details, such as bungalow windows and purlin brackets under the overhanging roof. The porch posts are replacements, but are still compatible with the style as they are of brick and quite heavy.

The **Lance-Raines House** (TV-69) is an excellent example of a boxed house with many handmade details. Its form is identical to a log house of this period and before, one-room and one-story-with-a-habitable-attic under a steep side-gable roof. A rear shed extension provides extra space in the traditional manner. The exterior end chimney is of fieldstone.

Significance:

This period in Transylvania County's history contains the largest variety of styles, sizes, and plans of dwellings, reflecting the diverse character of the county. Rural farmhouses continued to be made of log and frame in the same plans, but many homes were also being built for industrialists, their workers, and those with commercial interests. The pebbledash houses illustrate the importance of the Biltmore Estate and the Vanderbilts on the environment surrounding Asheville around the turn of the century. These and other houses with elements of high-style architecture serve as a reminder that many county residents were well-connected to the world outside their province in spite of the remoteness of their dwelling. The importance of the railroad on the county is also demonstrated by the burst of store-bought and standard building materials used in the houses and the use of lighter lumber in the framing.

The small rural houses are representative of the agricultural lifestyle around the turn of the century, and are most significant as part of a farmstead. They are important as continuations of the farming and folk traditions.

Registration Requirements:

Stylish houses of the late-nineteenth century should retain a high degree of integrity of original form and characteristic artistic decoration in order to be listed in the National Register. Modern materials and additions should

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be unobtrusive. The setting and feeling of these buildings are important representations of the late-nineteenth century prosperity that developed in Transylvania County with the coming of the railroad and associated industrialization. Potential historic districts should retain integrity of streetscape in density, scale and set-backs, as well as architectural design. Modern intrusions should be minimal.

Vernacular dwellings of this era should retain integrity of original form and material and associated outbuildings dating from the period of construction. Of special importance are plank and boxed houses; they are so rare that they may be eligible for listing in the National Register even though they retain a lesser degree of integrity. Additions should be fifty years or older, or should be unobtrusive, and exterior modern materials, other than replacement roofing, should be minimal. Handmade architectural features on vernacular dwellings are especially important as rare examples of building decorations that were made obsolete by the proliferation of mass-produced millwork. Most of the houses in the two residential districts on West Probart Street and the East Main Street extension in Brevard contribute to the historic importance of their neighborhoods not only for their architectural design elements and integrity, but because of their density and consistent quality as well.

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PROPERTY TYPE 4. INDUSTRIAL HOUSES, 1905-1920

Description:

Industrial housing developed in Transylvania County in the early-twentieth century because of the large numbers of rural dwellers seeking work in the many factories and mills. Transportation was still difficult from the outlying areas and the mill owners desired a stable work force, so they attempted to provide convenient housing at a reasonable price for their employees.

There were three major areas of industrial housing in Transylvania County built soon after the turn of the twentieth century: Rosman, Brevard, and Pisgah Forest. The **Rosman Mill Houses** (TV-117) were built by Joseph Silversteen for his workers in the Gloucester Lumber Company, Toxaway Tanning Company, and Rosman Tannin Extract Company. Approximately a dozen of these frame houses remain. One section across the river from the main part of town was built specifically for the Gloucester Lumber Company and consists of one-and-one-half-story side-gable frame houses with a square plan, designed to accommodate two-to-three families (TV-30,32). Four of these houses remain, plus another of a different plan, the **Haskell Luker House** (TV-31), which originally had just two rooms.

In Rosman there are three main types of housing: the one-story, square-plan, pyramidal cottage designed for one family; the two-story, one-pile house with double rear flues and a one-story, rear hip addition for either one or two families; and the one-and-one-half-story, side-gable house similar to those found across the river. Although this was very much a company town, it was not closed to others, and examples of private housing are found throughout the town. Most of the owners of these houses also probably worked for one of the industries.

On Whitmire Street in Brevard may be found a dozen basically identical one-story pyramidal cottages built by the **Transylvania Cotton Mill** (TV-239) for its workers. The mill, known later as the Pisgah Mill, produced cotton yarn and thread for use in another knitting mill. It closed down in the 1960s and the houses were sold to the workers. Since then, a variety of exterior sidings and underpinnings have been added to the houses, some porches enclosed, and a few small rooms added.

The group of houses originally built by the Carr Lumber Company in Pisgah Forest for their workers has been so changed that not enough was left

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intact to survey. Another small group of industrial housing was built in Little River by the Penrose Manufacturing Company, a hosiery knitting mill run for a short time around the turn of the twentieth century (TV-476). The three single pile, four-bay houses were built alike, one-and-one-half stories tall with a two-room plan, gable wall dormers, and weatherboard siding. The Lunia & Ruth McCall House (TV-477) is the best-preserved of these.

Significance and Registration Requirements:

Mill housing patterns are important as representatives of early industrialization in Transylvania County that gave rise to a particular type of community development. Mill housing development may be eligible for listing in the National Register as districts significant under Criteria A and C. The integrity of these districts as a type of community developemnt lies in repitition of house form, scale, setback and street pattern; therefore, integrity thresholds for individual resources in these potential districts may be lower than those for other districts or individual resources. Applied modern materials on individual houses, such as replacement siding, is not as detrimental to the overall character of a mill village as changes to basic house form such as exteior additions or porch enclosures. The best example of a mill district is the site containing the Transylvania Cotton Mill Houses, a dozen small pyramidal cottages along Whitmire Street in Brevard.

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**PROPERTY TYPE 5. HOUSING FROM WORLD WAR I TO THE EVE OF
WORLD WAR II, 1917-1941****Description:**

The 260 or so houses from this period make up approximately one-third of the buildings included in the survey, and a little less than one-half of the total dwellings. The many dwellings built during this period exemplify a variety of styles, but the size of the homes is perhaps more uniform than in the earlier periods. Most were built for the middle class and are fairly plain frame dwellings, with a touch of Craftsman influence. A common rural or urban house of this period is a simple one-and-one-half-story bungalow. It has a side-gable roof with a shed dormer, a front shed porch (either engaged or attached), and overhanging eaves with knee brackets. The **Elsie and Mary Raxter House** (TV-191) on the French Broad River south of Brevard is a good example. Several of these simple bungalows were built in the 1920s on **Maple Street** (TV-325) in Brevard.

Another popular house type is the one-story, front-gable cottage with a hip or gable-front porch. It was so ubiquitous and plain that most examples, except the most intact, were simply map-coded during the survey. There are probably about fifty or so of these houses included in the survey, with many more that were too changed to include. Among those that were surveyed were the frame **Burt Mitchell House** (TV-93); the concrete block **Jess and Lily May Orr Smith House** (TV-357); and Brevard's **North Johnson Street Houses** (TV-264), four nearly identical frame cottages with asymmetrical front porches.

There are about twenty stylish examples of the bungalow in Transylvania County, typically displaying a multi-gabled roof, prominent porch with grouped or tapered porch posts set on piers, Craftsman windows, extensive use of natural materials like stone and wood shingles, and details such as purlin brackets or decorative vents. Among the best examples are the **Madison and Ida Allison House** (TV-203), **Dr. C.D. Chapman House** (TV-310), **Virgil McCrary House** (TV-475), and **Professor Haynes House** (TV-314).

Another sub-group of this property type in Transylvania County, generally restricted to Brevard but found all over the urban United States, displays a variety of period revival styles simplified for middle-class dwellings. Among these are the Dutch Colonial Revival, Neoclassical Revival, Tudor Revival, and a few Georgian or Federalist-influenced houses. A sampling of these includes the neoclassical **T. Coleman Galloway House** (TV-313), a one-story, side-gable frame house with classical columns supporting an arched

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front portico; the **Vess King House** (TV-248) and **Cott Allen House** (TV-111), two nearly identical brick houses with gambrel roofs, possibly inspired by Silvermont; the (former) **Methodist Parsonage** (TV-265), a two-story, symmetrical side-gable house with a front portico and side one-story porches; and the **Park Avenue Houses** (TV-309), a mixed neighborhood with a little bit of everything. There are a few Tudor Revival style houses that are quite large and handsome, successfully using native stone to enhance their design; these are the **Miriam and Albert Kyle House** (TV-306), **Charles Orr House** (TV-299), and **Dr. Stokes House** (TV-345). Also see Property Type 12.

Significance:

The simplification and standardization of both style and size in this period made housing more affordable to the middle class and indicates a movement towards a national rather than regional sensibility. Subsequently, the effects of World War II, mass media, and rural electrification continued the modernizing trend, so that national styles such as brick ranch houses became the common form by about 1950, even in the rural areas. The vernacular forms, however, continued to be built into the late 1940s, reflecting the continued, if diminishing, importance of agriculture in the county. It is significant that the traditional rural house styles continued here even briefly after the war.

It is important that the houses of this period be valued before they are gone. The workmanship and materials of even some of the plainer houses of this era are generally of high quality. The bungalow, in particular, has a distinct style which is no longer being built. It reflects a time in American society when modernization was beginning to accelerate and we looked to natural materials and a nostalgic romanticism for reassurance.

Registration Requirements:

Most of the houses of this era are notable as elements of the interwar neighborhood development in Transylvania County that produced suburban streetscapes characteristic of the era. Thus, neighborhoods may be eligible for National Register listing as historic districts as notable representations of the early-twentieth century state and national trends toward modernization, industrialization and suburbanization that offered homeowners infrastructure conveniences such as sidewalks and driveways, as well as solid, modestly-stylish houses. Since few of these suburban houses are individually significant, their integrity should be evaluated as elements of groupings or

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neighborhoods. The houses within the groupings should retain integrity of original form, material and details, and additions or changes should be minimal and unobtrusive. The streetscapes should retain original setbacks, scale, side yards and street patterns. Rural houses of this era are largely represented by vigorous bungalows and are significant as parts of farm complexes with associated outbuildings. These properties should be evaluated as representations of Transylvania County agricultural complexes that evolved as needs developed.

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PROPERTY TYPE 6. OUTBUILDINGS

Description:

Of the approximately 560 dwellings recorded in the survey, 42%, or close to half, had outbuildings of some sort, whether barns, food storage buildings, privies, storage sheds, or garages. Less than ten sites were recorded which had outbuildings and no remaining dwelling.

Stock Barns

The stock barns recorded in this survey are typically either of frame or log construction, rectangular in form, with either a gambrel or gable roof. The entrance may be on the long or short side. The plan usually has a central passageway and three or four stalls on a side. The fine stone barn built for thoroughbred race horses at the **Everett Mansion** (TV-473) is much larger than most, with a front clipped-gable roof and overhanging rake supported by purlin brackets. It could house at least two dozen horses.

The earliest extant stock barn may be the **Hettie and James Marion Owen Barn** (TV-151), a mid-to-late-nineteenth-century log structure which appears to have a cantilevered loft on one side and retains wooden shingles on half the roof. The overhang is now supported by log posts, but it is unclear as to whether it was supported originally. Cantilevered construction of barns was common in eastern Tennessee, but very few examples have been found in North Carolina, which may make this a very rare barn indeed. Log construction was probably the earliest method of building a stock barn, and its use was continued at least up to the late 1930s, when the **Charlie and Molly Galloway Norris Farm** (TV-22) barn was built with saddle notching and a gambrel roof.

Two barns were built to serve institutions: the **Brevard Institute Barn** at Brevard College (TV-230) and the one at the (former) **State Farm** (TV-430) both housed dairy cattle. Since they were both built as demonstration buildings for educational purposes, in materials and decorative details they are finer than most constructed by individuals. Another exceptional dairy barn is that associated with the **Blythe-Whitmire House** (TV-441). It was built with excellent craftsmanship, of uncoursed stone with a frame loft under a gambrel roof.

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Bankhouses

Probably the most ubiquitous and versatile, as well as decorative, agricultural building type in Transylvania County is the bankhouse. It is a small structure, typically of fieldstone on the lower level which is dug into a hillside or bank, with a frame second story, and topped by a front-gable roof. Each story has an entrance on the ground level and there is often at least one window in the frame section. The function of the building was dry food storage; the bottom section stored root vegetables, apples, or canned goods in a cool environment, and the upper section acted as the smokehouse for curing or storing meat. Notable examples of these are found at the **Looney Banther Farm** (TV-122) and **Burton and Roxie McCall House** (TV-141).

Sometimes the bankhouse is only one story tall, with only one exterior wall exposed. In these cases, a variety of masonry has been used, from concrete to stone and brick. Probably the most unusual of these are the four steel-and-concrete Civilian Conservation Corps (CCC) dynamite houses from the Gloucester camp that were auctioned off in the 1980s, bought by local residents, and installed in their yards (see **Talmadge & Ida Chastain House**, TV-9).

Springhouses

Springhouses, like bankhouses, were designed for food storage, and were often built into the sides of hills. The difference is that springhouses have water diverted into the structure, usually by means of a stone or concrete trough into which items such as butter and milk were placed, so the storage is anything but dry. Sometimes the structure is placed directly over the spring. The walls are usually built of stone, although in later days, concrete or block was used. Most of these structures were free-standing, and sometimes fairly far from the house, but in a few later cases springtroughs were built right on the back porch (see the **Jason McCall Farm** (TV-161) and **Robert Butler Waldrop House** (TV-95). The oldest of these structures (TV-98) may be in the Dunns Rock township; its construction techniques and history support the date 1879 which is scratched into its lintel. Another old, well-built, and intact example served a hotel and several dwellings in Cedar Mountain (TV-392). Both are gable-front rock structures sunk into the natural depression caused by the springs, and have extensive rock steps and/or walls around the entrance to the exterior.

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Smokehouses

The smokehouse is a fixture in most older farmsteads in Transylvania County. It is almost always found to the rear and side of the kitchen door, handy to the house. It is of either log or frame construction, its front-gable roof with a generous front overhang. In some cases, it is the top section of a bankhouse. Although the smokehouse is rarely used today for its original purpose, many farmsteads retain such buildings. The wood of the building itself is somewhat preserved by the smoke used to cure the meat, and its size and convenient location to the house have kept it valuable as storage space.

The smokehouse at the **Fitzgerald Patton House** (TV-424) is relatively large; it has a wood frame with board-and-batten siding. Among the most intact log versions are the smokehouses at the **Charlie and Molly Galloway Norris Farm** (TV-22), **Robert Butler Waldrop House** (TV-95), and the **Herman and Lula Kitchen House** (TV-142). The largest and most impressive smokehouse in the county is that associated with the **Flem Galloway House** (TV-72) in Calvert. Mr. Galloway raised hogs on a large scale, as may be discerned by the size of his smokehouse. It follows the basic form, but is as finely built and as large as many houses in the county.

Significance:

Outbuildings are essential to the understanding of life in a rural county such as Transylvania, but their significance derives chiefly from their part in a farm complex. The buildings tell the story of a way of life, the crops and livestock grown, and even what the terrain was like. The traditional building techniques of hand-hewn log and timber construction, riven wood shingles, and masonry are all exemplified in these structures. It is significant that many of these buildings still retain their original uses or have been adapted with little change for more modern tasks. The **Hettie and James Marion Owen Barn** may be highly significant if it is found to be a true cantilevered barn, for it would be a very rare example in western North Carolina.

Registration Requirements:

Most of the intact historic outbuildings in Transylvania County are significant under criteria A and C as parts of groupings of rural properties;

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potential National Register eligibility lies in their contribution to complexes and districts. In rare instances outbuildings such as the Hettie and James Marion Owen Barn or the Springhouse in Dunns Rock may be eligible for listing individually as surviving examples of archaic or rare buildings techniques, provided they are substantially intact. In some cases a group of outbuildings may have enough intrinsic value to be considered eligible even if the associated house has been destroyed. For example, the horse and dairy barns and springhouse on the grounds of the Everett Mansion are very fine constructions in and of themselves, and are the only remnants of an important Transylvania County farm.

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PROPERTY TYPE 7. CHURCHES AND CEMETERIES

Description:

Of the twenty-five properties included in this property type, fourteen are churches, some with cemeteries, while eleven are cemeteries unaffiliated with churches. The great majority are Baptist, with three Methodist churches and a single Episcopal congregation represented.

The church buildings in Transylvania County tend to be quite new, even though the congregations and sometimes the associated cemetery antedate the county's existence. Most are simple gable-front frame structures with weatherboard siding and a small steeple or belfry either on the main roof or atop a central front entrance bay extension. The McGaha Chapel (TV-409) is an extremely simple structure dating to 1883 and virtually intact, down to its paint and interior trompe l'oeil pedimented architraves and furnishings. It has no steeple or belfry, but monumental boxed eaves with returns on the gable end and triangular pediments with keystones over all the fenestrations. The congregation of the (former) Oak Grove Methodist Church (TV-415) dates to 1838. The building was probably built some time in the second half of the nineteenth century, although its actual age is yet to be documented. It was altered and enlarged at an unknown date. The 1908 Lake Toxaway United Methodist Church (TV-167) is not nearly as old as the McGaha Chapel and Oak Grove Methodist Church, but is the least changed of the remaining structures and is an excellent example of the rural church-building tradition in Transylvania County.

Some of the churches reflect the more popular styles of the early-twentieth century. One frame church, the Mount Moriah Calvert Baptist Church (TV-78), was built in the 1920s and bricked-over in the 1960s when the large rear Sunday School addition was built. The church has the battered porch posts and purlin brackets of the Craftsman style and a round-roofed belfry on the rear of the sanctuary. Two others, the Cherryfield Baptist Church (TV-86), which is frame with brick veneer, and the Enon Baptist Church in Penrose (TV-447), which is frame with stone veneer, have a picturesque massing which departs from the traditional. Saint Philip's Episcopal Church (TV-300), a Gothic design executed in cut stone, stands out in the county because of its workmanship and relatively large scale, and the fact that it was designed by Louis Asbury, a prominent Charlotte architect. It has a gable front with a square tower belfry and gothic-arched stained-glass windows.

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The cemeteries in Transylvania County are typically either a family plot or associated with a church. They are usually fairly small, located on sloping, well-drained ground, with the graves all facing east. Almost all the graves in the county are below-ground, and only a very few are covered by marble or concrete slabs. If not planted exclusively with grass, the graves are sometimes delineated by white gravel spread on top.

The cemetery of **Saint Paul's in the Valley** (TV-201) is unusual, being in a wooded setting with a wide variety of headstones and plot boundaries. Both the markers and the overall design of the cemetery are less formal than most cemeteries, and adapted to the landscape instead of imposed upon it.

The **Davidson River Cemetery** (TV-480) is more traditional in overall design, but has a spectacular setting and some beautifully-inscribed grave markers. Although there are many roughly-cut flat fieldstones which are unmarked (which is typical of most of the cemeteries in the county), the tall, flat marble stones are rounded on top with concave shoulders and have lengthy inscriptions in a flowing hand. This cemetery is one of the oldest in the county (established by 1808) and contains the graves of many persons important both to the county and state.

The cemetery at the (former) **Oak Grove Methodist Church**, although not quite as old, contains the most varied styles of stones in the county and the graves of many persons important to the history of this area. The markers here range from a molded concrete cross and hand-scratched, pointed soapstone marker to tall obelisks and the more traditional arched marble slabs.

Significance and Registration Requirements:

The churches in rural Appalachia are an important indicator of community values because of the importance of religion as the center of social life in the region. While most of the twenty or so congregations established by the time Transylvania was organized as a county are still active and grounded in tradition, most of their original buildings have been extensively renovated, remodeled or replaced. The small representation of National Register-eligible churches in the survey, in comparison to the total number, underscores the need to preserve what remains.

Churches and cemeteries considered for listing in the National Register must be evaluated under Criterion C for architectural significance, under Criterion A for historical importance, or under Criterion B for association with significant persons. The building must retain a large degree of its

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original integrity. Cemeteries are eligible under Criterion Consideration D if they derive primary significance from graves of persons of transcendent importance, from age, from distinctive design features, or from association with historic events. Replacement material and additions should be minimal and unobtrusive, and the original setting of the church building or cemetery should retain a high degree of its integrity. The **Davidson River Cemetery** is rare in its age and is affiliated with significant persons in Transylvania's history. While **St. Paul's in the Valley** is unique in its naturalistic design, continued and current burials make its National Register eligibility doubtful. The **McGaha Chapel** is an extremely intact and well-preserved church building, well-representative of the county's early church architecture, of which there are few survivors. **St. Philip's Episcopal Church** is significant because of its excellent craftsmanship, unique style in the county, and the fact that it is the earliest architect-designed church remaining in the county.

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PROPERTY TYPE 8. SCHOOLS, HOSPITALS, AND GOVERNMENT BUILDINGS

Description:

Of the fourteen social institutions surveyed, two are medical facilities, two are government buildings, and ten are schools and their associated buildings. The latter category includes Brevard College and the Cradle of Forestry, the first forestry school in America.

Transylvania County contains a surprisingly small number of historic school buildings, and most of these are quite altered. Only one, the (former) **Oakland School** (TV-129), is of the classic one-room, front-gable frame variety; the interior was not accessible. There are three other frame schools with nearly identical three-room plans in Selica (TV-18), Balsam Grove (TV-103), and Conneestee (TV-181). All were built early on with tax money, are now used as community centers, and have approximately the same amount of extensive renovation. All four schools date from the same era, 1905 to 1910.

Two schools that are less than fifty years old have been included in the survey because of their importance in the community and possible connection to the WPA. They are relatively unaltered, substantial, uncoursed stone structures with nearly identical central-hall plans, completed in 1948. The **Rosenwald School** (TV-275), located in Brevard's African-American community, took its name and purpose from the previous 1921 school actually built with Rosenwald funds, which was destroyed by fire in 1940. The present structure is one story tall, with a raised basement, side gable roof, eyelid dormer vents, and a slightly projecting front entrance bay on the long facade. The **Pisgah Forest School** (TV-463), built for white children, is also one-story high with a raised basement, but has a hip roof and a more pronounced front entrance.

The **Cradle of Forestry** (TV-1), listed in the National Register, was established in 1898 and is the site of the first forestry school in America. Its campus contains a variety of buildings, the oldest of which is the **Hiram King House**, a circa 1880 one-and-one-half-story, side-gable frame house with an intact interior. Some of the structures have been rebuilt, including the classroom building, Carl Schenck's office, and a blacksmith's shop. The **Black Forest Lodges** (TV-2) are the most distinctive buildings on the site, with steeply-pitched gable roofs over one and one-half stories, half-timbered construction with board infill, unfinished interiors, and fieldstone chimneys.

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The remaining school structures included in the survey are part of **Brevard College** (TV-232), although all except the stone gates were built in the 1920s when the campus was the Brevard Institute. The circa 1920 **Frances Ross Dormitory** (TV-229) is a two-and-one-half-story brick building with large windows and dormers, a large side porch, and some Craftsman features. **Taylor Hall** (TV-231), built in 1928, is a good-sized two-and-one-half-story brick dormitory with classical details on its square front portico and side entrances. Dormers of several different shapes pierce the side-gable roof. The **Brevard Institute Barn** (TV-230), built in 1932 as a demonstration facility, is well-built of molded concrete block and German siding with a gambrel roof and attached curved-block silo.

The two medical facilities are fairly recent. The **(former) Transylvania Community Hospital** (TV-349) in Brevard was completed in 1942, and is a long, low, classically-inspired brick building now used as a nursing home. It has had substantial additions to the side and rear and the interior has been altered, but the exterior of the original structure has maintained its integrity fairly well. The **Balsam Grove Medical Center** (TV-18) has many buildings, in various stages of completion. It was begun around 1940 and was an important effort to bring a medical facility to an outlying community in the county. Although never completed, its campus was to consist of a hospital, clinic, library, dormitory, and several houses, all built of stone and cinderblock. The interior of the hospital was never finished, the dormitory is only partially built, and a large cinderblock basement is still without its upper story. The rest of the buildings are now used as dwellings.

The **Transylvania County Courthouse** (TV-5), built in 1873, is the only government building of any age in the county, and is already on the National Register. With the exception of a temporary frame structure built when the county was new, it is the only courthouse the county has ever had. It has a handsome Victorian Italianate style and is constructed of handmade brick.

Significance and Registration Requirements:

The increasing rarity of early school buildings in Transylvania County has increased the value of the few that remain. Several of the public schools included in the Transylvania County survey were among the first built after the county government inaugurated a tax-supported educational system. The school buildings that resulted from this building program are still important to the social fabric of the county because of their continuing use as community centers, but their architectural integrity has been compromised by remodeling and applications of modern replacement materials. During the

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survey, the interiors of these school buildings were not recorded, so it is not known if their possible high integrity may be determining factors in their potential eligibility or listing in the National Register. The oldest intact school buildings in the county date from 1948 and do not meet the National Register age criterion at this time. To be considered for listing at a future date, they should remain on their original sites and retain their original forms, details, characters, and settings. Additions and replacement materials should be unobtrusive. Although the historic buildings at Brevard College have been remodelled and enlarged and retain little of their historic integrity, a notable exception on the campus are the stone gates that are unchanged from their construction date of 1936.

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PROPERTY TYPE 9. COMMERCIAL AND INDUSTRIAL BUILDINGS

Description:

Stores

Most of the commercial buildings in Transylvania County are in Brevard, but there are a few historic stores in several rural areas. The typical form for both rural and urban stores of the historic period is one- or two-story with a front parapet roof, with either offices or apartments on a second story above the store. Most of the urban commercial buildings are of brick, with modest decoration, such as corbeling or basketweave patterns, incorporated into the construction materials. They appear in blocks with shared side walls in the central section of town, along the main streets. The older buildings typically were built with more decoration, but the basic style remained virtually the same throughout the historic period. There are very few frame commercial buildings left in town or in the countryside, but these were built similarly to those of brick or stone. They are also long rectangles, with their entrances on the short ends, but they have plain gable-front roofs as often as parapets.

Good examples of the typical commercial buildings found in both rural and urban areas are the store at the **Dunns Rock Crossroads** (TV-185), which was constructed of concrete block handmade on the property; the (former) **Harris Service Station** (TV-319), a one-story frame store with weatherboard siding in Brevard; and the **Railroad/Commercial District** (TV-237), which contains two frame buildings and another of molded concrete block and is located next to the site of the Brevard passenger depot (now destroyed).

The commercial district in downtown Brevard consists almost exclusively of two- and three-story brick or stone structures with flat roofs, sharing common walls. The oldest and finest commercial building, the **McMinn Block** (TV-266), occupies a corner of the "courthouse square" (note: not a true square, but locally designated as such). It was built in 1898, and has well-preserved Victorian details inside and out. Brick corbeling in a drip pattern decorates the cornice on the second story, and the front entrance is angled on the corner. The interior retains pressed tin ceilings in some of the stores, and the upstairs hall and offices have diagonally-patterned wainscoting, molded door and window surrounds with bullseye corner blocks, opaque glass in the doors, a staircase with turned balusters and newel, and a molded plaster ceiling.

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The other buildings on the square, the Aethelwold Hotel (TV-295) and Picklesimer Block (TV-291) (both listed under **Commercial Buildings**), which are important in anchoring the others in town, are both compromised so that they no longer convey the time period in which they were built. The remainder of the downtown commercial district consists of fairly plain early- to mid-twentieth century brick and stone structures, most of which have modern storefronts, and many of which also have a changed upper story. The (**former**) **Brevard Banking Company** (TV-328) is one of the more sophisticated buildings, and is typical of many small-town banks of the time. It has large-scale classical details decorating the front and street side of its rectangular brick building.

Among the rural stores, the **Cascade Grocery** (TV-384) is notable for its building materials and integrity. It was built with the same cut stone that forms many chimneys in the Little River section, and its interior has remained virtually unchanged over the years since it was built in 1908. The **Davidson River Store** (TV-453) is an eclectic mix of materials and styles, and like several other stores in the survey, has had a second story added. The mill and store built by J.L. Whitmire in Cherryfield (TV-91) is a wonderful collection of one-of-a-kind structures, some of which were described under the previous section. The nearly two-story gable-front house was originally built as a store, and is constructed of a fanciful combination of rock-faced concrete block and brick.

Grist Mills

The grist mills remaining in Transylvania County are all water-driven. They span a long time period, from circa 1850 to the late 1930s, and some were used into the 1980s. All are wooden structures, but they vary greatly in size and construction. Listed in the National Register, **Morgan's Mill** (TV-4), circa 1850, is the oldest, a frame mill built in three sections, with an oversized overshot wheel. Next in age may be the **Bill McCall Mill** (TV-20), a small saddle-notched log structure built in the late-nineteenth century at Bird Rock Falls near Balsam Grove. It was said to have had a tub wheel, as opposed to the more typical overshot wheel. Corrugated metal covers the sides of the now-abandoned frame **Duckworth Mill** (TV-217), and the **Breese Mill** (TV-204) south of Brevard has had its wheel removed and been converted to a residence.

The **J.L. Whitmire Mill** (TV-91), built in 1940, is the largest in the county, and was the most productive commercial mill in its day. It was said to have supplied the cornmeal needs of all the stores in Transylvania County as well as some in Jackson and Henderson counties. The mill building is a large frame structure with a side-gable roof and weatherboard siding, with

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electricity and diesel power supplementing its water power at times. Also on the site is a large gambrel barn, tile silo, machine shed, house, and apartment. An exceptionally large and fine corn crib has German siding and an elaborate system of chutes to feed the mill. Baptisms were even held in the mill pond.

The (former) Federal Distillery (TV-188) was built in the nineteenth century, possibly before the Civil War, and had a mill in the rear stone basement portion. The rest of the large, two-story building is frame with weatherboard siding. It housed one of three legal distilleries operated by the federal government, was used in later years as a store and furniture-making workshop, and now serves as a pottery studio, craft store, residence, and Camp Rockbrook's office.

Factories

Aside from grist mills, not much remains of early industry in the county. The brick smokestack of the Transylvania Tanning Company (TV-218) in Brevard is the only reminder of this once-important industry which also had plants in Rosman and Pisgah Forest. The most intact industrial complex is that of the 1938 Ecusta Paper Mill (TV-464), which was the key to the county's economic survival between the Great Depression and the boom which followed the entry of the United States into World War II. Nearly all the original buildings remain with little change and are still used. The Ecusta Cafeteria (TV-465) is the most stylish of the group, with Craftsman detailing such as purlin brackets supporting the overhanging roof and a rustic stone chimney. The filter plant and administration building are two stories tall with flat roofs, of brick with shallow front entrance extensions and cornice detailing. Numerous small frame firehuts with conical roofs dot the compound, especially along the large corrugated-metal flax warehouses. They contain water hoses for fire control, very important in a paper plant. The buildings used for the roller mills and research are standard large industrial buildings of brick, steel, and glass.

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Significance:

There were once numerous mills throughout Transylvania County on the many creeks, streams, and rivers in the "Land of Waterfalls." Every family needed its corn ground into meal or wheat into flour. Even after Brevard became a thriving commercial center, the mills were a mainstay of rural life, especially for those in the most outlying areas. The mill as well as the country store was essential as a community center where neighbors could meet and the news could be shared. Early in the county's history, court was even held in a country store, the Valley Store.

Brevard's commercial buildings reflect a time of prosperity, when industrialization was beginning to take hold and thrive in Transylvania County. Besides their primary use in commerce, these structures provided a focus for the community, particularly in the downtown area of the county seat. Because of their rarity, any extant buildings associated with the lumber and tanning industries are important in representing the early twentieth-century shift from a traditional agricultural lifestyle to one dependent on wage labor.

Registration Requirements:

The once-numerous rural nineteenth and early twentieth century water-wheel mills in Transylvania County have dwindled to a very few that date from the first half of the twentieth century or are difficult to date because they have been altered or remodeled. Morgan's Mill is thought to have been built in the nineteenth century, and the Bill McCall Mill and the Federal Distillery possibly date from that era, although further research is required on these two properties. Since mills were functional, site specific, industrial buildings, their integrity should be evaluated for original form and materials, location, setting, feeling and association. Additions and replacement materials should be at least fifty years old or be unobtrusive. The J.L. Whitmire House and Mill is a well-built and architecturally distinctive mill complex, and is eligible both for its workmanship and its ability to portray agriculture and commerce in the mid-twentieth century.

Rural stores, once a center of rural social life, have also become rare. Often, they have been enlarged and modernized. They should be evaluated for original forms and materials; if additions are fifty years or older, the building's integrity should be evaluated as a composite structure. Later additions and materials replacements should be unobtrusive. The Cascade Grocery, which dates from 1908, is a very intact rural store, notable not only for its ability to portray and represent the time period, but for its quality

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workmanship and unusual cut stone exterior. Urban commercial and industrial buildings should retain integrity of form and materials; often the storefronts of early twentieth century commercial buildings have been altered, but the upper stories should retain integrity of fenestration and decorative work to convey the feeling and association of the original building. In Brevard, the **McMinn Block** is especially notable for its workmanship and decorative details. As the oldest and most stylish commercial building in town, it is a good representative of Brevard in its early days as a burgeoning downtown commercial district and is eligible for listing under Criteria A and C.

Industrial mills dating from the first three decades of the early twentieth century are important representations of the industrialization that occurred in Transylvania County after the railroad was extended there. These functional, site-specific resources should be evaluated for integrity of form, fenestration, and materials. Later additions and materials replacements should not overwhelm the original building or buildings in the complex. The **Transylvania Tanning Company Smokestack**, **Ecusta Paper Mill**, and especially the **Ecusta Cafeteria**, merit National Register listing under both Criteria A and C.

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PROPERTY TYPE 10. CAMPS AND RESORTS

Description:

Ten historic camps were surveyed in Transylvania County, all of which were built in the 1910s and 1920s. All still contain some of the original buildings, but in most cases, a majority of the extant buildings are more modern and detract from the integrity of the camp as an historic site ((former) Camp Cherryfield (TV-85), Transylvania Camp (TV-115), and Camp Chickasaw (TV-198)). Most often, the older buildings are a lodge, dining hall, or other large structure. The buildings were typically built with rustic designs and natural materials. This kind of construction was closely tied to the purpose of the camps (and that of many of the other resort structures included in this property type), which was to escape from the confines of modern, industrialized society and facilitate interaction with nature. Therefore, the stylistic influences and fine materials present in many commercial and residential buildings would be out of place here.

Two of the camps, the 1927 Gwynn Valley Camp (TV-180) and the 1921 Camp Illahee (TV-109), have unusual lodges with a high degree of creativity in design, blending well with and enhancing the natural environment. The lodge at Gwynn Valley Camp has rustic slab siding set in patterns on the exterior walls and an elaborate but ineffective ceiling support system of logs and saplings. A small stream runs under the building, through an arch in the stone chimney. The McLeod Lodge (TV-83) at Camp Illahee is one of very few structures in the county with chestnut bark siding, and also has a porch whose floor forms an arcade over the lake.

Rockbrook Camp (TV-186) is the most intact and architecturally complex summer camp for children in Transylvania County. It was established in 1921 by Nancy Clarke Carrier and contains a variety of buildings. Simple frame sleeping cabins were built next to large and more elaborate stone lodges with many rustic details such as stone fireplaces, ceiling beams of unpeeled logs, and log light fixtures. Incorporated into the camp are two early half-dovetail-notched log houses moved from elsewhere on the mountain, a stone mill building where electricity was generated for the camp, and a large estate house built by the camp founder's father, Henry Clarke (TV-187).

Many of the resort homes in the county were built with the same principle of closeness to nature and rough construction as the camp buildings. The Cedar Mountain Summer Cottages (TV-392), which also includes three nearly identical cottages in Aiken Row (TV-393), contain typically large houses with

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roughly-finished interiors and large porches. These summer homes are unheated, except by fireplaces, and have a minimum of design elements.

The **Walt Weilt Cabins** (TV-102) may be the epitome of this rustic building ethic. They are two extremely simple "boxed" buildings of vertical planks which were used to house private hunting parties near the Pisgah National Forest. This site contains two of the few boxed houses identified in this survey.

At the other end of the scale is the 1907 **E.M. Backus Lodge** (JK-11), located on the county line of Jackson and Transylvania counties. Listed in the National Register, this is a vigorous and well-built example of Adirondack resort architecture in the western North Carolina mountains. Several other slightly less impressive but nevertheless notable examples are the mid-1930s (former) **Brevard Country Club** (TV-196), the **Alexander House** (TV-132) (circa 1920) in Lake Toxaway, and the **Ed Singletary Cabin** (TV-68) (late 1910s) in East Fork. All use round logs in construction and decorative elements executed in rustic materials such as twigs and stone.

Significance:

The tourism and second-home industry was important to the area before Transylvania was even named, and has continued to play an increasingly large part in the local economy up to the present. There are many more historic camps in Transylvania County than in any other western North Carolina county, with the possible exception of neighboring Henderson County. The longevity of most of the camps and their existence even now is proof of their timeless appeal. The older buildings convey the desires of the urban dweller of the 1910s and 1920s that also fueled the Craftsman movement in architecture: a nostalgia for the past and a more natural environment. The resort-builder's response was to make creative and liberal use of the natural materials indigenous to the county, usually relying on local designers and craftsmen for their construction. The simplicity and roughness of many of the structures were important to their purpose as places where the urban dweller could relax and enjoy the cool summers.

Many of the resort buildings of Transylvania County, especially in Cedar Mountain, may increase their significance by their association with persons significant to the county, state, and region.

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Registration Requirements:

Because of the simplicity of most camp and second-home architecture, a high degree of integrity is required to convey the purpose which makes these buildings individually significant. Structures should possess a large proportion of original materials, although additions to nineteenth-century buildings may be tolerated if they do not overwhelm the original building. Normally, a single camp building is not sufficient to convey its historic period, but a relatively intact camp from the 1920s with several types of well-preserved structures would satisfy both criteria A and C for National Register listing as a district. A single building, if sufficiently unique and significant, may be eligible by itself, but most resort properties need other related structures to reach eligibility standards. Many of the summer houses, especially those built in the twentieth century such as the **Cedar Mountain Summer Cottages** or **Aiken Row**, are important as significant entities and therefore are eligible as districts if the majority of the individual houses retain integrity of location, design, setting, feeling, and association.

In a few cases, properties may also be judged eligible for listing in the Register for other reasons. The **Walter Weilt Cabins** not only represent resort architecture, but may be eligible because of the rarity of their type of construction (boxed) in the county and their high degree of integrity. The (former) **Brevard Country Club** derives significance from the fact that WPA funds were used for its construction (Criterion A), it maintains a high degree of integrity, and it embodies the Adirondack style of architecture in western North Carolina in the early-twentieth century. Two camps, **Camp Illahee** and **Gwynn Valley Camp**, have unusual lodges with enough architectural distinction to be individually eligible, though most of the rest of the buildings are new or changed enough to disqualify the camp as a district.

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**PROPERTY TYPE 11. RIVERS AND ROADS: BRIDGES, GAGING* STATIONS, TU
NNELS, AND A POWER PLANT**

*[Gaging is the correct spelling as used by the USGS.]

Description:

The state of North Carolina took over responsibility for many of the roads in Transylvania County in 1921, building concrete bridges where necessary. In some cases, the waterways had simply been forded before these bridges were built and these were the first to be constructed on the site. The bridges are two lanes wide and are of poured concrete with steel skeletons; the larger ones have supports of the same materials. Their side walls are typically solid, with "paneled" sections and a brass plaque with the project number, name, and source of funding. The 1921 Glade Creek Bridge (TV-451), 1927 Wilson Bridge (TV-207), and 1927 North Fork Bridge (TV-117) are good examples of this kind of bridge. The more modern structures have different side walls, usually lower and more open, and are built of steel and wood or concrete.

The four stone bridges on US Highway 276 through the Pisgah National Forest (TV-482) are built almost entirely of dark gray stone, their arcaded side walls ending in pyramidal piers and tapering down to the ground. The underside of each is arched over Looking Glass Creek. The bridges were built by Italian stonemasons in 1938 when the highway was developed through the forest, perhaps the same masons who built the tunnel on the parkway.

Because of the heavy rainfall of the area and the large watersheds which supply the rivers, flooding is not an infrequent occurrence. The United States Geological Survey, in order to be better able to predict and control flooding, built gaging stations along the Davidson, South Mills, and French Broad rivers beginning in the 1920s. These small structures are just big enough to allow one person inside, and contain instruments which measure and record flood levels and river flow. The earliest stations, in Calvert on the French Broad (TV-76) and in Pisgah Forest on the Davidson River (TV-421), are poured concrete and were built using WPA funds in the early 1930s. A shallow pyramidal roof with stepped corners gives them a hint of the Art Deco style. The South Mills River Gaging Station (TV-479) is larger than most, built of mortared field- and cut-stone. It has a broad sloped base with a heavy trap door. A small concrete dam just downstream was built here and near the Davidson River Gaging Station. A later station in Rosman (TV-39) is wood frame with asbestos shingles and a front gable roof. One built still later,

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in **Blantyre** (TV-483) on the French Broad River, is of concrete block with a flat roof and suspended walkway.

The Blue Ridge Parkway runs along the northern boundary of Transylvania County. Although most of its length here was completed after World War II, a five-mile section and the **Devil's Courthouse Tunnel** (TV-173) were completed before the war broke out and money and materials were diverted into the war effort. The tunnel facings and associated walls were built by Italian stonemasons and are of cut gray stone arranged in irregular courses. The tunnel opening is supported by a circular arch made of irregular stones and the interior is lined with concrete.

The **Cascade Power Company Plant** (TV-382) on the Little River contains a dam and power plant which were both built in 1929, replacing earlier (1908) structures. Other associated structures include rock walls, a brick overflow tank, and a large round cypress flume. It was the only such plant in the county, built to produce alternating current for the Transylvania Cotton Mill in Brevard, and eventually supplying much of the power for the county. It is still in operation and its electricity is bought by Duke Power Co. The structures all display a high level of integrity, and were very important in the twentieth-century development of the county.

Significance:

Transportation, either by land or water, has long been an issue of importance in the mountain region. It was in large part the lack of acceptable transportation that delayed the development and settlement of this area. Many of the structures included in this property type are important both in their contribution to the development of Transylvania County and in that they are good examples of a particular type of early twentieth-century structure. Several of the structures display a high degree of artistry in their construction.

The maintenance of roads here, as in most other North Carolina counties, was not satisfactory until the state took over much of the responsibility, and many of the concrete bridges listed here were the first permanent bridges over many of the waterways. They are representative of the design of the 1920s, and are built differently than bridges now.

The gaging stations are important to the county in large part because of the service they provided to save county lives and property. They are a visual reminder of the important status of the rivers and their broad valleys

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in the county, and some are still in use by the US Geological Survey. Some of the earlier stations are significant in that they were funded at least in part by WPA funds and do have some style in spite of their purely utilitarian purpose.

The Blue Ridge Parkway was the first of its kind, a linear park which connected the Shenandoah and Great Smoky Mountains National Parks and allowed for a greater influx of tourism to the area. The Pisgah National Forest was also a first of its kind, the first national forest east of the Mississippi River. The stonework on the parkway and the bridges in the Pisgah National Forest is of high artistic value, designed to complement the natural environment, and exhibits a degree of craftsmanship that has become obsolete.

The Cascade Power Company was an essential ingredient in the industrial development of Brevard, providing electricity to the town long before the Rural Electrical Cooperatives brought power to the rest of the county in the 1940s. The power plant, dam, holding tank and flume are all quite intact and still used, as are some of the original turbines and machinery.

Registration Requirements:

The early-twentieth century bridges, gaging stations and tunnels, as well as the power plant, are important representations of engineering, the improvement of transportation, and the coming of industry in Transylvania County. Those eligible for listing in the National Register should meet criteria A and C and should possess integrity of location, setting, materials, feeling, and association. Consideration should be given to their continuing usefulness in the county's infrastructure, but repair work on them should be done with materials similar to the original ones and the artistic qualities of the resources should be maintained where they are evident. Since many of these resources are components of pre-1941 historic transportation and survey networks, they should be nominated to the National Register in a thematic multiple property listing.

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An addendum to the Multiple Property Documentation form for Transylvania County, City of Brevard, Town of Rosman

PROPERTY TYPE 12, STONE AND ROCK MASONRY CONSTRUCTION IN BREVARD AND PISGAH FOREST

This property type--based on material rather than date, form, or function, represents a small but important and distinguished group of buildings and structures in the city of Brevard. As a group they have a remarkable cohesiveness because of their material, the period in which they were built, their historical context, and their association with a group of stonemasons headed by the Wright brothers. Constructed within the period from 1915 to 1943 are a group of nine houses, St. Philip's Episcopal Church, and the stone fence and gates at Brevard College. The church, the college fence and gate, and four of the houses are also discussed in this multiple property documentation form under the property types: Houses During Early Industrialization, 1895-1916; Houses from World War I to the Eve of World War II, 1917-1941; Churches and Cemeteries; and Schools, Hospitals, and Government Buildings. Two school buildings--the Pisgah Forest School and the Rosenwald School--are also discussed in property type eight (Schools, Hospitals, and Government Buildings). Construction began on each in 1938 and 1941, respectively; however, World War II interrupted their construction and they were not completed until after the war.

The best known stone masons who worked in Brevard are the three Wright brothers who came to Brevard from their native Hendersonville about 1919. They were the sons of James Robert Wright and they had three brothers who remained in Hendersonville and who also worked as stonemasons. The six brothers learned their craft from their father. The three who came to Brevard are: William Benjamin Franklin "Doc" Wright (1879-1936); James Robert Wright (1895-1959); and Joseph Few "Joe" Wright. According to family tradition the three brothers in Brevard frequently worked together or in a pair or singularly as the job demanded. As a group, they gained a reputation in their lifetime and after death a large number of buildings have been popularly attributed to them. The Morrow and Godfrey houses were both standing when they arrived about 1919. The first known building on which they worked was St. Philip's Church. It seems likely that they would also have been the stonemasons who crafted Charles Orr's house at 334 East Main Street (TV 299). Karl Wright, the son of James Robert Wright, also confirms their construction of the Fetzner House (TV 416), the Verne P. Clement House (TV 344), and the addition of stone veneer on the Nicholson-Wilson House (TV*). Another source identifies a stonemason named Knight as the builder of the Clement House. The stonemasons for the Bromfield House (TV 311) and the Albert Kyle House (TV 306) are unknown at present.

*The * in blanks behind county code TV indicates the survey site number has not been assigned as of September 1, 1993.

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The Wright Brothers are locally acknowledged as the stonemasons for the fence and gate at Brevard College. Their association with that project is confirmed by Ethel Kennedy Mills (born 1902), the widow of Black stonemason Fred Mills and the last principal of the Rosenwald School before integration. Fred Mills (1892-1981), who had but one arm, learned the craft of stone masonry from the Wright brothers and worked for them in the 1920s and 1930s while he also worked at the Silversteen tannery. Mills also worked in partnership with Avery Benjamin, another Black stonemason, on smaller projects and on his own. The high stone retaining walls around the elevated site of the Rosenwald School are among Mills' efforts. Both Mills and Benjamin lived on West Lane in Brevard and their houses survive to the present. Ethel Kennedy Mills lives in the house (TV 277) at 303 West Lane which her husband built in 1916; the Benjamin House (TV 276) at 315 West Lane also remains a family residence. Both Mills and Benjamin enlarged and enhanced their houses with stone veneer using leftover stone from building projects on which they had been engaged. The varied character of the veneer reflects both the multiple types of masonry and joint techniques used on stone buildings in Brevard and the range of materials. Both men also gathered river rock for use in the construction of portions of their dwellings, particularly the foundations of additions.

These houses, schools, church, and fence/gate reflect the predominant architectural styles of their era. Stylistic elements of the Arts and Crafts and the early Craftsman movements, the English Manorial Revival, the twentieth-century Gothic Revival, the Colonial Revival style, the interwar period cottage, and the Rustic mode, are found in these buildings which also employ the use of indigenous stone and local craftsmanship. The houses are mostly one-and-a-half or two stories in height; both schools feature one dominant story on a raised basement as does St. Philip's Church. The buildings, except for the schools, and the college/fence gate are also related by location. They all stand on one of three principal avenues in Brevard: Broad Street, East Main Street, or Park Avenue.

The stone used in the construction of these buildings came from three major known sources. The grey granite from the Cove Mill quarry of William Breese was the principal quarried stone. It was used in the construction of St. Philip's Church and the Charles Orr House. The smooth stones used in the Brevard College fence and gate and elsewhere came from the streams, creeks, and rivers of Transylvania County. Field stone gathered from the land was used as well. The stone used in the Royal H. Morrow House came from the ruins of the nineteenth-century Hume Hotel. No doubt other local quarries also supplied quarried stone; however, they are not known by name at this time. There are also marked differences in the joining and coursing of the stone; these are briefly noted herein.

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The earliest surviving house in the group is the Royal H. Morrow House (TV 336), a one-and-a-half-story side-gable house with wall dormers on its front and rear elevations. Through the reuse of the stone for its fabric, the house is associated with the earliest known stone building in Transylvania County, the antebellum Hume Hotel, which stood on the Greenville Highway (US 276) until it burned during the Civil War. Morrow reused the stone from the hotel for the construction of his house in 1915, the design of which appeared in the June 1909 issue of Gustav Stickley's *THE CRAFTSMAN*. Morrow (1877-1957) was an engineer and native of Ohio who came to Transylvania County from Spartanburg, South Carolina, in the early 1910s to work on the Sapphire Lakes development at Lake Toxaway, and shortly thereafter settled in Brevard where he continued to work through the 1920s. About three years later, river rock and local stone were used in the building of the two-story-with-attic English Manorial Revival or "Cotswald Cottage" house (TV 345) at 411 South Broad Street for Mrs. Jennie E. Godfrey. It is covered with clipped gable roofs which sweep down to cover and engage the entrance porch and the sun room at its south end. A low stone border wall carries across the front of the lawn parallel with South Broad Street. The general style and appearance of the Godfrey House was repeated in the mid 1920s when Charles Edmond Orr (1880-1929) erected a coursed-stone house on East Main Street (TV 299).

Royal H. Morrow served as chairman of the building committee for St. Philip's Church (TV 300) which was designed by Louis H. Asbury of Charlotte in 1926. The stone for the church was donated by William E. Breese (1873-1939) who owned a private stone quarry. A Norman style tower dominates the front of the church and provides a counterpoint to the horizontal emphasis of the Orr House on the north side of East Main Street. St. Philip's Church is the first of the city's stone landmarks on which the Wright brothers are known to have worked as stonemasons. Fred Mills assisted them on the project.

A third member of St. Philip's Church, James Sherrill Bromfield (1877-1952), built a coursed stone house (TV 311) of grey granite to the south and behind the church at 200 Woodside Drive. Located at the end of Woodside Drive, this expansive one-story house, built ca. 1926, has a gable-front entrance bay marked by a Colonial Revival porch and an open sun porch and porte cochere on its east and west elevations respectively. The symmetry, which marks the front elevation of the Colonial Revival style Bromfield House, also appears on the two-story house of uncoursed tumbled gray granite erected in the 1920s for William McK. Fetzner at the edge of town on US 64 (now North Broad Street). This Wright Brothers-crafted house has a recessed central entrance porch on its east front, an open porch supported by classical columns on its south gable end, and a one-story service ell on the rear. Also dating from the 1920s is the larger and more impressive two-story stone house (TV 306), vaguely Gothic in style, erected for Albert and Miriam (Silversteen) Kyle on

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Park Avenue. Its asymmetrical uncoursed elevations, crowned by a side gable roof, include an off-center gable-front entrance pavilion, banded windows, and a porte-cochere on the south gable end. The unsigned plans for the Kyle House are dated June 1, 1928.

Perhaps the most unusual of Brevard's stone houses--at least in its appearance--is the house (TV 339) at the end of East Main Street which was built as a summer house, ca. 1939-1940, for Claire Cantrell (d. 1948) and Max H. C. Brombacher of Palm Beach, Florida. Unlike all of the earlier houses which feature generally smooth, flush elevations of coursed or uncoursed masonry, the Brombacher House is similar to the Grove Park Inn with its elevations of a dark course stone featuring jagged-edge stones which appear to be randomly, vertically stacked without visible mortar. The Wright brothers are said to have built the house.

Two houses and the fence/gate of Brevard College date from the 1930s; two of these three properties have important associations with the Works Progress Administration. The best known of these is the L-shaped rock fence and gate (TV 232) erected at the northeast corner of North Broad Street and French Broad Avenue in the winter/spring of 1937. Lengths of the wall set between stone piers carry along both street elevations to the corner junction where they are joined by a diagonally-set gate featuring three arch-headed openings. The uncoursed stonework is predominantly yellowish in color and includes both rock from Davidson River and field stone. According to local tradition, the Wright brothers and Fred Mills, the paid stonemasons for the fence/gate, were assisted in their efforts by college students. The stonework and the college athletic field inside the fence were both supported by the Works Progress Administration. Bob Wilson, a local official with the Works Progress Administration, remodeled the frame Nicholson cottage (TV*) at 21 Park Avenue in the 1930s as his residence. The Wright brothers are credited with the stone masonry veneer for the house featuring two asymmetrical gables on the front. About 1941 the Wright brothers also built the larger, more impressive stone period cottage (TV 344) at 349 South Broad Street for Verne P. Clement (1898-1953). Both houses have chimneys in their front gables which are parallel to the road.

Construction on the Pisgah Forest School (TV 463) was started in 1938; however, World War II appears to have brought it to a halt and completion of the large rectangular building was not effected until the later 1940s. It is built of grey granite, with random rather than coursed stonework, and raised joints. The Rosenwald School (TV 275), erected on a hilltop off West Main Street and to the west of downtown Brevard, is a building of near equal size and it is also covered with a hipped roof. Work began anew on it after 1945 and it was completed by 1949. For now unexplained reasons the north end of

*The * in blanks behind county code TV indicates the survey site number has not been assigned as of September 1, 1993.

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the school is brick, laid in one-to-five bond. The downgrade side of the school site, along West Lane Street, is also enclosed with a high grey granite wall.

These two schools are the most visible examples of stone masonry in Brevard from the 1940s and were completed in the years following the end of World War II. In the later 1940s and 1950s--and probably earlier--a surprisingly large number of stone and rock houses were built in Transylvania County. These remain to be studied. Most of these were erected as farm seats or suburban residences, an impressive group of which lines the old Rosman Road (US 64) which has been replaced and superseded by a modern highway of (mostly) four lanes. On the north side of Brevard is a handsome one-and-a-half-story grey granite house (TV*) with raised grapevine joints which was crafted by John Wright in 1950 for Billy Charles Shook (born 1915). The side-gable house has a projecting front gable and a chimney, parallel with the road, engaged into the front elevation of the main block.

Because of their size and the material these stone buildings command a critical admiration and impressive appearance. In addition to the Brevard College fence/gate, there is other structural stonework in the townscape of Brevard which is noteworthy. William Benjamin Franklin Wright and his nephew Jones Karl Wright (born 1921) erected the grey granite entrance to Gillespie Evergreen Cemetery (TV 353) on Country Club Road in the 1930s. The entrance to the former Oak Grove Methodist Church and Cemetery (TV 415) on North Broad Street (US 64/276) is likewise marked by stone retaining walls and other features. Family plots inside the cemetery are also enclosed in a variety of low stone or rock borders. In the same fashion many lawns, yards, and property boundaries in Brevard and the county are enclosed with stone walls. In other instances stone was used for the foundation of houses and commercial buildings including the store at 53 East Main Street. Brevard boasts one older grey granite commercial building (TV*), 15 East Jordan Street; however, the use of stone and rock masonry has persisted to the present and there is a small number of imposing buildings of recent date.

SIGNIFICANCE

The buildings and structures of stone and rock masonry in the city of Brevard and the town of Pisgah Forest are important for their architectural significance and for their association with important events which shaped the character of Brevard, Pisgah Forest, and Transylvania County from the 1910s into the 1940s. The foundation of these twentieth century economic, recreational, conservation, and related developments was the construction of a railroad line linking Brevard with Hendersonville in 1895. The railroad company failed within a year or so; however, in 1899 it was purchased and

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reorganized as the Transylvania Railroad. The Transylvania Railroad enabled the wider development of seasonal resorts in Transylvania County and provided the means by which vast stands of virgin timber could be cut and shipped to northern markets. The railroad shortly connected with the resort at Lake Toxaway and then joined a network of railroads serviced by the Southern Railroad Company.

Beginning in the 1890s, critical figures in these efforts came to Brevard and Transylvania County from the Middle Atlantic and Northern states, most notably from Pennsylvania. One of the earliest of these Pennsylvanians was J. F. Hayes who came to Transylvania in 1890, formed the Toxaway Company in 1895, and began construction of the seasonal resort. Hayes was an investor in the Transylvania Railroad in 1899 and in 1902 he formed the Brevard Tannin Company near the present day town of Pisgah Forest. Joseph Simpson Silversteen came from Pennsylvania to Transylvania in 1895, and became the best known of the industrialists and entrepreneurs in the county. He established the Toxaway Tanning Company in 1901 but in the 1910s greatly expanded his business operations to and in Brevard where he built his mansion Silvermont (TV 6).

Although both Hayes and Silversteen and many other turn-of-the-century businessmen depended on the great stands of timber for their enterprises, the forces of forest conservation actually preceded the arrival of two of the major lumber companies which would deplete the forests of the county. Under the patronage of George Washington Vanderbilt (1862-1914), Carl A. Schenck established the Biltmore School of Forestry in 1898 in Transylvania County on a portion of Vanderbilt's vast Biltmore estate holding. Schenck's school, the first such forestry school of its kind and later known as the "Cradle of Forestry in America" (TV 1), operated until 1909. The demise of the Biltmore School of Forestry was accomplished by the serious decline in Vanderbilt's fortune and in 1912, Vanderbilt sold the logging rights to some 70,000 acres he owned in Transylvania County to Louis Carr. Carr (1859-1953) formed the Carr Lumber Company and established a large saw mill near the present-day town of Pisgah Forest. After Vanderbilt's death in 1914 his widow sold the land to the federal government which established the Pisgah National Forest here in 1916.

In quick order the economy of Brevard and Transylvania County was broadly expanded by the railroad, the seasonal resort at Toxaway, the tanning, logging, and timber enterprises, and the new presence of the federal government in the stewardship of the Pisgah National Forest. This influx of out-of-state capital and investment and a new, experienced civic and business leadership enabled a level of building in Brevard and Transylvania County which would not have been possible otherwise. The county's rich timber resources which fueled this business expansion had also heretofore provided

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the principal materials for building. Beginning with Nathan McMinn's construction in 1898 of the McMinn Building--Brevard's first brick commercial building--the county seat took on a more prosperous appearance and soon there were other brick buildings in the commercial district. The newly-built and more fashionable turn-of-the-century houses of the town's merchants and businessmen were covered with pebble-dash: the William Breese, Jr. House (TV 7) is a good example.

Given the close attention paid to the natural resources of the county by investors in the timber and resort industries, it is not surprising that these same people and other builders soon turned their attention to another of the county's principal natural resources, namely an abundance of building stone and rock. Beginning with the construction of the Royal H. Morrow House (TV 336) in 1915, there was a series of important and impressive houses, public buildings, and projects erected in stone masonry. The stone buildings and structures reflected both a growing affluence in Brevard and Transylvania County and an affinity for an indigenous building material which has persisted through the twentieth century. Although stone masonry was restricted to higher-income builders in the 1910s and 1920s, it soon came to be used for the residences of the middle class in town and country alike. Consequently, the appearance of Brevard, Pisgah Forest, and Transylvania County is greatly enriched by the large numbers of stone houses, churches and public buildings, and other structures which occur across the breadth of their landscape. Although stone masonry appeared throughout western North Carolina in the first half of the twentieth century, the sophistication of the stone and rock buildings in Transylvania County and their large number set the county apart as one of the most important locations of twentieth century stone buildings in North Carolina.

REGISTRATION REQUIREMENTS

To be eligible for individual listing or as contributing properties in a historic district, the buildings and structures of rock and stone masonry must retain their integrity of form and construction method together with their signal features of exterior and interior finish and plan.

Because of their small number, their presence as landmarks in the city, and their role and position in the historical and architectural development of Brevard, the examples of rock and stone masonry cited above are all potentially eligible for listing in the National Register. As described, these buildings and structures are important for their architectural significance and for their association with persons and events critical to the twentieth-century development of Brevard and Transylvania County. Individually, most of these properties satisfy Criterion C and many of them

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also satisfy either Criterion A or Criterion B; some satisfy all three criteria. They could be nominated individually or as a group as examples of the craft of rock and stone masonry construction. The houses and St. Philip's Church located on East Main Street are also potentially eligible for listing in the National Register as part of an East Main Street Historic District which would also include other early-twentieth century frame and brick houses.

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GEOGRAPHICAL DATA

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SUMMARY OF IDENTIFICATION AND EVALUATION METHODS

A comprehensive survey of the historic architecture of Transylvania County, North Carolina was conducted by Deborah Thompson, Principal Investigator, from September, 1990 to September, 1991 for the Transylvania County Historic Properties Commission and the Survey and Planning Branch of the North Carolina Division of Archives and History. Over 735 buildings were inventoried in a total of 503 numbered sites. The majority of sites contained buildings fifty years or older which had maintained their architectural integrity. The methodology followed the Secretary's Standards for Identification, and evaluated significance according to National Register criteria. The survey was intended to be very comprehensive, including some properties with marginal importance and several others that had not quite reached the age criterion but are considered important to the county. Ninety-nine per cent of all eligible properties were included, as it is unlikely that another survey will be funded in the near future.

The inventory of historic resources was accomplished in two phases. During the first phase of approximately one month, a windshield survey was conducted of all structures visible from public roads or otherwise discovered, with all possible historic sites marked on a USGS topographic map. Sanborn maps were consulted for information on the urban areas. Local historians familiar with the county accompanied the principal investigator to point out sites which were not as visible from the roads. Historical background on the county was also gathered; a comprehensive list of primary and secondary sources, including local informants, was compiled; and a preliminary report on the history of the county was completed.

The second phase, from October, 1990, to September, 1991, was concerned with recording all structures which met the criteria for inclusion. All buildings which appeared to be fifty years or older were inspected, though some were excluded at this stage because they were too changed or too deteriorated to give an accurate historical impression. In many cases, buildings were grouped on multiple structures forms because they gained more significance as a group than individually. Each site was recorded thoroughly through computerized data sheets, site plans, black and white photographs, verbal description, map location, and any background information pertinent to the structure. This information might include historical data on the persons who built or inhabited the structure and/or the dates and circumstances involved in any changes or additions. Only one type of building was map-coded: a ubiquitous one-story, front-gable house that appeared all over the

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county and was often compromised by modern materials and remodeling. Numerous examples of this house type with sufficient age and integrity were recorded in detail in the survey.

Oral history and the use of local informants and historians were extremely important in understanding the historic architecture of this small rural county, since so few written records were available. The buildings were named for the earliest known owner, often the original owner. Customarily, the name of the man of the household was used to identify the building to the investigator, but a little extra effort could usually turn up his wife's name, which was also included in the building name whenever possible.

The consultant used the guidelines and forms prepared by the North Carolina State Historic Preservation Office and the United States Department of the Interior. Primary sources were used for research purposes whenever possible. All of the original survey materials, including files, USGS topographic maps with site numbers and their accompanying indexes, and color slides, are on deposit in the North Carolina Historic Preservation Office. Xeroxed copies of the files (with original photographs), another set of USGS maps, miscellaneous research materials associated with the study, and a smaller collection of slides will be kept locally in the Transylvania County Historic Properties Commission Office.

The preparation of this final multiple properties documentation form involved further research of both primary and secondary sources. The historic contexts were determined through research into the major events in the history of the county with consideration of national events and the development of architectural styles. The dwellings were divided along these lines to allow discussion of different types which may have been built during the same period of time. Other than dwellings, the structures were typed according to function, with similar functions being grouped together to allow for a sufficient pool for discussion (e.g. schools and government buildings are grouped as "Social Institutions" partly because of the small number of each).

An important part of the survey was to identify all buildings deemed eligible for the National Register of Historic Places at this time. Approximately 70 properties were presented to the North Carolina Professional Review Committee at their quarterly meeting in January 1992 for inclusion on the National Register Study List. Evaluated by National Register criteria, these are structures which possess integrity of location, design, setting, materials, workmanship, feeling, and association and:

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- a. That are associated with events that have made a significant contribution to the broad patterns of our history; or
- b. That are associated with the lives of persons significant in our past; or
- c. That embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- d. That have yielded, or may be likely to yield, information important in prehistory or history (National Register Bulletin 16).

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Final responsibility for all aspects of the survey, however, rests with the principal investigator, Deborah Thompson. Ms. Thompson holds the M.A. in Appalachian Studies with a concentration in folklore, and has co-authored the architectural surveys of Avery and Watauga counties, North Carolina.

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