

(NATIONAL HISTORIC LANDMARKS)

Form 10-300 (July 1969)

UNITED STATES DEPARTMENT OF THE INTERIOR NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY - NOMINATION FORM

(Type all entries - complete applicable sections)

STATE: South Carolina
COUNTY: Charleston
FOR NPS USE ONLY
ENTRY NUMBER: 70-1-41-0001
DATE: 1/30/70

1. NAME
COMMON: Old and Historic Charleston (Extended)
(That part of District officially added to area in 1966)

2. LOCATION
STREET AND NUMBER: Approximately 268.1 acres in the lower peninsula of Charleston
CITY OR TOWN: Charleston S. C.
STATE: South Carolina
COUNTY: Charleston

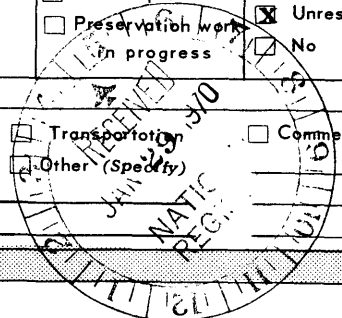
3. CLASSIFICATION
CATEGORY: District
OWNERSHIP: Both
STATUS: Occupied
ACCESSIBLE TO THE PUBLIC: Unrestricted
PRESENT USE: Commercial, Government, Museum, Park, Private Residence, Religious, Scientific

4. OWNER OF PROPERTY
OWNER'S NAME: Public and Private
STREET AND NUMBER:
CITY OR TOWN: Charleston
STATE: South Carolina

5. LOCATION OF LEGAL DESCRIPTION
COURTHOUSE, REGISTRY OF DEEDS, ETC.: Register of Mesne Conveyance, Charleston County Court House
STREET AND NUMBER: Corner of Meeting and Broad Streets
CITY OR TOWN: Charleston
STATE: South Carolina

6. REPRESENTATION IN EXISTING SURVEYS
TITLE OF SURVEY: Survey by Carolina Art Association
1. HABS (Charleston & S.C. Low Country) 2. This is Charleston
DATE OF SURVEY: 1965
DEPOSITORY FOR SURVEY RECORDS: 1. N. Office of Archaeology & Preservation 2. Gibbs Art Gallery
STREET AND NUMBER: 801 19th St. 135 Meeting St.
CITY OR TOWN: Washington, D. C. 20006 Charleston, S. C.

SEE INSTRUCTIONS



STATE:
COUNTY:
ENTRY NUMBER:
DATE:
FOR NPS USE ONLY

see copy enclosed

7. DESCRIPTION

CONDITION	(Check One)					
	<input type="checkbox"/> Excellent	<input checked="" type="checkbox"/> Good	<input type="checkbox"/> Fair	<input type="checkbox"/> Deteriorated	<input type="checkbox"/> Ruins	<input type="checkbox"/> Unexposed
	(Check One)			(Check One)		
	<input checked="" type="checkbox"/> Altered	<input type="checkbox"/> SOME	<input checked="" type="checkbox"/> Unaltered	<input type="checkbox"/> Others	<input type="checkbox"/> Moved	<input checked="" type="checkbox"/> Original Site

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

The district, except for the College of Charleston and the eastern four blocks of Broad Street, is primarily residential and privately owned, with buildings dating from 1712 to the present. The great concentration of 18th and 19th century buildings (more than 650) give the district the flavor of an earlier America. Built of brick, stucco or clapboard, many of these buildings are Charleston "single houses", one room wide, with gable end to the street and tiered piazzas. Others are plantation style houses. Other buildings are Georgian, Regency or Classic Revival.

The streets present a kaleidoscope of two centuries of America's architectural history. In Ansonborough are complete blocks of Greek Revival masonry buildings all built in a ten year period after one of the city's great fires in 1838. On Montague and Bull Streets is a complex of Regency villas, built as suburban mansions on what was the western waterfront of the city in the early years of the 19th century.

The condition of individual buildings, as well as areas within the district, vary considerably. While the district is generally being upgraded through private investment and the efforts of Historic Charleston Foundation, there are still portions badly in need of renovation. Ten years ago these portions represented over 40% of the district. Today they represent 20 to 30%.

The majority of facades of the 18th and 19th century buildings in the district, particularly those visible from the street, have suffered few major modern alterations. Virtually all the interiors, however, have been modernized, with the addition of plumbing, wiring, heating, closets and kitchen equipment. This modernization has not necessarily harmed the interior appointments of the houses. The principal rooms of many buildings retain their original ornamentation. On the other hand, the interiors of the majority of outbuildings (stables, carriage houses, kitchen buildings) have been altered more extensively to accommodate modern needs. Almost all of them have been turned into dwellings.

Along Broad Street former residences have been made into offices. Here the majority of facades were altered in the mid and late 1800s, a number after the earthquake of 1886. Broad Street is at present undergoing a major face-lifting. It dates from the 1670's when the first settlers laid it out as part of the Grand Model for the walled town.

A Broad Street Beautification Plan sponsored by Historic Charleston Foundation began in the spring of 1968, concerned with four blocks of the street from King to East Bay Streets,

SEE INSTRUCTIONS

SIGNIFICANCE

PERIOD (Check One or More as Appropriate)

- Pre-Columbian | 16th Century | 18th Century | 20th Century
 15th Century | 17th Century | 19th Century

SPECIFIC DATE(S) (If Applicable and Known)

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

- | | | | |
|--|--|---|--|
| <input type="checkbox"/> Aboriginal | <input checked="" type="checkbox"/> Education | <input checked="" type="checkbox"/> Political | <input type="checkbox"/> Urban Planning |
| <input type="checkbox"/> Prehistoric | <input type="checkbox"/> Engineering | <input checked="" type="checkbox"/> Religion/Philosophy | <input type="checkbox"/> Other (Specify) |
| <input checked="" type="checkbox"/> Historic | <input type="checkbox"/> Industry | <input type="checkbox"/> Science | <u>Colonial Period</u> |
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Invention | <input type="checkbox"/> Sculpture | <u>Revolutionary</u> |
| <input checked="" type="checkbox"/> Architecture | <input checked="" type="checkbox"/> Landscape Architecture | <input type="checkbox"/> Social/Humanitarian | <u>and Civil War</u> |
| <input checked="" type="checkbox"/> Art | <input checked="" type="checkbox"/> Literature | <input type="checkbox"/> Theater | _____ |
| <input type="checkbox"/> Commerce | <input type="checkbox"/> Military | <input type="checkbox"/> Transportation | _____ |
| <input type="checkbox"/> Communications | <input type="checkbox"/> Music | | _____ |
| <input type="checkbox"/> Conservation | | | _____ |

STATEMENT OF SIGNIFICANCE

Charleston, South Carolina played an important role in Colonial, Revolutionary, ante-bellum and Civil War America. The city was a major Colonial seaport, an active (if later occupied) participant in the Revolution, a seat of rice and cotton culture and a leader of secession. Today much of the nation's social and architectural history can be visibly appreciated because of the great concentration of period buildings that still line the city's streets.

In the district outlined in this nomination form there are more than 650 18th and 19th century buildings valuable to architectural historians. A number of these have real significance to our national historic and/or architectural heritage. These latter include forty six buildings listed in HISTORIC AMERICAN BUILDINGS SURVEY, RECORDS OF BUILDINGS IN CHARLESTON AND THE SOUTH CAROLINA LOW COUNTRY, Harley J. McKee, Compiler, NATIONAL PARK SERVICE, United States Department of the Interior, Eastern Office, Design and Construction, Philadelphia, 1965. They are listed as follows:

- Bank of South Carolina, 50 Broad St.
- Bank of United States, NE. corner Broad and Meeting Sts.
- Bennett, Thomas, House, 89 Smith St.
- Blacklock, William, House, 18 Bull St.
- Blacklock, William, Carriage House
- Blacklock, William, Gazebo
- Blake, Daniel, Tenements, 2-4 Court House Square
- Bocquet, Major Peter, Jr., House, 95 Broad St.
- Charleston County Court House, NW. corner Broad and Meeting Sts.
- Chisholm, Alexander Robert, House, 6 Montague St.
- College of Charleston, 66 George St.
- County Records Building, 100 Meeting St. at Chalmers St.
- Exchange Building and Custom House, 122-26 East Bay St.
- Farmers' and Exchange Bank, 141 East Bay St.
- Gate, 96 Ashley Ave.
- "Glebe House", 6 Glebe St.
- Glebe Street Presbyterian Church, 7 Glebe St.
- Glover, Dr. Joseph, House, 81 Rutledge Ave.
- Harvey-Lining House and Pharmacy, Broad St. at King St.

SEE INSTRUCTIONS

9 MAJOR BIBLIOGRAPHICAL REFERENCES

This is Charleston - Carolina Art Association - 1944
 Architects of Charleston - Beatrice St. Julien Ravenel - 1945
 The Octagon Library of Early American Architecture, Volume I
 Charleston, South Carolina - Edited by Simons & Lapham - 1927
 The Dwelling Houses of Charleston, South Carolina - A. R. H.
 Smith & D. E. Uger Smith - 1917
 H.L.B. Survey - 1965
 South Carolina Historical Society Manuscripts
 Records of Mesne Conveyance of Charleston County

10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY			O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES		
CORNER	LATITUDE	LONGITUDE		LATITUDE	LONGITUDE	
	Degrees Minutes Seconds	Degrees Minutes Seconds		Degrees Minutes Seconds	Degrees Minutes Seconds	
NW	32° 47' 15"	79° 56' 47"		° ' "	° ' "	
NE	32° 47' 15"	79° 55' 29"				
SE	32° 46' 23"	79° 55' 29"				
SW	32° 46' 23"	79° 56' 47"				

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: **268.1**

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE:	CODE	COUNTY	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE

11. FORM PREPARED BY

NAME AND TITLE:
Mrs. S. Henry Edmunds

ORGANIZATION: **Historic Charleston Foundation** DATE: **1/27/70**

STREET AND NUMBER:
51 Meeting Street

CITY OR TOWN: **Charleston** STATE: **South Carolina** CODE:

12. STATE LIAISON OFFICER CERTIFICATION

NATIONAL REGISTER VERIFICATION

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

National State Local

Name: *Charles S. Leph*
 Director, S.C. Dept. of Archives & History
 Title: *History*
 Date: *Jan. 29, 1970*

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

Ernest Allen Cunnally
 Chief, Office of Archeology and Historic Preservation

Date: *Jan. 30, 1970*

ATTEST:
William J. Muntogh
 Keeper of The National Register

Date: *1/30/70*

SEE INSTRUCTIONS

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

(Continuation Sheet)

STATE	South Carolina	
COUNTY	Charleston	
FOR NPS USE ONLY		
ENTRY NUMBER		DATE
20-1-41-0019		1/30/70

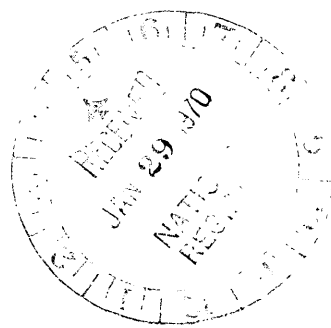
(Number all entries) OLD AND
HISTORIC CHARLESTON (EXTENDED)
7. DESCRIPTION (Page 2)

the financial district of Charleston. All the principal banks have their main offices here. Lawyers, real estate agents, insurance men and stock brokers occupy most of the other buildings. On it are nationally important buildings such as St. Michael's Church, cornerstone laid in 1752; the Court House, 1792; and the Exchange Building, 1767. Many buildings used as business offices date from the 1700's, and among these are examples of commercial Victorian Buildings.

The steering committee of the Broad Street Beautification Plan is composed of business and professional men who are owners or tenants on the street. A grant from The America The Beautiful Fund provided the services of a graduate student from the School of Landscape Architecture, University of Georgia. They secured the advice of Henry A. Judd, Chief, Department of Restoration, Office of Archaeology and Historic Preservation, National Park Service. A sketch of every building has been made showing recommended color. On important buildings the color is kept as true to the original as possible. Owners are now repainting according to the color chart.

Equally important in the overall plan are the voluntary control of signs as established by the committee, the planting of trees, and the placing of electrical wires underground. The Mayor and the local power company have pledged their cooperation with the underground wiring project.

The aim is to upgrade and restore a street that is unique in America, to make it increasingly important as a business center, and as a vital part of Charleston's living history.

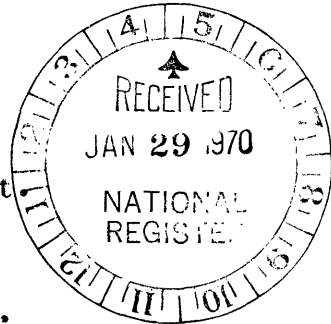


STATE	
South Carolina	
COUNTY	
Charleston	
FOR NPS USE ONLY	
ENTR. NUMBER	DATE
70-141-0019	1/30/70

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

(Continuation Sheet)

(Number all entries) OLD AND
HISTORIC CHARLESTON (EXTENDED)
8. SIGNIFICANCE (Page 2)



- Hibernian Hall, 105 Meeting St.
- House ("Pink House"), 17 Chalmers St.
- House, 74 Rutledge Ave. at Wentworth St.
- House, 95 Rutledge Ave.
- House, 59 Smith St.
- Dance Hall, 158 Meeting St.
- Levy, Moses C., House, 301 East Bay St.
- Middleton-Pinckney House, 14 George St.
- Mikell, I. Jenkins, House, NE. corner Rutledge Ave. and Montague St.
- Mikell, I. Jenkins, Servants' Quarters
- Morris-Gadsden House, 329 East Bay St.
- Moultrie, Dr. James, House, 20 Montague St.
- Old Jewish Orphanage, 88 Broad St.
- Old Marine Hospital, 20 Franklin St.
- Pelzer House, 107 Ashley Ave.
- Porcher, Philip, House, 19 Archdale St.
- Primerose House, 532 East Bay and Vernon Sts.
- Ramsay, Dr. David, House, 92 Broad St.
- Ravenel, Daniel, House, 68 Broad St.
- Thett, Colonel William, House, 54 Hasell St.
- St. John's Lutheran Church, 10 Archdale St. at Clifford St.
- Saussure, Chancellor de, House, 18 Montague St.
- Shrewsbury, Stephen, House, 311 East Bay St.
- Steele, William, House, 89 Beaufain St.
- United States Custom House, 200 East Bay St.
- United States Post Office Building, SW. corner Broad and Meeting Sts.

Other buildings in the district having national historic and/or architectural significance include:

Dr. Joseph Johnson House, 56 Society St., c. 1840. The builder of this Greek Revival house was a medical scientist, an astronomer, and author of TRADITIONS OF THE AMERICAN REVOLUTION.

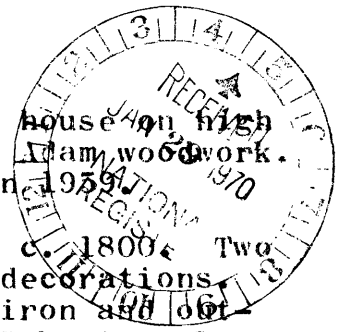
High School of Charleston (now private residence), 55 Society St. c. 1840. Designed by E. B. White. Portico added in 1850.

STATE	South Carolina	
COUNTY	Charleston	
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ENTR	UMBF	DATE
70-1-41-6179		1/30/70

NATIONAL REGISTER OF HISTORIC PLACES
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(Continuation Sheet)

(Number all entries) OLD AND
HISTORIC CHARLESTON (EXTENDED)
8. SIGNIFICANCE (Page 3)



House, 71 Anson St., c. 1805. Two-story house on high basement, built of Carolina grey brick. Adam woodwork. Restored and interior somewhat altered in 1959.

Gaillard-Bennett House, 60 Montague St., c. 1800. Two story clapboard on high basement. Adam decorations. Regency portico, side balconies of cast iron and building at north end added 1819. Gen. Robert E. Lee was guest here in 1870, a few months before his death.

House, 76 Ashley Ave., c. 1855. Two story brick double house on high basement. This house was used by the congregation of St. Mary's Catholic Church on Hasell St., when that building was imperiled by the Federal bombardment.

Grace Episcopal Church, 100 Wentworth St., 1848. Designed by E. B. White in Gothic Style.

Confederate Home, 60 - 64 Broad St., c. 1800. Constructed as private residence, subsequently used as hotel, department store, home for Confederate dependents, girls' school. In 1845 the rear section facing Chalmers St. served as offices for a U. S. Court. When South Carolina seceded from the Union, the Court closed down. Now residential apartments operated by the Confederate Home Association.

Vander Horst Row, 76, 78, 80 East Bay St., c. 1800. This brick apartment house has three separate dwelling units with 28 inches thick dividing walls. It was built by a wealthy merchant, Arnoldus Vander Horst, who was Governor of South Carolina from 1792-94.

French Coffee Shop, 120 East Bay St., c. 1800. Once known as Harris' Tavern, this building has wine cellars that extend underground for almost half a block.

Circular Congregational Church, 150 Meeting St., c. 1890. Richardson Romanesque. Built on the site of the White Meeting House (1681), whose congregation of Huguenots, Presbyterians and Congregationalists comprised nearly two-thirds of Charleston's white population. This group formed the first organization of the Dissenters south of Virginia.

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

(Continuation Sheet)

STATE	South Carolina	
COUNTY	Charleston	
FOR NPS USE ONLY		
ENTR. NUM.	70-1-48-1019	DATE
		1/20/70

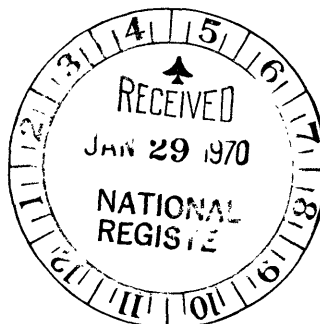
(Number all entries)

OLD AND
HISTORIC CHARLESTON (EXTENDED)
8. SIGNIFICANCE (Page 4)

Building, 141 Meeting Street, 1876. Classic Revival. Designed by E. B. White. Now main Charleston office of the South Carolina Electric and Gas Company. Originally erected by this Company's oldest member body, the Charleston Gas and Light Company.

The district also encompasses a more than six block area known as Ansonborough which is of prime interest to preservationists. It is here that Historic Charleston Foundation initiated one of the nation's pilot projects in area restoration. The Foundation's method of "area rehabilitation" financed by a "revolving fund" has been adapted by a number of historic cities elsewhere.

When the district described herein is added to the district already registered as a historic district in the National Register, the total area corresponds to the "Old and Historic District" delineated in the new zoning ordinance of the City of Charleston, ratified August 16, 1966. The total area would include approximately 80% of all the period buildings in the city.



STATE	South Carolina	
COUNTY	Charleston	
FOR NPS USE ONLY		
ENTRY NUMBER	70-1-41-579	DATE
		1/30/70

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

(Continuation Sheet)

(Number all entries)

OLD AND
HISTORIC CHARLESTON (EXTENDED)
9. Major Bibliographical References (Page 2)

Survey Charts and Files of Historic Charleston Foundation -
Old Fire Insurance Maps

History of South Carolina - Edward M. Craay - 4 Volumes - 1897-1902

Ramsay's History of South Carolina, 1670-1890 - David Ramsay,
M.D. - 1858

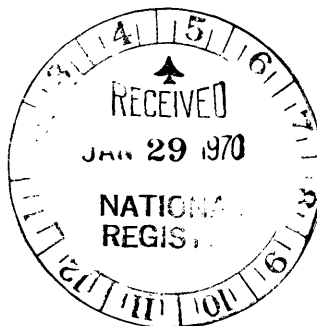
The Statistics of South Carolina - Robert Mills - 1826

The History of South Carolina in 4 Volumes - David Duncan
Wallace - 1934

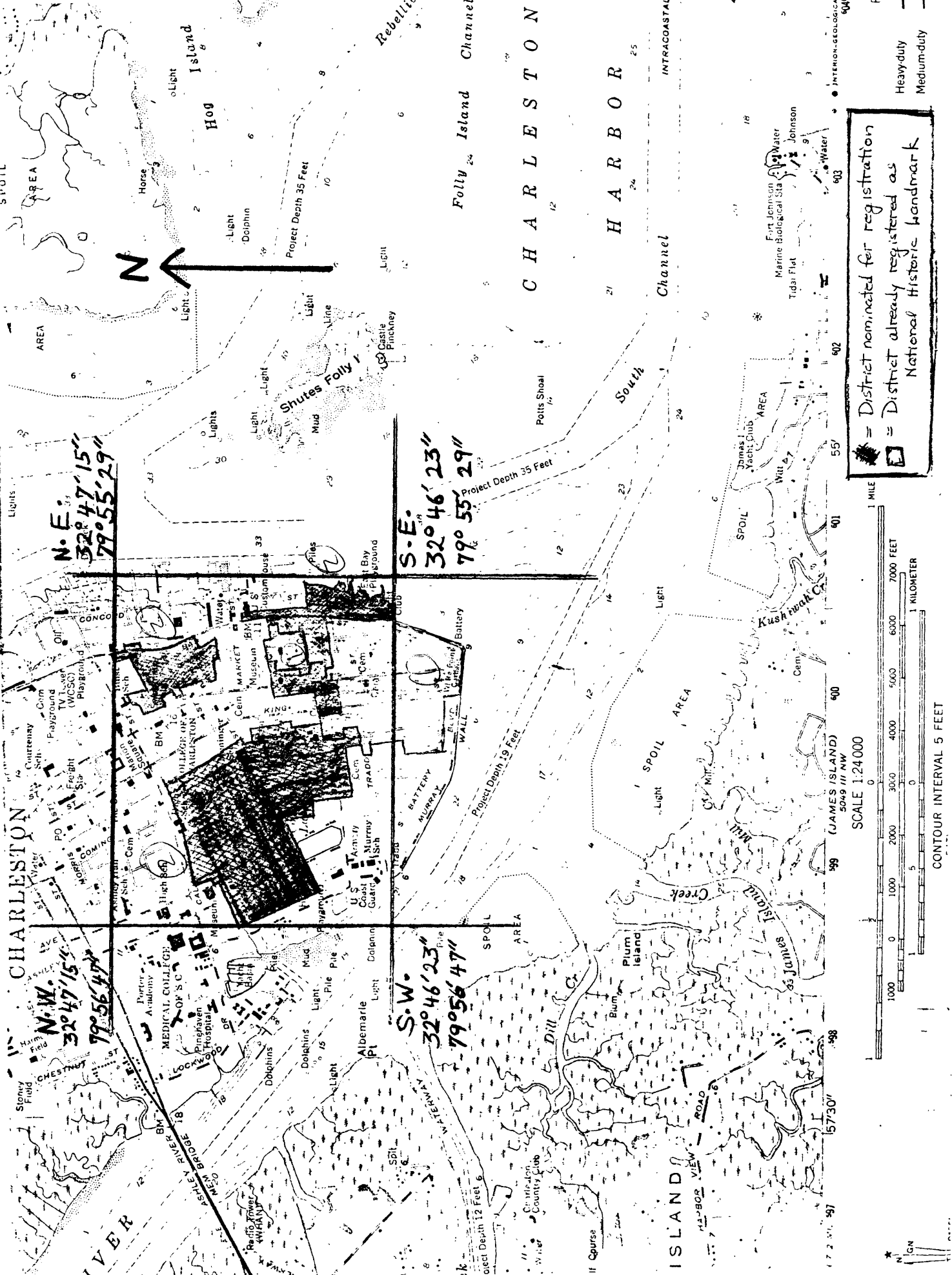
Historical Account of Protestant-Episcopal Church in South
Carolina - Frederick Dalcho, M.D. - 1820

Protestant Episcopal Church in South Carolina 1820-1957 -
A. S. Thomas - 1957

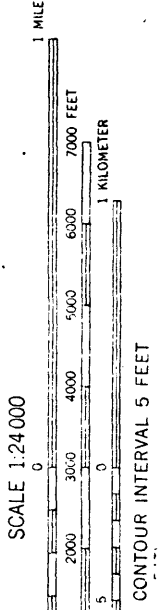
Charleston The Place and The People - Mrs. St. Julien Ravenel -
1906



1970 B1



[Symbol] = District nominated for registration
 [Symbol] = District already registered as National Historic landmark



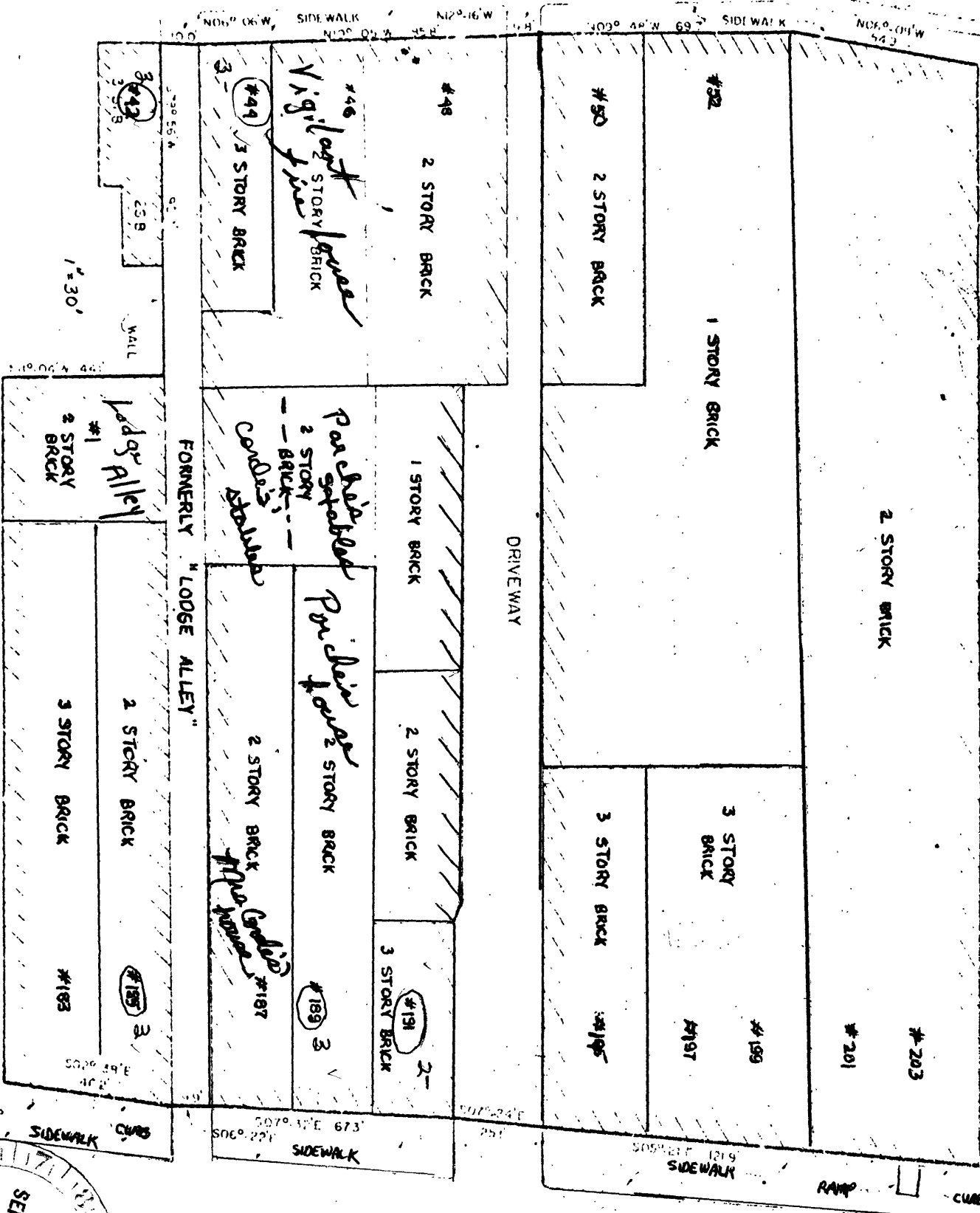
Heavy duty
 Medium duty

N
 GN

STATE ST.

Cumberland Street

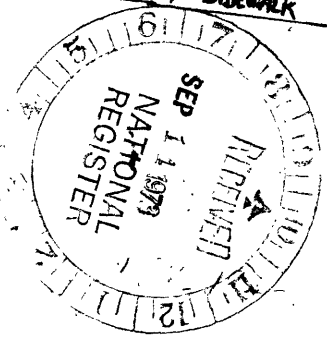
Register Note Conveyance



5 DRAWING WAS...
M LEO SU...
RECORD AND AERIAL PHOTOS
PLAT LOTS ESTABLISHED
FIELD SURVEY

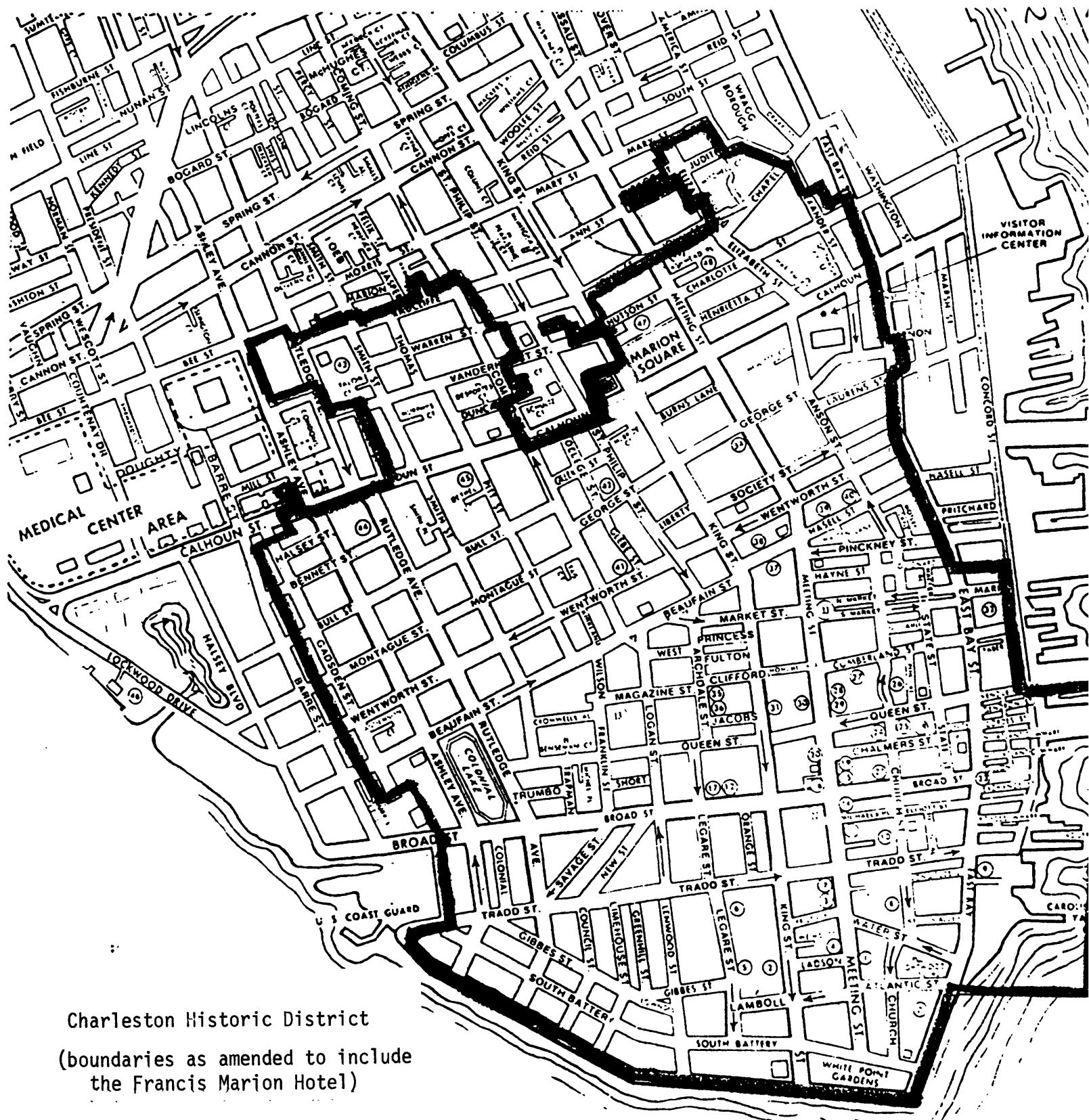
NUMBERS 187 188 189 191 195 197 199 201 203 EAST BAY ST.

COMPILED PLAT



EAST BAY ST.

PENINSULAR CHARLESTON



Charleston Historic District
(boundaries as amended to include
the Francis Marion Hotel)

- NATIONAL REGISTER OF HISTORIC PLACES DISTRICT
- FRANCIS MARION HOTEL