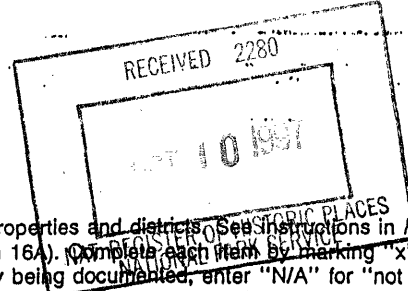


United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form



1371

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name SNOW HILL

other names/site number Wilson Station/ BB 220

2. Location

street & number 4100 Little Rock-Jackstown Road N/A not for publication

city or town Little vicinity

state Kentucky code KY county Bourbon code 017 zip code 40361

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

David L. Morgan, SHPO and

David L. Morgan
Signature of certifying official/Title

10-7-97
Date

Kentucky Heritage Council/State Historic Preservation Office

State of Federal agency and bureau

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

Signature of commenting official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

- entered in the National Register.
 - See continuation sheet.
- determined eligible for the National Register
 - See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain:)

Signature of the Keeper

Date of Action

Edson H. Beall

11/7/97

Snow Hill
Name of Property

Bourbon County, KY
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

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

Category of Property
(Check only one box)

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

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
1		buildings
		sites
		structures
		objects
1		Total

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

N/A

Number of contributing resources previously listed in the National Register

0

6. Function or Use

Historic Functions
(Enter categories from instructions)

Domestic/ Single Dwelling

Current Functions
(Enter categories from instructions)

Work in progress; Bed and Breakfast or vacant

7. Description

Architectural Classification
(Enter categories from instructions)

Federal Early Republic - Federal

Materials
(Enter categories from instructions)

foundation Limestone
walls Brick

roof Tin, Copper, Asphalt

other Front Porch - slate
Cornices - wood

Narrative Description

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

Snow Hill

Name of Property

Bourbon County, KY
County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- A owned by a religious institution or used for religious purposes.
- B removed from its original location:
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years of age or achieved significance within the past 50 years.

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

Areas of Significance

(Enter categories from instructions)

Architecture

Period of Significance

1840

Significant Dates

1840

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Butler & DeJarnett, Builders

Kennedy, Matthew, Architect

Hart, Joel T., Sculptor

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:

Snow Hill
Name of Property

Bourbon County, KY
County and State

10. Geographical Data

Acreeage of Property two

UTM References

(Place additional UTM references on a continuation sheet.)

N. Middletown
Quad

1

1	6	7	5	7	7	9	0	4	2	3	2	5	0	0
Zone			Easting				Northing							

3

Zone			Easting				Northing							

4

Zone			Easting				Northing							

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title William M. Johnson, M.D.

organization Self

date 7/14/97

street & number 4678 Zebulon Hwy.

telephone 606-432-3066

city or town Pikeville,

state KY

zip code 41501

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A USGS map (7.5 or 15 minute series) indicating the property's location.

A Sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

Additional Items

(Check with the SHPO or FPO for any additional items)

Property Owner

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

name William M. Johnson and Glenna Jo Johnson

street & number 4678 Zebulon Hwy.

telephone 606-432-3066

city or town Pikeville,

state KY

zip code 41501

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form should be sent to the Paperwork Reduction Project (0182-0001), Regulatory Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reduction Project (0182-0001), Washington, DC 20503.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Snow Hill
Bourbon County, KY

Section number 7 Page 1

Snow Hill (BB 220) is a large two-story rural residence located in Bourbon County, Kentucky, approximately eleven miles east of Paris, the county seat. Located on Brush Creek, the house is one mile north of the present Cane Ridge Road, Highway 537. The private lane leading to the home is accessed off Little Rock-Jackstown Road, about one mile north of the small community of Little Rock.

The dwelling is constructed of brick set in flemish bond on a dry laid cut-stone foundation, with massive dimensions typical of the classic modes of Kentucky's Federal Era of Architecture. The main block of the house is over sixty feet long and twenty-three feet wide with a rear ell-wing measuring fifty-six feet long by twenty feet wide.

The two story main house contains the classic elements likely introduced to the Bluegrass Region by architect Matthew Kennedy. These elements include giant pilasters, which define a central pedimented full height portico. Also included are double front doors with Greek Key decorative crown and supporting decorative pilasters and symmetrical facade. The giant pilasters and portico pediment were removed by John O. Brennan in the 1940's (Johnny Brennan oral conversation 7-97). All windows are 12/12 upstairs and downstairs.

The arrangement of the interior of the primary facade of the house is conventional, with two large rooms laid out in standard fashion, one on either side of a broad central stair hall. The stairs are spiraled and decorated with double Greek Key. The rear ell interior arrangement is similarly proportioned. It is symmetrical with three large rooms. An outside room, originally used for the kitchen, has a large open fireplace. Chair rails are present in the rear ell but not in the primary house; high baseboards are present throughout. Flat wall cupboards are adjacent to end fireplaces and a single stack fireplace exists in the ell-room adjoining the primary house.

A porch on the east side of the ell-wing provides access to a first floor room. An ell-wing back door apparently opened to a full length porch on the West and North sides. That porch had been removed due to deterioration before the early 1900s (Per Johnny Brennan oral conversation 7-97).

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Snow Hill
Bourbon County, KY

Section number 7 Page 2

In the original design of the house there were no provisions for modern bathrooms. Alterations for those were made by John Brennan. These are located in the main hall, under the stair well. A kitchen was installed on the first floor in the 1980s. A second floor ell-wing bathroom was created in 1950 along with plumbing, electrical, and entirely new plastering. Additionally, a modern kitchen was created in the middle room of the first floor ell-wing. Otherwise, the house remains as it was originally constructed (Per Johnny Brennan, oral conversation 7/97).

Upper rooms of the primary house and ell-wing conform to those on the floor below. Two large bedrooms for daughters, off the main stair hall, each contain a centered fireplace on the wall opposite the hallway. Matching cupboards flank the fireplace in each room. A fully enclosed stair ascends from the first floor adjoining room of the ell-wing to the second floor, exiting between the adjoining and middle room. A stair ascends from the middle room of the second ell-wing to the unfinished attic. The exterior, or travelers' room of the second floor ell was never finished, and had access only per an exterior door opening to a back gable. No evidence of that outside stair exists. In 1950 John O. Brennan created a door where none previously existed, between the travelers' room and the second floor middle room, as well as a door between the daughter's bedrooms in the main house and the adjoining sons' bedroom in the ell-wing. Thus, the second floor of the house was originally built with three sections without doors between the three parts. A cellar door opened from the end of the main house opposite the ell-wing.

The house faces in two directions with the primary entrance to the South and a secondary entrance to the East. Historically, a porch was in the shielded space behind the main block and wing, i.e., on the North and West sides. The present farm consists of 254 acres and historically consisted of 415 acres. Two-and-one quarter acres are proposed for nomination. An arrangement of outbuildings is evidenced by two cattle barns, a pig house, and storage building. The immediate house is surrounded by large trees including walnut, maple, cherry and hedge apple and the farm is surrounded by similar Blue Grass farmlands.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 1

Snow Hill
Bourbon County, KY

Snow Hill (BB-220) meets National Register Criterion C and is a significant design in an important architectural period in the history of Bourbon County, Kentucky. The design of the house has been evaluated within the architectural context "Architectural Development of Bourbon County, Kentucky, 1800-1840." Within that context, the residence exhibits an excellent design, standing as an excellent example of the classic phase of Kentucky's federal period architecture. Perhaps more importantly, the structure should be seen as one of the delineators of the federal period of architecture in the rural state, representing the near-end of that era. Within this nomination, the hypothetical attribution of the design for Snow Hill to Matthew Kennedy, Lexington's first self-acclaimed architect, is forwarded.

ARCHITECTURAL CONTEXT: Architectural Development in Bourbon County, Kentucky, 1800-1840

Federal architecture, in the county from 1800 to 1840, has been examined by the 1985 survey, "Historic Architecture of Bourbon County, Inc." in conjunction with the Kentucky Heritage Council. The authors, Walter E. Langsam and William Gus Johnson, documented 880 sites, over 600 of them individually pictured and discussed. Snow Hill was identified as BB 220 on page 122.

Eighty-four Federal Style houses of brick construction were documented in the survey. Sixty-six of these were located in rural areas. Most of the houses were characterized by an unadorned facade of well laid Flemish bond brick work with jack arches or flat arches over the windows and doors. The sides and rear were usually laid in common bond, with a header course every five rows. Foundations were made of dressed field stones, finely dressed on the face of the dwelling, and less so on the sides and rear. The majority of the structures were one-and-one-half stories, with a central hallway dividing equal sized rooms. The interiors usually had crafted woodwork such as chair rails and sunburst mantels (Langsam: 17 - 18). Although many of the rural brick residences surveyed are without elaborate adornment, there are examples (see, ea., Sugar Hill nomination form) with highly crafted woodwork in the county, which reflected the growing agricultural prosperity enjoyed by larger landlords.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 2

Snow Hill
Bourbon County, KY

The increasing wealth of these property owners led to a refined style of dwelling space and a desire to go beyond the needs of basic shelter. Artisans, masons, and wood carvers were employed to embellish residences with such refinements as fanlight doorways, richly carved mantels, and wall presses and delicately reeded framing (Lancaster: 106). Of the 66 rural properties listed 28 possess round or elliptical fanlight doorways, probably the highest concentration of this feature in any one county of the state. Ten of the buildings are double-pile edifices, indicating a larger number of chambers in the main block of each residence. The room plans suggest a more formal arrangement of rooms around a central hallway, perhaps showing the desire to use the dwellings for more lavish methods of entertaining.

ARCHITECTURAL ANALYSIS:

Snow Hill, the nominated property, is an excellent example of the Federal period of Architecture in Bourbon County by virtue of its design and execution. Particularly in the presentation of the facade, as well as the rear ell-wing. The structure exhibits a thoughtfully considered plan, which balances the composition of its structural components. The massiveness of the structure is tempered with 12/12 light double-hung sash windows. The scale of the double entry doors on the main South facade, on both first and second floors, are in harmony with the length and height of the main facade. Kennedy elements of vertical pilaster and central pediment are all scaled according to the architect's original ideas of twenty-five years earlier than the Snow Hill construction of 1840. If Snow Hill were designed by Matthew Kennedy, it would have been one of his final works.

Similar structures in Bourbon County designed by and/or attributed to Matthew Kennedy include the Buknore House (BB-282) nearby on the Cane Ridge Road as well as the Buknore's mate, Auvergne, on the Winchester Road (BB-308). The Buknore house in the presentation of its facade exhibits a thoughtfully considered symmetrical plan with balanced composition of structural components. Its massive structure and the scale of the elliptical fanlight and triple windows above same are in harmony with the width and

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Snow Hill
Bourbon County, KY

Section number 8 Page 3

height of the central mass. There are vertical pilasters and a central pediment also, thoughtfully scaled for balance and harmony. Auvergne, located approximately five miles to the west of Buknore, shares a double-pile central-passage plan, central wall gable and applied pilasters on the facades. Double-pile plans appear infrequently among ante-bellum houses in the Bluegrass. The East wing room, originally was not accessible from inside the house until c. 1913 (Kentucky's Bluegrass Region Tours 5/90 pg.36)

My conclusion that Snow Hill was designed by Matthew Kennedy is purely speculative and based on the following reasons: The Buknore house (BB-282) and Auvergne (BB-307) are accepted as designed by and/or attributed to Matthew Kennedy (National Register of Historic Places, Buknore/BB-282). Snow Hill was extensively built or remodeled in 1840, which falls into the time frame for construction of Auvergne (in 1837) and Buknore (in 1841) and all are geographically close in an area of construction in Bourbon County. Their proximity would have made it easier for an architect to oversee their ongoing construction. Additionally it is known that the builders, Butler and DeJarnett, worked on all three houses, thereby increasing the odds of a single architect in the time span of construction.

Also, there were a very limited number of architects in the county during the construction period, thus increasing the likelihood that all three houses were designed by a single architect.

However, the most compelling reason for a single architect of all three houses is the trademark of Kennedy's distinctive designs which remain his legacy. These design elements varied only slightly and primarily consisted of hip-versus-gabled roofs and lateral-versus-rear wings. Kennedy's concept of a two story residential facade organized around a central pediment with lunette over four brick pilasters rising to a broken cornice is his signature style, and, being present in all three houses, further increases the likelihood of one architect for all.

It is known that Bourbon County builders, Butler and DeJarnett of North Middletown, were employed in at least

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 4

Snow Hill
Bourbon County, KY

some construction activity of Auvergne and Buknore, as well as on Snow Hill. It is not known if Butler and DeJarnett copied the ideas of Matthew Kennedy or if Kennedy was compensated for the construction of Snow Hill. Buknore is listed on the National Register (Langsam and Johnson. 122).

HISTORICAL BACKGROUND:

According to information from historic Paris-Bourbon County in the Snow Hill area, the county's most famous early settler was Henry Wilson, who in the 1780s built a fort notable for its underground passage to the Georgian residence, Snow Hill (Lexington Herald Leader, Lexington, KY 10/23/81).

The date of construction of this house has been given variously as 1809 and 1840. The property was owned in 1809 by Henry Wilson and in the 1840s by his son, Joseph, both of whom are credited with having "built" the present house. The architectural details suggest that the house was built in the 1840s or extensively rebuilt at that time. Those details include high baseboards and Greek Key decorations typical of the mid-Greek Revival Period of the 1840s. John O. Brennan, former owner, showed a photograph of an unfinished pediment with caption saying the house was built in 1840. Chair rails in the rear ell-wing suggest possible construction in the earlier date but this does not fit well with the builders, or architects, likely time frame of construction. John Brennan removed the columns and entry pediment in 1940s since the columns were not well braced. He left the column bases -16 sided rounds of stone 8 inches thick and 31 inches in diameter. The bases sit on a stone floor of 2 1/2 inches thick slabs, 90 inches long and 39 inches wide. The stone came from Rowan County and was likely worked by the famous sculptor, Joel T. Hart, who lived only two miles up Brush Creek from Snow Hill (Kentucky Homes by Bettye Lee Mastin, page #7).

The original kitchen was made into a tool room and storage room with creation of a garage door on its back wall by John Brennan in 1950 (per Johnny Brennan oral conversation 7-97). An unusually large spring at Snow Hill permitted Henry Wilson to construct Fort Wilson around the spring, located

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 5

Snow Hill
Bourbon County, KY

100 yards from the residence which at the time was likely the last western fort built for protection of the settling pioneers of the area (Nancy O'Malley, Archeologist, Pioneers Study of Region, page #7). Wilson originally bought 5000 acres around the site and began subdividing the land with many families (Lexington Herald Leader 7-13-83).

The second salt mine production in Kentucky was also located on the farm about 2000 feet northeast of Snow Hill (Perrin's History of Bourbon, Scott, Harrison and Nicholas Counties).

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9 Page 1

BIBLIOGRAPHY

Antebellum Houses of The Bluegrass by Clay Lancaster,
Published by the University of Kentucky Press, 1991, See
esp. pp 106, 168-76.

Discussion with Johnny Brennan, Paris Pike, descendent of
former owner, John O. Brennan, October 1996 - July 1997..

Historic Architecture of Bourbon County, Kentucky by Walter
E. Langsam and William Gus Johnson, Published by Historic
Paris-Bourbon County, Inc., in conjunction with the Kentucky
Heritage Council, 1985, See esp. pp 17-18, 20-21, 116-1177,
120, 182-231.

Kentucky's Bluegrass Region Tours, May 1990, pg. 36.

Lexington Herald Leader, Article by Bettye Lee Mastin
concerning Matthew Kennedy's Residence in Lexington, January
25, 1970, pg 34.

Lexington Herald Leader, Article by Betty Lee Mastin,
concerning Snow Hill Farm and its furnishings, October 23,
1982.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Snow Hill
Bourbon County, KY

Section number 10 Page 1

Verbal Boundary:

The property proposed for nomination is the 2.25 acre area immediately surrounding the house. It contains the domestic space, approximately a square centered on the house, delineated by a woven wire fence. The proposed acreage sits within a 254-acre property designated as 44-11 by the Bourbon County Property Valuation Office, indicating parcel #11 on map #44.

Boundary Justification:

The area selected represents the minimal natural area necessary to complement and aesthetically harmonize with Snow Hill as a rural farm residence of the nineteenth century.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number _____ Page _____

Snow Hill, Bourbon County, KY

PHOTOGRAPHIC INFORMATION

Information that is the same for each photograph

Name of Property: Snow Hill

Location: rural Bourbon County, KY

Photographer: L. Martin Perry, National Register Coordinator, KY Heritage Council

Date of Photograph: June, 1997

Location of Negative: Kentucky Heritage Council, 300 Washington St., Frankfort, KY 40601

Information specific to each photograph

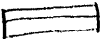




Photo 1: Front (south) facade. Camera pointing northeast.

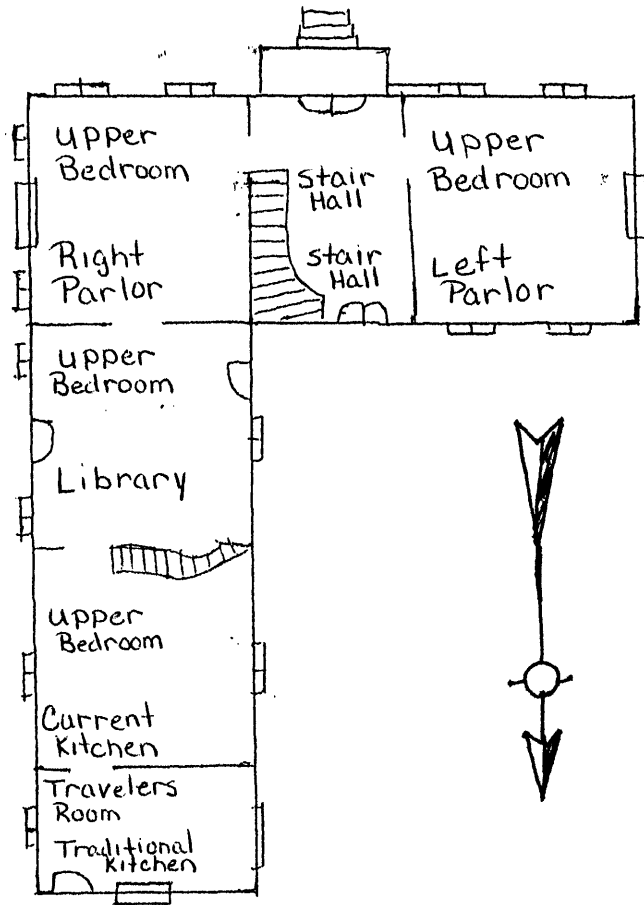
Photo 2: Front (south) and side (east) facades. Camera pointing northwest.

Photo 3: Side (west) and back (north) facades. Camera pointing southeast.

Photo 4: East facade. Camera pointing west.

Comprehensive Floor Plan by William M. Johnson

-  Fireplace
-  Window
-  Doorway
-  Stairway
-  Storage Room Door



Traditional Facade
C. 1840