

# BERGEN COUNTY STONE HOUSE SURVEY

INDIVIDUAL STRUCTURE SURVEY FORM

64100256919

166

GENERAL

HISTORIC NAME: Hopper House  
 COMMON NAME:  
 LOCATION: 45 West Saddle River Rd.  
 MUNICIPALITY: Saddle River  
 OWNERSHIP:  Public  Private  
 OWNER/ADDRESS: Dr. Jerome D. Goodman  
 (same)

REFERENCE

MAP REFERENCES:  
 Erskine (1778-80) No name  
 Hopkins-Corey (1861) D. Hopper  
 Walker's Atlas (1876) O.J. Victor  
 Bromley (1912) C. Victor  
 Other  
 RECOGNITION:  
 National Register  BCHS Marker  
 HABS  Bailey  
 Other

ENVIRONMENT

HOUSE ORIENTATION: S 78° E  
 IMPORTANT RELATED STRUCTURES:

USE

ORIGINAL: Residence  
 PRESENT: Residence/Office

SURROUNDING ENVIRONMENT:  
 Residential  
 Commercial  
 Agricultural  
 Open Space  
 Other

THREATS

THREATS TO STRUCTURE:  
 Roads  
 Development  
 Zoning  
 Deterioration  
 Other  
 No Threat

COMMENTS:

COMMENTS:

CONDITION

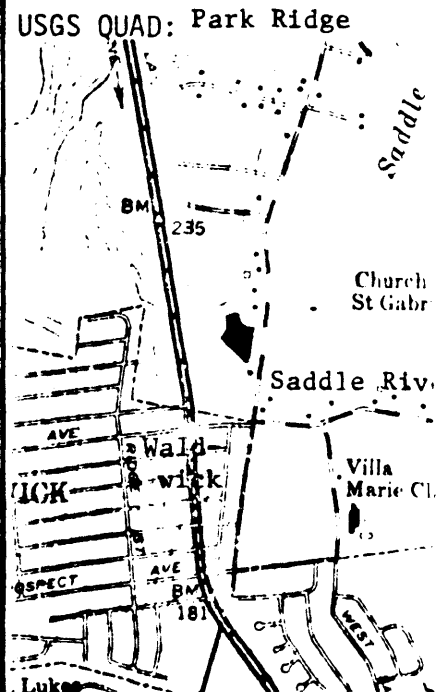
CONDITION:  
 Excellent  Good  
 Fair  Deteriorated  
 STATUS:  
 Occupied  
 Unoccupied  
 Work in Progress  
 ACCESSIBLE:  
 Yes, Restricted  
 Yes, Unrestricted  
 No

The interior has been modernized and the old section is somewhat overshadowed by large Victorian additions to the south and west.

PHOTO



MAP



## CONSTRUCTION DATE/SOURCE:

Early 18th century/Tradition (architectural evidence might indicate post-Revolution)

## BUILDER:

Probably a Hopper

## FORM/PLAN TYPE:

32'0" x 30'0"

## FRAMING SYSTEM:

- Intermediate Summer Beam  
 Intermediate Bearing Wall  
 Clear Span  
 Other

## EXTERIOR WALL FABRIC:

Evenly cut sandstone, stucco front w/ raised quoins.

## FENESTRATION:

2/2, 33-1/2" x 6'2". Trapezoidal lintels in sides.

## ENTRANCE LOCATION/TYPE:

Off-center, recessed panel casing.

## NUMBER OF STORIES: 1-1/2

CELLAR:  Yes  
 No

## CHIMNEY FOUNDATION:

- Stone Arch  
 Brick Arch, Stone Foundation  
 Other

## FLOOR JOISTS:

## FIRST FLOOR CEILING HEIGHT:

## FIRST FLOOR WALL THICKNESS:

## GARRET FLOOR JOISTS:

## GARRET:

- Unfinished Space  
 Finished Space

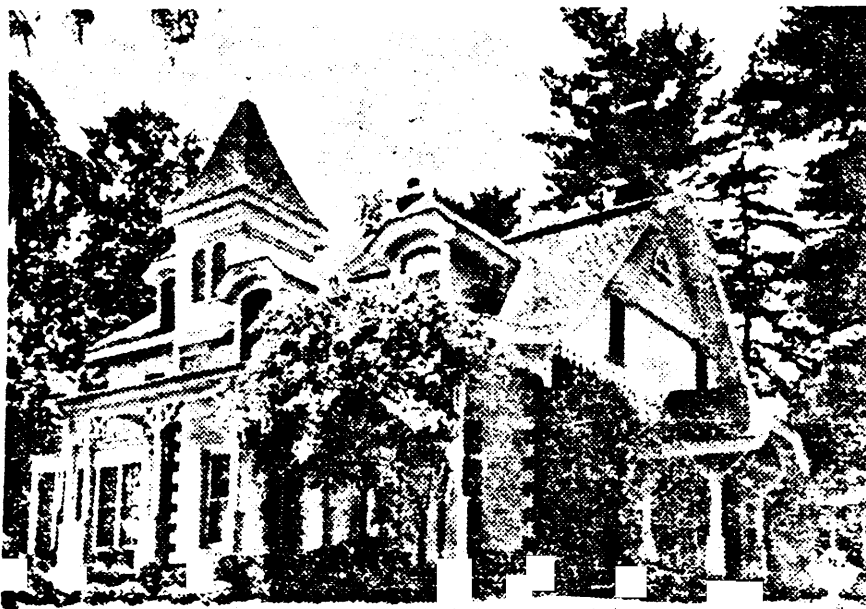
## ROOF:

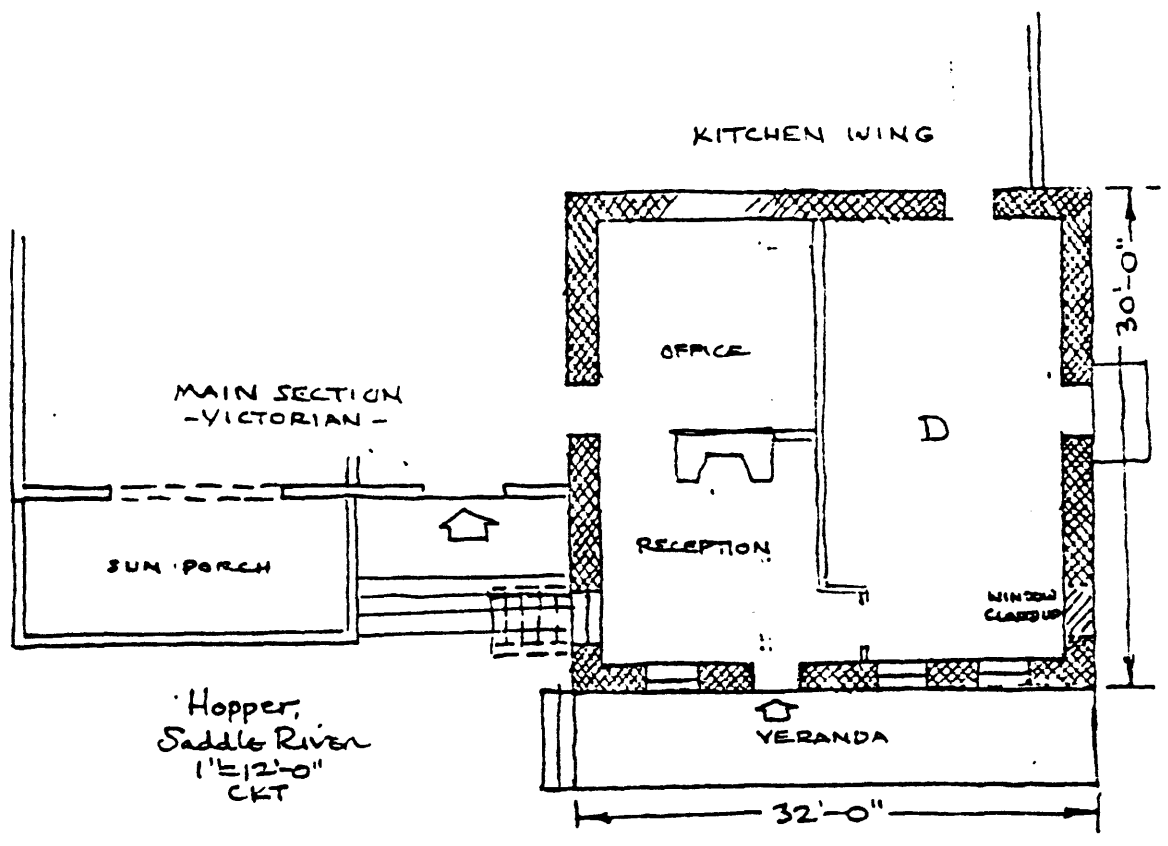
- Gable  
 Gambrel  
 Curb  
 Other

## EAVE TREATMENT:

- Sweeping Overhang (Rear)  
 Supported Overhang (Facade)  
 No Overhang  
 Boxed Gutter  
 Other

This house, while having been altered through the years, still retains a sufficient amount of its original fabric that it should be recognized and retained. We are therefore including it for its architectural significance, for its association with the exploration and settlement of the Bergen County area, and for its remaining historic fabric. As such, it is included in the Thematic Nomination to the National Register of Historic Places for the Early Stone Houses of Bergen County, New Jersey.





MAIN SECTION  
- VICTORIAN -

SUN PORCH

Hopper,  
Saddle River  
1"=12'-0"  
CKT

KITCHEN WING

OFFICE

D

RECEPTION

WINDOW  
CLASPER

VERANDA

30'-0"

32'-0"

19

GEOGRAPHICAL DATA

Block 1802, Lot 18 - Saddle River Tax Map

2.61 acres

U.T.M.

18 575 180 4539 780

Park Ridge, New Jersey-New York

ADDITIONS:Significance and History

The Hopper House has architectural importance as an early stone house with architecturally interesting circa 1854 modifications. It is of historical importance as a remnant of Saddle River's early settlement history. It has a place in national cultural history due to its association with Orville J. and Metta Victor.

The house was erected for the Hoppers, one of Saddle River's earliest families. Local historian Dorothy Ware provides the early history of the building:

During the earlier half of the 1700's Hendrick Hoppe (Henry Hopper) acquired a tract of land west of the Saddle River at the southern end of the Borough of Saddle River. On it a sandstone house was built about 1740. The original structure was enlarged in the 1860's by the addition of a white clapboard section... and a wing on the west side....

On a revised Ramapo Tract map of 1768, we find that Henry Hopper owned 366.67 acres adjoining the land of Johannes Arie Ackerman on the south. To the north were 62 acres of Abraham Hopper. Furthermore, the location of the house is shown on the Erskine map of 1778. (Saddle River Newsletter).

The house remained in the Hopper family as late 1861 as the Hopkins map gives it owner as "D. Hopper". Around the end of the Civil War the house was purchased by Orville James and Metta Victoria Fuller Victor, both authors and editors. The Victors, who had nine children, enlarged and remodeled the house in a picturesque High Victorian fashion<sup>1</sup>. The early section with its flaring gambrel roof and sandstone and stucco walls was effectively incorporated into the enlarged building in such a way that it retains its own integrity while being an integral part of the composite design. The Victors called the house "The Terraces" and lived there until 1905.

Both Orville and Metta Victor are persons of interest in mid and late nineteenth century American literature. Orville (1827-1910), a graduate of the Theological Institute in Norwalk, Ohio, was a writer who between 1851-56 was associate editor of the Sandusky, Ohio, Daily Register. From 1856-61 he was the editor of Cosmopolitan Art Journal and after moving to New York City in 1858 also edited the United States Journal. From 1861 to 1897 he was the general editor of Beadle and Adams, a firm established in 1860. Beadle and Adams is credited with inventing and popularizing the "dime" paperback book, a new type of publishing at the time. While the late 19th century paperback books of some other publishers eventually discredited the literary quality of the type, Beadle and Adams had high standards. While Beadle and Adams were best known for their novels which were immensely popular during the Civil War, Victor also edited for them works of nonfiction. Victor himself wrote

ADDITIONS: (continued)

and "Dime Biographical Library" a number of biographies in the "Great American"/series. Earlier in 1864 he wrote a campaign biography of Abraham Lincoln for which 200,000 copies were printed. Between 1861 and 1866 he wrote a four volume History of the Southern Rebellion which was originally issued serially.

Victor was active in Republican politics and the Township of Orville (later Orvil) in Bergen County created in 1886 was named in his honor. The municipality included today's boroughs of Allendale, Ho-Ho-Kus, Saddle River, Upper Saddle River, and Waldwick. In 1919 Orvil ceased to exist when the remaining part of the township became the Borough of Waldwick.

Mrs. Victor (1831-1885) was one of America's most popular Civil War era novelists. She was a child prodigy who grew up in Ohio. At the age of 13 she was a published author. When 15 she began to write regularly for New York Home Journal under the pseudonym "Singing Sybil". In 1852 her collected works, Fresh Leaves From Western Woods, were published. In 1848 Metta and her older sister Frances Fuller (1826-1902), a writer who had recently published a melodramatic romance, moved to New York City. They were part of a circle of female writers around the editor Rufus Wilmot Griswold. In 1851 Frances and Metta's book, Poems of Sentiment and Imagination, was published.

Metta began to write reform novels in the 1850's. Her temperance novel, The Senator's Son (1851), was popular in America and in England. It was said to have had 10 editions. Fashionable Dissipation (1854) and Morman Wives (1856), an attack on polygamy and enthusiastic religion, followed.

In 1856 Metta married Victor. While she had nine children between 1857 and 1872, motherhood did not greatly lessen her literary activity. She often assisted her husband in his editing and beginning in 1859 edited for 1½ years Home, a monthly published by Beadle and Adams. In 1860 she replaced her husband as editor of Cosmopolitan Art Journal. She wrote Dime Cookbook (1859) and Alice Wilde, the Raftsman's Daughter (1860), an early dime novel. She authored nearly 100 titles for various Beadle and Adams series although she did not publish exclusively with them. She employed several pseudonyms such as Mrs. Mark Peabody and Seely Register. Metta's popular Maum Guinea, and Her Plantation Children, an anti-slavery romance, is said to be "one masterpiece" of the dime novel adventure story (George Harvey Genzmer, Dictionary of American Biography XIX, pp. 265-266). This book is said to have sold over 100,000 copies.

After the Civil War Metta began to write about lighter topics. Her books of this period include The Dead Letter (1866), The Blunders of a Bashful Man (1876), A Bad Boys Diary (1880), and The Rasher Family (1884). Metta died of cancer at "The Terraces" in 1885. While her New York Times obituary states she was a popular author "a quarter of a century ago", many of her books were reprinted into the 1890's.

In 1905 Victor sold "The Terraces" and moved his family to a house in Ho-Ho-Kus. In the early 20th century the Hopper House was owned by Robert A. Adams, a lawyer, and his son Francis, a New York Police Commissioner.

Information on the Victors is found in Dorothy Ware, editor, Heritage News, newsletter of Paramus Historical and Preservation Society, Dec, 1977, April + Sept. 1978; William R. Taylor "Metta Victoria Fuller Victor", Notable American Women 1607-1950 (Harvard, 1971), vol P-Z, pp. 519-520; Who Was Who in America, Historical Vol. 1607-1896, Who Was Who in America, 1897-1942, p. 1278; National Cyclopedia of American Biography IX, pp. 522-523; XI p. 575, XIX p. 125; Dictionary of American Biography XIX pp. 265-266; N Y Times obituary, June 27, 1885, p. 8 col. 2.

General information on Hopper House is from Historical Committee files, Saddle River Municipal Annex, 176 East Saddle River Road, Saddle River, N. J.

The Beatrice Cannon collection of the Paramus Historical and Preservation Society, 650 East Glen Avenue, Ridgewood, NJ, has considerable information on the Victors.

## Description:

The Hopper House is a very picturesque building with a 1½ story, gambrel-roofed stone section enhanced by frame 1870's additions of considerable architectural interest. The stone section, which may date to 1740, has its four walls intact featuring well-cut sandstone and a Federal period stucco front with stone corner quoining. Its flaring gambrel roof has a handsome profile. The house has been little altered since about 1870 when it was remodelled and the south and north-west wings added.

The remodelled house is an example of High Victorian domestic architecture with picturesque, assymeticacal massing and numerous interesting decorative details. The three-story tower of the south wing is the focal point of the composition.

The enlargement successfully incorporated the stone section into the new composition while allowing the older building to retain its own identity. The 1870's south wing is attached to the south side of the stone section at a point about three feet from the front (east side) allowing the stone section to project forward from the rest of the house. The stone section was embellished by a front, four-bay wide, rather Stick Style porch; a one-bay, north side porch with a rather whimsical flaring hip roofline; dormers with clipped-gable roof; new chimneys; and decorative surface treatments in its north frame gambrel end. However its massing, walls, roofline, and fenestration were little altered. The interior trim was replaced so that today the stone section has circa 1870's mantel and moldings, but only one first-floor interior partition was removed. The 2½ story, clapboard-covered south wing is relatively small-scaled and relates well to the proportions of the stone section. It may incorporate part of an earlier wing but its exterior appearance is late 19th century. The wing has a coursed rubble, sandstone foundation. Its main (east) facade is three-bays wide and the bay closest to the stone section has a three-story tower which is open on the first and second stories. The tower's third-story has a pair of round-headed windows and is covered with decorative shingles. A high pyramidal roof with a ball finial terminates the tower. The tower functions as the entrance tower for the south wing and fronts a double-door entrance. Another interesting feature of the wing are 2nd-story hooded balconies on the south side. This side also has decorative shingles in the apex of the gable end. The gable roof has clipped gable dormers similar to those added to the stone section. The sun porch across part of the first-story of the south wing probably was added in the early 20th century.

Attached to the west side (rear) of the stone section is a 1½-story, gable-roofed frame wing of c. 1870 appearance. A small one-story, gable-roofed frame wing was attached to the NW corner of this wing in 1950. Both of these wings are clapboard covered.

The house, which is situated on a rise overlooking the Saddle River, has informally landscaped grounds with handsome large trees and shrubs. There are numerous terraces justifying its historic name "The Terraces". South of the house about 100 yds. is a concrete block swimming pool said to have been built in 1905 and to be the second oldest in-ground pool in New Jersey. The barn and mill site associated with this house are no longer on its parcel of land.

T. Robins Brown

6/1983

1. The remodeling and enlargement may date to 1884 as the local newspaper The Landscape, in the October, 1884 issue states "O. J. Victor has been improving his residence at "The Terraces!"