

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any 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.



1. Name of Property

Historic name: Fairlee Town Hall
Other names/site number: Fairlee Town House
Name of related multiple property listing:
N/A
(Enter "N/A" if property is not part of a multiple property listing)

2. Location

Street & number: 75 Town Common Road
City or town: Fairlee State: VT County: Orange
Not For Publication: N/A Vicinity: N/A

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this X 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 X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide X local

Applicable National Register Criteria:

X A ___ B X C ___ D

Sandra Gueschmann 12/20/2013
Signature of certifying official/Title: Date
STATE HISTORIC PRESERVATION OFFICE
State or Federal agency/bureau or Tribal Government

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

In my opinion, the property ___ meets ___ does not meet the National Register criteria.

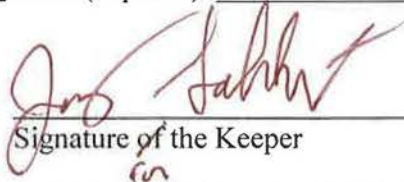
Signature of commenting official: _____ **Date** _____

Title : _____ **State or Federal agency/bureau or Tribal Government** _____

4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:)


Signature of the Keeper

2-25-2014
Date of Action

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
-

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

Site

Structure

Object

Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>2</u>	<u>0</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>0</u>	<u>0</u>	structures
<u>0</u>	<u>0</u>	objects
<u>2</u>	<u>0</u>	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions

(Enter categories from instructions.)

GOVERNMENT: city hall

GOVERNMENT: fire station

Current Functions

(Enter categories from instructions.)

GOVERNMENT: city hall

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

7. Description

Architectural Classification

(Enter categories from instructions.)

Colonial Revival

Materials: (enter categories from instructions.)

Principal exterior materials of the property: Concrete, slate, weatherboard

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Fairlee Town Hall, erected 1913 and dedicated in 1914, is a two-story Colonial Revival-style building designed for local governmental and civic use. It is wood-frame construction with a rectangular plan, symmetrical hipped roof, and a front entrance porch of classical design. The exterior walls are finished in painted wood weatherboard and trim; the roof is covered with slate shingles. The wood balloon framed building is placed upon a poured concrete foundation, which is exposed above the surrounding grade where it is finished with three courses of simulated stone concrete block masonry. The interior finishes of the facility generally reflect the period within which it was built, featuring pressed tin decorative ceilings, lath and plaster walls, simple stained wood trim and beaded vertical boarding, and hardwood floors. The building is located in the center of the established village area of the Town of Fairlee, situated on the westerly side of the Town Common, with the front of the building facing easterly towards the Town Common and Main Street (US Route 5), and adjacent to the Fairlee Community Church that is situated to the south of the Town Hall building. Over the past ninety-nine years of continued municipal and civic use by the Fairlee community some modest alterations and additions have been made to the building; however, overall the building is in very good condition and still presents itself as originally designed and constructed. The Fairlee Town Hall retains integrity of location, design, setting, materials, workmanship, feeling and association.

Narrative Description

Setting

The building is set upon a 0.46-acre lot owned by the Town of Fairlee and located on the west side of Town Common Road (Town of Fairlee highway #26). At the northwest corner of the lot is a small, single story wood-framed building commonly referred to as the Old Fire Station, now

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

used as a storage building. The lot is flat and well drained; and mostly dirt or asphalt paved. Throughout the village area of Fairlee the soils are generally well-drained glacial outwash sands and gravels, providing excellent bearing for the construction of buildings both large and small.

Town Hall

Exterior

The foundation of the building as originally built measures overall forty (40) feet across the easterly front by eighty (80) feet deep; and is of poured in-place concrete with 12-inch thick walls below grade. Above grade are three continuous courses of 8-inch high simulated stone concrete block construction. Large at-grade masonry window openings with fixed wood sash and 16" X 18" panes bring light into the south, east and north sides of the interior basement area; on the west (rear) elevation is a basement-access bulkhead extending out from the building approximately nine feet by approximately nine feet wide.

The two-story exterior walls above grade are of 2 X 4 wood studs erected in continuous balloon-type framing. The first story is set at approximately three feet above the surrounding finish grade; and the second story set at approximately ten feet floor to floor above the first. The entire height of the four exterior wood framed walls from sill to the roof overhang soffit is approximately 25'-6."

The east (front) elevation has centered at the first floor level a covered front entrance porch of Colonial Revival design and detailing, with a poured in-place concrete base and steps, coupled wood columns of simple Tuscan design approximately 12" in diameter supporting a simple wooden entablature and a moderately pitched hipped metal roof. At the wall of the building is a single pair of matching engaged wood columns corresponding to those on the front of the porch. The front entrance into the building is a pair of wood doors of raised panel construction with fixed glass. Plain 7" wide flat trim is on either side of the pair of doors with a built-up wood entablature trimmed across the top. The original architectural drawings for the construction of the building show an open balustrade around three sides of the porch roof; however, early photographs taken shortly after the building's completion in 1914 do not show this feature. Therefore, it is assumed that the proposed balustrade was never constructed.

To either side of the front entrance porch, at the first floor level, is a single large window opening of fixed plate glass. At the second story are three bays of paired double-hung windows with wooden sash and 30" X 36" glass size. All windows have a substantial approximately 2" thick wood sill and typical exterior window trim used throughout that measures 6" wide with a continuous band molding applied around the outside perimeter edge. The four outside corners of the original building have a 12" wide built-up applied corner boards reading as pilasters. A 9" high water table with a sharply beveled cap runs continuously around the building; at the top of the four exterior walls is a continuous, simple, built-up wood frieze and architrave trim feature approximately 16" high. All of the exterior wall surfaces are finished with wood weatherboards with a 3 1/2" +/- reveal. Since the building's completion in early 1914, the entire exterior, with the exception of the pair of front doors and very possibly the window sash, has been painted white.

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

Photographs taken of the exterior shortly after its completion show a single, second floor exterior-mounted open-steel fire escape located towards the rear northwest corner of the building, along the north (side) wall; although the original architectural drawings do not indicate a second floor door nor a fire escape at this location. However, the original architectural drawings do indicate a second floor emergency exit door centered on the west (rear) wall of the building, presumably with an open steel fire escape mounted on the exterior of the rear wall as well, although no fire escape is shown on the drawings. There are two additional open steel exterior fire escapes on the exterior of the building. One is located on the north side and leads from the interior third floor auditorium balcony area to grade; and the other is on the south wall of the building leading from the second floor to grade. Based upon early photographs of the building exterior, both of these fire escapes and their exterior doors appear to be slightly newer additions to the building, made after its initial construction and completion.

The roof of the building is of a symmetrical four-sided hip configuration, with an approximate 9/12 pitch, supported by four wooden scissor trusses, and with two feet of continuous overhang at the four exterior walls. A traditional crown molding and related fascia board run the full perimeter of the roof overhang; and the enclosed soffit underside is of flush boarding with a simple bed molding at its intersection with the top of the wall trim. The entire roof is covered with slate shingles and metal flashings where appropriate – including flashing at the four hips and the ridge. Centered on the east (front) elevation is a hipped roof dormer, approximately ten feet wide, and generally matching the main roof.

The original architectural drawings indicate a pair of double-hung windows centered in the front dormer with a 30" X 24" glass size, and this is supported by early photographs of the building taken shortly after its completion; however, there presently exist two pairs of tall, narrow divided light casement window units. It is uncertain when this change occurred.

The building has three brick chimneys. Two run straight within the structure at the exterior walls of the south and north (side) elevations, located towards the easterly front of the building, and exit the roof areas accordingly. The third chimney is smaller and more utilitarian; and is located fully exposed at the exterior of the rear (west) wall of the building.

Interior – First Floor

Entering the first floor through the pair of easterly front doors is a front entry and stair hall, approximately 11'-6" wide by 28'-6" long. The stair to the second floor is within this space. When the building was first constructed, the main stair to the second floor was open; however, it has since been enclosed but in a way that has not removed nor seriously damaged any of the original construction, trim or detail. Facing the front doors, under the second floor landing, is a small ticket office utilized when public events were held in the upstairs auditorium. Presently this ticket office is being utilized as a storage closet.

To the right (north) of the front hall is a room approximately 13'-0" wide by 18'-0" deep originally designated as the Selectmen's Room with a large storage room measuring approximately 12'-6" wide by 10'-0" deep for securing selectboard records. The Selectmen's Room is now the Town Clerk's Office, and the former storage room is now used as a small back

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

office space and the location of two small toilet rooms accessed from the front stair hall. To the left (south) of the front hall is an area approximately 13'-0" wide by 28'-0" deep. Featuring a masonry fireplace, this space was designed specifically for the town's library. The library was expanded in 1954 with a single story wood frame addition with a metal clad hipped roof on the south side of the building. The Fairlee Public Library moved to a separate offsite facility in 2000, and since then both the original library space and the 1954 library addition have been used by the town as administrative space.

At the westerly end of the front entry and stair hall is large room originally designated as a Society Hall, and now more commonly referred to as the "Grange Room." This meeting space measures approximately 21'-0" wide by 36'-0" deep; for generations it has served as the primary meeting and polling space for the Town. To the left (south) of the original Society Hall is a large space measuring approximately 17' wide by 30' deep, referred to on the original drawings as a Dining Hall. This space, accessed from both the front stair hall, as well as through four folding doors leading from the Society Room, is now utilized by the town's municipal planning, zoning and lister functions. To the rear (west) of these two large halls are three remaining areas. The right hand (northwesterly corner) space, now a modern kitchen area, was originally referred to as a Committee Room, accessible from the aforementioned Society Hall. The middle space, now utilized by the Fairlee Historical Society, was the original kitchen for the large dining hall. The left hand area (southwesterly corner) contains a side entrance and hallway into the building, interior wooden stairs leading to both the basement and the second floor stage areas, and the original single toilet room serving the entire building as it was originally designed. All of these first floor rooms have the original pressed decorative tin ceilings and related edge trim pieces. The ceiling height throughout the first floor of the building is approximately 8' - 11".

Overall, the first floor area of the building has remained very well intact, with a large percentage of original features still preserved. In 1953 a single story poured in-place concrete vault was added adjacent to the northeasterly corner of the building on the north wall— probably at the time that the Selectmen's Room and Storage Closet became the Town Clerk's and Treasurer's Offices. It is also believed that this is when the two newer toilet rooms accessed from the front hall area were added to the building. About 1990, on the north side of the building, a covered wooden ramp was added and in the so-called Grange Room a new exterior door was installed in place of one of the original double-hung window units. And, in 1998 new steel beams encased in painted gypsum wall board were installed across both of the large first floor hall area ceilings so as to stiffen the second floor auditorium space above. And, in concert with this work, new supporting steel columns going down to the basement space were installed, concealed within adjacent existing interior walls.

Interior – Second Floor

The second floor of the building is entirely devoted to a large auditorium with a third level balcony that measures approximately 38'-6" wide by 46'-0" deep; accessory spaces that support this large public space are also found on the second floor. To the front (east) of the auditorium is the main stair hall from the first floor as well as a small enclosed side stair at the southeast corner leading up to the third level balcony, and two coat rooms. The stairs are of wood construction with wood treads and risers. The starting newel post at the first floor is a 7" square built-up

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

decorative piece; the remaining intermediate newels at the landing and second floor are smaller less decorated 5" square posts. The individual balusters are 1½" square and placed at 4" centers. A heavy wood hand rail of appropriate Colonial Revival design runs between the newel posts. Because of the third level tiered balcony area located above the front stair hall, the ceiling is sloped and has a plaster finish. Within the rear (west) wall of the auditorium is an opening for the fixed stage that is itself approximately 12' deep and 39" above the main floor level. It has a slight radius that thrusts out into the auditorium area by 21." The top of the stage proscenium is in the shape of a segmental arch, and is approximately 21' wide. To the rear of the stage on either side are two small dressing rooms and a narrow set of wood stairs at the southwest corner leading down to the first floor side entrance hall of the building. Within the roof attic space are four wooden scissor trusses that support the roof of the building, as well as suspend the forward edge of the third level balcony located at the easterly (front) end of the building. The westernmost truss is set within the stage proscenium wall of the auditorium. The lower tapering bottom cords of the other three scissor trusses are partially visible where they bear at 8'-0" above the finish floor upon 10" X 5" pilasters built out from the face of the north and south side walls. The overall vertical wall height at both side walls is approximately 15' at which point the ceiling slopes upward a short distance along short ceiling joists where it meets the main flat ceiling at approximately 18' above the finish floor. The main flat ceiling is the underside of the inward level bottom cords of the scissor trusses. Both the sloped and flat ceiling areas are covered with decorative embossed tin panels with accessory perimeter trim pieces as utilized elsewhere in the building. As stated above, the easterly most of the four trusses also helps to suspend the forward face of the third level balcony, hung from truss with two vertical 1" diameter steel rods. The ceiling height in the area under the balcony is 7'; and that ceiling is of lath and plaster finish.

The third level balcony measures approximately 39' across (north to south) by 19'-6" deep; and is tiered with five raised levels each stepped about 4" to provide seated users of the area better visibility of the stage area at the second floor below. At the upper most level, adjacent to the easterly (front) exterior wall of the building is a motion picture projection booth of cinder block construction, probably added in the 1940s. This projection booth is constructed on a concrete slab elevated above the original wood frame floor construction of the balcony; and in fact extends up into the afore mentioned east facing front roof dormer that is visible from the building exterior. At this dormer area is located an attic scuttle opening. In addition to the interior stair that provides access to the balcony area, there is an exterior door and an open steel fire escape mounted on the northerly side of the building as described elsewhere in this narrative. It is believed that this door and fire escape are somewhat later additions to the building as they do not show up on the initial drawings of the building nor in early photographs.

Similar to the first floor areas of the building, all of the interior finishes are original to the building when first completed in 1914. The floors are of 1" by 3" wide maple hardwood, with an 8" high flat wood base with a base cap molding. All door and window side (jamb) casings are 1" by 5" flat stained pine, and the top (head) casing is a 1" by 6" piece with a small cornice "cap" molding across the top edge. Likewise, the window stools are 1" stained pine with a 1" X 4" apron below. A simple 1" X 4" flat chair rail mounted at 42" above the finish floor runs around the perimeter of the main room. At the north and south side walls, the exposed portions of the wood roof trusses and their supporting pilasters are encased in 1" stained wood trim and beaded

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

boarding. The face of the balcony towards the auditorium is also finished in 1" vertical beaded boarding. The curved face of the raised stage is finished with flush stained veneer plywood of thin manufacture, and typical trim. Two large 17" X 17" vertical metal grills are set into the front of the stage for distribution of the central hot air heating system located in the basement of the building. Interior doors are of a five horizontal flush panel design, with original stain finish.

The basement area of the building is largely unfinished and much of the area has only a dirt floor. The poured in place concrete foundation walls, somewhat unusual for a new building in a rural environment at that time, are clearly visible and in good condition, as is the first floor wood beam and joist framing above. The framing is supported by a combination of original 8 X 8 wood posts and steel pipe columns; and some newer columns added since the building's completion in 1914. An area measuring approximately 16' by 32' near the south west corner adjacent to the south side of the building is partitioned and finished off. It is not known whether this work was done when the building was initially completed or at a later date. It is not shown on the original architectural plans. Since the original building was designed, it has always had two forced hot air heating systems – one for each floor of the building. It is believed that the original furnaces were wood fired; however, the present more contemporary units are oil fired. The 1953 library addition is set upon an 8" concrete block foundation with a crawl space. That crawl space is accessible via two original foundation window openings from which the sash has been removed.

Other Building Changes

In addition to those changes and additions made to the building as discussed throughout this narrative, it is apparent that at some time there was a fire in the basement area as indicated by charred first floor framing members. It is also thought that in the very late 1940s another fire occurred in the attic as indicated by charred roof framing members. In 2007 the Town of Fairlee installed a wet automatic sprinkler system throughout the entire building. At that same time the building was also completely outfitted with new electrical and fire alarm systems. And, within the last decade, the original first floor double-hung window sash have been replaced with modern sash that are true to the original glass size and general design of the original sash. At the same time, the three large easterly (front) openings of single pane fixed plate glass were also replaced with fixed double glazed units.

The Fairlee Town Hall building clearly displays methods and materials of construction, manufactured door and window components, and both interior and exterior finishes typical of the period within which it was designed and constructed.

Fire Station

This building is identified on the 1927 Sanborn Fire Insurance Map as an automobile garage. The 1942 Sanborn Map update identifies the north bay as a Fire Station, and it was used as such until 1990. The modest, one-story, wood frame building is clad with wood weatherboard and sits on a concrete foundation. The shed roof slopes downward from the front to the back of the building, although this slope is concealed by parapet walls on the side elevations. Based on the present construction of the building, it appears that the front elevation, which contains two overhead garage doors, has been extended twice in the past. The first extension added approximately 10'

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

to the building, with a roof at a slightly sharper angle than the original roof to accommodate larger fire trucks. The north bay of the front elevation was extended another 6' again in 1978 to accommodate an even larger fire engine. Both of these extensions maintain the materials and form of the original building, but are readable as alterations to accommodate the fire trucks. On the roof of the building, partially supported by the parapet wall on the north elevation, is a small "doghouse" that sheltered the station siren. The changes to this building are all in keeping with its use as a Fire Station and document the evolution of fire-fighting equipment to increasingly larger trucks. As such, they reflect the ongoing adaptation of this modest building to serve an essential function for the community.

Fairlee Town Hall
Name of Property

Orange County, Vermont
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.)

- 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 old or achieving significance within the past 50 years

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

Areas of Significance

(Enter categories from instructions.)

Community Planning and Development

Architecture

Period of Significance

1913-1954

Significant Dates

1913

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

J. A. Donahue

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Fairlee Town Hall, designed and erected in 1913 and proudly dedicated the following year, is historically significant for its clear portrayal of and long association with the development of strong civic and cultural life within a small but diverse agrarian, railroad and lake recreation community located in the rural Upper Connecticut River Valley of New England. Since its completion, the building has been the center of community affairs, serving as home to the local grange, town government, and town library. Additionally, the large second floor auditorium provides space for the community at large to enjoy theater, motion picture, and general recreational and other assembly uses. The Fairlee Town Hall is also a good example of Colonial Revival architecture, with additions for a vault for the Town Clerk (1953) and more space for the public library (1954) that maintain the original design and reflect the evolution of the building for civic purposes. The building, representative of period design and construction, is in good overall condition and still in use by the community both locally and at large for the many area civic and cultural functions as they have evolved over the past century. The Fairlee Town Hall,

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

with related fire station, is significant under Criteria A for its association with the development of the Town of Fairlee and Criteria C for its architecture.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Late on the night of December 5, 1912, as members of the Fairlee Grange who had been meeting in the Union Church were heading home, they noticed flames coming from the Opera House. In a short amount of time the entire Opera House, the Union Church and Meeting House, and the Fairlee Public Library were consumed in the blaze. There was nothing left other than blackened masonry foundation walls.

On December 9, 1912, in the wake of the tragic fire, a Special Town Meeting was warned by the Fairlee Selectboard to be held on December 21, 1912, at the village school house to take action on four articles. At the meeting, it was voted that the Town of Fairlee would waive their right in favor of the Federated Church of Fairlee to all insurance moneys to be received on the church building; that the town construct a Town House and Library and appoint a committee of four to act in conjunction with the selectboard to make arrangement concerning the same. Furthermore, it was voted to adjourn the meeting to February 8, 1913, when they would receive a report from the Committee as to whether wood or concrete construction would be cheaper. A fourth article as to how much money the town would raise to pay for the new building was passed over, presumably until the meeting in February. At that subsequent meeting, it was voted to accept the plans and report received from the committee, and to "...to get specifications and bids and go ahead and let the same to the lowest responsible bidder."

The Town's new building was to be erected on the site of the destroyed Opera House; it is assumed that the Town of Fairlee acquired the land parcel from Mr. Stebbins, who owned the Opera House at the time of the fire. The new wood frame, two-story Town Hall was designed in the then-popular Colonial Revival style by architect John A. Donahue of Fairlee. The design of the building in this style reflects Donahue's awareness of fashionable architectural designs. This is the only building in Fairlee or the surrounding area attributed to him.

The building featured space on the first floor for the Fairlee Public Library; a meeting room and storage closet for the town's Selectboard; and meeting, dining and kitchen space for the local Grange chapter. In order to replace the loss of the opera house, the entire second floor was devoted to a large auditorium with a stage and third level balcony. L. J. Robinson of Waterbury, VT, was selected as the general contractor and the foreman during construction was C. S. Spiller of Morrisville, VT. The final cost of the building when completed in early 1914 was \$10,000. As the activities of the Town Clerk and the library increased, the building was modestly enlarged in 1953 with a vault on the north elevation and in 1954 with a library addition on the south elevation.

Although not yet formally dedicated, the community held its first annual Town Meeting in the new facility on March 3, 1914; and the formal dedication took place slightly more than a week

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

later on March 12, 1914. A lengthy and glowing detailed account of the new building's dedication was published in the Friday, March 20, 1914, edition of The United Opinion newspaper. Among the several speakers at the event was Vermont Governor Allen M. Fletcher. After the dedication ceremony was completed, a chicken pie supper was served in the first floor dining room; and the Lyric Quartette of Chicago gave a concert in the second floor auditorium that filled the room to capacity. Attesting to the strong civic and cultural life this building was to serve, as many as seven hundred persons visited Fairlee to take part in some or all of the dedication ceremonies.

One of the most striking quantities of the Town Hall is the very rare and beautiful painted Theater Curtain. In 1912, apparently prior to the fire, the town arranged for L. L. Graham and Sons Painters of Brooklyn, NY, to create a painted theater or "stage" curtain, depicting a restful and beautiful scene of Lake Morey. Fortunately, the curtain was not installed in the Opera House prior to the fire, but was later hung in the auditorium of the new Town Hall. It was eventually taken down and rather poorly placed into storage. In 2006, as part of a statewide effort to locate and restore historic painted theater curtains, the Fairlee curtain was professionally cleaned and repaired so that it could once again hang above the stage of the second floor auditorium. On Sunday July 23, 2006, it was unveiled and rededicated as in important part of the Fairlee Town Hall.

Continuing to serve the diverse New England community, the Fairlee Town Hall is the centerpiece of the Fairlee Village Historic District, which was listed in the State Register of Historic Places on March 15, 1989. The Village includes a large segment of the residential, commercial, religious and civic buildings and sites that are associated with and symbolize the civic life and history of the Town of Fairlee. Like many small communities throughout the state, these resources are cohesively arranged around the Town Common. The Town Hall, with the Fire Station behind it, is prominently located at the northwest corner of the Town Common. The intentional location and setting of the building, following the devastating loss of several community-oriented buildings in 1912, and its continued civic use clearly indicates the importance of the Town Hall to the community.

In conclusion, the Fairlee Town Hall is a municipal facility that intentionally and successfully melded into one new building the important civic, social, cultural and economic interests and activities of what had by the second decade of the twentieth century become a uniquely strong and diverse rural Vermont community within the northern New England region. The original design still continues to reflect the social attitudes and aesthetic tastes of the early twentieth century, presenting a fashionable design minimally altered and enlarged appropriately to ensure the perpetuation of civic and community activities for the Town of Fairlee and surrounding community. The associated Fire Station, although no longer in use as such, is another important civic building closely tied to the functions of the Town Hall and the greater Fairlee community.

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

Anderson, Carson A. *Vermont Historic Sites and Structures Survey: Fairlee Village Historic District*. Montpelier, VT: Vermont Division for Historic Preservation, 1979.

Barrett, Frank J., Jr. *Fairlee Town Hall, Fairlee, Vermont*. January 2002. Town of Fairlee.

Donahue, John A. *Fairlee Town House*. 1913. Town of Fairlee.

Sanborn Map Company, *Fire Insurance Maps of Fairlee, Vermont*. Pelham, NY: Inc. 1927-1942.

United Opinion Newspaper, March 20, 1914.

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 # _____
- recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository: _____

Historic Resources Survey Number (if assigned): 0906-1-4

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

10. Geographical Data

Acreage of Property 0.46 acre

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____
(enter coordinates to 6 decimal places)

- | | |
|-------------------------|------------------------|
| 1. Latitude: 43.908363° | Longitude: -72.142301° |
| 2. Latitude: | Longitude: |
| 3. Latitude: | Longitude: |
| 4. Latitude: | Longitude: |

Or

UTM References

Datum (indicated on USGS map):

NAD 1929 or NAD 1983

- | | | |
|----------|-----------|-----------|
| 1. Zone: | Easting: | Northing: |
| 2. Zone: | Easting: | Northing: |
| 3. Zone: | Easting: | Northing: |
| 4. Zone: | Easting : | Northing: |

Verbal Boundary Description (Describe the boundaries of the property.)

The Fairlee Town Hall is located on a 0.46 acre parcel on the northwest side of the road. The parcel ID number is 0242121.000. The parcel has 119.56 feet of frontage on the road; is 138.06 feet deep; and at the southwest corner includes a thin rectangular strip of land measuring 29.97 feet by 115.93 feet that runs behind the adjacent Community Church of Christ.

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

Boundary Justification (Explain why the boundaries were selected.)

The boundary is the legally recorded boundary line of the parcel upon which the Fairlee Town Hall is located, and is sufficient to convey the historic significance of the building and associated fire station.

11. Form Prepared By

name/title: Frank J. Barrett, Jr.; A.I.A
organization: Town of Fairlee Selectboard
street & number: 75 Town Common Road
city or town: Fairlee state: VT zip code: 05045
e-mail Frank.j.barrett@myfairpoint.net
telephone: 802-333-9653
date: 10/1/2012 (updated 12/11/13)

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Fairlee Town Hall
Name of Property

Orange County, Vermont
County and State

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Fairlee Town Hall

City or Vicinity: Fairlee

County: Orange County

State: Vermont

Photographer: Photograph 1: © Harry Wendell Richardson
Photographs 2 – 4: Historic postcard images, photographer unknown
Photograph 5: Published by B.W. Abbott
Photograph 6 – 18: Frank J. Barrett, Jr., A.I.A.

Date Photographed: Photographs 1 – 5: Dates unknown
Photograph 6 – 15: September 2012
Photograph 16 – 18: October 2013

Description of Photograph(s) and number, include description of view indicating direction of camera:

- 1 of 18: Historic view of Town of Fairlee from the Palisades, looking southeast.
- 2 of 18: Historic view of Church, Town Hall and Commercial Building, looking southwest.
- 3 of 18: Historic view of Church, Town Hall and Commercial Building, looking northwest.
- 4 of 18: Historic view of Town Hall, looking northwest at south (side) and east (front) elevations.
- 5 of 18: Historic view of Town Hall, looking southwest at north (side) and east (front) elevations.
- 6 of 18: Present day view of Town Hall, looking southwest at north (side) and east (front) elevations.

Fairlee Town Hall

Name of Property

Orange County, Vermont

County and State

- 7 of 18:** Present day view of Town Hall, looking northwest at south (side) and east (front) elevations.
- 8 of 18:** Present day view of Town Hall, looking northeast at south (side) and west (rear) elevations.
- 9 of 18:** Present day view of Town Hall, second floor auditorium and balcony, view looking east.
- 10 of 18:** Present day view of Town Hall, second floor auditorium and balcony, view looking northeast.
- 11 of 18:** Present day view of Town Hall, second floor auditorium and balcony, view looking southeast.
- 12 of 18:** Present day view of Town Hall, second floor auditorium and stage and painted theater curtain, view looking west.
- 13 of 18:** Present day view of Town Hall, second floor auditorium and stage and painted theater curtain, view looking southwest.
- 14 of 18:** Present day view of Town Hall, second floor auditorium and stage and painted theater curtain, view looking northwest.
- 15 of 18:** Present day view of Town Hall, second floor front stair landing.
- 16 of 18:** Present day view of Old Fire Station, view looking northwest at south (side) and east (front) elevations.
- 17 of 18:** Present day view of Old Fire Station, view looking north at south (side) elevation.
- 18 of 18:** Present day view of Old Fire Station, view looking east at west (rear) elevation.

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.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 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 to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

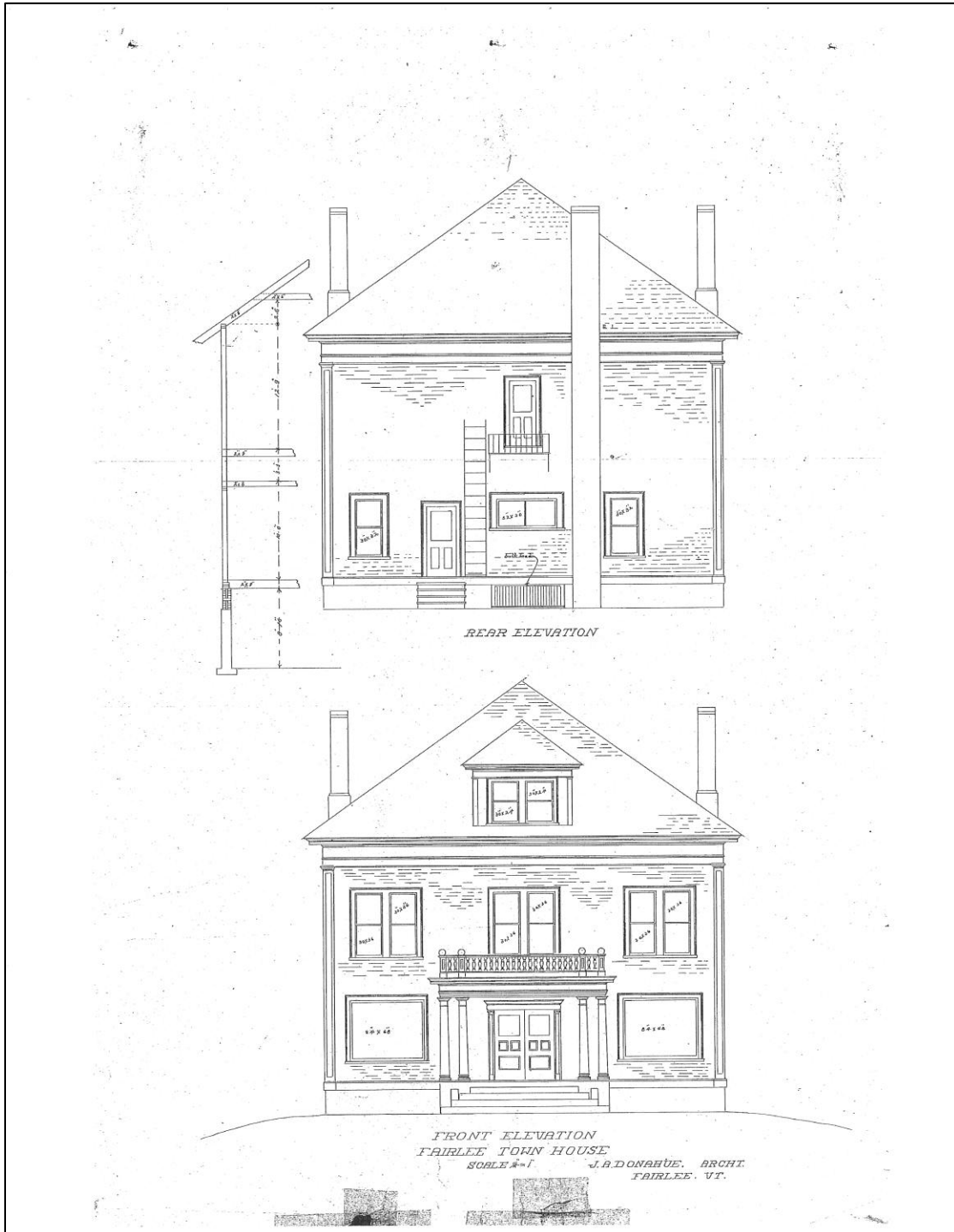
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 1



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

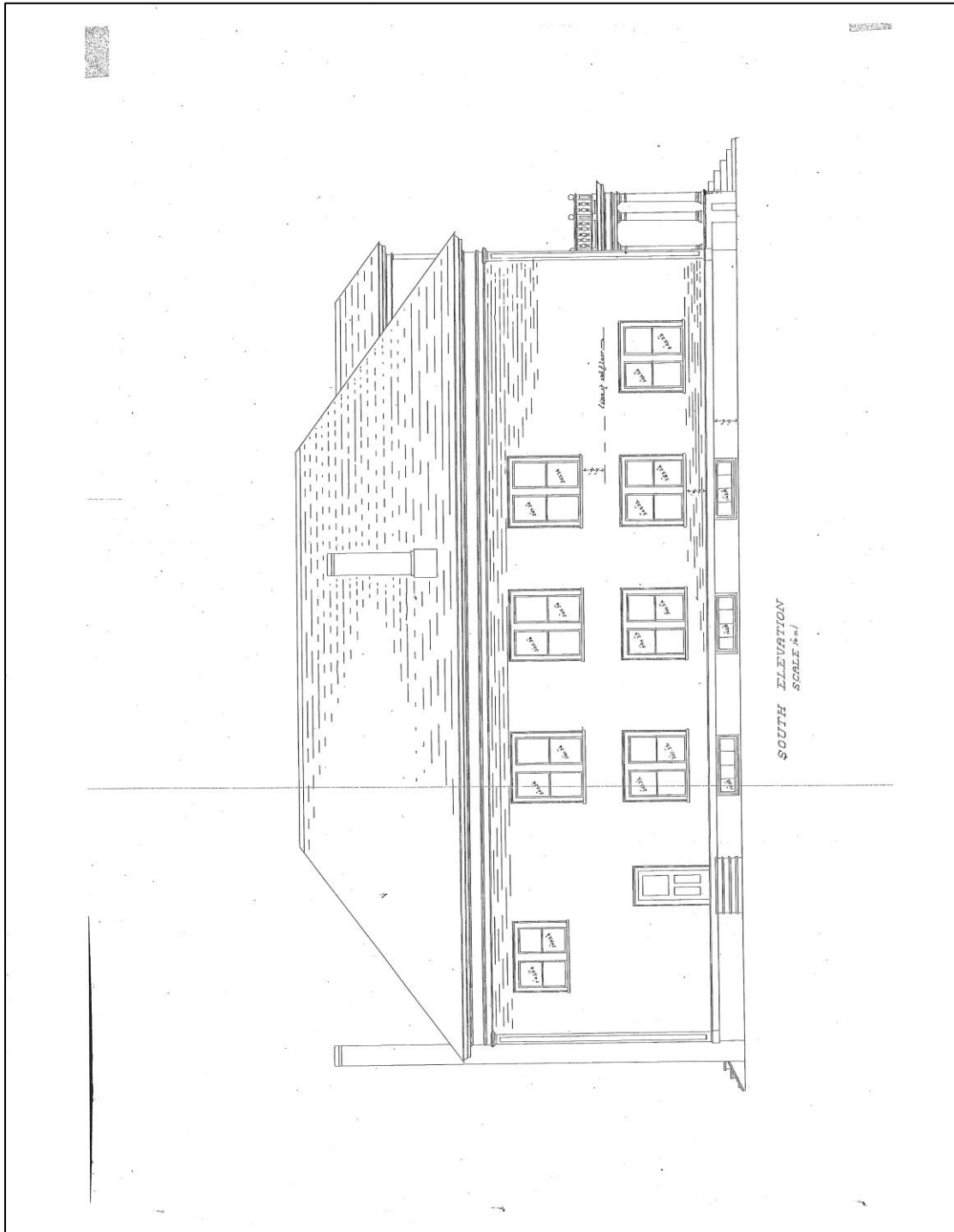
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 2



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

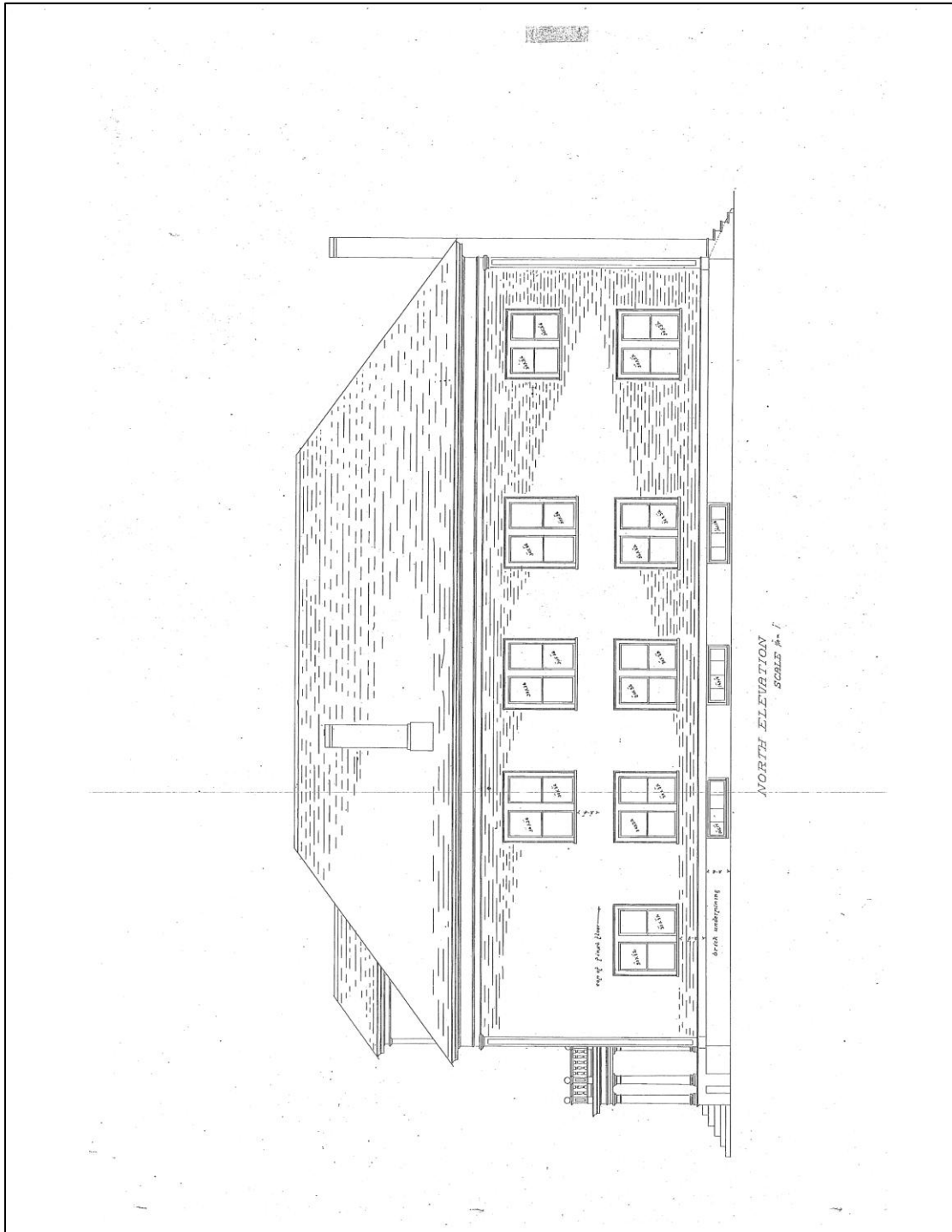
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 3



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

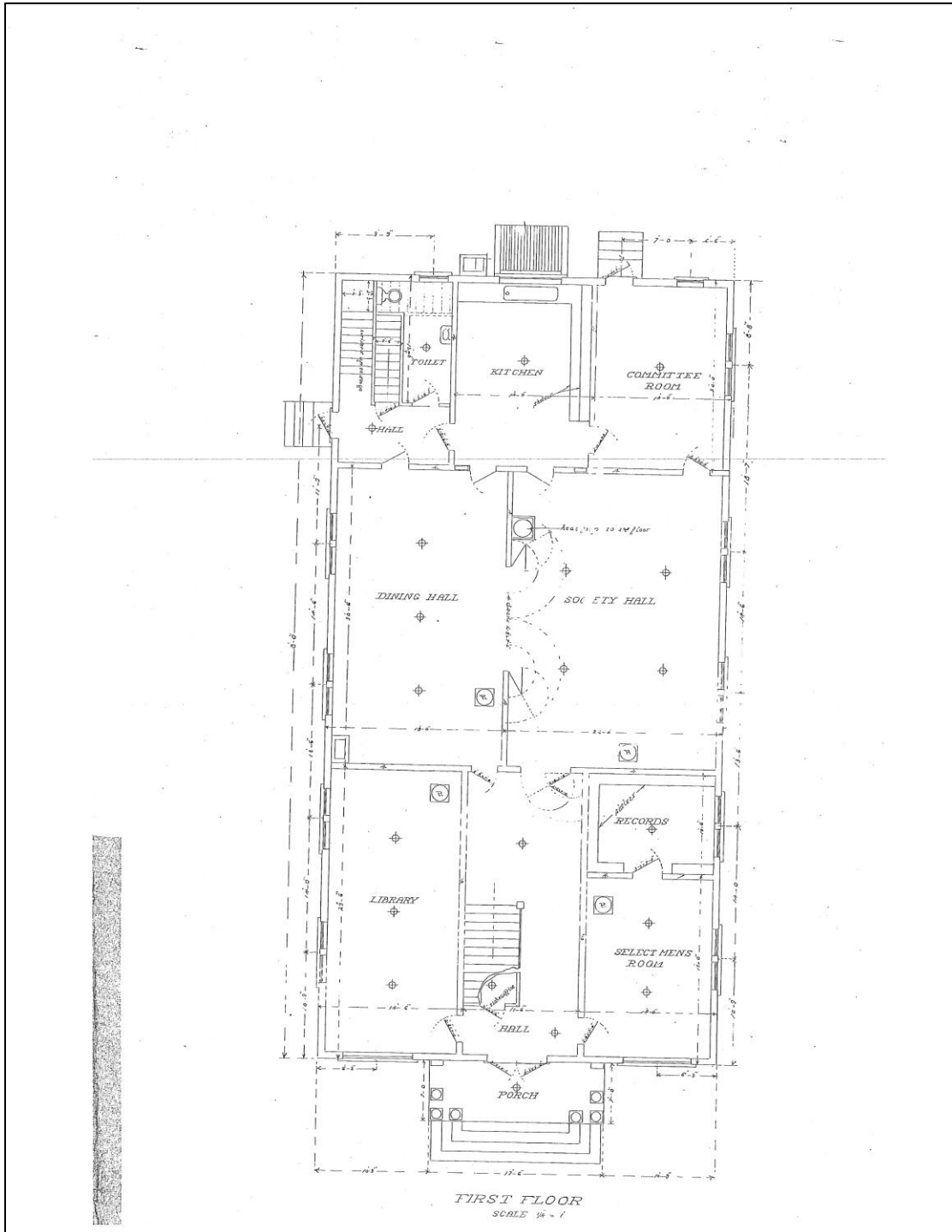
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 4



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

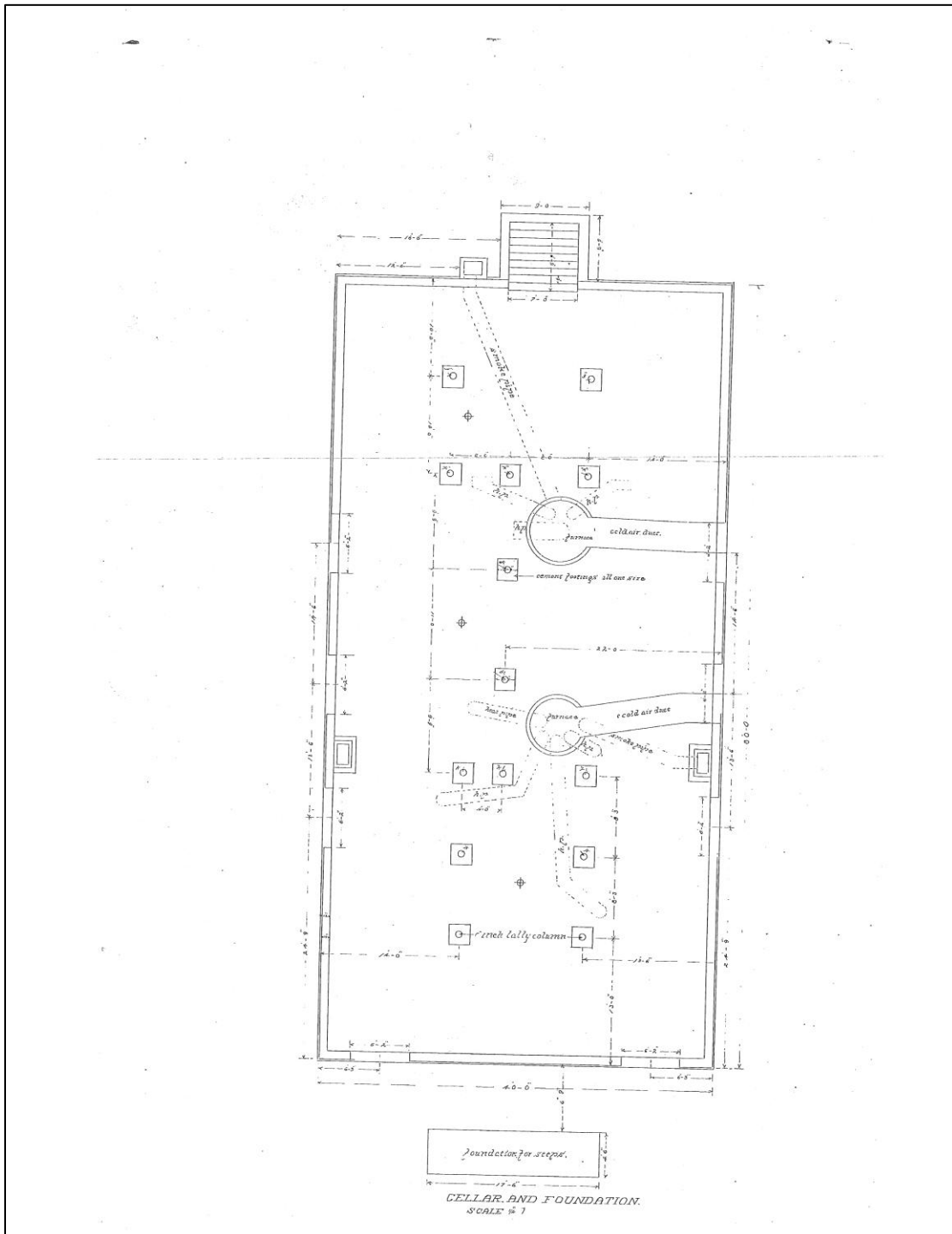
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 5



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

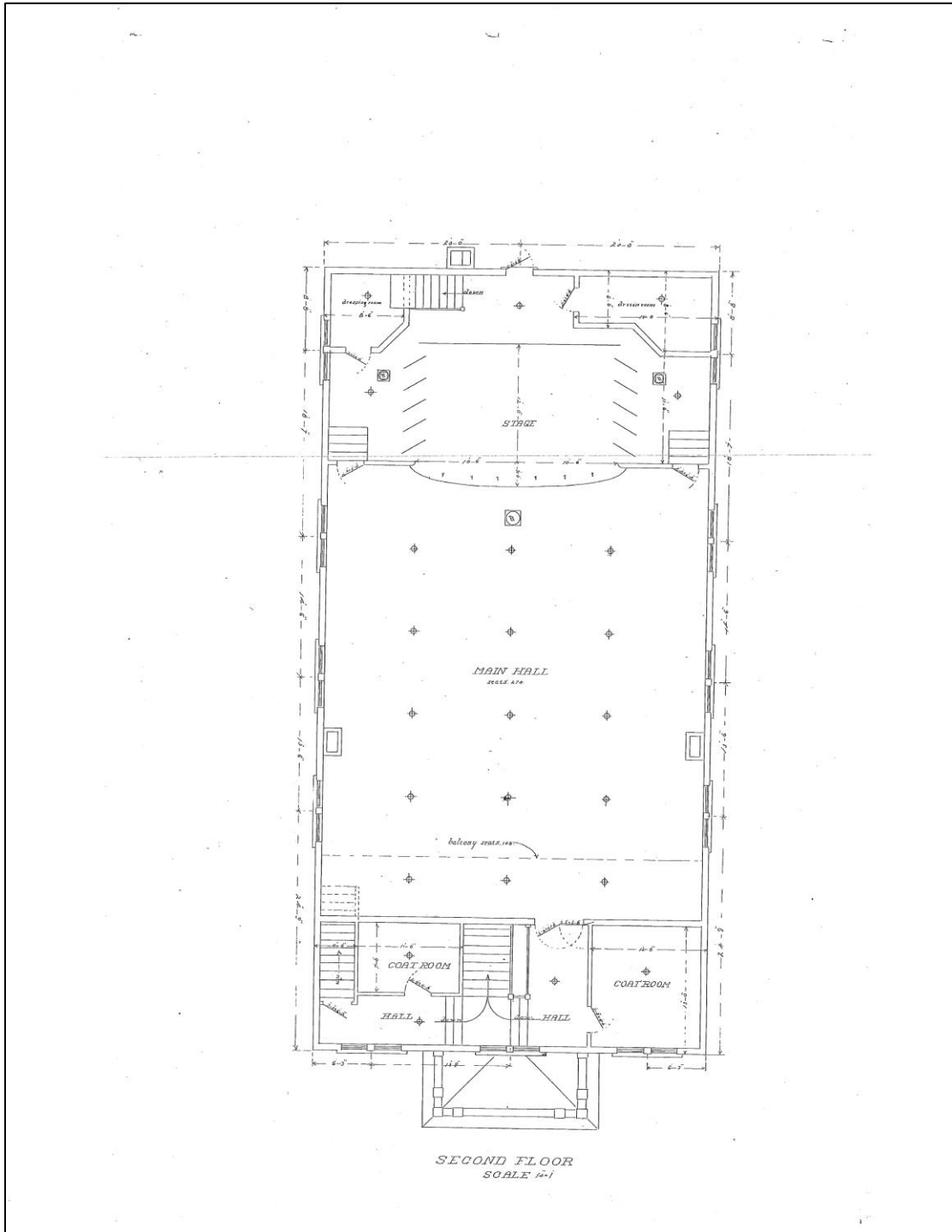
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 6



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

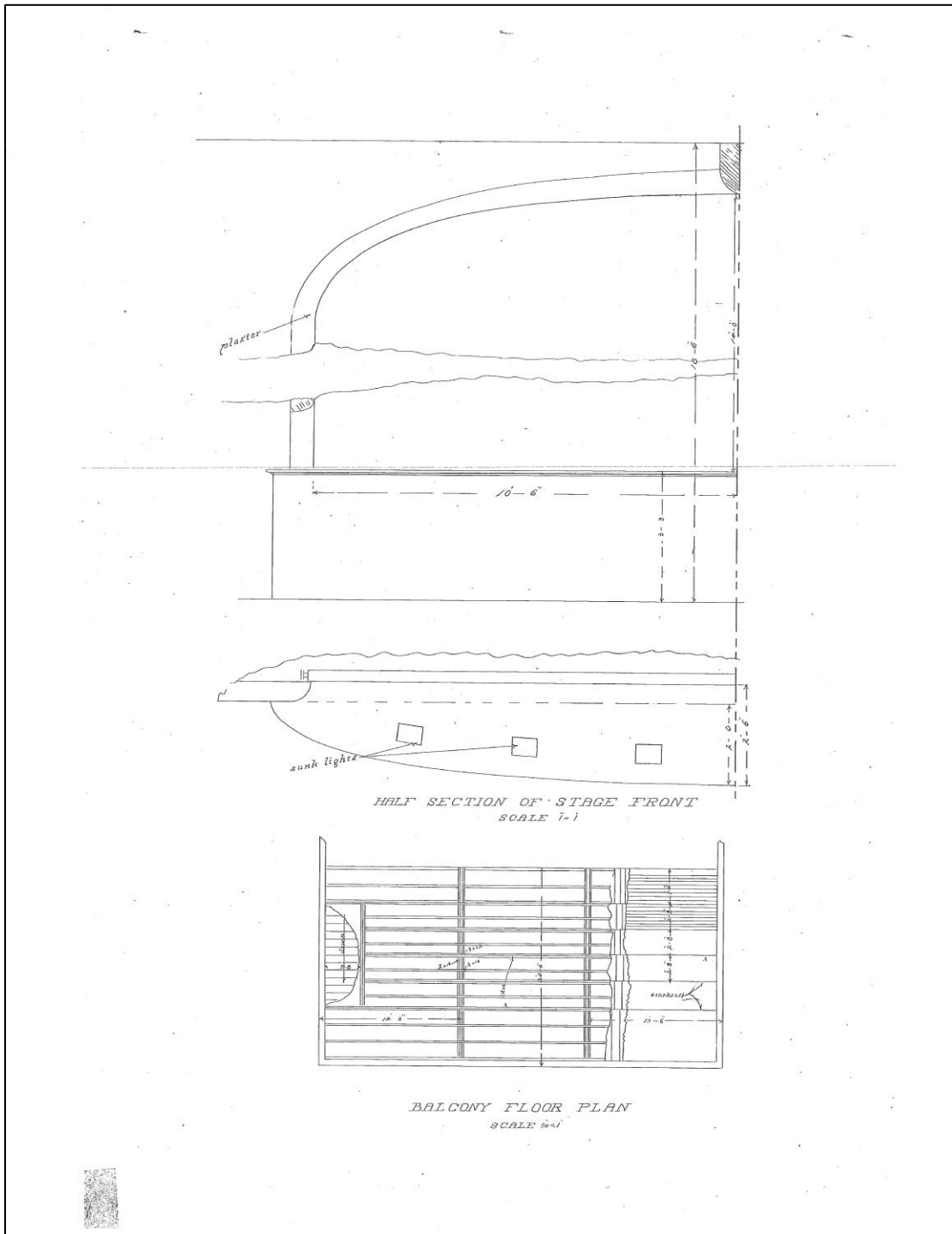
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 7



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

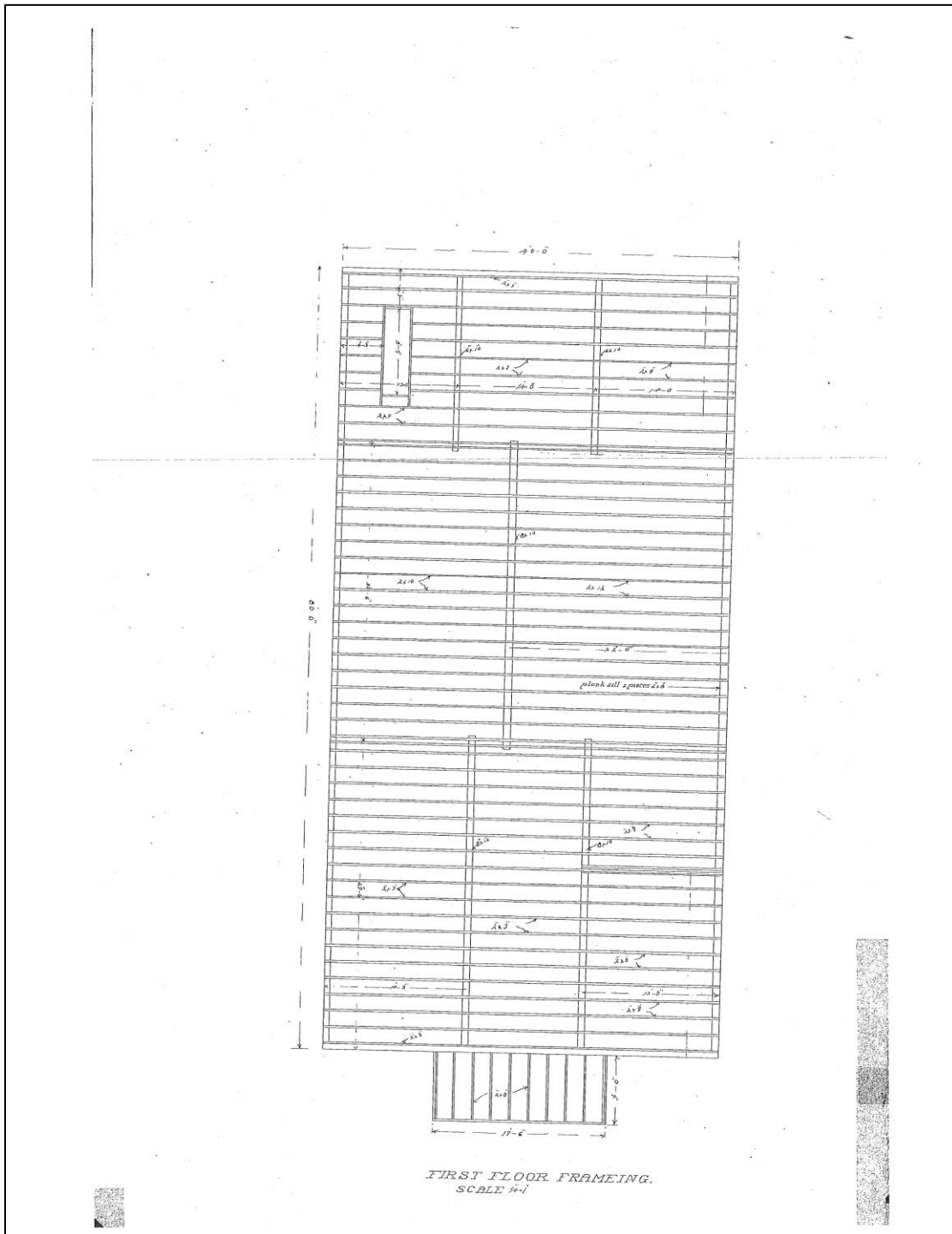
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 8



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

Name of Property

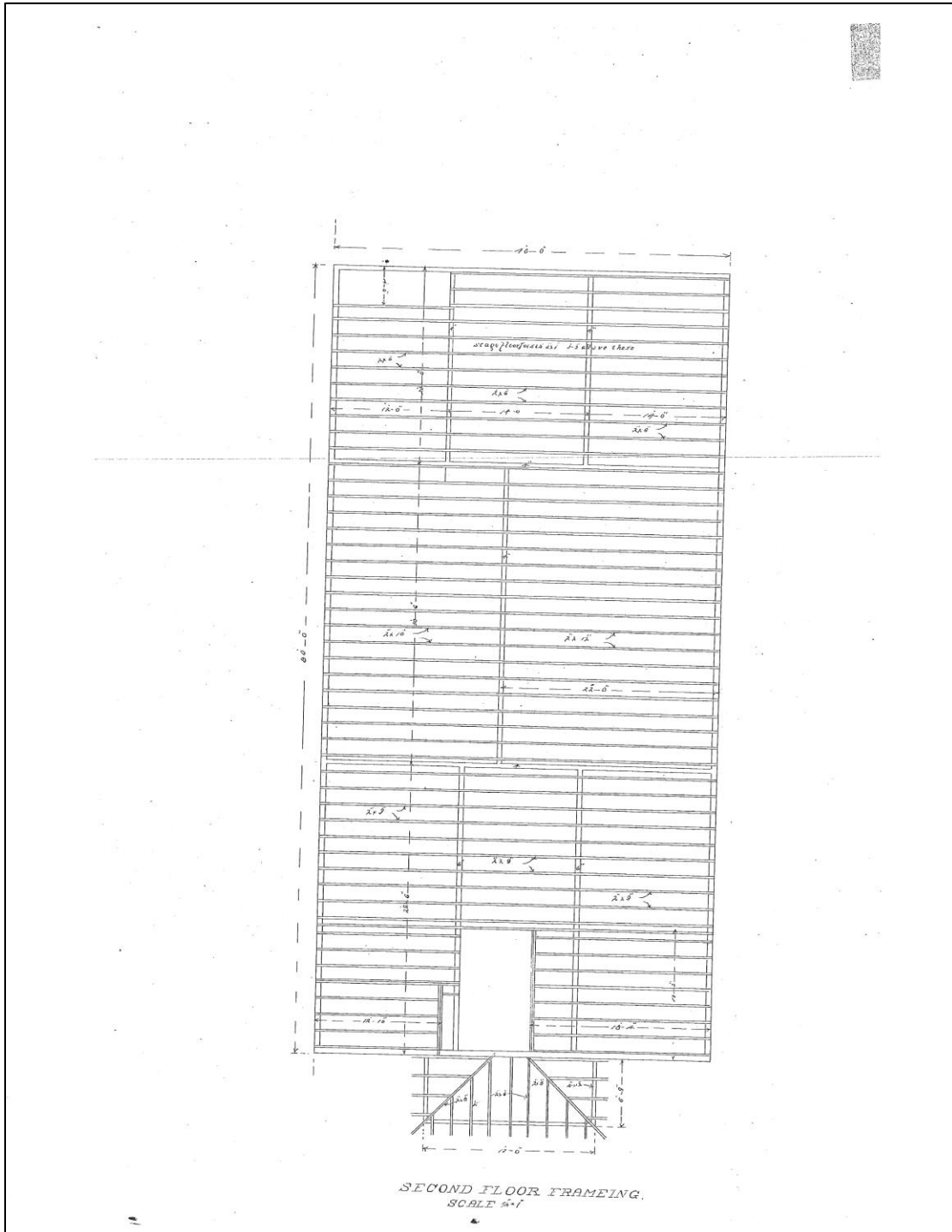
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 9

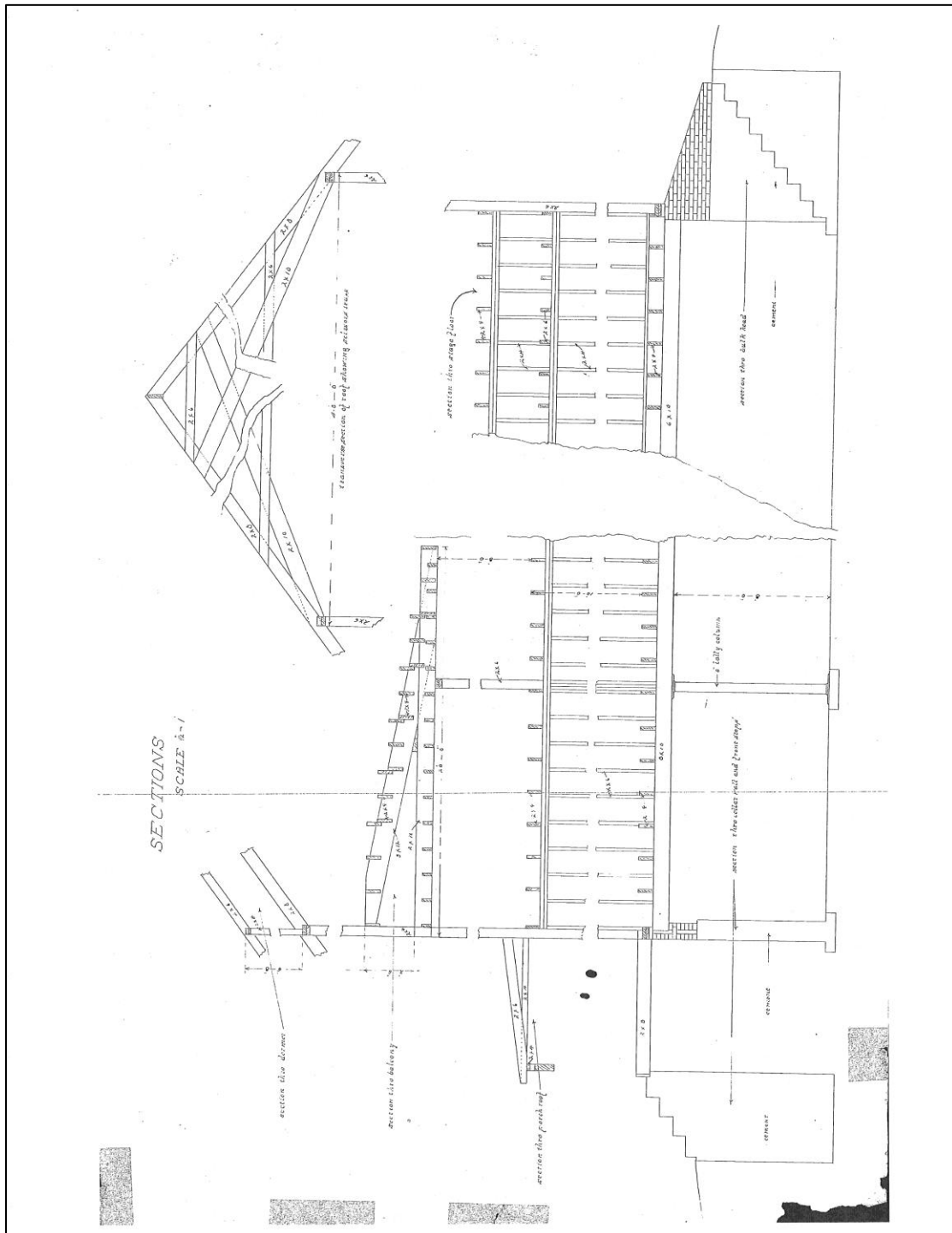


United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall
Name of Property
Orange County, Vermont
County and State
n/a
Name of multiple listing (if applicable)

Section number Original Architectural Plans Page 10



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

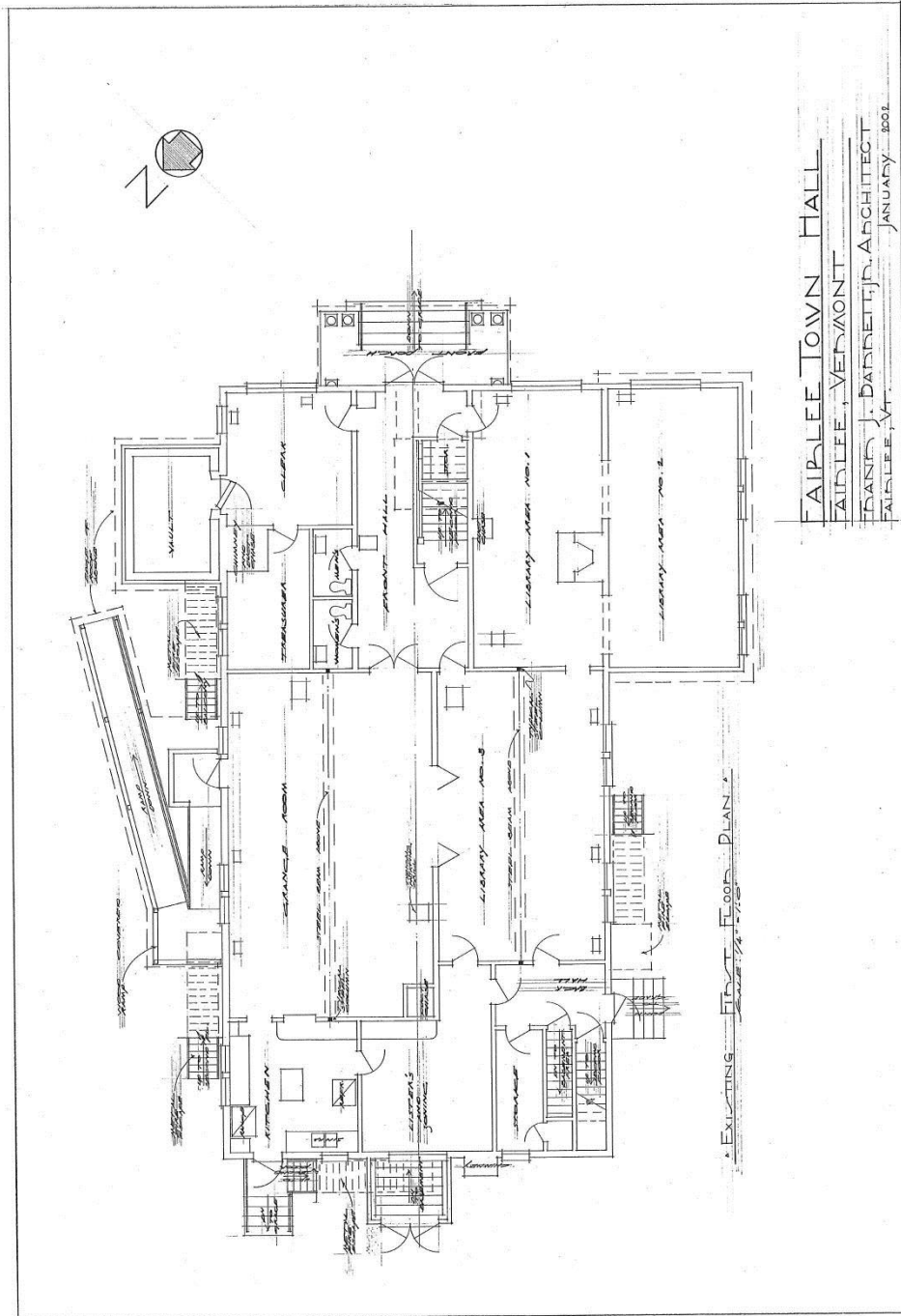
Name of Property
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number As Built Architectural Plans Page 1



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

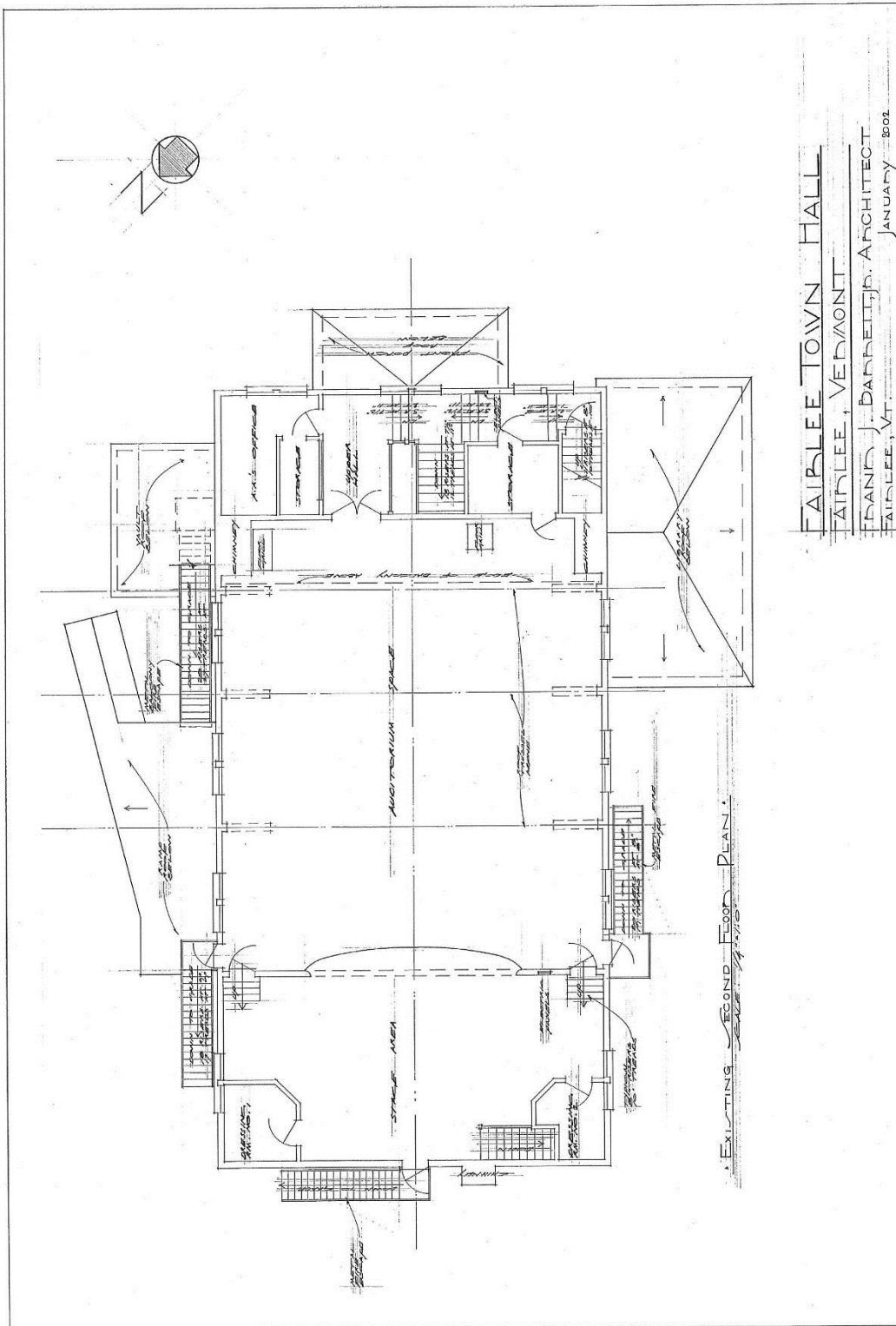
Name of Property
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number As Built Architectural Plans Page 2



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

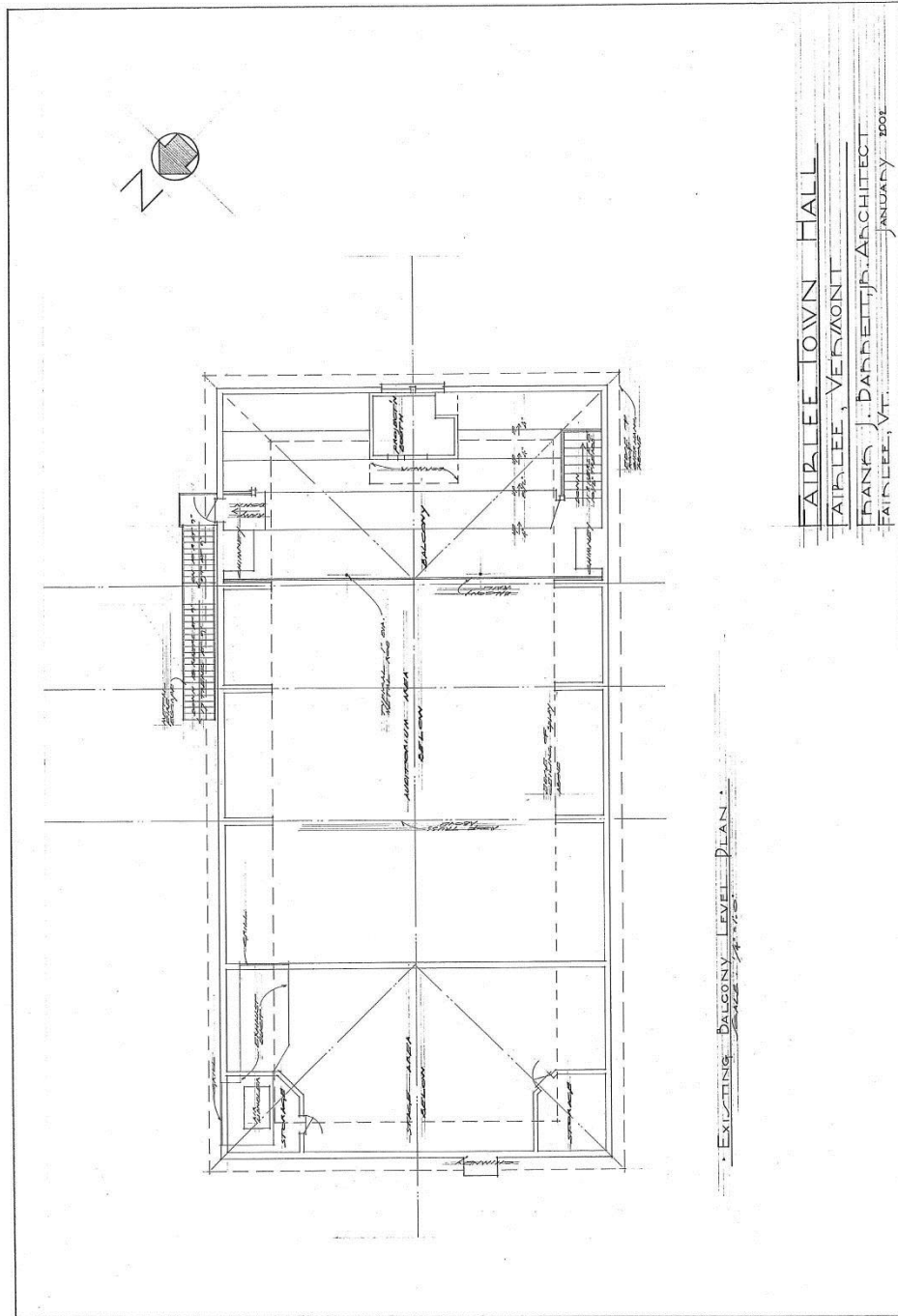
Name of Property
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number As Built Architectural Plans Page 3



United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Fairlee Town Hall

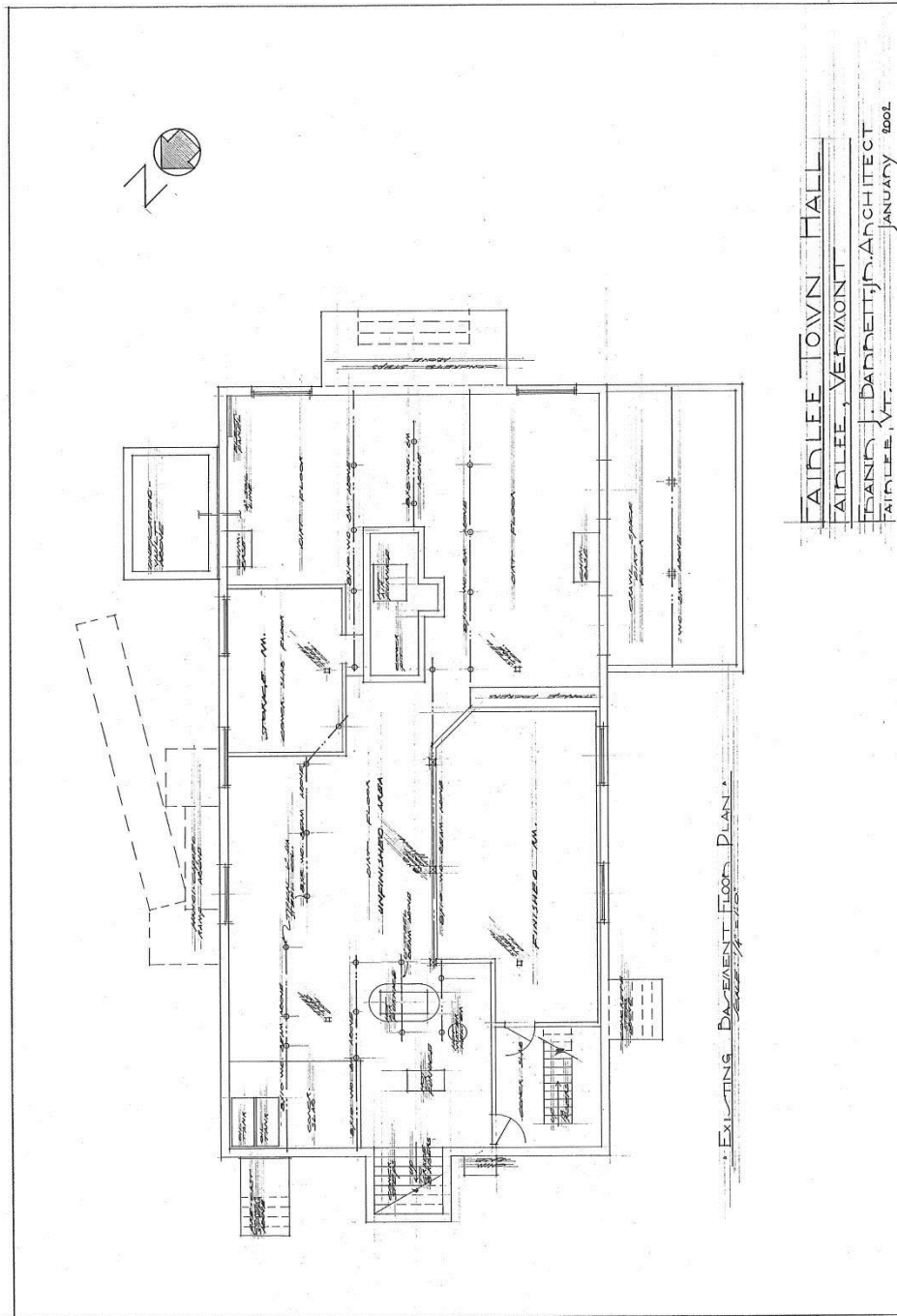
Name of Property
Orange County, Vermont

County and State

n/a

Name of multiple listing (if applicable)

Section number As Built Architectural Plans Page 4





Pvt Drive 27

Old Fire Station

Fairlee Town Hall

Wilcox Ln

Town Common Rd

Munro Rd

25A

Bridge St

173 ft

© 2013 Google





N43.9092°

W72.145°

Fairlee Town Hall

W72.135°

Fairlee Fairlee, VT, USA



© 2013 Google

Imagery Date: 9/19/2013 lat 43.914028° lon -72.154860° elev 417 ft eye alt 6674 ft

Tour Guide 1998



FAIRLEE, VT.
FROM THE PALISADES

copyrighted by
Harry Wendell Richardson

761

CHURCH & TOWN HALL
FAIRLEE, VT.

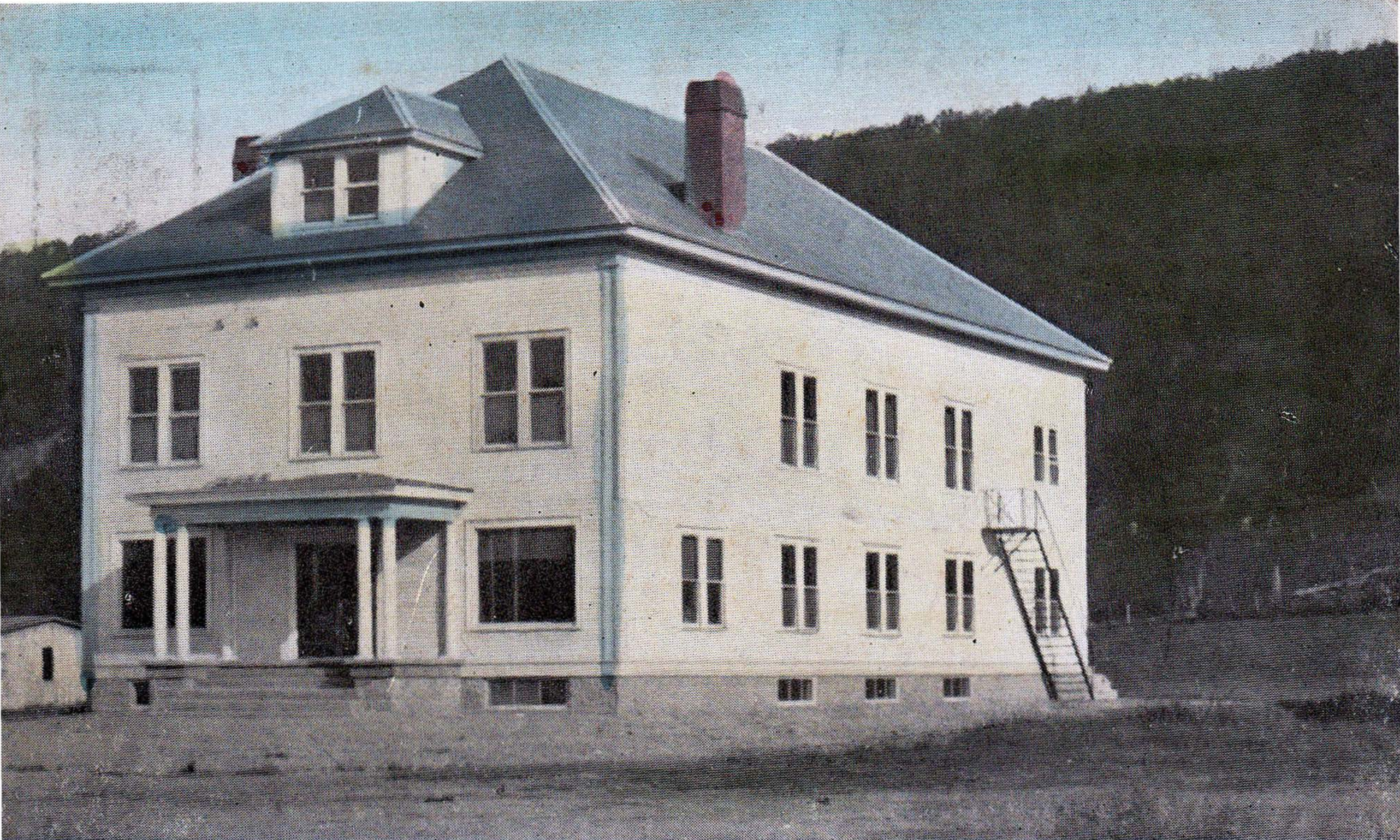
27







Town Hall & Public Library



Published by B. W. Abbott

New Town Building, Fairlee, Vt.



TOWN OFFICE
HOUSE

ACCESSIBLE
PARKING







EXIT









EXIT



EXIT













UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY Fairlee Town Hall
NAME:

MULTIPLE
NAME:

STATE & COUNTY: VERMONT, Orange

DATE RECEIVED: 1/13/14 DATE OF PENDING LIST: 2/10/14
DATE OF 16TH DAY: 2/25/14 DATE OF 45TH DAY: 3/01/14
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 14000044

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: Y SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

ACCEPT RETURN REJECT 2-25-2014 DATE

ABSTRACT/SUMMARY COMMENTS:

RECOM./CRITERIA Accept ABC

REVIEWER J. Crandall DISCIPLINE _____

TELEPHONE _____ DATE _____

DOCUMENTATION see attached comments Y/N see attached SLR Y/N see attached

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

State of Vermont
Division for Historic Preservation
One National Life Drive, Floor 6
Montpelier, VT 05620-0501
www.HistoricVermont.org

[phone] 802-828-3211
[division fax] 802-828-3206

*Agency of Commerce and
Community Development*

December 20, 2013

J. Paul Loether
National Park Service
National Register of Historic Places
1201 Eye Street, NW 8th floor
Washington, DC 20005



**Re: Fairlee Town Hall, 75 Town Common Road, Town of Fairlee, Orange County,
Vermont**

Dear Mr. Loether:

The enclosed disks contain a true and correct copy of the nomination for the Fairlee Town Hall at 75 Town Common Road to the National Register of Historic Places.

No objections to the nomination were submitted to the Division during the public comment period.

The Vermont Advisory Council first reviewed the draft nomination materials at their meeting on October 24, 2013. The Council made several suggestions for changes, and reviewed the revised nomination at their meeting on December 18, 2013. The Council voted unanimously that the property meets the National Register Criteria for Evaluation under Criteria A and C, and the Council recommends that the State Historic Preservation Officer approve the nomination.

If you have any questions concerning this nomination, please do not hesitate to contact me at (802) 828-3043 or devin.colman@state.vt.us.

Sincerely,
VERMONT DIVISION FOR HISTORIC PRESERVATION



Devin A. Colman
State Architectural Historian

