

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY
RECEIVED JUL 28 1980
DATE ENTERED 27

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC

Franklin Fairbanks House

AND/OR COMMON

2 LOCATION

STREET & NUMBER

30 Western Avenue

NOT FOR PUBLICATION

CITY, TOWN

St. Johnsbury

CONGRESSIONAL DISTRICT

Vermont

STATE

Vermont

VICINITY OF

CODE

50

COUNTY

Caledonia

CODE

005

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input type="checkbox"/> MUSEUM
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input checked="" type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> COMMERCIAL
<input type="checkbox"/> SITE	PUBLIC ACQUISITION	ACCESSIBLE	<input type="checkbox"/> EDUCATIONAL
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> ENTERTAINMENT
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> GOVERNMENT
		<input type="checkbox"/> NO	<input type="checkbox"/> INDUSTRIAL
			<input type="checkbox"/> MILITARY
			<input checked="" type="checkbox"/> OTHER: apartment

4 OWNER OF PROPERTY

NAME

James H. Impey and Lorraine B. Impey

STREET & NUMBER

10 Washington Avenue

CITY, TOWN

St. Johnsbury

STATE

Vermont

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.

Office of the Town Clerk

STREET & NUMBER

34 Main Street

CITY, TOWN

St. Johnsbury

STATE

Vermont

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

Vermont Historic Sites and Structures Survey

DATE

1979

FEDERAL STATE COUNTY LOCAL

DEPOSITORY FOR
SURVEY RECORDS

Vermont Division for Historic Preservation

CITY, TOWN

Montpelier

STATE

Vermont

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Franklin Fairbanks House is located at 30 Western Avenue in the Village of St. Johnsbury, Vermont. It stands on a sloping site on the southerly side of the avenue, adjacent to the ruins of the scale works of E. & T. Fairbanks and Company.

The house is a 2½-story, 3 x 4 bay, balloon frame, hip-roofed building with an asphalt shingle covered roof, clapboard siding, and a brick foundation. It has an irregular plan, with an asymmetrical-massed main section, a three-story wing, and a two-level barn with a gable roof.

It is an outstanding example of the distinct Italian Villa style promoted by the Hudson River school. The plan and massing of the house were derived from Design No. 21 in the first edition of Calvert Vaux's Villas and Cottages. Many of the design features, such as the bay windows, door and window hoods, articulated chimneys, and dormer windows, were derived from specific engravings in the book.

The main section of the house exhibits chimneys articulated by stilted, semicircular-headed recessed panels; a decked hip roof; gable-roofed dormers with turned finials, molded cornices, and semicircular-headed windows; a bracketed cornice; walls edged with roll moldings; bracketed door and window hoods; semicircular-headed doors; flat, segmental, and semicircular-headed windows; one-story and two-story polygonal bay windows; a loggia with a pierced railing and chamfered posts with bracketed heads; double-hung sash windows with 1/1 and 2/2 lights; window surrounds with bracketed sills and molded drip caps; and an asymmetrical-placed gable-roofed pavilion with a vertical grouping of upper floor windows over the main entrance.

With the exception of the removal of an elliptical-headed carriage entrance in the barn, the exterior of the building remains as built. The interior of the house was altered when the main staircase was moved to the entrance hall from its original location in a stairhall behind the dining room. It is not known when these changes occurred.

At the present time the building is being rehabilitated for potential commercial use. Work completed at the present time includes the removal of a non-original shed-roofed porch from the wing, the restoration of the front steps, the repair of the loggia, and the painting of the interior and exterior of the building. The major thrust of the rehabilitation process has been directed toward the preservation of the form and detailing of the original house.

**United States Department of the Interior
Heritage Conservation and Recreation Service**

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The plan and details of the house were derived from Calvert Vaux's Villas and Cottages, published in 1857. The plan and massing of the house were drawn from Design No. 21, "The Residence of N. P. Willis at Idlewild, on the Hudson," which was the frontispiece of the first edition.⁴ The Fairbanks house exhibits a number of high style elements illustrated in the book.

The influence of the writings of Calvert Vaux and his partner Andrew Jackson Downing is evident in most of the surviving homes built by the Fairbanks' during the 1850's and 1860's. In addition to Franklin, Horace and William P. Fairbanks also built Italian Villa style houses and landscaped the surrounding grounds in a picturesque manner true to the doctrines of both Vaux and Downing. Pinehurst (1852; 1871), 11 Western Avenue, the home of Horace Fairbanks, and the Fairbanks-Turner House (1865), 10 Park Street, the first home of William P. Fairbanks, are on the National Register listed in the St. Johnsbury Main Street Historic District (1975).

The popularity of Vaux' Villas and Cottages with the Fairbanks' might be explained by the consistency of its purpose, which was to improve the public's taste in architecture, with the concerted effort of the Fairbanks family to enrich and improve the quality of life in St. Johnsbury.

⁴Calvert Vaux, Villas and Cottages (New York: Harper and Brothers, Publishers, 1857), frontispiece, pp. 246-255.

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The boundary of the property nominated is fully described in the Warranty Deed of Paul S. Cray to James H. Impey and Lorraine B. Impey, dated January 14, 1979, and recorded in the Land Records of St. Johnsbury, Vermont, Book 163 p. 541; being a portion of the same land conveyed to Franklin Fairbanks by Warranty Deed of Erastus, Thaddeus, and Horace Fairbanks, dated March 21, 1860, and recorded in the Land Records of St. Johnsbury, Vermont, Book 16, p. 209. It is currently bounded on the north by Western Avenue; on the east by land owned by the Town of St. Johnsbury; on the south by land owned by Colt Industries, Inc.; and on the west by land owned by Murphy Realty Company, Inc.

8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input checked="" type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input checked="" type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES 1860

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The Franklin Fairbanks House is historically significant as the home of Vermont industrialist, Franklin Fairbanks (1828-1895). It is architecturally significant as a pattern book example of Italian Villa style architecture.

The house was built in 1860 by Franklin Fairbanks, who was at the time a partner in the firm of E. & T. Fairbanks and Company. The monumental E. & T. Fairbanks and Company Scale Works, destroyed by fire on March 21, 1972, extended along the banks of the Sleepers River, south of Western Avenue, in St. Johnsbury Village. Fairbanks built his house adjacent to what was known as Mechanics Square, located at the entrance to the Scale Works at Western Avenue. From his rooftop he could view the entire factory complex. The juxtaposition of homeplace to workplace in this instance is a striking illustration of the Anglo-Saxon Protestant Work Ethic which was the basis for the company's greatness.

Franklin Fairbanks was the youngest of the four sons of Governor Erastus Fairbanks (1792-1864). He was born in St. Johnsbury in 1828 and died there in 1895. At the age of seventeen he entered the employ of E. & T. Fairbanks and Company in the mechanical department. In 1856 he was admitted as a partner in the firm. When the family-owned firm was incorporated in 1874 he was elected vice-president, and twelve years later he succeeded his brother, Horace Fairbanks, as president of the corporation. In addition to his lifelong association with the scale company, he directed the operations of several corporations, companies, and banks, as well as holding political office at town and state levels.¹ He was often referred to as Colonel Fairbanks after his appointment as Colonel of Civil and Military Affairs during the period his father was the governor of Vermont.

Despite his many business and political accomplishments, Franklin Fairbanks is remembered as the donor of the Fairbanks Museum (entered on the National Register, 5/28/75). The Boston Journal referred to his gift as "one of the largest and most liberal private donations ever made to a community in this state."² The philanthropic activities of the Fairbanks family, especially those of³ Franklin Fairbanks, contributed substantially to the cultural enhancement of Vermont.

Fairbanks lived on Western Avenue from 1860 until 1872, when he built Underclyffe, a Second Empire style mansion built on Cliff Street, overlooking St. Johnsbury Village. Unfortunately, Underclyffe was demolished around 1935 for a housing development. It is traditionally believed that both houses were built by the woodworkers from the carpenters shop at the Scale Works.

¹"A Noble Life Ended," St. Johnsbury Caledonian, LXIII (April 26, 1895), pp. 1, 4.

²"Fairbanks Gift," Boston Journal (December 16, 1891).

³Edward T. Fairbanks, The Town of St. Johnsbury, Vermont (St. Johnsbury: The Cowles Press, 1914), pp. 417, 418.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

"A Noble Life Ended," St. Johnsbury Caledonian, LXIII (April 26, 1895), pp. 1, 4.
 Fairbanks, Edward T. The Town of St. Johnsbury, Vermont. St. Johnsbury: The
 Cowles Press, 1914.
 Vaux, Calvert. Villas and Cottages. New York: Harper and Brothers, Publishers, 1857.

UTM NOT VERIFIED
 AREA NOT VERIFIED

10 GEOGRAPHICAL DATA

Quad. Name: St. Johnsbury
 Quad. Scale: 1:62500

ACREAGE OF NOMINATED PROPERTY 1 1/2

UTM REFERENCES

A | 1,8 | 7,3,6 | 6,5,0 | 4,9 | 2,2 | 3,0,0 |
 ZONE EASTING NORTHING
 C | | | | | | |

B | | | | | | |
 ZONE EASTING NORTHING
 D | | | | | | |

VERBAL BOUNDARY DESCRIPTION

See Continuation Sheet 10-1

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

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE

Allen D. Hodgdon

ORGANIZATION

Vermont Division for Historic Preservation

DATE

May 30, 1980

STREET & NUMBER

Pavilion Building

TELEPHONE

802-828-3226

CITY OR TOWN

Montpelier

STATE

Vermont

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL

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

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

William B. Pinner

TITLE

Deputy State Historic Preservation Officer

DATE

7-14-80

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

DATE

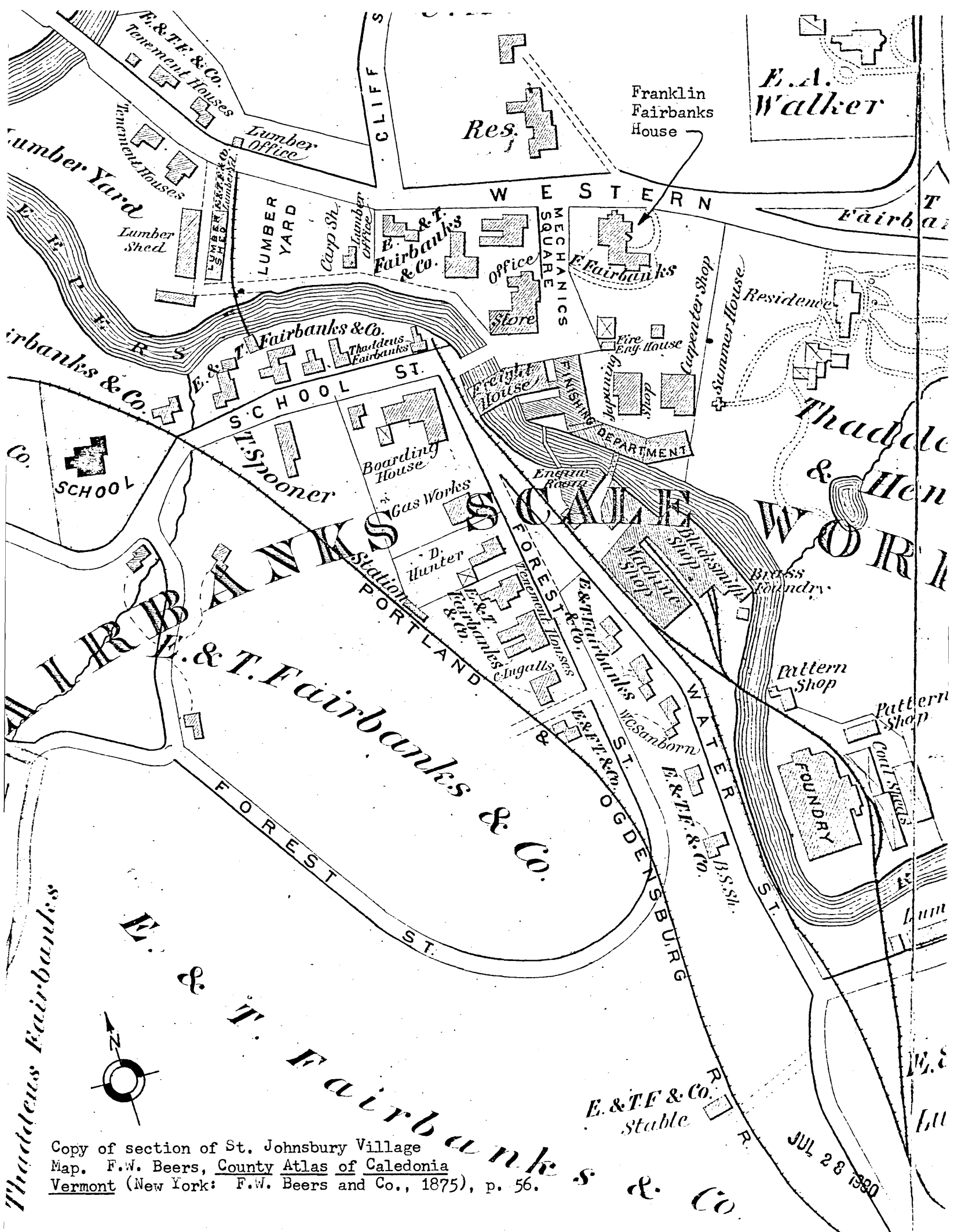
9/27/80

ATTEST: *Patricia Andrews*

DATE

9/22/80

KEEPER OF THE NATIONAL REGISTER



Copy of section of St. Johnsbury Village
 Map. F.W. Beers, County Atlas of Caledonia
Vermont (New York: F.W. Beers and Co., 1875), p. 56.

JUL 28 1890