

United States Department of the Interior
National Park Service

For NPS use only

National Register of Historic Places
Inventory—Nomination Form

received AUG 12 1987
date entered SEP 10 1987

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Collings-Knight Homestead

and/or common Collings-Knight House

2. Location

street & number 500 Collings Avenue

N/A not for publication

city, town Collingswood

N/A vicinity of

state New Jersey

code 034

county Camden

code 007

3. Classification

* caretaker's quarters only

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input checked="" type="checkbox"/> public	<input checked="" type="checkbox"/> occupied *	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
	NA	<input type="checkbox"/> no	<input type="checkbox"/> military
			<input checked="" type="checkbox"/> museum
			<input type="checkbox"/> park
			<input checked="" type="checkbox"/> private residence *
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Borough of Collingswood

street & number 678 Haddon Avenue

city, town Collingswood

vicinity of

state New Jersey 08108

5. Location of Legal Description

courthouse, registry of deeds, etc. Register of Deeds

street & number Camden County Courthouse

city, town Camden

state New Jersey 08101

6. Representation in Existing Surveys

1. Camden County Inventory of Historic Places
 title 2. Collingswood Historic Sites Survey has this property been determined eligible? yes no
 1. 1980, revised edition
 date 2. 1985 federal state county local

1. Camden County Cultural and Heritage Commission
 depository for survey records 2. Office of New Jersey Heritage

1. 250 South Park Drive, Haddon Township
 city, town 2. CN-404, Trenton state New Jersey 08108
 state New Jersey 08625

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

Description

Fronting Collings Avenue at the corner of Browning Road, the Collings-Knight House is a five-bay, two and one-half story Federal brick farmhouse with an early frame lean-to wing on the east gable end. Laid in Flemish bond brickwork, the front facade features a centered raised panel door with arched-head five-light red glass fanlight, shallow panelled reveal, and Colonial Revival portico with Doric columns and integral wood benches. The two eastern bays are punctuated with six-over-nine sash windows with colonial trim, flush wood sills, and beaded four-panel shutters. The three western bays feature taller six-over-six sash windows with Federal trim, flush wood sills, and raised four-panel shutters. A molded brick cornice is uninterrupted across the length of the facade. Two gabled dormers with segmentally arched-head six-over-six sash windows and decorative pilasters are placed symmetrically. Although the western section is two rooms deep, the eastern section is only one room in depth; causing the roof ridge to be lower on that side.

The rear and side facades are laid in common bond red brick, with a header course every eighth course. The two sections are fenestrated in accordance with the front elevation. One identical gabled dormer is centered above a corbelled brick cornice on the western bays. An eight-panel door is located on the center hall; brick infill locates an original arched-head door opening on the eastern section. Evidence of a previous twentieth-century two-story kitchen/bathroom addition, which saved the historic house from modern intrusions, is also apparent on the eastern section's painted rear wall. A three-bay wood porch with replacement columns and modern floor was added on the western section circa 1850. The west gable end features a double-breasted chimney and six-over-six sash attic window with "1824" datestone centered above.¹ A single chimney punctuates the north slope of the roof at the east gable end.

The frame one² and one-half story lean-to wing on the east gable end was added before 1836.² Built on a brick crawlspace foundation and faced with wood clapboards, the addition features nine-over-six and six-over-six sash windows and a false front parapet which creates the appearance of a full second story. A molded wooden box cornice crowns the three facades, and is carried over onto the eastern section of the original house on the south facade. Internally, the addition features two early beaded tongue-and-groove board and chamfered batten doors.

The foundation walls of the main house are laid in uncoursed Pennsylvania schitz stone topped with red brick, and are identical and continuous in both sections of the basement. The east wall is dominated by two massive brick vaults under the original fireplace wall of the kitchen above; two shallow brick vaults support the parlour fireplaces on the west wall. Floors are of brick; first floor joists are vertically sawn. An early brick partition wall features a barred ventilation opening. The location of an original internal stair from the kitchen is evident.

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The full-depth entrance hall features a fine Federal stair at the rear, beaded baseboards, and six-over-two raised panel doors to two parlours to the west and a kitchen to the east. Open transoms were cut above the parlour doors at the time of the introduction of a turn-of-the-century central heating system. Both parlours feature reeded Federal mantles and integral closets. The kitchen's east wall is dominated by a large corner fireplace, originally vaulted warming oven, raised-panel pie closet, and Victorian mantle self. The extension of the original window sill trim, without joint, to butt the fireplace wall dates the corner fireplace as contemporary with the sill. Some trim, such as the chairrail, has been added within the past fifty years. An original winding stairway with beaded tongue-and-groove board partition provides access from the kitchen to a hall off the second floor east chamber before continuing up to the garret.

The three second floor bedroom chambers all feature unaltered Federal mantles with integral raised-panel closets and original trim. The double-beaded shelf nosing in the northwest chamber's closet is identical to that of the kitchen's original pie closet. A door in the east chamber, stripped of paint, reveals the pegged raised-panel construction of the doors throughout the house. The unaltered hall nursery chamber was spared from the typical bathroom conversion by a rear bathroom addition, since removed. The west section of the third floor was finished c. 1850 with plastered walls, beaded baseboards, and chimney closet. The same random-width floor boards and window trim are found in both this space and the unfinished garret to the east. The exposed roof construction in the garret shows end-lapped pegged rafters featuring vertical saw and Roman numerical markings.

1. The datestone was placed in the west gable end by a previous owner, Frederick Cole, in 1952. The date was based on a verbal account passed down from the Knight family.
2. The postdate of the addition was established by the 1836 inventory of Edward Zane Collings' estate where "5.00 shed sundrys" is listed in the room-by-room description of the house.

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 checked="" 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 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 type="checkbox"/> industry	<input checked="" type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates 1824-1827 **Builder/Architect** Edward Zane Collings II, Builder

Statement of Significance (in one paragraph)

Significance

The Collings-Knight House is significant as one of only two remaining historic homes associated by direct bloodline with one of the area's six original settlers, as the home of the most influential family in Collingswood's history, and, architecturally, as the most sophisticated and best preserved of three surviving regional examples of Federal homes executed to resemble expanded colonial houses.

In 1682, William Bates, George Goldsmith, Mark Newbie, Thomas Sharp, Thomas Thackara, and Robert Zane, all Irish Quakers, settled on a 1750 acre community tract between the Newton and Cooper Creeks. This settlement, known as Newton Colony, was the first permanent English settlement in Old Gloucester County. In 1683, the community tract was subdivided, and it is upon the land that Robert Zane took as his share, that his direct descendant, Edward Zane Collings II built the Collings-Knight House five generations later. An earlier house is shown on the property in Thomas Sharp's map of 1700, and many people believe that the existing house may have been built on the foundations of a 1759 brick house built by Edward's grandparents, Richard and Esther Collings, which house was destroyed by fire in 1813.

The Collings-Knight House is significant as the only remaining structure associated with the agricultural history of the land on which it was a part. Edward Z. Collings II was a young seed farmer when he inherited half of his father's land in 1820, but by his death in 1836, was established as a prominent land owner and farmer. His estate inventory listed farm equipment, including a sausage machine and a large herd of cattle, suggesting that he also made his living in butchering. After Collings' death, his widow, Elizabeth Cox Collings, married Joseph B. Tatem, a school teacher, extensive land holder, member of the school committee, and county freeholder who farmed the estate and, it is believed, added the rear porch, the false parapet on the addition, and the front portico shown in historic photographic documentation, and finished the western section of the attic.

After reaching majority, Edward Z. Collings' son, Edward III, obtained full ownership of the farm in 1862. In 1868, he sold the structure to his cousin, Edward Collings Knight, who had previously lived in the house after helping his uncle build it in the 1920s. In the interim, Knight had gained fame in South Philadelphia where he ran a grocery chain and a sugar refinery before inventing the Pullman car, for which he sold the patents in 1859.

9. Major Bibliographical References

(See continuation sheet)

10. Geographical Data

Acreeage of nominated property 2.5 Acre

Quadrangle name Camden

Quadrangle scale 1:24000

UTM References

A

1	8	4	9	3	0	6	0	4	4	1	7	7	6	0
Zone			Easting				Northing							

B

Zone			Easting				Northing							

C

Zone			Easting				Northing							

D

Zone			Easting				Northing							

E

Zone			Easting				Northing							

F

Zone			Easting				Northing							

G

Zone			Easting				Northing							

H

Zone			Easting				Northing							

Verbal boundary description and justification

The nominated property occupies city lot 1B of Block 181 and is 100' x 175' in size.

List all states and counties for properties overlapping state or county boundaries NA

state	code	county	code

11. Form Prepared By

George E. Palmer, Local Historian name/title <u>707 Everett Avenue, Collingswood, NJ 08107</u> telephone: <u>(609) 854-0226</u>	Margaret Westfield, Pres. Consultant <u>401 Bellmawr Avenue, Haddon Heights, NJ 08035</u> telephone: <u>(609) 547-0465</u>
organization _____	date _____

street & number _____ telephone _____

city or town _____ state _____

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.

Deputy State Historic Preservation Officer signature *John C. ...*

title Assistant Commissioner for Natural Resources date July 27, 1987

For NPS use only

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

for Melores Byers Entered in the National Register date 9-10-87
Keeper of the National Register

Attest: _____ date _____

Chief of Registration

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In 1876, Edward C. Knight brought his cousin, Richard T. Collings, from Maryland to be the live-in superintendent of his farm and his agent for local real estate transactions. While he cultivated the Collings-Knight House and its adjacent farms into a gentleman's farm for dairying and the breeding and showing of pedigree cattle and horses, Edward C. Knight added major land parcels to the property, encompassing half of the total acreage of the present Borough as part of his plan for the development of Collingswood through the Collingswood Land Company. At his death in 1892, Knight bequeathed a portion of the Collings-Knight Homestead to the Borough of Collingswood for Knight Park, a professionally-designed Victorian park which survives today, in memory of his mother, Rebecca Collings Knight.²

Richard T. Collings lived in the Collings-Knight House from 1876 until 1896, during which time he served as Collingswood's mayor for six years. The house was then occupied by farm-manager William De Wees until Edward C. Knight sold the last of the estate in 1935, bring over two hundred and fifty years of Zane-Collings-Knight family ownership to a close. The Collings-Knight House was bequeathed to the Borough of Collingswood by Charles H. Chase, the last private owner.

Architecturally, the Collings-Knight House is significant as the best preserved and most publicly - accessible of three extant examples of a vernacular Federal farmhouse style considered by noted architectural historian, Charles E. Peterson, FAIA, to be unique to the vicinity of the Newton Colony. Towards the end of the eighteenth century, several small one room-over-one room colonial homes received larger Federal additions.³ Apparently, these houses were so common and aesthetically pleasing that they became a favored architectural style in the area, prototypical for new construction. The earliest known example of a Federal home built to resemble an earlier two-stage structure is the Ephraim Tomlinson, Jr. House on Carver Avenue in Lindenwold, built in 1797. The other known example is the Stoy House on Crystal Lake in Westmont (c. 1813).

Of the three extant examples, the Collings-Knight House is the best preserved, most sophisticated, and convincing. The smaller six-over-nine windows with colonial molding profiles and the off-center chimney of the eastern section, combined with the lower ridge line (an element shared with the Stoy House) leads even the trained architectural observer to initially conclude that this is a two-stage house. Only the unbroken brick coursing, the continuous molded brick Federal cornice, and the identical dormers belie the builder's deceit on the exterior. Internally, the uniform foundation wall, identical basement joist construction, unaltered roof joists at east dormer location, and congruity of

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floors joists, floor boards, doors, trim, and baseboard in both sections of the house confirm that it was constructed at one time near the end of the first quarter of the nineteenth century. Minimal alterations and consistently fine interior Federal detailing reinforce the significance of the Collings-Knight House as a historic resource worthy of listing in the National Register.

FOOTNOTES

1. The belief that the existing house may have been built on the foundations of an earlier home is based on the following evidence:

°Griscom, Lloyd. "500 Collings Avenue" (unpublished paper, n.d.) states: "Esther and Richard Collings a house facing newly laid-out Collings Road, at the intersection of Browning Road in 1759. This house was almost destroyed by fire in 1823...[it was] rebuilt 1824-27 by Edward Zane Collings II for his sister Rebecca and her three young children, whose house had been destroyed by fire in 1813." [The accuracy of Lloyd Griscom's research has, however, been challenged by local historian George A. Palmer who notes that Collings Road was laid out in 1819 and that the 1823 fire is undocumented].

°Estate papers of Edward C. Collings (1892), notation reads: "Rebecca Collings [his mother] was married to Jonathan Knight in this brick house [500 Collings Road] in 1809."

°A house is shown in the existing house's approximate location on the 187 acre tract, "Colling's Neat Garden", on John Hill's map 1808. [This could, however, correspond with a neighboring structure built by Robert Zane in the 1680's.]

1. °The brick fireplace vaulting on the east basement wall does not coincide with the existing unaltered kitchen fireplace above.
2. It was for the same Rebecca Collings Knight that her unmarried brother, Edward Zane Collings, built the Collings-Knight House in 1824-27. The 1830 census shows Edward Z. Collings living in the house with a woman and children corresponding to the ages of Rebecca C. Knight and her family.
3. Upstream from the Collings-Knight House, in Haddon Heights, there are three extant examples of such houses: the Hinchman-Hurley House at 1019 North Park Avenue; the John Glover House at 1212 Sylvan Drive; and, the Colonel Joseph Ellis House at 1009 Sycamore Street.

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References

Camden County Deed Books, bk. 51, p. 103, bk. 115, pp. 9, 646, bk. 116, p. 50, bk. 117, pp. 266, 578, bk. 119, p. 48, bk. 139, p. 578.

Camden County Road Returns (examined by George A. Palmer).

Cole, Frederick, previous owner of Collings-Knight House, interview conducted by George A. Palmer, n.d.

Collingswood Public Library, file of historic newspaper clippings and donated private photographs (examined by George A. Palmer).

Gloucester County Deed Books, bk.SS, pp.419,423, bk.00, p.49, bk.E3, p.16
(Gloucester County Clerk's Office).

Gloucester County Land Records, Division of Land Book 1, August 16, 1819.

Gloucester County Wills, Book B, p. 296 (Gloucester County Surrogate Office).

Griscom, Lloyd. "500 Collings Avenue." (Unpublished paper), n.d.

Haddon Township Annual Meeting Minutes, 1854-1894 (examined by George A. Palmer).

Harrison, William. "The Collings-Knight House (Homestead), Testamony Concerning Origin." (Unpublished paper), n.d.

John Hinchman Diary (examined by Lloyd Griscom).

Jordan, John W. Encyclopedia of Pennsylvania Biography. 1919, p.24.

Knight, Edward C., estate papers, 1892 (examined by William Harrison).

Knight, Edward C. Jr, letter to Wilbur Bircks, c. 1930 (examined by William Harrison).

Leap, William W. and Peter Hamilton. "Collings-Knight House ca. 1824." (Unpublished paper), n.d.

McElroy's and Silver's Philadelphia directories, 1830-1900, at the Philadelphia Athenaeum (examined by George A. Palmer).

Mintz, Elizabeth R. "Collingswood Historic Sites Survey." Trenton: Office of New Jersey Heritage, 1985, inventory no. 0412-110.

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(Collings-Knight Homestead,
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Palmer, George A. "Chronology of Documented Events Relevant to the Collings-Knight Homestead." (Unpublished paper), n.d.

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Palmer, George A. "Conversation with Charles E. Peterson, FAIA, February 22, 1984, Concerning the Collings-Knight House." (Unpublished paper), n.d. [1984].

Palmer, George A. "The Edward Z. Collings House." (Unpublished paper), 1983.

Peterson, Charles E. FAIA. "Visit to the Collings-Knight House." Letter to George A. Palmer, 24 January 1986.

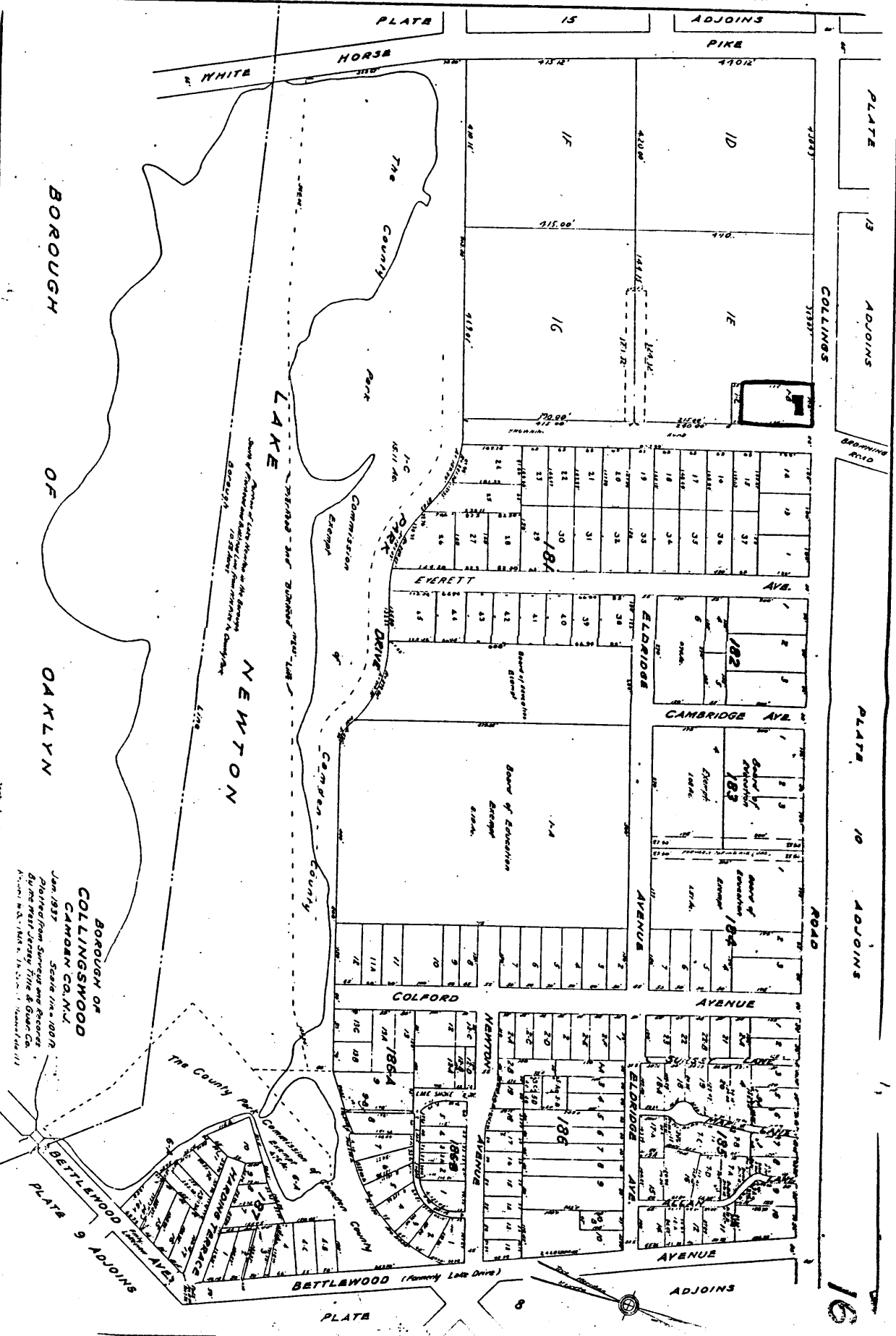
Powell, History of Camden County, 1886.

Tichey, Charles R. Letter to Dorothy T. Stokes, 11 April 1972.

United States Census Records, 1830-1860 (examined by George A. Palmer).

"The West Jersey Press" (Camden), 1862-1946. (examined by George A. Palmer at the Camden County Historical Society.)

Collings-Knight House 500 Collings Avenue

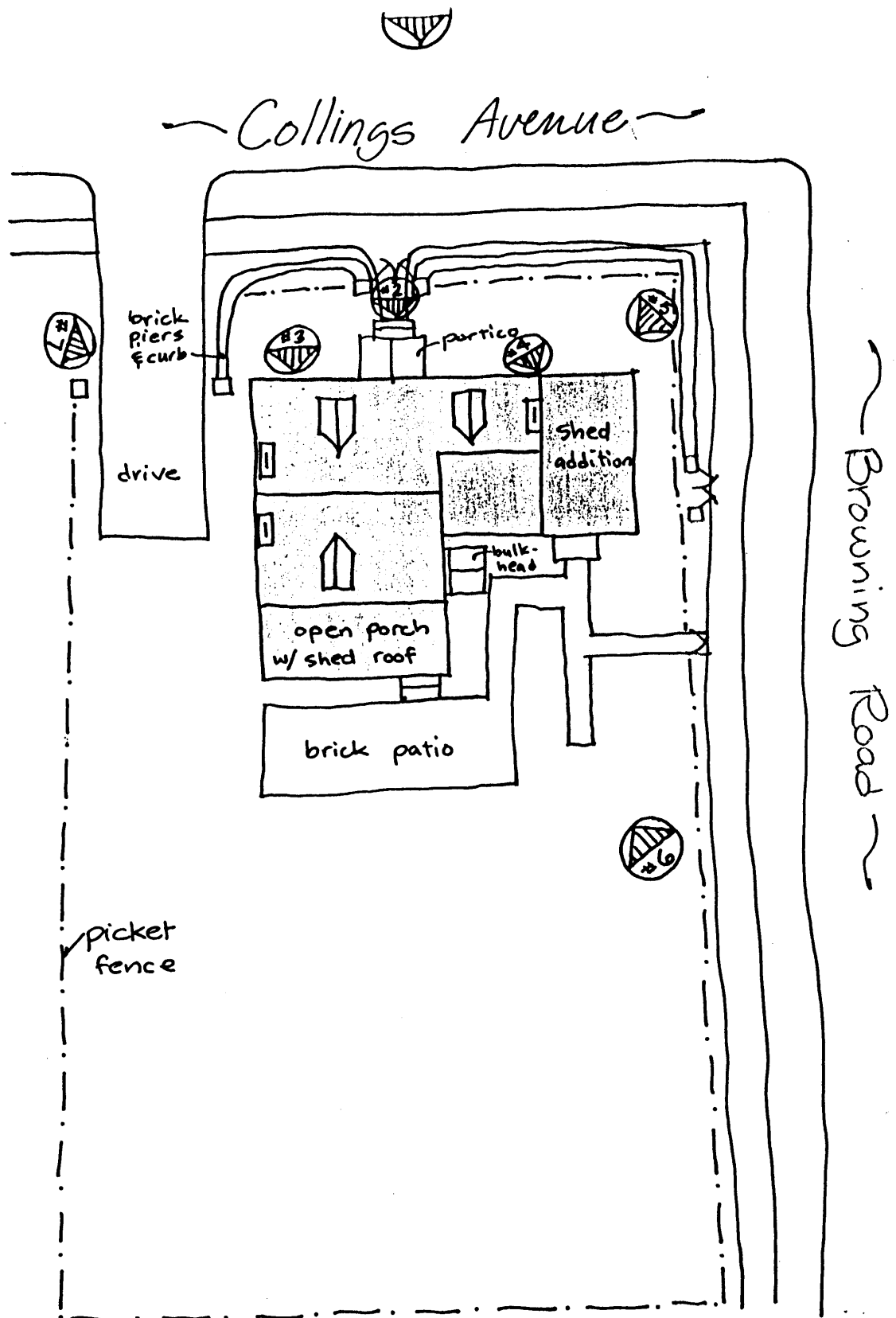


BOROUGH OF OAKLYN

BOROUGH OF COLLINGSWOOD CAMDEN CO., N.J.

Jan. 1937 Scale 1 in. = 100 ft.
 Plotted from Survey and Record
 by the West Jersey Title & Guar. Co.
 Newark, N.J.

Not recorded 10/20/37

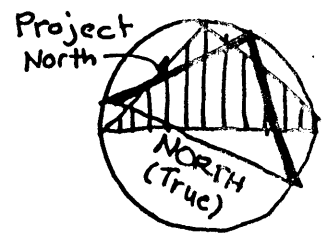


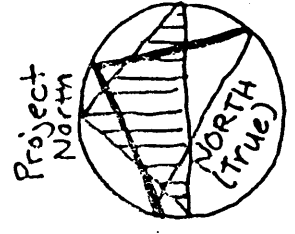
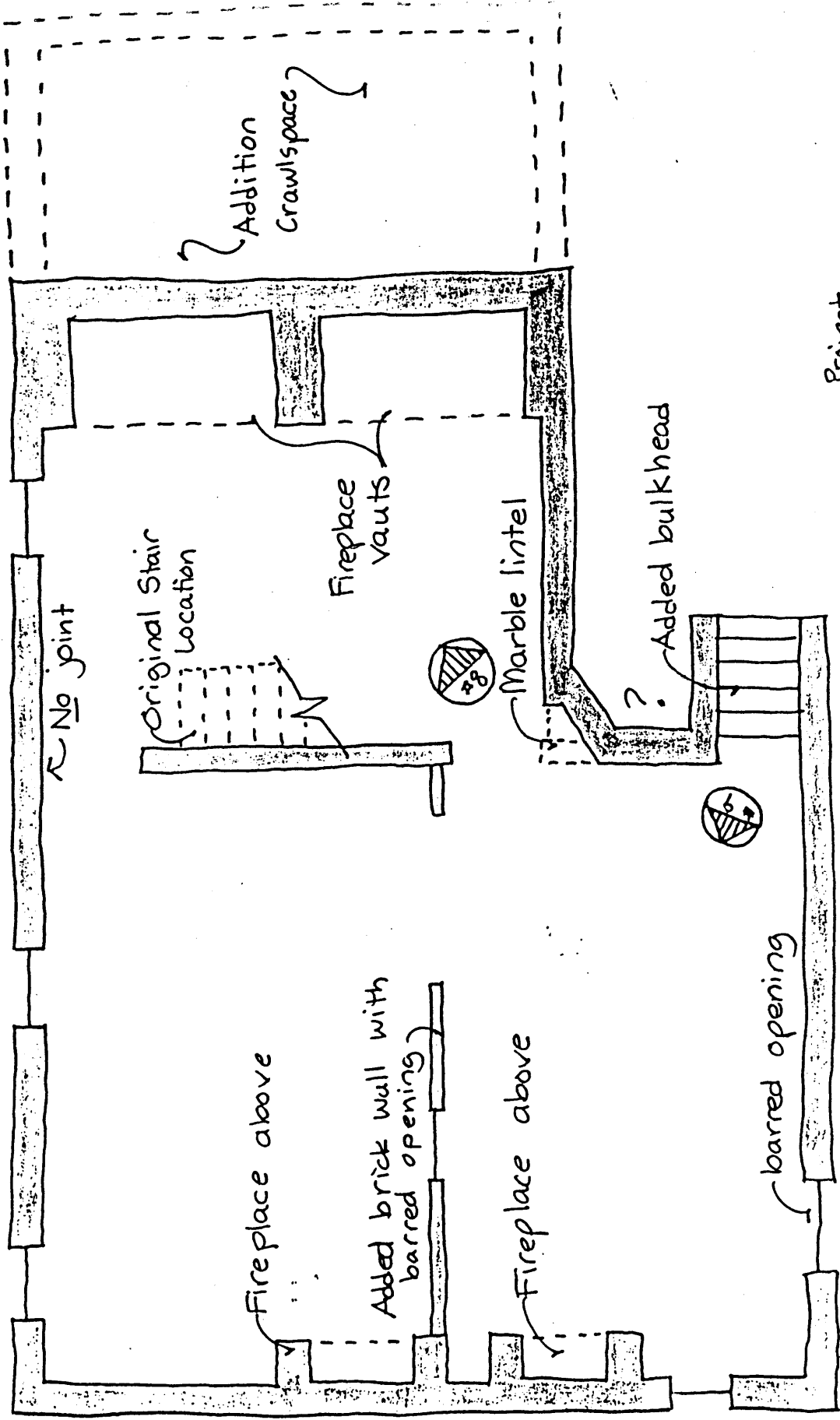
COLLINGS-KNIGHT HOUSE

Sketch Plan of Site

9.22.84 Not to Scale

500 Collings Ave., Collingswood, NJ
(Camden County)



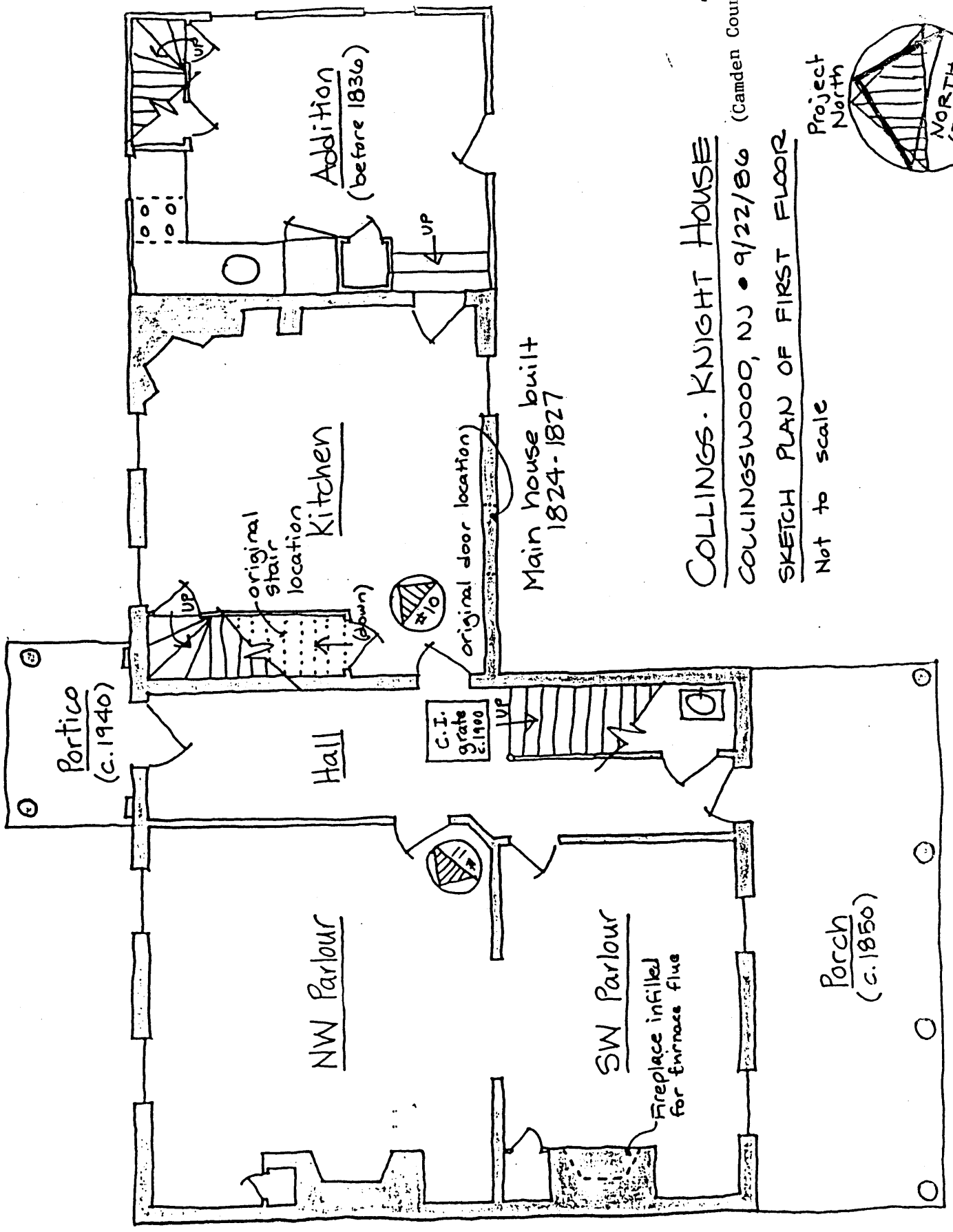


(Camden County)

COLLINGS-KNIGHT HOUSE, COLLINGSWOOD, N.J.

Sketch plan of Basement • not to scale

9.22.86



Main house built
1824-1827

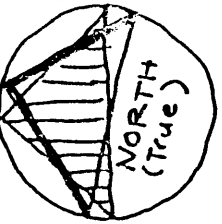
COLLINGS-KNIGHT HOUSE

COLLINGSWOOD, NJ • 9/22/86 (Camden County)

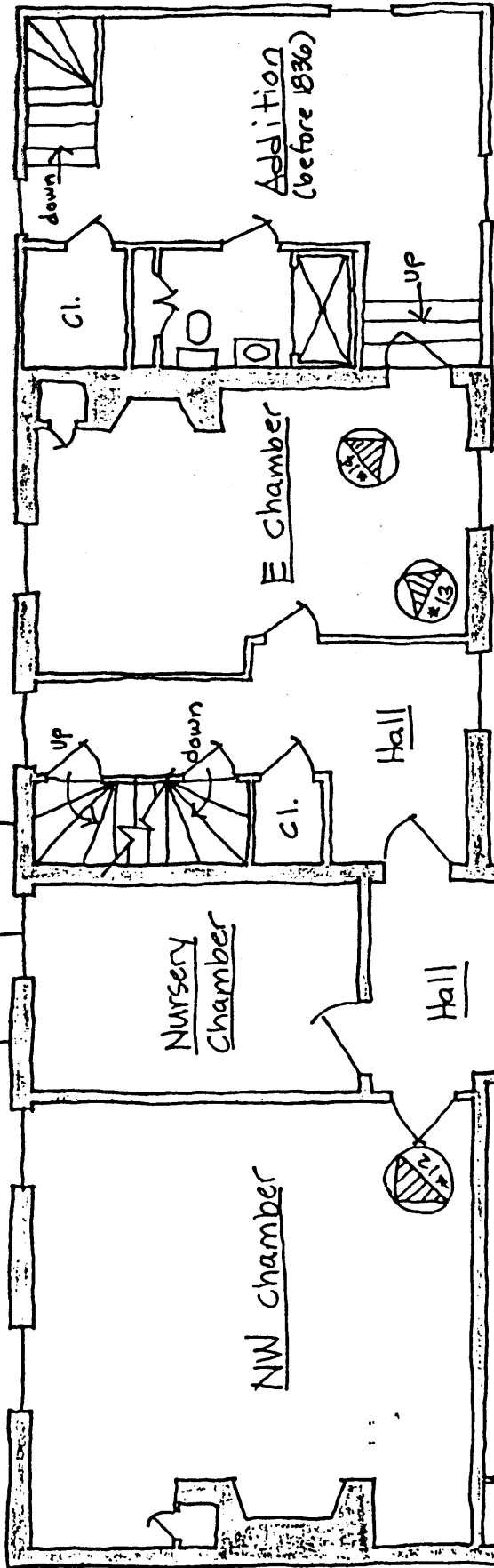
SKETCH PLAN OF FIRST FLOOR

Not to scale

Project
North



portico
roof
below



Main house built
1824-1827

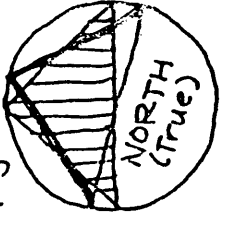
COLLINGS-KNIGHT HOUSE

COLLINGSWOOD, N.J. • 9/22/86 (Camden County)

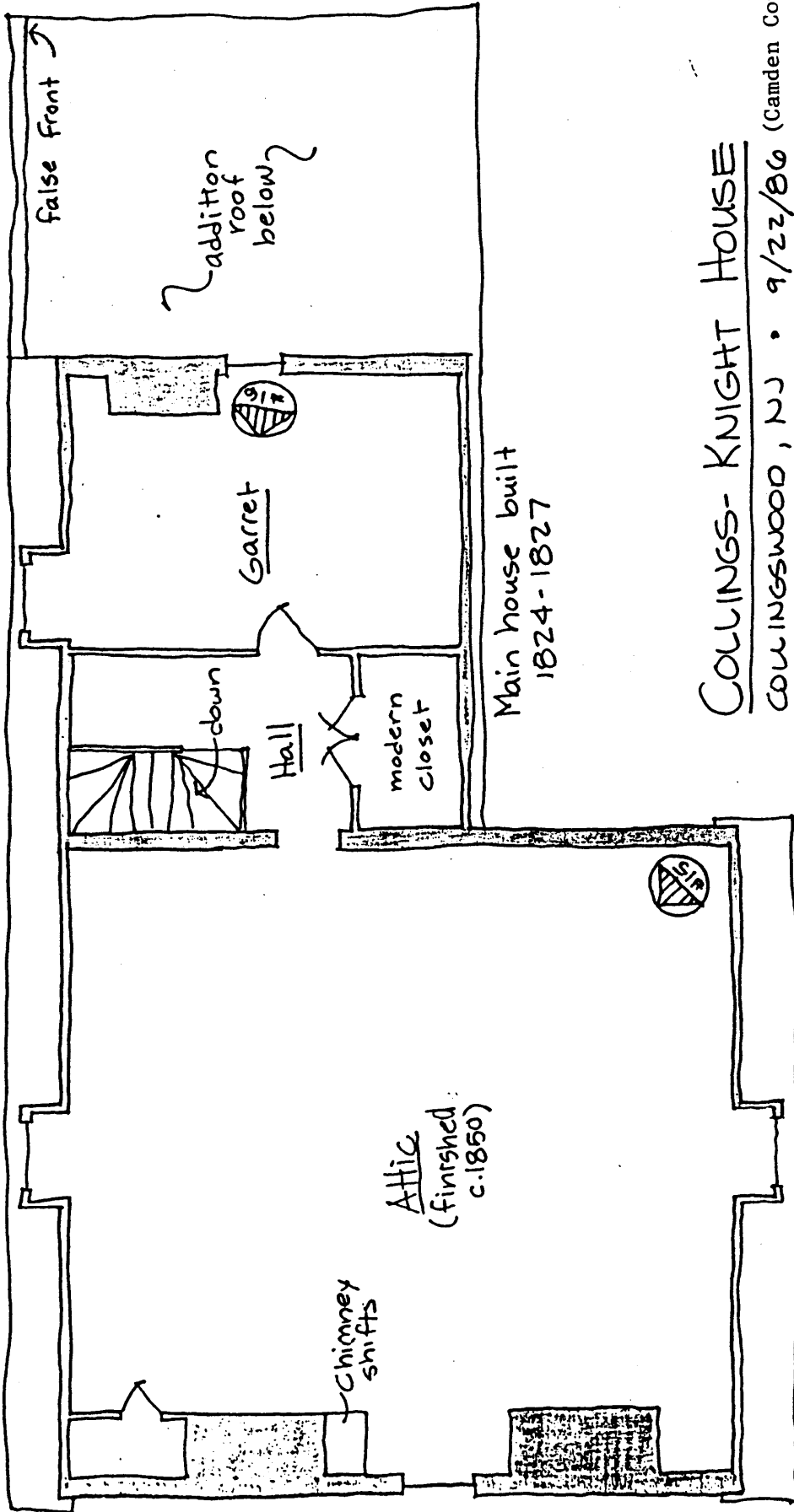
SKETCH PLAN OF SECOND FLOOR

Not to scale

Project North



shed roof
below



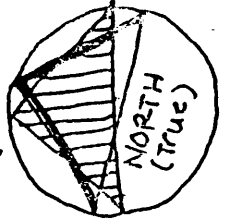
COLLINGS-KNIGHT HOUSE

COLLINGSWOOD, NJ • 9/22/86 (Camden County)

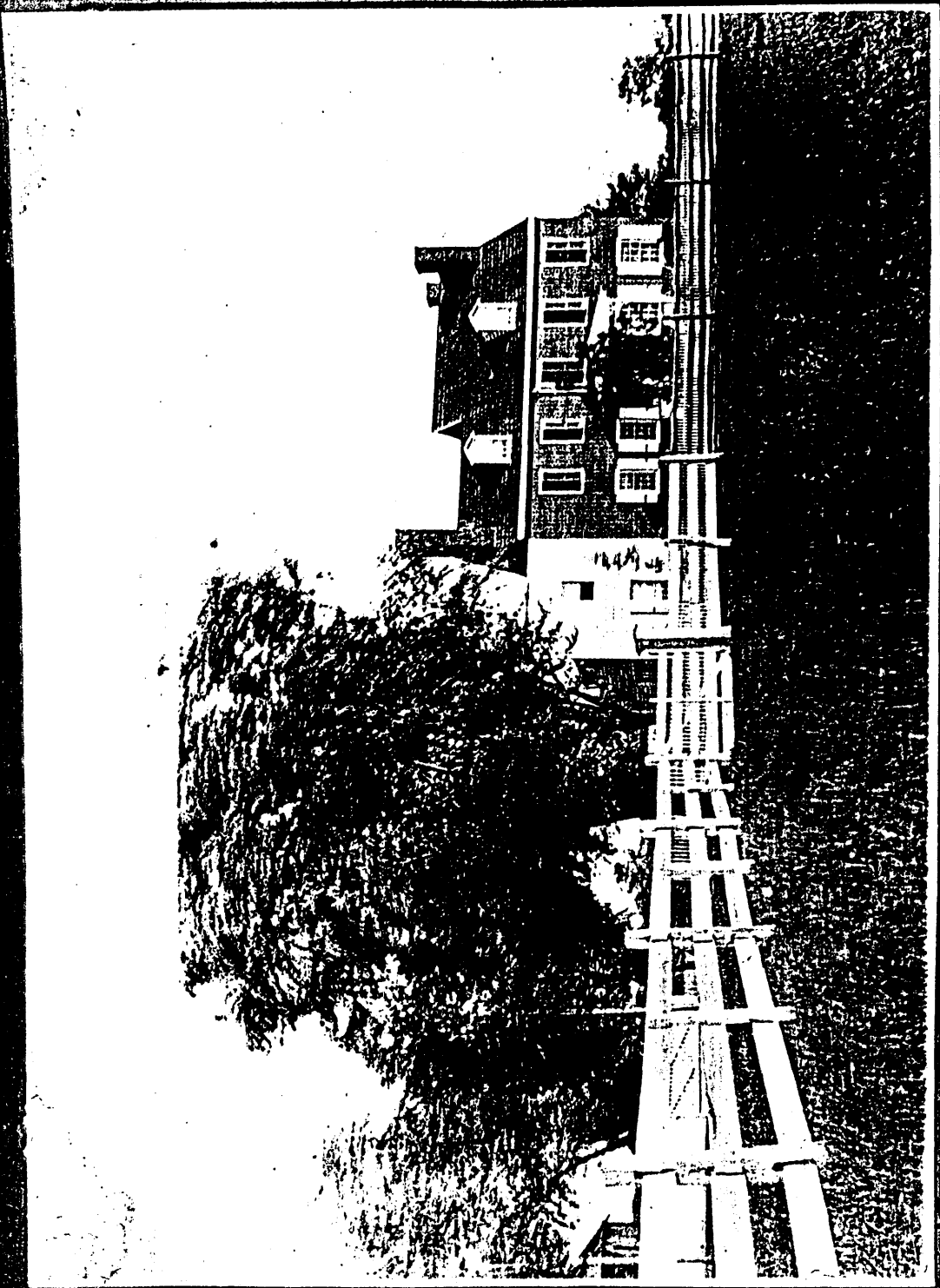
SKETCH PLAN OF THIRD FLOOR

not to scale

Project North



Collings-Knight House, Collingswood Borough, Camden County, New Jersey



01X 8