

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

1. Name of Property

historic name Chesnutt, James W., House

other names/site number N/A

2. Location

street & number 105 A South Niota Road

N/A not for publication

city or town Englewood

N/A vicinity

state Tennessee code TN county McMinn code 107 zip code 37329

3. State/Federal Agency Certification

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

Herbert L. Hays
Signature of certifying official/Title

8/17/01
Date

Deputy State Historic Preservation Officer, Tennessee Historical Commission
State or Federal agency and bureau

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

Signature of certifying official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

entered in the National Register.

See continuation sheet

determined eligible for the National Register.

See continuation sheet

determined not eligible for the National Register

removed from the National Register.

other,

(explain:)

Signature of the Keeper

Date of Action

Entered in the
National Register

10/4/01

Chesnutt, James W., House
Name of Property

McMinn County, Tennessee
County and State

5. Classification

Ownership of Property

(Check as many boxes as apply)

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

Category of Property

(Check only one box)

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

Number of Resources within Property

(Do not include previously listed resources in count)

Contributing	Noncontributing	
1		buildings
		sites
		structures
		objects
1	0	Total

Name of related multiple property listing

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

N/A

Number of Contributing resources previously listed in the National Register

0

6. Function or Use

Historic Functions

(Enter categories from instructions)

DOMESTIC: single dwelling

Current Functions

(Enter categories from instructions)

VACANT/NOT IN USE

7. Description

Architectural Classification

(Enter categories from instructions)

Colonial Revival

Materials

(Enter categories from instructions)

foundation BRICK
walls weatherboard
roof METAL
other WOOD/GLASS

Narrative Description

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

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 N/A

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

Property is:

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

Areas of Significance

(Enter categories from instructions)

INDUSTRY

Period of Significance

Circa 1905-1942

Significant Dates

N/A

Significant Person

(complete if Criterion B is marked)

Chesnutt, James W.

Cultural Affiliation

N/A

Architect/Builder

unknown

Narrative Statement of Significance

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

9. Major Bibliographical References

Bibliography

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

Previous documentation on file (NPS): N/A

- 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 # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository:

10. Geographical DataAcreage of Property Less than 1 acre Englewood, Tenn 132-NW**UTM References**

(place additional UTM references on a continuation sheet.)

1	<u>16</u>	<u>728045</u>	<u>3922920</u>	3	<u> </u>	<u> </u>	<u> </u>
	Zone	Easting	Northing		Zone	Easting	Northing
2	<u> </u>	<u> </u>	<u> </u>	4	<u> </u>	<u> </u>	<u> </u>

See continuation sheet

Verbal Boundary Description

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

Boundary Justification

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

11. Form Prepared By

name/title Karen L. Daniels

organization Southeast Tennessee Development District date January 2001

street & number P. O. Box 4757 telephone 423/266-5781

city or town Chattanooga state TN zip code 37405

Additional Documentation

submit the following items with the completed form:

Continuation Sheets**Maps**A **USGS map** (7.5 Or 15 minute series) indicating the property's locationA **Sketch map** for historic districts and properties having large acreage or numerous resources.**Photographs**Representative **black and white photographs** of the property.**Additional items**

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

Property Owner

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

name Helen Brown (Community Action Group of Englewood)

street & number 107 S. Niota Road telephone 423.887.5455

city or town Englewood state TN zip code 37329

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 listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20303.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 1

Chesnutt, James W., House
McMinn County, Tennessee

Description

Located behind a row of commercial buildings on State Route 39 (Main Street) in Englewood, McMinn County, Tennessee, the James William Chesnutt House is a frame, one and one-half story, Colonial Revival style house built circa 1905. Laid out in a cross plan with projecting gables adorning the front and rear of the building, the house rests on a brick pier foundation and is capped with a cross gable roof covered with standing seam metal. Sheathed in weatherboard siding, the house is topped with an off-center brick chimney. The building is minimally ornamented, with decorative detailing limited to corner boards that act as pilasters supporting a blank frieze and the simple wood molding that surround the window and door openings. Providing additional, though restrained, ornamentation, are the projecting eaves that highlight each gable end. Although the house is currently vacant, it is being rehabilitated by the Community Action Group of Englewood to become part of the Englewood Textile museum. The Englewood Textile Mill was located about 200 feet to the northwest of the house.

A projecting gable bay containing a pair of window openings with two-over-two, double-hung, wood sash on the first floor, dominates the east elevation. Piercing the half-story of the gable bay is a centrally located window opening containing no sash. To the north of the gable bay, a three-panel wood door provides access to the building, which is accompanied by a window opening to the north containing two-over-two, double-hung, wood sash. A porch that is ornamented with a decorative frieze and capped with a half-hipped roof covered with standing seam metal highlights this main entrance area. Supporting the porch roof is a square chamfered wood post and pilasters. The floor of the porch is severely deteriorated and is being replaced by tongue and groove flooring identical to the original. Located to the south of the gable bay are two window openings containing two-over-two, double-hung, wood sash.

Highlighting the north elevation is the gable end of the main block, which contains a first floor window opening with two-over-two, double-hung, wood sash. A small square window opening, which contains no sash, is centrally located in the gable field. Flanking the gable bay are two window openings located on the east and west projecting bays containing two-over-two, double-hung, wood sash.

A slightly projecting gable bay containing three window openings marks the west elevation. Two window openings are located on the first floor of the projecting gable bay, with the one to the south roughly half the size of its counterpart. A window opening is also located in the gable field. Flanking the gable bay are two window openings located on the main block. All of the window openings contain two-over-two, double-hung, wood sash.

The south elevation reveals the gable end of the main block, which is considerably wider than the gable end of the north elevation. Highlighting this elevation is a small, circa 1910 weatherboard

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 2

Chesnutt, James W., House
McMinn County, Tennessee

addition capped with a half-hipped roof covered with standing seam metal. The addition contains a window opening containing two-over-two, double-hung, wood sash and a small square window opening that is boarded up from the interior. Flanking the addition is a four-panel wood door under a half-hipped roof portico and a window opening with two-over-two, double-hung, wood sash. Two window openings with missing sashes are located in the gable half story.

The interior of the house has four rooms plus a kitchen and bathroom on the first story and one room in the half story. The kitchen is in the circa 1910 addition, and the bathroom was installed circa 1920 in a former bedroom. The floors are pine, except in the kitchen and bathroom, which have linoleum. The floors, including the linoleum, were in the house when Chesnutt lived there. Beaded board covers the walls and ceilings throughout the interior of the house. Save for the stairwell, all the walls and ceilings are painted white. There are two fireplaces in the house, each with a wood mantel. One has two recessed panels under the mantelshelf and recessed panels on the supporting pilasters. The other has three recessed panels under the mantelshelf with a medallion in the top panel supported by pilasters. The half story contains one large room with pine floors and beaded board walls. The only interior alterations have been the installation of a kitchen circa 1910, and a bathroom circa 1920.

There are no light fixtures in the house. The interior doors consist of four and five panel wood doors with wood surrounds. The baseboards are wide boards with ogee moldings at the top.

The house is currently in a deteriorated condition, but retains integrity because it has not been radically altered since Chesnutt lived in the house. This includes the addition and bath, which was constructed during Chesnutt's occupation. The building retains integrity of location, setting, and feeling because it has not been moved and the commercial area it is located in has been there throughout the history of the community. Much of the original architectural features of the building remain because of few alterations. Consequently, the building retains integrity of design, workmanship and materials. Although the building is missing some window sash and the porch floors, plans call for their replacement with in-kind materials to restore the house its original condition. Some interior materials will have to be repaired; materials similar to the originals have been taken from other houses in Englewood slated for demolition. Materials include bead board for wall repairs and floorboards for repairing flooring after the foundation and sub-floors are repaired. The association of the building with the textile industry has been diminished through the closing of the textile mill that was adjacent to the house, but the house will be associated with the Englewood Textile Museum, strengthening its association with the industrial history of the community.

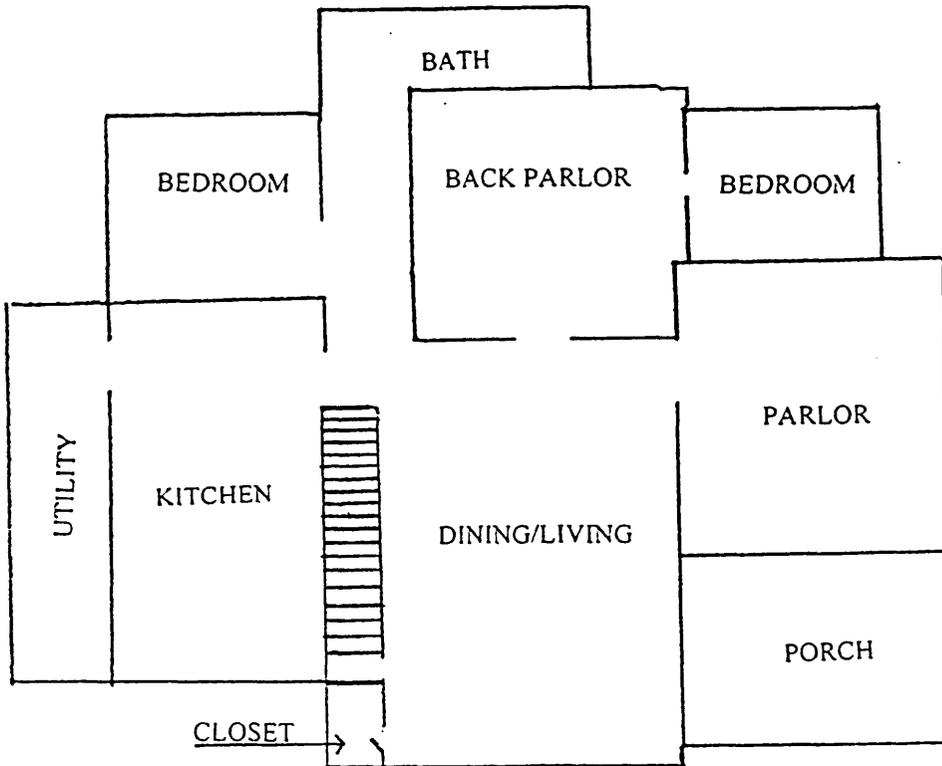
United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 7 Page 3

Chesnut, James W., House
McMinn County, Tennessee

FIRST FLOOR PLAN



United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 4

Chesnutt, James W., House
McMinn County, Tennessee

Significance

The James W. Chesnutt House in Englewood, McMinn County, Tennessee (population 1611, 1990 census) is eligible for listing on the National Register of Historic Places under Criterion B for its association with James William Chesnutt. The house is associated with the productive life of Chesnutt from 1905 to 1942, the period in which he achieved local significance as a mill owner. Chesnutt helped develop two of the early textile mills in Englewood and was president of one of them. Because of his work in industry, the community of Englewood grew from a railroad crossroads to an industrial center. The textile mills were the primary employers in Englewood and were responsible for the prosperity and stability of the Englewood economy.

James W. Chesnutt was born on May 24, 1869 on the Chesnutt farm, near present day Englewood. The Chesnutt family had owned the farm for more than 50 years at the time of his birth. Chesnutt grew up near Englewood on the farm. He worked for the Ducktown Sulphur, Copper and Iron Company in Ducktown, Tennessee in the early 1890s. Chesnutt ran the commissary for the company. In 1890, he married Anna Porter, a nurse at the company hospital, and together, they moved to Englewood in the late 1890s.

Englewood began to develop around 1857 on a farm beside the Chestuee Creek, south of present-day Englewood. John J. Dixon established the Eureka Cotton Mills on the site near the creek, which provided power for the looms. Goods were taken by wagon to the county seat, Athens, and shipped on the East Tennessee and Georgia Railroad. Elisha Brient shared in the operational responsibilities of the mill and by 1875, the Eureka Mills were owned by the Brient family. They established a small mill village with a company store in addition to the mill. They also owned a 250-acre farm. By 1875, the mill had 19 employees and expanded in 1892-93. Reflective of mill ownership, the name of the town that grew up around the factory changed twice between 1857 and 1894. Initially called Eureka Mills by Dixon, the Brient Family renamed the town Englewood in 1894.

In 1887, the Knoxville Southern Railroad built a railroad line through eastern McMinn County that crossed the Tellico Railroad near the community of Englewood. A small agricultural community named Tellico Junction grew around the crossroads. The Knoxville Southern had connections to Knoxville and Atlanta and through there to national markets. The Tellico Railroad connected Tellico Junction in Monroe County to Athens in McMinn County with a stop in Mount Vernon. In Athens, the line connected to the East Tennessee, Virginia and Georgia Railroad (later part of the Southern Railroad). Recognizing that railroads provided a more efficient means of transporting goods than wagons, Brient moved the Eureka Cotton Mills to Tellico Junction in 1908, absorbing the Tellico community, which adopted the name of Englewood. When the Brient's moved the Eureka Mills closer to the railroad junction, they brought with them the mill, employees, company

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 5

Chesnutt, James W., House
McMinn County, Tennessee

store and the post office. The previous town site of the Eureka Mills became known as Old Englewood.

In 1901, James Chesnutt, in partnership with the Brient brother, created the Englewood Milling Company in Tellico Junction. The company produced "union suits" for men and boys. As partner, Chesnutt was not only involved in the day-to-day operation of the company, but he was the executor of the James Brient estate, a member of city council, manager of the Chesnutt Farms and the director of a local bank. By 1921, the company had between 200 and 300 employees, mostly women and children.

In 1913, James Chesnutt, in a partnership organized by the J. Allen Smith Company of Knoxville, Tennessee, formed the Englewood Manufacturing Company. During this period, Chesnutt remained a partner in the Englewood Milling Company. The Englewood Manufacturing Company produced hosiery for women and girls. They produced 1,200 hose daily that were sold across the United States and to several foreign countries including England, Canada, Greece, Argentina, and the Philippines.

By 1919, the town of Englewood incorporated with over 1,200 residents. James Brient, the head of the Eureka Mills died in 1907, and his holdings in the mill passed on to his brother, Mortimer. Mortimer Brient retained his holdings in the company until the company closed during the Great Depression.

The mills in Englewood built houses for the workers. Each mill built in an area of town near its mill. The Eureka Cotton Mills named their area of houses Yellow Top, the Englewood Milling Company built on Onion Hill, and the Englewood Manufacturing Company built houses in Sock Town. The mills also provided a company store, saw mill, blacksmith shop, gristmill, two churches and a one-room school.

The Englewood Manufacturing Company, like most southern mills, preferred to hire employees with large families, since children would often follow their mothers into the mills. Women were allowed to bring their babies to work with them, and children began working in the mills around the age of 12. Chesnutt established a school for his young workers whereby; pupils worked in the morning and attended school in the afternoon. Chesnutt employed a certified teacher for his pupils. Child labor in the mills continued until 1938 when the Fair Labor Act abolished child labor.

The mills grew throughout the 1920s, and the population in Englewood grew to 1,471 by 1930. The town had three mills, company stores, a bank, independent stores, and a new school built in 1926. When the mills were operating at capacity, they employed over 400 people.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 6

Chesnutt, James W., House
McMinn County, Tennessee

Unfortunately, the Depression had a great effect on the mills in Englewood. By 1934, the Englewood Manufacturing Company employed only 125 people. Although regarded as having an efficient operation, the company failed to survive the Depression. Many of its products were shipped to customers who could not pay for them, it was locked into contracts for raw cotton at a much higher price than the Depression prices, and there was a dramatic reduction in orders. James Chesnutt and his son William Porter Chesnutt did all they could to save the mill, including borrowing much money. When the Englewood Bank failed, however, they lost the mortgage on the mill and the company was forced to close. The Eureka Cotton Mill and the Englewood Milling Company also closed during the Depression and did not re-open until 1940.

In 1940, the Chesnutts formed the Tennessee Hosiery Mill, and rented space in the former Englewood Manufacturing Company building, but they were unable to buy the building. When the plant needed to expand, the company moved to Niota in the northern part of McMinn County, eventually all the production moved there.

The Eureka Mills reopened in 1940; in 1957, it was reorganized as the Eureka Garment Company and in 1984 as the Eureka Sportswear Company, under which name it still operates. Changing technology has rendered the old industrial plants obsolete, which led to the relocation of the company to facilities built in the 1980s.

James W. Chesnutt and the members of the Brient family were the major employers in Englewood from 1901 through the mill closings during the 1930s, as the mills prospered the community did, but when the mills closed the community suffered greatly as most of the jobs disappeared. Chesnutt and the Brient's played a prominent part in the community, donating funds for religious and civic groups, particularly the Methodist and Baptist Churches, and for town improvements including the school and the town park. Chesnutt took an active role in local politics, serving one term on the town council.

Since the Eureka Mill and the Englewood Manufacturing Company produced different products, they were not in direct competition with each other and both prospered. The workforce in both fluctuated as the need for the products they produced did, but they remained about equal in the number of workers employed. Since Chesnutt retained an interest in the Englewood Milling Company after he established the Englewood Manufacturing Company he benefited from the prosperity of both companies.

None of the mill buildings built in the early 1900s when Englewood was formed are extant. There are, however, ruins of the 1950s Tennessee Hosiery Mill, and the 1920s Eureka Mill. The buildings have been vacant for many years and have deteriorated after being left open to weather. The Eureka Mill building roof is gone, and all that survives are brick walls and the water tower. The Tennessee Hosiery Mill building is deteriorating rapidly.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 8 Page 7

Chesnutt, James W., House
McMinn County, Tennessee

The houses the mills built for their employees in the early 1900s still survive. The houses were sold in the 1950s to individuals who made changes to the buildings, which did not have indoor plumbing. Most of the housing for the three mills remain, but have been altered. The Brient family's two story, frame Bungalow still stands in Old Englewood.

The James W. Chesnutt House is the only building directly associated with James W. Chesnutt that is extant in Englewood. The house has not been substantially altered since James W. Chesnutt had the house built circa 1905. Chesnutt lived in this house from circa 1905 until his death in 1942, during which time he was affiliated with the Englewood Milling Company and the Englewood Manufacturing Company. Because of the association with James W. Chesnutt, and his importance to the early industrial development of Englewood, this house is eligible for listing on the National Register of Historic Places.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 9 Page 8

Chesnutt, James W., House
McMinn County, Tennessee

Bibliography

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- Dickson, Bobbie Armstrong, ed. *Englewood...The Town and Its People*. Etowah, TN: Choate Printing Co., n.d.
- Duggan, Betty J. *From Furs to Factories Exploring the Industrial Revolution in the Tennessee Overhill*. Etowah, TN: Tennessee Overhill Heritage Association, 1998.
- Evans, Carol Jo and Helen Brown, eds. *Then & Now The Women of Englewoods Textile Mills*. Athens, TN: Quality Printing Services, Inc., 1993.
- West, Carroll Van, ed. *The Tennessee Encyclopedia of History and Culture*. Nashville, TN: Rutledge Hill Press, 1998.

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

Section number 10 Page 9

Chesnutt, James W., House
McMinn County, Tennessee

Geographic Data

Verbal Boundary Description:

The James W. Chesnutt House is located at 105 A South Niota Road and is identified on the accompanying plat map (65-K scale: 1" = 100') as being within the identified boundaries.

Boundary Justification:

The area nominated consists of the lot and residence historically associated with James W. Chesnutt.

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

Section number _____ Photo _____ Page 10

Chesnutt, James W., House
McMinn County, Tennessee

Chesnutt, James W., House
Englewood, McMinn County, Tennessee
Photos by: Karen L. Daniels
Date: October 17, 2000
Negative location: Tennessee Historical Commission, Nashville, Tennessee

#1 of 10

Northeast corner of house

#2 of 10

North elevation of house

#3 of 10

East elevation of house

#4 of 10

South and east elevation of house

#5 of 10

West and south elevations of house

#6 of 10

Interior, fireplace

#7 of 10

Interior, fireplace in front parlor

#8 of 10

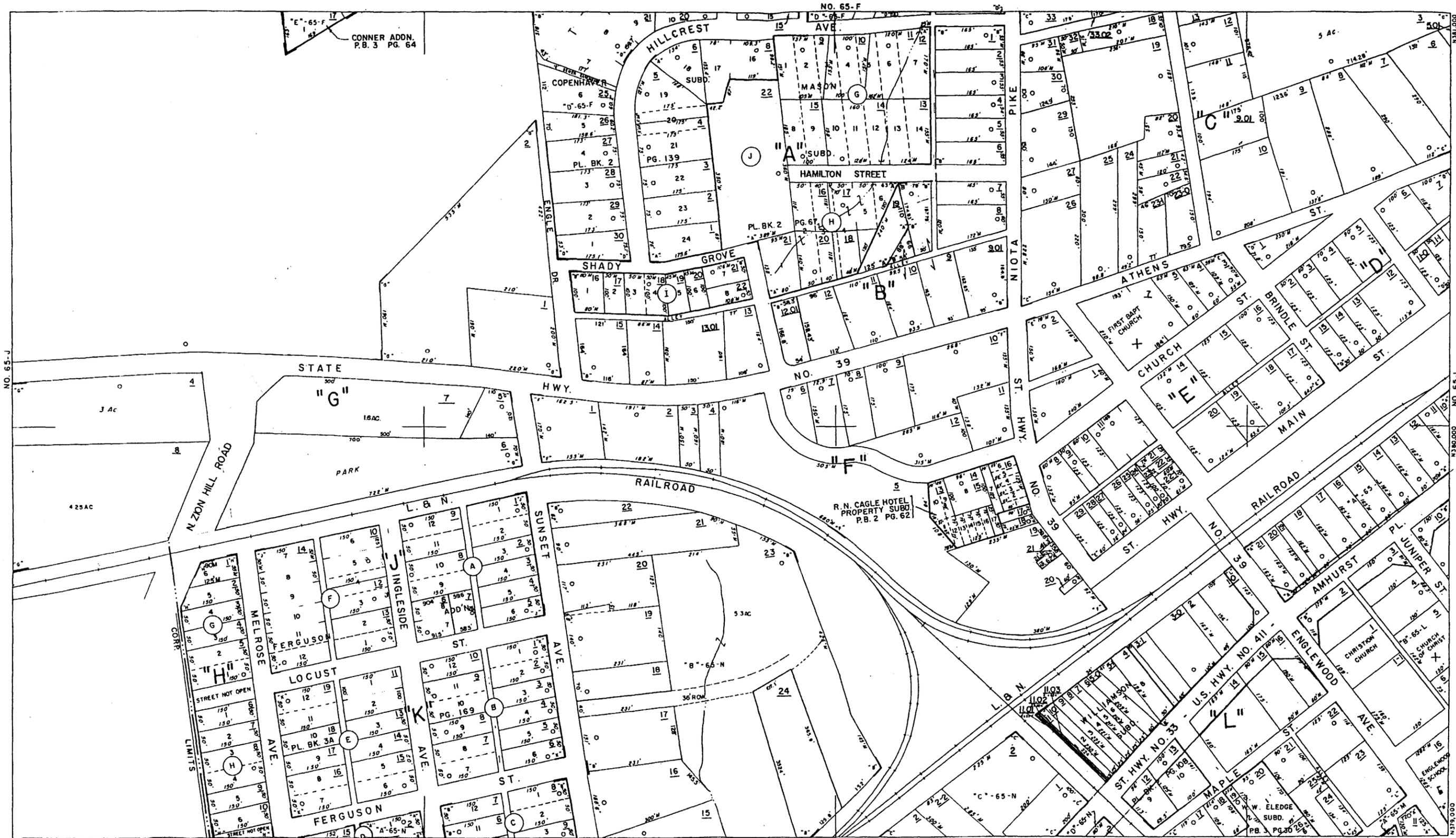
Interior, showing doorways

#9 of 10

Interior, showing doorways and window

#10 of 10

Interior, showing doorway and windows



Chesnot, James W., Hoosie
 McMinn Co., TN. Scale 1" = 100'

NO. 65-J
 425AC
 4246,000

T-59 ON
 000284
 000285

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- 1 PARCEL NUMBER
- 2 PARCEL MODE
- 3 INTERIOR TRACT LINE
- 4 DISTRICT LINE
- 5 20' SUBD. LOT NO.
- 6 PARCEL OUTLINE
- 7 (100 AC) TOTAL ACREAGE
- 8 SECTION CORNERS
- 9 PARCEL B CONTROLLING MAP NO
- 10 IMPROVEMENT
- 11 FENCE
- 12 CEMETERY
- 13 CHURCH
- 14 SCHOOL
- 15 WOODED AREA
- 16 FOND
- 17 CREEK
- 18 STATE LINE
- 19 CO. LINE
- 20 COMP. LIMITS
- 21 TRANSMISSION LINE
- 22 ROAD
- 23 RAILROAD

65-F	65-E
65-J	65-L
65-N	65-M

REVISIONS		
8-11-85	5-22-81	8-9-80
2-10-89	7-8-84	12-7-82
3-10-72	8-12-85	15-4-80
1-10-78	9-27-87	14-2-87
6-2-80	10-12-88	15-4-88

ENGLEWOOD MCMINN CO. TENN.		MAP NO.
SCALE: 1" = 100'	DISTRICT: 1	65-K
DATE OF PLYING: DEC. 1963		
DATE COMPILED: MARCH 17, 1965		

NORTH