

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Section number _____ Page _____

SUPPLEMENTARY LISTING RECORD

NRIS Reference Number: 91001930 Date Listed: 1/17/92

Effingham Low House Morris NJ
Property Name: County: State:

Dutch Stone House in Montville MPS
Multiple Name

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, notwithstanding the National Park Service certification included in the nomination documentation.

Jan Patrick Andrus
Signature of the Keeper

4/6/92
Date of Action

Amended Items in Nomination:

The SHPO agrees with the following amendment: since the date of construction of the building is not known, there should be no Significant Date entered on the form

DISTRIBUTION:

National Register property file
Nominating Authority (without nomination attachment)

1990

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 of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16). Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, styles, materials, and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a). Type all entries.

1. Name of Property

historic name Effingham Low House
other names/site number _____

2. Location

street & number 102 Hook Mountain Road not for publication
city, town Pinebrook, Montville Township vicinity
state New Jersey code 034 county Morris code 027 zip code 07058

3. Classification

Ownership of Property	Category of Property	Number of Resources within Property	
<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> building(s)	Contributing	Noncontributing
<input type="checkbox"/> public-local	<input type="checkbox"/> district	<u>1</u>	<u>2</u> buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	_____	_____ sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	_____	_____ structures
	<input type="checkbox"/> object	<u>1</u>	<u>2</u> objects
			Total

Name of related multiple property listing:
Dutch Stone Houses of Montville

Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, 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 forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

James Hill 11/25/91
Signature of certifying official Date
Assistant Commissioner for Natural & Historic Resources/ DSHPO
State of Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet.

Signature of commenting or other official Date

State or Federal agency and bureau

5. National Park Service Certification

I, hereby, certify that this 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): _____

Patrick Andrus 7/17/92

Signature of the Keeper Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)

DOMESTIC / single dwelling

Current Functions (enter categories from instructions)

DOMESTIC / single dwelling

7. Description

Architectural Classification

(enter categories from instructions)

COLONIAL / Dutch Colonial

Materials (enter categories from instructions)

foundation Sandstone

walls Sandstone

roof Asphalt

other

Describe present and historic physical appearance.

The Effingham Low House consists of two sections: the earliest, representing the simple vernacular architectural tradition of the 18th century Dutch settlers to the region, and the later portion, showing the influence of Anglo-Federal design on the Dutch. The house faces south on the side of Hook Mountain, a steep hill rising from the west side of the Passaic River.

The older part of the house was built sometime before 1775 as a characteristic one-and-a-half story stone dwelling with a gable roof and kicked eaves. Large, roughly squared stones were used at the corners as quoins, and the walls themselves were of crudely coursed fieldstone. A dressed sandstone sill marks the center front entry to this portion of the house but there are no single slab lintels or window sills. A basement-level window at the rear of the house is carefully framed by dressed sandstone blocks.

Simple wooden window frames contain the six-over-six sash windows. The windows have a pronounced angle to the interior reveal, making the internal opening larger than the exterior. A rear first floor window frame has clearly visible pegs in the corners and iron pintles for shutters. This window appears to be original to the house, while the facade windows and frames may have been replaced at a later date.

The front door itself is a Victorian-era replacement with a large window in the top half over a paneled base. A molded frame around the door is probably also from the Victorian era.

The roof, covered with asphalt shingles, is pierced by a single brick chimney in the east gable end. Shed roof dormers with wooden shingle siding and paired six-over-six sash windows were added in the 1920s. The underside of the the kicked eaves has a molded eave and bead-edged fascia, somewhat more formal details than those found on the other Dutch houses of the area. The gable ends of the house are covered in

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novelty siding, and contain two small windows with fixed six-light casements.

The interior of this old part of the house was originally divided by a wooden wall into two rooms. The smooth exposed beams are now painted, and evidence for the partition is covered, but the old location of the staircase is clear in the ceiling. The stair rose immediately to the left of the front door, and as in so many of the other houses of the region, this marked the end wall of the main room. The main room contained the fireplace, which was rebuilt in the Low House about 1920 to reflect the influence of the Craftsman style. While its size appears to correspond to the old fireplace, the new one, of soft-ball-sized cobblestones, also has a prominent chimney. The old single slab stone hearth remains. A shallow mantel shelf applied to the fireplace gives some horizontal definition to the largely vertical stack.

The floor of the single room comprising the old house is covered with oak strip flooring, although the original wide plank floor remains beneath and is visible from the basement. The rough surface of the plaster wall ends at the visible wooden plate into which the ceiling beams are notched. The construction of the local Dutch stone houses is most clearly visible in the Low House. The characteristic "Dutch" frame of parallel "H" shaped members, revealed in exposed beams parallel to the gable end of the house is, in the stone houses, abbreviated to exposed beams resting on the structural stone wall. The same construction is visible above the rough stone walls of the basement.

The house has an exterior basement entry, located under a facade window. Single-slab stone steps descend below the wooden hatch; an original vertical board door at the bottom remains, although lacking original hardware. Although the ground slopes sharply away from the house on the eastern side, no on-grade entry was made to the basement. The basement contains a brick fireplace with a low arched opening, now filled in. The floor was dirt until the 1940s. Some of the original wooden bars over the rear basement window survive; a late 19th century window in front of them more effectively keeps out stray animals and some drafts.

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Serviceable, but hardly stylish, the house was greatly enlarged and improved in the early 19th century. A two-story, three-bay, side-hall plan addition made the original house the smaller wing. The new house clearly takes its plan from the vernacular Georgian vocabulary practiced by the English colonists since before the Revolution. The stonework is much finer than in the old part of the house - large, carefully dressed quoins, and roughly squared fieldstones on the facade and throughout the foundation give a more formal appearance to the building. Flat granite lintels and sills accent the openings with both color and texture. The attic level gable end of the house is clapboard, like that of the traditional Dutch house, but the straight gable roof is much shallower in pitch than in earlier Dutch houses, and it has no kick or flare to the eaves.

The central chimney of this house is also an unusual feature. It is relatively narrow, and brick for the full height of the house - it seems to have been designed exclusively for use with stoves rather than for open fireplaces. Stoves were certainly known and used by the first quarter of the 19th century, but it suggests a startling modernity for rural Montville. No remnant of the original fireplaces or stoves remain in the house.

Other "modern", or at least stylistically up-to-date features were incorporated into the new house as well. The front door, now replaced by a four-panel Victorian-era one, has a narrow transom above, although the windows are on the interior of the thick stone wall, rather than in line with the exterior plane of the door itself. The large six-over-six sash windows are regularly spaced around the building, as prominent on the gable ends as on the facade. There is no evidence of pintles, or that shutters were intended for this portion of the house. While there is no overt stylistic detailing, the proportions and materials of the house indicate the influence of the Georgian/Federal neoclassical tradition.

The old Dutch ways were not entirely abandoned, however. This portion of the house has a separate cellar entry, reached via stone stairs under a hatch located on the front of the house. The staircase, located opposite the front door, did not have traditional turned balusters, but bead-edged vertical

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boards, finished with an oval-section handrail and a graceful chamfered and tapered newel post. The bead-edged boards continue into the basement, but at the top of the second floor, the landing is open.

A corner cupboard now in the front room of the newer portion of the house may be original. It was moved by a previous owner from the back room. Its deeply curved ogee molding, paneled doors, and interior curved shelves are all hallmarks of late 18th and early 19th century craftsmanship. Doors to the top half of the cupboard have been removed and some scalloped wooden ornament added in the 1950s, but the traditional craftsmanship of the cupboard is unmistakable, and it is a rare survivor of original built-in furnishings in the Dutch houses of Montville. Other woodwork in this part of the house is simple but carefully executed. The door frames are plain with a finely beaded edge. The windows have a narrow molded frame around the deep opening.

The hall, originally running the full depth of the house but now truncated behind the stairs for the addition of a bathroom, connected the newer portion of the house with the old. The 28-inch thick wall between the two sections contains two steps to accommodate the change in level between the lower, older section and the newer portion of the house. It is unclear whether the staircase in the old part of the house was removed at the time of this addition, or whether they remained until the general remodeling of the 1920s which changed the fireplace and finished the second floor of the old part of the house as bedrooms.

The house was sited quite close to the road with the completion of the addition in the early 19th century. Fencing and shrubs offer some privacy to the house today, and because it is sited gable end to the road, it is difficult to see from the public right-of-way. The property on which the house stands also contains dog kennels, sited north and east of the house. The gravel parking area for customers of the kennel is behind the house, as is a one story concrete block office and chain link fencing. The kennels themselves are below the house, screened by thick foliage. No historic outbuildings survive with the property.

8. Statement of Significance

Certifying official has considered the significance of this property in relation to other properties:

nationally statewide locally

Applicable National Register Criteria A B C D

Criteria Considerations (Exceptions) A B C D E F G N/A

Areas of Significance (enter categories from instructions)

ARCHITECTURE

Period of Significance

ca. 1750 - 1830

Significant Dates

ca. 1750-1830

Cultural Affiliation

N/A

Significant Person

N/A

Architect/Builder

unknown

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

The Effingham Low House is significant under National Register Criterion C, architectural merit. The older portion of the house is a stone dwelling typical of the 18th century Dutch settlers to Montville and northern New Jersey. The newer portion is notable as a transition work, incorporating the materials of the earlier Dutch building tradition with the form of the popular Anglo-Federal house. The house maintains good architectural integrity, and meets the criteria for inclusion in the Dutch Stone Houses of Montville Township Multiple Property Nomination.

The colonial history of the Effingham Low house is vague, because until 1775, Low and his neighbors were squatters on the land. In 1715, the Proprietors of West Jersey began to survey and assign large tracts of land in the eastern part of Hunterdon County, which would become part of Morris County some thirty years later. William Penn was a major purchaser, acquiring some 2500 acres along the Passaic River, including the area at the confluence of the Passaic and the Rockaway Rivers. It has become known as the Hook Mountain Tract, for the major geographical feature of the area. The same land was considered part of East Jersey by the Proprietors in Perth Amboy, for the line between East and West Jersey was a rather vague one; it was redrawn several times from its first conception in 1676 to its final resolution in 1743.

Most of the 1715 purchasers began to subdivide and resell their land in spite of potential title complications, but Penn and his heirs seem to have been content to hold the land without even making a visit. Such prime farmland was noticed by the Dutch settlers making their way inland along the Passaic and Rockaway River Valleys, and it is likely that

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squatters took up the land at an early date.

Possibly as early as 1746, and again in 1751, reports were sent to William Penn's heirs telling them that the whole of the Hook Mountain Tract was occupied by unauthorized settlers. A County road, following the route of today's Hook Mountain Road, was laid through the tract in 1761. However, it was not until 1775 that Richard Penn, William's grandson, got around to authorizing the inevitable by surveying and selling the land.

Effingham Low purchased 142.8 acres from the Penn estate for 235 pounds. In the 1778 Tax Ratables List for Pequannock Township, "Effington" Low was assessed on 100 acres of improved land, valued at 300 pounds. Comparison with the other assessments in Pequannock for the late 18th century indicates that Low had property of slightly above-average value, enough to suggest the presence of the stone house. By the 1780s, Low's improved land had dropped to 90 acres, but he owned one slave, a mark of some economic distinction in the Pequannock/Montville community of the late 18th century.

All indications are that Low had the two-room stone house built before he actually came into full possession of the land, but a more precise date other than before 1775 is not available.

Nothing else is known of Effingham Low, the squatter with the unusual English-sounding first name coupled with a Dutch surname which was otherwise unknown in this area. He died intestate in 1812, and the property was passed on to his son Nicholas. Nicholas also died intestate, and on orders of the Orphans Court of July 8, 1833, his property of 96.2 acres was divided among his seven heirs. In a map showing the subdivision, a rough sketch of the house is shown on Lot No. 6, with the notation, "Mansion House, late dwelling of Nicholas Low."¹

¹ Taken from the report on the property prepared by A.D. Fowler and published in Splinters From the Past, Morris County Historical Society, 1984.

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It seems clear then that the old stone farmhouse was significantly improved before 1833, and that Nicholas Low was responsible. The two-story Federal period addition can thus be dated to about 1820; possibly as early as 1812 when Nicholas came into possession of the property, and possibly as late as 1830, based upon the stylistic conservatism of a rural region like Montville.

The subdivided property was largely re-assembled in 1848 with the purchase of the house and farm by Joseph Hennion. He sold it in 1872 to Charles Berger, who in turn sold it to Channing and Ann Gilson in 1911. Based on stylistic evidence, it was the Gilsons who made many of the major changes to the house, most notably the rebuilding of the fireplace and the additions of dormers on the old wing. Despite some changes, the Low House retains many important characteristics of its 18th century Dutch heritage.

The Effingham Low House is a good example of the region's Dutch colonial architecture, made more interesting by the Federal period addition which chronicles the influence of the prevailing English culture and building traditions on the Dutch community. The two-story stone portion of the house is unique in Montville, and a rarity among any Dutch architecture in the United States because of the prevalence of the story-and-a-half form in stone.

9. Major Bibliographical References

Bailey, Rosalie Fellows. Pre-Revolutionary Dutch Houses and Families. New York: The Holland Society, 1936.

Fowler, Alex D. Splinters From the Past. Morristown, N.J.: Morris County Historical Society, 1984, pp. 70-71.

"A Sketch of Morris County Showing the Encroachments of the West Jersey Proprietors East of the Quintipartite Line" By the Council of Proprietors, Compiled December 19/94. Copy in Morristown and Morris Township Public Library.

See continuation sheet

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

Specify repository:

Morristown & Morris Township Library
1 Miller Road, Morristown, N.J. 07960

10. Geographical Data

Acreage of property 17.80 acres Pompton Plains, NJ Quad

UTM References

A 18 | 555460 | 4525160
 Zone Easting Northing

C 18 | 5561000 | 4525000

B 18 | 5561000 | 4525200
 Zone Easting Northing

D 18 | 555460 | 4525000

See continuation sheet

Verbal Boundary Description

The entire property between Hook Mountain Road and the Passaic River in Montville Township known as Block 164, Lot 5.

See continuation sheet

Boundary Justification

The present property is the remaining acreage associated with the house since its construction. The Low House is sited on the largest parcel of land of any of the Dutch Stone Houses in Montville; all of which had great acreage at one time. The Low property fronts on the Passaic River, and thus connects the house to this historically important waterway.

11. Form Prepared By

name/title Janet W. Foster / Associate Director
 organization Acroterion date September 14, 1990
 street & number 71 Maple Avenue telephone 201 984 9660
 city or town Morristown state N.J. zip code 07960

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PHOTOGRAPHS

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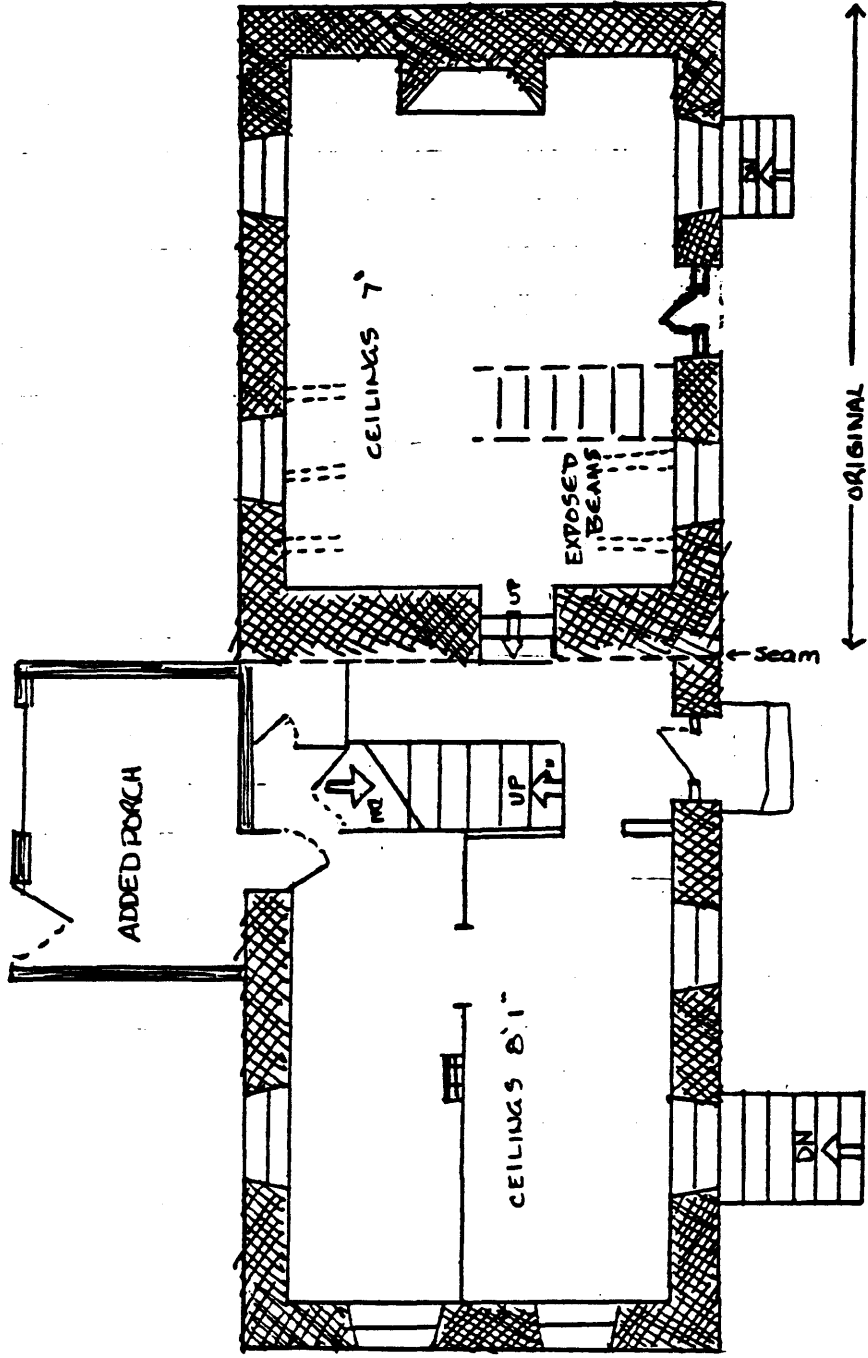
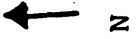
Effingham Low House
Dutch Stone Houses of Montville

Effingham Low House
102 Hook Mountain Road
Montville Township, Morris County, New Jersey

Photographs by Janet W. Foster
Acroterion Historic Preservation Consultants
taken August 1990.
Original negatives held by Acroterion, 71 Maple Avenue,
Morristown, N.J.

- 1 of 7: Camera facing north: facade elevation of oldest section of house.
- 2 of 7: Camera facing west: east gable end of oldest section of house.
- 3 of 7: Camera facing northeast: facade of house showing juncture of stonework.
- 4 of 7: Camera facing north: facade of early 19th century addition to house.
- 5 of 7: Camera facing southeast: northwest corner of early 19th century addition showing detail of stonework.
- 6 of 7: Camera facing south: north (rear) elevation of oldest section of house showing detail of basement level window.
- 7 of 7: Camera facing north: facade.

Dutch Stone Houses of Montville MPN, Morris County, NJ

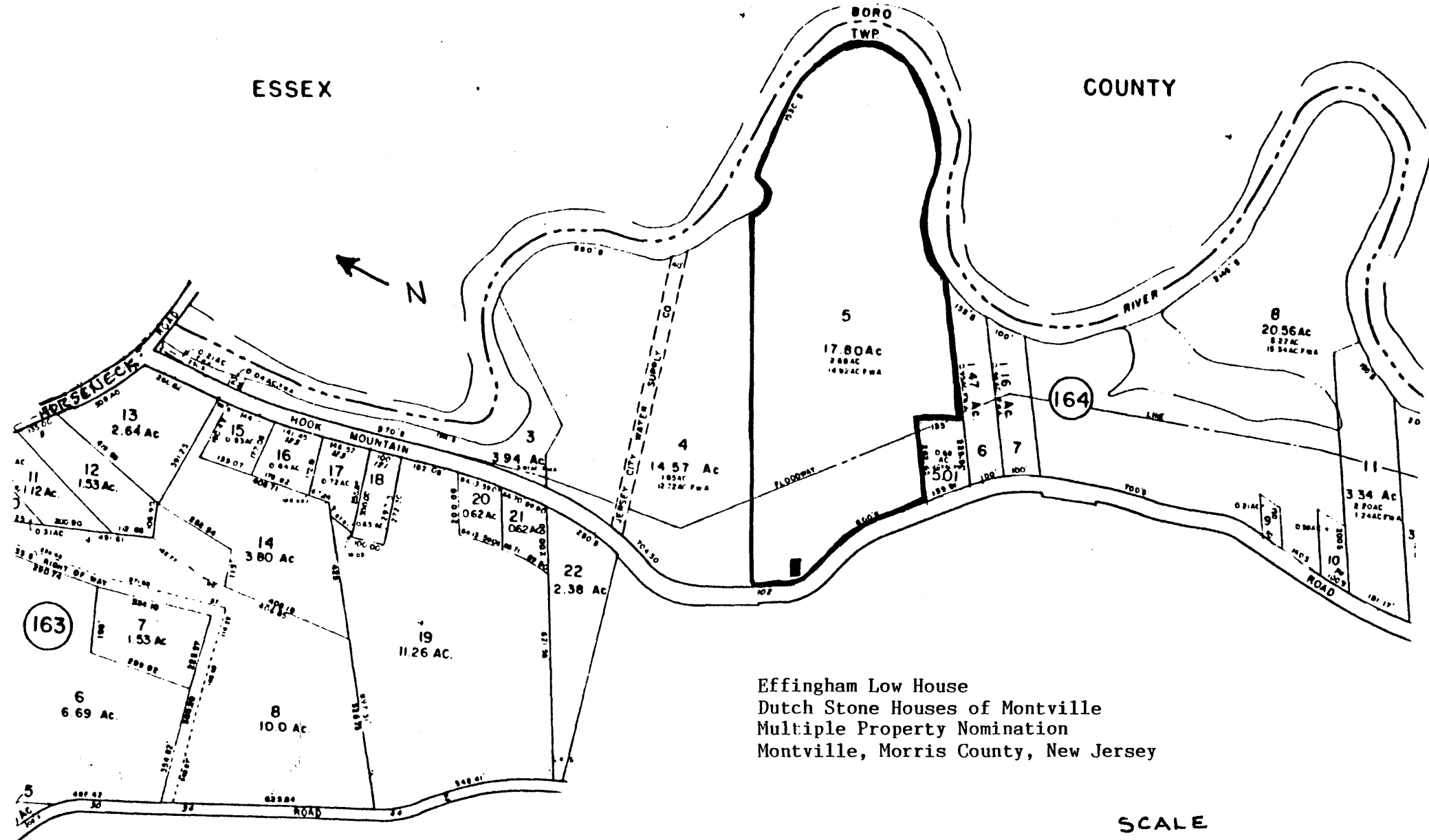
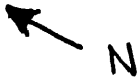


Effingham Low House
Drawn by Catherine Partington, August 1990
Scale 1" = 8'

ESSEX

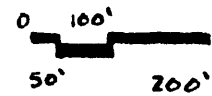
COUNTY

BORO
TWP



Effingham Low House
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SCALE

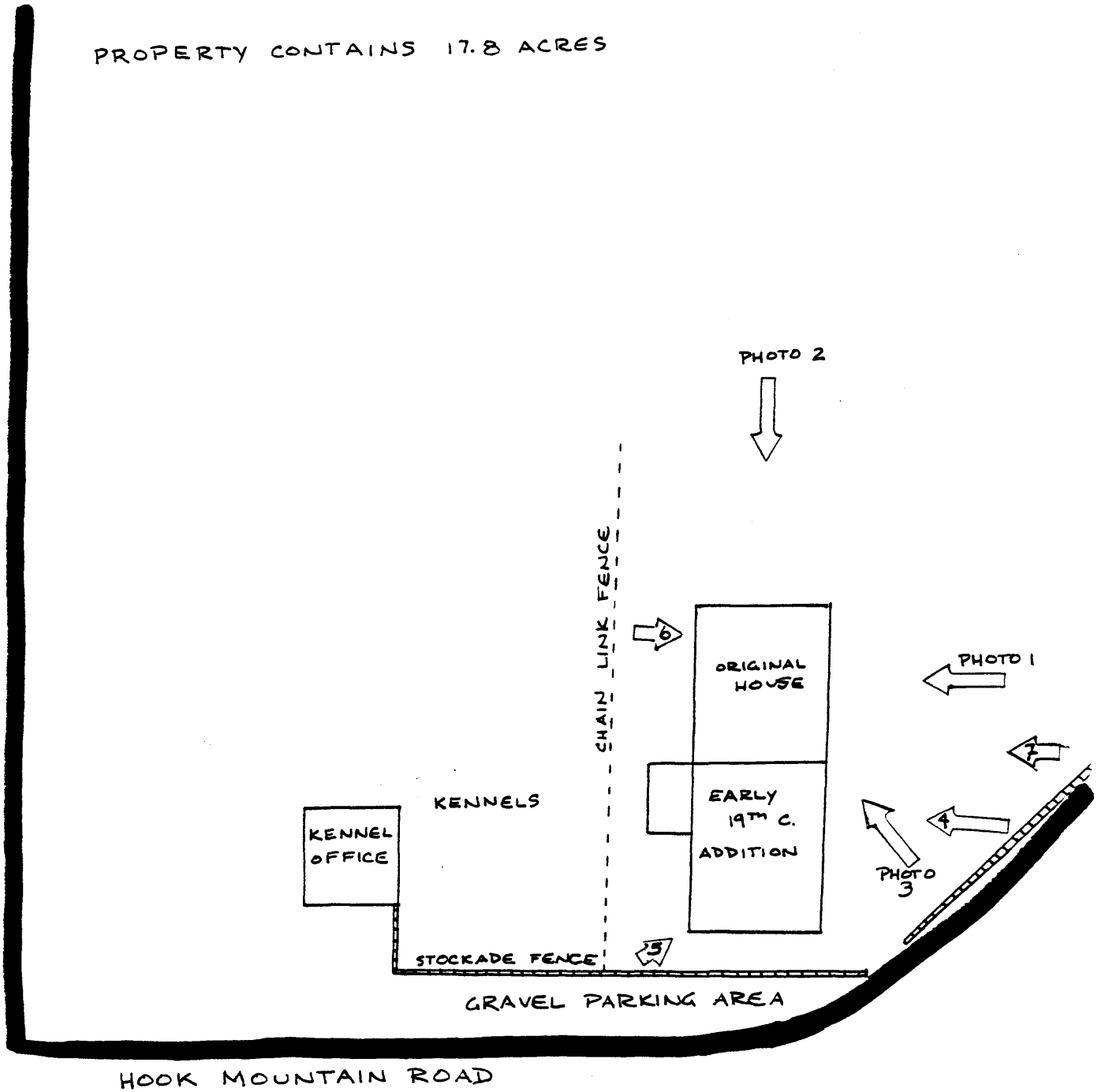


Effingham Low House

Dutch Stone Houses of Montville Multiple Property Nomination
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PROPERTY CONTAINS 17.8 ACRES



1 CM. = 10 FEET