

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICENATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY -- NOMINATION FORM

FOR NPS USE ONLY

RECEIVED JUL 23 1980

DATE ENTERED

*Brendan [signature] 9/17/80*SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*  
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS**1 NAME**

HISTORIC

• Middlebury Village Historic District Amendment

AND/OR COMMON

**2 LOCATION***U.S. 7, VT 125 and VT 30*STREET & NUMBER 59-102 Court Street, 106-125 South Main Street, 3-8 Franklin Street,  
11-19 College Street.

NOT FOR PUBLICATION

CITY, TOWN

CONGRESSIONAL DISTRICT

Middlebury

VICINITY OF

Vermont

STATE

CODE

COUNTY

CODE

Vermont

50

Addison

001

**3 CLASSIFICATION**

## CATEGORY

## OWNERSHIP

## STATUS

## PRESENT USE

☒ DISTRICT☐ PUBLIC☒ OCCUPIED☐ AGRICULTURE☐ MUSEUM☐ BUILDING(S)☐ PRIVATE☐ UNOCCUPIED☐ COMMERCIAL☒ PARK☐ STRUCTURE☒ BOTH☐ WORK IN PROGRESS☒ EDUCATIONAL☒ PRIVATE RESIDENCE☐ SITE

## PUBLIC ACQUISITION

## ACCESSIBLE

☐ ENTERTAINMENT☒ RELIGIOUS☐ OBJECT☐ IN PROCESS☒ YES: RESTRICTED☐ GOVERNMENT☐ SCIENTIFIC☐ BEING CONSIDERED☐ YES: UNRESTRICTED☐ INDUSTRIAL☐ TRANSPORTATION☐ NO☐ MILITARY☐ OTHER:**4 OWNER OF PROPERTY**

NAME

*See Continuation Sheets 4-1, 4-2, and 4-3*

STREET &amp; NUMBER

CITY, TOWN

STATE

VICINITY OF

**5 LOCATION OF LEGAL DESCRIPTION**COURTHOUSE,  
REGISTRY OF DEEDS, ETC.*Office of the Town Clerk*

STREET &amp; NUMBER

*Municipal Building*

CITY, TOWN

STATE

*Middlebury**Vermont***6 REPRESENTATION IN EXISTING SURVEYS**

TITLE

*Vermont Historic Sites & Structures Survey*

DATE

*1976*☐ FEDERAL ☒ STATE ☐ COUNTY ☐ LOCALDEPOSITORY FOR  
SURVEY RECORDS*Division for Historic Preservation*

CITY, TOWN

*Montpelier*

STATE

*Vermont*

## 7 DESCRIPTION

### CONDITION

☒ EXCELLENT      ☒ DETERIORATED  
☒ GOOD      ☐ RUINS  
☒ FAIR      ☐ UNEXPOSED

### CHECK ONE

☒ UNALTERED  
☒ ALTERED

### CHECK ONE

☒ ORIGINAL SITE  
☒ MOVED      DATE \_\_\_\_\_

### DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

This addendum to the Middlebury Village Historic District, nominated to the National Register of Historic Places on November 13, 1976, is comprised of two groups of buildings. The southern addition, on Court Street (Route 7), consists of the 33 remaining buildings along this eastern entry to the village of Middlebury. All of these buildings were originally constructed as homes. And although they are generally more modest than the houses of northern Court Street, they maintain the character, scale, and siting of the Court Street section previously listed on the National Register. Besides being situated along a major entryway into Middlebury, these buildings serve as an effective transition between the rural outskirts and the more commercial core of the central core of the town.

The southwestern addition extends the Middlebury Village Historic District boundary along South Main, Franklin, and College Streets to include all the buildings up to the Middlebury College Campus proper. These structures are all 19th and 20th century residences except St. Mary's Church. Like the other addition, these buildings are also smaller and less pretentious and form a defined area between the commercial district, Middlebury College, and the town boundary.

The buildings and structures included in the Middlebury Village Historic District Amendment are as follows (numbers refer to the enclosed sketchmap):

275. 59 Court Street, c. 1875. A 1½-story, wood frame, clapboarded house with the gable end oriented towards the road with a 1-story wing to the north. The main unit of the building is two bays wide with the north bay occupied by the door and the south by a large window with multi-paned transom. A one-story porch with hip roof supported by Tuscan columns runs across the front of the wing; a similar, 1-bay porch protects the door in the main unit.

275A. Modern garage: 1-story, 1-bay, with gable roof. Does not contribute to the historic character of the district.

276. 61 Court Street, 1860-1880. A 2½-story wood frame, aluminum-sided, double house with a small, 1-story addition on the south. The facade of the principal unit measures five bays wide with a pair of doors occupying the central bay. A 1-story porch with an ornamental roof supported by square columns with block capitals has a balustrade which runs across this section.

276A. Garage: 1-story, two-bay, hip roof, clapboard siding. Does not contribute to the historic character of the district.

277. 61½ Court Street, c. 1890. A 2-bay, 2½-story wood frame house with a gable front. A 1-story, front-gable porch with Tuscan posts and a shingled skirt protects the facade. It is a plain, utilitarian structure flanked by more stylish neighbors.

277A. Modern garage: 1-story, one-bay, with gable roof and board and batten siding. Does not contribute to the historic character of the district.

# 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 checked="" 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 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 checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES

BUILDER/ARCHITECT

## STATEMENT OF SIGNIFICANCE

The village of Middlebury, Vermont, is an interesting composition of various elements which reflect an evolution of surprising cohesiveness and outstanding architectural merit. Composed of public and private, residential, commercial, and industrial structures, the village's growth has always been defined and influenced by parks and greens, thoroughfares, and the Otter Creek.

Beginning as a remote outpost, the town quickly prospered due to several factors. Harnessing the Otter Creek and Falls turned Frog Hollow into a large milling center with lumber and marble sawmills and cotton and wool mills spurring the village's growth. As an educational center Middlebury became known for its community-founded college, Middlebury College (organized 1798), and Emma Willard's school, established in 1814, which was the first school in the country providing higher education for women.

The architecture of Middlebury is of an unusually high quality. Almost every major style of the 19th century is represented ranging from Federal to Queen Anne and the caliber and quantity of these styles is impressive. Because of prosperity throughout the 19th century, Middlebury flourished and the town's vitality was reflected in its architecture. The most visible display of this prosperity is seen in the public and private buildings concentrated in or near the center of the village. Most of these are of "high-style" nature and are represented in the Middlebury Village Historic District (entered on the National Register, November 13, 1976). Yet an accurate representation of a village, also includes recognition of the vernacular contributions. This addendum to the Middlebury Village Historic District is composed of two "vernacular" areas in Middlebury that represent housing of the second half of the 19th century and early 20th century. While the houses lack the sophistication so prevalent throughout Middlebury, they exhibit the variety of style typical of Middlebury architecture while simultaneously projecting appearance as cohesive units. These two areas are logical extensions of the Middlebury Village Historic District because they contribute as examples of a later, less pretentious type of housing. The extensions illustrate how a village evolved by the variety of styles, dates, and sizes. And, located on two of the major access roads into the village center, these areas serve as visual announcements of the approaching village.

## 9 MAJOR BIBLIOGRAPHICAL REFERENCES

Andres, Glenn M. A Walking History of Middlebury. Middlebury, Vt.:  
Middlebury Bicentennial Committee, 1975.  
Swift, Samuel. History of the Town of Middlebury. Middlebury, Vt.: Copeland,  
1859 and Rutland, Vt.: Tuttle, 1971.

**ACREAGE NOT VERIFIED**  
**UTM NOT VERIFIED**

## 10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 30 acres <sup>+</sup>/<sub>-</sub>

Quad: Middlebury 15'

Scale: 1:24000

### UTM REFERENCES

#### BOUNDARY #1.

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

B 1,8 6,4,7,5,4,0 4,8,7,3,8,9,0  
ZONE EASTING NORTHING  
D 1,8 6,4,7,1,9,0 4,8,7,4,3,3,0

### VERBAL BOUNDARY DESCRIPTION

See Continuation Sheet 10-1

### BOUNDARY #2

A 18/646440/4874560  
B 18/646560/4874380  
C 18/646280/4874040  
D 18/646170/4874510

## 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

Margaret N. DeLaittre, Architectural Historian

ORGANIZATION

Division for Historic Preservation

DATE

June 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

DATE

9/17/80

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST

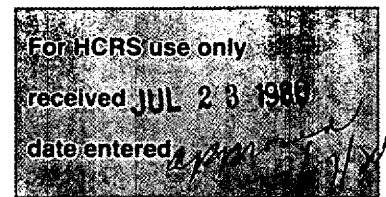
DATE

9/15/80

KEEPER OF THE NATIONAL REGISTER

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

**National Register of Historic Places  
Inventory—Nomination Form**



Continuation sheet 4-1

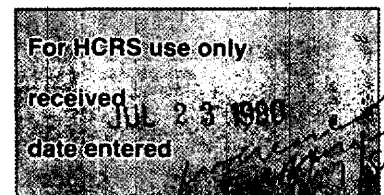
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|---|--|
| <p>275. Dr. Estelle Foote<br/>19 South Pleasant St.<br/>Middlebury, VT 05753</p> <p>276. Alice Lowell<br/>38 South Street<br/>Middlebury, VT 05753</p> <p>277. Mrs. Maurice L. Prenner<br/>61½ Court Street<br/>Middlebury, VT 05753</p> <p>278. George Commins<br/>63 Court Street<br/>Middlebury, VT 05753</p> <p>279. Mary Beck<br/>67 Court Street<br/>Middlebury, VT 05753</p> <p>280. Alfred Rheaume<br/>69 Court Street<br/>Middlebury, VT 05753</p> <p>281. Russell Nason<br/>73 Court Street<br/>Middlebury, VT 05753</p> <p>282. Addison Broadcasting Inc.<br/>Box 150, RFD 3<br/>Middlebury, VT 05753</p> <p>283. Richard Przybytnski<br/>77 Court Street<br/>Middlebury, VT 05753</p> <p>284. Lancelot Phelps<br/>79 Court Street<br/>Middlebury, VT 05753</p> <p>285. Ethel Wimet<br/>81 Court Street<br/>Middlebury, VT 05753</p> <p>286. Ernest Laframboise<br/>83 Court Street<br/>Middlebury, VT 05753</p> <p>287. Arthur A. &amp; Marie A. Jimmo<br/>85 Court Street<br/>Middlebury, VT 05753</p> | <p>288. Florence Seely<br/>89 Court Street<br/>Middlebury, VT 05753</p> <p>289. Daniel and Lois Tiley<br/>91 Court Street<br/>Middlebury, VT 05753</p> <p>290. Lester Butterfield, Jr.<br/>93 Court Street<br/>Middlebury, VT 05753</p> <p>291. Denise D. Shepard<br/>95 Court Street<br/>Middlebury, VT 05753</p> <p>292. Josephine H. Irwin<br/>Box 255<br/>Middlebury, VT 05753</p> <p>293. Josephine Irwin<br/>Box 255<br/>Middlebury, VT 05753</p> <p>294. Clark W. Bryant<br/>99 Court Street<br/>Middlebury, VT 05753</p> <p>295. George Murdoch II<br/>Seminary Street Extension<br/>Middlebury, VT 05753</p> <p>296. Lillian Bingham<br/>102 Court Street<br/>Middlebury, VT 05753</p> <p>297. Warwick Company<br/>52 Colchester Ave.<br/>Burlington, VT 05401</p> <p>298. Beatrice Barnes<br/>94 Court Street<br/>Middlebury, VT 05753</p> <p>299. Edith A. Bullock<br/>86 Court Street<br/>New Haven, VT 05472</p> <p>300. Petco Corp.<br/>South Royalton, VT 05068</p> |
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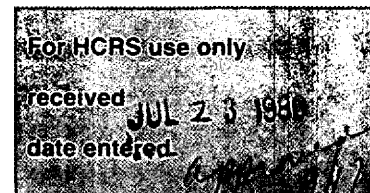
Continuation sheet 4-2

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- |   |  |
|---|--|
| <p>301. Bartley Larrow<br/>80 Court Street<br/>Middlebury, VT 05753</p> <p>302. Genevieve Norton<br/>76 Court Street<br/>Middlebury, VT 05753</p> <p>303. Gladys Brown<br/>74 Court Street<br/>Middlebury, VT 05753</p> <p>304. William and Abigail Sessions<br/>72 Court Street<br/>Middlebury, VT 05753</p> <p>305. Thomas Lawson<br/>70 Court Street<br/>Middlebury, VT 05753</p> <p>306. Stanley Stefanski<br/>68 Court Street<br/>Middlebury, VT 05753</p> <p>307. Harry Phillips<br/>66 Court Street<br/>Middlebury, VT 05753</p> <p>308. Mrs. Ralph Sweet<br/>64 Court Street<br/>Middlebury, VT 05753</p> <p>309. Francis Phelps<br/>62 Court Street<br/>Middlebury, VT 05753</p> <p>310. Margaret Strolle<br/>109 South Main St.<br/>Middlebury, VT 05753</p> <p>311. Middlebury College Business Office<br/>111 South Main St.<br/>Middlebury, VT 05753</p> <p>312. Gene Fletcher<br/>P.O. Box 536<br/>Middlebury, VT 05753</p> <p>313. Gene &amp; Barbara Fletcher<br/>P.O. Box 536<br/>Middlebury, VT 05753</p> | <p>314. Marjorie Rosane<br/>121 South Main St.<br/>Middlebury, VT 05753</p> <p>315. Ruth Hesselgrave<br/>123 South Main St.<br/>Middlebury, VT 05753</p> <p>316. Grant &amp; Kathy Harnest<br/>125 South Main St.<br/>Middlebury, VT 05753</p> <p>317. Middlebury College<br/>118 South Main St.<br/>Middlebury, VT 05753</p> <p>318. Ronald McKinnon<br/>116 South Main St.<br/>Middlebury, VT 05753</p> <p>319. Charles Fisher<br/>112-114 South Main St.<br/>Middlebury, VT 05753</p> <p>320. Ellsworth Dragon<br/>110 South Main St.<br/>Middlebury, VT 05753</p> <p>321. John A. Phillips, Jr.<br/>108 South Main St.<br/>Middlebury, VT 05753</p> <p>322. Allen Smith<br/>106 South Main St.<br/>Middlebury, VT 05753</p> <p>323. Steve Roberts<br/>3 Franklin Street<br/>Middlebury, VT 05753</p> <p>324. Margaret Johnson<br/>4 Franklin Street<br/>Middlebury, VT 05753</p> <p>325. Harold &amp; Ruth Sperry<br/>Box 493<br/>Middlebury, VT 05753</p> <p>326. Laurette Cooke<br/>1 Park Place<br/>Crown Point, NY 12928</p> |
|---|--|

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327. William Murphy  
7 Franklin St.  
Middlebury, VT 05753
328. St. Mary's Church  
College Street  
Middlebury, VT 05753
329. St. Mary's Church  
College Street  
Middlebury, VT 05753
330. Middlebury College  
18 College Street  
Middlebury, VT 05753
331. William & Katherine Clark  
17A College Street  
Middlebury, VT 05753
332. William & Katherine Clark  
17 College Street  
Middlebury, VT 05753
333. Florence Foutier  
16 College Street  
Middlebury, VT 05753
334. Stowe Shoemaker  
15 College Street  
Middlebury, VT 05753
335. Dr. Wayne & Natalie Peters  
14 College Street  
Middlebury, VT 05753
336. Donald & Julie Keeler  
13-13½ College Street  
Middlebury, VT 05753
337. John Leehman  
12 College Street  
Middlebury, VT 05753
338. Ferdinand and Beatrice Audet  
11 College Street  
Middlebury, VT 05753
339. Middlebury IDY  
Middlebury, VT 05753

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278. 63 Court Street, c. 1855. A 1½-story, wood frame, Gothic Revival cottage with gable roof broken at center front by a steeply pitched, gable-roofed dormer. The roof of the wing running toward the south is constructed in the same fashion with the dormer repeated. Originally the principal unit measured five bays but later alterations, such as a bay window and resheathing with aluminum siding, have concealed some of the windows. A 1-story entrance porch with hip roof and Tuscan columns protects the central entrance and a 1-story porch with turned posts runs across the facade of the wing.

278A. Modern Garage: 1½-story, 2-bay, with gable roof and barn siding. Does not contribute to historic character of district.

279. 67 Court Street, c. 1885. A 2½-story, wood frame, clapboarded and gable roofed house, and laid out on an L-plan. The southern, gable fronted, end of the house projects toward the road and is characterized by the large plate glass window with leaded stained glass transom and by the canted corners at the first floor level. The entrance is contained in the north wall of this unit, near the interior angle of the ell and is protected by a Tuscan columned porch with turned balustrades. It is a decorative design with pleasing proportions.

279A. Carriage barn, c. 1885: traditional style with 1½ stories, gable roof, hayloft opening above large bay opening. Clapboard siding.

280. 69 Court Street, c. 1868. A 2-story, wood frame, aluminum-sided house with gable roof. L-shape plan with wing running to the south, but also with small, 1-story, flat-roofed wing to north. A large window with transom dominates the projecting gable section. The entrances are contained in the wings. A porch with openwork brackets, chamfered columns and balustrade runs across the front.

280A. Garage, c. 1868: 1½-story, 2 x 1 bay, gable roof with clapboard. Hayloft opening on gable side.

281. 71-73 Court Street, mid-19th century. A 1½-story, wood frame, aluminum-sided, gable roofed house with its long axis parallel to the road. The building has been extensively altered: the fenestration is irregular except on the second floor where it consists of four evenly spaced half-windows. A shed-roofed porch runs across the center of the front and a shed roofed, novelty sided garage is attached to the south elevation.

282. 75 Court Street, c. 1870. A 1½-story, wood frame house with its gable end facing the road. The building has been completely reworked with metal siding, 1/1 windows, and an unsympathetic bay window.

283. 77 Court Street, c. 1870. A 1½-story, wood frame, clapboarded house with the gable end oriented to the front. The first floor elevation measures three bays with the door in the northernmost one; the second measures two bays. A 1-story hip roofed porch supported by turned posts with openwork brackets extending across the front.

283A. Garage: gable roof, clapboard siding, 2-story, 1-bay.



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284. 79 Court Street, c. 1870. A 3-bay, 2-story, wood frame, clapboarded house with a gable front. A 1-story hip-roofed porch with Tuscan columns and clapboard skirting extends across the front elevation. There is a side entrance and both sides have knee windows under the eaves. This house has been sensitively restored.

284A. Garage: 1-story, 1-bay with shed roof and clapboard siding and lean-to attached. Does not contribute to historic character of district.

285. 81 Court Street, c. 1860's. A 1½-story, wood frame, clapboarded, gable-roofed house laid out on an L plan with a Victorian porch with bracketed capitals, turned posts and balustrades.

286. 83 Court Street, 1860's. A 1½-story, wood frame, gable roofed, stuccoed house on an L plan. A 1-story, screened-in porch with shingled skirt wraps around the front and south side of the gable-fronted section.

286A. Garage: 1-story, 2 x 1 bays, hip roof, and clapboard siding. Does not contribute to historic character of district.

287. 85 Court Street, early 20th century. A 2½-story, wood frame, aluminum-sided house with a gambrel roof extended by shed-roofed dormers so as to almost form a gable roof. The building measures three bays across the front with the door and its gable roofed entry porch at the center of the front. A 1-story wing extends to the south.

287A. Garage: 1½-story, 2-bay, with gambrel roof. This outbuilding is similar in design and use of materials to the main house.

287B. Garage: 1-story, 2-bay garage. Does not contribute to historic character of district.

288. 89 Court Street, 1860's. A 2½-story, wood frame, clapboarded house has its gable end facing the road. The building measures three bays across the front with the entrance occupying the central bay which is slightly offset to the south, suggesting that there might have once been two doors. A 1-story porch with turned work of c. 1880 runs along the front of the south side. A wing extends to the south.

289. 91 Court Street, 1870's utilitarian. A 2½-story, wood frame, clapboarded house with a slate-sheathed gable roof laid out on an L plan with a gable-ended unit to the north. A 1-story enclosed porch stretches across the front of the wing. The windows are segmentally curved at the top and capped by shaped segmental lintels.

289A. Carriage barn, c. 1870's: 1½-story, 2-bay, clapboard siding. The window design of the house is repeated with those of the garage.

290. 93 Court Street, 1860's utilitarian. A 1 3/4-story, wood frame, two-family house, sheathed with asbestos shingles and capped with an asphalt-shingled gable roof. The long side of the house is set parallel to the road and is divided into three double bays. The door occupies the central bay and is protected by a single bay porch with gable roof and segmentally arched ceiling supported on square wooden posts. This house retains good, basic lines but the detailing and fabric has been destroyed.

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290A. Garage: 1-story, 2-bay, hip roof, and clapboard siding. Does not contribute to the historic character of the district.

291. 95 Court Street, c. 1870 Italianate. A 2½-story, wood frame, gable-ended building with gable roof sheathed with asphalt shingles. Most of the original Italianate detailing and the original doorway have been covered by aluminum siding, but the deep entablature, paired pendant brackets, and partial returns of the cornice are still visible and are extraordinarily large for the size of the house. The 1½-story, gable roofed wing which runs to the south contains the entrance. The alterations may be reversible to some extent and restoration should be considered.

292. Carriage House at 95 Court Street, 1870's. A 1½-story, wood frame, clapboarded structure with gable roof topped by a central louvered cupola with hip roof and finial. The central door along the long side of the building (west) has a semicircular blind transom elaborated by decorative stickwork. The cornice is supported by simple brackets.

293. 97 Court Street, c. 1860. A 1½-story, wood frame, clapboarded house with gable roof, laid out on an L plan. The 1-story porch across the front facade has been extended to the south and developed as a contemporary wooden screen porte-cochere - garage. The modern southern wing of the house is effectively hidden by this screen.

294. 99 Court Street, c. 1860. A 1½-story, wood frame, clapboarded house oriented gable end to the road with a wing attached to the south elevation and an ell attached to the east elevation. This late Greek Revival structure has a molded box cornice and frieze, a louvered circular opening in the gable peak and an umbrage porch in the southern wing. The doorway, which occupies the south bay of the gable front, is flanked by full sidelights and, like the windows, has a plain lintel. A porch with Tuscan columns extends across the west and south elevations.

294A. Carriage Barn, c. 1860. 1½-story, 2-bay, gable roof, and clapboard siding. Typical of carriage barns, there is a hayloft opening above the bays and a window (6-pane fixed) in the gable peak.

295. 101 Court Street, c. 1860 vernacular Greek Revival. A 1½-story, wood frame, clapboarded house with gable roof, plain cornice returns and center chimney. Its long axis is set parallel to the road and measures five bays across with the door at the center. A 1-story enclosed porch runs across the front. A 1-story wing runs to the south and contains a central entry whose 1-bay Victorian entry porch has recently been removed. A bay window on the south wall of the main block occupies the angle between the main unit and wing.

296. 102 Court Street, mid-19th century. A 2½-story, 3-bay, wood frame, clapboarded house with gable roof and central chimney. A 1-story porch with turned posts and brackets and a spindled balustrade, typical of the 1880's, runs across the front and the south side. Central entrance.

296A. Garage: 1-story, 1-bay with gable roof and clapboard siding. Does not contribute to historic character of district.

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date entered	

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297. 98 Court Street, 1950's. A 1-story, wood frame, aluminum-sided house with projecting entry bay, sheathed with cut block stones and containing a chimney on the north-east corner and a metal Colonial Revival door on the southeast corner. Its gable roof is shingled.

Because of the date of construction, this building does not contribute to the historic character of the district.

297A. Modern metal pre-fab garage: 1-story, 2x2 bay. Does not contribute to the historic character of the district.

298. 94 Court Street, 1940's. A 1½-story, wood frame, clapboard, "Tudor" cottage with a gable fronted entryway dominated by a steeply-pitched asymmetrical roof.

Because of the date of construction, this building does not contribute to the character of the district.

299. 86 Court Street, Ira Allen House, 1818. A 2-story, wood frame house sheathed with asphalt "bricks" and oriented gable end to the road. The doorway, occupying the southernmost bay of the 3-bay facade, is a vernacular combination of a classical, pedimented lintel supported on plain Doric pilasters and a pair of lathe-turned porch posts which are set over the center of each pilaster. The door itself is recessed and is flanked by full sidelights. Plain surrounds set off the 6/6 windows. The low-gable roof is slate. This building was erected by Ira Allen in 1818 on the 16 Court Street lot (presently the Keeler Service Station). It was moved to its present site in 1941.

299A. A 2-story, wood frame, asphalt "brick" sheathed garage/apartment building is set back to the south.

300. Petco Service Station, 1950's. Does not contribute to historic character of district.

301. 80 Court Street, early 20th century. A 1½-story, wood frame, aluminum-sided building with an asphalt shingle roof. Oriented gable end front, the facade measures three bays across with the center bay containing the door protected by a projecting entry gable porch. There are short cornice returns, although essentially no eaves.

302. 76 Court Street, c. 1910. A large 2½-story, wood frame, rectangular bungalow with slate-sheathed hip roof interrupted by a dormer at center front. The first story of the two-bay building is sheathed with narrow clapboards; the second story with shingles. The porch, running across the front of the main unit, has a low pitched pediment roof supported on battered posts which, in turn, rest on brick piers. A 1-story wing runs to the south.

302A. Garage: small, 1-story, 1-bay with board and batten and clapboard siding with box cornice returns. While this building appears relatively new, it is a pleasing design. Does not contribute to the historic character of the district.

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302B. Modern "ranch style" garage: large, 1-bay, 1-story with metal siding and low gable roof. Does not contribute to the historic character of the district.

303. 74 Court Street, early 20th century. A high, 2½-story, wood frame, three-bay, shingled house with gable r-of. Central entrance is protected by a 1-bay, hip-roofed porch. It is a utilitarian, yet inoffensive, design.

303A. Garage: 1½-story, 2-bay, with clapboard siding. Does not contribute to the historic character of the district.

304. 72 Court Street, 1890's. A high, 2½-story, wood frame, clapboarded house set gable end to the road. A Tuscan-columned porch extends across the first floor of the three-bay facade; a triple window with bracketed cornice and a single window occupy the second story, and a double window with upper sashes leaded in a decorative fashion and with bracket-supported cornice light the attic level. The peak of the gable contains a false, decorative exterior truss. There is a bay window on the first floor on the east side.

305. 70 Court Street, 1890's. This house is identical to 72 Court Street except that two doors occupy the northeast bay of the first floor, the false truss of the gable peak is absent, and the detailing of the porch is different because of shingle skirting and square columns.

305A. Carriage Barn, c. 1890's. Large, 1½-story, gable roof, clapboard siding, hayloft in center below which on right is a garage bay.

306. 68 Court Street, 1890's. Identical to 72 Court Street except for the detailing of the porch, which has turned balusters.

306A. Garage: 1-story, 3-bay, hip roof, clapboard siding. Each bay has a double-leaf door.

307. 66 Court Street, 1890's. A 2½-story, 2-bay house oriented gable end front and sheathed with rusticated, cut block stone on the first floor, shingles on the second and slate for the roof. A porch with Tuscan columns extends across the front elevation. The south elevation contains a 2-story bay window. Molded box cornice and returns.

307A. Garage: 1-story, 2-bay, with hip roof and asbestos siding. Brick chimney. Identical to #308A and B except in siding.

308. 64 Court Street, early 20th century. A 2½-story, 3-bay, wood frame, aluminum sided, Colonial Revival house with gable roof. The central entrance has sidelights and a denticulated cornice. It is flanked by large plate glass windows with multipaned transoms. A 1-story porch supported on paired Ionic columns resting on brick piers stretches across the front. A 1-story bay window is found on the north elevation. A Palladian window occupies the central bay of the second story. Paired quadrant windows are set in the gable peaks.

308A. Garage: 1-story, 2-bay, with hip roof. Clapboard siding. Identical to 307A except siding.

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308B. Storage: same as 308A.

309. 62 Court Street, 1840's. A 1½-story, wood frame, clapboarded house, with a gable front and a 1-story wing on the south. The first story of the facade is divided into three bays with the door occupying the south bay. A 1-story porch of chamfered columns and valences of turned balusters runs across the front. A triangular light with scrollwork applique across its base is set in the peak of the gable. A 3-bay wing has a 2-bay porch identical to that of the front.

The following structures make up the southwestern addition to the Middlebury Village Historic District:

310. 109 South Main Street, c. 1948. A 2½-story, 3-bay, wood frame, clapboarded Colonial Revival with gable roof. The projecting central entry consists of a fanlighted doorway in architrave surround protected by a Tuscan columned, gable roofed porch.

Because of the date of construction, this building does not contribute to the character of the district.

311. 111 South Main Street, c. 1875. A 2½-story, wood frame, clapboarded Italianate house with slate-sheathed roof. The house is asymmetrical in plan: the principal unit is oriented with its gable end to the road with a slightly lower wing extending to the east. A 2-story porch is attached to the west elevation. The building is distinguished for its heavy woodwork: molded box cornice, frieze with convex molded panels, paired pendant brackets and corner pilasters with round-ended panels. Modillioned entrance porch protects paired doors with round-headed lights. Modillioned bay window flanks entrance.

311A. Carriage barn, c. 1875. 1½-story with gable roof and cupola with vents. Clapboard siding, 3 x 3 bays with opening on left of center. Decorative detailing includes pedimented lintels on windows and doors, cornice returns, plain cornerboards, and frieze. This is an outstanding carriage barn and complements its house.

312. 117 South Main Street, Waite Funeral Home, c. 1895. A 2½-story, 3-bay, wood frame, aluminum-sided Colonial Revival house with slate-sheathed hip roof. The central doorway has leaded stained-glass sidelights flanked by pilasters bearing a denticulated entablature. A 1-story porch with Tuscan columns and turned balustrades runs from the conically roofed pavilion at the north corner to the belcast, hip-roofed porte-cochere at the northwest. Pedimented dormers break the main roofline at the center on each side.

312A. Gable-roofed carriage barn with louvered cross-gabled cupola.

313. 119 South Main Street, 1860's. A 2½-story, wood frame, clapboarded house oriented gable end to the road with a 2½-story ell set slightly to the east. Facade has been remodelled: the original entry, which occupied the west bay, has been replaced by a Colonial Revival doorway with fluted pilasters and triglyphs and metopes; a triple window has been added to the east bay; and a pair of quarter-round windows have been inserted on either side of the double rectangular window in the second floor gable front. The shaped cornice board and posts of the small porch on the east are probably original.

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314. 121 South Main Street, second half of the 19th century. A 2½-story wood frame, aluminum-sided house oriented gable end to the road with a wing of equal height extending to the west. The doorway is located in the eastern bay. Most of the building's original fabric has been covered up or removed, but a 1-story porch along the north and east sides has woodwork typical of the late 19th century with plain posts and valance.

315. 123 South Main Street, early 19th century. A 2½-story, wood frame, clapboarded "I" house with a 2-story ell. Both sections are capped by gable roofs. The principal unit is oriented long axis parallel to the road and measures three bays across. The doorway occupies the central bay and is flanked by pilasters, which in turn are flanked by 2/3-length sidelights; all are embraced by a pedimented lintel. The doorway is protected by a 1-bay entry porch with scroll-sawn work, probably dating from the 1860's or 1870's.

316. 125 South Main Street, early 19th century. A 2-story, wood frame, clapboarded house with hip roof broken by a central chimney. This structure is either an early 19th century home with nothing remaining of its original exterior fabric or a new building.

317. 118 South Main Street, early 19th century. A 1½-story, wood frame, aluminum sided cape with center chimney and a 1-bay enclosed gabled entry porch in the center. Dormers run almost the entire length of facade. A series of ells (offset to the east) stretches off the rear.

318. 116 South Main Street, c. 1865. A 1½-story, wood frame, clapboarded house with gable roof. The 3-bay facade is characterized by a central entry and a continuous shed dormer. An ell leads to the 2½-story attached "barn".

319. 112-114 South Main Street, c. 1840. A 2½-story, wood frame, clapboarded house with twin end chimneys. 3/4-sidelighted entrance at center of five bays has heavy molded entablature and pilaster surround. Other details consist of molded box cornice, plain frieze, returns and wide corner boards. Sash is 6/6 except for 12/8 window in gable peak. A porch with Tuscan columns and turned balustrade spans the central three bays of the entrance.

320. 110 South Main Street, c. 1870. A 2½-story, wood frame, clapboarded house set gable end to the road. The door occupies the most westerly of the three bays of the front elevation and is surmounted by a rectangular light. This light is reflected in shape in the rectangular 5/5 window of the gable peak. A heavy, molded box cornice and frieze run along the long sides supported by scroll brackets, as are the cornice returns.

321. 108 South Main Street, c. 1895. A 2½-story, wood frame house set gable end to the front with a cornice that returns the full distance across the front to form a pediment. The building is clapboarded on the first floor; asphalt-shingled on the second and novelty-sided in the peak. A lower wing runs to the east on a plane flush with that of the front elevation. The fenestration is asymmetrical. A hip roofed porch with square columns and a shingled railing extends across the front. There is a projecting side entrance on the west elevation. Modern, 3-bay garage attached in rear.

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322. 106 South Main Street, c. 1870 (wing is earlier). This building is identical to #320 (110 South Main Street) except for a 1-story western wing with low gable roof, more steeply pitched toward the rear than the front. This wing probably predates the main part of the building. The gabled, Tuscan columned entrance porch with arched soffit and the hip roofed sun porch in the angle of the main block and the wing are later additions.

323. 3 Franklin Street, first half 19th century. A 1½-story, wood frame, asphalt shingled house with gable end facing the road and with a 1-story, 2-bay entry porch. The sash is 6/6 except in gable peak which has 9/6. There is a one-story wing in the rear.

323A. Garage has a jerkinhead roof and has 2 bays and clapboard siding.

324. 3½-4 Franklin Street, mid 19th century. A 1½-story, wood frame, clapboarded house with gable end oriented toward the road and with wing set to the north. The house has a 3/4 sidelighted door, a 1-bay projecting gabled entrance porch, a deep cornice, and wide plain frieze. There is an enclosed porch across wing.

324A. Garage: 1½-story, 1-bay, with gable roof, clapboard siding, and a 1-story shed attached.

325. 5 Franklin Street, early 19th century. A 1½-story, wood frame, clapboarded cape with center chimney, oriented long axis parallel to the road. The door occupies the center bay of the facade. Cornice returns, simple frieze.

325A. Garage: 1½-story, 2-bay, with gable roof, clapboard siding and 9/6 window in gable peak.

326. 7 Franklin Street, early 20th century. A 2½-story, wood frame, clapboarded and gable-roofed house set with long axis parallel to the road. The facade of this Colonial Revival structure measures three bays with the door and its enclosed porch occupying the center bay.

326A. Modern garage: 1-story, 2-bay, hip roof clapboard siding, and a small cupola with vents on roof. Does not contribute to the historic character of the district.

327. 8 Franklin Street, 1950's. A 1½-story, wood frame, clapboarded and gable roofed house with long axis parallel to the road. The facade measures three bays. An ell extends to the rear. Attached garage which has 1 bay, cupola, clapboard siding.

328. 19 College Street, The Rectory, St. Mary's Church, late 1840's. A 2½-story, wood frame, clapboarded house with slate-sheathed gable roof. The building is sited with its gable end toward College Street but faces the east toward the village. The facade is divided into two bays: the southern one is occupied by a door with full-length, multipaned sidelights; the northern bay is filled in a similar fashion except that there is a window instead of a door, but it, too, is flanked by full-length sidelights. The two bays of the second story are occupied by windows. A 1-story porch with chamfered columns, capitals and carved spandrels typical of the 1870's stretches across this facade.

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A 2½-story, 4-bay ell runs to the west; its 1-story enclosed porch and polygonal bay window are later additions.

Nathan and Harriet Myrick left this house and its 13 acre lot to Bishop deGoesbriand in 1869.

329. St. Mary's, northwest corner of College and Shannon Streets, American Gothic/Romanesque, 1902-10. A large church entirely constructed of marble from the nearby Brandon Marble Company and capped with a slate sheathed roof. With its 68' front gable end facing College Street, the church stretches back eight bays and 145' to terminate in a polygonal apse. The crossing is indicated on the exterior by slightly projecting gable roofed pavilions whose facades are treated as arched, recessed panels and whose windows are slightly more elaborate than those of the other bays.

The principal, gable fronted facade consists of an elaborate entryway with marble screen composed of a Gothic arch embracing a round arch containing the doorway with a transom composed of three contiguous circles. Tall, narrow, arched windows are visible through the screen. A "rose" window composed of large and small circles surmounts the entryway on the second floor. Directly above this window, at attic level is a triple arched window. The gable peak is filled with a pattern of small marble squares.

Flanking the gable facade on the east is a 3-story, square, crenelated tower with open belfry composed of paired Tuscan, arched windows. On the west is a 3-story round turret, a 2-story gable roofed ring projecting toward the west, off of which springs a 1-story porte-cochere.

Construction on the church was first begun in 1892 with designs by George Gurnsey. A cornerstone was laid in 1895, but work ceased shortly after that due to lack of funds. By 1902 the building fund had been replenished but Gurnsey had died without completing the drawings. The Troy, New York, firm of Hopkins and Casey were hired with J. T. Shannon of Worcester, Massachusetts, as the general contractor. Since it had been exposed to the weather for 10 years, all the original construction was removed. The new designs were described as "Renaissance" in style, yet the church is actually a fusion of the Romanesque and American Gothic.

By 1903 the basement was sufficiently complete to hold a mass there; in 1907, the first mass was offered upstairs, and by 1909-10, the "art glass" and organ were installed. Most of the beautifully executed stonework was done by local artisans; a good deal of it was donated. The interior of the church was remodeled in 1972 to conform to changes in the liturgy.

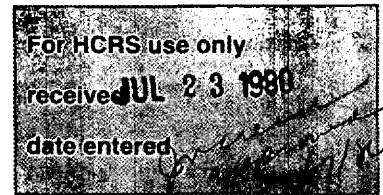
330. 18 College Street, c. 1935. A 2-story, wood frame, shingled bungalow of irregular composition. Its form is dominated by two jerkinhead roofed wings intersecting at right angles. The entrance porch, at the southwest corner of the structure, also has a jerkinhead roof as well as "moderne" inspired woodwork.

Although this house is a good example of a bungalow, it does not qualify for the National Register because of its age.



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331. 17A College Street, 1940's - 50's. A 1-story, wood frame, clapboarded dwelling with gable roof, set with its long axis parallel to the road. Because of date of construction, it does not contribute to the historic character of the district.

332. 17 College Street, 1940's. A 2½-story, wood frame, clapboarded and gable roofed house with a 1-story addition to the east. The entry occupies the western bay of the three-bay facade. Because of the date of construction, it does not contribute to the historic character of the district.

333. 16 College Street, 1820's. A 2½-story, wood frame, aluminum-sided house (oriented gable end to the road) with ell to the rear. A 1-story enclosed porch spans the entire front. The semi-circular window in the peak of the gable has been covered by the siding.

334. 15 College Street, mid-19th century. A 1½-story, wood frame, stuccoed house with an ell to the rear. A 1-story enclosed porch covers most of the front of the house.

334A. Garage: 1½-story, 2-bay, gable roof, german board siding. Does not contribute to the historic character of the district.

335. 14 College Street, first half 19th century. A 1½-story, wood frame house with a gable front. The original section is 3 x 3 bays; an offset ell is added in the rear. Greek Revival detailing includes corner pilasters and full cornice. This house is similar to #336, 337, and 338.

335A. Garage: 2-bay with hip roof and clapboard siding. Does not contribute to the historic character of the district.

336. 13-13½ College Street, first half 19th century. A 1½-story, wood frame house with a gable front three bays wide. The rear section is an offset ell. Though the building now has aluminum siding, yet some of the original Greek Revival details have been retained: corner pilasters with capitals and the doorway with sidelights.

336A. Garage: 1-story, 2-bay with asbestos shingle siding. Does not contribute to the historic character of the district.

337. 12 College Street, first half 19th century. A 1½-story, wood frame house with a gable front three bays wide. An offset ell was added in the rear and a 1-story, flat-roof porch on the east side. There are partial cornice returns.

338. 11 College Street, first half 19th century. Like its neighbors, #335, 336, and 337, this house is a 1½-story, wood frame structure with a gable front. An ell is attached to the rear. The building now has aluminum siding.

338A. Garage: 1½-story, 2-bay, gable roof with shed dormer on west, clapboard siding and a bracketed cornice.

339. Storrs Park (Starr Park, Academy Park, Franklin Street Park): An irregular rectangle of land bounded by College, Shannon (or Franklin Street extension), Franklin and South Main Streets which serves as a visual and physical gateway between the town and Middlebury College.

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Given to the town by Seth Storrs and his neighbors for a grammar school, this park has been operated by the Addison County Grammar School Corporation since 1797. The corporation erected and managed the first Academy (which also served as the first home of Middlebury College from 1800-1805 and then again after 1844) until 1867 when the building and land were leased to School District No. 4 to operate the grammar school and build a high school with the condition that the Grammar School Corporation would have representation on the Board equal to that of the Village Trustees. This arrangement continued until 1956 when the Union High School District No. 3 constructed a new building on Charles Avenue. In 1959 the Court of Chancery ruled that since the Addison County Grammar School Corporation no longer operated a school that the buildings and the land east of a point 30 feet west of the school wall become property of the town, provided that these continue to be used for education, recreational or municipal purposes. Should the land or buildings be used for other purposes, ownership would revert to the Corporation. The remaining land, Storrs Park, was to be maintained as a public park with the Grammar School Corporation serving as proprietor and as watchdog for the continued appropriate uses for the remaining land and buildings.

<sup>1</sup> Legally, the western boundary of Storrs Park, as described in Chancery Docket 954, July 29, 1959, is Storrs Avenue. However, Storrs Avenue was realigned when the Middlebury College Science was constructed, so that it no longer appears to be a boundary. The section of roadway that now bounds the park on the west could be considered either an extension of Franklin Street or Shannon Street, but since there has been no need for a name, neither has ever been established. Hence, in this nomination, it is referred to by both names

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES  
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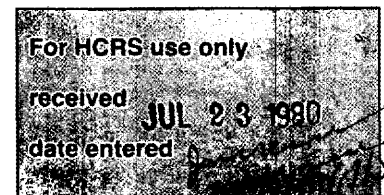
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comp. by Middlebury College, Dept. of Art. "Village of Middlebury: Research for  
National Register Nomination:" 1973.

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Boundary #1 is as follows:

The boundary of the southeastern addition begins at a Point A (Middlebury Village Historic District's Point BB) at the northeastern corner of the 59 Court Street property and proceeds in a southeasterly direction along the rear property lines of 59-101 Court Street (#'s 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295) to a Point B, the southeastern corner of the 101 Court Street property (#295). The line then proceeds generally west along the southern property line of said property and an extension of this line to Point C, a point located on the center line of Court Street. The line then proceeds generally north along said center line to Point D, a point which intersects with an easterly extension of the southern property line of 102 Court Street (#296). The line then proceeds generally west along said extension and southern property line to Point E, the southwestern corner of said property. The line then proceeds generally north along the rear property lines of 102 - 62 Court Street (#'s 296-309) to Point F, the northwestern corner of 62 Court Street (#309). The line then proceeds generally east along the northern property line of said property and an easterly extension of this line, crossing Court Street, and proceeding along the northern property, line of 59 Court Street (#275) to Point A, the point of beginning.

Boundary #2 is as follows:

The boundary of the southwestern addition to the Middlebury Village Historic District commences at a Point G, the northeastern corner of the 109 South Main Street property (#310), and then proceeds generally southwest along the rear property lines of 109 - 125 South Main Street (#'s 310-316) to Point H, the southwestern corner of the 125 South Main Street property (#316). The line then proceeds generally northwest along the western property line of 125 South Main Street, and an extension of said line to Point I, a point on the center line of South Main Street. The line then proceeds generally northeast along said center line to Point J, a point which intersects with a southeasterly extension of the center line of Storrs Avenue. The line then proceeds in a northwesterly direction along said extension, center line, and an extension of said center line to Point K, a point on the center line of Franklin Street which intersects with the extension of the center line of Storrs Avenue. The line then proceeds generally west along the Franklin Street center line until it meets the center line of Shannon Street, Point L. The line then proceeds generally north along the Shannon Street center line until it meets the center line of College Street, Point M. The line then proceeds generally west along said center line of Point N, the intersection of the center line with a southerly extension of the western boundary of the 19 College Street property (#328). The line then proceeds generally north along said extension and western property line to Point O, the northwest corner of the 19 College Street property. The line then proceeds generally east along the rear property lines of 19 - 11 College Street properties (#'s 328-337, and crossing Shannon Street) to Point P, the northeast corner of the 11 College Street property (#338). At this point, the boundary line has intersected with the boundary of the Middlebury Village Historic District (Point N) which it assumes and begins to travel south, first along the ~~western~~<sup>eastern</sup> property line of 10 College Street (#338), then along an extension of that line in a straight line traveling in a southerly direction crossing College Street and Storrs Park, where it assumes the western boundary of the town of Middlebury's property line, 40 feet from the west wall of the school, and continuing in a southerly direction, crossing Franklin Street, and

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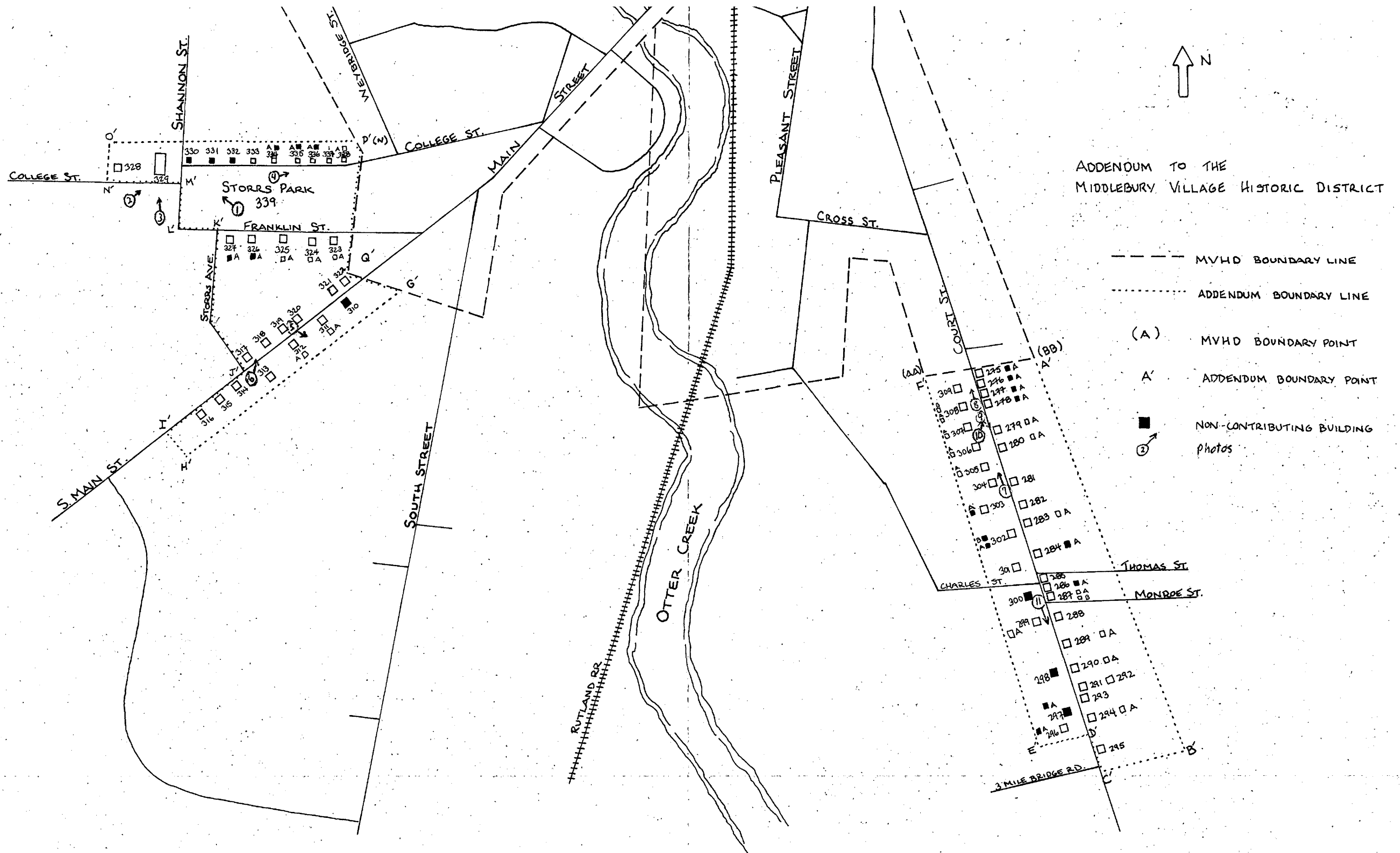
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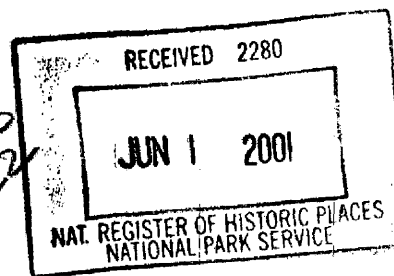
continuing along the eastern property line of <sup>#3</sup>Franklin Street (#323) to Point Q, the southeast corner of said property and the northeast corner of 106 South Main Street (#322). The line then proceeds generally east along the northeast property line of 106 Main Street and an extension of said line to the northeast property line of 109 South Main Street (#310) and along this line to Point G, the point of beginning.

The boundaries of the Middlebury Village Historic District Amendment incorporate only the immediate land concerned with the nominated buildings. This amendment to the original nominated district encompasses properties which contribute to the historical and architectural character of Middlebury Village. The extensions represent a less pretentious collection of architectural styles and, together with the more "high style" structures of the original nomination, illustrate the typical variety of styles, dates, and sizes found in a large village.



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 Middlebury Village Historic District (no boundary change)

other names/site number Amendment to the Middlebury Village Historic District

2. Location

street & number 29 1/2 North Pleasant Street n/a not for publication

city or town Middlebury n/a vicinity

state Vermont code VT county Addison code 001 zip code 05753

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 forth 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.)

Gwilym Williams 5/29/01  
Signature of certifying official/Title Date

Vermont State Historic Preservation Office  
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): \_\_\_\_\_

low  
Signature of the Keeper

\_\_\_\_\_  
Date of Action

Additional Documentation Accepted

Edson H. Beall 6/28/01

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 the count.)

Contributing	Noncontributing
1	
	buildings
	sites
	structures
	objects
1	
	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

339

6. Function or Use

Historic Functions

(Enter categories from instructions)

Agriculture/storage

Domestic/single dwelling

Current Functions

(Enter categories from instructions)

Domestic/single dwelling

7. Description

Architectural Classification

(Enter categories from instructions)

No style

Materials

(Enter categories from instructions)

foundation stone

walls weatherboard

roof slate

other brick

concrete

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

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

Property is:

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

### 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):

- ☐ 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 # \_\_\_\_\_

### Areas of Significance

(Enter categories from instructions)

Agriculture

Social History

### Period of Significance

### Significant Dates

### Significant Person

(Complete if Criterion B is marked above)

### Cultural Affiliation

### Architect/Builder

### Primary location of additional data:

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☐ Local government
- ☐ University
- ☐ Other

Name of repository:

Addison County, Vermont  
County and State

**Acreage of Property** \_\_\_\_\_

## (Place additional UTM references on a continuation sheet.)

1			
	Zone	Easting	Northing
2			

3 Zone Easting Northing

4

☐ See continuation sheet

**Verbal Boundary Description:**  
(Describe the boundaries of the property on a continuation sheet.)

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

name/title Liz Pritchett, Historic Preservation Consultant

organization Liz Pritchett Associates date November 18, 1998

street & number 46 East State Street telephone 802-229-1035

city or town Mōntpeliier state Vermont zip code 05602

Submit the following items with the completed form:

## Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Representative **black and white** photographs of the property.

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

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

name North Pleasant Street Housing Limited Partnership

street & number c/o Housing Vermont telephone 802-863-8424

131 Main Street, 8th floor

city or town Burlington state Vermont zip code 05401

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 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 Reduction Projects (1024-0018), Washington, DC 20503.

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

Amendment to the Middlebury Village Historic District  
Addison County, Middlebury, Vermont

Section number 7 Page 1

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**Site 340**

**29 ½ North Pleasant Street**

29 ½ North Pleasant Street is a vernacular house located on a west-facing site directly southeast of 31 North Pleasant Street. The house is set back from the east side of North Pleasant Street at the end of a long driveway in a residential area one block from downtown Middlebury. 29 ½ North Pleasant Street appears to date from around 1870. According to historic maps, the building was originally a storage barn for "agricultural implements" and appears to have been converted into a single family dwelling around 1940. The property has recently been rehabilitated for low and moderate income housing under the Rehabilitation Investment Tax Credit program administered by the National Park Service.

The house has a one and one-half story, gable roof, two-by-two bay main block that is attached to a one and one-half story contemporaneous north side ell. The ell functions as a storage shed/ garage. The one-story, shed roof, enclosed entry porch on the east facade of the main block appears to be a c. 1940 replacement, and a c. 1990, one-story, shallow gable roof appendage across the west facade obscures the former west side entrance. Historic features that exist on the exterior include the massing (except for the west end addition), six-over-six and two-over-two windows, slate roofing shingles on the main block and ell, a brick chimney on the north slope of the main block, clapboard siding with corner board, fascia, and water table trim, a raking eaves with box cornice, and three pass doors on the ell. Interior historic features that have been retained include wide board flooring in the main block on both first and second stories, a stairway with c. 1910 Colonial Revival style, square, paneled, newel post, and plaster exterior walls and ceilings in the upstairs bedrooms. In general, the building retains its integrity of materials, location, design, setting, feeling, association, and workmanship.

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

Amendment to the Middlebury Village Historic District  
Addison County, Middlebury, Vermont

Section number 8 Page 1

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**Statement of Significance**

The Middlebury Village Historic District, originally comprised of two hundred seventy-four structures, was entered on the National Register of Historic Places on November 13, 1976. An amendment to the district increased the total structures to three hundred thirty-nine. This second amendment to the Middlebury Village Historic District is for the addition of one residential building, bringing the total resources in the district to three hundred and forty.

When the Middlebury Village Historic District and early amendment were entered on the National Register, 29 ½ North Pleasant Street was not included as a contributing structure. The historic district includes only primary structures along the main streets, and apparently this dwelling was incorrectly assumed to be a secondary structure associated with 31 North Pleasant Street. Therefore, 29 ½ North Pleasant Street is now being nominated as a contributing structure to the Middlebury Village Historic District.

The property at 29 ½ North Pleasant Street contributes to the architectural and historic significance of the Middlebury Village Historic District. It is eligible for inclusion in the National Register under Criterion A for its contribution to the patterns of local history and under Criterion C as a good example of vernacular Vermont architecture. The building retains integrity of location, design, setting, feeling, association, materials, and workmanship.

29 ½ North Pleasant Street qualifies for the National Register for its local significance as a contributing structure in the Middlebury Village Historic District. The building, constructed around 1870, is within the historic district's period of significance - from 1800 to 1900, and through the fifty year threshold for historic significance. 29 ½ North Pleasant Street qualifies for listing under Standard 1 of the Secretary of the Interior's Standards for Evaluating Significance within Registered Historic Districts, as it adds to the district's sense of time, place and historical development. The structure has historically functioned both as a storage barn and later as a single family dwelling. The building is listed as a storage/ agricultural building on Sanborn Insurance Maps from the late 19th century to the 1930s, during the years when it was associated with 31 North Pleasant Street, also called the John Simmons House, a property listed in the National Register of Historic Places. At the end of the 19th century, a junk yard was located just east of the structure, and it is possible that salvaged tools from the junk yard were stored here, as the building at that time is listed on the Sanborn Insurance Map as a structure for

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Continuation Sheet**

Amendment to the Middlebury Village Historic District  
Addison County, Middlebury, Vermont

Section number 8 Page 2

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"agricultural implements." Around 1940 the building appears to have been converted to a single family dwelling. During this time, a number of significant properties in Middlebury were being adapted as rental housing, and larger homes were subdivided into multiple family dwellings such as the two buildings to the north along the east side of the street, 31 and 37 N. Pleasant Street.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Continuation Sheet**

Amendment to the Middlebury Village Historic District  
Addison County, Middlebury, Vermont

Section number 10 Page 1

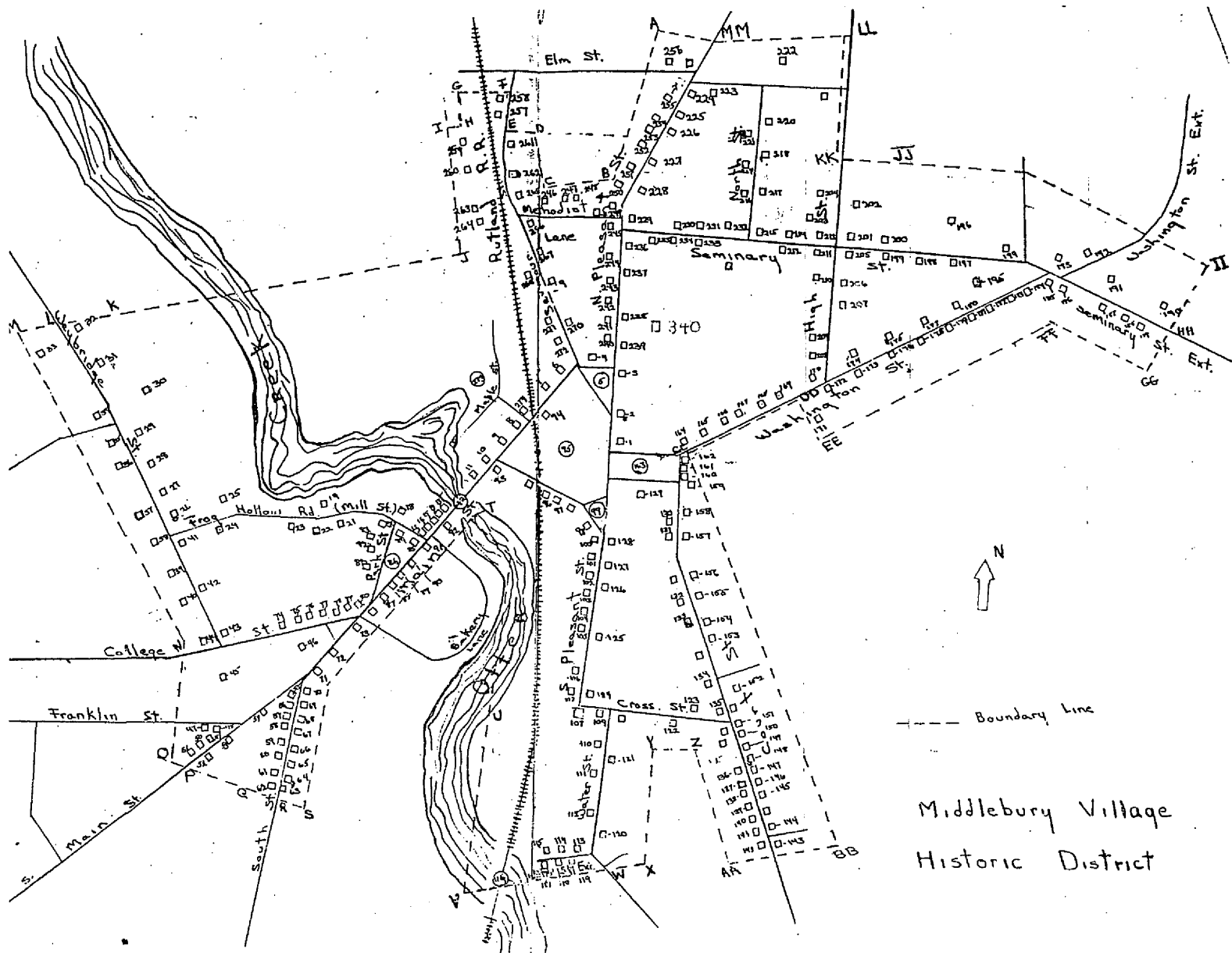
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**Verbal Boundary Description**

The Amendment to the Middlebury Village Historic District does not involve a boundary increase as the building at 29 ½ North Pleasant Street is located within the same tax parcel as 31 North Pleasant Street, identified as Parcel no. 185 on Tax Map no. 24, recorded in the Town Clerk's office, Middlebury, Vermont. A copy of this tax map has been included with the Middlebury Village Historic District Amendment.

**Boundary Justification**

The Amendment to the Middlebury Village Historic District includes the dwelling and surrounding land historically associated with the structure and that maintains historic integrity.



Middlebury Village  
Historic District

Amendment to the  
Middlebury Village Historic District  
Site 340  
November 18, 1998

# RTY TAX MAP /N OF MIDDLEBURY

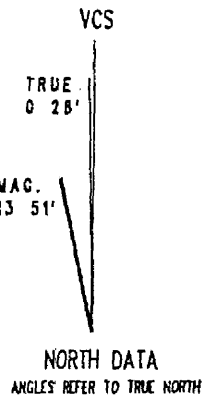
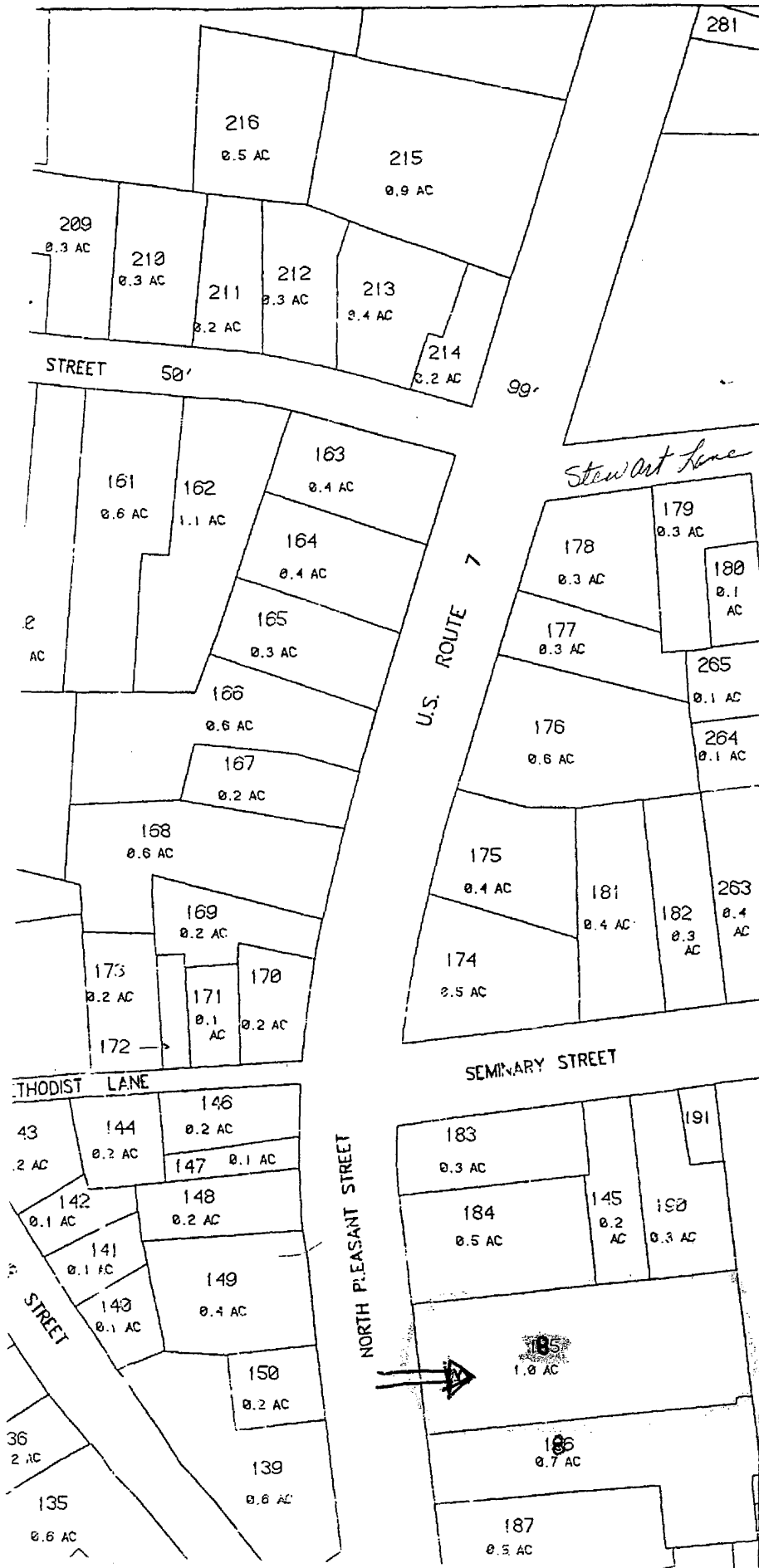
N 169000 m

Sheet no. 99169

E 99000 m

----- NOTICE -----  
THIS MAP IS FOR ASSESSMENT  
PURPOSES ONLY. IT IS NOT TO  
BE USED FOR DESCRIPTION,  
CONVEYANCE, OR DETERMINATION  
OF LEGAL TITLE.

\*NOTE - Parcels without parcel  
numbers and parcel  
acres are either  
mapped at 1:5000 scale,  
or continued on  
adjacent sheet.



Amendment to the  
Middlebury Village Historic District  
Town of Middlebury Tax Map 24