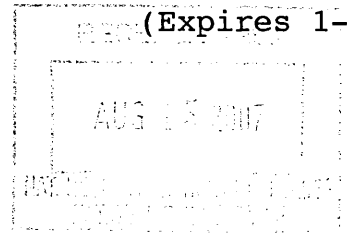


1026

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 any 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 Waterville Village Historic District

other names/site number n/a

=====

2. Location

=====

street & number VT Rte 109, Oakes Rd, Church St, Griffin Rd, Fox Hill Rd, Beals Hill Rd, Lapland Rd not for publication n/a

city or town Waterville vicinity n/a

state Vermont code VT county Lamoille code 015

zip code 05492

=====
3. State/Federal Agency Certification
=====

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this x 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 x meets does not meet the National Register Criteria. I recommend that this property be considered significant nationally x statewide x locally. (See continuation sheet for additional comments.)

Suzanne C. Jamile National Register Specialist 8-10-07
Signature of certifying official Date

Vermont State Historic Preservation Office
State or Federal Agency or Tribal government

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

Signature of commenting official/Title Date

State or Federal agency and bureau

=====
4. 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): _____

Edson H. Beall 9-28-07

for Signature of Keeper Date
of Action

=====
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

Contributing	Noncontributing	
<u>49</u>	<u>18</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>5</u>	<u>2</u>	structures
<u>0</u>	<u>1</u>	objects
<u>54</u>	<u>21</u>	Total

Number of contributing resources previously listed in the National Register 1

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

n/a

=====
6. Function or Use
=====

Historic Functions (Enter categories from instructions)

Cat: DOMESTIC	Sub: village site
DOMESTIC	single dwelling
DOMESTIC	multiple dwelling
DOMESTIC	hotel
COMMERCE/TRADE	department store
COMMERCE/TRADE	specialty store
COMMERCE/TRADE	warehouse
EDUCATION	school
EDUCATION	research facility
RELIGION	religious facility
RELIGION	church-related residence
INDUSTRY	manufacturing facility
INDUSTRY	waterworks
TRANSPORTATION	road-related
AGRICULTURE/SUBSISTENCE	animal facility
AGRICULTURE/SUBSISTENCE	storage
LANDSCAPE	plaza
GOVERNMENT	city hall

Current Functions (Enter categories from instructions)

Cat: DOMESTIC	Sub: village site
DOMESTIC	single dwelling
DOMESTIC	multiple dwelling
COMMERCE/TRADE	department store
COMMERCE/TRADE	specialty store
RELIGION	religious facility
RELIGION	church-related residence
TRANSPORTATION	road-related
LANDSCAPE	plaza
GOVERNMENT	city hall
EDUCATION	library

=====
7. Description
=====

Architectural Classification (Enter categories from instructions)

Other: vernacular
Other: classic cottage
Greek Revival
Colonial Revival

Materials (Enter categories from instructions)

foundation STONE
roof METAL
walls WEATHERBOARD
other n/a

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.)

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or a 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.

Areas of Significance (Enter categories from instructions)

COMMUNITY PLANNING AND DEVELOPMENT
ARCHITECTURE
COMMERCE
INDUSTRY
RELIGION

Period of Significance 1830-1957

Significant Dates 1835
1860

Significant Person (Complete if Criterion B is marked above)
n/a

Cultural Affiliation n/a

Architect/Builder unknown

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

=====

9. Major Bibliographical References

=====

(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 # _____

Primary Location of Additional Data

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

Name of repository: _____

=====

10. Geographical Data

=====

Acreege of Property 47

UTM References (Place additional UTM references on a continuation sheet)

	Zone	Easting	Northing	Zone	Easting	Northing
1	<u>18</u>	<u>676958E</u>	<u>4951385N</u>	3	<u>18</u>	<u>677086E</u> <u>4951096N</u>
2	<u>18</u>	<u>677086E</u>	<u>4951385N</u>	4	<u>18</u>	<u>676868E</u> <u>4950479N</u>
	<u>X</u>	See continuation sheet.				

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

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

=====
11. Form Prepared By
=====

name/title Devin Colman, Owner

organization Colman Consulting date June 1, 2007

street & number 68 Ethan Allen Parkway telephone 802-264-9808

city or town Burlington state VT zip code 05408
=====

Additional Documentation
=====

Submit the following items with the completed form:

Continuation Sheets

Maps

- A USGS map (7.5 or 15 minute series) indicating the property's location.
- A sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

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

=====
Property Owner
=====

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

name _____

street & number _____ telephone _____

city or town _____ state _____ zip code _____
=====

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.). A federal agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless it displays a valid OMB control number.

Estimated Burden Statement: Public reporting burden for this form is estimated to range from approximately 18 hours to 36 hours depending on several factors including, but not limited to, how much documentation may already exist on the type of property being nominated and whether the property is being nominated as part of a Multiple Property Documentation Form. In most cases, it is estimated to average 36 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form to meet minimum National Register documentation requirements. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, 1849 C St., NW, Washington, DC 20240.

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 7 Page 1

Waterville Village Historic District
Waterville, Lamoille County, VT

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Narrative Description

The Waterville Village Historic District consists of the historic resources located in the village area in the south end of the Town of Waterville. These resources consist primarily of mid-nineteenth and early-twentieth century residential, commercial and religious structures. The Town of Waterville developed from an agricultural community into a center of manufacturing in the nineteenth century, followed by a transition into the dairy industry and its present existence as a primarily residential community in the twentieth century. The evolution of the Town of Waterville is similar to that of many small Vermont towns, and the historic resources in the Waterville Village Historic District retain their integrity of location, materials, workmanship, feeling, association, setting and design.

The Town of Waterville is located in the northwest corner of Lamoille County, Vermont. It is a typical Vermont town consisting of forested hills, open agricultural land, and rural farmsteads. A small village, built in a narrow valley along the banks of the North Branch of the Lamoille River, is located in the southern end of the town. Individual historic sites and structures can be found throughout the Town of Waterville, but the density and integrity of the structures in the village make it appropriate for nomination as a historic district. The village developed throughout the nineteenth century in a linear plan dictated both by the narrow valley and exploitation of the North Branch's abundant waterpower to run saw, grist and textile mills. With the village as its residential and commercial center, the Town of Waterville grew from just fifty-one residents in 1800 and to seven hundred fifty-three residents in 1850. Several disastrous mill fires in the 1850s and 1860s, however, led to a local economic depression and the population of Waterville began to decline as workers moved elsewhere to find employment. The population rebounded briefly in the late 1870s and 1880s with the establishment of several small manufacturing facilities, but then began a steady decline in 1890. By 1930 nearly all of Waterville's commercial and industrial enterprises had closed. Dairying took the place of manufacturing, and in 1935 there were more cows (419) than residents (370). The milk produced by these cows was sold at milk stations in Cambridge or Cambridge Junction.¹ Today the Waterville Village Historic

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Waterville Village Historic District
Waterville, Lamoille County, VT

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District is primarily a residential commuter community supporting a local market, an automobile repair garage and two churches.

The primary road through the Waterville Village Historic District is Route 109 (historically referred to as Main Street). Route 109 follows the east bank of the North Branch (historically referred to as the Kelly River or Streeter Brook), and crosses the river at the north end of the village. Five side streets branch off from Route 109 within the village: Oakes Road (historically referred to as South Street); Church Street (historically referred to as Bridge Street); Fox Hill Road; Beals Hill Road (historically referred to as Hill Road); and Lapland Road (historically referred to as Bakersfield Road). Patterns of development are consistent throughout the village, with a single row of structures fronting directly onto the road and miscellaneous outbuildings and barns in the rear. In 1892 sidewalks were constructed along the west side of Route 109,² and a single row of trees lined each side of the street. Today Route 109 is wider, the sidewalks have been removed, and fewer trees line the road. The relationship of the road to the adjacent structures and the river, however, remains the same.

The Waterville Village Historic District contains 54 contributing and 21 non-contributing resources. Most of the historic resources date from the mid-nineteenth century to the first decade of the twentieth century. Only four non-contributing houses (#3, #29, #36 and #37) and one non-contributing commercial building (#38) have been constructed in the village in the past forty years. Every historic building in the village is of wood frame construction. The south end of the village consists primarily of commercial and religious structures while the north end contains primarily industrial and educational resources. Residential structures can be found throughout the village, with a concentration of houses on the north and south sides of Church Street and along the east side of Route 109. The intersection of Route 109 and Church Street can be considered the central hub of the village, for at this location can be found a small commercial block (#6, #7, #8), the Waterville United Church (#9), and the Waterville Town Hall (#44). The Town Hall, along with the Bandstand (#45) and the surrounding open space form a small village green at the head of Church Street. Most of the houses in the village are either variations of the Classic

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Waterville Village Historic District
Waterville, Lamoille County, VT

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Cottage form, such as the Willey House (#24), or vernacular in style, such as the Balch House (#15). The larger homes in the village are more stylistically distinctive: the Mann House (#1) and the Laraway House (#34) are both examples of the Colonial Revival style, while the Shattuck-Locke House (#5) and the Marcy House (#16) are examples of the Greek Revival style. To varying degrees all of the houses show signs of alteration over the years. Most, however, remain largely intact and are easily identifiable as historic structures. Very few have been clad with vinyl siding, and most retain their wood sash windows.

In the north end of the village two large, multi-unit domestic structures housed mill workers in the mid-nineteenth century. The Wilbur-Laraway Store & Tenement Block (#19) originally contained a general store in the front and boarding rooms in the back, while across the street Westover's Hotel (later the Central House) provided rooms for rent as well as a tavern and ballroom for dancing (#33). The Old Village School (#30) sits on a hill just south of the intersection of Route 109 and Beals Hill Road. Built in 1941, this large school building replaced the c. 1850 Maple Grove School, which stood for many years at the junction of Route 109 and Beals Hill Road and burned in 1939.

Three religious structures are located in the village: the Waterville Union Church (#9), the Universalist Church/Town Hall (#44) and the Church of the Nazarene (#49). In 1823, Congregational and Methodist congregations formed in the town and met in local schoolhouses for several years. The two congregations combined their funds in 1839, purchased a plot of land from Eliphalet Brush, and built what is today the Waterville Union Church.³ Also referred to as the "New White Church", it remained the only religious structure in town until c. 1856, when a Universalist meetinghouse was built. As the population of Waterville declined in the second half of the nineteenth century, the dwindling Universalist congregation joined the Waterville Union Church. The vacant Universalist meetinghouse was later sold or donated to the Town of Waterville for use as a Town Hall, and continues to be used as such today.⁴ An 1890 photograph of the Town Hall shows that the front elevation originally featured a Greek Revival pedimented portico supported by tall columns.⁵ This pedimented portico has since been

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Waterville Village Historic District
Waterville, Lamoille County, VT

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removed, and other minor alterations have been made to the structure. The Church of the Nazarene, built in 1911, is the first public historic structure seen as one enters the village from the south on Route 109. The parsonage (#51) is located adjacent to the church, and together these two buildings anchor the south end of the district.

Commercial structures in the Waterville Village Historic District are limited to three adjacent and interconnected buildings that form a small commercial block at the southwest corner of Route 109 and Church Street. Today these three buildings house the Waterville Market and Deli, but historically they operated as three separate and distinct businesses.

Very few resources remain in the village to document its industrial past, with the exception of the Wilbur-Laraway Mill (#21). In the mid-1800s the village contained a boot and shoe factory, a sash and window factory, several blacksmith shops, a woolen mill, and a friction match factory. None of the structures that housed these businesses remain standing, leaving the village a primarily residential community. Other buildings that have been lost include the Mountain Spring House (later the As You Like It Inn) and Stevens Store, which stood adjacent to one another on Route 109 just north of the Leach House (#17). Several houses built on the narrow strip of land between Route 109 and the North Branch just north of the Davis House (#18) have also been demolished. In the center of the village, just south of the Town Hall (#44), the Page-Colburn House and Barn are no longer standing. Despite these losses, the village retains the majority of its historic structures and the overall layout and design of a modest, mid-nineteenth century Vermont town.

Description of properties in the Waterville Village Historic District

The properties in this section are identified as follows: the principal building is listed first, with the historic name in **bold letters**, followed by the date of construction, classification as a contributing or non-contributing resource, and the street address. Related secondary structures, if any, are described following the description of the primary structure. Historic property names and

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Waterville Village Historic District
Waterville, Lamoille County, VT

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uses are based on information obtained from the 1859 Walling Map of Lamoille County, the 1878 Beers Map of Lamoille County, an early twentieth century (undated) Sanborn Fire Insurance map, and/or information provided by current residents of Waterville. Architectural descriptions are based on field research conducted by Devin Colman in 2006-07 and the Vermont Division for Historic Preservation/Historic Sites and Structures Survey for the Waterville Village Historic District, prepared in 1980 by John C. Page.

1. **Mann House**, c. 1905, contributing, 399 Route 109
(Shown but not identified on the Sanborn Map)

A two-story, Colonial Revival style house with a foursquare plan and pyramidal hipped roof. 5 x 4 bays with 1/1 windows and symmetrical facades. Uncut stone foundation, clapboard walls over a balloon frame, and asphalt tile roof. The front porch on the east elevation features Queen Anne style turned posts, balustrade, and spindle screen. The north elevation has a modern exterior brick chimney and a side entry porch with a hipped roof supported by two Tuscan columns and a Queen Anne style turned balustrade. The base of the side entry porch is clad with alternating bands of coursed and sawtooth wood shingles. A one-story enclosed porch on the west elevation has a concrete block foundation, white clapboard walls, a hipped dormer and 2/1 windows.

Edward Isaac Mann built this house for his son, Merritt H. Mann, and his young family. Merritt and his wife Cornelia had six children: Edward, Roger, Genevieve and Gwendolyn (twin girls), Merritt and Marguerite. The house continues to be owned by Genevieve Mann today.

1A. **Mann-Shrader Laboratory**, c. 1850, contributing, 399 Route 109
(Shown but not identified on the Sanborn Map)

A small, one-story Greek Revival structure with a low-pitch roof. Symmetrical gable-front façade with 6/6 windows that flank a paneled and glazed entry door, and a four-light gable window. Clapboard walls over a balloon frame and asphalt shingle roof. Simple Doric corner pilasters support a narrow frieze band and gable returns. The building originally stood closer to Route 109, and was moved back from the road to its present location in the

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early twentieth century.

In the 1950s Dr. Roger Mann and his father-in-law, Dr. James H. Shrader, set up a small laboratory in this building to research potential uses for calcium chloride, a byproduct of the production of sodium carbonate. They also experimented with the production of a vegetable-based hamburger patty, consisting of milk protein byproducts from the dairy industry and vegetable byproducts from the agricultural industry. Although neither project resulted in commercial success, Dr. Mann recalls that some of the vegetable patties were "pretty good tasting."⁶ After closing the laboratory Dr. Mann donated all of the chemicals and equipment to the local high school.

1B. Mann Garage, c. 1940, contributing, 399 Route 109

A single story, two-bay garage with a square plan and pyramidal hipped roof. Clapboard walls over a balloon frame and asphalt roof with long, narrow tiles. Paneled entry door on southeast corner and double hung wood sash. Paneled and glazed overhead garage doors.

In the late 1940s and early 1950s this building was converted from a garage into a small general store. Merritt H. Mann ran a general store in the Wilbur-Laraway Store & Tenement Block (#19) from about 1945 until his death in 1949. His widow, Cornelia, moved the contents of the store to the converted garage and ran her own store there until the mid-1950s.

2. Cheeney-Wilbur House, c. 1830, contributing, 421 Route 109
(Identified on the 1859 Walling map as "N. Cheeney" and on the 1878 Beers map as "Henry Wilbur")

A story-and-a-half, side gabled, Federal style house with a rectangular plan. 5 x 3 bays with a central brick chimney and central entrance flanked by paired double hung windows. Entry door features a glazed transom and molded entablature supported by plain pilasters. Doric corner pilasters support a molded cornice and flush raking eaves. Standing seam metal roof. South gable features paired double hung windows with small, square four-light windows in the corners. A single story addition, shown on the 1878 Beers map, projects from the north elevation. This addition was widened towards the road with a shed roof addition in the twentieth

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century. The roof on the west elevation of the original house has been raised to allow for a full-height second story on the rear façade. A late-twentieth century porch with a shed roof extends the width of the main house and is supported by four square posts.

This house served as the parsonage for the Waterville Church of the Nazarene (#49) from 1926-1969, when the Church purchased the existing parsonage (#50).

3. Locke House, 1980, non-contributing, 493 Route 109

A modest, single story, Ranch style house on a poured concrete foundation. The original low-pitch roof has been modified with a slightly steeper roof, as seen on the gable ends. 2 x 4 bays, aluminum siding, standing seam metal roof, and 1/1 windows. Non-contributing due to age.

4. Locke Bros. Oar and Paddle Shop, c. 1940, contributing, Route 109

A single story, gable roofed, manufacturing facility, 24 x 60 feet, used to produce wooden oars and paddles from c. 1940 until the early 1970s. Vertical flush wood siding and a corrugated metal roof and a concrete foundation. Four sets of paired, two-light windows run the length of each side of the structure, with an entry door on the east elevation. The north elevation has a large sliding door on a metal track. The south gable end has a full width, shed roof addition clad with wood clapboard siding. The south elevation of the addition has two adjacent, eight-light awning windows.

Although the Locke Bros. Oar & Paddle Shop was built c. 1940, the history of the business in Waterville dates to the nineteenth century. In the 1880s, Charles A. Shaw established an oar and paddle factory near Mann's knife factory on Route 109. The factory was sold to Gurdin D. Lease in the 1890s, who relocated the business and all of the equipment to a facility in Cambridge, VT. Lease's son, William G. Lease, ran the business in Cambridge until the mid-1930s, when it was sold again. The new owners were two brothers, Wilmer and Mayland Locke, from Waterville. They moved the production equipment back to Waterville and built the Locke Bros. Oar & Paddle Shop on open land adjacent to the Shattuck-Locke House (#5). The one-story structure is similar in shape and scale to the

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Waterville Village Historic District
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Leach Building (#11). The paddle shop operated until the mid-1970s, and for a brief time also manufactured cedar bathtubs.⁷

5. Shattuck-Locke House, c. 1850 and 1871, contributing, 501 Route 109

(Identified on the 1859 Walling map as "R.T. Cull" and on the 1878 Beers map as "E.H. Shattuck". The 1883-84 Waterville Business Directory lists "Edwin H. [Hawley] Shattuck, postmaster, town clerk and treasurer, dealer in general merchandise, and farmer")

A two-story, Greek Revival house with a tri-gable ell plan and attached barn/garage in the rear. The main block of the house is 3x2 bays with a 3x1 bay ell and sits on a granite block foundation. Clapboard siding, slate roof, and central brick chimneys in both the main house and wing. Doric corner pilasters support a wide trim band with a slight eave overhang and gable returns. Gable ends features circular windows with triangular hood moldings reminiscent of the Italianate style. All other windows have molded hoods and 2/2 double hung sash, except for two blind windows on the second story. The sidehall plan front entry porch on the east façade is supported by Doric columns, as is an enclosed, flat-roof porch across the front façade of the ell. Connected to the rear of the house by a one-story ell with an open porch is a story-and-a-half barn that is presently used as a garage and for storage. It has clapboard walls, a slate roof, gable returns, and a cupola. The first floor has 12/12 double hung sash, while the gable ends have paired 9/6 double hung sash. The barn was originally the main house on the property (owned by R.T. Cull, as shown on the 1859 Walling map). When E.H. Shattuck purchased the property, he moved the Cull house to the rear of the lot and built the tri-gabled ell structure as his home. Some interior walls of the barn retain their original plaster finishes, evidence of its prior use as a home.

6. Waterville Market, c. 1850, contributing, 513 Route 109

(Identified on the 1859 Walling map as "Store & P.O." [Post Office] and on the 1878 Beers map as "Store")

A two-story, Greek Revival, gable-front structure. The entry and display windows of the first floor front façade are covered with vertical wood siding, but the rest of the structure retains its clapboard siding and 6/6 windows, including two windows in the east gable end. Doric corner pilasters support a wide trim band with a

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slight eave overhang and a triangular pediment with wide gable trim. The roof is slate and has an interior chimney on the west end. A two-story extension off the rear of the building contains apartments, and the interior of the building connects to #7 to the north. A modern covered walkway supported by slender posts spans the width of the building and #7 to the north.

Historic images of this building show that it originally had a recessed front porch on the first level supported by four, evenly spaced square posts. An open staircase led from the front porch to an office on the second level. The recessed porch was later enclosed with large plate glass display windows flanking a central entrance.

Throughout its history this building has been a general store, operated in the 1880s by Edwin H. Shattuck, who lived next door in the Shattuck-Locke House (#5), and in the early twentieth century by Merritt H. Mann and Holbert Austin. Wilbur and Marion Locke, who also lived next door in the Shattuck-Locke House (#5) owned and ran the store from the 1940s-1970s.

7. Waterville Market, c. 1880, contributing, 513 Route 109
(Shown but not identified on the Sanborn map)

A story-and-a-half commercial structure with a shouldered false front and simple cornice. The entry and display windows of the first floor front façade are covered with vertical wood siding, but the rest of the structure retains its clapboard siding. A single 2/2 window is centered on the upper half of the front façade. The interior of the building connects to #6 to the south and #8 to the north, and a modern covered walkway supported by slender posts spans the width of the building and #6 to the south.

Merritt H. Mann ran a feed and grain store in this building in the early twentieth century.

8. Waterville Market, c. 1850 with later additions, contributing, 513 Route 109

(Identified on the 1859 Walling map as "G.W. Hendee and on the 1878 Beers map as "C.C. Converse Store")

A story-and-a-half, gable roofed commercial and residential

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Waterville Village Historic District
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structure with a tall false front and elaborate Italianate bracketed cornice. The front of the structure is part of the Waterville Market, and the rear portion is residential. The three-part façade features a traditional storefront with a slightly elevated, recessed entry and large, six light display windows. The wall below the display windows has scalloped shingles, and a decorative crown supported by brackets runs the width of the front façade above the entrance. The middle section is also clad in scalloped shingles and features a large six light window flanked by two smaller 2/2 windows. A decorative crown supported by brackets runs the width of these three windows. The upper section has clapboard siding and supports the ornate cornice. A small bay window projects from the northeast corner of the building, and the rest of the walls have wood clapboard siding. The north elevation runs approximately fifty feet along Church Street and features a steeply pitched cross gable immediately adjacent to a tall shed dormer. A side entry porch on the north elevation has half-height, shingle-clad walls. Roofing is a combination of corrugated metal and asphalt shingle, and windows are 1/1 double hung sash. The interior of the building connects to #6 and #7 to the south.

Historic images of this building show that it was built as a two-story, gable front, Greek Revival structure with a double height porch. The rear addition was added next, most likely providing living space for the proprietor of the store. The existing false front was added c. 1870, based on the patterned shingles and carved brackets. In the late nineteenth and early twentieth century the store was owned and operated by Llewelyn E. Tillotson.

9. **Waterville Union Church**, 1839, contributing, 37 Church Street (Identified on the 1859 Walling and 1878 Beers maps as "Church") A two-story, gable-front, 3x3 bay structure with a bell tower and steeple above the north gable end. Wood clapboard walls and slate roof with gable returns. The original stone foundation was replaced with a poured concrete foundation in 1989. The basic meetinghouse structure was built first and then embellished in later years as more funds became available. The existing stained glass windows were installed in the 1880s, replacing the original 6/6 sash on the front façade and 20/20 sash on the side elevations. Constructed in 1890, the square bell tower has large louvered vents on each side

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and supports an octagonal steeple with a weathervane on top. The sidehall entrance consists of paneled double doors flanked by paired pilasters and entablature with a projecting cornice. A small 1965 addition with a gable roof is located on the east elevation and used as office space. A low-pitch gabled entry porch and ramp were constructed on the front façade in 2003. In the mid-nineteenth century a long, open-front carriage shed was built east of the church to house the horses, buggies and sleighs of churchgoers. After falling into disrepair, the shed was demolished in the 1960s.

In 1839, the local Congregational and Methodist congregations combined to form the Union Society. They purchased a plot of land from Eliphalet Brush "for the purpose of building a meeting house" and constructed the Union Meeting House.⁸ The Waterville Union Church incorporated in 1968, maintaining its historical ties with The United Church of Christ (UCC) and The United Methodist Church (Troy Conference).

9A. Outbuilding, c. 1880, contributing

(Identified on the Sanborn map as a "Shed")

Located directly behind the Church, this simple gabled outbuilding has a stone foundation, wood clapboard walls, a metal roof, and a single gable window. The entrance on the north elevation has outward-swinging plank doors.

This structure may have been used as an icehouse, as a longtime Waterville resident who played in the building as a child recalls that it was always full of saw dust, commonly used to insulate blocks of ice.⁹

10. Page-Leach House, c. 1850, contributing, 53 Church Street
(Identified on the 1859 Walling map as "D.H. Brown" and on the 1878 Beers map as "N. Page")

A story-and-a-half, vernacular style, sidehall plan, gable-front house. A large two-story wing is being constructed on the east elevation, behind a massive exterior fieldstone chimney built c. 1950. The rear connection to the carriage barn (10A) has been removed, creating two freestanding structures. Wood clapboard siding with an asphalt shingle roof. Most of the original windows have been replaced, but a few 2/2 windows remain as well as several

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six-light knee wall windows. A single story, shed roof addition runs the length of the west elevation.

10A. Carriage Barn, c. 1880, contributing

A two-story carriage barn that originally connected to the south elevation of the Page-Leach House. It is now a freestanding structure, with wood clapboard walls and a metal roof. The east elevation has one large entry with paired, outward swinging plank doors and a smaller entry with a single, outward swinging plank door. Centered on the second floor of the east elevation is a door to the hay mow, and there is a four-light window in each gable end. Some of the original 9/6 windows remain intact.

11. Shop Building, c. 1870, contributing, 53 Church Street

(Shown on the 1878 Beers map, and identified on the Sanborn map as a "blacksmith shop and woodworking shop")

A long, narrow, single story structure located on the east bank of the North Branch. It has clapboard walls, a steeply pitched metal roof with wide eaves, and a stone foundation. An interior brick chimney is located on the west side of the building. Most of the windows have been replaced, and the building is presently used for housing.

In the early 1900s this structure housed a woodworking and blacksmith shop in which double-runner sleds were built and repaired. Local sawmills used these large, heavy sleds to transport logs and milled lumber across the snow and ice.¹⁰

12. Church Street Covered Bridge, 1877, contributing, Church Street

(Also referred to as the Village Covered Bridge and individually listed on the National Register of Historic Places)

The Church Street Covered Bridge consists of a single span supported originally by two flanking timber queenpost trusses. In 1968 the timber deck structure was replaced with four longitudinal steel beams, so that the timber trusses now carry only the superstructure of the bridge. The structure rests on abutments built of irregular stone laid dry and capped with concrete. The bridge is 61 feet long and 15 feet wide, with a 12.5-foot wide roadway. The wood floor consists of planks placed on edge and

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perpendicular to the trusses. The structural timbers are pegged and bolted together to form the trusses of the bridge and are clad with unpainted board and batten siding. The siding stops short of the eaves to leave an opening along the top of each sidewall. The east and west portal openings are framed with segmental arches, and the medium-pitch gable roof is covered with standing-seam metal sheeting.

13. **Baker House**, c. 1850, contributing, 6 Griffin Road
(Shown but not identified on both the 1859 Walling map and 1878 Beers map)

A story-and-a-half Classic Cottage house with modern additions on the south gable end. Stone foundation, wood clapboard siding, and asphalt shingle roof. Three bay façade with 6/6 windows and a modern door surround. Corner pilasters support a narrow cornice and gable returns. A one-story wing, shown on the 1878 Beers map, projects from the north gable end. A large exterior fieldstone chimney, a story-and-a-half wing, and a modern two bay garage with overhead doors have been added to the south gable end. Despite these additions, the house maintains a prominent position at the foot of Church Street, visible through the Church Street Covered Bridge, and provides a western terminus for the Waterville Village Historic District.

Dr. Roger Mann owned this house in the mid-twentieth century and had it moved back from the road to its present location. The relocation of the building upset a group of artists who came to the Waterville each summer and stayed at the As You Like It Inn, for one of their favorite local scenes to paint was the view of the Church Street Covered Bridge, the North Branch, and the Baker House in its original location.¹¹

14. **Old Butcher Shop**, c. 1880, contributing, 64 Church Street
(Identified on the Sanborn map as a "Shop")

A story-and-a-half, side gable, vernacular style house. Poured concrete foundation, clapboard siding over a balloon frame, and a steeply pitched metal roof. The structure was used as a butcher shop but has since been converted for residential use. It originally stood gable-front to Church Street, with two large display windows flanking the central entrance. In c. 1975 the

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structure was rotated 90° and placed on a new foundation. An enclosed entry with a gable roof was added to the south elevation, and the original entry and display windows, still intact, now face the North Branch. The gable ends contain double hung sash, although the original 2/2 windows have been replaced. Original 2/2 windows remain in place throughout the rest of the house. Similar in scale, massing and design to the Balch House (#15).

15. **Balch House**, c. 1870, contributing, 58 Church Street
(Identified on the 1878 Beers map as "Mrs. Balch". The 1883-84 Waterville Business Directory lists Maria M. Balch as the "widow of Solomon")

A story-and-a-half, gable-front, vernacular style house. Stone foundation, clapboard siding over a balloon frame, and a steeply pitched metal roof. A single story shed roof addition projects from the north elevation, and a two-story, side gable addition has been built on the west elevation. A pent roof runs the length of the east elevation, sheltering a small porch and an enclosed entry. Some 2/2 windows remain in place, and the house is similar in scale, massing and design to the Old Butcher Shop (#14).

16. **Marcy House**, 1850, contributing, 36 Church Street
(Identified on the 1878 Beers map as "Mrs. Marcy". The 1883-84 Waterville Business Directory lists "Mary Marcy" as the "widow of Joseph, dressmaker")

A story-and-a-half, Greek Revival house with three historic, single story additions on the north elevation. Wood clapboard siding with corner pilasters supporting a molded box cornice and gable returns. The sidehall entry on the south elevation has $\frac{3}{4}$ length sidelights and a simple entablature. Metal roof, 2/2 windows, and an exterior brick chimney on the south elevation. Connected to the rear of the house is a one-story, gable roof wing with a shed roof addition on its east elevation. Connected to the rear of this wing is a single story, side gable structure. Connected to the east gable end of this wing is a single story carriage house that is now used as a garage. All of the additions are shown on the Sanborn map from the early twentieth century.

Mary Merrick and Joseph Marcy moved to Waterville from New Hampshire in 1850 and built a new house "across from the New White

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Church" (#11).¹² The Marcy House is reported to have been a stop on the Underground Railroad. Mary Merrick helped shelter three runaway slaves one evening after hearing them outside of her house. She invited them in and fed them, but soon became fearful of being caught sheltering fugitive slaves in her own home. She led them across the street to the Waterville Union Church (#9) and hid them underneath pews in the darkest corner of the building. When officers arrived at her house to inquire about the fugitive slaves, Merrick said that she had seen them, but they had left the area. The officers searched her house, and then moved on. When her husband, Joseph Marcy, returned home she told him about the slaves hidden in the church. Marcy loaded a wagon with hay and hid the three slaves in the middle of the pile. He then drove the wagon across the border into Canada, where the slaves achieved their freedom.¹³

17. **H.N. Leach House**, c. 1850, contributing, 549 Route 109 (Identified on the 1859 Walling map as "Boot & Shoe Mfy" and on the 1878 Beers map as "H.N. Leach", Hiram N. Leach)

A story-and-a-half, Greek Revival style house with a rear ell on the west elevation. The side gable structure fronts Route 109, with a central entry flanked by Doric pilasters supporting an entablature with a projecting cornice. The original paneled front door has been removed and replaced with a sliding glass patio door. A two-light kneewall window is located directly above the entry. 5 x 3 bays with a stone foundation, wood clapboard walls, and double hung replacement sash. Similar in style and form to the Cheeney-Wilbur House (#2). The gable-front rear ell has a c. 1920 porch on the south elevation. Square posts support a shed roof and sit on low sidewalls with alternating bands of clipped and coursed wood shingles.

17A. **Barn**, c. 1870, contributing (Shown on the 1878 Beers map and identified as a "Store Ho." [house] on the Sanborn map)

A story-and-a-half, gable-front barn located immediately northwest of the H.N. Leach House. Stone foundation, vertical wood plank siding, with outward-swinging plank doors and a single haymow door on the east elevation. Fixed eight-light windows and sheet metal roof.

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17B. **Barn**, c. 1900, contributing
(Shown on the Sanborn map as being attached to the rear of Steven's Store immediately north of the H.N. Leach House. Steven's Store is no longer standing)

A story-and-a-half, eaves front barn located northwest of the H.N. Leach House. A single story, shed roof addition runs the length of the west elevation. Stone foundation, vertical wood plank siding, with outward-swinging plank doors and a large sliding door on a metal track on the east elevation. The south elevation has three square stable windows on the first story.

18. **Davis House**, c. 1900, contributing, 619 Route 109
(Shown but not identified on the Sanborn map, does not show ell)
A two-and-a-half story, vernacular style house with tri-gable ell plan. Stone foundation, wood clapboard walls, and metal roof. Open eaves and a central brick chimney. Windows are primarily 1/1 double hung sash, although some window openings have been altered. One 2/2 window remains in the east gable. The open front porch has a hipped roof supported by square columns, sheltering a central entry flanked by single windows. An enclosed three-season porch with a hipped roof covers two-thirds of the south elevation.

18A. **Davis Barn**, c. 1860, contributing, 619 Route 109 (Possibly shown on the 1878 Beers map as an outbuilding for the "Sash Factory", which is no longer standing)

A story-and-a-half outbuilding constructed in two sections. The front half is clad with board and batten siding, and the back half is clad with horizontal plank siding. The back half is also slightly narrower than the front half. Metal roof with a central chimney. The gable-front has one set of paired plank doors and a single plank door separated by a fixed two-light window. The east gable has a fixed nine-light window. The south elevation has three fixed, two-light windows.

19. **Wilbur-Laraway Store & Tenement Block**, 1858, contributing, 793 Route 109

(Identified on the 1859 Walling map as "Union Store" and on the 1878 Beers map as "C. Wilbur" and "Store")

A long, narrow, gable-front, two-story structure with four distinct sections. The first section was built as a general store but has

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been converted for residential use. The front (south) elevation originally featured a double-height porch supported by four chamfered, square Doric columns on each level. The entrance to the store was centered between two large plate glass display windows. When the store closed in 1948 the lower level of the porch was enclosed and remodeled with the existing sidehall entry with a molded gable hood and a modern three-part picture window. The second story porch, however, remains intact and is sheltered by a hipped roof with a central entry flanked by single widows. The balustrade is made of flat, cut-out balusters. Above the porch roof is a single, fixed gable window. This portion of the structure has a metal roof, and a shallow, two-story, side gable wing projects from the east elevation. The second section, originally a tenement block, extends to the north with a six bay, slate roof, gabled structure. A two-tiered open porch extends across the east elevation of this section. The support posts on the first level are square and rest on a low wooden walkway, while the porch posts on the second level are chamfered. There is no balustrade on the first level; the second level balustrade is made of flat, cut-out balusters identical to those on the south elevation balcony. The third section continues the tenement block in a slightly lower building extending to the north with a metal roof. This section continues the two-tiered open porch across its east elevation, but with narrow square posts and square balusters. The fourth section is a two-story, shed roofed garage with an overhead door. Windows throughout the building are primarily 2/2 double hung sash.

In 1858 Clark Wilbur built a general store and tenement block adjacent to his saw and grist mill (#23).¹⁴ Purchased by Abraham L. Laraway in 1886, the Wilbur-Laraway Store and Tenement Block was remodeled and built into "one of the finest general stores in Lamoille County."¹⁵ Merritt H. Mann operated the store in the early twentieth century, and it finally closed in 1948 when R. Henry Manchester converted it into living space.

19A. Outbuilding, c. 1880, contributing

(Identified on the Sanborn map as one of two adjacent and similarly sized "Store Houses". Only one remains standing today)

A small, story-and-a-half, side gable structure. Wood clapboard walls, metal roof, and a central brick chimney. Each gable end has

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a large, rectangular louvered vent. A shallow shed roof addition with two overhead garage doors extends across the width of the east elevation, making the structure deep enough to park a car.

This building originally housed excess inventory for the adjacent Wilbur-Laraway Store.¹⁶

20. Bridge Abutment, c. 1870, contributing
(A bridge at this location is shown on the 1878 Beers map and Sanborn map)

An uncut, irregularly coursed, laid-up fieldstone structure consisting of a squared and tapered bridge abutment and retaining wall. The abutment and wall rise from the bed of the North Branch up to ground level. The 1878 Beers map shows a narrow road starting at the intersection of what is today Route 109 and Beals Hill Road. Heading westerly, it passed between the north end of the Wilbur-Laraway Store & Tenement Block (#19) and the south side of the Wilbur-Laraway Mill (#21). The road crossed the river on a wooden bridge supported by this stone abutment, giving access to the woolen mills and factories that once stood on the west bank of the North Branch. A second narrow road branched off from what is today Route 109 just south of the Wilbur-Laraway Store & Tenement Block (#19) and ran along the west elevation of the Wilbur Building to the bridge. After falling into disrepair, the bridge was demolished in the mid-twentieth century and the two access roads have been abandoned.

21. Wilbur-Laraway Mill, 1858, contributing, Route 109
(Identified on the 1859 Walling map as "Saw Mill and Grist Mill" and on the 1878 Beers map as "C. Wilbur/Saw Mill and Grist Mill") This partially collapsed structure is the last remaining mill building in the Waterville Village Historic District. The structure is in complete disrepair and is not safe to enter. Viewed from outside, the interior appears to contain a large amount of junk and debris. The long, narrow building has a full upper story at grade level and a partial lower level below grade. The sawmill occupied the upper level of the building, and the grist mill the lower level. It has a stone, concrete block, and poured concrete foundation, wood clapboard walls over a timber frame, and a low-pitch gable roof of corrugated metal. A shed-roofed wing extends

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from the south elevation, and a portion of the upper level projects over the narrower lower level on the north elevation. Most of the clapboards on the south elevation and wing have been removed, but the north and west elevations retain the majority of the original cladding (although it is in very poor condition). A shed roofed wing on the east gable end has collapsed into the river below, leaving this end of the structure open to the elements. Most of the window openings either contain no sash or have been boarded over, although a few still contain 6/6 window sash. The North Branch supplied water power for the saw and grist mills, the water being diverted through the lower level of the mill via a penstock where it turned a water wheel connected to the sawing and milling machinery. A dam (#22) and millpond located immediately upstream ensured a steady supply of water power for the mill.

The mill was built in 1858 by Clark Wilbur and later sold to Lyman Holmes. In 1885 Frank Laraway and his family moved to Waterville, purchased the mill from the Holmes estate and operated it through the first decades of the twentieth century.¹⁷ In 1939, Abraham L. and Thomas J. Laraway, sons of Frank Laraway, sold all of their property and real estate holdings in Belvidere and Waterville to Sheridan P. Dow.¹⁸ In the mid-1940s Dow sold the mill to R. Henry and Marjorie Manchester, who established Manchester Lumber in Waterville and Johnson. By the late 1960s the Wilbur-Laraway Mill had ceased operation completely, and most of the equipment was removed to a new sawmill on Fox Hill Road.

22. Gravity Dam Ruin, c. 1885, contributing
(Shown on the Sanborn map)

A large dam was constructed at this location to constrict the flow of the North Branch and create a millpond behind the dam. Doing so ensured a steady and consistent supply of waterpower for the Wilbur-Laraway Mill (#21), regardless of fluctuating water levels on the river. This poured concrete gravity dam spanned the width of the North Branch and connected to the northeast corner of the Wilbur-Laraway Mill foundation. A small segment of the dam on the west shore of the North Branch is all that remains of this structure today. Gravity dams rely on the mass of the dam itself and the angle at which the dam is built; by tipping the upper portion of the dam upstream and firmly anchoring the base to

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bedrock, a gravity dam is able to hold back the force of the water that builds up behind it.

22A. Timber Crib Dam Ruin, c. 1850, contributing

(A dam at this location is shown on the 1859 Walling map and the 1878 Beers map)

Timber crib dams were relatively simple and inexpensive to build in areas with plentiful timber resources, such as Waterville. Large logs placed end-to-end across the width of the North Branch formed the base of the dam. The next row consisted of logs spaced six to eight apart and placed perpendicular to the base, with their top ends laid on the ground upstream. Upon these was placed another line of large logs end-to-end, followed by another tier of logs angled slightly higher than the previous level. This process was repeated until a wedge, higher downstream than upstream, was formed to hold back the flow of the North Branch. The topmost layer of the timber crib dam was covered with wood planks, closely fit and chinked with moss or cedar bark. This made the dam watertight, preventing water from simply flowing through the open timber crib framework.¹⁹ This dam would have been submerged by the higher water levels resulting from the gravity dam (#22); all that remains intact today is a single row of partially buried logs pointing downstream.

23. Bridge No. 4/Route 109, 1939, rebuilt 1970, non-contributing

A bridge has crossed the North Branch at this location since the early nineteenth century. In 1939, a timber frame covered bridge was replaced by a modern, steel and concrete bridge supported by a single reinforced concrete pier in the center and reinforced concrete abutments. The previous covered bridge was supported by two uncut, irregularly coursed masonry abutments (similar to #20), the remains of which lay beneath the existing bridge. The 1939 bridge was completely rebuilt and widened in 1970, and has steel guardrails mounted on regularly spaced steel uprights. Due to the 1970 reconstruction, the bridge is a non-contributing resource.

24. Willey House, c. 1850, contributing, 36 Lapland Road

(Identified on the 1859 Walling map as "Mrs. Willey")

A story-and-a-half, side-gable, Classic Cottage house with a story-and-a-half ell on the north elevation. The house has a stone

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foundation, an asphalt shingle roof and wood clapboard siding. The three bay front façade has a central entry flanked by two modern picture windows. Corner pilasters support a narrow cornice and gable returns on both the main house and ell. The west elevation of the ell has a full-width, single story, shed roof wing. The north elevation of the ell has a fully enclosed vestibule with a shed roof and board and batten siding. Similar in scale and design to the Baker House (#13)

24A. **Barn**, c. 1970, non-contributing

A story-and-a-half barn with a metal gambrel roof and board and batten siding. The west elevation has two large sliding doors on a metal track and a small gable door into the hay mow. Non-contributing due to age.

24B. **Equipment Shed**, c. 1970, non-contributing

A three-side equipment shed, open on the west elevation, with a metal gable roof. Walls are clad with closely spaced vertical boards and the posts are made of round timbers. Non-contributing due to age.

25. **Wilber House**, c. 1850, contributing, 972 Route 109
(Identified on the 1859 Walling map as "C. Wilber")

A two-story, vernacular style, gable-front house with a story-and-a-half ell extending to the south. A modern two-bay garage with overhead doors extends to the north, replacing the barn or carriage house shown on the Sanborn map. A low, open porch extends across the west elevation of the main house and a porch sheltered by a shed roof extends across the west elevation of the ell. Metal roof with a small skylight on the western face of the ell roof. Originally wood clapboard, the house is now clad in white vinyl siding. A modern bay window projects from the front façade next to the side hall entrance. The gable contains two double-hung sash windows and modest cornice returns, and the house sits on a concrete foundation.

26. **Holmes House**, c. 1850, non-contributing, 946 Route 109

(Identified on the 1859 Walling map as "L. Holmes" and on the 1878 Beers map as "L.W. Holmes". The 1883-84 Waterville Business Directory lists "Lyman W. Holmes, owns saw and grist mill")

This heavily modified Classic Cottage house is non-contributing due

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to modern alterations and the loss of original materials. The front half of the house is a story-and-a-half, side-gabled structure with a small, modern shed roofed entry porch centered on the north elevation. The Sanborn map shows that the house originally had a full-width entry porch. Originally wood clapboard, the house is now clad in white vinyl siding. A narrow trim band on the front façade remains visible and wraps around the corners of the gable ends, although the corner pilasters and gable returns one would expect to find on this style house are no longer visible. A large, two-story, gable-front addition has been constructed onto the rear of the house, extending up and over the ridgeline of the original structure. Windows are primarily 1/1 sash and the roof is metal.

Former owner Lyman W. Holmes operated the Wilbur-Laraway Mill from 1873 to 1885.

27. Carpenter House, c. 1875, contributing, 892 Route 109
(Shown but not identified on the 1878 Beers map)

A two-story, side-gabled vernacular style house with a single story, shed roofed addition on the rear elevation. A low entry porch extends the width of the front façade and is sheltered by a shed roof supported by thin square posts. The five bay front façade has a central entrance. A historic photograph from the early twentieth century shows interior, gable chimneys on each end of the house. Today only one chimney remains intact, on the west gable end. Originally wood clapboard, the house is clad in light gray vinyl siding. Windows are 1/1 sash and the roof is asphalt shingle.

27A. Garage, c. 1980, non-contributing

A gable-front, two bay automobile garage with overhead doors. Non-contributing due to age.

28. Bierbriar House, c. 1850, alterations c. 1890, contributing, 46 Beals Hills Road

(Identified on the 1859 Walling map as "U. Lathrop" and on the 1878 Beers map as "N.P.B.")

A two-story, gable-front, sidehall Greek Revival house with a smaller, story-and-a-half Greek Revival house attached to the rear (south) elevation. Granite block foundation. Both the front and

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rear structures feature wood clapboard siding with wide corner pilasters supporting a molded box cornice and gable returns. Similar in design to the Marcy House (#16). In the late nineteenth century the front elevation was updated in the popular Queen Anne style with the addition of patterned shingle detailing in the gable and an ornate entry porch. The porch features turned posts, a turned spindle balustrade and spindle brackets. The interior of the triangular porch pediment scoops in and up and is clad with patterned shingles. 1/1 double hung windows and metal roof.

28A. **Barn**, c. 1890, contributing
(Shown on the Sanborn map)

A two-story, side-gabled barn with vertical wood plank siding. There is a large sliding door on a metal track in the middle of the north elevation. Centered on the ridgeline is a large side-gabled cupola, also clad in vertical plank siding, with louvered vents.

29. **Kreig House**, c. 1990, non-contributing, 850 Route 109

A two-story, gable-roofed residence with two single-story wings projecting from the west elevation. Non-contributing due to age.

30. **Old Village School**, 1941, contributing, 850 Route 109

(The *Annual Report of the Officers of the Town of Waterville, Vermont for the Year Ending January 31, 1941* references the newly built school)

A story-and-a-half, Colonial Revival style school building. The centered gable entrance on the north elevation has two entry doors, one on either side of a single 6/6 double hung sash, and is sheltered by a projecting pediment on triple square columns. The projecting pediment is flanked by two sets of paired double-hung, 6/6 sash. The hipped roof has a pedimented roof dormer above the entrance, and on the ridge line is a central brick chimney flanked by two steel ventilators. The structure sits on a high, poured concrete foundation with scored parging made to resemble 12" x 24" concrete block. Walls are wood clapboard, and the roof is asphalt shingle. The south elevation has two sets of five full-height, 12/12 double hung sash. In 1950 a single story, hipped roof addition was built onto the north elevation. Windows in the 1950 addition are a mix of 6/6, 8/8 and 12/12 double hung sash, the walls are wood clapboard, and the roof is asphalt shingle. Two

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metal slides, a swing set, and a see-saw sit on the hillside between Route 109 and the Old Village School.

The Village School replaced the c. 1850 Maple Grove School, which burned down in 1939. Students from the Maple Grove School were the first to attend classes here, being joined later by students from the Locke School. Classes at the Old Village School ended in 1995, and today the building houses the Waterville Town Clerk's Office and the Waterville Town Library

31. N.B. Page House, c. 1850, contributing, 814 Route 109
(Identified on the 1878 Beers map as "N.B. Page")

A story-and-a-half, vernacular style house with a one-story wing projecting to the south. The front gabled structure has a full width porch with a hipped roof supported by square, segmented posts with chamfered edges. Windows are 1/1 double hung sash, and the structure is clad with vinyl siding. The north gable end contains two double hung windows and gable returns. The rear wing has a full-width enclosed porch on the west elevation. Roofing on the house, wing and porches is asphalt shingle.

32. Tobin Shop, c. 1890, contributing, 812 Route 109
(Identified on the Sanborn map as "Shop")

A two-story, side-gabled shop building located behind #31 and #33. The north elevation has three large, sliding doors on a metal track and an entry door flanked by 2/2 windows. The upper level has a large opening with double doors in the first bay and five 1/1 windows. The east gable end has a mix of 2/2, 6/6 and 12/12 windows and a twelve-light hopper window. Projecting from the west gable end is a story-and-a-half wing with two open bays on the north elevation. A single story, shed roofed addition spans the south elevation. The building has a heavy timber frame with wood clapboards, two interior ridge chimneys, and an asphalt shingle roof. This building served as a blacksmith shop for many years, although today it is used primarily for storage.

32A. Outbuilding, c. 1980, non-contributing

A simple, two-story gable-front outbuilding with an open shed roofed garage on the west elevation. Non-contributing due to age.

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33. **Westover's Hotel/Central House**, c. 1840, contributing, 790
Route 109

(Identified on the 1859 Walling map as "R. Herren" and on the 1879
Beers map as "Robt. Darrah")

A long, narrow structure consisting of three main parts. The central section is a two-and-a-half story, gable-front, vernacular style building with a two-tiered piazza. The piazza, sheltered by a shed roof, has chamfered posts and a diamond lattice balustrade on each level. The front gable has two nine light windows. Windows are 2/2 double hung sash on the first level and 9/6 double hung sash on the second level, with a central paneled door leading to the upper piazza. Projecting to the west is a two-story, side gabled wing with two large bays; one is open and the other has a large sliding door on a metal track. Windows on the second level are 12/8 double hung sash, and the second floor is a ballroom that reportedly has a sprung dance floor. A twentieth century foundation is made of stone-faced concrete block. Projecting to the east is a two-story, side gabled wing. The first story has an entry door in the first bay, a large fixed window, and a single 9/6 double-hung window. The second story has four evenly spaced, nine-light windows. The walls of each section are wood clapboard and the roofing is corrugated metal.

Local millwright Robert Herron owned this building in the 1850s, and sold it to Lydia Wellington in 1856.²⁰ In 1865 Robert Darrah purchased the building from J.B. & Sarah Westover, who had operated it as "Westover's Hotel." Darrah made extensive repairs to the building²¹ and operated it as the "Central House" with his wife, Mary, and their son, Frederick.

34. **Laraway House**, c. 1910, contributing, 40 Fox Hill Road
(Shown on the Sanborn map)

A story-and-a-half, side-gabled, Colonial Revival house. A full-width, one-story porch spans the east elevation. The porch features a shingle skirt that flares out towards the bottom and Gothic Revival style slotted porch posts supporting a hipped porch roof. There are two gabled wall dormers on the east elevation, and the roof of the west elevation is raised to accommodate a full two stories on the rear of the house. Windows throughout are 2/2 double hung sash, wood clapboard walls, metal roof, and central ridge

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chimney.

Abraham L. Laraway, one of Frank Laraway's sons, joined his father's business in 1886 and ran the general store in the Wilbur-Laraway Store & Tenement Block (#19). He married Olive (Greene) Anderson in 1887, and served the Town of Waterville as a school director, lister, and town auditor.²² This house was later owned by Sheridan P. Dow, who purchased the Laraway Lumber Company in 1939.

35. **LaFountain House**, 1995, non-contributing, 200 Fox Hill Road
A two-story, gable front house that is partially built into the hillside. Entry is on the second story of the west gable end, and a second story wooden porch projects from the south elevation. Non-contributing due to age.

35A. **Garage**, 1995, non-contributing
A one-and-a-half story, two bay automobile garage with overhead doors. Vinyl siding and steep metal roof. Non-contributing due to age.

36. **Magnant House**, c. 1975 remodel, non-contributing, 756 Route 109
A story-and-a-half, gable-front house with a single story, full-width, enclosed side entry porch. Non-contributing due to alterations.

A long-time Waterville resident states that a much older home was remodeled into the existing structure c. 1975. The extent of the remodel makes it impossible to determine the style or date of construction of the original building.

36A. **Equipment Shed**, c. 1975, non-contributing
A three bay equipment shed with polygonal openings. One opening has a modern overhead garage door, one has double doors, and one remains unenclosed. Vertical wood siding and corrugated metal roof. Non-contributing due to age.

36B. **Outbuilding**, c. 1975, non-contributing
A single story structure with a steeply pitched gambrel roof with flared eaves and a small shed roofed addition. Non-contributing due to age.

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37. **Mobile Home**, c. 1970, non-contributing, 738 Route 109.
A single-wide mobile home with a low pitch gable roof. Non-contributing due to age.

38. **Waterville Garage**, c. 1975, non-contributing, 634 Route 109
A gable-front automobile repair facility with large overhead doors on the north and west elevations. Non-contributing due to age.

39. **Mann-Day House**, c. 1870, contributing, 600 Route 109
(Identified on the 1878 Beers map as "Allen Mann")
A story-and-a-half, 3x2 bay Classic Cottage house with a steeply pitched Gothic wall dormer. Corner pilasters support a wide frieze band and gable returns. Windows include 2/2 double hung sash and 1/1 replacement sash with molded hoods. The entrance is centered on the front elevation and flanked by single 2/2 windows with peaked hoods, and a 1/1 replacement window with a peaked hood occupies the wall dormer. A porch with Queen Anne-style turned posts, balusters, and brackets spans the west elevation and was added in the late twentieth century. A single story ell projects from the rear elevation.

40. **Wilbur-Gray House**, c. 1870, non-contributing, 598 Route 109
(Identified on the 1878 Beers map as "Wm Wilbur")
A two-and-a-half story, gable-front house with a full-width porch across the front elevation. Non-contributing due to modern alterations. The original structure was a vernacular style, 4x2 bay house with wood clapboard walls. The front (west) elevation had a full-width, hipped roof porch with a clapboard skirt. All of the original 2/2 windows have been replaced with 1/1 sash. The south eaves-side of the roof has been raised to accommodate a full second story and partial third story. The scale, massing, fenestration patterns, roof pitch, porch, balusters and siding have all been changed. A c. 1900 barn that once stood behind the house has been demolished.

41. **Leach Blacksmith Shop**, c. 1850, contributing, 570 Route 109
(Identified on the 1859 Walling map as "T. Cleed" [possibly Thomas Glead], on the 1878 Beers map as "E. McElroy", and on the Sanborn map as "Blacksmith shop")

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A two-and-a-half story, gable-front, Greek Revival structure. The lower level, built partially below grade, originally housed a blacksmith shop while the upper level was used as living space. Corner pilasters support a wide entablature and corner returns, and the gable has very wide trim. Stone foundation and asphalt rolled roofing. Front portion of the building is clad with wood clapboards while rear portion is vertical plank (the clapboards having been removed). Windows are primarily 2/2 double hung sash, although several have been replaced with 1/1 sash. The front elevation has a large service bay and one window at grade level, two widely spaced windows on the second level, and a single window in the gable.

Three generations of the Leach family ran a blacksmith shop in this building, starting with Ami Leach. The 1883-84 Waterville Business Directory lists "Ammi [sic] Leach, blacksmith, horse-shoer, and wheel-wright." His son, Edward Leach, then ran the shop and was succeeded by his son, Harold Leach.

42. **Miller-Langdell House**, c. 1850, contributing, 570 Route 109 (Identified on the 1859 Walling map as "N.B. Taylor" and on the 1878 Beers map as "S.R.M.". The 1883-84 Waterville Business Directory lists "Samuel R. Miller, selectman, justice of the peace, prop. And owner of Mountain Spring House, livery in connection, and farmer")

A story-and-a-half, gable-front, vernacular style house with a side gabled wing projecting to the south. Wood clapboard with a metal roof. On the west elevation, the shed roof of the porch and an adjacent addition spanning the front façade may obscure Greek Revival style cornice returns. Windows are primarily 1/1 double hung sash, although several have been replaced with new sash or bay windows. West gable window has been replaced and shortened, most likely when porch was constructed. Central ridge chimney.

43. **Codding-Davis House**, c. 1850, contributing, 556 Route 109 (Identified on the 1859 Walling map as "H.N. Leach", on the 1878 Beers map as "J.W. Codding" and on the Sanborn map as "Post Office")

A story-and-a-half, side gabled, Classic Cottage house. A full-width porch spans the west elevation and has a hipped roof supported by square posts and turned pilasters with a clapboard

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skirt. Wood clapboard walls, eaves are nearly flush with cornice returns, and there is an exterior brick chimney on the south gable end. Windows are 1/1 replacement sash.

An unmarked gravesite is located behind the Davis House. It is not known who is buried there, but it may be Louisa McFarland, whose gravesite cannot be identified in the official Waterville cemetery.

43A. **Garage**, non-contributing, c. 1980
Gable-front automobile garage with a wide overhead door. Non-contributing due to age.

44. **Waterville Town Hall**, c. 1856, contributing, 544 Route 109 (Identified on the 1859 Walling map as "Union Church", on the 1878 Beers map as "Univ. Church" and on the Sanborn map as "Town Hall") The Waterville Town Hall is a traditional New England meetinghouse plan with Greek Revival detailing. The front gable pediment is enclosed by a molded cornice supported by cut-out brackets and tapered, recessed panel corner pilasters. The front elevation has paired entry doors flanked by single 2/2 windows with molded hoods. There is a 2/2 window in the gable end. The south and north elevations each have three, full-height, 16/16 double-hung windows with peaked hoods. A small, shed roof addition spans the width of the rear elevation. The steeply pitched corrugated metal roof has wide, open eaves. A three-tiered bell tower sits above the west gable end of the building. The first tier begins inside the attic of the building and has wood clapboard siding. The second tier has large louvered vents with peaked hoods on each side. The third tier has large round clock faces on the north, east and west sides and a 6/6 window on the south side. Tapered corner pilasters on the first and second tiers support molded cornices with pent roofs, and a nearly flat pyramidal hipped roof caps the third tier. In 2003 a new reinforced concrete foundation was built under the Town Hall. Alterations to the building over the past one hundred years have resulted in the loss of many of its original features, including the pedimented portico and patterns of fenestration on the front elevation. Nonetheless, it retains its original scale and massing and anchors the center of the village district.

The exact date of construction for the Waterville Town Hall is not

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known at this time. Although several historic records state that it was built in 1856, other records indicate an earlier date of construction. The earliest date given is 1812,²³ but this may be in reference to a previous structure that occupied the site before the construction of the existing building. The Greek Revival architectural style was largely popular in Vermont between 1830-1860, and is not typically found as early as 1812. In addition, an assessment conducted in 2000 did not reveal the existence of any wrought or Type A cut nails in the building's construction, which one would expect to find in a structure dating to 1812.²⁴

The earliest written record of the property is an 1857 warranty deed from Waterville residents Richard Cull, Nathan McFarland and Robert Herren to the Waterville Liberal Institution. The deed describes the parcel of land upon which the Town Hall sits and states that the Waterville Liberal Institution will sell pews "in the meetinghouse on said premises" to anyone who wishes to purchase one.²⁵ A second warranty deed dated March 24, 1867, records the conveyance of "the pew in the new meeting house number 5 situated on the north side of said house" by the Waterville Liberal Institution to Clark Wilbur.²⁶ An 1868 town history states that: "About the year 1856, the Universalist society erected a church, unique in appearance, but commodious."²⁷ A 1907 biography of longtime Waterville resident Moses McFarland describes him as follows: "In religious belief, he is a Universalist and about fifty years ago [1857] he aided largely by personal means and effort in the erection of a church in Waterville for the use of the society to which he belonged."²⁸

The history of exactly how and when the Universalist meetinghouse became the Waterville Town Hall is also unknown at this time. One account states that by 1870 many of the Universalist society's parishioners had moved away, causing the remaining members to join the United Church (#9) and sell the meetinghouse to the town.²⁹ A second account states that: "In 1889, Moses McFarland bought out the remaining interest of the original Meeting House from Henry Smiley and donated the structure to the Town of Waterville."³⁰ No reference to either the 1870 sale or the 1889 donation could be identified in the Waterville Town Records.

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45. **Bandstand**, c. 1880, contributing

A small octagonal bandstand with a steeply pitched, asphalt shingle tent roof supported by hexagonal posts with arcaded fascia. The bandstand is partially enclosed by a vertical board balustrade, and a vertical board apron encloses the underside of the structure.

46. **Memorial**, 2003, non-contributing

A memorial consisting of a circular concrete pad with a flagpole in the center surrounded by low shrubs. A boulder on the south side of the circle has a plaque that reads: "HONORING ALL THOSE WHO HAVE SERVED IN THE ARMED FORCES OF OUR COUNTRY." Non-contributing due to age.

47. **Covered Foot Bridge**, c. 1990, non-contributing

A covered footbridge providing access over a small stream. Vertical plank sides, arched openings, and a metal gable roof. Non-contributing due to age.

48. **Locke House**, c. 1890, contributing, 454 Route 109
(Shown on the Sanborn map)

A story-and-a-half, side gabled, three-quarter Classic Cottage house. A small entry porch built in the late twentieth century projects from the west elevation and has a hipped roof supported by slender turned posts. Windows are 1/1 double hung sash with molded hoods. Exterior brick chimney on the south gable end and metal roof. A single story ell projects from the rear elevation.

The Locke House operated as a five-and-dime store in the 1920s and 1930s.³¹

49. **Waterville Church of the Nazarene**, 1911, contributing, 440 Route 109

A rectangular, gable-front church building with a square tower at the northwest corner and a round window in the west gable end. A tall lancet window with stained glass is located on the front elevation, and four more are located on each side of the building. The church is entered through pointed arch double doors in the base of the tower. The upper portion of the tower has large louvered vents with peaked hoods on two sides and a steep pyramidal roof. Concrete block foundation, wood clapboard walls, and metal roof. Exterior brick chimney on east gable end. A 1990 addition to the

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rear of the church houses classrooms and a kitchen. The one-story, low pitch, side gabled addition has asphalt shingles. 1/1 double hung sash and white vinyl siding.

In 1910 a group of local residents, led by Chester A. Austin, left the United Church and founded the Pentecostal Church of the Nazarene. This new protestant denomination had formed just two years earlier in Pilot Point, Texas. In 1919 the national church General Assembly stopped using the term Pentecostal, and the name of the church was changed to Waterville Church of the Nazarene. The church structure was constructed in 1911 by Edward Isaac Mann, who also built the Mann House across the street (#1). Built without electricity, the church was lit with kerosene lamps and heated by a woodstove.³² In 1939 the church had approximately thirty-five members, and continues to be used for religious services today.³³

50. Waterville Church of the Nazarene Parsonage, c. 1850, alterations c. 1890, contributing, 29 Oakes Road
(Identified on the 1859 Walling map as "T. Leach" and on the 1878 Beers map as "S. Spooner". The 1883-84 Waterville Business Directory lists "Spaulding Spooner, retired farmer")

A story-and-a-half, side-gabled, Classic Cottage house with Queen Anne style alterations. A cross gable centered on the front elevation contains a 1/1 window. The 5 x 2 bay structure has a full-width porch across the front elevation. With turned posts, a turned spindle balustrade and spindle brackets supporting a hipped roof, the porch is an excellent example of the Queen Anne style. Windows are 1/1 double hung sash, wood clapboard walls, metal roof with cornice returns, and interior ridge chimney. Projecting from the rear elevation is a story-and-a-half ell with wood clapboard walls and cornice returns. A small, enclosed porch with a hipped roof sits in the junction of the house and ell. In the late twentieth century a small office for the pastor was built in the space between the east end of the ell and the west wall of the garage, connecting the two. Built c. 1950, the gable-front garage has a low pitch, asphalt shingle roof and two overhead garage doors. Windows are 4/4 double hung sash.

51. Hurlburt-Mann House, c. 1850, contributing, 59 Oakes Road
(Identified on the 1878 Beers map as "Mrs. Hulburd" [sic]. The 1883-84

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Waterville Business Directory lists "Julana M. Hurlburt, widow of Benjamin F., farmer")

A story-and-a-half, gable-front, Greek Revival style house. Corner pilasters support a frieze band and cornice returns. A full-width porch spans the west elevation and features Queen Anne style turned posts, balustrade, and spindle screen supporting a hipped roof. The front gable has a Bungalow-style porch with half-length chamfered posts on a clipped shingle skirt supporting a hipped roof. The gable has two 2/2 windows. Stone foundation, wood clapboard walls, slate roof. The north elevation has a large shed roof addition, half of which is concealed on the west elevation by a false front with a projecting cornice.

51A. **Barn**, c. 1870, contributing
(Shown on the 1878 Beers map)

A story-and-a-half, gable-front horse barn located immediately northeast of #51. South gable end has a large sliding door on an interior track and a hinged side door. A small, hinged door above the sliding door provides access to the hay mow. The west elevation has one 6/2 double hung window and three 6/6 double hung windows. The words "The Echo" are centered above the middle two windows. The east elevation has two 6/6 double hung windows and four small, square windows. Stone foundation, wood clapboard walls, and corrugated metal roof.

51B. **Outbuilding**, 2006, non-contributing

A metal, gable-front structure housing a wood-fired boiler. Non-contributing due to age.

52. **Dairy Barn**, c. 1900, contributing, Oakes Road (south side)
(Shown on Sanborn map without wings on west elevation)

A two-story dairy barn built into the hillside with a high drive made of timber planks leading to a large sliding door on the east (uphill) elevation. Concrete block foundation, wood clapboard walls, and corrugated metal roof. The upper level has no fenestration, while the lower level has evenly spaced six-light sash. A smaller barn with a gable roof projects from the south gable end, and two wings project from the west elevation. One is a two-story, gable roofed interior silo and the other is a one-story gable roofed milk house on a high concrete block foundation. There is an exposed brick chimney on the west gable end and an entry door

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on the north elevation.

This barn once housed a large herd of Jersey cattle, and today it is used for storage.

53. **Warehouse**, c. 1890, contributing, Oakes Road (south side) (Identified on the Sanborn map as "Store House")
A two-story, gable-front vernacular building. The front elevation has a full-width porch with Gothic Revival slotted porch posts supporting a shed roof. A large sliding warehouse door opens onto the porch. Both the front and rear gable ends have two, 2/2 windows on each level. A story-and-a-half, shed roofed addition spans the length of the east elevation. Clad in novelty siding, it has large, paired outward swinging doors and a fixed two-light window on each end.

Originally built to store grain, in later years this building housed inventory for the stores operated by Merritt H. Mann in the village. Today it is used for private storage.³⁴

54. **McFarland House**, c. 1870, contributing, 396 Route 109 (Identified on the 1858 Walling map as "R. McFarland" and on the 1878 Beers map as "E.W. Pryor". The 1883-84 Waterville Business Directory lists "Elhanan W. Prior, prop. of tin shop, farmer")
A story-and-a-half variation of the Classic Cottage. Entry portico centered on the west elevation has square, chamfered columns supporting a projecting cornice and hipped roof. Brick foundation, wood clapboard walls, and metal roof. Exterior brick chimney on the south gable end, and windows have 2/2 double hung sash. An enclosed porch on the north gable end has a hipped roof and wood clapboard skirt. A shed roofed addition projects from the east elevation. A low retaining wall made of uncut stone wall runs the length of the west elevation adjacent to Route 109.

54A. **Garage**, c. 1960, non-contributing
Automobile garage with a low-pitch gable roof. Single overhead garage door, concrete block foundation, and wood clapboard siding. Non-contributing due to age.

End of property descriptions.

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¹ *The Historical Records Survey: No. 8, Lamoille County/Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 13.

² *Lamoille Newsdealer*, 1892.

³ *The Historical Records Survey: No. 8, Lamoille County/Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 9.

⁴ There are conflicting accounts of how and when the Universalist Meeting House became the Waterville Town Hall. The 1939 *Historical Records Survey* states that the Universalist Meeting House was sold to the town in 1870, while the 2005 Historic Resources Plan states that in 1889 Moses McFarland bought out the remaining interest in the Meeting House from Henry Smiley and donated the building to the Town of Waterville.

⁵ *Town of Waterville, Vermont, Historic Resources Plan 2005*, 10.

⁶ Dr. Roger Mann, interview with the author, February 8, 2007.

⁷ Robert Hagerman, "Making Oars & Paddles," *Vermont Life*, Spring 1973, 51-53.

⁸ Waterville Town Records, Volume 2, p. 222-223.

⁹ Dr. Roger Mann, interview with the author, February 8, 2007.

¹⁰ Dr. Roger Mann, interview with the author, February 8, 2007.

¹¹ Dr. Roger Mann, interview with the author, February 8, 2007.

¹² Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 42.

¹³ Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 42-44.

¹⁴ Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 32.

¹⁵ William H. Jeffrey, *Successful Vermonters: A Modern Gazetteer of Lamoille, Franklin and Grand Isle Counties* (East Burke, VT: The Historical Publishing Company, 1907), 99.

¹⁶ Dr. Roger Mann, interview with the author, February 8, 2007.

¹⁷ Robinson, L.W., ed., *1940 Vermont Year Book* (Chester, VT: The National Survey, 1940), 349.

¹⁸ Waterville Town Records, Volume 9, p. 73.

¹⁹ David Craik, *The Practical American Millwright and Miller* (Philadelphia: Henry Carey Baird, 1870) 158-159).

²⁰ Waterville Town Records, Volume 4, p. 65.

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- ²¹ *Lamoille Newdealer*, May 3, 1865.
- ²² William H. Jeffrey, *Successful Vermonters: A Modern Gazetteer of Lamoille, Franklin and Grand Isle Counties* (East Burke, VT: The Historical Publishing Company, 1907), 99-100.
- ²³ Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 38.
- ²⁴ *Waterville Town Hall Assessment*, Doug Porter, 2000.
- ²⁵ Waterville Town Records, Volume 4, p. 80.
- ²⁶ Waterville Town Records, Volume 4, p. 126.
- ²⁷ E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 769.
- ²⁸ William H. Jeffrey, *Successful Vermonters: A Modern Gazetteer of Lamoille, Franklin and Grand Isle Counties* (East Burke, VT: The Historical Publishing Company, 1907), 92.
- ²⁹ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 23.
- ³⁰ *Town of Waterville, Vermont, Historic Resources Plan 2005*, 9.
- ³¹ Dr. Roger Mann, interview with the author, February 8, 2007.
- ³² *Town of Waterville, Vermont, Historic Resources Plan 2005*, 21.
- ³³ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 13.
- ³⁴ Dr. Roger Mann, interview with the author, February 8, 2007.

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Statement of Significance

The Waterville Village Historic District is a typical Vermont settlement that developed during the nineteenth century from a rural agricultural community into a center of manufacturing. With the decline of the local manufacturing economy in the late nineteenth century, dairying became the primary occupation and today Waterville is primarily a residential community. The Waterville Village Historic District is located in the southern end of the Town of Waterville and encompasses residential, commercial, civic and religious structures surrounded by open fields and forested hills. It is a well-preserved, mid-nineteenth century, linear plan mill town. The Waterville Village Historic District meets National Register Criterion A and Criterion C. The majority of the historic resources are residential structures of vernacular or Classic Cottage design, reflecting the modest prosperity of the region in the mid-nineteenth century. The period of significance for the Waterville Village Historic District is 1830-1957, and the village contains 54 contributing and 21 non-contributing resources.

Early History

The Waterville Village Historic District consists of the historic resources located in the village area, and not the entire Town of Waterville. The history of the town as a whole, however, is essential to understanding the development of the village. Initial settlement of the Town of Waterville was scattered throughout the region without a specific focal point of development. In the 1830s, however, development began to cluster in the southern end of the town near the waterfalls of the North Branch of the Lamoille River. Soon a village developed at this location, and many of the early settlers (or their descendents) moved from their homes in the rural landscape to homes in the growing commercial and industrial center of the village.

The geographical area known today as the Town of Waterville is the result of several land transfers between neighboring communities in the late eighteenth and early nineteenth centuries. Prior to the Revolutionary War the region was part of the crown province of New York, and in the early 1770s British Lieutenant-Governor Cadwallader Colden (1688-1776) granted a charter of 25,000 acres of land to Samuel Ashley & Company. This grant included what would

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later become Waterville, although at that time the region was referred to as Smithfield. It remained as such until 1777, when New York and Vermont became independent states and Ashley's charter was voided. On October 26, 1788, Vermont Governor Thomas Chittenden granted 23,040 acres of land to Surveyor General James Whitelaw (1748-1829) and Deputy Surveyor Generals William Coit and James Savage. These three men received their land grants as compensation for plotting town lines throughout the state. A 10,000-acre portion of the grant became officially known as Coit's Gore,¹ although it was also referred to as Whitelaw, Savage, and Coit's Grant or Williamsburgh. In 1799, the Town of Bakersfield successfully petitioned the state legislature to annex the triangular northern portion of Coit's Gore. This land, also known as "The Leg", remained part of Bakersfield until 1824, when it was incorporated into the newly formed Town of Waterville. The population of Coit's Gore grew rapidly in the early years of the nineteenth century, increasing from fifty-one residents in 1800 to one hundred ninety-three residents in 1810. As the population of Coit's Gore grew, its residents began petitioning the state legislature to formally organize a town. The first petition was presented in 1808, but it was not successful. Subsequent attempts at organization met the same fate, primarily because no one could agree on which portions of the adjoining towns would be annexed to Coit's Gore to create the new town. By 1824 the population of Coit's Gore had increased to approximately three hundred fifty, and on November 15, 1824, the state legislature finally authorized the formation of a new town by annexing portions of Bakersfield (to the north) and Belvidere (to the east) to Coit's Gore. The new town, called Waterville, was originally part of Franklin County but joined the newly formed Lamoille County in 1835, of which it remains a part today.² The name "Waterville" was most likely selected in recognition of the most important geographical feature in the region, the North Branch of the Lamoille River.³

At the time of its charter in 1788, it is believed that only one or two families lived in Coit's Gore.⁴ Who these families were or how long they remained in the region is not known. Amos Willey moved to Coit's Gore from Walpole, New Hampshire, in 1795 and began clearing the forest to build a house, in which he lived until his death in 1862.⁵ Amos Page arrived from Massachusetts in 1796 and began

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building a log house in Coit's Gore, but the structure was never fully enclosed with a roof or occupied.⁶ Page eventually settled in the eastern part of town, where he lived until 1840. One of his four sons, Aaron D., also settled in Waterville.⁷

Waterville's first saw and gristmills were built in 1796-97. Although the location of these first mills is no longer known, they are significant for having been designed by the well-known surveyor, millwright, builder, architect and civil engineer John Johnson (1771-1842).⁸ These early mills may have been constructed by Barnard Carpenter and were powered by what was later known as Peck's Mill Dam.⁹

Timothy Brown and his wife Mary Ward are credited as the first permanent residents of what is now Waterville. The Browns arrived from Westmoreland, New Hampshire, in 1797 and purchased four hundred fifty acres of land on West Hill. The Browns had four children: Timothy, Bartlett, Rhoda and Asenath. Although the elder Timothy and his two sons moved to Ohio in 1829, the two daughters remained and started families of their own after marrying local men: Rhoda to Thomas Potter, and Asenath to Stephen Leach.

Abiathar (Abiather) Wetherell and his family followed the Browns to Waterville in 1798.¹⁰ Descendents of Abiathar remained in Waterville until at least the 1880s, when Ephraim B., Myron N., Wyman Wetherell (Witherel) all lived in town.¹¹ Zephaniah Leach, also from Westmoreland, moved to Waterville in 1803 with his four sons Stephen, Nathan, William and Jacob. After first settling on West Hill, Zephaniah later moved to the village and built one of the first saw and gristmills on the North Branch with his son Nathan.¹²

Around 1800 a man by the name of Rice built a sawmill on Stony Brook in the eastern part of Coit's Gore. An effort was made to establish a village at this location, and several houses and a blacksmith shop were built near the sawmill. The flat terrain and more plentiful supply of waterpower on the North Branch, however, made it a more desirable village site and by the 1860s Rice's mill, houses and blacksmith shop had all been demolished.¹³

Jonathan Hemenway of Walpole, New Hampshire, and William Thomas of

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southern Vermont both moved to Waterville in 1800. Hemenway established a farm, and Thomas, a Baptist minister, held religious services in houses and barns throughout the town. James Cheney moved from Hanover, New Hampshire, and settled at an early date in the northern part of town. At the time of his death in 1810, three of his seven children continued to live in Waterville.¹⁴ In addition to the families referenced above, other early Waterville settlers include the Fletchers, Eatons, Olmsteds, Coddings, McFarlands, Holmes, Tillotsons, Lockes, Potters, and Wilburs. The majority of these families moved from either southern Vermont or New Hampshire.

For over a century an ongoing topic of debate amongst historians is whether or not President Chester A. Arthur was born in Waterville or, as is commonly believed, in the nearby town of Fairfield. Reverend William Arthur and his wife, Malvina, arrived in Waterville in 1829, boarding first with the McFarland family and then with the Appleby family. In 1830, Reverend Arthur received a call from the Baptist congregation in Fairfield. There he set about fixing up a barn for his family to move into, leaving Malvina and their two daughters behind in Waterville. During his absence, on October 5, 1830, Malvina went into labor and delivered a baby boy. Five days after the birth Malvina became anxious to join her husband in Fairfield. Orse Hodgkiss of Waterville agreed to transport Malvina, the girls, and the new baby to Fairfield, but the difficult trip took its toll on Malvina. She fell ill for three weeks, and Dr. Chester, of Enosburg, was called in to care for her. Following her recovery, the baby boy was named Chester in honor of the doctor. Chester A. Arthur later went on to become the 21st president of the United States, serving from 1881-1885.¹⁵

Industrial & Manufacturing History

While most of Waterville's early settlers were farmers, subsequent generations of settlers were drawn to the region to work in the large textile mills that had been built on the North Branch in the mid-nineteenth century. Unfortunately, physical evidence of Waterville's rich industrial history has been largely lost to catastrophic fires, a decline in local manufacturing, and subsequent demolition of obsolete buildings. In 1824, when Waterville officially became a town, it contained one gristmill, two sawmills, a fulling mill¹⁶ and a carding machine.¹⁷ In the 1830s

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the cultivation of hemp was so popular in Waterville that it was "cultivated in every dooryard"¹⁸ and by 1830 a hemp factory had been built in the town.

The full potential of Waterville's industrial potential was not realized until John Herrin, a native of Ireland, arrived in 1834. Herrin was living in Barnet, VT, when he purchased the hemp factory, gristmill house lot, water privileges, and machinery from Luther B. Hunt. Herrin converted the hemp factory, which had become unprofitable, into a woolen mill.¹⁹ The success of Herrin's first woolen mill in Waterville is not known, but by 1840 he was working in Littleton, New Hampshire, as the supervisor, and later owner, of a large textile mill. Lacking experience as a general manager or business owner, in 1844 his business failed and the mill ceased operation. Herrin is described as "slight of stature, nervous, and rapid of movement; he possessed great energy and a will that enabled him to surmount many and varied difficulties and finally reach the goal of his ambition."²⁰ After paying off his creditors, Herrin regrouped and moved to Waterville. He quickly set about tapping the waterpower of the North Branch and built a woolen mill, a flannel factory and a tannery.²¹ In 1846 Herrin purchased and installed eight thousand dollars worth of woolen machinery, including eight carding machines, six spinning jacks, one picker, a cotton-batter, from the manufacturer M. Wright & Son in Montpelier.²² By 1850 his flannel factory employed fifty-one people (thirty-two male and nineteen female) and had two thousand spindles and twenty looms producing 374,000 yards of flannel annually. His tannery annually processed three hundred calfskins and thirty-five thousand sheepskins, using two hundred fifty cords of bark.²³

Herrin's success was short-lived, however, when in 1852 or 1853 a massive fire destroyed the flannel factory and woolen mill. Robert Herrin, son of John Herrin, and his partner Mr. Wells operated large woolen mills in the upper part of the town, and in 1847 they also installed new machinery made by M. Wright & Son. The future of Waterville looked bright on December 7, 1860, when the following article ran in the *Lamoille Newsdealer*:

Messrs. Wells and Herren [sic] have set their factory in operation. The upper mills are working to their full

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capacity, running off some 500 to 700 yards of flannel per day; and the lower mills are being repaired and fixed up..Some ten dwelling houses will be put up next year; and thus in one bound put Waterville in the lead, in enterprise and prosperity, of any town in this section.²⁴

The exuberant anticipation of Waterville's pending prosperity was dashed just two weeks later, when the *Lamoille Newsdealer* reported the following:

The factory of Herren [sic] and Wells, of Waterville, was destroyed by fire. All the machinery, except two looms, and all the stock except what was in the lower story, shared the fate of the mill...we have not learned whether any effort will be made to rebuild the mill.²⁵

In acknowledgement of the essential role the mills played in Waterville's economy, the workers who were at the mill at the time of the fire offered one month's work to help Wells and Herrin rebuild. ²⁶ The mills were not rebuilt, however, and Wells and Herrin left Waterville for California.²⁷

Waterville's population began to decline after the Herrin's mills were not rebuilt, but the town continued to support a number of smaller, family-run industrial enterprises, including two saw mills, one grist mill, a carding mill, a tannery, a starch factory, a friction match factory, a sash, door and blind factory, two cabinet shops, two boot and shoe factories, an axe and knife factory, an oar and paddle factory and several blacksmith shops. By 1868, however, Waterville's once-promising future had been reduced to a memory:

The ruthless ravages of fire, and its co-attendant, financial embarrassment, have made fearful inroads, and, at present, Waterville village, uncouth and decayed, retains but a fragment of its former prosperity...it is hoped still, with better times, and the advent of the proposed Lamoille Valley Railroad, a new impetus will be given to our village, and that it will, at no distant day, again take its rightful place among the enterprising

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business centers of Northern Vermont.²⁸

The Lamoille Valley Railroad never did come to Waterville, and the remaining industries gradually shut down. By 1939 only the Wilbur-Laraway Mill (#21) remained in operation, employing three or four men on a part-time basis.²⁹ Today the abandoned Wilbur-Laraway Mill is the only remaining large-scale industrial building in the village, although it is structurally unstable and not safe to enter. It stands two stories tall and is built into the east bank of the river. A dam across the North Branch just upstream from the mill provided power by channeling a consistent flow of water through the base of the mill where it turned a large water wheel.³⁰ The water wheel was connected to a heavy horizontal wooden shaft at the end of which was a crown gear. The crown gear turned a smaller lantern pinion, connected to a vertical iron driveshaft. The reduction in gear sizes allowed the driveshaft to turn at approximately one hundred twenty revolutions per minute, much faster than the approximately ten revolutions per minute of the waterwheel itself. At the end of the vertical driveshaft rested the upper millstone, or "runner", which was a large, flat disc of stone weighing as much as a ton. The runner rotated just above, but not quite touching, an identical stone, called the "bed", which was fixed to the floor of the mill. Both stones had a pattern of grooves cut into their faces, and as one stone turned above the other their grooves crossed much like scissor blades. The miller placed the grain to be ground in a funnel-like hopper above the pair of millstones, and a protective cover over the millstones kept the flour dust in and dirt and debris out. The grain fell from the hopper through a hole, or "eye", in the runner stone and was cut apart as it passed between the two stones. The miller could adjust the distance between the stones to regulate how finely the grain was ground. The milled grain was channeled underneath the protective cover to a chute leading to a collecting bin, called the "meal chest". From there the flour could be scooped up into sacks to be sold, most likely at the adjacent Wilbur-Laraway Store & Tenement Block (#19).³¹

The smaller, lower level contained the gristmill while the sawmill operated on the upper level. As in the case of the gristmill, without safe access to the Wilbur-Laraway Mill building it cannot

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be known exactly how the sawing mechanisms were set up. The waterwheel used to power the gristmill may have powered the sawmill as well, or the sawmill may have had its own turbine. The rotation of the waterwheel or turbine was converted into the up and down motion of the saw by an eccentric crank on the end of the shaft. An eccentric crank allows a rod to rotate in an elliptical path, thereby moving the saw up and down. The rod connected to the eccentric crank is called a "pitman arm" after the man who, before sawmills made him obsolete, stood in a pit below a log and pulled a saw down through the wood by hand to make boards. The pitman arm connected to a wooden framework, or sash, in the center of which a vertical, coarse-toothed saw blade was stretched. Power from the shaft also turned a large gear, called a rag wheel, which in turn moved a large, low carriage upon which the log was set. The rag wheel propelled the carriage and log forward and into the teeth of the saw. The saw cut into the log on its down stroke, and the log moved forward again on the up stroke. After one board was sawed, the log carriage was run back to the other end of the mill, the log moved over, and another board cut. This process was repeated until the whole log had been sawn into lumber. The length of the log carriage determined the maximum length of timber sawn at the mill, and the linear sawing process explains the long, narrow form of the Wilbur-Laraway Mill.³²

After purchasing the Wilbur-Laraway Mill in 1885, Frank Laraway had it thoroughly repaired and quickly put back into operation. In 1892 a large addition was built onto the mill,³³ and by 1907 the Laraway Lumber Company was handling between one million to one million and a half of sawn lumber annually. Most of the timber was harvested from their 3,000 acres of farm and timberland in the area. The company employed approximately thirty men year-round, with annual revenues of \$50,000. An undated, early twentieth century Sanborn Fire Insurance Map shows a large lumberyard, presumably related to the Laraway Lumber Company, located east of Route 109 behind the Tobin Shop (#34).

The Laraway Lumber Company is notable for having utilized company scrip, or truck wages, to pay its workers instead of money. This system of payment was common in mining and logging camps, which were often located in cash-poor, remote locations. Employees of the

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company were paid with coins stamped "Frank Laraway, Waterville, VT" which could be redeemed for goods at the company store adjacent to the mill. This enabled Frank Laraway to inflate the price of goods sold in his store and forced his workers to pay the inflated prices, as the coins were not legal tender.³⁴ It is possible that other local stores accepted the Laraway coins, but most likely not at face value. This form of payment died out in the early twentieth century with the rise of labor unions and labor laws, and it is not known how long Laraway paid his workers this way.

Residential History

Waterville's residential structures are an important component of the District's architectural significance under National Register Criteria C. The majority of the historic houses are of vernacular and Greek Revival or Classic Cottage design, reflecting the modest prosperity of the region in the mid-nineteenth century. The consistency of design, materials and massing of houses throughout the village results in a cohesive and orderly collection of traditional New England homes. With few exceptions, all houses front directly onto the street and are readily visible as one passes through the town on Route 109. Waterville's houses were most likely constructed by local builders and carpenters who may have relied on pattern books, such as Asher Benjamin's 1806 book *The American Builder's Companion*, for information on Greek Revival architectural details. In the 1880s at least six carpenters and builders lived in town, including Amsden Brown, Dexter R. Pierce, John J. Smith, Hiram W. Southard, and Ephraim B. and Myron N. Wetherell.³⁵

Waterville's vernacular style houses are characterized by rectangular plans, story-and-a-half wood frame construction, and a gable-front orientation to the street. With little, if any, exterior decorative detailing, these simple homes embody a common building type found throughout Vermont and New England. Several of these small, single-family homes have been enlarged with the addition of a wing onto the rear or side elevations. These additions are largely in keeping with the simple vernacular style of the original house, and reflect the changing spatial needs of the average village family from the nineteenth century to the present.

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Somewhat more distinct, but still simple in plan and design, are the village's Classic Cottage houses. Similar in form and massing to vernacular style homes, most of the story-and-a-half Classic Cottage houses are side-gabled, five-bays wide on the eaves side with a central door, and have high knee walls. They feature varying degrees of Greek Revival ornamentation, reflecting the predominant architectural style in Vermont from 1830-1870. In Waterville, Classic Cottage exterior detailing consists primarily of cornice returns, corner pilasters supporting wide molded entablatures, and shaped or molded window hoods.

The fully executed Greek Revival style is best displayed by the Marcy House (#16) and the Shattuck-Locke House (#5). Built in 1850, the gable-front Marcy House has wide corner pilasters supporting a molded box cornice and gable returns.³⁶ The side-hall entry with $\frac{3}{4}$ length sidelights and a projecting decorative crown is characteristically Greek Revival in design. The Marcy House is also a classic example of the New England tradition of adding multiple, interconnected wings onto the rear of the main house. The Shattuck-Locke House was built in 1871 in the Greek Revival style with hints of the Italianate style.³⁷ By the 1870s the Greek Revival style had largely fallen out of fashion, having been supplanted by the Gothic Revival and Italianate styles. The late Greek Revival design of the Shattuck-Locke House may be the result of an effort to match the c. 1850 Greek Revival house, owned by R.T. Cull, that originally stood on the site. After purchasing the property in the early 1870s, E.H. Shattuck had the Cull house moved to rear of the lot for use as a barn. Some interior walls of the barn retain their original plaster finishes, evidence of its prior use as a residence. Shattuck then built his new, larger house between the Cull house and the road.³⁸ In a nod to the more popular Italianate style, however, the Shattuck-Locke House does have circular windows with triangular hood moldings in the gable ends.

Very little new construction took place in the village between 1875 and 1910, although the Laraway Lumber Company reportedly built or remolded at least twelve houses in the area during this period.³⁹ As the population of Waterville began to dwindle, there simply was not a demand for newly constructed houses. Some houses do display small

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additions reflecting late nineteenth century architectural styles, such as the Queen Anne style porch on the Waterville Church of the Nazarene Parsonage (#50), or the steeply pitched center gable of the Mann-Day house (#39), inspired by the Gothic Revival style.

The Mann House (#1) and the Laraway House (#34) are the only two contributing residential structures built in the twentieth century. Built c. 1905 in the Colonial Revival style, they each display symmetrical facades with centrally located front doors and full-width covered porches. The pyramidal roof of the Mann House and the side-gabled roof and wall dormers of the Laraway House are popular variations of the Colonial Revival style.

Overall, Waterville's residential architecture represents a well-preserved example of a small mid-nineteenth century village. Very few of the houses have been clad with vinyl siding, and only one historic residence, the Wilbur-Gray House, has been so dramatically altered that it no longer contributes to the historic district.

Religious History

Among the most prominent historic structures in Waterville are its three churches, whose location in the center of the village reflects their importance to the community. Meetinghouses and churches were usually the first public buildings constructed in a community, though it was generally not until some ten or fifteen years after a town was organized that funds were put aside for their construction. In the earliest years of settlement congregations were often too poor and too few in number to build a house of worship and support a pastor; thus religious services were typically held in private homes or barns.⁴⁰

Waterville's religious history follows these patterns of development, with the formation in 1823 of Congregational and Methodist societies. For many years services were held in local schoolhouses throughout the town. In 1839, the Congregational and Methodist congregations combined to form the Union Society. The Union Society purchased a plot of land from Eliphalet Brush "for the purpose of building a meeting house" and constructed the Union Meeting House.⁴¹ The Waterville Union Church incorporated in 1968, maintaining its historical ties with The United Church of Christ

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(UCC) and The United Methodist Church (Troy Conference).

The building presently known as the Waterville Town Hall was first used as a Universalist meetinghouse, but its exact date of construction is not known at this time. Although several different historic records state that the structure was built in 1856, the book *Log Cabin Days of Coit's Gore and Waterville* suggests a construction date of 1812, stating: "The Universalists made and organized a new church out the old building."⁴² It may be that an older structure on the property was remodeled or replaced in 1856 to serve as the new Universalist meetinghouse, which historic photographs and existing features show to have been built in the Greek Revival style. This architectural style was largely popular in Vermont between 1830-1860, and is not typically found as early as 1812. In addition, an assessment conducted in 2000 did not reveal the existence of any wrought or Type A cut nails in the building's construction, which one would expect to find in a structure dating to 1812.⁴³

The earliest written record of the property is an 1857 warranty deed from Waterville residents Richard Cull, Nathan McFarland and Robert Herrin to the Waterville Liberal Institution. The deed describes the parcel of land upon which the Town Hall sits and states that the Waterville Liberal Institution will sell pews "in the meetinghouse on said premises" to anyone who wishes to purchase one.⁴⁴ A second warranty deed dated March 24, 1867, records the conveyance of "the pew in the new meeting house number 5 situated on the north side of said house" by the Waterville Liberal Institution to Clark Wilbur.⁴⁵ An 1868 town history states that: "About the year 1856, the Universalist society erected a church, unique in appearance, but commodious."⁴⁶ A 1907 biography of longtime Waterville resident Moses McFarland describes him as follows: "In religious belief, he is a Universalist and about fifty years ago [1857] he aided largely by personal means and effort in the erection of a church in Waterville for the use of the society to which he belonged."⁴⁷

The history of exactly how and when the Universalist meetinghouse became the Waterville Town Hall is also unknown at this time. One account states that by 1870 many of the Universalist society's

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parishioners had moved away, causing the remaining members to join the United Church (#9) and sell the meetinghouse to the town.⁴⁸ A second account states that: "In 1889, Moses McFarland bought out the remaining interest of the original Meeting House from Henry Smiley and donated the structure to the Town of Waterville."⁴⁹ No reference to either the 1870 sale or the 1889 donation could be identified in the Waterville Town Records.

In 1910 a group of local residents, led by Chester A. Austin, left the Union Society Church and founded the Pentecostal Church of the Nazarene. This new protestant denomination had formed just two years earlier in Pilot Point, Texas. In 1919 the national church General Assembly stopped using the term Pentecostal, and the name of the church was changed to Waterville Church of the Nazarene. The church structure was constructed in 1911 by Edward Isaac Mann, who also built the Mann House across the street (#1). Built without electricity, the church was lit with kerosene lamps and heated by a woodstove.⁵⁰ In 1939 the church had approximately thirty-five members, and continues to be used for religious services today.⁵¹

Educational History

The 1859 Walling map shows two schools with the boundaries of the District, although neither structures remains standing today. A small schoolhouse was located in the south end of the village on the south side of Oakes Road, and the Maple Grove School at the north end of the village at the junction of Route 109 and Beals Hill Road. A description from 1868 reflects the town's pride in its educational facilities:

We have not an academy in town, yet our advantages for acquiring a good English education, will compare quite favorably with those possessed by other towns. Nearly all the school-houses are new, and constructed with reference to the health of both teacher and pupil. During the past year, the three village school districts have been consolidated into one, and a commodious two-story building, with tower and belfry, has been erected, with a view to the establishment of a graded school.⁵²

The "commodious two-story building" was most likely Maple Grove

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School, which burned down in 1939. It was replaced by a new school building (#30) in 1941, and students from the Maple Grove School were the first to attend classes here, being joined later by students from the Locke School. Classes at the Old Village School ended in 1995, and today the building houses the Waterville Town Clerk's Office and the Waterville Town Library

Agricultural History

Although most of Waterville's historic agricultural resources are located beyond the supplying agricultural equipment, tools, grain and feed. A large dairy barn in the District (#52) once housed a herd of Jersey cattle, and by 1935 there were more cows (419) than residents (370) in Waterville. The milk produced by Waterville's dairies was sold at milk stations in Cambridge or Cambridge Junction.⁵³

Commercial History

The commercial center of the village stands at the southwest corner of Church Street and Route 109, where three adjacent buildings form a small commercial block. Although today these structures are joined together and collectively house the Waterville Market, they originally operated as separate businesses. Other commercial enterprises in the village included Stevens Store, which stood north of the H.N. Leach House (#17) and burned c. 1930. Owner James V. Stevens stocked everything from bolts, nuts and hinges to flour, salt and grass seed.⁵⁴ A store run by E.W. Smith and W.K. Sanderson sold boots, shoes, ready-made clothing and tin ware, although its location in the village is not known.⁵⁵ The Wilbur-Gray House (#41) also operated as a grocery store for some time, and in the mid-twentieth century had several gasoline pumps in front of the building. The Wilbur-Laraway Store in the north end of the village provided supplies for the mill workers and was described in 1907 as "one of the finest general stores in Lamoille County."⁵⁶

Although no longer standing, the "Mountain Spring House" was an important commercial enterprise in the center of the village. Opened in 1854 as the "Waterville House" by Moses McFarland,⁵⁷ the Mountain Spring House (as it was later named) offered rooms for rent and stood immediately south of the Davis House (#20). Events at the Mountain Spring House included "social hops" and balls

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hosted by McFarland.⁵⁸ In 1875 McFarland sold the Mountain Spring House to Samuel R. Miller, and it was later sold to Guy Page, Sr. who changed the name to the "As You Like It Inn" and operated it until 1949. A unique feature of the "As You Like It Inn" was a sunken garden, built in the old foundation of Stevens Store after it burned down. Dr. Roger Mann purchased the Inn in the 1950s and made repairs to the structure, but after a fire damaged the building it stood vacant for many years. Considered a hazard and an eyesore, the hotel was demolished in the late 1970s.

In 2007, Waterville is fortunate to have a group of citizens dedicated to researching, recording and preserving Waterville's rich history. Their efforts began in 2003, with the formation of the Waterville Planning Board and the drafting of an updated Town Plan. A Municipal Planning Grant from the State of Vermont enabled the Board to develop a Historic Resources Plan in conjunction with the new Town Plan. The Historic Resources Plan, completed in 2005, documents seven public, historic structures in the town and lays out a course for future research on the history of Waterville. In 2006, Waterville was designated a Village Center and a Certified Local Government. The Waterville Historic Society also transitioned into the Waterville Historic Preservation Board at this time. Preparation of the National Register nomination for the Waterville Village Historic District is a major achievement for the Town of Waterville, and will hopefully be the first of many similar projects undertaken by the Historic Preservation Board as they continue to explore the history of their community. Preparation of this nomination form was funded by a Municipal Planning Grant awarded by the Agency of Commerce and Community Development, with the assistance of the Vermont Division for Historic Preservation.

¹ In Vermont, a "gore" is an unincorporated portion of a county that is not part on any town and has limited self-government (if any, as many are uninhabited).

² *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 7-9.

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Waterville Village Historic District
Waterville, Lamoille County, VT

³ Esther Munroe Swift, *Vermont Place-Names* (Rockport, ME: Picton Press, 2005), 290-292.

⁴ E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 769.

⁵ E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 772.

⁶ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 143-146.

⁷ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 143-146.

⁸ *The National Cyclopedia of American Biography* (1927), vol. 17, 290-91.

⁹ E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 771.

¹⁰ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 143-146.

¹¹ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 380-383.

¹² Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 143-146.

¹³ E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 771.

¹⁴ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 143-146.

¹⁵ Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 24-27.

¹⁶ "Fulling" is a step in making cloth that involves cleansing it to get rid of oils, dirt, and other impurities.

¹⁷ Zadock Thompson, *A Gazetteer* (Montpelier, VT: E.P. Walton & the Author), 105.

¹⁸ Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 8.

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Waterville Village Historic District
Waterville, Lamoille County, VT

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¹⁹ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 10.

²⁰ George Clarence Furber, *History of Littleton, New Hampshire: Volume I* (Cambridge, MA: The University Press, 1905), 315-316.

²¹ Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 28.

²² Hamilton Child, *Gazetteer of Washington County, Vt. 1783-1899*, ed. William Adams (Syracuse, NY: The Syracuse Journal Company, 1889), 375-399.

²³ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 10.

²⁴ *Lamoille Newsdealer*, December 7, 1860.

²⁵ *Lamoille Newsdealer*, December 28, 1860.

²⁶ *Lamoille Newsdealer*, January 4, 1861.

²⁷ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 11.

²⁸ E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 771.

²⁹ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 10.

³⁰ *Lamoille Newsdealer*, 1882: "Mr. Holmes is repairing his saw-mill by putting in a new wheel."

³¹ This description is based on information from the website of *Old Sturbridge Village*, <http://www.osv.org/education/WaterPower/Grist.html>, and *Wikipedia, The Free Encyclopedia*, <http://en.wikipedia.org/wiki/Gristmill>.

³² This description is based on information from the website of *Old Sturbridge Village*, <http://www.osv.org/education/WaterPower/Sawmill.html>, and James L. Garvin, *A Building History of New England* (Lebanon, New Hampshire: University Press of New England, 2001), 19.

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Waterville Village Historic District
Waterville, Lamoille County, VT

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- ³³ *Lamoille Newsdealer*, 1892.
- ³⁴ Descendents of the Laraway family in Berlin, Vermont have one of these coins in their possession.
- ³⁵ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 380-383.
- ³⁶ Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 42.
- ³⁷ *Lamoille Newsdealer*, 1871: "A neat and comfortable dwelling house is being built by E.H. Shattuck in the village."
- ³⁸ Marion Locke, interview by Devin Colman, January 4, 2007.
- ³⁹ William H. Jeffrey, *Successful Vermonters: A Modern Gazetteer of Lamoille, Franklin and Grand Isle Counties* (East Burke, VT: The Historical Publishing Company, 1907), 99.
- ⁴⁰ *Vermont Historic Preservation Plan: Culture and Government Theme: Religious Trends* (1991), 7-8.
- ⁴¹ Waterville Town Records, Volume 2, p. 222-223.
- ⁴² Mary Wilbur Westcot, *Log Cabin Days of Coit's Gore and Waterville* (Essex Junction, VT: Roscoe Printing House, 1975), 33, 38.
- ⁴³ *Waterville Town Hall Assessment*, Doug Porter, 2000.
- ⁴⁴ Waterville Town Records, Volume 4, p. 80.
- ⁴⁵ Waterville Town Records, Volume 4, p. 126.
- ⁴⁶ E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 769.
- ⁴⁷ William H. Jeffrey, *Successful Vermonters: A Modern Gazetteer of Lamoille, Franklin and Grand Isle Counties* (East Burke, VT: The Historical Publishing Company, 1907), 92.
- ⁴⁸ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 23.
- ⁴⁹ *Town of Waterville, Vermont, Historic Resources Plan 2005*, 9.
- ⁵⁰ *Town of Waterville, Vermont, Historic Resources Plan 2005*, 21.
- ⁵¹ *The Historical Records Survey. Inventory of the Town, Village and City Archives of Vermont: No. 8, Lamoille County: Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 13.

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Waterville, Lamoille County, VT

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⁵² E. Henry Willey, *The Vermont Historical Gazetteer: Waterville*, ed. Abby Maria Hemenway (Burlington, VT: Miss A.M. Hemenway, 1868), 769-770.

⁵³ *The Historical Records Survey: No. 8, Lamoille County/Vol. 9, Town of Waterville* (Montpelier, Vermont, 1939), 13.

⁵⁴ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 354.

⁵⁵ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 380-383.

⁵⁶ William H. Jeffrey, *Successful Vermonters: A Modern Gazetteer of Lamoille, Franklin and Grand Isle Counties* (East Burke, VT: The Historical Publishing Company, 1907), 99.

⁵⁷ Hamilton Child, *Gazetteer of Lamoille and Orleans Counties, VT: 1883-84* (Hamilton Child: 1887), 143-146.

⁵⁸ *Lamoille Newsdealer*, January 4, 1861: "M. McFarland, of the Waterville House, gives a ball on the 8th inst., at Waterville. The house has been newly fitted up throughout, and is decidedly neat and pleasant."

and: *Lamoille Newsdealer*, September 7, 1869: "McFarland, of the Mountain Spring House, gives a "Social Hop," Friday, the 10th; dancing to commence at 4 PM; hall bill, \$1.00 - meals, 50 cents."

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Waterville, Lamoille County, VT

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Mann, Dr. Roger, interview with Devin Colman. February 8, 2007.

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Section 10 Page 1

Waterville Village Historic District
Waterville, Lamoille County, VT

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Boundary Description

The boundary of the Waterville Village Historic District is shown as the dotted line on the accompanying map entitled "*Survey, Waterville Village Historic District, 2007.*"

Boundary Justification

The Waterville Village Historic District is composed of the land and resources located in the southern end of the Town of Waterville. The relatively dense concentration of residential, commercial, religious, educational and industrial structures in this area makes it appropriate for nomination as a historic district. The village area is an excellent example of a well-preserved, mid-nineteenth century, linear plan mill town. The district follows the perimeter property lines of the properties along VT Route 109, Oakes Road, Church Street, Griffin Road, Fox Hill Road, Beals Hill Road and Lapland Road. The North Branch of the Lamoille River is included within the district due to the existence of mill-related ruins along its banks and the important role the river played in the establishment of the village at this location.

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CONTINUATION SHEET

Section Photograph Labels Page _1_ Waterville Village Historic District
Waterville, Lamoille County, VT

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The following information is the same for all photographs:

Waterville Village Historic District
Town of Waterville, Lamoille County, Vermont
Photographs by Devin Colman, November 2006 – March 2007 (unless
otherwise noted)
Digital images on file at the Vermont Division for Historic
Preservation

Photograph #1

Historic image: *Bird's Eye View, Waterville, VT*
No date, photographer unknown
Facing north from beyond the southern boundary of the Historic
District.

Photograph #2

Historic image: *Waterville, VT*
No date, photograph by Holmes
Facing north on VT Route 109, with resources #7, #8 and #17
visible on the left and resources #44 and #45 visible on the
right.

Photograph #3

Facing north on VT Route 109, with resources #6, #7, #8, #17 and
#18 visible on the left and resources #44, #45 and #43 visible
on the right.

Photograph #4

Building #1, facing west toward the Mann House.

Photograph #5

Buildings #1A and #1B, facing west toward the Mann-Shrader
Laboratory and the Mann Garage.

Photograph #6

Building #2, facing southwest toward the Cheeney-Wilbur House.

Photograph #7

Building #3, facing west toward the Locke House.

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CONTINUATION SHEET

Section Photograph Labels Page 2 Waterville Village Historic District
Waterville, Lamoille County, VT

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Photograph #8

Building #4, facing northwest toward the Locke Bros. Oar and Paddle Shop.

Photograph #9

Building #5, facing southwest towards the Shattuck-Locke House.

Photograph #10

Building #5, facing southeast towards the Shattuck-Locke House.

Photograph #11

Buildings #6, #7 and #8, facing west toward the Waterville Market.

Photograph #12

Building #8, facing southwest toward the Waterville Market.

Photograph #13

Building #9, facing southwest toward the Waterville Union Church.

Photograph #14

Building #9A, facing southwest toward the Outbuilding.

Photograph #15

Building #10, facing southwest toward the Page-Leach House.

Photograph #16

Building #10A, facing northwest toward the Carriage Barn.

Photograph #17

Building #11, facing northwest toward the Shop Building.

Photograph #18

Structure #12, facing southwest toward the Church Street Covered Bridge.

Photograph #19

Building #13, facing northwest toward the Baker House.

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Section Photograph Labels Page _3_ Waterville Village Historic District
Waterville, Lamoille County, VT

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Photograph #20
Building #14, facing east toward the Old Butcher Shop.

Photograph #21
Building #15, facing northwest toward the Balch House.

Photograph #22
Building #16, facing northwest toward the Marcy House.

Photograph #23
Building #17, facing northwest toward the H.N. Leach House.

Photograph #24
Building #17A, facing west toward the Barn.

Photograph #25
Building #17B, facing north toward the Barn.

Photograph #26
Building #18, facing southwest toward the Davis House.

Photograph #27
Building #18A, facing southwest toward the Davis Barn.

Photograph #28
Building #19, facing north toward the Wilbur-Laraway Store and
Tenement Block.

Photograph #29
Building #19, facing west toward the Wilbur-Laraway Store and
Tenement Block.

Photograph #30
Building #19A, facing north toward the Outbuilding.

Photograph #31
Structure #20, facing northeast toward the Bridge Abutment.

Photograph #32

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section Photograph Labels Page 4 Waterville Village Historic District
Waterville, Lamoille County, VT

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Historic image, no date, photographer unknown
Facing east toward Wilbur-Laraway Mill (#21) and Gravity Dam
(#22).

Photograph #33
Building #21, facing east toward Wilbur-Laraway Mill.

Photograph #34
Building #21, facing southwest toward the Wilbur-Laraway Mill.

Photograph #35
Structure #22, facing west toward the Gravity Dam Ruins.

Photograph #36
Structure #22A, facing west toward the Timber Crib Dam Ruins.

Photograph #37
Structure #23, facing east toward the Route 109 Bridge.

Photograph #38
Building #24, facing southeast toward the Willey House.

Photograph #39
Buildings #24A & #24B, facing southeast toward the Barn and
Equipment Shed.

Photograph #40
Building #25, facing northeast toward the Wilber House.

Photograph #41
Building #26, facing northeast toward the Holmes House.

Photograph #42
Buildings #27 and #27A, facing south toward the Carpenter House
and Garage.

Photograph #43
Building #28, facing south toward the Bierbriar House.

Photograph #44

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CONTINUATION SHEET

Section Photograph Labels Page 5 Waterville Village Historic District
Waterville, Lamoille County, VT

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Building #28A, facing south toward the Barn.

Photograph #45

Building #29, facing east toward the Kreig House.

Photograph #46

Building #30, facing southeast toward the Old Village School.

Photograph #47

Building #30, facing northwest toward the Old Village School.

Photograph #48

Building #31, facing east toward the N.B. Page House.

Photograph #49

Building #32, facing southwest toward the Tobin Shop.

Photograph #50

Building #32A, facing east toward the Outbuilding.

Photograph #51

Building #33, facing east toward Westover's Hotel/Central House.

Photograph #52

Building #34, facing northwest toward the Laraway House.

Photograph #53

Building #35, facing northwest toward the LaFountain House.

Photograph #54

Building #35A, facing northwest toward the Garage.

Photograph #55

Building #36, facing south toward the Magnant House.

Photograph #56

Building #36A, facing south toward the Equipment Shed.

Photograph #57

Building #36B, facing south toward the Outbuilding.

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CONTINUATION SHEET

Section Photograph Labels Page 6 Waterville Village Historic District
Waterville, Lamoille County, VT

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Photograph #58
Building #37, facing south towards the Mobile Home.

Photograph #59
Building #38, facing southeast toward the Waterville Garage.

Photograph #60
Building #39, facing southeast toward the Mann-Day House.

Photograph #61
Building #40, facing east toward the Wilbur-Gray House.

Photograph #62
Building #41, facing northeast toward the Leach Blacksmith Shop.

Photograph #63
Building #42, facing southeast toward the Miller-Langdell House.

Photograph #64
Buildings #43 and #43A, facing northeast toward the Coddington-Davis House and Garage.

Photograph #65
Building #44, facing southeast toward the Waterville Town Hall.

Photograph #66
Building #44, facing northeast toward the Waterville Town Hall.

Photograph #67
Structure #45, facing northwest toward the Bandstand.

Photograph #68
Object #46, facing southeast toward the Memorial.

Photograph #69
Structure #47, facing northwest toward the Covered Foot Bridge.

Photograph #70
Building #48, facing southeast toward the Locke House.

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CONTINUATION SHEET

Section Photograph Labels Page _7_ Waterville Village Historic District
Waterville, Lamoille County, VT

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Photograph #71
Building #49, facing northeast toward the Waterville Church of
the Nazarene.

Photograph #72
Building #50, facing northeast towards the Waterville Church of
the Nazarene Parsonage.

Photograph #73
Buildings #51 and #51A, facing northeast toward the Hurlburt-
Mann House and Barn.

Photograph #74
Building #51A, facing north toward the Barn.

Photograph #75
Building #51B, facing northeast toward the Outbuilding.

Photograph #76
Building #52, facing southeast toward the Dairy Barn.

Photograph #77
Building #53, facing southeast toward the Warehouse.

Photograph #78
Buildings #54 and #54A, facing southeast toward the McFarland
House and Garage.

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Section Property Owners Page _1_ Waterville Village Historic District
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- =====
1. Genevieve Mann, 399 Route 109, Waterville, VT 05492
 - 1A. Genevieve Mann, 399 Route 109, Waterville, VT 05492
 - 1B. Genevieve Mann, 399 Route 109, Waterville, VT 05492
 2. Douglas & Susan Chamberlain, 421 Route 109, Waterville, VT 05492
 3. Stephen & Kathi Locke, 493 Route 109, Waterville, VT 05492 & Marion Locke, 501 Route 109, Waterville, VT 05492
 4. Stephen & Kathi Locke, 493 Route 109, Waterville, VT 05492 & Marion Locke, 501 Route 109, Waterville, VT 05492
 5. Stephen & Kathi Locke, 493 Route 109, Waterville, VT 05492 & Marion Locke, 501 Route 109, Waterville, VT 05492
 6. Daniel & Sheila Lord, 513 Route 109, Waterville, VT 05492
 7. Daniel & Sheila Lord, 513 Route 109, Waterville, VT 05492
 8. Daniel & Sheila Lord, 513 Route 109, Waterville, VT 05492
 9. Waterville Union Church, 37 Church Street, Waterville, VT 05492
 - 9A. Waterville Union Church, 37 Church Street, Waterville, VT 05492
 10. Marshall & Adrienne Pahl, 53 Church Street, Waterville, VT 05492
 - 10A. Marshall & Adrienne Pahl, 53 Church Street, Waterville,

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Section Property Owners Page 2 Waterville Village Historic District
Waterville, Lamoille County, VT

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VT 05492

11. Marshall & Adrienne Pahl, 53 Church Street, Waterville, VT 05492
12. Town of Waterville, Town Clerk's Office, 850 Route 109, Waterville, VT 05492
13. William & Muriel Baker, 6 Griffin Road, Waterville, VT 05492
14. Peter & Gina Kells, 64 Church Street, Waterville, VT 05492
15. Robert & Cathryn Wright, 58 Church Street, Waterville, VT 05492
16. Stanley & Jane Chop, 36 Church Street, Waterville, VT 05492
17. Kevin & Rebecca Penberthy, 549 Route 109, Waterville, VT 05492
- 17A. Kevin & Rebecca Penberthy, 549 Route 109, Waterville, VT 05492
- 17B. Kevin & Rebecca Penberthy, 549 Route 109, Waterville, VT 05492
18. Kenneth & Emma Davis, 619 Route 109, Waterville, VT 05492
- 18A. Kenneth & Emma Davis, 619 Route 109, Waterville, VT 05492
19. Marjorie Manchester, P.O. Box 304, Johnson, VT 05656
- 19A. Marjorie Manchester, P.O. Box 304, Johnson, VT 05656
20. *no formal ownership*

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Section Property Owners Page 3 Waterville Village Historic District
Waterville, Lamoille County, VT

- =====
21. Marjorie Manchester, P.O. Box 304, Johnson, VT 05656
22. *no formal ownership*
22A. *no formal ownership*
23. Town of Waterville, Town Clerk's Office, 850 Route 109,
Waterville, VT 05492
24. Charles & Ellen Tilton, 36 Lapland Road, Waterville, VT
05492
25. Deborah Shaw & Joanne Shaw, 972 Route 109, Waterville, VT
05492
26. Steven & Susan Davis/Clifton & Florence Titus, 946 Route
109, Waterville, VT 05492
27. Adam Locke & Nannette Plante, 892 Route 109, Waterville,
VT 05492
27A. Adam Locke & Nannette Plante, 892 Route 109, Waterville,
VT 05492
28. Briar Hollow Holdings, P.O. Box 2, Waterville, VT 05492
28A. Briar Hollow Holdings, P.O. Box 2, Waterville, VT 05492
29. Eric Kreig, 850 Route 109, Waterville, VT 05492
30. Town of Waterville, Town Clerk's Office, 850 Route 109,
Waterville, VT 05492
31. Walter & Joan Tobin, 812 Route 109, Waterville, VT 05492
32. Walter & Joan Tobin, 812 Route 109, Waterville, VT 05492
32A. Walter & Joan Tobin, 812 Route 109, Waterville, VT 05492

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Section Property Owners Page 4 Waterville Village Historic District
Waterville, Lamoille County, VT

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- 33. Richard Nelson, 790 Route 109, Waterville, VT 05492
- 34. John Glen, 40 Fox Hill Road, Waterville, VT 05492
- 35. Dereck LaFountain, 200 Fox Hill Road, Waterville, VT 05492
- 35A. Dereck LaFountain, 200 Fox Hill Road, Waterville, VT 05492
- 36. Ian & Brianna Magnant, 756 Route 109, Waterville, VT 05492
- 36A. Ian & Brianna Magnant, 756 Route 109, Waterville, VT 05492
- 36B. Ian & Brianna Magnant, 756 Route 109, Waterville, VT 05492
- 37. Clayton & Janet Whittemore, 738 Route 109, Waterville, VT 05492
- 38. Kenneth & Emma Davis, 619 Route 109, Waterville, VT 05492
- 39. Terrance & Cathy Day, 600 Route 109, Waterville, VT 05492
- 40. Lee & Karen Gray, 598 Route 109, Waterville, VT 05492
- 41. Everett & Diane Langdell, 570 Route 109, Waterville, VT 05492
- 42. Everett & Diane Langdell, 570 Route 109, Waterville, VT 05492
- 43. Barbara Davis, 556 Route 109, Waterville, VT 05492
- 43A. Barbara Davis, 556 Route 109, Waterville, VT 05492

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Section Property Owners Page 5 Waterville Village Historic District
Waterville, Lamoille County, VT

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- 44. Town of Waterville, Town Clerk's Office, 850 Route 109,
Waterville, VT 05492
- 45. Town of Waterville, Town Clerk's Office, 850 Route 109,
Waterville, VT 05492
- 46. Town of Waterville, Town Clerk's Office, 850 Route 109,
Waterville, VT 05492
- 47. Waterville Community Land Trust, Inc., P.O. Box 92,
Waterville, VT 05492
- 48. Brian McCurley & Erin O'Neil, 454 Route 109, Waterville,
VT 05492
- 49. Waterville Church of the Nazarene, 440 Route 109,
Waterville, VT 05492
- 50. Waterville Church of the Nazarene, 440 Route 109,
Waterville, VT 05492
- 51. Roger Mann, Jr., 59 Oakes Road, Waterville, VT 05492
- 51A. Roger Mann, Jr., 59 Oakes Road, Waterville, VT 05492
- 51B. Roger Mann, Jr., 59 Oakes Road, Waterville, VT 05492
- 52. Dr. Roger Mann, 401 High Meadows, Waterville, VT 05492
- 53. Dr. Roger Mann, 401 High Meadows, Waterville, VT 05492
- 54. Ann Matteson, 396 Route 109, Waterville, VT 05492
- 54A. Ann Matteson, 396 Route 109, Waterville, VT 05492

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

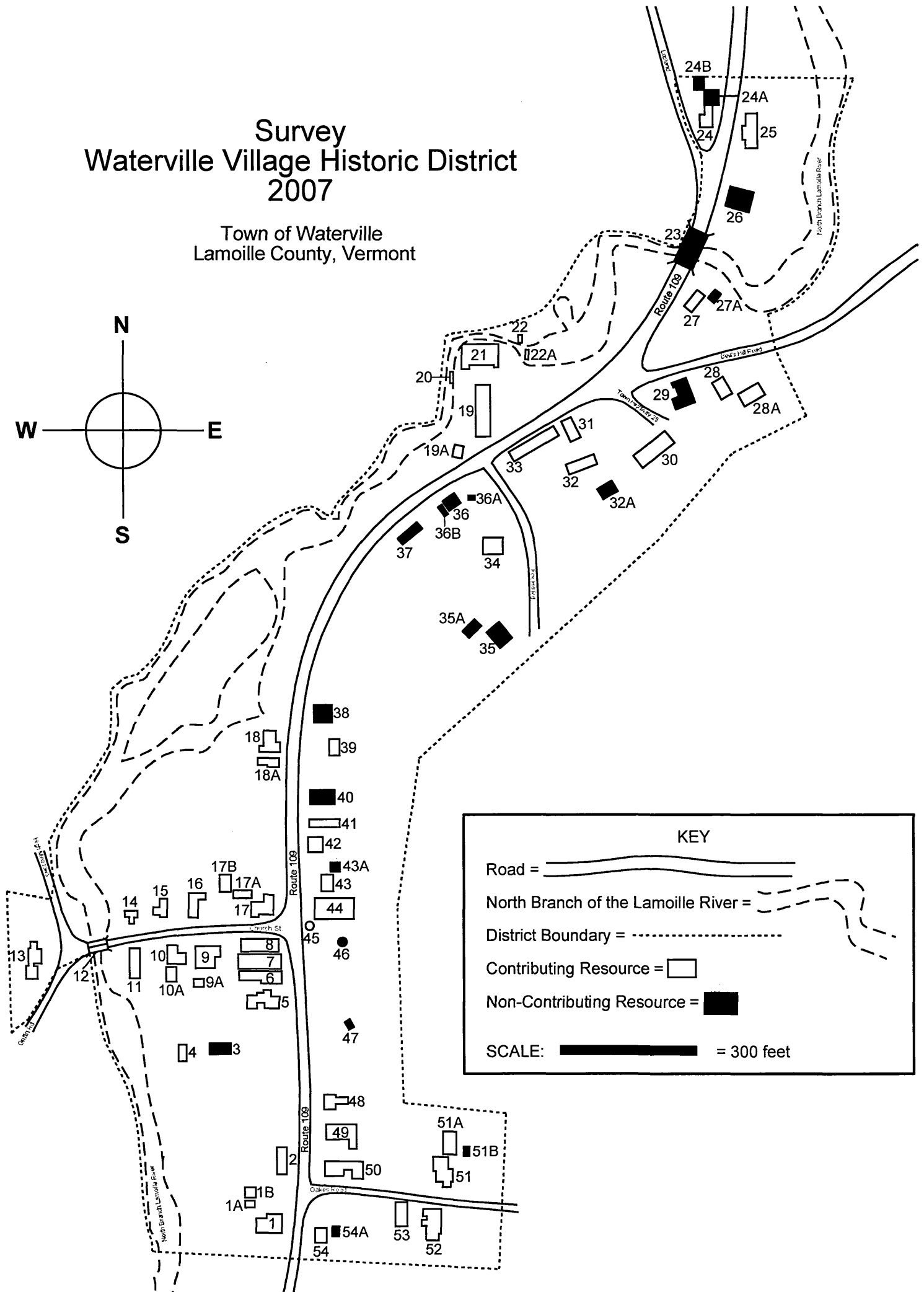
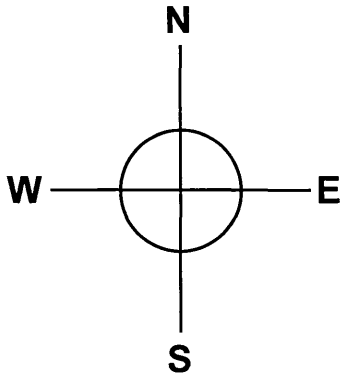
Section UTM Coordinates Page _1_ Waterville Village Historic District
Waterville, Lamoille County, VT

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	Zone	Easting	Northing		Zone	Easting	Northing
5	<u>18</u>	<u>676657E</u>	<u>4950473N</u>	7	<u>18</u>	<u>676547E</u>	<u>4950752N</u>
6	<u>18</u>	<u>676560E</u>	<u>4950671N</u>				

Survey Waterville Village Historic District 2007

Town of Waterville
Lamoille County, Vermont



KEY

Road =

North Branch of the Lamoille River =

District Boundary =

Contributing Resource =

Non-Contributing Resource =

SCALE: = 300 feet