

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

For HCRS use only

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

received JAN 26 1982

date entered MAR 9 1982

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

1. Name

historic Oliver Whiting Homestead

and/or common Old Hillsborough County Farm

2. Location

street & number Old County Farm Road ___ not for publication

city, town Wilton N.H. vicinity of _____ congressional district Second

state New Hampshire code 33 county Hillsborough code 011

3. Classification

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

4. Owner of Property

name Mary Katharine L. Roedel (Mrs. Fred B. Roedel)

street & number Old County Farm Road

city, town Wilton vicinity of _____ state New Hampshire 03086

5. Location of Legal Description

courthouse, registry of deeds, etc. Hillsborough County Registry of Deeds

street & number 19 Temple Street

city, town Nashua state New Hampshire 03060

6. Representation in Existing Surveys

title none has this property been determined eligible? yes no

date _____ federal state county local

depository for survey records _____

city, town _____ state _____

7. Description

Condition excellent good fair deteriorated ruins unexposed**Check one** unaltered altered**Check one** original site moved

date _____

Describe the present and original (if known) physical appearance

The Old Hillsborough County Farm property occupies a rolling hilltop site in the rural northwestern corner of Wilton, New Hampshire. With minimal new development, the area consists of both heavily wooded hillsides and open pastureland framed by vistas of the Monadnock mountains which dominate the regional topography. The peak of North Pack Monadnock commands the northwest vista from the County Farm site.

A large well-weathered barn visually prevails over the immediate landscape and the farm complex, particularly dominating the view from the east when approaching the site along the Burton Highway. The property is reached via a stone causeway and stone arch bridge* that carry Old County Farm Road along the property's eastern border. Together the bridge and barn highlight the area's built environment and create an intense visual interplay between the components of the natural and historic landscape.

The County Farm property contains a variety of related buildings, foundation ruins and other man-made elements within a 72 acre tract of primarily open agricultural land historically associated with the property. The four main buildings are an imposing c1800 Federal style residence, the large cattle barn, a long, rectangular tool shed and a carriage house. Various stone and brick foundations dating between 1867 and 1895 and relating to the County Farm are clustered around the main dwelling. Assorted features of the property articulate the historic landscape and its use as a summer residence in the early twentieth century.

Among the landscape features that enhance the visual integrity are vestiges of a small orchard that survive in front of the house and several mature elm trees that line the driveway and the roadside. A massive wall of cut granite blocks separates the barn area from the main house. Smaller stone walls run along Old County Farm Road and the property's northern border along the Burton Highway.

The individual structures/ruins are described below. The numbers correspond to the accompanying sketch map.

1. Main House - Facing northeast, the main house is a 5x2 bay, 2½ story, brick Federal style residence. Its gable roof, sheathed with asphalt shingles, is punctuated by three corner chimneys defining the house's Federal form. A fourth chimney was removed, apparently when a 2 story 3x2 bay wing was added to the north elevation during the Greek Revival period. The house sits on a granite block foundation.

Adding to the house's overall formality, the brickwork of the facade is set in Flemish bond and has narrow tooled mortar joints. The side elevations are set in English bond.

The facade fenestration incorporates traditional Federal embellishment. The first story windows have splayed granite lintels and are framed by Federal-profile architrave molded surrounds set within shallow reveals. However, as visible from later brickwork beneath the sills, the first story windows have all been shortened. This minor modification was apparently made in the Greek Revival period as they now contain 6/6 Greek Revival sash.

*Nominated concurrently.

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An original arched window with interlocking elliptical tracery highlights the center bay of the second story. It is framed by a narrow rope molding, and there is reeding on the intrados of the window arch. This articulation is identical to that surrounding the main entry. All the windows have painted wooden sills and are flanked by louvered blinds.

The entry, which retains its original six-panel door exhibits delicate Federal detailing. The door is topped by a reeded transom bar. An elliptical fanlight spans the door and side panels, and is outlined by a narrow rope molding. The entire composition is set within an elliptical arch with ornamental reeding on the intrados. The arch opening is defined by a single course of rowlock brick.

Full sidelights with two vertical panes flank the door, introducing a sensitive Greek Revival period alteration respecting the original Federal design.

Across the facade and rear elevations, the roofline is articulated by an ornamental friezeband running below the slightly-projecting box cornice. The frieze band displays evenly-spaced reeded blocks, and is topped by a continuous rope molding and a cavetto molding. The plain fascia board rises to a cyma recta molding which continues along the cropped eaves of the side elevations.

Appended to the south elevation is a two story, 4x1 bay porch. The bays are divided by open piers infilled with cast iron panels of an intertwining grapevine pattern. The porch dates c1925, but the piers and ironwork were originally part of a one story veranda that spanned the facades of both the main house and later wing and may date from the Greek Revival period alterations.

The rear elevation has seen a few minor changes. A short, clapboard 2 story ell was added at the center bay, and slight modifications made in the fenestration pattern. The ornamental frieze articulates the roofline and continues behind the ell.

The 4 bay wing added to the northwest corner of the main block exhibits simple Greek Revival elements evidencing the shift in style prior to its construction. A heavy brick architrave runs beneath the box cornice on all elevations. On the facade, a side entry is topped by a square granite lintel. A simple 4x1 bay veranda spans the wing.

2. Main Cattle barn - Constructed slightly north of the main house in 1846 is a large 2½ story gable-roofed barn measuring 40' x 136' in overall dimension. The exterior is sheathed with weathered vertical boarding. Large sliding doors topped by transom windows are centered on the end walls. On the side elevations, eleven small windows are evenly spaced at the first story level. There is a small 1 story addition extending from the southwest corner.

The barn's architectural highlight is a Gothic Revival ventilator characterized by pairs of pointed-arched louvers on each side.

The barn has a braced post and beam frame and utilizes purlin roof framing to support evenly-dimensioned rafters.

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The sloping site of the barn allowed for service openings into the lower level of the eastern elevation. Overhead garage doors recently inserted into the original openings represent a minor alteration, but have minimal visual impact and do not detract from the overall integrity.

3. Tool House - The Tool House, erected c1869 is a long, low 1½ story clapboarded building measuring 16'x100'. The primary elevation, facing east features ten arched openings into the lower level. On the north end, a 2 story section is oriented perpendicular to the main structure and has board and batten siding.
4. Carriage House - Dating c1867, this is a 2½ story, clapboarded, post and beam structure. It is built on an elevated stone embankment which allows a full basement. The north facing elevation remains unaltered, characterized by a sliding door with a full transom above. On the south elevation the main doors have been replaced and a screen porch added when the building was converted into a guest house. Randomly-placed windows have 6/6 sash. Narrow corner boards mark the corners, rising to a projecting box cornice.

Other Structures/Ruins (measurements approximate)

5. This is the foundation of the main almshouse, erected in 1867. Constructed of dry-laid rubble stone, it measures 82'x40'. Approximately 2' deep at the northern end, it slopes to a 4' depth at the southern end.
6. In very good condition, this brick foundation rests on an irregular granite base and has cut-granite capstones. The enclosure averages 4' deep, the brick extending 2' above ground level. The overall dimensions are 31'7"x39'7".
7. The cellar hole was made a sunken garden in the 1920's. At that time a 3' section was cut from the west wall, stone steps installed and an ornamental steel arch erected over the opening.
7. Random stone foundation, 28'x60' in dimension; average depth, 3 feet.
8. Cut granite foundation 16' square, apparently constructed as an ash pit in 1882.
9. Well house, 10'x10', poor condition. *5-17'*
10. Covered by a concrete cap, this appears to be the original brick-lined cistern, dating c.1867.
11. Brick-lined pit measuring 27'x13' apparently built to shelter hydraulic equipment related to the water supply system c.1889. Approximately 12' deep, the interior is divided into two chambers.
12. Similar in construction to #11, this is a brick cistern, the walls lined with concrete. Approximately 12' deep with a sloping floor, it measures 17'x31'6".

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13. Stone-lined foundation, 6'x12', which served as the base for the windmill installed in 1884.
14. Stone and concrete dam, 25' across with a 4' head. The stonework dates to 1881, the concrete from a c1925 rebuilding.
15. Stone-lined pit.6'x8', containing the control valve for dam outlet pipe, c1925.
16. Brick-lined well with concrete cap, contemporary with c1925 rebuilding of dam.
17. Stone-lined pit, 6' x10', covered with gable roof; relates to hydraulic ram. indeterminate date.
18. Small, hip roof, clapboard bath house related to adjacent swimming pool/pond dug c1925.
19. The Pest house - This is a small,5x1 bay, clapboard dwelling apparently erected during the mid-nineteenth century from components of an earlier structure. At that time is stood near the ash pit (site 8). Circa 1925 it was moved approximately 300 feet to its present site on land also formerly part of the County Farm property. Separated from the main buildings only by open land, it remains a visual part of the complex.
 - ✓ Its main architectural prescence derives from a variety of vernacular Greek Revival elements; large 6/6 sash on the facade, a sloping soffit, and a paneled entry surround with corner blocks around the main front entry.

The front and side entrances contain vernacular Georgian/Federal era doors and hardware, and both are topped by three-pane transoms. Presumably these are surviving elements of an earlier dwelling erected on the property c1790, prior to construction of the main house.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400–1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500–1599	<input checked="" type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600–1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input checked="" type="checkbox"/> social/
<input type="checkbox"/> 1700–1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800–1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input type="checkbox"/> 1900–	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates c.1800;late 19th cen. **Builder/Architect** Unknown

Statement of Significance (in one paragraph)

The site of the former Hillsborough County Farm in Wilton, New Hampshire is significant in three primary respects. Architecturally, the main house provides Wilton with a major local example of Federal style architecture, and the barn, a main feature of the adjacent landscape, displays a distinctive Gothic Revival ventilator. The property was the original home of the Whiting Dairy, the largest in Wilton in the mid-nineteenth century and a major contributor to regional dairy production. The site was purchased by Hillsborough County in 1867 for use as the County Farm, linking it to the social movements of the period. While most of the County Farm buildings were removed, the foundations and other remaining resources depict its evolution and ultimate size adding to the property's overall diversity as a cultural resource.

The architectural significance of the property is established by the formality of the main house, a major example of the Federal style built for Oliver Whiting circa 1800. The symmetrical brick facade, splayed granite lintels, corner chimneys and delicate arched entry epitomize elaborate residential architecture of the Federal period. Notably, the decorative embellishment of the main entry and the elaborate frieze detail are surprisingly sophisticated for the Wilton area, especially for the beginning of the nineteenth century. Also, the use of Flemish bonding on the facade indicates a conscious effort by the builder to convey a formal appearance, one that reflects Oliver Whiting's evident wealth and stature.

Presumably, the designer/builder was solicited from the larger and wealthier communities in the area, perhaps Peterborough or Dublin where similarly elaborate Federal houses are more common. This also suggests the regional mobility of skilled craftsmen within the Monadnock area and the use of contemporary pattern books as a design source.

Although the exact date of the house is not verified, the c.1800 date is supportable from historical and deed research. Lt. Oliver Whiting Jr. was married in 1800, and the architectural characteristics of the house indicate it would have been built shortly thereafter. Interestingly, Lt. Oliver Whiting was listed as one of the three richest men in the adjacent town of Temple, a consideration which may explain the formality and richness embodied in the house.

Another structure which relates to this early period is the "Pest House," which contains architectural elements apparently from an earlier dwelling on the property. This building was subsequently rebuilt and is now important for its association with the County Farm rather than as an architectural resource. It does however provide evidence that the site was occupied prior to the end of the eighteenth century.

The architectural character of the barn is equally contributory to the overall significance. Measuring 40'x136', it is unquestionably one of the largest barns in the region. Constructed by David Whiting in 1846 when the Gothic Revival style was in vogue, the barn

DO NOT WRITE

DO NOT WRITE

9. Major Bibliographical References

see continuation sheet

10. Geographical Data

Acreage of nominated property 72

Quadrangle name Peterborough

Quadrangle scale 1:62,500

15' Series

UMT References

A	1 9	2 6 9	2 4 0	4 7	4 8	8 1 5
	Zone	Easting		Northing		

B	1 9	2 6 9	7 8 0	4 7	4 8	6 1 5 0
	Zone	Easting		Northing		

C	1 9	2 6 9	7 0 5	4 7	4 8	0 9 0
	Zone	Easting		Northing		

D	1 9	2 6 9	5 9 5	4 7	4 8	0 1 6 0
	Zone	Easting		Northing		

E	1 9	2 6 9	5 7 5	4 7	4 8	3 2 0
	Zone	Easting		Northing		

F	1 9	2 6 9	1 0 5	4 7	4 8	2 5 0
	Zone	Easting		Northing		

G	1 9	2 6 9	0 8 5	4 7	4 8	5 2 5
	Zone	Easting		Northing		

H						
	Zone	Easting		Northing		

Verbal boundary description and justification

see continuation sheet

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

state	<u>N/A</u>	code	county	code
-------	------------	------	--------	------

state		code	county	code
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11. Form Prepared By

name/title Roger A. Brevoort - Architectural Historian

organization N/A

date February 3, 1981

street & number 9 Chestnut Street

telephone 603/778-1609

city or town Exeter, New Hampshire 03833

state

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature

Commissioner, Department of Resources & Economic Development

title NH State Historic Preservation Officer

date March 18, 1981

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

Lynn A. Beebe

date March 9, 1982

for Keeper of the National Register

Attest:

date

Chief of Registration

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has a distinctive ventilator incorporating the pointed-arch motif characteristic of Gothic Revival architecture. This unique vernacular element, especially when featured on a utilitarian structure correlates with the pervasiveness of the style in the area.

The property's agricultural significance relates to it being the initial home of the Whiting and Sons Dairy, which subsequently grew into a substantial regional enterprise with farms located in many of the surrounding towns. David Whiting, who assumed ownership and management of the farm during the 1830's successfully developed it into one of the area's, if not the state's, larger dairy farms. The extent of the operation by the 1840's is clearly reflected by the size of the main barn. When the farm was sold in 1867, the Whiting and Sons operation relocated elsewhere in Wilton. Their production certainly contributed to Wilton's status as the town producing more milk than any other town in the state by the late nineteenth century.¹

David Whiting was also responsible for establishing the regional export of milk to Boston on a large scale. In 1857, Whiting bought out a small Boston-based enterprise that sent a railroad car to Wilton. Subsequent increases in milk production in Wilton and the surrounding towns ultimately necessitated a special milk train. Beginning in Hillsborough, the train included cars from Wilton and Milford, and thus represents an important commercial endeavor supportive of the region's dairy industry.

The second major phase in the property's history began in 1867 when it was purchased by the Hillsborough County Commissioners as the site of the County Farm. This was largely the result of an 1866 law passed by the New Hampshire legislature authorizing the counties to purchase land and establish county farms, initiating a statewide effort to improve overall living conditions for the state's paupers, insane and infirm. After a county-wide search, the commissioners selected the Whiting Farm as the best available location, paying \$12,500 for the property and allocating \$10,000 for construction of necessary facilities.²

From an economic as well as humanitarian standpoint the County Farm system represented an expedient means of providing improved facilities as it enabled groups of towns to support a single, better-equipped institution. The economic rationale is indicated in the annual report of the Hillsborough County Commissioners for 1868; while it would subject the county to a larger (capital) outlay, the net effect would be to lighten the overall tax burden, as it is cheaper to house them at the almshouse than to support some at each of the 30 towns in the county.

The extent of the capital outlay represented by the County Farm reflects its extensive development as well as the county's commitment to establish a modern facility. The 1888 Wilton history states that "since the farm was purchased by the county, the expenditure for building, including the cost of boiler house and boilers has exceeded \$20,000."³

¹Livermore and Putnam, History of the Town of Wilton, New Hampshire. Lowell, Mass. 1888, p.229.

²ibid., p.177

³ibid., p.178

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Ultimately, all of the buildings had steam heat and access to running water supplied by a sophisticated pumping system. By the 1870's a hydraulic ram forced water to the buildings from a small brook traversing the northern section of the property. As the facility expanded the water demands increased. Early in 1881 a small dam was constructed to ensure an adequate supply throughout the year. In 1884 a windmill was erected, to provide sufficient power to pump water to each building.

The County Farm was largely self-sufficient in terms of food production, and often sold excess produce on the open market generating revenue for the County treasury. Apples were a substantial cash crop, and vestiges of the large orchard still exist. In 1883, the County Farm sold 1200 barrels of Baldwin apples.⁴ The farm's extensive shift to agricultural production however decreased the size of the dairy herd to such a degree that in 1872 the sale of excess milk was discontinued as it was no longer profitable.⁵

While most of the structures built by the County Farm were dismantled in 1896 when the farm moved so the materials could be reused at the new site, numerous stone foundations and other ruins survive as landscape features indicating the layout of the central complex. Most prominent are the foundation of the original 1867 almshouse (site 5), a building apparently used both as an insane ward and later a school (site 6), and an additional dormitory (site 7).

Also remaining are various components of the continually updated and enlarged water system. Altered in the twentieth century, the dam (site 14) is still functional and some of the original stonework visible. The base of the windmill (site 13) is located nearby. What appears to be the original brick cistern (site 10) and two later cisterns (sites 11, 12) also remain.

In regards to the buildings, two extant structures were erected for County Farm purposes. The carriage house (site 4) which also contained a root cellar in its high basement stands immediately behind the main house. The tool house (site 3) was the primary storage facility for agricultural tools and machinery.

Three buildings on the property relate both to the Whiting Dairy and the County Farm. The main house (site 1) served as the superintendent's residence and office, and evidently contained the kitchen facilities as a large refrigerator vault was installed in the wing. Whiting's barn (site 2), continued in use for general agricultural purposes. Additionally, both structures were used as temporary quarters for the inmates and staff while the first buildings were under construction. The Pest House, (site 19) served for a time as the infirmary. Although moved approximately 200 feet to its present site in the early twentieth century, it remains a visual component of the complex and stands on former County Farm property.

The County Farm's agricultural activity left its impact on the surrounding farmland. To make the fields usable, the inmates were employed to remove rocks and stone walls from the former pastureland, transforming it into tillable acreage.

⁴Livermore and Putnam, History of the Town of Wilton, New Hampshire. Lowell, Mass. 1888, p.229.

⁵Annual Report of the County Commissioners of Hillsborough County for the year ending December 31, 1872.

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In the twentieth century the property was the summer residence of the F.R. Beebe family. By the end of the nineteenth century Wilton had emerged as a major rural retreat. Early in the twentieth century numerous houses were built or restored by summer residents. Thus, the later history of the property correlates with a major cultural trend witnessed in Wilton and throughout New Hampshire.

The house and grounds stand today in excellent condition with minimal alteration to their original character and appearance. The site displays a notable degree of historic and architectural integrity, and the surrounding rural environment, for which the County Farm was often noted, remains undisturbed contributing to the site's cultural value.

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Item 9 - Major Bibliographical References

1. Annual Reports of the County Commissioners of Hillsborough County, Years 1866 - 1896 inclusive.
2. Conversations and site inspection with Mr. and Mrs. Frederick Roedel, Wilton, New Hampshire, present owners, December 1980.
3. Telephone interview, Mr. David Beebe, Wilton, New Hampshire, December 15, 1980.
4. Livermore, Abiel Abbott, and Putnam, Sewall, History of the Town of Wilton, Hillsborough County, New Hampshire, Marden and Rowell, Printers, Lowell, Ma., 1888.
5. Deed Research of Mrs. Frederick Roedel.

Item 10 - Verbal Boundary Description and Justification

The nominated property consists of an irregularly-shaped parcel containing 72.1 acres, all formerly part of the Hillsborough County Farm and presently owned by Mary Katherine L. Roedel.

The eastern boundary runs along the edge of Old County Farm Road. On the south and west the boundary interlocks with the land of the Comvest Corporation and abuts the easterly border of the Town of Temple and the land of Eugene and Isabella S. Martin. The northerly border runs along the southern edge of the Burton Highway.

At one point along the eastern border, the Comvest Corporation owns a 55' wide right-of-way across the Roedel property.

The boundaries of the nominated Roedel property are outlined in yellow on the accompanying Property Boundary Map.

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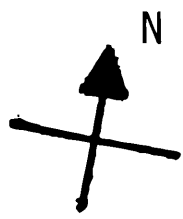
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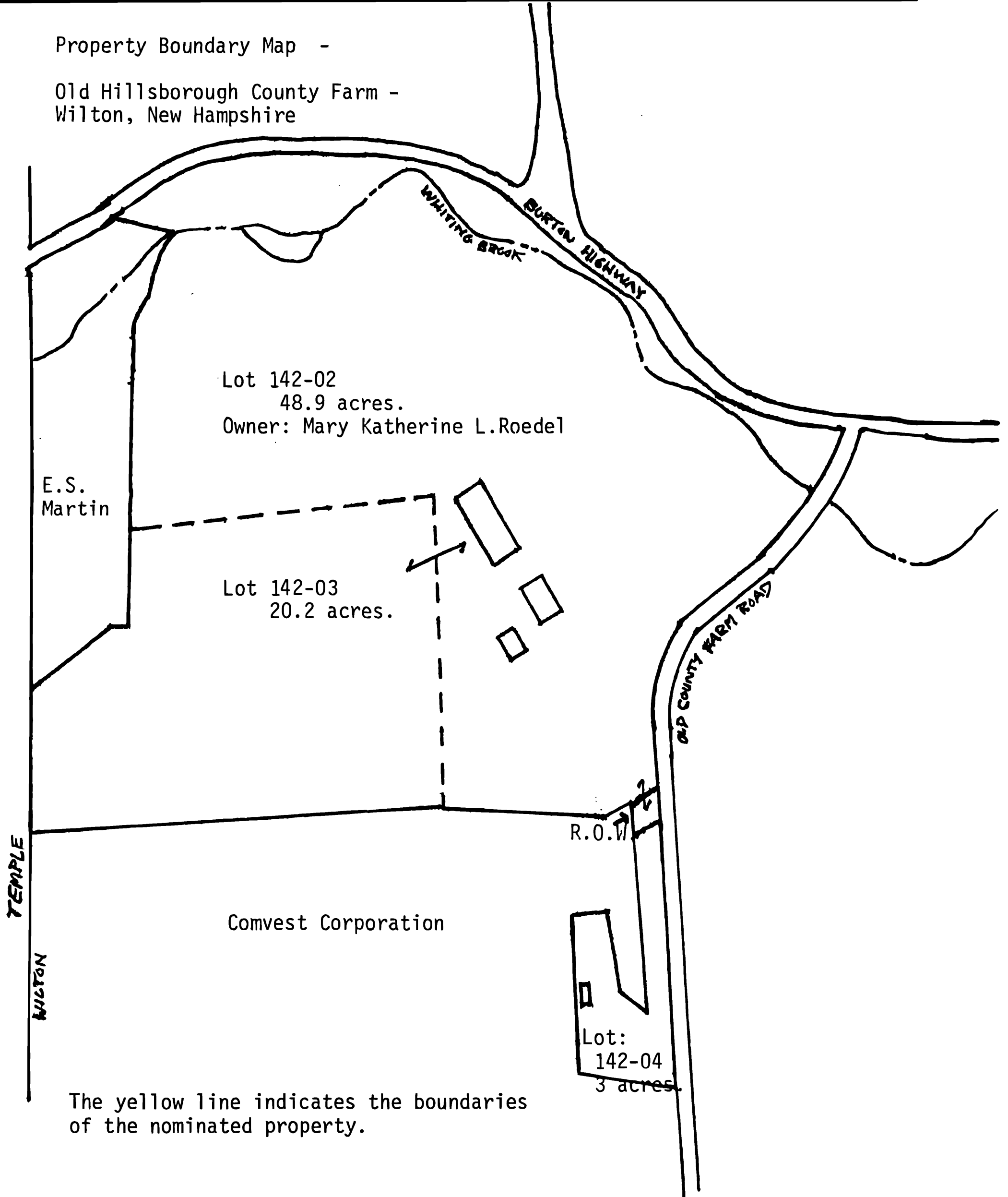
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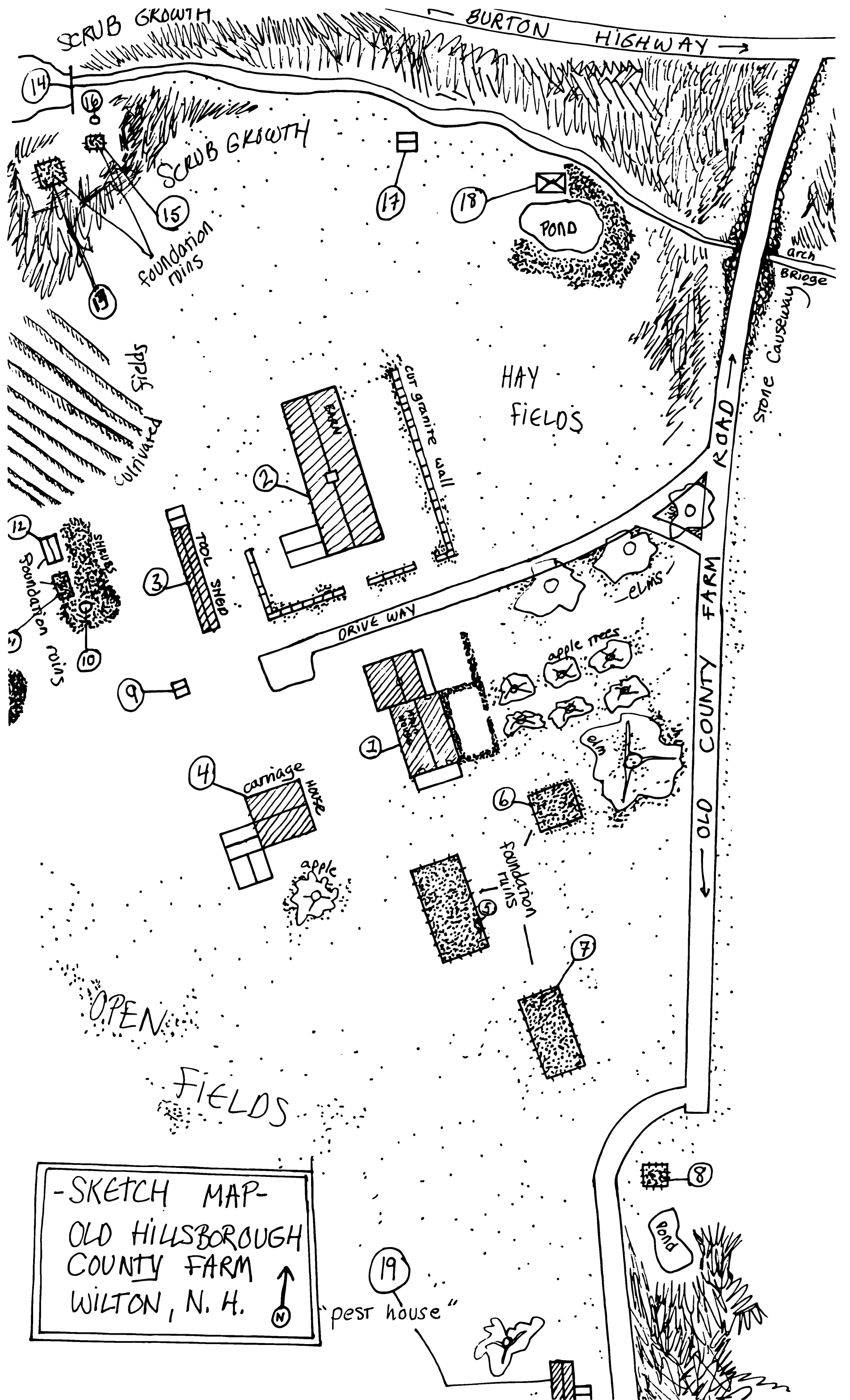


Property Boundary Map -

Old Hillsborough County Farm -
Wilton, New Hampshire



The yellow line indicates the boundaries of the nominated property.



-SKETCH MAP-
OLD HILLSBOROUGH
COUNTY FARM
WILTON, N. H. ↑
N