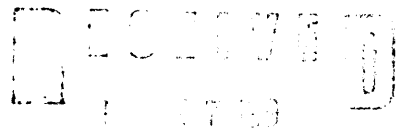


1813

United States Department of the Interior National Park Service



National Register of Historic Places Registration Form

NATIONAL REGISTER

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

1. Name of Property

historic name Maplewood Farm other names/site number Anderson-Lord House

2. Location

street & number River Road city, town South Windham state Maine code ME county Cumberland code 005 zip code 04082

N/A not for publication X vicinity

3. Classification

Table with 3 columns: Ownership of Property, Category of Property, and Number of Resources within Property. Includes checkboxes for private/public ownership and building/district/site/structure/object categories.

Name of related multiple property listing: N/A

Number of contributing resources previously listed in the National Register 0

4. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1966, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. See continuation sheet. Signature of certifying official: [Signature] Date: 11/4/91 Maine Historic Preservation Commission

In my opinion, the property meets does not meet the National Register criteria. See continuation sheet. Signature of commenting or other official: _____ Date: _____ State or Federal agency and bureau: _____

5. National Park Service Certification

I, hereby, certify that this property is: entered in the National Register. determined eligible for the National Register. determined not eligible for the National Register. removed from the National Register. other, (explain:)

entered in the National Register

[Signature] 12/13/91

for Signature of the Keeper Date of Action

6. Function or Use

Historic Functions (enter categories from instructions)

Domestic/Single Dwelling
Agriculture/Subsistence/ Agricultural
Outbuilding

Current Functions (enter categories from instructions)

Domestic/camp

7. Description

Architectural Classification
(enter categories from instructions)

Georgian

Gothic Revival

Materials (enter categories from instructions)

foundation Stone/Granite

walls Wood/Weatherboard

roof Asphalt

other Wooden entrance

Pavilion

Describe present and historic physical appearance.

Maplewood Farm is comprised of about 135 acres of open and wooded property, much of which is bordered by rubble stone walls. Significant historic resources on the farm include two dwellings, a pair of barns, and a cemetery containing the grave of the property's first owner/settler. The farm's centerpiece is a four-bay Gothic Revival house whose prominent architectural features include a two-story center bay pavilion, bargeboards, bay windows, and an equally ornate ell. These elements were added to a late eighteenth century dwelling whose footprint still largely defines the form of the main block. The farm contains four (4) contributing buildings, two (2) contributing structures (stone walls), two (2) contributing sites (cemetery and former fields), and one (1) non-contributing dwelling.

A number of landscape features still exist on the property. Chief among these are the rubble stone walls that delineate the property boundary. Across the border with River Road and along portions of the long sides, the walls are capped with slabs of granite. Shorter stone retaining walls are located near the barn (2). Gates are located at various points along the River Road walls, the principal ones being in front of the house and at the southeast corner where the long drive to the facade commences. This drive goes around a small cemetery (containing the graves of, among others, Abraham Anderson), divides, and then sweeps in a gentle curve embracing the house and enclosing a broad mowed area interspersed with shade and orchard trees. Secondary drives off the main one lead to the barn and around and in close proximity to the house.

1. Main House -C

c. 1780, c. 1850

Facing southeast, the front elevation of this handsome dwelling is composed of the centrally-located pavilion that is flanked by an asymmetrical pattern of windows. The steeply pitched roof of the pavilion, whose eaves are trimmed with an ornate bargeboard, is supported by a pair of paneled posts. Its first story is enclosed with a four-panel door on the front that features very elaborate tracery and full-length sidelights. Small double-hung windows occupy the narrow walls that extend to the main block. A balcony on the second story is notable for its lancet arched balustrade and

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Continuation Sheet**

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flush sheathing. Finally, a lancet arched window lies in the peak of the flush sheathed tympanum. Fenestration on the first story of the main facade, which is sheathed in weatherboards, consists of two closely spaced, hooded one-over-one windows to the south of the pavilion, juxtaposed by a pair of long multi-pane casement windows to the north that are framed by a pronounced Gothic drip molding. This window configuration is repeated on the second story, although those to the south are more widely separated four-over-four units. These upper windows are sheltered by a deep overhang of the roof. Behind the pavilion is the large center brick chimney that is decorated with panels, dentils, and cresting.

Judging by its level of Gothic ornamentation, the building's northern gable end, which faces River Road, is virtually equivalent in importance to the front elevation. A pair of five-sided bay windows complete with paneled bases and parapets are located on the first story. They are surmounted by casement windows similar in scale and detailing to the one on the first story of the facade. A smaller one is located in the gable peak, below the sill of which is an ornate wrought iron balcony. The elevation is sheathed in flush boards, and the quality of the bargeboard matches that on the pavilion. A square pinnacle also survives.

The southern gable end is sheathed in weatherboards. It has a door and one-over-one window on the first story, two widely separated windows in the second story, and two in the gable peak. Unlike its counterparts the bargeboard on this side is very modest consisting only of a wave pattern cut out of flat stock. Finally, two shed dormers are located on the rear roof slope.

Forming a "T" with the front block, the ell also follows it in the hierarchy of the ornamentation. An entrance vestibule on the northern side (which is covered with weatherboards) is framed by a flush sheathed gable with a bargeboard and pinnacle. Behind it is a more steeply pitched gable featuring a single casement window with a drip molding and another ornate bargeboard. Two casement windows flank the vestibule on the first story. The rear elevation features two modern windows in the kitchen, a pair of original casement windows in the upper story, and a handsome bargeboard composed of an arcade of pendants. The southern side of the ell features a small hip-roofed storage room that is framed by a gable similar to that on the opposite side. There are four double-hung windows on this elevation as well as two doors (off the wing) and a bargeboard somewhat more ornate than the other one on the main block, but still fashioned of flat stock. Both ell and main block rest on granite foundations.

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The building's interior plan and detailing clearly reveal how the eighteenth century house was updated to accommodate the nineteenth century additions. This is immediately evident upon entry through the front where one encounters the broad, flat Greek Revival moldings with corner blocks around the vestibule openings and the original closed string stair with paneled housing. Located in front of the center chimney, the stair itself has square newels and balusters, and rises through a pair of inter-story landings. To the left or south of the hall through a six-panel door is the parlor; the most intact of the original rooms. Its features include a modest mantel framed by a paneled chimney breast and adjoining wall, and handsome paneled wainscot. Behind the parlor is the library created during the nineteenth century remodeling. The walls are lined with bookshelves holding original volumes, display cases holding collections, as well as a Gothic display case. A small hall off the library provides access to the kitchen in the ell, a set of narrow back stairs, and the large dining room along the north side. This is the most substantially altered room and includes the casement and bay windows that feature surrounds with lancet arches, and a recessed curved wall against the chimney. The insertion of this latter feature must have required a substantial alteration to the chimney itself, since the existing fireplace is set back some two feet from the original location. The handsome marble mantelpiece dates to the remodeling. On the second floor, paneling survives in the two principal bedrooms and the hall. The balance of this floor, including the ell, holds a warren of bedrooms. In the first story of the ell, the vestibule door opens into a large kitchen area with a short hall leading to the store room at the rear and a bathroom and water heater of more recent origin.

2. Barn - C
c. 1850

Standing to the northwest of the house is the barn. It maintains the Gothic appearance of the public facades by using board-and-batten siding on the principal elevation and weatherboards elsewhere. A large central door flanked by windows occupies the lower level of the front elevation, and a third is located below the clipped gable roof. There are two additional doors on the south side and a small gable addition to the rear.

3. Farm Cottage - C
c. 1850

This small one-story, three-bay frame dwelling stands across River Road from the Main House. It is sheathed in weatherboards and rests on a granite foundation. Features include a modest Greek Revival central entrance with sidelights, and broad Gothic Revival style eaves that match those of the principal dwelling. A short ell projects to the rear of this cottage, which served as a residence for farm help.

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**4. Barn - C
c. 1850**

Although the date of this building's construction is not positively known, it is believed to be a contemporary of the Farm Cottage. The large structure is sheathed in weatherboards on the facade and modern board-and-batten siding elsewhere. Its gable end faces River Road.

5. Anderson-Smith Cemetery - C

This small family cemetery is located at the southeast corner of the farm's homestead parcel. Among the head stones that survive is that of Abraham Anderson (1705-1768) and his wife Anna (Cloutman) Anderson (1717-1802). In 1738 Anderson acquired the property which constitutes Maplewood Farm, and whose descendants still hold it.

**6. Caretaker's House - NC
c. 1960**

This low, one-story, frame Ranch house stands to the south of the Main House. Unfortunately, its siting makes it a conspicuous intrusion into the open space that surrounds the principal buildings.

8. Statement of Significance

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

nationally statewide locally

Applicable National Register Criteria A B C D

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

Areas of Significance (enter categories from instructions)

Agriculture

Architecture

Period of Significance

c. 1780

c. 1844-c.1867

Significant Dates

c. 1780

c.1844

Cultural Affiliation

N/A

Significant Person

Anderson, John F.

Architect/Builder

Unknown

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

Maplewood Farm in South Windham is a property with significant historical and architectural associations. First settled by Abraham Anderson in the early eighteenth century, the property contains a dwelling believed to have been built in the 1770s and remodeled in the mid-nineteenth century into its present, Gothic Revival form. Set amidst a picturesque grove of shade trees and curvilinear drives, the house lies adjacent to a barn and series of stone walls. In the mid-nineteenth century this dwelling became the seat of a farm developed by John F. Anderson, a notable agriculturalist and civil engineer. The property is eligible for nomination to the Register under criterion A for its agricultural importance, criterion B for its association with John F. Anderson, and under criterion C for its architectural significance.

Tradition holds that the original house erected on this property was built for Edward Anderson (1753-1804). Anderson was the son of Abraham Anderson (1705-1768) who acquired the property in 1738, but apparently lived on an adjacent parcel. Abraham and his wife Anna (Cloutman) Anderson are buried in the cemetery located on the grounds. In 1774 Edward Anderson married Mary Mayberry having previously come into possession of the "home farm" upon his father's death. Local histories state that Edward Anderson's house was built in 1770; but this seems unlikely given that he was only seventeen in 1770 and that he did not marry until four years later. Although the house exhibits Georgian features, including the raised interior paneling and two exterior window hoods on the front elevation, it is probable that the original two-story dwelling dates from the late 1770s or early 1780s.

In 1790 Edward Anderson exchanged the farm for his brother Abraham's property near Windham Hill. The youngest child of Abraham and Anna Anderson, Abraham Anderson (1758-1844) occupied the house until his death. In 1788 Anderson had married Lucy Smith, the daughter of Rev. Peter T. Smith, whose 1764 two-story house (N.R. 7/16/73) stands diagonally across the road from Maplewood Farm. The decision to relocate may very well have had to do with a desire to be in close proximity to Lucy's family. Upon their deaths, the

See continuation sheet

9. Major Bibliographical References

- Anderson, John F., Architect File. Maine Historic Preservation Commission, Augusta.
Bodge, Rev. George M. Memoir of John Farwell Anderson. Boston: Privately Printed, 1889.
Dole, Samuel Thomas. Windham in the Past. 1916. Reprinted courtesy of Windham Historical Society. 1974.
Downing, A. J. The Architecture of Country Houses. New York: D. Appleton & Company, 1850. Reprinted by Dover Publications, Incorporated, 1969.
Eighth Census of the United States, 1860. Cumberland County, Maine. Agricultural Schedule. Microfilm of National Archives manuscript copy. Maine State Archives, Augusta.
"Old Anderson House in Quiet Maine Village." Portland Sunday Telegram. September 14, 1902.

See continuation sheet

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

Specify repository: _____

10. Geographical Data

Acreage of property Approximately 135

UTM References

A

1	9	3	8	8	5	8	0	4	8	4	1	6	4	0
Zone		Easting						Northing						

B

1	9	3	8	8	8	1	0	4	8	4	1	4	3	0
Zone		Easting						Northing						

C

1	9	3	8	6	9	9	0	4	8	3	9	8	2	0
Zone		Easting						Northing						

D

1	9	3	8	6	8	2	0	4	8	4	0	1	0	0
Zone		Easting						Northing						

See continuation sheet

Verbal Boundary Description

See map. Maplewood Farm occupies the Town of Windham Tax Map 1, lot 4&5 and Tax Map 2, lot 20

See continuation sheet

Boundary Justification

The boundary is drawn to embrace the entire 135 acre property held by the Lord family in three separate but contiguous parcels. This encompasses the remaining Lord property historically associated with the agriculturally significant Maplewood Farm, and contains the buildings, structures and sites associated with it.

See continuation sheet

11. Form Prepared By

name/title Kirk F. Mohny, Architectural Historian
organization Maine Historic Preservation Commission date October, 1991
street & number 55 Capitol Street, Station #65 telephone 207/289-2132
city or town Augusta, state Maine zip code 04345-0065

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homestead was acquired by their son John Anderson (1792-1853). A former State Senator (1824), member of Congress (1825-1833), U. S. Attorney (1833-1836), and Mayor of Portland (1833-1842), John Anderson is said to have used the Windham property as a summer home. A local historian, writing in 1916, stated that John Anderson "expended large sums in improvements" on the property, implying that the Gothic remodeling may have been carried out by him between 1844 and 1853. Family tradition also supports this statement.

In addition to the significant remodeling made to the homestead, John Anderson's architectural legacy included the commissioning of proposals for a substantial new dwelling to be built on the property for his son John F. Anderson. Three drawings survive among the family papers, one of which is signed by architect Charles A. Alexander of Portland (the others are presumed to be his). A notation on one sketch for a two-story Italian villa states: "Sketch of House which the Hon. John Anderson thought of building for John F. Anderson on the rising in the orchard near the old cemetery at Windham." A second, more fully developed scheme showing a first floor plan and front elevation is described on the reverse as "Plan of House. Hon. J. Anderson." This design preserves the Italian villa configuration, but in a reduced scale and with less elaborate detailing. The third plan, dated December 13, 1852, is for an Italian gazebo. Anderson's death in 1853 apparently ended any thought of building anew, and John F. Anderson subsequently took up residence in the homestead. Nonetheless, the drawings and notations preserve a significant glimpse into the activities centered on this property in the mid-nineteenth century.

Following the example set by his father, John Farwell Anderson (1823-1887) distinguished himself both as a civil engineer and in the field of agriculture. A graduate of Gorham Academy, Anderson studied engineering under William Anson of Portland and Capt. Green of the Army Corps of Engineers in Tyngsboro, Massachusetts. He subsequently held a number of positions including that of assistant engineer (1843) in the North East Boundary Survey; assistant engineer (1847) on the Androscoggin and Kennebec Railroad; engineer (1850) of the Portland and Kennebec Junction Railroad; chief engineer (1851-1853) of the York and Cumberland Railroad; and city engineer (1852) of Portland.

Anderson's significant association with the family homestead began in 1853, after his father's death. As related by Rev. George M. Bodge in his Memoir of John Farwell Anderson (1889), "The farm was one of the best in Cumberland County, and Mr. Anderson at once began with enthusiasm to further enlarge and improve it." Among these improvements was the establishment of a herd of Devonshire cattle, for which he gained statewide recognition. His

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"Prize Essay on Neat Cattle" was published in the 1855 Report of the Secretary of the Maine State Board of Agriculture, and his efforts were further recognized by his appointment to the Board in 1858. In 1861 he became its vice president and served as president from 1864-1866. As stated in Clarence Day's History of Maine Agriculture: 1604-1860, Anderson was also a "strong supporter of the founding of an Agricultural College." A significant part of the mission of the College was to promote improved agricultural techniques such that a renewed economic viability of Maine's farms would stem the tide of its youth to newly opened western lands. Anderson's own approach to his farm in Windham certainly portrayed this philosophy.

The Agricultural Schedule of the 1860 U. S. Census shows that Anderson's farm contained 120 improved and 40 unimproved acres, the whole of which was valued at \$12,000. Although the size of the farm was not significantly larger than others in Windham, it was the second most valuable; a figure partially attributable to the \$2,700 value of his livestock. This figure undoubtedly reflects the value of his Devon cattle, and is from 8 to 9 times higher than the typical value of his neighbors' livestock. Anderson's interest in livestock was not limited to cattle, a fact shown by his listing in the 1862 Subscriber's Directory noting that he was a "Breeder of Devon Cattle and South Down Sheep."

John F. Anderson's agricultural interests portray a progressive farmer of mid-nineteenth century America; a fact that is further confirmed by the contents of his library. Its shelves contain a wide range of contemporary agricultural publications including: Michigan State Agricultural Society Transactions (1856-1859); Ohio Agricultural Report(s) (1857-1861); Missouri Agricultural Report (1865); New York State Agricultural Report(s) (1851, 1856-1865); Agriculture of Massachusetts (1853-1867); Transactions of the Board of Agriculture of Upper Canada (1856-1859); as well as a run of the Agriculture of Maine. As described in the Memoir, Anderson's use of improved techniques were the subject of "quaint characteristic criticisms made by some of the shrewd old farmers." It went on to note that:

But when the ornamental trees grew more and more beautiful from year to year, and the handsome cemented stone wall stood the test of several winters; when the improved buildings, barns, stables, dry cellars, and warmer houses all proved in the end a saving of time, labor, and money, besides greatly increasing the value of the property, they no longer looked upon the innovations as "Mr. Anderson's notions," but as real wisdom and foresight.

Although Anderson continued to own and visit the farm for the duration of his life, his full-time devotion to it appears to have ceased in 1866-1867, and his name does not appear in the Agricultural Schedule of the 1870

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Census. Following the conflagration which swept Portland on July 4, 1866, Anderson formed a partnership with engineer William Bonnell and architect William Stead of St. John, New Brunswick to work on the city's reconstruction. The firm was short lived, however, as Anderson became the chief engineer of the Portland and Rochester Railroad in 1867. His association with the railroads continued until his death, including his tenure as Railroad Commissioner of Maine from 1873 to 1887.

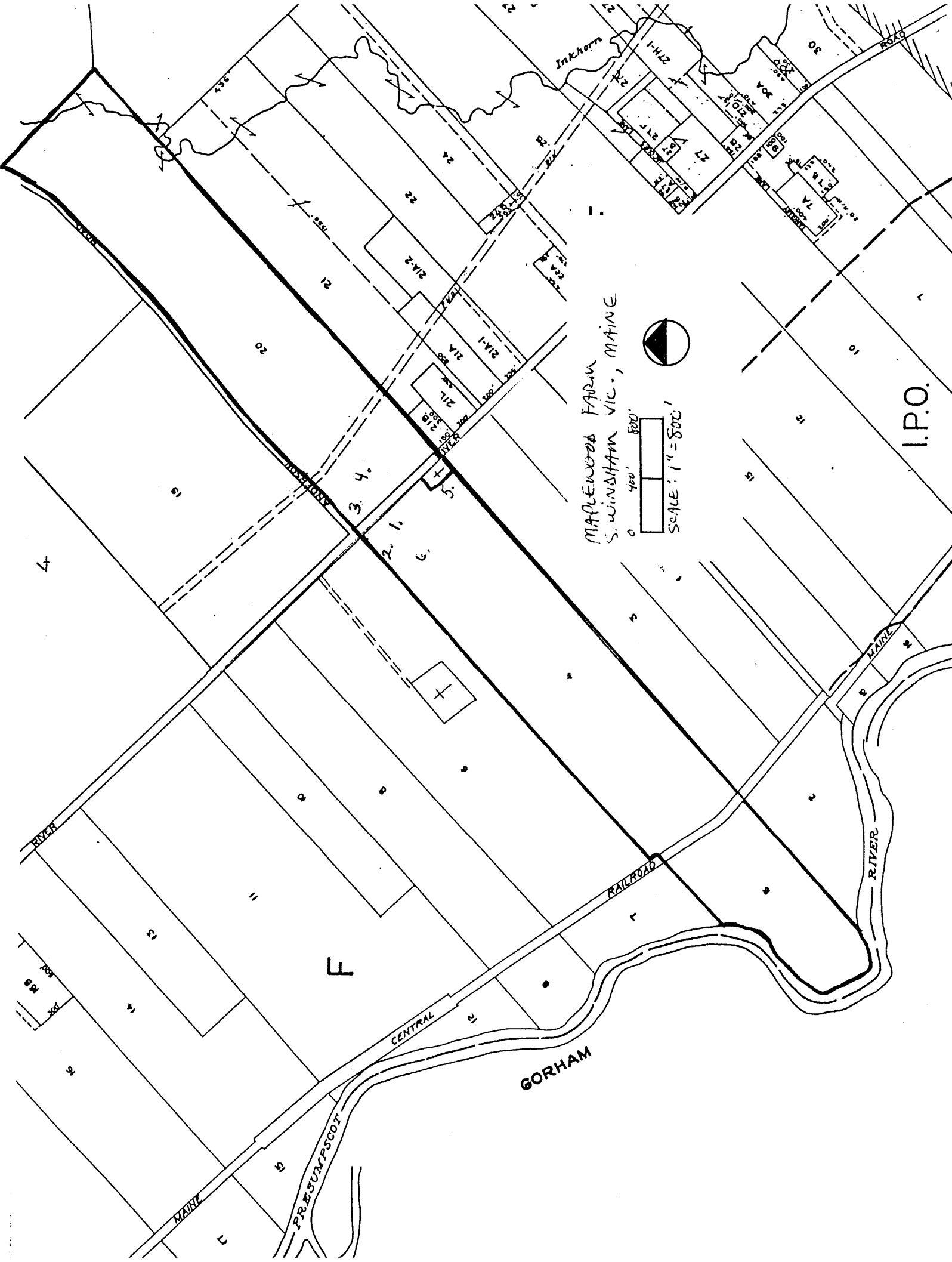
Maplewood Farm (the name of which is shown on the 1857 Map of Cumberland County) passed to John F. Anderson's daughter Annie H. Lord and her husband C. W. Lord. The Lord family continued to operate the farm into the 1940s. The property remains in a family trust and hosts an annual reunion, but its agricultural function has ceased.

Apart from its evident agricultural and associational significance with John F. Anderson, the main dwelling at Maplewood Farm is an important example of Gothic Revival style architecture, particularly in the context of its rural location. Extant dwellings in Maine which exhibit fully developed Gothic characteristics are rare. Most of these, including the Godfrey Kellogg House in Bangor (N.R. 6/18/73), the Elisha F. Stone House in South Paris (N.R. 4/28/83) and the Warren Sparrow and "Gothic" houses in Portland (N.R. 10/29/82; N.R. 12/31/74) are found in urban or village locations. A far smaller number, including the Henrietta Brewer House in Robbinston (N.R. 10/6/83) and the Joshua Pettigrove House in Red Beach stand in less developed areas. However, not one of these examples can claim either the rural setting of Maplewood Farm nor its historic function; i.e., that of the seat of a mid-nineteenth century progressive farm. In fact, only the "Oaklands", the Gardiner family estate in Gardiner, achieves this context. The monumentality of its stone Gothic manor house and far larger estate, however, places this property in a class apart.

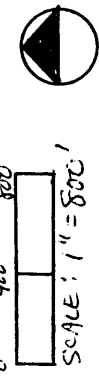
The Gothic alterations to the Colonial farmhouse and the landscaping of the grounds resulted in a picturesque country seat. These picturesque attributes were clearly expressive of the romantic ideals of A. J. Downing and others. In The Architecture of Country Houses, Downing's definition of the Country House or Villa seems to aptly describe the environmental, agricultural, and cultural context of Maplewood Farm. As he states in one paragraph:

The villa - the country house, should, above all things, manifest individuality. It should say something of the character of the family within - as much as possible of their life and history, their tastes and associations, should mould and fashion themselves upon its walls.

Maplewood Farm, with its wealth of family collections, stands as one of Maine's most notable examples of this definition.



MAPLEWOOD FARM
S. WINNHAM VIC., MAINE



I.P.O.