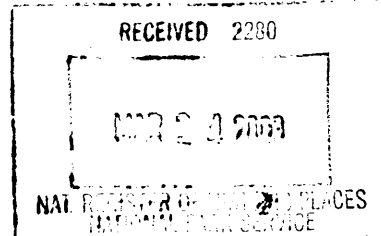


United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form

05/08



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 Vergennes Residential Historic District

other names/site number _____

2. Location

street & number South Water Street, Green Street, South Maple Street - south of Main Street not for publication

city or town Vergennes vicinity

state Vermont code VT county Addison code 001 zip code 05491

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register Criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Virginia C. Grunelle, National Register Specialist, 3-20-03
Signature of certifying official Date

Vermont State Historic Preservation Office
State or Federal agency and bureau

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

Signature of commenting or other official 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): _____

Signature of the Keeper

Entered in the
National Register

Date of Action

5/8/03

Vergennes Residential Historic District
Name of Property

Addison County, VT
County and State

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

97	12	buildings
_____	_____	sites
_____	_____	structures
_____	_____	objects
97	12	Total

Name of related multiple property listing

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

N/A

Number of contributing resources previously listed in the National Register

- 0 -

6. Function or Use

Historic Functions

(Enter categories from instructions)

Domestic - single dwelling

Religion - religious facility

Funerary - mortuary

Commerce

Education - school

Health Care - medical office

Current Functions

(Enter categories from instructions)

Domestic - single dwelling

Religion - religious facility

Funerary - mortuary

Commerce - professional

7. Description

Architectural Classification

(Enter categories from instructions)

Federal

Greek Revival

Italianate

Materials

(Enter categories from instructions)

foundation stone

roof asphalt

walls wood

brick

other slate

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

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NATIONAL REGISTER OF HISTORIC PLACES CONTINUATION SHEET

Section 7 Page 1

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

The Vergennes Residential Historic District is a well preserved, generally intact, residential neighborhood that reflects the commercial, industrial, and community development of a small city. The buildings in the neighborhood incorporate the architectural styles and trends that were popular in Vermont, and the country, from the early nineteenth to the early twentieth centuries. Examples of Federal, Greek Revival, Gothic Revival, Second Empire, Italianate, Queen Anne and Colonial Revival architectural styles can all be found in the district. The quality of the buildings and their detailing represent in the built environment, the prosperity and growth that Vergennes experienced during the nineteenth century. This generally intact and well-preserved group of structures retains its integrity in the setting, material, workmanship, designs, feeling and association.

The Vergennes Residential Historic District is located in the City of Vergennes, the third oldest city in New England. The small city is located at the intersection of the falls on Otter Creek, seven miles inland from Lake Champlain and Vermont Route 22A in Addison County, Vermont. The falls on Otter Creek have a drop of thirty-seven feet thereby providing abundant water power for the establishment for the first grist and sawmills in 1783. The falls attracted a myriad of businesses including shipbuilding, ironworks, horse nail manufacturing and a brewery. With the opening of the Champlain Canal in 1823, Vergennes became the most populated city in central Vermont and was an important shipping port for goods going from Canada to New York City.

The city of Vergennes is located on a plateau just to the east of Otter Creek and is a densely populated area. Early roads helped define the location of the residential areas of the city. The Main Street of the city is also Vermont Route 22A and the road was originally known as the Vergennes-Whitehall Stage Road running roughly on a north-south axis. As the road heads north, it crosses Otter Creek at the Falls and then climbs sharply on an east-west bearing where it levels off and for approximately four blocks it becomes the main downtown area. The Vergennes Residential Historic District extends south from Main Street with Otter Creek as its western boundary and houses on South Water Street, South Maple Street and Green Street located in the district. Green Street serves as the approximate eastern boundary of the district. Within the streets running north/south are the cross streets of School Street, Short Street, Spring Street and King Street. The district is approximately one-half square mile with houses and buildings dating from the early 1800's to the 1950's.

1. Number 13 South Water Street, c. 1870. Contributing.

A 2 1/2-story gable-front house with a fully enclosed, shed-roof porch extending across the front (west) façade. An entrance on the south façade has also been enclosed with a small shed-roof. The house sits on a stone foundation reinforced with poured concrete in places and is currently encased in vinyl siding with a metal roof and center brick chimney. The fenestration is primarily 2/2 double hung wood sash windows except for a large 4' x 5' picture window with a band of three divided lights on top that is installed on the south façade. The window may date from c. 1920 when the style became popular.

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Vergennes Residential Historic District
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1a. Garage, c. 1940. Contributing.

A small, single bay, gable-roof garage built of horizontal plank boards and covered entirely with tarpaper sits to the rear of the house.

2. Number 19 South Water Street, c. 1840. Contributing.

This is a small, 1 ½-story, clapboard Greek Revival house dating from 1840 with a sidehall entrance that sits on a low stone foundation. It has a gable roof, cornice returns and prominent corner pilasters with capitals supporting a wide fascia board with horizontal molding under the roof eaves. The recessed front entrance has engaged fluted pilasters with capitals that support a wide entablature with wide frieze and cornice molding. Narrow sidelights with frosted etched glass and raised wood panels frame the doorway. Most of the windows on the house are 2-over-2 with plain architrave and lipped lintels. They vary in size over the structure and are not set symmetrically. On the front façade there are two windows to the left of the entry and two in the gable. Kneewall windows are interspersed on the second level of the main structure. There is a narrow, one-story, 3 x 1 bay, gable roof wing attached to the south façade of the main structure that is covered in clapboard siding with narrower siding surrounding the northernmost door on the east facade. The wing has a center chimney and 6/6 double hung wood sash window in the gable end. An open porch extends from the north façade of the main structure to the wing.

2a. Barn, c. 1860. Contributing.

Also on the property, set in close proximity to the house to the northeast, is a barn that was used to house a horse, cow and chickens. It appears to be two small barns combined to make one long narrow freestanding structure. It is clad with narrow wood siding under a gable roof with a fixed window with 12 lights in the west gable peak. There are three sliding doors on rails on the south façade which faces School Street. It is currently being used for storage and to house the small motor repair business of the owner.

3. Number 74 School Street, c. 1850/1870. Contributing.

This 2 ½-story house, with 2 bays across the front of the main block, was originally a classic gable front, Greek Revival style residence that was updated circa 1870 with ornate Italianate architectural features. The Greek Revival details remain in the cornice returns on the slate roof, sidehall entrance and the distinctive multi-paned triangular lunette like those found on other Greek Revival buildings in the district. Over the course of years the fenestration on the house has been placed irregularly on the facades. The house sits on a foundation of large greystone blocks and has been covered with aluminum siding. The Italianate features that were applied to the house include a shallow hipped roof porch along the entire west façade supported by turned posts and major changes to the front (east) façade of the house. A flat-roofed porch with raking eaves, dentil molding on the frieze and segmental arches is supported by large square columns with rectangular recessed panels and capitals on wood bases, covers the front entrance with a wide roof overhang. Beneath the porch are paired front entrance doors with engaged columns on each side, and to the north of the porch is a rectangular bay window with 2/2 wood sash windows, paneled corner pilasters and the same roof

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and eaves detail as the front porch. There is a small, slate covered gable roof, 2 ½-story barn located to the west of the main structure that is now attached to the main residence by a one-story, clapboard sided, gable-roofed ell extending from the wing addition at the rear of the main block. The barn is clad with narrow wood clapboard siding and has been converted for use as a dwelling with the addition of windows irregularly placed. The large barn door, hanging from a rail, is still in place on the south façade.

4. Number 10/12/14 South Maple Street, c. 1875. Contributing.

Built after 1870, this two-story, low-hipped roof Italianate building of rectangular massing was renovated to be used as multi-family housing. The narrow clapboard structure consists of two rectangular blocks slightly offset with the northern block slightly set back from the southern block on South Maple Street. The northern block was added c. 1890 when a small garage was removed at the rear (west) of the small city lot. A flat roof porch extends across the front façade of the northern block and the second bay of the southern block. The roof is supported by delicate paired columns with cutout scroll sawn panels as their base. A wood capped rail with square vertical balusters runs between the decorative panels and lattice skirting covers the area beneath the porch. The formal front door is located in the second bay of the southern block and is paneled with a rectangular window in the top half and over the doorway is a fixed glass transom with a decorative etched glass insert. In the first bay of the southern block is a large paired window with narrow rectangular 1/1 windows. The first floor doorway to the northern block is paneled with paired narrow rectangular windows in the top half. At the wide overhanging eaves, paired brackets are sparsely placed. The house is fenestrated with large 2/2 wood sash windows with peaked lintels and wide surrounds with feet. On the south façade a centrally placed cross gable dormer has a false circular vent under the gable eaves with a large paired window below on the second level. Beneath the gable on the first floor level is a large rectangular oriel window supported by large brackets. The basement of the structure is constructed of brick with large stone quoins and has been converted to living space with a door placed under the oriel window. On the rear façade, the main blocks are flush with each other and a one-story, 1 x 1 bay, gable roofed wing extends from the northwest corner of the building. The wing has a shed roof porch along its south façade. The porch roof is supported by flat scroll sawn paired columns similar to those on the front porch.

5. Number 9 South Maple Street, c. 1920. Contributing.

This very large, gambrel roofed 1 ½-story building was constructed to be a movie theatre for Vergennes circa 1920. The 80-foot long building has a rough stucco finish and a large, unsupported, flat-roofed awning overhanging the entire width of the sidewalk in front of the building. Two sets of triple, multi-pane front doors opened to the theatre foyer area and are situated below the awning. There are individual single and paired window dormers with 3/1 wood sash windows protruding from the roof at the northwest end of the building. There are also small paired 3/1 wood sash windows on the west and east façade, and a modern paired window above the awning. With the increase in automobile traffic in the period post-World War II, and the availability of entertainment in Middlebury and Burlington, the theatre closed in the late 1940's. It is currently being used as office space.

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6. Number 15 South Maple Street, c. 1840/1860. Contributing.

Large two-story, cross gable house that was formed when the original late Federal - early Greek Revival house, situated on a north-south axis with eaves entrance facing the street, had a large 2-story gable-end ell attached to the south façade in the mid-1860's. The original block has 4 bays across the front and the bays on the side have been changed with only one on each level. There are cornice returns at the roof and a small single bay hipped roof porch centered on the front façade covering the entranceway to this part of the house. The porch roof is supported by cutout columns at each corner. A low porch rail is made of vertical slats and capped newel posts. The addition is 2 bays across the front with a hipped porch roof extending across the façade covering the entrance in the left bay to this part of the structure. This porch roof is supported by turned posts with a low porch rail of vertical slats and vertical slats also form the porch skirt. Over the course of many years, other additions were made to the east façade of the house and the entire house is clad in vinyl siding. The south block was extended with a 2-story shed roof addition c. 1930 that served to lengthen the south block. The north block of the house still has some 2/2 wood sash windows on the west façade, but the majority of the windows on the house have been converted to 1/1 double hung type. A narrow one-story shed roof utility barn was attached to the northeast corner of the older north block. The barn is clad with rough wood clapboard, has 12/8 wood sash windows set irregularly and has barn doors hung with long iron straps. Between these two additions is a shed roof breezeway.

7. Number 58/60/62 School Street, c. 1850. Contributing.

Side-by-side, 1 1/2-story, gable roof duplex with a single brick chimney located in the center of the worker cottage style building. The 6 x 2 bay structure is placed on an east-west axis with the front façade facing the south and is covered with narrow clapboards and simple corner boards. The building has eaves front entrances placed in the center of the façade with small scroll sawn brackets under the eaves of the slate shingle roof. The east half of the unit has retained 2/2 wood sash windows with a 6/6 wood sash window on the gable end and the front door has a fixed window in the top half of the door. The west unit has 1/1 wood sash windows with a 2/2 wood sash window on the second level of the gable end. A low hipped roof porch supported by turned posts with simple balusters and wood capped railing and solid skirt extends across most of the front façade. There have been shed roof room additions added across the rear of the structure.

8. Squirrels Nest Inn/Drew Brothers Garage, c.1880. Contributing.

This large rambling building has grown in size over the years from a single 3 x 5 bay rectangular massed two-story Italianate style commercial building, to a building that has doubled in length with a two-story, 3 bay addition and a 2 bay, 1 1/2-story ell in the rear. Built originally as a corner store, the building occupies the southeast corner of Green Street and School Street and extends to the east along School Street. The flat roof has wide overhanging eaves with a wide fascia board below with applied detailing giving the impression of pilaster capitals. The original large, circular shaped, one-story porch with beaded board ceiling, supported by metal posts, protrudes from the northwest corner of the building where

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the main entrance is located and the corner of the building is canted. The structure is clad in wood clapboards with the boards varying in width giving evidence of additions and changes to the building over the years. The windows on the lower level are large single pane fixed windows and the upper levels are modern 1/1. There is a fixed 6/6 window with the lights set horizontally on the south façade of the addition that contained the auto garage. Windows on both levels of the middle bay of the west façade were removed and covered with clapboards. The remaining windows are surrounded by protruding drip cap molding. On the west façade in the south bay on the first level is a small gable roof porch with pediment supported by square posts covering an ancillary door to the main block. To the south of the main block, on Green Street, is a narrow single bay flat roof addition that covers an entrance to the basement area of the main block and provides an entrance to the Squirrels Nest Inn.

The building now houses various businesses including Radio Shack, Ziggy Cormeau Real Estate, The Clock Shop and The Squirrels Nest Inn. The building has been partitioned with the Clock Shop occupying the first floor of the original block, and the Real Estate office and Radio Shack on the first floor of the additions on School Street. The building served many years as a car dealership and then as an auto repair shop and service station until the 1960's. There were two gas pumps located in front of the building on the Green Street elevation. The doorway in the first bay of the two-story addition that serves as the entrance to Radio Shack and the Real Estate office was placed within the opening where the garage doors were located to gain access to the service bays where cars would be worked on. The poured concrete ramp leading to the service bay still stretches across the sidewalk from the street to the building and the trim around the bay opening is still in place.

9. Number 37 Green Street, c. 1860. Contributing.

This 1-½ story, gabled roof, vernacular-style cottage is unique on this street for its modest size and style. The building appears to have been formed by putting two small gable-roofed houses together perpendicularly to form a larger house. The original house is eaves front to the street with the attached house placed on a north/south axis to the rear block. The gable roof of the main block is slightly higher than the roof of the main block so there is a small triangular framed opening at the peak where the rooflines intersect. The main block is a small 2 x 2 bay structure covered with wood shiplap clapboard siding and a covered porch that runs along the front façade with the main entrance in the west bay of the front facade. The porch roof is supported by turned posts with a low railing of turned balustrades surrounding the porch. Both blocks are set on a rough-cut stone foundation. The entire house is fenestrated with 2/2 double hung sash windows. There is a secondary entrance on the north façade of the rear block with a small, unsupported, hipped roof. A shed roof porch has been recently added to the rear (east) façade of the rear block spanning half the length.

10. Number 41 Green Street, c. 1840. Contributing

This two-story, 3 x 2 bay, eaves front Federal style house brick house sits on a stone foundation and is set very close to the road. The house was built of post and beam construction with brick facing and a gable roof. Over the years various structural and ornamental changes were made to convert the house for use as multiple family housing. Fan

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shaped lunettes are located at the gable ends of the shallow pitched roof that has a narrow boxed cornice and cornice returns. On the front (west) façade of the main block, the original four bays on the first floor have been changed to three bays with a main doorway in the center, and on the second floor are 4 bays with one of the windows having been replaced with a doorway. A one-story open-framed porch of unpainted pressure treated wood has been built across the front façade with a large staircase of the same material leading to the flat roof which functions as a deck. The porch and deck have railings formed by the porch supports, simple rectangular slats and a simple handrail. The original windows of the main block, that are surrounded with heavy stone lintels and sills, have all been removed and the window openings converted to fit 1/1 double hung sash windows of smaller dimensions.

There was a large two-story shed roof addition, one bay deep, built across the rear (east) façade of the main block with 12/12 double hung wood sash windows on the second level of the east and west facades that was entirely removed in 2001. It appeared to have dated from c. 1870. It was covered with clapboard siding and the remains of the rough-cut stone foundation are still evident. There was an entrance on the north façade of the addition that was covered by hipped-roof porch supported by decorative cutout posts in the Italianate style. There was a more modern one-story shed-roof addition that had been added to the east façade of the historic shed roof addition.

11. Number 47 Green Street, c. 1830. Contributing.

This is a Federal style, three-quarter Georgian plan house that sits at the northeast corner of the Short and Green Street. Rising 2 ½-stories with a central chimney, this 4 x 2 bay gable-roofed house sits close to the road with an eaves front presentation. At the gable ends of the metal roof are small 6/6 double hung sash windows. The main block is covered with aluminum siding with shutters made of metal material. The stone foundation has been repaired with brick parging. There is a pedimented porch over the main entrance supported on square posts at the top of five stone steps leading from the sidewalk. The main entrance door is surrounded with fluted molding and bull's eye cornerblocks. The main block of the house is now fenestrated with 1/1 windows with snap-in muntins. There is a small, hipped roof, one-story, fenestrated sunroom that was added to the north façade of the main block in the 20th century. There is also a 1½ -story gable roofed ell dating from c. 1850, with 2 x 2 bays that extends from the southeast façade of the main block. On the Short Street façade of the ell, each level has different fenestration and the basement level has a very low garage door opening. On the east façade of the ell there is a modern sliding door in the south bay and a French door in the north bay with a fixed six light window in the gable peak.

11a. Garage, c. 1980. Non-contributing.

A large, gable-roofed garage of modern construction is situated to the east of the house and is a non-contributing structure due to age.

12. C. H. Bissell House, c. 1830. Contributing.

Occupying the southeast corner of the intersection of Short and Green Street is this elegant

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2 ½-story, brick, Federal style house. As with the other Federal style buildings on this street, the house has an eaves front alignment and sits very close to the road. The main block of the house has a center hall plan with chimneys at the gable ends of the slate roof. The 5 x 2 bay structure sits on a stone foundation and until 2001, the brick facade had been painted white. At the gable ends of the roof are cornice returns and small fanlight windows with decorative tracery. The fenestration of the house is distinctive as the first story windows are taller than those of the second level. They have splayed brick lintels and stone sills. The tall windows on the north façade are actually tall paired french doors that in the 19th century led onto ornate cast iron balconies that were attached to the brick façade. The formal entrance was updated c. 1870 to the popular Italianate style with a recessed arched doorway with segmental transomlight over the paired arched doors. The heavily paneled door surround is covered by a very shallow hipped, metal standing seam, porch roof supported by two large square posts with decorative molding and trim. The roof of the porch extends over a wide flat entablature with intricately carved brackets with teardrop pendants supporting the roof. On the south façade is a one-story hipped roof porch addition in the same Italianate style, which spans the façade and provides a secondary entrance through the rear bay. A two-story, gable roofed ell extends from the northeast façade and extends to the east on Short Street. This 8 x 2 bay addition was built over time in two separate sections. The oldest section of the ell sits on a stone foundation and is attached to the main block with exterior walls that are brick on the first level and clapboard siding on the second level. The end of the ell appears to have been built with the other additions of the Italianate period. There is a hipped roof door hood supported by large decoratively carved L-shaped brackets. Across the end of the ell is a shed roof screened in one story porch addition with beaded board walls and tongue-in-groove floorboards. On the south façade, within the L formed by the main block and the ell, there is a two-story addition and a screened-in porch providing additional rooms and storage area.

It is believed that the structure was built by Noah Bristol, circa 1830. In 1870 it was owned by C.H. Bissell who also owned large plots of land on East Street in Vergennes. Over time the house has been converted to a multiple family dwelling.

12a. Garage, c. 1980. Non-contributing.

A large, 3 bay, low-pitched gable roof garage with paneled overhead garage doors on the gable end facing the street. It is non-contributing due to age.

13. Bixby House, c. 1840. Contributing.

The 2-story house is indicative of the Federal style with a Georgian plan, gable roof with cornice returns, and eaves front presentation to the street. The house was moved back from the street to its present location in 1946. It is a timber frame structure with slate roof set on a poured concrete foundation and is currently clad in aluminum siding. The main eaves center entrance is fitted with a paneled door flanked by three-pane sidelights and doorknocker inscribed "Bixby". The fenestration is 2/2 double hung sash except for a single 6/6 sash window on the second floor of the east façade. There is a 1 ½-story ell with gable roof and cornice returns, c. 1840 in the Greek Revival style, extending from the rear (south) façade of the main block. A 1-story, 3 bay wide, shed roof enclosed porch surrounds the ell along the

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east, west and south facades and is fenestrated with 2/2 wood sash windows. There are seven 2/2 windows along the east façade of the porch. The enclosed porch has a wood lattice skirt covering the space under the exterior walls.

13a. Garage/Workshop, c. 1930. Contributing.

To the south of the house is a one-story structure formed from two separate, low-pitched, gable roofed buildings joined together on their east/west facades. The eastern structure is a two bay garage with entrance on the gable end on the east facade which is accessed from East Street. The garage doors have a slight arch at the top and the north garage bay has hinged folding doors. The roof is asphalt shingles and is sided with shiplap siding.

The workshop has its main entrance on the western façade and was built c.1920. The structure is set on a cinderblock foundation, clad in shiplap siding and has an asphalt shingle roof. The fenestration is irregular with 2/2, 6/2, double hung sash or fixed windows.

13b. Workshop, c. 1920. Contributing.

To the southeast of the house is a one-story, gable-front building that served as a workshop with its main entrance on the western façade built c. 1920. The structure is set on a cinderblock foundation, clad in shiplap siding and has an asphalt shingle roof. The fenestration is irregular with 2/2, 6/2, double hung sash or fixed windows. On the southwest corner, the wall has been canted and a window is set in the façade.

14. Number 57 Green Street, c. 1850/1910. Contributing.

This house is the by-product of a major renovation that was made to the house located at 65 Green Street (see next description, # 15). The house at 65 Green Street had been built c. 1850 and was a large Greek Revival with wings to the north and south of the main block. When the owners converted the house to the Italianate style, the wings were removed and moved to a site directly to the north, creating the house at 57 Green Street. The two wings were attached to each other at the open ends. The north façade of the structure shows best the evidence of the joining of the two structures. The 1 ½-story house, with sidehall entrance, 2 x 2 bays, sits on a poured concrete foundation and has a gable front presentation to the street. The fenestration is irregular throughout the house with modern 1/1 double hung windows with snap-in muntins on the first level of the north and west façade, and fixed windows with 4 vertical lights on the south façade. Large flat pilasters with molded capitals are distinctive at the corner of the building and on the north façade where the two wings were joined. The house has clapboard siding on the first level and wood shingle on the upper level. The floor space of the second level has been increased by the insertion of 2/1 shed roof dormers along both roof planes. A wraparound porch with flat roof extends from the south half of the front (west) façade and wraps around to the western half of the south façade. The porch roof is supported by large square posts with a low railing and plain balustrades. Modern skylights have been installed and there is an addition to the second story on the south elevation. On the south façade of the roof slope are solar panels.

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14a. Garage, c. 1920. Contributing.

A gable roofed garage built c. 1920, sits to the rear (east) of the house. It is clad in wood shingles and has two garage bays. The right bay still retains hinged doors while the left bay is fitted with a roll-up paneled door. A paved driveway runs from the street to the garage on the south side of the house.

15. Samuel Morgan House, c. 1850. Contributing.

When this house was built in the mid-nineteenth century it was a Greek Revival style with a visible gable roof, had wings that were placed forward of the main block and an ell extending to the rear. Sometime after 1870, major changes were made to the house by removing the wings (moving them to the lot to the north and creating the house at 57 Green Street, see description #14) and enclosing the main block with two-story flat facades on the north, south and west elevations, to create the appearance of a flat roofed Italianate style house. By viewing the house from the east, one can see the gable roof that is hidden by the faux walls. The main block is now a large 3 x 3 bay rectangular block sitting on a stone foundation that has been reinforced with poured concrete. The three faux wall facades are clad in synthetic clapboard siding with the exception of the first floor of the front façade and have pilasters rising the full height of the wall, supporting a full entablature at each corner of the main block with a single full pilaster in the middle of the north façade and a pair of pilasters on either side of the center window on the second level of the west facade. On the first level of the front (west) façade, the windows and doors have peaked lintel boards and are each flanked by one-story pilasters. The front entrance is located in the center of the façade and has three, glass paned sidelights. A flat-roofed, one-story Queen Anne style porch extends across the entire front (west) façade. Supported by turned posts with a railing and turned balusters, the porch roof has a decorative valance of spindles and scrollwork. The windows are 1/1 modern replacements and the sizes vary with façade and level. A large bay window is located on the south façade. A gable-roofed ell extends from the east façade. The gable end of the ell shows the original end of the roof and cornice return. The roof has been modified by raising the roof height and decreasing the roof pitch. It is believed that this house was occupied by the great uncle of P.T. Barnum and was used as a museum of circus oddities.

15a. Carriage Barn/Garage, c.1850/1960. Contributing.

A carriage barn is located to the east of the house at the rear of the lot. It is a 1 ½-story, low-pitched gable front building with a standing seam roof, wood clapboards and cornice returns. Modern doors have been installed on the first level of the gable end where the second level still retains 9/6 double hung sash windows on either side of a hinged loft door. A large shed roof addition has been added to the entire length of the south façade. A garage bay is located on the front façade of the addition and has three windows along the south façade.

16. Number 71 Green Street, c. 1857. Contributing.

Sitting back further from the street than its neighbors, this three-quarter Georgian-plan Greek Revival house has an eaves-front presentation. The two-story, 4 x 2 bay house sits on a stone foundation

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that has been reinforced with poured concrete and the gable roof is covered with diagonal asphalt shingles. The house is clad with wide aluminum siding but has not lost the corner pilasters, cornice returns and a full entablature below the eaves. The left-of-center pedimented gable entry porch supported by square posts covers a recessed doorway flanked by four-pane sidelights. The front door itself appears to have been replaced in the early 20th century and is a Colonial Revival style detail. The windows are 6/6 double hung wood sash with protruding cap and sill. The gable end on the north has the triangular shaped, multi-paned window that is so evident in this residential district of Vergennes. On the first level of the north façade the two bays have been extended with two different types of additional living space. A one-story, fenestrated, shed roof sunroom addition has been built on the northeast half of the façade and a three-sided bay window has been built out of the northwest bay. The gable end on the south end of the building has an exterior brick chimney and a one-story shed roof addition containing a secondary street entrance through a door and storm door dating from the 1920/30's. Extending from the east façade of the main block is a series of structures original to the house, on an east-west axis, constructing a long ell. Attached to the house is a two-story, gable roofed, 2 bay block, covered in the same aluminum siding as the main block. Extending from that is a 1 ½-story, one bay, gable roofed structure with narrow clapboard siding. A one-story, flat roofed structure is at the end of the ell and has wide shiplap siding.

J.N. Hawley lived in this house in the 1850's and 1860's before building the house on South Water Street in 1872 (see description #75.)

17. The Scott House, c. 1835. Contributing.

This is one of the oldest brick houses in Vergennes, with an eaves front presentation to Green Street. It is a tall and narrow Federal style, 3 x 2 bay structure that has arcaded brick wall treatment consisting of recessed brick panels for each bay. The arched panels spring from a limestone course and are topped by stone keystones and the doors and windows are inset within the panels. This unique type of brick wall arcading treatment is found on the Bellamy Distillery on McDonough Drive in Vergennes. The Scott House sits on a roughcut stone foundation with a gable roof with an interior brick chimney at the south end. The sidehall entrance is located in the north bay of the front façade within a paneled recess under a blind sunburst entry fanlight. The entrance is not only distinctive for the overdoor treatment but for the original wide paneled door and the full-length wood shutters flanking the doorway. Wood shutters also flank the 2/2 double-hung wood sash windows which are enhanced by splayed lintels and heavy sill boards. In the north gable peak a louvered fan window is under the boxed cornice overhang of the asphalt shingle roof. Extending from the east (rear) façade is a brick ell on a rough stone foundation that was later enlarged by the addition of a second level covered in wood clapboards. From the style of the 1/1 double hung windows and the modern soffit treatment, the second story appears to have been added c. 1960. In the 20th century, a one-story gable addition was constructed on the northeast end of the ell. This addition provides a means of entrance to the rear of the house.

Built before Vergennes' brickyard, the brick used in the Scott House construction came from the earliest commercial brickyard in the area located on the Dr. Griswold Farm in Waltham, site of the current Litch Stone House. It is believed that the house was built by Joshua Scott who operated a blacksmith shop in Vergennes.

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17a. Garage, c. 1920. Contributing.

A driveway runs from the street to a small one-story garage located on the south side of the house. The garage is a gable roofed, clapboard sheathed building 2-bays wide with each bay fitted with paired hinged vertical board doors.

18. Number 84 Green Street, c. 1850/1930. Contributing.

A Greek Revival cottage that was renovated c. 1930. The main block is a 4 x 2 bay gable roof structure with eaves front entrance. There is a center chimney at the roof peak and the house sits on low stone foundation that has been reinforced with concrete parging. The entrance on Green Street is enclosed in a gable roof vestibule. The original two bays on the south façade have been replaced with a door with small gable hood to the west and a small bay window in the east bay. The bay window has a pair of 1/1 windows on the center façade with single 1/1 windows on the other two sides and sits on a concrete parged foundation. The rear (west) of the house has been altered with a single bay, one-story, gable roof addition on the south end and a shed roof addition across the rest of the west façade. The house is now clad in vinyl siding and the windows are 1/1 modern double hung sash.

18a. Garage, c. 1930. Contributing.

To the west of the house is a two-bay pyramidal roof garage clad in wood clapboards with two overhead doors.

19. Number 80 Green Street, c. 1880. Contributing.

This is a small 1 ½-story tri-gable ell house with decorative Gothic Revival vergeboard scrollwork in the peak of the steeply pitched gable roof. There is an enclosed, 2 x 6 bay porch with shed roof that extends across the front (east) façade and covers the eaves front entrance. The house is clad in narrow wood clapboards with plain corner boards and a slate roof. The fenestration is primarily 2/2 wood sash windows except for on the gable end of the east façade where the first level window is 1/1 and the upper window is 2/1. All the windows have eared label moldings except for the 1/1 window. There is a three-sided bay window projecting from the north façade. At the rear of the house is a narrow shed roof addition that extends across the façade and the roofline is disguised by parapets at each end with decorative cornice molding.

20. Number 74/76 Green Street, c. 1870. Contributing.

This house is a larger square block with Italianate style detailing. It is a 2-story, 3 x 3 bay, house with a pyramidal hip roof and additions built on each side of the main block that appear to have been added c. 1890. Distinctive features on the house include large scrolled paired cornice brackets, overhanging eaves with decorative modillions, an enriched frieze with raised panels between the cornice brackets, and paneled corner pilasters with capitals. The central bay, facing east features a front entrance with tall, paired front doors flanked by

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entry pilasters with capitals. The entranceway is topped by a fixed transom with etched glass. It is set between two matching bay windows with narrow, one-over-one windows and paneled trim. A 2-story, Queen Anne style, flat roofed front porch spans the full front façade. The first floor of the porch is open and features turned posts, a low-railing with turned balusters, and a valance with turned spindles and a solid paneled skirt. The porch also features a cornice enriched with dentil molding on each story. The enclosed second story porch is a later alteration and has been clad with siding which flares at the bottom and is fenestrated with a band of nine 3/1 windows on the front and two on the side. The building has wood clapboard siding, asphalt shingle roofing, and sits on a cut stone foundation. The house is fenestrated with 2/2 double hung sash windows with some narrow, paired 1/1 windows and are topped by cornice caps.

The circa 1890 additions to the main block of the house include a north elevation, narrow, flat roof, 1-bay, apartment entrance addition that is 2-stories, although shorter than the roofline of the main block. The front-facing entrance features a 3/4 glazed Queen Anne style door topped by a gable roof hood decorated with sawtooth trim and supported by scrolled brackets. The second story has a 2/2 window directly above the entrance. Another addition is on the south elevation off the rear corner of the house. This is a 2-story, 2 x 3 bay, flat roof addition with a cornice decorated with brackets and modillions on both stories. The addition has a northeast facing entrance on the first story topped by a wide hood supported by scrolled brackets. Flared walls and short bands of 3/1 windows make the addition similar in appearance to the second story of the front porch. A third addition extends off the rear elevation and is a short, 2-story, shed roof addition with parapets and a garage door on the first level.

20a. Carriage Barn/Garage, c. 1890/1920. Contributing.

A carriage barn is located behind the house to the west on the property. This is a large, 1 1/2-story, eaves front structure with a slate gable roof and wood clapboard siding. The front façade has four sets of wooden double doors, with 6 lights and 3 panels on each door. A 6/6 window is set just to the left of the row of doors, and a hayloft door is just above the left end door. A small shed roof addition extends off part of the rear of the barn.

21. Number 70 Green Street, c. 1880. Contributing.

The house is comprised of three, 1 1/2-story, gable roof sections with a 2-bay section on an east-west axis, gable end to the street, and two, 1-bay, gable roof sections on a north-south axis, side-by-side, extending from the north façade of the first block. Of the two north-south gable sections, the section to the west is longer in length than the east section. An enclosed, shed roof porch extends across both of the east facades of the north-south sections and is covered with wood shingles with a slight flair at ground level. The remaining original porch post are square with chamfered sides and have scroll sawn brackets under the eaves. The house is fenestrated with 2/2 wood sash windows and is clad with vinyl siding. It is located unusually close (4 feet) from its neighbor to the south.

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22. Number 64 Green Street, c. 1860/1900/1980. Non-contributing.

This house had been a 1-story gable roofed dwelling that has had many alterations including the addition of a wide veranda, large shed roof dormers and an addition on the north façade. The house has been clad in vinyl siding. It has lost any distinguishing architectural styling.

23. Number 60 Green Street, c. 1850. Contributing.

A Greek Revival style, 1 ½-story, 2 bays across the front (east) façade with 6/6 double hung sash windows, house with gable front presentation to the street. The house has the classic details of raking eaves, cornice returns, doric pilasters at the corners of the building sitting on a low stone foundation all under a slate roof. There is a large cross gable dormer on the south façade and the fenestration on this façade has two bays with a paired 6/6 sash window on the east bay and a single 6/6 sash window on the west bay. The sidehall entrance is a recessed doorway with three-quarter length sidelights and engaged pilasters supporting a slightly peaked entablature over the entranceway. The front door is solid wood and has four floating beveled panels and a top panel of four small, fixed, rectangular lights. There is a 1 ¾-story, 3 bay, gable roof ell that extends from the north façade of the main block. The ell has cornice returns at the gable end with a large Doric pilaster at the northeast corner and a wide entablature under the eaves. The main block and the ell have the same type clapboard siding and constitute the original house structure. There have been several additions made to the house over the years on both the front and rear facades and circa 1870, an addition was made to the first level of the front façade of the ell and a 1 ½-story gable roof addition was attached to the north west corner of the rear (west) façade of the ell, both of which are clad with narrow clapboards on a low foundation with wide baseboards. The addition to the first level of the front façade is a hipped roof, one bay deep projection from the façade that is 3 bays long with the bays at the north and south enclosed and the center section is an open archway with segmental arch and the original façade is visible within. The bays are roughly symmetrical and the enclosed bays have narrow, paired, 1/1 windows on the exterior walls and on the canted interior walls. The windows have wide surrounds with prominent lintel and sill. At the corners of the bays are engaged square columns with capital topped by ornate scrollsawn brackets on a wide plain frieze. The gable room addition has a large exterior brick chimney and extends to the west and helps form a "u" to the rear façade with the main block forming the other arm of the "u". On the rear (west) façade of the gable addition the first level has been fenestrated with large picture windows. There has been the addition of three different porches on the rear façade. A hipped roof porch was added across the rear façade of the main block dating from c. 1870 as it has the same narrow clapboard siding as the additions on the front façade. The porch has two enclosed bays with the open porch area supported by a square post with a plain rectangular valence spanning between the post and the walls. The windows on the porch are 6/6 sash windows. On the roof of the porch addition is a small hipped roof sleeping porch with solid, clapboard sided, kneewall and 2/2 fixed windows on the walls. On the rear façade, spanning between the porch on the main block and the gable addition on the north there is an enclosed porch area with shed roof and canted walls that has a solid clapboard kneewall and has a full expanse of small fixed light windows across the west façade and 4/4 double hung windows on the side walls.

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23a. Barn/Garage/Horse Barn, c. 1850/1870. Contributing.

To the west of the house, along Spring Street, is a large, gable roofed, barn that was formed from two separate smaller, narrow clapboard sided, barns which have been attached on an east-west axis. The barn structures appear on the Wall & Forrest Map of 1853 and have had changes made to them over the years. The barn to the west is 1 ½-stories with small, fixed four light, wood sash windows used on horse barns, on the south façade. There is also a 6/6 double hung wood sash window in the gable peak on the west façade. The second barn is a 1 ½-story structure with a more steeply pitched roof with chromatic patterned slate shingles. The roof slope is covered with purple/grey slates interspersed with double rows of green slate shingles. On the gable front (east façade) it has two bays on the first and second level with a sidehall entranceway and 6/6 double hung wood sash windows. A shallow, one-story, shed roof covers an addition that extends along the south façade of this building and provides three overhead garage door openings with segmental arches under the eaves. A wood picket fence with large square fence posts with capitals and mature plantings enhance the large lot.

23b. Barn, c. 1870. Contributing.

A 1 ½-story, gable roofed, narrow clapboard barn situated to the north of the large barn and almost entirely hidden by shrubs and trees. It is on an east/west axis, parallel to the larger barn with its front façade facing the rear of the house. The barn has a large opening, with no doors, on the front façade and a 6/6 double hung wood sash window in the gable peak. The roof is covered with asphalt shingles.

24. Number 56 Green Street, c. 1935/2000. Non-contributing.

This is a small tri-gable ell structure that has had many alterations that have contributed to disguising its architectural identity. The structure consists of a single bay, gable-front block to the south with a 1 ½-story, 3 bay, gable ell extending to the north and a smaller, single bay, gable roofed ell extending from that. The gable front block is fenestrated with a modern paired window of 6/6 double hung sash with a large fan over the window unit. The ell and its addition have 6/6 double hung wood windows with a doorway in the third bay to the north with a small pedimented gable over the door. On the rear (west) façade, a one-story, hipped roof addition spans from the main gable block to the small gable addition on the north façade. In the foreground of the structure in the parking lot is the remnants of a small, poured concrete island, the only detail that remains of the early gasoline service station. It has most recently been used as a chiropractic office.

25. City of Vergennes Fire Department, c. 1990. Non-contributing.

A large, gable roof structure with cornice returns and 4 bays across the front (east) façade that was built on the site of the old High School gymnasium.. The three bays to the north are large garage door openings with paneled and fenestrated overhead doors for the emergency equipment. The south bay is a single door, with an inset narrow vertical fixed light, under a large projecting rounded porch supported by a large single metal post. There is a large,

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round, louvered gable vent with tabbed molding in the front gable peak. This structure is non-contributing due to age.

26. Hannah's Supermarket, c. 1975. Non-contributing.

A large, hipped roof, one-story building with brick façade built to house Hannah's Supermarket. The front façade has a gable dormer in the center of the façade and there were large expanses of plate glass windows that are now covered over with painted particle board panels. The building has been abandoned for many years and sits on the site of the Eastern District High School that was destroyed by fire. This structure is non-contributing due to age.

27. Number 23 South Maple Street, c. 1870. Contributing.

This Italianate style house has had major renovation work performed on the exterior. The rectangular massed structure has very little architectural detailing remaining. It is a two-story, 3 x 2 bay building with a shallow hipped roof covered with asphalt shingles. The house sits on a roughcoursed stone foundation and the exterior is now clad with narrow vinyl siding. Many of the original 2/2 windows still remain and a modern octagonal window has been installed on the second level of the north façade. The entrance is located in the center of the west façade where a wood door with a large glass insert is surrounded by full length single paned sidelights sheltered under a single bay pedimented door hood supported by two brackets with spindle top pendants where the brackets meet the hood. There is an offset interior chimney located on the south of the house. On the rear (east) façade, there is a secondary entrance covered with a pedimented door hood supported by plain square post brackets and irregular fenestration.

27a. Carriage Barn, c. 1900. Contributing.

Located to the south east of the house is a carriage barn with a gable roof, built circa 1900. The structure has been updated and now sits on a cinderblock foundation and has been converted to use as a two-bay garage with overhead doors. The asphalt shingle roof has boxed eaves and a swinging door to the loft still remains in the front gable. The structure is covered with board-and-batten siding.

28. Number 27 South Maple Street, c. 1850. Contributing.

A small, 1½-story, 3 x 3 bay, Greek Revival cottage with sidehall plan that sits on a stone foundation reinforced by poured concrete. It has a slate gable roof with cornice returns, corner pilasters and the exterior walls are covered with wood clapboards. The fenestration is 2/2 wood sash windows with protruding drip cap. Across the front façade is a screened-in porch with shed roof that was added c. 1890 and is entered at the north end of the porch. The porch roof is covered with a metal standing seam covering and has exposed rafter tails underneath. The roof is supported by simple square posts set on top of a solid rail of beaded board and has a low porch skirt of vertical boards. An exterior brick chimney, as well as a step-down basement entrance, is located at the southeast corner of the house. There is a gable roofed, one-story, kitchen wing addition attached at the northeast corner of the house.

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29. Number 29 South Maple Street, c. 1935. Contributing.

This modest 20th century house is located at the northeast corner of the intersection of Short Street and Maple Street. It is a 1½-story gable-roofed, 3 x 2 bay, eaves front structure that sits on a poured concrete foundation. The house is a small, Colonial Revival style Cape Cod cottage that was very popular and widely circulated in house plan books of the 1920's and 1930's. The entrance is centrally located on the front (west) façade. A small, enclosed pedimented porch provides a windbreak for the centrally located front door. The entrance is flanked by a picture window with 4/4 double hung sash windows on either side on the north bay and a pair of 3/1 double hung sash windows on the south bay. The exterior wall surfaces have been clad in aluminum siding and 3/1 windows are found on the rest of the fenestration with decorative, non-functioning flat shutters with painted stencils. There is a large brick chimney on the exterior of the north façade. A one-story, gable roof ell extends from the rear (east) façade and has a short, enclosed shed roof porch forming a breezeway between the house and the garage on Short Street. The breezeway has a low, solid kneewall and is fenestrated with 1/1 windows on either side of the door. The garage has a shed roof and is sheathed in shiplap clapboard siding with an overhead door facing Short Street. The garage appears to have been built the same time as the house.

30. Number 23 Short Street, c. 1960. Non-contributing.

A one-story low-pitched gable roof Ranch style house with garage to the rear on the basement level. The house is 4 x 2 bay with a brick chimney at the gable peak and is clad in wide vinyl siding. On the front (north) façade the two bays to the east are paired 6/6 double hung sash windows with the bays to the west a wide bay window and the front door covered by a shed roof porch supported by paired narrow metal posts with wrought metal decoration between the posts. It is non-contributing due to age.

31. Number 29 Short Street, c. 1850/1875. Contributing.

A large 2-story, 3 x 2 bay house that sits close to the street with a gable front presentation. The front (north) façade has a sidehall entrance with an ornate bracketed shallow hipped door hood of a segmented frieze supported by large scroll sawn brackets. A halfmoon lunette is located in the gable of the steep pitched roof. The paired front doors have arched molding and there is a segmental arched fixed transom over the doorway. The house is fenestrated with 1/1 sash windows and is entirely clad in vinyl siding. On the west façade the south bay is a canted bay window with single 1/1 windows on the sides and paired windows on the front side. The bay window has recessed panels on the corners and applied ornamental trim that gives the impression of segmental arches over the windows. There is a 1½-story gable roof addition extending from the south façade that has recently had a 3 bay modern porch enclosure built on the west facade.

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31a. Garage, c. 1930. Contributing.

To the east of the house, and recessed from the street, is a 1-story, gable roof, one bay garage with a pair of hinged doors on the gable end facing the street. The garage is clad with plywood siding and the roof is covered with metal sheeting.

32. Number 39 South Maple Street, c. 1925. Contributing.

This is a good example of a vernacular, early 20th century cottage built for worker housing. The one story, 3 x 2 bay, gable roofed house has an eaves front center entrance with a center brick chimney and sits on a poured concrete foundation. The symmetry of the windows on the front façade have been altered by the replacement of the north single 1/1 sash window with a paired casement window. The front entrance is at the top of three wood steps under a simple pedimented entry porch roof extending from just under the eaves and supported on square posts with a wood railing on either side.

32a. Garage, c. 1925. Contributing.

To the southeast of the house is an unattached gable roof, single bay garage with eaves front entrance of paired hinged vertical board doors. The garage is clad with vinyl siding.

33. Number 43 South Maple Street, c. 1870. Contributing.

On the north corner of the intersection of Spring Street and South Maple Street stands a 3 x 3 bay, 1 ½-story rectangular massed house with a steep pitched gable roof with gable presentation to South Maple Street. The house was built between 1853 and 1871 (Wall & Forrest Map 1853 and Beers Map 1871) and has architectural details that reflect Greek Revival (front porch), Gothic Revival (vergeboards) and Italianate (window treatment) styles. The house sits on an irregular cut stone foundation and is clad in narrow wood clapboards with plain panel corner boards. At the apex of the gable on the front facade is an intricately detailed scrollsawn gable bracing with applied molding and pendant with crenelated bargeboards along the roof edge ending in a round medallion cutout with scroll sawn brackets at the edges of the roof. Under the overhanging eaves there is a wide fascia board that has been trimmed to resemble large segmental arches. This fascia board is also repeated under the eaves on the south façade and the vergeboards and fascia board is also applied to the rear facade. The original windows on the second floor of the north façade have been removed and replaced with two, 1/1 double hung sash and one fixed pane double window. To accommodate the new windows, the north roof slope was altered by cutting out and raising the roof slope over the window openings. The rectangular main block has a center entrance covered by a pedimented gable porch roof supported by turned posts. The fenestration is 2/2 wood sash with wide architrave and peaked lintels. The south façade has a low shed roof porch that doesn't fully extend along the length of the building. The roof is supported by turned posts sitting on a solid clapboard sided rail. On the north façade is a one-story, 2 x 3 bay, shed roof addition that was added c. 1970. On the west façade of the addition is an auxiliary entrance and the bay to the east on the north façade is a large triple window of 1/1

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double hung sash with smaller fixed windows above each sash. Extending from the rear façade is a small, one story gable roof, narrow clapboard sided structure that a shed roof has been added to convert the structure to a garage with the entrance on Spring Street. There is a shed roof sloping from the rear façade of the main block to join with the roof on the garage. The garage addition has two bays facing Spring Street with a doorway to the west and a paneled overhead garage door.

33a. Shed, c. 1990. Non-contributing.

Located to the east of the house is a small, gable roof storage shed clad with vertical siding and a door on the south façade. It is non-contributing due to age.

34. Number 9 Spring Street, c. 1840/1880. Contributing.

An early vernacular, 3 x 2 bay, low-pitched gable roofed, Greek Revival house that was updated with Queen Anne style detailing c.1880. The 1 ½-story house has a gable front presentation to the street and sits on a low stone foundation close to the street with a sidehall entrance. A 1 ½-story gable roof addition was built on the south façade of the main block and lengthened the size of the building. The Greek Revival style details include cornice returns on the wide overhanging eaves and doric pilasters at the corners of the main block. In 1880 the house was enlarged and updated with Queen Anne style architectural details. These changes include the installation of 2/2 sash windows, the porches, the addition to the rear of the main block and the front door.

The house is fenestrated with 2/2 wood sash windows with prominent drip caps. The front entrance is a set of paired doors with glass panel inserts. Extending from the east façade is a one-story, gable roof ell with 3 bays across the front (north) façade and an exterior brick chimney at the gable end. There is a shed roof screened porch that extends across the front of the ell and is supported by simple square posts. The main block was extended with a 2-story, gable roof addition. On the west façade a narrow, Queen Anne style veranda, runs the length of the façade with a low-hipped porch roof. Cutout porch posts with scrollsawn brackets at the top support a wide frieze under the roofline. A low porch railing of turned balusters with capped wood rail runs between the posts. Extending from the east façade is a screen enclosed porch with similar details as the west porch. A gable-roofed wing was extends from the south (rear) façade. There is a shed roof dormer that extends from the west roof slope and has a fixed round window on the side of the dormer.

34a. Barn, c. 1870. Contributing.

To the rear, and west of the house, is a 1 ½-story barn with a standing-seam metal gable roof that has an eaves front presentation to the street. A large sliding door is centrally placed on the front façade with a small hay loft door above and a 6/6 wood sash window to the east. The barn is clad in wood clapboard siding and has a brick chimney at the roof peak. There are 6/6 wood sash windows on both the east and west facades located on the first level and in the

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gable peak. On the south façade there is one 2/2 window and one 6/6 window on the first level only.

34b. Garage, c. 1930. Contributing.

There is a small, gable roof garage placed to the west of the house with gable front presentation to the street. It is clad in wood clapboards with a pair of large hinged doors on the front façade and has 2/2 windows on the east facade.

35. Number 45 South Maple Street, c. 1865. Contributing.

This is a large vernacular, 3 x 3 bay, late Greek Revival building that retains a gable roof, plain raking cornice and cornice returns. The 2-story rectangular structure has a triangular fixed pane lunette, with two triangular panes and one diamond pane in the center, in the gable end of the front (west) façade. The house is fenestrated with 2/2 wood sash windows throughout. There is an enclosed, one-story, 2 x 7 bay, low-hipped roofed porch that extends across the front façade, fenestrated with 3/1 sash windows of circa 1930 with an entry in the center bay. On the rear façade is a hipped roof porch supported by simple square posts, lacking a rail, that extends across the façade. The house sits on a low cut stone foundation and is clad in vinyl siding.

35a. Barn, c. 1900. Contributing.

To the rear of the house, accessed from Spring Street, is a large one-story, gable-roofed barn clad in narrow wood clapboards with two sets of fenestrated and paneled hinged doors on the gable end facing the street. The doors on the east bay have two horizontal rows of 4 fixed lights in the top third of the door with 4 vertical panels below. The doors on the west bay have two horizontal rows of 3 fixed lights in the top third of the door with 3 vertical panels below. There is also a hinged loft door centrally placed above the garage doors for hay storage.

36. Number 49/51 South Maple Street, c. 1850. Contributing.

A 1 1/2-story, gable roofed, vernacular Greek Revival house with slate roof, overhanging eaves and narrow cornice returns with gable front presentation to the street. It sits on a low stone foundation and is clad in narrow vinyl siding. The front façade has 3 bays of 6/6 wood sash windows and a sidehall entrance on the south bay that is covered with a hipped porch roof supported by large turned posts with small scroll sawn brackets at the top of the posts. Between the posts and the house are railings of straight posts with a wood capped banister. There are large, low shed roof dormers on both roof slopes with small 1/1 windows. The fenestration is placed irregularly throughout the building and is of different sizes and styles. A porch similar to that on the front façade is located over the ancillary entrance on the north façade. A 1 1/2-story, slate gable-roofed addition is attached perpendicularly to the rear (east) façade of the main block. A one-bay, gable roofed, attached garage extends from the north façade at the juncture of the main block and addition and has a paneled overhead door. The garage dates from c.1940.

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37. Number 53/55 South Maple Street, c. 1865/1890. Contributing.

This large rambling house appears as if four houses were combined. There are two large gable roofed, rectangular massed structures with their gable ends to the street with the northern block having two separate, smaller gable-roofed structures attached to its east (rear) façade, which extends to the north. The southern block is a 2 ½-story, vernacular, Queen Anne style structure with slate covered gable roof intersected by a large peaked dormer on the south plane. The first floor corners of the block are canted and the second story overhang has scroll sawn cutout valence on the edges. At the peak of the gable end on the front (west) façade is a sharply peaked wood sash window with smaller rectangular windows on either side. The window unit is trimmed with raking molding and is topped with a peaked lintel. In the peak of the gable dormer on the south façade is a small round window with wood sash. The balance of the fenestration is single or paired 1/1 double hung windows with capped lintels. The northern block may have been a late Greek Revival style house that has lost its detailing in later alterations. It sits back slightly from the southern unit and is a 2-story structure with a deep, flat roofed, veranda extending across the front (west) and north façade. The porch sits low to the ground with a wood plank floor and the roof is supported by tuscan columns. The front façade is 3-bays with a sidehall entrance of a recessed door with sidelights and entablature. The fenestration of this block is 2/2 wood sash windows with a lintel of capped molding. At the peak of the front gable is a shuttered peaked rectangular opening. The addition to this block is a small gable roofed structure with a large flat roofed extension on its north façade. The two main blocks are co-joined along their north/south facades with an entrance located at a cant between the two structures on the front (west) facade. The house is partially sided with wide aluminum siding and narrow wood clapboards.

37a. Garage, c. 1880. Contributing.

To the rear of the house is a 1 ½-story, gable roofed barn, with shed roof addition on the south façade that has been converted for use as a garage. The front (west) façade has 3 bays. On the north end is a doorway and the other two bays contain paneled overhead garage doors. There is a fixed 12 light window in the gable peak of the rear façade. The structure is clad in wide aluminum siding and is fenestrated with 1/1 windows.

38. Number 63 South Maple Street, c. 1850. Contributing.

A small, vernacular, 4 x 2 bay, one-story Greek Revival cottage with a gable roof and eaves front entrance. A gable roof dormer is located in the center of the front (west) roof slope and has 3/3 wood sash paired windows. A low-hipped roof screen enclosed front porch covers the two middle bays of the front facade that includes the front doorway. The porch is supported by square posts with gunstock trim at the frieze under the wide overhanging eaves. On the front façade, the windows are 2/1 double hung sash except for a 2/2 window by the front door. A small gable hood covers the ancillary door on the south façade. The house is clad with composite wood shingles.

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39. Number 67 South Maple Street, c. 1860. Non-contributing.

A 1 ½-story, gable roof house clad with vinyl siding and metal roof. The front (west) façade has the original 3 bays on the first level but the side elevations have been substantially altered with only a paired 1/1 window on the south façade. The front door has been replaced with a modern vinyl clad door with nine fixed lights in the upper half of the door. There is a gable roof dormer on the south roof slope and narrow cornice return at the gable ends. The original foundation has been reinforced by concrete parging. It is non-contributing due to alterations.

40. Number 12 King Street, c. 1875. Contributing.

A 1 ½-story, vernacular Queen Anne style cottage with steeply pitched gable roof with an intersecting ell extending to the east. A small gable dormer projects from the south roof slope of the ell and a shed roof hood covers an entrance to the ell. The house has a sidehall entrance under a shed roof porch that extends across the front (south) façade and is supported by four square posts with small scroll sawn brackets under the eaves and at the frieze. The fenestration is 2/2 wood sash windows with wide architrave and peaked lintels. At the apex of the gable on the front facade is an intricately detailed scrollsawn gable bracing with applied molding and pendant with crenelated bargeboards along the roof edge ending in a round medallion cutout with scroll sawn brackets at the edges of the roof. The bargeboard detailing is identical to that on the house at 43 South Maple Street. The house is clad in narrow wood clapboards and has flat cornerboards. The house sits on a low, stone foundation reinforced with concrete parging.

41. Number 8 King Street, c. 1850. Contributing.

A small, 4 x 2 bay, Greek Revival cottage that was updated c. 1870. The 1 ½-story house retains the narrow wood clapboards, flat cornerboards, cornice returns and eaves front entrance with wide fascia board. The fenestration is now 2/2 wood sash windows with capped lintels. The stone foundation has been covered with concrete parging. An enclosed, 4 x 2 bay, low-hipped porch covers the front entrance and one window. A one-story, 1 bay deep, shed roof addition that extends across the rear façade was added to the back of the house providing additional living space. Connected to the house at the northwest corner is a low-pitched gable-roofed garage built circa 1960. The front (south) façade has two bays with an overhead garage door with a panel of five fixed lights and a door in the eastern bay. There is a single window on the west and north façade.

42. St. Peter's Catholic Church, c. 1875. Contributing.

Monumental in scale and design, this High Victorian Gothic style, steeply pitched gable roof, brick church dominates the central portion of Maple Street and creates a strong definition of the junction of King Street. The church was designed by Joseph Falardo of the sash manufacturers Hayes, Falardo, and Parker and built of brick made in neighboring Ferrisburg. The church was constructed by many of the French Canadian and Irish immigrants who were

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attracted by the employment opportunities in the city and populated this mostly residential neighborhood. The parish was originally organized in 1846. The belfry was added in 1884, and the spire and cross were completed in 1887. The sanctuary of the church features a Gothic altar designed by a Montreal architect named Bouffard, and was jugged in Vergennes at Ketchum's Sawmill on the Otter Creek Falls.

The main section of the 2 ½-story building is built to resemble the early basilicas with a long, rectangular plan, eaves end entrance and a tall nave lit by clerestory windows set in a clapboard sided panel above the shed roof wings that extend along each side of the gable roofed main block. A three tiered bell tower with steeple is attached to the southwest corner of the south wing. The entire structure is common bond brick and set on an elevated rough-cut greystone foundation with a finished greystone water course and the roof surfaces are clad with slate shingles. The front entrance is centrally located in a large lancet archway and is flanked by small lancet windows with eight divided lights and thick stone sill. The large paired front doors have applied molding of three rectangular panels at the bottom, three circles in the middle and three segmentally arched narrow panels on the top half of the door. The tympanum above the door is enriched with scroll sawn and chamfered applied stickwork in circular and crossbar design. The second level of the front façade has a large lancet window set above the front entrance with leaded and stained glass set in decorative wood tracery. There are two smaller lancet windows with stained glass set on each side of the large window. There are seven sets of paired clerestory windows shaped like lancet tips set above the wing roof planes and glazed with stained glass. The wings are one bay deep with a large lancet window with fifteen lights. Each wing is slightly shorter than the entire length of the main block and set symmetrically with seven stained glass lancet windows on the north façade and six stained glass lancet windows on the south façade. The windows are interspersed with brick buttresses topped with concrete panels. At the northwest corner of the north wing is a one-story, slate gable roof, brick vestibule providing an ancillary entrance to the nave on its north facade. The vestibule has a set of doors set in a lancet arch similar to that on the front façade with the same decorative treatment in the tympanum. The façade of the vestibule has decorative brick trim with a short buttress at each front corner and a short parapet on the eaves end with a cross set on the peak. Small, recessed arched windows are set in the vestibule walls. Located centrally on the rear (east) façade, is a one-story, hipped roof ell with two, 2/1 double hung windows with the upper sash frame tapered to fit a lancet shaped brick openings. Under the wide overhanging eaves is decorative dentil molding in the brick wall. Along the wall of the south façade of the ell is a one-story, narrow, hipped roof vestibule with three bays on the south façade. There is a centrally set, small casement window and two doors covered with gable roof door hoods. The bell tower and steeple is a square massed structure with one bay on the first level filled with an entrance identical to the main entrance only slightly more narrow. Tall buttresses are set at each corner of the tower. A pair of small lancet stained glass windows are set on the second level above the doorway and repeated on the other sides of the tower except on the north façade where the tower is attached the main block. The third level of the tower has wood louvered panels covering lancet opening on each façade of the bell chamber. This section has a roof with overhanging eaves with small bracket under the eaves. On top of the brick structure is an octagonal sided cupola clad with flush wood siding with lancet openings and brackets under the cupola roof. The octagonal spire continues upwards from the cupola roof and has

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four small gable roof dormers set on the north/south/east/west facades of the steeple. An iron cross, made by John Dubuke of Shelburne, tops the spire.

42a. St. Peter's Rectory, 1885. Contributing.

The rectory is a vernacular style, 2-1/2 story, gable front, 3 x 3 bay brick house with a central front entrance. A 2 x 2 bay, flat roof, wing extends off the rear of the building. The house has both Gothic Revival and Queen Anne style detailing. The eaves sides of the main block feature Gothic Revival style gabled wall dormers topping each bay. A one-story Queen Anne style wrap porch spans the full front (west) facade and both side facades. The porch has turned posts and balustrade, a standing seam shed roof, and a lattice skirt (a later addition). A clapboarded second story, central bay, 2 x 4 bay hip roof enclosure on the front facade above the porch is a later addition. The front gable end wall is decorated with brick coursing. The glazing of a round window in the gable has been replaced by a louvered vent. Windows are primarily one-over-one replacements with stone lintels and lugsills. The rectory was built just to the south of the church in 1885 by local craftsmen. C.L.L. LeBoeuf was the contractor and was assisted by George Myers, a stone mason. In 1894 the rectory was enlarged with the addition of a rear wing. A one-story, flat roof, 2 bay garage was added to the rear facade of the rectory c. 1960. It is clad in aluminum siding and has two 1/1 windows on the south facade. A barn was erected at the same time as the Rectory in 1885 and was located where the Recreation Hall stands today. There was a vegetable garden maintained by the priests to the south of the barn and along the drive leading to the Recreation Hall were horse sheds to cover the horse and buggys of visiting parishioners. The horse sheds were taken down in the 1920's.

42b. St. Peter's Parish Hall, 1958. Non-contributing.

The Parish Hall was dedicated in 1958. Located behind the St. Peter's Rectory, it was originally thought that the building might house a parochial school, but this plan never materialized and the hall has been used as a gymnasium and gathering space for the parish's community events and classes. It is non-contributing due to age.

The Parish Hall is a 2-story, hip roof, 70 foot by 60 foot, building constructed with a steel frame and concrete blocks with a brick facing. The front facade, facing west toward Maple Street, is plain with a 1-story, flat roof, central entrance foyer that projects out about 12 feet from the main wall of the building. The entrance has a steel double door with one narrow, vertical, window on each door, and a large, fixed transom above. The side elevations of the building have nine banks of large, paired metal windows with thin divides. The windows provide a substantial amount of natural light for the recreation area within. The north side has an entrance, with steel double doors, at the east end of the bank of windows. On the interior, the first floor is mostly open and serves as the gym. There is also a kitchen, ticket lobby, shower rooms, and a large storage room located to the rear (east) of the building. A second floor is located at this end of the building also and contains three small classrooms.

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43. Number 91 South Maple Street, c. 1850. Contributing.

A large, 1 ½-story, 5 x 2 bays Greek Revival style cottage that sits on a low stone foundation. The gable-roofed house has an eaves front presentation to the street with a shallow hipped porch roof extending across the front (west) façade. The porch roof is supported by four square posts with simple capitals and there is a railing of straight balusters and a simple wood handrail. The house retains distinctive Greek Revival detailing of cornice returns, doric pilasters at the corners supporting an entablature and center chimney on the roof peak. The front door, which is not original, is located in the center bay and is slightly recessed with pilasters on each side and a wide entablature above. The house is clad in wood clapboards and is fenestrated with 6/6 wood sash windows. A shed roof utility room has been attached to the rear façade and covers a rear entrance to the house.

43a. Garage c. 1935. Contributing.

A single bay, gable roof garage that sits on a poured concrete foundation and is clad with flat clapboards and has a paneled overhead door. The roof is covered with asphalt shingles and in the gable peaks the siding is placed vertically.

44. Number 95 South Maple Street, c. 1865. Contributing.

This is an excellent example of a Second Empire style house and is exceptional for its very small size. As with the other structures on this block of Maple Street, the house sits back from the road with a wide expanse of lawn surrounding it. The main mass of the house measures only 20' x 15'. It is two-stories, with the exterior walls of the second story formed by the top of the clapboard walls and the curved slate shingled concave mansard roof. The roof has a wide cornice at the top of its flat roof and has been ornamented with bands of contrasting dark grey/purple and light grey/green shingles. The roof has a wide overhang with narrow scroll sawn brackets above a wide frieze. There are small segmental topped dormers with 1/1 windows and sided with imbricated wood shingles set in the mansard roof. There are two dormers on the front façade and a single dormer on the other roof slopes. The body of the house is covered with narrow clapboards. The 1/1 windows have wide arched surrounds with ears and feet and are irregularly placed on the first level. On the south façade is a one-story, hipped roof, one bay addition c. 1980. There is a pair of 1/1 windows on the front (west) façade and triple 1/1 windows on the south façade of the south addition. On the rear (east) façade there is a shed roof addition c. 1870, sloping to the north, that extends from the center of the main block to the north beyond the main block and has a parapet wall that is taller than the roof slope to form a false wall. The portion of the addition that extends to the north beyond the main block has a doorway on the west façade that provides an ancillary entrance to the house and the entrance is covered by a veranda that wraps around the house from the north façade across the front facade. The low-hipped veranda roof is supported by large turned posts with decorative carved fan shaped brackets at the top of the posts. A simple wood railing and balusters run between the posts and a lattice skirt runs below the porch floor. On the front façade under the porch there are two bays with a door centrally placed and a 1/1 window to the north. There are two, 1/1 windows on the north façade and all the windows and doors have wide surrounds that have segmental arched lintels with ears and

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feet. On the rear façade is another shed roof addition that slopes to the east and extends from the center of the façade to the width of the main block. An open deck fills the area between the additions on the rear and the addition on the south façade.

44a. Barn, c. 1865. Contributing.

To the northeast of the house stands a small, gable roofed barn clad in wood clapboards that sits on a low foundation. The barn has a gable front orientation to the street and on the first level is a large door opening with paired, hinged doors that have diagonal bracing. Above the door is a hayloft door.

45. Number 110 South Maple Street, c. 1865. Contributing.

This is a two-story, 3 x 2 bay, vernacular Queen Anne style house with a slate covered gable roof with the gable end facing the street. The roof is steeply pitched with a wider roof overhang and frieze than usually found on houses of this period. The main entrance is situated in the center of the front (east) façade between two 2/2 windows with peaked lintels. A gable roofed door hood with pediment front is supported by simple scroll sawn support struts. In the peak of the front gable is a small ocular window with molded surround. The window has been filled in. There is a 1-story, slate shingled, gable roofed, 3 x 1 bay ell that extends from the south façade and appears to be the same age as the main block. A porch was built across the east façade of the ell and is covered by an extension of the gable roof. The porch roof has exposed rafter tails and is supported by chamfered porch posts. On the south façade of the main block is a picture window from circa 1910 that is built with wood muntins dividing the large expanse of glass. A single car garage was built on the west side of the ell and is reached by a drive on the south side of the house. The entire structure is covered in asbestos shingles.

46. Number 106 South Maple Street, c. 1870. Contributing.

This is a two-story, 2 x 2 bay, Italianate style house with a 1 1/2-story, 2 x 1 bay, gable roof ell that extends from the rear of the north façade. The formal entrance to the house is sidehall on the east façade. A one bay porch, supported by two square columns on pedestals with chamfered edges supporting a fascia and low-hipped roof, covers the front entranceway. The front door has a pair of inset arched glass panels and etched glass is found in the full-length sidelights that frame the recessed front door, with two engaged columns on either side. The windows have wide surrounds with architrave and lipped peaked lintels. The windows on the front façade are 1/1 paired wood sash windows. On the other facades, the windows are large single 1/1 sash windows. At the corners of the main block are paneled pilasters with the capitals topped by large, paired, scroll sawn brackets. The corner columns appear to support the wide overhanging boxed eaves of the slate roof. Applied to the top of the wide fascia board is a band of scroll-sawn trim in a ragged dogs tooth pattern. The building sits on a large stone block foundation. The original clapboards are covered with vinyl siding, but all the original architectural detailing is intact. The ell is unique for its very narrow massing. The roof of the ell has cornice returns and a small window at the gable end. A single, small 2/2 window is located in a shed dormer that projects from the east slope of the roof, placed close to the

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main block. The first level of the east façade of the ell has two bays; one is a secondary door, the other a window. A low-hipped porch roof spans the length of the ell and is supported with the same style of columns as the front porch. An open porch with a shed roof that was added c. 1950 spans the length of the west (rear) façade across the main block and the ell. The house has been beautifully maintained and painted to accentuate the lovely classical details. An opening skylight has been installed on the east slope of the main roof.

47. Number 100 South Maple Street, c. 1860. Contributing.

This steep-pitched, vernacular, gable roofed house, with its gable end facing the street, was completely updated in the 1990's. The 3 x 2 bay, two story main block has a one-story, 1 bay deep ell that extends from the north façade. There is a fenestrated, enclosed porch that spans the ell on the east façade and a shed roof addition spanning the west façade. The porch has a solid kneewall and a triple window of one large fixed pane with two narrow 4/4 sash windows on either side. The triple window is in the center and on either side are paired 6/6 sash windows. The entire structure is encased in vinyl siding and all the windows are modern composite sash. The roof is covered with a corrugated metal composite. The main block and the ell still retain the cornice return detailing at the gable ends. The center chimney has been replaced.

47a. Garage c. 1980. Non-contributing.

There is a freestanding, 1½-story garage to the west of the main structure reached by a drive to the north of the house. It has a low-pitched gable roof with a single overhead garage door and doorway. It is clad and roofed with the same materials as the house.

48. The Brinkman House, c. 1845. Contributing.

This is one of the earliest houses on Maple Street. A small one-story, vernacular style gable roof house from the Greek Revival period with the eaves side facing the street. There is a one-story screened in hipped roof porch that spans the north façade and encloses the main entrance to the house. The house is irregularly fenestrated with 2 bays on the front façade, one bay on the south façade and 3 bays on the north façade with a doorway in the center bay. A four-bay shed roof dormer has been built on the east roof slope. A center chimney protrudes from the corrugated metal roof. All the windows are 2/2 sash including the small windows in the gable ends. The walls are clad in wood clapboards and the windows have plain surrounds with protruding sills and cap molding. There is a partially enclosed porch that spans the west façade of the house that is in deteriorated condition. The porch is supported by flat cutout paneled posts and scroll sawn rafter tails protrude from under the shed roof, suggesting that the porch was added in the 1870's.

49. Number 88 South Maple Street, c. 1890. Contributing.

This 2½-story, 3 x 2 bay, gable roofed house is a vernacular Queen Anne design. The rectangular massed gable front house is encased in wood clapboards except at the peaked gable ends where there are imbricated wood shingles. The house is also unique in that

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where one would expect a "tower" in the corner, defining the Queen Anne style, the northeast corner of the house is in fact canted and the impact is made by the subtraction of mass rather than the addition. There is a window on each level of the canted façade. The front gable end of the house has three bays on the first level, two on the second and one 2/2 sash window in the gable peak. The windows are now 1/1 sash and have plain surrounds where the top rail of the surround slightly extends past the side panels making a vernacular eared architrave with cap molding. The front entrance protrudes slightly from the facade with a hipped, square, roof hood supported by plain sawn angled brackets. There is a one-story gable roofed ell extending from the south façade. This ell has an open shed-roofed porch spanning the length of the front (east) façade of the ell. The porch roof, with scroll sawn rafter ends, is supported by square posts with a simple baluster and rail between the posts except for where there is an entrance to the ell. There is a two-story ell that extends from the southwest façade of the porch ell. The first level of this ell serves as a single bay garage. The owner has made decorative touches to the house, in the form of multi-chromatic painting and window boxes.

50. Philomena Daniels House, c. 1875. Contributing.

This low-pitched, 2 x 2 bay, gable-roofed, vernacular house is very similar to its neighbor to the north with the main block a 1 ½-story, rectangular block with the gable end facing the street. The house sits very low to the street on a stone foundation. There is a sidehall entrance covered by a simple flat roof hood with a wide fascia supported by single rectangular brackets. The house is fenestrated with 2/2 wood sash windows. The windows and doors have surrounds and are topped by peaked lintels. The paneled front door has a pair of arched glass panels in the top half. The house is clad with narrow wood clapboard with simple corner boards and fascia and a molded cornice and there are slate shingles covering the roof. A single chimney extends from the center of the house. There is a wide veranda that runs along the south façade and wraps around to the west façade where it meets a shed roofed, one-story wing that extends to the west of the main block. The veranda's flat roof is supported by large turned posts with a balustrade of scrollsawn panels and capped wood railing.

The current owner of the house states that he found a time capsule dating the construction of the house to 1875. From 1908 to 1916, the house was owned by Captain Philomena Daniels and her husband Charles Caisse. Captain Daniels ran a small steamboat on Otter Creek and was one of the few female captains ever to operate on Lake Champlain.

51. Number 80 South Maple Street, c. 1875. Contributing.

This was a vernacular house that was expanded over time. The rectangular main block is a steep-pitched, 1 ½-story gable roofed house with 2 bays on the gable end facing the street. There is a gable-roofed, door hood covering the sidehall front entrance. The hood is supported by simple wood brackets and the fascia board is curved with dogtooth detailing. An enclosed one-story porch was built along the north façade and a one-story, one bay, shed-roofed ell, that extends across the rear (west) façade, meet at the northwest corner of the main block. The main block of the building is covered with narrow wood novelty sawn clapboards. The siding on the additions is plain clapboards and slightly wider than on the

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main block. There are scrollsawn bargeboards attached to the eaves at the front of the house. The house is unique for the false exterior wall that surrounds the ell at the rear of the house. The clapboard walls were continued above the sloped roofline to a horizontal level and made to look like a flat Italianate style roof. There is a false box cornice and fascia built at the top of the wall with pairs of small scroll sawn brackets seeming to support the imaginary roof. There is an open shed roof porch that runs along the length of the ell on its rear façade. The windows in the main block and ell are 2/2 wood sash windows with capped lintels on the window surrounds. The enclosed porch is set slightly back from the front façade with a doorway and small 2/2 windows set flush on either side. On the north wall of the porch, windows run the length with 3/1 sash windows. The wall below the windows is covered with narrow clapboards and flares out slightly at ground level.

52. Number 78 South Maple Street, c. 1920. Contributing.

This is a very nice example of a small Colonial Revival house. The exterior is an amalgamation of the Dutch Colonial, Greek Revival, and Shingle Style serving as a single-family house that was popularized after World War I by house plan companies. The house is basically a tri-gable ell with the dominant gable ell rising up from a deep, shallow front porch. The main ell is a 2 x 3 bay, 1 1/2-story structure on an east-west axis with the dependent ell extending to the south. The dependent ell is a more shallow gable roofed, 2-story structure. Under the low-ceilinged porch of the main block there is a vestibule that projects from the front façade. The vestibule serves as the front doorway and is located to the left (south) of a large picture window. The prominent front gable end gives the impression of a tall and steep pitched gambrel roof with large shed roofed dormers projecting from the roof planes, when in fact, it is a gabled roof with exterior wood trim applied to give the impression of a gambrel roof as the main structure. In the Greek Revival tradition the gable roof has narrow boxed cornice and cornice returns on the medium pitched roof. There is a pair of 3/1 windows in the center of the gable end. The front porch railing is a half-wall covered with shingles and the square porch posts are covered with shingles also. The picture window has a row of stained glass lights, similar to a Queen Anne window, across the top. An addition was built on the west façade of the main ell in the 1960's. There is a driveway to the south of the house with it leading to a small garage built onto the west façade of the ell.

53. Number 74 South Maple Street, c. 1880. Contributing.

This is an aluminum sided, 3 x 2 bay, vernacular Queen Anne style house that sits back from the road behind a white picket fence and mature trees. The main block is a rectangular, 2 1/2-story structure with a slate shingled gable roofed and an eaves-front presentation. The main block is very conservative in its application of decorative elements. The front entranceway is centrally located, enclosed within a three sided, two-story, bay window with a gable roof that on the front (east) façade. A set of paired windows rests on either side of the bay window. The front doorway is flanked by two Queen Anne style windows with squares of colored glass. The front porch, with hipped roof, extends across the front façade and is supported by four large turned posts with scroll sawn brackets and a railing of turned balusters. There is a one-story ell with hipped roofed attached to the south façade. A large picture window is situated in the south wall of the ell and this window has a single large pane

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topped by row of small single lights. Except for the picture window, all the original windows in the house have been removed and replaced by modern 1/1 sash windows. Shutters with movable louvers are attached to each window opening. There is a 2-story gable-roofed ell that extends across two-thirds of the rear (west) façade. The other one third is taken with a small one-story structure with shed roof that may be used as a workshop with garage on the lower level and living space above.

54. Number 66/68 South Maple Street, c. 1845. Contributing.

This is a 1½ -story, 3 bay gable front, Greek Revival style house that sits on a stone foundation close to the road. It has a slightly recessed sidehall entrance with plain pilasters supporting a full entablature. The doorway is flanked by three-quarter length sidelights with wood medallions, circa 1890, attached to the base molding. A decorative eagle in flight has been placed in the center of the frieze. The roof has boxed cornice and cornice returns and a triangular vent that has been installed in the gable peak. There is a 2-story gable roofed wing extending from the west (rear) façade. The roofline of the addition is lower than the main block. There are shed roof dormers projecting from both roof planes. The basement level of the addition was built as a garage. A one-story shed roof screened porch that was added c. 1890, extends across the entire north façade of the main block. The porch roof is supported by round fluted columns with octagonal bases and topped by tulip shaped capitals. Another more modern porch is installed on the south façade and provides an entryway for the door way on that side of the house. There is a low shed roof dormer projecting from the north roof plane of the main block. The house is now clad in vinyl siding and the windows are modern 6/6 double hung sash replacements.

55. J. E. Roberts House, c. 1845. Contributing.

This was a classic 5 bay, 1 ½ story, Greek Revival cottage located at the corner of Maple Street and Roberts Street that has undergone major changes to the fenestration. It is now a 3 x 2 bay building. The four 6/6 windows on the front elevation were removed and replaced with two modern bay casement windows. These windows are situated on either side of the original recessed entranceway with fluted pilasters supporting a full entablature. There had been a fixed transom light above the doorway but this has been removed. The reveals of the doorway are carved with the classic Greek Key motif. There are fluted pilasters at the corners of the building supporting a wide frieze and cornice returns. Modern casement windows have replaced the sash windows on the first level on the rest of the building. The gable end windows on the second level are now 1/1 modern sash windows. The center chimney has been replaced by a cinderblock smokestack. The wood clapboards have been removed and the house is clad in vinyl siding. A deck porch has been built on the west (rear) façade. J. E. Roberts built, and lived in this house for over 30 years. Roberts Street is named for him.

56. Number 52/54 South Maple Street, c. 1850. Contributing.

This 2-story, gable roofed, 4 x 2 bay, house has a center chimney and sits on a low stone foundation with an eaves front presentation to the street. The entranceway occupies the third bay and is covered by a porch roof that extends over the middle two bays and is supported by

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three turned posts. The exterior of the house is covered in vinyl siding and the windows have been converted from 8/8 to 8/1. There is a fixed transom light over the front door. The Wall & Forrest Map of 1853 and the Beers Atlas Map of 1871 shows that the house had an ell attached at the northwest corner. At some point this was removed from the property. In the 1970's, a small Queen Anne, gable-roofed house was moved to the property and attached to the north west elevation to form a wing that extends to the north of the main block. The roof pitch of the addition is somewhat steeper in pitch than the main block and the windows are 2/2. A shed roof porch extends from the front (east) façade of the wing across the length of the building and there is a brick chimney attached to the north elevation. The porch roof is supported by two scroll sawn cutout posts with a low wood porch railing of simple balusters. The porch covers a doorway located next to the main block and two 2/2 windows. Vinyl siding encloses the entire structure.

57. Norton Barn/Brown McClay Funeral Home, c. 1870/1920. Contributing.

This large 2 ½ story building with full basement was built as the farm barn, circa 1870, in Gothic Revival style for the Norton Family who lived in the house directly to the north (see description #58) and was converted for use as a funeral parlor in 1920. At the time of the conversion, a Colonial Revival 2-story colonnaded porch with balcony was added to the gable front elevation. Four tuscan columns support the flat-roofed porch roof with a wide frieze under the overhanging eaves of the balcony floor. This formal, grand entrance spans the front façade and is placed between the eaves of the steep-pitched roof above the second floor level. The balcony railing is made of four low square posts with panels of horizontal and diagonal wood balusters. In the center of the gable end, above the balcony, is a round window with a scroll sawn hexagon muntin. The main entrance is gable center with a wide architrave and placed between tall, paired, 1/1 windows. The same style windows are repeated on the second level. On the north façade the windows on the first level are large 6/6 double hung sash and on the basement level the windows are a smaller 6/6 sash. The rear façade has irregularly sized fenestration and a round window, like that on the front façade, in the gable peak. In 1973, the building was expanded on the south elevation with a complimentary shed roof addition to increase the size of the main floor, and add a family room for funeral services. When the building was used as a barn, the horses were kept in the basement area, carriages and wagons on the first floor and hay was stored on the second level. The structure sits on a stone foundation and is covered with wood and vinyl clapboards. It has a slate roof with alternating wide bands of rectangular and scalloped shingles.

58. Norton House, c. 1860. Contributing.

This Gothic Revival house has lost much of its detailing over the years. The steep pitched cross gable roof has been stripped of much of its decorative trim. There are remnants of the scrollsawn vergeboards on the north and south gable ends. The house is built upon a stone foundation and is currently covered with vinyl siding and an asphalt shingle roof. There are three bays across the front (east) elevation with 2/2 wood sash windows on either side of the main entrance and a screened enclosure surrounding the front entrance. The flat porch roof is supported by turned posts with scrollsawn brackets and a turned spindle spandrels valence

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between the posts. In the center of the gable on the front façade is situated a paneled door with a pair of long, narrow windows, that provided access to a balcony that must have existed over the front porch. A flat roofed, two-story addition has been built onto the rear façade with a large two-story, flat roofed, cove bay window protruding from the north façade. A 1½-story, gable roofed ell extends from the south facade. The ell is covered with alternating bands of rectangular and imbricated slate shingles and has a wrap-around shed roof porch that extends across the east façade to the south façade. The porch roof is supported by scroll sawn cutout posts and covers an overhead garage door at the south end of the ell and an ancillary entrance. There is a railing of turned balusters with wood cap rail spanning between the porch roof supports. The building that now houses the Brown McClay Funeral Home, at 58 South Maple Street, was once the farm barn for the Norton House.

59. Parker Brothers House, 1847. Contributing.

One of the most outstanding brick structures in the district and in Vergennes. The structure was built in 1847 by George T. and William Parker, who were part of the firm of "Hayes, Falardo and Parker" which operated a prosperous sash and blinds manufacturing company on the Otter Creek Falls. As the brick building was built as separate living units for each of the brothers, the entire property is divided right down the middle so that each half of the property was built to be a mirror image of the other. The division of the property extends to the barn to the west (rear) of the house, and that is also divided down the middle. There are driveways on each end of the house, circling around to the rear. The house is still divided with two different owners and there are four separate living units in the block and wings. The main block is a 6 x 3 bay, 2 ½ story, Greek Revival style building that is actually two entirely separate living quarters. The entrances are located side by side in the center of the structure with each unit then extending for another two bays to the north and south. Each side of the front façade is a mirror image of each other with entrances and doors. The steps leading up to the front doors are wide greystone slabs. The sidehall entrances are identical with Greek Revival door surrounds consisting of fluted pilasters with capital supporting an entablature topped by a wide stone lintel. The recessed doorways are flanked by sidelights with a fixed divided transom window. The doors have Greek fret-incised motif and raised panels. The Greek key motif is repeated on the deep reveals surrounding the doorway. All the windows on the front façade are 6/6 double hung sash windows with stone lintels and sills. The brick exterior is faced with English bond and the structure sits on a stone foundation. There are four tall interior end chimneys. The gable roof has a slightly steeper pitch than most Greek Revival buildings and has narrow boxed cornice and cornice return. The triangular gable end lunettes so prominent around the district make an appearance on this building, but the lunette on the north side has been replaced with a larger fixed pane window and attic vent. The lunette on the south side is made of many small panes of glass. Extending from the center bay of the north façade of the main block is a single bay porch with a low-pitched shed roof with center gable supported by two plain square posts with Queen Anne style spindle spandrels between the posts under the fascia board. The porch has a low railing of wood lattice with a capped rail. From the time the brothers owned the building, subtle differences have occurred from each owner's personal taste and needs. Currently, the north unit has movable louvered shutters and the windows are trimmed in green paint.

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Additional living space was added to the house by building a long gable-roofed wing on the rear (west) of the house that extends to the north and south of the main block. The north wing has an entrance on the east façade and the exterior is covered by vinyl siding. There is a small, pedimented, one bay, porch supported by modern wrought iron posts covering the wing doorway. This wing also has a porch that extends across the entire west façade and is supported by large turned posts.

The south unit does not have shutters on the white trimmed windows and the triangular multi-paned lunette at the gable end is intact. There is no door on the south façade of the main block. The wing that extends from the rear of the south unit is a 1½-story gable roof with cornice returns and a shed roof porch that extends across the entire east façade and covers the eaves entrance to the wing. There is also a gable-roofed dormer projecting from the eastern roof exposure. The gable portion of the wing continues behind the main block to where it changes to a shed roof addition. A Queen Anne style bay window was built on the west façade. The south wing is covered with wide aluminum siding.

59a. Barn, c. 1860, contributing

A utility barn of 1 ½-stories with a gable roof is situated directly behind the house to the west. The barn may have been two separate barns put together but it is clearly two separate units belonging to each of the house units. The north barn has a metal roof and is sided with narrow wood clapboards. The south barn is covered with metal siding made to look like brick and the roof is metal. The windows on the second level of the south façade are a span of multi-pane square lights. There is a shed roof extension off of the south façade that forms a garage. The land drops off under the barn so that the structure becomes a two-story structure to the west. 6/6 sash windows are placed along the south wall of the garage extension.

60. Number 28 South Maple Street, c. 1840. Contributing.

This Greek Revival style house is a 2½ story, 5 x 2 bay, gable roofed house that sits on a limestone block foundation just off the street on a north-south axis which gives it an impressive presence to neighbors and passer-bys. The slate roof has boxed eaves with narrow cornice returns and frieze. The windows are 6/6 double-hung wood sash with plain window surrounds. The exterior is clad with wide wood clapboards and the chimneys are placed at the ends of the interior space. The eaves front entrance, covered by a plain shed hood, which occupies the center bay on the east façade, is recessed and placed between fluted pilasters and single light sidelights. The house grew over time and during the later half of the nineteenth century changes included a one-story, gable roofed ell attached to the northwest corner of the west (rear) façade that also sits on a stone foundation. Other changes include a two-story shed roof addition that spans the west façade from the gable roof ell and extends to the south façade of the main block. This addition is surrounded by a wraparound, hipped-roof porch that extends from the middle of the south façade of the main structure, around to meet the south façade of the ell. The porch may have been added as late as 1930, for it not only provides a seating area looking out on the spacious lawn, but underneath there is a one-car garage with overhead door and enclosed space for workrooms

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and storage. The porch roof is supported by square posts with a rail of straight slats topped by a lattice work panel with a capped wood railing between.

61. Number 24/26 South Maple Street, c. 1880. Contributing.

This is a 2-½ story, 2 x 3 bay, rectangular massed structure with a one-story ell to the north. The gable roofed house is clad in narrow wood clapboards with flat cornerboards and sits on a stone foundation faced with concrete parging. The windows are 2/2 double hung wood sash with a simple architrave of drip cap molding on the lintel and a slightly protruding sill. The entrance is on the gable end that faces the east and is covered by a gable-roofed hood supported by simple square wood brackets. The ell is set back from the street and is attached to the main structure at the northwest end of the house. The gabled ell has a shed roof that forms the covering for an enclosed porch. The porch door and entrance is set symmetrically between four 3/1 windows and two fixed pane sidelights. The exterior walls of the porch are covered with the same wood clapboards as on the main structure.

61a. Carriage Barn, c. 1880. Contributing.

To the rear (west) of the house there is a 2-story gable roofed carriage barn with clapboard siding, 6/6 windows and a large hanging door on the south façade.

62. Number 20 South Maple Street, c. 1850. Contributing.

A 3 x 4 bay, two-story, late Greek Revival style house with asphalt shingle gable roof having no ells or wings. The exterior is clad with wood clapboard siding and plain cornerboards, cornice returns and frieze, and is built upon a stone foundation that has been repaired with concrete parging. There is a distinctive triangular multi-pane lunette located in both gable ends and the house is fenestrated with 6/6 wood sash windows with plain surrounds and drip cap molding. A brick chimney is located in the center of the roofline. The main entrance to the house is located on Maple Street with the body of the house running to the west along School Street. There is a small hipped porch roof centered on the front façade, covering the main entrance, supported by turned posts. The main doorway is set between pilasters with large sidelights. At the rear of the house, the basement is accessible by a set of steps down to a doorway. The first level on this façade is above ground with a porch that extends across the width of the structure. Large square posts support a shed porch roof that has a wide frieze and entablature. There is a solid clapboard sided porch railing.

62a. Carriage Barn, c. 1860. Contributing,

Also located at this site is a 1 ½-story carriage barn, measuring approximately 18' x 24' and covered with wood clapboard siding with the front of the barn and its main opening facing north to School Street. The gable roof has exposed rafter tails and there is a hay loft door in the front gable end with two side-by-side barn doors below. The barn is of post-and-beam construction that now sits on a poured concrete foundation. The barn doors are of two different types. The one to the west is a standard wood swinging door, the other wood door now hangs on an interior curved track and slides open to the interior.

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63. Number 73 School Street, c. 1845/1865. Contributing.

This is a 2 ½-story, 3 x 3 bay, rectangular massed, gable front, vernacular Queen Anne style house with a slate shingled gable roof and a large wraparound porch that extends across the north and east façades. The windows are 1/1 double hung wood sash with protruding drip cap and plain surrounds. The wide porch roof is supported by large turned posts with scrollsawn balusters and a capped wood rail. A lattice porch skirt spans the area beneath the porch. The entrance to the porch is at the northeast corner of the building with the front entrance of the house at gable right. The house is covered with narrow wood clapboards on the first and second levels and imbricated wood shingles on the gable ends. There is a one story, irregularly fenestrated, gable roof wing that extends from the south facade of the main block that contains the kitchen area and an early style, attached garage. The swinging garage doors are located on the east façade and have multi-light panels in the upper half of the paneled doors.

63a. Barn, c. 1860. Contributing.

An unattached, 1 ½-story, slate-shingled, gabled-roof barn is located to the southeast of the house. The barn has shiplap siding and a large hanging 6-panel door, eaves center on the front (north) façade with a hay loft door above. To the left of the door are three small fixed-pane windows for when there were horse stalls inside. A second large sliding door rests to the right of the center panel door. Unusual for its height, there is a 1 ½-story, shed roof chicken coop with its own entrance, attached to the southwest corner of the barn.

64. W. R. Greene House/Dentists Office, c. 1840/1870. Contributing.

This is a late Federal/early Greek Revival style structure that was updated circa 1870 with Italianate styling on the entire building. The original structure is a rectangular massed 2 ½-story brick, 3 x 3 bay house with gable roof and a large 2 ½-story, 3 x 2 bay, gable roofed, clapboard sided ell that extends to the south along Water Street with a subsidiary 1 ½-story slate gable roof ell, off of the main ell, extending to the east. The eaves front entrance of the house is on School Street facing north. There is a sidehall entrance with a recessed doorway with small entrance porch that has sidelights and a divided fixed curved transom window of etched frosted glass with a leaf design. The small porch is supported by square paneled posts with capitals and is covered in copper. The brick is set in the Flemish bond design. The 2/2 wood sash windows on the first level have a recessed archway panel over the top of the windows. At the gable ends are fanlights with the muntins forming unusual shaped elliptical lights. On the west side of the main ell is an open porch with low shed roof supported by square columns with cutout panels and capitals. Paired roof brackets were added to the original structure as well as to the ell. A large, three sided, bay window that rests on a stone foundation was added to the west façade. The bay window has narrow 1/1 sash windows with segmental arched top sashes. The bay window, eaves brackets, 2/2 windows are items that were added c. 1870 in the Italianate style. There is a pair of the windows on the center side of the bay and single windows on the flanking sides. On the

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eastside of the main ell is an exterior hallway connecting the main structure, the ell and the subsidiary ell.

64a. Garage, c. 1950. Contributing.

There is a freestanding, one-story, wood frame, 2 bay garage with vertical wood siding and corrugated metal gable roof located to the east of the house. There are large swinging doors on the front, gable end, of the structure and it sits on a formed concrete foundation. It was built c. 1950.

65. Number 21 South Water Street, c. 1840/1880. Contributing

This is a 2 ½-story, wood clapboard Greek Revival house that was updated c.1880 with Queen Anne style architectural details. The 3 x 2 bay structure is built upon large grey limestone blocks, sided with wood clapboards and in the asphalt shingled, gable-end of the roof, there is a distinctive multi-paned triangle window that is similar to those seen on other buildings in the district. Greek Revival styling remains in the prominent corner pilasters with capitals supporting a frieze with a wide entablature and cornice returns. A 1 ½-story, slate shingled gable roof ell, of the same age as the main structure, is attached to the south façade with a circa 1960, slate shingled gable roofed wing extending from that for use as a single car garage. The ell is fenestrated with 3/3 windows on the second level and a small 1/1 window on the first level. The original Greek Revival style recessed sidehall doorway was replaced c. 1880 with a set of paired doors with raised panels and glass inserts. Over the doorway was built a large, three-sided, flat-roofed oriel window supported by large decorative scroll sawn brackets. The oriel window has four tall, narrow, 2/2 windows with two on the front side and one each flanking side. The windows are 2/2 wood sash with prominent drip cap and sills and plain surrounds except on both levels of the north façade where Queen Anne style 1/1 windows replaced the earlier windows. A large bay window replaced the two other bays on the front façade. The bay window is supported by stone foundation blocks and has a round convex canopy copper roof that emanates from an ornamental sawn wood cap at a point above the bay and between the bottoms of the upper floor windows. A marble mounting block is located in the front yard close to the roadway.

66. Number 31 South Water Street, c. 1840. Contributing.

This building was built for use as the Methodist Church parsonage even though the Methodist Church was located on Main Street, four blocks away. The church and the house were built about the same time in the 1840's. The eaves front house is a 4 x 2 bay, gable roofed, 2 ½-story house with a one-story ell that extends from the east façade. The main block is fenestrated with 2/2 wood sash windows and has a slate roof and irregular stone block foundation. The walls of the structure are wood clapboard with brick infill between post-and-beam construction. It has a center chimney and modest cornice returns at the roof edges. A storage area built under the ell where the land drops off with a two-bay garage wing attached. As with other houses in the district, a porch was attached circa 1870 across the front façade. The porch is open on the north end, and on the south has been enclosed with 2/2 windows to serve as the main entrance to the house and to let the front parlor extend beyond the original

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room dimensions. The hipped porch roof is supported by turned posts with a low railing of turned balusters and capped railing. After serving as the parsonage, the house was the residence of one of Vergennes' local doctors, Dr. Pilon who died in the 1920's. In the interior of the house, the steps to the basements have copies of the 1863 Addison Eagle glued to the steps to insulate and ward off drafts to the rooms above. There is also the remains of a beehive oven in the basement of the main structure. The current owner, Leslie Ganson, has been a ham radio operator since the 1930's and was part of the radio network during World War II while living in Vermont. He has a collection of radio equipment dating to 1915.

67. Number 35 South Water Street, c. 1840. Contributing.

This structure was built circa 1840 and is an early gable roofed Greek Revival cottage situated eaves front to the street. It is a 4 x 2 bay, 1 ½-story structure with narrow wood clapboard siding and center chimney. The chimney is not made of bricks but is metal, painted to look like bricks that surround a stovepipe. A one-story, rectangular block is built across the rear (east) façade. The addition has a flat roof that is disguised by false parapets on the north and south ends. The cottage was updated circa 1870 with a wraparound front porch that is curved at the northwest corner. The paneled front door has a glass insert in the top half with an incised greek key design on the bottom half. The porch runs across the front (west) façade, to the north façade, where it meets the rear addition. The porch roof is supported by turned posts and the railing has turned spindles as balusters with a cap rail. The porch skirt is made of narrow vertical slats. A small, flat-roofed porch on the south façade is supported by posts with scroll sawn cutouts and a simple railing of a 1" x 4" board and covers an ancillary entrance to the rear section of the house. The windows on the first floor are 2/2 with prominent drip cap molding.

68. Number 38 South Water Street, c. 1840. Contributing.

This was the last of the three Greek Revival cottages to be built of the threesome of #38, #42, and #46 South Water Street. The houses were all of identical size and eaves front alignment with offset attached ell on the northwest corner and sit on stone foundations. The houses have 5 x 2 bays with eaves center hall entrance, center chimneys, 1 ½-story asphalt shingled gable roof and are approximately 30' x 25'. The house at #38 retains very little detail of the original house and is primarily identified by its massing and front façade alignment of bays. The entablature over the doorway has been replaced by a small gable roofed porch roof supported by plain braces, the windows have been replaced with 1/1 modern double hung sash, it has vinyl siding, the chimney is missing and the cornice returns have been removed. There is a shed roof room extension on the west façade of the ell.

69. Number 42 South Water Street, c. 1835. Contributing

The 1840 Wallings Map shows the houses at #42 and #46 South Water Street had been built and by 1853 the house at #38 had been constructed. The houses were all of identical size and eaves front alignment with offset attached ell on the northwest corner and sit on stone foundations. The houses have 5 x 2 bays with eaves center hall entrance, center chimneys,

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1 ½-story asphalt shingled gable roof and are approximately 30' x 25'. The house at #42 has asphalt shingle siding on the north and south facades but retains wood clapboard siding on the front façade and the roof still has narrow cornice returns. The windows have been replaced with modern 1/1 double hung sash yet appear to be of the same size as the original windows. The front entrance at both #42 and #46 is slightly recessed with three-quarter length sidelights and plain narrow pilasters with capitals supporting an entablature over the doorway. The ell sits lower than the main block and has a more shallow roof profile. There is a simple wood door in the east façade of the ell and the fenestration is irregular with a large modern window on the north façade. Because the land drops off from the front of the house, there is a full basement under the house with large cut-stone walls and is fenestrated with 2/2 sash windows and a plain wooden door on the south façade. A gable roof garage has been attached to the south façade of the ell and is sided with wide, flat clapboards.

70. Number 46 South Water Street, c. 1835. Contributing.

The 1840 Wallings Map shows the houses at #42 and #46 South Water Street had been built and by 1853 the house at #38 had been constructed. The houses were all of identical size and eaves front alignment with offset attached ell on the northwest corner and sit on stone foundations. The houses have 5 x 2 bays with eaves center hall entrance, center chimneys, 1 ½-story asphalt shingled gable roof and are approximately 30' x 25'. The house at #46 is now covered with vinyl siding and the windows have been either replaced with a larger, modern 6/6 double hung sash or other size modern window. The ell has been removed although the foundation stones are still evident. The front entrance at both #42 and #46 is slightly recessed with three-quarter length sidelights and plain narrow pilasters with capitals supporting an entablature over the doorway. A small fenestrated wing c. 1920 has been built onto the south façade and this one story addition serves as an enclosed porch with a cut-shingle solid kneewall. A modern deck has been built across the rear façade. Because the land drops off from the front of the house, there is a full basement under the house with large cut-stone walls and is fenestrated with 2/2 sash windows and a plain wooden door on the south façade.

71. Number 34 South Water Street, 1954. Non-contributing.

Built in 1954, this is a contemporary split level ranch house with intersecting gable roof design. The main entrance of the house is located under wide overhanging eaves that forms a deep front porch on the 1-story gable roof block that is on a north-south axis. The eaves are supported by four square posts with an arched panel span between. There is a large panoramic window set in the wall under the porch roof with individual lights on either side and an exterior brick chimney at the gable end. The intersecting 2-story ell has a two-bay garage on the sub level and living space above. The ell is fenestrated with 1/1 wood sash windows. There is another one-story garage attached to the south façade the rear of this structure and is used as a utility shed. The house is non-contributing due to age.

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72. Vergennes Congregational Church Parsonage, c. 1835. Contributing.

This is an early, gable front, Greek Revival style house with 2-½ stories and 3 x 3 bays. The brick walls are common bond with an asphalt shingle gable roof and a 2 ½-story wood clapboard gable roofed ell built across the rear (west) façade. The main block is built upon a stone foundation and has the classic details of the late Federal and early Greek Revival structures with a semi-circular lunette with stone sill in the gable end, cornice returns and sidehall entrance. The 3 x 2 bay ell was added circa 1870 along with a wrap-around veranda that extends across the front of the house to the south side of the main block of the building. The deep porch is covered by a flat roof with a wide frieze supported by square posts with fancy scroll sawn brackets at the top. The low porch railing consists of scroll sawn balusters with a capped wood railing and there is a lattice work skirt below the wood porch floor. The house is fenestrated throughout with 2/2 wood sash windows with stone lintels and sills on the windows in the brick structure and peaked lintels and flat surrounds on the windows in the ell. A large oriel window was built to replace the window in the west bay on the first floor of the south façade where the veranda terminates. The oriel window is rectangular with a single 1/1 double hung sash window on each side and a pair of 1/1 windows in the center side. The window has a flat roof with a moderate overhang and prominent sills with slightly recessed lozenge panel place horizontally above each window and a long recessed panel set vertically at the corners of the window unit. The main front entrance is slightly recessed with a fixed pane transom above the door that has decorative rectangular muntins. The building was erected in the mid-1830's for use as a parsonage for the church next door.

72a. Carriage barn, c. 1870. Contributing.

There is also a freestanding, 2 x 3 bay, 1 ½-story, wood clapboard with flat cornerboards, slate gable roofed carriage barn built to the west of the main structure. Modern 1/1 double hung windows have been inserted in the facades and modern doors on the north and west facades. On the north façade is a small hay loft door and the metal rail that was used for the sliding barn door. The barn has been converted use as a classroom for the Congregational Church next door.

73. Vergennes Congregational Church, 1834/1888/1994. Contributing.

The Congregational Church was originally constructed in 1834, to house a growing congregation that was first organized in 1793. Although an effort had been made to secure the more central Main Street site, where the Episcopal Church now stands, the church was one of the first buildings to be erected on Water Street. The Congregational Church was constructed on two acres formerly known as the Byrd Lot, purchased by two prominent merchants, Samuel Strong and W.H. White for \$500. Funds were raised by selling the pews in the new meetinghouse for \$6,080, which completely financed the construction and land costs.

The building was originally constructed as a meetinghouse in the vernacular ecclesiastical Greek Revival style of architecture that enjoyed widespread popularity in Vermont and New

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England in the first half of the nineteenth century. The church was a 1 ½-story, gable front, 3 x 4 bay, common bond brick building measuring forty feet by sixty feet, with a stone beltcourse of finished greystone set on a roughcut greystone foundation with a slate roof. There is a sub-level sided with roughcoursed stone and fenestrated with modern 1/1 windows with false muntins. The front façade featured a pedimented gable infilled with flush clapboards and the entrance located in the center bay. A three tiered belltower was set on the gable peak at the front off the building.

There is a 2 ½-story, brick, gable roof, wing, set on a low stone foundation, extending from the rear (west) façade that was added in 1873 and duplicated the original Greek Revival style of the main block. The gable end of the roof has a pediment with a fanlight that has been infilled with wood siding surrounded within the pediment with red slate shingles. The wing has 2 x 2 bays and is fenestrated with 6/6 wood sash windows with limestone lintels and sills. The window on the second floor of the rear façade is covered with an original set of louvered wood shutters.

In 1888, the church underwent extensive alterations, including the addition of Queen Anne style detailing. The belltower was removed from the roof peak and a 2-story brick tower with wood steeple and belfry was built onto the northeast corner of the main block. The main entrance to the church is set into the east facade of the tower and has a round relieving arch surround with a recessed semi-circular transom light of leaded stained glass. The large diagonally paneled door is deeply recessed with narrow paneled reveals and elaborate wrought iron hinges. The brick tower is decorated with small false buttress and castellated brickwork crosses at the top of the second story, and a low hipped roof clad in metal roof material. The second story of the tower has round-arched windows with brick relieving arches and greystone sills. The brick tower is topped by an open belfry with rounded arches supported by large square posts with recessed panels. The side of the belfry has flat siding on the bottom half and staggered square cut wood shingles separated by decorative bands of molding and wood bulleeyes. There is an entablature of molding with a cornice of dentil molding. The shingled spire is set on top of the belfry and has four facades that narrow inward and facet to eight sides that continue upwards to a windvane at the peak. On each façade at the base of the spire are pediments with inset round clock faces.

The front façade was further changed from its original 3 bays by the bricking-in of the south bay and the removal of the center entrance and replacing it with large, leaded stained glass windows capped by a semi-circular brick relieving arch and stone lugsill. The window is divided vertically by four wide wood muntins and has a wide horizontal band dividing the window panels. The horizontal panel has applied chamfered crossed boards set into the panels. The middle two window panels also have muntins dividing the glass panels at the top of the windows and form a cross in the woodwork.

In the front gable pediment, the plain board infill has been replaced with undulating-patterned square-cut wood shingles and a round louvered gable vent has been placed in the center of the pediment. On the north and south facades, the large windows that fenestrated the sanctuary, and have finished greystone lintels and sills, were replaced with stained glass windows of geometric shapes and designs.

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The 1888 renovations also included interior changes with the removal of the old style box pews and the installation of wooden opera seats. The doors of the pews were saved and now line the walls of the sanctuary as a wainscoting treatment. The center pulpit was removed and the 1879 organ housing was installed in its place. In 1958, additional renovations in the sanctuary included the installation of choir stalls, a new pulpit and lectern, a screen in front of the organ, and new pews. The installation of choir stalls caused the removal of the window in the easternmost bay of the south façade. The clocks were electrified in 1974.

In 1994, a large, 2-story, hipped roof addition was added to the southwest façade of the main block and the wing, to provide additional office space and entrances including a handicapped access. This addition caused the removal of the stained glass window in the westernmost bay of the south façade. This window was enlarged and installed in the eastern façade of the addition. The addition has entrances on both facades and they are covered in single bay gable roofed porches supported by narrow tuscan columns.

74. The Girls School, c.1830/1880. Contributing.

The building is a 2 ½-story, asphalt shingled, gable roofed Greek Revival style house with brick constructing the walls on the basement and first floor, and wood clapboards on the upper stories. The building has an eaves front presentation to the street with four bays, and the Greek Revival styling is retained in the plain corner boards, cornice returns and wide fascia boards under the eaves. The windows are primarily 2/2 double hung sash with plain surrounds and there are interior brick chimneys at either end. The structure has been used as a school, two family residence, and is currently a single family residence and home office. There is evidence of prior doors and windows on the first level from the ghostmarks in the brickwork. A one-story, one bay wide, fenestrated, porch with flared kneewall was added to the north side of the main structure circa 1880 and serves as the covering for the main entrance. The porch is covered with a shed roof and the kneewall is clad with fish-scale cut wood shingles. There is a gable roofed, irregularly fenestrated, wood clapboard ell attached by a breezeway to the northwest corner of the main structure. The ell was once blacksmith shop that was moved to the site and attached to the main structure to be used as living space. An enclosed shed roof porch runs along the first floor level of the west façade also. Before Vergennes had an organized educational system in 1863, there were a number of small private schools that sprang up after 1830. The Girls School was established c. 1830 and taught and boarded students until it closed with the accessibility of public schooling.

75. Joseph N. Hawley House, 1872. Contributing.

The house was built in 1872 by J. N. Hawley who had established a sawmill at the Falls on Otter Creek in Vergennes. It is a 3 x 2 bay house with the front façade facing the north, built in high-style Italianate very similar to those erected on Main Street around the same time by Joseph Falardo. The rectangular massed, clapboard sided structure with corner paneled pilasters has a stone foundation, slate shingled hip roof with corbeled interior chimneys set at the east and west ends of the house. Beneath the roof is a wide frieze incised with lozenge-shaped panels regularly interspersed by large paired scroll-sawn brackets and smaller cornice

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brackets. The formal front entrance is in the center of the front façade and is covered by a shallow-hipped porch roof that is supported by two square columns with two engaged columns on either side of the doorway. The glass-paneled storm door is set into a surround consisting of a combination of segmental arches and shouldered architrave and topped by a segmental-arched fixed-pane transom. The entrance porch is framed by large bay windows with paired elongated 4/4 windows with segmental arched tops. The same columns that are used on the front porch are the same as used as the supports for the deep porch with curved roof that extends across the north façade and around to span the rear façade. The porch has a low railing of turned balusters with capped railing. The porch was added in 1894. The entrance to the porch is set at an angle at the northeast corner of the porch. On the south façade of the first floor is a one-story, one bay room with a low, concave, mansard roof that was built out from the main block and is fenestrated with the same windows as on the bay windows. The exterior of the second floor is less dramatic with cap-molded entablatures around the 2/2 sash windows. On the rear façade, large canted-sided projections were built in the center bay of the first and second floors. The first level of the projection has a single pane picture window in the center and a door on the south side. The second level of the projection has a 2/1 double hung sash windows. From the style of the windows, the projections may have been added c. 1900. The 2/2 windows on the first level have elaborate architrave and entablatures. This fine Italianate house is located at the intersection of South Water and School Streets and provides an important visual element to the western terminus of School Street.

75a. Hawley House Carriage Barn, c. 1880/1997. Contributing.

This is a very simple, 1 ½-story, asphalt shingled gable roofed, eaves front, wood clapboard sided, carriage barn, with open equipment shed in the rear that has been converted to use as a residence. The front (east) façade has three bays on the first level and two on the second level. The main entrance is centrally located on the first level and is covered by a gabled door hood with pediment supported by simple brackets. On either side of the contemporary French style front door are 1/1 double hung windows with snap-in muntins. Immediately above the sash windows are recessed transom windows. The entire window units have plain surrounds with a prominent drip cap. On the second level there is a 6/6 wood sash window and the old hay loft opening is still visible. Contemporary windows and doors have been added to the first floor level along with an open deck porch on the north facade. The structure rests on a slope that drops off to the west, which allows for a full basement. There are large overhead garage doors on the basement level on the west façade that open under the cover of the one-story, gable roof attached equipment shed that is sided with wood shiplap siding. The c. 1920 shed is open except for an infilled bracketed support post on the north side and is covered with a teme metal roof. The structure still retains the original size and massing of the carriage barn and the front façade has had few changes. The structure was converted for use as a residence c. 1990. The barn sits on a stone foundation to the west and rear of the Hawley House.

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76. Number 10 South Water Street, c. 1900. Contributing.

This is a two-and-one-half story, 5 x 2 bay, rectangular massed, Colonial Revival style building with gable roof, stone foundation, brick interior-end chimneys and a one-story front (east façade) entrance porch supported by four tuscan columns with capitals. The porch roof serves as a floor for the second story balcony which has a low wood balustrade and railing with crossed rails and straight rails as decoration. The front façade has door openings located eaves center on both the first and second level. The windows are set symmetrically with single windows near the door and paired windows set farther out. The house has recently undergone a major rehabilitation and all the windows are modern one-over-one types and the exterior is clad with vinyl siding. On the west façade there is the original two-story balcony with stairs off the rear of the first and second floors that has beaded board ceiling treatment on the second level. The lot on which the building is situated drops off to the west behind the structure and there is a full basement with entrance and windows formed by large foundation stones. A small carriage barn and garage have been removed from the property.

Vergennes Residential Historic District
Name of Property

Addison County, VT
County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations

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

Property is:

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

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 # _____

Areas of Significance

(Enter categories from instructions)

Architecture

Community Development

Period of Significance

c. 1790 - 1950

Significant Dates

c. 1823

c. 1870

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

N/A

Primary Location of Additional Data

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

Name of repository:

Vergennes Residential Historic District
Name of Property

Addison County, VT
County and State

10. Geographical Data

Acreage of Property 10 acres more or less

UTM References

(Place additional UTM references on a continuation sheet)

Zone Easting Northing

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

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

3 | 1 | 8 | | 6 | 3 | 9 | 9 | 2 | 3 | | 4 | 8 | 9 | 1 | 6 | 8 | 4 |

4 | 1 | 8 | | 6 | 3 | 9 | 9 | 0 | 7 | | 4 | 8 | 9 | 1 | 3 | 6 | 4 |
 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 Pamela Daly and Amy Lord , Historic Preservation Consultants

organization _____ date December 13, 2002

street & number 56 Penny Lane telephone (802) 985-1565

city or town Shelburne state VT zip code 05482

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 Multiple - See continuation sheets

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.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

The Vergennes Residential Historic District is significant for being representative of a well preserved, generally intact, residential neighborhood that reflects the commercial, industrial, and community development of a small city. The buildings in the neighborhood incorporate the architectural styles and trends that were popular in Vermont, and the country, from the early nineteenth to the early twentieth centuries. Examples of Federal, Greek Revival, Gothic Revival, Second Empire, Italianate, Queen Anne and Colonial Revival architectural styles can all be found in the district. The quality of the buildings and their detailing represent in the built environment, the prosperity and growth that Vergennes experienced during the nineteenth century.

The district is a physical documentation of the cycle of growth, decline and rebirth of a community from its beginning in the 1790's to the present day. The district exemplifies America's developing democratic principals by having all types of social and economic levels living side-by-side in a city built upon the industry at the falls on Otter Creek. The area represents the "melting pot" of different cultures and classes that supplied the sweat and equity of the city of Vergennes.

STATEMENT OF SIGNIFICANCE

Vergennes was settled as early as the 1760's, but boundary disputes and the Revolutionary War left Addison County and the surrounding areas unstable until the 1780's. After 1783, settlers streamed into the agriculturally rich area and the population expanded rapidly. The Otter Creek Falls, with a descent of 37 feet, became the center of water-powered industry and fueled the growth of Vergennes with the establishment of the first saw and gristmills on the creek in 1783. In the following years, Vergennes grew rapidly and diversified its manufacturing and trading base, attracting a skilled labor force to the city. Wealthy speculators from out-of-state helped found and create industrial factories that needed unskilled labor to supply manpower.

In 1788, Vergennes was formally incorporated as a city, with land appropriated from the three neighboring towns of Panton, Ferrisburgh, and New Haven in Addison County, Vermont. The third oldest incorporated city in New England, Vergennes is located on the falls of the Otter Creek, seven miles inland from Lake Champlain. Located at the intersection of the Rutland and Burlington stage road (now VT Route 7) and the Whitehall (N.Y.) to Vergennes stage road (VT Route 22A), Vergennes prospered and grew into a manufacturing and trading center for central and northern Vermont.

There were several sawmills and one gristmill in operation with a forge, brewery, blacksmith shop and potash supplier on the east side of Otter Creek. "There were a few framed houses, mostly [gable]-roofed, the frames covered with upright planks, nailed with handmade wrought nails and clapboarded, but seldom painted. Most of the dwellings were of logs surrounded by the stumps and small clearings, with the forest in close proximity. One hundred and fifty to one hundred and seventy-five inhabitants were on the territory."¹ These early structures may still exist in the district

¹ Smith, H.P., *History of Addison County* (Syracuse, NY; D. Mason & Co. 1886), 649.

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Vergennes Residential Historic District
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either as an appendage of a building such as the ells of 19 South Water Street (#2) and 9 Spring Street (#34) or were enveloped in a larger, more prosperous building.

The Embargo Act of 1807 put a damper on lake trade, but stimulated the development of locally manufactured goods in Vergennes. The Monkton Iron Works Company was established on the falls, and at its height, the company had nine forges, blast and air furnaces, a rolling mill, and a wire factory.

In addition to Vergennes' manufacturing and trading significance, the city also played a significant role in the War of 1812. With its navigable creek, access to the lake, and skilled work force, Vergennes was an ideal site for preparations against the British forces on Lake Champlain. During the winter of 1813, U.S. Commodore Thomas MacDonough made Vergennes his headquarters and set up a shipyard for building a fleet to defend the lake against a British invasion. The defeat of the British at the Battle of Plattsburg in 1814 was a decisive victory in the war and was made possible, in large part, by the Monkton Ironworks, which produced the ironwork and ammunition, and the townspeople and others who built the gunboats. Volunteers from all over Vermont, including Vergennes, made up the Vermont militia, which was commanded by Samuel Strong, the mayor of Vergennes.

When the embargo on British goods was lifted after the war, the Monkton Iron Works could no longer compete with the less expensive imported goods coming in from Canada and closed in 1816. Taking its place as a burgeoning business was the newly formed Lake Champlain Steamship Company that was created from the shipyards for MacDonough's fleet. Chartered in 1813, over the next ten years the company built four lake steamers on the shores of Otter Creek at the Falls.

In 1823, the opening of the Champlain Canal, connecting Lake Champlain with the Hudson River, ushered in a new era of prosperity and allowed Vergennes to expand its lake trade from Canada to New York City. This was a pivotal date in Vergennes history. "This [Champlain Canal] improvement in the transportation network and its profound effect on the city cannot be overemphasized."² The growth of commerce on Main Street and the many industries at the falls and below in the basin contributed to the financial stability of the area that led to the building of residential housing south of Main Street. Mercantile and hospitality concerns located themselves along both sides of Main Street, which runs east to west through the city, and manufacturing interests clustered along both banks of the creek above, and below, the Otter Creek Falls located just downhill, to the west of the city. The largest residential area developed south of Main Street on Green, South Maple (Elbow) and South Water Streets. Large impressive residences were built on Green Street, also known as the Middlebury Road, while on Elbow and South Water Street, fine houses were interspersed along with small farms located at the outer fringes. Gamaliel Small, editor and publisher of the *Vermont Aurora* announced in July of 1824 that "there have recently been built and are now building several elegant brick dwellings." Many of the first houses built were for wealthy mill and mercantile owners. In the

² Degree, Kenneth A. *Vergennes in 1870, A Vermont City in the Victorian Age* (Vergennes, VT undated) 3.

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Vergennes, Addison County, Vermont

mid-1800's the need for worker housing arose and wood frame houses were erected along these streets for middle class families.

Trade on Lake Champlain and the harnessing of the water power at the Falls at Otter Creek for industrial use, encouraged extensive commercial and manufacturing development in the city and in this region of Vermont. By the 1820's, permanent construction of commercial buildings had begun on Main Street in the late-Federal style of architecture. At the same time, many new houses were being erected, many of which are part of the Vergennes Residential Historic District. The earliest houses of substance were built surrounding the village green north of Main Street and also on the east side of the Middlebury Road, what is now Green Street. These include 43 Green Street (#10), 47 Green Street (#11), 51 Green Street (#12), and the Scott House at 77 Green Street (#17). The Scott House is an exceptionally nice example of a brick Federal style house with its arcaded brick wall treatment. In 1834, the city laid stone sidewalks and planted shade trees along South Water, Elbow (S. Maple) and Green Street to encourage residential building development south of Main Street. That same year, a number of local churches were constructed, including the Congregational Church (#73) and the Congregational Church Parsonage (#72) on South Water Street. The Wallings Map of 1847 shows that the streets in the district were well settled and the Wall & Forrest Map of 1853 shows the footprint of the structures and it is possible to observe how the district evolved and changed over the years. Both maps demonstrate the significant growth of the district by the middle of the 19th century.

The Greek Revival style remained popular throughout the first half of the 19th century although many Greek Revival houses were updated in the 1870's and 1880's when Vergennes had an economic boom period and Italianate and Queen Anne features were applied. Early Greek Revival style houses vary from the wood clapboard vernacular as seen at 19 South Water Street (#2) and 9 Spring Street (#34), to the higher style large, brick houses such as the Congregational Church Parsonage (#72) and the Parker Brothers house (#59) on S. Maple Street. William T. Parker, one of the principals of the sash manufacturer Hayes, Falardo, and Parker, lived with his brother in this unusual (for a small city in the northeast) Greek Revival style attached-house.

An architectural detail found in some Federal and early Greek Revival houses is the use of fanlights in the gable peaks. Most often the fanlights are either oval or semi-circular as seen at 23 S. Water Street, the Congregational Church Parsonage, 43 Green Street, and 51 Green Street. In Vergennes, there is an abundance of houses that have triangular shaped fixed windows with rectangular shaped lights in the gable peaks. The houses at 27 S. Water St., 20 S. Maple St., Parker Brothers House, 45 S. Maple St., 74 School St. and 71 Green St. all have these triangular windows.

From the late 1840's, through the 1870's, the Rutland and Burlington Railroad brought new opportunities for industry and trade to the region. (The depot and freight house still stand on the property of Vergennes Building Supply (Route 22A) and were totally abandoned in 1964 when the railroad went bankrupt.) In the 1870's, the combination of waterborne goods and the rail connection continued to sustain Vergennes' prosperity as industries that used lumber to produce consumer

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

goods thrived since their raw goods could be received and shipped by water or by rail. During this time, the waterpower at the Falls supported a carriage, sash and door, hub and spoke, horse nail, furniture and excelsior factories, as well as a tannery, grist and saw mills, and a city waterworks. The development of these industries attracted skilled laborers who, along with some company owners, settled in the residential area south of Main Street and contributed to the architectural character of the neighborhood. The side-by-side house at 58 School Street (#7) and the single family residences at 35 S. Water St. (#67), 12 King Street (#40) and 27 S. Maple St. (#28) are good examples of small structures of period vernacular style that would have been built to house the worker population of the city.

This time of abundant prosperity in 1870 was another important period in the built history of Vergennes. The prosperity of the city was reflected in the many new commercial and residential buildings constructed and renovated in the city. "It (the year 1870) was an era of growth and development, an era that had the greatest impact on today's architectural landscape."³ Along Main Street, commercial structures were built in the Italianate style, and many wealthy Vergennes merchants constructed large, elaborate new homes in the Italianate and Second Empire styles along the northern end of Main Street. In the residential district below Main Street, not only were new houses constructed in the architectural style of the day, but quite a few early Greek Revival houses were updated with Italianate architectural details. These include the houses 74 School St. (#3) and 57 Green St. (#14). Residents in the district built fine examples of the Italianate and French Second Empire styles although on a less grand scale than those on Main Street. They include 95 S. Maple St. (#44) and 106 South Maple St. (#46). The gem of the district is the Joseph N. Hawley House (#75) located on South Water St.. Built by Vergennes' first sawmill owner, Hawley built a small, but excellent example of the Italianate style on South Water St. at the head of School Street. An Italianate style commercial building was erected as a general mercantile store when it first opened at the corner of Green and School Streets (#8). Over the years the building, now known as the Squirrel's Nest Inn, evolved with the needs of the city and went from being a grocery store to an auto dealership and later housed varied small businesses including a clock repair shop.

Attracted by industrial and other employment opportunities, many French Canadian and Irish skilled laborers came to Vergennes and settled south of Main Street and along East Street. With better occupations, came better living conditions and employment security. In 1870, over forty percent of the French Canadian heads of families owned some real estate in Vergennes compared to only fifteen percent in Burlington. With the influx of largely immigrant population, the residents of the neighborhood replaced in 1875, an earlier chapel on South Maple (Elbow) Street with the imposing St. Peter's Catholic Church (#42) built in the Gothic Revival style. The church was designed by Joseph Falardo, of Hayes, Falardo, and Parker sash manufacturers, who took an active interest in the welfare of his workers.

To support the increased population in Vergennes and particularly in the Eastern School District (the area to the east of Otter Creek) an immense three-story school was built in 1863-64. The school

³ Ibid. p.3.

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Section 8 Page 5

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

was built on the northern half of the block on Green Street between School Street and Short Street. The school has since been removed and an IGA grocery store and city fire station were built upon the site. The Girls School on South Water Street had been started in the 1830's before public supported education was established in the city. It was for those girls whose parents could afford to send them. The Girls School is still standing at 22 South Water Street (#74) and its exterior brick walls give evidence to the changes the building has undergone since its construction with the "ghostmarks" of earlier window and door openings. The medical needs of the community were served by Dr. Pilon, a physician who worked out of the house at 31 South Water Street (#66) and by a dentist located out of the W.R. Greene house on Water Street (#64).

By the 1880s and 1890s, the lake trade had abandoned Vergennes for the waterfront in Burlington, but Vergennes continued to serve as the commercial center for a large and flourishing agricultural region. During this time the Queen Anne style was popular and many buildings in the city were built in that style. The houses at 12 King St. (#40) and 73 School St. (#63), although not the high style houses as seen in other cities, they are excellent examples of the late 19th century style built in the economic realities of Vergennes waning prosperity. Other houses, such as those at 9 Spring St. (#34) and 27 South Water St. (#65) are houses built in earlier years and were updated with Queen Anne details. Queen Anne style porches with scrolled posts and balusters were added to many houses in the District. In 1888, the Congregational Church and the Parsonage on South Water St. (#73, #72) underwent an extensive remodeling incorporating the addition of Queen Anne style details to the simpler Greek Revival styling.

In the early 1840's, the Vergennes businessmen had made a bad decision by refusing to pay the cost to have the railroad run directly to the center of town. This decision would later be a contributing factor in Vergennes economic downfall. The passenger depot and freight house were constructed on the edge of city limits in 1849, and by totally bypassing Vergennes industrial center they cut themselves off from Vermont's economic centers. By the late 1800's, Burlington, Vermont had superseded Vergennes as the largest city in northern Vermont. The arrival of the railroad and waterfront improvements helped make Burlington the economic stronghold between Canada and Albany. Without good railroad access, the diversified industries in Vergennes that had thrived on the waterpower of the Otter Creek had come and gone, and growth in the city drastically declined.

In the early 1900's, the Colonial Revival style was used in construction for residential and city buildings. The building at 9 South Maple St. (#5) was built c.1920 as the city's movie theatre and the house at 10 South Water St. (#76) was erected c. 1900. The movie theatre is the only commercial building in the district built for a specific use. The Brown McClay Funeral Home (#57) was established in 1920 in the converted Gothic Revival style barn built for the Norton farm on Maple Street (#58). During the 1930s, businesses in Vergennes, as well as the rest of the country, declined and many of the industries at the Falls shut down. During the 20th century as less prosperous times fell upon the city, many of the single family homes in the district were converted to multi-family homes or commercial uses.

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Vergennes Residential Historic District
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The Vergennes Residential Historic District retains its rich legacy of buildings that reflect the industrial, social, community, and architectural history of Vergennes. At the height of its prosperity, the Residential Historic District had an economically and culturally diverse populace. The neighborhood was where shopkeepers lived and rubbed elbows with rich industrialists; rooming house boarders lived across the street from stately family homes. With industry's need for cheap labor, living and owning property in Vergennes became the American Dream for foreign laborers and many of them became homeowners. It is an excellent example, on a small scale, of the evolution and changes in a city that is reflected in its architecture and the individuals associated with the built environment.

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

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Wall & Forrest, Map of Vergennes, VT, New York, NY., 1853.

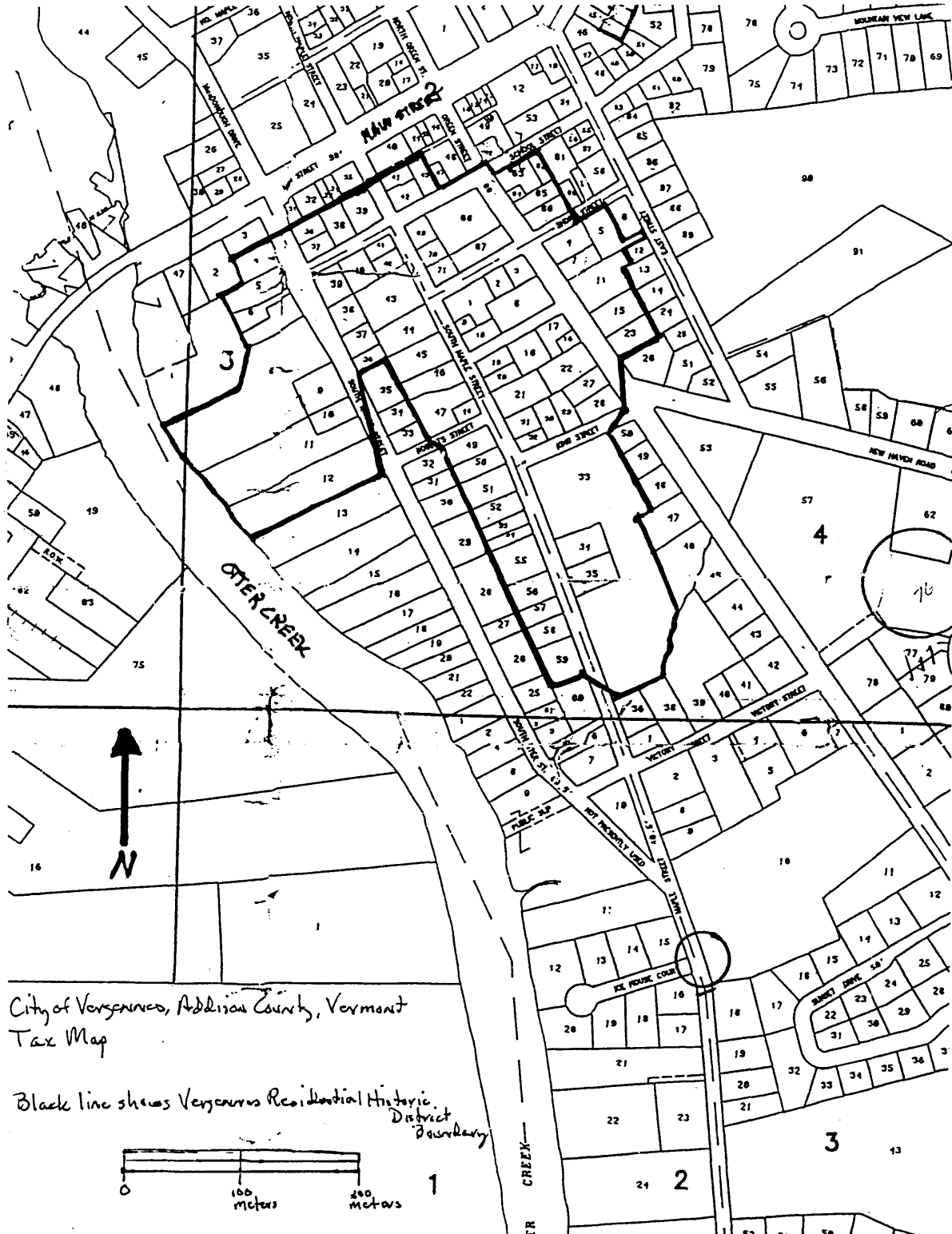
Walling, H.F. Map of Addison County, Vermont. New York, 1858.

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Vergennes Residential Historic District
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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

BOUNDARY JUSTIFICATION

The boundary includes properties within a densely populated area in Vergennes that retain integrity and are representative of the city's residential growth and architectural history. The present-day parcels are situated on the streets that are in the same plan as when the city was laid out and in 1786. The area is entirely residential except for two churches and three commercial properties and the vast majority of the structures date from the 19th century. Historically, the area has also been the site of a large public school and a small private school. The commercial district of the city is located on Main Street (Route 22A) between Otter Creek to the west and East Street to the west. The Vergennes Residential Historic District extends to the south directly from Main Street on South Water Street, South Maple Street and Green Street. The most north cross street in the district is School Street, with Short Street, Spring Street and King Street on an east/west axis. The western boundary is served by the eastern shoreline of Otter Creek with School Street the most northern street, Green Street the most eastern street and the southern boundary served by going west on King Street, then heading south to include contributing resources on South Maple Street and South Water Street. The boundaries of the district were selected to include a group of present day parcels containing significant historic architectural resources dating from the 19th century. National Register boundaries correspond to tax parcel boundaries.

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Section Owners List Page 1

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

1. Timothy Moulton
1140 Maple Street, Ext.
Vergennes, VT 05491
13 South Water Street
2. Sandra and Frank Salgado
19 South Water Street
Vergennes, VT 05491
3. Christopher K. Quinn
72/74 School Street
Vergennes, VT 05491
4. Vergennes Housing Limited Partnership
P.O. Box 165
Vergennes, VT 05491
10 South Maple Street
5. Bruce A. Isham
11 South Maple Street
Vergennes, VT 05491
6. William and Pauling Peters Trust
C/o Chittenden Trust Company
P.O. Box 820
Burlington, VT 05401
15 South Maple Street
7. Roger and Susan Hayes
P.O. Box 51
Vergennes, VT 05491
58 School Street
8. Clara Comeau
122 Panton Road
Vergennes, VT 05491
33 Green Street
9. Ramon and Donald Hallock
1451 Hallock Road
Vergennes, VT 05491
37 Green Street
10. Christopher A. Hill
300 Commandants Way, Apt. 102
Vergennes, VT 05491
41 Green Street
11. Robert Arenstein
P.O. Box 145
Vergennes, VT 05491
47 Green Street

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Section Owners List Page 2

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

12. Lucille and Henry Broughton, Trustees
51 Green Street
Vergennes, VT 05491
13. Betty Bristol
9 Short Street
Vergennes, VT 05491
14. William Thompson
57 Green Street
Vergennes, VT 05491
15. Walter and Donna Desjardin
3781 Lake Street
Vergennes, VT 05491
65 Green Street
16. Kenneth J. Smith III & Kelley S. McCrory
71 Green Street
Vergennes, VT 05491
17. Tracy Booska-Moulton and Virgie Booska
77 Green Street
Vergennes, VT 05491
18. Vernita and Timothy Weller
84 Green Street
Vergennes, VT 05491
19. Beth Marr
80 Green Street
Vergennes, VT 05491
20. Queneska, LLC.
4131 Harbor Rd.
Shelburne, VT 05482
76 Green Street
21. Greg & Paula West
70 Green St.
Vergennes, VT 05491
22. Andrew & Rebecca L. Quinn
64 Green Street
Vergennes, VT 05491
23. Peter Welch
60 Green Street
Vergennes, VT 05491

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

-
- | | | |
|-----|---|----------------------------------|
| 24. | Kimberly Palmer
56 Green Street
Vergennes, VT 05491 | Non-contributing |
| 25. | City of Vergennes | Non-contributing
Fire Station |
| 26. | Cornerstone Properties
1357 VT Route 17
E. Addison, VT 05491 | Non-contributing
48 Green St. |
| 27. | Mathew & Lynne M. Chabot
23 South Maple Street
Vergennes, VT 05491 | |
| 28. | Robert Morris
27 South Maple Street
Vergennes, VT 05491 | |
| 29. | Jean L. and John L. Roberts
29 South Maple Street
Vergennes, VT 05491 | |
| 30. | Nancy Bushey
23 Short Street
Vergennes, VT 05491 | |
| 31. | Ryan E. Williamson
29 Short Street
Vergennes, VT 05491 | |
| 32. | Paul Leach
39 South Maple Street
Vergennes, VT 05491 | |
| 33. | Gereld and Marie Senesac
41 South Maple Street
Vergennes, VT 05491 | |
| 34. | Edith Slack
9 Spring Street
Vergennes, VT 05491 | |
| 35. | Roland D. Williamson
45 - 47 South Maple Street
Vergennes, VT 05491 | |
| 36. | Peter Fenn | 49/51 South Maple Street |

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

-
- 3421 Lake Rd.
Charlotte, VT 05445
37. Clifford G. Douglas
P.O. Box 149
Vergennes, VT 05491
38. Michelle J. and William L. Fish
63 South Maple Street
Vergennes, VT 05491
39. William and Lucie Huckabay
60 South Maple Street
Vergennes, VT 05491
40. Evelyn Cushman
53 New Haven Road
Vergennes, VT 05491
41. Doris Field
8 King Street
Vergennes, VT 05491
42. St. Peters Catholic Church
85 South Maple Street
Vergennes, VT 05491
43. Bill and Chery Herrington
91 South Maple Street
Vergennes, VT 05491
44. Patricia L. Lotz
95 South Maple Street
Vergennes, VT 05491
45. Gwendolyn and Jan Gustavsen
99 Poker Hill Road
Vergennes, VT 05491
46. Sarah W. Stearns and Ramon J. Wales
106 South Maple Street
Vergennes, VT 05491
47. Peter Garon & Cheryl L. Brinkman
37 Boothwoods
Vergennes, VT 05491
48. Gladys and Richard Brinkman
94 South Maple Street

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Section Owners List Page 5

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

Vergennes, VT 05491

- | | | |
|-----|---|---|
| 49. | Nancy and Robert Hess
88 South Maple Street
Vergennes, VT 05491 | |
| 50. | Catherine Wood and Douglas Brooks
84 South Maple Street
Vergennes, VT 05491 | |
| 51. | Barbara and William Highter
80 South Maple Street
Vergennes, VT 05491 | |
| 52. | Tanya Salcedo
78 South Maple Street
Vergennes, VT 05491 | |
| 53. | Suzanne B. Ripchik
74 South Maple Street
Vergennes, VT 05491 | |
| 54. | Carroll and Jean O'Connor
66 South Maple Street
Vergennes, VT 05491 | |
| 55. | Bill Huckabay
60 South Maple Street
Vergennes, VT 05491 | |
| 56. | Judith and William Mace
P.O. Box 81
Vergennes, VT 05491 | 52 - 56 South Maple Street |
| 57. | Larry Gile
P.O. Box 197
Vergennes, VT 05491 | 48 South Maple Street
Brown-McLay Funeral Home |
| 58. | Jeffrey and Janet Cogger
46 South Maple Street
Vergennes, VT 05491 | |
| 59. | Kenneth and Ginger Epstein
40 South Maple Street
Vergennes, VT 05491 | Parker Bros. House |

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

-
- | | | |
|-----|---|----------------------------|
| 59. | Peter and Debra Jackman
22 Heath Road
Vergennes, VT 05491 | Parker Bros. House |
| 60. | Christopher A. White
28 South Maple Street
Vergennes, VT 05491 | |
| 61. | David and Victoria Jacobs
21 High Street
Vergennes, VT 05491 | 24 - 26 South Maple Street |
| 62. | Guy G. & Eleanor M. Gardner
20 South Maple Street
Vergennes, VT 05491 | |
| 63. | Richard and Joyce Adams
73 School Street
Vergennes, VT 05491 | |
| 64. | Robert Frank
77 School Street
Vergennes, VT 05491 | |
| 65. | Joseph McCaffrey
21 South Water Street
Vergennes, VT 05491 | |
| 66. | Leslie and Marie Ganson
31 South Water Street
Vergennes, VT 05491 | |
| 67. | Ronald D. Epstein
35 South Water Street
Vergennes, VT 05491 | |
| 68. | Natalie Duany
38 South Water Street
Vergennes, VT 05491 | |
| 69. | Wayne and Patricia Ganson
42 South Water Street
Vergennes, VT 05491 | |
| 70. | Paul and Cheryl Vachon
46 South Water Street
Vergennes, VT 05491 | |

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Vergennes Residential Historic District
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- 71. Harold and Anne Masterson
34 South Water Street
Vergennes, VT 05491
 - 72. First Congregational Church
30 South Water Street
Vergennes, VT 05491
 - 73. First Congregational Church
30 South Water Street
Vergennes, VT 05491
 - 74. Christopher and Laura Pettibon
22 South Water Street
Vergennes, VT 05491
 - 75a. Ludwig R. Beck
20 South Water Street
Vergennes, VT 05491
 - 75. Valerie Lafleche and Aurele and Reginea Lafleche
18 South Water Street
Vergennes, VT 05491
 - 76. Vergennes Housing Limited Partnership
P.O. Box 165
Vergennes, VT 05491
- 8 - 10 South Water Street

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

Photograph Labels

Name of Property: Vergennes Residential Historic District

Location: City of Vergennes, Addison County, Vermont

Credit: Pamela Daly

Date: October 2002

Negatives filed at the Vermont Division of Historic Preservation

Photograph # 1

View looking: East of 13 South Water St.

Building # 1

Photograph # 2

View looking: South East of 19 S. Water St. barn, 19 S. Water St. house, 23 S. Water St.

Building # 2a, 2, 64

Photograph # 3

View looking: North East of 74 School Street, house & attached barn

Building: # 3

Photograph # 4

View looking: South West of 20 S. Maple St., 10 S. Maple St.

Building: # 62, #4

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Vergennes Residential Historic District
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Photograph # 5

View looking: South East of 9 S. Maple St. 15. South Maple St.

Building: # 5, #6

Photograph # 6

View looking: North East of 15 S. Maple St.

Building: # 6

Photograph # 7

View looking: South West of 58 School St.

Building: # 7

Photograph # 8

View looking: South East of Squirrels Nest Inn

Building: # 8

Photograph # 9

View looking: East of 37 Green St.

Building: 9

Photograph # 10

View looking: East of 41 Green St.

Building: # 10

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Vergennes Residential Historic District
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Photograph # 11

View looking: East of 47 Green Street.

Building: # 11

Photograph # 12

View looking: South East of 51 Green Street

Building: # 12

Photograph # 13

View looking: South East of 9 Short St.

Building: # 13

Photograph # 14

View looking: East of 57 Green St.

Building: # 14

Photograph # 15

View looking: East of 65 Green St.

Building: # 15

Photograph # 16

View looking: South East of 71 Green St., 77 Green St.

Building: # 16, #17

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

Photograph # 17

View looking: East of 77 Green St.

Building: # 17

Photograph # 18

View looking: West of 84 Green St.

Building: # 18

Photograph # 19

View looking: North West of 80 Green St., 76 Green St.

Building: # 19, #20

Photograph # 20

View looking: West of Barn at 76 Green St.

Building: # 20a

Photograph # 21

View looking: West of 70 Green St.

Building: # 21

Photograph # 22

View looking: West of 64 Green Street.

Building: # 22

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Vergennes Residential Historic District
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Photograph # 23

View looking: West of House at 60 Green St.

Building # 23

Photograph # 24

View looking: North West of Barns at 60 Green St.

Building # 23a, #23b

Photograph # 25

View looking: South East of 23 S. Maple St.

Building # 27

Photograph # 26

View looking: South East of 27 S. Maple St.

Building # 28

Photograph # 27

View looking: East of 29 S. Maple St.

Building # 29

Photograph # 28

View looking: South East of 29 Short St.

Building # 31

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Photograph # 29

View looking: North East of 39 S. Maple St., 43 S. Maple St.

Building # 32, #33

Photograph # 30

View looking: South of 9 Spring St.

Building # 34, #34a, #34b

Photograph # 31

View looking: East of 45 S. Maple St.

Building # 35

Photograph # 32

View looking: East of 49 S. Maple St.

Building # 36

Photograph # 33

View looking: East of 53 S. Maple St.

Building # 37

Photograph # 34

View looking: East of 63 S. Maple St.

Building # 38

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Vergennes Residential Historic District
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Photograph # 35

View looking: North East of 12 King St., 8 King St.

Building # 40, # 41

Photograph # 36

View looking: South East of St. Peters Catholic Church

Building # 42

Photograph # 37

View looking: East of St. Peters Rectory

Building # 42a

Photograph # 38

View looking: East of St. Peters Recreational Hall

Building # 42b

Photograph # 39

View looking: East of 91 S. Maple St., 95 S. Maple St.

Building # 43, # 44

Photograph # 40

View looking: East of barn at 95 S. Maple St.

Building # 44a

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Vergennes Residential Historic District
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Photograph # 41

View looking: South West of 110 S. Maple St., 106 S. Maple St.

Building # 45, # 46

Photograph # 42

View looking: South West of 100 S. Maple St.

Building # 47

Photograph # 43

View looking: West of 90 S. Maple St.

Building # 48

Photograph # 44

View looking: South West of 88 S. Maple St., 84 S. Maple St.

Building # 49, # 50

Photograph # 45

View looking: West of 80 S. Maple St.

Building # 51

Photograph # 46

View looking: North West of 78 S. Maple St.

Building # 52

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Vergennes Residential Historic District
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Photograph # 47

View looking: West of 74 S. Maple St.

Building # 53

Photograph # 48

View looking: West of 66 S. Maple St.

Building # 54

Photograph # 49

View looking: West of 52 S. Maple St.

Building # 56

Photograph # 50

View looking: West of Brown McClay Funeral Home, Norton House

Building # 57, # 58

Photograph # 51

View looking: South West of Parker Brothers House

Building # 59

Photograph # 52

View looking: North West of barn behind Parker Bros. House

Building # 59a

United States Department of the Interior
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET**

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Photographs

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

Photograph # 53

View looking: North West of 28 S. Maple St.

Building # 60

Photograph # 54

View looking: West of 24 S. Maple St.

Building # 61

Photograph # 55

View looking: South West of 20 S. Maple St., and barn to the right (on School St.)

Building # 62, #62a

Photograph # 56

View looking: South of barn of 20 S. Maple St. located on School St.

Building # 62a

Photograph # 57

View looking: South West of 73 School Street

Building # 63

Photograph # 58

View looking: South of barn at 73 School Street

Building # 63a

United States Department of the Interior
National Park Service

**NATIONAL REGISTER OF HISTORIC PLACES
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Photographs

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

Photograph # 59

View looking: South West of 23 S. Water St. garage, 23 S. Water St. house

Building # 64a, # 64

Photograph # 60

View looking: South East of 21 S. Water St., 31 S. Water St., 35 S. Water St.

Building # 65, # 66, # 67

Photograph # 61

View looking: South East of 31 S. Water St.

Building # 66

Photograph # 62

View looking: North West of 35 S. Water St.

Building # 67

Photograph # 63

View looking: South West of left to right – 46 S. Water St., 42 S. Water St., 38 S. Water St.

Building # 70, 69, 68

Photograph # 64

View looking: South West of Vergennes Congregational Church Parsonage

Building # 72

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES CONTINUATION SHEET

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Photographs

Vergennes Residential Historic District
Vergennes, Addison County, Vermont

Photograph # 65

View looking: South West of Vergennes Congregational Church

Building # 73

Photograph # 66

View looking: South West of 22 S. Water St.

Building # 74

Photograph # 67

View looking: West of Carriage House at Hawley House

Building # 75 a

Photograph # 68

View looking: West of Hawley House

Building # 75

Photograph # 69

View looking: South West of left to right – Vergennes Congregational Church,
22 S. Water St., Hawley House, 10 S. Water St.

Building # 76

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES CONTINUATION SHEET

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Vergennes Residential Historic District
Vergennes, Addison County, Vermont

GEOGRAPHICAL DATA

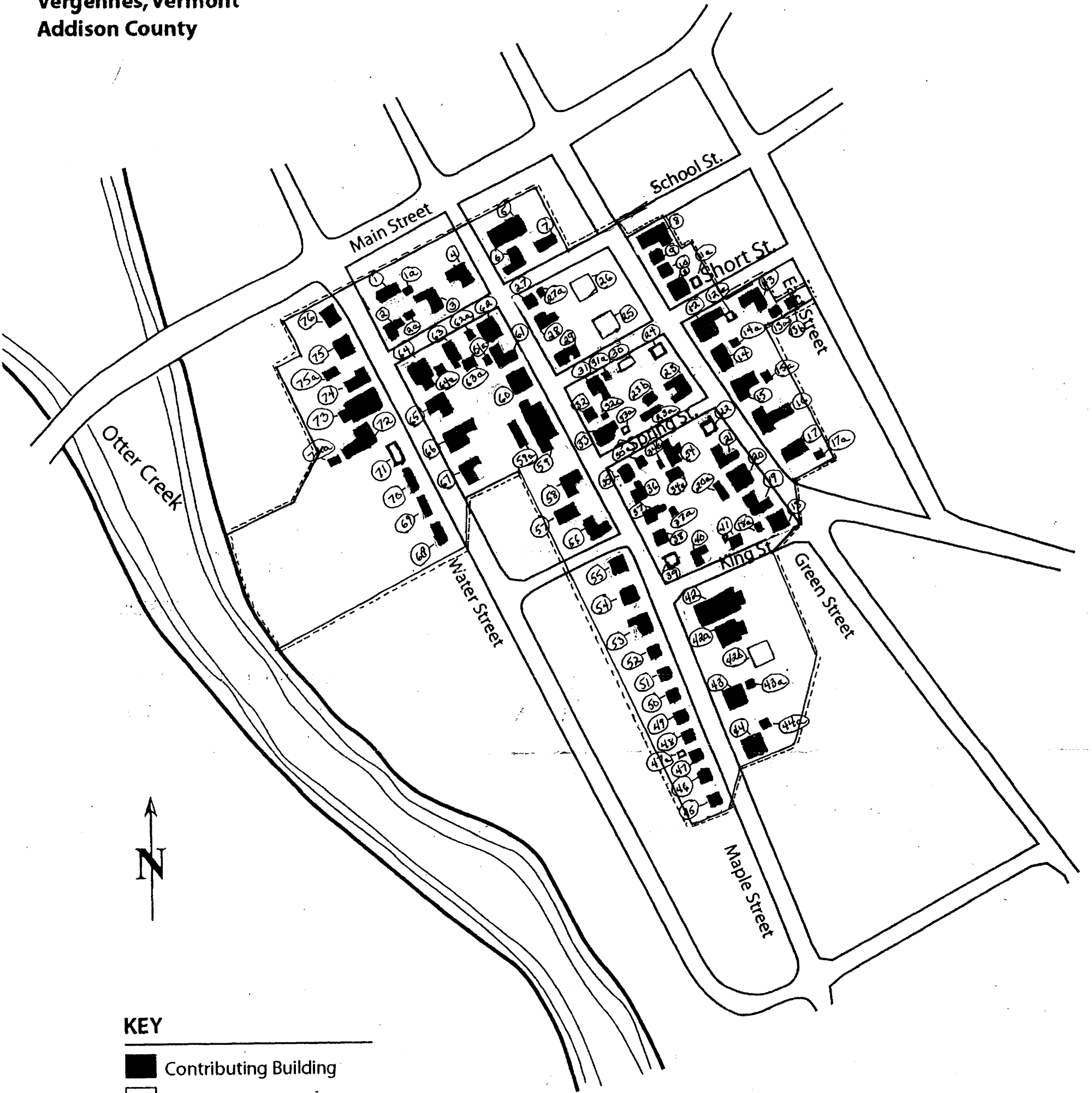
UTM Reference

5: 18 639511 4891435



VERBAL BOUNDARY DESCRIPTION

The heavy black outline on the attached local tax map defines the boundary of the nominated district.

Vergennes Residential Historic District
Vergennes, Vermont
Addison County



KEY

-  Contributing Building
-  Non-contributing Building

SCALE

