

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

*Listed*  
*NR# 4112102 136-5049*

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**

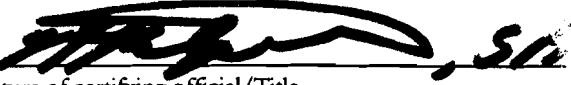
historic name **Tree Streets Historic District**  
other names/site number **DHR file no. 136-5049**

**2. Location**

street & number **roughly bounded by Pine Ave., Eleventh St., S. Wayne Ave., Sixteenth St., and Oak Ave.**  
city or town **Waynesboro** N/A not for publication  
state **Virginia** code **VA** county **Waynesboro (city)** code **820** N/A vicinity  
zip code **22980**

**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.)

  
Signature of certifying official/Title

  
Date

**Virginia Department of Historic Resources**

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/Title

Date

State or Federal agency and bureau

**4. National Park Service Certification**

I hereby certify that this property is:

Signature of the Keeper

Date of Action

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):

**Tree Streets Historic District**

Name of Property

**Waynesboro (Independent City), Va.**

County and State

**5. Classification****Ownership of Property**

(Check as many boxes as apply)

**Category of Property**

(Check only one box)

**Number of Resources within Property**

(Do not include previously listed resources in the count.)

<input checked="" type="checkbox"/> private	<input type="checkbox"/> building(s)	Contributing	Noncontributing
<input checked="" type="checkbox"/> public-local	<input checked="" type="checkbox"/> district	445	105 buildings
<input type="checkbox"/> public-State	<input type="checkbox"/> site	2	7 sites
<input type="checkbox"/> public-Federal	<input type="checkbox"/> structure	7	29 structures
	<input type="checkbox"/> object		objects
		454	141 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)

*Category***DOMESTIC***Subcategory*

single dwelling  
multiple dwelling  
secondary structure  
specialty store  
hospital  
library  
street furniture/object  
religious facility  
church-related residence

**Current Functions**

(Enter categories from instructions)

*Category***DOMESTIC***Subcategory*

single dwelling  
multiple dwelling  
secondary structure  
professional  
business  
library  
street furniture/object  
religious facility

**COMMERCE/TRADE****HEALTH CARE****EDUCATION****LANDSCAPE****RELIGION****COMMERCE/TRADE****EDUCATION****LANDSCAPE****RELIGION****7. Description****Architectural Classification**

(Enter categories from instructions)

Greek Revival  
Queen Anne  
Late Victorian  
Classical Revival  
Colonial Revival  
Tudor Revival  
Bungalow/Craftsman  
Modern Movement  
Other

**Materials**

(Enter categories from instructions)

foundation	brick
walls	concrete
	wood
	brick
	vinyl
	metal
roof	metal
	asphalt
	asbestos
	slate
other	concrete
	wood
	stone
	metal

**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 number 7 Page 1Tree Streets Historic District  
Waynesboro, Va.

## DESCRIPTION

### *Summary Description*

The Tree Streets Historic District, located in the City of Waynesboro, Virginia, encompasses a total of 595 resources (454 contributing, 141 non-contributing) located in a large residential area of approximately 120 acres. The area is roughly bounded by Pine Avenue, Eleventh Street, South Wayne Avenue, Sixteenth Street, and Oak Avenue. The district occupies land that slopes downward from northwest to southeast toward a large curve of the South River. Beyond the river, the Blue Ridge Mountains form a dramatic backdrop. The city's historic business district lies just to the northeast. Above-ground resource types represented in the district include buildings such as single-family houses, duplexes, apartment buildings, churches, garages, stables, and sheds; structures such as carports, pergolas, arbors, gate pillars, and play structures; and sites such as former building foundations. This nomination does not assess the potential for archaeological resources within the district's boundaries. The district's oldest above-ground historic resources are the vernacular Old Stone House (ca. 1800), associated with the area's early settlement; and Greek Revival-style Rose Cliff (ca. 1860), seat of the former plantation and orchard from which much of the district's lands were derived.

The majority of the resources in the district are residential buildings that date from the 1890s through the 1950s. Exteriors encompass nearly the entire range of building materials available during the period. Weatherboard-sided frame construction is most prevalent, but masonry in the form of brick or brick-veneered concrete or tile is also widespread throughout the district. Gabled or hipped roof forms dominate, and were historically covered with such materials as standing-seam-metal, pressed-metal shingles, slate shingles, or synthetic (asbestos) shingles designed to resemble slate or wood. Asphalt shingles were regularly employed in the post-World War II era. Historic-period double-hung wood sash, with divided lights in a variety of patterns (dependent on the architectural style of a building) were specified throughout the district through at least the 1950s, excepting a few houses that incorporated multi-pane steel casements.

Not every historic resource is easily categorized by architectural style, but common modes found in the district include Queen Anne, Arts & Crafts, Craftsman, Tudor Revival, Colonial Revival, and Modern. House forms common in the district include the center-passage-plan forms, both the single-pile types sometimes referred to as "I-houses," and blockier double-pile types; asymmetrical, additive late Victorian types; two-story American Foursquares; story-and-a-half bungalows; and single-story or split-level, sprawling ranch houses.

**Tree Streets Historic District**

Name of Property

**Waynesboro (Independent City), Va.**

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.

**Areas of Significance**

(Enter categories from instructions)

**ARCHITECTURE  
COMMUNITY PLANNING & DEVELOPMENT****Significant Person**

(Complete if Criterion B is marked above).

**Architect/Builder**

see continuation sheet

**Narrative Statement of Significance**

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

**9. Major Bibliographical References****Bibliography**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

**Previous documentation on file (NPS):**

- preliminary determination of individual listing  
(36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_

**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 fifty years.

**Period of Significance****ca. 1800-1951****Significant Dates****1889****Cultural Affiliation****N/A****Primary location of additional data:**

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

Name of repository:

**Tree Streets Historic District**

Name of Property

**Waynesboro (Independent City), Va.**

County and State

**10. Geographical Data****Acreage of Property** approximately 120 acres**UTM References**

(Place additional UTM references on a continuation sheet)

	Zone	Easting	Northing		Zone	Easting	Northing
1	17	684610	4215380	3	17	685100	4214940
2	17	684880	4215290	4	17	684700	4214400

X 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	Leslie A. Giles and J. Daniel Pezzoni, Architectural Historians		
organization	Landmark Preservation Associates	date	August 15, 2001
street & number	6 Houston Street	telephone	(540) 464-5315
city or town	Lexington state VA	zip code	24450

**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	<b>see attachments</b>	
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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Continuation Sheet**

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**Tree Streets Historic District  
Waynesboro, Va.**

**Description (continued)**

***Inventory Summary***

The inventory is comprised of narrative entries describing the architecture and (when known) the history of each resource. The entry headings give the status of the resource as contributing to the historic character of the district (C) or noncontributing (N), the address, the resource name, and the known or approximate date. Secondary resources (outbuildings typically) have their own entries, indented following the entry for each primary resource, and including all the information listed above except the address.

Approximate dates are preceded by "ca.", the abbreviation for the Latin word *circa*, meaning "about." Dates were determined in a number of ways. Occasionally historic sources or knowledgeable individuals would provide a precise or approximate date or period of construction. In the early 1990s architectural history student Shannon Reynolds of Mary Washington College documented many of the district's buildings and assigned them dates apparently derived from city building license files; these dates are followed by the notation (R). The Sanborn Map Company mapped portions of the district in the years 1907, 1913, 1920, 1925, 1930 and 1948; these dates (usually approximate) are followed by the notation (S). Waynesboro realtor Carl Bailey maintained property information sheets for a number of houses in the Tree Streets neighborhood; dates from these sheets are followed by the notation (B). Some dates cite the notations in combination. Some entry headings give a chain of dates; these refer to the dates of original construction and subsequent major modifications. When the various sources were not helpful in dating a building, or when a given date seemed to be contradicted by the architecture, the authors exercised their discretion in assigning dates.

Likewise the authors employed several criteria for assigning names to resources. When known the name or names of the original owners or occupants of a property were assigned. For many properties the name that appears for a given address in the 1935 city directory was assigned (the 1935 directory is apparently the oldest to survive in the collections of the Waynesboro Public Library). Occasionally a generic descriptor such as "House" was assigned for a primary resource. Secondary resources such as garages, sheds, and so forth typically have generic descriptors.

The body of the entry describes the major and many of the minor physical attributes of the resource and, when applicable, their evolution or similarities to related resources. Historical information, which is mostly derived from knowledgeable individuals and from secondary written sources, usually focuses on the original owners or occupants of a building and, when known, the builder and/or architect. Many entries are followed by source or bibliographical information contained in parentheses. Names in parentheses refer to the individual(s) who supplied information.

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Tree Streets Historic District  
Waynesboro, Va.

### Description (continued)

#### Terminology Notes:

- Porch columns with round cross sections and simply molded bases and tops (remotely inspired by Doric or Tuscan prototypes) are typically referred to by the generic term "classical."
- Unless stated otherwise, all Doric, Ionic, Corinthian and classical columns, all roof/gable/dormer vents, and all porch posts and balusters are wooden.
- All porch posts are understood to have square cross sections unless they are turned, in which case they have combined square and circular cross sections.
- Unless stated otherwise, all metal porch supports and railings are modern
- The designation "#/# window" refers to double-hung sash windows with the number of panes in the upper and lower sashes noted.
- In the context of a historic building, a "modern" window means the sash are modern, not the window opening itself.
- A bracketed (porch) stoop is one that is supported by brackets in cantilever fashion, rather than by posts or columns.
- Unless otherwise noted, all decks are modern.

#### *Inventory*

##### 11<sup>TH</sup> STREET

C. 714 Eleventh St. Fishburne Infirmary. Ca.1910.

Two-story frame Victorian house with vinyl siding and an asphalt-shingled roof with two-story gabled front wing. The one-story wraparound porch has classical wood columns and a wooden railing. Other features include a brick foundation and interior chimney, a one-story front bay window, a front entry with transom and sidelights, 2/2 windows, and one- and two-story rear wings. The house first appears on the 1930 Sanborn map identified as the infirmary of Fishburne Military School, located across the street, but its style and form suggest it is older. Possibly it was moved to the site.

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Tree Streets Historic District  
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Description (continued)

C. 717-719 Eleventh St. House. 1929.

Two-story Craftsman duplex of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with shed dormers with brackets and wood-shingle siding. The dual one-story front entry porches have tapered posts on brick pedestals, square-section balusters, exposed rafter ends, wood-shingled gables, and aluminum awnings. Other features include exterior brick chimneys with convex or quarter-round shoulders, 4/1 and some 2/1 windows, and inset one-story porches at both back corners. A low brick retaining wall with concrete coping extends along Eleventh and the alley. The duplex is identical to 721-723 Eleventh, located next door. Both were built by Jake Fisher as rental properties. This duplex was occupied by William A. Gamble (717) and Frank B. Miller (719) in 1935. (James K. Wright)

C. Garage. 1930s (S).

One-story frame with brick-pattern metal siding and doors, an asphalt-shingled gable roof, and a poured-concrete foundation.

N. Carport (metal). 3rd quarter 20th c.

C. 721-723 Eleventh St. House. 1929.

Two-story Craftsman duplex of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with shed dormers with brackets and wood-shingle siding. The dual one-story front entry porches have tapered posts on brick pedestals, square-section balusters, exposed rafter ends, wood-shingled gables, and aluminum awnings. Other features include exterior brick chimneys with convex or quarter-round shoulders, 4/1 and some 2/1 windows, and inset one-story porches at both back corners. The duplex is identical to 717-719 Eleventh, located next door. Both were built by Jake Fisher as rental properties. 721 was occupied by Earl M. Bishop in 1935 and 723 by Frank P. White. (James K. Wright)

C. Garage. 1930s (S).

One-story frame with brick-pattern metal siding and doors, an asphalt-shingled gable roof, and a poured-concrete foundation.

C. 727 Eleventh St. Stanley M. Garber House. Ca. 1900.

Two-story frame Victorian house with vinyl siding and a metal-sheathed hip roof with gables with peaked louvered gable vents and metal ridge finials. The one-story wraparound porch has classical wood columns and turned balusters and is partially enclosed. Other features include a brick foundation and interior chimney, a front entry with transom flanked by a diamond-shaped window, 1/1 windows, and a back deck.

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Tree Streets Historic District  
Waynesboro, Va.

### Description (continued)

#### C. 815 Eleventh St. Sidney and Olly White House. Ca. 1932.

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gambrel roof with large front and back shed dormers and round-arched louvered vents in the ends. Other features include a poured-concrete foundation, an east-end exterior brick chimney, a front entry stoop on scrolled brackets, an east end one-story sunroom, and 6/1 windows. Sidney G. White of White Department Store and his wife Olly Belle had this house built. The house was later owned by a Mr. Walton who operated a service station. (James K. Wright; George R. Hawke)

#### C. Garage. 1930s.

One-story frame with brick-pattern metal siding, an asphalt-shingled gable roof, a poured-concrete foundation, and wood and glass panel doors.

#### C. 816 Eleventh St. Oliver Smith House. 1930s.

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a large gabled vinyl-sided front dormer. The engaged front porch has paired classical wood columns on brick pedestals. Other features include a poured-concrete foundation with a soldier-course band at the transition to brick, variegated red and olive drab brickwork, an exterior brick chimney with convex or quarter-round shoulders, and 6/6 windows with soldier lintels. The house is virtually identical to its neighbor at 820 Eleventh, and both houses were built by hardware store owner W. C. Saunders. (James K. Wright)

#### C. 820 Eleventh St. House. 1930s.

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a large gabled vinyl-sided front dormer. The engaged front porch has paired classical wood columns on brick pedestals. Other features include a poured-concrete foundation with a soldier-course band at the transition to brick, variegated red and olive drab brickwork, an exterior brick chimney with convex or quarter-round shoulders, and 6/6 windows with soldier lintels. A two-story garage and apartment formerly belonging to this house was converted into a dwelling and assigned the address 320 Pine Avenue. The house is virtually identical to its neighbor at 816 Eleventh, and both houses were built by hardware store owner W. C. Saunders. In 1935 this house contained two apartments occupied by J. Edwin Turner and Harold C. Turner. (James K. Wright)

### 12<sup>th</sup> STREET

#### N. 510-512 Twelfth St. House. Ca. 1910; late 1920s (S).

Two-story frame house with novelty vinyl siding and a metal-sheathed front-gable roof. The two-tier front porch has modern posts and square-section balusters and an enclosed upper tier. Other features

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**Tree Streets Historic District  
Waynesboro, Va.**

**Description (continued)**

include a poured-concrete foundation, interior brick flues, a slightly lower two-story rear wing, and 2/2 windows. Sanborn maps suggest the building was built between 1907 and 1913 to serve as a carriage house, but for what residence is unclear. It originally (and through 1948) had a story-and-a-half east-side shed wing. On the 1920 map the building is identified as "auto house." Between 1925 and 1930 it was made into a dwelling. The house contained two apartments in 1935 occupied by J. L. Myers and J. M. Parr.

**13<sup>TH</sup> STREET**

C. 815 Thirteenth St. W. E. Trieschmann House. Ca. 1929.

Two-story frame Tudor Revival house with stucco exterior and an asphalt-shingled gable roof. A prominent gabled front projection extends to engage a front entry with a round-arched opening and batten door. Other features include an east-end exterior brick chimney with a single paved shoulder, an east-end one-story shed-roofed wing, a west-end bracketed stoop, and modern 4/4, 6/6 and 8/8 windows. A wood privacy fence extends along the alley.

N. Carport (frame). Late 20th c.

C. 816 Thirteenth St. House. 1920s; 1930s-40s (\$).

Two-story frame house with vinyl siding, an asphalt-shingled gable roof, a poured-concrete foundation, and 1/1 windows. Sanborn maps show that a one-story garage was built on the spot in the early 1920s. By 1930 the garage had received a second story, probably an apartment. On the 1948 map the building is designated as an asbestos-sided dwelling.

N. Garden shed (metal). Late 20th c.

**14<sup>TH</sup> STREET**

N. 531-533 Fourteenth St. House. Late 20th c.

One-story Ranch duplex of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, two recessed front entries with sidelights, integral garages at both ends with vinyl panel doors, and 6/6 windows. A curved brick wall with cross-shaped holes runs through the east side yard to connect to a shed.

N. Shed. Late 20th c.

One-story frame with vinyl siding, a metal-sheathed gable roof, and a poured-concrete foundation.

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**Tree Streets Historic District  
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**Description (continued)**

C. 609 Fourteenth St. E. H. White House. Late 1920s (S).

Two-story Craftsman Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with decorative exposed rafter ends. The one-story front porch has square-section wood columns, a pergola-like cornice, and a board railing. Other features include a side exterior brick chimney with stepped shoulders, a side exterior brick flue, 6/1 windows with soldier-course lintels, and a two-tier back porch with posts and square-section balusters.

C. Garage. Ca. 1950.

One-story frame with corrugated metal-sided walls and gable roof.

C. 612 Fourteenth St. House. 1930s.

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with asbestos-sided hipped dormers. The front entry stoop has scrolled brackets, an arched cutout in the gable, and modern steps with square-section balusters. Other features include a poured-concrete foundation, a side exterior brick chimney with a single paved shoulder, 6/6 windows, and a one-story rear wing.

N. 615 Fourteenth St. House. Ca. 1970.

One-story Ranch-style duplex of stretcher brick-veneer frame construction with an asphalt-shingled gable roof and 6/1 windows.

C. 616 Fourteenth St. Leap Apartments. 1930s-40s (S).

Two-story apartment building with a stucco exterior and asphalt-shingled hip roof. The building is distinguished by brick quoining at corners and around door and window openings, and soldier-course bands marking floor levels. Other features include a reworked two-tier front porch with treated lumber posts, diagonal struts, and square-section balusters, a rockfaced concrete-block foundation, 6/1 windows, and a two-story aluminum-sided frame rear wing with an exterior steel stair. In front is a parking area.

C. Garage. 1930s-40s (S).

One-story garage of same construction as house with an asphalt-shingled gable roof and metal-clad doors.

C. 620 Fourteenth St. Nelson and Virginia Bell House. 1910s (S).

Two-story frame Foursquare-form house with asbestos-shingle siding and an asphalt-shingled hip roof with a hipped dormer containing windows and vents. The one-story wraparound porch has classical

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**Tree Streets Historic District  
Waynesboro, Va.**

**Description (continued)**

wood columns and square-section balusters. Other features include a poured-concrete foundation, an interior brick chimney, an original front entry with sidelights and a later secondary entrance next to it, and 1/1 windows. A poured-concrete retaining wall extends across the front of the lot. The house has been converted into two apartments. Dr. Nelson Bell and his wife Virginia, parents-in-law of the Rev. Billy Graham, formerly lived in the house. In 1935 the house and an apartment were occupied by Mrs. J. K. Jones and T. N. Taylor. (James K. Wright)

N. 701 Fourteenth St. House. Ca. 1970.

One-story Ranch-style duplex of stretcher brick-veneer frame construction with an asphalt-shingled gable roof and 6/6 windows.

N. 7XX (odd). Fourteenth St. House. Late 20<sup>th</sup> c.

One-story Ranch-style duplex of stretcher brick-veneer frame construction with an asphalt-shingled front-gable roof and 2/2 windows.

C. 712 Fourteenth St. K. H. Maier House. 1910s.

Story-and-a-half frame Craftsman bungalow with wood-shingle siding and an asphalt-shingled gable roof with brackets, decorative exposed rafter ends, a large vinyl-sided shed dormer on the front, and a smaller rear shed dormer. The engaged front porch has wood-shingled rectangular-section pillars and square-section balusters. Other features include a poured-concrete foundation, interior brick flues, a decorative window next to the front entry, and 1/1 windows with decorative upper sash. A stone retaining wall with a concrete coping borders the street and alley.

C. Garage. 1910s.

One-story frame with wood-shingle siding, an asphalt-shingled gable roof, and a sliding matchboard door.

C. 720 Fourteenth St. McCarthey E. Driver House. 1910s.

Story-and-a-half frame Craftsman bungalow with novelty vinyl siding and an asphalt-shingled gable roof with a large front gabled dormer with wood-shingle siding and brackets. The engaged front porch has two-stage square-section brick pillars and square-section balusters. Other features include a poured-concrete foundation, an interior brick chimney, 20/1 and 16/1 windows, and a modern upper-floor enlargement to the rear. McCarthey E. Driver of the Driver Sales & Service Dodge and Plymouth dealership lived in the house in the 1930s. (James K. Wright)

C. 816 Fourteenth St. W. M. Lewis House. 1928-29.

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**Description (continued)**

Two-story frame house with stucco exterior and an asbestos-shingle gable roof. The one-story front porch has square-section wood supports and modern and historic enclosures, the latter being an entry vestibule with a door flanked by a sidelight-like window. Other features include an interior brick chimney with terra-cotta chimney pots, 4/1 and 1/1 windows, and a side deck.

C. 817 Fourteenth St. E. V. Kerr House. 1928-29.

Two-story frame house with stucco exterior and an asbestos-shingled gable roof with three small front gables above the second-story windows. The front entry stoop stands on posts and has a gable with arched cutout. Other features include an interior brick chimney, an east-end bracketed stoop, and 6/6 windows.

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, an asbestos-shingled gable roof, a poured-concrete foundation, and matchboard doors.

C. 819 Fourteenth St. K. V. Williams House. 1928-29.

Two-story frame house with stucco exterior and an asbestos-shingled gable roof. Other features include an interior brick chimney, a pedimented front entry with concrete steps, an east-end bracketed stoop, and 6/6 windows with batten shutters.

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, a gable roof, a partially infilled doorway with a wood panel door, and an early side shed addition.

N. Play structure (frame). Late 20th c.

C. 823 Fourteenth St. G. L. Carlisle House. 1928-29.

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asbestos-shingle front-gable roof. The elevations facing Pine and Fourteenth have round-arched openings with keystones on the first story. The two corner openings form a corner porch. The other openings have original stucco infill and 6/6 windows. Other features include an interior brick chimney with terra-cotta chimney pots, and a soldier-course band at the second-story floor level. The house is overgrown with ivy and Virginia creeper. A less well preserved example of this house type stands across the street at 610 Pine.

C. Garage. 1928-29.

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**Description (continued)**

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, a wood and glass panel door, and 6/6 windows.

N. 9XX (even) Fourteenth St. Apartment building. Ca. 1970.

Two-story apartment building of stretcher brick-veneer frame construction with an asphalt-shingled gable roof and a large front parking lot.

C. Fourteenth St. at Locust Ave. (south side). Gate pillars. Ca. 1925.

Pair of square-plan stone gate pillars flanking an entrance to the Forest Hills Addition. Pillars employ rough stone blocks with a cast stone top; set into the pillars with tiles are the street names at the intersection, along with the name "Forest Hills."

C. Fourteenth St. at Cherry Ave. (south side). Gate pillars. Ca. 1925.

Pair of square-plan stone gate pillars flanking an entrance to the Forest Hills Addition. Pillars employ rough stone blocks with a cast stone top; set into the pillars with tiles are the street names at the intersection, along with the name "Forest Hills."

**15<sup>th</sup> STREET**

C. 814 Fifteenth St. Buck and Elizabeth Hanger House. Ca. 1940.

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The engaged front porch has elliptically arched spans above rectangular-section brick pillars, and there is a decorative brick-lattice railing. Other features include an exterior end brick chimney with convex quarter-round shoulders, a poured-concrete foundation, a bracketed side stoop, soldier-course lintels over 6/1 windows, a basement-level garage with wood and glass panel doors, and a back deck. Buck Hanger was a railroad express agent. His wife Elizabeth was the daughter of J. W. Bowman, whose house stands next door at 704 Pine. Nearly identical to this house is that of Elizabeth B. Hanger's sister Louise Bowman Harmon at 710 Pine. (J. Sidney Langrall)

C. 1115 Fifteenth St. House. Ca. 1940.

One-story, composition board-sided frame single-family dwelling with Tudor and Colonial Revival influences. Features include a single-leaf paneled wood and leaded-glass door, 6/6 double-hung wood sash, an asphalt-shingled roof with a steeply pitched projecting front gable, and a central interior brick chimney. A small bluestone-paved terrace transitions from a curving bluestone front walk to the entry. A one-story shed addition extends the length of the rear elevation.

C. 1117 Fifteenth St. House. Ca. 1950.

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**Description (continued)**

Story-and-a-half Cape Cod single-family dwelling of composition board-sided frame construction, located on a corner lot bounded by Fifteenth Street and Oak Avenue. Features include a single-leaf wood and glass paneled door, 8/8 double-hung wood sash, and asphalt-shingled gable roof, a central interior brick chimney, and front and rear gabled dormers. Front and rear elevations retain dentil cornices, while crown molding embellishes the house's gable ends. Additions include gabled side and rear wings, a rear shed extension, and a rear modern deck. Extensive perennial gardens at front and rear of property. The front entry is accessed via brick walkways that lead from asphalt-paved parking areas.

C. Shed. 2<sup>nd</sup> quarter 20<sup>th</sup> c.

One-story gabled frame storage shed with weatherboard siding.

**CHERRY AVENUE**

C. 601 Cherry Ave. House. Ca. 1948.

One-and-a-half-story Colonial Revival style single-family dwelling of brick construction with a recessed central entry with a single-leaf paneled door set into a paneled embrasure, with a door surround consisting of paneled pilasters, a fan transom, and a projecting entablature. Windows consist of 6/6 double-hung wood sash; the gabled roof is covered in wood-look asbestos shingles; two exterior end brick chimneys have corbelled caps; and the façade features a molded cornice with modillions and guttae. The Colonial Revival theme is carried further with the use of a front screen door that incorporates a Chinese Chippendale lower panel. One of a number of homes in the Forest Hills Addition designed by the Staunton architectural firm of T. J. Collins & Son. (Calder Loth; Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District").

C. 604 Cherry Ave. Between 1935 and 1948 (S). Johnson House.

One-and-a-half-story single-family dwelling of masonry construction featuring stretcher bond brickwork, "dovecote" vent detailing at upper gable ends, and brick corbelling and modillions beneath a molded wood cornice. Two massive central interior chimneys with corbelled caps, and three hipped dormers, punctuate the wood-look asbestos shingles of the gabled roof. Roughsawn siding sheathes the upper gables. Multipane steel casements occupy window openings. The recessed central front entry features a Greek Revival-inspired pilastered door surround and a single-leaf paneled wood and glass door. One of a number of homes in the Forest Hills Addition designed by the Staunton architectural firm of T. J. Collins & Son. (Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District"). Johnson headed the Benger Laboratory at the Waynesboro Du Pont plant. (Frances Cook).

C. Carport. Ca. 1940.

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### Description (continued)

Brick piers support the tall pyramidal roof of this structure, essentially a detached porte cochere, which is roofed with slate shingles.

N. 627 Cherry Ave. House. Ca. 1960.

One-story Ranch of painted stretcher-bond brick with a recessed front entry, double-hung vinyl sash, an asbestos-shingled gable roof, and a central interior chimney.

C. 640 Cherry Ave. Patricks House. Ca. 1940 (S).

One-and-a-half-story single-family dwelling of brick construction in the Arts & Crafts mode. Architectural features include a single-leaf door with wood and leaded-glass panels, multi-pane steel casement windows, a gable roof with wood-look asbestos shingles, an exterior end brick chimney with a corbelled cap, and a one-story, one-bay wood entry hood supported by triangular braces. A semi-detached one-story garage is situated on the east end of the house. Built sometime between 1935 and 1948, this was home to the Patricks family (Frances Cook).

C. 645 Cherry Ave. Ed W. Moore House. Between 1925 and 1930 (S).

Two-story, Georgian Revival style, brick-veneered tile block single-family dwelling with brickwork laid in 9-course American bond with Flemish variant. The slate-shingled gable roof has two exterior end brick chimneys with paneled faces. The central entry features a single-leaf paneled wood door with sidelights and a semicircular transom, all set beneath a one-story, three-bay, semicircular entry porch with unfluted classical columns. Most windows have 8/8 double-hung sash, set into openings with jack arches and keystones; a feature window set over the main entry incorporates a Palladian tripartite window framed by pilaster details. The façade's full entablature includes a wide frieze and molded cornice. Two side porches flank the main block of the dwelling; each has paired square columns and geometric-pattern roof railings. This house was the second built in the Forest Hills development. (Frances Cook).

C. 656 Cherry Ave. Richard and Mary Clemmer House. 1927.

Two-story masonry single-family dwelling in an eclectic Tudor Revival style, constructed of random rubble stone walls and contrasting brick gables featuring intricate brick panels, selected stone details, and half-timbering. This sprawling house has an asymmetrical form, an arcaded side porch, multi-pane steel casement windows, a slate-shingled gable roof with a cross gable, and a massive exterior end random rubble stone chimney. The principal entry is defined by a recessed arched opening, and features a single-leaf wood and glass door.

Richard Hogshead Clemmer, originally of Middlebrook, and his wife Mary Morris Hoge Clemmer,

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originally of Frankfort, Kentucky, moved to Waynesboro after the First World War. R. H. Clemmer first worked with the American Steel & Wire Co., then in 1925 he joined his uncle F. Percy Loth's Loth Stove Co. as vice president. General Electric purchased the company in 1930 but sold back to Clemmer and others the coal and wood stove works. Clemmer merged with the Rife Ram & Pump operation to form Rife-Loth Co., and later he developed a line of ornamental brass items that formed the mainstay of Virginia Metalcrafters. Mary Clemmer managed the office and traveled to New York on behalf of the company. Their 1927 house, designed by a California architect, was the first in the Forest Hills section, which the Clemmers developed. The rock came from Afton Mountain near Swannanoa, and landscape architect A. A. Farnham designed the gardens, which took forty-five years to perfect according to his plans (Frances Cook; James F. Cook Jr., owner).

**C. Garden. 1927-1972.**

Multi-level pleasure garden designed by landscape architect A.A. Farnham and implemented in stages by the Clemmer family over several decades. The large, steeply sloped lot incorporates numerous terraces defined by rock retaining walls and staircases, a shallow pond, a paved patio and grill area, and numerous cutting gardens with choice peonies, roses, and other heirloom and ornamental plantings. Numerous mature trees dot the parcel, and a tall perimeter hedge of American boxwood shelters the entire grounds from the adjoining streets.

**C. 675 Cherry Ave. 1951. Garrett House.**

Two-story Colonial Revival single-family dwelling of brick laid in stretcher bond, with a asbestos-cement-shingled gable roof, exterior-end brick chimney, double-hung vinyl replacement windows, and an elaborate front entry featuring a single-leaf door with wood and glass panels and a pedimented surround. The exterior also exhibits operable louvered shutters at openings and a facade cornice with modillions. (Joan Ranzini)

**N. Garage. Ca. 2000.**

One-story, double-car modern garage of frame construction with vinyl siding, asphalt-shingled hipped roof, and overhead garage door with band of transoms above.

**C. 699 Cherry Ave. House.Ca. 1940 (S).**

Built between 1935 and 1948, this two-story eclectic Tudor Revival single-family dwelling on a corner of Cherry and Fifteenth is of stretcher-bond brick with complex gable roof covered in slate-look asbestos shingles. Other features include an exterior end brick chimney, multi-pane steel casement windows, a principal entry incorporating a single-leaf paneled wood door set into a cast-stone arched opening, and a side porch with square brick posts and a turned-baluster wood screen. Facing Fifteenth

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**Description (continued)**

Street is a coordinated semi-detached garage, now used for household storage, attached by a covered breezeway to the rear of the house. Defining the garden on one side of the house is a serpentine brick wall. One of a number of homes in the Forest Hills Addition designed by the Staunton architectural firm of T. J. Collins & Son (Calder Loth; Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District").

N. Garage. Ca. 1980.

One-story, frame garage with three bays; faces Fifteenth Street.

C. 704 Cherry Ave. Ca. House. 1940 (S).

Located on a corner of Cherry and Fifteenth, this two-story Georgian Revival single-family dwelling is of masonry construction with stretcher-bond brickwork. The house has 8/8 double-hung sash with paneled shutters throughout, is covered by a hipped roof with slate-look asbestos shingles, and incorporates two exterior end brick chimneys. The principal entry has a single-leaf paneled wood door set into a swan's-neck pedimented surround. The exterior includes other classical detailing such as an elaborate molded cornice with modillions and jack arches with keystones over the first-story windows. An original hipped-roof brick-faced garage facing onto Fifteenth Street is attached to the house by a short gabled hyphen/breezeway.

C. 705 Cherry Ave. Leo Mehler House. Between 1925 and 1930 (S).

This two-story Colonial Revival style single-family dwelling is of brick construction with walls laid in Flemish bond. Slate shingles cover the gable roof, flanked by exterior end brick chimneys. The house features an elaborate modillion cornice, 15/15 double-hung wood sash, louvered blinds, and paneled shutters; the principal entrance, centered on the façade, has a classical surround with star-motif applied moldings and a large single-leaf paneled door of wood and glass. Door and window openings are topped by jack arches; those on the façade's first story also have three-part keystones. Flanking one-story wings include a weatherboard-clad frame sunroom with arched multi-pane sash and a service/kitchen wing of materials like those of the main block (Frances Cook).

C. Garage/apartment. Between 1925 and 1930 (S).

One-and-a-half-story brick garage; faces Fifteenth Street. Beneath the tall gabled roof with a gabled dormer is a small apartment in the half-story.

C. 766 Cherry Ave. Ca. House. 1940.

One-and-a-half-story Tudor Revival masonry single-family dwelling. Set below street grade and reached by a winding stone walkway, the house features coursed rubble exterior walls, multi-pane

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casement windows, slate-look asbestos-shingled gable roof, two exterior end stone chimneys, and a principal entry marked by a hood supported by triangular wood braces. Very similar to the Patricks House at 640 Cherry Avenue (see above).

C. 788 Cherry Ave. House. Ca. 1950.

Two-story Colonial Revival frame single-family dwelling on a poured concrete foundation. Covered in aluminum siding , the house retains 8/8 double-hung wood sash, operable shutters with louvers and crescent-cutout upper panels, an exterior end brick chimney with a corbeled cap, and a modillion cornice. The principal entry features a single-leaf wood and glass paneled door set within an elaborate broken-pediment surround, and is reached from the street via a bluestone-paved walkway. The main block is flanked by modern one-story shed-roofed wings.

C. 790 Cherry Ave. House. Ca. 1950.

Two-story Colonial Revival frame single-family dwelling on a poured concrete foundation. Covered in aluminum siding , the house retains 6/6 double-hung wood sash, a central interior brick chimney, and an asphalt-shingled gable roof. The principal entry features a single-leaf wood paneled door set beneath a console-supported hood, is flanked by small stained-glass window panels, and is reached from the street via a bluestone-paved walkway. The main block is flanked on one end by a driveway-side lath-screen porch and service entry.

C. Garage. Ca. 1950.

One-story, frame, aluminum-sided, front-gabled, one-bay garage located to the rear of the property at the end of the paved driveway.

**CHESTNUT AVENUE**

C. 313 Chestnut Ave. Hanger House. Ca. 1891.

Two-story frame Victorian house with vinyl siding and an asphalt-shingled gable roof with a gabled front wing and peaked louvered vents. The one-story front porch has slender Ionic columns and turned balusters. Other features include a rockfaced concrete block foundation, an interior brick chimney, a two-story side bay window with millwork ornament under a cut-away gable, a two-story ell with an enclosed two-tier side porch, a front entry with transom, and modern 1/1 windows. A low brick retaining wall with a concrete coping extends across the front of the lot and a wood privacy fence encloses the back yard. Miss Helena Hanger built this house at some point after Summer 1890 and before mid-1891 when the house appears on the 1891 aerial perspective. The Hanger family and a number of boarders appear to have been occupants of the house in 1900. A. W. Holt lived here in 1935. It is possible the house was remodeled in the early 20<sup>th</sup> century.

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**Description (continued)**

N. Garden shed (wood). Late 20th c.

C. 324 Chestnut Ave. Verdie L. Haines House. Ca. 1907 (S).

Two-story frame Foursquare-form house with novelty vinyl siding and an asphalt-shingled hip roof with gables with three-part windows. The one-story front porch has classical wood columns, turned balusters, and a concrete floor. Other features include a rockfaced concrete block foundation, an interior brick flue, a front entry with transom and a flanking diamond-shaped window, a two-story side wing with a ca. 1960 cinder-block addition, and a one-story rear wing. The 1907 Sanborn map shows the foundation of this house in place. The house was apparently completed in 1910.

C. Garage. Ca. 1950.

One-story cinder-block with an asphalt-shingled gable roof.

C. 325 Chestnut Ave. M. Ree Ellis House. 1910s (S,R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with hipped dormers with fluted pilaster surrounds. The one-story front porch has square-section brick pillars, sections of brick railing and turned balusters with paneled piers, and a roof-level balcony. The recessed front entry has an elliptical fanlight, decorative sidelights, and a fluted classical surround. Other features include an exterior side brick chimney, three-part first-story front windows with Craftsman upper sash, 6/6 windows elsewhere, and a two-tier back porch with square-section brick pillars on the first tier and wood posts and a beaded matchboard railing on the second tier. A brick retaining wall with a concrete coping extends across the front of the lot, and there is a parking lot on the alley behind. Waynesboro contractor M. Ree Ellis built this house for his own use. Later it was owned by the Rev. L. H. Paul, who in 1935 appears to have rented a portion of the house to Mrs. John R. Phillips Jr. (James K. Wright)

C. 326 Chestnut Ave. House. 1940s (S,R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The front entry has a classical fluted surround and there are unusual three-part first-story front windows. Other features include an interior brick chimney, 8/8 windows, and a one-story flat-roofed rear addition (ca. 1960) of brick-veneer and frame construction with a metal carport extension and an attached metal garden shed. Building records suggest the house may have been begun in 1941, but the 1948 Sanborn map labels it "From Plans".

C. 337 Chestnut Ave. Patrick House. 1890.

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Two-story frame Victorian house with novelty vinyl siding and an asphalt-shingled gable roof with a two-story gabled front wing and shed dormers on the side and rear. The one-story front porch has classical wood columns and a metal railing. The front entry has sidelights, transom, and a decorative surround. Other features include a brick foundation and interior brick chimney and flue, one-story front and side bay windows (that on the front with a bracketed cornice and a paneled apron), 2/2 windows with molded Victorian surrounds with turned corner blocks, and a two-tier back porch with replacement wood columns and a metal railing on the second tier. Concrete driveway runners extend into the lot from the street. A photograph taken in the summer of 1890 and published in *Waynesboro Days of Yore* (vol. 2, p. 31) shows the house under construction. It was owned by Mrs. H. C. Patrick in 1892. By 1935 the house had been made into two apartments occupied by Miss Mirian Arbuckle and D. K. Coolidge.

C. Carriage house. Ca. 1910.

One-story frame with weatherboard siding, an overhanging metal-sheathed gable roof, a rockfaced concrete block foundation, and sliding matchboard doors.

N. Garden structure (wood). Late 20th c.

C. 345 Chestnut Ave. E. D. Etter House. Ca. 1900.

Two-story frame Victorian house with vinyl siding and an asphalt-shingled gable roof. The one-story front porch has turned posts and balusters and sawn brackets. Other features include a parged foundation, a front entry with a transom, a secondary front entry, 2/2 windows, and a two-story rear wing.

C. 348 Chestnut Ave. House. 1950 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction and an asphalt-shingled gable roof. The one-story front entry porch has square-section wood columns, a weatherboarded gable, and a flagstone floor and walk. Other features include an exterior gable-end brick chimney, an entry with sidelights and a classical surround, 8/8 and 6/6 windows, and a one-story rear frame addition with a shed roof and asbestos shingle and T1-11 siding.

C. Garage. Ca. 1950.

One-story frame with masonite siding, an asphalt-shingled gable roof, and a wood and glass panel door.

C. 353-357 Chestnut Ave. Shirkey-Cone House. 1890.

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### Description (continued)

Two-story frame Victorian duplex with a pressed metal shingle roof. The north half has weatherboard siding; the south half has asbestos shingle siding. Each section has a one-story front porch with posts, sawn brackets, and lattice underpinnings. The north porch retains its decorative original balusters; the south porch has replacement rectangular-section balusters. Other features include a brick foundation, a circular gable vent with a pierced chrysanthemum design, 2/2 windows, and a one-story bay window on the north gable end with a bracketed cornice, paneled apron, and decorative window surrounds. Each section has somewhat modified original two-story eaves. A photograph taken in the summer of 1890 and published in *Waynesboro Days of Yore* (vol. 2, p. 31) shows the house shortly after construction with the two rear wings in their original configuration (the 353 wing is closest to its original appearance). Tax records for 1892 suggest the building had two owners: Frances Shirkey, who appears to have owned 353, and A. B. Cone, apparent owner of 357. The 1900 census shows the Shirkey and Cone families living side by side on Chestnut. Frances was the wife of Beale Shirkey, superintendent of a limestone quarry. Alfred B. Cone, a druggist, occupied his half of the dwelling with his mother Rebecca and a black servant named Margaret Smith. In 1935 353 was occupied by Charles H. Patterson and 357 by W. C. McComb.

C. 360 Chestnut Ave. S. T. Day House. 1900 (R).

Two-story frame Victorian house with novelty vinyl siding and an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front porch has turned posts and balusters and sawn brackets. Other features include a brick interior flue, a projecting front entry vestibule with sidelights, transom and a decorative surround, 2/2 windows, a two-story ell, and pierced vents with an asterisk design in the front and ell gables.

C. 3XX (odd). Chestnut Ave. L. S. Atwood House. Ca. 1900.

Two-story frame Victorian house with asbestos-shingle siding and an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front porch has turned posts and balusters and sawn brackets. Other features include an interior brick flue, a front entry with transom, peaked louvered gable vents, and 2/2 windows. The house--formerly designated 336 Chestnut--was moved to its present site across the street in 2001.

N. Foundation. Ca. 1920.

Poured-concrete basement of former garage or other outbuilding.

C. 368 Chestnut Ave. Harry S. Brooks House. Ca. 1900 (S); 1920s.

Two-story stuccoed frame Victorian house with a Tudor Revival remodeling from the 1920s. The house has an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front porch

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has stuccoed Doric columns. Other features include an interior brick flue, false half-timbering in the second-story front, unusual 1/1 windows singly and in pairs with decorative upper sash, a one-story rear wing, and a one-story back porch with jalousie windows. Contractor Harry Brooks owned this house in the 1930s; it was probably Brooks who did the remodeling. The Bell-Jones House at 765 Pine has a similar Tudor Revival remodeling. (James K. Wright)

C. Garage. Late 1920s (S).

One-story frame garage of stuccoed tile-block construction with a metal-sheathed gable roof and a wood panel door.

C. 373 Chestnut Ave. Hamilton Guy House. 1906 (R,S).

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof with a two-story gabled front wing. The one-story wraparound porch has modern or reused turned posts and balusters and sawn brackets. Other features include a brick foundation and chimney, a peaked louvered gable vent, a one-story side bay window with paneled surround, a front entry with transom, 2/2 windows, and a two-story ell with a two-tier side porch with an enclosed first tier and a second-tier sleeping porch.

C. Garage. Ca. 1940.

One-story frame with weatherboard siding, a metal-sheathed gable roof, a poured-concrete foundation, and a wood panel door.

C. 404 Chestnut Ave. D. C. Pharr House. 1914 (R).

Two-story frame Foursquare-form house with a metal-sheathed hip-with-deck roof and gables with peaked louvered vents. The one-story wraparound porch has classical wood columns and turned balusters. Other features include a stone foundation, interior and exterior brick flues, a front entry with transom and sidelights, and modern 1/1 windows.

C. 405 Chestnut Ave. House. Ca. 1910 (S).

Two-story Victorian house of stretcher brick-veneer frame construction with a metal-sheathed hip-and-gable roof with a lunette in the front gable and a rectangular louvered vent in a side gable. The one-story wraparound porch has Ionic columns and turned balusters. Other features include a front entry with transom and sidelights, a diamond-shaped stained-glass window on the south side, modern 9/9 windows, and a two-story rear wing with a modern one-story side porch with a deck balcony. A rockfaced concrete-block retaining wall extends along Chestnut and Twelfth.

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N. Shed. Late 20th c.

One-story frame with aluminum siding and a corrugated metal-sheathed gable roof.

C. 412 Chestnut Ave. O. W. Foster House. 1900 (R).

Two-story frame Victorian house with vinyl siding and a metal-sheathed hip-and-gable roof. The one-story wraparound porch has turned posts and balusters and a sawn bracket and fringe. Other features include a stone foundation, interior brick flues, a peaked louvered gable vent, a front entry with transom, a cutaway front corner with a diamond-shaped window with muntins forming a cloverleaf pattern, 2/2 windows, and a one-story shed-roofed rear addition with a brick foundation.

C. Shed. Ca. 1930 (S).

One-story frame with beaded matchboard and weatherboard siding and a metal-sheathed shed roof.

C. 413 Chestnut Ave. A. B. Argenbright House. Ca. 1900 (S).

Two-story frame Victorian house with asbestos-shingle siding and an asphalt-shingled gable roof with a two-story gabled front wing. The small one-story front entry porch has metal supports and replaces a larger front porch. Other features include a stone and brick foundation, an interior brick flue, two front entries, a two-story front bay window with cutaway gable and a circular gable vent with piercings in a pinwheel pattern, 2/2 windows, and a modern one-story rear addition with a cinder-block foundation. A poured-concrete retaining wall extends across the front of the lot.

C. Garage. Ca. 1920 (S).

One-story frame with corrugated metal siding, a metal-sheathed gable roof, and a poured-concrete foundation.

C. 420 Chestnut Ave. House. 1941 (R).

Story-and-a-half frame Craftsman bungalow with asbestos-shingle siding and an asphalt-shingled gable roof with large gabled dormers on the front and back. The engaged front porch has tapered paneled wood posts on brick pedestals with square-section balusters. Other features include a parged foundation, an exterior gable-end brick chimney, an interior brick flue, an engaged back porch and pantry, and 3/1 windows. The house is apparently a very late local example of the Craftsman style.

C. Garage. 1940s (S).

One-story frame with vertical board siding, a metal-sheathed shed roof, and matchboard doors.

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C. 421 Chestnut Ave. B. R. Shields House. 1925 (R).

Two-story stucco Foursquare-form house with an asphalt-shingled hip roof with a hipped dormer. The one-story front porch has tapered posts on brick pedestals with square-section balusters. Other features include an exterior brick chimney and flue on the sides, and 6/1 windows in three-part arrangement on the first-story front. A poured-concrete retaining wall extends across the front of the lot.

C. 428 Chestnut Ave. Charles L. Burns House. 1913 (R).

Two-story frame Victorian house with asbestos-shingle siding and an asphalt-shingled hip roof with gables. The one-story wraparound porch has modern square-section wood columns, brackets, and square-section balusters. Other features include a brick foundation and interior chimneys, a front entry with transom, sidelights and decorative surround, 1/1 windows, and a two-story rear wing.

C. Garage. 2nd quarter 20th c.

One-story frame with corrugated metal siding, a metal-sheathed gable roof, and modern batten doors.

N. 432 Chestnut Ave. House. 1964.

One-story Ranch house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof and 1/1 windows.

N. Garden shed (metal). Late 20th c.

C. 433 Chestnut Ave. J. M. Gardner House. 1926 (R).

Two-story stucco Colonial Revival house with an asphalt-shingled hip roof. The one-story front porch has classical wood columns and modern square-section balusters. Other features include an interior brick chimney, 6/1 windows, and a one-story rear wing. A poured-concrete retaining wall extends across the front of the lot.

C. Garage. Late 1920s (S).

One-story pebble-dash stucco with an asphalt-shingled hip roof, a poured-concrete foundation, and reworked wood doors.

C. 445 Chestnut Ave. Ryman Guy House. Ca. 1910 (S).

Two-story frame Victorian house with novelty vinyl siding and an asphalt-shingled gable roof with a prominent two-story gabled front wing. The front entry with transom has metal supports and railing.

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**Description (continued)**

Other features include an interior brick flue, a front entry with transom, 2/2 windows, and a two-story rear wing.

N. Garden shed (metal). Late 20th c.

C. 448 Chestnut Ave. Kay James House. 1915 (R).

Two-story frame Foursquare-form house with weatherboard siding and a metal-sheathed hip-and-gable roof. The one-story wraparound porch has classical wood columns and rectangular-section balusters. Other features include a parged foundation, an interior brick chimney, a peaked louvered gable vent, a front entry with sidelights, a secondary front entry, a decorative landing window on the side, 8/1 windows, and a one-story rear wing with a screen porch and pantry. The house is virtually identical in form and detail to 452 Chestnut.

C. 452 Chestnut Ave. W. D. Shumate House. 1915 (R).

Two-story frame Foursquare-form house with weatherboard siding and an asphalt-shingled hip-and-gable roof. The one-story wraparound porch has classical wood columns and rectangular-section balusters. Other features include a parged foundation, an interior brick chimney, a peaked louvered gable vent, a front entry with sidelights and a decorative surround, a secondary front entry, a decorative landing window on the side, 8/1 windows, and a one-story rear wing with an enclosed porch and a picture window. The house is virtually identical in form and detail to 448 Chestnut.

C. Grape arbor (metal). 2nd quarter 20th c.

C. 453 Chestnut Ave. E. M. Quillen House. Ca. 1900.

Two-story frame Victorian house with asbestos-shingle siding and an asphalt-shingled gable roof. The one-story front porch has turned posts, sawn brackets with turned pendants, and a spindle frieze with a sawn fringe. Other features include a two-story gabled front wing, peaked louvered gable vents, interior brick flues, 2/2 windows, and a back porch with enclosed first tier and a sleeping porch on the second tier. A concrete retaining wall and privacy fence extend across the front of the lot.

C. Garage. Late 1920s (S).

One-story frame with novelty weatherboard siding, an asphalt-shingled hip roof, a poured-concrete foundation, and two vehicle bays with hinged matchboard doors.

N. 460 Chestnut Ave. Playground. Ca. 2000.

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C. Garage. Ca. 1950.

One-story parged cinder-block with asphalt-shingled gable. Associated with the house that formerly stood at the location.

N. 461 Chestnut Ave. F. B. Glenn House. Ca. 1915 (R,B).

Two-story frame house with an asphalt-shingled hip roof. In place of a front porch there are steps with metal railings. Other features include parged interior chimneys, a modern fluted classical front entry surround, 1/1 windows, a one-story rear wing, and a two-tier rear porch and balcony.

C. 468 Chestnut Ave. Edith and Ralph Wine House. 1910s (R,S).

Two-story frame Foursquare-form house with vinyl siding and a metal-sheathed hip roof with gables. The one-story wraparound porch has classical wood columns and a flagstone floor. Other features include a brick foundation and interior chimneys, a front entry with transom and sidelights, modern 1/1 windows, and a one-story rear wing and rear addition. Edith East Ralph was a daughter of Emmett and Mary East, who lived next door at 476 Chestnut. She married Ralph Wine, a postal carrier like his father-in-law. Wine also owned a grocery store that formerly stood at the corner of Arch and Market. Frank Pourman rented an apartment in the house in 1935. (Barbara Stratton)

C. Garage. Ca. 1920 (S).

One-story frame with vinyl siding and an asphalt-shingled gable roof.

C. 469 Chestnut Ave. Roden House. 1910 (R).

Two-story frame Colonial Revival house with vinyl siding and an asphalt-shingled hip roof with gables with three-part windows. The one-story wraparound porch has slender classical wood columns and turned balusters. Other features include a poured-concrete foundation, parged interior chimneys, a front entry with transom, 1/1 windows, and a one-story rear wing.

C. Garage. 2nd quarter 20th c.

One-story frame with novelty weatherboard siding, an asphalt-shingled pyramidal roof, and matchboard doors.

N. Garden shed (metal). Late 20th c.

C. 476 Chestnut Ave. Emmett and Mary East House. Ca. 1913.

Two-story frame Foursquare-form house with novelty vinyl siding and an asphalt-shingled hip roof with gables. The one-story front porch has classical wood columns. Other features include a poured-

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concrete foundation, a front entry with transom, sidelights, and a fluted surround, a one-story bay window on the south side, and modern 1/1 windows. Emmett B. East was a postal carrier. (Barbara Stratton)

C. Garage. Ca. 1950.

One-story cinder-block with an asphalt-shingled gable roof and wood panel doors.

N. Structure (frame). Ca. 2000.

C. 477 Chestnut Ave. W. B. Shooter House. Ca. 1900 (S).

Two-story frame Victorian house with asbestos-shingle siding and an asphalt-shingled gable roof with a decorative front gable. The one-story front porch has reused wood posts and a novelty weatherboard railing. Other features include a poured-concrete foundation, an interior brick flue, modern louvered gable vents, 2/2 windows, and a two-story ell.

C. 500 Chestnut Ave. H. E. Davis House. 1920 (R).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a shed dormer with wood-shingle siding. The engaged front porch has tapered posts on brick pedestals with square-section balusters and wood-shingle siding in the roof ends. Other features include a poured-concrete foundation, an exterior gable-end brick chimney with double paved shoulders, and a back deck. A wood privacy fence encloses the back yard.

C. Garage. 1920s (S).

One-story frame with weatherboard siding, an asphalt-shingled gable roof, and a sliding wood door.

C. 505 Chestnut Ave. E. A. Eakle House. 1910s (S).

Story-and-a-half stretcher brick Victorian cottage with an asphalt-shingled hip-and-gable roof with hipped dormers with pressed metal shingle sides. The one-story wraparound porch has classical wood columns and rectangular-section balusters. A front gable is ornamented with houndstooth brick courses and has a segmental-arched 6/1 window. Other features include interior brick chimneys, a large three-part front window under a single segmental arch, a front entry with sidelights and a segmental-arched transom, and a back deck. A well-crafted stone retaining wall with a concrete coping and corner steps extends along Chestnut and Thirteenth. Eakle was a lumber dealer who also had an interest in the brickyard of Fred Leonard, an association that may explain his creative use of brick in his own dwelling. (Bowman, *Waynesboro Days of Yore*, vol. 1 p. 81)

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C. Carriage house and workshop. 1910s (S).

One-story stretcher brick with asphalt-shingled hip roof, a poured-concrete foundation, segmental-arched 3/3 windows, a sliding beaded matchboard door, and a modern vinyl panel door.

C. 508 Chestnut Ave. A. P. Finter House. 1926 (B).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with a hipped dormer. The one-story front porch has clustered tapered posts on brick pedestals. On the north side is a two-tier wing with a porte cochere with two-stage square-section brick pillars on the first tier and a porch with square-section wood columns and a reused 19th-century sawn balustrade on the second tier. Other features include a poured-concrete foundation, an exterior side brick chimney with a single stepped shoulder, a front entry with sidelights, and 1/1 windows. A driveway passes through the porte cochere and connects to the street and alley. Along the driveway extends a fence with historic brick piers and modern lattice panels. Finter, who had the house built, was a Norfolk & Western station master. (Bowman, *Waynesboro Days of Yore*, vol. 1 p. 54)

N. Carport (frame). Late 20th c.

C. 513 Chestnut Ave. O. H. Pattie House. 1906 (R).

Two-story frame Victorian house with novelty weatherboard siding and a hip-and-gable roof with metal crestings and imbricated asbestos shingles to simulate slate. The one-story wraparound porch has Ionic columns. Other features include a rockfaced concrete block foundation, exterior and interior brick flues, a front entry with transom, sidelights, and a decorative surround, Colonial Revival lunettes in the gables, 1/1 windows, and a two-tier back porch with screening and a pantry on the first tier and a sleeping porch on the second tier. A brick retaining wall extends across the front of the lot. About 1900 Pattie operated a horse-drawn trolley line that connected Waynesboro and Basic City. (Hawke, *History of Waynesboro*, 186)

C. Carriage house. Ca. 1910 (S).

Two-story frame with asbestos-shingle siding over red-painted weatherboard siding, an asphalt-shingled gable roof, a sliding matchboard door, and a hay loft.

C. 520 Chestnut Ave. Betty Davis House. Ca. 1900.

Two-story frame Victorian house with weatherboard siding and an asphalt-shingled gable roof with a decorative front gable. The one-story front porch has turned posts and balusters and sawn brackets

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with turned pendants. Other features include a rockfaced concrete block foundation, a front entry with transom, rectangular louvered vents in the gables, 2/2 windows, a modern one-story rear wing, and a back deck.

C. Garage. Ca. 1950.

One-story cinder-block with an asphalt-shingled gable roof and hinged batten doors.

N. 524 Chestnut Ave. Apartment building. 1971 (R).

Two-story apartment building of stretcher brick-veneer frame construction with an asphalt-shingled hip roof. Other features include variegated "antique" brick of red, pink, gray and white hues, an exterior steel circular stair to the rear, 2/2 windows, and a two-tier back screen porch. At the front and back of the lot are fences with barn wood panels between brick piers, and there is a parking lot on the alley.

C. 525 Chestnut Ave. Dr. George F. Hollar House. Late 1920s (S).

One-story Craftsman bungalow of stretcher brick-veneer frame construction with a pressed metal shingle hip roof with gables sheathed with vinyl siding. The front porch has classical wood columns on brick pedestals. Other features include a poured-concrete foundation, 3/1 windows, and an ell with a hip roof with flared eaves and an engaged side screen porch.

N. Garage and workshop. Ca. 2000.

One-story frame with vinyl siding, an asphalt-shingled gable roof, and a poured-concrete foundation.

C. 536 Chestnut Ave. Millard A. Coiner House. Ca. 1910 (S).

Two-story frame Victorian house with vinyl siding and a metal-sheathed hip roof. The one-story wraparound porch has classical wood columns and turned balusters. Other features include a brick foundation and interior chimney, a front entry with transom flanked by a diamond-shaped window, 1/1 windows, and a two-story ell. There is said to be a painted date of 1904 on the interior, but the house does not appear on the 1907 Sanborn map.

C. 537 Chestnut Ave. Frank Pleasants House. Ca. 1900 (S).

Two-story frame Victorian house with asbestos-shingle siding and a metal-sheathed gable roof with a decorative front gable. The two-tier front porch has turned posts, sawn brackets, and rectangular-section balusters on the first tier and a glassed-in second tier sleeping porch on the center bay only with turned posts and sawn brackets. Other features include a parged foundation, a brick interior chimney, a

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peaked louvered gable vent, 2/2 windows, a one-story bay window on the south side, and a two-story ell and one-story glassed-in back porch.

N. Swimming pool (above ground). Late 20th c.

C. 545 Chestnut Ave. Goodwin House. Ca. 1900.

Two-story frame Victorian house with novelty weatherboard siding and a metal-sheathed gable roof with a two-story gabled front wing. The one-story front porch has turned posts and balusters and sawn brackets. Other features include a rockfaced concrete block foundation, an interior brick chimney, a front entry with transom, peaked louvered gable vents, 2/2 windows, and a two-story ell with a one-story addition and deck balcony.

C. Shed. Ca. 1920 (S).

One-story frame with T1-11 siding, an original center section with a corrugated metal gable roof, and modern side shed additions with metal-sheathed roofs.

N. 546 Chestnut Ave. Apartment building. 1989 (R).

Two-story frame apartment building with vinyl siding, an asphalt-shingled hip roof, a poured-concrete foundation, a one-story front porch with chamfered wood posts and rectangular-section balusters, a vinyl-encased side chimney, and a two-tier back porch and balcony. The building replaces a boxwood garden associated with 552 Chestnut.

C. 552 Chestnut Ave. C. G. Quesenberry House. Late 1920s (S).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof. A flagstone terrace extends in front of a round-arched entry with a fanfold wooden panel in the arch and a cast-stone keystone. Flanking the entry are tall windows in round-arched openings with the same fanfold panels. Other features include an exterior brick chimney, a soldier course at the second-story floor level, a one-story sunroom on the south end with tall windows with round-arched transoms, 6/6 windows with paneled wood shutters on the second story, and a one-story rear frame addition with a screen porch. The front yard has dense plantings of boxwood.

N. Garage. Late 20th c.

One-story frame with board-and-batten plywood siding and an asphalt-shingled gable roof.

C. 553 Chestnut Ave. Charles P. Garber House. 1910s (S).

Two-story frame Foursquare-form house with a metal-sheathed hip roof with a hipped dormer and a

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two-story gabled wing on the side. The one-story wraparound porch has classical wood columns and a metal railing. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with sidelights, a secondary front entry, modern 1/1 windows, and a one-story rear wing with a small deck.

N. Garage. Late 20th c.

One-story frame with vinyl siding, an asphalt-shingled gable roof, a cinder-block foundation, and a vinyl panel door.

C. 557 Chestnut Ave. Fred Cook House. Ca. 1910 (S); ca. 1950.

Story-and-a-half frame Craftsman bungalow remodeled in the Cape Cod Colonial Revival idiom, probably about 1950. The house has wood-shingle siding and a gable roof with gabled dormers. The roof engages a wraparound porch with classical wood columns on paneled wood pedestals with square-section balusters between. Other features include a brick interior flue, decorative rafter ends in the house, porch and dormer eaves, 20/1 windows, a one-story rear wing, and a two-tier back porch with metal supports on the lower tier and a sleeping porch above.

C. Garage. Ca. 1920.

One-story frame with corrugated metal siding, a metal-sheathed gable roof, a poured-concrete foundation, 6/1 windows, and a sliding corrugated metal door.

C. 561 Chestnut Ave. Arthur G. Stickley House. Ca. 1925.

Two-story house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof. The one-story front porch has modern square-section wood columns, square-section balusters, and slate steps. Other features include an exterior brick chimney and flue, decorative rafter ends in the house and porch eaves, 6/1 and casement windows, and a small one-story rear wing with an engaged side porch. The house is similar in form and detail to 569 and 577 Chestnut.

N. Garden structure (frame). Late 20th c.

C. 569 Chestnut Ave. J. H. Wright House. Ca. 1925.

Two-story frame house with vinyl siding and an asphalt-shingled hip roof. The one-story front porch has modern square-section wood columns, square-section balusters, and a gable aligned with the front entry. Other features include a brick foundation, an exterior brick chimney, 6/1 windows, and a two-story rear addition with T1-11 siding and a one-story connection to the house. A picket fence extends across the front of the lot. The house is similar in form and detail to 561 and 577 Chestnut.

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C. 577 Chestnut Ave. Charles T. Houff House. Ca. 1925.

Two-story house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof. The one-story front porch has square-section wood columns. Other features include an exterior brick chimney and flue, paired sawn brackets in the eaves, modern 6/1 windows, and a two-story frame rear addition with vinyl siding. A picket fence extends along Chestnut and Fourteenth. The house is similar in form and detail to 561 and 569 Chestnut.

C. Grape arbor (metal). 2nd quarter 20th c.

N. Garden shed (wood). Late 20th c.

N. 600 Chestnut Ave. House. 1959 (R).

One-story Ranch of stretcher brick-veneer frame construction with an asphalt-shingled gable roof that extends to engage a front porch on wood posts. Other features include an interior brick chimney, 2/2 windows, a front picture window, and a vinyl-sided north end room that appears to be an enclosed porch.

C. Icehouse. Early 20th c.

Small one-story icehouse of poured-concrete construction with barred window openings and a modern asphalt-shingled gable roof. The building is associated with the house at 605 S. Wayne, which stands across the alley.

N. Swimming pool (above ground). Late 20th c.

C. 605 Chestnut Ave. Ray Hewitt House. Ca. 1910 (S).

Two-story frame Victorian house with weatherboard siding and an asphalt-shingled hip-and-gable roof with rectangular louvered vents. The one-story wraparound porch has Ionic columns and turned balusters. Other features include a brick foundation and interior flues, 1/1 windows, and a two-tier back porch with a reworked first tier and a second tier with turned posts and balusters. A wood privacy fence extends along Fourteenth.

C. 613 Chestnut Ave. Charles K. Yancey House. Ca. 1900 (S).

Two-story frame Victorian house with weatherboard siding and a metal-sheathed hip-and-gable roof with peaked louvered gable vents. The one-story wraparound porch has turned posts and sawn brackets. Other features include brick interior flues, a front entry with transom flanked by a diamond-

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shaped window, 1/1 windows, and a two-story ell with a one-story addition and deck.

C. 620 Chestnut Ave. Margaret and James Wilson House. 1890 (R).

Two-story frame Victorian house with vinyl siding and a metal-sheathed gable roof with a two-story gabled front wing. The one-story front porch has chamfered posts with molded neckings and sawn brackets and balustrade. Other features include a parged foundation, interior brick chimneys, a front entry with transom and remnants of a decorative surround, a one-story front bay window, a bracketed cornice, modern 9/9 and 12/12 windows, one- and two-story rear wings, and a one-story back porch with a sawn balustrade. Tax records for 1892 show a Mrs. M. A. Wilson as the owner of the house. This may have been Margaret Wilson, the wife of town treasurer James Wilson; the couple lived on Chestnut in 1900 along with their son Guy B., a mail clerk, and a black servant named Emma Payne. Mrs. Will Booker lived here in 1935. The house and its mirror image at 628 Chestnut appear to be portrayed on the 1891 aerial perspective. The house was most likely built by the Lambert Bros. sash and blind factory and construction firm.

C. Garage. Late 1920s (S).

One-story frame with particle-board siding, a shed roof, and sliding matchboard doors.

C. 621 Chestnut Ave. W. E. Drake House. Ca. 1910 (S).

Two-story frame Victorian house with asbestos-shingle siding and a metal-sheathed gable roof with a two-story gabled front wing with a peaked louvered gable vent. The one-story front porch has Ionic columns and turned balusters. Other features include a rockfaced concrete block foundation, an interior brick flue, a front entry with transom, a two-story side bay window with a cutaway gable with sawn brackets, and 1/1 windows.

N. Garden shed (wood). Late 20th c.

C. 628 Chestnut Ave. John M. Lambert House. 1890.

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof with a two-story gabled front wing. There is a circular vent with a pierced chrysanthemum design in the front gable and a metal vent on the ridge of the main roof. The one-story front porch has chamfered wood posts with molded neckings. The front entry has a transom and remnants of a decorative surround. Other features include a brick foundation and interior chimney, a one-story front bay window with chamfering and beaded matchboard in the apron panels, a bracketed cornice, and 2/2 windows. The house appears to be portrayed on the 1891 aerial perspective. Lambert Bros., a sash and blind factory and construction firm in Waynesboro, was listed as the owner of the house in 1899 tax records. The

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company most likely built the house and its mirror image next door at 620 Chestnut. The occupant in 1900 was apparently carpenter John M. Lambert, who is known for keeping a diary of his experiences as a federal prisoner of war during the Civil War. The *Staunton Vindicator* reported on May 2, 1890 that J. M. Lambert (then of Mint Spring) planned to erect a house in Waynesboro. F. W. McClung lived here in 1935. (Hawke, *History of Waynesboro*, 129)

N. Garden shed (wood). Late 20th c.

C. 629 Chestnut Ave. Guy Wilson House. Ca. 1910 (S).

Story-and-a-half frame Queen Anne house with aluminum siding on the first story and staggered square-edged wood shingles above. The gambrel and hip roof has flared eaves and imbricated slate shingles. The one-story wraparound porch has classical wood columns and turned balusters. Other features include a concrete foundation (either of smooth block or poured concrete scored to simulate blocks), an interior brick chimney, a peaked window in the front roof end, a front entry with transom, modern 1/1 windows, and a two-story rear wing with an upper sleeping porch.

N. Apartment. Ca. 1970.

One- and two-story building with a cinder-block first story and a frame second story with wood-shingle siding. Other features include an asphalt-shingled gable roof, an exterior rear cinder-block chimney, and 6/6 windows.

C. 635 Chestnut Ave. House. Ca. 1950.

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with gabled dormers on the front and a large shed dormer on the rear, all with vinyl siding. The one-story front entry porch has turned posts on brick pedestals. Other features include 8/8 and 6/6 windows and a glassed-in side porch. A brick retaining wall extends across the front of the lot.

C. Garage. Ca. 1950.

One-story cinder-block with an asphalt-shingled gable roof and a vinyl panel door.

C. 636 Chestnut Ave. House. Ca. 1920 (S).

Two-story frame Victorian house with vinyl siding and a metal-sheathed hip roof with a decorative front gable. The one-story wraparound porch has classical wood columns and square-section balusters. Other features include a brick and concrete foundation, a brick interior flue, multiple front entries, 1/1 windows, a one-story back porch, and a one-story brick addition at the south back corner with a shed roof and stepped side parapet. This addition appears to have been a once separate garage built about

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the same time as the house. The house was either built as apartments or made into them; in 1935 two apartments were occupied by Samuel A. Craig and Mrs. Edna W. Jordan.

C. Garage and apartment. Ca. 1920; ca. 1930.

One-story and story-and-a-half frame building with four discernable phases of construction. The north end was built in the early 1920s; the south sections were added in the late 1920s. The building has vinyl and novelty weatherboard siding, an asphalt-shingled gable and shed roof, a poured-concrete foundation, a frame carport addition, and an upstairs apartment above the north section with shed dormers.

C. 648 Chestnut Ave. Pannell House. Ca. 1910 (S).

Two-story frame Victorian house with novelty vinyl siding and an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front entry porch has a single turned post. Other features include a brick foundation and interior flue, a front entry with transom, blocked peaked louvered gable vents, modern 6/6 windows, and a back deck.

N. Garden shed (wood). Late 20th c.

C. 649 Chestnut Ave. J. W. Coffey House. Ca. 1910 (S).

Two-story frame Victorian house with vinyl siding and a metal-sheathed gable roof with a two-story gabled front wing. The one-story front porch has turned posts and sawn brackets. Other features include a parged foundation, an interior brick chimney, modern 2/2 windows, and a one- and two-story ell with an enclosed side porch. A brick retaining wall extends across the front of the lot.

N. Garden shed (wood). Late 20th c.

N. 653 Chestnut Ave. House. Ca. 1970.

One-story Ranch house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, a parged foundation, a side exterior brick chimney, a side entry with a stoop with metal supports and railing, 1/1 windows with paneled aprons, and a glassed-in back porch.

N. Garden shed (metal). Late 20th c.

C. 660 Chestnut Ave. Virgil and Ruth Moyer House. 1902; late 1920s.

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof. The one-story front porch has turned posts and balusters and sawn brackets and fringe. Other features include a

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brick foundation and interior flue, a polygonal front entry vestibule, modern 1/1 windows, and a modern two-tier back porch. In 1902 Charles H. Lovegrove, a carpenter then living in Stuarts Draft, purchased several lots on Chestnut Ave. and erected this house next to his own residence (see 668 Chestnut). Plumbing and heating contractor Virgil A. Moyer later acquired it. Moyer, who moved to Waynesboro from Luray in 1905, made several changes to the property in the 1920s, adding a two-story rear addition to the house, pouring a concrete kiddie pool which became the foundation of a smokehouse about 1940, and constructing a large workshop on the alley behind the house in 1929 (see below). Moyer's wife Ruth served as her husband's office manager and accountant in addition to raising the couple's eleven children. To help Ruth with her household duties Virgil installed an automatic dishwasher in the 1920s and a built-in vacuum system in the 1930s (both gone). (Joseph Moyer)

C. Waynesboro Heating & Plumbing Co. 1929.

One-story stretcher-brick building with parapet shed roof (originally composition roofing; rubber membrane added in 2000) and a basement garage level at south end. Other features include a roof-top sign dating to 1929, steel-frame industrial-type windows, and matchboard garage doors. The interior has exposed wood ceiling joists and brick walls, concrete floors, wood shelves, a northeast corner office with plain matchboard wainscot, a southeast corner "brass room" for brass fittings, and a pair of metal tracks used to wheel radiators into the building. Contractor Harry Brooks built the shop for Virgil Moyer, who was Waynesboro's principal plumbing and heating contractor until his death in 1955. (Joseph Moyer)

C. Smokehouse. Early 1920s; ca. 1940.

One-story frame with weatherboard siding and an asphalt-shingled hip roof with a louvered wooden ventilator at its peak. The square concrete foundation originally served as a kiddie pool for Virgil and Ruth Moyer's children. About 1940 the Moyers added the frame smokehouse superstructure. (Joseph Moyer)

C. Grape arbor (metal frame). Ca. 1920.

C. 668 Chestnut Ave. Charles H. Lovegrove House. Ca. 1905.

Two-story frame Victorian house with novelty vinyl siding and an asphalt-shingled gable roof with a decorative front gable. The one-story front porch has turned posts and balusters, sawn brackets with turned pendants, and a sawn fringe. Other features include a brick foundation and interior flue in the ell, a front entry with transom, sidelights, and a molded surround, modern arched louvered vents in the gables, modern 2/2 windows, and a two-story ell with a brick and poured-concrete foundation and an engaged two-tier side porch with chamfered wood posts and vasiform sawn balusters. A wood privacy

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**Description (continued)**

fence extends along the side alley. Lovegrove was a carpenter who apparently built this house and the one next door at 600 Chestnut. H. G. Baylor lived here in 1935. (Joseph Moyer)

C. 669 Chestnut Ave. C. E. Morris House. Late 1920s (S).

One-story stucco cottage (frame or masonry) with an asphalt-shingled clipped gable roof. Other features include an exterior brick chimney with double paved shoulders on the south gable end, a bracketed entry stoop of arched form, an entry with sidelights, a brick front patio, and modern 9/9 windows. The house has the appearance of a published plan or mail-order kit home.

C. 673 Chestnut Ave. R. V. Chew House. Early 1920s (S).

Story-and-a-half frame Colonial Revival house with weatherboard siding and an asphalt-shingled gambrel roof with a large front shed dormer. The one-story entry porch has clustered slender classical wood columns and a gable roof with vaulted ceiling. Other features include an interior brick chimney, a front entry with a round-arched transom, wood-shingle siding in the roof ends, sunrooms on both the north and south ends with paneled pilasters and roof balconies with wooden Chinese Chippendale railings, a one-story front bay window with casements, 6/6 windows with louvered wood shutters with decorative cutouts in upper panels, and a one-story rear wing with an engaged side porch. The yard is densely landscaped and there is a stand of bamboo along the back alley. The house has the appearance of a mail-order kit home.

C. Garage. Late 1920s (S).

One-story frame with weatherboard siding, an asphalt-shingled gable roof, and a wood and glass panel door.

C. 704 Chestnut Ave. William A. Rife House. Ca. 1910 (S).

Two-story frame Victorian house with asbestos-shingle siding and an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front porch has turned posts, vasiform sawn balusters (identical in pattern to those of 668 Chestnut's ell porch), and sawn brackets. The front section has a parged stone foundation; a two-story ell has a brick foundation. Other features include an interior brick chimney, an exterior stair to a rear apartment entry, and 2/2 windows. Cinder-block and railroad tie retaining walls define the yard, and the house adjoins a modern Texaco station on Rife Road. William Alexander Rife (1848-1926) was a partner with his father-in-law George Schoppert in the construction of a foundry on the South River near this house about 1880. In 1884 Rife developed a hydraulic ram that formed the mainstay of the Rife Ram & Pump Works, one of Waynesboro's leading industries. Rife's widow lived in the house through 1935. (Hawke, *History of Waynesboro*, 140-142)

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C. 7XX (odd) Chestnut Ave. House. 1920s.

This two-story stuccoed Arts & Crafts style house with projecting end pavilions has a complex asphalt-shingled hipped roof, exposed rafter ends, interior brick chimneys, and a one-and-a-half-story shed-roofed side wing with a shed dormer. The central entry, reached at the top of a tall, broad flight of steps flanked by mature American boxwoods, is sheltered by a one-story, one-bay porch with a shallow hipped roof and stuccoed square columns, and features a single-leaf door with an elliptical transom and flanked by sidelights. Centered on the main roof above is a gabled dormer. Grouped into pairs and triplets on the façade are 6/6 double-hung wood sash.

LOCUST AVENUE

C. 401 Locust Ave. House. 1932 (B).

Two-story Craftsman-style brick-veneered frame duplex with front and side entrances featuring single-leaf paneled wood doors with glass panes. The duplex has a gable roof with broad overhang, a one-story, three-bay front porch with tapered square wood columns atop brick piers, and double-hung windows with 6/6 sash.

C. Garage/apartment. Ca. 1935.

Two-story brick building on poured concrete foundation, with double-hung wood sash. Former garage space on first story has been converted to living space, so that building accommodates two apartments (one up, one down).

C. 404 Locust Ave. House. Ca. 1930(S).

One-story frame single-family dwelling with asbestos shingles over wood siding, set on a stuccoed masonry foundation. Features include 3/1 double-hung sash, hipped roof with a hipped dormer, and a one-story, one-bay porch with square brick columns.

N. Foundation. Ca. 1930.

Poured concrete, rectangular foundation, presumably for a former garage or washhouse.

C. 412 Locust Ave. Barbee House. Ca. 1915 (S).

Two-story, three-bay single-family dwelling of asbestos-shingled frame construction on a concrete block foundation. Historic features include a standing-seam-metal gable roof, a one-story, three-bay porch with turned wood posts, and a single-leaf paneled wood door with glass panes. Windows have been replaced with vinyl double-hung sash. House was occupied in 1935 by S.A. Barbee.

C. 415 Locust Ave. House. Ca. 1950.

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Two-story, three-bay brick-veneered frame dwelling on a poured concrete foundation with a symmetrical façade, single-leaf paneled wood door, 8/8 double-hung sash, an asphalt-shingled gable roof, and an exterior end brick chimney. A three-bay porch with paired square columns rising two stories shelters the front elevation.

C. 416 Locust Ave. House. Ca. 1950.

One-story, Colonial Revival-influenced house of weathered brick laid in stretcher bond with a single-leaf paneled wood door, vinyl windows, asphalt-shingled gable roof, projecting front gable, and an exterior end brick chimney with paved shoulders and a corbelled cap.

C. 420 Locust Ave. House. Ca. 1950.

One-story single-family dwelling of brick-veneered frame construction on a random rubble veneer-stone foundation, that includes a raised basement at the front. At ground level is the single-leaf paneled wood door set beneath a one-story, one-bay gabled portico with square brick columns on stone-veneered piers. Windows throughout are 6/1 double-hung wood sash, set into segmentally arched brick surrounds. The shallow-pitched cross gabled roof is covered with asphalt shingles.

N. 424 Locust Ave. House. Ca. 1960.

Split-level brick-veneered ranch style dwelling with poured concrete foundation, asphalt-shingled gable roof, and two-bay porch with wrought metal supports.

N. 431 Locust Ave. House. Ca. 1970.

One-story brick dwelling on a poured concrete foundation with a single-leaf door, 6/6 double-hung sash, asphalt-shingled gable roof, brick chimney, and entry stoop with a wrought-metal handrail.

C. 436 Locust Ave. Jackson E. Kiger House. Ca. 1915 (S).

One-and-a-half-story, single-family dwelling of vinyl-sided frame construction on a masonry foundation. Exterior features include a single-leaf paneled wood door with glass panes. Replacement vinyl windows have been installed, but the house retains a standing-seam-metal front-gabled roof, two brick chimneys with corbelled caps, and a one-story, two-bay porch with square wood posts on shingled piers. Occupied in 1935 by Jackson E. Kiger.

C. 459 Locust Ave. House. Ca. 1940.

One-and-a-half-story, single-family dwelling of vinyl-sided frame construction with a single-leaf door, 4/1 and 3/1 double-hung wood sash, an asphalt-shingled gable roof, and a brick flue laid in stretcher bond. Two gabled dormers occupy front roof plane. Additions include a one-story shed-roofed wing

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on one end, and full-length shed dormer across the back elevation.

C. Shed. Ca. 1940.

One-story, frame shed with standing-seam-metal shed roof, cross-braced door, 6/6 sash, and shed extension. Shares common wall with shed-roofed shed for adjoining property (see 461 Locust Ave.), giving the appearance of a single front-gabled garage.

C. 460 Locust Ave. House. Ca. 1940.

One-story, asbestos-shingled frame cottage with a single-leaf paneled wood door with glass panes, single and paired 6/1 double-hung wood sash, an asphalt-shingled gable roof, an exterior end brick chimney, and a one-story, one-bay porch with wrought-metal supports. Formerly addressed 444 Locust Ave (S).

C. 461 Locust Ave. House. 1938 (B).

Two-story single-family dwelling of vinyl-sided frame construction with a poured concrete foundation, stone veneer, a single-leaf paneled wood door, 6/6 double-hung wood sash, asphalt-shingled gable roof, and exterior end random rubble stone chimney.

C. Shed. Ca. 1940.

One-story, metal-clad frame shed with standing-seam-metal shed roof, multi-pane sash, and single-leaf. Shares common wall with shed-roofed shed for adjoining property (see 459 Locust Ave.), giving the appearance of a single front-gabled garage.

C. 472 Locust Ave. House. Ca. 1950.

Located on the northeast corner of Locust and 13<sup>th</sup> streets, this one-story single-family dwelling is built of brick laid in stretcher bond on a poured concrete foundation. Features include a wood single-leaf multi-light entry door set beneath a one-story, two-bay porch with square wood columns. A large chimney of bricks laid in stretcher bond dominates the façade. Windows have 8/8 and 6/6 double-hung wood sash, and the house's gable roof is covered with asphalt shingles.

C. Garage. Ca. 1950.

One-story frame two-car garage accessed from 13<sup>th</sup> Street.

C. 477 Locust Ave. Gibson House. Ca. 1915.

Located on a large corner lot at the northwest corner of Locust Avenue and Thirteenth Street, this property features an unusual fence with tapered poured concrete posts with pyramidal caps. The

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principal resource on the property is a two-story weatherboarded frame dwelling with a brick foundation and flues, a single-leaf entry door of paneled wood with a large glass pane, 1/1 double-hung wood sash, and a complex hip-and-gable roof covered with slate shingles. The façade features a one-story, four-bay porch with wood Tuscan columns (some of which are paired). Occupied in 1935 by Howard H. Gibson; 477a (perhaps an apartment in the house?) was occupied by James D. Hughes.

C. 504 Locust Ave. Quillen House. Ca. 1910.

Two-story, three-bay frame single-family dwelling on a parged masonry foundation. Exterior is clad in asbestos shingles but retains a single-leaf wood door, 2/2 double-hung sash, a gable roof, and a one-story, three-bay porch with square wood columns and flat jigsaw balusters. Located on the southeast corner of Locust Avenue and Thirteenth Street. Occupied in 1935 by G.D. Quillen.

C. 505 Locust Ave. Darnell House. Ca. 1920 (S).

Two-story, three-bay stuccoed frame single-family dwelling featuring a single-leaf paneled wood door with glass insert, asphalt-shingled complex roof, and a one-story, three-bay porch with wood Tuscan columns. Located on the southwest corner of Locust Avenue and Thirteenth Street. Occupied in 1913 by John M. Darnell.

C. Garage. Between 1920-1925 (S).

One-story, frame garage on a masonry foundation, with a gabled roof. Accessed from Thirteenth Street.

N. 512 Locust Ave. Duplex. Ca. 1990.

Two-story duplex of vinyl-sided frame construction on a brick-veneered foundation, with two single-leaf entry doors, vinyl windows, and an asphalt-shingled gable roof.

C. 513 Locust Ave. Shoemaker House. Ca. 1920 (S).

Two-story house of frame construction with asbestos shingle siding, a poured concrete foundation, paneled wood single-leaf door, 1/1 double-hung wood sash, asphalt-shingled gable roof, and an one-story, three-bay porch with square wood posts. Façade windows feature operable louvered blinds. Occupied in 1935 by Thomas L. Shoemaker; 513a occupied by Richard H. McCoy.

C. 528 Locust Ave. Chittum House. Between 1920-1925 (S).

Two-story house of frame construction with asbestos shingle siding, parged masonry foundation, elaborate pedimented surround with a single-leaf paneled door with glass insert, 1/1 double-hung wood sash, asphalt-shingled gable roof, and an exterior end brick chimney. Front yard features a brick

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entry walk with a wrought-metal railing at stoop. Occupied in 1935 by H.T. Chittum.

C. 529 Locust Ave. Boggs House. Ca. 1930.

One-and-a-half-story Craftsman-influenced single-family dwelling of frame construction with asbestos shingle siding, a masonry foundation, 2/2 and 6/6 double-hung wood sash, gable roof, brick flue with a corbelled cap, and a one-story, three-bay porch with tapered wood columns. Occupied in 1935 by Mrs E.S. Boggs.

C. 530-532 Locust Ave. Duplex. Ca. 1935 (S).

Two-story brick-veneered frame duplex with a poured concrete foundation, two single-leaf paneled wood entry doors with pedimented surrounds, 6/6 double-hung wood sash, an asphalt-shingled gable roof, two interior end brick chimneys, and flanking one-story wings. Number 532 was occupied by E.I. Carruthers in 1935.

N. Carport. Ca. 1960.

One-story, with metal supports and a poured concrete pad.

N. Garden shed. Ca. 1980.

C. 537 Locust Ave. Lydia D. Rankin House. 1928 (B).

One-and-a-half-story vinyl-sided frame dwelling with a single-leaf door, vinyl replacement windows, an asphalt-shingled gable roof, a brick flue, and a one-story, three-bay porch with turned wood posts. Occupied in 1935 by Lydia D. Rankin.

C. 545 Locust Ave. William F. Kerlin House. Ca. 1930 (S).

One-and-a-half-story single-family dwelling of brick laid in five-course American bond (Flemish variant) on a poured concrete foundation. Features include a single-leaf wood paneled door with glass insert, 1/1 double-hung wood sash, an asphalt-shingled gable roof, and a one-story brick porch with an arched bay. A one-bay garage is attached. Lattice-pattern brickwork crowns the entry porch and the garage façade. The small front lawn is bordered by a wrought iron fence. The 1930 Sanborn Map indicates that the house is under construction; it was occupied in 1935 by William F. Kerlin.

C. 553 Locust Ave. House. 1934 (B).

One-and-a-half-story single-family dwelling of weatherboarded frame construction on a brick foundation, with a prominent front chimney of brick laid in stretcher bond. The front entry is recessed behind a segmentally arched opening within a projecting vestibule that incorporates an extended gable

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on one side that reaches nearly to the ground. Other features include a multi-light wood door and 6/1 double-hung wood sash. The house appears to be a slightly modified example of "The Maplewood," a mail-order house (catalog number 3302) advertised by Sears, Roebuck & Co. in 1932 and 1933. (Stevenson and Jandl: 158).

N. Carport (metal). Ca. 1960.

One-story structure, with metal supports and a poured concrete pad.

C. 575 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story Dutch Colonial Revival-influenced house of vinyl-sided frame construction on a poured concrete foundation with an unusual asphalt-shingled gambrel roof and exterior end brick chimney. Features include a single-leaf paneled door with glass insert, 4/1 double-hung wood sash, and a front entry stoop covered with an arched hood supported on triangular wood braces. Built between 1935 and 1948.

C. 577 Locust Ave. McGann House. Ca. 1920.

Two-story, three-bay single-family dwelling of asbestos-shingled frame construction on a parged masonry foundation with an asphalt-shingled gable roof and two brick flues. Character-defining features include the single-leaf six-panel door set into a pedimented and pilastered surround, and 3/1 double-hung wood sash, which may be historic-period replacement of earlier original sash. Property is located on the northwest corner of Locust Avenue and Fourteenth Street. Occupied in 1935 by Charles L. McGann.

N. 548 Locust Ave. Ca. 1975. House.

Two-story, split-level Modernist ranch located on the northeast corner of Locust and 14<sup>th</sup> streets. Constructed in a mix of materials (concrete block, brick veneer) on a poured concrete foundation with a shallow gable roof of asphalt shingles, the house has aluminum awning-type casement windows throughout.

N. 600 Locust Ave. House. Ca. 1965.

One-story single-family dwelling of the Ranch type, of brick-faced frame construction on a poured-concrete foundation. The asphalt-shingled gable roof has a slightly projecting front gable and an interior chimney.

C. 612 Locust Ave. House. Ca. 1950 (S).

Two-story, Colonial Revival single-family dwelling of brick-faced frame construction on a poured

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concrete foundation. Exterior features include a multi-light wood and glass entry, two diamond-pane leaded glass windows on the façade, paneled wood shutters, and a jettied upper story with extended decorative joists. Alterations include the addition of vinyl siding on the second story, installation of asphalt shingles on the gable roof, and replacement of most windows with vinyl sash. A one-story garage wing is integrated into the overall house design.

C. 613 Locust Ave. House. Ca. 1950 (S).

One-and-a-half-story Tudor Revival single-family dwelling of frame construction with random rubble stone-faced first story. The stone chimney is on the front elevation alongside the one-story, one-bay entry porch that shelters a single-leaf paneled door. The house features a steep gabled roof and front and rear projecting gables covered in wood shingles, and incorporates 6/6 double-hung sash throughout. Compatible one-story wings flank the main block. This house replaced a pre-1920 house previously located on the site.

C. Garage. Ca. 1950.

One-and-a-half-story gabled frame garage with stone facings and multiple gabled dormers. A covered walkway links the garage, which faces Fourteenth Street, to the main house.

C. 637 Locust Ave. House. Ca. 1950.

Two-story Georgian Revival single-family dwelling of brick-faced frame construction, with 8/8 double-hung wood sash with paneled shutters, a single-leaf paneled wood and glass door with a pedimented surround, a slate shingled gable roof, and an exterior end brick chimney. A two-story, three-bay porch has square classical wood columns.

C. 660 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story, brick-faced concrete block Colonial Revival single-family dwelling. Vinyl-clad (replacement) casements in window openings. Slightly recessed entryway shelters the single-leaf paneled wood door. The asphalt-shingled gable roof has three hipped dormers and a central interior brick chimney. A bluestone-paved front walk leads from the sidewalk to the entry.

N. 668 Locust Ave. Cook House. 1956.

One-story brick Colonial Revival-influenced single-family dwelling with 8/8 double-hung wood sash, slate-shingled gable roof, projecting polygonal bays, and an exterior end chimney. The recessed front entryway has a single-leaf paneled door with a four-light transom above. Built for Mrs. Frances Clemmer Cook, whose pony stable in the rear yard was converted into a guest cottage (Jim Cook).

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C. House. Ca. 1930 (S).

This two-story building located at the rear of the lot along the alley was originally a stable associated with the Clemmer House (656 Cherry Avenue). Built of weatherboarded frame construction, it has 6/6 double-hung sash and a standing seam metal gable roof. The stable was converted for human occupation after 1956, when the main house on the property was constructed.

C. 701 Locust Ave. Fleming Hurt House. 1941.

One-and-a-half-story, three-bay Colonial Revival single-family dwelling of weathered bricks laid in stretcher bond with exterior end brick chimneys that have paved shoulders and corbelled caps. The chimney in the gable end facing Fifteenth Street has a small arched window on the first floor, and adjoins a "Dutch" divided door that leads into the small fenced side garden. The house's gabled roof is covered in slate shingles, reputedly obtained from the former Basic City train station. Windows have 6/6 double-hung wood sash and louvered shutters. Three hipped dormers occupy the front roof plane. A one-story hipped wing, attached by a short hyphen, is located to one side of the house. The house was designed by its original owner, local architect Fleming Hurt, with the assistance of architect Daley Craig. Reputedly begun the day after Pearl Harbor was bombed in 1941, the home's brick was obtained from a pre-Civil War building previously located on the corner of Main and Wayne in downtown Waynesboro. A set of original blueprints remains on site.

N. Gazebo/shed. Ca. 2000.

Hexagonal gazebo of wood frame construction, partially enclosed for storage.

C. 703 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story, four-bay Colonial Revival-influenced single-family dwelling with exterior walls of brick laid in stretcher bond. An asphalt-shingled gable roof has four aluminum-sided gabled dormers on the front roof plane, and an exterior end brick chimney on one end. The off-center entry has a single-leaf paneled wood and glass door, and windows have 6/6 double-hung wood sash. The one-story, one-bay porch is supported by square wood posts. A carport addition has been made to the east end of the house.

C. 704 Locust Ave. Spillman House. Ca. 1940. (S).

Two-story, brick-faced frame single-family dwelling with a semi-detached one-story hipped-roof garage facing onto Fifteenth Street. Features include a first-story single-leaf paneled wood door with sidelights, set beneath a second-story stuccoed wall and sheltered by a semicircular two-story entry portico with Tower of the Winds columns; windows with 8/8 double-hung wood sash, jack arches,

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and keystones; and an asbestos-shingled hipped roof. The large, heavily wooded lot is faced with a brick retaining wall the length of the property along Locust Avenue. Spillman was a newspaper editor (Frances Cook).

N. Garden shed/pavilion. Ca. 1960.

One-story, tile block and brick gabled storage building with an attached metal open pavilion; associated with the building is a small stone grill nearby.

C. 714 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story Cape Cod-type, aluminum-sided frame single-family dwelling. Features include a single-leaf paneled wood and glass door, 6/6 double-hung wood sash, a gable roof with asphalt shingles, and an exterior end brick chimney. A gabled dormer, polygonal bay window, and projecting front offset gable further distinguish the house. The house also has a one-story gabled screened porch with square wood posts located to the side. One of several similarly styled, modestly scaled houses built in the "Rose Cliff" Addition before 1948 (occupies lots 1 and 2).

N. 717 Locust Ave. House. Ca. 1970.

One-story, Colonial Revival-influenced single-family dwelling with exterior walls of stretcher-bond brickwork and an asphalt-shingled gable roof. Main entry has a single-leaf door, and windows are vinyl-clad casements. An attached carport is located to one side.

C. 720 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story Cape Cod form, wood-shingled frame single-family dwelling. Features include a single-leaf paneled wood and glass door, double-hung vinyl sash, paneled shutters, a gable roof with asphalt shingles, and an exterior end brick chimney. Two gabled dormers occupy the front roof plane, while a large shed dormer extends across the rear elevation. The house also has a one-story gabled front porch with square wood posts. One of several similarly styled, modestly scaled houses built in the "Rose Cliff" Addition before 1948 (occupies lots 3 and 4).

N. Modern storage shed (metal). Ca. 1980.

C. 722 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story Cape Cod form, wood-shingled frame single-family dwelling. Features include a single-leaf paneled wood and glass door, double-hung vinyl sash, a gable roof with asphalt shingles, and an exterior end brick chimney. Two gabled dormers occupy the front roof plane. The front entry is distinguished by a pedimented door surround with fluted pilasters. One of several similarly styled,

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modestly scaled houses built in the "Rose Cliff" Addition before 1948 (occupies lots 5 and 6).

C. 724 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story Cape Cod form, vinyl-sided frame single-family dwelling. Features include a single-leaf paneled wood door, 8/8 and 6/6 double-hung wood sash, a gable roof with asphalt shingles, and an exterior end brick chimney. Two gabled dormers and a large rear screened porch further distinguish the house. One of several similarly styled, modestly scaled houses built in the "Rose Cliff" Addition before 1948 (occupies lots 7 and 8).

C. 728 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story Cape Cod style, vinyl-sided frame single-family dwelling. Features include a single-leaf paneled wood door, 8/8 and 6/6 double-hung wood sash, a gable roof with asphalt shingles, and an exterior end brick chimney. Two gabled dormers occupy the front roof plane. The house also has a one-story, one-bay gabled entry portico with metal supports. One of several similarly styled, modestly scaled houses built in the "Rose Cliff" Addition before 1948 (occupies lots 9 and 10).

C. 734 Locust Ave. House. Ca. 1940 (S).

One-and-a-half-story Colonial Revival-influenced, weathered-brick single-family dwelling with exterior walls laid in three-course American bond (Flemish variant). Features include a single-leaf wood and glass multi-pane door, 6/6 double-hung wood sash set into jack-arched openings, a gable roof with asphalt shingles, and an exterior end brick chimney. Three gabled dormers, sawtooth-pattern wood shingles in gable ends, and louvered shutters further distinguish the house. One of several similarly styled, modestly scaled houses built in the "Rose Cliff" Addition before 1948 (occupies lots 11 and 12).

C. 757 Locust Ave. House. Ca. 1950.

A two-story Colonial Revival-influenced single-family dwelling of brick-faced frame construction on a poured concrete foundation, this building has 8/8 double-hung wood sash, a single-leaf paneled wood entry door, and a gable roof covered with asphalt shingles.

N. 777 Locust Ave. House. Ca. 1970.

Set behind a semi-circular driveway is this one-and-a-half-story wood-shingled frame house with a single-leaf paneled wood and glass door, 4/4 double-hung sash, an asphalt-shingled gable roof, and a one-story, two-bay front porch with square wood posts. Braced board shutters frame the first-story window openings, and vinyl soffits have been added to the house, along with several rear gabled, polygonal, and shed rooms.

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C. 785 Locust Ave. House. Ca. 1940.

Located on the corner of Locust and Oak avenues, this two-story brick-faced frame single-family dwelling in the Colonial Revival style features two exterior-end brick chimneys, an asphalt-shingled gable roof, and three gabled dormers. The centered entry has a single-leaf paneled door, and window openings have vinyl replacement windows with 8/8 grids inserted. A raised one-story open porch extends from the house's rear elevation.

C. Garage. Ca. 1940.

One-story gabled brick garage with original pair of matchboard and glass panel hinged doors.

## MAPLE AVENUE

C. 200 Maple Ave. T. E. Nininger House. Ca. 1900.

Two-story frame Victorian house with a metal-sheathed hip roof with a front gable with a reworked diamond-shaped louvered gable vent. The one-story front porch has classical wood columns. Other features include a brick foundation and interior chimney, a modern concrete and metal handicap ramp, a front entry with modern sidelights, modern 6/6 windows, and a two-story rear wing with a roof-top deck. Botetourt County native T. E. Nininger was an orchardist who moved to the St. Augustine area of Florida to establish an orange grove. When a freeze destroyed his operation he relocated to Waynesboro and acquired an apple orchard. He was also the inventor of a fruit sorter. The house was occupied by A. S. Coiner in 1935. (James K. Wright)

C. 205 Maple Ave. White House. Ca. 1900.

Two-story frame Victorian house with a metal-sheathed gable roof with sawtooth wood-shingle sheathing and rectangular louvered vents in the gables and a two-story gabled front wing. The one-story front porch has metal supports and railings. Other features include a poured-concrete foundation, interior brick flues, a front entry with transom and sidelights, and modern 1/1 windows. According to the present owner, the house was built for the White family by the Lambert Construction Co. Dr. Fenton H. Swezey occupied the house in 1935. It was sold to the Tressel family about 1949. (Paul Tressel)

C. 209 Maple Ave. J. E. White House. Ca. 1900.

Two-story frame house with aluminum siding and an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front porch has classical wood columns and square-section balusters. Other features include a brick foundation with diamond-shaped brick-lattice vents, an interior brick flue, a front two-story bay window with a cutaway and bracketed gable, a two-story side bay window, a front entry with transom and sidelights, 1/1 windows with Queen Anne upper sash, and one- and two-

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story rear additions. J. E. White joined his brother Frank M. White's department store in 1893. (*News-Virginian*, September 17, 1967; James K. Wright)

C. Garage. 1910s.

One-story frame with vertical-board siding, a metal-sheathed gable roof, a poured-concrete foundation, and a matchboard door.

N. Garden shed (wood). Late 20th c.

C. 300 Maple Ave. St. John the Evangelist Catholic Church. 1931; 1962.

One-story nave-form Romanesque-derived church of cinder-block construction with a rock-faced limestone veneer, an asphalt-shingled front-gable roof, and a basement level. The dominant feature is a tapering front entry tower with a gable roof capped by an octagonal spire with a Celtic cross finial. Round-arched and louvered belfry openings are set into a stone or cast-stone panel with machicolation and diapering. Below are a crucifix with Christ figure under a small gable, and at ground level is the main entry in a round-arched embrasure with a diapered tympanum with an eagle figure and a banner with Latin motto, and batten doors hung on decorative strap hinges. Small round-arched stained-glass windows run down the sides and there are small gabled dormers with stained-glass windows on the slopes of the roof. To the rear is a two-story Modernist office and classroom addition built in 1962 of tan brick veneer with a flat roof and a stone facing on the Eleventh Street elevation to tie it in with the original section. The rear addition appears to incorporate a smaller original wing. In the angle of the L formed by the original church and addition is a sunken garden. T. J. Collins & Son designed the church (Shaw, Ranzini, and Wood, "Waynesboro Tree Streets Historic District;" Bowman, *Waynesboro Days of Yore*, vol. 1 p. 137).

C. 305 Maple Ave. House. Early 1920s (S).

Two-story frame house with novelty vinyl siding and an asphalt-shingled hip roof with hipped dormers. The one-story pedimented entry porch has classical wood columns and modern square-section balusters. Other features include a one-story side porch of similar detail but with jalousie windows, a poured-concrete foundation, an interior brick flue and an exterior brick chimney on the south side, and 6/1 windows.

N. Carport (frame). Late 20th c.

C. 320 Maple Ave. W. S. Garber House. 1910s (S).

Two-story frame Foursquare-form house with novelty vinyl siding and a metal-sheathed hip roof with

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hipped dormers that have had their windows or vents vinylled over. The one-story front porch has classical wood columns and turned balusters. Other features include a brick interior flue, a front entry with sidelights, and modern 1/1 windows. The house adjoins the sunken garden of St. John Church (300 Maple), and it presently serves as church offices. Mrs. W. S. Garber conducted music lessons in the house. (James K. Wright)

**C. 321 Maple Ave. Cecil J. Wright House. Ca. 1891.**

Two-story frame Victorian house with novelty weatherboard siding and an asphalt-shingled gable roof with a two-story gabled front wing, a bracketed cornice, and circular gable vents with pierced spokes and turned center bosses. The one-story front porch has chamfered square-section wood columns and rectangular-section balusters. The front entry, which has a transom, and the 2/2 windows have decorative surrounds and molded lintels. Other features include a brick foundation across the front and stone behind, interior and exterior brick chimneys, a one-story bay window on the north gable end with a bracketed cornice and paneling, one- and two-story ell, and a ca. 2000 brick and frame carport addition to the rear. Wright lived in the house in 1935.

**C. 337 Maple Ave. House. Ca. 1891.**

Two-story frame Victorian house with asbestos-shingle siding and a metal-sheathed gable roof. The one-story front porch has chamfered posts with sawn brackets. Other features include interior brick flues, a front entry with transom, 2/2 windows, and a two-story ell with a one-story extension. A low poured-concrete retaining wall borders the lot on the south.

**C. 344 Maple Ave. Fred A. McCormick House. 1923 (R).**

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with large gabled dormers on all faces with gable brackets. The engaged wraparound porch has tapered posts on brick pedestals and square-section balusters. Other features include a poured-concrete foundation, an interior brick flue and exterior brick chimney on the south side, a modern concrete and metal handicap ramp, 4/1 windows with concrete lintels and sills, and an engaged back porch with a square-section brick pillar and a metal railing. The house was designed by T. J. Collins & Son for Fred Alexander McCormick, a lumber company owner who was also a contractor. (Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District;" James K. Wright)

**C. Garage. 1923.**

One-story garage of stretcher brick-veneer frame construction with an asphalt-shingled hip roof, a poured-concrete foundation, and 1/1 windows. The garage is connected to the street by concrete runners.

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C. 345 Maple Ave. D. D. Royer House. Ca. 1891.

Two-story Victorian house with a stucco exterior and an asphalt-shingled gable roof with a decorative steep-pitched front gable with a circular vent with a pierced pinwheel pattern. The one-story front porch has classical wood columns, a poured-concrete foundation and floor, and a porte cochere extension on the south end supported by steel poles. Other features include a brick foundation and interior chimney, a front entry with transom, and 2/2 windows. Low retaining walls of poured concrete on the north and railroad ties on the south border the lot.

N. Shed.

One-story frame with T1-11 siding and an asphalt-shingled gable roof.

N. Garden shed (metal). Late 20th c.

C. 352 Maple Ave. R. H. Witt House. 1921 (B).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with a hipped dormer with a window and louvered vents. The one-story front porch has classical wood columns and square-section balusters. Other features include a poured-concrete foundation, interior brick flues, 4/1 windows with soldier lintels, and a two-tier back porch enclosed with asbestos-shingle siding.

C. Garage. Early 1920s.

One-story frame with matchboard siding and an asphalt-shingled gable roof.

N. Play house (frame). Late 20th c.

C. 353 Maple Ave. W. E. Critzer House. Ca. 1900.

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof with a shed dormer. The one-story front porch has vinyl-encased square-section supports and railing and arched spans. Other features include a front entry with transom and modern 2/2 windows.

N. Garden shed (wood). Late 20th c.

C. 360 Maple Ave. H. T. Hawkins House. 1920 (R).

Two-story frame Foursquare-form house with novelty vinyl siding and an asphalt-shingled hip roof with a hipped dormer with rectangular louvered vents. The Craftsman one-story front porch has

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tapered posts on brick pedestals and square-section balusters. Other features include an exterior brick chimney on the north side with concave shoulders, 4/1 windows, and a one-story back screen porch. Dr. H. T. Hawkins occupied the house in 1935. A Dr. Glick may also have been an occupant. (James K. Wright)

C. Garage. Early 1920s (S).

One-story frame with vinyl and weatherboard siding and a metal-sheathed gable roof.

C. 361 Maple Ave. Russell L. Twing House. Late 1920s (S).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with variegated red and olive-drab bricks. The asphalt-shingled front-gable roof has large gabled dormers on the sides with vinyl siding. The one-story front porch has tapered posts on brick pedestals and gable brackets. Other features include a poured-concrete foundation, an interior brick flue, and 4/1 windows with soldier-course lintels.

C. Garage. Late 1920s (S).

One-story frame with brick-pattern metal siding and an asphalt-shingled gable roof.

C. 368 Maple Ave. St. John's Episcopal Rectory (former). Early 1920s (R,S), late 20<sup>th</sup> c.

Two-story frame Foursquare-form house with asbestos-shingle siding and a metal-sheathed hip roof with a hipped dormer with vinyl siding. The one-story front porch has classical wood columns and rectangular-section balusters. Other features include a parged foundation, modern 6/1 windows, and a one- and two-story modern rear addition with vinyl siding and round-arched windows. A low poured-concrete retaining wall borders the lot on the south side. The house was occupied by D. L. Rogers in 1935.

C. 369 Maple Ave. House. Ca. 1900.

Two-story Victorian house with a stucco exterior and an asphalt-shingled gable roof with a shed dormer. The one-story front entry porch has classical wood columns. Other features include a brick foundation, two bracketed stoops on the south side, 6/6 windows with reeded surrounds, a two-story ell, a second-story rear sleeping porch, and a one-story modern rear addition with a shed roof and novelty vinyl siding. The Pools, Messerschmidts, Stombooks, and Bausermans are said to be early residents of this house. The reeded window surrounds suggest the house could date to the early 1890s. An Edward Bauserman and his family are listed as residents of Maple in the 1900 census. S. T. Pool lived here in 1935.

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C. 376 Maple Ave. A. C. Kimler House. Ca. 1920 (R,B,S).

Two-story frame Foursquare-form house with weatherboard siding and an asphalt-shingled hip roof with hipped dormers with windows and louvered vents. The one-story wraparound porch has classical wood columns, rectangular-section balusters, and an enclosed north end. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with sidelights, and 8/1 windows. A brick retaining wall extends across the front of the lot. Prof. A. C. Kimler lived here in 1935. Kimler was principal at the white high school and a superintendent of city schools. He later had a career as a traffic judge. (James K. Wright)

C. Garage. 1920s (S).

One-story frame with weatherboard siding, a corrugated gable roof, and a poured-concrete foundation.

C. 377 Maple Ave. Stombock House. 1910s (S).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with hipped dormers with brick-veneer sides. The one-story wraparound porch has classical wood columns, square-section balusters, and an enclosed north end. Other features include a brick foundation and interior flues, a front entry with transom, 1/1 windows, a back deck, and a two-tier back porch with chamfered posts and rectangular-section balusters.

C. Garage. 1920s (S).

One-story frame with vinyl siding, an asphalt-shingled gable roof, and a batten door.

C. 384 Maple Ave. William W. White House. 1910s (S).

One-story Craftsman bungalow with a rough stucco exterior and a metal-sheathed gable roof with rectangular louvered vents. The engaged front porch has a mix of classical and square-section wood columns, square-section balusters, and a decorative gable with an elliptical arched opening. Other features include an interior brick chimney and 6/1 and casement windows. W. W. White, whose family was involved with White Department Store, operated a dime store across Main Street from the family business. (James K. Wright)

C. Garage. 2nd quarter 20th c.

One-story frame with matchboard siding, an asphalt-shingled gable roof with exposed rafter ends, and a poured-concrete foundation.

C. 385 Maple Ave. Paul W. Freed House. Ca. 1910.

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Two-story frame Foursquare-form house with asbestos-shingle siding and a metal-sheathed hip roof with gables with three-part windows and milled ornament with turned pendants. The one-story wraparound porch has Ionic columns and turned balusters. Other features include a rockfaced concrete block foundation, interior brick flues, a front entry with transom and a flanking diamond-shaped window, 1/1 windows, and a basement level with 2/2 windows. Freed had a car dealership. Later (after 1935) Julia Brand kept a boarding house here.

C. 392 Maple Ave. Tucker Cook House. Early 1920s (S).

One-story frame Craftsman bungalow with weatherboard siding and an asphalt-shingled gable roof with a front gable wing and exposed gable supports. An original front porch was replaced by the present bracketed stoop. Other features include a poured-concrete foundation, an exterior brick chimney on the south side with double paved shoulders, and casement windows with false metal balconies. Prior residents included the Lipscombs and (in 1935) Tucker Cook.

C. 416 Maple Ave. Methodist Parsonage (former). 1897.

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof with a two-story gabled front wing and diamond-shaped louvered gable vents. The one-story front porch has chamfered posts with sawn brackets. Other features include a brick foundation and interior chimney, 1/1 and 2/2 windows with molded trim, a modern one-story rear addition, and a modern frame carport addition on the north side. The house served as the Methodists' third parsonage. Mrs. Frances E. Jones lived here in 1935. (Wiggins, "Main Street United Methodist Church;" Lois F. Bradley; James K. Wright)

N. Garden shed (wood). Late 20th c.

N. 417 Maple Ave. Carrie Hiner House. 1909 (R); 1948; 1966.

Two-story frame Foursquare-form house with aluminum siding and an asphalt-shingled hip roof with a decorative front gable. The modern one-story front entry porch with metal supports replaces a one-story wraparound porch. Other features include a brick foundation, a 1966 one-story north wing with a cinder-block foundation and a metal roof balcony railing, and modern 1/1 windows. Miss Carrie Hiner lived here in 1935. The Etters also lived in the house. (Lois F. Bradley)

C. 425 Maple Ave. William B. Sellers House. Ca. 1891.

Two-story frame Victorian house with asbestos-shingle siding and a metal-sheathed gable roof with a decorative front gable with a circular vent with chrysanthemum-pattern piercings. The one-story wraparound porch has square-section wood columns. Other features include a brick foundation and

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interior chimney, 2/2 windows with reeded trim and delicately turned corner blocks, a back deck, a two-story ell, and a one-story rear addition with a cinder-block foundation. Artist William Barry Sellers lived here, as did (in 1935) K. F. Rosen. William White, a long-time resident of the street, claimed that this was the oldest house on Maple. (Lois F. Bradley; James K. Wright)

C. 428 Maple Ave. Fry House. Ca. 1891; late 20<sup>th</sup> c.

Two-story frame Queen Anne house with vinyl siding and a metal-sheathed gable roof. The house--one of the most flamboyant of its style in Waynesboro--is distinguished by its complex roof line and massing and its elaborate wooden ornament and finishes. A three-story octagonal turret rises at the north front corner, with imbricated wood-shingle siding and a steep wood-shingled roof with a slender metal finial spike. A two-story gabled front wing has flanking second-story balconies supported by curved brackets with fanfold-pattern spandrels, and rises to a bracketed gable with gridded ornament at its apex. The one-story front porch has chamfered and reeded posts, sawn brackets, a spindle frieze, and unusual turned balusters. The 1/1 windows have reeded surrounds with an outer label molding-type trim with turned corner and terminal blocks. Other features include a brick foundation across the front and stone behind, diamond-shaped brick-lattice foundation vents, an interior brick chimney, diamond-shaped louvered gable vents, and a modern two-story rear addition and deck. The Frys were early occupants of this house, and a Mrs. R. Lee Fry lived there in 1935. The house was built to a design by Lynchburg architect Carrington Hubbard. Stylistically the house shares many features with 517 Walnut. (Chambers, *Lynchburg: An Architectural History*, 332-335; James K. Wright)

C. Garage. 1920s (S).

One-story frame with board-and-batten siding, a metal-sheathed gable roof, a poured-concrete foundation, and three vehicle bays.

C. 433 Maple Ave. House. 1910 (R).

Two-story frame Foursquare-form house with vinyl siding and a metal-sheathed hip roof with gables with peaked louvered gable vents. The one-story front porch has slender classical wood columns and square-section balusters. Other features include a rockfaced concrete block foundation above poured concrete, an interior brick flue, a front entry with transom, a diamond-shaped side landing window, 1/1 windows, and a back deck. In 1935 W. H. Wilkerson and W. C. Powell were occupants of the house, which may have been divided into two apartments.

C. 443 Maple Ave. Methodist Parsonage (former). 1942.

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. A spacious one-story front entry porch has square-section wood columns and a

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wooden Chinese Chippendale roof balustrade. Other features include an exterior brick chimney on the south gable end flanked by quarter-round windows in the gable, a front entry with transom, 8/8 windows, a back deck, and a two-story rear wing. The house is built on the site of a water tank that served the town during the early 20th century. (Wiggins, "Main Street United Methodist Church;" James K. Wright)

N. Shed. Late 20<sup>th</sup> c.

One-story frame with beaded weatherboard siding, an asphalt-shingled gable roof, and a poured-concrete foundation.

C. 444 Maple Ave. Gooch House. Ca. 1900.

Two-story frame Victorian house with vinyl siding and a metal-sheathed gable roof with peaked louvered gable vents and sawn and spindle ornament. The one-story front porch has turned posts and balusters and sawn brackets. Other features include a poured-concrete foundation, an interior brick flue, 2/2 windows, and a back deck. Mrs. E. C. Gooch lived here in 1935.

C. 450 Maple Ave. Bone House. 1936 (R,B).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with a skylight and a hipped dormer with stucco sides. The engaged front corner porch has a square-section brick pillar. Other features include a poured-concrete foundation, an interior brick flue, an exterior brick chimney on the south side with paved shoulders, and 6/1 windows.

C. 455 Maple Ave. House. 1940 (R).

Story-and-a-half Tudor Revival house of stretcher brick-veneer frame construction with a steep asbestos-shingle gable roof with gabled dormers on the front and a rear shed dormer. The gabled front entry vestibule has a ca. 1950 aluminum stoop on metal supports with a metal railing. Other features include an exterior brick chimney on the south gable end with paved shoulders, 6/6 windows with soldier-course lintels, and a glassed-in back porch.

C. Garage. 1940s (S).

One-story frame with weatherboard siding, an asphalt-shingled gable roof, and a wood and glass panel door.

N. 456 Maple Ave. Apartment building. 1982 (R).

Two-story frame Colonial Revival building with vinyl siding, an asphalt-shingled gable roof, a foundation with stretcher brick-veneer facing, front entries with fluted classical surrounds and concrete

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platforms, 6/6 windows, and a back deck.

C. 465 Maple Ave. Charles M. Robinson House. 1906 (R).

Two-story frame Foursquare-form house with vinyl siding and a metal-sheathed hip-and-gable roof with peaked louvered vents and vinyl siding in the gables. The one-story front porch has Ionic columns and a metal railing. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with transom, sidelights, and a decorative surround, a decorative side landing window, 1/1 windows, and a one-story rear wing.

C. 472 Maple Ave. C. R. Bateman House. 1902 (R).

Two-story frame Victorian house with vinyl siding and a metal-sheathed gable roof with modern peaked louvered gable vents. The one-story front porch has modern posts with sawn brackets and a spindle frieze. Other features include a brick foundation and interior flue, a front entry with transom, and modern 1/1 windows. Bateman was a contractor who in 1910 built the nearby Baptist Parsonage at 504 Maple. (James K. Wright)

C. 473 Maple Ave. House. Ca. 1910.

Two-story frame Victorian house with weatherboard siding and an asphalt-shingled gable roof with peaked louvered gable vents and a two-story gabled front wing. The one-story front porch has modern square-section wood columns and a concrete floor. Other features include a stone foundation, an interior brick chimney, 2/2 windows, and a two-story ell with a brick flue and a two-tier side porch with an enclosed lower tier. In 1935 apartments in the house were occupied by Miss Anna Scott and Eugene Johnson.

C. Garage. Ca. 1950.

One-story frame with novelty weatherboard siding, an asphalt-shingled gable roof, and a matchboard door.

C. 504 Maple Ave. Baptist Parsonage (former). 1910 (R).

Two-story frame Victorian house with asbestos-shingle siding and an asphalt-shingled hip-and-gable roof with rectangular louvered gable vents. The one-story wraparound porch has turned posts and balusters and sawn brackets. Other features include a brick foundation and interior and exterior flues, a front entry with transom, sidelights, and a molded Victorian surround with turned corner blocks, and a basement garage at a rear corner. The parsonage was built by contractor C. R. Bateman. Paul Knapp, a Du Pont employee, lived here in 1935. (James K. Wright)

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C. 505 Maple Ave. Stanley Shumate House. 1890s (R).

Two-story frame Queen Anne house with vinyl siding and an imbricated slate hip-and-gable roof with peaked louvered gable vents. The one-story wraparound porch has turned posts, modern square-section balusters, and a spindle frieze. A distinguishing feature of the house is a two-story front bay window with a decorative roof with concave and convex surfaces and a finial. Other features include a stone foundation, an interior brick chimney, a front entry with transom flanked by an elliptical window, a diamond-shaped second-story landing window, a secondary front entry, a one-story bay window on the north side, modern 1/1 windows, and an integral story-and-a-half ell with a small wing with a slate gable roof. A brick sidewalk and wood fence extend along Thirteenth Street. Shumate lived here in 1935.

C. Garage. 1940s (S).

One-story cinder-block with an asphalt-shingled gable roof with exposed rafter ends.

C. 513 Maple Ave. Dinkle House. 1930 (R).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asbestos gable roof with front and rear gabled dormers with vinyl siding. The engaged front porch has tapered octagonal wood columns and a porch room. Other features include an exterior brick chimney with a decorative soldier-course cap, and 6/1 windows. Mrs. R. B. Dinkle lived here in 1935. Harry Brooks was the builder. (Charles K. Yancey II)

C. Garage. 1930s (S).

One-story garage of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, a poured-concrete foundation, and board-and-batten doors.

C. 520 Maple Ave. T. H. Antrim House. 1910s (R,S).

Two-story frame Foursquare-form house with novelty vinyl siding and a metal-sheathed hip roof with gables with decorative wood-shingle sheathing and rectangular louvered gable vents. The modern one-story entry porch has square-section wood posts and a roof railing. Other features include interior brick flues, a one-story bay window on the north side with a gabled projection above, a one-story wing on the south side, an exterior side stair, 1/1 windows, a one-story back screen porch, and back and side decks. A wooden privacy fence extends along the alley. Antrim, of one of Waynesboro's leading nineteenth century families, lived here in 1935.

C. Garage. Ca. 1950.

One-story cinder-block with an asphalt-shingled hip roof and a wood panel door.

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C. 525 Maple Ave. J. Frank Harper House. 1924 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with front and rear pedimented dormers with brick sides. The one-story entry porch has classical wood columns and a pedimented gable. A screen porch on the north gable end is similar in detail. Other features include a poured-concrete foundation, exterior brick chimneys on the gable ends, a one-story sunroom on the south gable end with casement windows topped by transoms, a front entry with transom, sidelights and decorative surround, 8/1 windows and three-part windows on the front first-story elevation, and a one-story rear wing with an engaged porch. Harper, owner of a farm equipment company and a town postmaster, probably hired Harry Brooks to build his house. (Charles K. Yancey II)

C. Garage. 1924 (R,S).

One-story garage of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, a poured-concrete foundation, and 6/6 windows.

C. 536 Maple Ave. House. 1920 (R).

Two-and-a-half-story Craftsman house with rough stucco exterior and an asphalt-shingled gable roof with a shed dormer. The one-story entry porch has chamfered square-section wood columns. The house, porch and dormer roofs have exposed rafter ends. Other features include interior brick flues, gable brackets, a front entry with sidelights, a two-tier porch on the south end with square-section wood columns, rectangular-section balusters, and an exterior stair, 6/1 windows, and a two-tier back screen porch. The house may originally have contained apartments, as it does today. In 1935 Ada and Mary Wilton lived here.

C. Garage. Late 1920s (S).

One-story frame multi-vehicle garage with corrugated metal siding, a metal-sheathed gable roof, a poured-concrete foundation, and matchboard doors.

C. 537 Maple Ave. Presbyterian Manse (former). 1930s.

Two-story Colonial Revival house of stretcher brick-veneer frame construction. The asphalt-shingled gable roof has a rear gabled dormer with a paneled surround and asbestos- and asphalt-shingle sheathing. The one-story front entry porch has tapered and paneled square-section wood columns and a brick foundation. Other features include a poured-concrete foundation, an interior brick chimney, small dentil-like brackets in the cornices of the roof and porch, a front entry with transom and sidelights, 8/8 windows with wood shutters with louvered lower halves and paneled upper halves with

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crescent moon cutouts, several casement windows, and a one-story rear wing with a screen porch. The house was built as the Presbyterian manse. The Rev. R. W. Cousar was the occupant in 1935.

C. Garage. 1930s.

One-story garage of stretcher brick-veneer frame construction with an asphalt-shingled gable roof and a wood panel door.

C. 545 Maple Ave. James H. Bell House. 1926 (R).

One-story Tudor Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a front gable wing. Juxtaposed on the front are a gable vestibule with a round-arched entry containing a batten door under an arched and bracketed stoop; and an exterior brick chimney with a single concave shoulder and terra-cotta chimney pots. Other features include a single quarter-round window in the front gable, 6/6 windows, and a modern frame rear wing with weatherboard siding. Bell lived here in 1935.

N. Garden shed (metal). Late 20th c.

C. 548 Maple Ave. Baptist Parsonage (former). Late 1920s (S).

Two-story Craftsman house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with decorative cornice. The one-story front porch has square-section brick pillars, arched spans, and square-section balusters. Other features include a poured-concrete foundation, an interior brick chimney with a decorative cap and terra-cotta chimney pots, a one-story front sunroom wing with a parapet roof and multiple windows, 1/1 windows with decorative upper sash, and a one-story back screen porch and deck. Built as the Baptist parsonage. The Rev. H. L. Scott lived here in 1935.

C. Garage. Late 1920s (S).

One-story frame with brick-pattern metal siding, an asbestos-shingle gable roof, and a poured-concrete foundation.

C. 557 Maple Ave. Keiser House. 1908 (R).

Two-story frame Victorian house with weatherboard siding and a metal-sheathed hip-and-gable roof with rectangular louvered gable vents. The one-story front porch has classical wood columns, turned balusters, and a curved end. Other features include a foundation with rough stucco finish, an interior brick flue, a front entry with transom flanked by a diamond-shaped window, a two-tier side porch with a sunroom on the lower tier and a sleeping porch on the upper tier, 1/1 and 8/8 windows, and a two-story ell and one-story back screen porch. A Mr. Keiser is thought to have built this house. Later

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occupants included a Mr. Ely and (in 1935, after the house had been made into a duplex) Mrs. C. A. Marks and Albert J. Mehler.

C. 1910s (S). Garage.

One-story frame with weatherboard siding, a metal-sheathed gable roof, a poured-concrete foundation, 6/6 windows, and probably a workshop section.

C. 564 Maple Ave. J. Clark House. 1910s.

Story-and-a-half frame Craftsman bungalow with aluminum and wood-shingle siding and an asphalt-shingled gable roof with shed and gable dormers. The engaged front porch is glassed in with jalousie windows. Other features include a brick and poured-concrete foundation, interior and exterior brick chimneys (some with houndstooth caps), 4/1 and 6/1 windows, and a one-story bay window on the east gable end. Clark was an executive at Rife-Loth. (James K. Wright)

C. Garage. Early 1920s (S).

One-story frame with wood-shingle siding, a slate gable roof, and a wood panel door.

C. 569 Maple Ave. Lula Gilkerson House. 1910s.

Two-story frame Foursquare-form house with novelty vinyl siding and a metal-sheathed hip roof with gables with three-part windows and a large modern gabled dormer to the rear. The one-story wraparound porch has Ionic columns and turned balusters. Other features include a rockfaced concrete block foundation, an interior brick flue, a front entry with transom flanked by a diamond-shaped window, and a one-story rear wing. Miss Gilkerson lived here in 1935.

N. Garage. Late 20th c.

One-story frame with vinyl siding, a metal-sheathed gable roof with skylights, fishscale wood shingles in the gables, and a cinder-block foundation.

C. 577 Maple Ave. G. H. and Martha Branaman House. 1913 (R,B).

Story-and-a-half frame Queen Anne house with vinyl siding and an asphalt-shingled front-gambrel roof with flared eaves, a gabled extension, and hipped dormers. The engaged front porch has classical wood columns, square-section balusters, and a small gabled projection at the center. Other features include a poured-concrete foundation, interior brick flues, a one-story bay window on the south side, 1/1 windows, a large multi-pane front picture window, a decorative landing window, a modern one-story screen porch on the north side, and a second-story sleeping porch to the rear. Attorney Guy Branaman was a leading Waynesboro businessman of the 1920s. He was responsible for the

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construction of at least some of the spec houses built in the Tree Streets neighborhood in anticipation of Du Pont. He was also one of the Bs of the LB&B Building, a multistory business block erected in the downtown on the eve of the 1929 Crash, and he was part owner of an orchard and an insurance business. (Helen B. Koiner; James K. Wright; Giles and Pezzoni, "Waynesboro Downtown Historic District")

C. Garage. Early 20<sup>th</sup> c.

One-story frame with novelty weatherboard siding, a metal-sheathed gable roof, a poured-concrete foundation, and 6/6 windows.

C. Shed. Early 20<sup>th</sup> c.

One-story frame with novelty vinyl siding, a metal-sheathed gable roof, an interior brick flue, and 2/2 windows.

N. Play structure (frame). Late 20th c.

C. 605 Maple Ave. W. L. Dally House. Ca. 1910.

Two-story frame Victorian house with vinyl siding and a metal-sheathed hip roof with gables with peaked windows. The one-story wraparound porch has classical wood columns and turned balusters. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with transom, sidelights and decorative surround, a decorative side landing window, modern 1/1 windows, and a modern one-story shed-roofed rear addition with a cinder-block foundation. Dally lived here in 1935.

C. 617 Maple Ave. S. M. Sheppard House. Ca. 1910.

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof with a two-story gabled front wing. The one-story front porch has metal supports and railing. Other features include a poured-concrete foundation, an interior brick flue, a front entry with transom, a two-story ell with an enclosed two-tier side porch, and a one-story rear shed addition. Sheppard lived here in 1935.

C. Garage. Ca. 1950.

One-story cinder-block with a flat roof with a parapet with ceramic coping, wood panel doors, and an interior brick flue.

C. 620 Maple Ave. William S. Beale House. Ca. 1910.

Two-story frame Victorian house with asbestos-shingle siding and a metal-sheathed gable roof with an

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asymmetrical front gable and peaked louvered gable vents. The one-story front porch has chamfered posts. Other features include an interior brick flue, a front entry with transom flanked by an elliptical window, 2/2 windows, and a one-story rear wing. Beale lived here in 1935.

C. Outbuilding. 1920s (S).

One-story frame building (either a chickenhouse or a garage originally) with vertical-board siding and an asphalt-roll shed roof.

C. 628 Maple Ave. L. R. Dull House. 1910s.

Two-story frame Foursquare-form house with vinyl siding and an asphalt-shingled hip roof with a hipped dormer and decorative gable. The one-story wraparound porch has classical wood columns and square-section balusters. Other features include a poured-concrete foundation, an interior brick flue, a front entry with sidelights, 8/1 windows, and a decorative landing window on the side. Dull lived here in 1935.

C. Garage. 1920s (S).

One-story frame with weatherboard siding, a metal-sheathed gable roof, a poured-concrete foundation, an exterior cinder-block flue, and a side shed wing with a small porch and 2/2 windows.

C. 629 Maple Ave. Garrett House. Early 1920s (S).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof and a hipped dormer with louvered vents. The one-story front porch has classical wood columns and square-section balusters. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with transom and sidelights, 8/1 and 6/1 windows, a one-story rear wing, a rear deck, and a two-story ell addition. A Col. Garrett was an original or early occupant of the house. A. W. Crisfield lived here in 1935. (James K. Wright)

C. Outbuilding. Late 1920s (S).

One-story frame building (possibly originally a washhouse) with weatherboard siding, a metal-sheathed gable roof, and an interior brick flue.

C. Garage. Early 1920s (S).

One-story frame with weatherboard siding, a metal-sheathed gable roof, a poured-concrete foundation, sliding matchboard doors, and 6/6 windows.

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C. 630 Maple Ave. Helen B. Koiner House. 1946 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The entry has a pedimented surround. Other features include gable-end exterior brick chimneys with stepped shoulders, stuccoed gables, quarter-round windows with brick borders flanking the chimneys, 8/8 windows, a one-story back porch on metal supports, and an attached back garage of stretcher brick-veneer frame construction with a stuccoed gable and wood and glass panel door. G. H. Branaman had this house built for his daughter Helen Branaman Koiner shortly after World War II. The builder was Homer "Pop" Frasher. (Helen B. Koiner)

N. 640 Maple Ave. House. 1957 (R); ca. 1980.

One-story Ranch house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, a board-and-batten entry vestibule with a small porch on metal supports, 1/1 and ribbon windows, and a two-story rear addition with board-and-batten siding, large expanses of window, and an exterior brick chimney.

N. Garden shed (wood). Late 20th c.

C. 645 Maple Ave. T. Cleveland Menefee House. 1929 (R).

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gambrel roof with long shed dormers. A bracketed front entry stoop ties into the main roof. Other features include an exterior brick chimney on the south end, a front entry with sidelights and an elliptical fanlight, attic lunettes, a one-story porch on the south end with square-section brick pillars, 6/1 windows, and a two-story rear wing with an upper screened sleeping porch with a beaded matchboard railing. In the back yard is a large brick patio.

N. Shed. Late 20th c.

One-story frame with vinyl siding and an asphalt-shingled hip roof.

N. 646 Maple Ave. House. 1966 (R).

Two-story Split Level house with stretcher brick-veneer end walls and vertical-board siding in between, an asphalt-shingled gable roof, an interior brick chimney, a front entry with transom and sidelights, plate-glass windows, and an upper story rear wing (the house is built into a slope).

N. Carport (frame). Late 20th c.

N. 657 Maple Ave. House. 1952 (R).

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Story-and-a-half Colonial Revival/Tudor Revival house of stretcher brick-veneer frame construction with a steep asphalt-shingled gable roof with a gabled front wing. The front entry has a classical surround with fluted pilasters and an elliptical arch in the frieze. Other features include an exterior brick chimney on the front with asymmetrical shoulders, a one-story rear sunroom, 8/1 windows, and a large front picture window.

C. 661 Maple Ave. A. J. Rosenthal House. 1910s.

Two-story frame house with asbestos-shingle siding and a metal-sheathed hip roof with a decorative front gable with a window. The one-story front entry porch is enclosed. Other features include a poured-concrete and cinder-block foundation, an interior brick flue, a one-story side porch with turned posts, and modern 1/1 windows. Rosenthal lived here in 1935.

C. 668 Maple Ave. Robert and Kitty Wright House. 1913 (R).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with large gabled dormers on the front and back, the front one opening onto a balcony. The engaged front porch has square-section brick pillars, an arched span, and an original deck-like extension. Other features include an interior brick chimney, a bracketed entry stoop at the north gable end, gable brackets, modern natural wood shingles in the gables and on the sides of the dormers, and an upper-level bay window in the south gable. A long concrete walkway with multiple flights of steps links the house to Maple Ave. Robert G. and Kitty Pennybacker Wright were early owners of this house. (James K. Wright)

C. 669 Maple Ave. William and Virginia Day House. Late 1940s.

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The one-story front porch has square-section brick pillars and Tudor-arched spans. Other features include a poured-concrete foundation, an exterior brick chimney on the south end with staggered concrete weatherings as shoulders, quarter-round gable windows flanking the chimney, a lunette in the north gable, a reworked basement garage opening, 8/8 and 6/6 windows, and a one-story frame rear addition with vertical wood siding. A wood privacy fence encloses the back yard. The 1948 Sanborn map describes the house as "from plans" and notes the basement garage. A building license for the house may have been issued as early as 1940. Virginia Day was a teacher. (James K. Wright)

C. 708 Maple Ave. House. Late 1920s.

Two-and-a-half-story frame Craftsman bungalow with vinyl siding and an asphalt-shingled gable roof with large shed dormers. Other features include a one-story wraparound porch, a poured-concrete

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foundation, and exposed rafter ends. The wooded front yard slopes to a wire fence and stone gate posts on Maple Ave.

#### C. Garage. Late 1920s.

One-story frame garage with weatherboard siding, an asphalt-shingled gable roof, a poured-concrete foundation, and a wood and glass panel door.

#### C. 740 Maple Ave. Hubert and Ethel Furr House. 1928-30.

Story-and-a-half Craftsman bungalow of cobblestone veneer or construction. The metal-sheathed gable roof has a stuccoed gable dormer. The front porch has square-section cobblestone pillars with an arched stucco span. Other features include a poured-concrete foundation with a basement garage with a fiberglass door, an interior brick flue with a cobblestone cap, 1/1 windows with decorative upper sash, and a glassed-in back porch with a stuccoed pantry. Hubert Harrison and Ethel May Furr began construction of this house in 1928 and completed it in 1930. They employed a black man to do the rock work—probably Jacob Fuller, who built similar houses in the Port Republic Road neighborhood during the same period. H. H. Furr was an electrician, and he died from electrocution a year after completing his house. (Lois Furr Bradley)

### OAK AVENUE

#### C. 640 Oak Ave. House. Ca. 1950.

Two-story Colonial Revival single-family dwelling of weatherboarded frame construction, with a massive central interior brick chimney. Slate-look asbestos shingles cover the two side-gabled roofs of the house, which features a principal entry with a single-leaf paneled wood door beneath an unusual fan-shaped decorative panel. Windows have 8/8 double-hung wood sash, and a one-bay side porch has square-section wood post supports.

#### C. 646 Oak Ave. House. Ca. 1945.

One-and-a-half-story, four-bay Colonial Revival single-family dwelling of frame construction veneered with brick laid in 3-course American bond (Flemish variant), with a massive central interior chimney. Features include a single-leaf paneled door of wood and glass, 6/6 double-hung wood sash with operable louvered blinds, a slate-look asbestos-shingled gable roof, 4 hipped dormers, and a one-story side porch.

#### C. 652 Oak Ave. House. Ca. 1945.

Two-story composition shingle-sided Colonial Revival single-family dwelling of frame construction. Features include a single-leaf paneled wood and glass entry door, 8/8 double-hung wood sash,

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louvered blinds with shutterdogs, a slate-shingled gable roof, central interior brick chimney, and classical detailing including a dentil and modillion cornice along the front elevation and crown molding along the upper gable ends. The front entry is sheltered by a one-story, one-bay pedimented portico with paired wood post supports. A shed-roofed driveway-side service porch has lattice panels, while a gable-roofed porch on the other end of the house is screened. To the rear of the house is a large modern screened porch and deck.

#### C. 797 Oak Ave. House. Ca. 1940.

One-and-a-half-story Colonial Revival-influenced, single-family dwelling of painted brick with a slate-shingled gable roof, two gabled dormers, and an exterior end brick chimney with a corbelled cap. Windows are multi-pane steel casements, and the off-center entry has a single-leaf louvered-shutter-look paneled door. A brick stoop and steps curve up from the asphalt driveway to a side service entrance. Alterations include a one-story side wing and rear addition with a one-story side porch.

#### C. 800 Oak Ave. House. 1937.

Two-story, five-bay Colonial Revival single-family dwelling of painted brick on the first story and wood siding on the second story is located on a large tree-shaded lot at the corner of Cherry and Oak avenues. The symmetrically composed façade has 8/8 double-hung wood sash and a central entry with a single-leaf paneled wood door with sidelights and a fan transom, all set beneath a one-story, one-bay front-gabled portico with grouped wood posts and a segmentally barrel-vaulted ceiling. Exterior-end brick chimneys and one-story side porches with brick columns, flat roofs, and Chippendale railings flank the main block of the house. A hip-roofed ell extends from the main block via a short breezeway-hyphen to the rear-yard's one-story gabled garage. (Shaw, Ranzini, and Wood)

#### N. 801 Oak Ave. House. Ca. 1960.

One-and-a-half-story brick and vinyl-sided Ranch with two projecting front gables, one a former garage now converted to living space. Windows have 6/6 double-hung wood sash, the front entry is a single-leaf door of paneled wood and glass, and exterior-end brick chimneys frame the asphalt-shingled gable ends of the main block. A bluestone-paved front walk leads to a brick stoop at the front entry.

#### C. 803 Oak Ave. House. Ca. 1950.

One-and-a-half-story Cape Cod-style single-family dwelling of vinyl-sided frame construction on a tall concrete block foundation. The symmetrical façade has a centered entry with a single-leaf paneled wood door set into a pedimented surround with fluted pilasters. Windows have 8/8 double-hung wood sash and are framed by paneled wood shutters, and the exterior end chimney is of brick laid in stretcher bond. A brick walk leads to from the street to the front entry, and a tall concrete block

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retaining wall at the south end of the front yard demarcates the raised upper yard from the lower side and rear yards. An asphalt drive leads from the street to the lower basement-level side yard.

C. 805 Oak Ave. Old Stone House. Ca. 1800; 1930s; ca. 1990.

This one-and-a-half-story, three-bay vernacular single-family dwelling of stone construction, measuring 41' by 37', is built into the hillside above the north bank of South River. One of the oldest extant houses in the city, it retains eighteen-inch-thick walls of uncoursed fieldstones, interior end chimneys, basement-level fireplaces with hewn log lintels, and several pieces of original woodwork on the first floor, including cyma-molded window frames and ovolو-molded door frames, recessed paneled window reveals, and a mantel in the southwest room. The early-20<sup>th</sup>-century remodeling of the house included the insertion of new partition walls and stairs on the first floor, enclosure of several fireplaces, and addition of two gabled frame wings, two gabled dormers and a rear shed dormer. In the early 1990s the house underwent additional, mainly interior renovations under the direction of Craig & Daughtry, Architects, of Waynesboro.

While the exact period of its original construction is still debated by local historians, the house could date as early as the mid-eighteenth-century ownership of John Campbell; more likely is its construction in the late-eighteenth or early-nineteenth century, when Samuel Hunter, Sr., and then John Hunter owned the property. The property passed from the Hunter family to William Brooks in 1822 and from Brooks to Michael Coiner in 1859. When Rose Cliff (see 835 Oak Avenue, below) was built by Coiner before 1866, the smaller stone dwelling was used as a secondary/servants' residence and later became a dormitory for Rose Cliff Fruit Farm personnel. When the Rose Cliff orchard property was sold in the 1930s, this lot was divided off and the house was modernized and expanded for use as a single-family dwelling. (DHR file no. 136-9).

N. Studio/workshop. Late 20<sup>th</sup> c.

One-story metal-sheathed frame shed-roofed workshop, with clerestory-like windows along upper edges of walls and a multipane French door for the entry.

C. 808 Oak Ave. House. Ca. 1940.

Two-story, Colonial Revival-influenced single-family dwelling of wood shingle-sided frame construction with an asbestos-shingled gable roof and an exterior-end brick chimney. Central front entry has a classical surround with fluted pilasters and entablature, with a single-leaf paneled wood door. Windows feature double-hung sash framed by paneled wood shutters with tree cutouts and shutterdogs. A one-story hipped side wing on the garage side of the house is a screened side porch with wood post supports. House is located on a hillside that slopes sharply down to street level.

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C. Garage. Ca. 1940.

One-story, gabled frame garage with siding and roofing like that of main house.

C. 813 Oak Ave. House. Ca. 1940.

One-and-a-half-story Colonial Revival single-family dwelling of brick or brick-veneered construction, with an asphalt-shingled gable roof and a central interior brick chimney. Features include a central entry with a single-leaf, paneled door set beneath a one-story, one-bay gable-front portico with square wood columns and a barrel vaulted ceiling. Gabled dormer windows occupy the front roof plane, and other windows in the house have 8/8 double-hung wood sash. A rear shed dormer, one-story shed-roofed addition with a side bay window, and a pressure-treated wood deck with steps to ground level extend to the rear of the house.

N. Shed/garage. Late 20<sup>th</sup> c.

Two-part, one-story shed and garage with wood siding and an asphalt-shingled gable roof.

N. 828 Oak Ave. House. Ca. 1960.

One-story brick Ranch with two projecting hip-roofed end pavilions flanking a central entry terrace. Aluminum casements fill most window openings, the roof is covered with asphalt shingles, and a central interior brick chimney has a corbelled cap. Built into a slope, the house incorporates a garage into one of the end pavilions at ground/basement level.

C. 835 Oak Ave. Rose Cliff. Ca. 1860.

Formerly the center of a significant orchard operation, Rose Cliff is situated on a hill overlooking the South River. The two-story, three-bay, double-pile dwelling (four large rooms and a central passage on each floor) exhibits features of both the Federal and Greek Revival styles, and incorporates large interior brick chimneys. Of brick construction, the house's walls are laid in five-course American bond (Flemish variant), with pencilled mortar joints that in sheltered areas retain handwritten initials and signatures, perhaps of the masons and carpenters employed in the building's construction. Covered by a shallow hipped roof of standing-seam metal, the building faces away from the street, toward the river and a trace of the old Greenville Road on the hillside below. A one-story, three-bay porch with chamfered wood columns shelters the riverfront entrance, which features a single-leaf six-panel door flanked by sidelights and topped by a transom. One sidelight has "T.W. Lambert, Juny 1876" etched into a pane. A matching entry, absent a sheltering porch, occupies the north elevation facing the street. Above the front and rear entries are tripartite windows that illuminate the second-floor passage; windows throughout the house are typically 6/6 double-hung wood sash. A small wing, apparently

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original to the house, extends from the northwestern corner of the building; it may have served as an office for the plantation.

Interior features include an elaborate wood staircase with an octagonal newel post, turned balusters, tendril-like tread brackets, and recessed spandrel panels; plaster walls; asymmetrical wood moldings at doors and windows; simple pilastered mantels; and built-in shelving in several rooms. Alterations to the interior have been restricted to the addition of small bathrooms and closets in the northern second-floor bedrooms, insertion of a half-bath beneath the stair, and upgrading of one first-floor space for a modern kitchen.

Built in the mid-nineteenth century (at some point before 1866, when it appears in a photograph), Rose Cliff was for many years the center of an orchard and farm operation that encompassed lands along the South River and mountainsides east of Waynesboro and included a cannery, cider mill, and packing barn. As one of the Valley's early commercial orchards, Rose Cliff Fruit Farm had over 1,000 apple trees, counting among its stock York Imperials, Newton Pippins, Ben Davies, Lowrys, Staymans, and Albemarle Pippins. The decline of the apple industry in Virginia led to the eventual demise of the Rose Cliff orchards, and the lands were subdivided upon their purchase by developer Richard L. McElroy of Charlottesville in the early 20<sup>th</sup> century. (Vest, "Rose Cliff" PIF).

In March of 2000 the Virginia Department of Historic Resources determined that Rose Cliff met the criteria for register eligibility due to its architectural significance. (DHR Evaluation Sheet for "Rose Cliff," file no. 136-5051).

#### C. Kitchen/wash house (former). Third-quarter 19<sup>th</sup> century.

Two-level, painted-brick outbuilding with a large exterior end chimney and a hipped roof, built into an embankment. Main level is accessed from the yard of the main house; the lower level, accessed at a lower point on the sloping hillside, currently serves as a garage or other storage space.

### PINE AVENUE

C. 301 Pine Ave. Pine Avenue School (former Woodrow Wilson High School). 1922.

Two-story Classical Revival school building of stretcher brick construction with a metal-sheathed hip roof. The southeast-facing front elevation, which is on axis with Eleventh Street, is distinguished by monumental wooden Doric columns in antis. Above the columns are a stuccoed frieze and a pediment with a lunette in the stuccoed tympanum; behind them are a window wall; and between them is an entry with a pedimented surround on replacement classical columns. The rear wing has first-story and

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basement levels and a boiler flue with corbelling and other decorative projecting brickwork. The front section has modern 8/8/8 windows; the rear wing retains its historic 8/12 windows. A concrete retaining wall extends in front of the school and a parking lot is located to the south side. A concrete-block high school was built on this elevated section of Pine Avenue in 1906; followed by a brick replacement in 1912 and then the present building in 1922 (the earlier facilities have been torn down). Presently Waynesboro Public Schools Administrative Offices. (Bowman, *Waynesboro Days of Yore*, vol. 1, pp. 127, 177; vol. 2, pp. 111-112)

N. 320 Pine Ave. Garage and apartment. Ca. 1940; 1950s.

Two-story frame house originally constructed as a garage with second-floor apartment associated with 820 Eleventh Street, which stands next door to the north. The house has novelty vinyl siding, an asphalt-shingled gable roof, a poured-concrete foundation with a cinder-block rear extension, an interior brick flue, an aluminum stoop with metal supports and railing on the north end, and 6/6 windows, some with aluminum awnings.

C. 328 Pine Ave. House. 1940 (R).

One-story frame Colonial Revival (Cape Cod) house with wood-shingle siding and an asphalt-shingled gable roof. The gabled entry porch has metal supports and railing. Other features include a poured-concrete foundation with a basement garage, an interior brick chimney, a bracketed stoop on the south end, and a lower side wing (possibly an office) with a cinder-block foundation.

N. 340 Pine Ave. Apartment building. 1963 (R).

Apartment building of stretcher brick-veneer frame construction, one-story in height on Pine, two stories behind, with an asphalt-shingled gable roof and sliding aluminum windows.

C. 352 Pine Ave. T. D. Landes House. 1930s.

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled clipped gable roof with large weatherboarded clipped gable dormers on the sides. The front porch has tapered posts on brick pedestals with a modern wooden railing. Other features include a poured-concrete foundation, exposed rafter ends, a porch glassed in with jalousie windows on the north side, 4/1 windows with soldier-course lintels, and a deck.

C. 360 Pine Ave. H. R. Hyman House. Late 1920s (S).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a large vinyl-sided gabled dormer. The engaged front porch has tapered posts on brick pedestals. Other features include a poured-concrete foundation with basement, a garage under

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the front porch, a one-story basement-level back porch, an enclosed side porch, 4/1 windows with soldier lintels, and a full second-story addition to the rear of the roof. A curved retaining wall connects the lower-level garage to the street and suggests the house formerly shared a driveway with the architecturally similar house next door at 368 Pine.

C. 368 Pine Ave. W. N. McCartney House. Late 1920s (S).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a large vinyl-sided gabled dormer. The engaged front porch has tapered posts on brick pedestals and a metal railing. Other features include a poured-concrete foundation with basement, a garage with wood panel doors under the front porch, 6/6 windows with soldier lintels, and a back porch. A curved retaining wall connects the lower-level garage to the street and suggests the house formerly shared a driveway with the architecturally similar house next door at 360 Pine.

C. 400 Pine Ave. House. Late 1920s (S).

Story-and-a-half Colonial Revival (Cape Cod) house with stretcher brick-veneer frame construction and an asphalt-shingled gable roof with vinyl-sided gable dormers. Other features include a poured-concrete foundation with basement, a north-end exterior brick chimney with paved shoulders, and 6/6 windows.

C. 404 Pine Ave. House. 1930s-40s.

One-story Tudor Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a front gable. The roof extends to form a bracketed entry stoop. Other features include a poured-concrete foundation with basement, an exterior brick chimney with staggered concrete weatherings for shoulders, and 6/1 windows.

C. 408 Pine Ave. House. 1930s-40s.

One-story Tudor Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a front gabled vestibule extension. Other features include a poured-concrete foundation, a north-end exterior brick chimney with paved shoulders, and 6/1 windows.

C. 409 Pine Ave. House. 1939 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The front entry has a classical surround with fluted pilasters and a broken pediment with a center urn. Other features include a north-end exterior brick chimney flanked by quarter-round louvered vents in the gable, a north-end one-story porch with square-section wood columns and arched spans, a one-story rear wing, and 6/6 windows. An original concrete walk with

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steps with molded tread lips connects the house to the street.

N. Arbor gate (frame). Late 20th c.

N. 412 Pine Ave. Apartment building. 1964 (R).

Two-story Colonial Revival apartment building of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, a front entry with sidelights and a classical surround with a broken pediment with urn, 6/6 windows and front picture windows, a sunken front yard with a rail fence across the front, and parking along the alley. 420 Pine is identical.

C. 413 Pine Ave. House. 1937 (R).

An unusual story-and-a-half frame Colonial Revival house with asbestos-shingle siding and an asphalt-shingled gambrel roof with flared eaves and shed dormers on the front and rear. The front entry has a classical surround and is juxtaposed with an exterior brick chimney and a bay window. Other features include a north-end bracketed entry stoop, a south-end shed-roofed one-story wing, a one-story rear sunroom with jalousie windows, and 6/6 windows. A picket fence links house and garage. It is possible this house dates to 1935 or before; if so it was the residence of R. C. Jennings.

C. Garage. Ca. 1937.

One-story poured-concrete with a metal-sheathed gable roof and wood and glass panel doors.

N. 420 Pine Ave. Apartment building. 1964 (R).

Two-story Colonial Revival apartment building of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, a front entry with sidelights and a classical surround with a broken pediment with urn, 6/6 windows and front picture windows, a sunken front yard with a rail fence across the front, and parking along the alley. 412 Pine is identical.

C. 425 Pine Ave. McCormick House. 1930 (R,S).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with a hipped dormer with paneling and wood-shingle siding. The one-story front porch has an original sunroom at one end; the rest of the porch was enclosed in brick recently and has modern windows, a sliding door, and an entry with transoms, sidelights, and brick steps with a metal railing. Other features include a poured-concrete foundation, interior brick flues, a bracketed cornice, one- and two-story rear wings, and 1/1 windows with decorative upper sash in both the main house and sunroom. The house has been made into three apartments. A poured-concrete retaining wall with a modern metal railing or fence above extends across the front of the lot.

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C. Garage. 1930 (R,S).

One-story frame garage with vinyl siding, a corrugated-metal gable roof, a poured-concrete foundation, and modern sliding plywood doors.

C. 444 Pine Ave. C. W. Via House. 1906 (R).

Two-story frame Victorian house with asbestos-shingle siding and a metal-sheathed gable roof with a two-story gabled front wing and rectangular louvered gable vents. The one-story wraparound porch has classical wood columns. Other features include a stone foundation, an interior brick flue, a front entry with transom, a north-end one-story addition with a cinder-block foundation, 2/2 windows, and a back deck.

C. 445 Pine Ave. W. O. Joseph House. 1910 (R).

Two-story frame Victorian house with asbestos-shingle siding and a metal-sheathed gable roof with peaked louvered gable vents and sawtooth wood-shingle siding in the gables. The one-story front porch has modern posts, sawn brackets with heart-shaped cutouts, and square-section balusters. Other features include a poured-concrete foundation, an interior brick chimney, an unusual four-bay front elevation with the entry occupying the northernmost bay, 6/6 and 1/1 windows, one- and two-story rear wings, and a back deck. A poured-concrete retaining wall extends across the front of the lot.

N. Swimming pool (above ground). Late 20th c.

C. 453 Pine Ave. House. 1937 (R).

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gambrel roof with large front and back shed dormers. The gabled front entry stoop has classical wood columns, square-section balusters, and a modern brick floor and steps. Other features include a poured-concrete foundation, a south-end exterior brick chimney with paved shoulders, 8/8 windows with wood shutters with louvered lower halves and pine-tree cutouts in the upper halves, modern 6/6 windows, soldier-course window lintels, and a one-story rear wing with an engaged screen porch.

C. Garage. Ca. 1937.

One-story garage of stretcher brick-veneer frame construction with an asphalt-shingled hip roof, exposed rafter ends, a poured-concrete foundation, and a modern vinyl panel door.

C. 460 Pine Ave. R. H. Morris House. 1928-29 (R).

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Two-story frame Tudor Revival house with a stucco exterior and an asbestos-shingle gable roof with rectangular louvered gable vent. The one-story front porch has stout wooden supports and engages an entry vestibule with a batten door on decorative strap hinges and a flanking single sidelight-like window. Other features include an interior brick flue, a north-end bracketed entry stoop, front French doors, 6/6 windows, and second-story casement windows with modern diamond muntin patterns. A picket fence extends along the side and back yards.

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, and a poured-concrete foundation.

C. Shed. Ca. 1950.

Small one-story frame with horizontal flush-board siding and an asphalt-shingled gable roof.

C. 461 Pine Ave. B. F. McClung House. Ca. 1900.

Two-story frame Victorian house with novelty vinyl siding and an asphalt-shingled gable roof with peaked louvered gable vents and chevron-pattern matchboard ornament with pendant finials. The one-story front porch has modern chamfered posts with sawn brackets. Other features include a stone foundation, an interior brick chimney, turned bosses at the ends of the rake boards, a front entry with transom, 2/2 windows, and a two-story ell with one-story porches on both sides. A low poured-concrete retaining wall extends across the front of the lot and a wooden privacy fence extends along the south property line. McClung resided here in 1935. It is possible that the house was occupied by Thomas and Martha Lambert in the 1890s.

C. 468 Pine Ave. Paul Freed House. 1928-29 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asbestos-shingle gable roof. The front entry has a classical pedimented surround and there is a south-end entry with a bracketed stoop. Other features include a poured-concrete foundation, a north-end exterior brick chimney with paved shoulders, 6/6 windows, and a one-story rear wing. A sign by the entry reads "Antiques." According to the present owners, the house was built in 1928 or 1929 on a speculative basis and was intended for employees of the Du Pont plant. Instead, Ford dealer Paul Freed was the first occupant. A. E. Beck lived here in 1935. (Dick and Betty Robertson)

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, and batten doors.

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C. 473 Pine Ave. House. 1912 (R).

Two-story Victorian house of stretcher brick or stretcher brick-veneer frame construction with a slate hip roof with gables containing single and three-part windows. The one-story wraparound porch has classical wood columns and turned balusters. Other features include a poured-concrete foundation, interior brick chimneys, a front entry with transom and sidelights, a secondary south-side entry with transom, 1/1 windows, a one-story back porch with chamfered posts and rectangular-section balusters, and a two-tier deck on the north side with an exterior stair. In 1935 the house was divided into two apartments occupied by Mrs. Charles Ellison and Martin Gene.

N. Garage. Late 20th c.

Large one-story frame with metal siding, a metal-sheathed gable roof, and wood and glass panel doors.

C. 476 Pine Ave. Bliss K. Weems House. 1928-29 (R).

Two-story frame Tudor Revival house with a stucco exterior and asbestos-shingle gable roof with a large shed dormer across the rear. The front elevation features several gables and gabled projections. The front entry has an elliptical archway with keystone and a batten door with decorative strap hinges and a small window. Other features include front and south-end exterior brick chimneys with single paved shoulders, a modern side screen porch, a one-story rear bay window with a concave roof, and 4/4 and 8/8 windows. Herringbone brick walkways connect the house to the front sidewalk, and a patio garden extends to the rear. Dr. Bliss K. Weems of the Weems-Watkins Hospital occupied the house in 1935.

N. Garage and apartment. Late 20th c.

Two-story with stucco exterior, an asphalt-shingled gable roof, an engaged two-tier porch with wood posts and Chinese Chippendale railing, an octagonal louvered gable vent, and 6/6 windows. The building may be a recent remodeling of an earlier building.

C. 500 Pine Ave. House. Early 20th c.

Two-story frame house with novelty vinyl siding and a metal-sheathed hip roof. The one-story front entry porch has wood posts and a gable roof with arched cutout. Other features include an interior brick chimney, 6/6 windows, and a two-tier back porch with a screened first tier and an enclosed second tier. Note: Two resources to the rear of this property have the address 816 Thirteenth Street and are so designated in the inventory.

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C. 505 Pine Ave. E. L. Lamb House. Ca. 1900.

Two-story frame Victorian house with vinyl siding and an asphalt-shingled gable roof with a two-story gabled front wing and sawn and turned ornament in the gables. The one-story front porch has turned posts and balusters and sawn brackets. Other features include a stone foundation, a brick flue, a front entry with transom, 1/1 windows, and a two-story ell with a one-story side porch on turned posts.

C. Garage and workshop. Early 1920s (S).

One-story frame garage and workshop with matchboard siding and doors, an asphalt-shingled gable roof, and six-pane windows.

C. 512 Pine Ave. W. S. Mory House. Ca. 1920 (S).

Two-story frame Foursquare-form house with novelty vinyl siding and a metal-sheathed hip roof with a gabled dormer with windows flanking a louvered vent. The front entry with transom has classical wood columns and lattice trellis ends. Other features include a poured-concrete foundation, an interior brick chimney, and 1/1 windows.

C. Garage. Early 1920s (S).

One-story frame garage with weatherboard siding, an asphalt-shingled gable roof, a poured-concrete foundation, and batten doors.

N. 513 Pine Ave. House. 1956 (R).

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gambrel roof with a rear shed dormer. The arched entry stoop is supported by brackets with lattice webbing. Other features include a south-end exterior brick chimney with stepped shoulders, a north-end stoop with lattice between wood posts, and 6/6 windows with batten shutters.

N. Garden shed (wood). Late 20th c.

C. 520 Pine Ave. Rhinehart House. Ca. 1900 (R); 1930s-40s.

Two-story frame Victorian house with vinyl siding and a steep metal-sheathed front-gable roof. The one-story front porch has classical wood columns. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with transom, 2/2 windows, a one-story shed-roofed rear wing, and a large L-shaped two-story rear wing added in the 1930s or 1940s and distinguished by two-tier porches facing the house and alley supported on turned posts and octagonal pillars (apparently concrete). The rear addition was made when the house was converted into apartments.

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C. 521 Pine Ave. Jones House. Ca. 1910.

Two-story frame Victorian house with novelty weatherboard siding and a metal-sheathed front-gable roof with rough stucco and a decorative window in the gable. The one-story front entry porch has paired tapered posts on a wood railing with built-in benches. A south-side two-tier porch has a glassed-in first tier and a sleeping porch on the second tier. Other features include a brick foundation and interior chimney, a front entry with transom and sidelights, a decorative landing window, a north-side one-story front entry porch on wood posts, 8/1 and 6/1 windows, a one-story rear wing, and a back deck. A decorative iron fence extends across the front of the lot.

N. Apartment. Late 20th c.

Two-story frame apartment with novelty weatherboard siding, an asphalt-shingled gable roof, and a cinder-block foundation.

N. Garden shed (wood). Late 20th c.

N. Garden shed (wood). Late 20th c.

C. 528 Pine Ave. Freed House. Late 1920s (S).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asbestos-shingle hip roof with a hipped dormer. The one-story front entry porch and a similar porch on the south side have square-section brick pillars, and the porches, main roof, and dormer share the same modillion-like cornice. Other features include exterior brick chimneys on both side elevations, an interior brick flue to the rear, 8/8 windows with wooden shutters with louvers in the lower halves and crescent-moon cutouts in the upper halves, and a two-tier back porch enclosed on the first tier and with wood posts and square-section balusters on the second tier. A wooden privacy fence extends along the alley.

C. 529 Pine Ave. House. 1941 (R).

Story-and-a-half Colonial Revival (Cape Cod) house of painted stretcher brick-veneer frame construction with an asbestos-shingle gable roof with gabled dormers across the front and a large shed dormer on the rear. The front entry has a classical surround with fluted pilasters, triglyph-like elements in the frieze, and a brick and flagstone platform with a Chinese Chippendale wooden railing. Other features include a south-end exterior brick chimney, a dentil cornice, a south-end one-story screen porch with stout rectangular-section wood supports and a Chinese Chippendale wooden railing, 8/8 windows, and a back deck.

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N. Garden shed (wood). Late 20th c.

N. 548 Pine Ave. House. 1952 (R).

One-story Ranch house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a front-gable wing, an interior brick chimney, a south-end attached garage with vinyl panel doors, front picture windows, 6/1 windows, and a back porch.

N. Garden shed (metal). Late 20th c.

C. 556 Pine Ave. S. L. Nease House. Ca. 1900 (R).

Two-story frame Victorian house with novelty vinyl siding and an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front entry porch has metal supports and railing. Other features include a brick foundation and interior chimney, a two-story bay window on the north side with a cutaway gable and sawn and turned brackets, a one-story front bay window, two front entries side by side (the original with transom), 2/2 windows, and a two-story ell. The house has been made into two apartments. Nease was a minister.

C. Garage. 1910s; ca. 1950 (S).

One-story cinder-block with asphalt-roll roofing on the gable roof, plywood doors, and a stone foundation reused from an earlier outbuilding.

C. 565 Pine Ave. Jennie B. Dugdale House. 1908 (R).

Two-story frame Colonial Revival house with novelty vinyl siding and an asphalt-shingled hip roof with pedimented dormers. The one-story front porch has stout classical wood columns and turned balusters. Other features include a brick foundation and interior side chimney, a front entry with transom and sidelights, 8/1 windows, a modern exterior stair on the north side, and a two-story rear wing with a two-tier corner porch, the first tier with turned balusters and the second tier containing a sleeping porch. Boxwoods line the sidewalk and the front walk, and a garden extends to the north. The house is now used by the Unitarian Universalist Fellowship of Waynesboro.

N. Garden shed (wood). Late 20th c.

N. Unitarian Universalist Fellowship of Waynesboro Church. Last quarter 20<sup>th</sup> c.

One-story, T-1-11-sided frame building with fixed windows and two asphalt-shingled shed roofs placed so as to accommodate clerestory windows between them to light the interior

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space.

C. 610 Pine Ave. Harold B. Webb House. 1928-29 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with a wood-shingled front-gable roof. The elevations facing Pine and Fourteenth have round-arched openings with keystones on the first story. The two corner openings once let into a corner porch but are now enclosed and contain a 1/1 window and a front entry. The other openings have also been reworked and contain 1/1 windows. Other features include a poured-concrete foundation, an interior brick chimney, and a soldier-course band at the second-story floor level. A better preserved example of this house type stands across the street at 823 Fourteenth. Webb was a physician.

C. 612 Pine Ave. A. W. Frame House. 1928-29 (R).

Two-story frame Tudor Revival house with a stucco exterior and asbestos-shingle gable roof with a large shed dormer across the rear. The front elevation features several gables and gabled projections and a front entry with an elliptical archway. Other features include a front exterior brick chimney with a decorative terra-cotta chimney pot, a one-story wing with a modern brick chimney, and casement windows.

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, a poured-concrete foundation, and batten doors.

C. 620 Pine Ave. I. G. Vass House. 1928-29 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The one-story front porch has rectangular-section brick pillars and square-section balusters. Other features include a poured-concrete foundation, a north-end exterior brick chimney with paved shoulders, 6/6 windows, and a one-story rear wing with asbestos-shingle siding, a cinder-block foundation, and an engaged screen porch.

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, a poured-concrete foundation, and batten doors.

C. 621 Pine Ave. House. 1928-29.

Two-story house of stretcher brick-veneer frame construction with an asbestos-shingle gable roof. The one-story front porch has rectangular-section brick pillars and engages an entry vestibule with a batten

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door on decorative strap hinges and a flanking single sidelight-like window. Other features include a poured-concrete foundation, an interior brick chimney, front French doors, a south-end bracketed stoop with supplemental metal supports, modern 4/4 windows, and a basement-level back entry porch.

C. Garage. 1928-29.

One-story frame with novelty vinyl siding and an asbestos-shingle gable roof.

N. Play structure (frame). Late 20th c.

C. 628 Pine Ave. Victor R. Grossman House. 1928-29 (R).

Two-story frame Tudor Revival house with stucco exterior and an asbestos-shingle and metal-sheathed gable roof. The front is distinguished by a gabled projection with a concavely sweeping extension that engages a front entry. The entry is sheltered under a gabled porch with an arched cutout and metal supports. Other features include a south-end exterior brick chimney with a single paved shoulder, and casement windows.

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, a poured-concrete foundation, and batten doors.

C. 636 Pine Ave. F. L. Kendrick House. 1928-29 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asbestos-shingle gable roof. The one-story front porch has rectangular-section brick pillars and a board railing. Other features include a poured-concrete foundation, a north-end bracketed stoop, and 6/6 windows.

C. Garage. 1928-29.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, a poured-concrete foundation, and batten doors.

N. 637 Pine Ave. House. 1956 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asbestos-shingle gable roof. The front entry has a classical surround with fluted pilasters, triglyph-like elements in the frieze, and brick steps with a metal railing. Other features include a modillion cornice, north- and south-end exterior brick chimneys with paved shoulders, first-story 8/12 windows with jack-arch lintels and keystones, 8/8 second-story windows, and a one-story shed-roofed rear wing.

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C. 637 Pine Ave. House. Ca. 1950.

Two-story Colonial Revival house of stretcher brick-veneer frame construction with a gable roof sheathed with synthetic slate asbestos shingles. The front entry surround features fluted Doric pilasters and triglyph-like elements in the frieze. The exterior end brick chimneys have paved shoulders. Some windows have jack-arched lintels with stone or cast-stone keystones. Other features include antiqued brickwork, a modillion cornice, brick and flagstone front steps with metal railings, 8/12 windows on the first story, modern 8/8 windows on the second story, and a one-story rear shed wing with novelty vinyl siding and a basement-level garage with a wood and glass panel door.

N. 643 Pine Ave. House. Ca. 1990.

Two-story frame Colonial Revival house with an asphalt-shingled gable roof, vinyl siding, a one-story pent-like wing across the front containing a porch, a foundation with stretcher-brick facing, and 8/8 windows.

N. Garden shed (wood). Late 20th c.

C. 644 Pine Ave. V. L. Johnson House. 1928-29 (R).

Two-story frame Tudor Revival house with a stucco exterior and asbestos-shingle gable roof with a large shed dormer across the rear. The front elevation features several gables and gabled projections and a front entry with an elliptical archway. Other features include a front exterior brick chimney, a modern one-story shed-roofed sunroom with a brick and T1-11 exterior, and casement windows. Johnson was a physician.

N. Garage. Late 20th c.

One-story frame with beaded weatherboard siding, an asphalt-shingled gable roof, a cinder-block foundation, and a vinyl panel door.

C. 652 Pine Ave. W. L. Hogg House. 1928-29 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The one-story front porch has rectangular-section brick pillars and a board railing. Other features include a poured-concrete foundation, an exterior brick chimney with paved shoulders, and 6/6 windows.

C. Garage and workshop. 1928-29.

One-story frame with T1-11 siding, a metal-sheathed gable roof, a poured-concrete foundation,

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and 1/1 windows.

**C. 657 Pine Ave. Belgravia Apartments. 1890s.**

Two-story Queen Anne house of stuccoed frame construction with a metal-sheathed gable roof. The house has front and side two-story bay windows with unusual hip-and-gable roofs and louvered gable vents of unusual Tudor-arched shape. The one-story front porch has slender classical columns and a smaller second-story sleeping porch. Other features include a brick foundation, a two-tier side porch with modern wood exterior stair, two two-tier rear porches (one enclosed, the other with matchboard railings), and 2/2 windows. The house may be that owned by Louisa Withrow in 1892 and it may be portrayed in the 1891 aerial perspective of Waynesboro. The hip-and-gable form of its bay window roofs suggests and affinity with the contemporaneous Queen Anne houses at 428 Maple and 517 Walnut. It was listed as the Belgravia Apartments in 1935, and it appears to have been remodeled during the early twentieth century, perhaps during its conversion into apartments. (Tax records; Hawke, *History of Waynesboro*, front endsheets)

**C. 660 Pine Ave. House. 1947 (R).**

Story-and-a-half Colonial Revival (Cape Cod) house of stretcher brick-veneer frame construction with a wood-shingled gable roof with gabled dormers on the front and a large shed dormer across the rear. The front entry has a classical surround and transom. A one-story north-end wing has weatherboard siding, an exterior brick chimney with paved shoulders, and a back porch with wood posts and lattice ends. Other features include salmon-colored brick, a south-end screen porch with wood posts and arched spans, and 10/10 windows. The house is said to have been built by Harry Brooks. (Pat Cook)

**N. Play structure (frame). Late 20<sup>th</sup> c.****C. 672 Pine Ave. William B. Gallaher House. 1929; 1976-77.**

Two-story frame Colonial Revival house with weatherboard siding (cypress) and an asbestos-shingle gable roof with gabled dormers on the front and a large shed dormer across the back. The one-story front entry porch has paired slender classical wood columns and a gable roof with arched cutout. Other features include a poured-concrete foundation, a south-end exterior brick chimney, an entry with an elliptical fanlight and sidelights, a lunette in the north gable, 8/8 and 6/6 windows with S-form shutter dogs, a 1976-77 one-story rear wing of similar style, and an engaged one-story back screen porch. Gallaher, a surveyor, hired Harry Brooks to build his house. The 1935 city directory shows a Ralph D. Lusk living at 672A--perhaps an apartment in the surveyor's office (see below). Pat and Jim Cook purchased the house from William Gallaher Jr. in 1976 and added the rear wing. (Pat Cook)

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**Description (continued)**

C. Garage/Surveyor's office. 1930s.

One-story frame with weatherboard siding, an asphalt-shingled gable roof, and 6/6 windows with batten shutters with decorative strap hinges and S-form shutter dogs like the main house. This building is identified as a garage on the 1948 Sanborn map. It was later remodeled to serve as William Gallaher surveyor's office. The building may have been built in 1933. (Pat Cook)

N. Garden shed (wood). Late 20th c.

C. 677 Pine Ave. House. Ca. 1940.

Two-story Colonial Revival house with a painted stretcher brick-veneer frame first story and a weatherboarded second story. The irregular massing of the house is reflected in a complex gabled roofline. The front entry stoop has a latticed trellis-like character with an urn motif in the trellis. A larger wraparound porch has rectangular brick pillars, wood posts, and segmental-arched spans. Other features include an exterior brick end chimney, a jettied front wing with bulbous pendant, a gable dormer, a round window in the gable over the wraparound porch, and double-hung sash windows. A picket fence extends along Pine; a picket fence and stone retaining wall extend along Fifteenth; and a stone wall extends along the alley.

C. Garage. Ca. 1940.

Architecturally coordinated with the house, one-story, painted brick and weatherboarded frame construction, asphalt-shingled gable roof, limestone foundation, wood panel door, and small windows.

C. 704 Pine Ave. J. W. Bowman House. Ca. 1918.

Two-story Victorian house of stretcher brick-veneer frame construction with a metal-sheathed hip roof with decorative gables. The one-story wraparound porch has Doric columns. Other features include two interior brick chimneys, windows and louvered rectangular vents in the gables, transoms over the front and side entries, a two-tier side porch with wood posts and square-section balusters, and 1/1 windows. There is a spring on the lot and a block of concrete in the yard is thought to have been associated with the chimney of an earlier house. A date that appears to be 1910 is in the concrete of the front walk, although historian Curtis Bowman, the son of one-time house owner J. W. Bowman, implies that his father had the house built in or about 1918. (J. Sidney Langrall; Bowman, *Waynesboro Days of Yore*, vol. 2 p. 116)

C. Shed. First half 20th c.

One-story frame with matchboard siding and an asphalt-shingled gable roof.

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**Description (continued)**

N. Grape arbor (metal and wood). Late 20th c.

N. Foundation (concrete; former garage). Ca. 1920.

C. 709 Pine Ave. Pleine House. 1917.

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with brick-sided hipped dormers. The one-story front porch has rectangular-section brick pillars on a brick railing with concrete coping and floor. The recessed front entry has fluted pilasters, sidelights, and an elliptical fanlight. Other features include two exterior brick chimneys, an enclosed one-story back porch with original pantry, and 6/6 windows. The Pine and Fifteenth frontages are bordered by a concrete retaining wall with a low iron fence fabricated by the Cincinnati Iron Fence Co. A brick wall extends along the alley. The house was built by contractor M. Ree Ellis for the Pleine family and passed to their daughter Flossie Pleine. Leo and Nell Mehler acquired it in 1957. (Helen Ogden)

C. Garage. Ca. 1920.

One-story, frame, weatherboard siding, a metal-sheathed gable roof, a poured-concrete foundation, one vehicle bay, and a beaded matchboard sliding door.

C. 710 Pine Ave. Harper and Louise Hanger House. Ca. 1940.

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a gabled dormer. The engaged front porch has elliptically arched spans above rectangular-section brick pillars, and there is a decorative brick-lattice railing. Other features include an exterior end brick chimney with convex quarter-round shoulders, a poured-concrete foundation, a bracketed side stoop, and soldier-course lintels over 3/1 windows. Harper Harmon was Waynesboro's city engineer. His wife Louise was the daughter of J. W. Bowman, whose house stands next door at 704 Pine. Nearly identical to this house is that of Louise B. Harmon's sister Elizabeth Bowman Hanger at 814 Fifteenth, which also stands next to the J. W. Bowman House. (J. Sidney Langrall)

N. Shed. Late 20th c.

One-story, frame, metal siding, poured-concrete foundation.

N. Garage. Late 20th c.

One-story, stretcher brick-veneer frame construction, asphalt-shingled gable roof, two vehicle bays, and wood and glass panel doors.

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**Tree Streets Historic District  
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**Description (continued)**

C. 713 Pine Ave. Olaf Oas House. 1928; 1967.

Two-story Colonial Revival house of stuccoed frame construction with a slate-shingled gable roof. The dominant exterior feature is a full-facade single-tier two-story front portico on paneled square-section monumental wood columns and with a Chinese Chippendale roof balustrade of painted redwood. The front entry has sidelights and an elliptical fanlight with decorative muntins; above is a second-story French door opening onto a false metal balcony. Other features include exterior stuccoed masonry end chimneys with paved shoulders and decorative recesses in the stacks, flanking quarter-round windows in the gables, a one-story south-end sun room with pilasters and a roof balustrade similar to that on the porch, 6/6 windows, and a one-story rear addition made in 1967. Now attached to the rear addition but originally detached is a one-story stuccoed frame garage with a slate-shingled roof with pedimented gables with weatherboard siding and lunettes. A slate and concrete retaining wall with boxwood hedge extends in front of the house, and the yard is shaded by large oaks and maples. The house was built in 1928 by Hopeman Bros. Enterprises, a ship interior outfitter, for its plant manager Olaf Oas. From 1947 to 1973 the house was owned by Sam and Barbara Austin. Sam Austin was a CEO with Crompton Corduroy and a former mayor of Waynesboro. (Thomas L. Varner)

C. 737 Pine Ave. Jacob H. Furr House. Ca. 1900.

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof. The one-story front porch has turned posts and balusters, sawn brackets with turned pendants, and a spindle frieze with a sawn fringe. Other features include an interior brick chimney, a front entry with sidelights and a decorative surround, and 2/2 windows.

C. 744 Pine Ave. House. Ca. 1940.

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with a rear shed dormer. Other features include a poured-concrete foundation, an exterior end brick chimney with single paved shoulder, novelty vinyl siding in the gables and on the dormer, a classical entry surround, 6/6 windows with paneled wood shutters with pine tree cutouts, and evidence for a possible former basement-level garage. The yard has brick and stone retaining walls.

C. 7XX Pine Ave. House. Ca. 1940.

Two-story Colonial Revival house of painted stretcher brick-veneer construction with an asphalt-shingled gable roof. The front entry is in a projecting gabled vestibule and has a pedimented classical surround. Other features include two exterior brick chimneys, vinyl-sided gables, a one-story south side wing with an engaged rear screen porch, a one-story north side wing that may originally have been a garage, and 8/8 windows with paneled wood shutters.

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### Description (continued)

C. 754 Pine Ave. House. Ca. 1940.

Story-and-a-half frame Colonial Revival house with novelty vinyl siding and an asphalt-shingled gable roof. Other features include a pedimented entry surround with fluted pilasters, a one-story attached garage on the north end with a roof balustrade with square-section balusters, a cinder-block foundation, and 8/8 windows with paneled wood shutters with pine tree cutouts.

C. 764 Pine Ave. House. Ca. 1940.

Story-and-a-half frame Colonial Revival (Cape Cod) house with asbestos-shingle siding and an asphalt-shingled gable roof. Other features include an interior brick chimney, a parged masonry foundation (probably cinder block), a gabled projecting front entry vestibule, a side screen porch, and 6/1 windows.

C. 766 Pine Ave. House. Ca. 1940.

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. Other features include an exterior end brick chimney with paved shoulders, a front entry with a classical surround and a jalousie-window storm door, a modillion cornice, a shed side stoop with wood posts, 6/1 windows, and a multi-pane front picture window with 4/4 flankers.

C. 768 Pine Ave. House. Ca. 1940.

Story-and-a-half Colonial Revival frame house with aluminum siding and an asphalt-shingled gable roof. The front porch has wood posts and is engaged under a gabled roof projection with modern wood-shingle sheathing and a lunette in the gable. Other features include a five-bay front elevation, exterior end brick chimneys with paved shoulders, a cinder-block foundation, dentil-like roof trim, several skylights, and a rear addition in the process of construction.

C. 765 Pine Ave. Bell-Jones House. Ca. 1901; 1920s.

Two-and-a-half-story frame Queen Anne-influenced house with a Tudor Revival remodeling that includes a brick-veneered first-story, corners, and ell; and a stuccoed and half-timbered second-story. The house's asymmetrical form and some Queen Anne features, such as a three-story polygonal corner tower, projecting front wing, wraparound porch, cornice with gable end returns, and 16-light square sash in the uppermost tower room, attest to its original appearance. The house's roofs, including the hexagonal tower roof, are clad with standing-seam-metal; windows have narrow 1/1 double-hung wood sash, and entryways feature single-leaf paneled wood and glass doors topped by transoms. The one-story, hip-roofed, wraparound porch incorporates wood post supports. A brick retaining wall extends across the front of the property.

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**Description (continued)**

Merchant James H. Bell and his wife Ruth Lee McCue Bell are thought to have built the house about the time they moved to Waynesboro in 1900, probably in 1901 when Ruth was deeded the site. In 1918 the house was acquired by Myrtle Jones, who added a tennis court and who probably remodeled the house, perhaps as a result of a fire. The Tudor Revival remodeling is similar in execution to the Tudorized house of contractor Harry Brooks at 368 Chestnut; presumably Brooks remodeled both houses. The remodeling occurred in 1935 according to Bailey. (Unlikely because owned by bank that year, unless it was remodeled to make it attractive to a purchaser, which is doubtful.) A more likely alternative is that it occurred sometime during or shortly after Myrtle Jones' ownership, according to Curtis Bowman. (Bowman, *Waynesboro Days of Yore*, vol. 2 pp. 115-116)

C. Tennis court. 1920s.

Regulation-size paved court, now fenced with modern chain-link.

N. Garage/shed. 1960s.

One-story, shed-roofed building on a concrete-block foundation with salvaged 6/6 double-hung wood sash, accessed from the rear alley.

N. 815 Pine Ave. House. Ca. 1960.

Two-story frame Split Level house with stretcher brick veneer up to the level of the second-story window sills on the front elevation and aluminum siding above and elsewhere, an asphalt-shingled gable roof, an interior brick chimney, a lower-level garage with a wood door, and front picture windows. Note: address is out of sequence with others on the block.

N. Garden shed (wood). Late 20th c.

**WALNUT AVENUE**

C. 313 Walnut Ave. Waynesboro Public Library (former). 1915.

One-story Classical Revival building of English-bond brick construction with a metal-sheathed hip roof and a poured-concrete foundation. The brickwork is textured and variegated in color with bricks of reddish and bluish-gray color. The building has a cornice, window sills, and other trim of stone, a pedimented front projection, and front and back entrances with stone quoins and scrolled consoles as well as (on the front) sidelights and transom. Under some of the 3/3 and 2/2 windows are decorative brick panels with cross motifs and center windows. The names of famous literary personages are inscribed in the frieze, from Homer to Poe and Lanier. Other features include a basement level, two exterior brick boiler flues on the rear, modern front steps of brick and concrete, and a rear parking lot.

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### Description (continued)

Waynesboro's public library organized in 1913 and with a grant of \$8,000 from the Carnegie Foundation erected its first permanent home, which was dedicated on July 15, 1915 (construction probably began in 1914). T. J. Collins & Son of Staunton was the architect. The building continued in its original function until 1969 when the present library opened on South Wayne Avenue and the original building was acquired by Fishburne Military School for use as a library. In June of 1996 the Virginia Department of Historic Resources determined that the Waynesboro Public Library individually met the criteria for register eligibility. (Stevens, "How Waynesboro Got Its Public Library;" Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District"; Wright, "Celebrating Waynesboro's 200 Years;" and Hawke, *History of Waynesboro*, 88)

#### C. 321 Walnut Ave. James and Nell Wright House. 1920.

Two-story frame Foursquare-form house with weatherboard siding and a metal-sheathed hip roof with gables and a hipped dormer. The one-story front porch has classical wood columns. Other features include a poured-concrete foundation, a north-side exterior brick chimney with paved shoulders, a decorative landing window, a two-story north-side wing, 8/1 and 6/1 windows, and a two-tier back porch with square-section wood columns on the first tier and a sleeping porch on the second. The house was built in 1920 for Louisa County native James Walton Wright and his wife Nell Massey Wright. J. W. Wright was president of the Virginia National Bank, formerly located on W. Main. Harry Brooks was probably the home's builder. The silver maple in front of the house was planted by Nell Wright. (James K. Wright)

#### C. 329 Walnut Ave. Charles and Mabel Rusmiselle House. 1918.

Story-and-a-half frame Craftsman bungalow with a stucco exterior and an asphalt-shingled gable roof with a large shed dormer across the front with multiple decorative windows indicating its former function as a sleeping porch. The engaged front porch has stuccoed square-section pillars with curved corbel-like tops, and there is a stuccoed railing. Other features include a north-end exterior brick chimney with concave shoulders, an exterior brick flue to the rear, a one-story bay window, a basement, 8/1 windows, and an engaged back porch with stuccoed square-section pillars. A root cellar may once have stood along the alley at the south corner of the property. Pharmacist Charles W. Rusmiselle, a co-owner of the Fishburne Drug Store, and his wife Mabel Sellers Rusmiselle had this house built. (James K. Wright; Bowman, *Waynesboro Days of Yore*, vol. 1 p. 137; Hawke, *History of Waynesboro*, 84)

#### C. Garage. Ca. 1930 (S).

One-story poured-concrete with a low-pitched concrete gable roof.

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**Description (continued)**

N. 345 Walnut Ave. J. E. White House. 1952 (R).

Story-and-a-half Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with vinyl-sided gabled dormers across the front and a rear shed dormer. The front entry stoop has clustered square-section aluminum-encased columns. Other features include an exterior brick chimney, 6/6 and 6/1 windows, a front picture window, and a one-story back screen porch. J. E. White, who was with White's Store, built this house as a retirement home. (James K. Wright)

N. Garden shed (wood). Late 20th c.

C. 361 Walnut Ave. House. 1950 (R).

One-story Ranch house of five-course American-bond brick construction or facing with an asphalt-shingled front-gable roof with vinyl-sided gables. Other features include an interior brick chimney, a side entry, a houndstooth course at the base of the windows, and a front bay window. A stone retaining wall extends across the front of the lot. The house, probably the earliest Ranch-style house in the district, was designed by T. J. Collins & Son. (James K. Wright; Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District")

N. Carport (frame). Late 20th c.

N. Garden shed (wood). Late 20th c.

C. 369 Walnut Ave. Max and Garland Patterson House. 1935 (R,B).

Story-and-a-half Tudor Revival house of Flemish-bond brick construction with a slate front-gable roof with a side shed dormer. The front entry is contained in a gabled projection and has a classical surround with a scrolled pediment. Other features include an interior brick chimney, a glassed-in corner porch with a turned baluster screen, a north-side hip-roofed wing with a one-story cantilevered bay window, a front 6/6 picture window with 2/2 flankers, and 6/6 windows with jack arches. A stone retaining wall extends across the front of the lot. Col. Max G. Patterson and his wife Garland were the original owners of this house, which was designed by T. J. Collins & Son. Max Patterson was a Fishburne Military School commandant, and he had this house built to be close to the school. He was also involved with the Wayne and Cavalier theaters. After Max's death his widow occupied the house with her second husband, J. Ellison Loth. (Calder Loth; James K. Wright; Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District")

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**Description (continued)**

N. Carport (brick). Late 20th c.

N. Play house (frame). Late 20th c.

C. 372 Walnut Ave. Gilbert-Jones House. 1890s.

Two-story frame Victorian house with novelty vinyl siding and a metal-sheathed gable roof. A two-story gabled front wing has a cutaway gable with brackets and turned pendants. The small modern entry stoop has decorative metal supports and fringe. Other features include a stone foundation, an interior brick chimney, a bracketed cornice, a front entry with transom, 2/2 windows with reeded Victorian surrounds and turned corner blocks, and a story-and-a-half ell. C. L. Gilbert lived here in 1935. Another owner was a city auditor named Jones. (James K. Wright)

N. Foundation (brick and concrete). 2nd quarter 20th c.

C. 400 Walnut Ave. C. C. Leap House. Ca. 1930 (S).

Two-story frame Craftsman Foursquare-form house of stretcher brick-veneet frame construction with an asphalt-shingled hip roof. The front entry has a bracketed stoop. There are two flanking one-story wings; the north one has a secondary entry and a corner porch with a tapered post on a brick pedestal. Other features include a poured-concrete foundation with a basketweave course at the transition to brick, 1/1 windows with basketweave lintels, and an enclosed two-tier back porch. A modern treated-lumber walkway and steps extend along the north side. The house contains two apartments. C. C. Leap, an executive at Rife-Loth, had this house built. (James K. Wright)

C. 401 Walnut Ave. Leo and Nell Mehler House. 1910s (S).

Story-and-a-half Craftsman house with a stucco exterior and an asphalt-shingled gable roof with a long shed dormer and three eyebrow dormers above. The engaged front porch has stout Doric columns (apparently masonry) and a beaded matchboard ceiling. Other features include a south-end exterior brick chimney, a recessed front entry with transom and sidelights, a lunette in the north gable, and 6/6 and casement windows. A terraced front yard and a flight of concrete steps with pipe handrails descend to a poured-concrete retaining wall along the street. Leo Mehler, an orchardist, and his wife Nell Walker Mehler were the original owners of this house. Leo Mehler was in the tobacco business, and he and his wife summered in Waynesboro before deciding to move there permanently. According to Mehler family tradition, Nell Mehler designed the house. Walter G. Ellison lived here in 1935. (Helen Ogden; James K. Wright)

C. Garage. 1910s (S).

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### Description (continued)

One-story frame with T1-11 and stucco exterior, an asphalt-shingled gable roof with a circular gable vent, and a garden shed addition.

C. Outbuilding. 1st half 20th c.

One-story frame building (possibly a meathouse) with weatherboard siding, an asphalt-shingled gable roof, and a provisional railroad tie foundation that suggests the building was recently moved to its present location.

C. 410 Walnut Ave. Craig Apartments. 1931 (R).

Story-and-a-half frame Colonial Revival duplex with a stucco exterior and an asphalt-shingled front-gambrel roof with large side shed dormers. The two front entries have sidelights. Other features include an exterior brick chimney on the front, a rear interior brick flue, a basement, a south-side stoop on classical wood columns, a pair of quarter-round attic windows, 6/6 windows, and an enclosed one-story back porch. W. O. Day and J. Cameron McCue lived here in 1935.

C. Garage and apartment. 1930s.

Story-and-a-half frame with stucco exterior, asphalt-shingled gambrel roof with shed dormers, and beaded matchboard doors for multiple vehicles.

N. 416 Walnut Ave. Apartment building. 1972-1973 (R).

Two-story building (four apartments) of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, two gabled front stoops on posts, 6/6 windows with T1-11 spandrels between the stories, and two rear decks. The property features a collection of inspired recent yard art including a lighthouse made by Vernon Hundley, resident in apartment 1.

C. 421 Walnut Ave. McGee House. 1914 (R).

Two-story Colonial Revival house of stretcher-bond brick or brick veneer construction with an asphalt-shingled gable roof with pedimented dormers. The one-story front entry porch has classical wood columns, a dentil cornice, and a roof balustrade (a similar porch attaches to the north end). Other features include interior and exterior brick chimneys (the latter with stepped shoulders), an unusual band of alternating soldier bricks and concrete panels at the second-story floor level, a modillion cornice, gable lunettes, three-part windows with 6/1 windows and 2/2 flankers, concrete window lintels, a single surviving early wooden shutter with a louvered lower half and an upper half with a crescent-moon cutout, a one-story rear wing with a roof balustrade, and a one-story back screen porch with a modern second tier. A high poured-concrete retaining wall extends across the front of the lot. The McGee family is thought to be the original owner of this house. Later occupants include the

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**Description (continued)**

Bargers, the Mayers, and (in 1935) Boyd Stombock. (James K. Wright)

C. Garage. 1930s-40s (S).

One-story, six-course American-bond brick, and an asphalt-shingled hip roof.

C. 437 Walnut Ave. Winston House. Ca. 1910.

Two-story frame Foursquare-form house with weatherboard siding and an asphalt-shingled hip roof with a front hipped dormer and side gables with sawtooth wood-shingle sheathing and three-part windows. The one-story wraparound porch has clustered slender classical wood columns and turned balusters. Other features include a front entry with transom and sidelights, an interior brick chimney and interior brick flue, 1/1 windows (6/6 in the dormer), and a two-story ell with a two-tier side porch combining chamfered posts, rectangular-section balusters, and beaded matchboard enclosure. A high poured-concrete retaining wall extends across the front of the lot. The original owner of this house was apparently Elizabeth Guy Winston, who came to Waynesboro in 1887 with her husband Joseph Barbee Winston (died 1910), a former mayor of Louisa Court House. In 1888 Bettie Winston opened the Valley Seminary for young ladies at Wayne and Eleventh. Later occupants included Dr. Francis P. Floyd in 1935 and the Tichenours. (James K. Wright; Hawke, *History of Waynesboro*, 145)

N. Play house (frame). Late 20th c.

C. 448 Walnut Ave. Beverly and Evelyn Vines House. 1938 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The one-story front entry porch has classical wood columns and a modern balcony railing. Other features include a poured-concrete foundation, a north-end exterior brick chimney flanked by quarter-round gable windows, a front entry with fluted pilasters, sidelights, and an elliptical sunburst-pattern transom panel, an attached north-end garage with a wood and glass panel door, a story-and-a-half south-end sunroom, 8/8 windows, an enclosed one-story back porch, and a back deck. Dr. Beverly Vines and his wife Evelyn Coiner Vines had this house built. (James K. Wright)

C. 452 Walnut Ave. House. Ca. 1910.

Two-story frame Victorian house with vinyl siding and an asphalt-shingled gable roof with a two-story gabled front wing. The one-story front porch has modern posts and a flagstone floor. Other features include a brick foundation, a south-side deck, and 2/2 windows. A modern brick retaining wall with a cinder-block coping extends along the street. The house is thought to have been moved from the site of 465 Walnut when the latter house was built in 1930. (James K. Wright)

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### Description (continued)

C. Apartment. Late 1920s (S).

Two-story stuccoed frame with an asphalt-shingled gable roof, 1/1 windows, and a rectangular gable vent with star cutouts that have been modified to form a face with a smiling mouth and star eyes and nose.

C. 453 Walnut Ave. Charles S. Gaw House. 1923 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with hipped dormers. The one-story front entry porch has classical wood columns and a roof balustrade. Similar one-story porches appear on the side and rear elevations. Other features include an interior brick chimney and interior brick flue, a front entry with sidelights and an elliptical fanlight, and 8/1 windows with concrete lintels. A poured-concrete retaining wall with brick gate posts and terminal pillars on paneled concrete bases extends across the front of the lot, and the front yard has boxwood plantings. Gaw operated an agricultural supply business and was a real estate developer.  
(James K. Wright)

C. Apartment. Ca. 1923.

Two-story apartment of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with hipped wall dormers, 6/1 windows, and a deck.

C. 465 Walnut Ave. L. Brown and Mamie Deputy House. 1930 (R,S).

Two-story Colonial Revival house with patterned stucco exterior and an asphalt-shingled hip roof. The entry stoop has classical wood columns and a pedimented gable with a curved cutout and decorative raking moldings. Other features include an exterior side stone chimney with sloped shoulders, 8/8 windows, first-story windows topped by round-arched panels with center paterae, wooden shutters with louvered lower halves and pine-tree cutouts in the upper halves, and a small rear entry stoop. A low brick retaining wall extends across the front of the lot. L. Brown Deputy operated a creamery. The house at 452 Walnut is thought to have been moved from this lot when the Deputies built the present dwelling. (James K. Wright)

C. Garage. Ca. 1930.

One-story frame with vinyl siding, an asphalt-shingled hip roof, and a poured-concrete foundation.

C. 468 Walnut Ave. R. M. Brand House. Ca. 1910.

Two-story frame Victorian house with vinyl siding and an asphalt-shingled hip-and-gable roof with staggered square-edged wood shingles in the gables and a decorative metal ridge vent. The one-story

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wraparound porch has classical wood columns. Other features include an interior brick chimney, a front entry with transom, 1/1 windows, and a two-tier back porch. There is a brick patio in the side yard and a decorative iron fence along the street. R. M. Brand owned the Brand Motor Company, Waynesboro's Chevrolet agency. Nell Walker Mehler later lived in the house. (James K. Wright)

N. Pergola (frame). Late 20th c.

C. 476 Walnut Ave. George T. Robinson House. Ca. 1910.

Two-story frame Queen Anne house with vinyl siding and an asphalt-shingled hip roof with gables and modern circular louvered vinyl vents. The one-story front porch has classical wood columns and turned balusters and extends on the north end to form a porte cochere. Other features include a poured-concrete foundation and basement, interior brick flues, a front entry with transom and sidelights, exterior stairs, and a two-tier back porch with a classical wood columns and turned balusters and a basement level with posts. A poured-concrete and decorative iron fence steps down along Thirteenth Street, and a low poured-concrete retaining wall extends along the alley. George T. Robinson lived in the house in 1935.

C. 477 Walnut Ave. Shirkey House. 1911 (R,B).

Two-story frame Victorian house with vinyl siding and an asphalt-shingled hip roof with gables with staggered square-edged wood shingles, peaked louvered gable vents, and a three-part window in the front gable. The one-story wraparound porch has classical wood columns and turned balusters. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with transom, modern 1/1 windows, and a one-story rear wing. A poured-concrete retaining wall extends across the front of the lot. Mr. Shirkey, apparently the original owner of the house, was a police officer. In 1935 his daughter Anna and her husband David D. Young lived here. The section of Thirteenth Street passing near the house received its nickname "Shirkey Hill" from the family. (James K. Wright; Bowman, *Waynesboro Days of Yore*, vol. 1, 54)

N. 501 Walnut Ave. House. Late 20th c.

Story-and-a-half frame house with vinyl siding, an asphalt-shingled gable roof, a cinder-block foundation, a double entry, 8/8 windows, and a back deck. The house appears to have been moved to the site recently. A poured-concrete retaining wall associated with an earlier house on the site extends along Walnut and Thirteenth.

C. 504 Walnut Ave. T. C. Bradley House. 1928 (R).

Story-and-a-half frame Tudor Revival house with shingle-pattern vinyl siding and a steep asbestos-

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shingled gable roof with decorative gables and a rear shed dormer. Juxtaposed on the front are an exterior brick chimney with paved shoulders and a small gabled projection containing an entry in an elliptical archway with a door hung on decorative strap hinges. Other features include a poured-concrete foundation, a front picture window, modern 1/1 windows, and a basement-level back screen porch. Picket fences enclose the front and back yards (the front fence is metal).

C. Garage. Ca. 1928.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, and a poured-concrete foundation.

C. 508 Walnut Ave. S. F. Grove House. 1928-29 (R).

Two-story Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof. The front entry has a classical surround and a spiraled iron railing. Other features include a north-end exterior brick chimney with paved shoulders, modern 6/6 windows, side and back decks, and a one-story rear wing. A modern metal fence extends across the front of the lot.

N. Foundation (concrete). 1928-29.

C. 517 Walnut Ave. W. J. Whitaker House. Ca. 1891.

Two-story frame Queen Anne house with novelty weatherboard siding and an asphalt-shingled gable roof with a gabled side wing, gabled dormer, and decorative exposed rafter ends with piercings. There are one-story front and side porches with turned posts and balusters, spindle friezes, and (on the front porch) a bracketed cornice. A prominent two-story front bay window has flanking second-story balconies supported by curved brackets with fanfold-pattern spandrels, pierced frieze panels, and a gridwork of turned blocks in the gable apex. The front entry has sidelights and a transom with an elliptical window. Other features include a brick foundation and interior chimney with a decoratively corbelled cap, 1/1 windows with reeded Victorian surrounds with turned corner blocks, and a one-story rear wing. A poured-concrete retaining wall (formerly with an iron fence along its top) extends across the front of the lot, and a carriage house formerly stood behind. The house was in the process of rehabilitation at the time of survey. Stylistically the house shares many features with 428 Maple. An 1891 newspaper article suggests that the original owner of the house was W. J. Whitaker. In the early twentieth century a Capt. Pratt lived here with his wife and a niece, Isobel Sparrow. The house was occupied by H. M. Wallace in 1935. (James K. Wright; Augusta County tax records; *The Waynesboro Times*, September 11, 1891; Bowman, *Waynesboro Days of Yore*, vol. 1, 54; Hawke, *History of Waynesboro*, front endsheets)

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C. 520 Walnut Ave. G. C. Freed House. 1928 (R,B).

Two-story frame Tudor Revival house with vinyl siding and a steep asbestos-shingled gable roof. The round-arched front entry has a batten door. Other features include a poured-concrete foundation, a south-end exterior brick chimney with a single paved shoulder, modern 4/4 and 6/6 windows, and a back deck.

C. Garage. Ca. 1928.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, and a poured-concrete foundation.

C. 528 Walnut Ave. W. R. Barnett House. 1928-29 (R).

Two-story frame house with stucco exterior and an asbestos-shingled gable roof. The front entry has a pedimented classical surround. Other features include a poured-concrete foundation, a north-end exterior brick chimney with paved shoulders, a south-end bracketed stoop, modern 1/1 windows, and a one-story rear wing.

C. Garage. 1928.

One-story frame with novelty weatherboard siding, an asbestos-shingle gable roof, and a poured-concrete foundation.

C. 531 Walnut Ave. Rusmiselle House. 1930s.

Story-and-a-half Tudor Revival house of stretcher brick-veneer frame construction with a steep asphalt-shingled gable roof with a prominent asbestos-shingled front gable. The front exterior brick chimney has concrete weatherings, an S-shaped tie rod end, terra-cotta chimney pots, and two vertical header-bond strips on its face. A small front projection with an asymmetrical gable roof contains the front entry. Other features include a poured-concrete foundation, a side screen porch with a wooden Chinese Chippendale roof balustrade, 1/1 and 6/1 windows, and a one-story rear wing and porch. A curved flagstone walkway leads to steps and a poured-concrete retaining wall extends across the front of the lot.

C. 536 Walnut Ave. W. E. Wood House. 1928-29 (R).

Two-story house of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with three small front gables that correspond with second-story windows beneath. Other features include a poured-concrete foundation, an interior brick chimney, a front entry with classical surround, a north-end bracketed stoop, and modern 6/6 windows.

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C. 541 Walnut Ave. Taylor House. 1910s (S).

Two-story frame Foursquare-form house with asbestos-shingle siding and an asphalt-shingled hip roof with a hipped dormer. The one-story wraparound porch has replacement square-section wood columns and rectangular-section balusters. Other features include an interior brick chimney, two second-story front bay windows, a one-story side bay window, a front entry with transom and sidelights, 1/1 windows, a one-story rear wing, and a second-story back porch. A poured-concrete retaining wall, scored to imitate blocks, extends across the front of the lot. The Taylor family lived here, and in 1935 James Bush was an occupant. (James K. Wright)

N. Garage. Late 20th c.

Two-story frame with beaded weatherboard siding, an asphalt-shingled gable roof, and a wood panel door.

N. Shed. Late 20th c.

One-story frame with T1-11 siding and an asphalt-shingled gable roof.

N. Swimming pool. Late 20th c.

C. 544 Walnut Ave. Hanger House. Ca. 1910.

Two-story frame Victorian house with vinyl siding and a metal-sheathed gable roof with a front gable containing a lunette and side gables with peaked louvered vents. The rebuilt one-story front entry porch has turned posts and sawn brackets. Other features include an interior brick flue, a front entry with round-arched fanlight, 2/2 windows, a two-story rear wing with a two-tier porch (the upper tier enclosed), and a back deck. Known as the Hanger House, the dwelling was occupied by Kathrine Megee in 1935. (James K. Wright)

N. Garden shed (metal). Late 20th c.

C. 552 Walnut Ave. House. Ca. 1930 (S).

Two-story Craftsman house with an asphalt-shingled hip roof with a hipped dormer. The one-story front entry porch has square-section balusters and tapered metal-encased posts on brick pedestals. Other features include a poured-concrete foundation with a soldier-course band at the transition to brick, 6/1 windows with soldier lintels, and a glassed-in two-tier back porch. In 1935 the house contained two apartments occupied by M. G. Jones and C. W. Flintom.

N. Garage foundation (poured-concrete). Ca. 1930.

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C. 553 Walnut Ave. W. W. Smith House. Ca. 1913 (S).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with a hipped dormer and side gable. The one-story front porch has classical wood columns and square-section balusters. Other features include a poured-concrete foundation, a front entry with transom and sidelights, 8/1 windows, and a one-story rear wing with vinyl siding. A poured-concrete retaining wall extends across the front of the lot.

N. Garden shed (wood). Late 20th c.

N. 554 Walnut Ave. Apartment building. 1972 (R).

Two-story building (four apartments) of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, two gabled front stoops on posts, a poured-concrete foundation, 6/6 windows with T1-11 spandrels between the stories, and a back deck.

C. 558-560 Walnut Ave. McCormick Apartments. 1941 (R).

Story-and-a-half Colonial Revival duplex of stretcher brick-veneer frame construction with an asphalt-shingled gambrel roof with large stuccoed dormers on front and back. Two gabled one-story front entry porches have modern classical wood columns. Other features include a sandstone foundation, exterior brick chimneys with stepped shoulders at the two ends, and 6/4 windows. Fred Alexander McCormick had this duplex built.

C. 561 Walnut Ave. O. C. Wilbur House. Ca. 1913 (S).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with a hipped dormer and side gable. The one-story front porch has classical wood columns and square-section balusters. Other features include a poured-concrete foundation, a front entry with transom and sidelights, 8/1 windows, and a one-story rear wing with porch. A poured-concrete retaining wall extends across the front of the lot and a stone one across the south side. Descending from the sidewalk to the street are steps fashioned from various dressed stones--limestone, granite, and brownstone--and one of concrete. This house and its twin next door at 553 Walnut are labeled "from plans" on the 1913 Sanborn map.

N. Garden shed (metal). Late 20th c.

C. 564 Walnut Ave. House. 1910 (R).

Two-story frame Victorian house with vinyl siding and an asphalt-shingled gable roof with a two-story

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gabled front wing and modern octagonal louvered vinyl vents in the gables. The one-story wraparound porch has modern posts and square-section balusters. Other features include a rockfaced concrete block foundation, an interior brick flue, a front entry with transom, a decorative side window, modern 6/6 windows, and a two-story rear wing with a basement garage. A Mr. Hildebrand, a carpenter at the Lambert Manufacturing Company, is believed to have been the builder of this house. (James K. Wright)

N. Play structure (frame). Late 20th c.

C. 613 Walnut Ave. E. K. Fitch House. 1915 (R).

Two-story frame Foursquare-form house with weatherboard siding and a metal-sheathed hip roof with a hipped dormer and a gable. The one-story wraparound porch has classical wood columns and rectangular-section balusters. Other features include a poured-concrete foundation, a front entry with sidelights, a decorative side landing window, 8/1 windows, and a one-story back porch with pantry. Rows of white pines extend along the alley and Fourteenth Street. The Fitch family built this house. (James K. Wright)

N. Garage. Late 20th c.

One-story cinder-block with an asphalt-shingled gable roof and a fiberglass door.

C. 620 Walnut Ave. Alvis House. 1928 (R).

Two-story Foursquare-form house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with hipped dormers with wood-shingled sides. The one-story front porch has classical wood columns on brick pedestals and square-section balusters. Other features include a poured-concrete foundation, a side exterior brick chimney with stepped shoulders, an interior brick flue, a one-story side wing, 6/6 windows with soldier and header lintels, and a two-tier back porch with a screened first tier and a sleeping porch on the upper tier. Sam Alvis is probably the original owner of the house; the concrete basement floor is inscribed with the initials SMA and the date 1928. Dr. J. G. Dinwiddie, who was associated with Du Pont, was a long-time owner in the 1930s and later. (Gregory Ciszek, owner; James K. Wright)

C. 621 Walnut Ave. House. Ca. 1910.

Two-story frame Victorian house with vinyl siding and an asphalt-shingled gable roof with circular gable vents with pierced pinwheel patterns. The one-story front porch has modern turned posts and rectangular-section balusters. Other features include a poured-concrete foundation, a front entry with transom flanked by a decorative window with diamond-pattern muntins, 1/1 and 2/1 windows, and a

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two-story rear wing. A low poured-concrete retaining wall extends across the front of the lot.

C. Garage and workshop. 1940s (S).

One-story cinder-block with an asphalt-shingled gable roof.

C. 628 Walnut Ave. Calvin and Caroline Swink House. Early 1890s.

Two-story frame Victorian house with "waterfall" weatherboard siding and an asphalt-shingled hip roof with a steep-pitched Gothic Revival front gable and decorative exposed rafter ends. The one-story front porch has wood posts and is flanked at both ends by one-story bay windows with paneling. Other features include a stone foundation, interior brick flues, a front entry with transom and sidelights, 2/2 windows, a one-story ell, and a two-tier back screen porch. Civil War veteran Calvin Swink and his sons were their own carpenters in the construction of this unusual house in the early 1890s, using \$800 worth of materials. Family tradition recalls that the house was built in 1890, although tax records suggest construction occurred in 1891 or 1892. After Caroline L. Swink's death her son-in-law A. C. Culton and family moved here in 1925. The Irvin family rented the upstairs at one time. (William C. Culton)

C. 629 Walnut Ave. E. L. Keiser House. Ca. 1910.

Two-story frame Victorian house with aluminum siding and an asphalt-shingled hip roof with a front gable with a peaked louvered vent. The front entry has sidelights and an elliptical fanlight. Other features include a poured-concrete foundation with a brick facing across the front, interior brick chimneys, and 2/2 windows. Along the alley is a gravel parking area.

C. 644 Walnut Ave. J. G. Rusmiselle House. Late 1920s (S).

Story-and-a-half Craftsman bungalow with an asphalt-shingled front-gable roof with a gabled side dormer, gable brackets, and a three-part front window. The first story is of stretcher brick-veneer frame construction and the upper level is stuccoed. The engaged front porch has brick pillars, a stucco railing, and arched stucco spans. Other features include a poured-concrete foundation with a soldier course at the transition to brick, an interior brick chimney, 6/6 windows, a back deck, and a one-story rear wing with a latticed basement level. Guy Rusmiselle had the house built. (James K. Wright)

C a. 644 Walnut Ave. Ca. 1950. Garage.

One-story cinder-block with an asphalt-shingled gable roof and a wood panel door.

C. 649 Walnut Ave. A. J. Bratton House. Ca. 1891.

Two-story frame Queen Anne house with novelty weatherboard siding and a metal-sheathed gable

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roof with decorative exposed rafter ends. The dominant feature of the exterior is a corner tower with a flared pyramidal roof with a metal spike finial. The one-story wraparound porch has chamfered posts, decorative square-section balusters, a decorative gable with a sunburst motif and sawtooth molding in the tympanum aligned with the front entry, and another decorative gable aligned with a one-story front bay window that has a decorative surround including diagonal beaded matchboard work. Other features include a bracketed cornice, a front gable with a circular vent with a pierced pinwheel pattern as well as beaded matchboard sheathing and a small semicircular sunburst panel, a rear gable circular vent pierced with holes forming concentric rings, and 1/1 windows. An 1891 newspaper article mentions the A. J. Bratton House as one of the finest in the neighborhood. The 1899 tax records note that the property was in the estate of Susan B. Bratton. L. B. Watson occupied the house in the 1920s and 1930s. (*Waynesboro Times*, September 11, 1891; William C. Culton; James K. Wright)

C. Garage. 2nd quarter 20th c.

One-story frame with vertical board siding and a metal-sheathed gable roof.

C. Outbuilding. 2nd quarter 20th c.

One-story frame building (either a shed or chickenhouse originally) with board-and-batten siding and a metal-sheathed shed roof.

N. Carport (metal). Late 20th c.

C. 660 Walnut Ave. E. L. Griggs Jr. House. 1920s (S).

Story-and-a-half Craftsman bungalow of stretcher brick-veneer frame construction with an asphalt-shingled gable roof with gabled dormers on the front and back. The engaged front porch has paired tapered posts on brick pedestals. Other features include a poured-concrete foundation with rough stucco finish, vinyl siding in the gables and dormers, a front entry with transom, 4/1 and modern 1/1 windows, and an engaged back screen porch with deck extension. A low brick and poured-concrete retaining wall extends across the front of the lot.

C. Garage. 1920s (S).

One-story frame with matchboard siding and door, an asphalt-shingled gable roof, a poured-concrete foundation, and 2/2 windows.

C. 665 Walnut Ave. House. 1913 (R,S); late 20<sup>th</sup> c.

Two-story frame Craftsman house with weatherboard siding and an asphalt-shingled hip roof. The unusual engaged south-side porch has round wooden pillars and a pergola-like extension on the front.

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An exterior chimney constructed or faced with rock has stepped shoulders. Other features include a modern front one-story sunroom with a pergola-like extension, a one-story side shed wing with round-arched windows (recycled from an earlier sunroom), a two-story rear wing with a porch on the first story and a room above with casement windows in a peaked surround, a peaked louvered vent in a rear gable, and 6/1 windows. A terraced garden steps down to a stone retaining wall across the front of the lot. A coastal Virginia lumberman named Forester is said to have been the home's original owner. Later it belonged to the Branaman family. Marian Eckenrode, who with her husband Jim is the present owner, put in the front garden. (Marian Eckenrode)

#### C. Cottage. 1910s (S).

One-story frame building with weatherboard siding, an asphalt-shingled gable roof, an interior brick flue, and 6/6 windows. The building probably served as a servant's quarters, although there is evidence it may also have served as a garage.

#### N. Playhouse (frame). Ca. 1980.

#### C. 668 Walnut Ave. Bacon House. 1927 (R).

Story-and-a-half Tudor Revival house of stretcher brick-veneer frame construction with a complex asphalt-shingled clipped gable roof with a hipped dormer. A steep-pitched gabled projection contains the front entry in a splayed round-arched embrasure with a header brick panel in the arch. Other features include a rear interior brick chimney with a battered stack, a round-arched passage that connects the house to a north-end garage with a front-gable roof and matchboard and glass doors, a south-end one-story bay window, a front picture window with casements, 4/4 and modern 6/6 windows, and a basement-level bracketed stoop to the rear. A concrete walkway with multiple flights of steps connects the house to the alley. The first manager of the Du Pont plant, a Mr. Bacon, is said to have lived here. Contractor Harry Brooks was probably the builder. (Mrs. Loudermilk; William C. Culton)

#### C. 677 Walnut Ave. Holbrook House. Ca. 1891.

Two-story frame Victorian house with weatherboard siding and a metal-sheathed hip roof. The one-story front porch has classical columns and square-section balusters. Other features include a brick foundation and interior chimney, a bracketed cornice, a front entry with transom and sidelights, a one-story side bay window, 1/1 windows, and a one-story rear wing with a side screen porch. A terraced front yard steps down to Walnut. Mrs. S. Holbrook appears as the owner in the 1892 tax records, and an 1891 newspaper article mentions the B. C. Holbrook House as one of the finest in the neighborhood. B. C. Holbrook may have been Byron Holbrook, a house painter who is listed as a

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resident of Walnut in the 1900 census. Harry W. Watson occupied the house in 1935. (*Waynesboro Times*, September 11, 1891)

C. Chickenhouse. 1st half 20th c.

One-story frame with matchboard siding and a metal-sheathed shed roof.

C. 705 Walnut Ave. Frank Sweet House. 1890s.

Two-story frame Queen Anne house with novelty weatherboard siding and an asphalt-shingled gable roof. The one-story wraparound porch has classical wood columns, turned balusters, and a basement-level work room under the south end. Other features include a stone foundation, an interior brick chimney, a two-story front bay window with a cutaway gable, beaded matchboard and board-and-batten gable sheathings, a north-side one-story bay window, 2/2 windows with molded surrounds with turned corner blocks, and an enclosed two-tier back porch. The property is notable for the rockfaced concrete-block wall that extends along Walnut and Fifteenth, which has intermittent piers with hollowed-out tops that served as planters, and (along steep slopes) curved copings. Concrete-block piers with decorative iron fence panels between continue the wall at its ends. Writer Frank Sweet once owned this house. The occupant in 1935 may have been L. F. McCauley. (James K. Wright)

C. 721 Walnut Ave. Douthat & Green Convalescent Home. Ca. 1910.

Two-story frame Queen Anne house with vinyl siding and an asphalt-shingled gable roof with a front gable over a two-story bay window. The one-story front porch has turned posts and balusters, sawn brackets, and a spindle frieze. Other features include a stone foundation, a south-end bay window, 1/1 windows, and a two-tier back porch rebuilt with treated lumber. In 1935 this house was the Douthat & Green convalescent home.

C. 737 Walnut Ave. House. 1931 (B).

One-story house of synthetic-sided frame construction, with asphalt-shingled gabled roofs, double-hung windows, and several additions.

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C. 320 S. Wayne Ave. Ernest Mosby House. 1909.

Two-story frame Queen Anne house with novelty weatherboard siding and an asphalt-shingled hip-and-gable roof with pedimented gables with sawtooth wood-shingle sheathing and lunettes. The one-story wraparound porch has fluted Ionic columns on paneled wood pedestals and turned balusters. Other features include a rockfaced concrete block foundation, interior brick chimneys, a front entry with transom, sidelights and a decorative surround, a one-story side bay window, 1/1 windows, and a

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reworked two-tier back porch with a kitchen on the first tier and a sleeping porch on the second tier. Dr. Ernest Mosby purchased the lots on which the house stands in 1907 and completed the house in 1909. Mosby and his family occupied the upper levels and the basement level was used as Mosby's office and clinic. It is possible the back porch was used as patient rooms. Waynesboro mayor J. Frank Harper purchased the property in 1921 and sold it a year later to Walter A. Coiner. The Coiner family owned it until 1967. In 1995 present owners James and Carolyn Rodenberg acquired the house and the following year they opened it as the Belle Hearth Bed & Breakfast, its present use.

C. 336 S. Wayne Ave. House. Early 1920s (S).

Two-story Colonial Revival house of rough stuccoed tile-block construction with an asphalt-shingled hip roof with hipped dormer. The one-story front entry porch has Doric columns and a metal false balcony railing on the roof. The poured-concrete foundation is scored to imitate blocks. Other features include stuccoed exterior side chimneys, south-side two-story wing with a sunroom on the first story and a sleeping porch above, a north-side one-story porch with Doric columns and a beaded matchboard windbreak, three-part windows on the first-story front elevation with 6/6 windows flanked by 2/2 windows, 6/6 and casement windows elsewhere, and a two-tier back porch with modern latticework and enclosure. In 1935 this house contained two apartments occupied by S. H. Lambert and Miss Mary Page. Lambert was involved with the Lambert Brothers construction firm. (Hawke, *History of Waynesboro*, 143, 146)

C. 337 S. Wayne Ave. House. Ca. 1910 (S).

Two-story frame Colonial Revival house with novelty vinyl siding and an asphalt-shingled hip-with-deck roof and pedimented dormers with classical surrounds (the side dormers retain decorative diamond-pattern windows). The one-story wraparound porch has fluted Ionic columns on paneled wood pedestals, turned balusters, a gable aligned with the front entry, and a lattice underpinning. Other features include interior brick chimneys, a front entry with transom, sidelights and decorative surround, a south-side two-story bay window, modern 1/1 windows, a two-tier back porch with chamfered posts, turned balusters, and an exterior stair, and an adjoining sleeping porch with casement windows. A parking lot adjoins on the south. In 1935 this house contained two apartments occupied by J. H. Michael and W. M. Humphries. Now The Preschool Place, associated with First Baptist Church next door to the north (located outside the district).

C. 346-348 S. Wayne Ave. Apartment building. 1929 (R).

Two-story stucco apartment building (probably frame) with an asphalt-shingled front-gable roof. The engaged two-tier front porch has arched spans and a stuccoed railing. Other features include an exterior brick chimney, an interior brick chimney, interior brick flues, a small louvered rectangular vent

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in the front gable, 6/1 windows, and an enclosed two-tier back porch with an open basement level. There is a tradition that the apartments were used by staff at nearby Fishburne Military School. In 1935 the building was occupied by W. K. Routt and E. J. Meeteer.

**C. 360 S. Wayne Ave. D. T. Coiner House. 1910 (R).**

Two-story frame Colonial Revival house with asbestos-shingle siding and an asphalt-shingled hip-with-deck roof and hipped dormers with decorative windows, slate sides, and reeded surrounds. The one-story wraparound porch has Ionic columns on paneled wood pedestals and turned balusters. Other features include a brick foundation and interior chimneys, dentil cornices in the main house, porch, and dormer roofs, a front entry with transom and sidelights, a south-side two-story bay window, a triangular basement-level brick extension or room under the north side of the porch, 1/1 windows with molded surrounds, and a three-tier back porch with a historic basement-level tier with square-section brick pillars and upper tiers with modern treated lumber structure.

**C. 372 S. Wayne Ave. G. C. Jordan House. Ca. 1900.**

Two-story frame Victorian house with weatherboard siding and an asphalt-shingled hip-and-gable roof with sawtooth wood shingles, three-part windows, and round-arched louvered vents in the gables. The one-story wraparound porch is fully enclosed. Other features include a rockfaced concrete block foundation, interior brick chimneys, a south-side modern brick stair and deck, 1/1 windows, a modern rear exterior stair, and a historic two-story rear addition.

**C. 404 S. Wayne Ave. Clyde M. Lambert House. Ca. 1905 (S).**

Two-story frame Colonial Revival house with vinyl siding and an imbricated slate hip roof with a hipped dormer with decorative windows, side gables with sawtooth wood shingles and Palladian windows. The one-story wraparound porch has fluted Ionic columns and unusual turned balusters that have the appearance of Doric colonettes. Other features include a rockfaced concrete-block foundation, interior brick chimneys, a rear exterior brick chimney, a front entry with classical surround, dentil cornices in the main house, porch, and dormer roofs, a north-side one-story bay window, 1/1 windows, a front concrete handicap ramp, and a modern two-story rear addition. Lambert, of the Lambert Brothers construction business, lived here with his first wife before moving to 633 S. Wayne. Behind the house is a parking lot. J. B. Crane lived here in 1935. Now Poindexter & Schersch law offices.

**C. 405 S. Wayne Ave. John Plumb House. 1913 (R).**

Two-story Classical Revival house of stretcher brick-veneer frame construction with a metal-sheathed hip roof with a deck with remnant turned balustrade, a north side two-story gabled front wing, and a

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**Description (continued)**

front gable with sawtooth wood shingles and a lunette. The two-story one-tier front portico has monumental fluted Corinthian columns and shelters a smaller balcony over the front entrance supported on sawn brackets with turned balusters and corner posts. The portico floor extends on the north end as a terrace with turned balustrade that connects to a north-side one-story porch with Corinthian columns and turned balusters. Other features include a rockfaced concrete-block foundation, interior brick chimneys, a modillion cornice, a front entry with transom and sidelights (the latter with opalescent glass) and a decorative surround, 1/1 windows, and a two-story back wing with novelty vinyl siding. The Wayne and Twelfth exposures of the lot have a rockfaced concrete block retaining wall with a decorative iron cresting and gates that is extended by an iron fence at the back of the lot. Plumb was a cattle producer and dealer who wintered in Augusta, Georgia and summered in Waynesboro. He is credited with building houses in Waynesboro, including assisting with the construction of his own house. (Bowman, *Waynesboro Days of Yore*, vol. 2 p. 89)

C. Garage. Ca. 1950.

One-story cinder-block with a metal-sheathed gable roof.

C. Shed. First half 20<sup>th</sup> c.

One-story frame with weatherboard siding and a metal-sheathed shed roof. In deteriorated condition.

C. 417-419 S. Wayne Ave. Robson House. 1905 (R).

Two-story frame Victorian house with asbestos-shingle siding and an imbricated slate hip-and-gable roof with peaked louvered gable vents and silver paint on the slates. The one-story wraparound porch has turned posts and balusters, a curved corner at the north end, and a historic sunroom enclosure of the south end with 9/9 windows and paneling. Other features include a brick and concrete foundation, an interior brick chimney, 1/1 windows, and a one-story back wing. A low rockfaced concrete block retaining wall extends across the front of the lot. The house has been made into apartments.

C. Garage. Ca. 1930 (S).

One-story frame with weatherboard siding and a metal-sheathed gable roof.

C. 420 S. Wayne Ave. Culton House. 1910s (S).

Two-story frame Colonial Revival house with vinyl siding and an asphalt-shingled hip roof with a hipped dormer with fluted surround on the front and two shed dormers to the rear. The one-story wraparound porch has classical wood columns on brick pedestals and square-section balusters. Other features include a brick foundation and interior chimney, a basement, a front entry with fluted pilasters

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**Description (continued)**

and a bracketed segmental pediment, 8/1 and 6/1 windows, and a one-story rear wing with a basement-level porch under it.

C. Garage. Ca. 1950.

One-story frame with matchboard siding and an asphalt-roll gable roof.

C. 432 S. Wayne Ave. H. H. Stamper House. 1900 (R).

Two-story frame Victorian house with vinyl siding and a metal-sheathed hip-and-gable roof. The one-story wraparound porch has tapered posts on brick pedestals, but turned pilasters survive from an earlier manifestation of the porch. Other features include a brick foundation and interior chimney, modern 1/1 windows, a modern exterior side stair, a one-story rear addition with a cinder-block foundation, and a back deck.

C. 433 S. Wayne Ave. Paul Harmon House. Ca. 1900.

Two-story frame Victorian house with vinyl siding and a metal-sheathed gable roof with a two-story gabled front wing and a diamond-shaped louvered gable vent. The one-story front porch has turned posts and rectangular-section balusters. Other features include a parged brick foundation, an interior brick chimney, a front entry with separate transom, 2/2 windows, two-story rear wings, and a back deck and exterior stair. Connected to the back of the house are a carport and a one-story outbuilding (probably a storage shed or meathouse) with a shed roof.

C. 444 S. Wayne Ave. Virginia Apartments. 1930 (S).

Two-story apartment building of stretcher brick-veneer frame construction with an asphalt-shingled hip roof. Of the original two-tier front porch only first-tier brick pedestals survive, with modern metal railings between the pedestals and false balconies for the second-story entries that once opened onto the porch. Other features include exterior brick chimneys, 6/1 windows, several rear basement-level garages with wood and glass doors, and a modern three-tier back porch with stained wood sunburst designs in the balustrades. The building is labeled "from plans" on the 1930 Sanborn map. In 1935 the building was occupied by four physicians including Dr. D. Edwards Watkins. Watkins and probably the others worked at the Weems-Watkins Hospital located across the street at 453 S. Wayne.

C. 453 S. Wayne Ave. Weems-Watkins Hospital (Percy Loth House). 1899; ca. 1912; early 1920s.

Two-story frame Queen Anne house with novelty weatherboard siding and an asphalt-shingled hip roof. The one-story wraparound porch has modern cylindrical wooden supports on wooden pedestals, a curved corner at the south end, a porte cochere at the north end, and a roof-top balcony. Associated with this balcony is a second-story bay window and above that another, attic-level balcony and a gable

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Waynesboro, Va.****Description (continued)**

with fishscale wood shingles and an elliptical louvered vent. Other features include a brick foundation and interior chimneys, a front entry with transom and broad sidelights, 1/1 windows, and a two-tier back porch with an exterior stair and screening and chamfered posts in the upper tier. An unusual iron fence extends across the front of the lot. A photo in Curtis Bowman's *Waynesboro Days of Yore* shows a 1912 fire that gutted the house. The porte cochere replaced an earlier circular porch gazebo in the early 1920s. Percy Loth was the house's original owner. Physicians Bliss K. Weems and D. Edwards Watkins operated the Weems-Watkins Hospital in the house from 1934 to 1937. (Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District"; Bowman, *Waynesboro Days of Yore*, vol. 1 p. 129; *News-Virginian*, April 18, 2000)

C. Grape arbor (metal). 1st half 20th c.

C. 456 S. Wayne Ave. J. M. Pirkey House. Early 1920s (S).

Two-story Mission Revival-influenced house of stuccoed tile-block construction with an asphalt-shingled hip roof with hipped dormers. The main and dormer roofs have deep eaves with carved brackets. At the front corners are forward-projecting one-story wings that formerly had basement-level garages. These wings and a one-story front entry porch have castellated parapets. Other features include side exterior brick chimneys, a front entry with sidelights, an elliptical fanlight, and a decorative surround, and 6/1 windows. The house has been converted into apartments. A historic concrete driveway with poured-concrete retaining walls curves entirely around the house.

C. 464 S. Wayne Ave. Juliet Gallaher House. 1921 (R).

Two-story frame Colonial Revival house with vinyl siding and a metal-sheathed hip roof with hipped dormers. The one-story front entry porch has paneled square-section wood columns, built-in benches, and a pedimented gable. Other features include a concrete foundation and basement, an interior brick chimney, 8/1 windows, and a one-story back porch and pantry.

N. Garden shed (metal). Late 20th c.

C. 468 S. Wayne Ave. Ca. W. W. Clem House. 1930 (R).

Story-and-a-half frame Tudor Revival cottage with novelty aluminum siding and an asphalt-shingled gable roof. The front porch has stout posts with curved brackets. Other features include a poured-concrete foundation, an interior brick chimney, a gable front wing, 6/1 windows, and a rear addition with a cinder-block foundation. The house sits far back on its lot. Clem was a minister.

C. 472 S. Wayne Ave. Lelia Hutcheson House. 1906.

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**Description (continued)**

Two-story Victorian house of six-course American-bond brick construction with a metal-sheathed hip-and-gable roof with lunettes in the gables. The one-story wraparound porch has fluted Doric columns, a rockfaced concrete-block foundation, and a concrete floor. Other features include a poured-concrete foundation, an interior brick chimney, a south-side one-story bay window, a front entry with two-leaf doors and transom flanked by an elliptical window with four projecting brick "keystones," a secondary front entry, 1/1 windows, and an enclosed two-tier back porch with a rockfaced concrete-block foundation, asbestos-shingle siding in the first tier, and jalousie windows in the second tier. Also known as the Kate Coiner House, this building is said to have been designed by architect William Adams Delano, and was built by M. Ree Ellis (Shaw, Ranzini, and Wood, "Waynesboro Tree Streets Historic District").

C. Garage. 1930s-40s (S).

One-story frame with corrugated metal siding and a metal-sheathed gable roof.

C. 537 S. Wayne Ave. McGee House. Late 1920s (S).

Story-and-a-half frame house with vinyl siding over the original stucco and an asphalt-shingled gable roof that comes down low over a front sunroom. Other features include a bracketed front entry stoop, a side exterior brick chimney with a single paved shoulder, 6/6 windows, and a one-story rear wing. The house stands on a narrow lot. A low stone retaining wall extends across the front of the lot. The original owner of this house is thought to have been a Mrs. McGee who sold it to William Doyle and Dorothy Elizabeth Seipp Quesenberry. W. D. Quesenberry was a furniture store owner and real estate agent. (Jacquelyn Jeutter; Hawke, *History of Waynesboro*, 52-53)

C. 545 S. Wayne Ave. H. J. Rankin House. 1900 (R).

Two-story frame Victorian house with vinyl siding and an asphalt-shingled hip roof. The two-tier front porch has a wide first tier with turned posts and balusters and turned and sawn brackets, and a narrower second tier with the same details plus a spindle frieze. The porch also has a pedimented gable with fishscale wood shingles and a small Palladian window. Other features include a brick foundation and interior chimney, a front entry with transom and sidelights and a decorative surround, 1/1 windows, and a two-tier back porch with a screened first tier and posts, sawn brackets, and rectangular-section balusters on the upper tier. A decorative iron fence and gate manufactured by the Stewart Iron Works extends across the front of the lot.

C. Garage. 1st quarter 20th c.

One-story frame with vinyl siding, a metal-sheathed gable roof, and matchboard sliding doors.

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Waynesboro, Va.****Description (continued)****C. 557 S. Wayne Ave. Thomas and Willie Quesenberry House. 1901.**

Two-story frame Victorian house with weatherboard siding and an asphalt-shingled hip roof with front gable. The front entry with transom has turned posts and balusters, sawn and turned brackets, and a spindle frieze. Other features include interior brick chimneys, a modern or reworked front entry with a decorative surround and beveled glass in sidelights and transom, and 1/1 windows. A decorative iron fence and gate manufactured by the Stewart Iron Works extends across the front of the lot, interrupted at the north end by a concrete-runner and cobblestone driveway bordered by yuccas. According to an 1899 business directory, Thomas William Quesenberry was a "jobber in groceries and confectioneries" (a wholesale grocer). According to family tradition T. W. and his wife Willie Lee Barger Quesenberry had the house built in 1901. The Quesenberry's son and daughter-in-law William Doyle and Dorothy Elizabeth Seipp Quesenberry moved to the house from 537 S. Wayne in the mid-1940s. W. D. Quesenberry was a furniture store owner and real estate investor. In 1992 a fire destroyed the roof and second story, and consequently the house was rehabilitated by present owner Jacquelyn Jeutter (daughter of W. D. and Dorothy Quesenberry) and her husband in 1992-1994. (Jacquelyn Jeutter; Hawke, *History of Waynesboro*, 191)

**C. Garage. Early 20<sup>th</sup> c.**

One-story garage of stuccoed tile-block construction with stepped front and back parapets and a modern paneled door. The present gable roof replaces an original barrel-vaulted roof. In the mid-20<sup>th</sup> century the garage was used to shelter three cars and a furniture delivery truck.

**C. 573 S. Wayne Ave. Lavelle House. 1900 (R).**

Two-story frame Victorian house with novelty vinyl and weatherboard siding. The asphalt-shingled hip roof has several gables with sawn, turned, pierced and fanfold ornament. A two-story gabled front wing has a modern circular louvered gable vent and a one-story bay window with reeded trim. The one-story wraparound porch has turned posts and balusters, sawn brackets, a spindle frieze with sawn fringe, and a partial enclosure. Other features include a brick foundation and interior chimney, a south-side two-story gabled wing with a one-story bay window, two-tier side and back porches, a two-story ell with a mostly enclosed two-tier side porch, and modern 1/1 windows. The house had been converted into eight apartments by 1935 when it was known as the Lavelle Apartments. A decorative iron fence and gate manufactured by the Stewart Iron Works extends along Wayne and Fourteenth.

**C. 605 S. Wayne Ave. Craig House. Ca. 1900.**

Story-and-a-half frame Queen Anne house with pebbledash stucco exterior and a complex asphalt-shingled gable roof with gabled dormers on front and rear. The engaged front porch has square-section wood columns on paneled pedestals. Other features include an interior brick chimney, a north-end

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### Description (continued)

exterior brick flue flanked by quarter-round gable windows, diamond-pattern wood shingles in the front gables and dormer gables and plain wood shingles on the sides of the dormers, a front entry with transom and sidelights, a small south-side porch, and 1/1 windows with molded lintels. A low poured-concrete retaining wall, formerly topped by a fence, extends along Wayne. An icehouse associated with the house now stands in the back yard of 600 Chestnut.

C. 611 S. Wayne Ave. Carl and Nettie Bowman House. 1911; mid-late 1910s; 1980s (R,S). Two-story Colonial Revival/Classical Revival house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with a north-side hipped dormer and a large rear shed dormer. The two-story single-tier front portico has monumental fluted Ionic columns, dentils and modillions in the cornice (which extend to the main house cornice), and a pediment with a lunette in the brick tympanum. The front entry has sidelights, an elliptical fanlight, and a fluted Doric surround. Other features include an exterior brick chimney, a one-story hipped south wing, 6/6 windows, and three-part front windows with side sash and concrete lintels. There are two modern one-story rear wings, one with a pediment and stuccoed round columns (salvaged from a house that stood across the street), the other with a brick cornice. The front yard is planted with boxwoods, and there is a rockfaced concrete block retaining wall on a poured-concrete foundation across the front of the lot. To the rear is a modern brick wall and parking along the alley. Sanborn maps suggest that the house may have been built as a one-story dwelling and enlarged to two stories in the mid- or late 1910s. Dr. Carl Crawford Bowman was a dentist who was also active in city government. He and his wife Nettie Mosby Bowman designed the house, and M. Ree Ellis built it. The rear additions were made by the present owner, J. B. Yount III (Joseph B. Yount III; Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District")

N. Garden structure (stuccoed columns). 1990s.

C. 633 S. Wayne Ave. Clyde and Anne Lambert House. 1920.

Two-story Craftsman/Colonial Revival house of stretcher brick-veneer frame construction with an asphalt-shingled hip roof with hipped dormers on all four sides with wood-shingle siding, dentil cornices, and fluted pilasters. The one-story wraparound porch has square-section brick pillars on a brick railing with concrete copings and base band, a modern wood lattice roof-top railing, and a south-end porte cochere with vinyl infill between the pillars. Other features include a brick foundation and basement, a south-side exterior brick chimney flanked on the first story by decorative multipane windows, a rear interior brick flue, a front entry with sidelights and an elliptical fanlight, large front windows with ten-pane upper sash, and an enclosed two-tier back porch with a second-tier sleeping porch. A brick and poured-concrete retaining wall extends across the front of the lot and along a

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**Description (continued)**

driveway that passes through the porte cochere to a rear garage. Behind the house are a modern curved brick handicap ramp, a brick, rockfaced cinder-block, and vinyl wall and fence with globe lamps, and a parking area along the alley. Lambert, who served as contractor for the construction of the house, was president and treasurer of the Lambert Manufacturing Co. in 1948. He was also a president of the Southern Industrial Loan Association and a vice president of the Citizens Waynesboro Bank & Trust. Lambert built the house as a residence for himself and his second wife, Anne. The house is now Body By Nature Massage Therapy & Spa. (*News-Virginian*, April 20, 2000; Hawke, *History of Waynesboro*, 143; Joseph B. Yount III; Shaw, Ranzini and Wood, "Waynesboro Tree Streets Historic District")

C. Garage. 1910s (S).

One-story garage of stretcher brick-veneer frame construction with an asphalt-shingled gable roof, some vinyl siding, and wood panel doors.

C. 649 S. Wayne Ave. Lyle Apartments. 1929 (R).

Two-story Colonial Revival apartment building of stretcher brick-veneer frame construction with an asphalt-shingled hip roof. The double two-tier front porches have classical wood columns and square-section balusters, and the lower tier of the south porch has a mid-20th-century enclosure with a picture window. Other features include a poured-concrete foundation, exterior brick chimneys on both sides with single stepped shoulders, a front entry with a modern bracketed stoop, front brick steps, 6/6 windows, and a two-tier back porch with classical wood columns, rectangular-section balusters, and a partially enclosed lower tier. J. Ellison Loth was an early owner of this apartment building, which he named after his half-sister Mae Lyle. Contractor Homer Frahser lived here in 1954. (Calder Loth; Tulloch, "Report #21")

C. 657 S. Wayne Ave. Charles A. Klutz House. Ca. 1900.

Two-story frame house with asbestos-shingle siding and an asphalt-shingled gable roof with cornice returns and peaked louvered gable vents. The one-story front porch has chamfered posts with sawn brackets and turned balusters. Other features include a brick foundation and interior flue, a north-side one-story shed-roofed sunroom, a front picture window, 2/2 windows, and a two-story ell.

N. Carport (metal). Mid-20th c.

N. Garden shed (metal). Late 20th c.

C. 673 S. Wayne Ave. McKay's Apartments. Ca. 1910.

Two-story frame Victorian house with textured stucco exterior and a metal-sheathed hip roof with

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gables with peaked louvered gable vents. The one-story front porch has classical wood columns, turned balusters, and a lattice trellis at the north end. Other features include a rockfaced concrete-block foundation, an interior brick flue, a front entry with transom and sidelights and a molded and chamfered surround, modern 2/2 windows, and a two-story ell. The sunken front yard (probably due to street grade change) has a poured-concrete retaining wall with pipe railing along Wayne and Rife. The house had been converted into three apartments by 1935 when it was known as McKay's Apartments. The Dorrier family later used it as a boarding house. (Calder Loth)

N. Play house (frame). Late 20th c.

N. Garden shed (wood). Late 20th c.

***Integrity Statement***

While few buildings in the district have remained unchanged from their original appearance, most exterior alterations have been limited to window and door replacements, porch support substitutions, porch enclosures, roofing or siding modifications, or painting of historic masonry. Where original fenestration patterns, basic architectural form, structural integrity, and streetscape relationships remain intact, historic-period resources retain contributing status. In a few instances, such as when exterior alterations were so extreme that a resource's historic appearance could not be ascertained upon inspection, that resource was assigned non-contributing status. While the total number of non-contributing resources in the district is large, their impact on the neighborhood's historic character is minor due to the fact that most are secondary resources such as modern sheds and carports.

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**STATEMENT OF SIGNIFICANCE**

**Architect/Builder (continued)**

Bateman, C. R.  
Bowman, Carl Crawford  
Bowman, Nettie Mosby  
Brooks, Harry  
Craig, Daley  
Craig & Hurt  
Delano, William Adams  
Ellis, M. Ree  
Farnham, A. A. (landscape architect)  
Frasher, Homer  
Fuller, Jacob  
Gallaher, William B. Jr.  
Hildebrand, Mr.  
Hopeman Brothers  
Hubbard, Carrington  
Hurt, Fleming  
Lambert, Clyde M.  
Lambert Brothers  
Lovegrove, Charles H.  
Mehler, Nell Walker  
Moyer, Virgil  
Plumb, John  
Swink, Calvin  
T. J. Collins & Son

**Narrative Statement of Significance**

***Summary***

The Tree Streets Historic District is the principal historic residential neighborhood in the City of Waynesboro, Virginia. The neighborhood takes its name from the streets that comprise it--Maple, Walnut, Chestnut, and so forth--and was primarily developed by the Waynesboro Company, chartered in December 1889. The Waynesboro Company was one of the more successful land companies to appear on the Waynesboro scene during the Virginia development boom of the 1880s and early 1890s. Prior to the first lot sales in 1890 the neighborhood was farmland, and the district includes two pre-

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## Statement of Significance (continued)

existing farm dwellings: the ca. 1800 Old Stone House and the ca. 1860 Rose Cliff (Austin House).

Several impressive Queen Anne houses were built during the first two years of development including the ornate W. J. Whitaker House and its near twin, the Fry House. The depression of the mid-1890s curtailed homebuilding but an upturn beginning about 1900 added scores of substantial Victorian residences, some built by wealthy newcomers attracted to Waynesboro's comfortable summer climate. In the 1910s the neighborhood's architecture broadened with the construction of imposing Classical Revival residences, Foursquare-form houses, and Craftsman bungalows. The late 1920s saw the inception of Forest Hill, a prestigious enclave at the edge of the original development that boasts substantial Arts & Crafts and Tudor and Colonial Revival houses on large landscaped lots. The coming of a Du Pont cellulose acetate plant to Waynesboro at the same time prompted the building of high-quality speculative housing, also typically Tudor and Colonial in inspiration.

Single-family residences predominate in the Tree Streets neighborhood, but other building types are also represented. Duplexes and small apartment blocks were designed to blend in with surrounding houses. Institutional buildings include the former Waynesboro Library, a Carnegie-funded Classical Revival building erected in 1915; the 1922 Pine Avenue School, also Classical Revival; and the 1931 St. John the Evangelist Catholic Church, Romanesque in inspiration. Carriage houses, garages, workshops, and other historic outbuildings stand behind many homes; of particular note is the well-preserved 1929 Waynesboro Heating & Plumbing Co. shop. The neighborhood showcases the work of several talented architects and builders including Lynchburg architect Carrington Hubbard, the Staunton architectural firm of T. J. Collins & Son, and prolific builder Harry Brooks, whose house stands in the district. The quality of architecture and setting that made the Tree Streets a desirable place to live in the past remains very much a part of the neighborhood's ambiance today.

## Applicable Criteria

The Tree Streets Historic District meets Criterion A and is eligible in the Community Planning and Development area of significance as the principal residential development of nineteenth and early twentieth century Waynesboro, a product of the development fever that swept Waynesboro and other western Virginia communities during the 1880s and early 1890s. The district also meets Criterion C and is eligible in the Architecture area of significance as the embodiment of distinctive characteristics of types, periods, and methods of construction. The period of significance extends from ca. 1800, the approximate date of construction of the Old Stone House and the beginning of the architectural development of the neighborhood, to 1951, the National Register fifty-year cut-off and a date that roughly coincides with the transition from the historicist styles of earlier decades to the Ranch and other modernist styles of the 1950s and later. The district is eligible at the local level of significance.

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## Statement of Significance (continued)

Information in support of designation appears throughout the statement of significance.

### *Acknowledgments*

A number of individuals and organizations assisted in the preparation of this report. Foremost among these were the nomination's sponsors, the City of Waynesboro and the Virginia Department of Historic Resources, respectively represented by City Planner D. James Shaw II, AICP, and Winchester Regional Office/VDHR Director David Edwards. Others who provided assistance included James K. Wright, who gave the authors an insider's tour of the district; historians George R. Hawke, Joseph S. Moyer, Joan Ranzini, Alice Wood; Karen S. Vest, Archivist with the Waynesboro Public Library; staff of the Augusta County Clerk's Office; staff of the Waynesboro and Staunton public libraries; and the volunteers of the Waynesboro Heritage Foundation Museum; and numerous former and present neighborhood residents whose contributions of information are acknowledged throughout the inventory. Others who provided assistance included staff of the libraries of Washington & Lee University, Lexington; Rockbridge Regional Library, Lexington; Virginia Room (Roanoke Public Libraries), Roanoke; and the Library of Virginia, Richmond; and Quattro Hubbard, Calder Loth, Margaret Peters, and Marc Wagner of the Virginia Department of Historic Resources.

### *Historical Background*

### **Contexts**

The town of Waynesboro started out as a small cluster of establishments serving travelers along the route linking Piedmont Virginia and the Shenandoah Valley via the Rockfish Gap (now approximated by US 250). The route originally crossed South River at a shallow ford, offering travelers the opportunity to rest, eat, shop, and make repairs; this economic potential readily attracted settlers who could provide such services to the area. The area of Waynesboro now encompassed by the Tree Streets neighborhood was first patented by William Beverly, who in 1738 sold to Daniel Monohan approximately 900 acres, which included all of what is now downtown Waynesboro and the bulk of the present-day Tree Streets area. Joseph Teas had acquired the Tree Streets portion of Monohan tract land by 1749, when John Campbell purchased 247 acres (a portion of which falls into the Tree Streets neighborhood) along the South River just to the south of Teas' property. Teas' daughter-in-law Mary, widowed in 1777, operated her home near the river crossing as an ordinary by 1780. Ten years later the property was transferred to Mary's daughter and son-in-law, Jane Teas Estill and Samuel Estill, who in the 1790s laid off a plat for the new town of Waynesboro. By 1798, the first town lots had been sold, and in 1801 the community was officially chartered by the General Assembly. Originally comprised of only eighty-eight lots, the town was surrounded by agricultural plantations occupied by settlers who

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had begun acquiring land in the area by the mid-eighteenth-century. The neighborhood's oldest extant buildings are situated on lands associated with the above-mentioned Campbell tract, on the north bank of South River at Ridgeview Park. John Campbell and subsequent owners of the property, like most rural landholders in the region, farmed the acreage; the plantation's seat was a small banked dwelling known more recently as the Old Stone House (805 Oak Avenue), probably erected in the late-eighteenth century.<sup>1</sup>

While the town of Waynesboro grew relatively slowly during the antebellum period, many of the surrounding plantations prospered. By the mid-nineteenth century the owners of the former Campbell plantation were successful enough to erect a new principal dwelling, later called Rose Cliff (835 Oak Avenue) on a prominence above the earlier stone house and overlooking the South River. This house, detailed in the Greek Revival style prevalent in the late antebellum period, not surprisingly resembled the domestically scaled buildings found on the streets of nearby Waynesboro. It too adhered to the preferred regional format for substantial buildings: two stories in height, of brick construction, with classical features and a symmetrical façade.

In 1854 passenger rail service on the Virginia Central Railroad commenced between Richmond and Staunton via Waynesboro, and in 1858 with the completion of the Crozet Tunnel freight traffic was accommodated. The railroad's arrival led to a new era of development in Waynesboro and environs, delayed temporarily during the Civil War. The iron truss bridge that carried the Virginia Central over the South River at Waynesboro was the target of a Federal raid in September 1864, and the community was directly affected by the fighting again during the Battle of Waynesboro on March 2, 1865, the last battle to be fought in the Shenandoah Valley. Prosperity returned after the war but Waynesboro grew slowly. The 1880 population of 484 was only slightly larger than the population in 1860. The 1884 Jedediah Hotchkiss map shows most development still confined to Main Street, although streets had been laid out beyond the original town boundaries. A few lots in the area to the south of downtown and now included in the Tree Streets neighborhood had been sold and built upon, although construction from this period does not appear to have survived.<sup>2</sup>

Even as Jedediah Hotchkiss portrayed a small town that differed little from its antebellum character,

<sup>1</sup> Hawke, *History of Waynesboro*, 9-10, 14-15, 44-45.

<sup>2</sup> Ibid., 95-102, 107-108; Giles and Pezzoni, "Waynesboro Downtown Historic District," 8: 26; Hotchkiss, "Maps of the Town of Waynesboro."

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important changes were underway. In 1881 the Shenandoah Valley Railroad completed its line to Waynesboro and linked the town to the vast markets of the Northeast and to Roanoke and the coal fields of Southwest Virginia. The Shenandoah Valley line--soon to be absorbed into the Norfolk & Western system--actually passed east of town on the other side of the South River; nevertheless its importance and its proximity stimulated the local economy and set the stage for Waynesboro's real estate boom of the circa 1890 period.<sup>3</sup>

In 1888 it was reported that "a number of the active and responsible citizens of Waynesboro and vicinity have determined to have a boom in that locality, not based on great expectations, but upon substantial things and destined to be a movement of importance." Subsequently Waynesboro's first land-boom enterprise--the West Waynesboro Land Company--was organized with Confederate General Thomas L. Rosser as president and a capitalization of up to \$200,000. Rosser was then connected with the University of Virginia in Charlottesville, but most of the other officers were Waynesboro residents and the principal stockholders hailed largely from Waynesboro and Staunton. The "Double W", as it was known, purchased 109 acres and laid out 900 lots stretching from Oak Avenue on the east to Rosser Avenue (the present US 340) on the west. (Only the eastern tip of this development is contained within the district.) Perhaps because the Double W lots were relatively distant from established sections of town, lot sales and improvements proceeded slowly over the first decade or so, not helped by the depression of the mid-1890s.<sup>4</sup>

More successful and more central to the history of the Tree Streets neighborhood was the Waynesboro Company, chartered in December 1889 and possessor of a 251-acre tract strategically located adjoining the south side of Waynesboro. The majority of the company's lands belonged to John G. Guthrie and wife in 1856 and the tract was known as the Callahan farm at the time of its purchase by the company on January 1, 1890. The Waynesboro Company was more ambitious than the West Waynesboro Land Company both in its capitalization (up to \$500,000 in stock) and number of lots (1,700). The officers were drawn from the leading citizens of the town, individuals such as Thomas H. Antrim, W. M. Chew, and William Patrick, who were also involved in other development schemes such as the Waynesboro and Basic City Street Railway Company, incorporated in March 1890. Both the Waynesboro Company and the West Waynesboro Land Company faced stiff local competition with the organization of the Basic City Mining, Manufacturing and Land Company in December 1889. This

<sup>3</sup> Giles and Pezzoni, "Waynesboro Downtown Historic District," 8: 26-27.

<sup>4</sup> Hawke, *History of Waynesboro*, 176; Augusta County Deed Book 109, p. 20.

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enterprise boldly projected a new community--Basic City--which developed rapidly on the east side of the South River in 1890 and 1891.<sup>5</sup>

The Waynesboro Company took measures to ensure the success of its development. According to Waynesboro historian George Hawke, the company's prospectus "included the usual harangue about beautiful surroundings, healthful climate, an intersection of two railroads (which Waynesboro had turned down), abundant water, 'untold' mineral wealth, fine schools and churches, and so on." Advertising copy was an essential ingredient, but the company went beyond mere verbiage. In 1890 it erected company headquarters at the corner of South Wayne Avenue and Eleventh Street, a two-story brick edifice encrusted with metal cornices and a corner turret. The building also accommodated (or was intended for) the Bank of Waynesboro, the Waynesboro Times, and the Waynesboro Business College. Tax records suggest that ownership of the Waynesboro Company Building, which covered five lots, was divided between a half dozen or so individuals.<sup>6</sup>

Several blocks south of its office on South Wayne the Waynesboro Company erected the rambling Brunswick Hotel. Construction began in June 1890 and was essentially complete in March 1891, and in its early years the hotel stood at the center of a resort complex of summer cottages, gazebos, lithia spring houses, a dance hall, and a recreation pavilion that contained a bowling alley and swimming pool. At first the hotel prospered, but the Panic of 1893 and ensuing hard times forced it into bankruptcy and later attempts to revive it met with only partial success. In the late 1920s and 1930s the Brunswick provided lodging for construction workers and personnel at Waynesboro's Du Pont plant, but it was finally torn down about 1940.<sup>7</sup>

Meanwhile the Waynesboro Company staged lot sales, including two in May 1890. Deeds contained covenants intended to promote orderly and attractive development. Purchasers of lots from Chestnut Avenue west were prohibited from building closer than fifteen feet to front lot lines, and some deeds encouraged purchasers to "plant shade trees and otherwise beautify" their lots. The lots along South

<sup>5</sup> Hawke, *History of Waynesboro*, 163-167, 177; Augusta County Deed Book 109, p. 20. An idea of the hubris of the Basic City development is conveyed in an 1890 map published as the back end sheets of Hawke's history.

<sup>6</sup> Hawke, *History of Waynesboro*, front end sheets, 177; Augusta County tax records.

<sup>7</sup> Hawke, *History of Waynesboro*, front end sheets, 179-82; Waynesboro Heritage Museum Collection.

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Wayne Avenue were not subject to setbacks, suggesting they were originally intended for commercial construction, although houses were eventually built on the street. Purchasers were required to erect buildings valued above a certain figure--\$1,000, for example, along Chestnut Avenue--so as to prevent cheap construction that might be considered unsightly or that might make the development appear underfunded. Deeds from the early 1890s did not expressly bar African Americans from purchasing lots, but social convention undoubtedly acted as a deterrent, and in fact no evidence of black property ownership in the neighborhood during the historic period has come to light. Water was an important amenity offered to lot purchasers, and was originally pumped by hydraulic ram from the South River near the Rife Ram & Pump Works (appropriately) to a tank at the high point on Maple Avenue. The original tank stood on a steel tower; it was replaced in the early twentieth century by a black iron-plated drum-type tank. An 1891 aerial perspective shows a grandiose columnar tank closer to the river which, apparently, was never built.<sup>8</sup>

During the first years of its existence the Waynesboro Company met with considerable success in the sale of lots but was less successful in inducing lot purchasers to improve their properties. The grantor indexes for Augusta County (Waynesboro was a part of the county until the 1920s) show a total of ninety-seven transfers from the company to purchasers in 1890 and 118 in 1891. Most transfers involved multiple lots, so the company was able to sell a healthy percentage of its 1,700 lots during its first two years, and since lots could fetch a couple of hundred dollars each, the company also generated considerable revenue (assuming purchasers honored their financial commitments).<sup>9</sup>

Despite the brisk trade in lots, tax records for the year 1892 indicate that only about twenty houses had been built in the part of the development included in the district. Several of these were clustered towards the eastern tip of the district, the part nearest the downtown, while others stood at the south end of Walnut Avenue, an elevated section of the street with views of the South River and surrounding hills. The remaining houses were dispersed throughout the district and usually represented the only construction on their respective blocks. The 1892 tax records provide another insight. A plot of the location of developed lots shows that the aforementioned 1891 aerial perspective is basically accurate in its portrayal of the extent and distribution of development in the Tree Streets neighborhood during

<sup>8</sup> Augusta County Deed Book 109, pp. 426, 427; Deed Book 110, p. 201; Deed Book 111, pp. 29 and 79; and Deed Book 127, p. 441; Bowman, *Waynesboro Days of Yore*, vol. 1 p. 103-104; and Hawke, *History of Waynesboro*, front end sheets.

<sup>9</sup> Augusta County tax records.

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its infancy.<sup>10</sup>

In retrospect the Waynesboro Company development and its local contemporaries were poorly timed. They were begun too late in the railroad-generated development boom that had begun in western Virginia nearly a decade earlier. By 1892 local enthusiasm had slackened, a trend that paralleled the nationwide economic downturn that culminated in the financial panic of 1893 and the depression that followed. Boom-era developments in towns and cities throughout the western part of the state fell on hard times. Cities such as Roanoke, which had sprung up at the beginning of the boom and had developed sound economic footings in transportation and industry, fared comparatively well; others such as the Botetourt County paper metropolis of Bessemer are now corn fields. As a well-established pre-existing community, Waynesboro as a whole weathered the depression of the 1890s relatively well, but the hopeful developments at its periphery went virtually dormant.<sup>11</sup>

The Augusta County grantor index tallies illustrate the collapse. After 118 transfers from the Waynesboro Company in 1891 the number fell to twenty-eight in 1892 and nine in 1893 with a low of five in 1896. Lot sales did not pick up until after 1900, with a twentieth-century high point reached in 1902 when forty-two transfers were made. Transfers hovered between ten and thirty per year for much of the remainder of the first decade of the century before trailing off after 1910. This second fall off was a sign of success rather than failure; the modest but steady sales after 1900 essentially closed out the inventory of available company-owned lots. The architectural record follows the same basic pattern, with renewed and sustained construction activity after 1900.<sup>12</sup>

The Tree Street district includes a small residential development that is later than the Waynesboro Company development and separate from it. In the 1920s Waynesboro industrialist Richard H. Clemmer acquired a farm and orchard at the southern end of Cherry and Locust avenues and began the development of Forest Hill. Clemmer's grand Arts & Crafts/Tudor Revival residence, built in 1927 at 656 Cherry, set the standard for construction in the development, which filled slowly during the 1930s and 1940s with substantial Tudor and Colonial Revival houses set in large landscaped yards

<sup>10</sup> Ibid.; Hawke, *History of Waynesboro*, front endsheets.

<sup>11</sup> Barnes, *History of the City of Roanoke*, 244, 259; Giles and Pezzoni, "Waynesboro Downtown Historic District."

<sup>12</sup> Augusta County tax records.

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bounded by well-tended hedges of American boxwood. The 1940s witnessed another spate of speculative development, this time focused on more modest and less architecturally refined Cape Cod and Colonial Revival-style houses. Much of this newer construction was scattered throughout the Tree Streets as infill. An unusually contiguous example of the trend, located on the 700 block of Locust Avenue, is the Rose Cliff subdivision (named after the adjoining historic house), consisting of six small houses on the east side of the street. Today, Forest Hills, the Rose Cliff subdivision, and the earlier sections of the district retain the essential character of development intended for them at their inception.

## Architectural Analysis

The earliest architectural fabric in the district survives on the north bank of the South River and is accessed from Oak Avenue. The ca. 1800 Old Stone House, which some historians date as early as 1751, is a story-and-a-half, three-bay vernacular single-family dwelling of stone construction. The rectangular-form (almost square) house is built into an embankment near a spring, and retains eighteen-inch-thick walls of uncoursed fieldstones, basement-level fireplaces with hewn log lintels and interior end chimneys, and remnants of late Georgian woodwork on the first floor. Since the late-nineteenth century, the house has been remodeled several times. Its surviving historic fabric serves as the nucleus of an expanded Colonial Revival-style dwelling, and may have inspired many of the Colonial Revival and Cape Cod cottages erected in the Tree Streets neighborhood in the early-twentieth century.

A more imposing presence on the hillside overlooking the South River is Rose Cliff, a two-story, three-bay dwelling with four large rooms and a center passage on each floor and interior brick chimneys serving fireplaces in each of the eight main rooms. Exhibiting features of both the Federal and Greek Revival styles, Rose Cliff is of brick construction, with walls laid in five-course American bond (Flemish variant), and retains pencilled mortar joints that in sheltered areas retain handwritten initials and signatures, perhaps of the masons and carpenters employed in the building's construction. Covered by a shallow hipped roof of standing-seam metal, the house's period of construction is reflected in its orientation south toward the river and the old Greenville Road rather than north to Oak Avenue and the rest of the Tree Streets neighborhood. In typical mid-nineteenth-century fashion, the house features a one-story, three-bay porch that shelters the principal (riverfront) entrance, a single-leaf six-panel door flanked by sidelights and topped by a transom, tripartite windows centered on the second story, and 6/6 double-hung wood sash. Original interior features including a staircase with an octagonal newel post, turned balusters, tendril-like tread brackets, and recessed spandrel panels; plaster walls; asymmetrical wood moldings at doors and windows; and simple pilastered mantels reflect

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transitional Federal and Greek Revival taste as expressed in period pattern books and employed throughout the Valley.

The organization of the Waynesboro Company in December 1889 naturally figures as a watershed event in the architectural development of the district. The new suburb's first houses were erected at a time when Victorian stylistic influence was prevalent in western Virginia. The late Victorian styles drew heavily upon technical advances in the mass production of wooden building materials that made light nailed frame construction and so-called "gingerbread" ornament affordable and commonplace. The most elaborate of the Victorian styles employed in the district was the Queen Anne style. Houses in the style are characterized by complex massing and roof lines; features such as towers, bay windows, and wraparound porches; ornamentation on porches and in gables; and decorative finishes such as shaped wood shingles and novelty weatherboard siding. (Many of the houses described as "Victorian" in the inventory show the influence of the Queen Anne style but are not fully expressed Queen Anne houses.) Substantial numbers of Victorian and Queen Anne houses were erected in the district between 1890 and 1910, especially after 1900.

The Waynesboro Company development's premiere example of Queen Anne architecture was the Brunswick Hotel, built in 1890-91 on the 500 block of South Wayne Avenue, the present site of Grace Lutheran Church (adjoining the district). The hotel's builder, the Waynesboro Company, followed in the footsteps of other western Virginia development companies by tapping a Philadelphia firm to design its flagship building, in this case architects Albert E. Yarnell and William D. Goforth, who also did considerable work in the nearby communities of Goshen and Grottoes. Yarnell & Goforth designed a rambling two- and three-story frame structure sheathed with wood shingles, capped by a multi-gambrel roof, and punctuated by a slender four-story turret that afforded "a lovely view of the surrounding country," according to a period account. The hotel's "modern appliances and improvements" included electric bells and hot and cold running water, and it contained thirty-nine guest rooms as well as ball rooms, parlors, a billiard room, and sample rooms where traveling salesmen could display their products. The main parlor was decorated with "an elegant Japanese design in frescoing with ever changing hues," indicative of Victorian America's fascination with Japanese culture. Victorian America also liked to keep cool in warm weather, and the Brunswick's deep veranda provided a comfortable spot for sitting and socializing.<sup>13</sup>

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<sup>13</sup> Wells and Dalton, *Virginia Architects*, 494; Hawke, *History of Waynesboro*, 179-181; and Bruce, *Southwest Virginia and Shenandoah Valley*, 250-251.

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As richly ornamented as the hotel but smaller in scale are two Queen Anne houses that share many features in common. The Fry House at 428 Maple and the W. J. Whitaker House at 517 Walnut, both built by mid-1891, share prominent front bay windows, second-story balconies supported on curved brackets with sunburst-pattern spandrels, and other identical secondary features. Some features are different, such as the Fry House's octagonal turret with imbricated wood-shingle siding and slender metal finial spike, and the elliptical transom window over the front entry of the Whitaker House. A common detail of the two houses--reeded window surrounds with turned corner blocks--also shows up on other houses that appear to date to the early 1890s. The Fry House was built to a design by Lynchburg architect Carrington Hubbard, who designed the nearly identical Henry E. McWane House in Lynchburg at the same time. The Whitaker House appears to be a modification of the same design. Hubbard's connection to Waynesboro is unknown, although his Lynchburg client McWane was president of the Glamorgan Foundry in Lynchburg at a time when iron furnace development was underway in Waynesboro. Hubbard was employed as a draftsman and machinery designer at the Glamorgan Foundry.<sup>14</sup>

Another architectural marker associated with the district's early 1890s houses is a circular gable vent with a chrysanthemum-like piercing pattern. The houses at 425 Maple, 353-357 Chestnut, and 628 Chestnut--all three built by mid-1891--have this distinctive vent design. The house at 628 Chestnut originally belonged to carpenter John Lambert, who was associated with the Lambert Brothers sash-and-blind factory and construction firm. The chrysanthemum vent may therefore be the signature of either Lambert or his family's construction business. Other early circular vents have swirled pinwheel and radial spoke-like patterns.<sup>15</sup>

One Tree Streets trend that has its origin at the end of the nineteenth century is the construction of architecturally related groups of houses. The aforementioned Whitaker and Fry houses are a case in point, and the John Lambert House has a twin next door at 620 Chestnut which shares an asymmetrical two-story front wing with one-story bay window as well as other more specific details. Presumably John Lambert was involved in the construction of both houses, just as the neighboring houses at 660 and 668 Chestnut, which date to just after 1900, can be attributed to carpenter Charles H. Lovegrove. Another house tied to a specific construction enterprise is the brick Queen Anne cottage at 505 Chestnut. The house was built in the 1910s by E. A. Eakle, a lumber dealer who also

<sup>14</sup> Calder Loth personal communication; Chambers, *Lynchburg: An Architectural History*, 332-335.

<sup>15</sup> Augusta County tax records; Hawke, *History of Waynesboro*, front endsheets, 143.

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had an interest in a local brickyard. With its decorative houndstooth courses and segmental-arched openings, the Eakle House and its matching carriage house display some of the finest brickwork in the district.<sup>16</sup>

Wood-sided frame construction predominated in the district until about 1910. More variety of materials is shown in the foundations of houses from the same period. Stone and brick were used in the 1890s, with brick regarded as the more refined material; several houses have brick foundations across the front with stone to the rear. Rockfaced concrete block became popular during the first decade of the twentieth century. Practical do-it-yourself block-making machines were introduced at the beginning of the decade, and they are known to have been in use in Waynesboro by 1906. The following year the Rife Ram & Pump Works rebuilt its factory on the river near the south end of the district in decorative block. Rife also replaced its log dam with a stone and concrete one built by a Mr. Hildebrand, who may have been responsible for the block construction of the factory and other buildings during the period. (Hildebrand, who was a carpenter with Lambert Brothers, is credited with building the house at 564 Walnut about 1910.) Rockfaced concrete block was the foundation material of choice for a decade following 1907 and less frequently into the 1930s. It was also popular for retaining walls and free-standing walls along front property lines. An impressive example of the latter can be seen at 705 Walnut, where the wall has curved copings to accommodate level changes and piers with hollowed-out tops that served as flower planters. Poured concrete gradually eclipsed block as a preferred foundation material during the 1910s and 1920s.<sup>17</sup>

The district's architecture began to take the automobile into account in the 1910s and 1920s. Covered drive-throughs known as porte cochères, once associated with grand residences of the preceding century and used for coaches and other horse-drawn conveyances, were adapted for automobile use in the early twentieth century. Examples include the porte cochères of the 1920 Clyde and Anne Lambert House at 633 S. Wayne, the 1926 A. P. Finter House at 508 Chestnut, and the 1899 Weems-Watkins Hospital at 453 S. Wayne, the latter example created at the end of a Queen Anne porch in the early 1920s. Driveways of the era often consisted of parallel concrete runners with turf between.

Garages were another car-related innovation. Some early examples were located in the basements of

<sup>16</sup> Joseph Moyer personal communication; Bowman, *Waynesboro Days of Yore*, vol. 1 p. 81.

<sup>17</sup> Bowman, *Waynesboro Days of Yore*, vol. 1 pp. 53, 103, 127, 185-186; James K. Wright personal communication.

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houses and apartment buildings. The 1930 apartment building at 444 S. Wayne and the early 1920s house at 456 S. Wayne had multiple basement-level garages. Most garages were separate buildings, as were the carriage houses from which they evolved. They were usually unpretentious buildings of weatherboarded frame construction. Some, however, were given decorative treatments that coordinated with their houses. The bungalow and garage at 564 Maple shared wood-shingle siding and the house and garage at 401 Walnut have partially stuccoed exteriors. Brick and brick veneer were expensive construction materials for garages; some property owners opted for brick on the cheap by siding their garages with brick-pattern metal sheeting (quite a few examples survive on Eleventh Street, at 717-719, 721-723 and 815). Some homeowners, perhaps fearful of fire, constructed their garages of poured concrete; a bunker-like example survives at 329 Walnut. Separate garages were built in sizable numbers through 1950; later examples were often cinder-block.

The 1910s saw the introduction of new house types and styles to the district. A common type was the two-story Foursquare-form house, distinguishable on the exterior by its cube-like massing--often under a hip roof--and its off-center front entry--usually corresponding to a corner entry and stair hall. Usually but not always; some houses that have the Foursquare form, such as the 1920 James and Nell Wright House at 321 Walnut, never had a distinct entry/stair hall. Unlike other communities where Foursquare-form houses are usually detailed in the Craftsman style, the Tree Streets' examples are in a range of styles. The earliest are essentially Victorian, with characteristic ornamentation and vestigial front wings. Later ones, especially after 1920, are Craftsman or Colonial Revival in inspiration (these styles are discussed below).

A house type known as the Craftsman bungalow made its appearance locally at the same time as the Foursquare-form house. A more modestly proportioned dwelling one-story or a story-and-a-half in height, the Craftsman bungalow was perfected on the West Coast at the beginning of the century and popularized nationwide through the media of magazines and pattern books. Although generally less ostentatious than their Victorian predecessors, the district's bungalows could be beautifully detailed. Notable examples include the wood-shingled bungalows at 564 Maple and 712 Fourteenth, both built in the 1910s, and the cobblestone gable-fronted Hubert and Ethel Furr House at 740 Maple, built in 1928-30 and attributable to African American contractor Jacob Fuller. Not all Craftsman houses were either Foursquares or bungalows, and not all were exclusively Craftsman in detail. The 1920 Clyde and Anne Lambert House at 633 S. Wayne is a case in point. The two-story house has the cubic massing and hip roof of the standard Foursquare, but its front elevation is symmetrical, a Colonial Revival influence along with the elliptical fanlight over the front entry and the dentil cornices and fluted pilasters of the home's four dormers.

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Two styles that began to appear in the district after about 1910 were the Classical Revival and Colonial Revival. They are closely related, for both derived inspiration from the classical tradition in architecture. The Classical Revival was most popular in Waynesboro during the 1910s and was employed for some of the finest houses built in the district at that time. Several of these were on South Wayne Avenue, among them the 1913 John Plumb House at 405 S. Wayne, distinguished by its portico of monumental fluted Corinthian columns. Plumb, like others who built grand residences in the neighborhood, was a summer resident. He is credited with supervising the construction of his own house and other dwellings in Waynesboro.<sup>18</sup>

The Colonial Revival also had its start in the 1910s. An early example is the Carl and Nettie Bowman House at 611 S. Wayne, begun in 1911 but possibly not enlarged to its final size until the end of the decade. The Bowman House is a hybrid: the elliptical fanlight over the front entry and other secondary features are more akin to the Colonial Revival, whereas the monumental fluted Ionic columns of its front portico are Classical Revival. Perhaps because it was suited to a range of house sizes and could be cheaply evoked by a few stock decorative elements, the Colonial Revival persisted in the neighborhood after the Classical Revival ebbed. Some Colonial Revival houses sported gambrel roofs borrowed from Dutch Colonial prototypes; representative examples include the houses at 673 Chestnut and 413 Pine and the duplexes at 410 and 558-560 Walnut, the former duplex with the less common front-gambrel configuration. Another genre of the style was the Cape Cod cottage, a stripped-down version that reached an apex of popularity after World War II. A collection of Cape Cods line the east sides of the 300 and 400 blocks of Pine Avenue.

In the late 1920s the Tudor Revival style, an amalgam of medieval and later English elements, made its appearance in the district. In 1927 Waynesboro industrialist Richard H. Clemmer chose the style for his home at 656 Cherry, the flagship residence in the Forest Hills neighborhood that he and his wife Mary were developing. According to family tradition, Clemmer had served in England during World War I and while there had acquired a liking for traditional English architecture. He was dissatisfied with the type of residential development available in Waynesboro and so he retained a California architect (name unknown) to design a house along English lines. The result features walls of irregular sandstone blocks and a gabled front entry wing with half-timbering and basketweave brick nogging (infill between the timbers). The Tudor Revival, like the Colonial Revival, was eventually adapted for smaller-scale construction and distilled to a few stereotypical elements. The hallmark of the simplified Tudor Revival house is the juxtaposed front chimney and gabled entry projection; examples can be seen at 504 and

<sup>18</sup> Bowman, *Waynesboro Days of Yore*, vol. 2 p. 89.

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The Colonial Revival and Tudor Revival styles were chosen for seventeen architecturally related speculative houses built in anticipation of the opening of the Du Pont cellulose acetate plant at Waynesboro in 1929. The houses are clustered in four groups; the largest, centered on the intersection of Pine and Fourteenth, is comprised of eleven houses. Attorney G. H. Branaman is known to have built one group, and it is possible that Du Pont had some role in the construction of the houses. The houses were built from several studiously varied plans so that identical houses did not stand side by side, although architectural twins or triplets might exist on the same block. The Tudor Revival varieties are stuccoed, the Colonial Revival varieties typically have brick veneer, and all feature roofs covered with diamond-pattern asbestos shingles. The original garages typically survive behind the houses. These are identical in form and in their novelty weatherboarded frame construction, with asbestos-shingle roofs to match their dwellings.<sup>20</sup>

Along with spec housing a number of duplexes and small apartment buildings were erected in the district during the years of the Du Pont plant's construction and early operations. Most of the apartment buildings were built along South Wayne Avenue in 1929 and 1930. These include the building at 346-348 S. Wayne, distinguished by its stucco exterior and front-gable roof; a brick-veneer building at 444 S. Wayne; and the Lyle Apartments at 649 S. Wayne, a Colonial Revival brick building with double two-tier front porches. Many of the district's larger houses were made into apartments beginning in the 1930s, sometimes with additions to accommodate lodgers. One such addition to the rear of 520 Pine has two-tier porches supported by octagonal-section concrete pillars. The apartment buildings built before the 1950s respected the scale, massing, and street relationship of surrounding single-family houses. Unfortunately, most later apartment blocks ignored context, although a refreshing exception was built at 546 Chestnut Avenue in 1989.

From the very beginning the Waynesboro Company encouraged the construction of churches within its development. In May 1890 the *Staunton Vindicator* reported that the company had donated lots to the town's Baptist and Lutheran congregations on the condition that they speedily erect church buildings. The Baptists were the first to build. The 1891 aerial perspective depicts a handsome brick church with a center entry tower at the west corner of Chestnut and Thirteenth, but the 1907 Sanborn

<sup>19</sup> Frances Cook and James F. Cook Jr. personal communication.

<sup>20</sup> Helen Branaman Koiner and Calder Loth personal communication.

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map shows the Baptists to have been located at the south corner of Chestnut and Eleventh, behind their present church on South Wayne. The Lutherans built a Gothic brick church on the east corner of South Wayne and Eleventh, dedicated in 1901. The Episcopalians erected a cozy wood-shingle-sided chapel on the north corner of South Wayne and Thirteenth in 1907, and the Presbyterians moved from their West Main Street location to the north corner of South Wayne and Eleventh in the early twentieth century. The four congregations still have churches near the district.<sup>21</sup>

The Tree Streets neighborhood's best-preserved historic church building is St. John the Evangelist Catholic Church at 300 Maple. Built in 1931 to a design by the Staunton architectural firm T. J. Collins & Son, the church is an inspired rendition of Romanesque ecclesiastical architecture. Its rock-faced limestone facing (on a structure of cinder block, an early use of the material), small round-arched side windows, and squat tapering front tower with needlelike spire convey a sense of primitive massiveness. Although few historic churches survive in the district, a fair number of church residences exist, in several cases multiple generations of residences associated with a single congregation. The former Methodist Parsonage at 416 Maple may be the earliest to survive: a two-story frame Victorian residence dating to 1897.<sup>22</sup>

Non-religious institutional architecture includes the former Waynesboro Public Library at 313 Walnut and the Pine Avenue School at 301 Pine. The library was built in 1915 to a design by T. J. Collins & Son with support from the Carnegie Foundation. Although technically one story in height, the building has a high basement story and a Classical Revival exterior that create an impression of larger size. The inscribed names of famous literary personages from Homer to Poe wrap around the stone frieze. The Pine Avenue School was built in 1922 as the Woodrow Wilson High School. It too is Classical Revival, with a front elevation graced by monumental Doric columns in antis and a stuccoed pediment with a circular window. The school was the third in a succession of school buildings erected at the elevated

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<sup>21</sup> *Staunton Vindicator*, May 2, 1890; Hawke, *History of Waynesboro*, front endsheets; Sanborn maps; Bowman, *Waynesboro Days of Yore*, vol. 1 p. 13-14, 53.

<sup>22</sup> Shaw, Ranzini, and Wood, "Waynesboro Tree Streets Historic District;" Wiggins, "Main Street United Methodist Church."

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**Statement of Significance (continued)**

Pine Avenue location.

Limited construction continued in the district through the 1930s. Even though the period was one of economic depression, the presence of the Du Pont plant created a need for housing. Home construction virtually ceased during the Second World War but rebounded in the late 1940s. The post-war peak was achieved in 1948 when the city issued 239 building permits for a total of \$1,147,007 in home construction. Most of the construction occurred in newer subdivisions, but the remainder began to fill in the few remaining undeveloped lots in the Tree Streets neighborhood. The pre-war Colonial and Tudor revival styles remained popular for a time, but in the early 1950s the Ranch house type was introduced to the district. Defined by its long ground-hugging one-story form and shallow-pitched gable or hip roof, the modernist Ranch house generally dispensed with historically-derived ornament, or relegated it to a few attenuated features such as fluted entry surrounds and flanking coach lights. Among the first houses to show the influence of the Ranch style were 361 Walnut, designed by T. J. Collins & Son and built in 1950 or shortly thereafter, and 548 Pine, built in 1952. Another 1950s novelty was the carport, either attached to dwellings or separate.<sup>23</sup>

The opening of new subdivisions after the war siphoned off interest and capital from the Tree Streets neighborhood. To many homebuilders the neighborhood no longer seemed a desirable place to live, and a spate of apartment construction in the 1960s and 1970s further eroded the owner/occupant base. Fortunately, by the end of the century increased appreciation for the character and quality of older houses translated into the beginnings of neighborhood revitalization efforts.

Waynesboro's 1995-1998 Comprehensive Plan review process identified preservation of the city's historic neighborhoods as a leading community priority. The city also committed funds to a rehabilitation grant program that has been utilized for at least two downtown buildings to date. Commitment to the preservation of the City's historic resources appears to be an ongoing effort, as evidenced by several recent successes. In mid-2000, the City was named a participating community in the Virginia Main Street Program, and received matching funds from the Virginia Department of Historic Resources to undertake survey and prepare historic district nominations for the Tree Streets and Port Republic Road neighborhoods and downtown Waynesboro (the latter designated in mid-2001).

Listing of the Tree Streets Historic District in the national and state registers should aid preservation

<sup>23</sup> *News-Virginian*, October 15, 1951.

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**Tree Streets Historic District  
Waynesboro, Va.**

**Statement of Significance (continued)**

efforts by fostering appreciation for the neighborhood's architectural character and by making state and federal rehabilitation tax credits available to property owners.

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Tree Streets Historic District  
Waynesboro, Va.

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Continuation Sheet**

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**Tree Streets Historic District  
Waynesboro, Va.**

**GEOGRAPHICAL DATA (continued)**

**UTM References (continued):**

	Zone	Easting	Northing
5.	17	683890	4214490
6.	17	683910	4214900

**Verbal Boundary Description**

The boundary of the district is shown on the accompanying maps, derived from City of Waynesboro tax maps and drawn at a scale of 1"=200'.

**Boundary Justification**

The boundary of the district is drawn to include all those contiguous contributing properties that relate to the historic architectural development of the Tree Streets neighborhood, and to exclude as many non-contributing resources as possible.

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**Tree Streets Historic District  
Waynesboro, Va.**

**PHOTOGRAPHS**

All photographs are of: Tree Streets Historic District, Waynesboro, Virginia.  
DHR File No. 136-5049.

All negatives are filed at the Virginia Department of Historic Resources, Richmond.  
All photographs credit: Leslie A. Giles

PHOTO 1 of 10

DATE: 2001

VIEW OF: 400 block South Wayne Avenue (east side), view facing northeast

NEGATIVE #: 19321

PHOTO 2 of 10

DATE: 2001

VIEW OF: 400 block South Wayne Avenue (east side), view facing south

NEGATIVE #: 19321

PHOTO 3 of 10

DATE: 2001

VIEW OF: 300 block Chestnut Avenue (west side), view facing north

NEGATIVE #: 19321

PHOTO 4 of 10

DATE: 2001

VIEW OF: 500 block Chestnut Avenue (east side), view facing south

NEGATIVE #: 19321

PHOTO 5 of 10

DATE: 2001

VIEW OF: 7XX (odd) Chestnut Avenue (west side) at Rife Road, view facing west

NEGATIVE #: 19321

PHOTO 6 of 10

DATE: 2001

VIEW OF: 300 block Maple Avenue (east side), view facing south

NEGATIVE #: 19321

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Continuation Sheet**

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**Tree Streets Historic District  
Waynesboro, Va.**

**Photographs (continued):**

PHOTO 7 of 10

DATE: 2001

VIEW OF: Pine Avenue School (301 Pine Avenue), view facing north

NEGATIVE #: 19321

PHOTO 8 of 10

DATE: 2001

VIEW OF: 700 block Eleventh Street (north side), view facing north

NEGATIVE #: 19321

PHOTO 9 of 10

DATE: 2001

VIEW OF: 600 block Cherry Avenue (west side), view facing north

NEGATIVE #: 19321

PHOTO 10 of 10

DATE: 2001

VIEW OF: 700 block Locust Avenue (southeast side), view facing southwest

NEGATIVE #: 19321

