

National Register Advisory Committee Meeting
February 13, 2024
Archives and History Building, 109 East Jones Street, Raleigh
Third Floor Conference Room (#308)

Committee members in attendance: Fred Belledin, David Bergstone, Dr. Tamara Holmes Brothers, Newell Clark, Dr. David Dennard, Dr. Mary Beth Fitts, Dr. Valerie Ann Johnson, Joe Oppermann, Shawn Patch, Barbara Snowden, and Josi Ward.

David Ruffin was absent.

State Historic Preservation Office (HPO) staff attending: Ramona Bartos, Hannah Beckman-Black, Sharon Hope, Beth King, Amanda Langlois, Kelly Malloy, Michele McCabe, Emily Miller, Lauren Poole, Jeff Smith, Julie Smith, Rebecca Spanbauer, James Stephens, Megan Sullivan, Darin Waters, Mitch Wilds, and Sarah Woodard.

Guest attending: Kayla Halburg with Commonwealth Preservation Group, and Lillian Candela with Kraemer Design Group.

Chairperson Barbara Snowden called the meeting to order at 10:02 a.m. She welcomed everyone and asked committee members to introduce themselves and include a comment on their own preservation activities in their communities. Committee members reported their engagement as follows:

- Fred Belledin has been working on a project in Wilmington.
- David Bergstone has been spearheading an effort to save Sam The Dot Man's house in Winston-Salem.
- Tamara Holmes-Brothers discussed her work to support the documentation and nomination of the Broadell neighborhood in Fayetteville.
- Newell Clark has been working to create living spaces in downtown Lexington.
- Dr. David Dennard has rejoined the Greenville Historic Preservation Commission and is work on a preservation project in Greenville.
- Dr. Mary Beth Fitts reported on her work with a UNC graduate student to trace the university's early drainage system.
- Josie Ward is a member of the Buncombe Historic Preservation Commission, and she's been working toward converting a historic house to affordable housing.
- Shawn Patch continues his efforts to document slave cemeteries in Granville County.

- Joe Oppermann discussed his work on the Lone Pine Reservoir, which is the original reservoir for Biltmore Estate.
- Dr. Valerie Ann Johnson recently served as chair of Preservation North Carolina's board of directors, and she is excited about the coming Thomas Day Historic Site opening. She also made a connection with Mr. Patch regarding his work in Granville County.
- Barbara Snowden has been working on an 1857 jail preservation project, and she continues maintaining her own collection of historic resources.

The meeting continued with staff introductions, after which Ms. Snowden turned the meeting over to Dr. Darin Waters for his comments. He thanked the committee for their service and time. He also thanked staff for their efforts, and noted that HPO staff go the extra mile. He reported on planning for America 250 projects and celebrations, highlighted budgetary matters and specifically highlighted the HPO's budget requests for a digitization project. He concluded by reporting that he and Ramona Bartos will be traveling to Washington to meet with our state's Congressional delegation for their annual preservation briefing and to attend the National Conference of State Historic Preservation Officers' annual meeting.

Ms. Bartos introduced new members, Dr. Fitts and Mr. Clark. She thanked the committee, consultants, and constituents, and acknowledged HPO staff. She introduced James Stephens and Amanda Langlois in their new positions. She provided more information about the proposed digitization project for architectural survey records, and noted that the Division has asked management for four positions in HPO and OSA to be included in the upcoming state budget.

Ms. Snowden asked for committee members to acknowledge any conflicts of interest. None were stated.

She asked for additions or corrections to the October 2023 meeting minutes. Hearing none, Dr. Dennard made a motion to approve the minutes, and Mr. Clark seconded. The motion carried unanimously.

National Register Nominations

Sarah Woodard began the National Register presentations with the **Samuel and Jessie Childs House in Henderson County**. She located the house on a map and summarized the family's history and how they came to build a house in Henderson County. She

described the Craftsman style and how it was presented in southwestern North Carolina, specifically in Henderson County, and she provided information about the contractor and stone mason who worked on the house. The house is eligible under Criterion C in the area of architecture with a period of significance of 1923.

Julie Smith continued with the **Clinchfield Manufacturing Company Mill No. 2 in McDowell County**. Ms. Smith located the mill in Marion and presented the mill's history, placing it in the context of other mills in Marion. She used Sanborn Maps, historic photos, and current photos to describe the mill and its historic context. She described additions and changes over time. Clinchfield Manufacturing Company Mill No. 2 is eligible for listing in the Register under Criteria A and C in the areas of industry and architecture, with a period of significance spanning 1915 to 1974.

Ms. Snowden asked the committee for questions or comments. Dr. Fitts asked a question about mill houses and labor history.

Mr. Oppermann moved to recommend approval of the Childs House and Clinchfield Mill for National Register nomination. Dr. Dennard seconded the motion, and the committee's vote was unanimously in the affirmative.

Ms. Snowden asked if staff knows what percentage of mills have been brought forward to National Register listing, but staff does not have that information.

Jeff Smith presented **One Plaza Center in Guilford County in High Point**. He recognized Kayla Halburg as the consultant who prepared the nomination. He described the state of High Point's downtown in the mid-20th century, which prompted the city to apply for urban renewal funds. Mr. Smith described the building's history and presented interior and exterior photos and a floor plan. He also noted that Charlotte architect J. N. Pease had designed it. The building is eligible for listing under Criteria A and C in the areas of community planning and development and architecture, and its period of significance begins in 1970 and ends in 1974.

Ms. Ward asked about calling the building "Brutalist", and asked if Pease use that term. Ms. Halburg agreed that the building is both Modernist and Brutalist. Mr. Smith indicated that the HPO is open to a change in style. Mr. Patch noted that urban renewal spurred the creation of the National Register, and that now we're considering an urban renewal project for nomination.

Hannah Beckman-Black presented the **Warrenton Historic District Boundary Increase, Boundary Decrease, and Additional Documentation in Warren County**. She began by describing the original boundaries and the architecture within the original district. Ms. Beckman-Black presented clear graphics to outline the proposed boundary changes. She then described the additional documentation to expand the district's period of significance, followed by an examination of each boundary expansion and decrease area.

Mr. Bergstone asked a clarifying question about the presentation of statewide significance versus local significance and making that clear within the text.

Dr. Dennard asked about the historical significance of the boundary increase and how it addresses the lack of visibility of African American architecture in these areas. He notes that this question came up with the Enfield Historic District and about how that district did not in his opinion adequately address African American places in the community. Ms. Bartos, Ms. Woodard, and Ms. Beckman-Black addressed questions. Dr. Johnson noted that the history of African American resources is much deeper and wider than Civil Rights. Ms. Beckman-Black noted that this project was a cooperative effort with our office and the town of Warrenton.

Ms. Snowden called for a motion regarding both the One Plaza Center building and the updates to the Warrenton Historic District. Mr. Bergstone made a motion to approve recommendation of both proposals for nomination, and Dr. Johnson seconded the motion. It passed unanimously in favor, 10 to 0.

The committee took a short break.

Study List Presentations

The **Broadell Historic District in Cumberland County in Fayetteville** was the meeting's first Study List proposal, and consultant Lillian Candela presented her findings of an architectural survey of the neighborhood. Ms. Candela introduced herself and described how the project evolved and was funded. She described her firm's methodology and recognized collaboration with oral historic candidates, the city, the HPO, and Dr. Holmes Brothers. She used maps and photographs to provide a history of African Americans in Fayetteville. She presented a thorough history of the Broadell subdivision using images of historic documents and advertisements, in addition to using current photographs of the district. Ms. Candela described community engagement, oral history efforts, and assistance from the neighborhood watch group. The district is recommended for Study

Listing under Criterion A for community planning and development, education, and Ethnic Heritage, and Criterion C in the area of architecture. The period of significance begins in 1950 when the first house was constructed to 1978 when the neighborhood's last house was constructed.

Ms. Snowden asked if the Howard School, which opened in 1867, is still standing. Dr. Holmes-Brothers as a Fayetteville native responded that she did not think the original 1867 building is still standing.

Dr. Dennard recognized Dr. Holmes-Brothers as a resident of Broadell. Holmes-Brothers described herself as a product of that community and she described how she began to champion the project. She thanked staff for their help and described the community's reaction to the idea of National Register listing. She recognized Cynthia Leaks and Ms. Leaks' efforts to gain support for this project.

Dr. Johnson noted that this nomination highlights the middle-class experience.

Dennard shared that he had lived in Broadell in the 1980s when he first came to North Carolina to teach at Fayetteville State University, and he began raising his children there.

At 11:48, the committee took a break for lunch. They reconvened at 12:30.

Beth King presented the **Rhodhiss Mill in Burke County** for the Study List. She located the mill on a map and illustrated its position on the Catawba River. She outlined the mill's ownership and production history along with the developmental history of the complex. The complex originally included two mills (Rhodhiss and another mill that stood on the north side of the river) and mill housing on both sides of the river. She gave a tour of the mill using photographs of the exterior and interior, and she discussed the mill's use as a fallout shelter. Staff recommended Study Listing, the Rhodhiss Mill, and the period of significance would likely correspond to the years of operation to include significant mid-twentieth century uses and associations. Ms. King asked for questions. Dr. Dennard asked if North Carolina has a mill expert, and Ms. King suggested turning to our consultants who have done a lot of research.

Ms. King moved forward with **Willow Valley Cemetery in Iredell County**. She cited the cemetery's location in Mooresville and proceeded with a description of the cemetery's landscape, planned drives, and grave markers. She then highlighted National Register Bulletin 15, and cited the Register's requirements for Criteria Consideration D, which

allows listing of cemeteries in certain situations. Staff did **not** recommend Study Listing and she provided a detailed explanation of how and why the cemetery does not meet the National Register's standards. Mr. Bergstone asked about ownership, which Ms. King had not investigated.

Ms. Snowden asked for a motion on the Rhodhiss Mill and the Willow Valley Cemetery. Dr. Johnson made a motion to accept staff recommendations to recommend adding the Rhodhill Mill to the Study List and to not add the Willow Valley Cemetery to the Study List. Dr. Holmes-Brothers seconded the motion, and the motion carried unanimously.

Ms. Woodard then presented **an expansion to the North Durham-Duke Park Historic District in Durham County**. She began by explaining that the application initially proposed adding this building to a different district, but after some research, Ms. Woodard suggested to the applicant that the more logical expansion was to the North Durham-Duke Park Historic District. She used Sanborn maps to illustrate how the school was more connected to the areas to the immediate east and north, rather than to the Foster and Geer Streets National Register Historic District to the west. She then provided photographs of the exterior of the school and gave a history of school development at this location. She noted that pending interior photos, the school could be an individual candidate for listing. Staff recommended Study Listing this North Durham-Duke Park Historic District expansion.

She continued with the **Geer Cemetery, also in Durham County**. Ms. Woodard located the cemetery on a map of Durham, showed a historic plat of the area in question, and then presented a developmental history of the cemetery. She showed photos of the cemetery and described the types of people who are buried there. She concluded by noting that the National Park Service had already given a preliminary determination of eligibility and stated that the cemetery is eligible under Criterion A, satisfying Criteria Consideration D. That determination was made because the cemetery received an Emergency Supplemental Historic Preservation Fund grant. The committee had no questions.

Ms. Woodard's next presentation was the **Barnes Garage and Shops in Johnston County**. She presented a map and aerial photos to orient the viewers. She then provided a history of Walter Barnes and his history with this garage. Mr. Barnes added a cucumber market, a beauty parlor, and barber shop to his garage, and hosted baseball games on land behind the shop. Staff recommended adding the Barnes Garage and Shops to the Study List for its association with Black history and commerce. Staff did note the deterioration of the buildings and acknowledged that continued deterioration will effect integrity. Mr. Patch asked about the potential for roof repairs. Ms. Woodard reported on the applicant's

interests in history and stated that she would communicate concerns about deterioration back to the applicant.

Julie Smith moved forward with the **Johnston Building in Mecklenburg County in Charlotte**. She began her presentation with maps to locate the building in uptown Charlotte. Ms. Smith then provided a brief background history of Charlotte's development, and noted the number of historic commercial buildings that have been lost to development. She presented the history of the building along with a tour of the exterior and interior of the building. Staff recommended listing the Johnston Building for its association with commerce and architecture.

Ms. Smith presented the **Roseboro Historic District in Sampson County**. She located the town on a map and outlined the proposed district. She presented a large number of historic photos and described the town's architecture and history. She used Sanborn maps and modern aerial imagery to illustrate the town's evolution. Staff recommended Study Listing. Mr. Clark asked about the park in the town, which is located in place of the railroad corridor. Dr. Johnson asked about consideration of African American businesses. Ms. Smith noted that the town has received a grant specifically targeting the downtown commercial buildings. Dr. Johnson reminded staff that Black people were involved in commerce, too. A general discussion about resources in Roseboro ensued. The district does include a building believed to be associated with African American history, and staff had asked the local citizens about Black resources in town.

Mr. Smith began the final presentation with the **Pine Forest Cemetery in New Hanover County in Wilmington**. He began by presenting the cemetery entrance gates and then located it on map, noting that other cemeteries existed in the area. Pine Forest is a historically Black cemetery; adjacent cemeteries are historically white. He presented photos, descriptions, and history of the cemetery. Staff recommended listing on the Study List because the cemetery is a good candidate for National Register listing under Criterion A in the area of Black ethnic history and social history, and under Criterion C as a planned landscape rooted in the Rural Cemetery Movement. The period of significance would probably begin with the earliest burials in 1860. He acknowledged that most cemeteries are not eligible for the Register, but he noted that this cemetery would meet Criteria Consideration D for its association with African American history and its planned design. Ms. Snowden asked about the wooden markers, thought to be replacements, and Dr. Johnson asked about any United States Colored Troops (USCT) buried there. Mr. Smith did not know specifically about USCT burials, but he did list a number of influential and prominent African Americans who are buried here.

Ms. Snowden asked for a motion regarding the North Durham-Duke Park Historic District Expansion, Geer Cemetery, Barnes Garage and Shops, Johnston Building, Roseboro Historic District, and Pine Forest Cemetery. Mr. Clark moved to recommend adding all these resources to the Study List, and Dr. Dennard seconded the motion. It passed unanimously, 10 to 0.

Snowden thanked the committee and staff along with Matt Zeher for their efforts, and she thanked Sharon Hope for food and for securing parking passes. With no further business, the meeting adjourned at 1:50 p.m.

NATIONAL REGISTER ADVISORY COMMITTEE MEETING

February 8, 2024
10:00 am to 4:00 pm

Location: Archives and History Building, 109 East Jones Street, Raleigh
3rd Floor Conference Room (#308)

The public may attend in-person or view the meeting on YouTube via livestream.

<https://youtube.com/live/czTZxTn45Ew?feature=share>

NATIONAL REGISTER AND STUDY LIST AGENDA

COUNTY	PROPERTY/LOCATION	PRESENTER
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NATIONAL REGISTER NOMINATIONS

SURVEY AND NATIONAL REGISTER BRANCH

Western Region

Henderson County	Samuel James and Jessie McCune Childs House Hendersonville vicinity	Sarah Woodard
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McDowell County	Clinchfield Manufacturing Company Mill No. 2 Marion	Julie Smith
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Central and Southeastern Regions

Guilford County	One Plaza Center High Point	Jeff Smith
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Warren County	Warrenton Historic District (Additional Documentation, Boundary Increase, Boundary Decrease) Warrenton	Hannah Beckman-Black
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STUDY LIST APPLICATIONS

SURVEY AND NATIONAL REGISTER BRANCH

SURVEY PROJECTS

Cumberland	Broadell Neighborhood Historic District Fayetteville	Kramer Design Group
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STUDY LIST APPLICATIONS***Western Region***

Burke County	Rhodhiss Mill Rhodhiss	Beth King
Iredell County	Willow Valley Cemetery Mooresville	Beth King

Central and Southeastern Regions

Durham County	Foster and West Geer Streets Historic District (Proposed Boundary Increase) Durham	Sarah Woodard
Durham County	Geer Cemetery Durham	Sarah Woodard
Johnston County	Barnes Garage Middlesex	Sarah Woodard
Mecklenburg County	Johnston Building Charlotte	Julie Smith
Sampson County	Roseboro Historic Downtown District Roseboro	Julie Smith
Stanly County	Stanly County Training School Albemarle	Julie Smith
New Hanover County	Pine Forest Cemetery Wilmington	Jeff Smith