



NEW HAMPSHIRE DIVISION OF HISTORICAL RESOURCES

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November 20, 2012

Russell Stevenson
A.D. Marble & Company
375 East Elm Street, Suite 200
Conshohocken, PA 19428

Re: ACOE, RPR 3291

Dear Mr. Stevenson;

Thank you for submitting a revised area form for area listed below. As requested, the Division of Historical Resources' Determination of Eligibility Committee has reviewed the *DHR Area Form* prepared by your team; based on the information available, the DOE Committee's evaluation of National Register eligibility is:

TOWN/CITY	AREA	DETERMINATION
Antrim	Antrim Center Historic District, ANT-AC	Eligible

A copy of the DHR evaluation form is attached for your use. The inventory data and the evaluation will also be added to the statewide survey database for historic properties in New Hampshire.

Please contact Mary Kate Ryan at 271-6435 or MaryKate.Ryan@dcr.nh.gov if you have questions.

Sincerely,

Christina St. Louis
Program Specialist

Enclosure

cc: Elizabeth Muzzey, Director / State Historic Preservation Officer
ACOE
NH DES
Site Evaluation Committee
Drew Kenworthy, Antrim Wind Energy



NH Division of Historical Resources
Determination of Eligibility (DOE)

Date received: July 5, 2012; Sept. 4, 2012 Inventory #: ANT-AC

Date of group review: July 18, 2012; Sept. 12, 2012 Area: Antrim Center Historic District

DHR staff: Laura Black

Property Name: Antrim Center Historic District Town/City: Antrim

Address: Around the intersection of Meetinghouse Hill Road and Clinton Road. County: Hillsborough

Reviewed for: R&C PTI NR SR Survey Other
Agency, if appropriate: ACOE

Individual Properties

NR SR
 Not evaluated for individual eligibility
 Eligible
 Eligible, also in district
 Eligible, in district
 Not eligible
 Incomplete information or evaluation

Districts

NR SR
 Not evaluated @ district
 Eligible
 Not eligible
 Incomplete information or evaluation

Integrity: ALL ASPECTS Location Design Setting Materials
 Workmanship Feeling Association

Criteria: A. Event B. Person C. Architecture/Engineering
 D. Archaeology E. Exception

Level: Local State National

IF THIS PROPERTY IS REVIEWED IN THE FUTURE, ADDITIONAL DOCUMENTATION IS NEEDED.

STATEMENT OF SIGNIFICANCE:

September 12, 2012 DOE:

Antrim Center is "eligible for listing in the National Register under Criterion A. The village is associated with community planning and development trends as a nineteenth-century village that served as the second town center of Antrim, from approximately 1830, when the meetinghouse was moved from the first settlement to the foot of Meetinghouse Hill, until 1894, when a new town hall was constructed in Antrim South. Antrim Center contains a notable collection of buildings that reflect development over time, from the nineteenth century through the early twentieth century. The buildings reflect the continual growth and stability of the community from its establishment ca. 1820 through the early twentieth century. As the center of government and politics in Antrim from approximately 1830 to 1894, Antrim Center includes a residential community that developed at the base of Meetinghouse Hill in direct response to the growth of the agricultural and political importance of Antrim."

Antrim Center is also eligible under Criterion C, as "a notable collection of buildings and sites that reflects distinct styles, types, forms, and periods of construction from the nineteenth to the early twentieth centuries . . . Character-defining features of Antrim Center include the range of nineteenth-century and early twentieth-century building types, which include dwellings, public and institutional buildings, and sites. Antrim Center retains its location and proximity to the original road through Antrim that was rerouted around Meetinghouse Hill in the 1820s. In addition, the setting of Antrim Center, on a rise at the base of Meetinghouse Hill, is important because of the numerous summer tourists that were drawn to the village due to its scenic views and vistas."

ENTERED INTO DATABASE

ACREAGE: Approx. 88 acres

PERIOD OF SIGNIFICANCE: TBD
AREA OF SIGNIFICANCE: Community development, architecture
BOUNDARY: TBD
SURVEYOR: Russell Stevenson, A.D. Marble & Company

FOLLOW-UP: Notify appropriate parties. Additional information received and approved 12 November 2012

Sept. 12, 2012 DOE:

- Clarify the Period of Significance to reflect the construction dates of resources that the form includes as significant contributing elements but fall outside of the consultant's chosen PoS between 1820 and 1900.
- Revise the National Register boundary to form an appropriate contiguous district. If there has always been undeveloped land between the intersection at the center of the village and the cluster of buildings south of the intersection then wouldn't that undeveloped land be a character defining feature of the village's setting?
- Revise graphics accordingly.

July 5, 2012 DOE:

General

- Sketch maps need to show all structures, buildings, sites, landscapes, roads, and natural features. Properties should be labeled (which will require showing street addresses and/or property tax map lots) and contributing status shown visually. If the district is found eligible, the National Register boundary should be shown.
- Geographic or other landmarks that are mentioned as points of reference (such as Meetinghouse Hill or the kids' camp) should be labeled on some map included in the form.
- The overall histories for all the area forms provide too much information for Antrim town, even when the context does not specifically relate to the area. History specific to the district should be better marked/developed and supplied for EACH of the relevant contexts, with information for contexts not relevant (e.g. tourism for Clinton Village) removed.
- When historic maps are heavily used as a basis for determinations of significance, they should be included where possible.
- In descriptions, language should be used carefully. "Replacement" materials added within the historic period should be called out differently, as non-original materials may be historic in their own right.
- Integrity needs to be assessed on a district level, rather than just for individual properties, following NR bulletin 15, including the information on form and massing underneath changed exterior materials. An understanding of district character defining features and relationships, as well as significance, need to be part of that analysis.

Specific

- Surveying completely from the public right of way results in inventory holes, often sizable holes. If you know nothing about a property how can you justify including it within a historic district or justify the appropriateness of a historic district boundary? It is very rare that access to a property is completely restricted. A simple knock-on-the-door-and-introduction will allow you the opportunity to take a few notes and photographs.
- The form includes a lot of inconsistent information. Some are very specific, such as many switches between ca. 1900 and ca. 1940 as an end date for a Period of Significance. Others are less specific, but inconsistent nonetheless, appearing to result from changes in the consultant's understanding of property history or analysis that don't get revised in earlier sections of the form. Make sure that the information provided or arguments made are consistent throughout the whole form.
- As a clear understanding of what types of buildings existed and are still extant in Antrim Center is necessary to determine the village's eligibility as a district, it is important to do whatever field or deed research is needed to confirm whether the property at 217 Clinton Road is the original school. The assumption should not be left as a "suspicion" for the reader to determine at a later date. This is also an example of inconsistent language that makes the form's arguments less defensible. The architectural description of the property leaves the identity of the building in question, however the Statement of Significance states, "as evidenced through the conversion of the former schoolhouse at 217 Clinton Road in to a dwelling."
- The form includes language that can be misleading to the reader, such as calling 1832 windows "replacement" windows. While they might have replaced original windows in the Grange building the nomenclature of "replacement" conveys that they are modern and/or a hit on integrity. This similarly applies to the use of the term "addition." If these alterations were done during the historic period they would be part of the historic evolution of the property. This should be very clear in reading the form.
- It is unclear from the comparative statement just what is/remains of North Branch village and what is Flint Estate. It's not clear how it/they are comparable to Antrim Center. What is the comparison to Antrim South?
- The Antrim Congregational Church was determined National and State Register eligible. Remove the word "potentially." Note that the resource number is ANT0005 not ANT005.
- The consultants' arguments regarding eligibility need to be clarified. In their current form the consultant's argument for eligibility under Criterion C seems to be more appropriate as an argument for eligibility under Criterion A, or A and C, and the argument against eligibility under Criterion A seems to be contradicted in the Integrity statement.
- Determine appropriate Period of Significance based upon the history of the village of Antrim Center.
- The boundary description/justification should clarify how the resources that are "geographically close and within the line of site [sic] of the village center" are historically associated with Antrim Center and included, and why "adjacent parcels of vacant land were not included" since farms were called out as part of the history of the village and included otherwise. What is different about these lands?

Final DOE approved by:

