

**Historic Context of Commercial and
Industrial Architectural Resources
within the Southern Albemarle Rural
Historic District, Albemarle County,
Virginia**



Prepared for:

Dominion Energy Virginia
Attention: Amanda Mayhew
10900 Nuckols Road, 4th Floor
Glen Allen VA 23060
(804) 771-6145

Prepared by:

Sandra DeChard
Senior Architectural Historian

Donald Sadler
Project Archaeologist

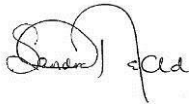
and

Ellen Brady
Senior Principal Investigator

Stantec Consulting Services Inc.
1011 Boulder Springs Drive, Suite 225
Richmond VA 23225
(804) 267-3474

June 14, 2019

This document entitled *Historic Context of Commercial and Industrial Architectural Resources within the Southern Albemarle Rural Historic District, Albemarle County, Virginia* was prepared by Stantec Consulting Services Inc. ("Stantec") for the account of Dominion Energy Virginia (the "Client"). Any reliance on this document by any third party is strictly prohibited. The material in it reflects Stantec's professional judgment in light of the scope, schedule and other limitations stated in the document and in the contract between Stantec and the Client. The opinions in the document are based on conditions and information existing at the time the document was published and do not take into account any subsequent changes. In preparing the document, Stantec did not verify information supplied to it by others. Any use which a third party makes of this document is the responsibility of such third party. Such third party agrees that Stantec shall not be responsible for costs or damages of any kind, if any, suffered by it or any other third party as a result of decisions made or actions taken based on this document.



Prepared by _____

(signature)

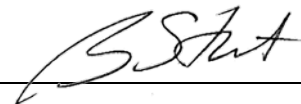
Sandra DeChard, Senior Architectural Historian



Prepared by _____

(signature)

Donald Sadler, Project Archaeologist



Reviewed by _____

(signature)

Brynn Stewart, Senior Principal Investigator



Approved by _____

(signature)

Ellen Brady, Cultural Resources Practice Leader

Executive Summary

From May 26 to August 15, 2016, Stantec Consulting Services Inc. (Stantec) conducted a Phase I cultural resources survey of approximately 32.7 miles associated with the proposed Doods to Cunningham 500 kV transmission line project in Augusta, Albemarle, and Fluvanna Counties, Virginia. The project includes the wreck and rebuild of existing structures in existing right-of-way (ROW) from the existing Doods substation to the existing Cunningham substation. The report, entitled *Phase I Cultural Resources Survey, Proposed Dominion Virginia Power Doods to Cunningham 500 kV Transmission Line Rebuild Project, Augusta, Albemarle and Fluvanna Counties, Virginia* (Virginia Department of Historic Resources [VDHR] File No. 2015-1105), was submitted to the VDHR for review and comments were received on January 24, 2017. Upon review of the document, VDHR determined that the proposed transmission line improvements would have a moderate visual impact to the Southern Albemarle Rural Historic District within the survey area. As a result, Stantec, on behalf of Dominion Energy Virginia (Dominion Energy), proposed a community-based mitigation option to offset the moderate visual impact determination to the Southern Albemarle Rural Historic District from the proposed transmission line rebuild project.

Stantec, with consideration from Dominion Energy, proposed a study of the late nineteenth (1880) through mid-twentieth century (1955) commercial and industrial development of the Southern Albemarle Rural Historic District as these resources are lesser known historically within the district. The date range for the study was determined by the Period of Significance of the historic district. VDHR requested a Scope of Services for the project, which was submitted for review. Per an email dated July 21, 2017, VDHR approved the “proposed mitigation measures [for the Southern Albemarle Rural Historic District as] reasonable and proportionate” for the level of adverse visual effects from the proposed Cunningham-Doods 500 kV transmission line rebuild project.

The commercial resources discussed within this historic context illustrate the evolution of retail establishments within the Southern Albemarle Rural Historic District from circa 1880 to 1955. The earliest stores provided a wide variety of provisions to the surrounding community, often purchased on buying trips to larger cities or taken in trade from local farmers. The stores varied in size depending on location and were designed to best present the merchandise, as well as prevent loss. Commercial buildings in the late nineteenth century and into the early decades of the twentieth century were often located at intersections and/or along major transportation routes. Most were small one-story frame buildings with front gable roofs, three bays on the façade with entry in the center bay flanked by windows. Several examples illustrate windows utilized for the display of merchandise. Some examples of two-story commercial buildings were outfitted with residential space on the upper floor. This served as domestic space for the shop keeper and provided an additional level of security. To accommodate the increase and popularity of the automobile as a mode of transportation, most of these stores added fuel pumps. The addition or construction of small service garages was also common. By the later 1940s through 1955 (the end date of the study) store construction had transitioned from frame to concrete block, presumably a less costly building material. The residential component had also disappeared. The retail spaces phased out the general provisions as more people has access to larger commercial establishments in nearby towns and cities; however, the stores did provide snacks and fuel for tourists and became the precursor to today’s convenience stores.

Table of Contents

EXECUTIVE SUMMARY	I
ABBREVIATIONS.....	VI
1.0 INTRODUCTION	1.1
2.0 STUDY METHODOLOGY.....	2.1
3.0 HISTORIC CONTEXT	3.1
3.1 MILLS IN THE RURAL SOUTH.....	3.1
3.2 MILLS IN VIRGINIA.....	3.2
3.3 MILLS IN ALBEMARLE COUNTY	3.4
3.4 THE RURAL COUNTRY STORE	3.5
3.5 THE RURAL COUNTRY STORE IN VIRGINIA.....	3.7
3.6 THE RURAL COUNTRY STORE IN ALBEMARLE COUNTY	3.11
3.7 QUARRIES - OVERVIEW	3.12
3.8 QUARRIES IN VIRGINIA.....	3.13
3.9 QUARRIES IN ALBEMARLE COUNTY	3.15
4.0 COMMERCIAL AND INDUSTRIAL RESOURCES	4.1
4.1 LATE NINETEENTH CENTURY STORES (1880–1899).....	4.3
4.1.1 Howardsville Store and Post Office (c. 1880; VDHR #002-0207/002-5045-0482; Demolished).....	4.3
4.1.2 Hattons Stores (c. 1880; VDHR #002-0773/#002-5045-1431)	4.7
4.1.3 Powell's Store (c. 1880; VDHR #002-5045-0184).....	4.7
4.1.4 Cool Springs Farm (Store) (c. 1890; VDHR #002-0435/#002-5045-0851)	4.8
4.1.5 Sinclair Store (c. 1895; VDHR #002-0554/#002-5045-0168).....	4.10
4.2 EARLY TWENTIETH CENTURY STORES (1900–1930)	4.11
4.2.1 Store (c. 1900; VDHR #002-0414/002-5045-0186).....	4.12
4.2.2 Store (c. 1900; VDHR #002-0420/#002-5045-0183)	4.13
4.2.3 Steed's Store (c. 1910; VDHR #002-0407/002-5045-0457).....	4.14
4.2.4 Old Dominion Store (c. 1920; VDHR #002-5045-0900)	4.16
4.2.5 Harris Store(?) (c. 1920; VDHR #002-5045-0880).....	4.17
4.2.6 LeRoy Thomas Senior's Store (c. 1930; VDHR #002-5045-0804)	4.18
4.2.7 Commercial Buildings (c. 1930; VDHR #002-5045-1349)	4.19
4.2.8 Pace's Store/Esmont Gas Station (c. 1930; VDHR #002-0433/002-5045-1125).....	4.21
4.2.9 Store (c. 1930; VDHR #002-5045-0064).....	4.22
4.2.10 Colle Service Station (c. 1930; VDHR #002-0834/002-5045-0218)	4.23
4.3 MID-TWENTIETH CENTURY STORES (1931-1955)	4.24
4.3.1 Charles Thompson Store (c. 1940; VDHR #002-0858/002-5045-0431; Demolished)	4.25
4.3.2 Woodridge Market (c. 1940; VDHR #002-5045-0562)	4.26

4.3.3	Service Garage (c. 1940; VDHR #002-5045-1285).....	4.27
4.3.4	Commercial Building (c. 1940; VDHR #002-5045-0922).....	4.28
4.3.5	Commercial Building (c. 1940; VDHR #002-5045-0921).....	4.29
4.3.6	Wayne's Country Store (c. 1950; VDHR #002-5045-0505)	4.30
4.3.7	Rolling Road County Store/Gas Station (c. 1950; VDHR #002-5045-0547).....	4.31
4.3.8	Service Garage/Gas Station (c. 1950; VDHR #002-5045-0919).....	4.32
4.3.9	Commercial Building (c. 1955; VDHR #002-5045-1302).....	4.33
5.0	SUMMARY AND CONCLUSIONS.....	5.1
6.0	REFERENCES.....	6.1

LIST OF TABLES

Table 1.	Commercial and Industrial Resources within the Southern Albemarle Rural Historic District.....	4.1
----------	--	-----

LIST OF FIGURES

Figure 1.	Location of Mills, Stores, and Quarries within the Southern Albemarle Rural Historic District prior to 1880.	3.1
Figure 2.	Distribution of Commercial and Industrial Resources within the Southern Albemarle Rural Historic District.	4.4
Figure 3.	Distribution of Commercial and Industrial Resources within the Southern Albemarle Rural Historic District.	4.5
Figure 4.	Howardsville Store and Post Office (VDHR #002-0207/#002-5045-0482) (Photograph taken by Ed Chappell).....	4.6
Figure 5.	Hatton Store (VDHR #002-0773/#002-5045-1431), 10092 Hatton Ferry Road.....	4.7
Figure 6.	Powell's Store (VDHR #002-5045-0184), 2455 Plank Road.	4.8
Figure 7.	Cool Springs Farm/Dawson's Mill Farm Store (VDHR #002-0435/#002-5045-0851) (Photographer Unknown).....	4.9
Figure 8.	Sinclair Store (VDHR #002-0554/002-5045-0168), 3015 Scottsville Road.	4.10
Figure 9.	Detail of Massie's A new and historical map of Albemarle County, Virginia (Virginia School Company, 1907; Not to Scale).....	4.11
Figure 10.	Store (VDHR #002-0414/002-5045-0186), 1418 Plank Road.	4.12
Figure 11.	Store (VDHR #002-0420/002-5045-0183), 5192 Secretary's Sand Road.	4.13
Figure 12.	Detail of Massie's A new and historical map of Albemarle County, Virginia (Virginia School Company, 1907; Not to Scale).....	4.14
Figure 13.	Steed's Store (VDHR #002-0407/002-5045-0457), 7502 Esmont Road.	4.15
Figure 14.	View of Esmont Depicting Steed's Store (Far Right; Photographer Unknown; Photograph located at the Esmont Post Office)	4.15
Figure 15.	Old Dominion Store (VDHR #002-5045-0900), 5053 Green Creek Road.	4.16
Figure 16.	Store (VDHR #002-5045-0880), 3926 Irish Road.	4.17
Figure 17.	Leroy Thomas Sr. Store (VDHR #002-5045-0804), 7569 Porters Road.....	4.18
Figure 18.	Store (VDHR #002-5045-1349), 3706 Irish Road.	4.19

Figure 19. Store (VDHR #002-5045-1349), 3706 Irish Road.	4.20
Figure 20. Pace's Store/Esmont Gas Station (VDHR #002-0433/002-5045-1125), 3127 Paces Store Road.	4.21
Figure 21. Store (VDHR #002-5045-0064), 2760 Plank Road.	4.22
Figure 22. Colle Service Station (VDHR #002-0834/002-5045-0218), 1330 Thomas Jefferson Parkway.	4.23
Figure 23. Charles Thompson Store (VDHR #002/0858/#002-5045-0431), 2941 Rolling Road (Photograph taken by Jeffrey O'Dell).	4.25
Figure 24. Store (VDHR #002-5045-0562), 4951 Rolling Road.	4.26
Figure 25. Service Garage (VDHR #002-5045-1285), 8173 Scottsville Road.	4.27
Figure 26. Commercial Building (VDHR #002-5045-0922), 4963 Irish Road.	4.28
Figure 27. Commercial Building (VDHR #002-5045-0921), 4983 Irish Road.	4.29
Figure 28. Wayne's Country Store (c. 1950; VDHR #002-5045-0505). 3591 Scottsville Road.	4.30
Figure 29. Store (VDHR #002-5045-0547), 3937 Rolling Road.	4.31
Figure 30. Service Station (VDHR #002-5045-0919), 5550 Irish Road.	4.32
Figure 31. Commercial Building (VDHR #002-5045-1302), 932 Valley Street.	4.33

Abbreviations

Dominion Energy	Dominion Energy Virginia
GIS	Geographic Information System
NHPA	National Historic Preservation Act
NRHP	National Register of Historic Places
ROW	Right-of-Way
Stantec	Stantec Consulting Services, Inc.
USDI	United States Department of the Interior
V-CRIS	Virginia Cultural Resources Information System
VDHR	Virginia Department of Historic Resources

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

1.0 INTRODUCTION

From May 26 to August 15, 2016, Stantec Consulting Services Inc. (Stantec) conducted a Phase I cultural resources survey of approximately 32.7 miles associated with the proposed Doods to Cunningham 500 kV transmission line project in Augusta, Albemarle, and Fluvanna Counties, Virginia. The project included the wreck and rebuild of existing structures in existing right-of-way (ROW) from the existing Doods substation to the existing Cunningham substation. The report, entitled *Phase I Cultural Resources Survey, Proposed Dominion Virginia Power Doods to Cunningham 500 kV Transmission Line Rebuild Project, Augusta, Albemarle and Fluvanna Counties, Virginia* (Virginia Department of Historic Resources [VDHR] File No. 2015-1105), was submitted to the VDHR for review. Upon review of the document, VDHR determined that the proposed transmission line improvements would have a moderate visual impact to the contributing resources of the Southern Albemarle Rural Historic District (VDHR #002-5045) within the survey area. As a result, Stantec, on behalf of Dominion Energy Virginia (Dominion Energy), proposed a community-based mitigation option to offset the moderate visual impact determination to the Southern Albemarle Rural Historic District from the proposed transmission line rebuild project.

Stantec, with consideration from Dominion Energy, proposed a study of the late nineteenth (1880) through mid-twentieth century (1955) commercial and industrial development of the Southern Albemarle Rural Historic District as these resources are lesser known historically within the district. The date range for the study was determined by the earliest surviving commercial building (c. 1880) and the end date of the Period of Significance of the historic district (1955). VDHR requested a Scope of Services for the project, which was submitted for review. Upon review of the scope and per an email dated July 21, 2017, VDHR approved the “proposed mitigation measures [for the Southern Albemarle Rural Historic District as] reasonable and proportionate” for the level of adverse visual effects from the proposed Cunningham-Doods 500 kV transmission line rebuild project.

Senior Principal Investigator Ellen M. Brady oversaw the project. Senior Architectural Historian Sandra DeChard and Project Archaeologist Donald Sadler co-authored the report. Photographs for the study were taken by Jody Kutzler, Architectural History Technician under the supervision of Ms. DeChard. GIS Technician Elise Ljiko prepared the report graphics and project maps. Copies of all correspondence and historical research materials are on file at Stantec’s office in Richmond, Virginia.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

2.0 STUDY METHODOLOGY

The 41 commercial and industrial buildings chosen for this study are located within the Southern Albemarle Rural Historic District (VDHR #002-5045) boundary and constructed between c. 1880 and 1955. All the buildings were previously surveyed as part of the 2007 National Register of Historic Places (NRHP) district's nomination and represent the commercial and industrial development of this region of Albemarle County. Prior to the final selection of the resources utilized as architectural examples for the historic context, a database search of the Virginia Cultural Resources Information System (V-CRIS) was conducted to determine all the commercial and industrial resources located within the Southern Albemarle Rural Historic District. The resources were then narrowed down using defined selection criteria, mainly by construction date and function category. The resources selected needed to be constructed within the defined date range of the study (1880 to 1955), which was based on the earliest surviving commercial building located within the district, and the ending date of the district's Period of Significance. The resources also needed to historically serve a commercial and/or industrial function. As mills and taverns within the historic district pre-date the earliest commercial building, and the approved beginning date of the study, and are typically well studied as a building type, these resources were excluded from the current study. Additionally, all the quarries within the district were not accessible and therefore examples of associated buildings were not possible. The historic context, however, describes the development of this type of resource.

The accessible resources included in the historic context illustrate early commercial development as a basis for the latter nineteenth century non-residential development of Albemarle County, specifically within the Southern Albemarle Rural Historic District. Several commercial buildings within the defined date range have been excluded from the study as the resources have been extensively altered or are ruinous and do not provide tangible evidence of their historical development. Where current photographs were unable to be taken due to inaccessibility or demolition of the resource, previous survey photographs were utilized from VDHR site files when possible.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

3.0 HISTORIC CONTEXT

In order to understand the development of each commercial and industrial resource selected for this study (c. 1880 to 1955), a historical context of the associated industry and commercial businesses was developed and included mills in operation prior to the late nineteenth century as well as the development of rural stores and the quarry industry within the Period of Significance of the Southern Albemarle Rural Historic District (VDHR #002-5045). As presented below, the context provides the general development of mills, some of the earliest industry and the precursor to later commercial enterprises, in the rural south, the State of Virginia and in Albemarle County specifically. The context for rural stores is divided into an overview of the development of this type of resource and then focuses on rural stores in Virginia and Albemarle County. The main industry addressed within this document is stone and mineral quarries, of which Albemarle County had a number in operation. Similar to the rural stores, context for the quarries includes an overview of the industry, the development of the quarry industry in Virginia, and development of the industry in Albemarle County in particular. These commercial enterprises existed prior to the Period of Significance of the district (1880) and for the purposes of the historic context, are depicted on the 1875 *Map of Albemarle County, Virginia* to illustrate the distribution of mills, quarries, and stores within the Scottsville District of the county. Of the resources depicted on the maps, mills outnumbered both quarries and stores (see Figure 1).

3.1 Mills in the Rural South

For the early settlers of the American colonies the immediate requirements of life were food, shelter, and clothing. In their birthplaces the colonizers had been accustomed to seeking the services of various kinds of mills to satisfy these needs. Water and wind-powered gristmills ground flour for bread and feed for animals. Sawmills supplied lumber for building. Fulling mills worked woolen homespun into a wearable fabric, and iron furnaces supplied all-important metal for innumerable uses. Among the immigrants to the New World were many people skilled in milling. They brought with them a technology evolved over centuries. Since the population of colonial America was small and labor in short supply, most communities were anxious to attract men skilled in the technology of mill building to provide their citizens with work saving machineries (Zimiles and Zimiles 1973).

Millers were granted free land and guaranteed water rights, and free labor was provided to help build early mills. Laws were passed eliminating competition by providing that only one mill could be built within a given area, further ensuring a lucrative enterprise. These enticements did not go unnoticed. Mills were set up on the many streams, brooks, and rivers that abounded, and villages formed around them. Only extremely small villages would not have had a mill, and usually it was an established mill that brought initial settlement to an area. In most cases the choice of a mill site depended on the existence of a head of water strong enough to turn a water wheel. In the flatlands along the coast where streams ran sluggishly, dams were needed to catch the rising tide and help run a mill part time. Wind power was likely to be more satisfactory in those areas. Water mill power flowed from the same direction and the miller could usually control the amount of it. Primitive mills in the backcountry where streams ran steeply often took power from the natural fall of water causing the miller to have to adjust with simple turbines or flutter

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

wheels. But the heart of the gristmill was its grinding stone, and the miller had to shut down occasionally to recut the dulled grooves in the working surfaces of his millstones (Tunis 1965).

When grain arrived at the mills by cart or wagon, laborers had to hook a rope to it and haul it to the top floor of the mill. Most small mills had only a single pulley for this task, though a windlass could be rigged using the waterpower from the wheel. Customers who brought their own grain to be milled usually waited in long lines on busy days to get their order (Tunis 1965). The miller, or millwright, had to be skilled in many areas: carpentry, architecture, engineering, basic mechanics, and hydraulics. Simple mechanical principles such as gearing, the lever, the inclined plane, the wedge, the screw, the pulley and cord, and the crank were all involved in the structure of the machinery of mills. Early books on the workings and operations of mills were in existence by the late eighteenth century (Zimiles and Zimiles 1973). A mill's proper location was essential. The river or stream to be used for power required upkeep throughout the year to ensure a continuous flow of water. The best sites were those where no logging or cultivation had taken place, preferably forests with natural canopy and wind break. This prevented the sun or wind from melting and evaporating rain and snow too quickly. The earth, dried leaves, and roots, all acted as sponges to soak up the water and release it slowly. This ability to retain water prevented flashfloods after heavy downpours and dry streams after periods of drought.

Mills were not only practical places of industry, they were also gathering places, much like the country store and post office. Almost every man at some point stopped at the country mill to have his grain ground, his wood sawed, or some other task performed. Mills became centers of gossip and information. The miller was naturally the key person around which this activity centered, much like the merchant came to be in the community store. Community gathering at the mill resulted in millers being seen as important figures in country society, placing them in the position of advisor. Because a miller's income came from numerous sources and everyone required his services, he prospered, taking pay in barter, money, toll, or a certain percentage of the mill grain itself. The miller's prosperity led to him diversifying into other activities such as moneylending and trading. Given this accumulation of skills, wealth, and influence, he often became engaged in politics (Zimiles and Zimiles 1973). By 1880, mills were as plentiful as churches, and clearly engrained within their communities as places of commerce, trade, and public interaction.

3.2 Mills in Virginia

Mills represented a substantial investment of capital, and this initial cost determined the pattern of mill ownership in Virginia. The majority of the Virginia colony's early mills were built on plantations, either by affluent colonial officials or by groups of neighboring planters. Most of these initial mills, if not all of them, were built principally to grind the owner's produce. Since few but the very largest plantations could keep a mill busy at grinding home-grown grain, most plantation mills also ground for neighboring farmers. A mill formerly owned by John Robinson, speaker of the House of Burgesses, earned enough income in this fashion to feed a "family" of nearly sixty persons, plus several horses. It was out of this combination plantation-custom type of mill that the merchant mill finally developed in Virginia. Such merchant mills were usually connected with a plantation. Advertisements for the lease or sale of other farm property repeatedly contained the phrase "convenient to church and mills." The first William Byrd was well ahead of his fellow planters in developing milling as a business. In 1685, Byrd constructed two water grist mills

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

at the falls of the James River. In 1769, George Washington rebuilt his mill on Dogue Run near Mount Vernon. He installed a pair of French burr stones to grind the export flour, while a pair of Cologne stones did the country work and ground Washington's own crops. "The whole of my Force," Washington wrote in 1774, "is in a manner confined to the growth of Wheat and Manufacturing of it into Flour" (Carzo 1985). Some of the wheat Washington planned to sell in London. He did ship some flour directly to the West Indies but disposed of most of his product through merchants in Norfolk and Alexandria (Ford 1958). Robert Carter, probably Virginia's wealthiest planter-businessman at the time, had been experimenting with other crops on his tobacco-exhausted acreage and had selected wheat as the best substitute for the "Imperial weed" (Carzo 1985).

By 1772, Carter was buying wheat in 8,000- and 10,000-bushel lots to grind in his mill near Nomini Hall. This mill would be the twenty-fourth within 12 miles on the Virginia side of the Potomac River, an area that included no towns. Carter's "new mill," completed in 1773, had a capacity of 25,000 bushels a year. The mill was successful from the start, with the onset of the American Revolution adding to its importance and its business. For several months in 1780, the mill worked eighteen hours a day grinding for the state, and Carter received six bushels of corn a day in toll. After 1785, however, Carter found it unprofitable to work the mill himself, and leased it to other operatives (Ford 1958). Washington, Carter, and other Virginia merchant millers felt the loss of West Indian markets after the Revolution but milling continued to prosper into the better times that followed the founding of a stable national government. Washington, in fact, received one of the first licenses to use the milling improvements invented by the Delaware millwright, Oliver Evans. As late as 1799, the year of Washington's death, he wrote that "as a farmer, Wheat and Flour constitute my principal Concerns" (Ford 1958).

The merchant mill was not a just business venture but an exporter of flour and supplier of ship's bread. The merchant miller did not make his profit through the establishment of a milling service; he actually bought the grain and handled it on his own account, making a profit or loss on the sale of the product. The merchant miller ground wheat into flour then baked the flour into bread for export, mostly in the form of ship's biscuits. The owner of a custom mill, on the other hand, did not buy and sell grain, instead his income came as a portion or toll of the grain he milled. However, the pure custom mill was a rarity in Virginia, being limited to a few establishments in and around the towns of Manchester, Petersburg, Norfolk, Alexandria, and Williamsburg (Ford 1958). In 1711, the owners of land on the York River just below Yorktown Creek deeded a parcel to William Buckner for a windmill. Not much is now known about milling within the confines of Williamsburg itself, but a great deal can be relayed of milling in the larger expanse of the Virginia colony. Despite the late start of merchant milling in the tobacco colonies, the grinding of grain for export had become big business by the time of the American Revolution. In 1766 Governor Fauquier noted in a report to the Board of Trade that the Virginians "daily set up mills to grind their wheat into flour for exportation" (Ford 1958).

Despite these examples, commercial or "merchant" milling progressed slowly in the colony until nearly two-thirds of the way through the through the nineteenth century. At that time, wheat became important to the tobacco growers as a second export crop, and quite a few planters added a second pair of stones to their mills and began shipping barrels of flour along with hogsheads of tobacco. After tobacco production, flour milling was Richmond's earliest and largest industry. Richmond flour brands were known internationally for not spoiling and were particularly popular in Brazil, Australia, Europe, and in California,

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

where 300,000 barrels were shipped in 1853. Wheat arrived by railroad, canal boat, and ship. Vessels carrying flour to South America returned with coffee and spices, making Richmond the country's leading coffee market in 1860. The Gallego Mills in Richmond, established in 1798, gained international reputation for their superior flour. In 1834, Gallego's successors built a mill complex at the James River Canal's turning basin that used basin water for power. By 1849, a nine-story mill was in operation with thirty-one pairs of grinding stones and six water wheels. In 1860, a twelve-story mill was built, making it the largest in the world at the time. Loudoun County has been acclaimed for its fertile soil. In the 1850s and 1860s, Virginia was the fourth largest wheat producing state, with Loudoun as one of the state's top-producing counties. Thirty water-powered mills were processing a half-million bushels of Loudoun wheat by 1850 (Ayers 1992).

3.3 Mills in Albemarle County

The first recorded mill in Albemarle County was located on Priddy's Creek in 1742, though by that date several others were no doubt already present along rivers and streams throughout the county. Many early Albemarle County area planters, among them Peter Jefferson, built water mills to produce flour for their plantations. In 1758, a year after Peter Jefferson's death, his mill made a handsome profit from local farmers who paid fees to grind their wheat and corn. The Jefferson family accepted these fees in lieu of collecting portions of the farmers product as was the normal custom amongst millers in the area (Moore 1976).

During the Revolutionary War, Albemarle County, and Charlottesville specifically, was bolstered by an influx of prisoners from the Battle of Saratoga, which occurred in January of 1779. Thomas Jefferson wrote to then Governor Patrick Henry that the prisoners were in comfort and surrounded by "scores" of mills producing grain and flour. In 1792, Anthony Gianniny, an Italian immigrant who had come to work in the vineyards, built a mill on his land on Buck Island Creek (Moore 1976).

Virginia law required that both flour and tobacco destined for export from the state be inspected. In 1819, the country court was authorized to appoint tobacco and flour inspectors to serve at Milton, Moore's Ford, and Scottsville, all centers of commercial activity (Moore 1976). In 1820, the census showed forty-eight mills, factories, and manufacturing establishments within the county. The flour mills ground 126,000 pounds annually and the sawmills produced 900,000 feet of lumber. The Rivanna Mills were the most extensive operation within Albemarle County, turning out flour, lumber, and wool. In 1820, one miller, John Bishop thought everyone should grind their own wheat. Bishop wrote in the local paper that he had been in business for sixteen years and often ground for others "toll free." He complained he had to rebuild his mill twice and would no longer be grinding for others. Most other county millers continued to grind for a fee, either charging a fixed sum to produce flour or retaining for their own purposes a part of each shipment of grain (Moore 1976).

There was little change in manufacturing within Albemarle County between 1820 and the 1860. Sawmills, flour mills, and gristmills, still dotted the countryside, and the gristmill production exceeded in value that of all other industries combined. Milling of corn and wheat from the county's extensive fields continued to be Albemarle's major industry. The Civil War affected Albemarle County the same as much of Virginia. The Rio Mills, burned by Custer in 1864, were rebuilt and manufactured flour and meal, while also running a circular sawmill that processed up to 6,000 feet of lumber per day (Moore 1976). Mills continued to be an

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

instrumental part of local commerce and trade within Albemarle County well into the late nineteenth century and through to the mid-twentieth century war years. Textile mills, located mostly in Charlottesville, began to take precedence, but sawmills continued to thrive using the vast amount of timber surrounding the county (Moore 1976).

3.4 The Rural County Store

The rural country store originated during the colonial period for the settlers who lived away from urban markets. Many profit seeking owners of these mercantile establishments started as traveling salesmen, accumulated capital and inventory, then established permanent businesses. Some entrepreneurs would move to rapidly growing areas or crossroads where need and profit seemed likely. This was especially true in boom towns, such as mining camps or railroad towns. The country store was often the first business in a new settlement. In addition to often being the only provider of goods, and normally the post office, the country store served other roles, including being the social center of the community. While some general stores had grown up at junctions on Southern railroads in the 1850s, the patrons and influence of those stores had remained small. The number of stores in the South increased with each passing year, even through the depressions of the 1870s and 1890s. By the turn of the twentieth century, the South contained 150,653 stores, about 144 per county (Ayers 1992).

Southern stores differed greatly. Some were crude structures near cotton fields many miles of uneven roads from the nearest railroad station, while others were brick with cast iron and plate-glass facades fronting the best streets of booming towns. Most Southerners experienced something in-between, something that came to be seen as an archetype, a universal presence in the rural and smaller town settings. These buildings became, for many Southerners, a window to the world beyond their localities. As the number of stores expanded, so did competition and failure. About a third of all general stores failed within a five-year period. Slaves could buy nothing, and small farmers, who spent most of their energy producing for their household or local markets, had little currency and little need for credit. Most of the things small farmers could not import or make themselves – shoes, harnesses, plows, hinges, nails – were fashioned by local artisans, both free men and enslaved individuals. Farm women normally crafted their family's clothes, sometimes with store-bought gingham, but mostly with homespun; slave women did the same work for plantation slaves. When small farmers did frequent the general store, it was normally for needs such as salt, molasses, and coffee. Large planters, whose business relied on trade in international commodity and financial markets, often dealt with representatives in New York or London who made purchases abroad on behalf of their clients and shipped goods straight to the plantation (Hahn 1982; Ayers 1992).

Following emancipation of the enslaved population, the situation changed with the rapid emergence of country stores in the late 1860s and early 1870s. The Civil War dramatically changed the lives of rural Virginia residents as the region suffered excessive economic challenges including considerable losses of material goods, crops, and livestock during and after the conflict. The abundant losses suffered by a generation of young males greatly affected the labor force making farm and business management difficult as the price of basic needs rose dramatically, leaving many households unable to afford requirements. Virginians struggled economically after the war's end, freedmen and yeomen farmers slowly accumulated the resources to acquire land and establish small subsistence farms. Emancipation

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

led to the breakup of many of the largest plantations in the state. Many planters entered into labor contracts with former slaves as sharecropping emerged. The majority of former slaves and white laborers unable to purchase property worked as sharecroppers. Stores assisted the reorientation of plantation-belt economic life (Ayers 1992).

Many former slaves, at the demand of their now landlords, concentrated on growing cotton and abandoned their gardens, turning to stores for everything they needed. Other freed people, working for wages and finally able to spend their own money, also turned to the store, eagerly purchasing symbols of their individuality and independence. Many planters used plantation stores to gain extra profit from their residents, marking up goods considerably and issuing credit to keep tenants on the farm throughout the season. Independent merchants established stores as well, though, competing for the business of the freed people and white farmers. Both planters and merchants took a lien on the unplanted crop of their customers as security for the loan of goods and supplies. The rural population from the Reconstruction era through the mid-twentieth century consisted primarily of farm owners, day laborers, sharecroppers, and tenant farmers (Fearnbach 2012). Following the Civil War, most banks were located in the North, leaving general stores to bestow the majority of credit in the Southern countryside. With cash scarce, Southern legislators created lien laws that allowed the use of unplanted crops as collateral for loans to get cotton and corn planted. Because the few Southern banks had little incentive to lend either to small farmers or to rural stores, stores operated on credit dispensed by wholesalers, who in turn obtained credit from manufacturers or town banks. The stores increasingly stood at the center of the rural economy (Carlton 1980; Ayers 1992). Farm families obtained goods they could not produce or manufacture at community stores, often bartering against future crop yields (Clark 1944). The lien proved a powerful political and economic weapon for those who exercised it. In legislative and court battles throughout the 1870s, planters and merchants scrambled for control over the crop liens of small farmers. In some localities, planters and merchants made compromises that allowed both to do business, sometimes working together. In other areas, merchants decided there might be less competition in regions without powerful landlords. They left for the upcountry (Wiener 1978). Upcountry merchants had already begun establishing stores of their own. Farms outside plantation areas had been growing more cash crops even before the Civil War, as railroads thrived, and cotton prices soared. The war had temporarily frozen cotton sales, but they increased rapidly in the decade after the war's end. In the first years after the war, stifled world demand elevated the price of cotton. Northern manufacturers and commission houses sent agents to drum up business in the South; they met eager clients behind the counters. Hundreds of new upcountry stores emerged to loan money, market crops, and make profits from the rapidly spreading cotton economy (Carlton 1980; Ayers 1992).

When the economy improved during the Reconstruction era, many businesspersons sought to meet rural residents' demand for supplies by establishing general stores with varied inventories on heavily traveled routes. Many proprietors were enterprising farmers seeking to diversify their income. Some farm and store owners were also involved in manufacturing endeavors, processing raw materials including corn, wheat, flax seed, and logs to produce meal, flour, linseed oil, and lumber, which they sold locally or to larger retailers. Successful store owners often became public leaders given their economic and social status within the community. They provided loans, advice, and local news, sold revenue stamps and marriage licenses, arranged for doctor's visits, and promoted civic, educational, political, and religious

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

causes. Store operation required daily attention and was usually a multi-generational family affair, with husbands, wives, their children, and extended family contributing (Fearnbach 2012). Most farm families arranged to secure provisions at local trading establishments on Saturday afternoons, interacting with their neighbors in a social environment. General stores served as important social gathering places for area residents (Clark 1944).

In the twentieth century, demand for farm products escalated during World War I, providing rural residents with more disposable income to spend at local stores. However, many farm laborers moved to urban centers in search of better opportunities, taking their buying power with them. By the 1920s, transportation advances ranging from more paved roads to cheaper automobiles enabled more travel to purchase groceries and merchandise. Rural electrification provided farmers with the option of obtaining refrigerators and freezers to store abundant quantities of perishable food, making frequent trips to the general store unnecessary. Despite these changes, local businesses remained economically viable, changing their inventory as needed. As automobiles replaced wagons, many store owners installed gas pumps, becoming forerunners of the modern gas station and convenience store (Fearnbach 2012). The Great Depression tested store owners and consumers, as much of the American population experienced financial hardships. Farm owners were unable to pay property taxes or purchase necessary provisions for themselves or the tenant farmers and sharecroppers who cultivated their land, and many lost their property. Tenant farmers and sharecroppers could not reimburse farm and store owners for lodging, equipment, or supplies with cash or crops. Farmers attempted to provide nourishment for their families by planting bigger gardens, preserving food, and raising more hogs and poultry. Rural store owners often extended credit, allowing their customers to barter for the items they needed. This act made rural stores more popular shopping destinations than the urban stores that required cash payment. Economic conditions improved by the late 1930s and then stalled as the country suffered a recession. The economy finally rebounded during the early 1940s in response to increased demand for agricultural and industrial products during World War II. Many men and women enlisted in the military, and those left behind were engaged in the war effort in a myriad of ways, from filling positions in local manufacturing plants to bond drives and victory gardens. Industrial jobs increased by 75 percent in the South over the course of World War II with traditionally underemployed groups such as women, African Americans, and the elderly receiving invaluable education, training, and experience (Fearnbach 2012). Such opportunities drew rural inhabitants to cities, where they shopped. Local general stores continued to serve as community gathering places. Few rural general stores have endured through the early twenty-first century given competition from modern gas stations, convenience, grocery, and chain stores. Those that are still in business supply local residents and tourists with basic commodities.

3.5 The Rural Country Store in Virginia

By the end of the eighteenth century, retail stores constituted the most common non-domestic buildings in Virginia's countryside in towns, at crossroads, or on plantations. The country merchant was the important last link in the distribution chain before the consumer, particularly in the rural South and in rural Virginia. The economy was agricultural, and the farming cycle controlled the merchants' marketing practices. Summer months were slow, and business picked up after the harvest in the Fall and again in the Spring after the delivery of the tobacco crop (Atherton 1949; Thompson 1999). Virginia storekeepers would take

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

advantage of lulls between their active sales periods to travel to eastern commercial centers such as Philadelphia and New York to obtain merchandise, often twice annually. While visiting these large centers they could take advantage of cash auctions from European and American manufacturers seeking to dump portions of their production on the market (Atherton 1949). This dependence on northern and eastern sources was much lamented in the South but the reasons for it were clear, long credit and good prices. Getting cheaper prices from these other markets allowed the Virginia merchant to mark up his merchandise and extend long credit to his customers who were dependent on their agricultural crops. The Virginia storekeepers who served the majority of the growing population remained general merchandisers throughout the nineteenth century, becoming a symbol of that era. They offered textiles, kitchen ware, furnishings, agricultural implements, coffee, tea, sugar, and a wide variety of small luxuries and consumer goods (Atherton 1949). The Virginia merchant controlled the final price of goods to the consumer and the range of selection available to them.

The lines connecting business, customer, and merchandise varied greatly and mirrored the differences among the players, the setting of the stage, and the store's location within a rural or urban environment. The richest matron and the poorest slave both faced a merchant across the counter in the store. To be consumers, wives were free from husbands, slaves from masters, and girls from mothers, at least to a limited degree, as they entered into a personal relationship with the merchant, the market, and the world of goods. Men also stepped out of their more comfortable business personalities to negotiate the whims of fashion and consumer choice. Seemingly, stores served as stages on which individuals acted out larger cultural patterns and established new economic and social situations (Martin 2008).

The shop's form and finishing both helped shape and respond to the dilemmas of social action in commercial life. The merchant displayed goods in a way that enticed procurement while preventing loss, or theft. The merchant's goal was to gain wealth, how he accomplished this goal and how well he performed, speaks to the larger world of Virginia society. Rural country stores were both structures and shopping spaces, both affecting the experience of shopping in the Virginia backcountry. Marketing consumer goods in Virginia required rationality. Trade cards and prints show that London merchants spotlighted elegant displays in their shops, their counterparts in colonial Virginia quickly learned to keep materials covered to avoid losses from insects, rodents, or moisture. In 1720, John Bate's inventory lost substantial value because fabrics and clothing had been eaten by rats or moths, the merchant had suffered the attack of both, and some handkerchiefs were "spoiled and rotten." Such problems may also explain why most of the first merchants in backcountry Virginia did not want many supplies left at the end of each vending season (York County 1720). During the eighteenth century, Virginia storekeepers found solutions to the problems of security, access, storage, and display. In her dissertation, Ann Smart Martin compared three inventories of store goods. Two with accompanying plans of room size provide rare evidence of the detail of goods, their organization, and their location. In combination, they allow a study of change over time and highlight differences between rural and urban stores. As the decades passed, growing consumer needs shifted the balance toward better access and display, with the process occurring faster in urban settings (Martin 2008).

In 1728, Richard Walker's store in rural Middlesex County, Virginia, carefully listed the merchandise for sale and defined seven spaces by name: "store loft", "below stairs," "under the shelves on the floor,"

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

“lower floor,” “middle floor,” “new house.” and “dwelling house.” This presents a setting of disordered groupings of objects and space. By comparison, John Hook’s shop in rural Franklin County, Virginia, arranged a thorough inventory in 1801. That inventory in combination with the still-surviving building offers solid evidence of how merchants organized and displayed goods in rural Virginia stores by the end of the eighteenth century. The storeroom where the goods were shelved measured 15 feet by 20 feet and had shelves on at least one wall. Hook also had a section filled with pigeonholes holding buttons, razors, cutlery, and ribbons, all neatly wrapped in paper. Hook kept breakables such as Creamware and window glass in more secure containers. The layout of Hook’s store differs from that of Walker’s many years before. While barrels and boxes probably lined both stores, John Hook’s shop was in comparative order.

In 1797, Richmond merchant William Parrott bought fire insurance detailing the floorplan of his shop and inventory. This store was much larger, 20 feet by 30 feet, with shelves lining at least two- and one-half walls. Shelves also ran along the front store window, drawing possible customers in from the busy city streets. These three inventories demonstrate the evolution to spaces with specialized architectural fittings and the shift toward exhibiting merchandise in a logical way. Although some rural storekeepers left objects in shipping crates in late eighteenth-century stores, the jumble and confusion of Walker’s store had by then vanished. In urban stores, the need to display goods was more essential, where Hook kept breakables and ceramics in protective containers, Parrott fixed them on shelves for potential customers to view from the street. Before the second quarter of the nineteenth century, store buildings themselves gave additional evidence of the rising importance of controlling customers.

Most Virginians used the same building vocabulary for mercantile structures and domestic dwellings. Some standing stores became residences and vice versa. When showing property for sale, some sellers implied that a store could be transformed into a home at a small expense. As with houses, the size of a store building depended on its owner’s wealth, location, or longing to impress. Interior space on the ground floor ranged from 300 to 1,000+ square feet and included at least two distinct spaces: a store or sales room and an office (Martin 1993). The location of the building on the lot, its placement in relation to the street, the sizes of the two main rooms as well as any additional rooms, and the position of doors and windows differed from store to store, but most kept to the layout of two core rooms. In one variety the gable end faced onto a street: a large front room served as the store, and the back room served as the office. The openings were important, the location of windows and doors signaled it as a purpose-built store structure. A central door and flanking windows pierced the gable end, and if the structure had an upstairs stage area, a hoist and upper door facilitated lifting boxes and crates in and out. Windows grouped toward the back of the side walls, lighting the back of the storeroom and office. The long wall permitted nonstop shelving, even though it left an irregular front. In the other version of the store plan, eaves along the long side of the building faced the street: the storeroom and office room stood side by side, and in many examples each room had an external door. This allowed entrance to the office, even as the storeroom remained locked. In both structure types the store functioned as the heart of the structure, which was often square and ranged in size from about 200 to 500 square feet, with the counter separating the physical space from the symbolic one of consumerism (Martin 2008).

Few standing stores in Virginia retain their original shelving and trim. Faint lines on the walls of the White Store, a structure built in the middle of the eighteenth century in Isle of Wight County, hint that an intricate

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

system of pigeonholes and shelves covered the back wall. In King William County, the store at Marmion Plantation also had extensive shelving on the walls, with nails and hooks suggesting the shopkeeper suspended items for display. The counter likely fronted the shelves. The builder built this store much like a mid-eighteenth-century house; he sheathed the storeroom with unpainted vertical boards and capped the walls with crown molding (Martin 2008).

Another major room in most rural store buildings was the counting room, or office, in which the merchant balanced his account books, ordered new goods, and entertained customers. The details used in the office mirrored those used on domestic interiors, lathe and plaster walls, some of them adorned with wallpaper, chair rails, and wash boards. The floor plans of various stores show that merchants paid special consideration to regulating admittance to this space. Some gave it a separate entrance from the street, others preferred that the only entrance be through a door located behind the counter in the storeroom.

Most storerooms matched the size of an ordinary Virginia dwelling (Wells 1993). The counter and an inside door served to regulate access to a merchant's goods and services. Light came through the windows, most of them located on just one wall, so the stores were usually under illuminated. The lack of a stove or fireplace left the shop cold in the winter; no cross ventilation made it hot in the summer. Customers invited into the office could sit, socialize, or haggle over both goods and financial terms, and those who did not make it that far still could view the goods on display. While many items remained wrapped in paper or stored in hogsheads, boxes, or other containers, merchants invitingly placed merchandise on shelves in plain view. Overall, a broad range of design options were available for Virginia stores, just as they were for Virginia residences.

The early country stores provided little more than storage for the valuable stock of merchandise inside. Merchants invested considerable money in these structures. The size and interior finishes of these stores reflect durability and year-round use as well as a need to house and display a wide range of consumer goods both to create order and carry a knowledge of fashion. Important business clients had to be courted. Storekeepers, clerks, or enslaved workers had to be housed. Store complexes with secondary structures patterned little plantations. By the third quarter of the eighteenth century even backcountry stores tended to be purpose-built single-function buildings. That specialization also meant that the act of consumption had become typical. For many Virginians the store building became as defining a place on the landscape as a house, church, tavern, or courthouse. Behind those doors lay a whole world- a world of color and fashion, hard-nosed bargaining, and impulsive choices (Martin 2008).

Between 1750 and 1830, market economics and consumer demand shifted dramatically though the Western world. Retail stores stocked an increased variety of goods to please a wider market. The ability of consumers to see and touch and handle new things fueled new desires. How Virginia stores evolved as specific shopping environments tells us about the particular economy that produced them and the society that patronized them. Virginia merchants relied mainly on exchanging their imported manufactured goods for customer's agricultural products. As the shift occurred from a tobacco monoculture to a more diverse market economy at mid-century and beyond, the number of merchants increased. Dealers could no longer ascertain a customer's ability to pay. In response to an expanding

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

customer base that included people from differing economic groups, races, and genders, the merchants altered their stores and practices. The need to display goods to entice purchase, yet control the goods to prevent loss, and the need to allow access to people on the economic margins yet still court patronage of the affluent, continued to direct merchants in how they allowed the consumption performance to unfold (Martin 2008).

3.6 The Rural Country Store in Albemarle County

Prior to the American Revolution, Albemarle County's country town of Charlottesville boasted a saddler, a blacksmith, and a physician. John Jouett opened the Swan Tavern east of the courthouse, and the town had a regular market where local goods including tobacco, wheat, corn, barley, and oats were sold (Hendricks 2006). However, every resident depended directly or indirectly on agriculture for their livelihoods, throughout the eighteenth century in the majority of Albemarle County. There were country stores, mills, ordinaries, professionals and craftsmen, and manufacturers of clothing and crude iron, but everyone depended on the products of the soil (Moore 1976).

Country stores provided a way for Albemarle County residents to obtain the items they could not produce themselves. These structures once served as uniquely American, vital social and commercial centers for the people of Albemarle County whether young or old, male or female, white or black. Being on the frontier from Tidewater and Richmond, Albemarle County residents depended on local general stores for most of their purchases. Store ledgers reveal a wide-ranging assortment of goods available for sale: clothes, seeds, flour, sugar, mule collars, horseshoes, stick candy, and countless lesser necessities. Albemarle County families exchanged apples, chestnuts, chickens, eggs, butter, and wild game for store credit. Store owners bundled these goods for resale to bakeries and retailers in Charlottesville or to wholesalers in Richmond, Washington, Fredericksburg, and Baltimore.

Often general stores housed the post office and offered a variety of other services from blacksmithing to undertaking. The increasing accessibility of electricity and telephone service, automobiles, and paved roads reduced the distance between country and city. Shifts in the economy drove many Albemarle County families to seek employment in mills, factories, and business offices. These new jobs brought in cash and the opportunity to take advantage of the lower prices and greater variety of goods offered by mail-order catalogues and larger urban retailers.

The Albemarle County Historic Preservation Committee seeks to protect the county's historic and cultural resources. The Committee attempted to identify and document structures of significance to the community by conducted the Country Stores Project, a survey of general stores in the county. This effort noted that some former country stores in Albemarle County have survived into the twenty-first century. Proprietors still offer the types of items that provide for the changing needs of their customers, like gourmet foods and specialty goods. Some former stores have found new lives, housing different kinds of businesses. Adaptive reuse of these structures provides a means to preserve these important artifacts of our past (Heisler and Lay 1983).

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

3.7 Quarries - Overview

From the Paleoindian period through to the Late Woodland, Native Americans utilized stone in the crafting of projectile points, knives, and other implements necessary for survival, ease, and comfort. Most of these tools were chipped or flaked into shape, and Native Americans naturally sought a material which had the requisites for such working. Such material included obsidian, flint, jasper, quartz, and quartzite. Thus, for thousands of years Native Americans operated quarries to obtain the raw stone needed for toolmaking. These quarries were most often simply gravel terraces or rocky streambeds, where they could easily collect pebbles or cobbles, test them for quality, and then fashion them into tools on site or transport reduced raw material to specialized reduction sites. But they also constructed complex mines with holes, pits, shafts, and tunnels; the debris included tons of broken rock and large stone hammers and hammerstones for rough shaping (Cameron 2008). Trade networks distributed both stones and stone artifacts over long distances. Craftsmen might go far afield to obtain a particular type of stone or trade with another village or nation for the raw material or even the finished implement. Stone quarries and the trading networks for distributing the stones remained important features of American Indian cultures and economic systems until the fur and hide trade made metal goods from Europe more plentiful (Cameron 2008).

Early European settlers quickly learned the benefits and took advantage of stone types available in the New World. The early stoneworker might have used any one of a number of primitive splitting techniques. These included heating by fire and then splitting by dousing with cold water, heating by fire and splitting by impact with a dropped iron ball or a large sledge, use of expanding ice in holes or cracks, use of expanding wet wooden wedges in cracks, and grooving and then hammering along the groove. The use of a flat wedge and flat shims in slots made by a cape chisel was a great improvement, providing better control over the direction of the splitting. New England farmers often split granite from surface boulders and used a corner of their barns for wintertime stone cutting. Some towns had common lands strewn with granite boulders. Boulders on the Braintree, Massachusetts, commons were the chief source of stone for many local building projects. Early settlers were quarrying stones here until 1715, when the town council decided the supply would be exhausted without proper regulation (StoneBTB 2009).

Texas, Massachusetts, Indiana, Wisconsin, and Georgia are the top producers of granite in the United States. These granite quarries account for approximately 64 percent of the country's production. The largest open face granite quarry in the world is located in Mount Airy, North Carolina. The North Carolina Granite Corporation, established in 1743, has been harvesting stone at the site for more than 250 years. By 2016, natural stone was being produced at 276 quarries, in 34 states.

The Norcross-West Marble Quarry, in Dorset, Vermont, was established in 1785 and remained in operation until 1917 when World War I demanded more readily made concrete. One of its first products was tombstones. In Aspen, Colorado, a marble quarry was discovered in the Rocky Mountains at 9,300 feet above sea level in 1875. This marble was used to build the Lincoln Memorial. Limestone became popular in the late nineteenth and early twentieth centuries. Train stations, banks and other structures were made from limestone (Ayers 1992).

The American granite industry grew quickly in the late nineteenth century as effectual granite-cutting tools became available and as the more durable granite began to be used instead of marble that dissolved

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

under the effects of atmospheric pollution. The granite industry in the United States first developed along coastal New England. Granite was commonly used for retaining walls, house foundations, well linings, posts, steps, sills, lentils, hearthstones, wharves, and jetties. A few large granite structures were built in Boston in the eighteenth century. Because granite was heavy and had a low value per pound, low-cost transportation was essential. Sloops and schooners that worked New England's coast filled this need and were able to cheaply transport granite to the major cities along the Atlantic Coast. The 1870s through the 1890s was a period of active memorialization of the Civil War dead, with large granite public memorials appearing in towns and cities across the nation. By 1900, architects were preoccupied with monumentality, volume, and formality. Great fortunes had been made by American businessmen and granite-faced steel-frame worked high-rise office buildings were erected as monuments to their owner's business success. Large and elaborate granite mausoleums were purchased as memorials to themselves and their families. As the railroads reached North America's interior, inland granite quarries were developed all along the Appalachian Mountains. The Appalachians are perhaps the oldest stone deposits in the world, with extensive beds of granite that have been conveniently exposed over hundreds of millions of years by erosion and glaciation. Granite mansions the size of small hotels were built in the fashionable sections of America's major cities. Granite had become a manifestation of conspicuous consumption (StoneBTB 2009).

3.8 Quarries in Virginia

Virginia has different types of rocks rich in calcium carbonate, including limestone, dolomite, marl, and travertine. Virginia's oldest limestone accumulated as much as 750 million years ago during or after a rifting event, when volcanic eruptions and eroding sediments created the formations around Mount Rogers, located in Grayson and Smyth Counties. These sediments were metamorphosed into marble. Limestone outcrops are visible within the Shenandoah Valley in the north to the Tennessee border. Carbonate layers that were once at the bottom of the sea are now west of the Blue Ridge and far from the modern shoreline. Those limestone/dolomite sediments are the common bedrock in the Shenandoah Valley, in the Roanoke Valley, in the New River Valley, and in the valleys of the Tennessee River's upper tributaries (Holston, Clinch, and Powell rivers). The largest Virginia deposits of limestone and dolomite are in the Valley and Ridge physiographic province.

A quarry was established just off the Potomac River at Wigginton's Island on Aquia Creek by George Brent after 1694, providing stone for tombstones as well as houses and churches in northern Virginia, including Gunston Hall, Christ Church in Alexandria, Mount Airy in Richmond County, and Aquia Church, as well as steps and walkways at George Washington's Mount Vernon. Washington selected Aquia sandstone as the primary material for use in Washington's government buildings. Acting on the government's behalf, the Wigginton's Island quarry was purchased by Pierre Charles L'Enfant in 1791. In the Culpeper Basin, red Triassic-age sandstone west of Centreville was quarried in the 1800s to create a stone bridge over Bull Run, a toll house on the Alexandria-Warrenton Turnpike, and many other buildings (Webb and Sweet 1992).

As far back as the mid-1700s, Shenandoah Valley residents used limestone blocks to build fortified houses that offered protection against Shawnee, Seneca, and Cherokee raids. Courthouses and other public buildings west of the Blue Ridge were often made of limestone. Once colonial settlement reached

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

the Piedmont, natural outcrops offered access to building stone. "Potomac bluestone" was quarried on the Virginia side of the Potomac River, as well as in Rock Creek Park in the District of Columbia. In Richmond, granite quarries on Belle Isle provided building material for the locks of the James River and Kanawha Canal. By the time Thomas Jefferson was elected president, the 50-foot-thick layer of marble near Goose Creek in Loudoun County was being quarried. The marble was crushed, burned to produce agricultural lime, and spread on the fields of Oatlands and other plantations to enhance productivity of the soil. The Virginia Marble Company operated the quarries after the Civil War, and it became one of the largest employers of African American men in the county.

Limestone sediments near Cumberland Gap were economic to develop because coal for heating the furnaces was nearby. The coquina beds near the mouths of the James River and York River were used as raw material primarily because transportation costs were so low. The calcium-rich material came from a sedimentary bed of shells, or coquina, in the Yorktown Formation. From 1929–1971, marl was mined in Nansemond County, from the Nansemond River ultimately past Chuckatuck to the Isle of Wight County line. The raw material was floated by barge to South Norfolk and heated in furnaces. The American Cement Company built the furnaces on the Elizabeth River, opposite the Norfolk Naval Shipyard, to produce Portland cement. It used marl instead of hard limestone bedrock as the source of the calcium. The Portland cement, a mixture of silica from local clay and calcium from local marl, was shipped to customers via barge and via the Norfolk & Portsmouth Belt Line. The potential of using marl from the Nansemond River region to fertilize the soil, and even to make cement, was recognized a century before the American Cement Company completed its plant in South Norfolk. The cement companies wanted to build plants closer to their customers in the South as the region began to industrialize after World War I, but there were no outcrops of limestone bedrock in Tidewater where ships could distribute the cement to customers. In Virginia, the closest outcrops were in Loudoun County. Loudoun County marble was used to produce the Confederate memorial erected in Little Washington, Rappahannock County and the 1898 Confederate Heroes Monument in Page County. The Virginia Marble Company produced terrazzo (marble chips) until 1949 at Goose Creek (Webb and Sweet 1992).

Freestone Point, now part of Leesylvania State Park in Prince William County, got its name because the rock was soft enough to be quarried easily into desired shapes. The location next to the river channel made it easy to transport heavy stone blocks from the quarry to its final destination. The most substantial quarry in the Coastal Plain was developed on an island in Aquia Creek, where the quarried blocks could be transported via boat. John Tayloe II used iron-rich sandstone from the Northern Neck to build Mt. Airy and Menokin and imported Aquia sandstone from further up the Potomac River to accent the edges of his house with contrasting quoins. He reversed the color scheme when he built Menokin for his daughter, Rebecca, and son-in-law, Francis Lightfoot Lee, exposing the red sandstone on the quoins and covering it with white plaster on the sides. The Brent family owned that quarry initially. The Federal government purchased it in 1791, and the site of that quarry has been known as Government Island ever since. The Public Quarry at Government Island in Stafford County, Virginia, is the principal source of Aquia Creek sandstone, a building stone used in many of the early government buildings in Washington, D.C., including the U.S. Capitol and the White House. Use of the stone declined as its vulnerability to weathering was detected, and the quarry became worked out and neglected after the Civil War. The property was sold by the U.S. Government in 1963 (Webb and Sweet 1992).

June 14, 2019

3.9 Quarries in Albemarle County

Albemarle County is covered by rocks which, in its western half, are primarily igneous and metamorphic in character. The eastern part of the county is covered by sedimentary and igneous rocks which have been subjected to different degrees of metamorphism. Throughout the county the rocks outcrop in broad belts extending in a northeast-southwest direction. The most important mineral resources are the soapstone and serpentine quarries along the Nelson-Albemarle County line, extending northward to Alberene. Other quarries produce crushed stone for construction purposes. Building sand is obtained from the Rivanna River near Charlottesville. There is an abandoned lead-zinc mine near Faber and an abandoned iron-copper mine near Stony Point. An abandoned magnetic iron ore mine near North Garden furnished ore to the nearby Olds furnace during the Revolutionary War (Nelson 1962). Thomas Jefferson mentioned Olds iron works in as one of the chief iron works in Virginia. He also stated that the confluence of the James and the Rockfish contained “marble of very good quality” (Jefferson 1787). An abandoned graphite mine is near Nortonsville. There are several abandoned slate quarries in the Blenheim area east of Southwestern Mountain. A number of abandoned limestone quarries are present in the eastern part of the county, in the Everona limestone belt. This limestone was used formerly in making lime for agricultural use and as mortar in the construction of the original buildings at the University of Virginia (Nelson 1962).

The largest soapstone quarries in the United States are located along the Albemarle-Nelson County line. The soapstone belt in Albemarle County lies just west of Green Mountain. During excavations in 1926, Archaeologist David Ives Bushnell noted numerous pits showing the Monacan group of Indians quarried the soapstone here for their bowls and other items. The Alberene Soapstone Company, the oldest quarry in America, was founded in 1888. It was one of the largest and most operational quarries of the 1900s, employing around 3,000 workers at one time. Early quarry records in 1898 show that 10,050 tons of soapstone was extracted that year (Nelson 1962). This was one of the most profitable and enduring quarry operations in the county in the late nineteenth century. During these years the Alberene Soapstone Company increased its employment from 70 to 200, indicating a substantial rise in production. The company closed its doors during the Great Depression and was reopened by new owner John S. Graves. Graves still owned the company during World War II when soapstone was used at hospitals, on air bases, and even on aircraft carriers. Though the company held no government contract and quarried soapstone was valued at over \$3 million, the company was subjected to labor problems, price reductions, and government control. Also during World War II, the Blue Ridge Slate Company sent 18,000 tons of quarried slate annually to the war effort. In 1944, a devastating flood hit the county and disrupted railway flow for over two months. The company cut production drastically during the war. In 1950, Georgia Marble purchased the site and successfully operated it until 1975. As a result of Hurricane Camille in August of 1969, the site was flooded and almost destroyed, forcing the owners to scale back dramatically on production and workers. The Alberene Soapstone Company only employed a crew of six men in 1974 (Moore 1976; Fiore 2014). In 2014, Canadian firm, Polycor, one of the largest granite, marble, and limestone groups, acquired the 9,000-acre Alberene Soapstone Company quarry to help meet the current high demand for American soapstone (Fiore 2014).

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

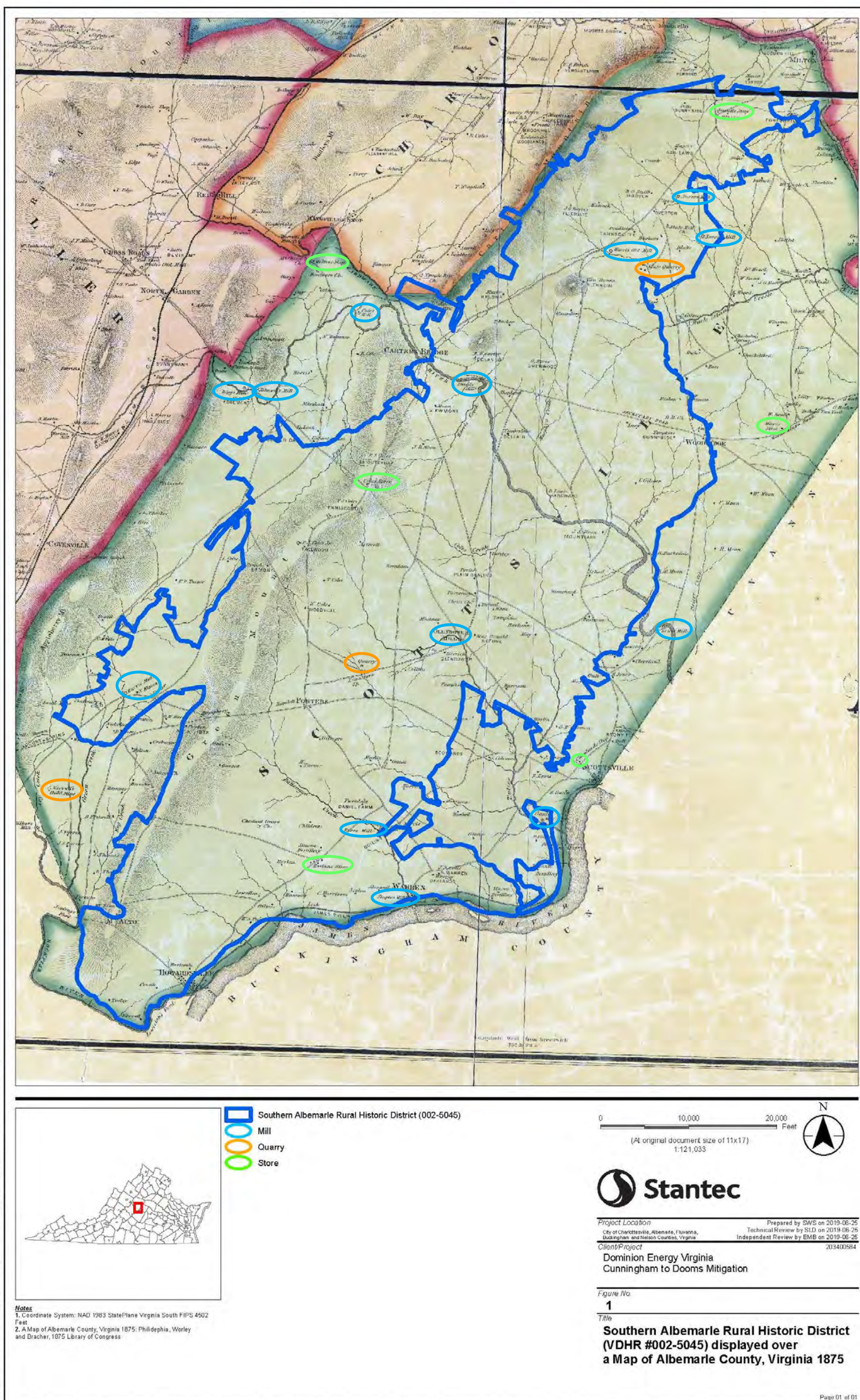


Figure 1. Location of Mills, Stores, and Quarries within the Southern Albemarle Rural Historic District prior to 1880.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.0 COMMERCIAL AND INDUSTRIAL RESOURCES

Commercial buildings, mainly stores and/or service stations, were typically located along the main transportation routes through Albemarle County, and in the case of this study within the Southern Albemarle Rural Historic District including Plank Road, Secretary’s Sand Road, and Irish Road, among others (Figures 2 and 3). Quarries were typically located near the western edge of the district. Among the 41 commercial and industrial properties initially chosen for the study, seven resources have been demolished or are ruinous and five, mainly quarry sites, were not accessible. Photographs of now demolished commercial buildings from previous surveys have been included for several of these resources as the buildings conveyed much of their original architectural features and provided good examples of type prior to destruction. In contrast, a number of stores have been significantly altered and/or converted to residences and were omitted from the study as the resources no longer conveyed their historic function and/or architectural details.¹ Examples of types which convey their original function and/or architectural integrity of the late nineteenth through mid-twentieth century commercial buildings within the Southern Albemarle Rural Historic District are discussed below, although many were vacant. The commercial resources have been broken into three date ranges; late nineteenth century (1880–1899), early twentieth century (1900–1930), and mid-twentieth century (1931–1955). The beginning and end date are reflective of the earliest extant store within the rural historic district and the district’s Period of Significance, respectively.

Table 1. Commercial and Industrial Resources within the Southern Albemarle Rural Historic District

VDHR #	Resource	Date	Comments
002-0207	Howardsville Store, 3345 James River Road	c. 1880	Demolished
002-0407	Steed's Store, 7502 Esmont Road	c. 1910	
002-0414	Keene Market, 1418 Plank Road	c. 1900	
002-0420	Store, 5192 Secretary's Sand Road	c. 1900	
002-0428	Store, 7514 Esmont Road	c. 1902	Former Bank, now Post Office, not Store
002-0433/ 002-5045-1125	Pace's Store, 3127 Paces Store Road	c. 1930	
002-0435/ 002-5045-0851	Cool Springs Farm Store, Market & Warehouse, 3059 Dawsons Mill Road	c. 1890	Demolished
002-0554/ 002-5045-0168	Sinclair Store, 3015 Scottsville Road	c. 1895	
002-0761/ 002-5045-0994	T. I. Coles Carousel, 5451-5461 Secretary's Sand Road	c. 1900	Altered
002-0773/ 002-5045-1431	Hatton Stores, 10092 Hatton Ferry Road	c. 1880	

¹ Resources highlighted have been excluded from the study.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

VDHR #	Resource	Date	Comments
002-0834/ 002-5045-0218	Colle Service Station, 1330 Thomas Jefferson Parkway	c. 1930	
002-0858/ 002-5045-0431	Charles Thompson's Store, 2941 Rolling Road	c. 1940	Demolished
002-1497/ 002-5045-0015	Alberene Quarry, Route 719	c. 1900	Not Accessible
002-1592/ 002-50455-1360	Jackson Store, 8059 Chestnut Grove Road	c. 1893	Significantly Altered
002-1637/ 002-5045-0534	Payne Store, 9035-9050 Tanbark Lane	c. 1900	Not Accessible
002-5045-0063	Jones Store, 2770 Plank Road	c. 1920	Demolished
002-5045-0064	Store, 2760 Plank Road	c. 1930	
002-5045-0107	Hiter's Used Cars, 1425 Scottsville Road	c. 1940	Significantly Altered
002-5045-0184	Powell's Store, 2455 Plank Road	c. 1880	
002-5045-0235	Quarry Site, 2939 Carter's Mountain Road	c. 1900	Not Accessible
002-5045-0483	Store, 10913 Howardsville Turnpike	c. 1890	Demolished; Masonic Lodge, not Store
002-5045-0505	Wayne's Country Store, 3591 Scottsville Road	c. 1950	
002-5045-0547	Rolling Road Country Store, 3937 Rolling Road	c. 1950	
002-5045-0562	Store, 4951 Rolling Road	c. 1940	
002-5045-0649	Gooden's Store, Esmont Road	c. 1950	Ruinous
002-5045-0800	Store, 7525 Porters Road	c. 1915	Significantly Altered
002-5045-0804	LeRoy Thomas Sr.'s Store, 7569 Porters Road	c. 1930	
002-5045-0880	Commercial Building, 3926 Irish Road	c. 1920	
002-5045-0900	Old Dominion Store, 5053 Green Creek Road	c. 1920	
002-5045-0908	Old Dominion Quarries, Old Dominion Road	No Date	Not Accessible
002-5045-0919	Service Station, 5550 Irish Road	c. 1950	
002-5045-0921	Commercial Building, 4983 Irish Road	c. 1940	
002-5045-0922	Commercial Building, 4963 Irish Road	c. 1940	
002-5045-0939	Old Dominion Quarry, Damon Road	c. 1920	Not Accessible
002-5045-0940	Store Ruins/Damon Road Quarry, Damon Road	c. 1920	Ruinous; Not Accessible

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

VDHR #	Resource	Date	Comments
002-5045-1006	Green Mountain Country Store, 5977 Scottsville Road	c. 1950	Significantly Altered
002-5045-1230	Commercial Building, Blenheim Road	c. 1940	Ruinous
002-5045-1285	Service Station, 8173 Scottsville Road	c. 1940	
002-5045-1302	C & S Motors, 932 Valley Street	c. 1955	
002-5045-1311	Store, 1932 Irish Road	c. 1950	Significantly Altered
002-5045-1349	Store, 3706 Irish Road	c. 1930	

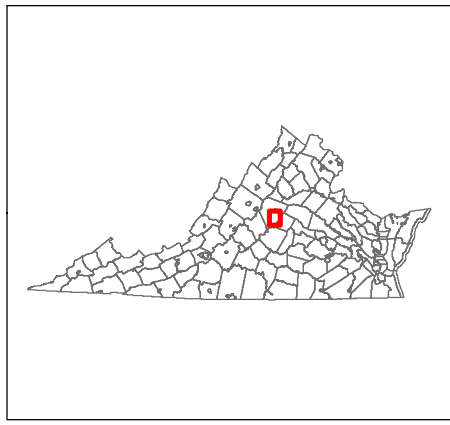
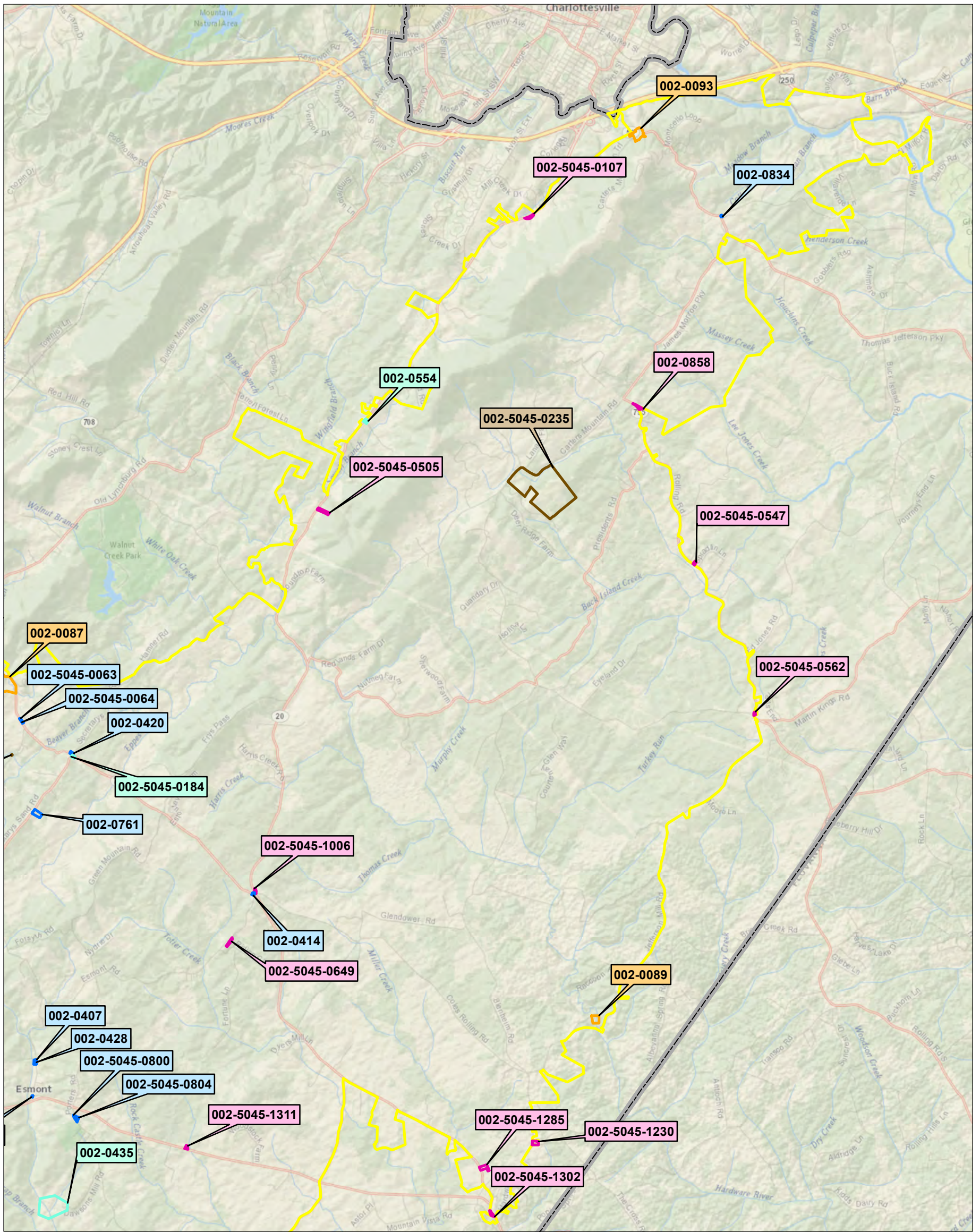
4.1 Late Nineteenth Century Stores (1880–1899)

Late nineteenth century stores were integral to villages and hamlets along the rail lines, transportation corridors, and rural crossroads throughout rural areas of Albemarle County. During the years after the Civil War farmers in particular would purchase goods that they could not produce on the farms from local community stores. As the economy recovered, demand for goods from community residents increased. This demand brought an increase in the number of general stores, which stocked a wide variety of items. These general stores were typically located along frequently traveled roads. Often store owners lived on the same property as the shop, which provided a means for constant monitoring of their shops. These stores also became social centers for the community and often functioned as the local post office.

Seven stores from the late nineteenth century have been documented within the Southern Albemarle Rural Historic District. The buildings of this time period commonly were frame construction, and one- or two-stories in height with front gable roofs. Often the buildings were three bays wide, with the entry in the center bay, and featured a full-width porch across the façade. These small rural, mainly general stores provided the local community with a variety of items for sale and often incorporated residential space above and/or a post office.

4.1.1 *Howardsville Store and Post Office (c. 1880; VDHR #002-0207/002-5045-0482; Demolished)*

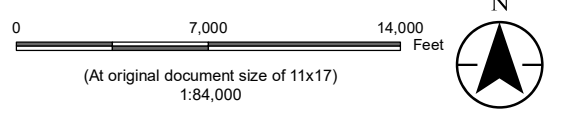
One of the earliest stores, the Howardsville Store and Post Office was originally located along the Howardsville Turnpike, which ended at the James River. The store was located near the C & O Railroad tracks within the town of Howardsville, which developed as one of the smaller port towns along the James River for the export of tobacco to larger cities such as Richmond. Howardsville became a thriving community due to tobacco farming and the nearby quarries. At the time of the store’s construction in the last decades of the nineteenth century, the community boasted several hotels, mills, a coach and wagon builder, and several general merchandise stores, including the Howardsville Store. The store, typical of rural areas, provided practical provisions for the surrounding community including nearby farms and served as both post office and the social center of the town (Hallock et al. 2007). According to early twentieth century census records, the owners of the store were purveyors of general merchandise (United



Architectural Resources

█	1880-1899
█	1900-1930
█	1931-1955
█	Mill
█	Quarry
█	Southern Albemarle Rural Historic District

Notes
 1. Coordinate System: NAD 1983 StatePlane Virginia South FIPS 4502 Feet
 2. Data Sources: Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS), Dominion Energy Virginia
 3. Orthimagery © Bing Maps
 4. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation



Project Location
 Augusta, Albemarle, and Fluvanna County, Virginia

Client/Project
 Dominion Energy Virginia
 Cunningham - Dooms
 500 kV Transmission Line Rebuild (Line 534)

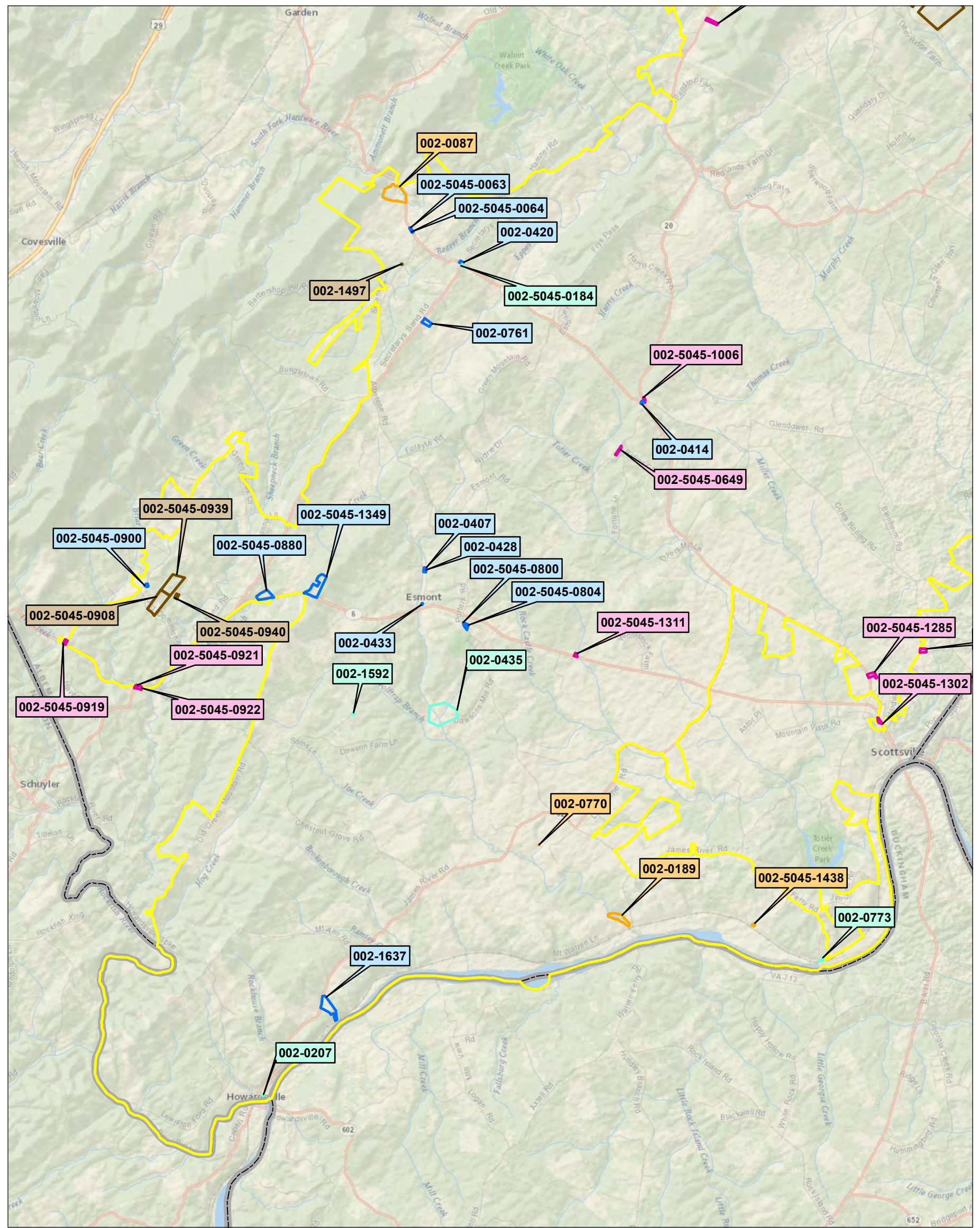
Figure No.
 2

Title

Distribution of Commercial and Industrial Resources within the Southern Albemarle Rural Historic District

U:\2019\06\25\Bv\MG\Sanderson\report\deliv\dws_design\00584.c.archi_res.mxd Revised: 2019-06-25 By: MGSanderson

Disclaimer: This document has been prepared based on information provided by others as cited in the Notes section. Stantec has not verified the accuracy and/or completeness of this information and shall not be responsible for any errors or omissions which may be incorporated herein as a result. Stantec assumes no responsibility for data supplied in electronic format, and the recipient accepts full responsibility for verifying the accuracy and completeness of the data.

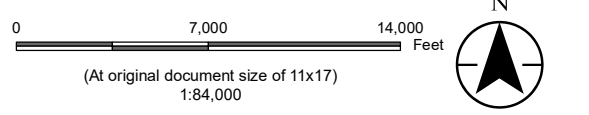


Architectural Resources

 	1880-1899
 	1900-1930
 	1931-1955
 	Mill
 	Quarry
 	Southern Albemarle Rural Historic District

Notes

1. Coordinate System: NAD 1983 StatePlane Virginia South FIPS 4502 Feet
2. Data Sources: Virginia Department of Historic Resources, Virginia Cultural Resources Information System (VCRIS), Dominion Energy Virginia
3. Orthomagey © Bing Maps
4. Microsoft product screen shot(s) reprinted with permission from Microsoft Corporation



Project Location
 Augusta, Albemarle,
 and Fluvanna County, Virginia

Client/Project
 Dominion Energy Virginia
 Cunningham - Dooms
 500 kV Transmission Line Rebuild (Line 534)

Figure No.
3

Title

Distribution of Commercial and Industrial Resources within the Southern Albemarle Rural Historic District

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

States Federal Census Records 1910 and 1920). By 1945, the store also appears to have been associated with a filling station under the ownership of the Irving family (Albemarle County Registry of Probate 40:212).

The store conformed to the typical building configuration including frame construction, a front gable roof with retail space in the main section of the building. Photographs taken prior to the building's demolition indicate the store also featured a full-width hipped roof porch which extended across the façade to incorporate the later post office wing. Typical of the time period, the building included residential space above the store. Although perhaps more ornate than many, the Carpenter Gothic-style store was constructed with board-and-batten siding as well as wave-style bargeboards and scalloped window awnings. A smaller building located immediately adjacent to the store is thought to have functioned as an additional commercial building or office (VDHR Site Files).



Figure 4. Howardsville Store and Post Office (VDHR #002-0207/#002-5045-0482) (Photograph taken by Ed Chappell).

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.1.2 *Hattons Stores (c. 1880; VDHR #002-0773/#002-5045-1431)*

The stores on the property comprise a general store/post office and a warehouse. The store, constructed circa 1881, was a stop on the Richmond and Alleghany Railroad. The post office was opened circa 1883. The store exhibits the typical one-story, three-bay configuration of late nineteenth century retail stores. The building features a front gable roof and the exterior is clad in weatherboards (Figure 3). Entry into the building is through paired wood-paneled doors which are flanked by tall, six-over-six wood sash windows. The store's warehouse is located directly behind the store, which would have provided ease of access for larger items or additional stock. The warehouse is similar in configuration to the store. Entry to the warehouse, like the store, is through paired wood doors; however, the entry is not flanked by windows as it was not necessary for the general public to see the contents of the warehouse building.



Figure 5. Hatton Store (VDHR #002-0773/#002-5045-1431), 10092 Hatton Ferry Road.

4.1.3 *Powell's Store (c. 1880; VDHR #002-5045-0184)*

Stores along more major thoroughfares, such as Plank Road, were often constructed as two-story buildings, with the store on the first floor and living space above. One such example is Powell's Store located at 2455 Plank Road at the intersection of Secretary's Sand Road (Figure 4). The store is one of two located at the crossroads historically known as Powell Corner (see Figure 10). The store has been owned by the Powell family since its original purchase by Lafayette B. Powell in 1896 (Albemarle County Tax Assessment Records; Albemarle County Registry of Deeds 104:450). In 1920, Powell was listed in the census records as a store merchant (United States Federal Census 1920). Although it is unknown

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

what specific items were sold in the store, it appears from a sticker in the window that Ball Band rubber shoes, which were manufactured by the Mishawaka Woolen Company-Ball Band Rubber of Mishawaka, Indiana, were part of the store's stock (The History Museum 2019). In addition to serving the surrounding community, Powell's store may have also served the employees of the Alberene Soapstone Quarry located nearby along Alberene Road.

The store is relatively architecturally intact. The Folk Victorian style building sits on a raised stone foundation and features a two-story, hipped-roof porch with turned wood posts and ornate brackets on the second floor. The original exterior sheathing has been removed or covered by the current asbestos siding. A small gable-roofed wing, also clad in asbestos siding, appears contemporary or close in date to the two-story section as both retain original two-over-two wood sash windows. The wing features a parapeted façade. Original entry doors are also present on the main block and include paired wood doors with two-light transom, which allows access into the store, and a single leaf four-panel wood door above on the second floor.



Figure 6. Powell's Store (VDHR #002-5045-0184), 2455 Plank Road.

4.1.4 Cool Springs Farm (Store) (c. 1890; VDHR #002-0435/#002-5045-0851)

Historically known as Dawson's Mill Farm, the property on which the store is located was a large, self-contained farm which included 24 buildings in total. These included not only agricultural buildings such as large barns, but also a schoolhouse, Dawson's Mill (see Mills above), a train station, blacksmith and carpentry shops, a smokehouse, warehouses, and an icehouse, among other structures, according to local family history for the property (VDHR Site Files). Similar to rural general stores of the time, the store

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

on the Dawson's Mill Farm property sold items that the surrounding rural population needed. Andrew Dawson, who owned the property in the late nineteenth century, was a tobacco and sheep farmer.

An account of a trip to Richmond, written by his son, John, recounts the process of selling the hogsheads of tobacco produced on the farm and his father's trip to the city's wholesalers to purchase goods for his store in Albemarle County from the proceeds of the sale of the tobacco. During this trip, his father purchased, mainly in bulk, items including barrels of sweet potatoes, light brown sugar, herring, and roe, sacks of coffee and salt, boxes of candy, and spices from the grocer. From the hardware store Dawson purchased the most popular sizes of cut nails, copper harness rivets and iron bars for repairing wagon and buggy wheels. Leather and items for the repair of shoes was also purchased including thread and eyelets. A variety of work boots were purchased from the wholesale shoe store. The dry goods store provided cloth, buttons, straw hats, and cotton thread (Dawson n.d.:2-3). The list provided in John's account gives a glimpse into the items sold in his father's store, as well as providing a general idea of the types of items sold in rural stores in general.

The store, which was not visible from the public ROW, is typical of small, frame, late nineteenth century rural general stores in its configuration and appearance. The building is one-story supported by an uncoursed stone foundation. The foundation is raised to accommodate a basement, presumably used for storage of items sold in the store. Weatherboards cover the exterior walls. Providing shelter for the entry door is a hipped-roof, three-bay porch. In 2012, the store still retained its original two-over-two wood double-hung sashes. The building was expanded in the twentieth century (date unknown) with the construction of a raised, one-story, shed-roofed wing (Figure 5).



Figure 7. Cool Springs Farm/Dawson's Mill Farm Store (VDHR #002-0435/#002-5045-0851) (Photographer Unknown).

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.1.5 Sinclair Store (c. 1895; VDHR #002-0554/#002-5045-0168)

The building, known as the Sinclair Store, exhibits characteristics common to stores of the late nineteenth century, including frame construction, wood weatherboards, and three bays. The center entry door is wide, which allowed for the transfer of merchandise into the store as the building's size does not allow for an additional loading dock or bay door (Figure 6). Heat was provided by a coal or wood stove as evidenced by the brick exterior flue. Instead of residential space above the store, a dwelling is located adjacent to the store and connected by a small wing and rear entry porch.

According to local records, the store's original owner was Sallie Sinclair. Sallie was listed on the 1900 census as a merchant, with her husband, John, as a farmer. According to her son, Harold, she ran a small general store until 1920 (VDHR Site Files; Figure 7) and likely sold produce that her husband grew on the farm. In 1920, the store was purchased by Sidney Harlow. Census records for that year list Harlow as a grocery merchant. In 1936, the store was sold to Vancy L. Wood, who, in 1940, is listed as a farmer (VDHR Site Files; United States Federal Census 1900, 1920 and 1940). Wood may have also utilized the store to sell some of his crops or the building may have ceased functioning as a store as a result of the overall decline in rural community stores. As noted during the 1979 survey of the building, the store was used for storage and likely continues to do so (VDHR Site Files).



Figure 8. Sinclair Store (VDHR #002-0554/002-5045-0168), 3015 Scottsville Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019



Figure 9. Detail of Massie's *A new and historical map of Albemarle County, Virginia* (Virginia School Company, 1907; Not to Scale).

4.2 Early Twentieth Century Stores (1900–1930)

During the early decades of the twentieth century, rural stores continued to be the main shopping venue for local residents as secondary roads during this time were rarely maintained, making travel to larger towns difficult at best. From the late 1920s to World War II, economic depression resulted in residents unable to pay taxes, let alone for purchase foodstuffs and other supplies. General store owners often extended credit, something larger stores did not, making the small community stores economically important and an integral part of rural communities (Fearnbach 2012:6-10).

Early twentieth century stores and gas/service stations are by far the most represented commercial structure type within the Southern Albemarle Rural Historic District. The smaller frame, front gable-roofed, three-bay buildings of the opening decades of the twentieth century are similar in style to the buildings of the late nineteenth century, though the addition of a porte-cochère for sheltering fuel pumps and service garage bays reflect the increased popularity of the automobile. Although these rural stores began to accommodate services for the increase of the automobile as a mode of transportation, many providing fuel, many continued to stock more practical provisions and supplies for the local community similar to the stores of the previous decades. However, the emergence of today's modern convenience stores was beginning in the closing years of the 1920s.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.1 Store (c. 1900; VDHR #002-0414/002-5045-0186)

The two-story c. 1900 store, now utilized as a veterinary clinic, sits at the intersection of Plank, Esmont, and Coles Rolling roads in Keene. Known most recently as Keene Market, the building is frame construction with board-and-batten exterior walls (Figure 8). The first floor served as commercial space, while the second floor functioned as residential space. A two-story porch extends across the façade and features chamfered wood posts with a balustrade on the second floor. The entry door is currently located in the fourth bay and was one of two entry doors on the first floor. The second, located between the current first and second bay, has been enclosed, likely when the building was converted to the veterinary practice.

The original owner of the building appears to be William R. Thomas, who is listed in census records as a merchant of a general store. The general store continued in operation with the purchase of the property in 1924 by Theodore E. Sellers (United States Federal Census 1910 and 1930; Albemarle County Registry of Deeds 93:374 and 188:262) and likely functioned as a store through much of the twentieth century. Photographs from previous surveys also indicated that a small lighted fuel pump island was located to the southeast of the building. During the late twentieth century the store sold Exxon fuel. The fuel island, including the lights, has been removed. The building appears to be one of the last surviving historic resources of the village.



Figure 10. Store (VDHR #002-0414/002-5045-0186), 1418 Plank Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.2 Store (c. 1900; VDHR #002-0420/#002-5045-0183)

The store is located at the intersection of Plank Road and Secretary's Sand Road at Powell Corner opposite Powell's store (see Figure 4) and is a slightly later in date two-story frame store/residence (Figure 9). The building is constructed on a masonry foundation and features a front gable roof, three-bays, and a three-bay hipped-roof porch. The exterior is currently sheathed in asbestos shingles and Bricktex siding. The two-story wing with shed roofed porch served a residential function, still a common feature of rural turn-of-the century retail stores.

The store, thought to have been constructed circa 1900, (Hallock et al. 2007; VDHR Site Files) is noted on Massie's 1907 map as Eubank's Store (Figure 10). Ownership during the early twentieth century is not conclusive; however, it appears Thomas T. Coles, general store merchant, may have owned the property prior to 1917, when it seems to have been purchased by William Minor Johnson. In 1956, the property was purchased by Elwood and Matrice Moon (United States Federal Census 1910; Albemarle County Registry of Deeds 164:378 and 329:113). The resource appears to have been fully converted to a dwelling.



Figure 11. Store (VDHR #002-0420/002-5045-0183), 5192 Secretary's Sand Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

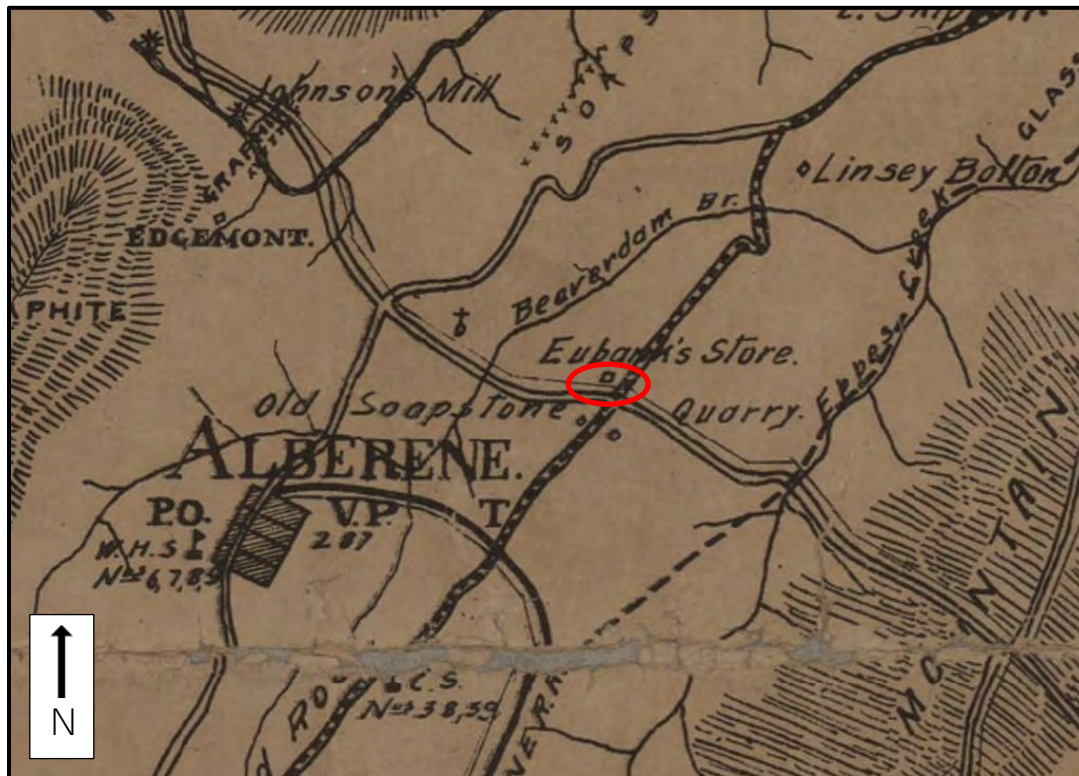


Figure 12. Detail of Massie's *A new and historical map of Albemarle County, Virginia* (Virginia School Company, 1907; Not to Scale).

4.2.3 Steed's Store (c. 1910; VDHR #002-0407/002-5045-0457)

Steed's Store, located in the village of Esmont, is sited close to the road and the railroad tracks that paralleled the road (Figures 11 and 12). The building is atypical of the commercial buildings located within the Rural Historic District in its roof configuration. Although a typical front gable, a false semi-circular front has been incorporated into the building's design. The building is also supported by slate piers, most likely byproducts of nearby mines. The exterior sheathing is pressed metal and a hipped-roof, one-story porch extends across the façade. The store front is also not typical of the surviving commercial resources. Instead of three distinct bays, the entire façade is glass and consists of recessed centered paired entry doors with transom flanked by large fixed commercial plate glass windows, which likely created space for window displays.

Known as Steed's Store, the resource gets its name from Charles C. Steed, the early twentieth century owner of the building. Steed was listed in the census records as a storekeeper of a general merchandise store (United States Federal Census 1910 and 1920; Albemarle County Registry of Deeds 205:191). The Steed family retained ownership until the early 1970s when the Heath family, long-term owners, purchased the property (Albemarle County Registry of Deeds 510:606). The general store, according to local resident LeRoy Thomas Jr., also sold horse harnesses (Personal communication with LeRoy Thomas Jr. 26 October 2017).

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019



Figure 13. Steed's Store (VDHR #002-0407/002-5045-0457), 7502 Esmont Road.



Figure 14. View of Esmont Depicting Steed's Store (Far Right; Photographer Unknown; Photograph located at the Esmont Post Office).

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.4 Old Dominion Store (c. 1920; VDHR #002-5045-0900)

The Old Dominion Store functioned as a store for the Old Dominion Soapstone Company. The building features a gable roof with stepped parapet with center arch clad in sheet metal, and a three-bay, shed-roofed porch across the façade (Figure 13). The store was constructed off the gable end of an earlier dwelling. The exterior walls of the store retain the original weatherboard siding and six-over-six wood sash windows. The building was owned by the Bugg family prior to 1918 until 1945 when it was purchased by Mary F. Kidd (Albemarle County Registry of Deeds 210:381 and 264:78; Albemarle County Registry of Probate 32:436). The building changed ownership frequently throughout the remainder of the twentieth century. It is unknown when the building ceased to be a company store.



Figure 15. Old Dominion Store (VDHR #002-5045-0900), 5053 Green Creek Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.5 Harris Store(?) (c. 1920; VDHR #002-5045-0880)

The circa 1920 structure is a typical example of a small, rural, one-story front gable-roofed store. Weatherboards clad the exterior walls. The building, similar to others of the late nineteenth through the early decades of the twentieth century, features three bays, and is frame construction; however, the building does not appear to have been constructed with a porch (Figure 14). Fenestration includes original six-over-six wood sash windows and a five cross-panel wood entry door.

The building was owned by the Harris family during the early twentieth century; however, census records list Melville C. Harris as a farmer, not as a shop keeper or merchant. Harris may have utilized the building to sell produce, but this is speculative. In 1930, Alonza Moon purchased the property, though he is listed as a worker at the soapstone mill and later a machinist (United States Federal Census 1920 and 1930; Albemarle County Registry of Probable 32:359; Albemarle County Registry of Deeds 209:94). In light of the occupations of the property owners, it is unknown if the building actually functioned as a store.



Figure 16. Store (VDHR #002-5045-0880), 3926 Irish Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.6 LeRoy Thomas Senior's Store (c. 1930; VDHR #002-5045-0804)

Located adjacent to the road, the one-story, three-bay concrete block store features a center recessed entry door flanked by fixed plate glass commercial-style windows. The building is capped by a hipped roof sheathed in asphalt roll and features exposed rafter ends. Just outside the door is the original oil pump (Figure 15). It appears that the Thomas residence was located to the north of the store on the same parcel. Often the owner of the store lived in a house on the same parcel during the early twentieth century.

The store was owned by LeRoy Thomas, Sr., beginning in 1937. Prior to 1937 the property was owned by his father Fred Thomas, who worked in the soapstone quarry. The property is now owned by LeRoy Thomas, Sr.'s son, LeRoy Thomas, Jr. Thomas recounted that his father sold only dry goods. The area on the outskirts of Esmont where the store is located was once a thriving African American community of houses and stores as well as a school (demolished for the current elementary school) (Personal Communication with LeRoy Thomas, Jr., 31 October 2017).



Figure 17. Leroy Thomas Sr. Store (VDHR #002-5045-0804), 7569 Porters Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.7 Commercial Buildings (c. 1930; VDHR #002-5045-1349)

The complex of commercial stores features two core, front gable-roofed buildings with shed roofed wings. The buildings are located adjacent to the road with a gravel parking area in front. The one-story buildings are concrete block construction with weatherboards in the gable ends. Fenestration includes two-over-two and six-over-six wood sash windows, wood panel and wood and glass panel entry doors, as well as a garage bay located in the northwestern shed-roofed wing. The buildings were heated by stoves as evidenced by the visible masonry flues (Figures 16 and 17). Limited information about the owners was located although deed research indicated that the Brochu family purchased the property in 1928 and are the current owners (Albemarle County Registry of Deeds 202:477; Albemarle County Tax Assessment Records). The function of the commercial building, perhaps a store, was not determined.



Figure 18. Store (VDHR #002-5045-1349), 3706 Irish Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019



Figure 19. Store (VDHR #002-5045-1349), 3706 Irish Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.8 Pace's Store/Esmont Gas Station (c. 1930; VDHR #002-0433/002-5045-1125)

Perhaps the resources which most epitomizes the transition from rural store to the accommodation of a service station reflecting the growing automobile culture is Pace's Store/Esmont Gas Station (Figure 18). John P. Pace, the original owner, is listed in 1930 and in 1940 as proprietor of a filling station (United States Federal Census 1930 and 1940; Albemarle County Registry of Probate WB 36:468; Albemarle County Registry of Deeds 198:338).

The original building comprises the store/filling station with porte-cochere. The frame building, which is supported by a poured concrete foundation, is clad in weatherboards and features two bays: a five cross-panel wood entry door and a large commercial style fixed window, which is currently boarded-up. The fuel pumps are no longer extant. The adjacent circa 1940 garage appears to be supported by a brick foundation. The walls are clad in sheet metal and the shadow of the Pace's Garage sign is still present. The two-bay building features paired two-over-two wood sash windows and paired garage bay doors. Both buildings are currently vacant.



Figure 20. Pace's Store/Esmont Gas Station (VDHR #002-0433/002-5045-1125), 3127 Paces Store Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.9 Store (c. 1930; VDHR #002-5045-0064)

The one-story, three-bay store located along Plank Road is constructed of concrete block, rather than frame, with weatherboards in the gable ends. The building reflects the beginning of utilizing concrete block as a building material for road-side stores, which would be ubiquitous during the 1940s and 1950s (see below). Entry into the building is through a glass and wood-paneled door centered on the façade. The door is flanked by large, boarded-up windows. A light pole, which appears to date to the early to mid-twentieth century, is extant near the corner of the building (Figure 19).

At the turn of the twentieth century, the property was owned by Ira McCary, who is listed in 1920 as a merchant. Subsequent owners include Denia W. Pace (widow), no occupation listed, and John L. Rhodes, who purchased the property in 1934, not listed in the 1940 census. The Rhodes family retained ownership of the property until 1999 (United States Federal Census 1920 and 1940; Albemarle County Registry of Deeds 120:410, 191:44, and 228:583; Albemarle County Tax Assessment Records).



Figure 21. Store (VDHR #002-5045-0064), 2760 Plank Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.2.10 Colle Service Station (c. 1930; VDHR #002-0834/002-5045-0218)

Located in the small village of Simeon, Colle Service Station is sited on the southeast corner of the intersection of Thomas Jefferson Parkway and Milton Road. The service station, which dates to the early 1930s, features the characteristic porte-cochere, which formerly sheltered the gas pumps (Figure 20). The pumps are no longer extant. The building projects the more rustic feel of the 1930s and 1940s roadside architecture with its stone exterior walls and posts supporting the porte-cochere. The appearance of the building is likely intentional as the resource is in the vicinity of James Monroe's Highlands, Michie Tavern, and Monticello and reflects the popular style of architecture which catered to tourists of the era. Similar to other service stations of the era, the building is constructed with three bays on the façade, although the windows and entry door are modern replacements. The building was also heated by stove as evidenced by the stone flue projecting through the roof slope.

Although known historically as the Colle Service Station and currently as Bishop's Store and Brix Marketplace, since 1940 the service station has been owned by the Woodward family. Stanley and Sarah Woodward resided in Washington DC in 1940 and may have been absentee landlords (United States Federal Census 1940; Albemarle County Registry of Deeds 247:212). Prior to the Woodward's ownership, the property was owned by F. L. Mehring, a horticulturalist for a fruit farm (United States Federal Census 1920; Albemarle County Registry of Deeds 167:432 and 167:435).



Figure 22. Colle Service Station (VDHR #002-0834/002-5045-0218), 1330 Thomas Jefferson Parkway.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3 Mid-Twentieth Century Stores (1931-1955)

With the continued expansion of the automobile culture and the increase in tourism during the mid-twentieth century, commercial buildings along heavily traveled routes often combined service stations with general stores, the precursor to today's convenience stores/gas stations. The wood-framed service stations with gable-roofed porte-cochere of the 1920s were still popular into the 1930s, but by the 1940s and into the 1950s and beyond, larger concrete block buildings became more ubiquitous. The buildings were less expensive to build, could accommodate the increased tourist traffic, and reflected the expanded car culture. The later 1940s through the mid-1950s buildings transitioned to stand-alone commercial buildings and abandon the residential component once integral to many of the commercial buildings of previous decades.

The examples used to illustrate the mid-twentieth commercial buildings in the Southern Albemarle Rural Historic District are selected from the least altered resources. Several commercial buildings have been omitted as the resources have been extensively altered and do not reflect architectural features of the building's original construction or function.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.1 Charles Thompson Store (c. 1940; VDHR #002-0858/002-5045-0431; Demolished)

Although demolished, Charles Thompson's store, located in Wake Forest, a predominately African American community, was a rare surviving example of a black-owned store. The building, similar to others of the time period architecturally, featured a porte-cochere, which sheltered gas pumps. The pumps have been removed, but the poured concrete island remains. The one-story building was three bays with a one-story ell/wing, both clad in weatherboards (Figure 21). The rear addition contained two rooms, at least one presumably for storage. According to oral history, Thompson constructed the store in the early 1940s and operating the business for 10 to 20 years. The store was reportedly the largest and one of only two in the area. Several signs were extant at the time of the survey in 1982, "Coca-Cola" and "Pepsi-Cola More Bounce to the Ounce" (VDHR Site Files).



Figure 23. Charles Thompson Store (VDHR #002/0858/#002-5045-0431), 2941 Rolling Road (Photograph taken by Jeffrey O'Dell).

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.2 Woodridge Market (c. 1940; VDHR #002-5045-0562)

Although altered with the addition of vinyl siding, the building carries on the one-story frame building tradition of earlier service stations while accommodating a road-side market for automobile traffic. The poured concrete island, now outfitted with lights, likely was the location for the fuel pumps. The building has been altered with the addition of vinyl siding and modern commercial-style windows, as well as a modern shed-roofed porch, although the resource still retains its massing and overall configuration (Figure 22). The parcel has transferred ownership a number of times since 1938, when the property was purchased by C. E. Durham and W. F. Long. In 1943, the building was transferred to William and Bertha May Shiflett. Although no information regarding the store was located, it is presumed that the building historically functioned in a similar capacity as the present day.



Figure 24. Store (VDHR #002-5045-0562), 4951 Rolling Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.3 Service Garage (c. 1940; VDHR #002-5045-1285)

The building, constructed in the 1940s, was originally built as a service garage with two large bays. The walls are concrete block construction and feature a stepped-parapet roof, common on late 1930s and early 1940s commercial buildings. The one-story gable-roofed wing was likely constructed during the 1960s (Figure 23). In 1974, the property was purchased by S. G. Spankler Farm Supply Inc. and converted to a supply warehouse. In 1989, the Augusta Co-Op Farm Bureau purchased the property (Albemarle County Registry of Deeds 550:459 and 1045:676). Currently the building's use appears to have reverted back to a service garage.



Figure 25. Service Garage (VDHR #002-5045-1285), 8173 Scottsville Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.4 Commercial Building (c. 1940; VDHR #002-5045-0922)

The two-story, three-bay concrete block building sits close to the road along Route 6/Irish Road near the intersection of Schuyler Road. The close proximity of the building to the road suggests the resource most likely served as a road-side store. The building appears to have residential space above, a common feature of rural stores (Figure 24). Although a full-width porch extends across the façade, the porch appears to have originally been one story. The second floor or the porch appears to be a modern addition or enclosed recently. Shed-roofed additions, also constructed of concrete block, extend off each gable end. The first floor six-over-six wood double-hung sash windows appear original to the building. No evidence for fuel pumps in front of the building was visible during the survey; however, a small storage shed contemporary in date to the commercial building is located on the property. Prior to 1958, the commercial building on the property and the adjacent building (VDHR #002-5045-0921) were owned by Phillip B. Beasley (Albemarle County Registry of Deeds 565:74).



Figure 26. Commercial Building (VDHR #002-5045-0922), 4963 Irish Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.5 Commercial Building (c. 1940; VDHR #002-5045-0921)

The adjacent commercial building to VDHR #002-5045-0922 is also cited in close proximity to Irish Road near the intersection of Schuyler Road. Similar in configuration, the building is a two-story, three-bay structure and is supported by a concrete block foundation (Figure 25). Shed-roofed wings are located off the gable ends. Mid-twentieth century commercial style lights are present along the façade. The center entry is sheltered by a small shed-roofed hood, the sheathing is no longer extant. The building features six-over-six wood double-hung sash windows. The original windows were replaced by vinyl sashes during the building's renovation in 2004, during which time the shed-roofed porch wings were also added.



Figure 27. Commercial Building (VDHR #002-5045-0921), 4983 Irish Road

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.6 Wayne's Country Store (c. 1950; VDHR #002-5045-0505)

The former country store, now office/warehouse space for Ironwood Builders, is similar to other two-story roadside commercial buildings within the rural historic district. The building is concrete block construction with a center entry door (Figure 26). The entry has been altered recently to accommodate a modern entry door. Large commercial-style fixed plate glass windows flank the entry, which have also been altered to fit modern multi-light windows. A large area to the southwest of the southern window appears to have been filled in and may have been a garage bay at one time. The shadow of a large rectangular sign is visible above the entry door and windows. Photographs taken during the 2004 survey depict the remnants of a poured concrete island for gas pumps and outfitted with light poles. The island and light poles have since been removed.



Figure 28. Wayne's Country Store (c. 1950; VDHR #002-5045-0505). 3591 Scottsville Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.7 Rolling Road County Store/Gas Station (c. 1950; VDHR #002-5045-0547)

Also located along a more major thoroughfare, the store on Rolling Road is typical of roadside commercial stores and gas stations of the 1950s. Known as the Rolling Road Country Store, the one-story building is simple in its rectangular plan and is constructed of concrete block (Figure 27). No ornamentation or architectural detail is present on the building's exterior. The roof of the building is flat with a parapet and a small shed-roofed addition has been constructed off the rear. The façade features three bays with a center entry, now modern. The building appears to be currently vacant and the gas pumps and associated island in front of the building near the road, present during the 2004 survey, have been removed.



Figure 29. Store (VDHR #002-5045-0547), 3937 Rolling Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.8 Service Garage/Gas Station (c. 1950; VDHR #002-5045-0919)

Similar to the store along Rolling Road (see Figure 28), the service station, located at the corner of Irish and Green Creek Road is more architecturally intact, although currently vacant and the windows and doors boarded-up (Figure 28). The one-story, concrete block building, known most recently as Walton's Mountain Auto Repair, has a stucco exterior and flat parapeted roof. The façade features four bays, which include two service garage bays, a single-leaf wood-paneled entry door with transom, and a large commercial-style fixed window. The remnants of a brick clad fuel pump island are extant; however, the pumps have been removed.



Figure 30. Service Station (VDHR #002-5045-0919), 5550 Irish Road.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

4.3.9 Commercial Building (c. 1955; VDHR #002-5045-1302)

The small, one-story frame commercial building located along Valley Street currently houses C & S Motors, which appears to be a used car business. The original block is frame construction with weatherboard exterior and common to a number of one-story commercial buildings, also features a front gable roof. A shed-roofed wing was added to the building in the late twentieth century (Figure 29). Reflective of its construction date, the building also features exposed rafter ends. The function of the building prior to 1967 is unknown; however, the resource appears to have been a car dealership for much, if not all, of its history since 1967 when it was purchase by Massey-Fisher Ford, Inc. (Albemarle County Registry of Deeds 424:543).



Figure 31. Commercial Building (VDHR #002-5045-1302), 932 Valley Street.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

5.0 SUMMARY AND CONCLUSIONS

From May 26 to August 15, 2016, Stantec conducted a Phase I cultural resources survey of approximately 32.7 miles associated with the proposed Doods to Cunningham 500 kV transmission line project in Augusta, Albemarle, and Fluvanna Counties, Virginia. The project includes the wreck and rebuild of existing structures in existing ROW from the existing Doods substation to the existing Cunningham substation. The report entitled *Phase I Cultural Resources Survey, Proposed Dominion Virginia Power Doods to Cunningham 500 kV Transmission Line Rebuild Project, Augusta, Albemarle and Fluvanna Counties, Virginia* (VDHR File No. 2015-1105), was submitted to the VDHR for review. Upon review of the document, VDHR determined that the proposed transmission line improvements would have a moderate visual impact to the contributing resources to the Southern Albemarle Rural Historic District within the survey area. As a result, Stantec, on behalf of Dominion Energy, proposed a community-based mitigation option to offset the moderate visual impact determination to the Southern Albemarle Rural Historic District from the proposed transmission line rebuild project.

Stantec, with consideration from Dominion Energy, proposed a study of the late nineteenth (1880) through mid-twentieth century (1955) commercial and industrial development of the Southern Albemarle Rural Historic District as these resources are lesser known historically within the district. The date range for the study was determined by the Period of Significance of the historic district. VDHR requested a Scope of Services for the project, which was submitted for review. Per an email dated July 21, 2017, VDHR approved the “proposed mitigation measures [for the Southern Albemarle Rural Historic District as] reasonable and proportionate” for the level of adverse visual effects from the proposed Cunningham-Doods 500 kV transmission line rebuild project.

The commercial resources discussed within this historic context illustrate the evolution of retail establishments within the Southern Albemarle Rural Historic District from circa 1880 to 1955. The earliest stores provided a wide variety of provisions to the surrounding community, often purchased on buying trips to larger cities or taken in trade from local farmers. The stores varied in size depending on location and were designed to best present the merchandise, as well as prevent loss, as described in the historic context above. Commercial buildings in the late nineteenth century and into the early decades of the twentieth century were often located at intersections and/or along major transportation routes. Most were small one-story frame buildings with front gable roofs, three bays on the façade with entry in the center bay flanked by windows. Several examples illustrate windows utilized for the display of merchandise. Some examples of two-story commercial buildings were outfitted with residential space on the upper floor. This served as domestic space for the shop keeper and provided an additional level of security. To accommodate the increase and popularity of the automobile as a mode of transportation, most of these stores added fuel pumps. The addition or construction of small service garages was also common. By the later 1940s through 1955 (the end date of the study) store construction had transitioned from frame to concrete block, presumably a less costly building material. The residential component had also disappeared. The retail spaces phased out the general provisions as more people has access to larger commercial establishments in nearby towns and cities; however, the stores did provide snacks and fuel for tourists and became the precursor to today’s convenience stores.

June 14, 2019

6.0 REFERENCES

Albemarle County Registry of Deeds

Albemarle County Registry of Probate

Albemarle County Tax Assessment Records

Atherton, Lewis E.

1949 *The Southern Country Store 1800-1860*. Louisiana State University Press, Baton Rouge.

Ayers, Edward L.

1992 *The Promise of the New South: Life After Reconstruction*. Oxford University Press, New York.

Cameron, Catherine

2008 "Tools From the Earth". In *American Indian Places: A Historical Guidebook*. ed. by Frances H. Kennedy. Houghton Mifflin Harcourt. Chicago, Illinois.

Carlton, David L.

1980 *Mill and Town in South Carolina: 1880-1920*. Louisiana State University Press, Baton Rouge.

Carzo, Eileen Daney

1985 *Administration of George Washington, 1789-1797 2nd Congress, 2nd Session. Volume 17: February 28, 1793 - November 5, 1793 (National State Papers of the United States 1789-1817. Part II: Text of Documents*. Michael Glazier, Inc. Publisher. Yonkers, New York.

Clark, Thomas D.

1944 *Pills, Petticoats, and Plows: The Southern Country Store*. University of Oklahoma Press, Norman.

Fearnbach, Heather

2012 *Historic Store Context: Burke, Caldwell, Cleveland, McDowell, and Rutherford Counties*. Historic Architectural Resources Survey Report, North Carolina Department of Transportation, Raleigh.

Fiore, Heather

2014 Canadian stone producer revives American soapstone quarry. In *Stone World Magazine*, April 1.

Ford, Thomas K.

1958 *The Miller in Eighteenth-Century Virginia*. Colonial Williamsburg Foundation.

Hahn, Steven

1982 *The Roots of Southern Populism: The Transformation of the Georgia Upcountry, 1850-1890*. Oxford University Press, New York.

Hallock, Jennifer, Gardiner Hallock, and Kristie Baynard

2007 "Southern Albemarle Rural Historic District" National Register of Historic Places Nomination Form.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

Heisler, Joseph L., and K. Edward Lay

1983. *Country Stores of Albemarle County, Virginia*. School of Architecture, University of Virginia, Charlottesville.

Hendricks, Christopher E.

2006 *The Backcountry Towns of Colonial Virginia*. The University of Tennessee Press, Knoxville.

Janney, Werner L. and Asa Moore, eds.

1978 *John Jay Janney's Virginia: An American Farm Lad's Life in the Early 19th Century*. EPM Publications, Inc. McLean, Virginia.

Jefferson, Thomas

1787 *Notes on the State of Virginia*. Andesite Press. Boston, Massachusetts.

Martin, Ann Smart

1993 "Buying into the World of Goods; Eighteenth-Century Consumerism from London to the Virginia Frontier". Ph.D. Dissertation, College of William and Mary, Williamsburg, Virginia.

2008 *Buying into the World of Goods: Early Consumers in Backcountry Virginia*. The John Hopkins Press, Baltimore.

Moore, John Hammond

1976 *Albemarle: Jefferson's County 1727-1976*. University Press of Virginia, Charlottesville.

Nelson, Wilbur A.

1962 *Geology and Mineral Resources of Albemarle County*. Bulletin 77, Virginia Division of Mineral Resources. Charlottesville.

StoneBTB

2009 *The early 1800s marked the rise of the American granite industry*
<http://www.stonebtb.com/news/the-early-1800s-marked-the-rise-of-the-american-granite-industry-15605.shtml>. Accessed April 2019.

Thompson, Timothy A.

1999 The Distribution of Consumer Goods in Virginia. In *The Archaeology of 19th-Century Virginia*. Edited by John H. Sprinkle, Jr. and Theodore R. Reinhart. Special Publication No. 36 of the Archaeological Society of Virginia. Spectrum Press, Richmond, Virginia.

Tunis, Edwin

1965 *Colonial Craftsmen and the Beginnings of American Industry*. The Johns Hopkins University Press, Baltimore and London.

United States Federal Census Records 1900, 1910, 1920, 1930, and 1940.

HISTORIC CONTEXT OF COMMERCIAL AND INDUSTRIAL ARCHITECTURAL RESOURCES WITHIN THE SOUTHERN ALBEMARLE RURAL HISTORIC DISTRICT, ALBEMARLE COUNTY, VIRGINIA

June 14, 2019

Webb, Harry W. and Palmer C. Sweet

1992 Interesting Uses of Stone in Virginia-Part I. In *Virginia Minerals*, Volume 38, Number 4. Virginia Department of Mines, Minerals, and Energy.

Wells, Camille

1993 The Planter's Prospect: Houses, Outbuildings, and Rural Landscapes in Eighteenth-Century Virginia. In *Winterthur Portfolio* 28, 110, I.

Wiener, Johnathan M.

1978 *Social Origins of the New South: Alabama, 1860-1885*. Louisiana State University Press, Baton Rouge.

York County

1720 Order and Will Book, 15. John D. Rockefeller, Jr. Library, Colonial Williamsburg Foundation.

Zimiles, Martha and Murry Zimiles

1973 *Early American Mills*. Clarkson N. Potter, Inc., New York.