NEW HAMPSHIRE DIVISION OF HISTORICAL RESOURCES
State of New Hampshire, Department of Cultural Resources 603-271-3483
19 Pillsbury Street, 2nd floor, Concord NH 03301-3570 603-271-3558
Voice/ TDD ACCESS: RELAY NH 1-800-735-2964 FAX 603-271-3433
http://www.nh.gov/nhdhr *preservation@nhdhr.state.nh.us*

REPORT ON DISTRICT NO. 1 SCHOOLHOUSE HEAD CHAPEL

PLEASANT STREET HOOKSETT, NEW HAMPSHIRE

James L. Garvin
May 23, 2004

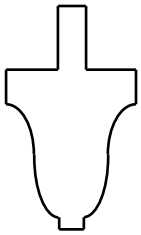
This report is based on a brief inspection of the building on the afternoon of May 20, 2004. The purpose of the inspection was to assess the general condition of the building and to make recommendations for its care and rehabilitation by the Hooksett Heritage Commission.

Summary: The Head Chapel, which began its existence in 1839 as the schoolhouse for Hooksett District No. 1, is a significant brick building standing within an area that was noted for brick production in the nineteenth century. We did not examine the roof frame of the building, but the remainder of the structure is in good condition. The adjacent (but not connected) woodshed/privy is also in good condition, though it has been altered inside for use as a utility shed and suffers from some decay of its sills. Both buildings embody and portray the educational history of Hooksett and are a significant social and architectural legacy for the town. Their rehabilitation will be an appropriate project for the Heritage Commission and will make a lasting contribution to the community and the region.

Description and evolution of the schoolhouse: The Head Chapel is a small, rectangular brick structure standing on a foundation that is composed of split granite underpinning stones. These slabs are supported by fieldstone rubble that was evidently placed in trenches around the perimeter of the building. The structure is gable roofed, and its eastern gable end, facing Pleasant Street, is treated as the façade. The building has a central doorway surmounted by a semielliptical arched opening, now filled with a glazed sash. There are no flanking windows on the façade, but the building once had a second entrance door (not original and since bricked up) to the left (south) of the main entrance,

near the southeast corner of the building. Remnants of hardware show that the building originally had window blinds.

The north and south side elevations of the building have two rectangular window openings, each spanned by a split granite lintel and having a wooden slip sill. The sashes in these openings are two-over-two units with this muntin profile, which is characteristic of the era from about 1880 to the present:



The rear (western) elevation of the building has two windows that are identical in detail to those on the sides. The northernmost of the rear windows is covered with a sheet of plywood. An adjacent woodshed and privy building, which stands only a few inches from the wall of the brick building, blocks the southernmost rear window. A former ventilation opening between two of the underpinning stones is located north of the center of the rear elevation. The opening is spanned by a rough stone lintel and has been sealed with mortar and stone infill.

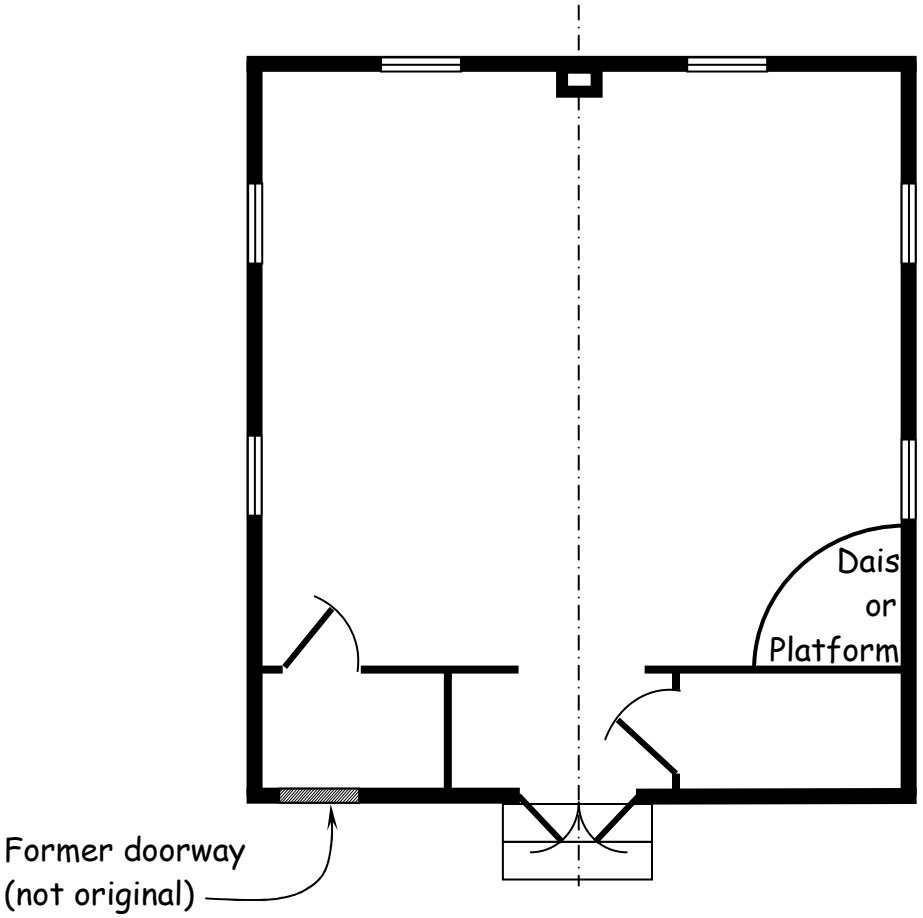
The rake of the roof at each end of the building is trimmed with a wooden board that bears Grecian ovolo moldings and appears to date from construction of the building in 1839. Modern metal ventilating louvers pierce each gable just below the apex of the roof. In conjunction with a ridge vent, these louvers provide the only ventilation for an attic space that was originally sealed except for a small access hatch (perhaps also modern) in the ceiling of a closet at the front of the building. A one-flue chimney, apparently corbeled from the rear interior wall of the schoolroom, pierces the ridge of the roof at the back of the building. The metal ventilating louver in the rear wall penetrates the flue of this chimney, which presumably had other bricks removed from its inner face to provide ventilation of the attic space.

Where splitting marks are visible, all granite elements of this building were split using the flat wedge method rather than with the plug drill and plugs and feathers. The latter splitting method was generally used after about 1830, so the employment of the earlier technique on this building of 1839 illustrates a degree of conservatism on the part of the stoneworkers. None of the granite has a hammered face.

The face bricks are uniform in color and apparent hardness. Their structural quality appears high, but they were not molded with great care. They are laid in common bond on all elevations of the structure, as would be expected after about 1830, with a header course every eight courses. The brick walls are in good condition, and display only minor evidence of settlement and step cracking. The cornice at the eaves of the building was created by corbeling a course of headers about four inches, and laying two courses of stretchers above the corbel. The bricks that fill the former second doorway on the front

of the building match the original bricks fairly closely, so the former presence of this second opening is not obtrusively evident. These infill bricks are, however, considerably more varied in color than the original face bricks.

The interior of the building has a front entry that leads through a former cloakroom area to a single meeting room. A floor plan, not to scale, is given below.

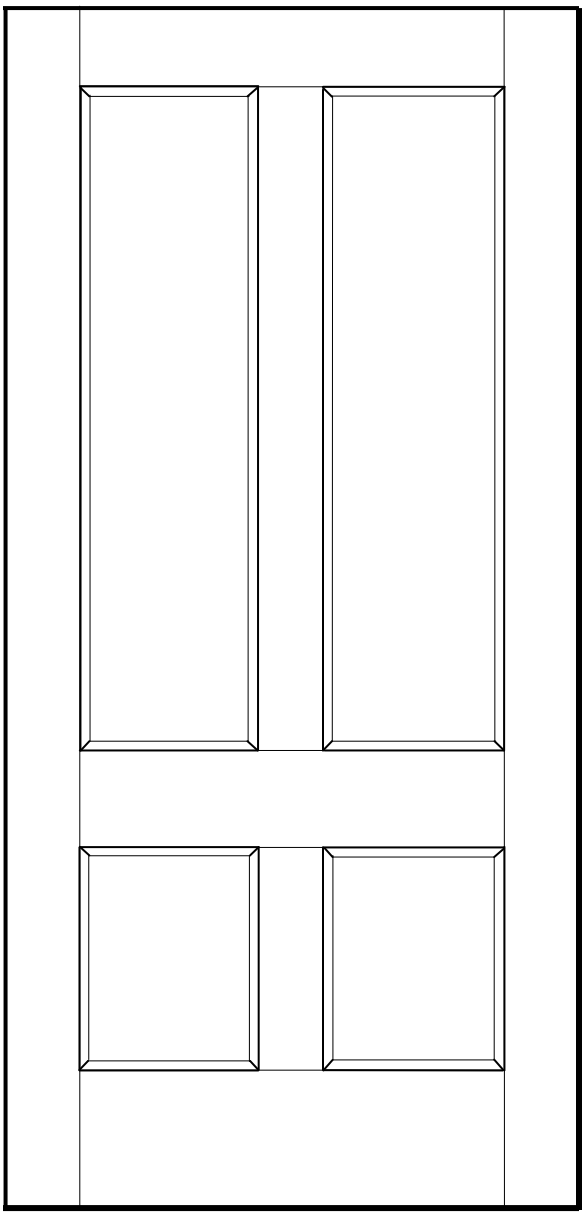


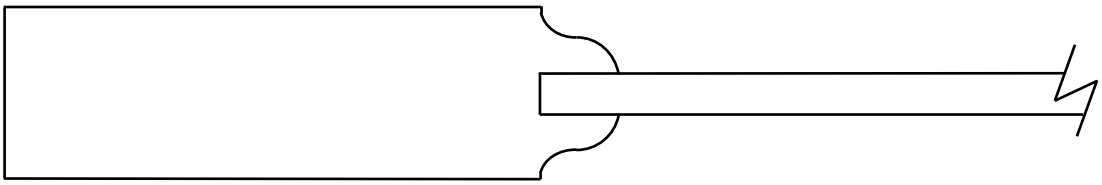
The original interior finish of the schoolroom has largely been replaced. It appears that both the main room and the two original cloakrooms at the front of the building were originally wainscoted to the height of the building's windowsills. The wainscoting was composed of horizontal planed boards with square (unbeaded) edges. These boards remain around the main room and on the inner and outer walls of the cloakrooms. The walls were originally plastered above this wainscoting, and remain so in the main room, although the plaster may have been renewed in the late 1800s, with sawn lath replacing the original split board lath.

The interior appears to have been thoroughly remodeled at the end of the nineteenth century. Cursory examination suggests that this remodeling entailed replacement of the original ceiling with the existing pressed metal ceiling, the installation of narrow maple flooring, the replacement of original six-over-six window sashes with the existing two-over-two sashes, the replacement of interior window casings, the installation of the

second entrance doorway, and the opening of a new interior doorway through the southern cloakroom partition to provide access from the new exterior door into the classroom. The door and window casings associated with this major remodeling are partly embedded in the wall plaster. This suggests that the interior was re-plastered at this time—perhaps, as noted above, over new sawn lath—after the casings were installed.

The door that now separates an office in the northern cloakroom from the entrance foyer displays the same late-nineteenth-century style as the interior door that originally led from the schoolroom to the second entrance. The first-mentioned door was originally an exterior door that once had a lock and bears clear signs of weathering on one face. It is likely that this door was originally installed in the new second entrance and that these two doors, identical in style and aligned with one another as shown on the floor plan above, were installed at the same time. The general pattern, and the stile and rail profile, are shown below.





Cross-section through stile or rail of doors

Evidence in the cloakrooms suggests that these areas were sheathed in wood above the original wainscot level during this remodeling, probably because rough treatment had damaged plaster walls here. The new sheathing boards can be seen above the original wainscot boards. They are horizontal boards of uniform width (probably tongued and grooved), having a single bead at each joint.

A future inspection of the attic will reveal whether the framing (and perhaps the lath) for the original plastered ceiling is intact above the pressed metal.

The pattern of the doors shown above, together with the two-over-two window sashes and the metal ceiling, all conform to a date of around 1900 and suggest that the building was modernized at about that time. A study of the school district reports and accounts in the published Hooksett annual town reports is inconclusive in providing positive documentation for these changes. For the most part, the Hooksett school boards of the late nineteenth and early twentieth centuries were not specific in detailing alterations or improvements to the town's several district schoolhouses. The published school accounts of the period are financially precise, and document many repairs and alterations to the school buildings, yet very seldom mention any specific school by name or by district number. At this period, as reported in the 1898 annual town report, Hooksett maintained seven rural district schools, plus a two-story brick schoolhouse in the village and "Mrs. Hebert's school [in] the village." These published documents therefore permit only general conclusions to be drawn regarding any single schoolhouse.

It is clear from this documentation that the Hooksett school authorities were intent on repairing and improving the town's schoolhouses from the 1880s onward. From 1889 through 1900, the reports mention such expenditures as "frames and sash," "plastering," "mason work on school house," "windows for school house," and "hardware, glass, and oil," without specifying which buildings were being repaired. We also see a number of references during this period to the purchase and adjustment of desks and seats from several manufacturers, documenting the replacement of older benches by then-modern cast iron and wooden school furniture. The closet in Head Chapel retains a single cast iron desk bracket that may permit the identification of the manufacturer and pattern of the furniture that was installed in the building around the turn of the twentieth century. Further evidence of the arrangement and placement of desks and seats in the building

may be apparent through marks on the hardwood floor, which was probably installed in the late nineteenth century but is now covered with modern carpeting.

From the annual report of 1896, we also know that the former two-story brick School Number 6, "at the village, has had a metal ceiling put in the primary department," purchased from Danforth, Forest & Morgan at a cost of $72.55. This suggests a campaign at about this time to replace defective plaster ceilings with hygienic and attractive steel ceilings like the one we see today in District Schoolhouse No. 1.

Accounts that may document much of the modernization of District Schoolhouse No. 1 appear in the annual reports for the years ending on February 15, 1898 and February 15, 1899. The first report lists "repairs on [District Schoolhouses] Nos. 1 and 6" at $26.06 and $3.25. The second report does not denote the buildings being altered, but does enumerate several items that could reflect elements seen in the building and described above. These include:

Danforth & Forrest Co., [metal] school room ceiling,	$49.40
J. G. Fellows & Son, nails, butts, and glass,	$7.81
Head, Dowst Co., doors, lumber and shingles,	$51.14

Also included are:

J. B. Ordway, labor repairing schoolhouse,	$32.89
V. H. Boutin, " " "	$1.00
Fred Mitchell, " " "	$28.75
J. B. Ordway, labor and glass,	$1.25
W. F. Head & Son, lumber,	$27.56
G. A. Robie & Son, hardware, glass, and oil,	$6.68

Given the limited budgets and frugality of the period, it is likely that the late nineteenth-century alterations to District Schoolhouse No. 1 were not all made in a single year, but rather were spread over several years. By 1900, however, it is probable that the building stood in essentially the condition we see today, but with a second front door installed for some purpose that must have been clear at the time. Physical evidence in this space suggests that the former secondary entry could already have been partitioned off from the original cloakroom, perhaps as a teacher's closet. Confirmation of that possibility will require more detailed study of the sheathing boards, nails, etc., of its walls.

Despite the evident efforts to modernize District Schoolhouse No. 1 at the end of the nineteenth century, the building was destined to remain in service for only a few more years. The 1908 annual report notes that "it is a matter of fact, that the school population in districts Nos. 1, 3, 7 and 8 is very small and that by consolidation, or transportation to graded schools, better results could be attained and a financial saving effected." The 1898 report establishes that School District No. 1 was the Head District; School District No. 3 was Rowe's Corner; School District No. 7 was Hackett Hill; and School District No. 8 was River Road.

The 1912 annual report notes that District Schoolhouse No. 1 had spring and fall terms, but was closed during the winter school term. The report states that "Head's school was closed for the winter term, there being but two pupils and full as near for them to attend the village school, thus making a saving of $88, not including fuel." The report of the following year notes, "School No. 1. Head District. This school has been closed during the entire year, the scholars coming to No. 6 school [the Village School]."

It seems unlikely that any maintenance funds were expended on the building after 1912, or even before, as the student population dwindled to almost none. This probably accounts for the weathered appearance of the door of the second entrance, which is apparently the door that is now installed to the right of the main entrance to close off the cemetery office. It is unlikely that this door received any paint for many years.

A chronology of the history of District Schoolhouse No. 1 compiled by the Hooksett Heritage Commission notes that article 12 of the 1922 town warrant asked "to see if the town will vote to raise the sum of money necessary to remodel No. 1 school house into a chapel." The chronology further notes that the minutes of the town meeting of March 14 reveal that the town did appropriate $300 on a motion by E. S. Head.

Conversion of the schoolhouse into Head Chapel does not appear to have entailed much physical alteration of the building. It appears that the newer doorway was bricked up, and its door was hung at the southern end of the northern cloakroom to create an office. The interior of the former secondary door opening was sealed with double-beaded "ceiling boards" that resemble the earlier single-beaded horizontal sheathing in the entry, yet are distinguishable from the older sheathing.

The semielliptical transom over the front door is not original to the building. Its muntin profile dates from after 1880 and matches the window muntin profile shown on page 2 of this report. The arched opening over the front door could originally have been treated in two ways. In keeping with the general economy that is evident in the building, the opening could have had an infill of solid wood, probably with a louvered fan blind attached to the exterior. Several dwelling houses dating from the 1830s in this part of the Merrimack Valley have such unglazed treatments of semielliptical doorway transoms.

Alternatively, the arched opening could have been filled with a glazed fanlight. In the absence of front windows flanking the central doorway, this would have shed some natural light into the cloakrooms at the front of the building.

The present semielliptical sash could date from around 1900, when the building underwent the remodeling described above, or from after 1922, when the structure was converted to Head Chapel. The same style of muntin would have prevailed at either date.

Evidence suggests that the present glazed sash dates from after 1922. The design of the glazed sash matches that of an inner semielliptical arched unit placed above the wide opening that leads from the front entry into the large meeting room. As noted above, all

the door and window casings that date from the pre-1900 remodeling of the schoolhouse were mounted in place before the walls were plastered; thus, much of their thickness is embedded in the wall plaster. By contrast, the casings of the inner arched opening were secured over the surface of the plaster. The full depth of these casings is revealed above the wall surface. This suggests that the inner arched opening resulted from conversion of the building to Head Chapel after 1922. Since the inner and outer arched transom units match one another, it appears that both date from 1922 or after.

As shown by an interior photograph that was made for or by the Hooksett Women's Club, the interior of the chapel was not further embellished until that organization undertook the renovation of the building in 1965-66. This photograph shows the rear chimney and wall exposed to view, and the room without carpeting or pews. The renovations of 1965-66 provided draperies that covered the rear (west) wall and its two window openings, window curtains, and a wooden enclosure that rose from the floor of the room to enclose the chimney. The present pews were probably installed at that time. The building was first provided with electricity in 1965.

Description of the woodshed-privy: Placed within inches of the western wall of the brick school building is a framed and clapboarded structure that was built and partitioned as a boys' and girls' privy and as a woodshed. It is likely that the boys' privy was originally on the south side of the building, adjacent to the woodshed and apparently reached through the same exterior door, because it was usually the duty of male students to bring firewood into nineteenth-century schoolrooms. The door leading to the woodshed has been relocated to the east in order to provide easier access for cemetery machinery and implements, and the original partition separating the privy and woodshed has largely been removed. Each privy has a small window, that for the southern privy being located on the western gable wall of the structure, and that for the northern privy located adjacent to its entrance on the north side of the building.

The woodshed-privy is an old structure, possibly dating from the time of construction of the brick schoolhouse in 1839. It has a relatively heavy braced frame with sawn posts, wall plates, tie beams, diagonal braces, and common rafters. Where visible, all framing members were sawn on a reciprocating water-powered sawmill, as were the wall sheathing boards. The original roof sheathing has been partially replaced by circular-sawn boards.

The sills of the woodshed-privy show evident decay in certain areas. Otherwise, the building appears to be in perfectly sound structural condition.

It should be noted that the woodshed-privy was moved to its present position from a point somewhat more distant from the schoolhouse. The wall facing the schoolhouse is clapboarded. With only a few inches between the two buildings, it would have been impossible to clapboard this wall of the wooden structure in its current position, nor would it have been desirable to block one of the two western windows of the schoolroom when classes were held in the building.

Historical context of the District No. 1 Schoolhouse: There appears to be no existing survey of all surviving nineteenth-century district schoolhouses in New Hampshire. The files of the New Hampshire Division of Historical Resources do contain information on a number of such buildings that have been entered in the National Register of Historic Places either individually or as structures within districts. The photographic files at the New Hampshire Historical Society also contain historic photographs of a number of district schoolhouses located throughout New Hampshire.

Based upon available evidence, it appears that the District No. 1 schoolhouse in Hooksett is unusual in having been built of brick in an age when most similar buildings were more cheaply constructed of wood.

The photographic files at the New Hampshire Historical Society include images of a few brick district schoolhouses that, from their style and appearance, appear to date from the period before 1830. One of these stands in Chester, and has been converted to a dwelling house. Another stood in ruinous condition in Atkinson early in this century. Because the schoolhouse is not mentioned in the Atkinson survey materials in the files of the Division of Historical Resources, it may be assumed that this building is destroyed. The southeastern region of the state probably included a few other brick schoolhouses of this period and many wooden ones, but almost all appear to have been demolished or converted to houses.

In the coastal region of New Hampshire, most schoolhouses built from about 1800 through the 1820s appear to have had hipped roofs. The Hooksett building was built with a gable roof and with a gable end as the façade, anticipating the gable-fronted schoolhouses that became popular after the advent of the Greek Revival architectural style in the 1830s.

Many wooden schoolhouses survive as dwellings or summer cottages throughout New Hampshire. Most can be recognized at a glance by their small size, their square or rectangular plan, and the rows or groups of windows often seen on their south sides. These characteristic window groupings generally denote a school building built after 1850, or else an older building that was remodeled after 1850. The earnest and persuasive urgings of the New Hampshire Commissioners of Common Schools, beginning in the late 1840s (see below), resulted in many changes and improvements to older school buildings and in the construction of newer buildings on improved plans. Among the features urged by the Commissioners, and by architectural theorists of the age, was an increase in the number of windows in the buildings, especially on the south sides. Poor illumination was a common fault of the older schoolhouses, and an increase in the size and number of windows was thought to be a practical alteration that greatly improved conditions for students.

Because it was a brick building not easily adapted with added windows, the Hooksett schoolhouse retains the relatively few window openings that were characteristic of the now-largely-lost earlier buildings.

Brick buildings were uncommon in rural areas of northern New England until the 1820s and 1830s. Due to a series of changes in attitude, fashion, and economics, brick buildings began to appear in country towns during this period, yet remained relatively rare even in areas that had abundant clay for brick manufacture. Brick buildings were more costly than wooden ones of the same dimensions, especially when bricks had to be transported some distance from their place of manufacture. Hooksett was fortunate in being at the heart of one of the most productive brick manufacturing areas in New Hampshire, and the District No. 1 schoolhouse is a relatively early reflection of that manufacturing tradition.

The school building is characteristic of its era in having walls laid in common or American bond. Most brick buildings of the period before about 1830 employed the more complex Flemish bond, at least for the walls that were visible from public highways. Use of the Flemish bond results in eight-inch walls with alternating headers and stretchers in each course. The American bond produces eight-inch walls in which the face bricks and backing bricks are locked together by a series of header courses at intervals through the height of the wall. The American bond allowed walls to be constructed more quickly and therefore more cheaply than before.

The files of the Division of Historical Resources list the following New Hampshire schoolhouses in the National Register of Historic Places:

1829 New Ipswich District School No. 1, now the headquarters of the New Ipswich Historical Society. This brick building was eventually converted to a blacksmith shop and was later restored to its original form.

1835 Newport District School No. 7, a wooden building restored to its original interior appearance by a local chapter of the Daughters of the American Revolution and opened to the public in the summer months.

1835 Madison District School No. 1, a wooden building now used as a town and school library.

1838 Nelson District School No. 1, a two-story brick building retained in town ownership and used for meetings.

c.1840 Nottingham Dame School, a wooden building reputedly converted to a schoolhouse from a meeting house, and now used as an adjunct to the modern Center School in Nottingham.

1846 High Tops School, Westmoreland, a wooden schoolhouse in the Greek Revival style, retained in town ownership and used for meetings.

1850 Nottingham Square Schoolhouse, Nottingham, a two-story wooden building maintained by a local chapter of the Daughters of the American Revolution.

1858 Wakefield District School No. 2, a brick schoolhouse in the Greek Revival style, used as a meeting place by the Wakefield-Brookfield Historical Society.

Concern over the generally low level of support for New Hampshire schools, and the poor quality and maintenance of school buildings, led the New Hampshire legislature to establish the position of State Commissioner of Common Schools in 1846. The first annual report of the Commissioner in 1847 placed particular emphasis on schoolhouse architecture, lamenting the "multitudes of [school]houses, in the State, not only inconveniently located, and awkwardly planned, but absolutely dangerous to health and morals . . . and this in places, where private taste is adorning the town with ornaments of architecture and enriching the country with the fruits of rural industry. It is, however, encouraging to find, that a better feeling is coming to prevail on this subject. Many districts are rebuilding, and, in most instances, upon an improved plan."

In June, 1849, to encourage the improvement of chronically poor district schoolhouses across the state, the legislature authorized the distribution of a copy of Henry Barnard's *School Architecture; or Contributions to the Improvement of School-Houses in the United States* (1848) to the selectmen of each New Hampshire town. This campaign resulted in noticeable improvement in school buildings during the 1850s. One model schoolhouse was illustrated in the *Third Annual Report of the Commissioner of Common Schools* (1849). This was the brick schoolhouse of the northern district in Greenland, built in 1847 and still standing beside New Hampshire Route 33 (formerly Route 101) in that town. The illustration of this building was evidently the inspiration for District No. 1 schoolhouse in Pembroke, which stands opposite the Pembroke Congregational Church on Pembroke Street. Built in 1851, this brick building was described in the Pembroke town report for that year as "a beautiful, commodious, and well-arranged school-house; a model for the town."

These "model" school buildings of the late 1840s and early 1850s actually differed little from the 1839 District Schoolhouse No. 1 in Hooksett. The Hooksett building was certainly one of the most substantial school buildings in any rural New Hampshire town when it was built. It might well have been cited as a model in its own right if a State Commissioner of Common Schools had been named and had begun a campaign of schoolhouse improvement in 1839 instead of 1846.

Treatment of the buildings: The Hooksett Heritage Commission is fortunate in that the Head Chapel remains in good condition, probably having suffered its greatest period of neglect between 1912 and 1922. The building has been well maintained since being transformed into a chapel.

The Hooksett Heritage Commission is already aware that the federal Secretary of the Interior has suggested four methods of treating historic buildings: preservation, rehabilitation, restoration, and reconstruction. The *Secretary of the Interior's Standards for the Treatment of Historic Properties* are reproduced at the end of this report. The main task before the Commission now is the preservation of the building. After the Commission has stabilized and protected the structure, the Commission may wish to

consider restoring the building to some condition prior to its remodeling as a chapel. It is important to recall, however, that the use of the building as a chapel is a significant part of the history of the building.

For the moment, the following approaches would provide an appropriate level of preservation of the building, pending development of a more detailed program of treatment.

Roof: As observed from the ground, the roof appears to be in good condition. Inspect the roof framing from the attic. Note any damage to rafters or sheathing, and any signs of active leaks. Inspect the shingles from the exterior. Repair any areas of damage and cover any exposed nail heads with mastic or flashing.

Ceiling: The ceiling is generally in good condition. In common with many steel ceilings in unheated buildings that have been neglected from time to time, the ceiling shows a few spots of rust. Near the north wall, there are one or two small holes in the steel sheets, probably caused by chronic leakage that went unnoticed until the steel rusted through. Typically, steel ceilings in unheated buildings also experience condensation when cold weather turns warm and foggy during winter and spring thaws. If rust has begun to form, such condensation promotes further rusting.

Although a number of manufacturers are once again producing pressed steel ceiling panels, fillers, and cornices, it is a matter of luck to find a new product that matches a hundred-year-old ceiling pattern. A search through available sources has thus far not located available metal ceilings that duplicate the patterns that are seen on the ceiling of the chapel.

To treat the historic ceiling in the absence of reproduced panels, clean off existing rust, being careful not to damage adjacent metal that will have been thinned by moisture. Prime all cleaned areas with a metal priming paint. If desired, fill holes with spackle applied to wire screening placed above the hole.

In painting any ceiling, it is important to note that “ceiling white” paint is not pure white. Its hue almost invariably varies from manufacturer to manufacturer. Thus, one cannot expect to do “touch-up” painting on an existing white ceiling without using exactly the same paint that was last applied to that ceiling. To obtain a uniform appearance, it is usually necessary to repaint the entire ceiling from edge to edge.

Wall plaster: The wall plaster in the main room is in very good condition, with few shrinkage cracks. As noted above, the current plaster may have been applied over new wooden lath around 1900, replacing original plaster that would have been applied over split-board lath in 1839.

The adhesion of the current wall paint is very good. Plastered walls and ceilings were commonly colored with chalk-based calcimine through the early twentieth century. Because more recent oil-based or latex paints do not adhere well to plaster that retains a

residue of calcimine, it appears that the walls of the chapel were carefully cleaned and prepared to receive the current paint. Thus, few problems are to be expected if the Commission decides to repaint the walls.

Shrinkage cracks in wall plaster are almost inevitable when wooden lath and framing support the plaster. Cracking of the chapel walls is minor. After the walls have been washed, cracks may be raked out with a utility knife and filled with spackle.

The standard treatment in repainting walls that are in good condition is to wash the surfaces carefully to remove dirt that may prevent good bonding with the new paint. The best paint treatment for the walls would be the application of a coat of priming paint, followed by the final wall color. Traditionally, preservationists have recommended the use of oil-based paints for such work, but modern latex paints have been improved to the point were they may equal oil-based interior paints. Many latex paints, however, are intended to be applied over an oil-based primer, so it will be important to follow the manufacturer's instructions carefully if the plaster is repainted.

Window sashes: The windows of the building appear to be in good condition. As noted above, the current sashes are relatively modern, apparently having been installed just before 1900.

In recent years, the movable sashes have been protected by wooden storm sashes, and this added protection has undoubtedly helped to preserve the older windows. Nevertheless, the movable sashes should be inspected for loose or missing putty on their exterior sides, and the glazing compound should be renewed where it is not sound, then repainted to protect it from the elements. Having been installed in the original window frames of 1839, the present two-over-two sashes will not be counterbalanced by weights. They may, however, be fitted with spring bolts or lever sash stays that will allow them to be help open without the traditional method of using a stick or prop.

Wooden storm windows, like those currently on the building, often provide a degree of protection that is equal or superior to that afforded by triple-track aluminum units. Where wooden storm sashes exist, consideration should therefore be given to retaining them in service.

Since ventilation of the building is a consideration, and since the wooden storm sashes are now screwed tightly to the original window frames, it may be prudent to apply the traditional hooks and fasteners that were used with wooden storm sashes. Installation of such hardware would allow the wooden sashes to be swung open at the bottom when ventilation is needed, then secured, tightly closed, when the building is not in use or in cold weather. Traditional hangers and fasteners for wooden storm windows are again being manufactured after being unavailable for many years.

Floors: The Heritage Commission will want to consider whether it wishes to keep the current floor carpeting or explore the condition of the wooden flooring beneath the carpet. The latter appears to be narrow maple or birch flooring. This floor may retain

evidence of the placement and arrangement of the desks and chairs that were probably installed in the schoolroom just before 1900.

If the Commission elects to refinish the hardwood floor, it will be important to sand this floor as lightly and gently as possible to avoid undue loss of wood thickness. Floor sanding creates a great deal of fine dust, and so should be done before the washing and painting of the other surfaces of the room.

The traditional finish for a maple floor of circa 1900 would have been shellac varnish. This alcohol-based varnish dries very rapidly and was easy to renew. It does not withstand abrasion as well as oil-resin varnishes, and so had to be renewed frequently.

Oil-resin floor varnishes are still available and have greater endurance under foot traffic than does shellac. Either one of these traditional coatings would be more appropriate for this building than would a modern polyurethane finish, which is superior to the older finishes in resistance to abrasion, but imparts an optical quality that may be less than compatible with the feeling of a floor of circa 1900.

Exterior brickwork: The exterior masonry of the building is in excellent condition. The original handmade bricks were laid in soft, lime-sand mortar with narrow mortar joints. This combination of materials has endured the passage of 165 years with hardly any visible deterioration.

The exterior masonry of the building should be left untouched. The application of waterproofing compounds to such brickwork, or the repointing of mortar joints with modern, hard, Portland cement-bearing mortars, can cause permanent damage to the bricks. The materials and workmanship of the walls of this building have proven excellent, and need no treatment.

Exterior woodwork: The rake boards on each gable of the building, and the exterior window frames and staff moldings (the round moldings that seal the joints between the bricks and the wooden window frames) appear substantially original. These elements need no treatment other than careful hand scraping and repainting with a high-quality exterior house paint primer and finish coat.

Window blinds: As noted above, the schoolhouse was originally fitted with louvered ("Venetian") window blinds. The pintles that secured the hinges of the blinds have been removed from the window frames, and their locations are now covered by the wooden storm sashes. The blind fasteners that held the opened blinds against the brick walls have largely been removed or bent.

Because window blinds tend to deteriorate rapidly when not kept painted, examples of early blinds of an appropriate design are very rare. With enough research and planning, it would be possible to fit the building with reproductions of the original blinds, and to obtain appropriate hardware to hang them. It should be noted, however, that

reproductions of older window blinds, not made according to modern stock designs, are quite expensive.

Woodshed-Privy: This building is in good structural condition. As noted above, however, it does suffer from decay of its sills in certain areas, especially around door openings. Replacement of damaged sills will entail some investigation of the extent of the decay, perhaps necessitating the removal of floorboards on the interior to expose the sills and the joists that frame into them. Replacement of the sills will require that the building be lifted at least slightly to take the weight off the sills and to permit new timbers to be inserted.

The building has been altered both inside and outside, with much of the doorway partition of the boys' privy having been removed, a new opening cut between the boys' and girls' privy areas, and the woodshed doors moved toward the schoolhouse for easier access for equipment.

The building was also moved very close to the schoolhouse at some time, covering one rear window of the brick building.

Until definite plans for the use and treatment of this building can be developed, the best temporary maintenance would probably be the replacement of clapboards or boards to cover deteriorated sills near the two doors, and the scraping and repainting of the entire building for the sake of appearance and weather protection. Later, consideration might be given to restoration of the interior for educational purposes. If the location of nearby burial plots permits it, the building might also be moved a short distance away from the schoolhouse when its sills are repaired or replaced, thus reintroducing daylight to the blocked window on the rear wall of the school room.

Well: It should be kept in mind that the school district warrant for the year ending February 15, 1901, called for a vote on digging a new well near District Schoolhouse No. 1. Assuming that this well was dug, or that the schoolhouse lot included an earlier well, watch should be kept for the location of the water supply. Discovery of the location of an old well would have historical and educational interest.

THE SECRETARY OF THE INTERIOR'S STANDARDS

FOR THE TREATMENT OF HISTORIC PROPERTIES

Standards for Preservation

"Preservation" is defined as the act or process of applying measures necessary to sustain the existing form, integrity, and materials of an historic property. Work, including preliminary measures to protect and stabilize the property, generally focuses upon the ongoing maintenance and repair of historic materials and features rather than extensive replacement and new construction. New exterior additions are not within the

scope of this treatment; however, the limited and sensitive upgrading of mechanical, electrical, and plumbing systems and other code-required work to make properties functional is appropriate within a preservation project.

1. A property will be used as it was historically, or given a new use that maximizes the retention of distinctive materials, features, spaces, and spatial relationships. Where a treatment and use have not been identified, a property will be protected and, if necessary, stabilized until additional work may be undertaken.
2. The historic character of a property will be retained and preserved. The replacement of intact or repairable historic materials, or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.
3. Each property will be recognized as a physical record of its time, place, and use. Work needed to stabilize, consolidate, and conserve existing historic materials and features will be physically and visually compatible, identifiable upon close inspection, and properly documented for future research.
4. Changes to a property that have acquired historic significance in their own right will be retained and preserved.
5. Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.
6. The existing condition of historic features will be evaluated to determine the appropriate level of intervention needed. Where the severity of deterioration requires repair or limited replacement of a distinctive feature, the new material will match the old in composition, design, color, and texture.
7. Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.
8. Archaeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.

Standards for Rehabilitation

"Rehabilitation" is defined as the act or process of making possible a compatible use for a property through repair, alterations, and additions while preserving those portions or features which convey its historical, cultural, or architectural values.

1. A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.
2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.
3. Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.
4. Changes to a property that have acquired historic significance in their own right will be retained and preserved.
5. Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.

6. Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.
7. Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.
8. Archaeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.
9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.
10. New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

Standards for Restoration

"Restoration" is defined as the act or process of accurately depicting the form, features, and character of a property as it appeared at a particular period of time by means of the removal of features from other periods in its history and reconstruction of missing features from the restoration period. The limited and sensitive upgrading of mechanical, electrical, and plumbing systems and other code-required work to make properties functional is appropriate within a restoration project.

1. A property will be used as it was historically or be given a new use that reflects the property's restoration period.
2. Materials and features from the restoration period will be retained and preserved. The removal of materials or alteration of features, spaces, and spatial relationships that characterize the period will not be undertaken.
3. Each property will be recognized as a physical record of its time, place, and use. Work needed to stabilize, consolidate and conserve materials and features from the restoration period will be physically and visually compatible, identifiable upon close inspection, and properly documented for future research.
4. Materials, features, spaces, and finishes that characterize other historical periods will be documented prior to their alteration or removal.
5. Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize the restoration period will be preserved.
6. Deteriorated features from the restoration period will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials.
7. Replacement of missing features from the restoration period will be substantiated by documentary and physical evidence. A false sense of history will not be created by

adding conjectural features, features from other properties, or by combining features that never existed together historically.
8. Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.
9. Archaeological resources affected by a project will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.
10. Designs that were never executed historically will not be constructed.

Standards for Reconstruction

"Reconstruction" is defined as the act or process of depicting, by means of new construction, the form, features, and detailing of a non-surviving site, landscape, building, structure, or object for the purpose of replicating its appearance at a specific period of time in its historic location.

1. Reconstruction will be used to depict vanished or non-surviving portions of a property when documentary and physical evidence is available to permit accurate reconstruction with minimal conjecture, and such reconstruction is essential to the public understanding of the property.
2. Reconstruction of a landscape, building, structure, or object in its historic location will be preceded by a thorough archaeological investigation to identify and evaluate those features and artifacts that are essential to an accurate reconstruction. If such resources must be disturbed, mitigation measures will be undertaken.
3. Reconstruction will include measures to preserve any remaining historic materials, features, and spatial relationships.
4. Reconstruction will be based on the accurate duplication of historic features and elements substantiated by documentary or physical evidence rather than on conjectural designs or the availability of different features from other historic properties. A reconstructed property will re-create the appearance of the non-surviving historic property in materials, design, color, and texture.
5. A reconstruction will be clearly identified as a contemporary re-creation.
6. Designs that were never executed historically will not be constructed.