

UNITED STATES DEPARTMENT OF THE INTERIOR
Heritage Conservation and Recreation Service

NATIONAL REGISTER OF HISTORIC PLACES INVENTORY
NOMINATION FORM

Continuation Sheet		Item Number	Page
<u>Name</u>	Historic Aiken Winter Colony Common Historic District III	Along sections of Hayne Ave., Barnwell Ave., Chafee Ln., Palmetto Ln., Florence St., Lancaster St., Fauberg St., Richland St., and Greenville St.	
<u>Owner</u>	Multiple Ownership (see continuation sheets)	District	

Representation in Existing Surveys

South Carolina Inventory of Historic Places

Description

Aiken Winter Colony Historic District III consists of forty-two properties constructed between ca. 1889 and ca. 1930. The properties include Aiken Preparatory School and residences constructed for and rented by winter residents. The properties, which range from one-story cottages to large estates with dependencies, are located along tree-lined streets, many of which are divided by park-like medians. Nine of the properties in the district are not associated with the Winter Colony theme, but are similar to many of the more modest properties and contribute visually to the character of the district.

Significance

Aiken Winter Colony Historic District III is important as an intact collection of residences constructed for and rented by winter residents. Aiken Preparatory School (#35), established in 1916 by Louise Eustis Hitchcock for the sons of winter residents, drew many colonists to this area. Two of the properties (#s5, 6) in the district are cottages associated with the Palmetto Inn, which is no longer standing. The Herman Hahn House (#17) was the home of Herman Hahn who ran a specialty grocery store which catered to the winter residents.*

Acreage approximately 66 acres

Verbal Boundary Description The boundary of the historic district is shown as the black line on the accompanying map of the city of Aiken, South Carolina, drawn at a scale of 1 inch equals 1,000 feet. It includes the largest concentration possible of resources associated with the theme and excludes as many noncontributing properties as possible.

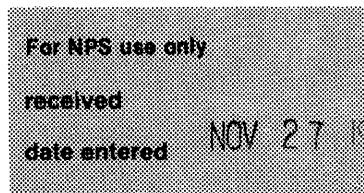
<u>UTM Reference Point</u>	A. 17/432840/3714090	C. 17/432095/3713720
	B. 17/432360/3713290	D. 17/432400/3714060

Other Information Additional information on these properties is available in the South Carolina Inventory of Historic Places files, South Carolina Department of Archives and History, Columbia, South Carolina.

* Architecturally significant properties in the district include Rose Hill (#45) (listed in the National Register 6-10-74), the Shingle Style winter home of the Sheffield Phelps family.; Badger Cottage (#12) a shingled residence with Queen Anne influences; and Idylwood (#24), an imposing brick residence with a tile roof.

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Property Owners Aiken Historic District III:

Marion B. Maurice
P.O. Box 257
Aiken, SC 29801

Charles W. Norwood
602 Barnwell Ave., NW
Aiken, SC 29801

Claudia Lea Phelps
Box 593
Aiken, SC 29801

Aiken Preparatory School
Aiken, SC 29801

The Phelps Foundation
P.O. Box 634
Aiken, SC 29801

Jill H. Ryon
525 Barnwell Ave., NW
Aiken, SC 29801

Fred Cooper
136 Florence, NW
Aiken, SC 29801

T.B. Hallman
914 Wildwood Rd.
Aiken, SC 29801

E. Owen Clary
526 Richland Ave., W
Aiken, SC 29801

Aiken County Preparatory School Trustees
Aiken, SC 29801

Emil and Sandra F. Roy
149 Fauburg St., SW
Aiken, SC 29801

Clio R. Stewart
702 Chafee Lane, SW
Aiken, SC 29801

Frieda Surasky, Est. of
121 Florence St., SW
Aiken, SC 29801

Willie and Thersa R. Benner, and
John Jr. and Maria B. Maestri
211 Heil Dr.
N. Augusta, SC 29841

NORCO and Associates
P.O. Box 479
Aiken, SC 29801

Myra Elliston
704 Hayne Ave.
Aiken, SC 29801

Stephen K. VanDerVliet
135 Lancaster St., SW
Aiken, SC 29801

Whitfield F. Woodhead
718 Hayne Ave.
Aiken, SC 29801

Fairfield School Inc.
742 Hayne Ave., SW
Aiken, SC 29801

Dorothy S. Shanks
734 Hayne Ave.
Aiken, SC 29801

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John F. Williams
c/o Richard T. Poore
153 Florence, SW
Aiken, SC 29801

Elizabeth T. Fox
653 York St.
Aiken, SC 29801

Johnny J. & Julia S. Turner
136 Lancaster St., SW
Aiken, SC 29801

Herbert M. and Faye E. M. Pracht
626 Hayne Ave.
Aiken, SC 29801

Elizabeth O. Platt
618 Hayne Ave.
Aiken, SC 29801

Willie C. and Betty S. Franklin
P.O. Box 347
Aiken, SC 29801

Tom W. Cofer, MD
533 Hayne Ave.
Aiken, SC 29801

Claude M. and Valerie D. Redd
204 Florence, SW
Aiken, SC 29801

Valerie L. Brown
212 Florence St.
Aiken, SC 29801

Helen D. Mackay
222 Florence St., SW
Aiken, SC 29801

Sandra E. Aspden
228 Florence St., SW
Aiken, SC 29801

John Haddon
245 Florence St., SW
Aiken, SC 29801

Theodore W. Ely
219 Florence St., SW
Aiken, SC 29801

Albert and Anita P. Maddox
603 Hayne Ave.
Aiken, SC 29801

Glenn Paul and Elizabeth Jones
611 Hayne Ave.
Aiken, SC 29801

Kenneth R. and Elizabeth T. Kight
617 Hayne Ave., SW
Aiken, SC 29801

C. Wesley and Barbara H. Smith
623 Hayne Ave.
Aiken, SC 29801

Grace Lawton Lenz
212 Lancaster, SW
Aiken, SC 29801

Herbert W. and Merritt W. Thurlow
P.O. Box 768
Aiken, SC 29801

W. Scott and Anna S. Lacher
P.O. Box 2193
Aiken, SC 29801

Yvette Ashmore
232 Greenville St., NW
Aiken, SC 29801

J.C. Crabtree
224 Greenville St.
Aiken, SC 29801

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James C. and Myrtle Rogers
144 Jasper Ln., SW
Aiken, SC 29801

Alice A. Toole
418 Barnwell Ave., NW
Aiken, SC 29801

Ray B. Jr., and Jane L. Vaughters
743 Chafee Dr., SW
Aiken, SC 29801

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Key properties which establish the character of the district:

12. Badger Cottage (611 Hayne Ave.): built ca. 1890; two-story, frame, sheathed in fishscale shingles; irregular floor plan; complex roofline; windows are one-over-one with lozenge panes; facade (northeast elevation) features a clipped gambrel roof, one-story polygonal bay, one-story porch with semicircular openings with keystones, polygonal projection which contains the main entrance and an octagonal turret; outbuildings include a frame garage.

17. Herman Hahn House (707 Hayne Ave.): built ca. 1890; two-story, frame, weatherboarded residence; irregular floorplan; hip and gable roof with boxed cornice and modillions; windows are one-over-two with quarrell panes; four chimneys; facade (northeast elevation) features a two-story polygonal projection with pedimented gabled roof, one-story porch with paired Tuscan columns, a rectangular projection on the second story, and a hip-roofed dormer; outbuildings include a frame garage.

24. Idylwood (718 Hayne Ave.): built ca. 1923; two-story, brick residence; hipped tile roof with wide eaves and sawn rafter ends; varied fenestration, facade (southwest elevation) features a two-story wing with a french window and balcony with wrought iron railing on its second story; entrance porch features arched openings, engaged Composite columns, parapet with molded ornament; casement windows on the first story have molded decorative surrounds; outbuildings include a frame utility building; a brick retaining wall with three dogtooth courses encloses the Hayne Ave. side of the property.

25. Morrison Cottage/Wright Cottage (704 Hayne Ave.): built ca. 1900; two-and-one half stories, frame; one-story rear wing; truncated hipped roof with a balustraded deck, flared eaves, entablature with modillions and dentil course; central entrance on facade with fanlight and sidelights, central polygonal bay on second story facade with central polygonal dormer above; one-story porch across facade with modillions, dentil course, paired Corinthian columns, and turned balusters; northwest elevation has an oriel window and a Palladian window; outbuildings include a frame garage/storage shed and a one-story cottage which has been brick veneered and does not contribute to the character of the district.

32. Rothrock Cottage (702 Chafee Lane): built ca. 1900; two-story, frame, weatherboarded residence with irregular floorplan; gable-on-hip roof, gable-roofed projections on facade (southwest elevation) and southeast elevation with sawn bargeboards; two-over-two windows; one-story porch with sawn brackets.

35. Aiken Preparatory School (Barnwell Ave.): campus includes the main building, laundry, gymnasium, bathhouse, and a barn which has been converted to faculty housing; main building is two-and-one-half stories, frame, weatherboarded residence converted to use by the school ca. 1916; the main building has been altered by the application of aluminum siding and brick additions. The significance of Aiken Prep to the history of the Winter Colony is such that in spite of these alterations it is considered a key building in this district. The campus also includes a ca. 1952 residence which does not contribute to the character of the district.

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36. Cannon Cottage (526 Richland Ave.): ca. 1917 residence.
 38. Roof Tree (136 Florence St.); ca. 1910 residence.
 39. Sudlow Cottage (525 Barnwell Ave.): ca. 1900 residence.
 40. Murray Cottage (155 Greenville St.): ca. 1908 residence.
 41. Tranquility (Barnwell Ave.): ca. 1895 residence.
 42. Band Box (418 Barnwell Ave.): ca. 1905 residence.
 44. Serenity (232 Greenville St.): ca. 1900 residence.

Properties which visually contribute to the character of the district but which have not been historically linked to the Winter Colony theme:

10. 219 Florence St.: ca. 1920 residence.
15. 623 Hayne Ave.: ca. 1925 residence.
27. 618 Hayne Ave.: ca. 1924 residence.
29. 135 Florence St.: ca. 1925 residence.
30. 136 Lancaster St.: ca. 1930 residence.
31. 121 Florence St.: ca. 1895 residence.
46. 602 Barnwell Ave.: ca. 1889 residence.
48. 743 Chafee Lane: ca. 1930 residence.

Properties which do not contribute to the character of the district:

13. 617 Hayne Ave.: ca. 1960 residence.
43. 224 Greenville St.: ca. 1950 residence.

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45. Rose Hill (Barnwell Ave.): built ca. 1900; two-story, frame, sheathed with shake shingles; gambrel roof; gabled dormers; five brick chimneys; porte-cochere on facade supported by Doric columns; rear entrance is double doors with leaded glass panes and a broken pediment, quarrell-paned windows throughout; listed on the National Register in 1974.

47. High Top (620 Barnwell Ave.): built ca. 1928; three-story, frame, weatherboarded residence; hipped roof with entablature with modillions; one-story porch with balustraded roof and square wooden posts runs across facade and wraps around west corner.

Properties which contribute to the character of the district:

1. Wedgewood (518 Palmetto Lane): ca. 1900 residence.
5. Green Lane Cottage (222 Florence St.): ca. 1900 residence.
6. Chewink (228 Florence St.): ca. 1920 residence.
7. Terrace View (corner of Florence St. and Palmetto Lane): ca. 1923 residence, two outbuildings.
8. Miss Jennie Lou Brown Bungalow (245 Florence St.): ca. 1915 residence.
9. The Little White House (231 Florence St.): ca. 1925 residence with modern additions.
11. Joye Cottage/Dyches Cottage (603 Hayne Ave.): ca. 1900 residence.
14. Glendale (212 Lancaster St.): ca. 1920 residence.
16. Southbourne (231 Lancaster St.): ca. 1926 residence, one outbuilding.
18. Goss Cottage Laundry and Wall (719 Hayne Ave.): ca. 1930 laundry house now used as a residence and brick retaining wall associated with Goss Cottage.
19. Wilds Cottage (739 Hayne Ave.): ca. 1924 residence, one outbuilding.
20. Colonia (801 Hayne Ave.): ca. 1920 residence, one outbuilding.
21. Dows Cottage (149 Fauberg St.): ca. 1920 residence.
22. Breese Cottage (742 Hayne Ave.): ca. 1924 residence.
23. Bonnie Wee (734 Hayne Ave.): ca. 1920 residence.
26. Green Gate (624 Hayne Ave.): ca. 1880 residence.
28. J.F. Williams House (153 Florence St.): ca. 1920 residence.
34. Victoria Villa (105 Florence St.): ca. 1884 residence.