

Form 10-300
(July 1969)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM**

(Type all entries - complete applicable sections)

STATE: South Carolina	
COUNTY: Richland	
FOR NPS USE ONLY	
ENTRY NUMBER 71.1.45.0002	DATE 1/25/71

1. NAME

COMMON:
Kensington Plantation House

AND/OR HISTORIC:
Kensington Plantation House

2. LOCATION

STREET AND NUMBER:
Near farm road 764, about 8 mi East of Eastover, S.C.

CITY OR TOWN:
Eastover, S.C. *vicinity*

STATE: South Carolina

CODE 45	COUNTY: Richland	CODE 40
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3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP	STATUS	ACCESSIBLE TO THE PUBLIC
<input type="checkbox"/> District <input type="checkbox"/> Site <input type="checkbox"/> Object <input checked="" type="checkbox"/> Building <input type="checkbox"/> Structure 	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Both 	<input type="checkbox"/> Occupied <input checked="" type="checkbox"/> Unoccupied <input type="checkbox"/> Preservation work in progress 	Yes: <input type="checkbox"/> Restricted <input type="checkbox"/> Unrestricted <input checked="" type="checkbox"/> No
PRESENT USE (Check One or More as Appropriate)			
<input checked="" type="checkbox"/> Agricultural <input type="checkbox"/> Commercial <input type="checkbox"/> Educational <input type="checkbox"/> Entertainment 	<input type="checkbox"/> Government <input type="checkbox"/> Industrial <input type="checkbox"/> Military <input type="checkbox"/> Museum 	<input type="checkbox"/> Park <input type="checkbox"/> Private/Residential <input type="checkbox"/> Religious <input type="checkbox"/> Scientific 	<input checked="" type="checkbox"/> Transportation <input type="checkbox"/> Other (Specify) <input checked="" type="checkbox"/> Comments vacant and in dis-repair

4. OWNER OF PROPERTY

OWNER'S NAME:
J. C. Lanham

STREET AND NUMBER:

CITY OR TOWN:
Eastover,

STATE: South Carolina

CODE: 45

5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.:
Richland County

STREET AND NUMBER:
Columbia, South Carolina

CITY OR TOWN:
Columbia

STATE: South Carolina

CODE: 45

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY:
South Carolina Survey of Historic Places

DATE OF SURVEY: 1969

DEPOSITORY FOR SURVEY RECORDS:
South Carolina Department of Archives and History

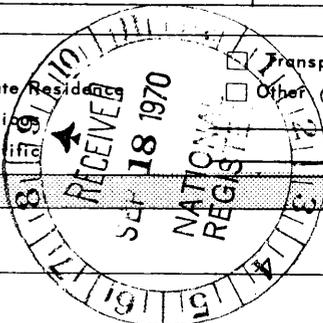
STREET AND NUMBER:
1430 Senate Street

CITY OR TOWN:
Columbia

STATE: South Carolina

CODE: 45

SEE INSTRUCTIONS



STATE: _____

COUNTY: _____

ENTRY NUMBER: 71.1.45.0002

DATE: 1/25/71

FOR NPS USE ONLY

7. DESCRIPTION

CONDITION	(Check One)					
	<input type="checkbox"/> Excellent	<input type="checkbox"/> Good	<input type="checkbox"/> Fair	<input checked="" type="checkbox"/> Deteriorated	<input type="checkbox"/> Ruins	<input type="checkbox"/> Unexposed
	(Check One)			(Check One)		
	<input type="checkbox"/> Altered	<input checked="" type="checkbox"/> Unaltered		<input type="checkbox"/> Moved	<input checked="" type="checkbox"/> Original Site	

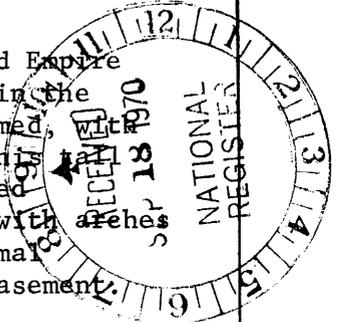
DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

Kensington Plantation House is predominantly in the Second Empire style, and is an early example for domestic architecture in the United States. The central portion of the building is domed, an old copper roof, surmounted by an iron balustrade. This central portion is flanked by lower wings which have arched colonades. On the West or Land Front is a porte-cochere with arches and pilasters in the Corinthian style with restrained animal motives. The house is of wood, set upon a raised brick basement.

In feeling, Kensington is a plain South Carolina farmhouse wrapped around an ambitious central section. The little rooms of the English basement and the second floor contrast with the five formal rooms of the main floor and are in harmony with the chambers of the wings. The principal hall reaches two-and-one half stories up to the dome, which contains a skylight of glass. A balcony surrounds the hall at the second floor level. From the hall, which is flanked by a stair alcove, a sitting alcove, and two rather simple parlors, extends a low passage which has six niches for statues. These niches are long, narrow cylinders and their arches are arabesques. That passage leads one into the dining room, which faces a piazza and the River. The dining room is a full two-story chamber, running the width of the central section of the house. It has a barrell vaulted ceiling. The main hall, the alcoves, the passage, and the dining room are decorated with extremely elaborate plaster ornamentation. The latter room has a Roman flavor, while the rest are Greek in feeling. Wood grained doors are surrounded by 8" to 14" plaster facings in intricate design.

Kensington is in a state of disrepair, and has not been occupied for about forty years. It is used to store hay and farm machinery. Its park of specimen trees is overgrown with weeds. A kitchen and hot-house, and the overseer's house are rotting remainders of the farm buildings, most of which have been replaced by modern structures nearby. Some of the structure of Kensington house is rotten, although most of it seems to be in fair condition, only in need of paint and protection from the elements. The plaster is in fair condition, only needing patching, and in six cases replacement where vandals have torn into it. At this writing the skylight is broken out, and rain falls into the principal hall. Most of the windows are broken, and numerous ones are entirely gone, their shutters dangling from one rusty hinge.

No trace of the original brownish-purple paint remains. Trim colors were apparently gold and maroon, with some yellow. The interior seems to have been plain white, with the brown woodgrain doors, and wallpapered ceilings in the rooms which did not have elaborate plasterwork. Some of the marble mantels remain-- they are of the plainest sort and are white. The original iron rail of the hall balcony is presently used as a porch rail on a new house situated 500 yards West of Kensington house.



SEE INSTRUCTIONS

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3. SIGNIFICANCE

PERIOD (Check One or More as Appropriate)

- | | | | |
|--|---------------------------------------|--|---------------------------------------|
| <input type="checkbox"/> Pre-Columbian | <input type="checkbox"/> 16th Century | <input type="checkbox"/> 18th Century | <input type="checkbox"/> 20th Century |
| <input type="checkbox"/> 15th Century | <input type="checkbox"/> 17th Century | <input checked="" type="checkbox"/> 19th Century | |

SPECIFIC DATE(S) (If Applicable and Known)

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

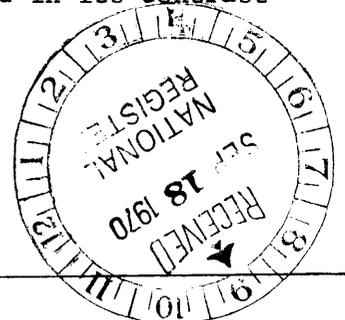
- | | | | |
|--|---|---|--|
| <input type="checkbox"/> Aboriginal | <input type="checkbox"/> Education | <input type="checkbox"/> Political | <input type="checkbox"/> Urban Planning |
| <input type="checkbox"/> Prehistoric | <input type="checkbox"/> Engineering | <input type="checkbox"/> Religion/Philosophy | <input type="checkbox"/> Other (Specify) |
| <input checked="" type="checkbox"/> Historic | <input type="checkbox"/> Industry | | _____ |
| <input checked="" type="checkbox"/> Agriculture | <input type="checkbox"/> Invention | <input type="checkbox"/> Science | _____ |
| <input checked="" type="checkbox"/> Architecture | <input checked="" type="checkbox"/> Landscape | <input checked="" type="checkbox"/> Sculpture | _____ |
| <input checked="" type="checkbox"/> Art | Architecture | <input type="checkbox"/> Social/Humanitarian | _____ |
| <input type="checkbox"/> Commerce | <input type="checkbox"/> Literature | | _____ |
| <input type="checkbox"/> Communications | <input type="checkbox"/> Military | <input type="checkbox"/> Theater | _____ |
| <input type="checkbox"/> Conservation | <input type="checkbox"/> Music | <input type="checkbox"/> Transportation | _____ |

STATEMENT OF SIGNIFICANCE

Kensington house was begun in 1851 and completed in 1853. Its builder, Colonel Richard Singleton, was a wealthy planter of cotton, and the son of one of the richest men in early South Carolina. The builder's sister was Angelica Singleton VanBuren, hostess of President Martin VanBuren in the White House. Mrs. VanBuren visited at Kensington on many occasions. The house and its lands remained in the Singleton family until early in the 20th century.

The primarily important thing about Kensington is the original concept of its builder, Col. Singleton. He wanted something unusual. Kensington reflects its owner perhaps more than any other house in South Carolina. Its basic design is one that grew from the land-- the wooden farmhouse. All the Second Empire elaboration is wedged into this plain farmhouse, as perhaps something to look at, but the time-tested comfortable dwelling does not yield at all. The two are not compatible at all. In that way it reflects Singleton, and many like him in South Carolina's ante-bellum era. Born in a world totally dependent upon agriculture, and into a system not at all of his making, Singleton nevertheless sought the luxury and some of the pretense of great wealth in the international sense. This seeking, however, was almost an afterthought or a whim. That fact is further stressed in the Kensington furnishings. While none of them remain in the house, a survey of the scattered pieces show a strong leaning toward the heavy Empire ~~and Neoclassical~~ of thirty years before. Not one piece of whimsical Second Empire has come to light.

To think of Kensington as sophisticated is wrong. Its joys are in its innocence, and in its boisterousness, and in its contrast between the avante garde and the very insular.



9. MAJOR BIBLIOGRAPHICAL REFERENCES

Mr. Richard Singleton, Columbia, South Carolina
 Singleton MS. Old photographs of Kensington when it still was in
 its heyday. Collection of Mrs. Neill McCauley.

10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY			O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES		
CORNER	LATITUDE	LONGITUDE		LATITUDE	LONGITUDE	
	Degrees Minutes Seconds	Degrees Minutes Seconds		Degrees Minutes Seconds	Degrees Minutes Seconds	
NW	33 ° 47 ' 10.3"	80 ° 38 ' 31.95"		° ' "	° ' "	
NE	33 ° 47 ' 10.3"	80 ° 38 ' 25.43"				
SE	33 ° 46 ' 55.05"	80 ° 38 ' 25.43"				
SW	33 ° 46 ' 55.05"	80 ° 38 ' 31.95"				

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: _____

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE:	CODE	COUNTY	CODE

11. FORM PREPARED BY

NAME AND TITLE:
 William Seale, Director

ORGANIZATION: Historic Columbia Foundation DATE: August 28, 1970

STREET AND NUMBER:
 1616 Blanding Street

CITY OR TOWN: Columbia STATE: South Carolina CODE: 4

12. STATE LIAISON OFFICER CERTIFICATION NATIONAL REGISTER VERIFICATION

<p>As the designated State Liaison Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service. The recommended level of significance of this nomination is:</p> <p>National <input type="checkbox"/> State <input checked="" type="checkbox"/> Local <input type="checkbox"/></p> <p>Name: <u>Charles E. Lep</u></p> <p>Title: <u>Director, South Carolina Department Archives & History</u></p> <p>Date: <u>August 29, 1970</u></p>	<p>I hereby certify that this property is included in the National Register.</p> <p><u>James H. Connolly</u> Chief, Office of Archeology and Historic Preservation</p> <p>JAN 25 1971</p> <p>Date: _____</p> <p>ATTEST:</p> <p><u>William J. Bousta</u> Keeper of The National Register</p> <p>Date: <u>DEC 17 1970</u></p>
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SEE INSTRUCTIONS