

5. Classification

Ownership of Property
(Check as many boxes as apply)

Category of Property
(Check only **one** box)

Number of Resources within Property
(Do not include previously listed resources in the count.)

<input checked="" type="checkbox"/>	private
<input type="checkbox"/>	public - Local
<input type="checkbox"/>	public - State
<input type="checkbox"/>	public - Federal

<input checked="" type="checkbox"/>	building(s)
<input type="checkbox"/>	district
<input type="checkbox"/>	site
<input type="checkbox"/>	structure
<input type="checkbox"/>	object

Contributing	Noncontributing	
7		buildings
		district
		site
4		structure
		object
11	0	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing)

Number of contributing resources previously listed in the National Register

N/A

0

6. Function or Use

Historic Functions

(Enter categories from instructions)

Industry/manufacturing facility

Current Functions

(Enter categories from instructions)

Vacant/Not In Use

7. Description

Architectural Classification

(Enter categories from instructions)

LATE VICTORIAN: Romanesque Revival

LATE 19th AND 20th CENTURY REVIVALS:
Tudor Revival

OTHER: French Eclectic

Materials

(Enter categories from instructions)

foundation: Brick

walls: Brick

roof: Synthetic

other: Wood

Asphalt

Narrative Description

(Describe the historic and current physical appearance of the property. Explain contributing and noncontributing resources if necessary. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, setting, size, and significant features.)

Summary Paragraph

The Drayton Mill property comprises approximately sixteen acres, is just north of the Spartanburg, South Carolina, city limits, and is located at 1802 Drayton Road. The property, irregular in shape, is bounded on the south by Drayton Road, on the east by Lake Street, on the north by Calvert Street, and on the west by Ansel Street. From the intersection of Drayton Road and Ansel Street, a brick retaining wall runs eastward along Drayton Road for approximately 240 feet and northward along Ansel Street for some 200 feet. A six-foot tall chain link fence with three strands of barbed wire surrounds the complex. Within that fence and in front of the mill along Drayton Road is a row of six relatively mature oak trees.

The mill site contains the rectangular 1902-1904 three-story 128' X 402' red brick spinning mill, designed by the Boston engineering firm of Lockwood, Greene and Company. The design followed the plan of earlier Lockwood, Greene and Company mills built at Saxon Mill in Spartanburg, South Carolina, in 1900, and Geer Mill at Easley, South Carolina, in 1900. Also contained on the Drayton site are the two-story 1928 Weaving Building measuring 193' X 430', the 1919 red brick Tudor Revival-French Eclectic company store and office building (designed by Greenville, South Carolina architect Joseph E. Surrine), the cotton warehouse of 1918, the 1,500,000 gallon mill pond and two water towers. The site drops off to the north which allows the 1928 weaving building to be one story on the south and two stories on the north side. The original railroad spurs on the south and north sides of the 1902 mill are no longer extant. Additions were added to the 1902 mill consisting of a one-story office addition on the east side and a one-story warehouse addition on the south side in 1958. The cotton warehouse of 1918 has additions dating from 1948 and the 1960s.

Properties related to the mill that make up part of the setting of the mill, but are discontinuous with the nominated area, include a small number of mill houses, the mill baseball field (now overgrown, located approximately 1,279 feet to the northwest from the northwest corner of the weaving building), and a natural spring, dam, and supply pond (located approximately 2,000 feet to the northeast from the mill pond) which supplied the mill pond with water.

Narrative Description

Additional descriptions

1. Main Mill Building (1902, 1904, 1958). The main mill building, a typical Romanesque Revival style-influenced textile mill building of the late Victorian or turn-of-the-twentieth-century period, is situated parallel to Drayton Road just to the northeast of its intersection with Ansel Street. It has a rectangular plan with three stories over a partial basement. It was constructed of red brick, wooden floors and heavy timber framework, some of which were later replaced with steel beams. Four rows of wooden columns support the interior floors and provide an open plan. A low pitched roof structure with large exposed rafter tails caps the building. The linear building is oriented in an east-west direction with the principal (south) façade facing Drayton Road. The building is thirty seven window-bays long on the south elevation and eleven window-bays deep on the east elevation. The west elevation has seven large window bays and two small restroom window bays on each floor. The north facade is thirty seven window-bays long with an HVAC tower in the middle of that facade added in 1958. A two-story boiler and engine room wing extends to the north and is entered from the east and north elevations. The north facade is eight segmental-arched window-bays wide on the first floor level. A small restroom addition was constructed on this elevation in the 1950s. The east elevation of this wing is in two plains. The closest plain to the main body of the mill is five bays wide. Four of these are segmental arched windows on the ground and first floor and the last bay to the north is a flat-arched bricked-in doorway on the ground and a flat-arched double access door on the first floor. The northern plain is three wide segmental-arched window-bays on the first floor and on the ground floor there is a wide arched doorway partially filled in with brick and a single employee door. A ground floor restroom addition was added to the east and later expanded to the north to include employee showers. In 1958, a one-story office addition (44' X 128') was added to the east end of the main mill and a one-story warehouse/loading dock addition of 47'-3" X 324' was added to the south side of the main mill. The east

addition is constructed of red brick with a plain concrete coping. The east facade of this addition has an entry on the south end consisting of a single full-glass door flanked on each side with a full-glass side light and nine flat-topped horizontal windows with concrete sills. The doorway is surrounded by large concrete flat panels, topped with a projecting concrete cover and flanked at the base with two concrete planters. This addition has a small projecting guard house on the south elevation with a half-glass metal personnel door on the east and a plate glass window on the south. On the north end of this addition is a stoop and stair for an employee's entrance of red brick topped with a concrete slab. The windows of the easternmost bay of the north facade, on the first, second and third floor were enlarged to become access doors for modern equipment. A concrete loading dock with metal roof was added to the first floor, presumably at the same time. The warehouse/loading dock addition of 1958 consists of twenty-nine pilastered bays in red brick capped with concrete coping. The pilasters are capped with a beveled concrete cap. A foundation vent and high louver are located in every other bay of the south elevation. The east elevation has three loading dock doors and a half-glass metal personnel door on the right. The west elevation of this addition has one loading dock door and a metal ladder access to the roof. At the time of this addition an elevated walk was constructed at the first floor level and extending to the east just beyond the corner of the main mill block.

The principal entries are on the south elevation in the sixth bay from the right and in the first bay on the left. These doorways lead directly into the stairways of the building. Doors and windows are segmental arched. The windows were originally paired nine-over-nine wooden sashes with arched paired six-light transoms. Segmental arches located above each window embellish the fenestration, and continue the curve of the arch into the wall. The main entry door on the right end of the building is ornamented with a granite keystone incised with the date 1902. The brickwork of this arch differs from the windows in that it is a flat or jack arch. In plan, just behind the main stair, sits an original elevator and directly behind that is the 9'-0" deep by 12'-4" wide dust chimney. The dust chimney was a shaft running from the first floor through the roof for the burning of production lint. The access door is located only at the first floor.

On the west elevation at the first floor, a loading dock was added in 1958, and a one-story office addition was added across the entire first floor east elevation at the same time. A warehouse and shipping docks extending from the second bay on the left to the seventh bay from the right of the Drayton Road (south) façade, was added ca. 1960.

2 and 3. Company Store and Office Building (1919) and the Health Clinic (1948)

The Company Store and Office Building, situated along Drayton Road on axis with Milliken Street, has a cruciform plan, and its walls are laid with red brick in Flemish bond pattern. Designed by Joseph E. Serrine, textile mill engineer and designer of note in South Carolina and the region, in a Tudor Revival-French Eclectic style, the building's dominant and complex hipped roof is covered in slate shingles. A molded limestone and brick water table defines the first floor line. The Drayton Road (south) elevation is developed in three sections. The roof of the left section has a small six-over-six light dormer, the central section's roof has a louvered dormer and the right roof section has two louvered dormers. The central hipped roofed element features a steeply-pitched, engaged and nested gabled projecting entrance that is Tudor Revival in its appearance and form. The larger gable has a vertical rectangular vent in the center. The store's entrance double doors are nine light over two panels. Above the double doors is a horizontal panel and above that is a three-light peaked transom. These elements are featured within a recessed peaked portal of smooth finished cut limestone, laid in either a vaguely Tudor Revival or Collegiate Gothic surround. The arch is more stylized [square with peak] than traditional where the arch begins to curve above the spring line. The spandrels above the peaked arch are floriated and decorated with shields. A large central block that tops the entrance composition is decorated with a floriated quatrefoil panel which supports an original copper and opaque glass lantern. The entire surround, which features a molded dripstone, is regimented. The entrance is flanked each side by a three sash transomed storefront composed of a central six light transom flanked each side by a four light transom with a three panel storefront below. These storefronts have a flat soldier coursed head. The original three sash multi-light wooden store front windows have been replaced with a three light glass and aluminum frame. The storefront and central door are united by four concrete steps with stone-capped cheek walls. The right side of the south facade has three highly-placed, three-sash horizontal windows topped with a flat soldier coursed head. The left or office side has a central projecting-gabled, recessed double-leaf entrance. The recessed double doors have six lights over one panel with a seven light

transom. The entrance has a smooth-finished cut limestone surround with a molded cornice. A square flush lozenge in limestone decorates the entrance gable. To the left of the entrance are two nine-over-nine-light tall windows and on the right is a small two-over-two-light window and to its right is a tripartite window composed of a central six-over-six window flanked each side by a two-over-two-light window. Each window has a flat soldier coursed head.

Two additions were added to the store and office building in 1948. To the right (east) of the central store entrance is an addition which housed a post office and on the left (west) side of the original building is a personnel office addition, and a connecting breezeway to the Health Clinic. The Company Store and Office Building's left (west) side addition's hipped roof is roofed in gray composition shingles, and the walls are red brick laid in Flemish bond. The post office has a flat soldier coursed head door and is flanked each side with a flat soldier coursed head double window. The post office has a flat roof, and the walls are red brick laid in Flemish bond. The south elevation of the personnel office has a central small four-over-four-light window flanked each side by two six-over-six windows. The Health Clinic is a one-story square brick building laid in Flemish bond and with a gable-on-hip roof. The south elevation of the Health Clinic consists of five six-over-six windows. The west elevation of the Health Clinic has a central three-part window flanked on the right by two six-over-six windows and on the left by a brick infilled window and a six-over-six window to its left. The west elevation of the personnel office has a central six-light-over-one panel wooden double door with a smooth finish cut limestone surround topped by a molded cornice flanked each side by a six-over-six window topped with a flat soldier coursed head. The roof of the west elevation of the personnel office has a single hip roofed dormer. The north elevation of the Health Clinic has a half glass metal door on the left flanked by three six-over-six windows to the right. The north elevation of the personnel office has a half glass door on the right and left with two six-over-six windows on the left central and two four-over-four windows on the right central. The north elevation of the store and office building is in three sections. The central hipped roofed projecting section is two stories and has three six-light windows on the second floor in what was the store manager's office and a central louvered dormer on the roof. On the first floor of the central section there are three windows of three lights centered on the windows above and a door to the right of the central window. On the west side of this projecting wing are two three-light windows on the first floor and one six-light window on the second floor. The left side of this projecting wing has a metal door on the right of the first floor and a three-light window to the left of the door. On the second floor is a bricked-up window the size of the other six-light windows of this wing. The left section on the main block has three high horizontal tripartite windows composed of a central nine-light sash flanked by a six-light window each side. A doorway has been cut in the wall under the far left window. The roof of this section has two hip roofed louvered dormers. On the right side of the main block is an asymmetrical arrangement of windows. The roof of this section has one six-over-six light dormer. The window on the far right originally matched the tall nine-over-nine-light windows on the south facade. This window has been reduced to half its original size. In the center of this wall was a large window which has been filled mostly with brick, leaving only two small six-light windows on the left and right of the original opening. To the left of this bricked-in window is a six-over-six-light window and to its left a four-over-four window. Above the six-over-six-light window is a pair of four-over-four windows. The east facade of the main block is a symmetrical arrangement of a central projecting gabled recessed double door entrance. The recessed double doors have five horizontal panels with a seven light transom. The entrance has a smooth finished cut limestone surround with a molded cornice. A square lozenge in limestone decorates the entrance gable. The entrance is flanked on both sides by high horizontal tripartite windows composed of a central nine light sash flanked by a six-light window each side. A water table of molded limestone decorates the lower section of this elevation. All the windows of the west, north and east elevations are topped with a flat soldier coursed head.

The interior consists of three major spaces. The central space is a large sales area measuring sixty-one feet square. The space has an elaborate pressed-tin ceiling. To the right is a large pressed-tin ceilinged space thirty-five feet by forty-eight feet and was the location of the grocery sales area. To the left of the central space is a suite of business and bookkeeping offices. There are five offices, a large open office area, two vaults and a stairway to a second floor office area. The entrance to the office area is off Drayton Road. A corridor accesses the open office space through an arched and groined vaulted cross corridor. The doors in the office area are two paneled with simple architraves.

4. Cotton Warehouse (1918, 1948 and 1968)

Located immediately east of the Main Mill Building, the cotton warehouse complex has an irregular plan. The north section of the cotton warehouse, containing five rooms or sections, was the first to be built. The room on the southwest corner was the opener room. In this room cotton bales were opened and fed into a conveyor that carried the cotton to the main mill's picker room on the east end of the first floor. The picker room, generally located on the first floor of a Lockwood Greene and Company mill, was a space equipped with special machines to clean the cotton, collect any cotton seeds that had not been extracted during the ginning process, and finish the cotton before going to the spinning area. The room on the northwest corner of the warehouse complex was used for mill supplies. The three rooms to the east of this room were used for the storage of cotton bales. In 1948 a second opener room and shipping warehouse were added to the south of the first opener room. Two other shipping warehouses were added in the late 1960s to the east of the 1948 additions. At that time the open area between the old and new warehouses was roofed. The one story 1948 opener room has red brick exterior walls, a concrete floor, and heavy timber framework. Three rows of square wooden posts support the roof framing and provide an open plan. A low pitched roof structure with large exposed rafter tails caps the building. The southern elevation, which is six roof bays wide, has a single metal personnel door in an opening that was originally six feet wide. The ridge of the roof is oriented north to south. The western elevation is twelve roof bays long with brick-filled windows in bays four through nine from the right (south). A small mechanical room was added in 1958 to this elevation in the tenth through twelfth bays. A metal door is located on the south side of this addition. The 1918 opener room is six window bays wide on the west side. Five of the window bays are infilled with brick, and the second window bay from the south was converted to a roll-up door. The roof of this building and the roof of the supply house to the north slopes from a high point on the east to a low point on the west. The opener room, supply house and the three cotton warehouses of the 1918 section are all separated by a corbelled parapet. The supply house is four bays on the western side of which three window bays are infilled with brick. The second bay from the south is a double door bay topped with a flat (jack) arch. A loading dock and ramp runs across the six bays of the opener room to the two southernmost bays of the supply house. The north elevation of the supply house is a solid red brick wall with a stepped parapet. The walls of the north elevation of the next two easternmost cotton warehouses are weatherboard-clad with sliding dock doors and roofs that slope down to the north. The sliding door of the westernmost wood-clad cotton warehouse opens to a concrete ramp which crosses over Building No. 5 (Pump Building) and goes to the third level of Building No. 7 (Weaving Building) to the cloth room. The northeast elevation of the easternmost cotton warehouse is a solid red brick wall. The northeast and east walls of the easternmost 1968 warehouse are solid red brick with a parapet. A seven-bay loading dock runs along the northeast elevation of the easternmost warehouse. The north elevation of the two 1968 warehouses and of the 1948 warehouse is a thirteen-bay concrete loading dock with a metal roof supported on steel pipe columns.

5. Pump Building (1958) A white-painted concrete block building 11'-3" by 50'-0" which supports the ramp extending between Building No. 4 (Cotton Warehouse) and Building No. 7 (Weaving Building). The building is oriented on its long side from the northwest to the southeast.

6. Pump Building (1958) Located northeast of the 1918 Warehouse Building and just west of the mill pond, this red brick building measuring 15' by 20' contains the pumps that supply water from the mill pond to the two water towers that supply water to the fire sprinkler system. The building has a flat roof and a double-leaf, half-glass metal personnel door on the west side and a metal twenty-light window on the north elevation.

7. Weaving Building (1928, 1949) Located to the north of the Main Mill Building, this red brick exterior bearing wall and steel structural frame building measuring 193' by 450' housed the weaving operations on the first floor, warehousing on the ground level and cloth room measuring 93' by 193' on the second level. The first floor steel beam roof structure is supported by seventeen steel columns running east to west and six steel columns running north to south. The second floor cloth room is oriented north and south and its steel roof framing is supported by two rows of steel columns running east to west and six steel columns running north and south. The exterior wooden cornice of the cloth room is supported on wooden rafter tails mimicking the wood framing of the original 1902 mill. There are twenty-one roof bays on the east elevation of the cloth room section, and nine roof bays on the north and south facades of the cloth room section. All windows of this section have been infilled with red brick. Originally going south to north there were large flat-topped steel windows in the second bay and the fourth through the twenty-first roof bay of the second floor, steel windows were also in the fourth through the twenty-first roof bay of the first floor and on the ground floor there were small horizontal steel windows in the second and fourth bays medium size windows, in the fifth through the tenth bays, large windows in the eleventh through

the thirteenth bays, and in the eighteenth through the twenty-first bays. Two shipping doors were cut in the wall of this level centered on the fourteenth-fifteenth and the sixteenth-seventeenth bays. A modern covered dock was added at this area. The north elevation of the cloth room section is nine window bays wide on all three levels, and all windows are infilled with brick. The south elevation of this section is also nine bays wide with a central sliding door on the cloth room level leading to a ramp that goes to the 1918 warehouse. This door is flanked each side by four window bays, all infilled with brick. The first floor level is nine window bays wide with brick filled windows. The south elevation of the first floor weaving area has from right to left a modern roll-up door, a projecting brick personnel entry block with a half-glass double-leaf metal door and concrete slab cover, several narrow brick additions, and a reinforced concrete double tunnel oriented north and south which connects the basement area of the Main Mill Building No. 1 with the weaving area to the north. The wooden rafter tails have been cut off, and the stubs are now covered with metal plates. The north elevation in 1930 east to west was originally two levels of large steel windows for six bays, two bays of restrooms, eighteen bays of large steel windows, two bays of restrooms, and fifteen bays of large steel windows. The windows to the west of the first restroom tower are now covered by a red brick HVAC addition for eleven of the window bays to the west. The last fifteen window bays are covered by a large addition measuring 114'-8" to the north and 152' to the west. This red brick, one-story addition was added in 1949 and has a concrete floor system the spans the creek which flows to the southwest. The roof of the Weaving Building No. 7 originally had one flat bay to the north and six sawtoothed clerestory/skylight bays to the south. The northern windows were of steel sashes. This roof configuration was changed prior to 1951, and two large HVAC penthouses were added to a low-sloping roof which slopes from the center of the building in a north and south direction. The west elevation originally of seven bays followed the profile of the roof. When the roof was changed the sawtooth pattern was removed, and the roof line was redeveloped to follow the new roof line. The pilasters that define the original sawtooth pattern still remain, and a loading dock was developed on this elevation.

8. Mill Pond (1902) Located northeast of the 1918 Warehouse Building and its 1948 and 1960s additions, just beyond a railroad spur that enters the property, this 1,500,000 gallon reservoir served as a cooling pond for the mill's power plant.

9. Water Tower (1902) Situated just north of the Main Mill Building, the 1902 water tower has a 40,000 gallon capacity cylindrical tank, and topped by a conical cap trimmed with a dropped sawtooth detail and a ball finial.

10. Water Tower (1928). Located west of the 1902 Water Tower, the 1928 water tower has an 80,000 gallon capacity cylindrical tank topped with a conical cap and ball finial. The Milliken company logo is painted on the east side of the tank.

11. Information Center (1958) Located immediately north of the main turnstile pedestrian entrance into the property and between the Company Store and Office Building and Health Clinic, this small kiosk represents the introduction of a small piece of mid-twentieth century modern architecture into this otherwise late Victorian and early twentieth century complex of resources. The structure consists of a red brick wall (approximately 8.5 feet wide by 10 feet tall by one foot thickness) laid in running bond and includes a double-leaf glass information display window and a cantilevered and slightly-tilted reinforced concrete box cap that shelters the front of the information center.

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply)

Property is:

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years old or achieving significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

Industry _____

Architecture _____

Period of Significance

1902-1958

Significant Dates

1902 _____

1919 _____

1928 _____

1948-49 _____

Significant Person

(Complete only if Criterion B is marked above)

Cultural Affiliation

Architect/Builder

Lockwood, Greene and Company _____

Sirrine, Joseph E. _____

Period of Significance (justification)

The period of significance includes the construction dates and major alteration dates of all contributing buildings and structures between 1902 and 1958. The period also includes the establishment of the mill through its peak period of expansion and development.

Criteria Considerations (explanation, if necessary)

Statement of Significance Summary Paragraph (provide a summary paragraph that includes level of significance and applicable criteria)

The Drayton Mill is eligible for listing in the National Register of Historic Places under Criterion A for its association with the development of the textile industry in Spartanburg, South Carolina, from 1902-1958. It is also eligible for listing under Criterion C as an essentially intact example of the architecture and engineering of a major southern textile and cotton mill complex that played a key role in the economy of Spartanburg for a major part of the twentieth century. At its peak, Drayton Mill employed 1,200 people. Architecturally, it is an example of a Romanesque Revival style-influenced textile mill designed and built by the prolific textile engineering firm of Lockwood, Greene and Company of Boston, Massachusetts, and Spartanburg, South Carolina. In addition, the complex contains an architecturally distinct and significant company store and office building, constructed in 1919 in an almost residential Tudor Revival-French Eclectic style by Joseph E. Serrine, one of the state's and the region's most distinguished textile mill designers of the early twentieth century. Over the years, Drayton Mill was expanded and altered as was common with twentieth century textile mills to adapt to changes and innovations in the technology of manufacturing textiles.

Narrative Statement of Significance (provide at least **one** paragraph for each area of significance)

Architecture

Drayton Mill is one of over fifty textile mills in South Carolina designed between 1873 and 1911 by Lockwood, Greene and Company, a major architectural and engineering firm in the eastern United States during much of the late nineteenth and twentieth centuries. Organized in Providence, Rhode Island in 1882, Lockwood Greene and Company operated principally out of Boston, Massachusetts, until it expanded in the South, establishing a branch office in Greenville, South Carolina, in 1898 (which was replaced in 1924 by a branch office in Spartanburg) as a base for the firm's southern operations. From its Greenville office, it established a prominent role in the development of the textile industry in the upcountry of South Carolina. The company's founder, Amos D. Lockwood, was involved with mill construction in South Carolina as early as the 1870s. Lockwood, Stephen Greene, and John W. Danielson, who was Lockwood's son-in-law, formed Lockwood Greene and Company in 1882. The firm designed many mills throughout upcountry South Carolina where textiles dominated the local economy of communities in Abbeville, Anderson, Greenville, Greenwood, Laurens, Pickens, and Spartanburg.¹ Lockwood, Greene & Company mills in South Carolina previously listed in the National Register include Newberry Mill in Newberry (Newberry County--now demolished), Columbia Mills in Columbia (Richland County), Monaghan Mill in Greenville (Greenville County), and Vacluse Mill in Vacluse (Aiken County).

The Drayton Mill is not only significant for its association with the important architectural and engineering firm of Lockwood, Greene and Company, but also for how the complex reflects the expansion and evolution that took place within South Carolina's textile industry from the early twentieth century to the post World War II period. As the industry prospered and became increasingly competitive, the machinery became more sophisticated and required specialized environments to operate at peak efficiency, resulting in the expansion of physical plants to accommodate more equipment to increase production and to meet demand. With expansion also came increased mechanical control of indoor air quality and moisture to aid in the efficient operation of sensitive machinery. The requirement of increased climate control necessitated that one of the character-defining features of textile mills in the late nineteenth and early twentieth centuries, specifically massive banks of windows, be replaced with brick infill to contain the conditioned air inside.²

The 1919 Company Store and Office Building, designed by Joseph Emory Serrine (1872-1947), arguably South Carolina's most important industrial architect and engineer, is an excellent composition of both the Tudor Revival and French Eclectic residential styles adapted for an ancillary or support building within an industrial complex in upstate South Carolina. Serrine, who began his career as an industrial designer in 1895 when he took a position with Lockwood, Greene & Company, may well have designed the original 1902 Drayton Mill, as he was by that time in an influential position

¹ John E. Wells and Robert E. Dalton, *The South Carolina Architects, 1885-1935: A Biographical Dictionary*, (Richmond, VA: New South Architectural Press, 1992), 107-112.

² National Register of Historic Places Nomination Form for Oakland Mill, Newberry, Newberry County, South Carolina (Columbia, SC: South Carolina Department of Archives and History, 2009).

with Lockwood Greene. Instead of accepting a partnership in Lockwood Greene, though, Serrine left the firm in 1903 to open his own office in Greenville.³ While Serrine's design for the Company Store and Office Building appears to be a wholly Tudor Revival composition with its prevailing gabled front entrance pavilion as a visual focus, the most dominant feature of the building is its overbearing cruciform-plan, slate-clad hipped roof which places the building clearly within the French Eclectic or Norman French genre. Its choice is perhaps also representative of a proclivity on the part of many southern American textile mill owners and developers of the early twentieth century to turn to sixteenth and seventeenth century English and northern European architectural models for design inspiration in both the industrial and residential architecture of their self-contained mill communities in order to convey a corporate image of stability and establishment, and at the same time, modern styling.

Industry

Drayton Mill is significant in the area of Industry for its association with an important manufacturer of cotton cloths, a sub-sector of South Carolina's powerful cotton textiles industry. These buildings have been little altered and thus retain their capacity to convey the process of cotton textile manufacturing in the early to mid twentieth centuries. Drayton Mill was organized in 1902 in northeast Spartanburg and was owned by John H. Montgomery, John B. Cleveland, John F. Floyd, W. A. Law, W. E. Burnett, A. C. White, and Arch B. Calvert, who served as president. The 365.27 acre site for the mill and its water and farm operations was acquired in nine parcels. Five of the parcels were acquired from Arch. B. Calvert, mayor of Spartanburg for twelve years during this period, and John F. Floyd, partners in the in the Drayton Mill Company.

An article in the *Spartanburg Journal* a few months before Drayton Mill opened reports that work on placing the machinery was in progress and that operations should begin in about two months. It was reported that the mill would only use three bales of cotton each day and that everything had been done in planning and construction to allow for the doubling of the size of the mill in the future. The article states, "Mr. Calvert is planning a very pretty mill village and when his ideas are carried out the place will present a pleasing picture to those passing by on the trains or over the roads. The spot is an ideal one for the purpose and is capable of much beautifying at a moderate cost."⁴ The article continues by stating that operative housing is comfortably designed, streets are laid out at right angles, and all construction symmetrical.

In October 1903, the "finishing touches" were being put on Drayton Mills with "a large force of operatives" ready to go to work "as soon as the power is turned on". The mill is described as having three stories with between three and four hundred looms and about 16,000 spindles. A large number of houses had also been built for the workers.⁵ In 1904, Lockwood Greene and Company designed an addition to enlarge the 1902 eighteen-bay structure to a thirty-seven bays.⁶

In 1919, further developments were made on the Drayton Mills site. These included the Community Building, designed by J. Frank Collins of Spartanburg,⁷ and the 1919 red brick Tudor Revival-French Eclectic Company Store and Office Building designed by architect Joseph E. Serrine of Greenville, South Carolina.⁸ The company store and office were usually two separate buildings in most upstate mill villages. Drayton Mill had the rare combination of the company store and office in a single building. For the most part the mill offices were a place where the mill owners could adopt an architectural style that helped to convey the values of the company such as stability and up-to-date styling. The mill office can sometimes be a modest structure as seen in the simple Colonial Revival style of the mill office at the Lockmore Mill (1908) in York, South Carolina, and can take on a high style appearance as seen in the exotic presentation of the Buffalo

³ Wells and Dalton, *The South Carolina Architects, 1885-1935: A Biographical Dictionary*, 164-169.

⁴ *Spartanburg Herald*, c. August 1903, undated copy in collection of Pacolet Milliken Enterprise, a five-hour search of the *Spartanburg Journal* for this time period did not reveal this article. *Spartanburg Herald* issues are no longer extant for this time period.

⁵ *Spartanburg Journal*, 2 October 1903, p. 8.

⁶ Samuel Bicknell Lincoln, *Lockwood Greene; the History of an Engineering Business, 1832-1958* (Brattleboro, Vt.: Stephen Greene Press, 1960), p. 254.

⁷ *Manufacturers Record*, 13 March 1919, p. 17; 20 March 1919, p. 114.

⁸ *Manufacturers Record*, 17 April 1919, p. 131; 24 April 1919, p. 136.

Mill (1901) office at Buffalo, South Carolina, designed with a less traditional exterior with its pyramidal roofing, battered pier belvedere, wide bracketed overhang and lavish American Renaissance interior.⁹

In a 1919 newspaper article, the Community Building (demolished after 1993) is described as one of the “three largest community houses of any mill village between Atlanta and Richmond”. The brick neoclassical-style building contained a library, a gymnasium, rooms for night school, bath rooms for both men and women, reading rooms, lounging rooms, and a movie theater.¹⁰ It was reported to cost \$22,000. The new company store and office building also is mentioned in the article and gives the cost of that building at \$45,000. However, another article reporting on the dedication of the Community Building reported the cost to be \$75,000.¹¹

In 1929, a second mill was built in the Drayton Mill complex. This new mill housed the weaving operations, and the 1902 mill housed the spinning operations. In 1934, the plant had a total of 44,800 spindles and 1,430 looms and was described as manufacturing fine cotton goods and being the only plant in Spartanburg producing combed goods.¹² At the time, the plant employed 900 people.

Financial problems following the Great Depression led to the takeover of the mill complex by Deering Milliken in 1937.¹³

In 1944, Lockwood Greene and Company designed a new air-conditioning system for the weaving building at Drayton Mills.¹⁴ This installation involved the removal of the seven-bay sawtoothed northern clerestory and replacing it with a slightly sloped roof and two large HVAC penthouses.

Developmental history/additional historic context information (if appropriate)

Historical records indicate that cotton goods were made in South Carolina as early as 1768, but those early efforts were concentrated in private homes and in small factories and were exclusively distributed to a local market.¹⁵ The first cotton mills in the upcountry, according to the Spartanburg Unit of the Writers’ Program, were erected on the Tyger River in Spartanburg County by New Englanders in 1816 and 1818. These adventures were led by the Hill brothers and the Weaver brothers.¹⁶

One of the first important larger textile operations in Spartanburg County was started by James Bivings, a medical doctor turned businessman. He established the Bivingsville Cotton Manufacturing Company in 1836. It had 1,200 spindles and 24 looms making it, at the time, the largest cotton mill in Spartanburg County.¹⁷ The first large scale mill, which featured 8,400 spindles and 300 looms, was built in Graniteville in 1846.¹⁸

Over the next decade, additional mills were erected. After 1860, the state's cotton textile industry began to prosper, a result, in part, of the establishment of the railroads and a simultaneous population boom. In 1860, there were seventeen mills in the state, employing 2,612 operatives who produced cotton yarns and cloths.¹⁹ While work was disrupted during

⁹ National Register of Historic Places Nomination, Buffalo Mill Historic District, Buffalo, Union County, South Carolina (Columbia, SC: South Carolina Department of Archives and History, 1990).

¹⁰ Spartanburg *Herald*, 16 October 1919, p. 4.

¹¹ Spartanburg *Herald*, 15 October 1919, p. 6.

¹² Spartanburg *Herald*, 14 June 1934, p. 9.

¹³ *Textile Industry History*, <http://www.textilehistory.org/MillikenandCo.html>, p. 1.

¹⁴ Lincoln, p. 713.

¹⁵ William Hays Simpson, *Life in Mill Communities* (Clinton, SC: P.C. Press, 1941), p.11.

¹⁶ Spartanburg Unit of the Writers’ Program of the Work Projects Administration in the State of South Carolina, *A History of Spartanburg County*, p. 73.

¹⁷ Jeffrey Willis, “Textile Town Pioneers, 1816-1879”, in Betsy Wakefield Teter, ed., *Textile Town: Spartanburg County, South Carolina* (Spartanburg, SC: Hub City Writers Project, 2002), p. 19.

¹⁸ Simpson, p. 13.

¹⁹ *Ibid.*, p.14.

the Civil War, eleven mills remained in operation in South Carolina in 1867."²⁰ Of these, seven were in Spartanburg County: Lawson's Fork Factory, Valley Falls Factory, Fingerville Factory, Hill's Factory, Cedar Hill Factory, Crawfordville Factory, and Barksdale Factory.²¹

The flourishing cotton industry played a significant role in helping the state to recover from the war during the Reconstruction period. During the 1880s, South Carolina's cotton textile industry was thriving, and mills opened in Anderson, Greenville and Spartanburg counties. Statewide the number of mills grew during this decade from fourteen in 1880 to thirty-one in 1885, representing a collective increase in spindles from 82,424 to 217,761.²² In the year 1903, more spindles were set up in South Carolina than in all the other states of the union combined. Reports show that by 1905 the total capital invested in the cotton textile industry of South Carolina amounted to \$82,337,429 as compared with \$1,337,000 in 1870. During this thirty five year period, wage earners increased from 1,123 to 37,271, and the value of the products from \$1,529,937 to \$49,473,644. The number of wage earners employed in the cotton mills, which formed 13.8 percent of the number of all industrial workers in the state in 1870, had increased to 62.7 per cent of the total in 1905.²³

The products, which formed fifteen and one-half percent of the value of all products in 1870, amounted to 62.3 percent in 1905. From 1870 to 1905, the number of producing spindles increased by 2,828,152. In 1870, cotton mills were operated by water power, the census of that year showing a total of 955 horsepower. The census of 1905 reported a total of 156,117 horsepower composed of 96,942 in steam, 29,707 in electricity, and 29,568 in water. Of the total power used in manufacturing industries in the state, the cotton mills reported 6.4 percent in 1870 and 70.6 percent in 1905.²⁴ Developments in mill design facilitated the construction of larger textile mills. In 1880, the state's typical textile mill had fewer than 6,000 spindles; but by 1910, it had more than 25,000.²⁵

One of the industry's most significant periods of growth, however, occurred after 1893. In the decade after 1893, the period in which Drayton was completed, eighty six mills were constructed in the state and the older mills were updated and enlarged.²⁶

In the latter part of the nineteenth century, agriculture had become fairly unprofitable in Spartanburg County. The larger farms had been subdivided, and white and African-American sharecroppers rented plots to grow crops but most struggled to make a living. For people with money to invest, industrialization seemed to be the answer. Investors took advantage of Spartanburg County's ready supply of its own cotton, abundant labor and plentiful waterpower.²⁷

Many northern investors became interested in South Carolina manufacturing ventures through business contacts with southern businessmen. Seth Milliken of the New York selling house of Deering, Milliken and Company got into South Carolina manufacturing through contact with John H. Montgomery, one of the organizers of Drayton Mills.²⁸

Another factor promoting manufacturing and industrialization in Spartanburg was the building of railroads. In an article that appeared in the *Spartanburg Herald* in 1909, the Rev. Thomas Hart Law, who was pastor of the Spartanburg Presbyterian Church (1869-1886), wrote that the building of the Atlanta and Charlotte Air Line Railway was an important boost to development. This railroad was a trunk-line from Charlotte, known then as the "railroad center of eastern North Carolina", running through the piedmont areas of North Carolina, South Carolina, and Georgia to Atlanta, known as "the Gate City of the South". Construction of the rail line started in 1872 and was completed in 1873.²⁹ Cities and counties

²⁰ *Ibid.*, p.13-14.

²¹ *Ibid.*, p.14.

²² *Ibid.*, p.1.

²³ *Ibid.* p. 18.

²⁴ *Ibid.*

²⁵ David L. Carlton. *Mill and Town in South Carolina, 1880-1920* (Baton Rouge, LA: Louisiana State University Press, 1982), p. 41.

²⁶ National Register of Historic Places Multiple Property Nomination for Textile Mills in South Carolina Designed by W. B. Smith Whaley, 1893-1903, (Columbia, SC: South Carolina Department of Archives and History, 1990), Section E, p. 10.

²⁷ Philip Racine, "Boom Time in Textile Town 1880-1909" in Teter, ed., p. 37.

²⁸ Carlton, pp. 57-58.

²⁹ *Spartanburg Herald*, 22 August 1909, p. 9.

along with private citizens put up money to help build the route. Construction of a rail line from Spartanburg to Asheville began in 1876. During this period, Spartanburg also was placed on a rail line to Charleston, the Charleston and Western Carolina Railway (formerly called the Port Royal & Western Carolina), and truly became a railroad center.

In his 1909 article, Rev. Law described how Spartanburg became a textile center in the late nineteenth and early twentieth centuries. When he came to Spartanburg in 1869, he reported there were four small cotton mills in the county. In the late nineteenth century, outside the Spartanburg corporate limits, large manufacturing plants were built in Pacolet and Clifton. These were very successful plants, but made merchants in the city of Spartanburg feel their businesses were being hurt. The Spartan Mill enterprise was launched and resulted in a large, 84,000-spindle mill being put into operation within the city limits of Spartanburg. Rev. Law reported that in rapid succession after of the Spartan Mill became so successful, Beaumont, Whitney, Tucapau, Glendale, Arkwright, Saxon, and Drayton Mills soon followed. In addition to these mills in and adjacent to the City of Spartanburg, mills were built more distantly in Spartanburg County at Fingerville, Cowpens, Woodruff, Enoree, Inman, and Fairmont, to name a few. Law wrote, "Thus, with a marvelous development, so rapid that we can hardly keep pace with it, Spartanburg city, with its numerous resident mill presidents, has become a center of cotton manufacturing larger in its operations than that centering in any single city of the South."³⁰

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets)

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Map of Drayton Village, dated 1949, Pacolet Milliken Enterprises, Spartanburg, S. C.

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History of the Spartanburg Day School, Website.<http://www.spartanburgdayschool.org/about-sds/history/index.aspx>

Previous documentation on file (NPS):

preliminary determination of individual listing (36 CFR 67 has been Requested)
 previously listed in the National Register
 previously determined eligible by the National Register
 designated a National Historic Landmark
 recorded by Historic American Buildings Survey # _____
 recorded by Historic American Engineering Record # _____

Primary location of additional data:

State Historic Preservation Office
 Other State agency
 Federal agency
 Local government
 University
 Other
Name of repository: SC Dept of Archives & History, Columbia, SC

Historic Resources Survey Number (if assigned): _____

10. Geographical Data

Acreage of Property Approximately 16
(Do not include previously listed resource acreage)

UTM References

(Place additional UTM references on a continuation sheet)

1	<u>17</u> Zone	<u>416827</u> Easting	<u>3870335</u> Northing	3	<u>17</u> Zone	<u>417237</u> Easting	<u>3870203</u> Northing
2	<u>17</u> Zone	<u>417160</u> Easting	<u>3870328</u> Northing	4	<u>17</u> Zone	<u>417114</u> Easting	<u>3870040</u> Northing
5	<u>17</u> Zone	<u>416832</u> Easting	<u>3870043</u> Northing		<u> </u> Zone	<u> </u> Easting	<u> </u> Northing

Verbal Boundary Description (describe the boundaries of the property)

The boundary of Drayton Mill is shown as the property on the accompanying full-scale site plan, bounded by Drayton Road on the south, Ansel Street on the west, Carney Street on the north, and Calvert and Lake Streets on the east, as prepared by Campbell Meek & Associates, Architects, Inc. of Spartanburg, dated August 6, 2011, and drawn at a scale of one inch equaling forty feet.

Boundary Justification (explain why the boundaries were selected)

The boundary of the nominated area includes all of the contributing buildings and structures associated with the history and development of the mill. The boundary follows the parcel boundary of the property owned by Pacolet Milliken Enterprises at Drayton Mill.

11. Form Prepared By

name/title Martin E. Meek and Bill Cooper (with assistance from SHPO staff)
organization Campbell Meek and Associates, Architects, Inc. date August 21, 2012
street & number 105 Parker Road telephone (864) 909-3373
city or town Enoree state SC zip code 29335
e-mail mmeek@meekarch.com

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** (7.5 or 15 minute series) indicating the property's location.
A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Continuation Sheets**
- **Additional items:** (Check with the SHPO or FPO for any additional items)

Photographs:

Submit clear and descriptive black and white photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

Name of Property: Drayton Mill

City or Vicinity: Spartanburg vicinity

County: Spartanburg

State: South Carolina

Photographer: Frazer Pajak

Date Photographed: July 7, 2011

Description of Photograph(s) and number:

- 1) Drayton Mill east elevation, one-story office addition in foreground
- 2) Drayton Mill, south and east elevations with warehouse addition (at left) and office addition (at right)
- 3) Drayton Mill entrance detail on east end of south elevation
- 4) 1958 warehouse on south elevation of Drayton Mill
- 5) Drayton Mill, east end of south elevation with one-story warehouse addition
- 6) Drayton Mill, south and west elevations with one-story warehouse addition
- 7) Drayton Mill, north and west elevations
- 8) Drayton Mill, north elevation and water towers
- 9) Drayton Mill, north elevation and air conditioning tower
- 10) Drayton Mill, north elevation, air conditioning tower and water tower

- 11) Drayton Mill, east elevation with office addition and boiler room
- 12) Drayton Mill, east elevation of boiler house and water towers
- 13) Drayton Mill, interior, first floor stair
- 14) Drayton Mill, interior, first floor, picker room
- 15) Drayton Mill, first floor interior
- 16) Drayton Mill, first floor interior
- 17) Drayton Mill, interior, third floor
- 18) Company store and office, south and east elevations
- 19) Company store and office, south elevation
- 20) Company store and office, south elevation, entrance detail
- 21) Company store and office, south elevation, entrance detail
- 22) Company store and office, south elevation, second entrance detail
- 23) Company store and office, east elevation
- 24) Company store and office, east and north elevations
- 25) Company store and office, north elevation
- 26) Company store and office, interior, looking northeast
- 27) Company store and office, interior, looking southwest
- 28) Company store and office, office interior, looking southeast
- 29) Company store and office, covered personnel entrance, health clinic addition, north and east elevations
- 30) Cotton warehouse, west end, south elevation
- 31) Cotton warehouse, west elevation
- 32) Cotton warehouse, loading dock at west elevation
- 33) Cotton warehouse interior, looking north
- 34) Mill pond in foreground, looking southwest towards cotton warehouse and mill
- 35) Mill pond, cotton warehouse, mill, and weaving room in background, looking northwest
- 36) Weaving building, east elevation
- 37) Ramp from cotton warehouse to weaving building, south elevation of weaving room
- 38) Pump house
- 39) Weaving building, south elevation
- 40) Weaving building roof, looking northwest
- 41) Weaving building (west elevation) and weaving room addition (south elevation)
- 42) Weaving building addition (east elevation)
- 43) Weaving building first floor interior, looking northwest
- 44) Drayton Mill, looking northeast from Drayton Avenue
- 45) Company store and office, mill in background, looking northwest
- 46) Looking south from Ansel Street towards Drayton Mill, weaving building addition at left foreground
- 47) Information center, southeast corner of mill

Historic Images:

- 48) South elevation, 1912
- 49) Oblique view of mill façade (southeast), pre-1919
- 50) Early postcard view (pre-1919)
- 51) Early (pre-1919) view of mill and village from west
- 52) Post-1928 view of warehouses, water towers, and steel smokestack at left; weaving room at right, and cooling pond in foreground
- 53) Ca. 1930 aerial perspective view of Drayton Mill and village from southwest
- 54) Ca. 1930 aerial perspective view of mill complex and village from northwest
- 55) Southeast oblique view of main mill building, ca. 1930
- 56) Ca. 1930 interior view of Spinning Mill, third (uppermost) floor with roof monitor visible
- 57) Ca. 1930 interior view of Rayon quilling and warping processes; window partition in background
- 58) Ca. 1930 interior view of large weave room; sawtooth roof skylight visible
- 59) Ca. 1930 southwest oblique view of Company Store and Office Building

Drayton Mill
Name of Property

Spartanburg County, South Carolina
County and State

Property Owner:

(Complete this item at the request of the SHPO or FPO.)

name Pacolet Milliken Enterprises
street & number 105 Corporate Drive, Suite A telephone 864-503-6178
city or town Spartanburg state S. C. zip code 29303

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

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