# Architectural Recordation and Historical Documentation of 741 South Main Street, Harrisonburg, Virginia DHR File No. 2021-4090/ 115-0187-0144

# James Madison University



Prepared for: Kirk Morris Director, Engineering & Construction MSC 7008, 181 Patterson Street Harrisonburg, VA 22807

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*Created / Last Revised:* Submitted 7 September 2021 [This page left intentionally blank]

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#### **Executive Summary**

Commonwealth Architects was requested to conduct physical and historic documentation of 741 South Main Street for James Madison University. This report is divided into three parts. Chapter, the historical documentation, contains the available deeds, city directory information, U.S. census data, and biographical information. No historic photographs of the property could be identified. Chapter two, the physical documentation, contains a detailed architectural description (including site, exterior, and interior), with accompanying photographs, and not-to-scale architectural drawings recording the site, the basement, and the first and second floors. Chapter three includes the survey findings, including the statement of significance and the integrity evaluation.

Accompanying this report are a set of photographs, printed on archival paper and recorded on appropriate archival CD-ROM, documenting the site, each elevation and significant architectural featured, and each interior space and significant architectural featured.

#### Introduction

The purpose of this report is to fulfill the request of the Virginia Department of Historic Resources on 21 July 2021 to Ms. Jini Cook, Real Property Administrator, James Madison University, to provide documentation of 741 South Main Street. 741 South Main Street is a contributing building in the Downtown Harrison Historic District, listed on the Virginia Landmarks Register and the National Register of Historic Places. The Department of Historic Resources requested that:

The survey must be conducted by qualified professionals in accordance with DHR's Guidelines for Conducting Historic Resources Survey in Virginia (October 2011, Revised 2017). Intensive-level surveys records submitted to DHR consist of two parts. First, the survey data will be entered into our digital survey database, VCRIS. Once the data entry is complete, the hardcopy survey submittal can be prepared, consisting of the printed survey form, a site plan, floorplans, printed images, and an image disc with JPEGs of survey photos.

This report contains each of the requested items. The report was conducted by Bryan Clark Green, Ph.D., an architectural historian who meets the Secretary of the Interior's Professional Qualification Standards.

#### Acknowledgements

Mr. Kirk Morris, Director, Enginering & Construction, James Madison University Ms. Jini Cook, Space Management Coordinator, James Madison University



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A. Historical and Biographical Information

The property on which the house at 741 South Main Street was built was acquired by Charles E. Hass, an attorney. The residence at 741 Main Street was constructed at the northeast corner of South Main Street and Grace Street. The property would later be formally subdivided; the only parcel occupied by the Haas family was the parcel at 741 South Main Street. In 1880, the Haas family resided at 103 South Main Street. In 1880, the family consisted of Charles E. Haas (51), his wife Isabella Haas (47, "keeping house"), children Minnie S. (20, a student), Talfourd (16, a student), Nettie (11), and Hamilton (3).<sup>1</sup>

In 1900, the family was residing at 741 South Main Street. Charles E. Haas was no longer living, and in that year, Talfourd Hass (36, listed as a farmer), married Elizabeth (Bettie Conrad) Haas (also 36), and was living at 741 South Main Street.<sup>2</sup> Bettie Hass was widowed, and had two children from her previous marriage, Conrad Logan (10, student), and Margaret Logan (5). Talfourd Haas' brother, Harold (26, an Assistant Surgeon on the U.S. Mary) was residing at 741 South Main Street in that year. In 1901, Talfourd Haas became a Circuit Court judge for Virginia's 25<sup>th</sup> Circuit (Rockingham and Page counties), a position he held until 1927.<sup>3</sup> Talfourd and Bettie Haas had their first child together, Hamilton Haas, also in 1901.<sup>4</sup> The manuscript census return noted that Talfourd owned the house at 741 South Main Street free and clear. The 1907 Sanborn map depicts a full-length single-story porch across the front of the house, and a two-story, open porch on north side of the rear ell.<sup>5</sup>

By 1910, the has family had expanded to four, with the addition of another daughter, Elizabeth (5). Both Talfourd and Betite Haas were 46, Conrad T. Logan was 19, Margaret Logan was 15, Hamilton Haas was 9, and Elizabeth was 5. In 1910 the household also included Annie B. Finks (30), a Black "servant." The manuscript census return noted that Annie Finks could read and write, and had two children (though they were not named).<sup>6</sup> Hamilton Haas graduated from Virginia Episcopal School in 1917.<sup>7</sup> The 1912 Sanborn map records a full-length single-story porch across the front of the house, and the two-story, open porch on north side of the rear ell. The map also records what appears to be an open two-story stair on the south side of the main body of the dwelling.<sup>8</sup> The 1918 Sanborn map records no changes to the property.

In 1920, Talfourd and Bettie were both 55. Talfourd Haas was the vice president of the Rockingham National Bank; President of the woodbine Cemetery; and Judge of the Circuit Court. His office was 707 National Bank Building.<sup>9</sup> Hamilton Haas (19), was still listed as living at home ("no occupation"), though he was at that time a student at the Virginia Military Institute. Elizabeth

<sup>4</sup> Certificate of marriage, Commonwealth of Virginia. Rockingham county, Married 5 November 1949

<sup>&</sup>lt;sup>9</sup> Harrisonburg City Directory. Ashville, NC: 1926.



<sup>&</sup>lt;sup>1</sup> 1880 Manuscript Census Return, Haas, Charles E., 101 South Main Street, Harrisonburg.

<sup>&</sup>lt;sup>2</sup> 1900 Manuscript Census Return, Haas, Talfourd N., 741 South Main Street, Harrisonburg.

<sup>&</sup>lt;sup>3</sup> W. Wayland, ed. *Men of Mark and Representative Citizens of Harrisonburg and Rockingham County, Virginia* (Staunton, VA: McClure Co., 1943), p. 402.

Virginia Department of Health; Richmond, Virginia; Virginia, Marriages, 1936-2014; Roll: 101166934.

<sup>&</sup>lt;sup>5</sup> Harrisonburg, Sanborn Map Company, May, 1907. Sheet 8.

<sup>&</sup>lt;sup>6</sup> 1910 Manuscript Census Return, Haas, Talfourd N., 741 South Main Street, Harrisonburg.

<sup>&</sup>lt;sup>7</sup> The Meteor (The Virginia Episcopal School), Spring 1944, p. 12.

<sup>&</sup>lt;sup>8</sup> Harrisonburg, Sanborn Map Company, August, 1912. Sheet 8. The Library of Virginia.

Haas (14), was also living at home. Conrad and Margaret Logan had moved away from 741 South Main Street. The household also included Minnie R. Simmonds (19, single), a white servant.<sup>10</sup> Hamilton Haas graduated from the Virginia Military Institute in 1922, and received a law degree from the University of Virginia in 1925.<sup>11</sup> The 1924 Sanborn map records no changes to the property. In 1926, 741 South Main Street had a telephone, 164-J.

In 1930, Talfourd and Bettie were both 66. In 1937, Talfourd Haas was a layer with Haas & Haas, and a Trial Justice. His office was listed as 12 South Main Street, Room 405.<sup>12</sup> For the first time, the manuscript census listed the value of 741 South Main Street, which was established at \$15,000. Hamilton Haas (29), now a practicing attorney, was still living at 741 South Main Street. The household also included Alice M. Brown, (17, single) a Black servant 1930 Manuscript US Federal Census<sup>13</sup> Talfourd Haas died in 1939 at age 75.<sup>14</sup> In 1939 Hamilton Hass, who had been trial justice in Harrisonburg, was an officer in the U.S. Army. In 1939, the first deed transferring ownership of 741 South Main Street is recorded.<sup>15</sup> On 6 March 1939, Talfourd Haas' will, for which Hamilton Haas was the executor, set fort the division of the two remaining lots (only 741 contained an improvement), among other provisions of the will. The 1930 Sanborn map records for the first time the full extent of the property to the alley, including the shed. The two-story open portico on the ell has been truncated.<sup>16</sup>

In 1940, Bettie Haas, widowed the previous year, was for the first time listed as the head of the household at 741 South Main Street. The house was valued at \$65,000. Hamilton Hass (39) was listed as a lawyer (his income was listed as \$3,000 per year), and residing at 741 South Main Street, though he was apparently already enlisted in the U.S. Army as well. According to the 1940 city directory, Hamilton Haas working as a lawyer with Haas & Haas, and a Trial Justice, County Court. His office was listed as 12 South Main Street, Room 507.<sup>17</sup> In 1946, the next year that acity directory was published, his office was listed as 410 National Bank Building.<sup>18</sup> For the first time, lodgers were listed as residing at 741 South Main Street. The first lodger was Pearl R. O'Neal (41, white, single, with four years of college), a librarian at Madison College (the name changed in 1939 from the State Teachers College at Harrisonburg) with an annual income of \$1,800. The second lodger was Aurelia M. Barton (45, white, single, with five years of college), a high school teacher with an annual income of \$1,463. Both women were lodging at 741 South Main Street as early as 1935. The household also included Nellie Rhodes (29, black, single, with seven years of elementary school) who was a servant at 741 South Main Street with an annual income of \$286. Nellie Rhodes had also resided at 741 South Main Street as early as 1935.<sup>19</sup> In 1944, Hamilton Haas was a Captain

<sup>&</sup>lt;sup>19</sup> 1940 Manuscript Census Return, Haas, Bettie C., 741 South Main Street, Harrisonburg.



<sup>&</sup>lt;sup>10</sup> 1920 Manuscript Census Return, Haas, Talfourd N., 741 South Main Street, Harrisonburg.

<sup>&</sup>lt;sup>11</sup> The Meteor (The Virginia Episcopal School), Spring 1944, p. 12.

<sup>&</sup>lt;sup>12</sup> Miller' Miscellaneous Virginia Directory, 1937-38. N.p.: Charles W. Miller, 1937.

<sup>&</sup>lt;sup>13</sup> 1930 Manuscript Census Return, Haas, Talfourd N., 741 South Main Street, Harrisonburg.

<sup>&</sup>lt;sup>14</sup> John W. Wayland, ed. *Men of Mark and Representative Citizens of Harrisonburg and Rockingham County, Virginia* (Staunton, VA: McClure Co., 1943), p. 402.

<sup>&</sup>lt;sup>15</sup> Will of T.N. Haas, 6 March 1939. Clerk's Office of the Circuit Court of Rockingham County, in Will Book 13, page 338.

<sup>&</sup>lt;sup>16</sup> Harrisonburg, 1930 Sanborn Map Company, June, 1930. Sheet 18. The Library of Virginia.

<sup>&</sup>lt;sup>17</sup> Miller' Miscellaneous Virginia Directory, 1940-41. N.p.: Charles W. Miller, 1940.

<sup>&</sup>lt;sup>18</sup> Moon's Harrisonburg, Rockingham County, Va., City Directory, 1946-47. N.p.: Directory Publishing Co., 1947.

in the US Army, and a staff officer in the Liberator group in Italy.<sup>20</sup> In 1949, at 48, Hamilton Haas married Ethel S. Shoemaker Hering (42, widow).<sup>21</sup> The 1945 Sanborn map records the full extent of the property to the alley, including the shed and the subdivision beyond the alley, but no changes to the building.<sup>22</sup>

On 29 August 1957, after the death of Talfourd N. Haas, according to his will (dated 2 November 1956), the two lots were divided, with \$8,000 and the unimproved lot transferring to Elizabeth Haas Kemper and her husband Albert s. Kemper.<sup>23</sup> From 1952 to 1972, Hamilton Hass was a Circuit Court Judge, and lived at 741 South Main Street with his wife Ethel.<sup>24</sup> In 1973, Hamilton retired from the bench, though he continued to reside at 741 South Main Street until 1993, when she sold the property to the Rockingham Memorial Hospital.<sup>25</sup> The property was listed as vacant in 1983.

From 1995 until 2006, Rockingham Memorial Hospital used 741 South Main Street for a variety of functions, including housing the Women's Health Focus (1995-1997),<sup>26</sup> Nutritional Services (1998-2002),<sup>27</sup> and Counseling Services (2003-200<sup>28</sup>

On 7 February 2007, 741 South Main Street was sold by the Rockingham Memorial Hospital to the Diocesan Missionary Society of Virginia.<sup>29</sup> From 2007 through 2021, the 741 South Main Street was used to house the Episcopal Campus Ministry.<sup>30</sup>

While this report was being prepared, 741 South Main Street is in the process of being sold to James Madison University.

<sup>&</sup>lt;sup>30</sup> December 2007 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2007 to 2009 Polk City Directory, Harrisonburg, VA, Livonia, MI: R.L. Polk City Directories, 2009.



<sup>&</sup>lt;sup>20</sup> The Meteor (The Virginia Episcopal School), Spring 1944, p. 12.

<sup>&</sup>lt;sup>21</sup> Certificate of marriage, Commonwealth of Virginia. Rockingham County, Married 5 November 1949. Virginia Department of Health; Richmond, Virginia; *Virginia, Marriages, 1936-2014*; Roll: *101166934*.

<sup>&</sup>lt;sup>22</sup> Harrisonburg, 1945, Sanborn Map Company, 1945. Sheet 18. The Library of Virginia.

<sup>&</sup>lt;sup>23</sup> Deed, 29 August 1957, Rockingham County Deed Book 262, page 175.

<sup>&</sup>lt;sup>24</sup> The Mullin-Kille and News Record Harrisonburg Virginia Con Survey City Directory, Master Edition, 1952. Harrisonburg: The Harrisonburg Daily News-Record, 1952, to Hill's Harrisonburg (Rockingham County, VA) City Directory, 1972. Richmond: Hill Directory Co., 1972.

<sup>&</sup>lt;sup>25</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1988. Richmond: Polk Directory Co., 1988 to Polk 1992 Harrisonburg, Virginia, City Directory. Richmond: R.L. Polk & Co., 1992.

<sup>&</sup>lt;sup>26</sup> Polk 1995 Harrisonburg, Virginia, City Directory. Detroit: R.L. Polk & Co., 1995 to 1997 Edition of the Polk City Directory for Harrisonburg, Virginia. Livonia, MI: R.L. Polk & Co., 1997.

<sup>&</sup>lt;sup>27</sup> 1998 Harrisonburg, VA, Polk City Directory. Livonia, MI: R.L. Polk & Co., 1998 to August 2002 Polk City Directory, Harrisonburg, VA, Livonia, MI: R.L. Polk & Co., 2002.

<sup>&</sup>lt;sup>28</sup> August 2003 Polk City Directory, Harrisonburg, VA<sub>2</sub>. Livonia, MI: R.L. Polk & Co., 2003 to December 2006 Polk City Directory, Harrisonburg, VA<sub>2</sub>. Livonia, MI: R.L. Polk & Co., 2006.

<sup>&</sup>lt;sup>29</sup> Document Number 2007-00004238; Rockingham County Deed Book OR, VI-3005, page 18.

# B. Historic Photographs

No historic photographs of 741 South Main Street have been identified.

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Citation: Date: Grantor: Grantee: Description:	Document Number 2007-00004238; Book OR, VI-3005, page 18. 6 February 2007 Rockingham Memorial Hospital Diocesan Missionary Society of Virginia "That for in in consideration of the transfer of other real property form the Grantee to the Grantor's assign, and other good and valuable consideration Rockingham Memorial Hospital does grant and convey unto Diocesan Memorial Society of Virginia"
Citation: Date: Grantor: Grantee: Description:	Deed, 23 November 1993, Deed Book 1244, Page 50. 23 November 1993 Ethel S. Haas Rockingham Memorial Hospital "That for and in consideration of the sum of TEN DOLLARS (\$10.00), cash in hand paid, and other good and valuable consideration passing from the GRANTEE to the GRANTOR all that certain lot or parcel of land containing 22,540 square feet, together with the improvements thereunto
Citation: Date: Grantor: Grantee: Description:	Deed, 29 August 1957, Deed Book 262, page 175 29 August 1957 T.N. Hass Elizabeth H. Kemper and Albert S. Kemper This transfer to Elizabeth H. Kemper and Albert S. Kemper was made according to the terms of the will of T.N. Hass, dated 2 November 1956, and recorded in the Clerk's Office of the Circuit Court of Rockingham County, in Will Book 43, page 840. "That for a consideration of the sum of Eight Thousand Dollars (\$8,000) paid and to be paid by the part of the second part to the said Elizabeth Haas Kemper, as herein set forth, the said parties of the first part have have bargained and sold and do hereby grant and convey unto the party of the second part all of the one-half undivided share [The lot containing 741 was divided from the adjacent lot, previously owned by T.H. Haas.]
Citation: Date: Grantor: Grantee: Description:	<ul> <li>Will of T.N. Haas, 6 March 1939. Clerk's Office of the Circuit Court of Rockingham County, in Will Book 13, page 338.</li> <li>6 March 1939</li> <li>T.N. Haas</li> <li>Hamilton Haas, executor</li> <li>this will set forth the terms of the division of the two lots (only 741 contained an improvement), among other provisions of the will.</li> </ul>

C. Chain of Title for 741 South Main Street

No deeds for 741 South Main Street are recorded prior to 1939. T.H. Haas constructed the dwelling, on a portion of land at the intersection of South Main Street and Grace Street, which Haas

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subdivided between 1923 and 1926. Haas reserved two adjacent lots for himself, fronting South Main Street. Only the lot at 741 South Main Street was improved.



#### D. City Directory Information

City Directory Listings for 741 South Main Street, Harrisonburg, 1926-2009.<sup>31</sup>

# Pre-1926

No City Directory published before 1926.

# 1926<sup>32</sup>

Primary listing: Haas,	Talfourd N.
Occupation:	T.N. Haas is listed as the vice president of the Rockingham National Bank;
	President of the woodbine Cemetery; and Judge of the Circuit Court. His
	office was 707 National Bank Building.
Secondary listing:	Haas, Bettie C. [wife]
	Haas, Miss Elizabeth [daughter]
Note:	The Phone was 164-J

# 1937-39<sup>33</sup>

Primary listing: Haas,	T.N.
Occupation:	No occupation listed
Secondary listing:	Bettie C. (wife)
	Haas, Hamilton.
Note:	Hamilton Haas is listed as a lawyer with Haas & Haas, and a Trial Justice.
	His office was listed as 12 South Main Street, Room 405.

# 1939

No City Directory

#### **1940-41**<sup>34</sup>

Primary listing: Haas,	, Elizabeth (widow of Taulford N Haas).
Occupation:	No occupation listed
Secondary listing:	Bettie C. (wife)
	Haas, Hamilton.
Note:	Hamilton Haas is listed as a lawyer with Haas & Haas, and a Trial Justice,
	County Court. His office was listed as 12 South Main Street, Room 507.

### 1942

No City Directory

**1943** No City Directory

<sup>&</sup>lt;sup>34</sup> Miller' Miscellaneous Virginia Directory, 1940-41. N.p.: Charles W. Miller, 1940.



<sup>&</sup>lt;sup>31</sup> The first city directory for Harrisonburg was published in 1926. A city directory for Harrisonburg was not published each year; there are some breaks in publication.

<sup>&</sup>lt;sup>32</sup> Harrisonburg City Directory. Ashville, NC: 1926.

<sup>&</sup>lt;sup>33</sup> Miller' Miscellaneous Virginia Directory, 1937-38. N.p.: Charles W. Miller, 1937.

**1944** No City Directory

**1945** No City Directory

# 1946

No City Directory

# **1946-47**<sup>35</sup>

Primary listing: Haas,	Hamilton.
Occupation:	Hamilton Haas is listed as a lawyer. His office was listed as 410 National
-	Bank Building.
Secondary listing:	Haas, Elizabeth (widow of Taulford N Haas).
Note:	

**1948** No City Directory

**1949** No City Directory

# 1950

No City Directory

# 1951

No City Directory

# 1952<sup>36</sup>

Primary listing: Haas,	, Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

# 1953

No City Directory

**1954** No City Directory

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 <sup>&</sup>lt;sup>35</sup> Moon's Harrisonburg, Rockingham County, Va., City Directory, 1946-47. N.p.: Directory Publishing Co., 1947.
 <sup>36</sup> The Mullin-Kille and News Record Harrisonburg Virginia Con Survey City Directory, Master Edition, 1952. Harrisonburg: The Harrisonburg Daily News-Record, 1952.

# $1955^{37}$

Primary listing: Haas, Hamilton		
Occupation:	Judge, Circuit Court	
Secondary listing:	Haas, Ethel S. (wife)	
Note:	The phone was 1461.	

# 1956

No City Directory

### 1957<sup>38</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

### 1958-9<sup>39</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

# **1960**<sup>40</sup>

Primary listing: Haas, Hamilton		
Occupation:	Judge, Circuit Court	
Secondary listing:	Haas, Ethel S. (wife)	
Note:	The phone was 1461.	

# **1961**<sup>41</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

# $1962^{42}$

Primary listing: Haas, Hamilton	
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

<sup>&</sup>lt;sup>37</sup> The Mullin-Kille and News Record Harrisonburg Virginia Con Survey City Directory, Master Edition, 1955. Harrisonburg: The Harrisonburg Daily News-Record, 1955.

<sup>&</sup>lt;sup>42</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1962. Richmond: Hill Directory Co., 1962.



<sup>&</sup>lt;sup>38</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1957. Richmond: Hill Directory Co., 1957.

<sup>&</sup>lt;sup>39</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1958-9. Richmond: Hill Directory Co., 1958.

<sup>&</sup>lt;sup>40</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1960. Richmond: Hill Directory Co., 1960.

<sup>&</sup>lt;sup>41</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1961. Richmond: Hill Directory Co., 1961.

# 1963<sup>43</sup>

Primary listing: Haas, Hamilton	
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

#### 1964-65<sup>44</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

#### **1966**<sup>45</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

## **1967**<sup>46</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

#### 1968<sup>47</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

#### 1969<sup>48</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

# 1970<sup>49</sup>

Primary listing: Haas, Hamilton Occupation: Judge, Circuit Court

<sup>&</sup>lt;sup>49</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1970. Richmond: Hill Directory Co., 1970.



<sup>&</sup>lt;sup>43</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1963. Richmond: Hill Directory Co., 1963.

<sup>&</sup>lt;sup>44</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1964-5. Richmond: Hill Directory Co., 1965.

<sup>&</sup>lt;sup>45</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1966. Richmond: Hill Directory Co., 1966.

<sup>&</sup>lt;sup>46</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1967. Richmond: Hill Directory Co., 1967.

<sup>&</sup>lt;sup>47</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1968. Richmond: Hill Directory Co., 1968.

<sup>&</sup>lt;sup>48</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1969. Richmond: Hill Directory Co., 1969.

Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 1461.

# $1971^{50}$

Primary listing: Haas, Hamilton	
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# **1972**<sup>51</sup>

Primary listing: Haas, Hamilton	
Occupation:	Judge, Circuit Court
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# $1973^{52}$

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# $1974^{53}$

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# $1975^{54}$

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# **1976**<sup>55</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

<sup>&</sup>lt;sup>55</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1976. Richmond: Hill Directory Co., 1976.



<sup>&</sup>lt;sup>50</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1971. Richmond: Hill Directory Co., 1971.

<sup>&</sup>lt;sup>51</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1972. Richmond: Hill Directory Co., 1972.

<sup>&</sup>lt;sup>52</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1973. Richmond: Hill Directory Co., 1973.

<sup>&</sup>lt;sup>53</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1974. Richmond: Hill Directory Co., 1974.

<sup>&</sup>lt;sup>54</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1975. Richmond: Hill Directory Co., 1975.

**1977**<sup>56</sup>

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# $1978^{57}$

Primary listing: Haas, I	Hamilton
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431. The entry incorrectly lists Reba Haas as his wife, a
	transposition with the entry below in the directory.

# 1979<sup>58</sup>

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

### 1980<sup>59</sup>

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# 1981

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# 1982<sup>60</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

#### 1983

No City Directory

<sup>&</sup>lt;sup>60</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1982. Richmond: Polk Directory Co., 1982.



<sup>&</sup>lt;sup>56</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1977. Richmond: Hill Directory Co., 1977.

<sup>&</sup>lt;sup>57</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1978. Richmond: Hill Directory Co., 1978.

<sup>&</sup>lt;sup>58</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1979. Richmond: Hill Directory Co., 1979.

<sup>&</sup>lt;sup>59</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1980. Richmond: Hill Directory Co., 1980.

#### **1984**<sup>61</sup>

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

# $1985^{62}$

Primary listing: Haas, Hamilton	
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

#### 1986<sup>63</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

## **1987**<sup>64</sup>

Primary listing: Haas, I	Hamilton
Occupation:	Retired
Secondary listing:	Haas, Ethel S. (wife)
Note:	The phone was 434-6431.

#### 1988<sup>65</sup>

Primary listing: Haas, Ethel S.	
Occupation:	Retired
Secondary listing:	None
Note:	The phone was 434-6431.

#### **1989**<sup>66</sup>

Primary listing: Haas, Ethel S.	
Occupation:	Retired
Secondary listing:	None
Note:	The phone was 434-6431.

#### 1990

No City Directory

<sup>&</sup>lt;sup>66</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1989. Richmond: Polk Directory Co., 1989.



<sup>&</sup>lt;sup>61</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1984. Richmond: Polk Directory Co., 1984.

<sup>&</sup>lt;sup>62</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1985. Richmond: Polk Directory Co., 1985.

<sup>&</sup>lt;sup>63</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1986. Richmond: Polk Directory Co., 1986.

<sup>&</sup>lt;sup>64</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1987. Richmond: Polk Directory Co., 1987.

<sup>&</sup>lt;sup>65</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1988. Richmond: Polk Directory Co., 1988.

#### **1991**<sup>67</sup>

Primary listing: Haas, Ethel S.		
Occupation:	Retired	
Secondary listing:	None	
Note:	The phone was 434-6431.	

#### 1992<sup>68</sup>

Primary listing: Haas, Ethel S.	
Occupation:	Retired
Secondary listing:	None
Note:	The phone was 434-6431.

### 1993

Primary listing: Vacant	
Occupation:	
Secondary listing:	None
Note:	

# 1995<sup>69</sup>

Primary listing: R.M.H. [Rockingham Memorial Hospital] Women's Health Focus Occupation: Secondary listing: None Note: Telephone: 564-5960

#### **1996**<sup>70</sup>

Primary listing: R.M.H. [Rockingham Memorial Hospital] Women's Health Focus Occupation: Secondary listing: None Note: Telephone: 564-5960

# **1997**<sup>71</sup>

Primary listing: R.M.H. [Rockingham Memorial Hospital] Women's Health Focus Occupation: Secondary listing: None Note: Telephone: 564-5960

# **1998**<sup>72</sup>

Primary listing: R.M.H. [Rockingham Memorial Hospital] Nutritional Services Occupation: Secondary listing: Leaner Weigh (433-4344)

<sup>&</sup>lt;sup>72</sup> 1998 Harrisonburg, VA, Polk City Directory. Livonia, MI: R.L. Polk & Co., 1998.



<sup>&</sup>lt;sup>67</sup> Hill's Harrisonburg (Rockingham County, VA) City Directory, 1991. Richmond: Polk Directory Co., 1991.

<sup>&</sup>lt;sup>68</sup> Polk 1992 Harrisonburg, Virginia, City Directory. Richmond: R.L. Polk & Co., 1992.

<sup>&</sup>lt;sup>69</sup> Polk 1995 Harrisonburg, Virginia, City Directory. Detroit: R.L. Polk & Co., 1995.

<sup>&</sup>lt;sup>70</sup> Polk City Directory, 1996, Harrisonburg, Virginia. Detroit: R.L. Polk & Co., 1996.

<sup>&</sup>lt;sup>71</sup> 1997 Edition of the Polk City Directory for Harrisonburg, Virginia. Livonia, MI: R.L. Polk & Co., 1997.

Note: Telephone: 564-5960

## **1999**<sup>73</sup>

Primary listing: R.M.H. [Rockingham Memorial Hospital] Nutritional Services. Occupation: Secondary listing: Giron, Karen E. Note:

### 2000<sup>74</sup>

Primary listing: Rockingham Memorial Hospital Occupation: Secondary listing: Note: Phone 564-5936

### **2001**<sup>75</sup>

Primary listing: Not verifiedOccupation:NoneSecondary listing:NoneNote:None

### 200276

Primary listing: Leaner	Weigh
Occupation:	None
Secondary listing:	None
Note:	540-433-4344

# 200377

Primary listing: RMH Counseling Services Occupation: Secondary listing: Leaner Weigh Note:

# 2004<sup>78</sup>

Primary listing: RMH Counseling Services Occupation: Secondary listing: Leaner Weigh Note:

#### 2005<sup>79</sup>

<sup>75</sup> 2001 Harrisonburg, VA, Polk City Directory. Livonia, MI: R.L. Polk & Co., 2001.

<sup>&</sup>lt;sup>79</sup> December 2005 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2005.



<sup>73 1998</sup> Harrisonburg, VA, Polk City Directory. Livonia, MI: R.L. Polk & Co., 1998.

<sup>74 2000</sup> Harrisonburg, VA, Polk City Directory. Livonia, MI: R.L. Polk & Co., 2000.

<sup>&</sup>lt;sup>76</sup> August 2002 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2002.

<sup>77</sup> August 2003 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2003.

<sup>&</sup>lt;sup>78</sup> August 2004 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2004.

Primary listing: RMH Counseling Services Occupation: Secondary listing: Leaner Weigh Note:

### 200680

Primary listing: RMH Counseling Services Occupation: Secondary listing: Leaner Weigh Note:

# $2007^{81}$

Primary listing: Episcopal Campus Ministry		
Occupation:		
Secondary listing:	None	
Note:	Telephone: 540-432-9613	

### $2008^{82}$

Primary listing: Episcopal Campus Ministry	
Occupation:	
Secondary listing:	Trott, Katherine L.
Note:	Telephone: 540-432-9613

### 2009<sup>83</sup>

Primary listing: No listing	
Occupation:	None
Secondary listing:	None
Note:	"no current listing"

# $2010^{84}$

Primary listing: No listing		
Occupation:	None	
Secondary listing:	None	
Note:	"no current listing"	

# **2011**<sup>85</sup>

Primary listing: No listingOccupation:NoneSecondary listing:NoneNote:"no current listing"

<sup>80</sup> December 2006 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2006.

<sup>81</sup> December 2007 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2007.

<sup>82</sup> December 2007 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk & Co., 2007.

<sup>83</sup> 2009 Polk City Directory, Harrisonburg, VA, Livonia, MI: R.L. Polk City Directories, 2010.

<sup>84</sup> 2010 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2009.

85 2011 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2011.



### 2012<sup>86</sup>

Primary listing: Episcopal Campus Ministries Occupation: None Secondary listing: Connor, Gwin Note:

#### 2013<sup>87</sup>

Primary listing: No listing	
Occupation:	None
Secondary listing:	None
Note:	"no current listing"

#### 2014<sup>88</sup>

Primary listing: Episcopal Campus Ministries Occupation: None Secondary listing: Lockey, Laura Note:

#### 2015<sup>89</sup>

Primary listing: Episcopal Campus Ministries Occupation: None Secondary listing: Lockey, Laura Note:

#### 2016<sup>90</sup>

Primary listing: Episcopal Campus Ministries Occupation: None Secondary listing: Lockey, Laura Note:

#### 2017<sup>91</sup>

Primary listing: Episcopal Campus Ministries Occupation: None Secondary listing: Lockey, Laura Note:

# 2018<sup>92</sup>

Primary listing: No listing

<sup>92 2018</sup> Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2018.



<sup>&</sup>lt;sup>86</sup> 2012 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2012.

<sup>87 2013</sup> Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2013.

<sup>&</sup>lt;sup>88</sup> 2014 Polk City Directory, Harrisonburg, VA, Livonia, MI: R.L. Polk City Directories, 2014.

<sup>&</sup>lt;sup>89</sup> 2015 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2015.

<sup>&</sup>lt;sup>90</sup> 2016 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2016.

<sup>&</sup>lt;sup>91</sup> 2017 Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2017.

Occupation: None Secondary listing: Lockey, Laura Note:

#### 2019<sup>93</sup>

Primary listing: Episcopal Campus Ministries Occupation: None Secondary listing: None Note:

### 2020<sup>94</sup>

Primary listing: Episcopal Campus MinistriesOccupation:NoneSecondary listing:Aquire, Vivian, Aguire, MichaelNote:

# 2021<sup>95</sup>

Primary listing: Episcopal Campus Ministries Occupation: None Secondary listing: Mayanez, Viviana Note:

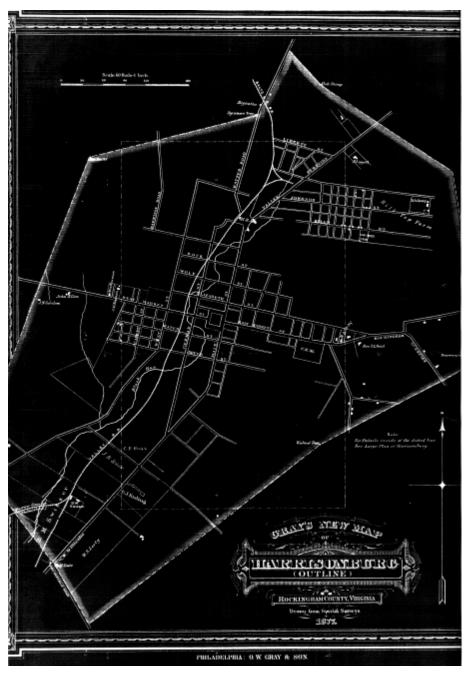
<sup>95 2021</sup> Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2021.



<sup>93 2019</sup> Polk City Directory, Harrisonburg, VA. Livonia, MI: R.L. Polk City Directories, 2019.

<sup>94 2020</sup> Polk City Directory, Harrisonburg, VA,. Livonia, MI: R.L. Polk City Directories, 2020.

# E. Historic Maps



Map 1: Gray's New Map of Harrisonburg (Outline), Rockingham County, Virginia, 1877. (Philadelphia: O.W. Gray & Son, 1877). The Library of Virginia.

714 South Main Street was not yet built when this map was created. The site of 741 South Main Street is located on the lower left-hand portion of this map, where Main Street became the Valley Turnpike to Staunton.



Map 2: Harrisonburg, 1886, Sanborn Map Company, February, 1886. The Library of Virginia. The location of 741 South Main Street is not recorded, as the site was located too far south for

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Map 3: Harrisonburg, 1891, Sanborn Map Company, August, 1891. The Library of Virginia. The location of 741 South Main Street is not recorded, as the site was located too far south for inclusion

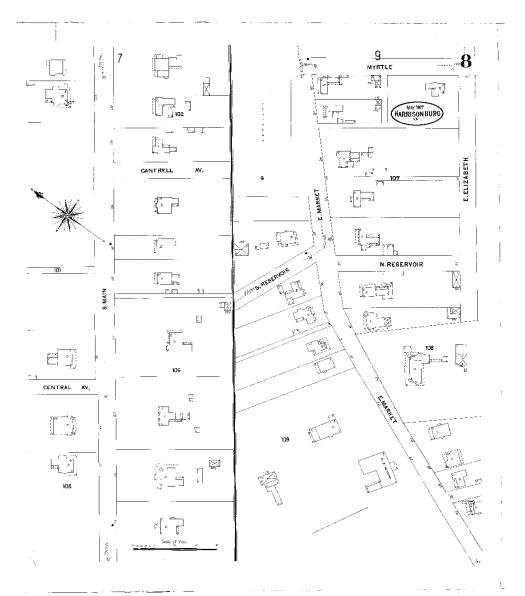
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Map 4: Harrisonburg, 1897, Sanborn Map Company, January, 1897. The Library of Virginia. The location of 741 South Main Street is not recorded, as the site was located too far south for inclusion.

Commonwealth ARCHITECTS

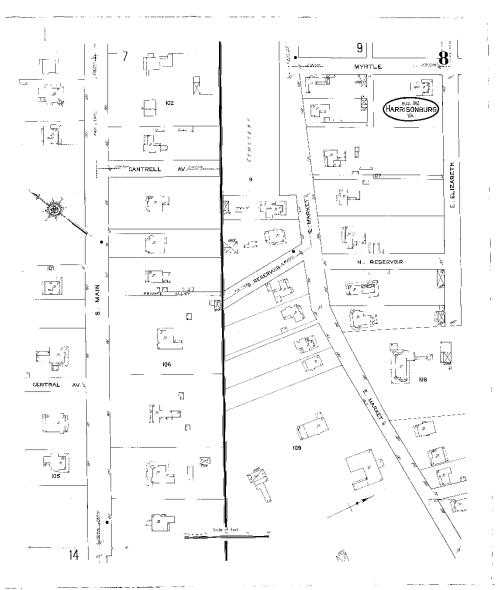
Map 5: Harrisonburg, 1902, Sanborn Map Company, June, 1902. The Library of Virginia. The location of 741 South Main Street is not recorded, as the site was located too far south for inclusion.

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Map 6: Harrisonburg, 1907, Sanborn Map Company, May, 1907. Sheet 8. The Library of Virginia. This is the first inclusion of 741 South Main Street on Sanborn maps. While the dwelling is including on this map, the edge of the map cuts through the back yard, and the full extent of the back yard and the shed – if it stood at this time – is not included. Note the full-length single-story porch across the front of the house, and the two-story, open porch on north side of the rear ell.

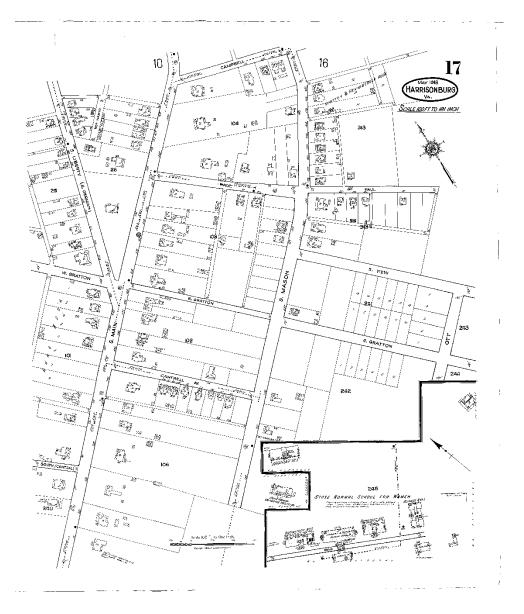




Map 7: Harrisonburg, 1912, Sanborn Map Company, August, 1912. Sheet 8. The Library of Virginia.

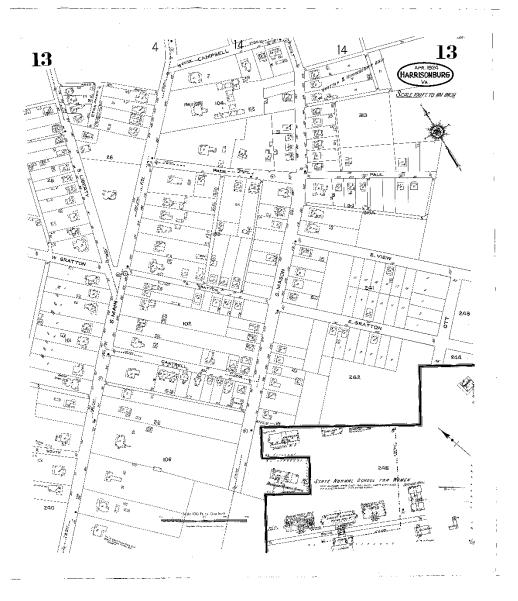
While the dwelling is including on this map, the edge of the map cuts through the back yard, and the full extent of the back yard and the shed – if it stood at this time – is not included. Note the full-length single-story porch across the front of the house, and the two-story, open porch on north side of the rear ell. Note also the appearance of what appears to be an open two-story stair on the south side of the main body of the dwelling.





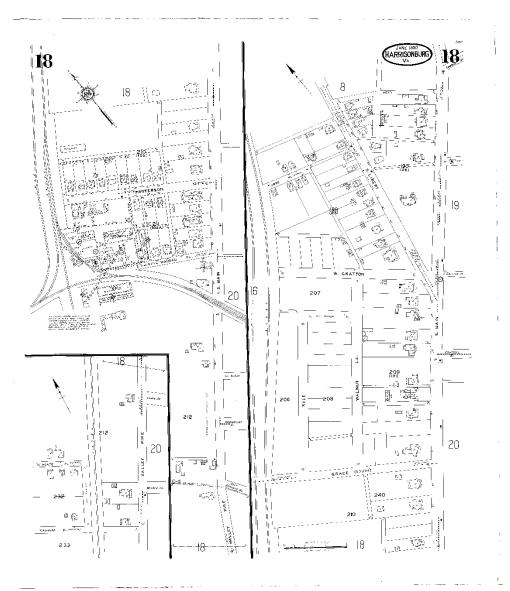
Map 8: Harrisonburg, 1918, Sanborn Map Company, May, 1918. Sheet 17. The Library of Virginia.





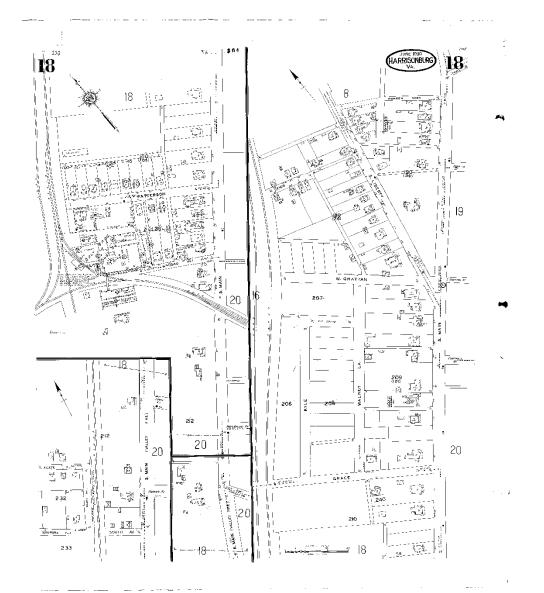
Map 9: Harrisonburg, 1924, Sanborn Map Company, April, 1925. Sheet 13. The Library of Virginia.

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Map 9: Harrisonburg, 1930 Sanborn Map Company, June, 1930. Sheet 18. The Library of Virginia. This Sanborn map records for the first time the full extent of the property to the alley, including the shed. Note that the two-story open on the ell has been truncated.





Map 10: Harrisonburg, 1945, Sanborn Map Company, 1945. Sheet 18. The Library of Virginia. This Sanborn map records the full extent of the property to the alley, including the shed and the subdivision beyond the alley.



## Chapter 2: Architectural Evaluation

## Site Description

741 South Main Street is located at the northwest corner of South Main Street and Grace Street, in Harrisonburg, Virginia. The site is a large urban lot, with a sidewalk only on South Main Street, and the only vehicular access from the rear, entering from Grace Street on the west. The east (primary) elevation, the south elevation, and portions of the west elevation retain their historic landscaping, including holly, magnolia, pin oak, and fir trees. While most of the bedding plants were removed in 2021, some shrubs remain, including substantial boxwoods and a large oak leaf hydrangea on the north elevation. Most of the lot is covered with grass, with the exception of the rear (west end of the lot, and the western portions of the north side of the lot, which are used as a large, graveled parking lot.

## Exterior Description

741 South Main Street is a three-bay, two-story, wood framed, Italianate/Colonial Revival residence. The building is clad with vinyl siding and covered with an asphalt-shingled hip roof, though it was originally clad with clapboards, and covered with a wood shingle roof.

On the east (primary) elevation, the hipped dormers feature flared eaves, battered sides with square wood shingle sheathing, and windows with diamond-pane upper sashes. The bracketed cornice has panels between the brackets. The center bay projects slightly and has a gable cornice returns, a bracketed raking cornice, and a lunette vent with modern louvers but and early spindle screen. In the second story of the center bay is a window with a round arch with a keyblock, gothic tracery, and a paneled pilaster surround.

Also on the east (primary) elevation, The single-bay, one-story entry porch – which originally extended the full length of the primary elevation – features replacement fluted cylindrical aluminum columns but retains a wood pediment (presumably a portion of the original full-width portico) with staggered wood shingle sheathing. The front entry has sidelights and an elliptical fanlight with leaded glass, built-in seats at the foot of the sidelights, and a paneled reveal.

The south elevation (not including the rear ell) is two bays in depth. It features a one-story rectangular-plan bay window with decorative windows. The south elevation features a bracketed cornice that has panels between the brackets, and1/1 windows with shutters. The 1/1 windows have projecting lintels on the second story.

The north elevation (not including the rear ell) is two bays in depth. The north elevation features a bracketed cornice that has panels between the brackets, and 1/1 windows with shutters. The 1/1 windows have projecting lintels on the second story.

On the west (rear) elevation, the hipped dormers feature flared eaves, battered sides with square wood shingle sheathing, and windows with diamond-pane upper sashes. The bracketed cornice has panels between the brackets. The west end of the rear ell includes modern, pressure-treated lumber steps, leading to a similarly modern, pressure-treated lumber porch deck at the rear entrance.

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The two-story rear ell was built in two phases, and portions of it have been both altered and removed. The rear ell is covered with a standing-seam metal roof. The ell is three bays deep on the south elevation, while the north elevation features an irregular bay configuration. The ell features an enclosed one-story side porch, and interior brick flue, a brick foundation, and 6/6 windows.

### Interior Description

#### Basement

The basement of 741 South Main Street is a consists of the area under the rear ell, and a partially excavated area under the central core of the rear portions of the original dwelling. All of the basement spaces are unfinished. The area beneath the ell is follows the same two-room plan as the first floor portion of the ell, with the eastern-most space divided by a partial-height wood partition, to separate the boiler of the house from other storage areas. A small closet is located beneath the northwestern portion of the former rear porch (which was enveloped by the ell). The walls are unfinished brick, and the floors a combination of concrete, small areas of brick, and dirt. The limited portion of the basement under the main house, apparently excavated in more recent years to make room for mechanical equipment, has a dirt floor and no walls; the space opens up to the crawlspace which surrounds it.

## First Floor

The first floor of the original dwelling is center hall, double-pile arrangement. The center hall contains a stair, which rises from east to west, flanked by two rooms on each side. Each of the pairs of rooms communicate by way of original doors connecting the front and rear rooms. On the north side, the chimney is located in the center of the wall plane dividing the front and back rooms; on the south side, the chimney is centered on the south wall, with a triangular chimney stack, serving front and back rooms. The front room on the north side is accessed from the hall by way of a double-sliding door; all other doors on the first floor are single-leaf wood doors. The floors are all wood, and the walls and ceilings are sheathed with plaster.

The first floor of the ell contains two rooms on the south (including the kitchen), and on the north, an enclosed porch (originally an open porch) and a restroom in what was originally the open porch. In the southeast corner of the ell is a simple, enclosed back stair (a service stair) that accesses the rooms on the second floor of the ell. The floors in the ell are all covered with modern vinyl tile, and the walls and ceiling with modern gypboard.

The second floor of the original dwelling follows the same center hall, double-pile arrangement as the first floor. The center hall contain, at the west end (rear) contains a small stair, which rises slightly to access the second story of the ell. The stair to the attic rises in a single from, from east to west, but from the west (rear) end of the southern rooms, along the north wall shared with the stair from the first to the second floor. The northern pair of rooms communicate by way of original doors connecting the front and rear rooms. On the north side, the chimney is located in the center of the wall plane dividing the front and back rooms, though with modern closets flanking the chimney; on the south side, the chimney is centered on the south wall, with a triangular chimney stack, serving front and back rooms (there currently is no divider between the front and back rooms, through the space has been altered, and it is highly likely that there was partition with a single-leaf

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door in it, to divide the two rooms. The two room on the north side are accessed from the hall by way of a double-sliding door; as is the front room on the south side; the back room on the south side cannot be accessed from the center hall, because of the location of the attic stairs. The floors were most likely originally wood, though at present, all floors are covered by carpeting; and the walls and ceilings are sheathed with plaster.

The second floor of the ell contains three rooms on the south (the westernmost was divided into two rooms, containing a bathroom in one, and a shower in the other, in more recent years), and on the north, the roof above the first-floor enclosed porch, and a closet (above the restroom on the first floor) in what was originally the open porch. In the southeast corner of the ell is a simple, enclosed back stair (a service stair) that accesses the rooms on the second floor of the ell. The floors in the ell are all covered with modern vinyl tile and carpeting, and the walls and ceiling with modern gypboard.



Existing Condition Plans

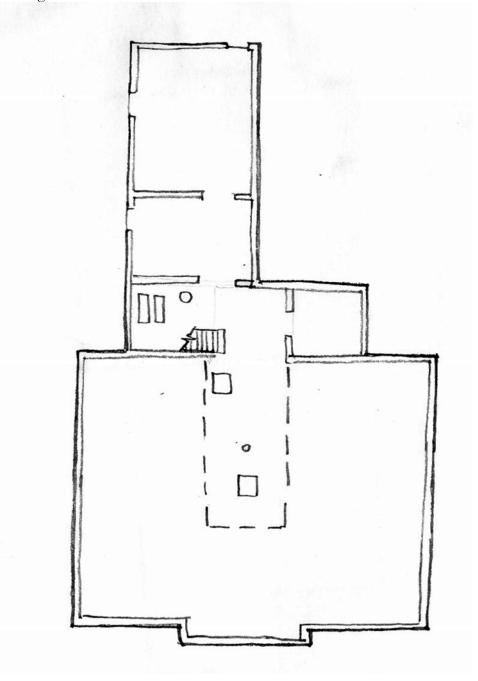


Figure 1: 741 South Main Street, Harrisonburg, VA. Basement Floor Plan.

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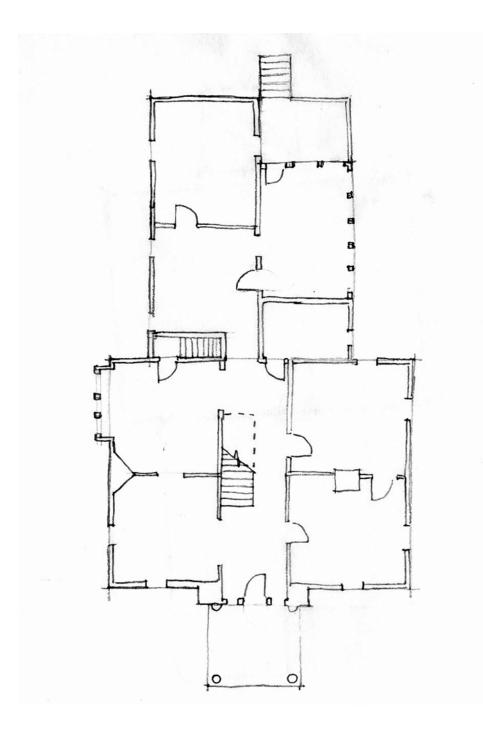


Figure 2: 741 South Main Street, Harrisonburg, VA. First Floor Plan.



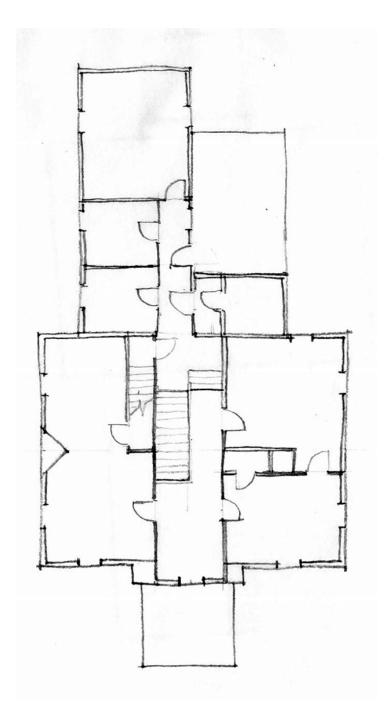


Figure 3: 741 South Main Street, Harrisonburg, VA. Second Floor Plan.



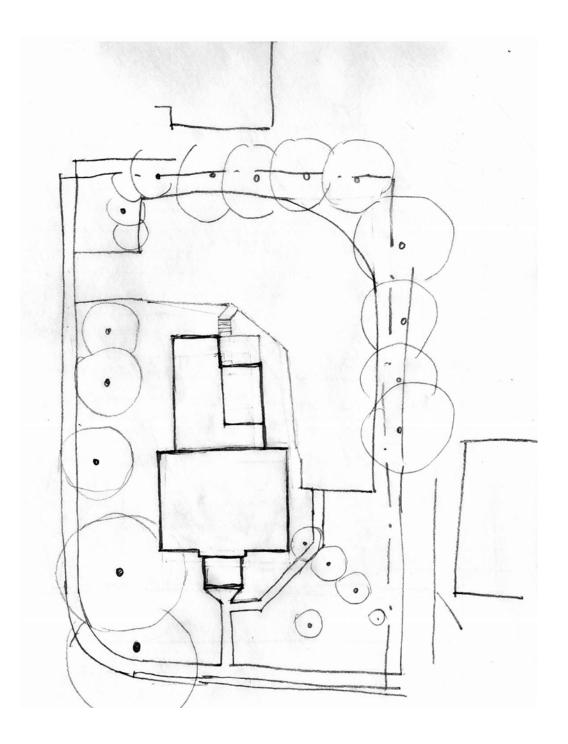


Figure 6: 741 South Main Street, Harrisonburg, VA. Site Plan.



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# Chapter 3: Survey Findings

- A. Statement of Significance
- B. Integrity Evaluation



A. Statement of Significance

#### Statement of Significance

2004 (National Register Nomination): "The Harrison Downtown Historic District, located in the City of Harrisonburg, Virginia, comprises the historic heart of Harrisonburg. The approximately 100-acre district centers on Court Square, deeded in 1779 as the seat of newly created Rockingham County. The Romanesque Revival/Renaissance Revival 1896-97 Rockingham County Courthouse commands the square, and surrounding blocks are densely developed with early twentieth century high-rise bank buildings and other commercial buildings from the 1870s through the 1950s. The city's oldest dwelling is also located in the downtown-the eighteenth century stone house of city founder Thomas Harrison – as are a handful of log and brick houses from the antebellum period. Most residential fabric dates to after the Civil War, when South Main Street developed as Harrisonburg's elite residential avenue. Notable houses from the period include Victorian/Queen Anne masterpieces such as the 1890 Joshua Wilton House and rarities such as the late 1880s Octagon House. Several fine Gothic Revival churches date to the early years of the twentieth century. Industrial buildings and warehouses date largely to the first half of the twentieth century and include the 1908 City Produce Exchange, a poultry shipping plant, and the late 1920s Malplus Chapman Co. gas storage tank factory. A complex of mid-twentieth century cinder block warehouses cluster near the 1913 Chesapeake western Railway Station and the 1920-21 Rockingham Milling Co. rolling mill on Chesapeake Avenue. After World War I automobile dealerships appeared in the downtown. An outstanding example is the 1920 Rockingham Motor Co., an inspired Tudor Revival/Art Deco design. Architectural modernism achieved popularity in the 1940s and early 1950s at the end of the period of significance. Harrisonburg's downtown experienced a number of losses during the late twentieth century, but the recent rehabilitation of several key buildings demonstrates a growing commitment to the preservation of the district's historic character."

## September 2021:

741 South Main Street is a contributing resource to the Downtown Harrisonburg Historic District (DHR# 115-0187), under Criterion A and C.

While 741 South Main Street remains a contributing resource, it is not recommended as individually eligible for listing on the Virginia Landmarks Register and the National Register of Historic Places.

#### **Integrity Evaluation**

Both the exterior and the interior of the 741 South Main Street retains fair physical integrity, and the physical conditions are fair. The building retains its integrity of location: the building has remained in the same location since its construction and retains its relationship to the intersection of South Main Street and Grace Street. The setting of 741 South Main Street has seen substantial alteration, as the surrounding buildings – which were exclusively large, freestanding, single-family residential buildings, is now largely made up on large institutional buildings owned and operated by James Madison University, or large-scale, multi-unit student rental facilities. The integrity of the setting is poor. Integrity of design of 741 South Main Street remains, however; despite the unsympathetic alterations, the original (and evolved) design of the dwelling can be clearly understood. The integrity of materials and the integrity of workmanship are fair, given the replacement wood clapboards with

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vinyl siding, and the replacement of the wood single roof (and its successor roof coverings) with asphalt shingles. The physical characteristics and qualities provided by 741 South Main Street no longer evoke the historic qualities needed to enhance the integrity of feeling, as the changes to the setting are so dramatic. Similarly, the integrity of association for 741 South Main Street has been lost, as a result of alterations to both the building and its setting. The overall integrity of the building is fair.



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Appendix A: Property Photographs



# Property Photographs



Photo 1: 741 South Main Street, Harrisonburg, VA. East Elevation (primary), view to west. 14 July 2021.





Photo 2: 741 South Main Street, Harrisonburg, VA. East Elevation (primary), view to west. 14 July 2021. Detail of entry.





Photo 3: 741 South Main Street, Harrisonburg, VA. East Elevation (primary), view to west. 14 July 2021. Detail of entry, seat flanking door.

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Photo 4: 741 South Main Street, Harrisonburg, VA. East Elevation (primary), view to west. 14 July 2021. Detail of compound engated column at entry door.





Photo 5: 741 South Main Street, Harrisonburg, VA. East Elevation (primary), view to west. 14 July 2021. Detail of window over entry portico.





Photo 6: 741 South Main Street, Harrisonburg, VA. East Elevation (primary), view to west. 14 July 2021. Detail of window over entry portico.





Photo 7: 741 South Main Street, Harrisonburg, VA. South Elevation, view to northwest. 14 July 2021.





Photo 8: 741 South Main Street, Harrisonburg, VA. South Elevation, view to north. 14 July 2021.





Photo 9: 741 South Main Street, Harrisonburg, VA. South Elevation, view to northeast. 14 July 2021.





Photo 10: 741 South Main Street, Harrisonburg, VA. South Elevation, view to northeast. 14 July 2021. Detail of cornice.





Photo 11: 741 South Main Street, Harrisonburg, VA. West Elevation, view to east. 14 July 2021.





Photo 12: 741 South Main Street, Harrisonburg, VA. West Elevation, view to east. 14 July 2021. Detail of dormer.





Photo 13: 741 South Main Street, Harrisonburg, VA. West Elevation, view to southeast. 14 July 2021. Detail of rear porch.





Photo 14: 741 South Main Street, Harrisonburg, VA. North Elevation, view to southeast. 14 July 2021.





Photo 15: 741 South Main Street, Harrisonburg, VA. North Elevation, view to south. 14 July 2021





Photo 16: 741 South Main Street, Harrisonburg, VA. North Elevation, view to south. 14 July 2021.





Photo 17: 741 South Main Street, Harrisonburg, VA. North Elevation, view to south. 14 July 2021.





Photo 18: 741 South Main Street, Harrisonburg, VA. Basement (under main house), view to east. 14 July 2021.





Photo 19: 741 South Main Street, Harrisonburg, VA. Basement (under ell), view to east. 14 July 2021.





Photo 20: 741 South Main Street, Harrisonburg, VA. Basement (under ell), view to west. 14 July 2021.



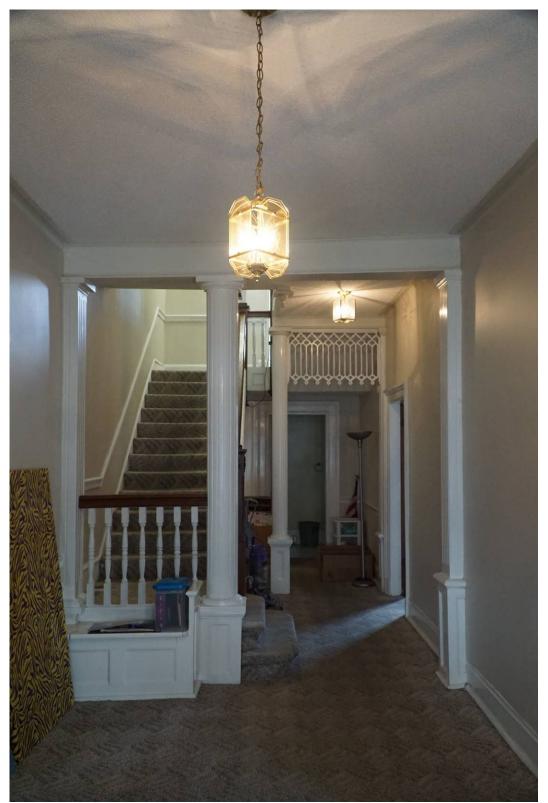


Photo 21: 741 South Main Street, Harrisonburg, VA. First Floor, center hall, view to west. 14 July 2021.

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Photo 22: 741 South Main Street, Harrisonburg, VA. First Floor, center hall, view to west. 14 July 2021. Detail of hall screen.





Photo 23: 741 South Main Street, Harrisonburg, VA. First Floor, center hall, view to west. 14 July 2021. Detail of capital at hall screen.





Photo 24: 741 South Main Street, Harrisonburg, VA. First Floor, center hall, view to southwest. 14 July 2021. Detail of newel post.





Photo 25: 741 South Main Street, Harrisonburg, VA. First Floor, NE room, view to southwest. 14 July 2021.





Photo 26: 741 South Main Street, Harrisonburg, VA. First Floor, NE room, view to southwest. 14 July 2021.





Photo 27: 741 South Main Street, Harrisonburg, VA. First Floor, NW room, view to southwest. 14 July 2021.





Photo 28: 741 South Main Street, Harrisonburg, VA. First Floor, NW room, view to east. 14 July 2021. Detail of mantelpiece.





Photo 29: 741 South Main Street, Harrisonburg, VA. First Floor, SE room, view to east. 14 July 2021.





Photo 30: 741 South Main Street, Harrisonburg, VA. First Floor, SW room, view to west. 14 July 2021.





Photo 31: 741 South Main Street, Harrisonburg, VA. First Floor, SW room, view to east. 14 July 2021.



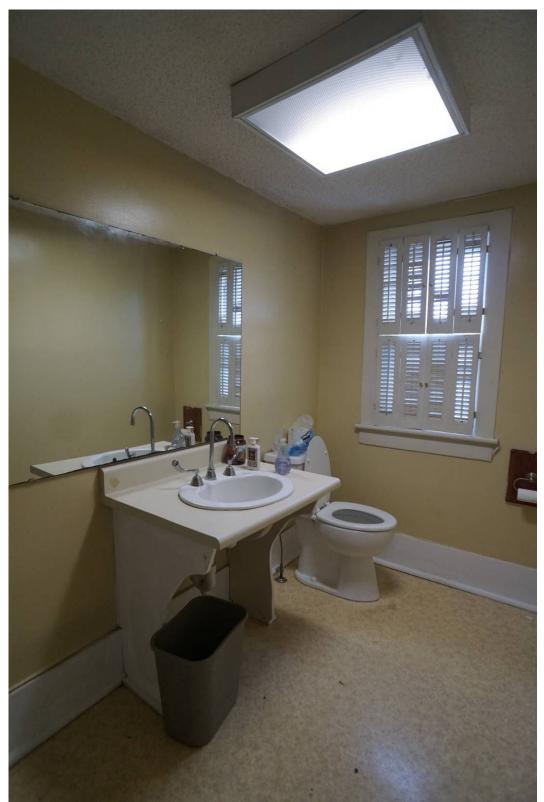


Photo 32: 741 South Main Street, Harrisonburg, VA. First Floor, restroom (ell), view to east. 14 July 2021.

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Photo 33: 741 South Main Street, Harrisonburg, VA. First Floor, kitchen (ell), view to north. 14 July 2021.





Photo 34: 741 South Main Street, Harrisonburg, VA. First Floor, back room (ell), view to north. 14 July 2021.



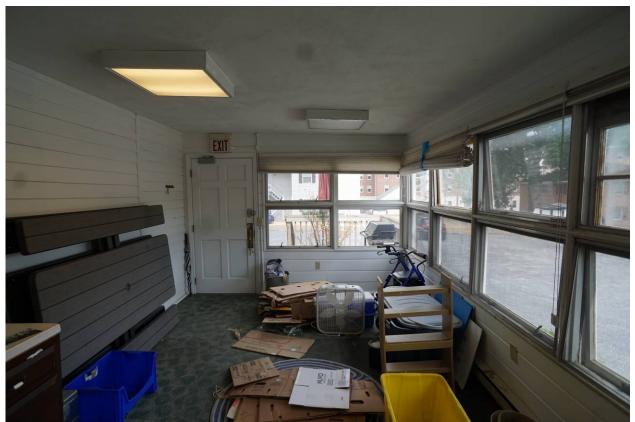


Photo 35: 741 South Main Street, Harrisonburg, VA. First Floor, enclosed rear porch (ell), view to west. 14 July 2021.



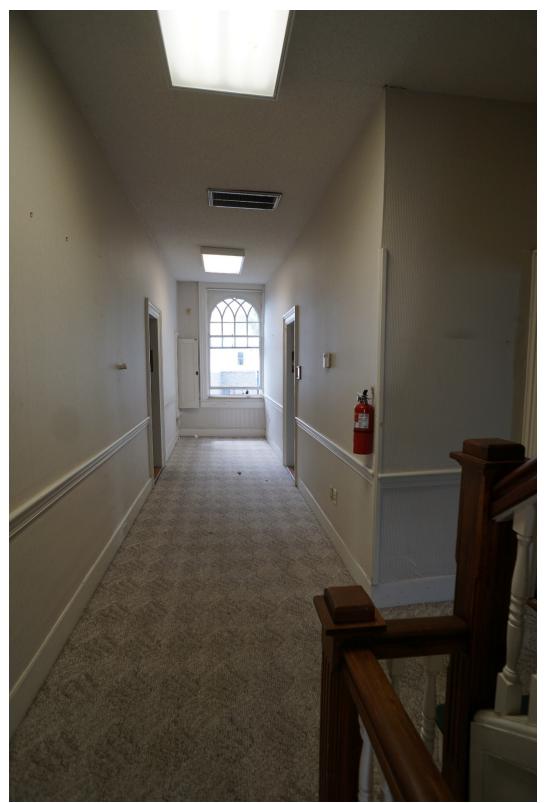


Photo 36: 741 South Main Street, Harrisonburg, VA. Second Floor, center hall, view to east. 14 July 2021.

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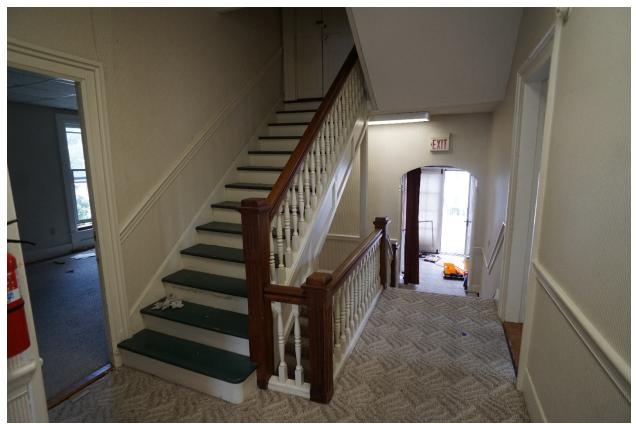


Photo 37: 741 South Main Street, Harrisonburg, VA. Second Floor, center hall, view to west. 14 July 2021.



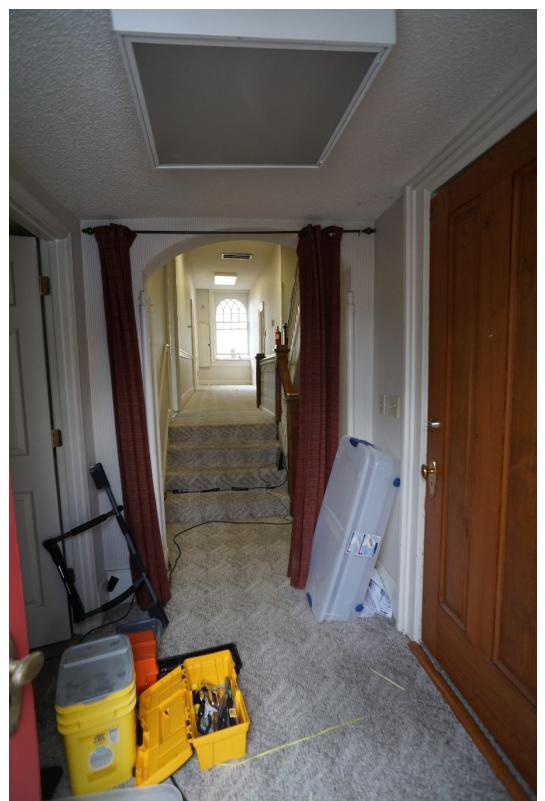


Photo 38: 741 South Main Street, Harrisonburg, VA. Second Floor, center hall, view to west. 14 July 2021.

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Photo 39: 741 South Main Street, Harrisonburg, VA. Second Floor, NE room, view to south. 14 July 2021.





Photo 40: 741 South Main Street, Harrisonburg, VA. Second Floor, NW room, view to south. 14 July 2021.





Photo 41: 741 South Main Street, Harrisonburg, VA. Second Floor, NW room, view to east. 14 July 2021.





Photo 42: 741 South Main Street, Harrisonburg, VA. Second Floor, SE room, view to south. 14 July 2021.





Photo 43: 741 South Main Street, Harrisonburg, VA. Second Floor, SE room, view to north. 14 July 2021.





Photo 44: 741 South Main Street, Harrisonburg, VA. Second Floor, SE room, view to west. 14 July 2021.





Photo 46: 741 South Main Street, Harrisonburg, VA. Second Floor, SW room, view to east. 14 July 2021.



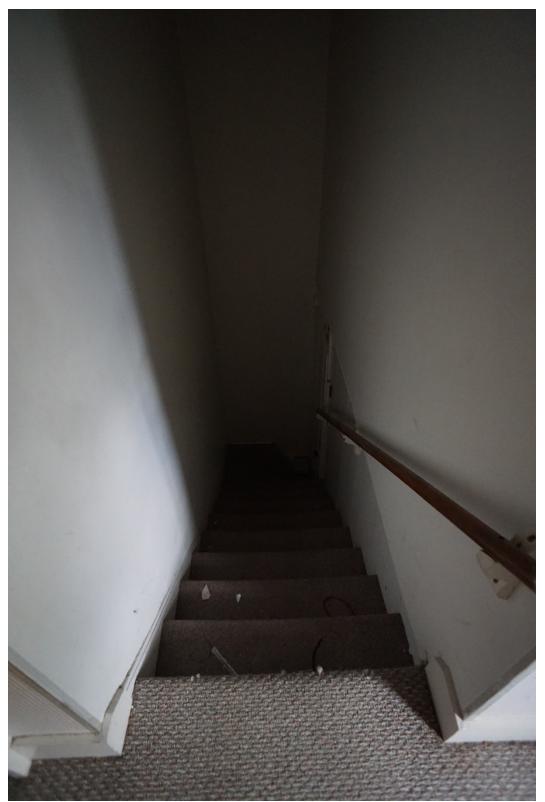


Photo 46: 741 South Main Street, Harrisonburg, VA. Second Floor, Ell, back stair, view to west. 14 July 2021.

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Photo 47: 741 South Main Street, Harrisonburg, VA. Second Floor, Ell, bathroom, view to south. 14 July 2021.





Photo 48: 741 South Main Street, Harrisonburg, VA. Second Floor, Ell, bedroom, view to south. 14 July 2021.



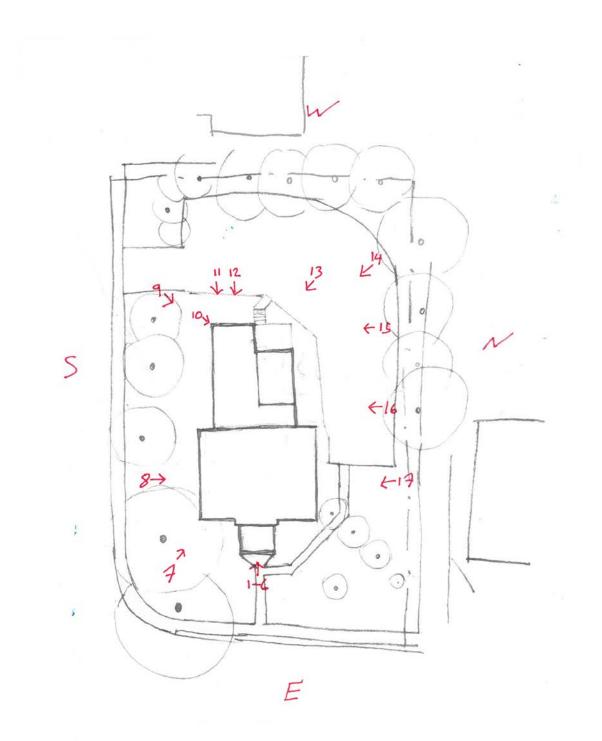


Photo Key: 741 South Main Street, Harrisonburg, VA. Site.

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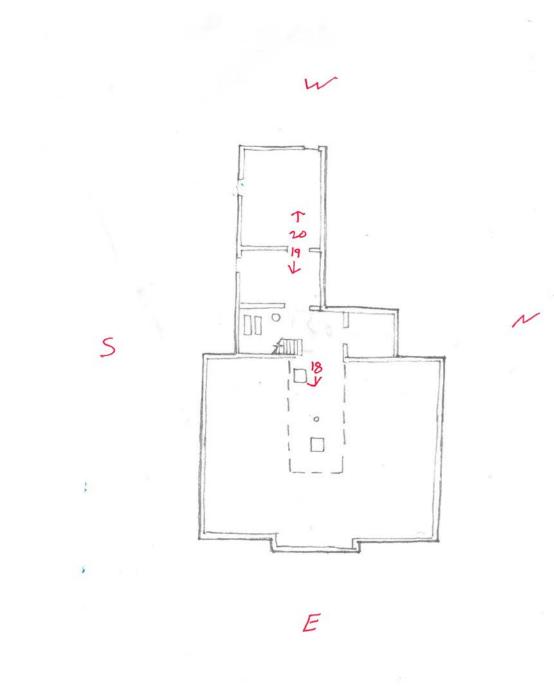


Photo Key: 741 South Main Street, Harrisonburg, VA. Basement.

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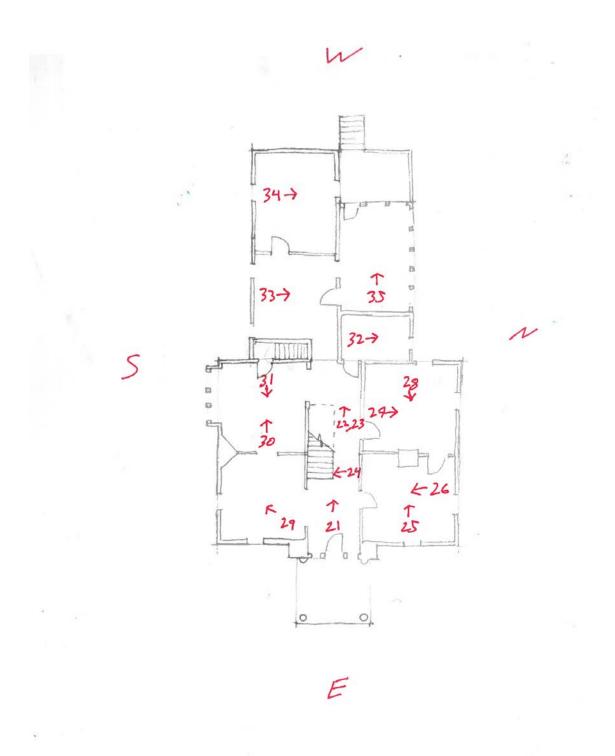


Photo Key: 741 South Main Street, Harrisonburg, VA. First Floor.

Commonweal ARCHITEC



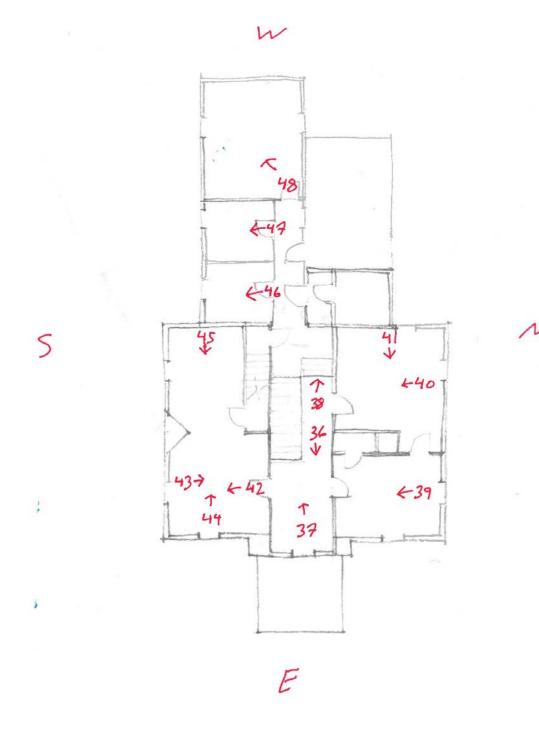


Photo Key: 741 South Main Street, Harrisonburg, VA. Second Floor.

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Appendix B: DHR Archival Search (115-0187 and 115-0106)



Property Names Name Explanation Historic NRHP Listing Property Addresses Alternate - Kratzer Avenue Current - Main Street North Alternate - Liberty Street Sou	Name Court Square Historic District Harrisonburg Downtown Historic District	Property Evaluation Status NRHP Listing VLR Listing This Property is associated with the Harrisonburg Downtown Historic District.
Alternate - Main Street South Alternate - Court Square		
County/Independent City(s):	Harrisonburg (Ind. City)	
Incorporated Town(s):	No Data	
Zip Code(s):	22801, 22802	
Magisterial District(s):	No Data	
Tax Parcel(s):	No Data	
USGS Quad(s):	BRIDGEWATER, HARRISONBURG	

# **Additional Property Information**

Architecture Setting:	Urban
Acreage:	104.13
Site Description:	

2004 NRHP nomination -- Summary [excerpt]:

The Harrisonburg Downtown Historic District is located in the city of Harrisonburg, Virginia. The approximately 100-acre district embraces the historic commercial and institutional core of the city, which was established in 1779-1780 as the seat of Rockingham County. The relatively level townsite is watered by Blacks Run, a tributary of the North River (North Fork of the Shenandoah River), and the area contained in the district lies between 1,300 feet and 1,350 feet above sea level. The principal axis of the district is Main Street, which runs approximately north-south through the district. Another principal thoroughfare is Liberty Street, which parallels Main Street and with it comprises the downtown section of U.S. Highway 11 (one-way northbound on Main, one-way southbound on Liberty). The principal cross axis is Market Street (U.S. Highway 33), which intersects with Main Street on the east side of Court Square.

The total number of resources is 212, of which 164, or 77 percent, are contributing. Contributing resources are those that were in existence during the period of significance (1779-1955) and that possess sufficient integrity.

# 2017 Boundary Increase NRHP nomination:

The Harrisonburg Downtown Historic District was originally listed in the National Register of Historic Places in 2005 to contain 164 contributing resources on approximately 103 acres in Harrisonburg. The increased boundary area includes 5 buildings associated with the P. Bradley & Sons Foundry during its time of operation, at this location, from 1867-1963.

Boundary Justification:

The expanded boundary area encompasses the buildings associated with the previous foundry. The buildings in the expansion area fall within the Harrisonburg Downtown Historic District's period of significance and retain integrity to convey their historic association. [1.13 acre – boundary increase area]

#### Surveyor Assessment:

2004 PIF:

The proposed historic district has played an important role in the development of modern-day Harrisonburg. The area surrounding Court Square is the location of the original settlement established by Thomas Harrison, for whom the city is named. Originally known as "Rocktown", Harrisonburg traces its beginning to 1731, when Thomas and Sara Harrison came to the Shenandoah Valley. Accompanied by Thomas' father and brothers, they selected and surveyed 650 acres around a group of springs. Thomas built his home, a small stone structure, in 1750 above one of the small springs. This location was chosen to help protect the family from Indian attacks when they needed water. In 1778, the Harrison land became part of a new county, Rockingham, and the house served temporarily as the Courthouse. On August 5, 1779, the Harrisons deeded 2.5 acres to the new county for public use. This transaction was to provide the site for the first official Courthouse on "Court Square". Today's Courthouse, built in 1896-1897 (Romanesque Revival/Renaissance Revival), is the fifth one to serve Rockingham County and Harrisonburg. Fortunately, the Harrison home, an eighteenth-century stone house, still stands today on West Bruce Street near South Main, only several hundred feet from the site of the present Courthouse.

A handful of log and brick houses from the Antebellum period still stand as well. Most residential fabric dates to after the Civil War, when South Main Street developed as Harrisonburg's elite residential avenue. Notable houses from the period include Victorian/Queen Anne masterpieces such as the 1890 Joshua Wilton House and rarities such as the late 1880s Octagon House. Several fine Gothic Revival churches date to the early years of the twentieth century. Industrial buildings and warehouse buildings date largely to the first half of the twentieth century and include the 1908 City Produce Exchange, a poultry shipping plant, and the late 1920s Maphis Chapman Co. gas storage tank factory. A complex of mid-twentieth century cinder block warehouses cluster near the 1913

Chesapeake Western Railway Station and the 1920-21 Rockingham Milling Co. roller mill on Chesapeake Avenue. After World War I automobile dealerships appeared in the downtown. An outstanding example is the Rockingham Motor Co., an inspired Tudor Revival/Art Deco design. Architectural modernism achieved popularity in the 1940s and early 1950s at the end of the period of significance. Harrisonburg's downtown experienced a number of losses during the late twentieth century, but the recent rehabilitation of several key buildings demonstrates a growing commitment to the preservation of the district's historic character.

2004 NRHP nomination Narrative Statement of Significance Summary: The Harrisonburg Downtown Historic District, located in the City of Harrisonburg, Virginia, comprises the historic heart of Harrisonburg. The approximately 100-acre district centers on Court Square, deeded in 1779 as the seat of newly created Rockingham County. The Romanesque Revival/Renaissance Revival 1896-97 Rockingham County Courthouse commands the square, and surrounding blocks are densely developed with early twentieth century high-rise bank buildings and other commercial buddings from the 1870s through the 1950s. The city's oldest dwelling is also located in the downtown-the eighteenth century stone house of city founder Thomas Harrison-as are a handful of log and brick houses from the antebellum period. Most residential fabric dates to after the Civil War, when South Main Street developed as Harrisonburg's elite residential avenue. Notable houses from the period include Victorian/Queen Anne masterpieces such as the 1890 Joshua Wilton House and rarities such as the late 1880s Octagon House. Several Victorian/Queen Anne masterpieces such as the 1890 Joshua Wilton House and rarities such as the late 1880s Octagon House. Several fine Gothic Revival churches date to the early years of the twentieth century. Industrial buddings and warehouses date largely to the first half of the twentieth century and include the 1908 City Produce Exchange, a poultry shipping plant, and the late 1920s Maphis Chapman Co. gas storage tank factory. A complex of mid-twentieth century cinder block warehouses clusters near the 1913 Chesapeake Western Railway Station and the 1920-21 Rockingham Milling Co. roller mill on Chesapeake Avenue. After World War I automobile dealerships appeared in the downtown. An outstanding example is the 1920 Rockingham Motor Co., an inspired Tudor Revival/Art Deco design. Architectural modernism achieved popularity in the 1940s and early 1950s at the end of die period of significance. Harrisonburgi, downtown experienced a number of losses during the late twentieth century the precent rehabilitation. significance. Harrisonburg's downtown experienced a number of losses during the late twentieth century, but the recent rehabilitation of several key buddings demonstrates a growing commitment to the preservation of the district's historic character.

See nomination for additional details.

2017 Boundary Increase NRHP nomination Statement of Significance Summary Paragraph: The Harrisonburg Downtown Historic District Boundary Expansion 2017 is not individually eligible for inclusion in the National Register of Historic Places but it is a contributing resource to the Harrisonburg Downtown Historic District under the criteria described in the 2005 nomination - Criteria A and C with local significance in the areas of Architecture, Commerce, Community Planning and Development, and Industry. The resources included in the boundary expansion have a period of significance of 1779-1963, which coincides with the existing district's period of significance. The period of significance has been extended to 1963 in order to include the full duration in which the P. Bradley & Sons Foundry was operational.

See nomination for Narrative Statement of Significance/Historical Background.

Recommended Eligible Surveyor Recommendation:

#### Ownership

Ownership Category	<b>Ownership Entity</b>	
Private	No Data	
Public - Federal	No Data	
Public - Local	No Data	

# **Primary Resource Information**

<b>Resource Category:</b>	Other
Resource Type:	Historic District
NR Resource Type:	District
Historic District Status:	Contributing
Date of Construction:	Post 1779
Date Source:	Written Data
Historic Time Period:	Colony to Nation (1751 - 1789)
Historic Context(s):	Architecture/Community Planning, Commerce/Trade, Domestic, Education, Government/Law/Political, Industry/Processing/Extraction, Landscape, Religion, Transportation/Communication
Other ID Number:	No Data
Architectural Style:	Mixed (more than 3 styles from different periods, 0)
Form:	No Data
Number of Stories:	No Data
Condition:	Good
Threats to Resource:	None Known
Architectural Description:	

1995 PIF:

The proposed historic district is located along a major transportation route into downtown Harrisonburg - Route 11 (Main Street). The importance of this route to the local transportation system magnifies the need to preserve structures along this corridor. As traffic flows through the downtown area, motorists pass by numerous buildings that serve as a visual reminder of the city's past. Harrisonburg's proposed district contains many turn-of-the-century residential, civic, and commercial buildings of significant architectural merit.

2004 NRHP nomination - Summary [excerpt]:

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The midsection of the district, centered on the Rockingham County Courthouse and Court Square, is densely built-up with commercial buildings and other building types dating primarily from the 1870s through the 1950s, with some earlier and later resources. South Main and South Liberty streets south of approximately Franklin Street are principally residential in character, although this has begun to change at the south end of the district as dwellings have been converted to outpatient and office use by Rockingham Memorial Hospital. Historic industrial and warehouse buildings are concentrated at the north end of the district near West Gay Street and Noll Drive, and also along Chesapeake Avenue.

See nomination for additional details and for the district's inventory.

#### 2017 Boundary Increase NRHP nomination:

Parrisonburg served as the commercial hub of Rockingham County when it was formed out of Augusta County in 1778. The boundary expansion with this nomination will include the property of P. Bradley & Sons Foundry and its associated buildings. This includes five contributing buildings, some with multiple sections and additions. The period of significance is 1779-1963. It has been extended from the existing Harrisonburg Downtown Historic District's cut-off date of 1955 to 1963 in order to include the full duration in which the P. Bradley & Sons foundry was operational. With this nomination boundary expansion, the expanded district contains 220 resources (169 contributing buildings, 1 contributing structure, 2 contributing objects, 43 non-contributing buildings, 1 non-contributing site, and 4 non-contributing structures).

See nomination for additional details.

# **Secondary Resource Information**

#### **Historic District Information Historic District Name:** Harrisonburg Downtown Historic District Local Historic District Name: No Data **Historic District Significance:** 2004 Applicable Criteria: The Harrisonburg Downtown Historic District is eligible under Criterion C with significance in the area of architecture for the range and quality of its historic buildings, die richest concentration of architecture in the city. Architectural significance was a factor in the individual designation of three of die district's buddings: the Thomas Harrison House, the Joshua Wilton House, and the Rockingham County Courthouse. The district is eligible under Criterion A with significance in the area of community development for its associations with the physical, institutional, and economic development of Harrisonburg. The district is also eligible under Criterion A with significance in the area of commerce for its inclusion of Harrisonburg's historic downtown business district. The period of significance extends from the date of establishment of Harrisonburg's Court Square in 1779 through 1955, encompassing nearly two centuries of the city's development (The district is not proposed for exceptional significance for die period after 1955.) The Harrisonburg Downtown Historic District is eligible at the local level of significance.

CRM Events	
Event Type: NRHP Lis	ling
DHR ID:	115-0187
Staff Name:	NPS
Event Date:	4/30/2018
G4 66 G	
	ONBURG INDEPENDENT CITY, Harrisonburg Downtown Historic District (Boundary Increase), 245 and 240 Old
VIRGINIA, HARRISC South High St., Harrisc DHR #115-0187	onburg, BC100002376,BOUNDARY INCREAŠE APPROVED, 4/30/2018
VIRGINIA, HARRISC South High St., Harrisc DHR #115-0187	onburg, BC100002376,BOUNDARY INCREAŠE APPROVED, 4/30/2018
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VIRGINIA, HARRISO South High St., Harriso DHR #115-0187 Event Type: VLR Listin DHR ID:	nburg, BC100002376,BOUNDARY INCREAŠE APPROVED, 4/30/2018 ng 115-0187
VIRGINIA, HARRISC South High St., Harrisc DHR #115-0187 Event Type: VLR Listin DHR ID: Staff Name:	nburg, BC100002376,BOUNDARY INCREAŠE APPROVED, 4/30/2018 1g 115-0187 DHR

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DHR ID:	115-0187
Staff Name:	Frazier Associates
Event Date:	9/26/2017
Staff Comment	

William T. Frazier and Victoria Leonard

# **Event Type: NRHP Listing**

DHR ID:	115-0187
Staff Name:	NPS
Event Date:	1/19/2005
Staff Comment	
No Data	

# **Event Type: VLR Listing**

DHR ID:	115-0187
Staff Name:	DHR
Event Date:	12/1/2004
Staff Comment	

#### No Data

# **Event Type: NRHP Nomination**

DHR ID:	115-0187
Staff Name:	J. Daniel Pezzoni
Event Date:	8/18/2004
Staff Comment	
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Landmark Preservation Associates

# **Event Type: DHR Staff: Eligible**

DHR ID:	115-0187
Staff Name:	DHR Evaluation Committee
Event Date:	5/6/2004

### Staff Comment

Harrisonburg Downtown Historic District, Harrisonburg, DHR File Number 115-0187.

The resource, a commercial historic district, was evaluated as locally significant under Criteria A (Commerce, Transportation) and C (Architecture) with a POS of 1750-1954. The committee recommends that the resource is eligible for listing with 37 points. The committee requests additional information about 1) the large building around which the boundaries are drawn, and 2) the very jagged boundaries of the district.

# **Event Type: PIF**

<b>Project Review File Number:</b>	No Data
Investigator:	Stacy H. Turner
Organization/Company:	DHR
Photographic Media:	Film
Survey Date:	4/1/2004
Dhr Library Report Number:	No Data
Project Staff/Notes:	

#### Project Staff/Notes:

Updated PIF submitted for a larger Harrisonburg Downtown Historic District (133.28 acres) by Stacy Turner, Director of Planning and Community Development, city of Harrisonburg.

Surveyor's NR Criteria A - Associated with Broad Patterns of History, C - Distinctive Characteristics of Architecture/Construction Recommendations:

# **Event Type: DHR Board: Eligible**

DHR ID:	115-0187
Staff Name:	State Review Board
Event Date:	6/19/1996

Staff Comment			
No Data			
Event Type: DHR Staff: Eligib	le		
DHR ID:	115-0187		
Staff Name:	VDHR Evaluation Committee		
Event Date:	2/6/1996		
Staff Comment			
Court Square Historic District, C	City of Harrisonburg (37), was rated at the local level under Criterion A for architectural significance.		
Event Type: PIF			
Project Review File Number:	No Data		
Investigator:	Carolyn E. Noel		
Organization/Company:	DHR		
Photographic Media:	Film		
Survey Date:	9/15/1995		
Dhr Library Report Number:	No Data		
Project Staff/Notes:			
proposed "Court Square Historic	proposed "Court Square Historic District" evaluation application (35 acres centered on Court Square and North and South Main Streets)		
Surveyor's NR Criteria Recommendations:	A - Associated with Broad Patterns of History, C - Distinctive Characteristics of Architecture/Construction		

# **Bibliographic Information**

#### **Bibliography:**

Name: Commonwealth Architects DHR CRM Report Number: RM-081 Record Type: Report Bibliographic Notes: RM-081: Architectural Recordation and Historical Documentation of 714 South Main Street, Harrisonburg, Virginia: James Madison University, June 29, 2009. #2008-1975

# **Property Notes:**

Name: Eddie Bumbaugh Title: Contact Company 1: Harrisonburg Downtown Renaissance Address 1: 345 South Main Street City: Harrisonburg State: Virginia ZIP: 22801 Phone 1: 540-432-8922

Property Names Name Explanation Function/Location Historic/Location Property Addresses Current - 741 Main Street So County/Independent City(s): Incorporated Town(s): Zip Code(s): Magisterial District(s): Tax Parcel(s): USGS Quad(s):	Name House, 741 South Main Street T.N. Haas House, 741 S Main Street outh Route 11 Harrisonburg (Ind. City) <i>No Data</i> 22801 <i>No Data</i> <i>No Data</i> HARRISONBURG	Property Evaluation Status DHR Staff: Not Eligible This Property is associated with the Harrisonburg Downtown Historic District.
Additional Property Info	rmation	
	Urban	
Architecture Setting:	Ulbali	

No Data

# Surveyor Assessment:

Pre-2004 info:

This house has been in the possession of the Haas family since its construction.

No Data

2004 info:

C. F. Haas owned the house and a large acreage on the west side of S. Main St. in 1885. Judge T. N. Haas lived here in the early 20th century and Hamilton Haas lived here in 1955. (Hering and Wilson Sanborn map index)

Surveyor Recommendation:

# **Primary Resource Information**

<b>Resource Category:</b>	Domestic
Resource Type:	Single Dwelling
NR Resource Type:	Building
Historic District Status:	Contributing
Date of Construction:	Ca 1880
Date Source:	Site Visit
Historic Time Period:	Reconstruction and Growth (1866 - 1916)
Historic Context(s):	Architecture/Community Planning, Domestic
Other ID Number:	No Data
Architectural Style:	Italianate
Form:	No Data
Number of Stories:	2.0
Condition:	Good
Interior Plan:	Central Passage, Double Pile
Threats to Resource:	None Known

**Architectural Description:** 

2004 descrip: Italianate/Colonial Revival two-story frame house with vinyl siding and an asphalt-shingled hip roof. The hipped dormers have flared eaves, battered sides with square wood shingle sheathing, and windows with diamond-pane upper sashes. The bracketed cornice has panels between the brackets. The center bay projects slightly and has a gable with cornice returns, a bracketed raking cornice, and a lunette vent with modern louvers but an early spindle screen. In the second story of the center bay is a window with a round arch with a keyblock, Gothick

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tracery, and a paneled pilaster surround. The one-story entry porch stands on replacement fluted cylindrical aluminum columns but retains a pediment with staggered square wood shingle sheathing. The front entry has sidelights and an elliptical fanlight with leaded glass, built-in seats at the foot of the sidelights, and a paneled reveal. On the south side is a one-story rectangular-plan bay window with decorative windows. The 1/1 windows have projecting lintels on the second story. The two-story ell, which appears to have been built in two phases, has an enclosed one-story side porch, an interior brick flue, a brick foundation, and 6/6 windows.

### **Exterior Components**

Component	Component Type	Material	Material Treatment
Windows	Sash, Double-Hung	No Data	Other
Roof	Hipped	Other	Shingle
Chimneys	Interior	Brick	Other
Porch	1-story, 1-bay	Wood	Other
Structural System and Exterior Treatment	Frame	Wood	Weatherboard
Roof	Hipped	No Data	Other
Windows	Sash, Double-Hung	No Data	1/1

# **Secondary Resource Information**

### Secondary Resource #1

Domestic		
Garage		
Ca		
No Data		
Reconstruction and Growth (1866 - 1916)		
Architecture/Community Planning, Domestic		
No Data		
This resource apparently no longer exists.		
No Data		

Historic District Information	
Historic District Name:	Harrisonburg Downtown Historic District
Local Historic District Name:	No Data
Historic District Significance:	No Data

# **CRM Events**

# Event Type: Survey:Phase I/Reconnaissance

Project Review File Number:	115-0187-0144	
Investigator:	Pezzoni, Dan	
Organization/Company:	Unknown (DSS)	
Photographic Media:	No Data	
Survey Date:	7/1/2004	
Dhr Library Report Number:	No Data	
Project Staff/Notes:		
0 1 1 1		

Survey conducted in support of the Harrisonburg Downtown Historic District nomination.

# **Event Type: DHR Staff: Not Eligible**

DHR ID:	115-0106
Staff Name:	DHR Evaluation Committee
Event Date:	2/28/1989
Staff Comment	
No Data	

# **Event Type: PIF**

<b>Project Review File Number:</b>	115-0106
Investigator:	Nash, Darryl W.
Organization/Company:	Unknown (DSS)
Photographic Media:	No Data
Survey Date:	2/21/1989
Dhr Library Report Number:	No Data
Project Staff/Notes:	
No Data	

# **Bibliographic Information**

Bibliography: No Data Property Notes: No Data [This page intentionally left blank]

