

United States Department of the Interior  
National Park Service

# National Register of Historic Places Registration Form

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## 1. Name of Property

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historic name: R. R. Gardner House

other name/site number: \_\_\_\_\_

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## 2. Location

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street & number: 700 Curtis Corner Road

not for publication: N/A

city/town: South Kingstown vicinity: N/A

state: RI county: Washington code: 009 zip code: 02879

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## 3. Classification

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Ownership of Property: private

Category of Property: building

Number of Resources within Property:

Contributing	Noncontributing	
<u>6</u>	<u>1</u>	buildings
_____	_____	sites
_____	_____	structures
_____	_____	objects
<u>6</u>	<u>1</u>	Total

Number of contributing resources previously listed in the National Register: NA

Name of related multiple property listing: Single-family Houses in R.I., 1636-present

Property name R. R. Gardner House, Washington County, South Kingstown, RI

**4. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this X nomination \_\_\_ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property X meets \_\_\_ does not meet the National Register Criteria.

See continuation sheet.

*Frederick C. Williamson*

9/30/96  
Date

Signature of certifying official

State or Federal agency and bureau

In my opinion, the property \_\_\_ meets \_\_\_ does not meet the National Register criteria.

See continuation sheet.

Signature of commenting or other official

Date

State or Federal agency and bureau

**5. National Park Service Certification**

I hereby certify that this property is:

\_\_\_ entered in the National Register \_\_\_  
\_\_\_ See continuation sheet.

\_\_\_ determined eligible for the National Register \_\_\_

\_\_\_ See continuation sheet.

\_\_\_ determined not eligible for the National Register \_\_\_

\_\_\_ removed from the National Register \_\_\_

\_\_\_ other (explain): \_\_\_

Signature of Keeper

Date of Action

**6. Function or Use**

Historic: DOMESTIC Sub: single dwelling  
AGRICULTURE/SUBSISTENCE

Sub: agricultural outbuildings  
agricultural field

Current: DOMESTIC Sub: single dwelling  
AGRICULTURE/SUBSISTENCE  
agricultural outbuildings

**7. Description**

Property name R. R. Gardner House, Washington County, South Kingstown, RI

Architectural Classification:

Queen Anne

Other Description: \_\_\_\_\_

Materials: foundation STONE: Granite roof ASPHALT  
walls WOOD: Clapboard other \_\_\_\_\_  
WOOD: Shingle

Describe present and historic physical appearance.

X See continuation sheet.

**8. Statement of Significance**

Certifying official has considered the significance of this property in relation to other properties: locally

Applicable National Register Criteria: C

Criteria Considerations (Exceptions): \_\_\_\_\_

Areas of Significance: ARCHITECTURE  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Period(s) of Significance: 1896 \_\_\_\_\_

Significant Dates: 1896 \_\_\_\_\_

Significant Person(s): N/A  
\_\_\_\_\_

Cultural Affiliation: \_\_\_\_\_

Architect/Builder: Unknown  
\_\_\_\_\_  
\_\_\_\_\_

State significance of property, and justify criteria, criteria considerations, and areas and periods of significance noted above.

X See continuation sheet.

Property name R. R. Gardner House, Washington County, South Kingstown, RI

**9. Major Bibliographical References**

See continuation sheet.

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 -- Specify Repository: \_\_\_\_\_

**10. Geographical Data**

Acreage of Property: approx. 9 acres

UTM References:	Zone	Easting	Northing	Zone	Easting	Northing
A	<u>19</u>	<u>288540</u>	<u>4591900</u>	B	_____	_____
C	_____	_____	_____	D	_____	_____

See continuation sheet.

Verbal Boundary Description:  See continuation sheet.

Boundary Justification:  See continuation sheet.

**11. Form Prepared By**

Name/Title: Virginia H. Adams, Senior Architectural Historian; and Catherine deJarnette Vieth, Assistant Architectural Historian

Organization: The Public Archaeology Laboratory, Inc. Date: Sept. 1995

Street & Number: 210 Lonsdale Avenue Telephone: (401) 728-8780  
 City or Town: Pawtucket State: RI ZIP: 02860

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### Description

The R. R. Gardner House is situated on the south side of Curtis Corner Road in the Wakefield section of South Kingstown. The late 19th-century, Queen Anne-style house faces north and is set back from the road behind a white picket fence and a semi-circular gravel drive. The property also includes a late 19th-century barn with an older house connected to the facade, a late 19th-century shed, a late 20th-century shed (non-contributing) with greenhouse attached, and a former 19th-century schoolhouse, now an apartment, with a separate late 19th-century garage.

The Gardner House is a 3-by-4 bay, 2-1/2-story, cross-gable building with a large exterior fieldstone chimney on the east elevation. The 3-bay facade is divided into four horizontal sections: first floor with porch, second floor with clapboard and paired windows, and a two-part attic with patterned shingles and decorative carving in a pedimented gable. An early 20th-century, 2-story flank-gable ell is attached to the rear southwest corner of the house, followed by a 1-story, 2-bay garage that opens to the south. The foundation is random ashlar granite blocks, and the roof is covered in asphalt shingles. The predominant wall sheathing is wood clapboard, with decorative shingles and raised floral carving with the date "1896" on the pedimented facade end-gable (north). Additionally, there is a wood "X" over vertical boards between the two windows in the gable end. The eaves have a raking overhang and the bottom of the pediment flares out to the cornice line. The two cross-gables (east, west) are also pedimented with pattern shingles, while the remaining end-gables have simple cornice returns. A full porch covers the facade and wraps around the first bay of the east elevation. Delicate, turned posts with Queen Anne-style brackets support the hipped roof and frieze with modillion course. A turned-post balustrade spans the supporting posts. Four granite block steps lead up to the porch in front of the entrance in the westernmost bay. Granite steps also lead to the east end of the porch. The extra-wide, panelled entrance door has a single large-pane window and a plain wood surround flanked by full-length wood shutters. The windows of the house possess various configurations, including single and paired 1/1 and 6/6 double-hung sash, 4- and 9-light casement, and Queen Anne windows with simple wood surrounds and double-panel, louvered, wood shutters. The windows on the first floor of the facade (north) project out as a bay window. In addition, the southeast corner of the house features a sunroom in which the two corner walls were replaced with plate glass in the 1970s.

The early 20th-century, 2-story, 3-by-1 bay, flank-gable ell has an enclosed porch on the facade (north) with granite steps and sliding-glass

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doors. The rear elevation of the ell includes three additional entrances. The westernmost door is enclosed in a shallow-gable entrance bay and leads down to the cellar. The middle door is reached by four brick steps and is enclosed within a shed-roof entrance bay. The easternmost entrance is also reached by four brick steps, but does not have an entrance bay. This last door leads to a two-room apartment on the second floor of the ell that is rented out and is not connected on the interior.

The interior configuration of the house includes an entrance and stair hall on the east side with a dining room behind (south). The stair features a turned-post balustrade with elaborate end-posts. A large living room runs most of the length of the east side with a study/sun porch at the rear. The large mantelpiece in the living room has fluted pilasters flanking the brick-edged firebox, a wide frieze with fluted centerpiece and ends, and a splayed lintel mantelshelf. The kitchen is located in the southwest ell. The second floor follows roughly the same plan, with the larger spaces divided into smaller rooms, mostly bedrooms. In addition, there are two finished rooms in the attic.

The large, end-opening barn southeast of the house was probably built around the same time as the house (1896). An earlier 19th-century, 1-1/2-story, 3-by-3 bay, end-gable house with asphalt roof shingles is connected to the east end of the barn facade. This structure is reputed to be the original house on the property and is currently rented as an apartment. It is clad in wood clapboard with wood cornice returns and has 6/6 double-hung sash with simple wood surrounds and wood louvered shutters. The rear two bays on the east elevation have been converted into garage space with modern roll-top garage bays. There is also a 1-bay, shed-roof garage addition with a pair of late 19th-century garage doors attached to the west elevation. The barn itself is 3-by-1 bays and 2-1/2-stories tall with a flank-gable roof. There is a central hipped-roof cupola with 6-light casement windows on all sides and a weathervane on top. Additionally there is a flank-gable monitor roof at the east end of the roof. The barn is sheathed in vertical wood siding on the north and south elevations and wide clapboard on the east and west elevations. There is a modern garage entrance on the east elevation. The windows are 6/6 double-hung sash with simple wood trim, some of which are grouped in pairs. The basement is exposed in the rear (south) and is accessible by sliding barn doors.

The 1-bay shingle- and vertical-sided, end-gable shed located to the south of the house most likely dates from the original farmstead. It is a former chicken shed, but has been converted into a garage with the addition of a pair of vertical-sided doors in a shed-roof extension on the west

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elevation. A smaller 1-bay, hipped-roof, vertical-sided shed with a panelled door on the east elevation is situated just north of the garage.

The 1-bay, 1-story, clapboarded, flank-gable shed (non-contributing) with attached, 1-bay greenhouse is oriented to the west and was built sometime in the early 1970s. According to the present owner, the greenhouse portion was purchased from another property and the shed was constructed to support it at that time.

The small, 3-by-4 bay, 1-story, shingled, end-gable building to the west of both the house and barn is currently a rented house. During the late 19th century, the building functioned as a one-room schoolhouse for children in the area. Sometime during the first half of the 20th century, the building was modified to house a caretaker when the farm was in operation.

The property itself is landscaped in the front yard with a picket fence built by another South Kingstown resident, Sam Whaley. The immediate back yard is cleared, but overgrown agricultural fields are located toward the rear (south). In prior years, the fields were used to grow corn, potatoes, and other vegetables.

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### Photographs

3. Photographer: The Public Archaeology Laboratory, Inc.  
4. Date: August 10, 1995  
5. Negative: RIHP&HC, 150 Benefit Street, Providence, RI  
The above information applies to all photographs.

6. View south of facade.  
7. Photo #1

6. View northeast of rear elevation.  
7. Photo #2

6. Interior view of stair hall.  
7. Photo #3

6. Interior view of fireplace.  
7. Photo #4

6. View north of barn.  
7. Photo #5

6. View northeast of shed.  
7. Photo #6

6. View south of former schoolhouse.  
7. Photo #7



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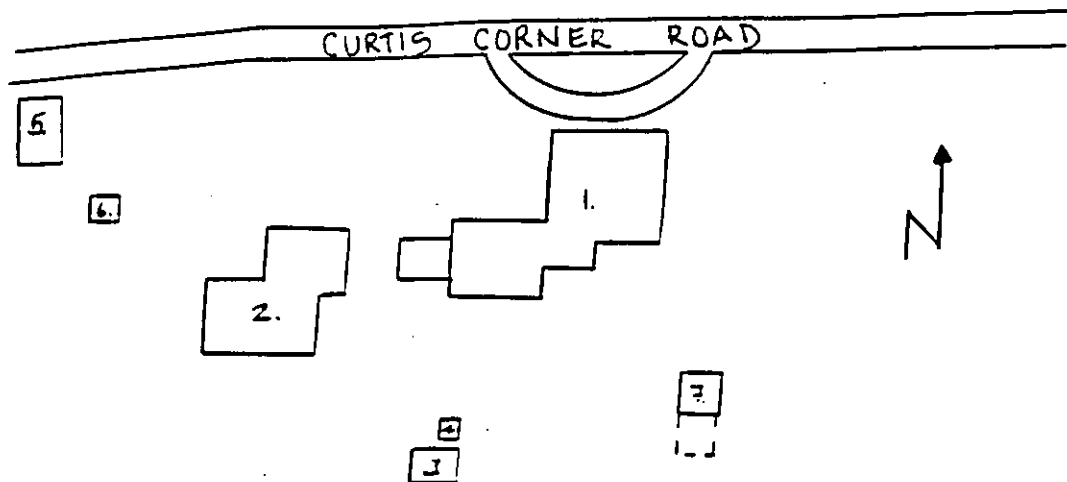
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R. R. GARDNER HOUSE Sketch Map  
Not to Scale



1. House
2. Barn
3. Chicken Shed/Garage
4. Small Shed
5. Former Schoolhouse
6. Garage
7. Shed with greenhouse

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### Significance

The Gardner House (1896, architect/builder unknown) is significant for its ability to document the vernacular Queen Anne style in South Kingstown and for its exemplification of a small but important trend in the residential architecture of the town, the development in the late nineteenth century of a number of places which used the agricultural landscape of the town as a setting for country residences.

The development of country houses which make use of the agricultural landscape is an important trend in South Kingstown's late nineteenth-century development. Such houses are sometimes called "estates," though this term masks the fact that residences like these were in fact built both for members of a prosperous middle class as well for more substantial residents. The development is characterized by its use of former farm lands as a setting for new construction (or sometimes remodeling of older houses), the use of the popular architectural styles, and the use of agricultural components of the landscapes (outbuildings, stone walls, fields) as the principal setting or as an adjunct to a more formal designed landscape. Several such "estates" were created in South Kingstown in the late nineteenth and early twentieth centuries, laid out over former farms, preserving and enhancing the town's landscape while altering it. In contrast with the older working farms, these developments are distinguished by their more stylish houses and the tidiness and trig appearance of outbuildings and growing fields whose functions were as much visual as productive.

This trend is well represented by the Gardner House. Its form, materials, and detailing make it a useful example of the Queen Anne style used for a substantial, not to say prepossessing, house. Its materials and workmanship are well preserved. Its setting among a collection of handsome outbuildings suggests its agricultural antecedents, as does the field which backs the property. The front yard's landscaping, with its picket fence, short curved drive, and large chestnut trees, suggest a more formal model, while the barn, sheds, and field make reference to a working farm.

The Gardner House is here nominated for its architectural quality and character and for its ability to document a trend in the development of South Kingstown. The property may in addition have other significance which is not documented here. The presence a small school building on the property, may indicate some additional significance which could be investigated in the future.

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### Major Bibliographical References

Adams, Virginia H. "Rhode Island Single-Family Houses National Register of Historic Places Multiple Property Nomination," The Public Archaeology Laboratory, Inc. Submitted to Rhode Island Historical Preservation Commission, Providence, 1994.

Caswell, Dorothy. Personal interview, 1995.

Nebiker, Walter. Historic and Architectural Resources of South Kingstown, Rhode Island: A Preliminary Report. Providence, RI: Rhode Island Historical Preservation Commission, 1984.

Rhode Island Historical Preservation Commission, Historic Building Data Sheet, 1974.

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### Geographical Data

#### Verbal Boundary Description:

The nominated property boundaries are defined as South Kingstown Assessor's Plat 47-2, Lot 1.

#### Boundary Justification:

The boundaries conform to the present lot associated with the property, encompassing the house, the accompanying outbuildings, and their immediate setting.



1896

R. R. Gardiner Estate  
Washington County  
South Kingstown, R.I.

Photo 1 of 7



R. R. Gardiner Estate  
Washington County  
South Kingstown, R.I.

Photo # 2 of 7





R. A.  
W  
S



R.R. Gardiner Estate  
Washington County  
South Kingtown, P.F.

Photo # 4 of 7



R. R. Gardiner Estate  
Washington County  
South Kingstown, R.I.  
Photo # 5 of 7

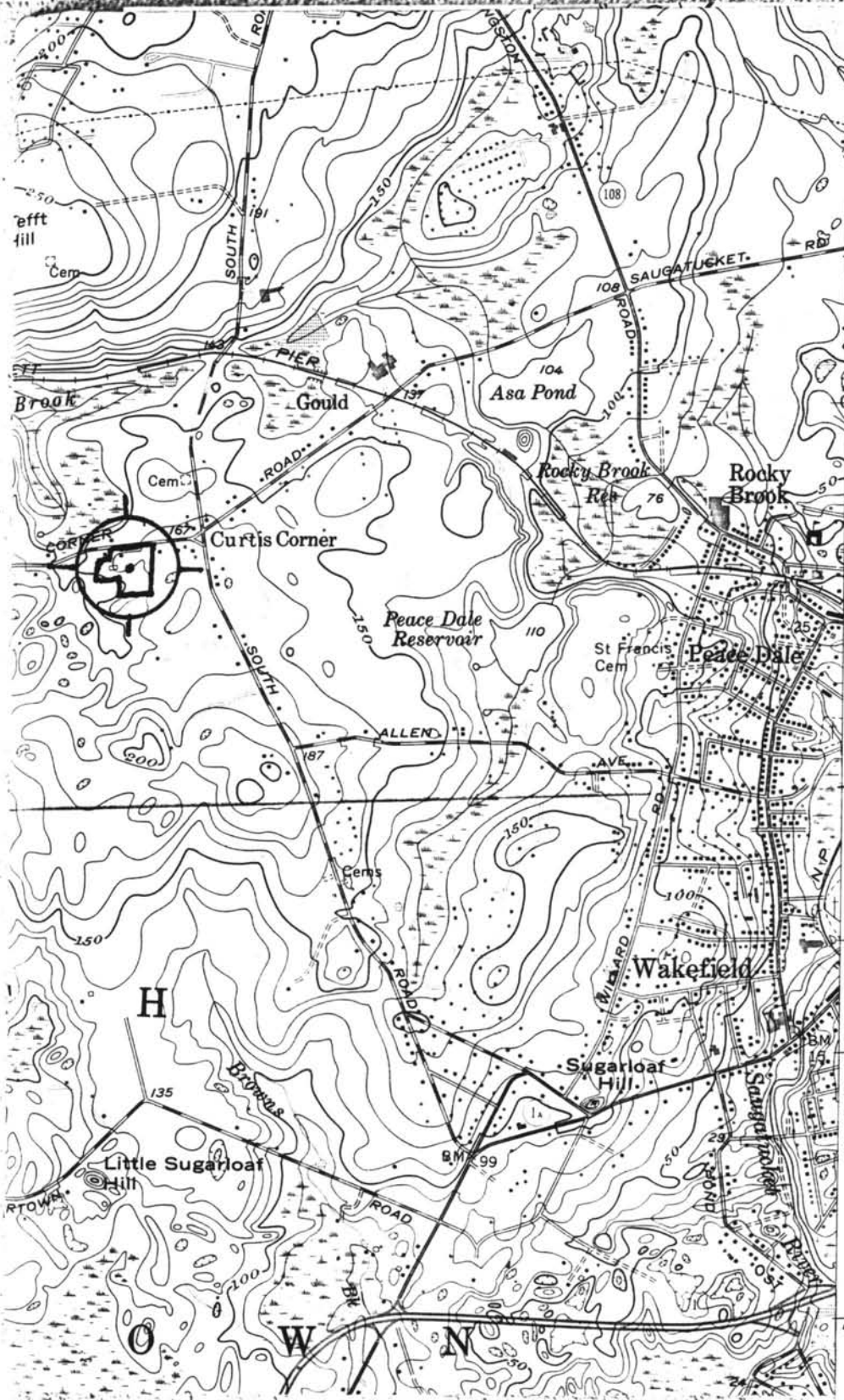


R.R. Gardiner Estate  
Washington County  
South Kingstown, R.I.  
Photo # 6 of 7





R. R. Gardiner Estate  
Washington County  
South Kingstown, R.I.  
Photo # 7 of 7



R.R. Gardner Hse.  
 Washington County  
 South Kennebunk R.  
 19-283540-4591900