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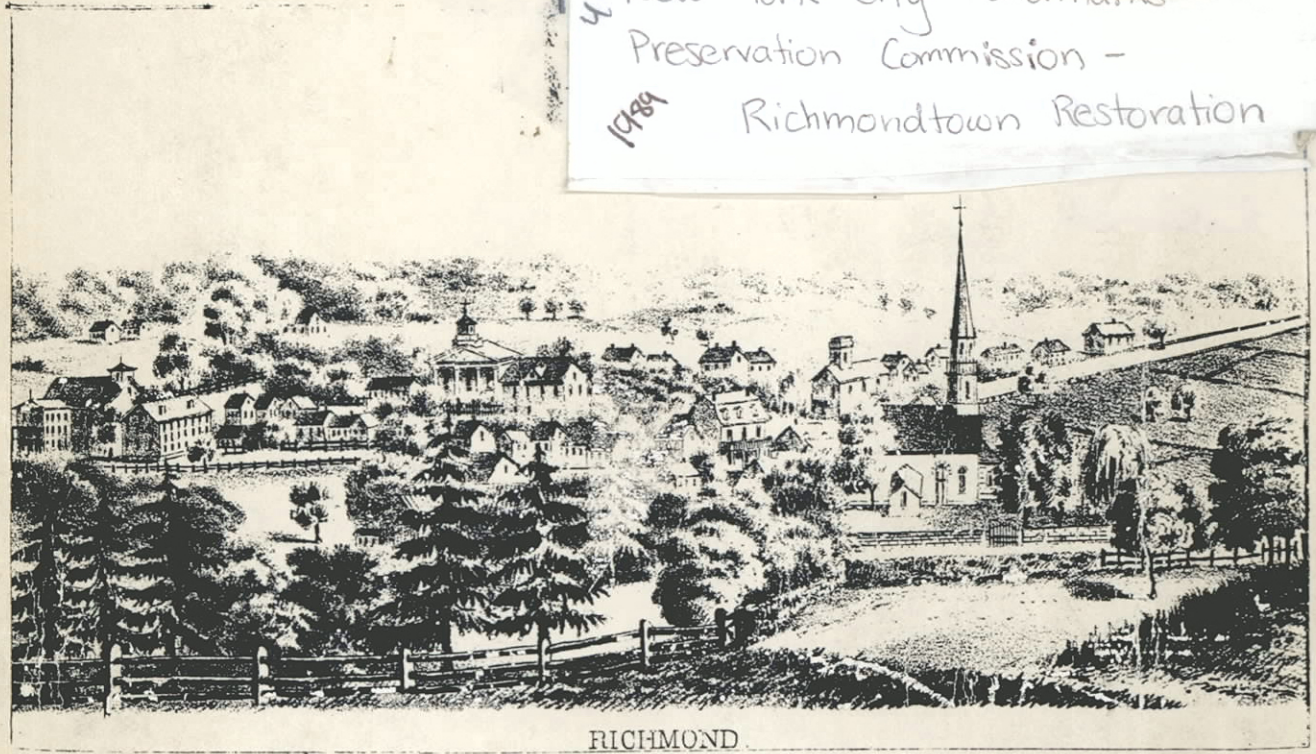
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NEW YORK CITY LANDMARKS PRESERVATION COMMISSION

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New York City Landmarks
Preservation Commission -
Richmondtown Restoration



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AN ARCHAEOLOGICAL PLANNING MODEL OF RICHMONDTOWN RESTORATION STATEN ISLAND, NEW YORK

MARCH 1989

779

REPORT FUNDED BY THE NYC DEPARTMENT OF CULTURAL AFFAIRS,
NYC DEPARTMENT OF GENERAL SERVICES, AND THE NATIONAL
ENDOWMENT FOR THE ARTS, DESIGN ARTS PROGRAM

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NEW YORK CITY LANDMARKS PRESERVATION COMMISSION

AN ARCHAEOLOGICAL PLANNING MODEL OF RICHMONDTOWN RESTORATION

STATEN ISLAND, NEW YORK

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April 1989

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REPORT FUNDED BY THE NEW YORK CITY DEPARTMENT OF CULTURAL AFFAIRS,
THE NEW YORK CITY DEPARTMENT OF GENERAL SERVICES, AND
THE NATIONAL ENDOWMENT FOR THE ARTS, DESIGN ARTS PROGRAM

TABLE OF CONTENTS

LIST OF FIGURES.....	iii
LIST OF CHARTS.....	vii
ACKNOWLEDGMENTS.....	x
CHAPTERS	
1. INTRODUCTION by Sherene Baugher.....	1
2. RESEARCH METHODS by Sherene Baugher and Edward J. Lenik.....	8
3. ENVIRONMENTAL SETTING by Edward J. Lenik.....	18
4. PROJECT AREA PREHISTORY, NATIVE AMERICAN RESOURCES..... by Edward J. Lenik	27
5. A HISTORY OF THE CORE OF RICHMONDTOWN RESTORATION..... by Sherene Baugher and Robert W. Venables	39
6. LAND MODIFICATIONS by Edward J. Lenik.....	71
7. SITE INVENTORY.....	106
Introduction by Sherene Baugher and Edward J. Lenik	
A. Overview of the seventy-five acres outside the core area by Edward J. Lenik	135
B. Block by block assessment within the core area	
1. Block 4463 by Kate Morgan..... Research by Kate Morgan and Stephen Barto	138
2. Block 4442 by Kate Morgan..... Research by Kate Morgan and Stephen Barto	191
3. Block 4443 by Sherene Baugher..... Research by Sherene Baugher and Stephen Barto	236
4. Block 4441 by Kate Morgan..... Research by Stephen Barto	297
5. Block 2278 by Stephen Barto and Daniel N. Pagano..... Research by Stephen Barto and Daniel N. Pagano	368
6. Block 4444, the southern portion and parking field... by Kate Morgan; Research by Stephen Barto	432
7. Block 4444, the northern portion by Kate Morgan..... Research by Stephen Barto and Charles Sachs.	455

8. One-Acre Lot by Sherene Baugher.....	548
Research by Sherene Baugher and Stephen Barto	
8. MANAGEMENT CONSIDERATIONS AND ARCHAEOLOGICAL RECOMMENDATIONS. by Sherene Baugher and Edward J. Lenik	565
A). Assessment of the archaeological sensitivity of the 75 acres outside of the core area.....	570
B). Assessment of the archaeological sensitivity of the core	
1. Block 4463.....	574
2. Block 4442.....	579
3. Block 4443.....	584
4. Block 4441.....	590
5. Block 2278.....	596
6. Block 4444, southern portion, new parking field.....	603
7. Block 4444, northern portion.....	606
8. One-acre Lot.....	611
9. The Street Beds.....	613
10. Native American sites within the core.....	616
9. ARCHAEOLOGICAL AND HISTORICAL RESEARCH QUESTIONS FOR FUTURE PROJECTS by Sherene Baugher and Edward J. Lenik.....	617
REFERENCES.....	626

LIST OF FIGURES

FIGURE NO.	TITLE	PAGE NO.
<u>Chapter One</u>		
1:1	Staten Island map with the location of Richmondtown.....	2
<u>Chapter Four</u>		
4:1	Skinner's map of archaeological sites, 1909.....	29
4:2	Location of Native American sites on Staten Island.....	33
4:3	Indian trails of Staten Island.....	35
<u>Chapter Five</u>		
5:1	Composite map of the core, 1680-1699.....	47
5:2	The core in 1710.....	49
5:3	The core in 1730.....	53
5:4	The core in 1770.....	55
5:5	The core during the period 1776-1783.....	57
5:6	The core in 1800.....	59
5:7	The core in 1830.....	61
5:8	Composite map of the core, 1800-1899.....	67
5:9	Composite map of the core, 1900-1953.....	69
<u>Chapter Six</u>		
6:1	Map of Richmondtown Restoration showing location of previous archaeological excavations.....	73
6:2	Field sketch of 1st County Jail Site by Loring McMillen.....	75
6:3	Field sketch of 1st County Jail Site by Donald Sainz...	77
6:4	Map of village showing Town Pond.....	79
6:5	Field sketch of 2nd County Jail by L. McMillen.....	81
6:6	Baughner map of Prall Site excavation.....	83
6:7	Field sketch of Frost House by L. McMillen.....	85
6:8	Photograph of Richmond Hill Prehistoric Site.....	91
6:9	Photograph of concrete foundation.....	96
6:10	S.I.H.S. photo of sand and gravel quarry behind Helmsley Hall.....	97
6:11	Photograph of site of tide mill on Richmond Creek.....	100
<u>Chapter Seven</u>		
7:1	Base map of the core of Richmondtown Restoration.....	108
7:2	Map of Colonial Land Grants, 1668-1712.....	109
7:3	Sauthier Map, 1776.....	110

7:4	Hessian Map, 1777 [version 1].....	111
7:5	Hessian Map, 1777 [version 2].....	112
7:6	Clinton Map, 1777.....	113
7:7	Taylor and Skinner Map, 1781.....	114
7:8	Anglo-Hessian Map, 1780-1783.....	115
7:9	McMillen Map, 1775-1783.....	116
7:10	Sprong and Conner Map, 1797.....	117
7:11	McMillen redrawing of Sprong and Conner Map.....	118
7:12	Walling Map, 1859.....	119
7:13	Beers Atlas, 1874.....	120
7:14	Sanborn Atlas, 1878.....	121
7:15	Sanborn Atlas, 1885.....	122
7:16	Beers Atlas, 1887.....	123
7:17	Robinson Atlas, 1898.....	124
7:18	Sanborn Atlas, 1898.....	125
7:19	Robinson Atlas, 1907.....	126
7:20	Bromley Atlas, 1917.....	127
7:21	Bromley Atlas, 1917 depicting Block 2278.....	128
7:22	Bromley Atlas, 1917 depicting Block 4444.....	129
7:23	Sanborn Atlas, 1926.....	130
7:24	Sanborn Atlas, 1935.....	131
7:25	Sanborn Atlas, 1936.....	132
7:26	Sanborn Atlas, 1936 depicting Block 4444, southern portion.....	133
7:27	Sanborn Atlas, 1968.....	134

Chapter Seven B

7B1: Block 4463

7B1:1	Base map for Block 4463.....	139
7B1:1A	Legend of all buildings and features constructed depicted on Figures 7B1:3 and 4.....	141
7B1:2	Composite map of 18th c. structures on Block 4463.....	142
7B1:3	Composite map of 19th c. structures on Block 4463.....	143
7B1:4	Composite map of 20th c. structures on Block 4463.....	144

7B2: Block 4442

7B2:1	Base map for Block 4442.....	192
7B2:2	Block 4442 with boundary lines of Prall Patent, Rider Patent, and One-Acre Lot.....	193
7B2:3A	Legend of all buildings constructed on Block 4442.....	194
7B2:3	Composite map of 19th c. structures on Block 4442.....	195
7B2:4	Composite map of 20th c. structures on Block 4442.....	197

7B3: Block 4443

7B3:1	Base map for Block 4443.....	237
7B3:2	Map showing boundary of Hubbard, Prall and Rider Patents.....	238
7B3:3A	Legend of all buildings depicted on Block 4443.....	239

7B3:3	Composite map of 18th c. structures on Block 4443.....	240
7B3:4	Composite map of 19th c. structures on Block 4443.....	241
7B3:5	Composite map of 20th c. structures on Block 4443.....	242

7B4: Block 4444

7B4:1	Base map for Block 4441.....	298
7B4:2	Map of Property Belonging to H.B. Cropsey Esq. & Associates in Richmond Village, Staten Island.....	299
7B4:3A	Legend depicting all buildings and features constructed on Block 4444.....	300
7B4:3	Composite map of 19th c. structures on Block 4441.....	301
7B4:4	Composite map of 20th c. structures on Block 4441.....	303

7B5: Block 2278

7B5:1	Base map for Block 2278, formerly 2293.....	369
7B5:2	Safford's map showing divisions of Hubbard Patent, 1680-1766.....	370
7B5:3	Base map for Block 2278, formerly 2293.....	371
7B5:4A	Legend of all buildings and features constructed on Block 2278.....	372
7B5:4	Composite map of 18th c. structures on Block 2278, formerly 2293.....	373
7B5:5	Composite map of 19th c. structures on Block 2278, formerly 2293.....	374
7B5:6	Composite map of 20th c. structures on Block 2278, formerly 2293.....	375
7B5:7	Base map for 2278, formerly 2294 & 2295.....	378
7B5:8A	Legend of all buildings constructed on Block 4463, formerly 2294.....	379
7B5:8	Composite map of 19th c. structures on Block 2278, formerly 2294 & 2295.....	380
7B5:9	Composite map of 20th c. structures on Block 2278, formerly 2294 & 2295.....	381

7B6: Block 4444, southern portion

7B6:1	Base map for Block 4444, the Parking Field.....	433
7B6:2	Section of 1953 Damage Map showing Block 4444, the Parking Field.....	434
7B6:3A	Legend of all buildings and features constructed on Block 4444, southern portion.....	435
7B6:3	Composite map of 19th c. structures on Block 4444, Parking Field.....	436
7B6:4	Composite map of 20th c. structures on Block 4444, Parking Field.....	437

7B7: Block 4444, northern portion

7B7:1	Base map for Block 4444, Northern Portion.....	457
-------	--	-----

7B7:2A	Legend of all buildings on Block 4444, Northern Portion.....	458
7B7:2	Composite map of 18th c. structures on Block 4444, Northern Portion.....	459
7B7:3	Composite map of 19th c. structures on Block 4444, Northern Portion.....	460
7B7:4	Composite map of 20th c. structures on Block 4444, Northern Portion.....	461

7B8: One-Acre Lot

7B8:1	Base map for the One-Acre lot.....	549
7B8:2A	Legend of all buildings for the One-Acre Lot.....	551
7B8:2	Composite of 18th c. structures on One-Acre Lot.....	552
7B8:3	Composite of 19th c. structures on One-Acre Lot.....	554

Chapter Eight

8A: 1	Archaeological Sensitivity map for outer 75 acres.....	571
8B1:1	Archaeological Sensitivity map for Block 4463.....	575
8B2:1	Archaeological Sensitivity map for Block 4442.....	581
8B3:1	Archaeological Sensitivity map for Block 4443.....	585
8B4:1	Archaeological Sensitivity map for Block 4441.....	591
8B5:1	Archaeological Sensitivity map for Block 2278, formerly 2293.....	597
8B5:2	Archaeological Sensitivity map for Block 2278, formerly Blocks 2294 and 2295.....	601
8B6:1	Archaeological Sensitivity map for Block 4444, the Southern Portion, the New Parking Field.....	604
8B7:1	Archaeological Sensitivity map for Block 4444, Northern Portion.....	607
8B8:1	Archaeological Sensitivity map for One-Acre Lot.....	612
8B9:1	Archaeological Sensitivity map for street beds.....	615

LIST OF CHARTS

CHART NO.	TITLE	PAGE NO.
<u>7B1: BLOCK 4463</u>		
7B1:1	Chain of Title, Rider Patent.....	157
7B1:2	Chain of Title, Lot 13	160
7B1:3	Building Use, Lot 13.....	161
7B1:4	Census, Lot 13.....	164
7B1:5	Time Line of the Church Property, Lot 13.....	166
7B1:6	Chain of Title, Lot 11.....	168
7B1:7	Census, Lot 11.....	169
7B1:8	Chain of Title, Lot 7.....	170
7B1:9	Chain of Title, Lot 5.....	171
7B1:10	Building Use, Lot 7.....	173
7B1:11	Building Use, Lot 5.....	175
7B1:12	Census, Lot 7.....	178
7B1:13	Census, Lot 5.....	180
7B1:14	Chain of Title, Lot 1.....	181
7B1:15	Chain of Title, Lot 4.....	183
7B1:16	Building Use, Lot 1.....	185
7B1:17	Census, Lots 1 & 4.....	187
7B1:18	Evidence From Board of Supervisors Minutes Regarding Management of the Court House Hotel, Lots 1 & 4.....	190
<u>7B2: BLOCK 4442</u>		
7B2:1	Chain of Title, Lot 24	212
7B2:2	Chain of Title, Lot 31.....	214
7B2:3	Chain of Title, Lot 11 [front portion]	215
7B2:4	Chain of Title, Lot 11 [mid. portion].....	216
7B2:5	Chain of Title, Lot 11 [rear - east].....	217
7B2:6	Chain of Title, Lot 11 [rear - west].....	218
7B2:7	Building Use, Lot 11.....	219
7B2:8	Chain of Title, Lot 42.....	223
7B2:9	Chain of Title, Lot 46.....	225
7B2:10	Census, Lot 46.....	227
7B2:11	Chain of Title, Lot 51 [rear - Rider].....	229
7B2:12	Chain of Title, Lot 51 [was part of Prall after 1839].....	230
7B2:13	Building Use, Address: P.S. 28.....	231
7B2:14	Chain of Title, Lot 1 [part of Rider].....	233
7B2:15	Census, Lot 1.....	234
<u>7B3: BLOCK 4443</u>		
7B3:1	Chain of Title, property transfers [1694-1819] for all lots except Lot 15.....	270
7B3:2	Chain of Title, Lot 15 [southern border].....	272
7B3:3	Chain of Title, Lot 15 [middle section & southern border].....	275

7B3:4	Chain of Title, Lot 15 [northern portion].....	277
7B3:5	Chain of Title, Lot 15 [entire lot after 1826].....	279
7B3:6	Chain of Title, Lot 11.....	280
7B3:7	Building Use, Lot 11.....	281
7B3:8	Census, Lot 11.....	284
7B3:9	Chain of Title, Lot 8.....	286
7B3:10	Building Use, Lot 8.....	287
7B3:11	Census, Lot 8.....	289
7B3:12	Chain of Title, Lot 1.....	290
7B3:13	Building Use, Lot 1.....	291
7B3:14	Chain of Title, Lot 6.....	295

7B4: BLOCK 4441

7B4:1	Chain of Title, Lot 22.....	330
7B4:2	Building Use, Lot 22.....	332
7B4:3	Census, Lot 22.....	335
7B4:4	Chain of Title, Lots 25 & 26.....	337
7B4:5	Building Use, Lot 26.....	339
7B4:6	Census, Lot 25.....	342
7B4:7	Census, Lot 26 [rear].....	344
7B4:8	Census, Lot 26 [front].....	345
7B4:9	Chain of Title, Lot 30.....	346
7B4:10	Building Use, Lot 30.....	347
7B4:11	Census, Lot 30.....	349
7B4:12	Chain of Title, Lot 32.....	350
7B4:13	Building Use, Lots 4, 9, 12, 32.....	352
7B4:14	Chain of Title, Lot 1.....	354
7B4:15	Chain of Title, Lot 4.....	355
7B4:16	Chain of Title, Lot 12.....	356
7B4:17	Chain of Title, Lot 9.....	357
7B4:18	Census, Lots 4, 9, 12.....	358
7B4:19	Chain of Title, Lot 15.....	359
7B4:20	Building Use, Lot 15.....	360
7B4:21	Biographical Data for Stephens-Black House and Store [Lot 15].....	362
7B4:22	Census, Lot 15.....	364
7B4:23	Chain of Title, part of Lot 15.....	367

7B5: BLOCK 2278

7B5:1	Chain of Title [part of Hubbard patent].....	402
7B5:2	Chain of Title, Lot 47 ["The County Lot"].....	405
7B5:3	Building Use, Lot 47 ["The County Lot"].....	406
7B5:4	Chain of Title, Lot 47 [Dunn/Johnson House].....	407
7B5:5	Building Use, Lot 47 [Dunn/Johnson House].....	408
7B5:6	Chain of Title, Lot 44.....	410
7B5:7	Building Use, Lot 44.....	412
7B5:8	Census, Lot 44.....	414
7B5:9	Chain of Title, Lot 41.....	415
7B5:10	Building Use, Lot 41.....	417
7B5:11	Census, Lot 37.....	418
7B5:12	Chain of Title, Lot 37.....	420

7B5:13	Chain of Title, Lots 32 & 33.....	421
7B5:14	Chain of Title, Lot 1 [formerly Block 2293].....	423
7B5:15	Census, Lot 1.....	424
7B5:16	Chain of Title, Lot 56.....	426
7B5:17	Chain of Title, Lot 1 [formerly Block 2294].....	428
7B5:18	Chain of Title, Lot 52.....	429
7B5:19	Chain of Title, Lot 50.....	430
7B5:20	Chain of Title, Lot 1 [formerly Block 2295].....	431

7B6: BLOCK 4444, southern portion

7B6:1	Chain of Title, Lot 35.....	446
7B6:2	Chain of Title, Lot 57.....	447
7B6:3	Building Use, Lot 65.....	450
7B6:4	Chain of Title, Lot 65.....	452
7B6:5	Chain of Title, Lot 73.....	453
7B6:6	Census, Lot 65.....	454

7B7: BLOCK 4444, northern portion

7B7:1	Chain of Title, Lot 24 ["Parcel 1", Voorlezer House]..	503
7B7:2	Building Use, Lot 24 [Voorlezer House].....	505
7B7:3	Census, Lot 24 [Voorlezer House].....	510
7B7:4	Chain of Title, Lot 24 ["Parcel 2", Sarah Wood House].....	512
7B7:5	Building Use, Lot 24 [Sarah Wood House].....	514
7B7:6	Census, Lot 24 [Barnes House].....	517
7B7:7	Chain of Title, Lot 14 [Frost House].....	518
7B7:8	Building Use, Lot 14 [Frost House].....	521
7B7:9	Census, Lot 14 [Frost House].....	526
7B7:10	Chain of Title, Lot 14 [Second County Court House]...	528
7B7:11	Building Use, Lot 14 [Second County Court House].....	530
7B7:12	Census, Lot 14 [Second County Court House].....	532
7B7:13	Chain of Title, Lot 10 [Treasure House].....	534
7B7:14	Building Use, Lot 10 [Treasure House].....	536
7B7:15	Census, Lot 10 [Treasure House].....	542
7B7:16	Chain of Title, Lot 10 [Hennessy House].....	544
7B7:17	Building Use, Lot 10 [Hennessy House].....	545
7B7:18	Census, Lot 10 [Hennessy House].....	547

7B8: ONE-ACRE LOT

7B8:1	Chain of Title, between Arthur Kill Road and the Court House.....	558
7B8:2	Building Use, between Arthur Kill Road and the Court House.....	561
7B8:3	Census, Tavern on the One-Acre Lot.....	563

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CHAPTER ONE: INTRODUCTION

Written by: Sherene Baugher

CHAPTER ONE: INTRODUCTION

Richmondtown Restoration is located in the Richmondtown section of central Staten Island, New York (see Figure 1:1). The museum is a joint endeavor of the Staten Island Historical Society, an independent non-profit cultural organization, and the City of New York, which owns the land and buildings and supports part of its operation with public funds provided through the Department of Cultural Affairs. The Restoration, an outdoor history museum complex, is located at the head of Richmond Creek, bordering Latourette Park within the confines of Staten Island's central Greenbelt.

The study area is a 100 acre parcel of land with approximately twenty-five acres in the core area of the village. The village is bounded by Latourette Park on the north, a residential community (Richmondtown) on the east, the United Hebrew Cemetery on the south, and City-owned property within the Fresh Kills wetlands on the west. Richmondtown Restoration encompasses major portions of the unincorporated village of Richmond (known earlier as Richmondtown), including the municipal center of Staten Island's former county seat, sections of the adjoining salt marsh, and the sites of former agricultural areas and mills. The study area has been continuously occupied and developed since the late-17th century. The property contains geomorphological and environmental features that suggest the probability of earlier Native American utilization as well.

The extant buildings, fourteen of which are designated New York City Landmarks, are visible reminders of the site's active life as a village. Of these fourteen buildings, six are on their original sites

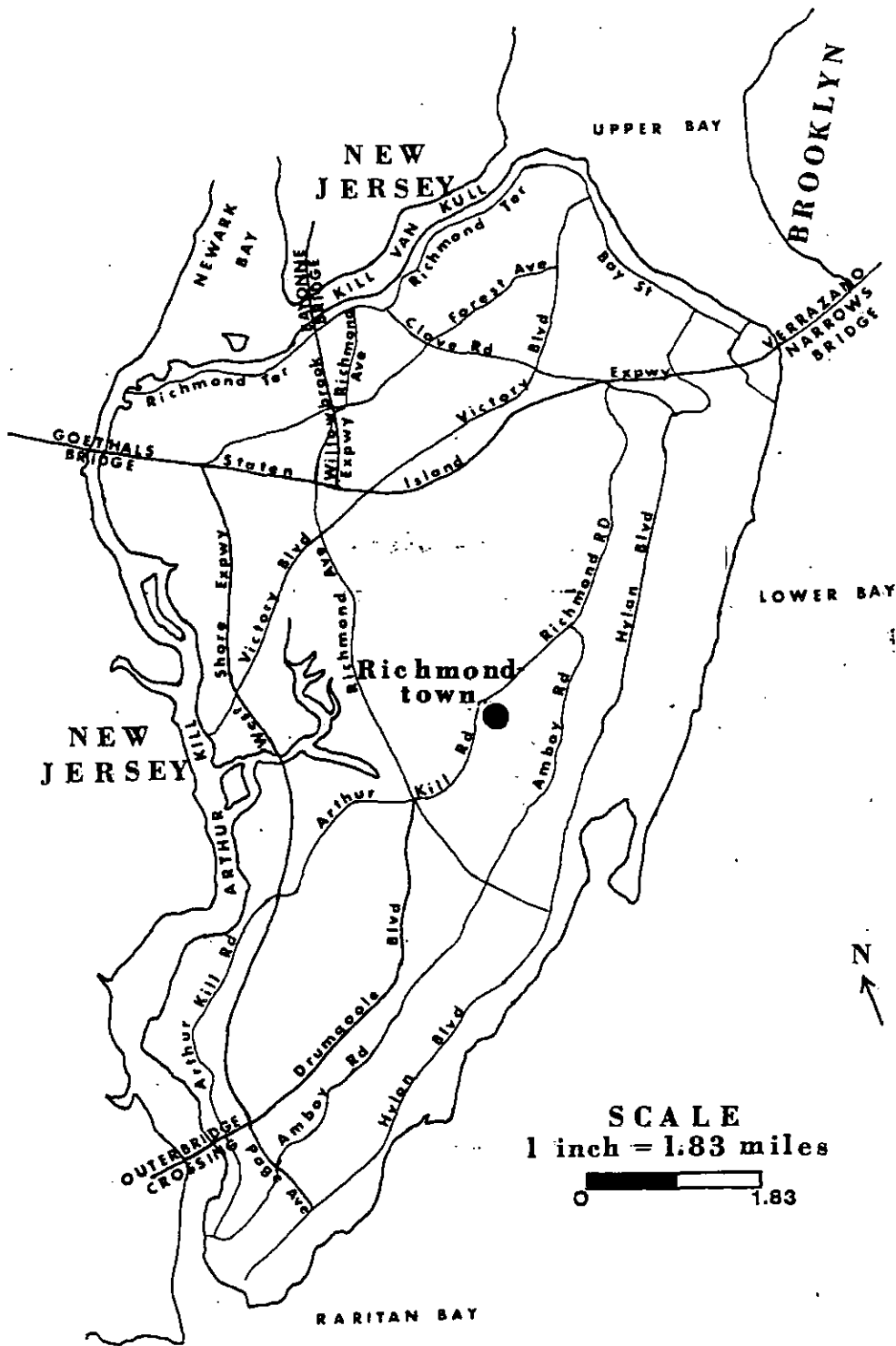


Figure 1:1. A map of Staten Island showing the location of Richmondtown.

and eight have been moved from other locations on Staten Island. In addition, one historic site, the Rezeau-Van Pelt family burial ground, is a designated City Landmark.

In 1985, the New York City Landmarks Preservation Commission and the New York City Department of Cultural Affairs received a grant from the National Endowment for the Arts to evaluate the archaeological potential of all City-owned properties funded by the Department of Cultural Affairs. This project, called Design Through Archaeology, is to serve as a national model project for other cities, and will demonstrate how cities can save their heritage by successfully incorporating archaeological research into site design work and capital construction projects. The work on this grant was divided into two phases: 1) a preliminary archaeological assessment of all the City-owned cultural institutions under the jurisdiction of the Department of Cultural Affairs to determine which properties contain archaeologically sensitive areas; and 2) selection of one site to serve as a model for an in-depth archaeological planning study and for archaeological fieldwork prior to any construction.

The Phase I preliminary assessment report (1989) evaluated fifteen City-owned cultural institutions which are proposed for in-ground construction within the next five years. Of those fifteen institutions, seven were flagged as having archaeological potential. The LPC archaeological report describes and identifies the types of archaeological resources, e.g., Native American site, colonial homestead, or 19th century home, that still exist on each cultural site. In addition, the report recommends that detailed archaeological

planning studies be undertaken by the Archaeology Program at the Landmarks Preservation Commission prior to any design work. The findings of these archaeological studies will be incorporated into City design projects. By undertaking archaeological assessments at an early stage in the design work, archaeologically sensitive areas can either be avoided or archaeological fieldwork can be undertaken prior to construction in order to retrieve the important data. Thus site planning which includes an evaluation of potential cultural resources can help to avoid construction delays and is cost effective in terms of both time and money. This long-range planning strategy has been used successfully for over ten years by both the Historic Sites Bureau of the Division of Historic Preservation, New York State Office of Parks and Recreation and the New York State Department of Transportation. The archaeological work performed by the State agencies has prevented delays to capital construction while saving important Native American and historic sites. The New York City Archaeology Program at the Landmarks Preservation Commission is modeled on the New York State programs.

Richmondtown Restoration was selected as the model project for Phase II work because it contains many potential archaeological sites within its 100 acres and it is facing major capital construction work. Moreover, Richmondtown Restoration is a museum complex designed to interpret the history of its property, and, therefore the archaeological material unearthed during fieldwork can be integrated into future exhibits and other public education programs.

The present report, an archaeological planning study, has been completed prior to commencement of a phased restoration and development

plan for Richmondtown Restoration. The design consultants will integrate these findings into their overall study and recommendations for the design and planned capital construction for Richmondtown Restoration.

This report includes a general assessment of the outer seventy-five acres of Richmondtown Restoration property and a detailed study of the twenty-five acres in the core of the village. This study presents and evaluates existing research, and contains the new research undertaken to assess Richmondtown Restoration's archaeological potential. The report will accomplish the following goals:

- 1) present an inventory of potential archaeological resources
- 2) describe the land modifications at Richmondtown Restoration
- 3) evaluate how these land modifications may have affected the cultural resources
- 4) provide a title search of all the blocks and lots within the core area
- 5) analyze the changes in settlement patterns over time
- 6) evaluate the site's significance in terms of local and regional history
- 7) offer recommendations about the archaeological sensitivity of this property.

In order to address the various archaeological concerns for this site, this report is divided into nine chapters:

- 1) introduction
- 2) the archaeological research methods
- 3) environmental setting

- 4) project area prehistory (Native American history)
- 5) history of the core of Richmondtown Restoration
- 6) land modifications
- 7) site inventory
- 8) management considerations and archaeological recommendations
- 9) future historical and archaeological research questions

The goal of this report is to delineate areas of high archaeological potential (if any are still extant) based on the study of prehistoric (i.e., American Indian prior to 1524 A.D.) and historic land use and the amount of modern disturbance¹. Discovering the degree to which any previous construction may have destroyed earlier material determines the important archaeological issue of how "intact" the site is.

Composite maps have been drawn to demonstrate how each block within the core area has changed through time. Photographs of the original maps (insurance maps, City topographic maps, colonials maps, etc.) that have been used as reference documents are included in the report.

Having a comprehensive planning report for Richmondtown Restoration enables archaeological projects to become components of the larger design study rather than remain as separate and unrelated. The maps and text from this report will be used by other City agencies for project planning. Preliminary design plans will be reviewed with the archaeologists at the Landmarks Preservation Commission to determine if the capital construction work will impact any archaeologically

1

It is important to note that this is not an historic landscape study, nor does it include any architectural assessments. It does not provide a preservation plan for the site's landscape or for the site's buildings.

significant areas. Mitigation alternatives can be studied including the evaluation of the time and money constraints of either doing archaeological work prior to construction, or changing the site of the construction project so that destroying the archaeological resources is avoided. If archaeological excavation is needed, then such work can be undertaken by the City's archaeologists.

This project will serve as a model for developing a City Archaeology Program. This study has been accomplished by the Archaeology Program at the Landmarks Preservation Commission with the close cooperation of the Department of General Services, the Staten Island Historical Society, and the Department of Cultural Affairs.

CHAPTER TWO: RESEARCH METHODS

Written by: Sherene Baugher
Edward J. Lenik

CHAPTER TWO: RESEARCH METHODS

The primary goal of this research project was to gather historical and archaeological data necessary for an evaluation of cultural resources at Richmondtown Restoration and to provide recommendations regarding the archaeological sensitivity of the property. Four basic methods were employed in producing this archaeological predictive or planning model, namely documentary research, environmental analysis, informant interviews, and field reconnaissance.

Documentary Research

In order to identify known or potential archaeological resources, an intensive search of the literature was carried out at the following libraries and archives:

- 1) County Clerk's Office, Staten Island
- 2) New York City Department of Environmental Protection, Bureau of Sewers, Staten Island Office
- 3) New York City Department of Environmental Protection, Bureau of Water Register, Staten Island Office
- 4) Richmond County Topographic Office
- 5) Richmond County Court House, Staten Island
- 6) Staten Island Historical Society Archives, Staten Island
- 7) Staten Island Institute of Arts and Sciences, Staten Island

Numerous primary sources were examined including deeds, mortgages, wills, letters of administration, tax records, road records, and historic maps. A title search was undertaken for each block within the core area of the Restoration. The title search data are presented in a block-by-block inventory format (see Chapter 7).

The task of preparing block inventories was performed by various members of the archaeological team with one to two members assigned to each block. Team members undertook title searches and evaluated historic maps, secondary sources and other primary sources. All the block narratives were edited and revised by Baugher and Lenik, after review and comment by the project management committee consisting of representatives from the Departments of General Services and Cultural Affairs, and the Staten Island Historical Society staff.

One of the difficulties encountered in the research was in interpreting 18th and 19th century census and other government records and early 19th century manuscripts. In census records for Staten Island, the street address was not regularly used until 1910. Therefore, it was difficult to associate a name with a particular street location. However, through intensive comparison and analysis, census and other primary resources reveal certain family names associated with a particular address, and thus occupants can be attributed to a known structure or address. Stephen Barto, the Staten Island Historical Society archivist, who had previously completed census research on 18th and 19th century inhabitants in the village (related to the extant Richmondtown Restoration buildings), was assigned the task of evaluating census, government and other early records. Stephen Barto compiled most of the information on building occupancy, use, and alteration.

The block narratives in Chapter 7 summarize the data presented in a series of tables which abstract information relating to title ownership, building use, and census enumeration. Summary evaluations

of the changes in land use, particularly in regard to the built environment as indicated on the historic maps, are also included. The block narratives provide a straightforward presentation of available data; the archaeological evaluation of site sensitivity for each block is presented in Chapter 8.

Original maps of the Restoration core area were drawn for this report for the following periods: 1680-1699; 1710; 1730; 1776-1783; 1800; and 1830. Two composite maps were also created showing all the nineteenth and twentieth century structures (see Chapter 5). The determination of where these buildings were located was based on an analysis of data provided in deeds, mortgages, wills, and newspapers (see Chapter 7 for specific information regarding the primary source documentation for the buildings on each block). The exact locations of the few pre-nineteenth century extant buildings were plotted on these maps. The composite maps for 1800 and 1830 do contain exact locations for some structures. The composite seventeenth and eighteenth century maps provide approximate locations for most of the buildings. If a structure was known to have existed within a very general area, such as within two blocks, it is not located on our maps, but is mentioned within the block narratives in Chapter 7. Secondary sources regarding the development of the village and Richmondtown's role in local and regional history were consulted as well.

Environmental Analysis

The prediction of American Indian site locations involves the use of various kinds of information including environmental, archaeological, historic, and ethnohistoric data. At Richmondtown Restoration, the environmental and geomorphological conditions are important criteria

for developing a hypothesis regarding the likely presence or absence of American Indian cultural material within the project area. In making this determination, the following environmental factors were considered:

1) Topography: Variables within this category include landform, location of the project area within the landform, and elevation. This information was derived from the 1910, 1911 and 1912 Borough of Richmond Topographic Survey maps, the 1986 Wohl & O'Mara Topographic Survey of Richmondtown Restoration, and our own field reconnaissance in the area.

2) Geology and Soils: The factors considered here are type and areal extent of bedrock formations and soils. In particular, we considered such factors as the permeability of the soil for drainage, and the soil's relationship to plant life in the area.

3) Water: Under this category are variables concerning the nature and location of the potable water supply. The proximity to a fresh water source would have been an important determinant in site location for Native American peoples.

4) Floral and Faunal Resources: The availability and utilization of the natural resources within the area would have been of crucial importance to human groups. People's search for subsistence resources was continual; they naturally chose those areas in which food resources appeared in great abundance. Thus, considered in this category are terrestrial plant habitats in the area, types of existing vegetation, and faunal species present.

5) Raw Materials: The availability of the raw materials needed to fashion tools and other items is an important consideration in the

assessment of an area for the likelihood of Indian occupation.

6) Historic and Current Land Use: Known land alterations must be considered in order to assess the potential disturbance to any cultural remains that may have been deposited over thousands of years by Native American peoples. Land modifications could equally affect the cultural deposits of the more recent historic populations as well. This environmental assessment included an evaluation of previous archaeological work, buildings, roads and utilities construction, natural resource exploitation, alteration of water courses, landfilling, demolition, housemoving, and other landscape changes.

Informant Interviews

Several contacts were made with individuals knowledgeable in the history and prehistory of the area. Interviews were conducted with historians, environmentalists, and avocational archaeologists/collectors to elicit information about the location and the nature of American Indian and historic sites, and to determine the land use within the project area. Primary data was sought from all of the sources consulted including archaeological site reports, site maps, and photographs.

The following persons were interviewed during the course of our research:

Jacques N. Jacobson - President, Staten Island Archaeological Society; former history teacher at Susan Wagner High School. Mr. Jacobsen directed archaeological excavations at Richmondtown Restoration from 1971 to 1977.

- Albert Anderson - Avocational Archaeologist. Mr. Anderson was a member of the Field Exploration Committee of the Staten Island Historical Society and participated in several archaeological excavations at Richmondtown Restoration.
- Edward W. Johnson - Curatorial Assistant - Science, Staten Island Institute of Arts and Sciences.
- Carleton Biel - Former science curator at the American Museum of Natural History and the Staten Island Institute of Arts and Sciences.
- William McMillen - Supervisor of Restoration, Staten Island Historical Society, Richmondtown Restoration. Mr. McMillen participated in several archaeological excavations at Richmondtown Restoration.
- Harlow McMillen - Historian and history teacher. Former editor of the Staten Island Historian. Mr. McMillen also participated in several archaeological excavations at Richmondtown Restoration.
- Michael Cohn - Time Line Associates, New York, N.Y. Mr. Cohn was formerly curator at the Brooklyn Children's Museum and directed archaeological excavations at Richmondtown Restoration in the 1960s.

Field Reconnaissance

An extensive pedestrian survey was conducted within the project area

during late Winter and early Spring 1988. This involved a careful and systematic walkover and observation of the landscape. In this reconnaissance procedure, a careful search was made for evidence of cultural features, artifacts, and landscape disturbance. This aspect of the methodology had to address several problems or conditions that were present within the area. The field survey had to contend with forest, wetlands, and salt water marsh environments in the seventy-five acres outside the Village core area. As a result, the reconnaissance was hampered by areas of low visibility due to the floral ground cover. Furthermore, disturbances from construction, demolition, excavation and landfilling were encountered throughout the area. Nevertheless, the entire project area was examined closely several times during the course of this project.

Research Problems

This section will describe the limitations in undertaking primary research on Richmondtown Restoration. It includes a specific description of the limitations of deed research, survey data, and a general discussion of the historic maps. In addition, the final chapter of this report (Chapter 9) provides a framework and direction for future historical research on Richmondtown Restoration and contains specific questions and topics that should be considered by the consultant in the development of the comprehensive restoration and development plan and the historical survey of the village.

In undertaking primary source research for this report three problems became apparent that would affect our work: 1) the limitations of the survey data; 2) the limitations of the historic maps; 3) the amount of

missing data for the mid-to-late eighteenth century.

1) Limitations of the Survey Data

The seventeenth and eighteenth century property boundaries for the core of Richmondtown Restoration cannot be accurately drawn. The deeds for the core area contain environmental survey references that were floral or geological bench marks (such as "the large oak tree" or "the flat rock") that no longer exist. For example, the original three land patents for the core area of Richmondtown Restoration all start at the same geological bench mark -- "the flat rock". The flat rock no longer exists, and may have been in one of three locations: 1) underneath Arthur Kill Road; 2) near the southeastern corner of the Boehm House on Block 4444, Lot 14; or 3) to the rear (west) of the Boehm House. Each of these locations alters the subsequent dimensions of the three patents. For example, on Block 4443, each location determines to what extent the Hubbard land comprised the northern portion of that block, in one case it could be as little as one-third of one lot, or as much as one-third of the entire block. This problem, in turn, affects the location of former structures. Occasionally a structure is located at a corner of the property and its exact location is given in the deed description. The deeds do not contain a "missing link," that is, a survey reference that is extant and can be linked to reference points in earlier deeds.¹ Therefore, the discussion of pre-1800 property contains only approximate boundaries.

1. If deeds to property outside the boundary of Richmondtown Restoration were researched, perhaps one of these deeds might contain the "missing link". However, it was not within the scope of this project to research privately owned land.

In addition, the primary sources only provide approximate locations for most of the pre-nineteenth century major structures. Minor structures such as sheds and barns may be noted in the deeds, but the exact number of outbuildings and their locations are not given.

2. Limitations of the Historic Maps

The most accurate map of Richmondtown Restoration is the 1911 Topographic Survey. The late nineteenth and twentieth century atlases and insurance maps provide reliable data and the most accurate atlases are the Sanborn maps. The early and mid-nineteenth century maps, except for the Walling map (1859), provide data that needs to be compared with other sources; for example, all buildings are shown as similarly-sized dots or squares and exact dimensions and locations are not given. The eighteenth century maps should be used only in tandem with other reference material. Exact locations and dimensions of buildings are not given; most of the maps do not accurately represent the number and location of buildings known from other primary sources; and some of the maps do not contain a scale.

The 1986 Wohl and O'Mara map contains numerous inaccuracies: 1) the dimensions of all of the extant structures do not reflect the actual footprint of these buildings and these structures appear on the map two to six feet wider and two to six feet longer than the real dimensions; 2) the distance between the extant buildings on both the 50' and 30' maps do not reflect the actual distance between the buildings; 3) the dimensions of every block within the core do not match the legal boundaries given on the 1953 Damage Map (the map showing the property acquired by the City of New York); and 4) the elevations for Block 4443

show a three to six foot difference in the elevations taken by one of the authors of this report (other blocks may also have inaccurate elevation readings). The Wohl and O'Mara map should not be considered an accurate map for plotting the location of in-ground construction associated with or connected to the extant structures.

3. Missing Mid-to-Late Eighteenth Century Documents

There are numerous deeds and mortgages for the mid-to-late eighteenth century which do not exist. Therefore, there are gaps in the chain of title for the blocks within the core. Deeds and mortgages for adjacent properties sometimes list property owners of the lots with the missing records but no deeds or mortgages in the name of these owners exist in the records in the County Clerk's Office. Wills and Letters of Administration were checked to determine if the property was transferred within an estate. In some cases, this was the means of conveyance but in most cases this did not provide the missing data. For some of the lots within the core, there can only be speculation about the use of the property between 1730 and 1790.

Within these known limitations the design consultants should be able to use our data and undertake additional research in order to produce a comprehensive history of Richmondtown Restoration.

CHAPTER THREE: ENVIRONMENTAL SETTING

Written by: Edward J. Lenik

CHAPTER THREE: ENVIRONMENTAL SETTING

Introduction

Richmondtown Restoration is located at the head of Richmond Creek in the center of Staten Island, New York, N.Y. The area surrounding the village was once a rural district, but is now rapidly undergoing change and development. Housing developments, new commercial establishments, sewers, roads, and landfilling operations are now drastically altering the regional landscape.

Prior to the 18th century, the ecological setting of the project area provided many essential resources for both Native American and European-American populations. The uncut forest supplied wood for constructing shelter and for fuel, and also numerous floral and faunal food resources. The region's marshes, soils, and streams also provided rich food supplies, raw materials, and fresh water for the area's inhabitants. These resources were by-products of geological events which took place in the past, particularly during and immediately following the Pleistocene or glacial period.

The surface of Staten Island is made up of many varied and interesting landforms. Each land feature originated through the action of some past or present geological process which has led to a variety of indigenous flora and fauna. In turn, these factors have had a tremendous impact on human groups and their settlement and subsistence patterns in the project area. The following discussion is a synopsis of the major natural environmental characteristics of the study area.

Geological and Soil Conditions

Geologically speaking, the Richmondtown Restoration area is a part of the Coastal Plain physiographic province. The bedrock geology in the region consists of Serpentine and Stockton Sandstone of the Triassic Period 150 to 180 million years old (Gratacap 1909:171-186; Distrigias of New York Corp. 1973:2-13, Figure 16). The Village of Richmondtown lies at the foot of the serpentine hills which are located to the north of the village. Several exposures of weathered serpentinite are visible along the crest of Richmond Hill and are typically yellowish-green, olive-green, or apple green in color (Schubert 1968:250).

Continental glaciation affected the surficial geology of Staten Island as the glacier advanced and receded at least three times in the last million years. During the Pleistocene, or Ice Age as it is commonly called, the advancing and retreating ice sheets plus the action of lowered sea levels caused the cutting and erosion of sediments of the coastal plain. As the ice melted and finally retreated, the meltwater created the streams and rivers that are present in the project area today. These rivers and streams in turn helped to form the local deposits of sands, silts, and gravels. It is clear therefore, that the region's surface features and deposits are mainly of relatively recent post-glacial origin. That is, they began forming approximately 14,000 years ago (Kraft and John 1978:41). The glacial material in the form of outwash sediments is locally overlain by beach, dune, marsh, swamp, estuary deposits, and modern artificial landfill.

The prevailing soil types within the study area have not yet been classified. Soil characteristics including texture, depth, drainage,

and erodibility are usually delineated by the U.S. Department of Agriculture Soil Conservation Service, but this has not been done for the Richmondtown Restoration area. Such data is an unusually useful tool in the development of a predictive model of site selectivity and occupation by human groups. For example, an understanding of the soil's permeability for drainage would be a major consideration among prehistoric peoples in their selection of a site as a suitable zone of occupation. Also, an understanding of the soil's relationship to plant life is important in judging an area's potential in providing food and raw material resources to human groups.

In general silt, sand, gravel, clay, and organic material are found throughout the study area. Specific soil profiles delineated from soil borings, and the locations from which they were secured, are available and on file at the Richmondtown Restoration. Based on the soil boring data, it is highly unlikely that ancient wetland deposits lie deeply buried beneath post-pleistocene deposits. The most specific soils information from the project area comes from soil borings made near the museum building in 1980, at six other locations within the village in 1971, and at the site of the proposed grist mill construction off Old Mill Road. These soil borings reveal a profile that consists of topsoil and clay, and fine, medium, and coarse silty sand subsoils within the study area. In addition, the soil boring data indicates that the water table is between 17 and 22 feet below the ground surface within the Richmondtown Restoration. However, recent observations made by various staff members at Richmondtown Restoration indicate that the water table is usually about two feet below the ground surface (Wohl & O'Mara 1986:3). The depth varies from around one foot below the

surface near the Voorlezer House to approximately seventeen feet below the surface next to the Court House. This seems to suggest that the water table has changed in some areas.

Finally, additional soil information for the project area comes from the archaeological excavations conducted at the Prall Site located between Center Street and Richmond Road, a short distance to the east of Arthur Kill Road. These previous archaeological tests reveal the presence of topsoil, and sandy subsoils of various colors within the area (Baugher 1978:38-52).

Topography

The present topography of the Richmondtown Restoration can be characterized as low and flat. The elevations within the core of the village range from 4 to 40 feet above the mean sea level, while those along the crest of the Richmond Hills to the north range from 100 to 200 feet. The south side of Richmond Hill is steep. In this area, the slopes are ten percent or more and create dramatic relief (Sadowsky 1983:28). Richmond Creek is located near the northern boundary of the project area and flows from a northeast to southwesterly direction and ultimately into the main channel of Fresh Creek. The westerly portion of Richmond Creek is tidal, and the ebb and flow of the tides reaches nearly to Richmondtown Restoration. Richmond Creek and its tributaries carry surface water runoff from the higher elevations and provide a natural drainage system for the area. The stream's flow is sluggish and provides the necessary environment for several unique plant communities that are found along its banks (Sadowsky 1983:30).

According to historical accounts, at least two mills were located along Richmond Creek: Bedell's (later Ketchum's) Mill with a freshwater power source, and Wood's (later Ryer's, Crocheron's, Geib's or Simonson's) gristmill, a tidemill, formerly located to the west of the village. Dunn's Mill, also a gristmill, was located in Richmondtown itself. Dunn's Mill was built around 1800 and was powered by the running water of Richmond Creek, which was dammed to form a battery pond (H. McMillen 1962b:14-16).

Historical evidence also suggests that two other mills may have operated near Richmondtown Restoration in the late 17th and 18th centuries. J. Michgielzen's Mill, located on a stream in the Harvey Patent on the far western end of the Restoration area, operated between c. 1694 and 1714 (see Richmond County Deeds B:196, B:384, B:402; Research File, Mills). The Bedell family probably had an earlier freshwater mill which was located a short distance upstream from the Bedell-Ketchum Mill (Anonymous 1937; L. McMillen 1949).

The upper reaches of Richmond Creek and several nearby springs would have provided fresh drinking water for prehistoric and historic peoples. One such spring, which is still flowing, is located on the south side of Richmond Road near the old Revolutionary War fort. In addition, a fresh water spring formerly existed on the north side of Richmond Creek to the east of Richmond Hill Road. Finally, a "natural spring" was reportedly located on the north side of Richmond Road behind an "ice cream store" (No. 3729 Richmond Road) during the early 20th century (Dodswell 1972).

Flora and Fauna

The terrestrial plant habitats of the Fresh Kills, Richmond Creek, and Richmond Hills region formerly consisted of salt marshes, fresh water marshes, swamps, floodplain, and uplands and flats. Portions of these natural landforms and their associated vegetation and faunal resources no longer exist due to extensive development and landfilling in historic times.

Native American and European American adaptive strategies included utilization of trees, plants, animals, migratory birds and waterfowl, shellfish, and fish in order to assure survival. These resources would have been readily available in the surrounding area.

Staten Island was once covered with extensive stands of mixed hardwoods. However, because of the high natural fertility of the soil in the study area much of the land was cleared of its native vegetation for agricultural use as well as for domestic and industrial development. By the beginning of the 17th century, evidence suggests that extensive forest clearing had already taken place in the northeastern United States prior to the extensive European settlements. It was an almost universal northeastern Indian practice to annually burn sections of the forest and underbrush to enhance hunting activities. This practice plus horticultural clearing by the Indians provided an open park-like character in the forests (Salwen 1975:62-63). Such cleared areas on Staten Island would have provided rich agriculture lands to the early European settlers. In addition, the early settlers harvested salt hay from along the meadows of the tidal waterways in conjunction with their agricultural activities.

Documentary evidence indicates that some of the land in the project area was still being used for agricultural purposes as late as 1912. A topographic survey of the area (Anonymous 1912) shows a "cultivated" area and "orchards" at the edge of the salt meadow to the northeast of Crocheron's Mill site.

The existing environmental features at Richmondtown Restoration include three types of vegetative associations: 1) plants of the freshwater wetlands which are found along Richmond Creek in the area of the village and extending generally in an easterly direction; 2) plants of the saltwater marshes along Richmond Creek, to the west of the village; and 3) plants of the woodland communities. Some of the trees and plants present in the area are White Ash, Tree of Heaven, American Beech, Chestnut Oak, American Elm, Red Maple, Sugar Maple, Red Oak, White Oak, Black Oak, Sweetgum, Black Tupelo, and Grey Birch (Sadowsky 1983:73-74). Also present in the area are Phragmites or Reed Grass, Hackberry, Bayberry, Honeysuckle, and Witch Hazel (Anonymous 1962:13; Shapiro 1972:39). The zonal distribution of vegetation is clearly visible from the top of Richmond Hill, i.e., the presence of Phragmites or Reed Grass along Richmond Creek followed by Salt Grass near Fresh Kills.

Finally, we note that wild cranberries were present one time in a small bog area at the end of Kensico Street between Amboy Road and Richmondtown Restoration (Beil 1988, personal communication). However, this plant habitat no longer exists as the area has been developed. In summary, all vegetational habitats within the project area provided numerous species of plants which could be gathered and processed by

early occupants for food, medicine, or for other utilitarian purposes.

The Richmondtown Restoration area also contained mammals which formed the protein base for human groups. At one time, deer, wild turkey, heath hen, black bear, beaver, wolves, red fox and gray fox were plentiful but are now absent in this region. Leng and Davis (1933:44), quoting from the journal of Jasper Dankers and Peter Sluyter which was written in 1679-80, note that "twenty-five and thirty deer were sometimes seen in a herd" on Staten Island. Deer, fox, wolf, and beaver bones have been found on prehistoric sites on Staten Island.

The faunal species present in the area today include rabbits, opossum, raccoon, muskrat, gray squirrels, frogs, toads, salamanders, milk and black snakes and shellfish (Johnson 1988, personal communication). Fish, such as bass, perch, catfish, and eels are also present within the waters of Richmond Creek. Trout was present in the past but is now absent. Carp, which was introduced in the nineteenth century, can also be found in the creek.

Many types of migratory birds and waterfowl such as grouse, geese, woodcock and pheasant--all species known to have been exploited by prehistoric hunters--are also present in the project area. In fact, some 51 species of breeding birds have been observed within the surrounding region (Sadowsky 1983: 76-78).

Raw Materials

Small cobbles and pebbles of chert, jasper, chalcedony, quartz, and quartzite occur in the depositional material left behind by the recession of the Wisconsin glacier. These materials are present in the

local area and were utilized for manufacturing stone tools by the Indians. Also, extensive clay deposits located nearby were undoubtedly utilized by Indians as well for making pottery. Glacially deposited stone, bedrock outcrops, wood, saltmarsh hay, and clay were also utilized in building homes, barns, public buildings and other structures (Anonymous 1979: 3-5; L. McMillen 1941; Sadowsky 1983:9).

CHAPTER FOUR: NATIVE AMERICAN RESOURCES

Written by: Edward J. Lenik

CHAPTER FOUR: NATIVE AMERICAN RESOURCES

Introduction

The following discussion of Native American lifeways provides a basis on which to anticipate the kinds of cultural remains or sites that may be found in the Richmondtown Restoration study area. A brief description of the four periods of culture history prior to and immediately following European contact is presented first. This information summarizes the ways in which Native American peoples lived in the northeastern United States in general and in coastal New York in particular. These cultural sequences describe the particular technologies, lifestyles, and environmental contexts of the four time periods.

The American Indian history of Staten Island has been researched extensively, and the available data provides excellent background material with which to assess the project area. A search of the literature on this area, which includes Skinner 1909, Bolton 1920, Parker 1920, Smith 1950, Ritchie 1980, and the Staten Island Institute of Arts and Sciences Indian Sites Records, has identified several American Indian sites in close proximity to the study area. These documented sites, although directly outside our immediate project zone, give us a good picture of American Indian settlement and subsistence patterns. Furthermore, additional information was sought through personal contact with local informants and collectors who have extensive knowledge of the general area.

The absence of previous systematic field investigations has made it difficult to identify the study area's Native American resources.

Nevertheless, our survey and analysis evaluate the probable attractiveness of the study area for Native American peoples and the areas where they were likely to have lived and worked. We considered the archaeological potential of the area by correlating environmental and cultural history in the region.

Regional Prehistory: The Native American Cultural Periods (Figure 4:1):

The Paleo-Indian Period

Early man arrived in the New World about 12,000 years ago. These early Americans, whom we call Paleo Indians, migrated from Siberia across the Bering Strait Land Bridge to Alaska during the Late Pleistocene or Ice Age. They undoubtedly came down from Alaska during the Two Creeks Interstadial around 10,000 B.C. when an ice-free corridor opened up between two massive glaciers that covered Canada. The distinctive feature of the Paleo-Indian period is an adaptation to the alternating cold, wet and dry conditions at the end of the Pleistocene and the beginning of the Holocene. During this period, the Indians were hunters and gatherers, a nomadic people who roamed widely in search of food, and their settlement pattern consisted of small temporary camps. A variety of deciduous, boreal, and grassland environments would have provided a large number of productive habitats for game animals on Staten Island and watering areas would have been particularly good hunting sites. The diagnostic artifact of the Paleo Indian is the fluted projectile point. However, these people made other sophisticated tools as well, such as gravers, steep-edge scrapers, knives, drills, and other unifacial tools. They preferred high quality lithic materials and carefully resharpened and maintained their stone

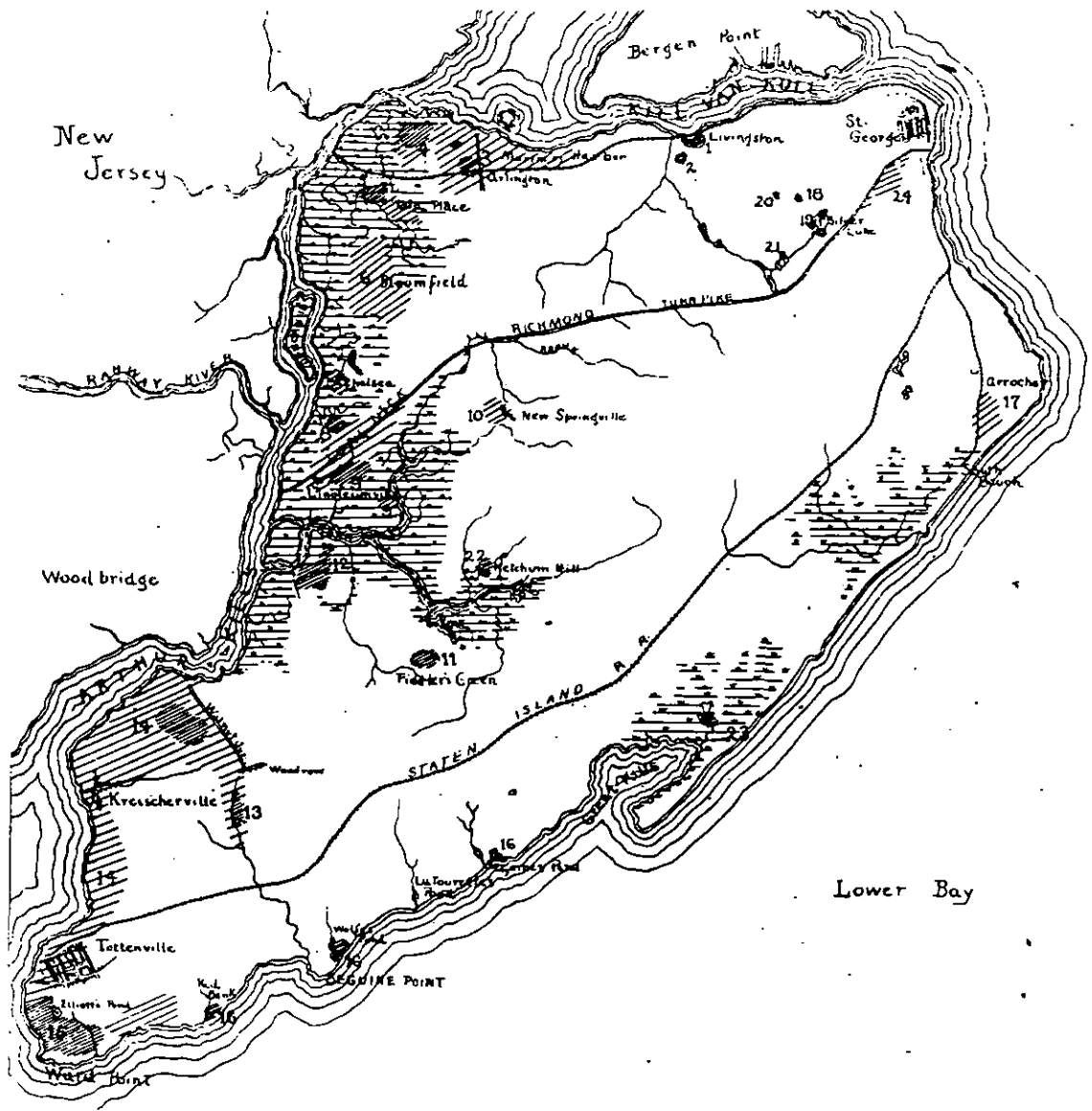


Figure 4:1 Native American Archaeological sites on Staten Island identified by Alanson Skinner, 1909.

tools.

There is significant evidence to indicate that Paleo Indian people lived on Staten Island. A single fluted point was found on the Cutting Site in Rossville and more than 144 Paleo Indian artifacts have been found in the Port Mobil area in Kreischerville (Kraft 1977:6).

The Archaic Period (c. 8,000 B.C. to 1,000 B.C.)

The Archaic Period produced a major shift in the settlement and subsistence patterns of early people. Hunting and gathering were still the basic way of life during this period, but the emphasis in subsistence shifted from the large Pleistocene herbivores, which were rapidly becoming extinct, to smaller game and plants of the deciduous forest. The environment differed from the earlier period and was dominated by mesic (temperate) habitats consisting of forests of oak and hemlock. The open grasslands began to disappear and the sea level rose and inundated the land along the continental shelf. A major effect of the sea level rise was raising the local watertable and creating a large number of swamps. The settlement pattern of the Archaic people indicates larger, more permanent habitation sites. These people were increasingly more efficient in the exploitation of their environment and plant food resources played a more important role in their diet. The hallmarks of this period are bifurcated (basal notched) projectile points during the Early Archaic, grinding implements, ground stone tools, and toward the end of this period, or Terminal Archaic, the use of stone bowls. A large number of Archaic Period sites have been found on Staten Island, such as Richmond Hill, Lakes Island, Bloomfield, Old Place, Goodrich, Page Avenue, Burial

Ridge, Wort Farm, and Smoking Point.

The Woodland Period (c. 1,000 B.C. to A.D. 1600)

Environmental changes continued to occur during this period including sea level rise and the replacement of some mesic forests by xeric (dry) forests of oak and hickory. In general, the hunting and gathering way of life persisted in this period, but several important changes took place. Horticulture began during this period and later became well established with the cultivation of maize (corn), beans, and squash. Clay pottery vessels replaced soapstone bowls, and tobacco pipes and smoking were adopted. Also, the bow and arrow replaced the spear and javelin during this period. The habitation sites of the Woodland Indians increased in size and permanence as these people continued to extract food more efficiently from their environment. A large number of Woodland Period archaeological sites have been found on Staten Island as well. Some of these sites are the Bowmans Brook Site at Mariners Harbor, Burial Ridge at Tottenville, Lakes Island at Fresh Kills, Bloomfield, Old Place, Harbor Hill at New Brighton, Silver Lake, Peltons Cove at West New Brighton, Richmond Valley, Sharrot Estates at Sandy Ground, Wort Farm and Smoking Point near Rossville.

The Contact Period (c. 1600 A.D. to c. 1750 A.D.)

The settlement of New Amsterdam (New York) by the Dutch in the early 1600s initiated the Contact Period between the Indians of Staten Island and the Europeans. Following this settlement, a regular pattern of Indian-European trade developed, and the Indians began to acquire European-made tools and ornaments. As this trade increased and continued, items of European origin should presumably occur with

greater frequency at Indian sites. However, the evidence of European Indian trade on Staten Island is sparse at the present time. Several items of European manufacture have been found in good archaeological contexts at the Burial Ridge site at Totenville (Jacobson 1980:23, 24, 31, 64).

Native American Archaeological Sites In The Project Area (Figure 4:2)

In prehistoric times, Staten Island was intensely occupied and used by Native American peoples. In the early 20th century, archaeologist Alanson B. Skinner of the American Museum of Natural History surveyed and located 24 prehistoric sites on Staten Island. Skinner (1909) shows two sites in close proximity to the Richmondtown Restoration, namely Number 11, called "Green Ridge, near Richmond Plank Road," presently called Richmond Avenue, and Number 22, called "Richmond." Skinner (1909:10) describes the Green Ridge site as a camp site located between "Journey Avenue and Annadale Road" which contains "early relics." The Richmond Site, however, is described in considerably more detail. Skinner (1909:16) notes that the Richmond Site was a "large camp" that was located near Ketchum's Mill Pond on Simonson's Brook. Grooved axes and other relics were reportedly found on this site.

Based on the survey and site location work of Skinner, Bolton (1922) postulates the existence of a series of Indian paths or trails that linked the various prehistoric sites on Staten Island. According to Bolton (1922:190, 193), one of these trails began at Lakes Island in Fresh Kills, passed through the Green Ridge Site, and entered what is now Richmondtown Restoration. From Richmondtown Restoration, an extension or branch of the trail ran westerly to the Richmond Site near

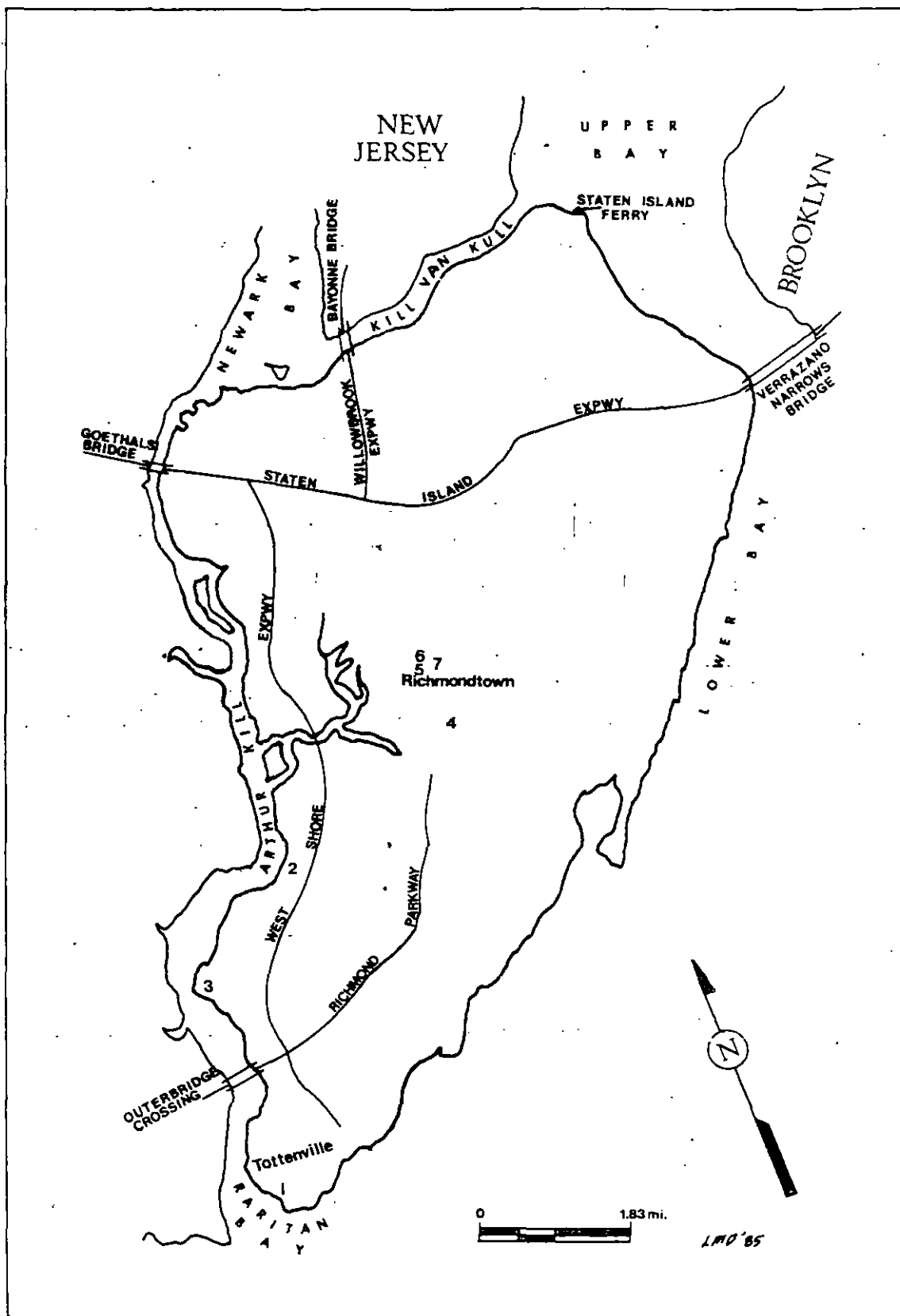


Figure 4:2 A map of Staten Island showing the location of the Native American Sites. The sites are: 1) Burial Ridge; 2) Cutting Site; 3) Port Mobil; 4) Green Ridge; 5) Richmond; 6) Richmond Hill; 7) Ketchum's Mill.

Ketchum's Mill Pond on Simonson's Brook. From Richmondtown, the Indian path ran along the base of the hills over what is now Richmond Road and connected with other trails near New Dorp (FIGURE 4:3). It must be noted, however, that Bolton's trail networks are purely hypothetical or as he himself noted, "conjectured" (Bolton 1922:193).

In the late 1960s two prehistoric sites were discovered and excavated by Albert J. Anderson and his associates adjacent to the southern foot of Richmond Hill (Ritchie and Funk 1971:53). These sites are located approximately three-fourths of a mile west of Richmondtown Restoration and may very well be the same or part of the Richmond site previously reported by Alanson Skinner. The artifacts and data recovered from one of these sites, referred to as the Richmond Hill site, were examined by William A. Ritchie and Robert E. Funk of the New York State Museum and Science Service. Ritchie and Funk (1971:53-55) reported that Palmer corner notched projectile points, a Hardaway side notched point, a Kirk stemmed point, and a LeCroy bifurcated base point, were recovered from the Richmond Hill site. These projectile points date to the Early Archaic Period. They were found adjacent to a hearth that contained charcoal fragments from which a radiocarbon date of 7410 B.C. plus or minus 120 years was obtained (Ritchie and Funk 1971:53). In addition, several other stone tools were recovered from the site, namely retouched flake side scrapers, end scrapers, trianguloid bifacial knives, ovate sandstone choppers, pebble hammerstones and a possible celt blank.

Albert J. Anderson (1976:66) also reported finding "spearheads, arrowheads, scrapers, and chippage" near the former site of Ketchum's



Figure 4:3 Indian Trails of Staten Island. Bolton's 1922 trail map superimposed on a modern map of Staten Island (Grumet 1981).

Mill. In addition, Anderson reported exploring a knoll to the north of Ketchum's Mill ruin on which he found evidence of prehistoric occupation including a bifurcated projectile point, and a hearth containing charcoal which was radiocarbon dated to 3555 B.C. plus or minus 105 years.

A collection of Native American artifacts from "Richmondtown" is presently housed at the Staten Island Institute of Arts and Sciences. This collection consists of three stemmed projectile points, a grooved axe, scrapers, a bi-pitted stone, a fragment of incised pottery, and several chert and quartz flakes. In broad terms, some of these specimens date to the Archaic and Woodland cultural periods. Unfortunately, the exact provenience of these specimens is not known and thus the analytical value of this study collection is minimal at best.

Finally, a broken stone axe was reportedly found by Donald Sainz behind the "parsons" house of St. Andrews Church (Anderson 1988, personal communication). A fresh water spring was located near the find, and the recovery of this axe suggests a Native American presence in this area.

In summary, documentary research has revealed that several prehistoric sites were once located in close proximity to the Richmondtown Restoration. However, no prehistoric sites have been reported within the core area of the village itself.

Field Survey

An intensive pedestrian survey or field reconnaissance was conducted in

the entire project area in an attempt to locate additional prehistoric sites and to evaluate the archaeological potential of the area. This aspect of our archaeological research had to address several problems or conditions that were present within the project area. The first and most obvious was the extensive development and landscape modification that have taken place within the restoration itself and in several surrounding areas. Secondly, the field survey area included a thick forested environment along the crest and slope of Richmond Hill, as well as a dense growth of reed grass or Phragmites australis on both sides of Richmond Creek. As a result, it was impossible to conduct a complete walk-over survey of the region. Furthermore, the reconnaissance was hampered by low surface visibility due to the ground cover of grass, leaves, shrubs, and other flora. Thus, it was difficult if not impossible to detect the presence of cultural remains over most of the area. Nevertheless, the entire project area was examined closely several times, particularly those areas which were exposed through erosion, travel, or other natural or cultural agents.

The search for evidence of prehistoric occupation within Richmondtown Restoration also included consultation with local residents and informants. We spoke to local people at every opportunity, particularly those individuals who had participated in archaeological excavations within the village in the past. The result of these discussions was completely negative.

Field reconnaissance has revealed meager evidence of prehistoric occupation within the project area. One black chert flake was found on the southwest side of the hill which is located immediately north of

the village mill pond. In addition, two green chert cores and one black chert core which show evidence of use were observed on the surface along the crest of the hill overlooking the Church of St. Andrew. European-American ceramic fragments dating to the 18th and 19th centuries were present on the surface in this area as well. Finally, one black chert flake was found on the dirt road located near the Richmond Hill Site at the Burial Hill.

In summary, documentary research indicates that several prehistoric sites are located within the seventy-five acre undeveloped section of Richmondtown Restoration. In addition, field survey results and environmental analysis suggests that several other areas have potential for containing evidence of prehistoric occupation.

CHAPTER FIVE: A HISTORY OF THE CORE AREA OF RICHMONDTOWN RESTORATION

Written by: Sherene Baugher
Robert W. Venables

CHAPTER FIVE: A HISTORY OF THE CORE AREA OF
RICHMONDTOWN RESTORATION

Two themes dominate the history of the property in Richmondtown. The first is the adverse effect war had on property development for more than three centuries, beginning with Indian wars and ending with the Second World War. The second theme is the continual allocation of property to institutions whose purpose was to confront two of society's most prominent opposing forces: the force of morality on the one hand, represented by the churches, and, on the other, crime and civil dispute, represented by the jails. Resolving the differences between these two poles of human behavior were actions in the court houses and the civic buildings of what, for nearly two centuries, was Staten Island's capital -- Richmondtown.

This chapter will provide a brief history of Richmondtown Restoration's property development from 1680 to 1988 and will serve as a sequel to Chapter Four, American Indian History. The focus is on the twenty-five-acre core of Richmondtown Restoration, with only an occasional comment on the property development of the outer 75 acres. Specific documentation on title changes, building use, and census data is provided in the block histories and charts (Chapter Seven). The statistics presented in this chapter are based on an analysis of the primary source data presented in Chapter 7B. This material provides the background to discuss the kinds of historic sites with archaeological significant material which may be found within the limits of Richmondtown Restoration (Chapter Eight).

No comprehensive history of the village of Richmondtown has been

written. This brief survey has been based on legal records, maps and other pertinent materials. Research in social and political history are beyond the scope of this initial report, and will be carried out in the comprehensive restoration and development plan and design under the future contract for Richmondtown Restoration. Under this contract, consultants will research the social, political, and other historical issues not considered here. These consultants will address how the property in the core of Richmondtown Restoration relates to the larger historic village of Richmondtown and its historic context. The majority of the land in the historic village is contained within the boundary of the core area of Richmondtown Restoration. When the word "village" is used within this chapter it refers to that portion of the historic village within the core area.

For the first half of the seventeenth century, all of Staten Island remained as it had been for centuries: Indian land, where Indians coupled their traditional combination of agriculture, hunting, and fishing with the new opportunities found in trade with the Dutch. In 1630, Michael Pauw negotiated the sale of Staten Island from several American Indians. Although Pauw was active in the Indian trade, his attempts to colonize Staten Island with Europeans failed and in 1635 he sold his rights to the Dutch West India Company. The Company in turn sold these rights to David Pietersz De Vries who, in 1639, established an extensive settlement on Staten Island, cooperating harmoniously with the local Indians. (Grumet 1979: 200; Trelease 1960: 45; and Jameson 1909: 202).

As farm land became economically more important than local trade with

the Indians, some of the Dutch colonists began to push the Native inhabitants out. Tensions increased. In 1640, some Dutch soldiers killed a number of Raritan Indians on Staten Island. Then, in 1641, some Dutch sailing south went ashore on Staten Island and stole some swine. Some of the Dutch in New Amsterdam blamed Indians for the theft. Wrongly accused and subsequently mistreated, Raritan Indians killed De Vries' men. DeVries nevertheless persisted in his colonization until 1643, including transferring some Staten Island land to Governor Wilhelm Kieft in 1641. This land was on a point on Staten Island in the Narrows, where the governor intended to have goats' leather made, have brandy distilled, and have a pole and signal flag located to alert New Amsterdam of any ship's approach. However, in 1643, Kieft went against the advice of De Vries and others who were sympathetic to the Indians. Kieft began an unprovoked war against most of the Indians of the Lower Hudson Valley and western Long Island. In the mutual devastation which followed, the Indians counterattacked and destroyed De Vries' settlement. Although the Dutch won that war by 1645, another war ten years later forced the Dutch to abandon most if not all of Staten Island. After the ultimate Dutch victory, the Dutch in 1657 again purchased Staten Island with the view to end all Indian claims to the island once and for all. As a consequence of this purchase, some French and Dutch settlers established a community near South Beach in 1661. However, final title was not fully obtained from the Indians until a treaty in 1670, and some Indians remained on Staten Island until the beginning of the 1800s (Jameson 1909: 211-216 and 227-229; Grumet 1979: 34-55, 126-128, and 202; Steinmeyer 1950: 10).

The reason that so many land acquisitions were necessary was because

various Algonquin bands and nations lived or hunted there, and all had a legitimate claim to the island. The Dutch used this to their advantage by playing one group off against the other. For example, after the Raritans killed DeVries' men in 1641, another group known as the Tankitekes took it upon themselves to prove to the Dutch that they were still at peace by killing the leader of the Raritans who had murdered DeVries' men (Jameson 1909: 211 and Grumet 1979: 126-128).

In 1664, even as the Dutch were still struggling to resolve their conflicts with Indians throughout the lower and middle Hudson Valley, four English frigates sailed into the Upper Bay and forced the Dutch to surrender their colony. The Dutch reoccupied New York from 1673 to 1674. For the rest of the 1670s the Duke of York, whose domain the entire colony was, undertook extensive reforms of the colonial system to provide both political stability and economic growth, with the hope that his hold would become incontestable -- an effort both to settle the affairs of the colony and to increase the colony's settlements. One might assume that the Duke was concerned about the possibility that the Dutch might once again try to retake the colony, and this was certainly part of his colonial strategy. But as Robert C. Ritchie noted, "Staten Island experienced an influx in the 1670s when the island was developed to keep it from falling under the control of New Jersey. Englishmen acquired most of the land grants." (Ritchie 1977: 139). Staten Island was so sparsely settled that in 1679 two travellers, Jaspas Dankers and Peter Sluyter, remarked that "there are now about a hundred families on the island, of which the English constitute the least portion, and the Dutch and French divide between them about equally the greater portion. They have neither church nor

minister, and live rather far from each other, and inconveniently to meet together" (Dankers and Sluyter 1867: 142). While the large land patent holders were primarily English, most of the new settlers were in fact Huguenots (Ritchie 1977: 140).

Some of the land which later became Richmondtown was included in two 1680 patents by Governor Edmund Andros, one to Robert Rider and the other to James Hubbard. But simply granting land was not enough to encourage the colony's prosperity. To increase the efficiency and responsiveness of the colonial government, Andros' successor, Governor Thomas Dongan, formed a new assembly in 1683 which reflected a new political status for Staten Island. In 1665, immediately after the English takeover of New York, Staten Island had been made part of the county of "Yorkshire." Yorkshire consisted of three "ridings" or sections: Staten Island, Long Island, and the Westchester-Bronx peninsula. The rest of the colony -- New York City, Albany, and the other towns were all considered primarily Dutch in character, custom, and law, and were regarded as separate political entities (Ritchie 1977: 33-35 and Kammen 1975: 82). But in preparing for the assembly of 1683, Governor Dongan called upon the freeholders of Staten Island to elect one representative, as were the freeholders from Schenectady. To demonstrate how changeable colonial borders were compared to our present-day perceptions of them, in the Duke of York's colonial assembly there were also representatives elected from: Pemaquid (in Maine), Martha's Vineyard, and Nantucket. Six representatives came from Long Island, four from New York City, two from Albany, and two from the towns of the Esopus (mid-Hudson) region. The combined effort

of the newly constituted assembly of eighteen representatives resulted in the important "Charter of Libertyes and Priviledges." (Ritchie 1977: 169-170).

In addition to setting out individual rights, this 1683 Charter established new counties, and Staten Island became the County of Richmond (Ritchie 1977: 172).

At the time of this new charter, most of Staten Island was still either privately-held undeveloped land or land that had not been granted to anyone. Yet within three years, the county erupted in vocal protest. In 1685, the Duke of York, the proprietor of the colony, became James II, King of England. As part of a retrenchment of centralized control, Governor Dongan virtually destroyed the 1683 charter. Then, in 1686, Dongan recalled all the patents throughout the colony which had been issued by his predecessor, Governor Andros (Kammen 1975: 105). It had been Andros who, in 1680, had granted 320 acres of land, plus 37 acres of salt meadow, to Robert Rider (Book of Patents #5: 28). Andros had also granted 160 acres to James Hubbard (Book of Patents #5: 18). Reissued patents would bring higher quitrents. Dongan then stated that future taxes would be set by the governor and his council. There would be no new assembly. Two areas in the colony immediately protested this proposed "taxation without representation:" Jamaica, Queens, and Staten Island. These protests were the harbingers of the colony-wide rebellion in 1689.

Rebellions and wars may or may not bring profits through the sales of war supplies, black markets, and the like. But they wreak havoc on property. It is no coincidence that after 1680, the next major land

grant to affect the area which became Richmondtown did not occur until 1694, after the rebellion, which lasted from 1689 to 1691. The rebellion is known by many names, and it involved virtually the entire English-colonized Atlantic seaboard. In New York, it was led by Jacob Leisler, and hence is often called "Leisler's Rebellion." However, wherever it occurred, one of the focal points was the fact that in 1688 the English had peacefully overthrown James II and replaced him with William and Mary (ironically, William of Orange was from Holland). This was known as "the Glorious Revolution" of 1688. The transatlantic ripples of 1689 are thus broadly known as "the Glorious Revolution in America." As a resurgence of local rights over centralized power, the revolution was short-lived. Leisler was hanged in New York in 1691. The ultimate outcome was to put the conservative establishment more firmly in power, despite the new window dressing of William and Mary's authority. Only when the Parliament in England became more liberal in the late 1690s did that liberalism spill back into New York (Lovejoy 1972: 360-363 and passim).

In the meantime, the colony was reestablished as it was before the rebellion. Old land patents were reaffirmed, and new patents on lands that had not been claimed were issued. One of these new patents affected the land which would become Richmondtown. In 1694, 120 acres were granted to Arent Prall, wheelwright (Book of Patents #7: 5; cf. Figure 5:1, which outlines the location of the original land grants for Richmondtown).

By 1700, in addition to a small number of American Indian families, four ethnic groups were now clearly established on Staten Island: Dutch, English, French and African. Some of those who settled in

Richmondtown were of French Huguenot background, who relocated to New York after 1689 when France revoked the 1598 Edict of Nantes which had protected the French Huguenot Protestants. Harried from their home, they crossed the Atlantic to New York, which was second only to Rhode Island in its pluralism. Under both Dutch and later English rule, the colony accepted people of all nationalities and religions. This openness can be seen in the 1706 Census in Richmondtown, which lists the following early owners of property in the core area: James Hans Dye (Dutch), a farmer; Louis DuBois (French) and James Fitchett (English), both blacksmiths; Samuel Grasset (French), a tanner; Arent Prall, Jr. (Dutch), a wheelwright; Rene Rezeau (French), a mason; and William Tillier (English), a farmer and county clerk (1702-1708).

The large Rider and Hubbard patents of 1680 had been subdivided by 1700 through sales and transfers by the original owners and their heirs. Yet this property transfer still took place within an agricultural and rural economic framework, for drastic changes in property use would not occur until the industrial nineteenth century.

Although there were undoubtedly other buildings, only two structures in this area (both on block 4444) are documented as existing by 1699: the Voorlezer's house, c. 1696, and a blacksmith's shop, c. 1696 (see Figure 5:1). The Voorlezer House is one of the current museum buildings within Richmondtown Restoration. It has been restored as a school and the house of the voorlezer -- the lay reader and teacher of the Dutch Congregation. The Voorlezer's House was probably the first Staten Island building erected for religious purposes (Harlow McMillen 1961d: 22). In 1701, the Dutch Congregation moved to the North Shore

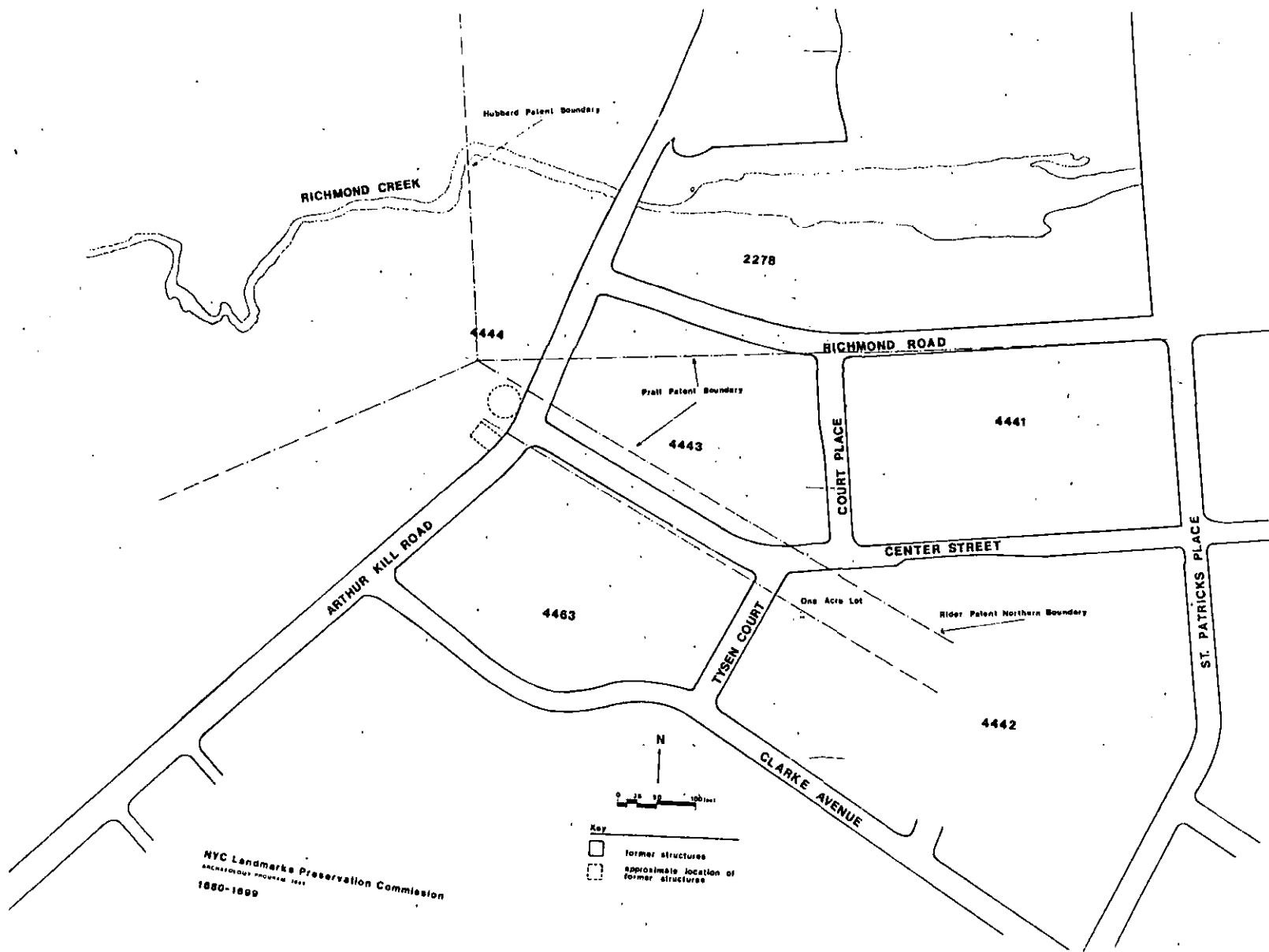


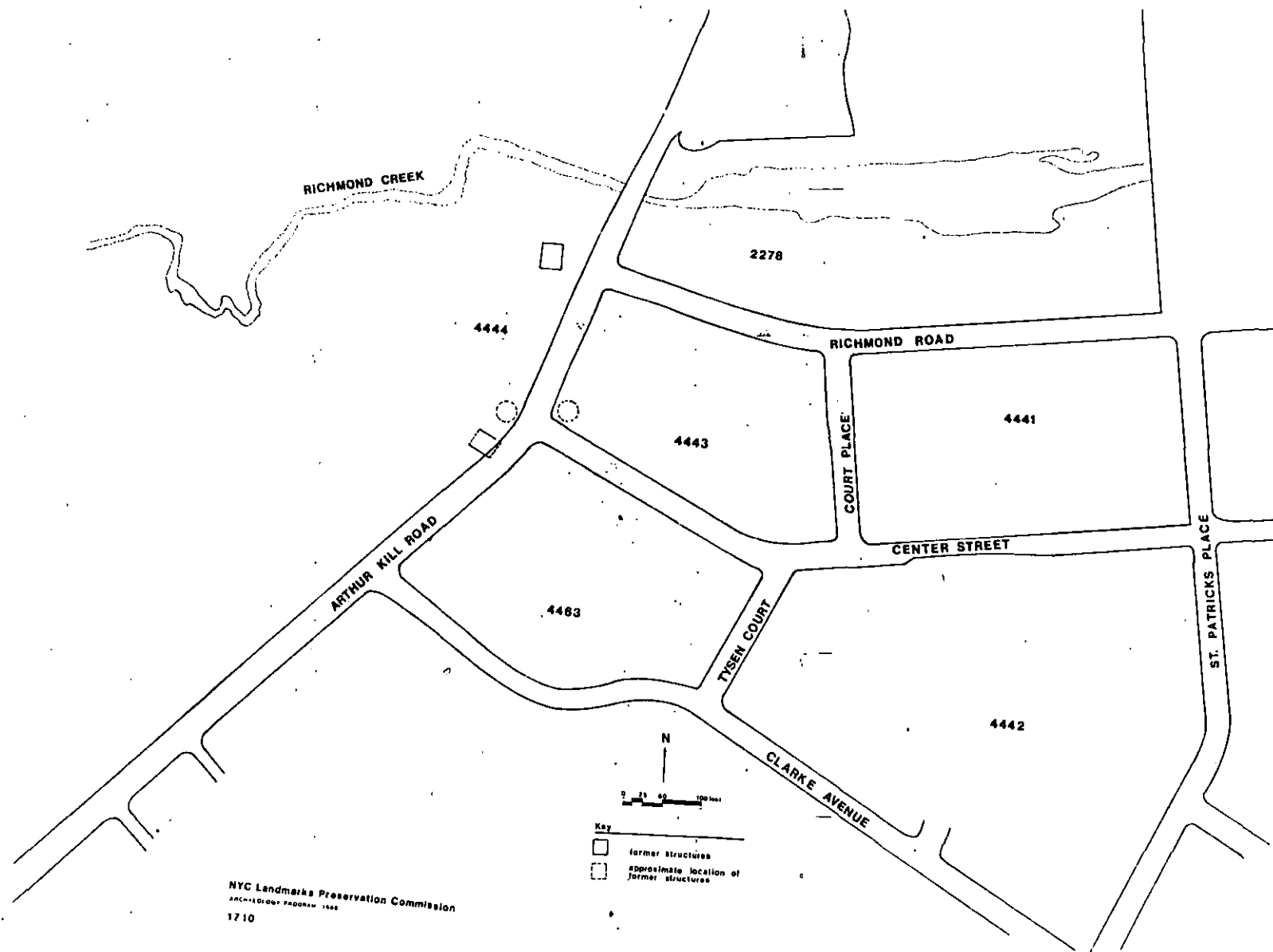
Figure 5:1 Composite map of structures in the core of Richmondtown Restoration, 1680 to 1699. Map drafted by Victor Buchli.

of Staten Island and the Voorlezer House and property were sold (Harlow McMillen 1961d: 22).

Between 1700 and 1710, the core area of Richmondtown Restoration developed from a crossroads into a small hamlet. Four buildings existed by 1710: 1) the former Voorlezer House, owned by Rene Rezeau; 2) a blacksmith shop, owned by Louis DuBois; 3) a tanner's shop (and perhaps a residence), owned by Samuel Grasset; and 4) the county jail. The first three buildings were on Block 4444, and the jail was built on Block 4443 (see Figure 5:2). There were probably various outbuildings associated with these main structures.¹ In addition, the house of Arent Prall may have been built during this time (on Block 4443).

The need for the jail indicates how intensively some colonists were determined to expand their opportunities in the new century following the "Glorious Revolution in America." In 1704, an Act of Assembly provided for the building of a County Jail (Safford 1940: 26). In 1706, the site for the jail was picked out at "the head of the Fresh Kill upon the land of Mr. Rezoë and Lues DeBoys" (Stillwell 1903, vol. 1: 42). The jail was located in the southwestern corner of Block 4443. By 1723, the jail had been completed and its location was described in Robert Edsall's land survey #88 as being 86 links due east of the head of the reedy cove. Its location south of Richmond Road also was noted in the Town Records of 1728/29 when Richmond Road was being laid out.

1. This chapter provides information on the construction, use, and demolition of primary buildings. It does not discuss the construction of additions to extant buildings, nor does it discuss the construction and use of outbuildings.



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 1710

Figure 5:2 Structures in the core of Richmondtown Restoration, 1710. Map drafted by Louise DeCesare. 6

Jails in the early eighteenth century were places of isolation and punishment, not of rehabilitation. Such moral endeavors were left to the churches. As early as 1705, the English settlers held Anglican services on Sunday afternoon in the French Huguenot church (H. McMillen 1962b:26). In 1712, the Church of St. Andrew was opened, situated on a small rise north of Block 4444 on property outside of Richmondtown Restoration.

Richmondtown was located in the center of Staten Island and at its crossroads. Arthur Kill Road was officially laid out in 1709 (Early Town Records, p. 110). The road from Richmondtown to Stony Brook was laid out in 1705 (Early Town Records, p. 113), but was closed in 1728 when Richmond Road was established. The Stony Brook Road may have been within the bed of present-day Center Street.

What buildings are missing from this description of the period of early economic growth can only be objects of speculation. How many -- if any -- barns were of Dutch design, for example? But one element missing from this scene was probably there, and one needs only to speculate about where it was. The Edsal Survey of 1723 notes the existence of a tavern. Harlow McMillen (1963a) suggests that the Richmondtown Restoration building known as the Treasure House may have been this structure.

In 1728, Richmondtown became the county seat. That year, the First County Court House was built at the intersection of Richmond Road and Arthur Kill Road, on Block 2278 (H. McMillen 1961a: 4). In the same year, Richmond Road was laid out (Early Town Records, p. 74). By 1730,

these various changes had transformed the core of Richmondtown Restoration into the small village represented in Figure 5:3.

Although the 1706 jail was still functioning, by 1728 Richmond County officials believed that the jail had outlived its usefulness since the jail "is now in such a condition it is highly necessary to build a new one" (Safford 1940: 26). The county sheriffs in the 1720s complained that a prisoner could not be kept safe and secure in the present jail and finally in 1728 Richmond County levied a sum of 200 pounds for the purpose of building a new jail house (Safford 1940: 26). The new jail may not have been completed until 1740 since complaints about the insufficiency of the old jail were recorded at the Court of Sessions from 1722 to 1740; an act passed in 1741 clarified that the new jail had been completed (H. McMillen 1961: 4). When the new jail was erected on the north side of Richmond Road on Block 2294, the older structure ceased to function as a county building.

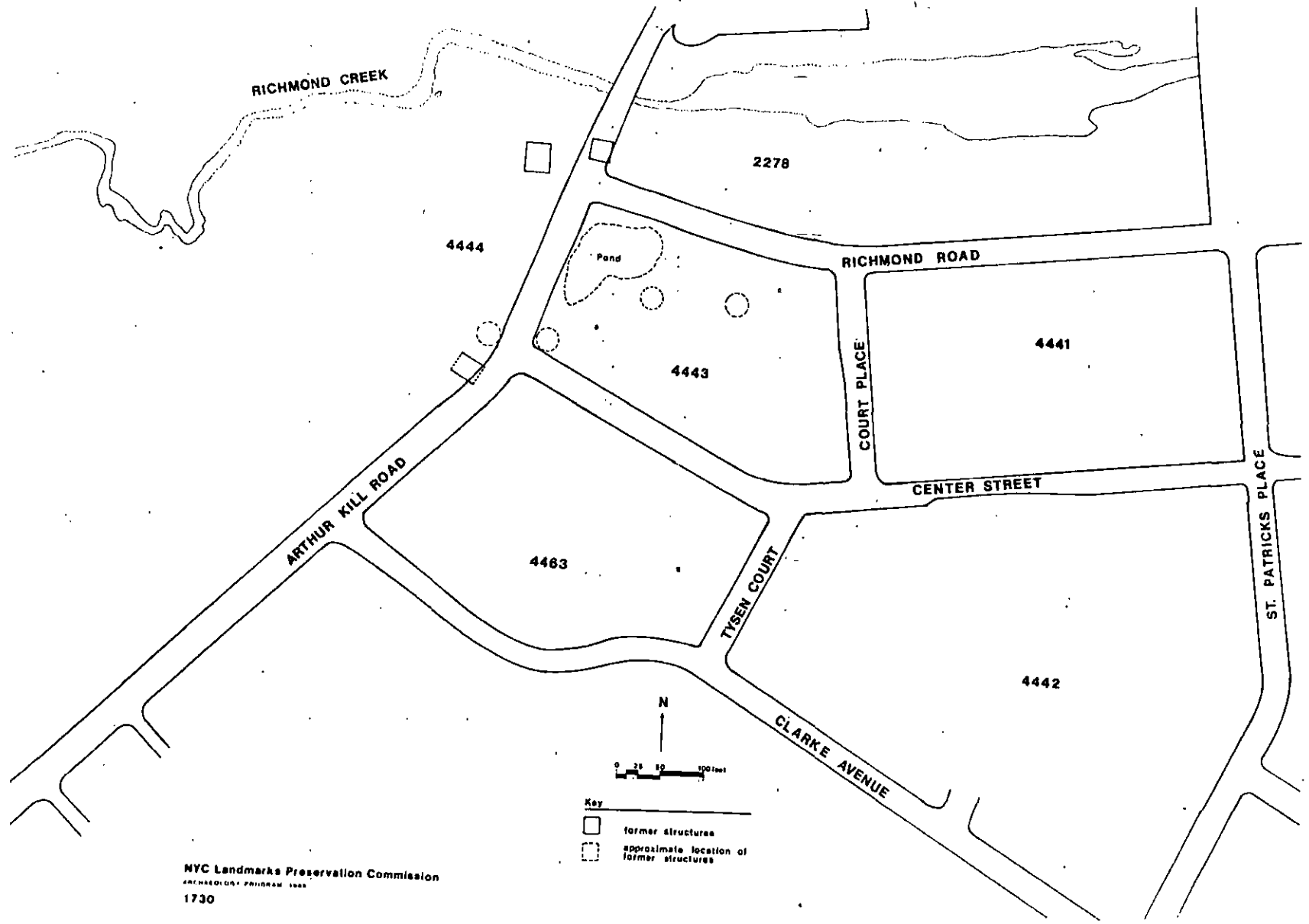
In 1730, there were six structures: 1) two government buildings (the Court House and the county jail); 2) a blacksmith shop; 3) a tavern (possibly on the site of Grasset's c. 1700 residence) and 4) probably two houses (the residence of Charles Garritson, possibly in the former Prall House; and the residence of Jacob Rezeau, possibly in the former Voorlezer House). Outbuildings would have been associated with these main structures. Nevertheless, in 1730, even with the presence of the county buildings, most of the core of Richmondtown Restoration continued to remain as either farmland or was undeveloped (see Figure 5:3).

By 1770, the village had expanded along with the colonial economy (see

Figure 5:4). It contained three government buildings: a courthouse (1728), the new jail (by 1741), and a jailer's house (by 1759) along Richmond Road on Block 2278. The blacksmith shop may have continued to operate on Block 4444. Richard Cole operated the first clearly documented tavern, and owned a house and a barn on the one-acre lot which is in the bed of Center Street (New York Gazette, February 7, 1765). There were five or six houses within the village. The Rezeau family lived in a house on Block 4444; and the Wood family probably occupied a house on the site of the 1700 Grasset residence on the same block. Right Skinner owned a house and barn on the northwest corner of Block 4443, near the intersection of Richmond Road and Arthur Kill Road. Matthias Swame owned one or two houses on this block also, including a house on Lot 8 and possibly the former Prall House on Lot 15.

In 1769, Jacob Rezeau, a successful farmer and Elder of the Presbyterian Church, donated to the Dutch Reformed and Presbyterian Church a small plot of land (65' x 55') on the northwest corner of the block bounded by Center Street and Arthur Kill Road (Block 4463). The Presbyterian and Dutch Reformed Churches had agreed to unite their congregations and to worship together in the new church on the land donated by Rezeau (Vosburgh 1923:33). This church, erected in 1769, is the first structure known within Block 4463. However, the building may have been moved from Stony Brook. The deed for this transaction (Liber of Deeds E:64) called for the removal of the Presbyterian Church erected in Stony Brook c. 1729 and for the re-erection of the building in Richmondtown (L. McMillen 1985).

Matthias Swame and Jacob Rezeau owned most of the property in the



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 1730

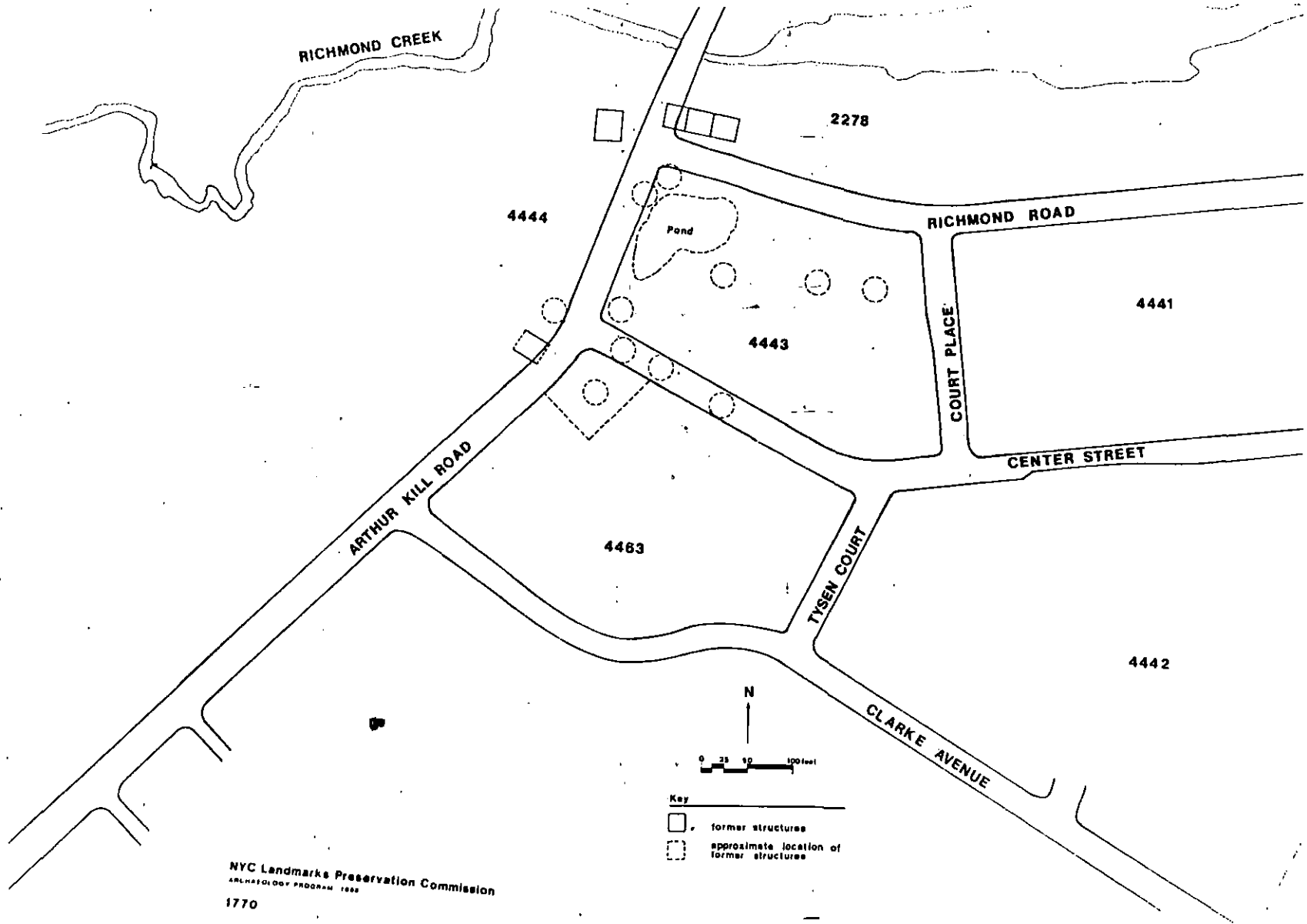
Figure 5:3 Structures and features in the core of Richmondtown Restoration, 1730. Map drafted by Louise DeCesare.

center of the village. During the period between 1740 and 1770 Matthias Swame purchased numerous plots of land in Richmondtown. By 1770, Swame, a farmer and a wheelwright, owned Block 2278, Block 4441, most of Block 4443, and the northern section of Block 4442. Jacob Rezeau owned part of Block 4444, all of Block 4463, and the southern section of Block 4442. Most of the Swame and Rezeau land was either farmland or undeveloped land.

Expansion beyond the core began with the erection of two grist mills, the Bedell Mill (c. 1750) and the John and Joseph Wood tidemill (c. 1760), which were located on the streams just west of the village on Richmondtown Restoration's outer seventy-five acres. These mills may have been built to provide flour for a rapidly expanding New York City as well as for local settlers.

The Revolutionary War caused a halt in the sale of Richmondtown property, but the occupying British army provided farmers with a large and profitable market for their goods. On July 2, 1776, the British Army landed on Staten Island and established their headquarters on the North Shore. Troops were quartered and camped strategically throughout the Island, especially in and near the county seat. By the summer of 1777, three earthen redoubts were erected on the hill above Richmondtown, overlooking the salt meadows and Fresh Kills (outside the property boundary of Richmondtown Restoration).

During the years of the Revolutionary War, 1776-1783, the center of Richmondtown not only failed to grow and develop, two of the buildings, the Court House and the Dutch Reformed and Presbyterian Church, were burned. Otherwise, the village remained similar to its



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 1770

Figure 5:4 Structures in the core of Richmondtown Restoration, 1770. Map drafted by Louise DeCesare.

pre-Revolutionary War appearance (see Figures 5:4 and 5:5).

After the war, growth was slow in Richmondtown. From 1784 to 1794, court sessions were held in houses and taverns; it was not until 1792 that the State Legislature passed an act "for Building a Court House in Richmond County" (H. McMillen 1961b: 13). The new Court House was built on a small plot of land on the west side of Arthur Kill Road at the foot of Richmond Road on Block 4444 (H. McMillen 1961b: 13). Part of the economic revival of the town depended upon its trade links through the nearby coastal water routes, a fact reflected by the announcement that the town dock, which was at Wood's mill, could accommodate vessels "of forty tons burden," according to a 1793 newspaper ad (New York Journal-Patriotic Register, February 2, 1793).

A school may have existed at the intersection of Richmond Road and Arthur Kill Road during the period 1783-1787. In an 1891 newspaper article (Richmond County Standard, July 4, 1891) about the early schools of Staten Island, there is a reference to a school building on the northwest corner of Block 4443; the school may have been in the former Skinner House. The article notes that shortly after the British evacuation (1783) a Scot named Wilkins established a public school in a little stone building; the school existed for about 4 or 5 years. This is the only reference to a school at this site and it is probably based on an oral account.

There were four taverns in the village between 1783 and 1800 (see Figures 5:5 and 5:6); they were all located in the area between Center Street to Richmond Road (Block 4443, Block 4444, and the one-acre lot within the bed of Center Street). Loring McMillen (1978b) notes that

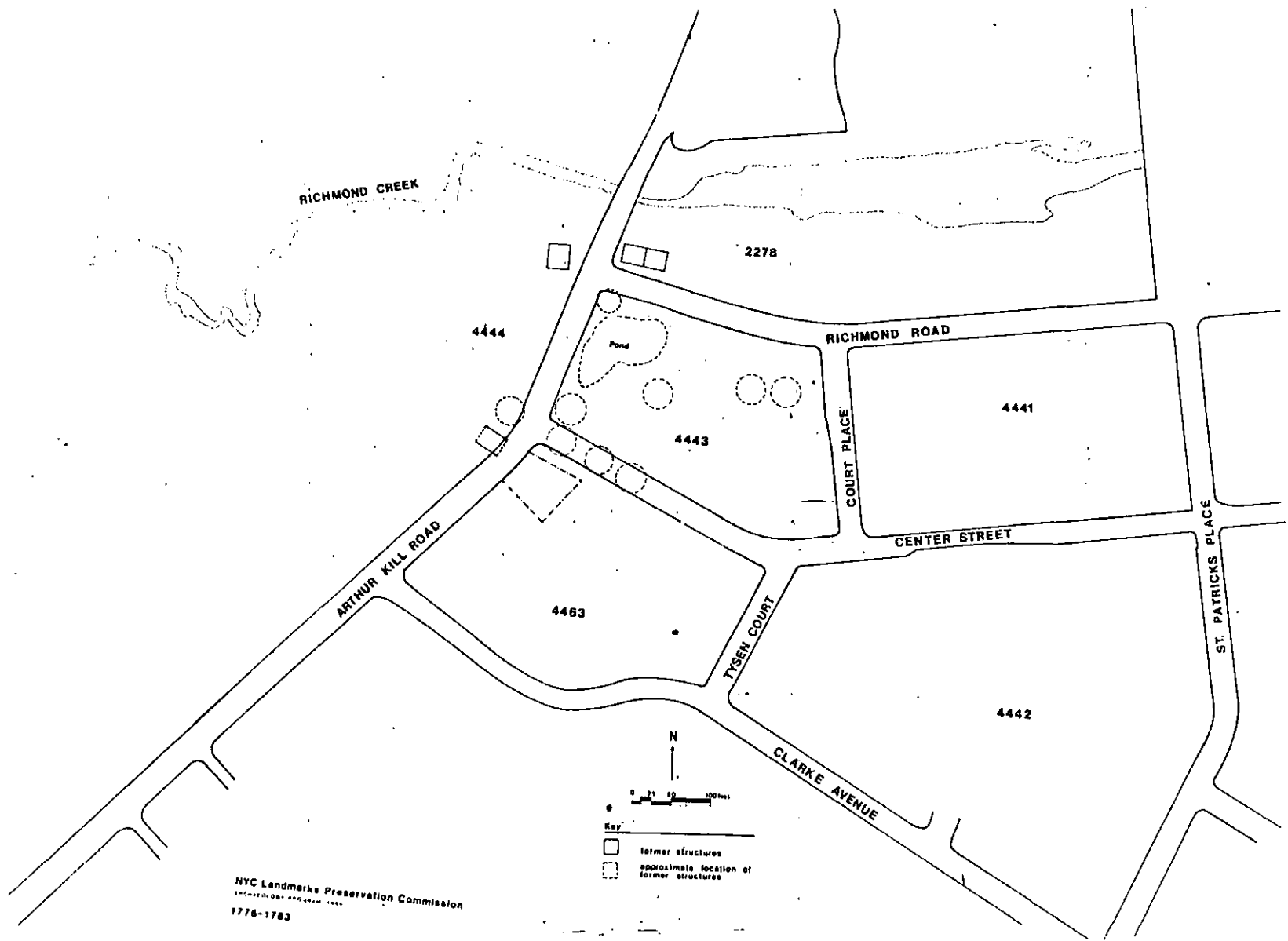


Figure 5:5 Structures in the core of Richmondtown Restoration, 1776 to 1783. Map drafted by Louise DeCesare. 75

the Cole tavern on the one-acre lot was the only tavern in the village prior to, during, and immediately after the Revolutionary War. The Cole tavern passed through several owners but continued to operate as an inn/tavern until the 1820s.

Between 1789 and 1794 Dr. Frost, owner of the Cole tavern between 1769 and 1781, acquired a plot of land at the intersection of Center Street and Arthur Kill Road (Block 4443) opposite the former Cole tavern (Richmond County Letters of Administration #A27 [Frost]; Richmond County Letters of Probate, #P17 [White]). Frost may have operated an inn on this property. In the 1790s Dr. Benjamin Parker, a licensed innkeeper, acquired the Frost property on Block 4443, and probably continued the operation of this inn until he sold the property in 1797 to Robert Robins, another innkeeper (Liber of Deeds E: 389). The third inn was located at the corner of Richmond Road and Arthur Kill Road on Block 4443. In 1789, Gilbert White, innkeeper, operated an inn in his house. After his death in 1791, Gilbert White's son William took over the ownership and operation of the inn. In 1798 James Stoutenberg purchased property near the intersection of Richmond Road and Arthur Kill Road (on Block 4444, Lot 10) and operated the fourth inn in the village (Liber of Deeds E:404).

There were at least seven residences within the core area. Simon Swame owned a house (c. 1760s) on Richmond Road (Block 4443). John Dunn may also have built his house on Richmond Road by 1795 (Block 2278). The White family lived in the building that was also operated as an inn (Block 4443). Isaac Swaim, innkeeper and owner of the former Cole tavern, lived in a house next to his inn in the one-acre lot. The

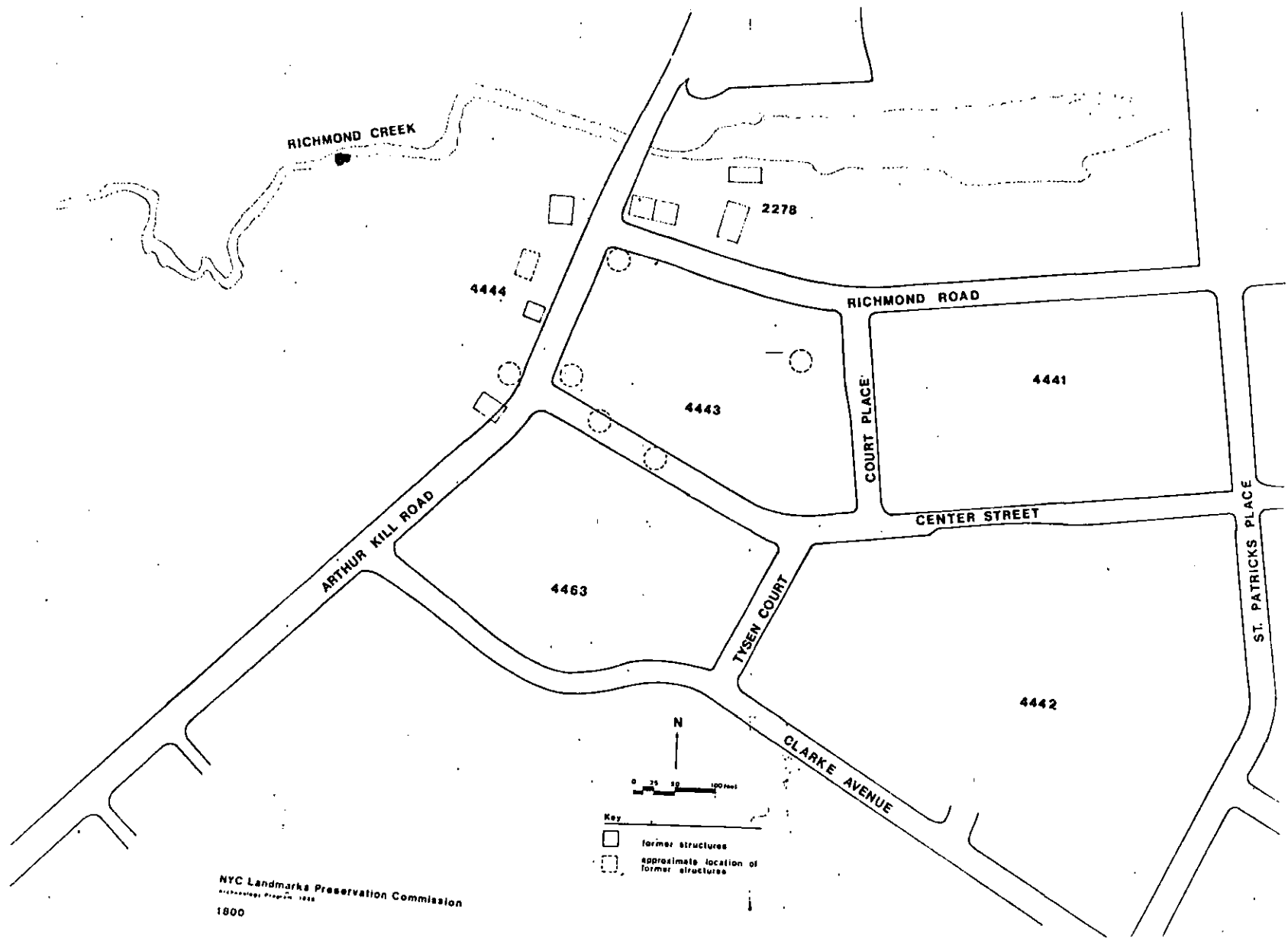


Figure 5:6 Structures in the core of Richmondtown Restoration, 1800. Map drafted by Louise DeCesare.

Stoutenburghs lived in the building that was operated as an inn (Block 4444). The Van Pelts, descendants of Rene Rezeau, owned and lived in the Rezeau House (Block 4444). Robert Robins, innkeeper, may have lived in the former Frost House (Block 4444).

During the 1790s, growth in the village continued. Around 1797, John Dunn built a gristmill on Richmond Creek on Block 2278. Thus there were now three gristmills in the area surrounding Richmondtown.

The period from 1800-1830 brought various changes to Richmondtown (see Figures 5:6 and 5:7). In 1808, a new Dutch Reformed Church was built on the site of the former church, which had been destroyed during the Revolutionary War. The Crocheron brothers bought lots within the center of the village; they owned a general store on the site of the Frost House on Block 4444 and an inn, the former Frost/Parker/Robins tavern on Block 4443. The number of inns decreased from four to two. The Stoutenburgh inn and residence was purchased by Abraham Auten, a saddler and the sheriff, who used the building as a residence and as an occasional boarding house. The White inn was purchased and demolished by the Crocheron brothers. The former Cole tavern continued to be operated by Isaac Swame. The Crocherons continued to operate their inn (former Frost/Parker/Robins tavern). The DuBois blacksmith shop closed by 1804, when John Commindinger, a baker, purchased the property. No new residential or government buildings were built prior to the War of 1812.

With the end of the war in 1815, however, there was a surge of growth in New York. Water transportation networks were improved with steamboats and then with the building of canals; the Erie, Delaware,

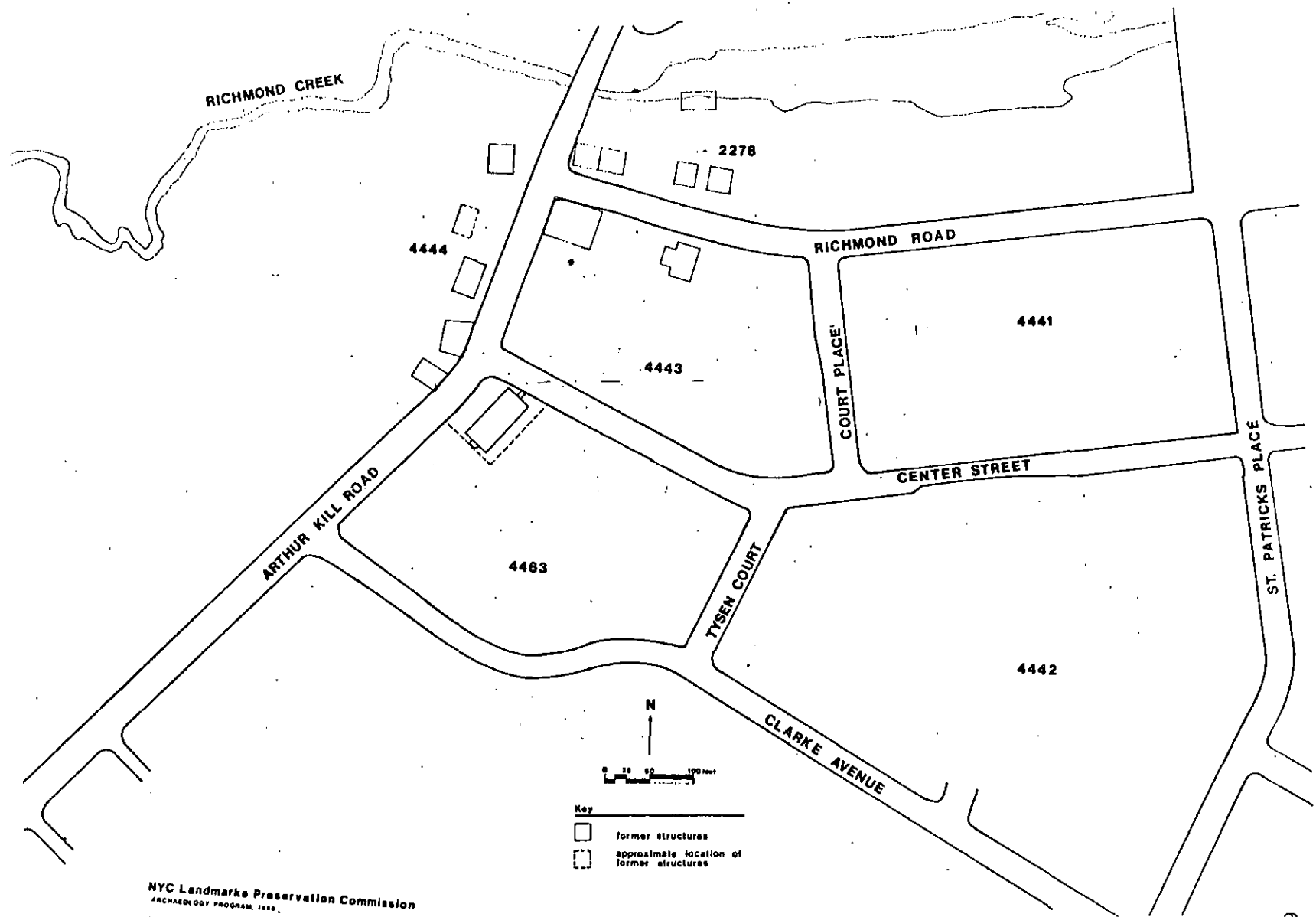


Figure 5:7 Structures in the core of Richmondtown Restoration, 1830. Map drafted by Louise DeCesare.

Hudson, Morris, and Champlain canals opened up inland areas as markets and producers of goods which passed through New York (Albion 1939: 1-37 and 76-94). Staten Island was affected by this prosperity. The businessmen in the village expected the post-war prosperity would be felt in Richmondtown, as two hotels and two stores were built. The post-war period saw the demise of the inn, the end to taverns run within residential buildings and the rise of hotels. The last two inns in Richmondtown (the former Cole tavern and the former Frost/Parker/Robins tavern) ended their operations by 1830. In 1820, the Union Hotel on Richmond Road opened its doors. Competition for the Union Hotel appeared in 1829 with the opening of the Richmond County Hall (Leng and Davis 1933, vol. 2: 943). The former Crocheron store continued its operation under its new owner, merchant Walter Betts. In 1819, merchant James Guyon opened a store a block and a half from the Betts store (L. McMillen, 1978e). In addition, a stage line provided transportation from Richmondtown to the ferry at the Quarantine on the North Shore of Staten Island (Reed 1965). In 1830, the buildings still centered along Richmond Road and Arthur Kill Road. Blocks 4442, 4441, and most of 2278 remained farmland or were undeveloped.

In May 1836, Henry I. Seaman, a New York merchant, bought 90 acres of land which included Block 4441, most of Block 4443, and part of Block 4442 (Liber of Deeds Z: 198). He subdivided the land on Block 4441 into 25' x 110' lots. He donated land (one lot on Block 4442) for the site of the new court house, which was completed in the summer of 1837 and land for two new streets, Center Street and Court Place. The

Richmond County Mirror (August 20, 1837) noted Seaman's improvements:

A new street has lately been opened in this village on which seven pretty little homes have been erected. These, in addition to the new Courthouse, give quite a business appearance to the place. 'Who'd have thought it?' Until lately Richmond has been a byword for inanity.

After the financial panic of 1837, there were no new buyers for the property in Richmondtown. In May 1838 the Richmond County Mirror noted the failure of Seaman's development.

By 1838 the village had a new courthouse, a county clerk's office, a jail, two hotels, eight residences (seven were owner-occupied), two stores, and two churches (the Church of St. Andrew borders on Richmondtown Restoration property). However, most of the village still remained undeveloped land with a few individuals owning large parcels.

After ten years, during which there was virtually no new construction, the County Clerk's and Surrogate's Office was built in 1848. A one-story brick building, it was located on the corner of Center Street and Court Place on Block 4443. The only other changes in this area between 1838 and 1850 was the addition of a blacksmith shop, a carpenter shop, and three residences. Of the eleven dwellings, only 18% were rentals (nine were owner-occupied and two were rentals). This percentage of rentals would increase throughout the decade, and by the end of the nineteenth century 53% would be rentals.

Even after the depression of 1837 subsided in the early 1840s (Morris 1982: 213 and 747), Richmondtown had almost fifteen years of minimal change. Then the village entered into a new period of growth. In 1855, Richard Tysen subdivided Block 4463, and started to sell the

lots. Richmondtown survived the nation's economic Panic of 1857, which ended the following year (Morris 1982: 741, 748, 265). By 1858, the core contained two government buildings, three hotels, a carriage factory, a blacksmith shop, two stores, two churches, and thirteen homes (ten were owner-occupied, two were rentals, and one was a parsonage for the minister of the Dutch Reformed Church).

Then, in 1861, war came again. The Civil War brought another halt to Richmondtown's growth in construction -- though again, war may have brought prosperity to nearby farmers helping to feed the huge Union armies. By the late 1860s, two buildings had been added to the village: a jail and a rental home. One store closed; a harness shop replaced the blacksmith shop; and a residence, the Treasure House on Block 4444, was converted to a bakery with a rental apartment.

As transportation on Staten Island improved, the local newspapers commented on the fact that it was difficult to get to the county seat in Richmondtown. In 1860, the new Staten Island Railroad ran from the North Shore to the central part of Staten Island; the Court House Station was only a mile from Richmondtown. Passengers could travel from Richmondtown to the train station by stagecoach or walk. In 1875, the Richmond County Gazette (February 10, 1875, p. 2) stated that:

It is said that the first sign of civilization H. Hudson met in America was the stage plying between Richmond and New Dorp. It is still the same old stage we travel in now. The only progress made since touches the science of making money. The most antique hackman up there knows how to charge \$5 for a ride, though his horse may only be kept upright by the weight behind it.

Even in 1895, the Staten Islander (May 18, 1895, p. 3) reported that in order to go to Richmondtown from the train station one had to travel on

"one of the prehistoric stages..." In spite of the difficulties in getting to Richmondtown, the county seat continued to function and after the Civil War it began to grow again. Figure 5:8 provides a composite map of all the documented structures within the core area that were extant in the nineteenth century.

In the 1870s three more houses were added to the core. Rentals now comprised 29% of the homes in the core (five out of seventeen residences, not counting the Parsonage, were rentals), and by the late 1870s there was an increase in the number of families who took in boarders. An ice house and ice pond were constructed on Block 4442 for the Prier family butchering business. Two tinsmith shops operated in the 1870s. An insurance company opened its office on Block 4443.

In the 1870s, New York experienced an influx of Irish immigrants and there was an increase in Irish families working and living in Richmondtown. The Census Records of 1870 and 1875 show Irish immigrants as boarders, factory workers, laborers, farm laborers, and domestics.

By the end of the 1870s other changes were evident. Two of the three hotels had closed, and by the early 1880s the core had two saloons. The two tinsmith's shops had closed by 1881. By 1885, the Dutch Reformed Church had closed, the congregation sold the property and parsonage to a private owner, had the bodies from the cemetery reinterred in the Moravian cemetery (outside the project area), moved the Church building to Block 4441 and converted it to a carriage repository. During this time, the major source of employment was the Marsh Carriage Factory. Even though Richmondtown was the county seat,

very few inhabitants worked for the county. Some residents worked for the hotel, the two saloons, or the local store. By the late 1880s, 41% of the homes were rentals (there were seventeen residences and seven were rentals).

There were no new buildings constructed in the 1890s. A few older buildings were converted, including: the Schaeffer Hotel (an enlargement and conversion of a residence on Block 4443) and the District attorney's office (a former residence on Block 4463). In 1892, a fire destroyed four buildings on Block 2278. The number of owner-occupied residences had steadily decreased by the Civil War; by the 1890s only 46% of the homes were owner-occupied. There was a growing number of tradesmen, laborers and service people (shop clerks, saloon keepers, hotel workers, etc.). The owner-occupants had small parcels of land and this area was becoming more of a working class rather than middle class community.

An erosion of Richmondtown's political position, and hence its property values, took place between 1898 -- the date of the consolidation of the five boroughs into New York City -- and 1920. During the early 1900s, the Richmond County Board of Supervisors moved its offices to St. George, beginning the process that would strip Richmondtown of its status as the county seat. Even so, during the period prior to World War I, there was some significant if temporary growth in Richmondtown (see Figure 5:9). A new jail and jailer's cottage were built by 1905, and the public school was completed by 1908. The Flake family built two rental properties on Block 4463, and John Schwiebert, the new owner of the Marsh Carriage Factory, built a house for himself on Block 4441.

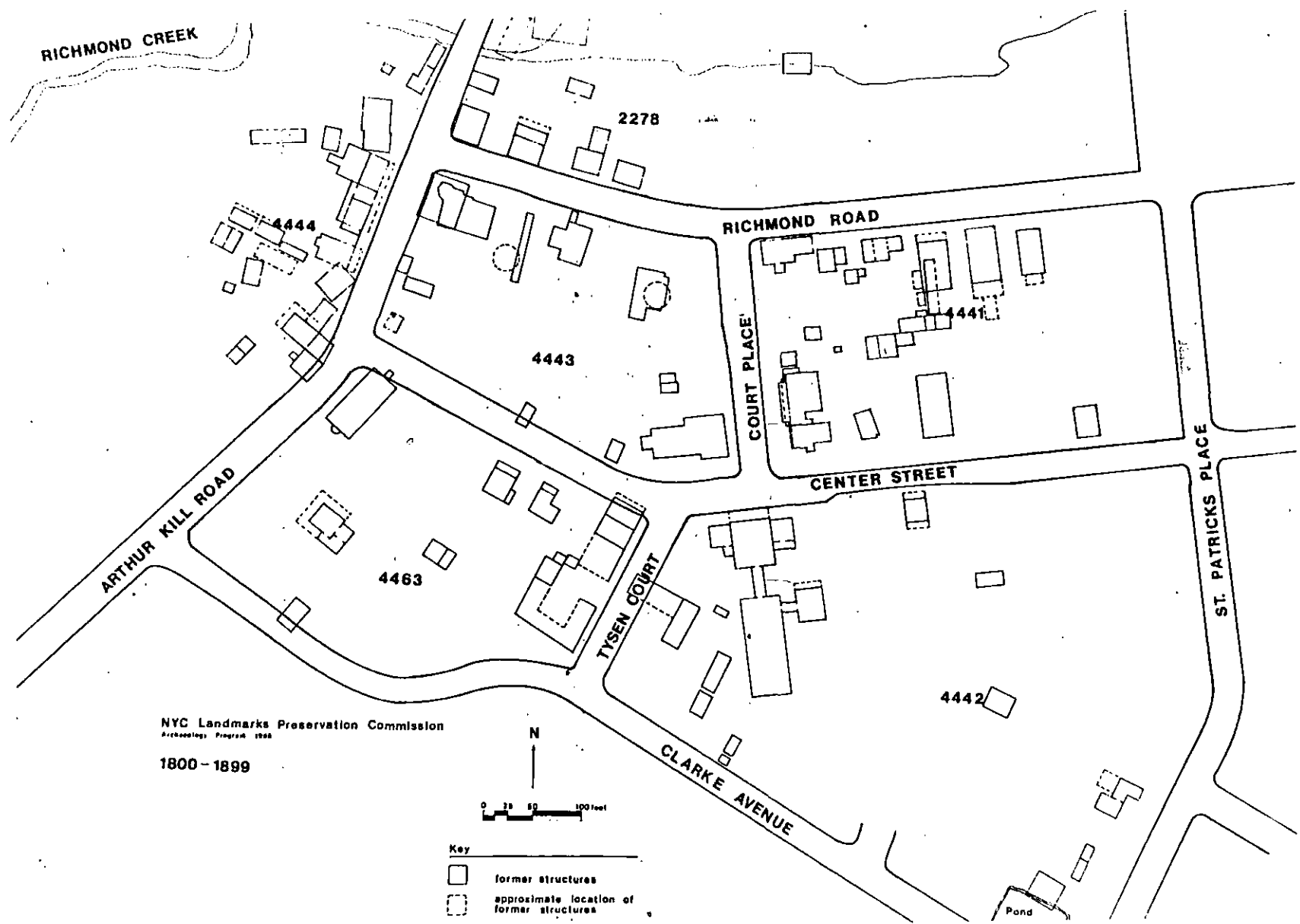


Figure 5:8 Composite map of structures in the core of Richmondtown Restoration, 1800 to 1899. Map drafted by Victor Buchli.

More than 50% of the homes were rental buildings, and some of the owner-occupants took in boarders to supplement their income. From 1880 to 1910, Richmondtown as well as Staten Island as a whole had an influx of German families. Many of the Germans settled on the North Shore of Staten Island.

World War I brought a halt to development in Richmondtown. After the war a new court house was constructed next to the new Borough Hall in Saint George on the north shore of Staten Island and the one in Richmondtown was closed in 1919. The County Clerk's Office was moved to Saint George in 1920 and the former building in Richmondtown was closed. With the exodus of the County seat, the composition of Richmondtown changed. The Dobler Hotel, which had serviced people on County business, closed in 1923. However, the Schaeffer Hotel managed to function until 1932. Before the war there were two stores in the village; by the mid-1920s there were four stores. With the advent of Prohibition, saloons and bar/restaurants were converted to restaurants; this area had four restaurant/lunch counters by the mid-1920s. The Marsh/Schwiebert Carriage Factory was converted into an autobody shop, and an autobody store was located on another block. The residents of the village were primarily associated with the businesses within the village. The ethnic composition of this area changed after the war. Italians began to buy property and manage stores in Richmondtown. Some of these families may have been first generation Italian-Americans since the major immigration from Italy was from 1880 to 1920 (Thernstrom 1980: 547). In addition, families of German descent continued to reside in the village.

The Depression caused the demise of Richmondtown. A number of

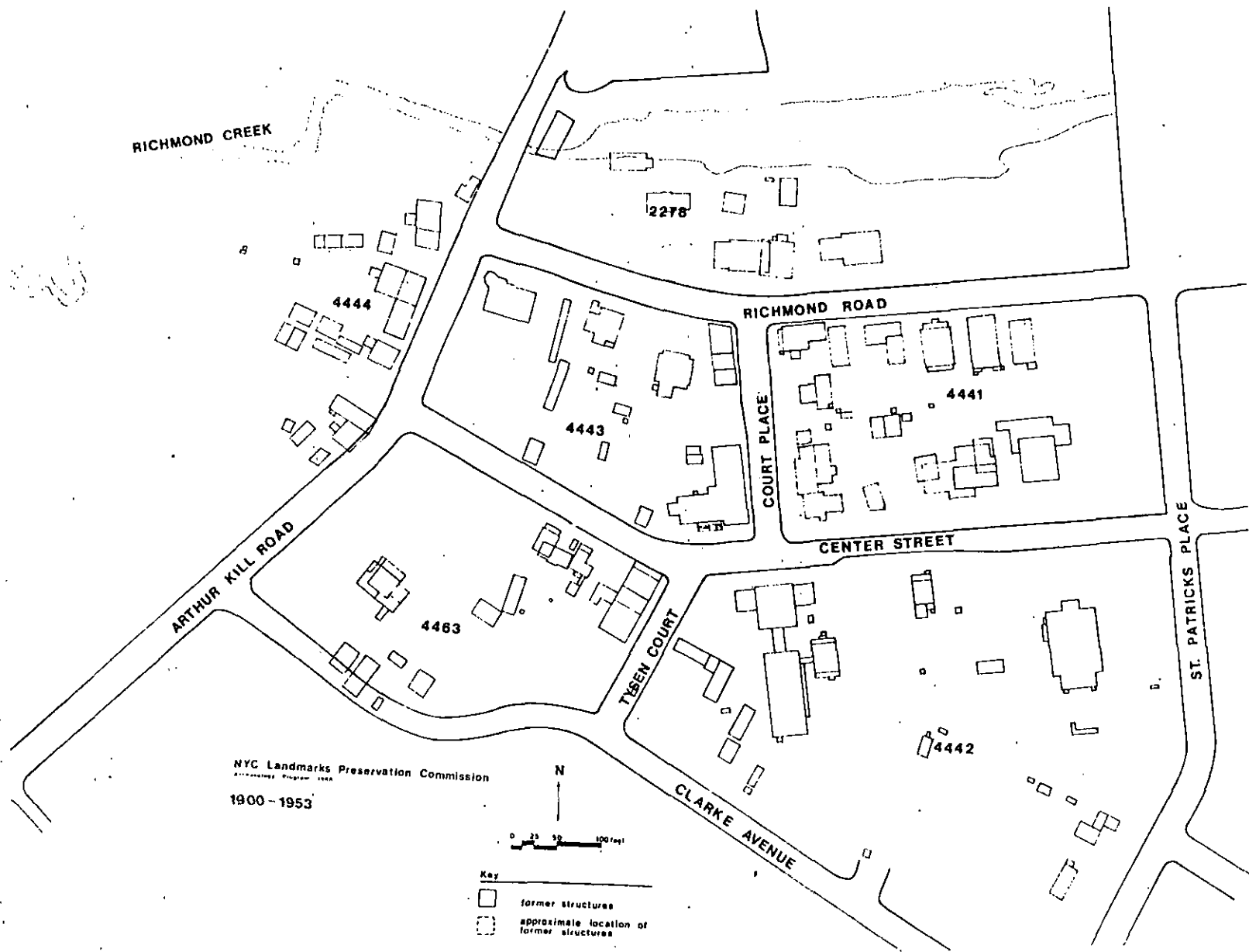


Figure 5:9 Composite map of structures in the core of Richmondtown Restoration from 1900 to 1953. Map drafted by Victor Buchli.

businesses closed, including the autobody shop; the auto garage; the Schaeffer Hotel; two stores; and one restaurant. The City of New York renovated the vacant Court House and used it as a dental clinic and local library. The vacant County Clerk's building was converted to a museum building by the Staten Island Historical Society.

World War II brought an end to the Depression but not to the economic decline of Richmondtown. No new businesses opened and no new construction took place. After the war, American soldiers were able to purchase property on the G.I. Bill; however in Richmondtown the number of owner-occupied houses steadily declined. By the late 1940s only 34% of the homes were owner-occupied. The only businesses left in this area were two small stores, a lunch counter, and a small restaurant with a store.

In 1953, New York City acquired title to eight blocks within the core of Richmondtown. In the 1960s many of the structures were demolished by the Staten Island Historical Society and the historically significant structures were restored. In addition, historically significant endangered buildings from other parts of Staten Island were relocated here. Today, Richmondtown Restoration operates as an outdoor museum complex.

CHAPTER SIX: LAND MODIFICATIONS

Written by: Edward J. Lenik

CHAPTER SIX: LANDSCAPE MODIFICATIONS

INTRODUCTION

Environmental conditions within the 100 acre Richmondtown Restoration have undergone several alterations during the historic period due to both natural and human processes. These changes have had a direct impact on the preservation and visibility of the cultural resources within the area. Since the first settlers arrived in the 17th century, human impact on the project area has been continuous.

The Village of Richmondtown has been the focus of nearly 300 years of extensive and continuous construction and development. Very little of the original land surface that existed prior to European settlement is visible today within the core area. The original ground surface has been built upon, excavated, scraped, graded or altered in other ways. Such activities could reduce or greatly impact the integrity of any archaeological sites that were present on the surface or below. Furthermore, natural changes have occurred in the area including flooding, erosion, and brush fires all of which have had a negative impact upon the environment.

To facilitate the discussion of prior ground disturbance, the Richmondtown Restoration area was surveyed and analyzed from six different perspectives: 1) previous archaeological work at Richmondtown; 2) buildings, roads, and utilities construction; 3) natural resource exploitation; 4) alteration of water courses; 5) landfilling; and 6) demolition, housemoving and other landscape changes. The type and level of disturbance within each of these

categories is presented below along with an assessment of their implications for site preservation.

PREVIOUS ARCHAEOLOGICAL WORK AT RICHMONDTOWN (FIGURE 6.1)

In the 1960s and 1970s several extensive archaeological excavations were conducted within the Richmondtown Restoration area by both amateur and professional groups. For the most part, the results of these excavations are undocumented and unreported. Therefore, we have attempted to uncover as much information as possible on these early excavations by consulting archival sources and conducting interviews with former participants in these projects. Our purpose in doing so was twofold: First, we wished to delineate those areas within the project area that had been disturbed by the previous archaeological work. Second, we attempted to document the extent, nature, and results of these investigations so that this data would be available to historians and archaeologists. The data gathered in this investigation is presented in a site-by-site format.

A. Site of the First County Jail

This site is located near the northeast corner of Arthur Kill Road and Center Street within the Village of Richmondtown. Archaeological excavations were undertaken at this location on December 3, 1960 by the Field Exploration Committee of the Staten Island Historical Society consisting of Albert J. Anderson, Robert Anderson, Donald Sainz and Harold Trowbridge (McMillen 1960). This excavation continued well into 1961.

According to a local newspaper account (Anonymous 1961), a stone foundation was uncovered at the site that measured twenty feet in

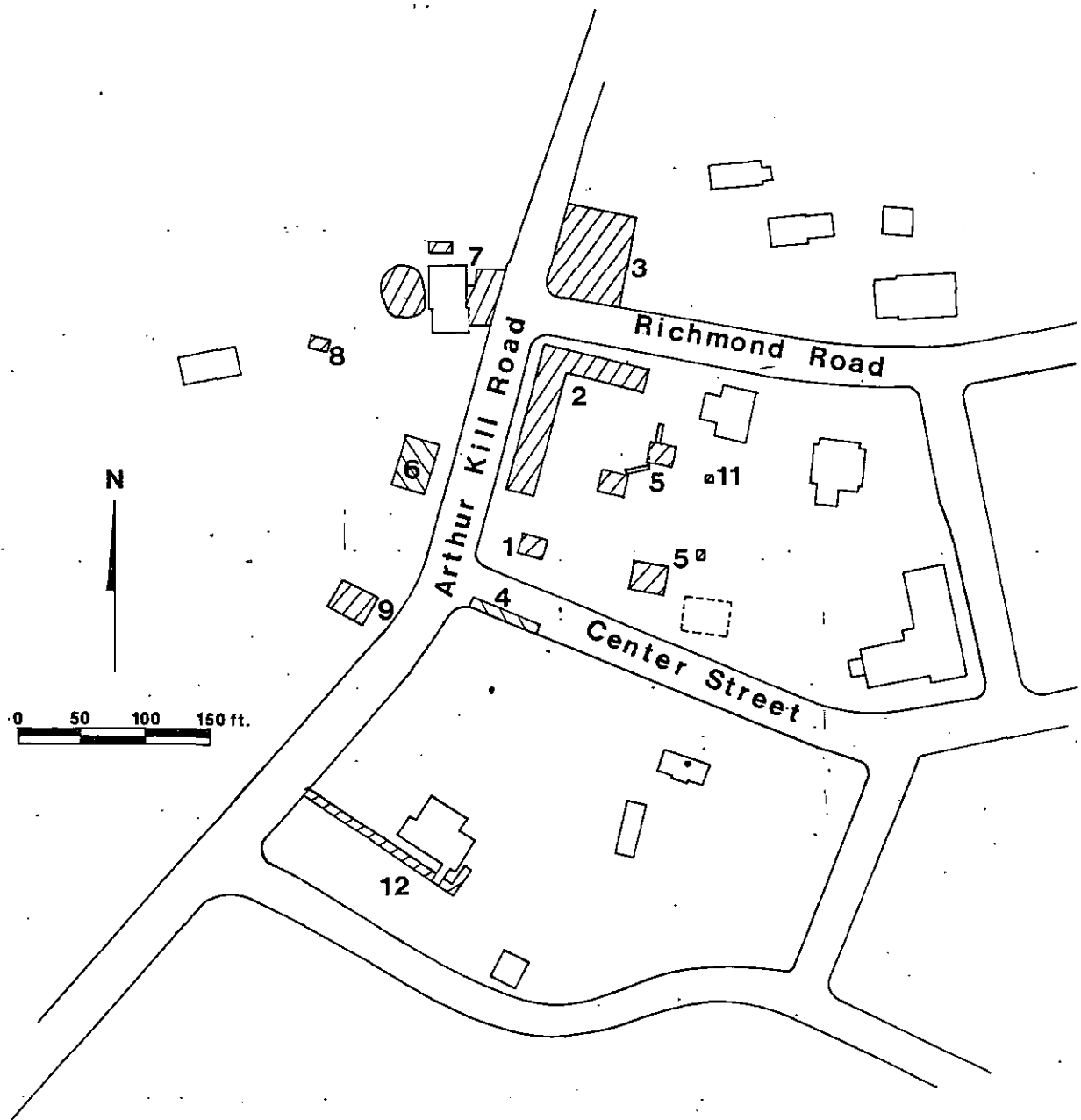


Figure 6:1 The site of archaeological excavations. The hatched lines depict the site of former excavations. The museum buildings are outlined.

length and twelve feet in width. In addition to the foundation walls, the excavation revealed an interior wall that excavators believed formed an 8' x 5.5' cell at the southeast corner of the structure. Loring McMillen (1960) noted that the wall surfaces of this structure were plastered and painted. A hearth or fireplace was also reportedly found near the interior northeast corner (see FIGURES 6:2 and 6:3, field sketches by McMillen and Sainz).

Some observations pertaining to the structure were recorded by Donald R. Sainz in a letter to Loring McMillen, then Director of the Staten Island Historical Society (Sainz 1961). Sainz notes that he excavated down to an apparent floor level near the west wall of the structure. Here he found a layer of "powdered lime mortar" that contained intrusive nails and bone fragments. Sainz's field sketch and letter indicates that the interior of the structure contained fill material consisting of "coal ash and materials of different periods intermixed." McMillen (1960) adds that the fill also contained wall plaster, bricks and stone, while the floor was blackened. Near the northwest corner of the structure, Sainz reports finding "a number of shells in line with the wall" which appear to have fallen in with the wall. A U.S. "cent" with a date of 1817 was found in this location along with a cufflink face that probably dates to the 18th century.

Numerous artifacts were recovered from the excavations at the First Jail Site. Glass and rum bottle fragments were found along with fragments of "kitchenware," i.e., ceramics. Some 12 coins were recovered from the site including a 1722 George I penny, a Spanish silver piece, and an 1806 American coin (Sainz 1961; Anonymous 1961). In addition, a pair of leg irons, a spade, a royal marine gold button,

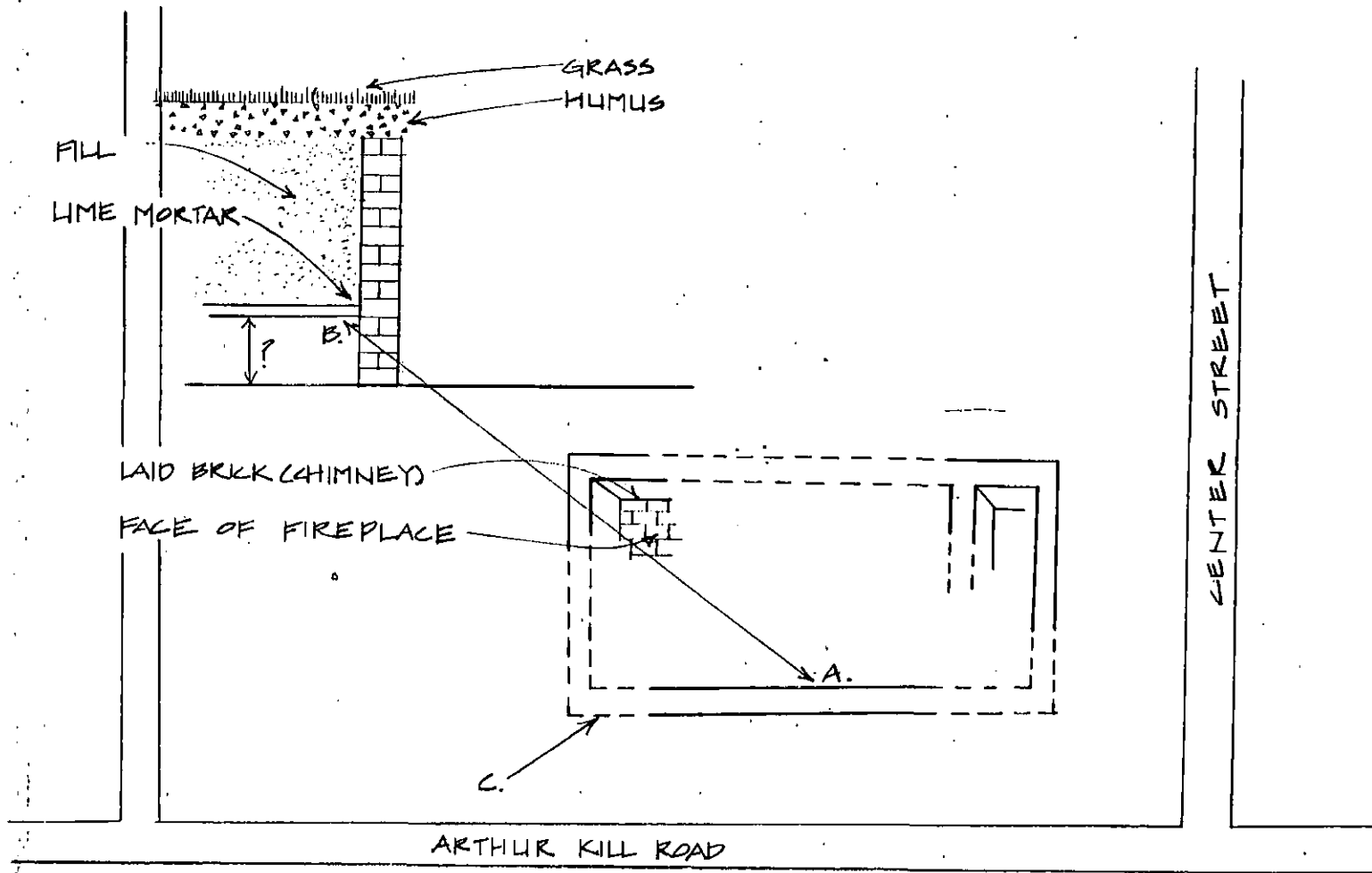


Figure 6:2 Field Sketch of the First County Jail Site. The original sketch was drawn by Loring McMillen, but it was too faded to be reproduced. This redrawing by Victor Buchli contains all the information from the original sketch.

a large brass button (c. 19th century) with an embossed anchor on its obverse face and the name "PARIS" on its reverse side, a small button with an embossed anchor and crown design and two brass escutcheon plates from a box or trunk were found at the site (Anderson 1988; W. McMillen 1988, personal communication).

In his letter to Loring McMillen, Sainz observed the general absence of early 18th century artifacts at the site (Sainz 1961). In particular, he notes that clay tobacco pipes dating prior to 1750 were not found at the site. Sainz expresses reservations that the foundation dates to the early 18th century and instead suggests a post 1750 date of construction.

B. Site of the Town Pond, Richmond County Hall c. 1825 and St. Andrew's Church Parish Hall, 1891

In the 18th century, a small pond was located near the southeast corner of Arthur Kill Road and Richmond Road. Apparently a small ditch cut across Arthur Kill Road for the purpose of draining the swamp into the "Reedy Cove" which was located to the west of the Thomas Frost House (FIGURE 6:4). According to Harlow McMillen (1963b) this swamp was filled in at some time between 1796 and 1825. The Richmond County Hall, a political meeting center and hotel, was built on the site in 1825 and was later used as a residence. This structure was torn down around 1890 and the site was then occupied by St. Andrew's Church Parish Hall until 1929 (Richmondtown Restoration Map & Visitors Guide).

Archaeological excavations were undertaken at this site by secondary school students from the Brooklyn Children's Museum in 1965 (Anonymous 1965). These students were under the direction of Michael Cohn, then

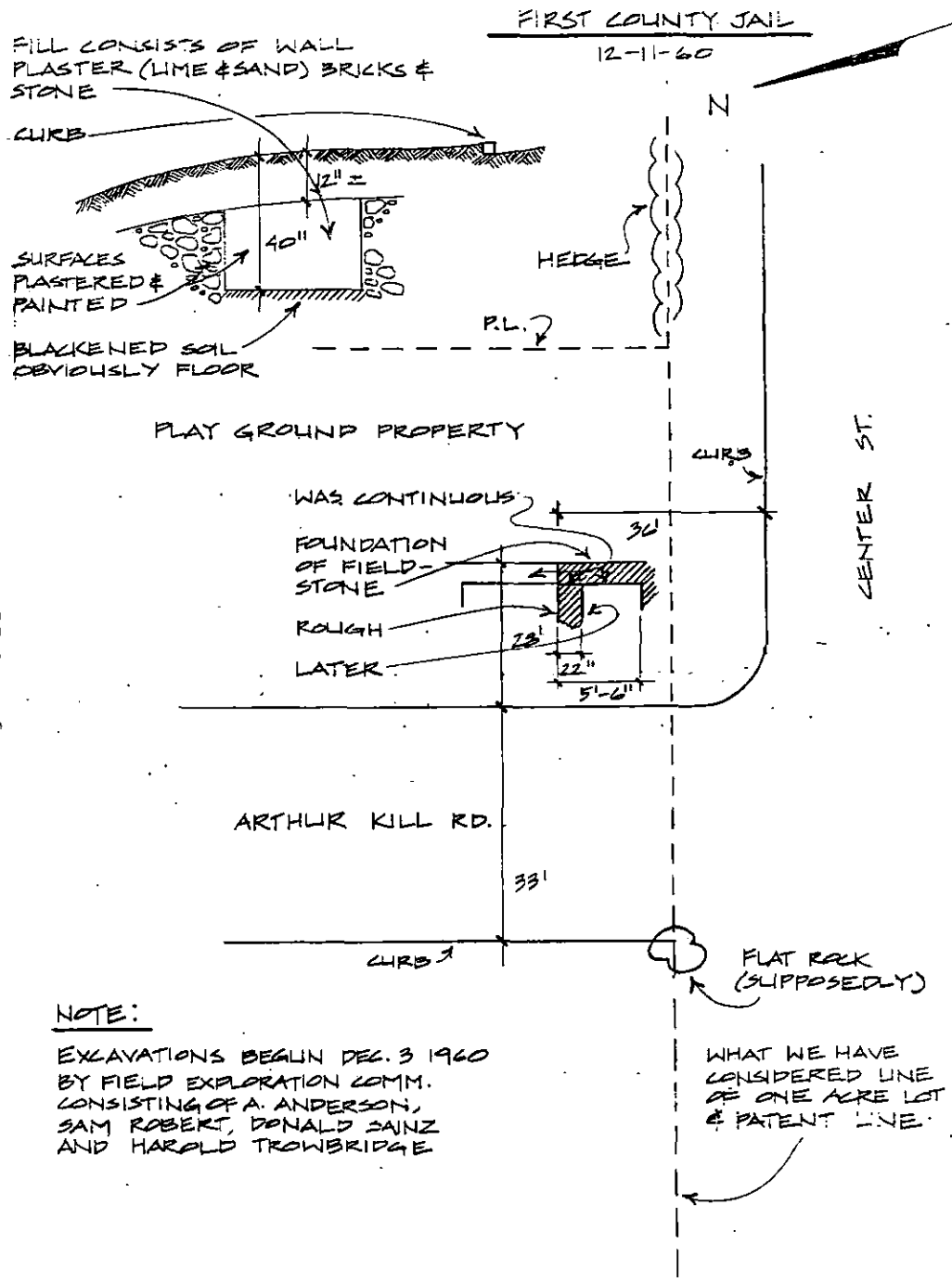


Figure 6:3 Field Sketch of the First County Jail Site. Original drawing was by Donald Sainz but it was too faded to be reproduced. This redrawing by Victor Buchli contains all the information from the original sketch.

Curator of the Department of Anthropology at the Brooklyn Children's Museum. The project was supported by the Staten Island Historical Society and included the active participation of Albert J. Anderson of the Society's Field Exploration Committee.

The town pond was evidently a glacial hole that had been filled in in colonial times. During the excavation of this site, Anderson reported that black muck was found underneath white clay which suggested that the pond was spring fed (Anonymous 1965). Anderson (1988, personal communication) states that a trench, six feet in depth and parallel to Arthur Kill Road, was excavated through the pond site. This work was facilitated by the use of a backhoe in addition to the hand labor. Anderson reports that ruts or wagon wheel tracks were found at the bottom of the excavation and several medicine bottles were recovered from the pond fill. Later a backhoe excavation at the site resulted in the recovery of broom corn from the fill (W. McMillen 1988, personal communication). A photograph, taken at the time of the excavation, shows a stone foundation topped with brick running parallel to Richmond Road. Anderson states that this foundation is probably that of the Richmond County Hall, a hotel. However, William McMillen (1988, personal communication) believes that the foundation is more likely that of St. Andrews Parish Hall which was built around 1891. Wood pilings with their tops sawed off were found near the southeast corner of Richmond Road.

According to a contemporary newspaper account (Anonymous 1965) numerous artifacts were uncovered from this site including a 1733 George III coin, rum bottle fragments, slate pencils, thimbles, a boar's tooth and a British military button. Also found at the site were ceramic

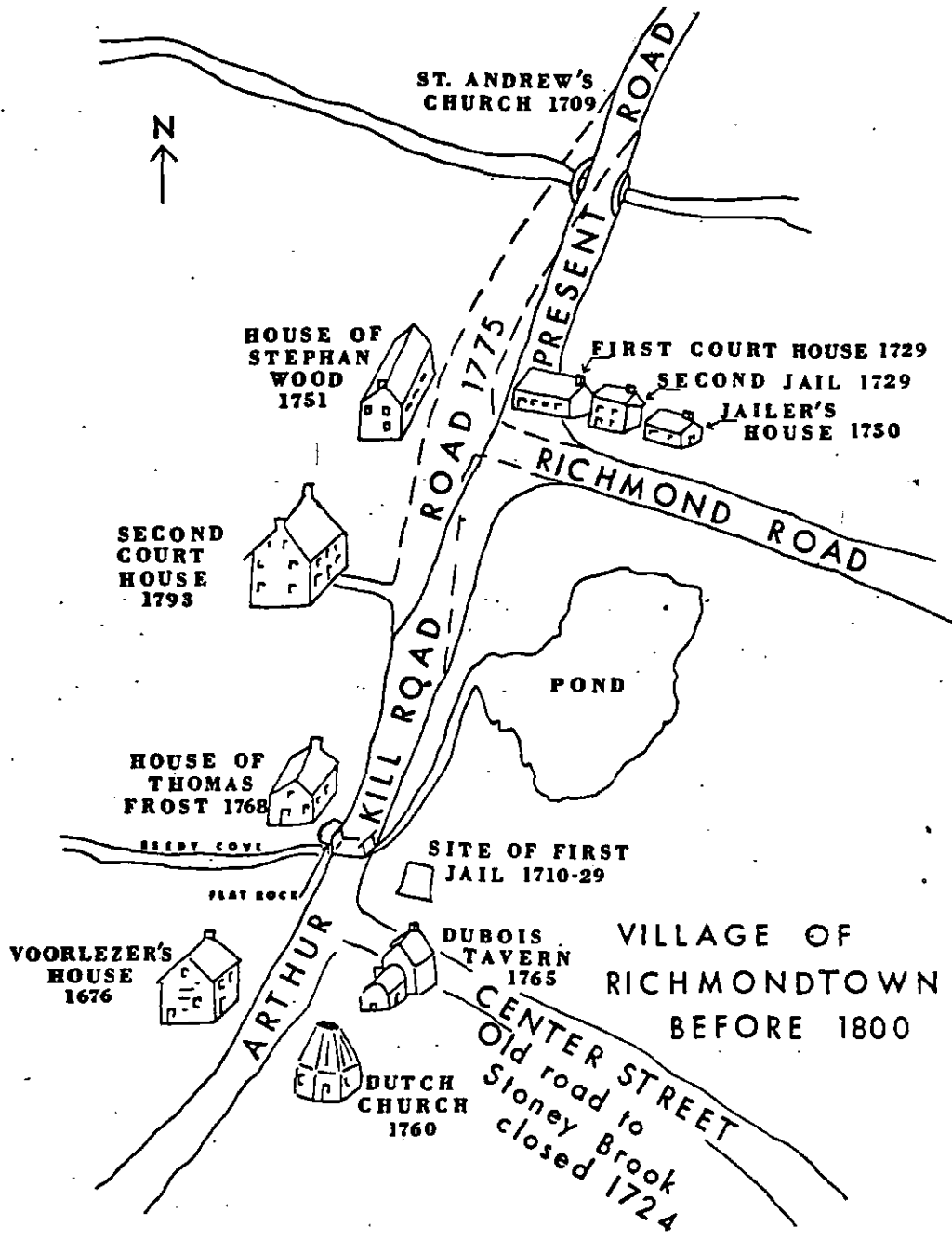


Figure 6:4 Map of the village showing the town pond (Baugher-Perlin 1978: 72).

fragments which are described as "English chinaware," "bronze" needles and gunflints (Gesslein 1966:18). Other finds include a cast brass sword hilt which dates to the mid 18th century and a broken brass escutcheon plate with an engraved design (W. McMillen 1988, personal communication).

C. Site of Second County Jail (1729-40), Jailer's House (1751-9) and First County Clerk's and Surrogate's Office (1827)

In the early 1960s, "explorations" were conducted at the site of the Second County Jail by the Staten Island Historical Society. This site is located on the northeast corner of Richmond Road and Arthur Kill Road. A field sketch made of this site indicates the presence of a stone foundation that measures 29'10" x 25'6" (McMillen 1963; FIGURE 6:5).

In the 1970s, the Second Jail House Site was excavated by students from Susan Wagner High School, Staten Island, N.Y. under the direction of Jacques N. Jacobsen, Jr. According to Jacobsen (1988, personal communication) these student excavations were confined to that portion of the foundation wall at the rear or north side. Artifacts recovered from this site included a hinge, a Royal Provincial button, plaster with original paint on it and fragments of wood shingles.

This site was also excavated by several individuals from the Field Exploration Committee of the Staten Island Historical Society.

Anderson (1988, personal communication) reports that charcoal and ash were found in these excavations which suggests that the structure burned down. Other artifacts found were cut nails, and a 23rd British Regimental Button that was within a privy inside the structure (W.

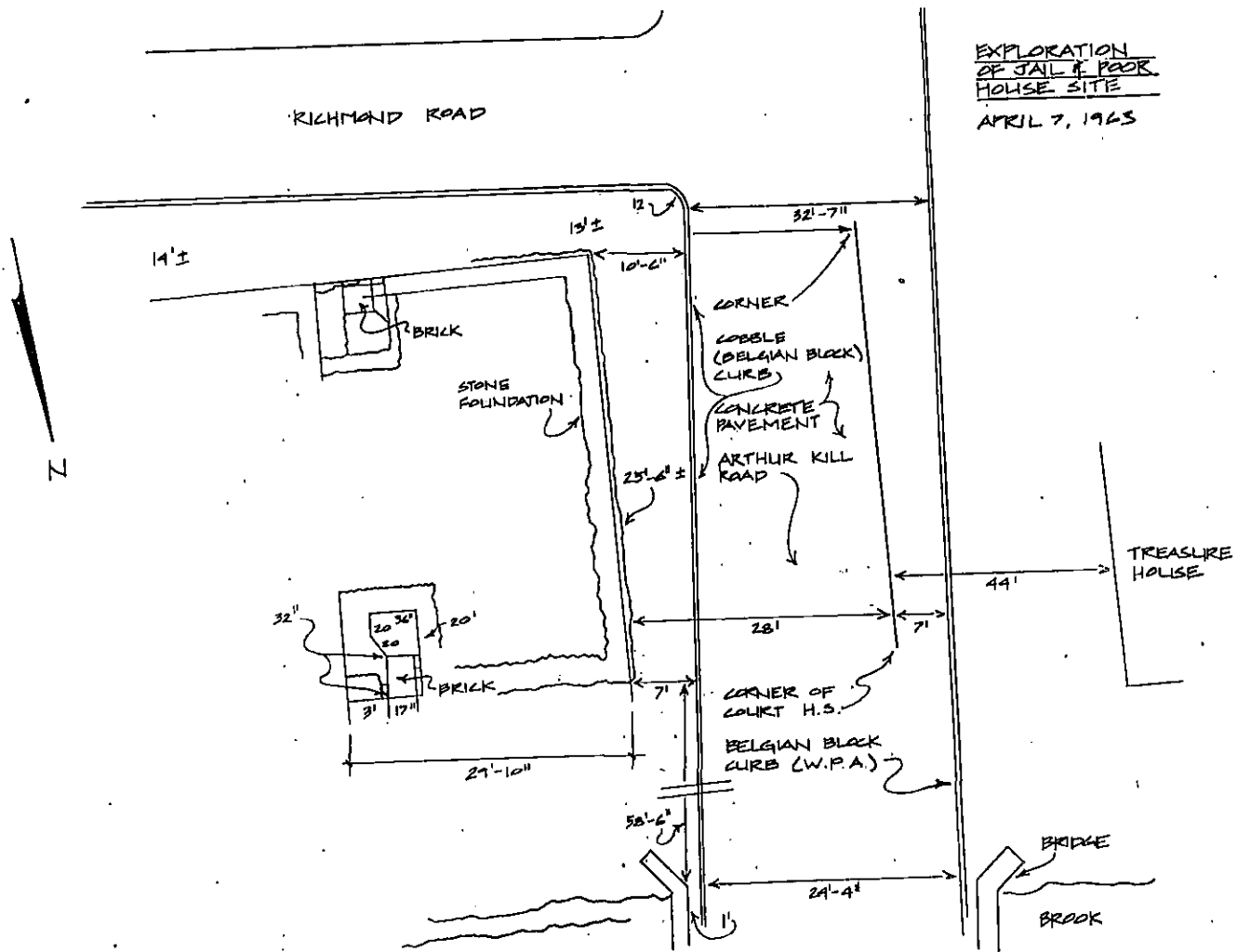


Figure 6:5 Field Sketch of the Second County Jail site excavation. The original sketch was drawn by Loring McMillen but was too faded to be reproduced. This redrawing by Victor Buchli contains all the information from the original sketch.

McMillen 1988, personal communication).

D. Site of the DuBois Tavern

This site is located near the southeast corner of Center Street and Arthur Kill Road. Archaeological excavations were conducted along the south side of Center Street by students from Susan Wagner High School at some time between September 1971 and June 1977. A trench was dug along the edge of the road that measured thirty feet long by three feet wide (Jacobsen 1988, personal communication). According to William McMillen (1988 personal communication), a second narrow trench one to two feet deep was excavated parallel to the first along the opposite or north edge of Center Street. The site of these excavations may very well be within the one-acre property on which a tavern was built in 1754 by Richard Cole and subsequently owned by John Dubois from 1806 to 1821 (H. McMillen 1963a: 12-15). This one-acre lot was situated east of Arthur Kill Road on the bed of what is now Center Street. However no evidence of the two church structures or the Cole-Dubois Tavern was found in these excavations.

E. The Prall Site

In 1694, Arent Prall was granted 120 acres of land in the Richmondtown area which includes this site. In 1725, Arent Prall willed the property within the Village of Richmondtown to his son Arent, Jr. (Baugher 1978: 68-69). In 1723, the Edsall land survey locates the Prall House on the block bounded by Richmond Road, Court Place, Center Street, and Arthur Kill Road. This structure may have been built as early as 1706.

In 1972, archaeological excavations were conducted within Lot 15 and Lot 11 to the east of Arthur Kill Road between Richmond Road and Center

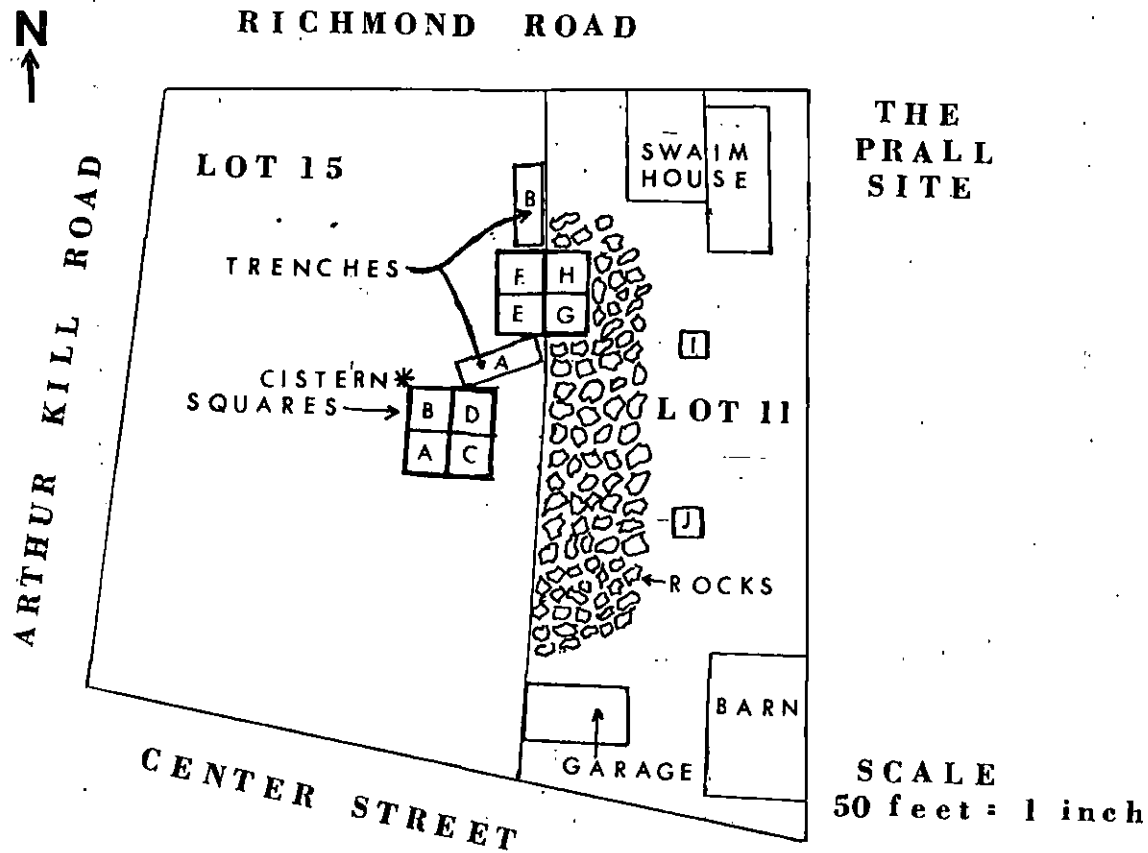


Figure 6:6 Map of the Prall Site excavation. Original map in Baugher-Perlin 1978: 37.

Street (FIGURE 6:6). A total of twelve excavation units (eight 10' x 10', one 8' x 8', one 12' x 12', and two 5' x 5') were dug at the site along with two trenches (Baugher 1978: 37, 49). No evidence of the Prall House was found. However, artifacts from 19th and early 20th century occupation were recovered. The full results of this investigation are detailed in Baugher's (1978) doctoral dissertation entitled The Prall Site: A Case Study in Historical Archaeology.

F. Frost House Site

The Dr. Thomas Frost House Site is located on the west side of Arthur Kill Road just north of the Voorlezer's House. It is not known when this house was built. Frost was in Richmondtown by 1768 when he became keeper of the Richard Cole Tavern on the "One-Acre Lot" directly across Arthur Kill Road from the Frost House Site. He may have also acquired and moved into the Frost house itself at the time (H. McMillen 1963a). This structure may have been built by a member of the Swame family or some other owner around 1760.

Archaeological excavations were conducted on this site in the early 1960s which revealed that there were "two houses on the lot, both destroyed after 1850" (McMillen 1963). These excavations uncovered the remains of two stone foundations, one of which had a brick floor (McMillen 1962). A "1858 flying penny" was found beneath some wood ash which lay on top of the brick floor (FIGURE 6:7). The Boehm House was moved to this location in 1965 and now occupies the site.

G. The Treasure House

This building is the second oldest original structure within Richmondtown Restoration. The house was reportedly built in 1700 by Samuel Grasset (H. McMillen, 1962a) and stands on the west side of the

EXPLORATIONS SITE OF DR. FROST'S HOUSE.

MAR. 1962

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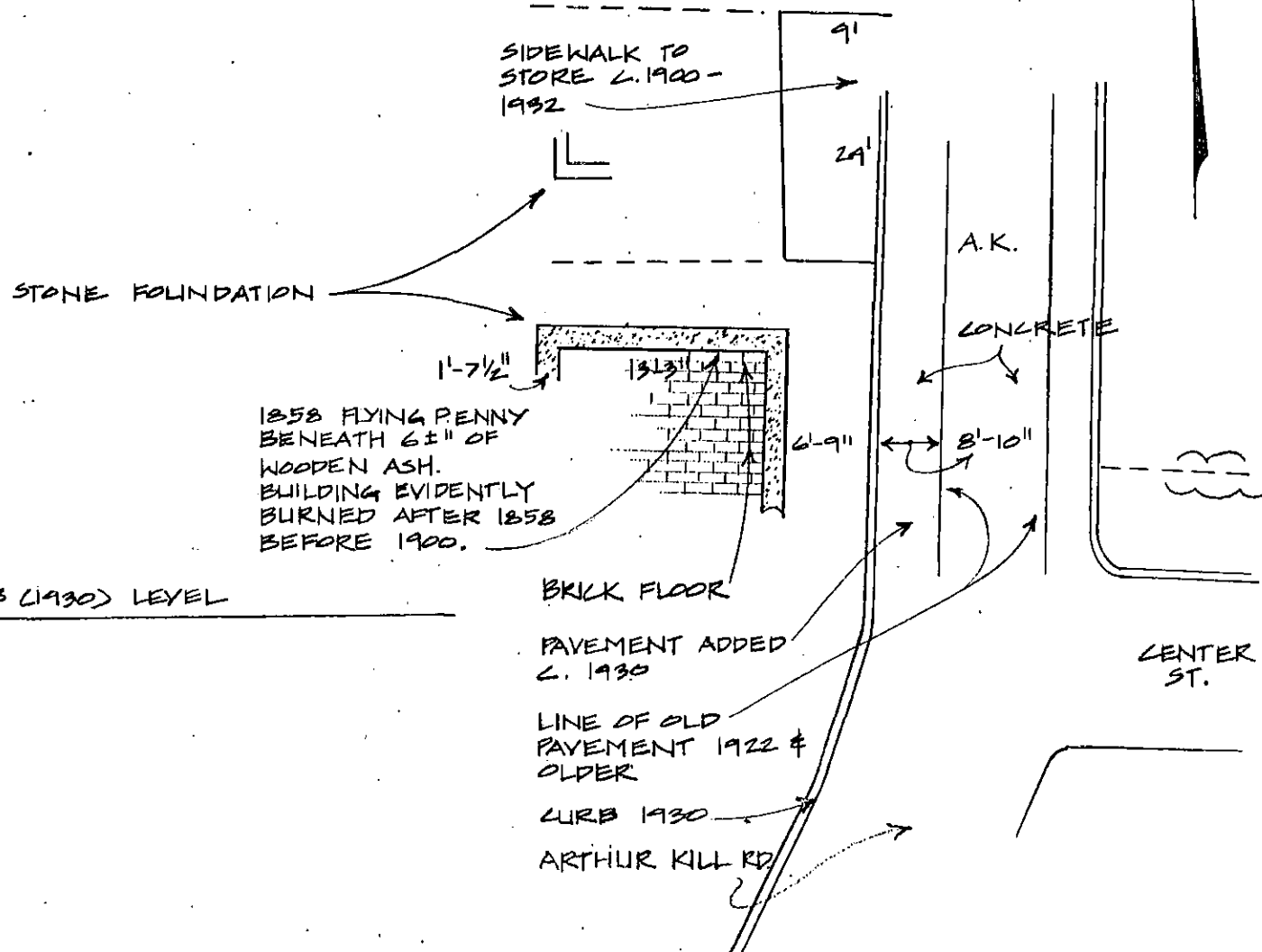


Figure 6:7 Field Sketch of the Frost House excavation. Original drawing by Loring McMillen was too faded to reproduce; this redrawing by Victor Buchli contains all the information contained in the original sketch.

Arthur Kill Road opposite its junction with Richmond Road. The building was used as a residence and tannery during the 18th century and large tanning vats and a tanbark mill were located nearby. During the late 19th and into the 20th century, the house functioned as a bakery and then a post office (see Chart 7B7:13). In the 1920s and 1930s, the house also served as a gas station, hardware store, and insurance office. A 1924 photograph of the Treasure House shows a gas pump near the southeast corner of the house (Davis 1924).

Several archaeological investigations have been conducted around the Treasure House. In the 1960s an excavation was conducted on the east side of the house which revealed the presence of a cobblestone pavement (L. McMillen n.d.). According to William McMillen (1988, personal communication) a stone-lined drainage gutter along the east side of the building, and a well in front of the house were excavated by a summer youth group under the direction of Harlow McMillen. Harlow McMillen (1988, personal communication) reports that a gasoline tank was uncovered near the southeast corner of the house. In addition, the inside of the structure was excavated as well and this work revealed evidence of a stone-lined pit which was probably used for soaking hides. English pennies were found scattered around the outside of the house and numerous Indian Head pennies, c. 1880s were found inside. Finally, excavations were also carried out on the west side of the house.

At some time between 1971 and 1977, archaeological excavations were conducted on the north side of the Treasure House in a search for the tanning vats (Jacobsen 1988, personal communication). A magnetometer was employed first but this methodology proved to be unsuccessful. A

trench, which measured 16' x 3' was then excavated parallel to but a short distance from the north side of the house. However, water was encountered at a depth of fourteen to sixteen inches and this excavation was abandoned. Later, a backhoe trench was dug in this location but this attempt to find the tanning vats was also unsuccessful.

H. Barn Foundation and Cistern

The remains of a barn foundation are located approximately 100 feet to the west of the southwest corner of the Treasure House. This structure was a bank barn. A cistern is located on top of the small knoll on the south side of the barn foundation.

The barn site was excavated by students from Susan Wagner High School, Staten Island, N.Y. at some time between 1971 and 1977. Numerous artifacts were recovered from this site including ceramic and bottle fragments which apparently dated to the late 19th and early 20th centuries (Jacobsen 1988, personal communication). In addition, the cistern or well on the south side of the barn was also excavated by Al Anderson, who reports that various types of ceramics were apparently dumped into this structure on the knoll (Anderson 1988, personal communication).

I. The Voorlezer House

In 1981, staff members of the Staten Island Historical Society worked with archaeologists from the New York City Landmarks Preservation Commission in conducting archaeological work in the basement of the Voorlezer House. This building was scheduled for major stabilization and restoration work, and a concrete basement with a drainage pump was to be installed. The archaeological excavations took

place prior to this construction activity. Stratified archaeological deposits were uncovered which were associated with former known occupants of the house. The oldest cultural material dated to 1740, that is during the Rezeau family's use of the house.

J. Revolutionary War Fort and Camp Site

On July 2-3, 1776, the British Army landed on Staten Island and established their headquarters on the North Shore. Troops were quartered and camped strategically throughout the Island, especially in and near the county seat. By the summer of 1777, three earthen redoubts were erected on the hill above Richmondtown, overlooking the salt meadows and Fresh Kills. In the early 20th century the old fort and campsite on Richmond Hill, located to the west of the village, was excavated by the Field Exploration Committee of the New York Historical Society. This work resulted in the discovery of several soldiers' hut sites and dumps and the recovery of numerous military and personal artifacts (Calver and Bolton 1950: 30-36). In addition, the fort site was also extensively explored by Donald Sainz and Robert Clements between 1936 and 1938. Sainz and Clements conducted excavations at the fort itself, along the north and east sides of a sand and gravel quarry pit overlooking the Old Mill Road, and at the site of the old Simonson home at the end of Mill Road (Sainz 1946). Sainz recorded in detail his artifact recoveries from the fort and camp site (Sainz 1936-1938). The fort site is just outside the northern boundary of Richmondtown Restoration; it is located on Latourette Park property.

Jacobsen (1988, personal communication) reports that a dump site was excavated by students from Susan Wagner High School. This site was located on the sloping hillside near the site of the fort on Richmond

Hill. Numerous buttons dating to the Revolutionary War period were recovered from this site.

K. Privy Sites

A stone-lined privy was located behind the Guyon Store and was excavated by Harlow McMillen (1988, personal communication). Several hand-blown bottles dating to the early 19th century were found within the privy. This privy was backfilled with sand upon completion of the excavation (W. McMillen 1988, personal communication).

During the late 1960s and early 1970s, a number of other privy sites, which are indicated on the 1911-12 Topographical Map of Richmondtown, were excavated by Staten Island Historical Society staff members and volunteers. The privies behind the Stephens House, Bennett House, and Taylor House on Block 4441 were investigated as was the privy behind the Edwards-Barton House on Block 4443, half of which was underneath the garage. According to William McMillen (1988, personal communication) the artifacts recovered were labeled, boxed, and placed in storage at Richmondtown Restoration.

L. Parsonage

A water, gas and sewer line connection from Arthur Kill Road to the Parsonage, a facility improvement for this site, was undertaken in 1988. Six shovel tests measuring two feet in diameter were excavated at ten foot intervals along the line of the proposed construction. This work was performed in May 1988 by staff members of the archaeology program, Landmarks Preservation Commission. A few 19th century artifacts were recovered from these tests at depths ranging to eighteen inches; from eighteen inches to thirty-six inches the tests were sterile.

An excavation unit 6' x 5' was also dug at the rear or east side of the house. A cistern was encountered at a depth of two feet outside the rear door. This cistern is approximately four and one-half feet in diameter and has an estimated depth of six feet. This feature is constructed of brick, two layers thick, and is plastered with cement on the inside. The cistern was filled with soil, ash, cinders, and nails. A complete report of this project will be written by the Landmarks Preservation Commission archaeologists.

M. Richmond Hill Prehistoric Sites

See Chapter Four for details and discussion. Figure 6:8 is a general view of the Richmond Hill (also known as Burial Hill) Prehistoric Site which was excavated in the late 1960s.

2. BUILDINGS, ROADS AND UTILITIES CONSTRUCTION

From the days of its first settlement in the late 17th century, the Richmondtown Restoration area has experienced continuous extensive change and development. At the present time, more than sixty sites have been identified within the core of the village as historic buildings or the locations of former structures. Undoubtedly, many more structures were present in the past but have long since disappeared from the landscape. The location and historical Background of some of these former structures are described elsewhere in this report. In addition, water lines, gas lines, utility poles and septic systems were installed beginning in the late nineteenth century and continuing well into the 20th century. Thus, nearly 300 years of building construction and land modification work has had a pronounced impact upon the cultural landscape.



Figure 6:8 Photograph of Richmond Hill Prehistoric Site
(Photo: Edward J. Lenik 1988).

The location of standing structures, foundations, walks, pavements, septic tanks, storm drains, utility poles, fences, curbs and other structures are depicted on the Topographic Survey Map of Richmondtown (Wohl and O'Mara 1986).

The installation, repair, and service records of water lines within Richmondtown Restoration are on file with the City of New York Department of Environmental Protection, Bureau of Water Supply, with copies available in the archaeology department of the Landmarks Preservation Commission. These records cover the period from 1912 to 1987, and include such details as opening the sidewalk and roadway in front of the property being serviced, installing new service pipes from main to curb or to cellar of house, inserting taps on main line and plugging old taps. These detailed and voluminous records describe some of the extensive development and alterations that have taken place in the study area.

Among the first landmarks of a community are the ancient paths, roads and highways that link it to the outside world. The construction of roads has an adverse impact upon the landscape. Tradition indicates that present-day Richmond Road was once an old Indian footpath, and by 1679 a portion of it was described as a "tolerable good road" (L. McMillen 1946: 3). A chronology of road construction in the area of the Restoration is as follows (Road Records 1705, 1709, 1727, 1774):

1694 Parts of Arthur Kill Road were laid out; however
 the Richmondtown section of Arthur Kill Road was not
 laid out until 1709.

- 1705 Richmond Hill Road was laid out.
- 1705 A road from the village to Stony Brook was officially laid out.
- 1729 Richmond Road was laid out and the road to Stony Brook was closed.
- 1837 The "new" section of the Village of Richmond was laid out including Center Street and Court Place.
- 1854 Tysen Court was laid out.
- c. 1857 Clarke Avenue was laid out.
- c. 1857 St. Patrick's Place was laid out.
- 1896 Trolley tracks were laid to Richmondtown.
- 1969 Clarke Avenue extension was graded and paved.

The precise location of some of the roads within Richmondtown Restoration as well as the widths of these roads has changed over the years. For example, the Road Record for January 25, 1774 suggests that the present Arthur Kill Road formerly curved to the west in front of the Treasure House and then crossed Richmond Creek. This short bend in the road does not exist today; Arthur Kill Road now runs in a straight line to the bridge crossing.

The 18th century Road Records for the Richmondtown Restoration area indicate that Arthur Kill Road, Richmond Hill Road, and Richmond Road were to be laid out "three rods (wide) English measure." In 1729, Richmond Road was described as being three rods (49.5 feet) wide (Road Records 1729). However, a 1774 Road Record states that Richmond Road was two and one-half rods (41.25 feet) wide. This latter dimension is close to the mapped width of the road as presented on the 1953 Damage Map wherein Richmond Road narrows from 46.93 feet at the Arthur Kill

Road to 42.25 feet at St. Patrick's Place.

3. NATURAL RESOURCE EXPLOITATION

During the 16th and 17th centuries most of the Richmondtown Restoration area was undeveloped woodland. With the arrival of the first settlers, the land was cleared for agricultural purposes and the forests were harvested for firewood and lumber which was used locally for the construction of homes and other structures. During the British occupation of the area during the Revolutionary War, the remaining nearby forests were again harvested for fuel and lumber. The destructive effects of land clearing and plowing are evident in many parts of the project area in the form of erosion on the slopes of Richmond Hill and elsewhere.

Documentary evidence suggests that some iron mining took place in the area during the 18th century. A local legend states that an Abraham Cole operated a gold mine (more likely an iron mine) on Richmond Hill (Safford 1939). The legend states that Cole mined ore at this site until the Revolutionary War when the mine was sealed. The location of this alleged gold mine has never been found. However, on the slope of Richmond Hill overlooking Old Mill Road there are several large pits which were apparently attempts at iron mining in this area. Large chunks of iron ore and boulders are present adjacent to these pits.

Natural resource exploitation in the project area also included sand and gravel quarrying activities in the twentieth century. These activities have caused the permanent disfigurement of the landscape. During the 1920s, the Whitlock sand and gravel quarry was in full

operation on the south side of Richmond Hill in the area of the British Fort. This company quarried the sandy soil and produced concrete and concrete blocks (Cassidy 1931). As the quarrying operation dug into the hillside, the walls of the old fort were undermined and the embankments fell into the excavation and were removed.

A field survey along Old Mill Road has confirmed the extensive destruction of the landscape caused by the Whitlock Company's sand and gravel operations. The south side of Richmond Hill is scarred with huge open quarry areas. Also, the destructive effects of this process can be seen today in the form of continuing erosion of the hillside. Further evidence of landscape alteration can be seen on the north side of Old Mill Road, where traces of a stone retaining wall are still intact. Finally, a concrete structure is located on the south side of Old Mill Road near the area of Crocheron's tidal mill (Figure 6:9). This concrete structure measures 48' x 48' feet with walls one and one-half feet thick. This concrete foundation is partitioned in half and has an opening on its south side leading into the marsh. This structure may have been part of the sand washing operations of the Whitlock Company.

A second sand and gravel company was formerly in operation to the east of Richmond Hill Road, on the north side of the same hill that overlooks the Restoration's mill pond (behind the present St. Andrew's Parish Hall, Figure 6:10). The open hillside quarry is evident in this area and erosion continues to take its toll of the landscape. This quarrying operation was conducted by the Vanderbilt Brothers, i.e., Vanbro Corp., for a short time during the 1950s (McMillen 1988, personal communication).

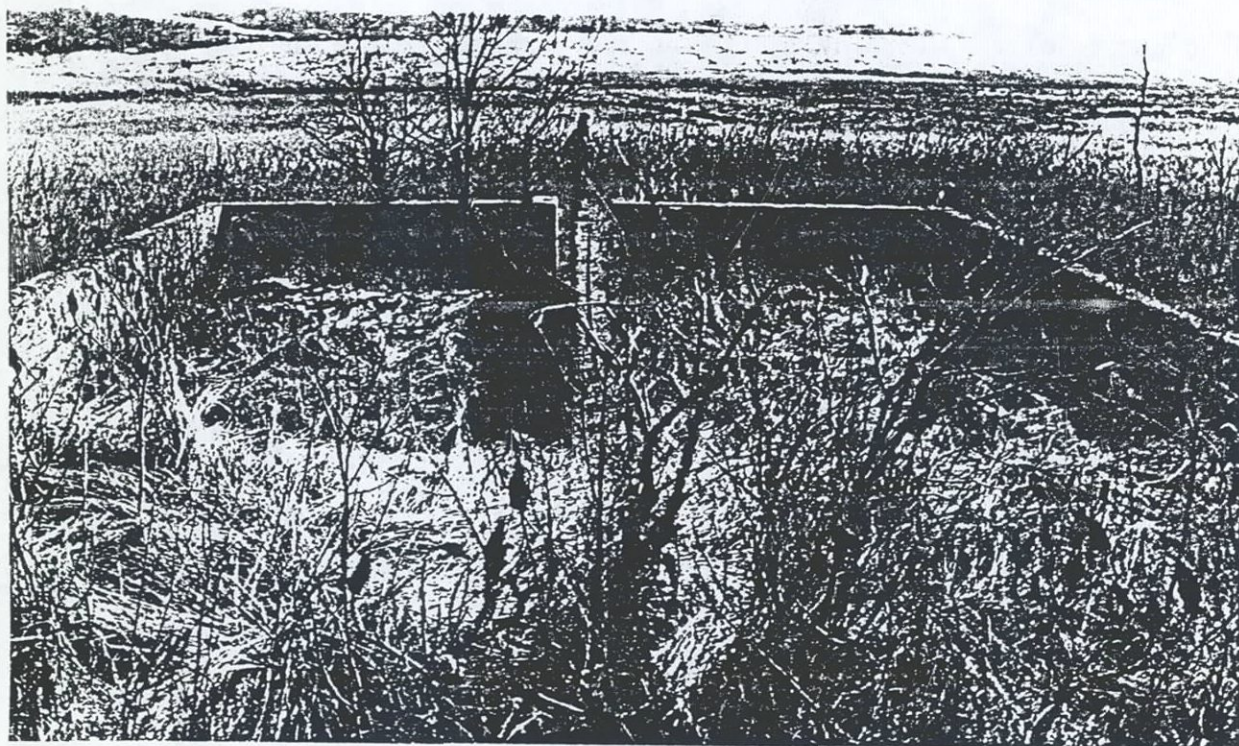


Figure 6:9 Photograph of concrete foundation
(Photo: Edward J. Lenik 1988).

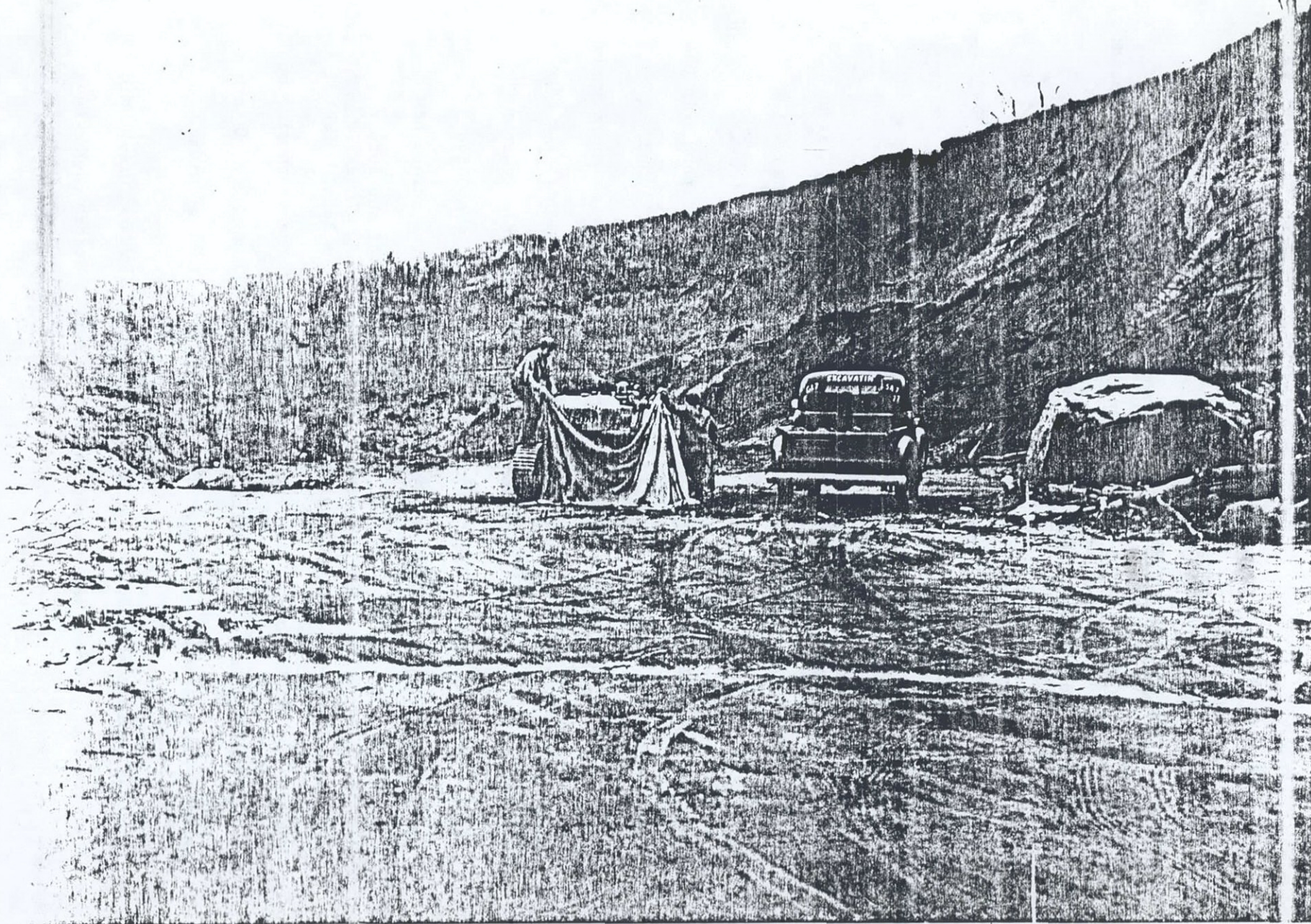


Figure 6:10 S.I.H.S. photograph of the sand and gravel quarry behind Helmsley Hall.

4. ALTERATION OF WATER COURSES

According to the Staten Island Historian (Anonymous 1969), the millpond within Richmondtown Restoration was drained and dredged in 1969.

Wooden timbers were reportedly found in the bottom of the millpond and a trace of an old dam abutment is visible behind the Guyon Lake-Tysen House (W. McMillen 1988, personal communication). The present dam on the Richmond Creek millpond is a modern one.

In the middle of the 18th century, a grist mill was built by Joseph Bedell at the edge of the meadows to the west of Richmondtown Restoration (McMillen 1962b). The hydropower for this mill was supplied by a stream which was later dammed to form a millpond. In the 19th century, this site was called Ketchum's Mill and millpond. A raceway, constructed at the south end of the pond, diverted the flow of water in a south-southeasterly direction to the mill site at the edge of the meadow. A field inspection of this area disclosed that Ketchum's millpond is presently dry and littered with abandoned automobiles. The mill dam is virtually intact, but the stream now flows in its normal southwesterly course. Sections of the former raceway are also intact and visible. The ruins of the Bedell Mill foundation can be seen at the end of the raceway at the south side of the Old Mill Road. The remains of a stone foundation, 30' x 30' are present along with an adjacent wheel pit that is six feet wide.

In 1760, Joseph Wood built a mill at the edge of Richmond Creek, midway between Richmondtown Restoration and Bedell's mill stream (McMillen 1962b). Wood's mill was a tide mill that operated by the outflow of Richmond Creek. A dam was built on the creek to control the flow of

water. The partial remains of this tidal mill and dock are still visible along the edge of Richmond Creek. During a field survey, a wall forty-eight feet long and constructed of cut stone blocks was located along the edge of the creek with an adjoining cut stone wall twenty-eight feet long, and the remains of vertical wooden timbers (FIGURE 6:11).

5. LANDFILLING

A sanitary landfill for the Borough of Richmond was formerly in operation on the south side of Richmond Creek to the west of Arthur Kill Road. This site, known as the Brookfield Dump (Anderson 1988, personal communication), was closed around 1982 (McMillen 1988, personal communication).

Piles of earth, stone and concrete are present in an area adjacent to and north of the proposed new Richmondtown Restoration parking field on the west side of Arthur Kill Road. Much of this material originated from the millpond which was dredged around 1965 (McMillen 1988, personal communication). Several artifacts were observed on the surface including bricks and 18th century bottle glass fragments.

6. DEMOLITION, HOUSEMOVING AND OTHER LANDSCAPE CHANGES

The demolition of standing structures has been a significant factor in the alteration of the landscape at Richmondtown Restoration. Although some demolition can be considered a normal element in the growth and development of the community, this process was greatly accelerated after 1952 when the core of the village was acquired by the City of New York. Since that time, a number of structures have been demolished within the village and several other 18th and 19th century buildings

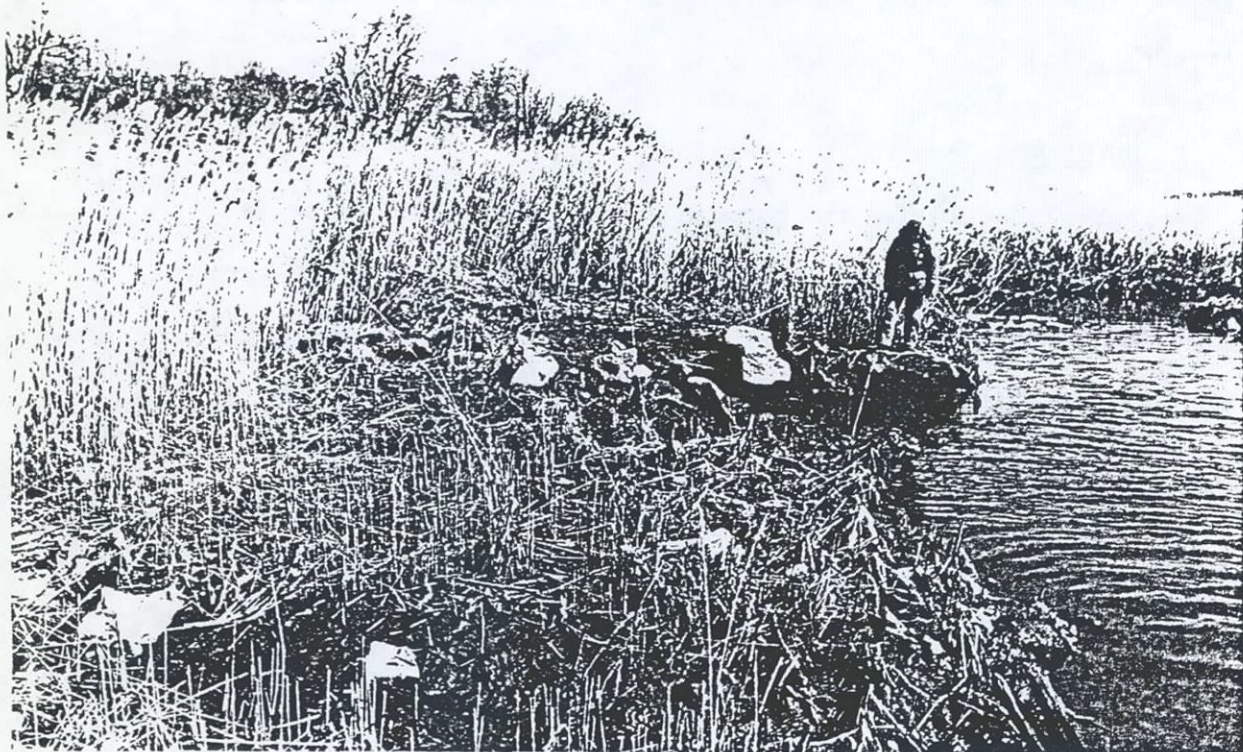


Figure 6:11 Photograph of the tide mill on Richmond Creek
(Photo: Edward J. Lenik 1988).

have been brought to the site as part of the Richmondtown Restoration project.

Listed below are the major structures that have been demolished or moved at the Richmondtown Restoration since 1925 (Barto 1988).

However, information pertaining to the basement depths of demolished structures is not known or available. Many of the properties on which these structures stood contained outbuildings such as garages and sheds and these were demolished or moved as well. In fact, the present garage at the rear of the Parsonage is the only original outbuilding still standing today.

<u>Structure/Address</u>	<u>Date of Demolition/Move</u>
<u>Block 4444:</u>	
19th century addition of 2nd County Courthouse, 45 Arthur Kill Road	1942-1944 after fire
Main section of 2nd County Court House, 45 Arthur Kill Road	1944 after fire
53 Arthur Kill Road	1929-1936 - wing 1936-1938 - main bldg.
53R-1/2 Arthur Kill Road	1936-1938
53R-1/3 Arthur Kill Road	Week of March 6, 1965
<u>Block 4443:</u>	
St. Andrew's Parish Hall, 3764 Richmond Road	1929
<u>Block 2278:</u>	
3753 Richmond Road	April-May 1964
3749 Richmond Road	April-May 1964
3729 Richmond Road	April-May 1964

Block 4441:

M & N woodframe carriage factory building, 3704 Richmond Road	April 1938
Stephens General Store, Court Place & Center Street	c. 1944
I.M. Marsh Carriage & Wagon Manufactory, 3696 or 3706 Richmond Road (brick & stone)	August-September 1945
A.G. Taylor House, 3722 Richmond Road	c. 1954
279 Center Street, Lot 9 (c. 1917)	Moved c. 1956
Macintosh House, 283 Center Street, Lot 12 (c. 1917)	Between July 1965 and January 1966.

Block 4442

Lytle/Cole/Siemer House, 284 Center Street, now Parsonage of the Church of St. Andrew	Moved November 1959
County Jail and Cottage	July 1959
Tysen Court Garages	Week of March 6, 1965

Block 4463

Dobler Court House Hotel, 320-22 Center Street	1943
332 Center Street	Week of March 6, 1965
Putnam House with concrete vault, 328 Center Street, Lot 5	Week of March 6, 1965
Flake House, 468 Clarke Avenue, Lot 11	Week of March 6, 1965

Block 2278

37 Piccadilly Road	Between June 1964 and January 1966.
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Block 4463

Flake House, 80 Arthur Kill Road	Between July 1965 and January 1966.
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Block 4444

3738 Richmond Road	Early 1966
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Wheatley House, 135 Arthur Kill Road	1953-1968
Richmond Auto Parts, 145 Arthur Kill Road; Frankel Memorials, 115 Arthur Kill Road	Early 1988

A 1936 photograph, on file at Richmondtown Restoration, shows several structures at 45, 53, 53R-1/2 and 53R-1/3 Arthur Kill Road on the west side of the road opposite Center Street. This photograph clearly shows that the ground drops off sharply from the curb of the road to the west. In fact, this photo shows that the structure at 53R-1/3 has a foundation that is well above ground level. An on-site examination of the present topography, and a comparison of the 1911 topographic survey map, sheet 61, with the 1986 Wohl & O'Mara map indicates that some landfilling has occurred in this area. It appears that some two to five feet of fill has been added to this site.

As indicated earlier in this section, several historic structures have been moved to the Richmondtown Restoration from elsewhere. These include the Britton Cottage, the Guyon-Lake-Tysen House, the Basketmakers House, the Kruser-Finley House and the Crocheron House on Richmond Road; the Colon Store, New Dorp and Annadale Railroad Stations on Center Street; the Eltingville Store on Court Street; and the Boehm and Christopher Houses on the west side of Arthur Kill Road. As part of the house-moving process, foundations were excavated for most of these structures at their new sites, and the surrounding land subsequently graded and landscaped.

Finally, extensive ground disturbance has taken place in the area around the Voorlezer's House on the west side of Arthur Kill Road.

This structure was moved approximately sixteen feet back from Arthur Kill Road around 1940. Photographs on file in the Staten Island Historical Society Library/Archives clearly document the moving of this and other houses, the ground disturbance and the subsequent landfilling on the north side.

Although it is clear that many landscape disturbances have taken place within the village, it seems probable that more remain unknown and unrecorded. However, two small construction excavations are known and are noted here: A percolation pit, 8-1/2 feet in diameter was excavated in front (west) of the Parsonage (W. McMillen 1988, personal communication). In addition, the ground surface in this area was scraped and graded. Finally, in 1982 a ditch was excavated at the rear, or north side of the museum building for the installation of a roof drainage pipe. During the course of this work, a small pit, which contained early 19th century artifacts, was encountered at a point some thirty-eight feet from the northwest corner of the Museum concrete retaining wall (Connolly 1982). Several artifacts, primarily ceramics, were recovered from this pit.

The site of the new Richmondtown Restoration parking field on the west side of Arthur Kill Road has been extensively bulldozed and graded. In February 1988 the foundation of the Wheatley House, a 19th century residence, was still visible on the surface.

Some time during the 1930s the southern edge of Richmond Hill was bulldozed by workers from the W.P.A. during the construction of Latourette Park (Anderson 1988, personal communication). In 1934 a mock tank and infantry battle was staged by the U.S. Army on top of

Richmond Hill. This operation included ten tanks, a company of infantry and the exploding of half-ton blocks of T.N.T. to simulate bombardment (Walsh 1934). One immediate tragic result of these war games was the destruction of the old Decker stable at Latourette Park. Undoubtedly, numerous other landscape degradations resulted as well.

CHAPTER SEVEN: SITE INVENTORY

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CHAPTER SEVEN: INTRODUCTION

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CHAPTER SEVEN: SITE INVENTORY

Introduction

This chapter provides a site inventory and assessment for Richmondtown Restoration. It is divided into two parts: 1) 7A presents an overview of the seventy-five acres outside the core area; and 2) 7B provides an in-depth documentary study of the twenty-five acres within the core area. The archaeological work on the outer seventy-five acres involved preliminary research. If any archaeologically significant section of this parcel is to be developed in the future (see Chapter Nine), then in-depth documentary research must be undertaken in advance of any construction.

Section 7B is divided into eight block histories. Each narrative contains a summary of the block's history and lot-by-lot histories summarizing the primary source material presented in a series of charts. A chart of the chain of title conveyances can be found at the end of each lot history. In some cases there are two additional charts: 1) a chart of occupants and building usage and 2) a chart of census information about the occupants of the lot. The lot histories are not presented in numerical order but in the order they appear on the block reading left to right. The block histories (see Figure 7:1) are presented in the following order:

- 1) 4463
- 2) 4442
- 3) 4443
- 4) 4441
- 5) 2278
- 6) 4444 (southern portion)
- 7) 4444 (northern portion)
- 8) one-acre lot

The block histories provide a straightforward presentation of the data; the archaeological significance will be discussed in Chapter Eight.

Each block history contains a base map which combines the lot locations and legal property boundaries as they were depicted on the 1953 Damage Map, when the City acquired the titles to the blocks within the core, and indicates the extant structures as they appear on the 1986 Wohl & O'Mara map. Composite maps for the eighteenth, nineteenth, and twentieth centuries have been drawn for each block which locate all documented structures. Each block history contains a chart of all the structures on each lot.

Copies of the historic maps referred to in each section are provided at the end of this introduction (see Figures 7:1 to 7:27).

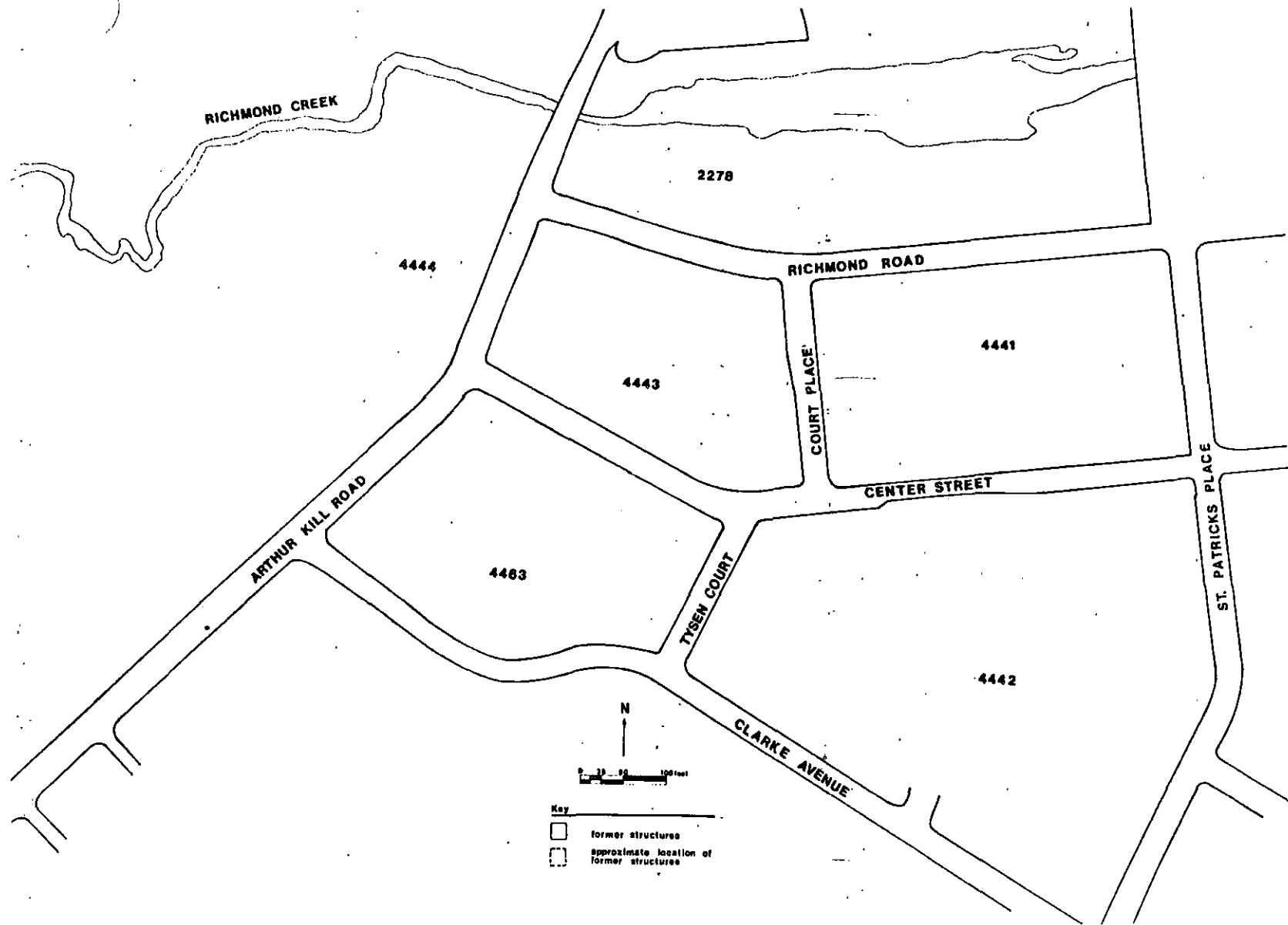


Figure 7:1 Base map identifying the blocks within the core of Richmondtown Restoration. Map drafted by Victor Buchli.

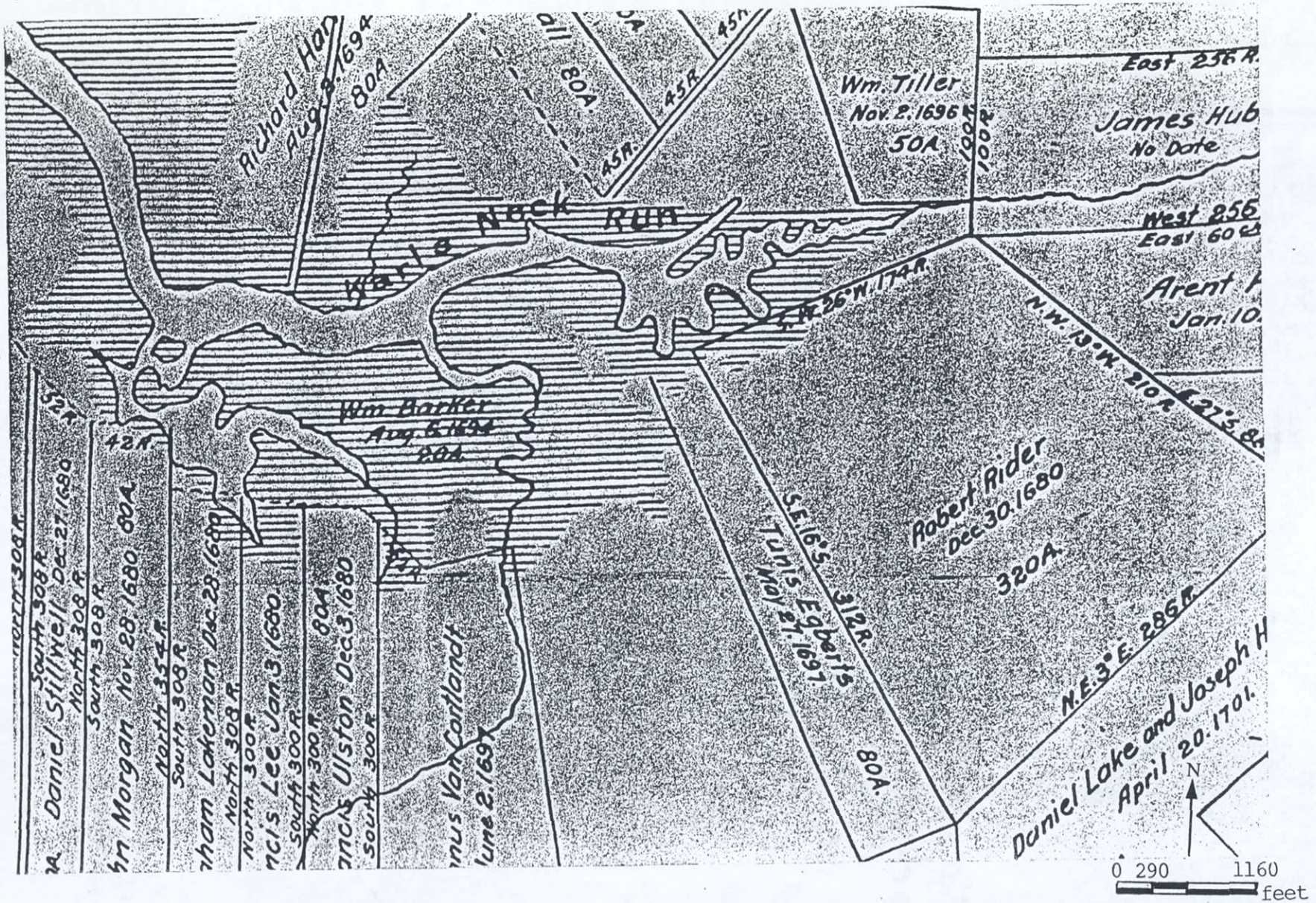


Figure 7:2 Map of colonial land grants, 1668-1712, drawn by Frederick Skene in 1907.



Figure 7:3 Map of Staten Island in the Province of New York, 1776, by C.J. Sauthier.



Figure 7:4 The Hessian Map of Staten Island, 1777 (version 1).
The original has no scale.

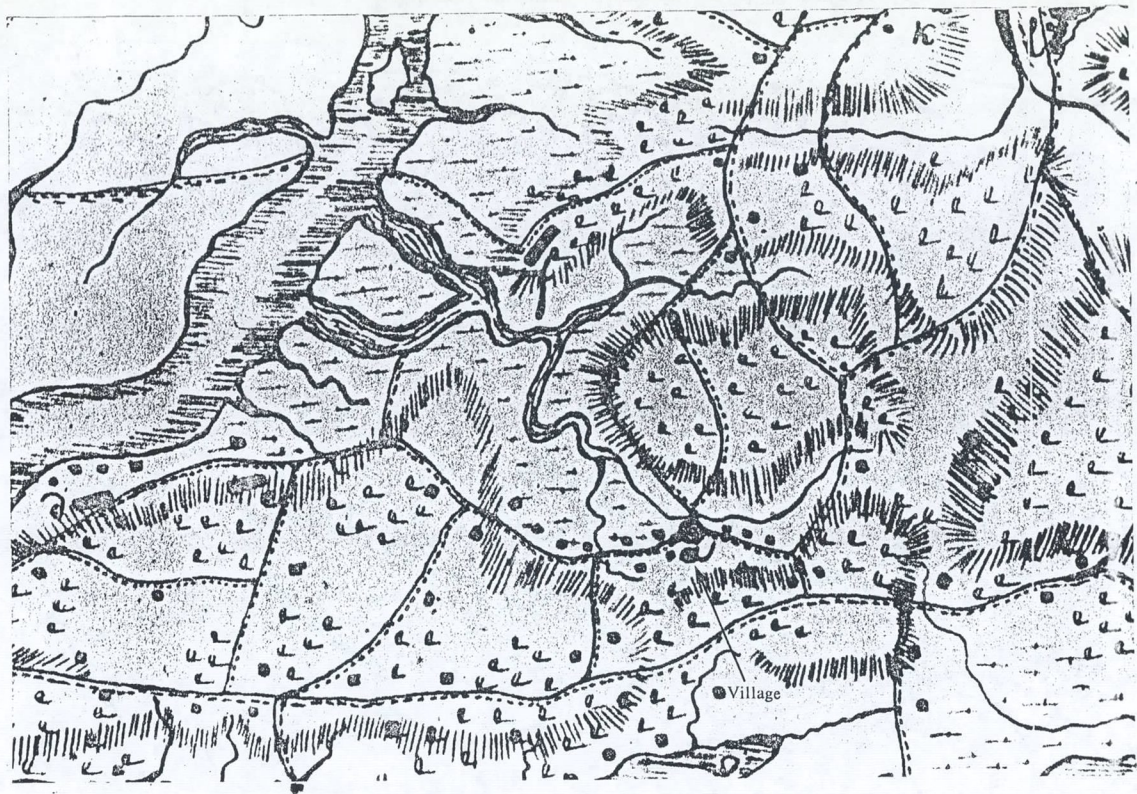


Figure 7:5 The Hessian Map of Staten Island, 1777 (version 2).
The original has no scale.

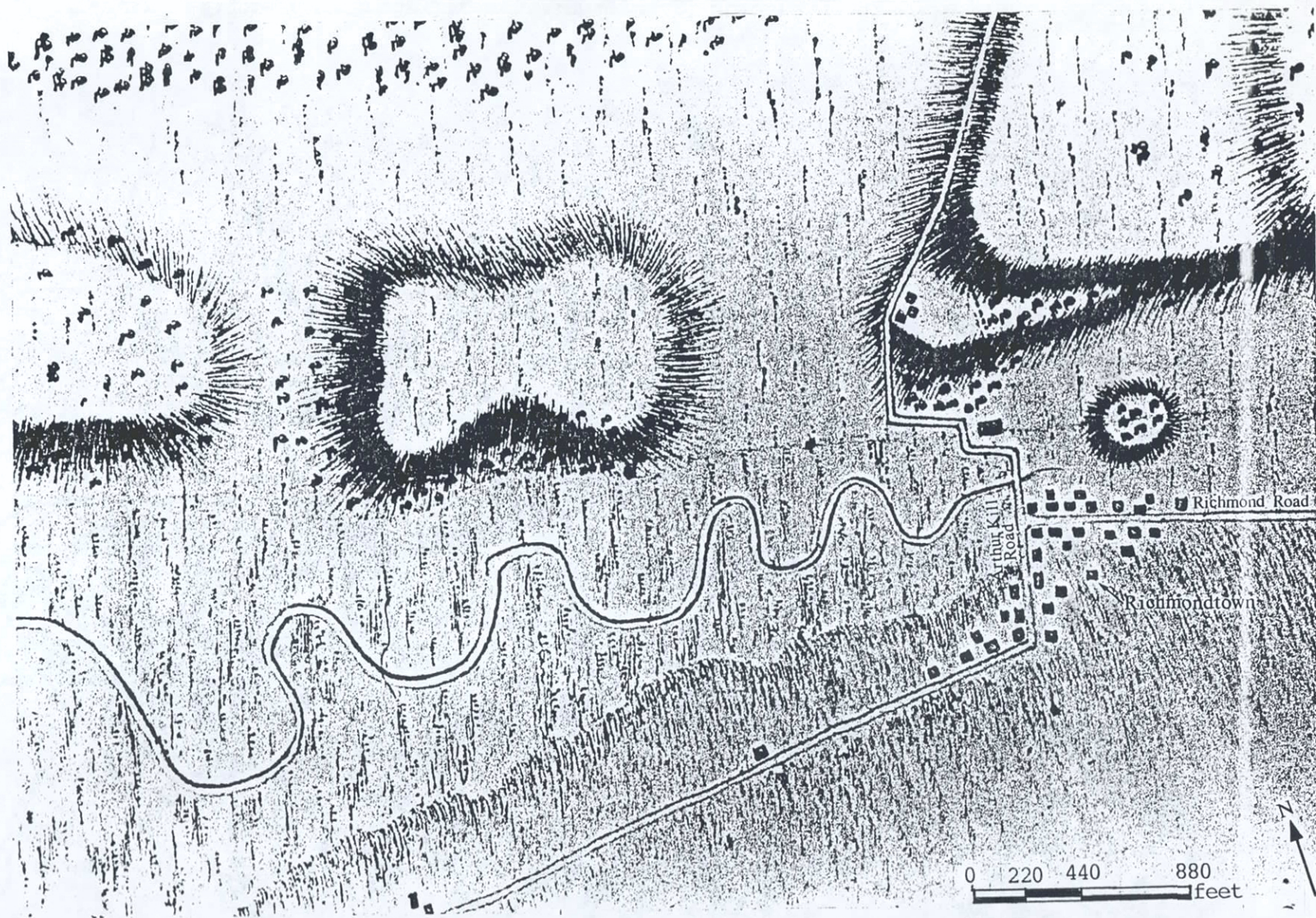


Figure 7:6 Richmond, British Army Map, possibly 1777.
This is the Clinton Map 198, Clinton Papers, filed at the
University of Michigan Archives Library.

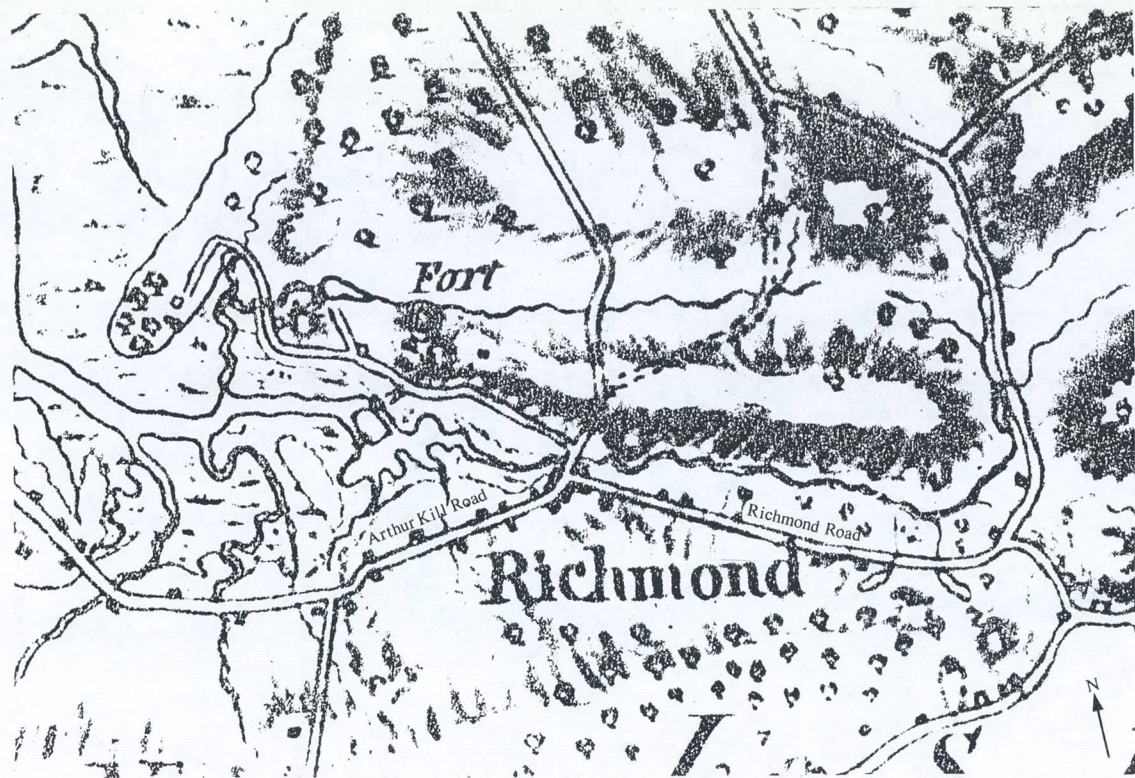


Figure 7:7 The Taylor and Skinner Map of Staten Island, 1781.
The original map has no scale.



Figure 7:8 Plan Number 31 du Camp Anglo-Hessois Dans Staten Island, Baie de New York de 1780 and 1783.

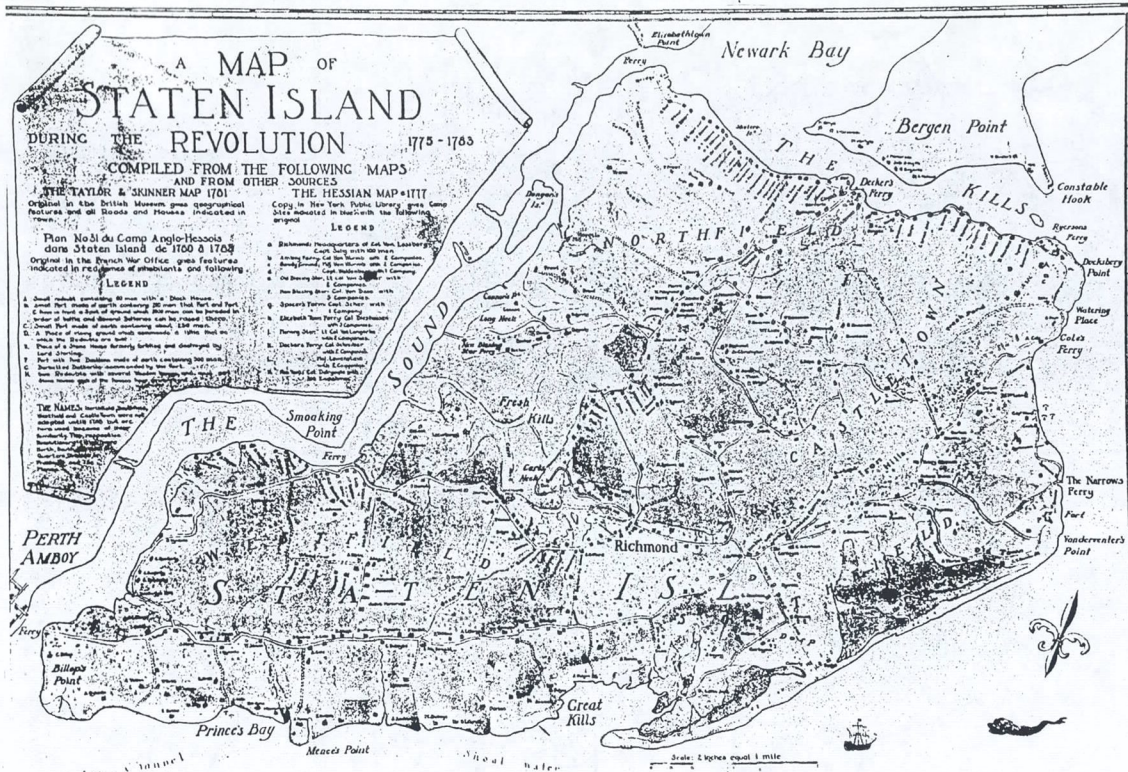


Figure 7:9 Map of Staten Island During the Revolution, 1775-1783, by Loring McMillen.

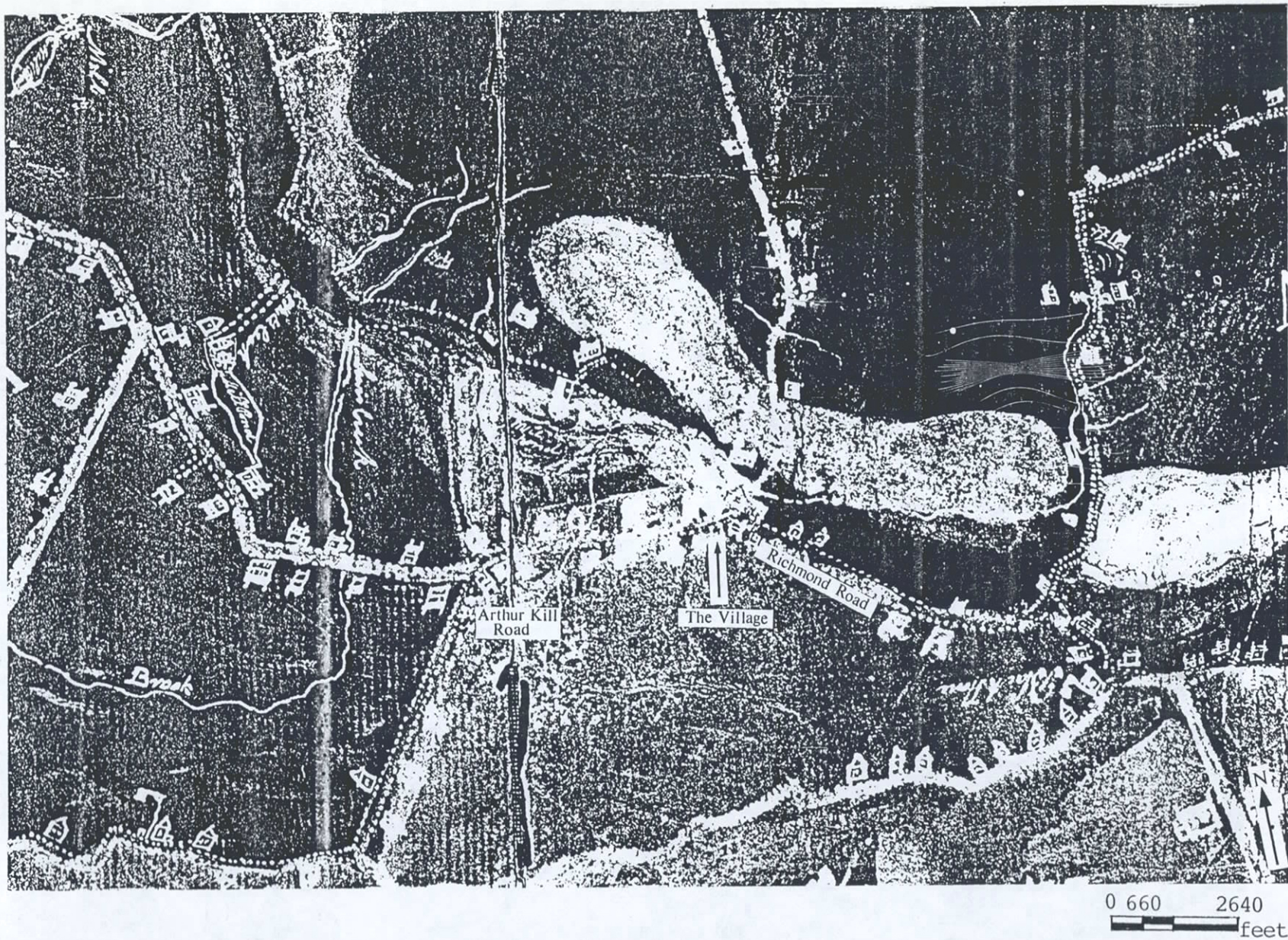


Figure 7:10 Sprong and Conner Map of Staten Island, 1797.

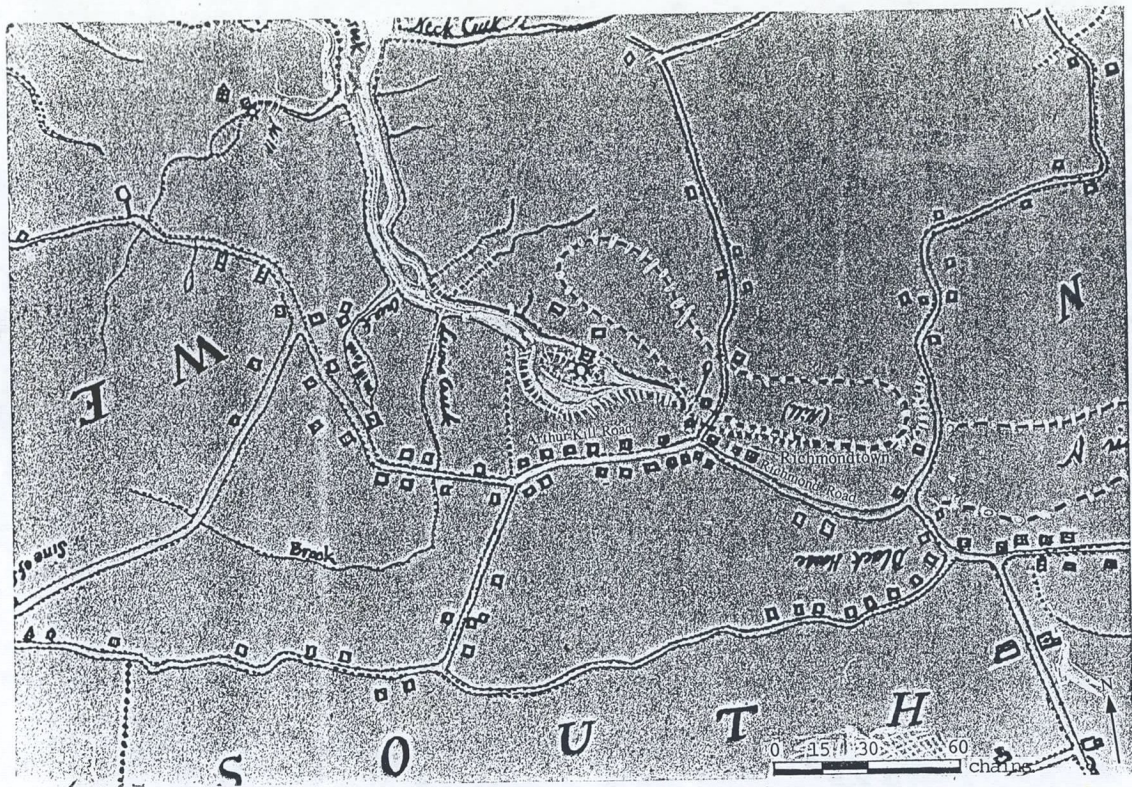


Figure 7:11 Redrawing by Loring McMillen of the Sprong and Conner map of Staten Island, 1797. In the McMillen redrawing the words are clear and easy to read.

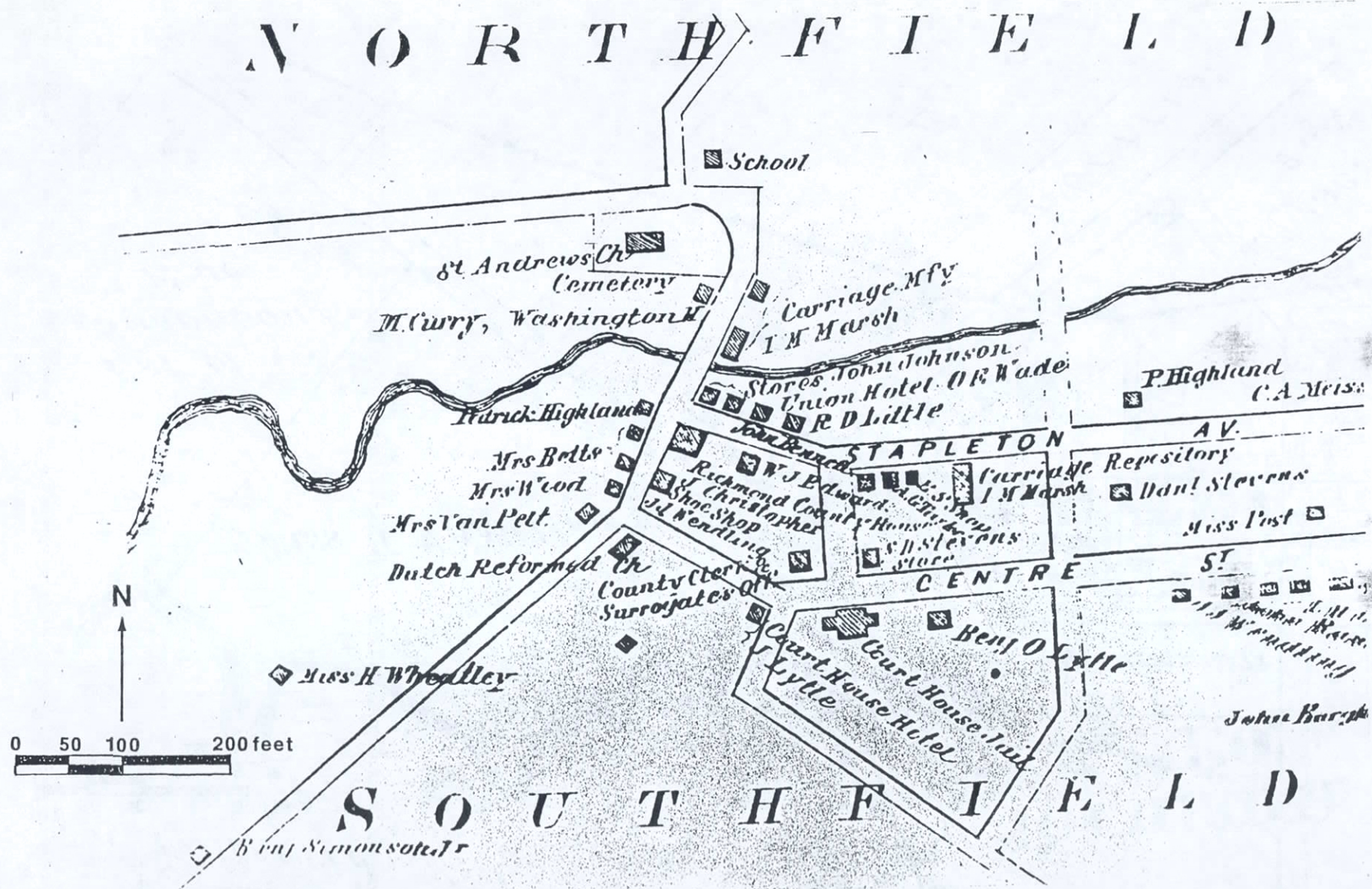


Figure 7:12 Map of Staten Island, New York (Richmondtown Inset), by H. F. Walling, 1859.

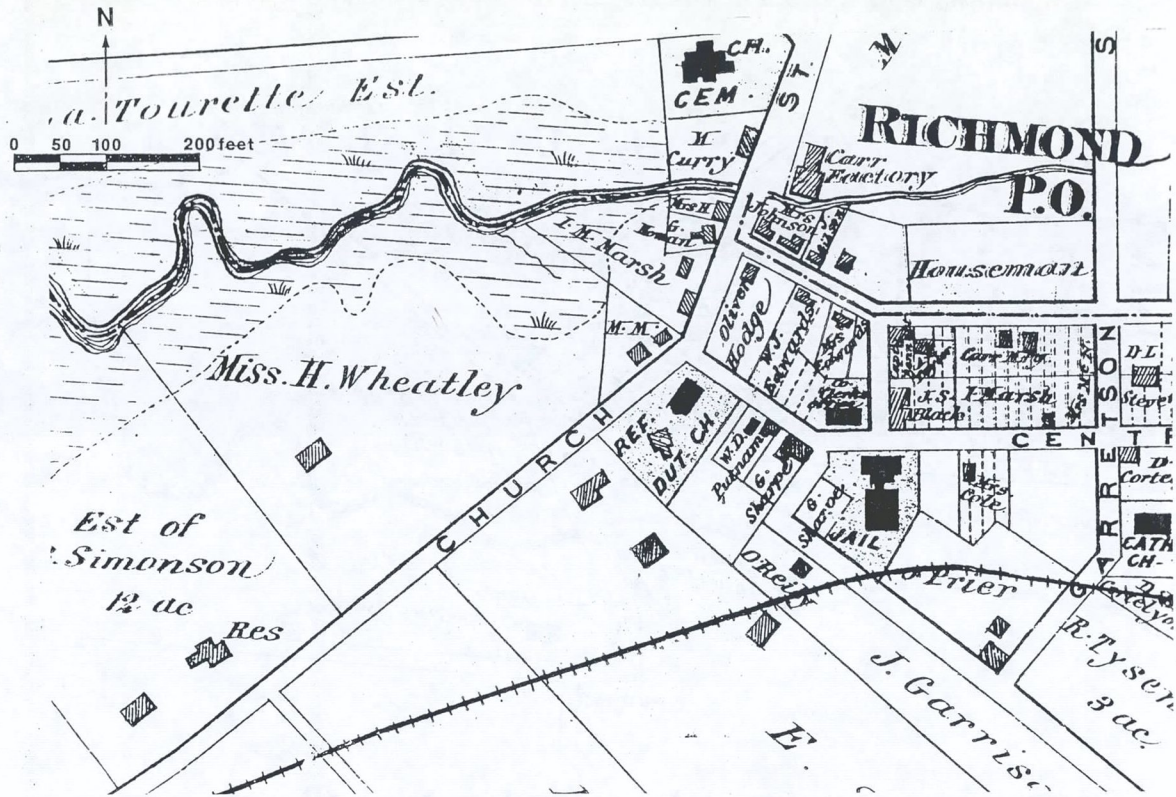


Figure 7:13 Atlas of Richmond County, Staten Island, New York, 1874, by F. W. Beers.

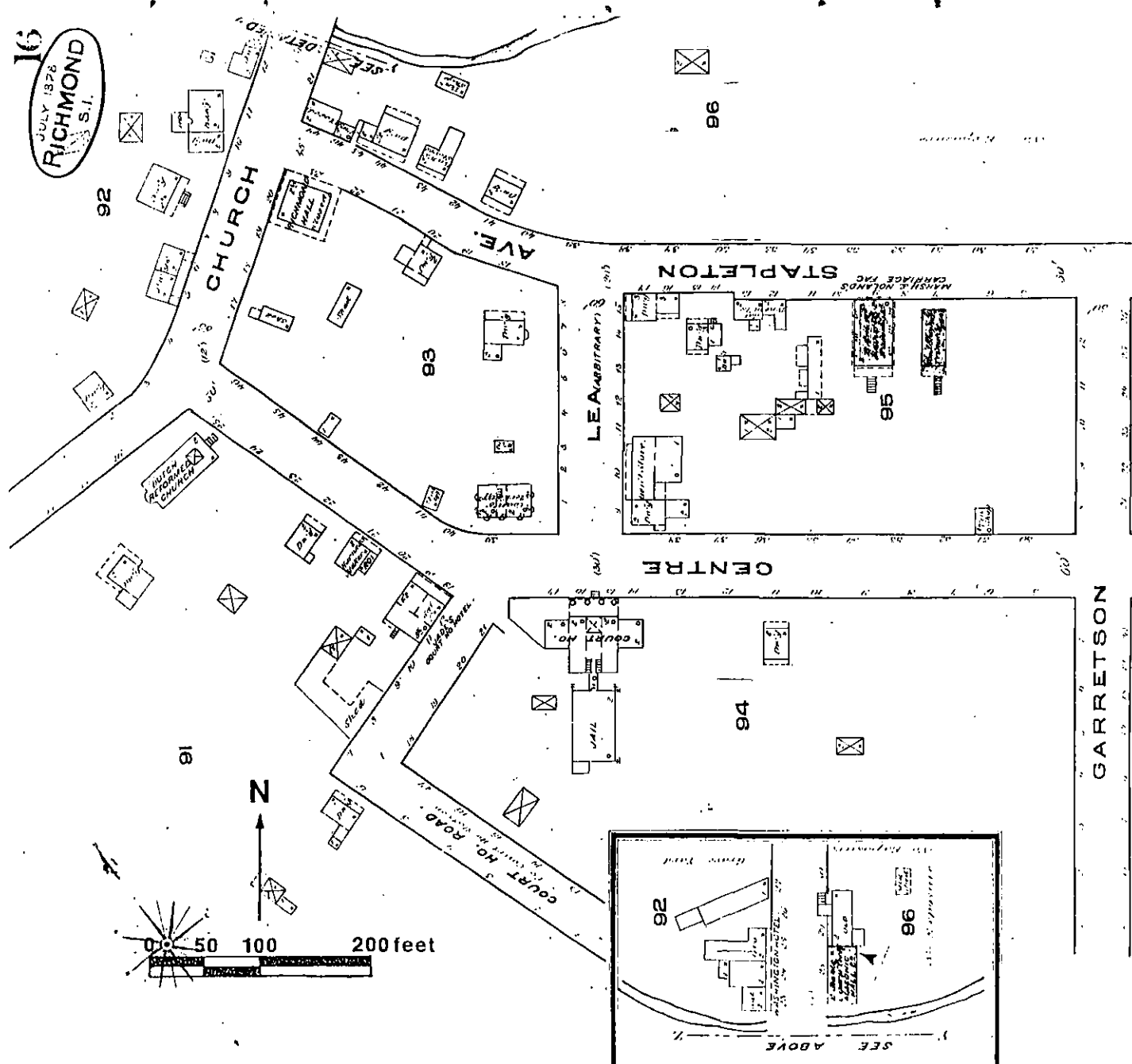


Figure 7:14 Insurance Map of Staten Island, New York, by Sanborn Map and Publishing Company, 1878.

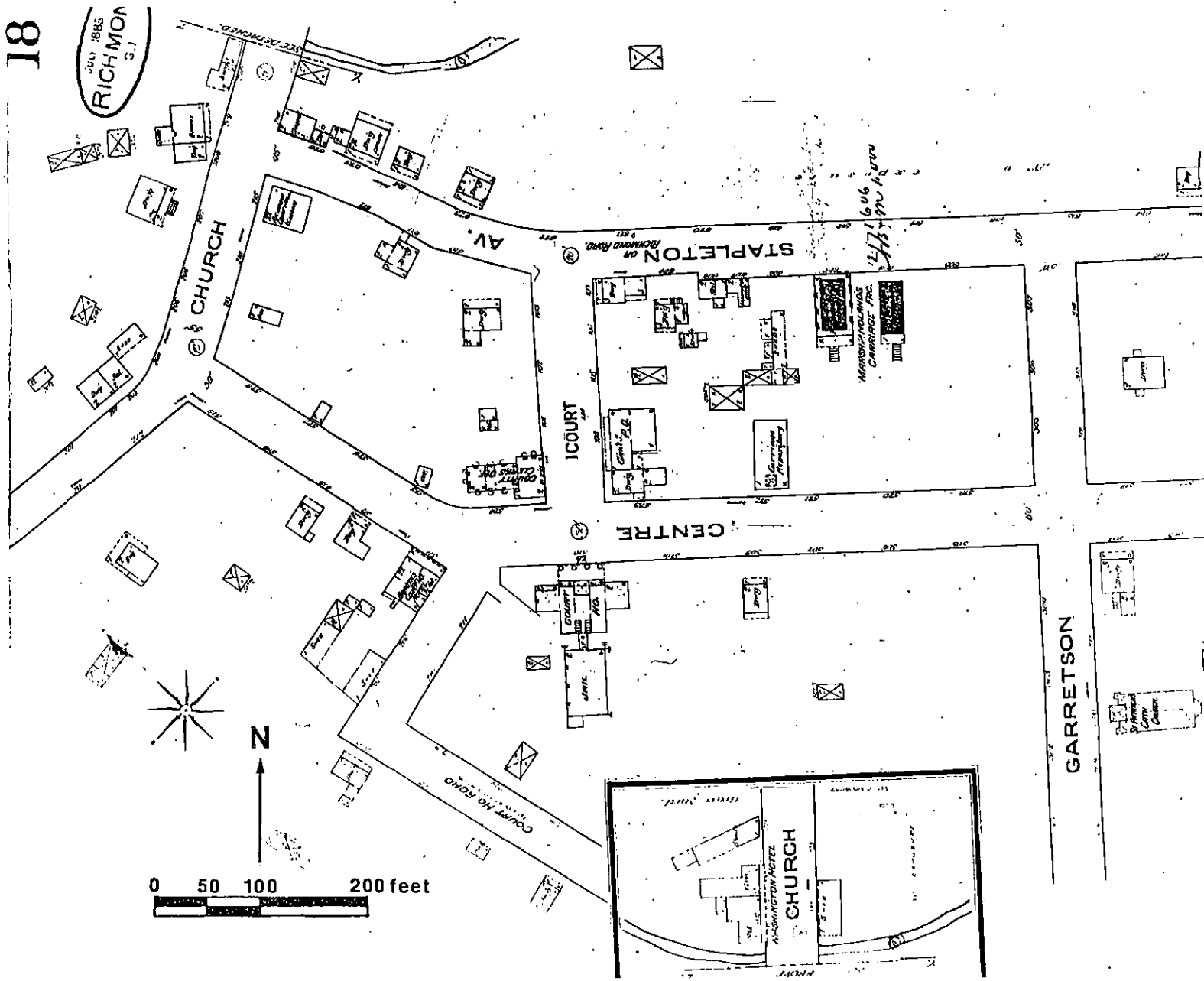


Figure 7:15 Insurance Map of Staten Island, New York, by Sanborn Map and Publishing Company, 1885 (updated in 1891).

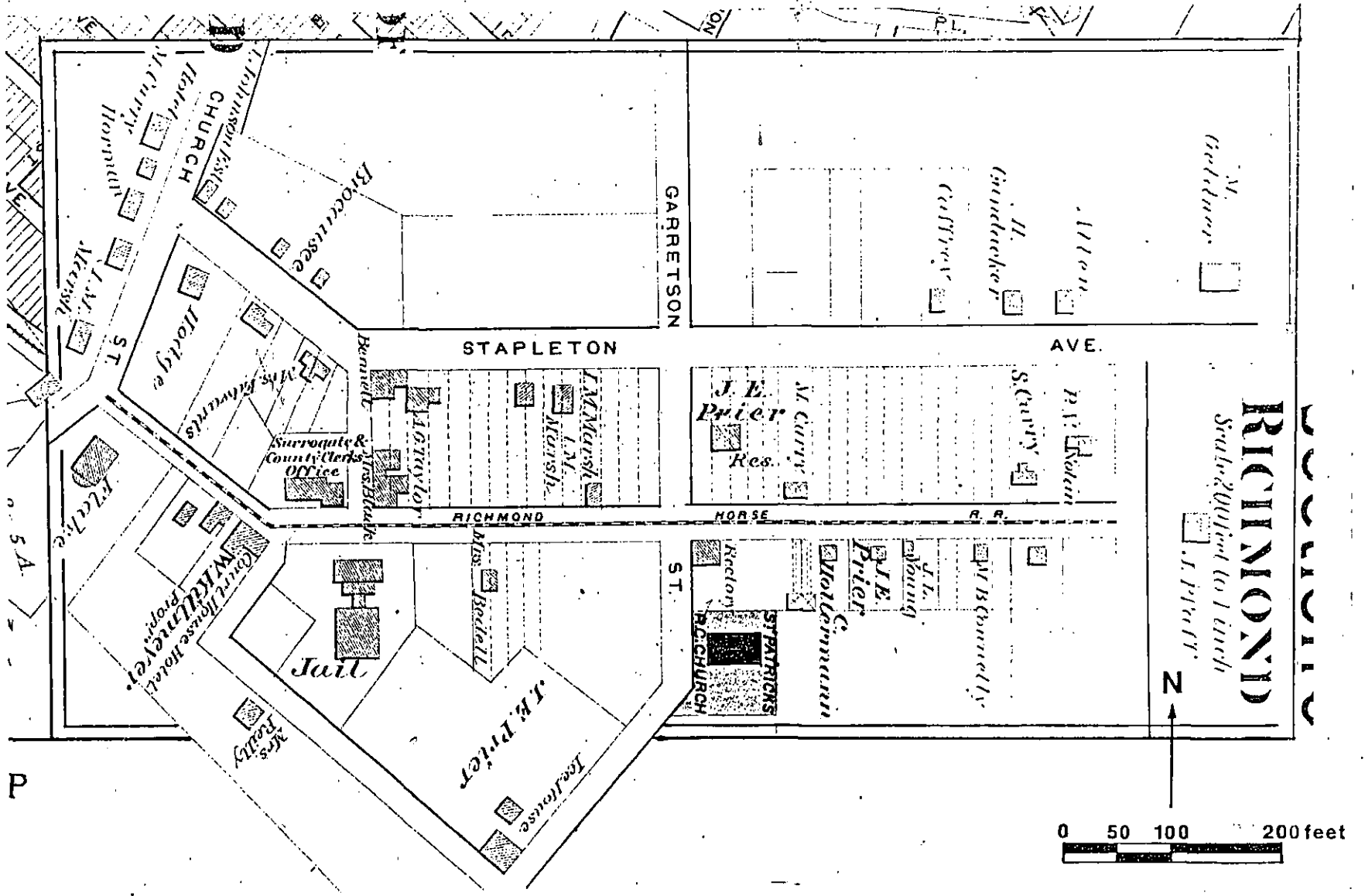


Figure 7:16 Atlas of Richmond County, Staten Island, New York, 1887, by F.W. Beers.

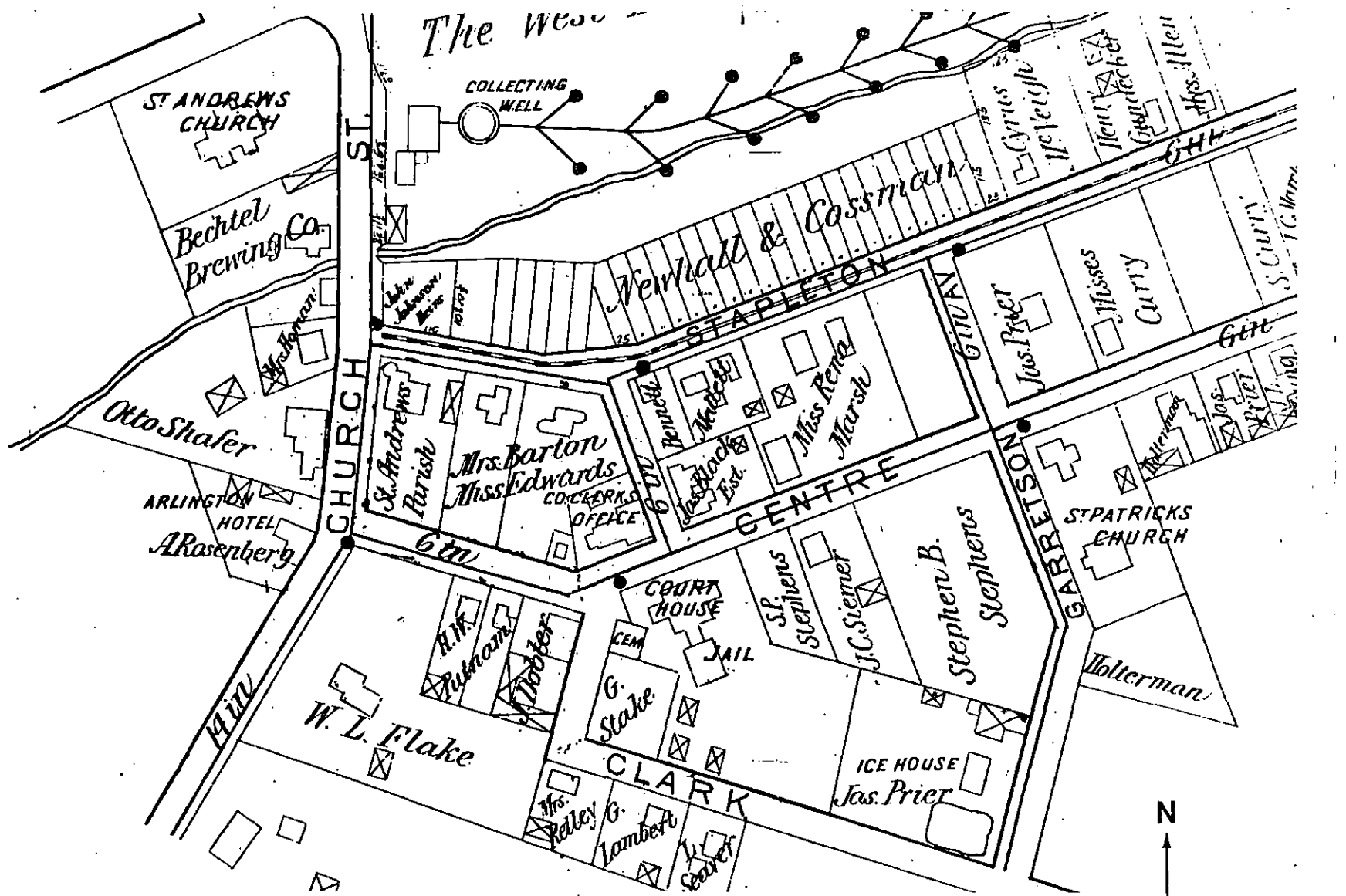


Figure 7:17 Atlas of the Borough of Richmond, by E. Robinson, 1898.

0 50 100 200 feet

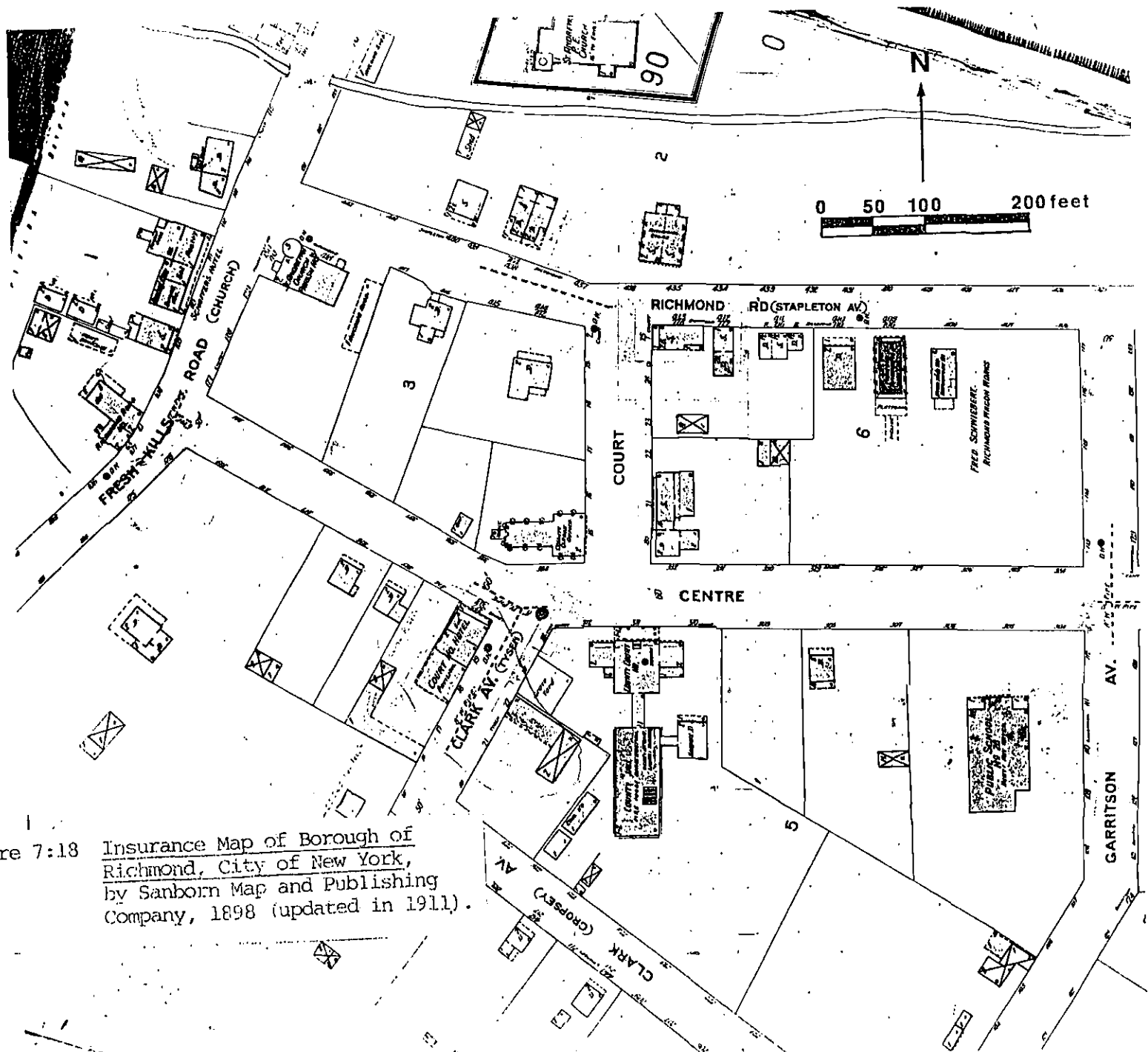


Figure 7:18 Insurance Map of Borough of Richmond, City of New York, by Sanborn Map and Publishing Company, 1898 (updated in 1911).

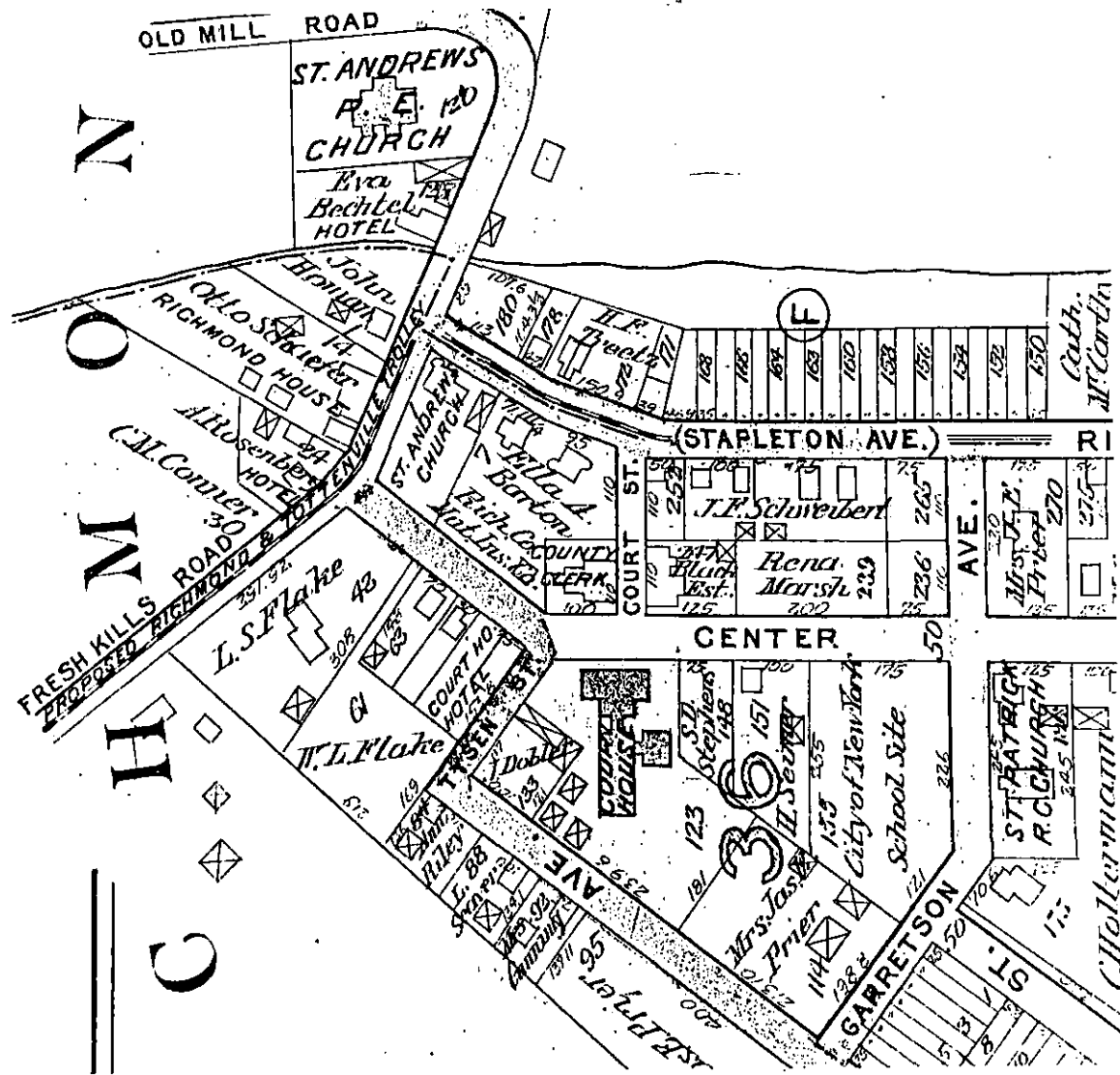
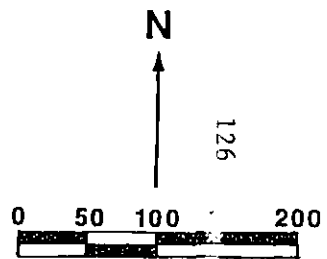


Figure 7:19 Atlas of the Borough of Richmond, by E. Robinson, 1907.



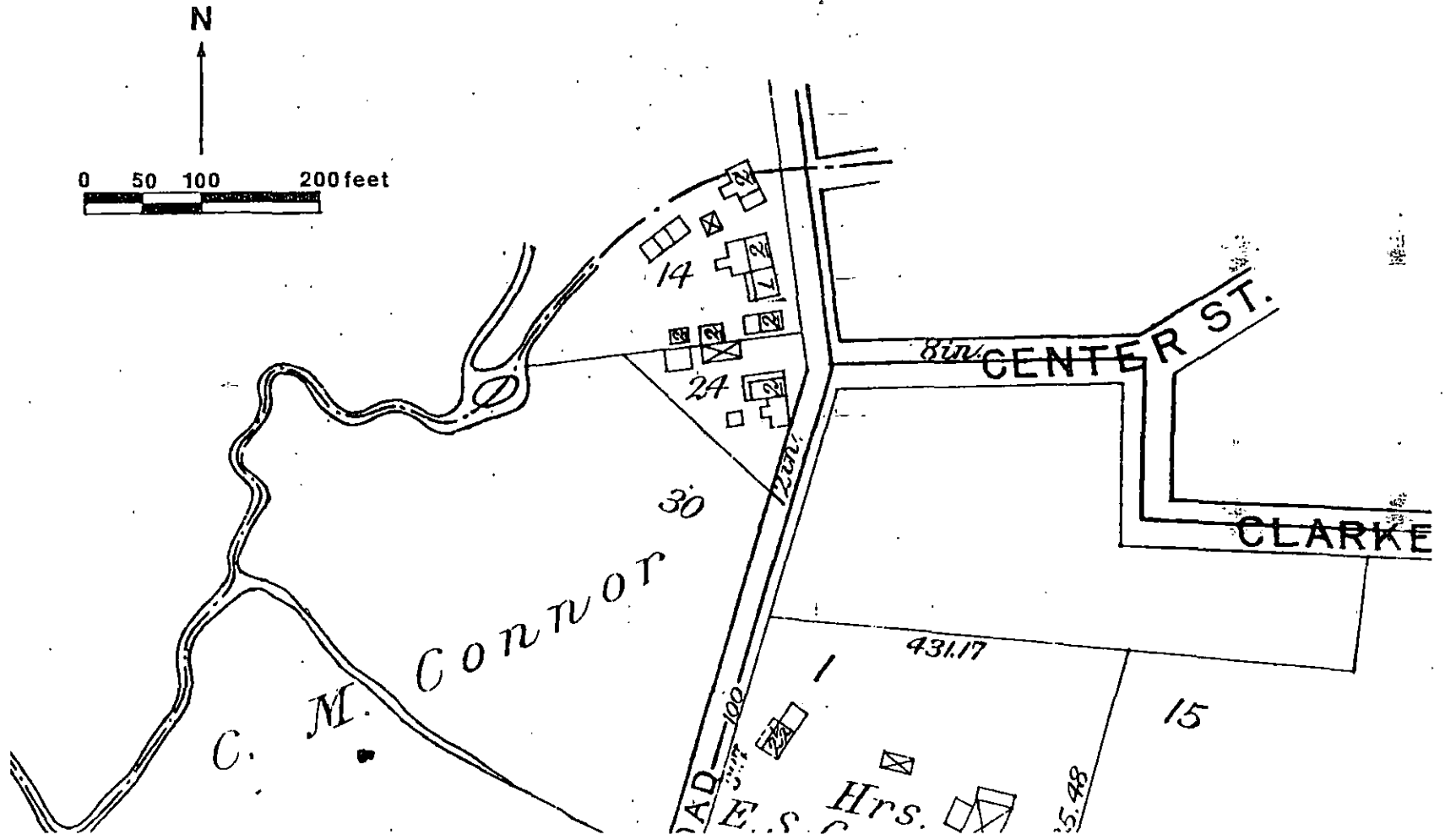


Figure 7:22 Atlas of the Borough of Richmond, by Bromley, 1917 (depicting Block 4444, northern portion).

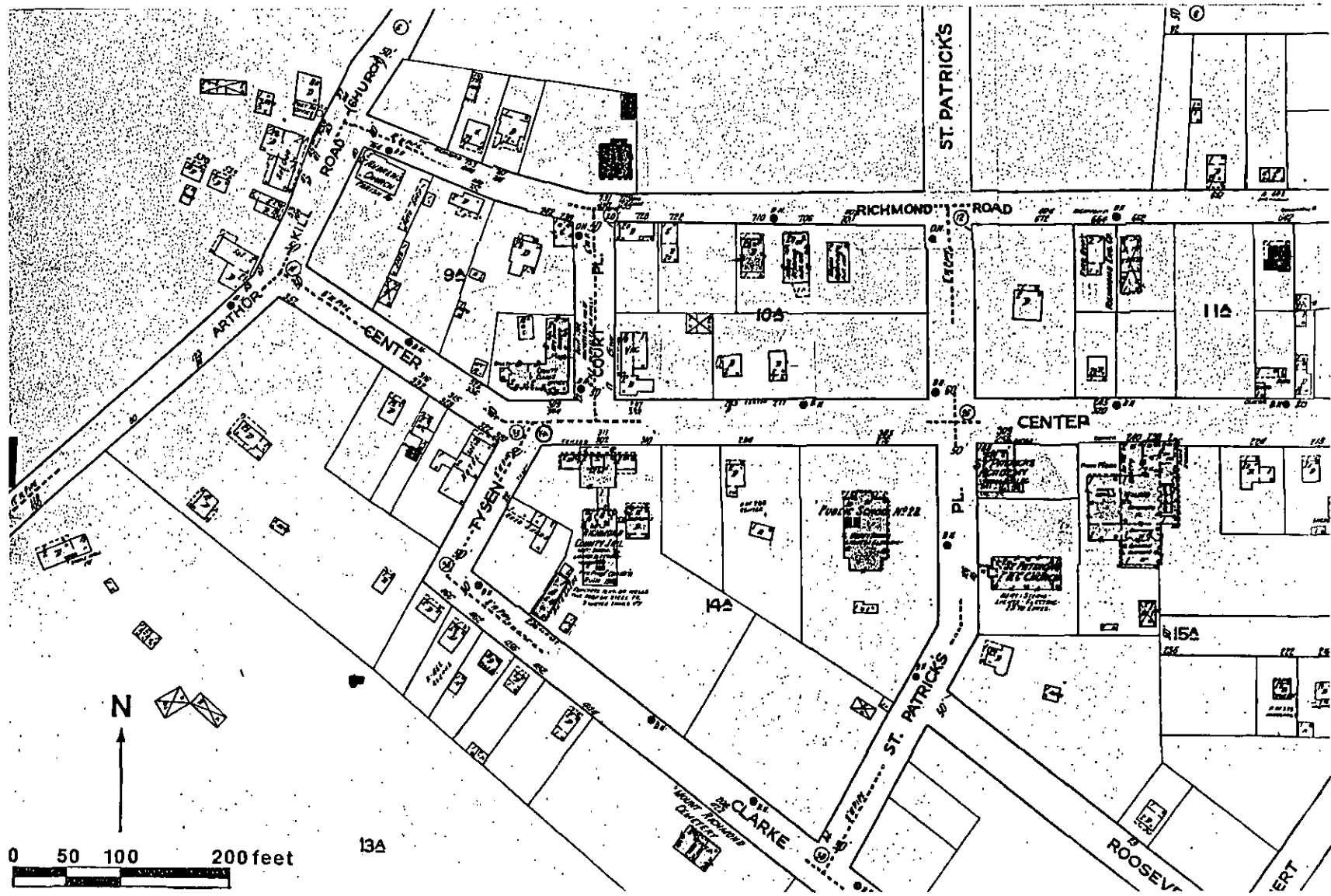


Figure 7:23 Insurance Map of Staten Island, New York, by Sanborn Map and Publishing Company, 1926.

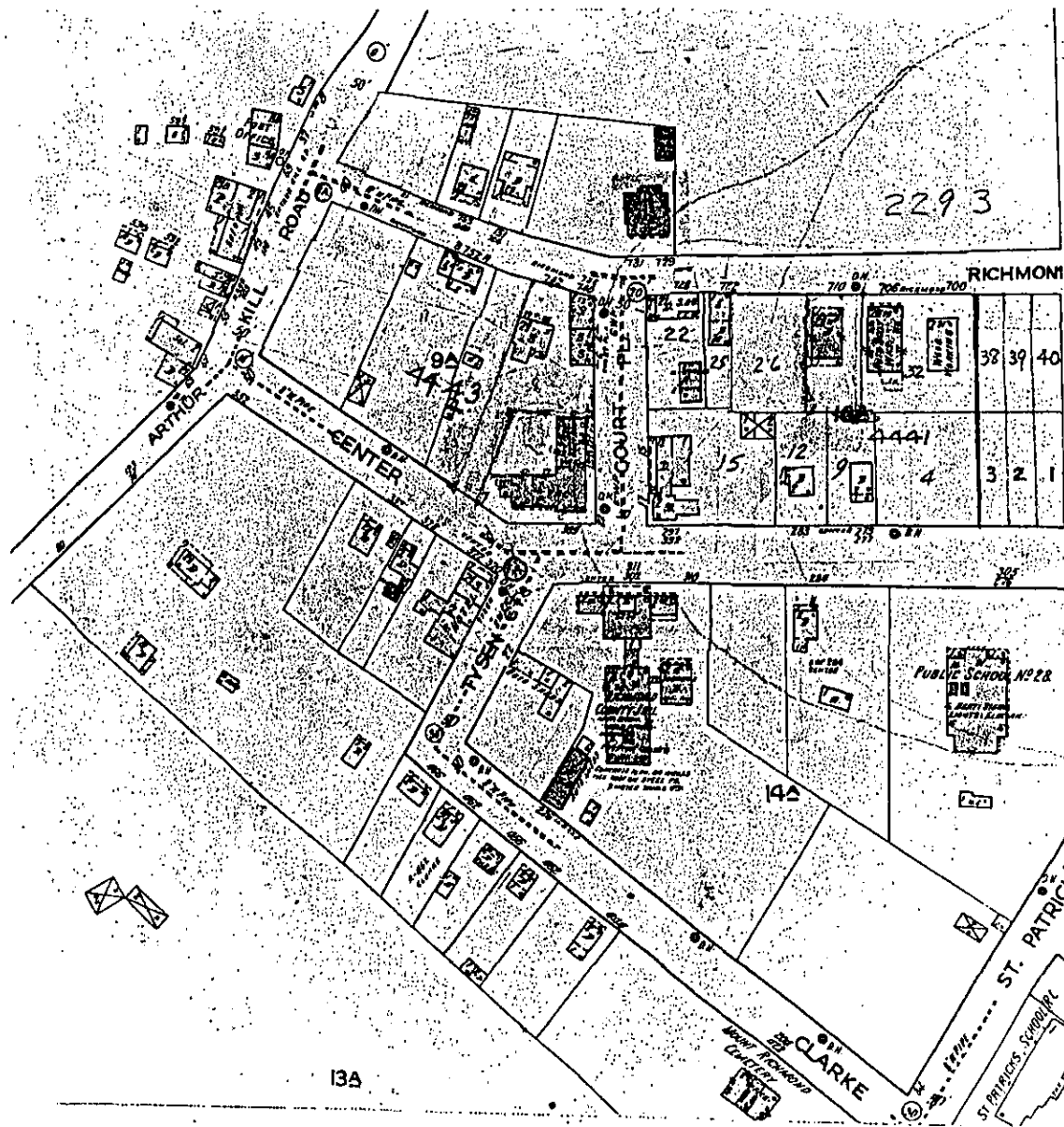


Figure 7:24 Insurance Map of Staten Island, New York, by Sanborn Map and Publishing Company, 1935.



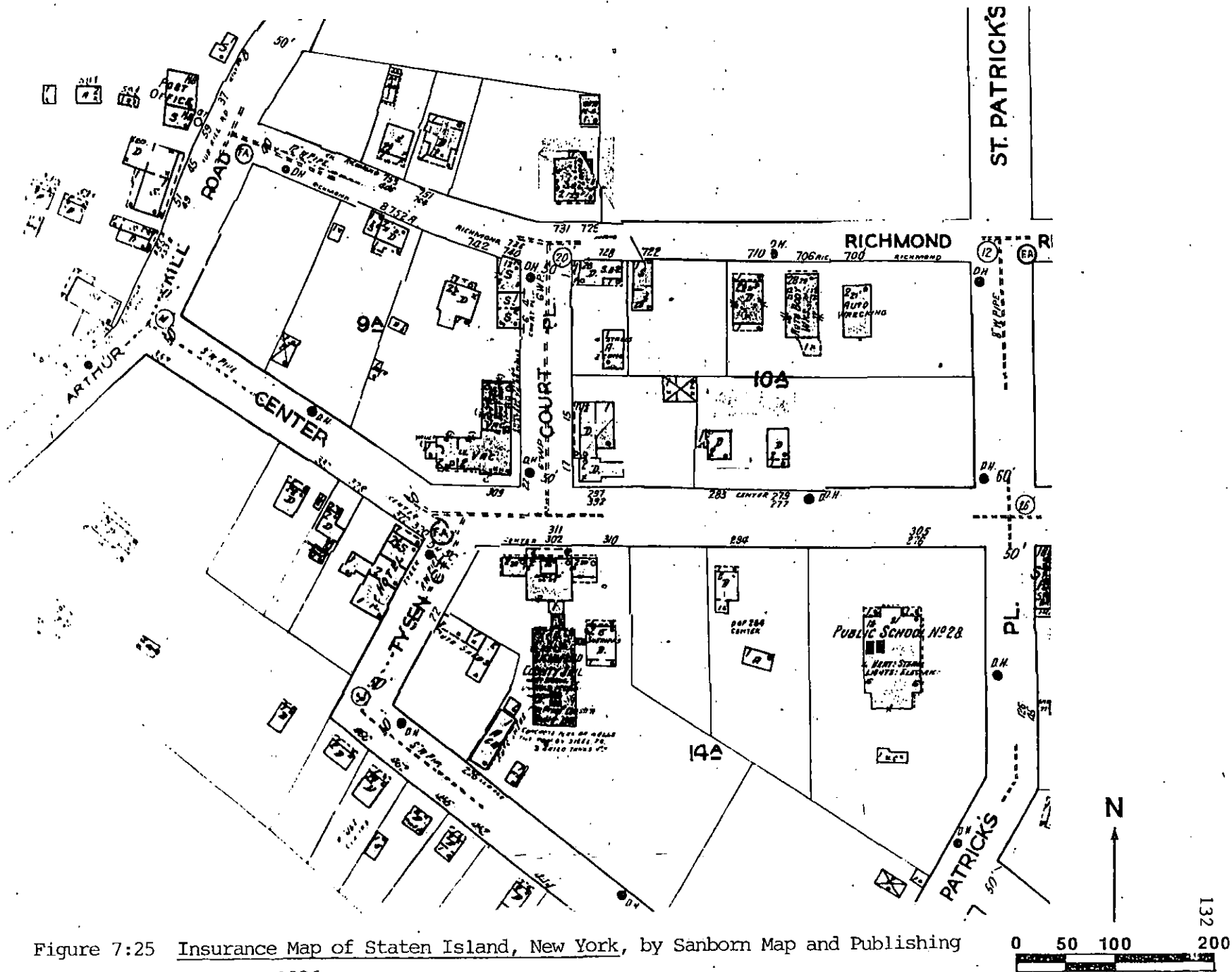


Figure 7:25 Insurance Map of Staten Island, New York, by Sanborn Map and Publishing Company, 1936.

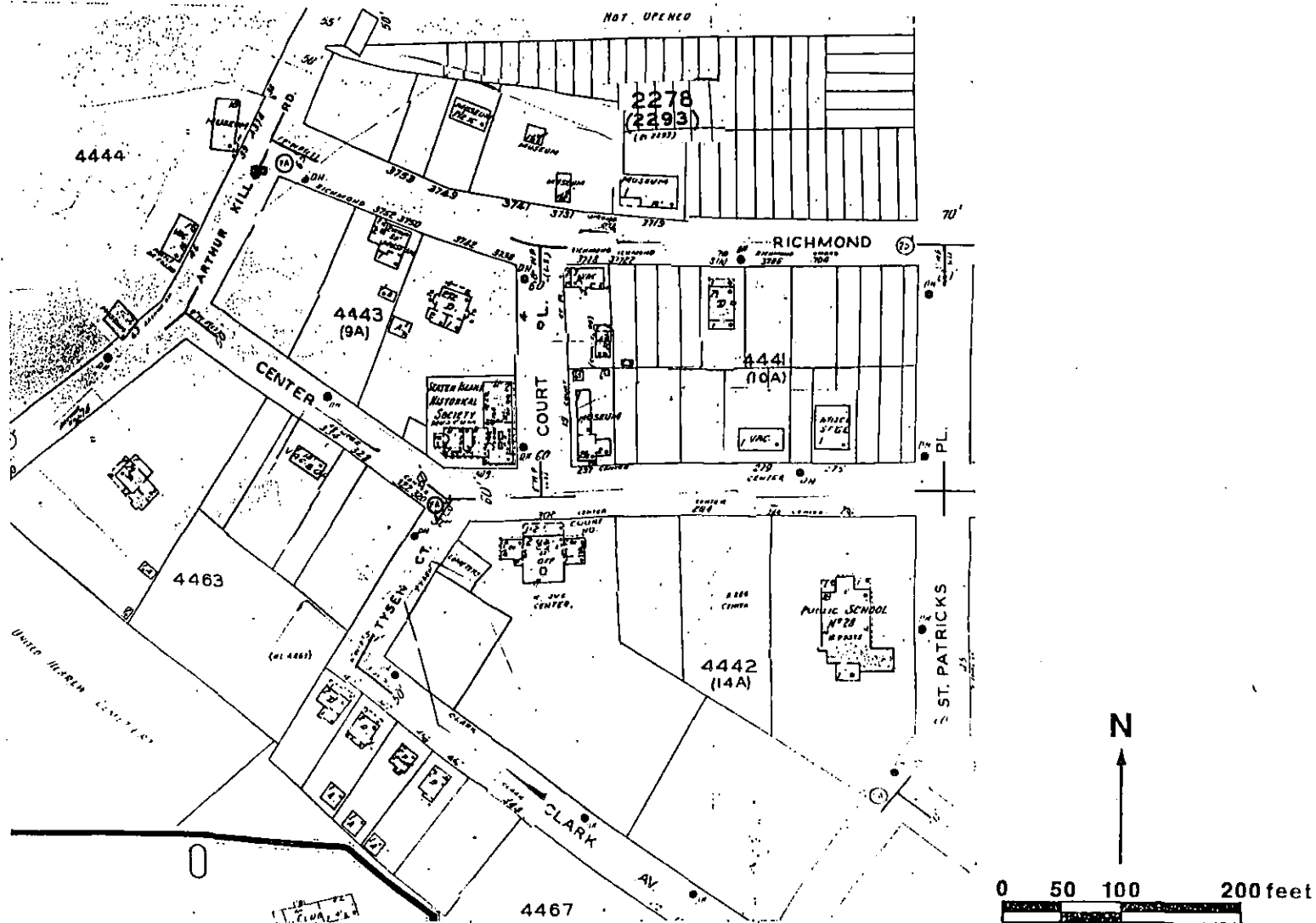


Figure 7:27 Insurance Map of Staten Island, New York, by Sanborn Map and Publishing Company, 1968.

CHAPTER 7A: OVERVIEW OF THE SEVENTY-FIVE ACRES OUTSIDE THE CORE AREA

Written by: Edward J. Lenik

Seven A: Overview of the Seventy-Five Acres Outside the Core Area

Archaeological research and inspection of the seventy-five acres located outside the Richmondtown Restoration core area resulted in the identification of several prehistoric and historic sites. During the course of this survey, field data including the environmental setting, the number and type of archaeological features present and the visible disturbance levels within the study area was recorded. The purpose of this survey was to assess the archaeological potential of each identified site as well as the study area in general. This section of the report presents the information found about these sites while their archaeological significance is discussed in the following chapter.

Table 1: Summary of Sites Located Outside the Core Area

<u>Site Name</u>	<u>Site Type & Location</u>	<u>Cultural Chronology</u>
Richmond Hill	Prehistoric Campsite; south side of Richmond (Burial) Hill	Early Archaic; c. 7000 B.C.
Richmond Hill	Prehistoric campsite near Ketchum's Mill	Middle to late Archaic; c. 3000 B.C.
LaTourette Golf Course	Possible prehistoric campsite along crest of hill overlooking the Church of St. Andrew	Unknown
Bedell's (later Ketchum's) Mill	Historic mill foundation at edge of meadows	Mid 18th century to 19th century
Ketchums Mill-pond & raceway	Hydropower system; north of mill foundation	19th century
Foundation	Historic archaeological site on north side of Old Mill Road near Bedell Mill ruins	prob. 19th cen.
Wood's (later	Historic archaeological site	Mid 18th century

Ryer's, Crocheron's, Geib's or Simonson's) Gristmill	along Richmond Creek	to 19th century
Whitlock Co. concrete foundation	Possible sand washing building; south side of Old Mill Road	c. 1920s

Field reconnaissance and analysis of the environmental and geomorphological conditions in the area indicate that several locations have the potential for containing evidence of prehistoric occupation. These potential zones include flat areas along the base of Richmond Hill, the Old Mill Road and Richmond Creek, as well as several flat knolls or terraces on Richmond Hill, Burial Hill, and adjacent areas.

Historical evidence also suggests that two other mills may have operated near the Richmondtown Restoration in the late 17th and 18th centuries. These sites are J. Michgielzen's Mill, located on a stream near the far western end of the Restoration area, and a freshwater mill built by the Bedell family a short distance from the Bedell-Ketchum Mill ruins. Although no physical evidence of these mill sites was found in the walkover survey, the possibility that these sites exist, buried below ground, cannot be dismissed at this time. Finally, several structures are known to have existed near the Wood/Ryer's/Crocheron/Geib/Simonson Grist Mill Site, namely two houses and barns, and the archaeological potential for the presence of these features is high.

Finally, despite the extensive land disturbances that have taken place at the site of the Revolutionary War Fort and Camp Site, this area has potential for yielding information pertaining to this important historical period. Several areas along the south side of Richmond Hill

remain undisturbed as well as some zones to the north and west of the fort site. Unfortunately, these areas continue to attract relic collectors with metal detectors and their activities are further destroying this fragile finite resource.

CHAPTER 7B1: BLOCK 4463

Written by: Kate Morgan

Research by: Stephen Barto
Kate Morgan

INTRODUCTION

Block 4463 (see Figure 7B1:1) is bounded on the north by Center Street (laid out in 1837), on the east by Tysen Court (laid out in 1854), on the south by Clarke Avenue extension (laid out in 1969), and on the west by Arthur Kill Road (laid out in 1709). This block was part of the Rider patent and was at the southern edge of the colonial village of Richmondtown. In 1680, Robert Rider received a patent for 360 acres of land in what was to later become Richmondtown. The property went through various subdivisions until 1696 when James Fitchett acquired the eighty northernmost acres (see Chart 7B1:1 for the land transfers for the Rider property).

In 1699, Thomas Coone acquired the title to a one-acre lot that formed the northern boundary of the Rider patent and was part of Fitchett's eighty acres. In 1701, Coone sold this one-acre parcel to Louis DuBois. The property remained in the Dubois family until 1718. In 1837, this one-acre lot became the bed of Center Street. This lot is not part of Block 4463 and will be discussed in a separate section, Chapter 7B-8. The remaining seventy-nine acres of the eighty-acre parcel changed hands several times and by 1705 it was owned by Rene Rezeau, who probably resided in the former Voorlezer House on the opposite side of Arthur Kill Road.

The Rezeau family owned Block 4463 (except for the small plot donated in 1769 to the Dutch Reformed Church) until 1854. In that year Cavalier Van Pelt (a descendant of Rene Rezeau) sold the land on Block 4463 to Richard Tysen as part of a larger parcel of forty-six acres which comprised most of the remainder of the seventy-nine acre Rezeau

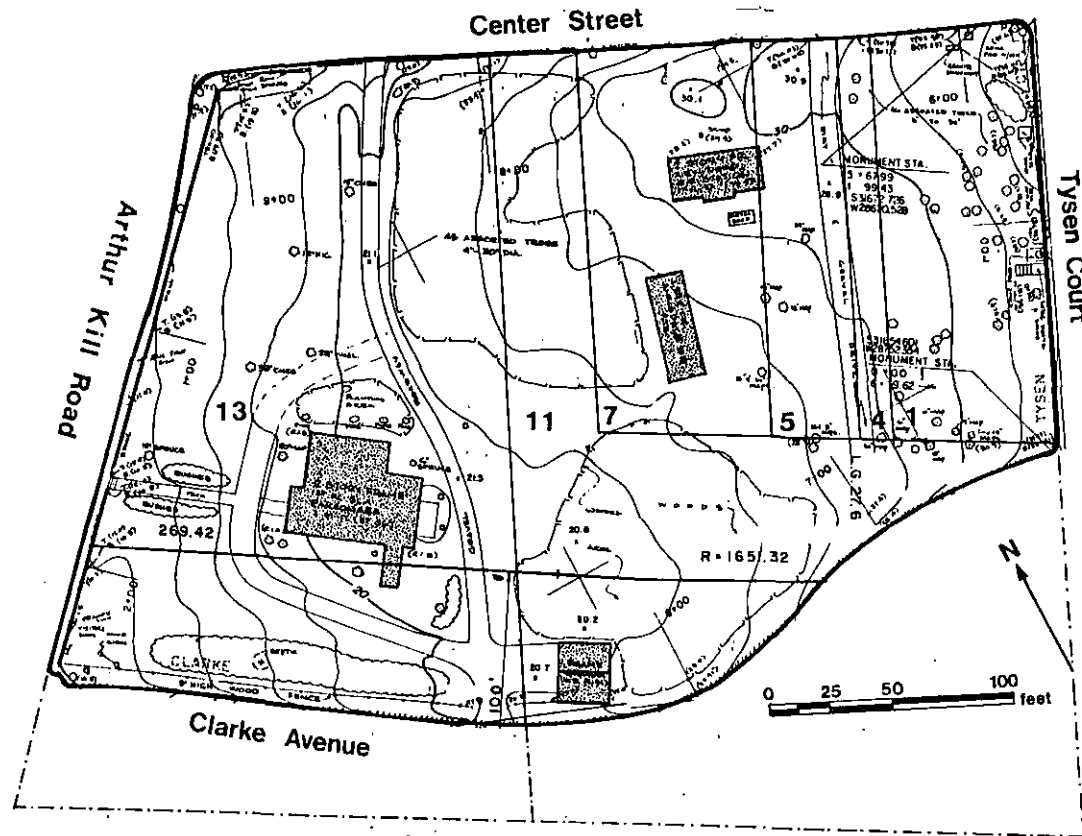


Figure 7B1:1 Base map of Block 4463. The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

parcel.

There are no documented seventeenth century structures on this block. The only documented eighteenth century structure was the Dutch Reformed and Presbyterian Church on the northwestern corner of the block on Lot 13 (see Figure 7B1:2). The rest of the land on the block may have been farmed from Rene Rezeau's possession in 1705 to Cavalier Van Pelt's tenure in 1854. The block was developed in the nineteenth century primarily as a result of Richard Tysen's subdivision in 1855 (see the lot histories).

At least eleven structures were erected on Block 4463: one structure was built in the 18th century; several buildings were constructed in the 19th century (see Figure 7B1:3), and others were erected in the 20th century (see Figure 7B1:4). Lot 13 was the first lot to be developed when the Dutch Reformed and Presbyterian Church was built in 1769. The Church was destroyed during the Revolution, and a new church building was constructed in 1808 in approximately the same location. The Church Parsonage, a large house in the middle of Lot 13 and fronting on Arthur Kill Road, was completed in June 1855. Along the southern boundary of the lot and to the east of the Parsonage was a barn that may have been built at the time of the erection of the Parsonage or later, c. 1885.

Between 1870 and 1906, Lots 5 and 7 were owned by the Putnam family. Two buildings were constructed, one in Lot 5, probably in 1869 to 1870, and one on Lot 7, c.1872-1873. An outbuilding was located in back of the residence on Lot 7. Lots 1 and 4 contained the Court House Hotel, which was built sometime between 1855 and 1858 (L. McMillen 1978a:1).

FIGURE 7B1: 2ALegend Identifying All Structures and Features on Figures 7B1:2, 3, and 4Lot 13

- A. Dutch Reformed Church, 1769-c.1776
- B. Cemetery, 18th and 19th centuries
- C. Second Dutch Reformed Church, 1808-1887
- D. Parsonage, 1855-present
- E. Outbuilding (barn), c.1855-c.1912
- F. 80 Arthur Kill Road, c.1912-1966
- G. Outbuilding (shed), 20th century

Lot 11

- H. 468 Clarke Avenue, c.1911-1965
- I. Outbuilding (garage), c.1912-present

Lots 7 & 5

- J. 328 Center St., c.1869/73-1965
- K. 332 Center St., c.1869/73-1965
- L. Outbuilding (vault), c.1910-1965
- M. Barn, 1878-1907/11
- N. Outbuilding (privy), c.1911
- O. Outbuilding (privy), c.1911
- P. Garage, 1935-1965
- Q. New Dorp Railroad Station, 1965-present (relocated to Richmondtown Restoration)
- R. Annadale Railroad Station, 1975-present (relocated to Richmondtown Restoration)

Lots 4 & 1

- S. Court House Hotel, 1855/58-1942/43
- T. Outbuilding (shed), c.1878-c.1911

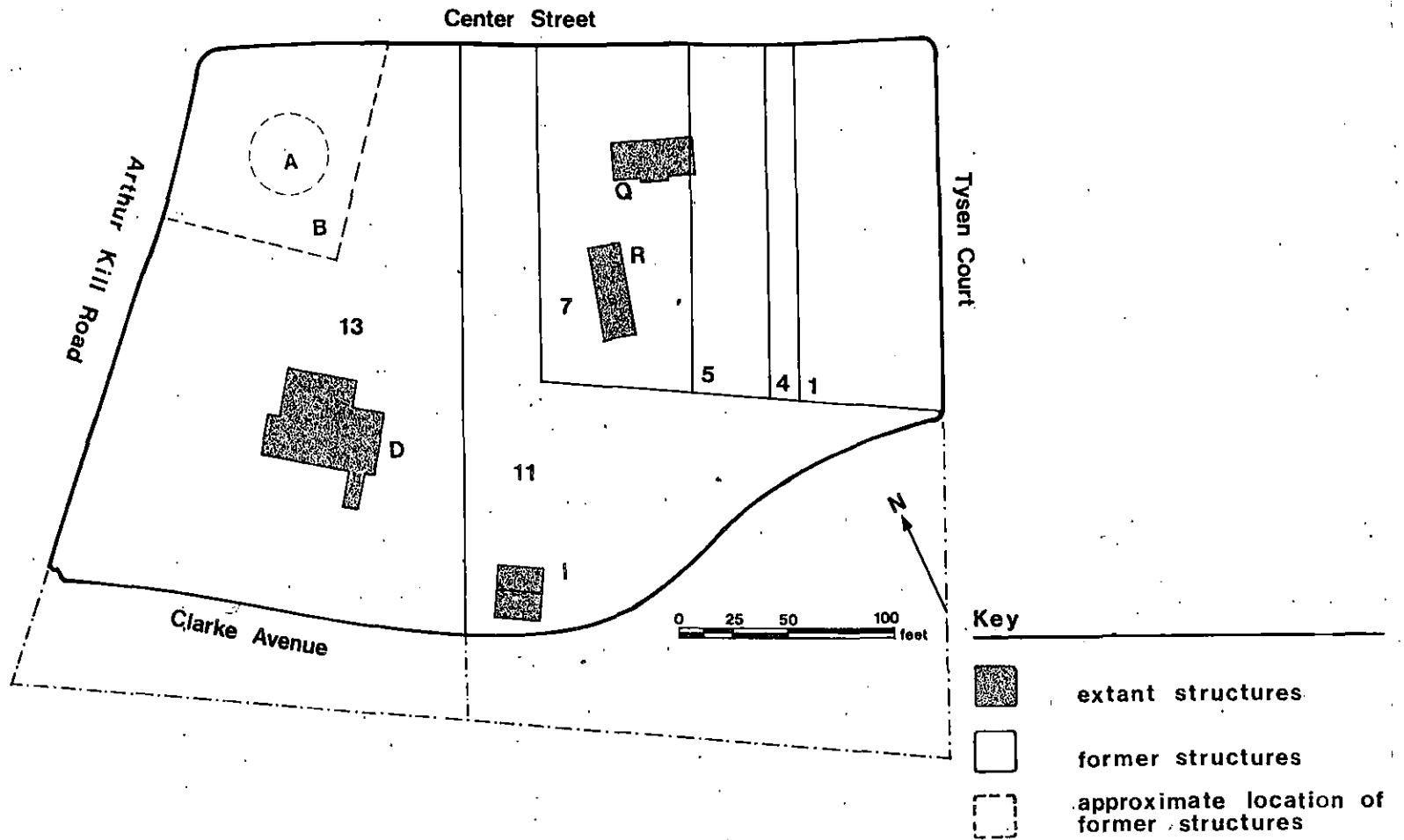
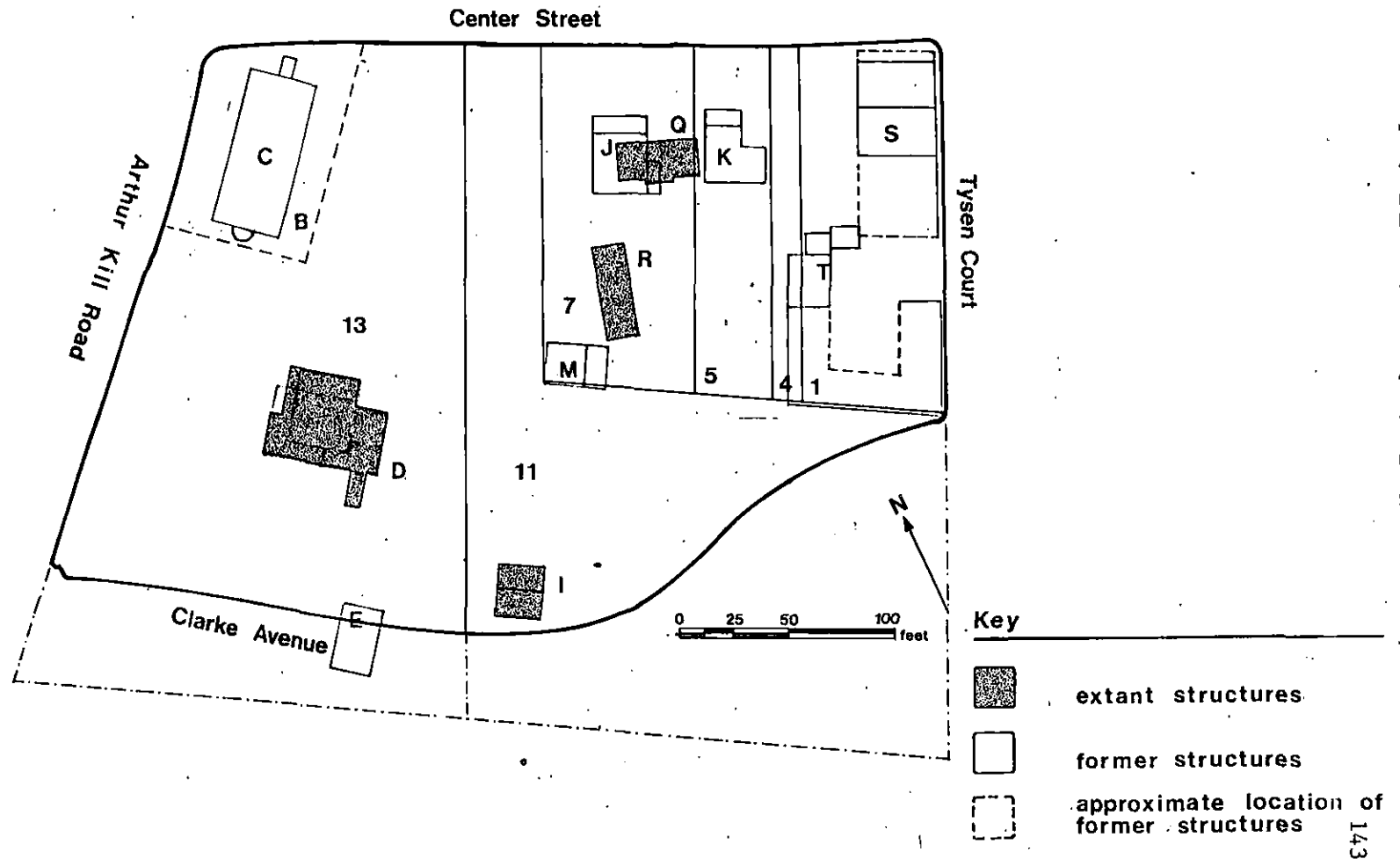


Figure 7B1:2 Composite map depicting the structures on Block 4463 in the eighteenth century. Map drafted by Victor Buchli



143

Figure 7B1:3 Composite map depicting the structures on Block 4463 in the nineteenth century. Map drafted by Victor Buchli.

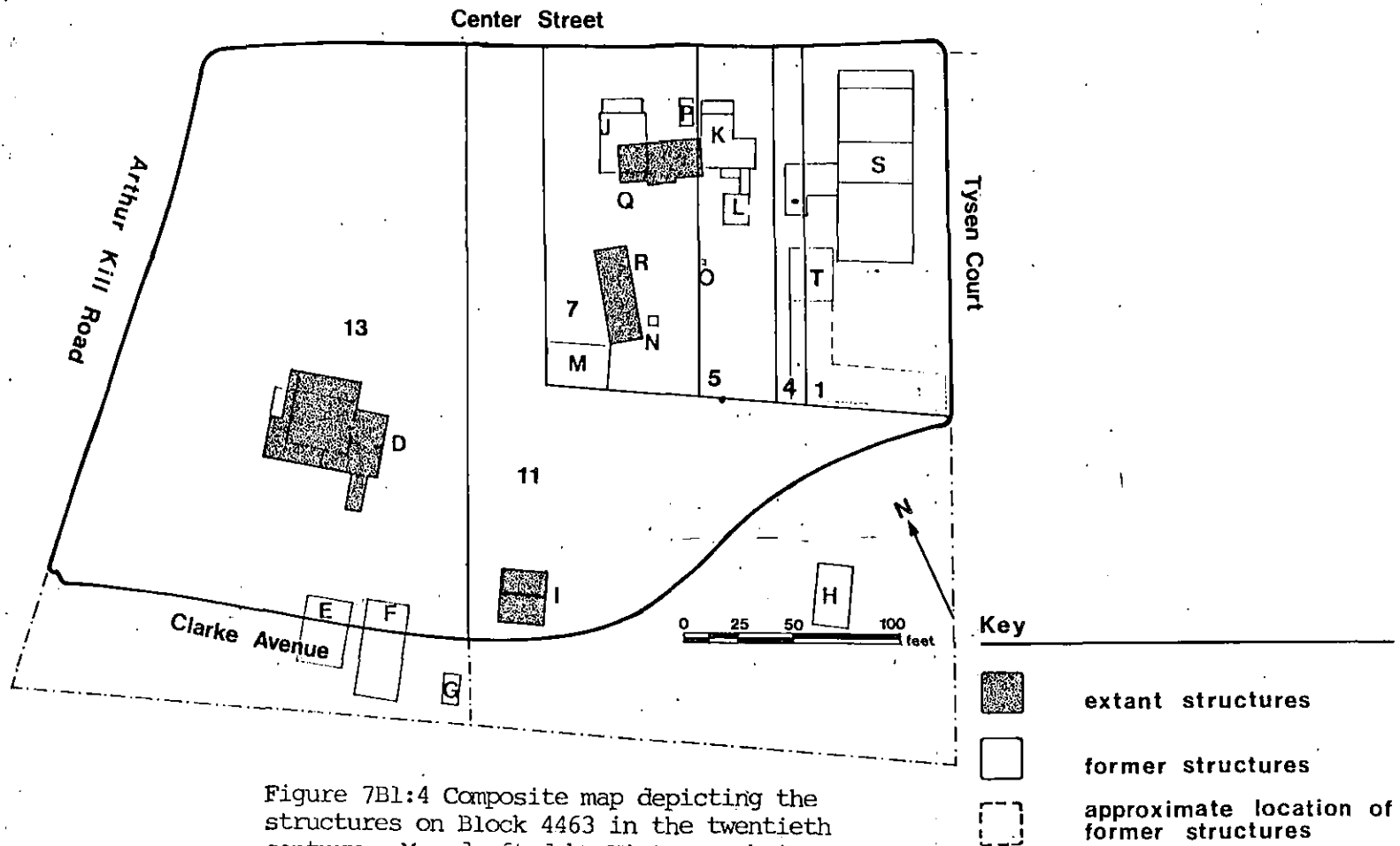


Figure 7B1:4 Composite map depicting the structures on Block 4463 in the twentieth century. Map drafted by Victor Buchli.

In the 20th century, a small house belonging to the Flake family was built c. 1912/13 on the southern boundary of Lot 13. A garage, on the southwestern border of Lot 11 was built at the same time. On Lot 5, a concrete vault was added to the back of the dwelling/office c. 1910. A small residence facing Clarke Avenue was erected c. 1911 on Lot 11 by the Flake family. No structures were built after 1913, with the exception of one small shed on Lot 13, constructed between 1937 and 1952, which first appears on the 1953 Damage Map.

LOT 13

During the nineteenth century three structures are documented for Lot 13: a church, a parsonage, and a barn. In the twentieth century, a residence, a garage and a shed were added.

In 1769, Jacob Rezeau, a successful farmer and Elder of the Presbyterian Church, donated a small plot of land (65' x 55') to the Dutch Reformed and Presbyterian Church. The lot was located on the northwest corner of the block bounded by Center Street and Arthur Kill Road (see Figure 7B1:2, A). This plot of land was only one and a half blocks away from Saint Andrew's Anglican Church. Vosburgh (1923: 33) notes that the Presbyterian and Dutch Reformed Churches agreed to unite congregations and to worship together in the new church on the land donated by Rezeau. This church, constructed in 1769, is the first structure documented within the parameters of Block 4463. However, this church may not have been a new building. Loring McMillen (1985) believes that the 1729 Stony Brook Church may have been moved to Richmondtown and reconstructed on Lot 13. The deed for this transaction (Liber of Deeds E:64) called for the removal from Stony Brook of the Presbyterian Church erected there c. 1729 and for the building's re-erection in Richmondtown. It is highly probable (since this deed was recorded in 1774) that this structure was moved to Richmondtown and rebuilt as the new Dutch Reformed Church in 1769. There was probably a cemetery surrounding the 18th century church, since this was a typical practice (see Figure 7B1:2, B).

Destroyed in 1776 by the British, and rebuilt in 1808 on the same site, the Dutch Reformed Church (see Figure 7B1:3, C) occupied the lot at the

corner of Arthur Kill Road and Center Streets until 1885 (Carman 1987).

It first appears on the 1850 Dripps map, and can be identified on the 1874 Beers atlas as well as the 1878 and 1885 Sanborn atlases.

Sometime between 1885 and 1887, the church was moved off this lot to a location east of the Stephens' House (on Block 4441, subchapter 8B4) and was used as a carriage repository. The eighteenth century cemetery on Lot 13 continued to be used until the 1880s. There is definite evidence of nineteenth century burials on the church grounds in the church records, but there are no documents providing an exact location of the cemetery or the total number of gravesites. The records refer to the nineteenth century burials (it is not clear whether all burials are represented in the records) that were transferred to the Moravian cemetery on Staten Island but do not mention any eighteenth century burials (Vosburgh 1923: 23-24, 47).

In the middle of Lot 13, directly to the south of the church, is the Parsonage that was used as a residence for the ministers and subsequent private owners (see Figure 7B1:3, D and Charts 7B1:2, 3, 4, and 5). Completed in June, 1855, at a cost of \$5,500, it is still standing today at 74 Arthur Kill Road as a part of Richmondtown Restoration.

A barn stood southeast of the Parsonage, which may have served both the Parsonage inhabitants and the church congregation during service hours (see Figure 7B1:3, E). Most of the barn site is outside the current boundary of Lot 13. Vosburgh (1923) suggests that this barn was built at the same time as the Parsonage, i.e., c. 1855. Outbuildings are mentioned in the Church Minutes of October 23, 1855 but their location is not given. The barn does not appear on the 1859 Walling map and the

1878 Sanborn atlas but can be found on the 1891 Sanborn atlas which is generally accurate in illustrating larger outbuildings. This may mean that the structure was built after 1878, or that the structure did in fact exist in 1878 (or perhaps earlier) but was not included in the 1878 Sanborn because it was so near the edge of the 'plate'. The Barn appears in the 1911 Sanborn and the 1907 Robinson's atlases, but it is not on the 1917 Bromley or 1926 Sanborn atlases.

The Flake House (80 Arthur Kill Road) was built c. 1912/13 as a rental house on the southeast corner of Lot 13 and is mainly outside the present property boundaries of Lot 13 (see Figure 7B1:4, F). This house remained in use until January 1966, when it was demolished (see Demolition Records 1959-1966). According to William McMillen (personal communication to S. Barto 1988), this house contained reused hand-hewn timbers, probably from the earlier barn.

A small shed of unknown origin appears on the 1953 Damage map and outside the present property boundaries of Lot 13; the shed site is located in the bed of Clarke Avenue (see Figure 7B1:4, G). It is not on the 1936 Sanborn atlas, but does appear on the 1968 Sanborn atlas. The shed was probably demolished in 1969 when Clarke Avenue was extended from Tysen Court to Arthur Kill Road.

LOT 11

A residence was built on this lot near the end of the nineteenth century or in the early twentieth century. However, this structure is outside the present property boundaries of Block 4463; the building site is underneath Clarke Avenue. In addition, a garage was erected c. 1912/13 and is still standing.

By 1886, Lot 11 as well as Lot 13 were owned by William and Leah Flake (see Chart 8B1:2 and 6 and Figure 7B1:4, H). A structure first appears on Lot 11 "pencilled in" rather than pasted up on the 1898 Sanborn atlas, updated to 1911. It was probably constructed in 1911, as suggested by the method of its recording. The building is located along the western boundary of Tysen Court near its intersection with Clarke Avenue, and was numbered 468 Clarke Ave. It isn't until 1917 that this building is distinctly shown on the Bromley atlas, and it is listed as a dwelling on the 1926 Sanborn atlas. Built as a rental house by the Flakes, it cannot be determined from the 1915 Census if the house was occupied. The 1925 census lists the Mahnert family (husband, a printer; wife; and three sons) as the residents of this building (see Chart 8B1:7). Later occupants of the building have not been clearly determined. In 1965, 468 Clarke Avenue was demolished (see Demolition Records 1959-1966).

The second structure on Lot 11 was a garage. The present garage of the Parsonage was probably constructed c. 1912/13 (see Figure 7B1:4, I). The 1953 Damage Map suggests it may have served as the garage to the Flake House.

LOTS 5 AND 7

During the nineteenth century, two residences and a barn were constructed on Lots 5 and 7. In the twentieth century, a concrete vault was added behind the house on Lot 7 and two small outbuildings (probably privies) are known to have existed on Lots 5 and 7.

While building symbols on the 1850 Dripps map and 1853 Butler map of 1853 suggest that other structures may have been located on Lots 5 and 7, there is no further evidence to substantiate the existence of these buildings. Our title search indicates that William Putnam and his wife Henrietta Putnam purchased an undeveloped lot (Lot 5) from Harmon Cropsey in 1869. In 1871, Henrietta Putnam purchased the adjacent Lot 7 from her sister, Martha Bedell (see Charts 7B1:9, 10, and 11).

Evidence of a structure on Lot 7 is first indicated in the Federal Census of 1870, which seems to suggest that the Richardsons or the Nolans occupied a building at 332 Center Street on Lot 7 (see Figure 7B1:3, J). In this Census, the Putnams appear to be occupying 328 Center Street on Lot 5 (see Figure 7B1:3K and Chart 7B1: 12 and 13). The first conclusive evidence for both houses is the tax assessments for 1873. The two structures were owned by Henrietta Putnam and are listed on 328 Center St. (Lot 5), a lot assessed at \$150, and 332 Center Street (Lot 7), a larger parcel assessed at \$500. On the 1874 Beers atlas, the two Putnam parcels (Lots 5 and 7) appear as one unit, and the two structures face Center Street. On the 1878 Sanborn Atlas, the building on Lot 5 appears slightly smaller than the building on Lot 7.

Census records, Sanborn atlases, and business directories of 1870-80 seem to suggest that William D. Putnam, harness-maker/postmaster, and Martha J. Bedell, postmistress/storekeeper, were jointly living and working at 328 Center Street (Lot 5) between 1870 and 1890. It is possible that for part of this period the Putnam/Bedell residence was "next door" at 332 Center Street (Lot 7), while the harness shop, the post-office and store were in operation at 328 Center Street (Lot 5). However, it seems more likely that the building on Lot 7 served as a rental property (see Footnote 1, Chart 7B1:10). By 1885, both buildings are shown on the Sanborn atlas as dwellings. These two structures continued to serve primarily as residences until 1890. The building on Lot 7 continued primarily as a residence, while in 1890 the residence on Lot 5 was converted to an office.

The building on Lot 5 served as the Richmond County District Attorney's Office from 1890 to 1896. It may have continued to serve as an office until c. 1910, although there is no conclusive evidence for this period. From c. 1910 until c. 1920 it served as the office for the Law and Title Guarantee and Trust Company of John G. Clarke. A concrete vault was added to the rear of the building at the beginning of this period (see Figure 7B1:4, L). By 1925, the building reverted to use as a dwelling (see Chart 7B1:10).

On the 1878 Sanborn atlas, a small barn is located at the rear of Lot 7 (see Figure 7B1:3, M). It was probably built when the Putnam/Bedell residence was constructed c.1872-1873. The Lot 7 outbuilding last appears on the 1907 Robinson map and is no longer present on the 1911 Topographical map. Two small outbuildings (probably privies) appear, one each, at the rear of Lots 5 and 7 on the 1911 Topographical map

(see Figure 7B1:4, N and O). No evidence exists of any outbuilding on Lot 5 until the concrete vault was added in 1911.

The 1917 Bromley Atlas lists Lot 5 as the "Title Guarantee and Trust Co.," probably referring to the Law & Title Guarantee & Trust Company, occupied and/or managed by John G. Clarke. The 1911 Topographical Map first shows the aforementioned concrete vault directly attached to the rear of the building. The Bromley atlas shows a small building to the rear (south) of the house. It is portrayed as a separate frame building rather than an attached concrete vault. The 1926 Sanborn map lists 328 Center Street as an office and shows the concrete vault adjoining the back of the building. According to William McMillen, (personal communication 1988), the vault was not attached to the building. On the 1935 and 1936 Sanborn atlases, 328 Center Street (Lot 5) is again listed as a dwelling. The concrete vault is still on the Sanborn atlases and remained to the demolition of the buildings (Photograph, L. McMillen 1964).

Both residential buildings were razed sometime in March 1965. A frame garage associated with 332 Center St., located near the front of Lot 7 along the Lot 5 property line (see Figure 7B1:4, P), which had been erected between 1926 and 1935 (it first appears on the 1935 Sanborn), was demolished in 1965 (see Demolition Records 1959-1966). Currently two museum buildings are located on Lot 7 (see Figure 7B1:4, Q and R). In 1965, the New Dorp Railroad Station was moved to this lot and in 1975, the Annadale Railroad Station was relocated to Lot 7.

LOTS 1 AND 4

In the nineteenth century, a hotel, two sheds, and/or a barn occupied Lots 1 and 4.

In May 1855, Joseph Lytle purchased an undeveloped parcel of land, part of the former Van Pelt farm on Block 4463, from H.B. Cropsy and R. Tysen. The parcel included the northeast corner of the block, one hundred and ten feet along Tysen Court and fifty feet fronting on Center Street. Lytle purchased the property in two separate parcels-- one fifty feet in breadth, fronting on Center Street and one approximately twenty feet, fronting on Center Street (see Charts 7B1:14 and 15). The total area (seventy feet in breadth) matches the dimensions indicated for Lots 1 and 4 on the 1953 Damage map.

Curiously, however, a building with the notation--"R. Lytle"--appeared on the 1850 Dripps Plan and the 1853 Butler map, which suggests that Lytle was associated with this property prior to his purchase. If there was a structure on this site prior to 1855, it is not documented in the 1852, 1853 or 1854 tax assessments, during Cavalier Van Pelt's ownership.

In the 1855 census, Joseph Lytle is listed as a laborer; thus it is unlikely that he was operating a hotel or living on the site prior to 1855 (see Charts 7B1:16 and 17). In fact, he appears to have lived in one of the Seaman Cottages between Moore and Center Street outside of the property of Richmondtown Restoration. The purchase date of the property and the 1855 Census data, together with the lack of evidence from the tax assessments, make it unlikely that the Court House Hotel was built before June 1855. The hotel was probably constructed by

1857, when Lytle was issued a tavern license; it was definitely in existence by 1858, when it appears in the Southfield tax assessment (see Figure 7B1:3, S).

The first mapped evidence of a structure on the lot appears on the 1859 Walling map, which shows "Court House Hotel, J. Lytle" at the corner of Tysen Court and Center Street. The 1860 census lists Joseph Lytle as a hotel-keeper, and boarders were at the hotel.

In March 1864, Lytle sold the hotel to Jeremiah Vail of Long Island, who operated the hotel for three years. In 1867, George Sharpe of England became the proprietor and his name is listed on the 1874 Beers atlas. The Hotel appears on the Sanborn atlases for 1878, 1891, and 1911. The Hotel remained in Sharpe family ownership until 1898, but was leased by subsequent hotel-keepers: E. Jaeder, H. Baruth, W. Killymeyer, A.G.G. Dohmann, and A. Wenske. In April 1898, the property was purchased by Julius Dobler from Germany.

During the late 19th century, there were two sheds and/or a barn (listed in Sanborn as a 'fireproof building') in back of the Hotel (see Figure 7B1:3, T). These sheds are mentioned in the Staten Island Gazette, dated January 5, 1884. However, it is certain that by 1911 the outbuildings had been removed, and various expansions had been made to the Hotel as evidenced by the 1911 Topographical map.

Oral history accounts mention the presence of cisterns behind the Hotel. In 1954, Loring McMillen interviewed Mrs. Schroeder, daughter of Julius Dobler. She described the operations of the hotel, still known as the Court House Hotel. Her father made several improvements,

including a water tank in the attic that was connected to faucets and was filled by hand pumping from cisterns which collected rain water (L. McMillen 1978a).

The Hotel had no electricity, and heating was provided by a pot-bellied stove. Sunday dinners cost 50 to 75 cents, but most of the income was made at the bar, according to Mrs. Schroeder. After 1919, business slacked off when the County Court offices moved from Richmondtown to St. George on the northern end of Staten Island, and the Hotel went out of business. McMillen (1978a:2) writes, "When prohibition was repealed, Mr. Hanley, a golf professional at Latourette Golf Course, opened a bar in the old Hotel, but this soon closed for lack of business."

In 1911, a hotel brochure for Staten Island (Anonymous, 1911) described the Court House hotel as having accommodations for thirty. The surviving hotel register for the period from 1896 to 1924 indicates that there were eleven rooms for guests (Dobler 1896-1924). Thirteen guests registered in 1896, twenty-two in 1898, eleven in 1904, twenty-one in 1917, falling off to only thirteen guests between 1921 and the last entry in December 1923 (Dobler 1896-1924). The data pertaining to the use of the hotel's living accommodations suggest that it fared badly during this period. Mrs. Schroeder's comment that the restaurant didn't make a profit ("only the bar") may reflect on the accommodations as well.

The Municipal Government's slow removal from the village to the north shore and other areas of Staten Island, starting in the 1890s, surely accounts in part for the decline of the business. The use of the bar

and restaurant by local patrons, organizations such as the Staten Island Quartette Club, and groups on outings during the period from c. 1900 to 1920, probably sustained its operations. A pavilion was built on the rear of the hotel c. 1898 to c. 1905 (1911 Sanborn atlas; and Photograph, Anonymous c. 1905) probably for these groups. Newspaper accounts and reminiscences of "Court Day" describe activities of government in Richmondtown prior to 1898 and suggest that the accommodations and services at this hotel were more fully utilized then. In 1942 or 1943, the building was torn down.

Lot lines between the old Putnam property to the west and the former Hotel property were redrawn and can be seen on the Damage map of 1953. Lot 4 is first depicted on this map. This strip of land--14 feet fronting on Center Street, and 156.76 feet deep--cuts into Court House Hotel property, the footage of which originally was about seventy feet along Center Street (see Charts 7B1:14 and 15). This lot was part of the Court House Hotel property until 1946 when it was sold to the owner of lot 5 after the demolition of the hotel (see Chart 7B1:15).

CHART 7B1:1 CHAIN OF TITLE

Block: 4463

Lot: Entire Block until 1854

DATE	DEED/WILL/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
12/30/1680	D	Patent #5/28	Sir Edmund Andros	Robert Rider	320 Acres 37 meadow	
7/18/1681	L of A	NYHS-- vol. 1: 109	Robert Rider	Cornelius Hendrichsen Abraham Corbett James Matthews	"	
9/6/1686	D	B/33	Abraham Corbett Excrs. of James Matthews & Cornelius Steerwirt	Anthony Fountain	"	
6/29/1696	D ¹	B/260	Vincent Fountain (heir of Anthony Fountain)	James Hance Dye	160 acres ² 18.5 acres salt meadow, the northern half of the 360 acre parcel	44 pounds
7/5/1696	M	B/250	James Hance Dye	Vincent Fountain	"	32.10 pounds
7/7/1696	D	B/262	James Hance Dye & Mary Dye	James Fitchett	80 acres ³ (North)	competent sum
9/20/1697	M	B/259	James Fitchett	Hance Lawrence Dye	80 acres 9.5 acres salt meadow	25.13 ⁴ pounds
1/13/1698	D	B/319	James Fitchett & Sara Fitchett	Thomas Coone	" ⁵	50 pounds
2/29/1699	D	B/388	Dye/Die	Thomas Coone	1 acre Center Street	
3/6/1701	D	B/390	Thomas Coone	Louis Du Bois (De Boys)	"	
5/18/1702	D	B/522	Hans Lawrence (Dye?) & Sarah Lawrence ⁶	William Die	79 acres 9.5 salt	competent sum
2/21/1703	D	B/435	William Hance (Dye?)	John Androvat	79 acres 9.5 salt meadow	competent sum

11/9/1705	D	B/523	John Androvat	Rene Rezeau	"	146 pounds
10/3/1720	W	NYHS-- v. 2, p. 225	Rene Rezeau	Peter Rezeau ⁷	Half of plantation at Fresh Kills	
10/8/1723	W	NYHS-- v. 2, p.274	Peter Rezeau (father) ⁸	Peter, Jacob, James Rezeau (sons)	entire estate	
11/19/1733	W	NYHS-- v. 3, p. 130	Peter Rezeau (son) ⁹	Jacob & James Rezeau (brothers)	divided estate between the brothers	
1/ /1746	D	unrec- orded ¹⁰	James Rezeau	Jacob Rezeau	39.5 acres ¹¹	
5/1/1769	D	E/64	Jacob Rezeau	Dutch Protestant & English Presbyterian Church	1/12 acre (approx.)	10 Shilling
8/2/1786	M	Loan Comm. bk. #2	Jacob Rezeau	Loan Commissioners	79 acres 9 1/4 acres meadow	100 pounds
10/30/1789	W	File P-10	Jacob Rezeau	Wyntie Rezeau Johnson (daughter) and Richard Johnson (son-in-law)	47 acres ¹² 9 1/4 acres meadow	
5/1/1793	D	378/336	Excrs. of Jacob ¹³ Rezeau	Rezeau Johnson Susannah Van Pelt ¹⁴ (children of Wyntie) & John A. Van Pelt	47 acres	100 pounds
7/1/1793	M	B/417	Rezeau Johnson	John A. Van Pelt (brother-in-law)	23 1/2 acres	92 pounds
7/12/1816	M	D/191	John A. Van Pelt	Sarah Barns	47 acres	250 dollars
3/5/1826	W	unrec- orded ¹⁵	John A. Van Pelt	Susannah (widow), Cavalier (son), Harriet Wheatley (granddaughter).		
5/15/1854	D	34/22	Cavelier Van Pelt	Richard Tysen	Approx. 46 ¹⁶ acres reserving a burial plot in back of the Court House lot 31' X 33'.	\$6,500

1. Part of this chain of title was found in Edward C. Delavan, Jr., "The Guyon House," SIAAS Proceedings 6 (Feb.1916):137 and Lefferd M. A. Haughwout, "The Voorlezer's House at Richmond:

The Documentary Evidence," in Sources. This has been added to and corrected where necessary. It is noted in the deed from Vincent Fountain to Dye that Vincent was the heir and executor of his father, Anthony Fountain, "lately deceased." There seem to be no will or letters of administration.

2. The northern half of the Rider Patent.
3. The north-east quarter of the Rider Patent. The boundary description begins "at a flat rock below the forelezer's house."
4. Satisfied January 14, 1699 (Liber B of Mortgages, Liber of Deeds: page 260).
5. Boundary description the same as in Liber B of Deeds: 262.
6. It is not known how Hans Lawrence gained title to the 80 acres. On February 29, 1699, Lawrence sold one acre, which was part of the 80 acre plot, to Thomas Coone. Delavan speculated that Lawrence took back Fitchett's 80 acres under the mortgage he held, but this mortgage was satisfied. Perhaps Coone sold the 80 acres to Lawrence and then bought back the 1 acre lot. In later deeds to the 80 acres, this 1 acre lot is always excluded.
7. Peter must have settled separately with his sisters (mentioned in Rene Rezeau's will) for their half of the plantation, since Peter willed the total 79 acres (the entire plantation) to his own sons.
8. Bequeathed to them was "all my estate and plantation, and all tenements thereto belonging, to be equally divided between them from front to rear."
9. Peter's son Peter died between September 29, 1733 and November 19, 1733. His lands were to be divided equally between his two brothers.
10. At SIHS. Copy in Documents - Historic.
11. This is one half interest on the 79 acres owned by their father, Peter Rezeau.
12. The deed states that this is a lot of land where Richard Johnson now dwells.
13. Peter Rezeau, Peter Winant, Anthony Van Pelt. Jacob's estate was divided between his two daughters: the wife of Richard Johnson and the wife of Peter Winant. Johnson received the eastern 48 acres, excluding the 1 acre lot and small plot deeded by Jacob to the Dutch Congregation in 1769. Winant received the western 30 acres. See Liber S/323.
14. Susannah married John A. Van Pelt by 1792. Their first child, Catherine, was baptised August 17, 1792 in the Reformed Dutch Church at Port Richmond. (Vosburgh, Reformed Church in Port Richmond Records, v. 2, p. 4.)
15. Will or letters of administration not recorded in Richmond County.
16. Rezeau Johnson's claim to the half interest in the 47 acres was probably lost by his not satisfying the mortgage agreement. The 1854 tax assessment assessed the land sold to Tysen as 46 acres. The Van Pelts retained about 1 acre of arable land, including the Voorlezers House plot, and 9 1/4 acres of meadow.

CHART 7B1:2 CHAIN OF TITLE

Block: 4463

Lot: 13

Address: 74/80 Arthur Kill Road

DATE	DEED/WILL/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
10/23/1855	D	37/756	Richard Tysen Elizabeth Tysen Harmon B. Cropsey Maria Cropsey	D.P.E.P. Church ¹	1 1/12 Acres	\$1
2/26/1886	D	164/254 ²	D.P.E.P. Church	Leah Flake	1 1/12 acres	\$1750
7/10/1886	M ³	131/247	William L. & Leah S. Flake	Lucretia Crocheron	"	\$1600
1/8/1934	W	33/348	William L. Flake	Leah S. Flake	"	
6/21/1940	W	40/260	Leah S. Flake	W.L. Flake, Jr. & Lottie Forrest	"	
5/25/1953	Lis Pendens	503- 1953	W.L. Flake, Jr. & Lottie Forrest	City of New York	"	\$36,500

1. This is the plot of land on which the Parsonage was built. Vosburgh, S.I. Church Records, St. Luke's Rossville, Richmond and Huguenot Churches, Richmond Church section, pp. 38-9.

2. This deed included the 1769 church grant.

3. Discharged January 20, 1931.

Prepared by: S. Barto
K. Morgan

CHART 7B1:3 BUILDING USE

Block: 4463
 Lot: 13
 Address: 74 Arthur Kill Road

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
6/7/1855- 4/1859	Rev. Thomas Ruggles Gold Peck ¹	Minister	Parsonage	Wilbur, 1952, pp. 3,8; Leng & Davis, vol. 1, p. 440
1859-1862	Rev. Erskine N. White ²	Minister	Parsonage	Leng & Davis, vol. 1, p. 440
1863-1866	Rev. Jacob Fehman ³	Minister	Parsonage	L & D, ibid. 1865 Census, S.field, dwell #83, fam #83
1866-1875	Rev. J.H. Sinclair ⁴	Minister	Parsonage	L & D, ibid. 1870 Census, S.field, dwell #77, fam #76
c.1875- c.1885	Ann G. Mandy ⁵		Residence	1880 Census, Southfield, dwell #77, fam #77 Steirmeyer note, 1951, in <u>Reports on Bldg. & Occupants</u>
c.1886-1940	William L. Flake ⁶ (1860-c.1933)	Real Estate & Insurance Agent	Residence	1895-96 <u>Standard Directory</u> 1897-98 <u>Standard Directory</u> 1898,1899,1900 <u>Trow's Directory</u> 1900 Census, ED 607 dwell #236, fam #244 1903,1906 <u>Directory</u> 1912 <u>Richmond Boro Directory</u> 1915 Census 1925 Census Winter 1927-1928 <u>SI Phone Directory</u> Winter 1932-1933 <u>SI Phone Directory</u>
1934-1940	Leah S. Flake		Residence	Summer 1934,37 <u>SI Phone Directory</u>
1941-1969	Dr. Henry G. Steirmeyer ⁷	Dentist & Historian	Residence	Summer 1940,41 <u>SI phone Directory</u> 1969 <u>SI Phone Directory</u> Photo 8/1/69 <u>Photos-Recent</u>
1969-1972	Louis Martin ⁸ Betty Martin	Director Brooklyn Botanic Garden/Caretaker for SIHS	Residence	Letter, B. Martin to L. McMillen (8/18/69) in Admin. <u>-Corres.</u>

1972-c.1978	Ed Moulin	Brooklyn. Botanic Garden Caretakers for SIHS	Residence	Letter, B. Martin to L. McMillen (5/19/1972) in in Admin. <u>-Corres.</u>
	Dan Shelton			Letter, F. Loffredo to D. Shelton (7/12/77) in Admin. <u>-Corres.</u>
1979-1981	Emmet Knoll	Caretaker for SIHS		Memo, B. McMahon to E. Knoll, (9/5/79) in Admin. <u>-Corres.</u>
1981-1985	Administrative offices of Staten Island Historical Society			

1. THOMAS RUGGLES GOLD PECK was the first resident of the Parsonage. He kept a diary which recorded his tenure as a minister and life in Richmond. This diary was the basis of an article, "A Mid-Century Pastorate," Historian, vol. 13, n. 1, written by his granddaughter Theodora Egbert Peck Wilbur.

Peck was born in Brooklyn, the son of John Peck, a merchant. After traveling abroad and acting as a foreign correspondent, Peck entered the ministry. His first post was at Richmond church. He began there in July of 1854. He commuted from Brooklyn until the Parsonage was finished. He was a most energetic pastor and the congregation increased so the church enlarged during his tenure. In February 1859, he left his post at Richmond to accept a new appointment at a church in Charleston, S.C. (Vosburgh, 1923, A:48). He married Susan Egbert, the daughter of Barnet Egbert (resident of Egbertville and neighbor of Abraham Knuser), on September 8, 1859 in Brooklyn. Some furniture purportedly belonging to Rev. Peck during his residence in the house was donated by Mrs. Wilbur to the Staten Island Historical Society in 1856 (Letter, Mrs. T. Wilbur to M. Kerr, June 18, 1956, in Furn. Plans & Exhibits, SIHS).

2. ERSKINE N. WHITE was the minister of the church from June 4, 1859 to November 11, 1862 (Vosburgh, 1923, A:48). It is believed that he lived in the Parsonage although he does not appear on the 1860 Census. His wife was Eliza T. White. They had at least two sons: Stanley (born May 2, 1862) and Nelson Ripley (born December 12, 1860). Both were baptized in the church (Vosburgh, 1923, B:14).

3. JACOB FEHRMAN was the minister of the church from 1863 to 1866. He came from Williamsburg, Brooklyn, and was a graduate of New Brunswick Seminary (Vosburgh, 1923, A:44, 48).

4. J.H. SINCLAIR was the minister from 1866 to 1875. After his ministry, Francis Kip, also minister at the Huguenot Church, took over the services. The church's attendance appears to have fallen off so much that in the winter of 1878 the church's regular services were transferred to a chapel on Gifford's Lane at Great Kills, which had been built by Richmond church some years earlier. When Kip resigned from his Richmond church responsibilities in 1881, services at Gifford's Lane ceased. In 1885, the Consistory decided to give up the Church permanently. This led to the sale of the church land to the Flakes in 1886 (Vosburgh, 1923, A:46,48). Sinclair probably was the last minister to live in the Parsonage. It would seem that the Parsonage was rented out to the next known occupant.

5. ANN G. MUNDY, nee Guyon (1809-1885) (St. Andrew's Church Records, p. 244, #748) was the widow of Dr. Crowel Mundy (c. 1797-1854) (St. Andrew's Church Records, p. 244, #747), who was a prominent Staten Island physician and a founder of the Richmond County Hall Company (Liber of Deeds O:222-224). Mrs. Mundy lived in the old parsonage with a number of her unmarried children from about 1875 to 1885 (see Census Appendix).

6. WILLIAM L. AND LEAH S. FLAKE were both born in 1860 (1900 Census; Leng and Davis, 1923, vol. 2:896). They were married on October 21, 1881. Leah's maiden name was Crocheron. She was related to Stephen D. Stephens (Stephens Family Bible, Folder I 310, in Bible Record Files, SIHS). They had two children: Lottie, born in 1884, and William L., Jr., born in 1887. Mr. Flake was in the real

estate business by 1895 (1895-1896 Staten Island Directory), possibly working for the firm of Parkinson and Anderson of 245 Bay St., Stapleton (1895-1896 Staten Island Directory). In 1898, he acquired the Parkinson interest of that firm (newspaper article, c. 1916, in Documents-Historic, SIHS). The firm's name was then changed to Anderson and Flake. They had offices at 265 Bay Street. Sometime between 1906 and 1912, Anderson died and Flake became the sole owner (1898 Staten Island Directory; newspaper article, c. 1916 Documents-Historic, SIHS; 1906 and 1912 Staten Island Directories). The office is listed at 693 Bay St. in 1912 (1912 Staten Island Directory) and by 1927 is at 595 Bay St. They probably moved around 1917 (newspaper article, c. 1916, in Documents-Historic, SIHS; 1927-1928 SI Phone Directory). He dealt in real estate, insurance, and loans, and his business grew to such an extent after he became sole owner that he transferred the insurance lines of his dealings to C.E. Simonson and Company, of which he was a director. His son, who had entered business with his father by 1912, managed the insurance division from c. 1916 (1912 Staten Island Directory; newspaper article, c. 1916, in Documents-Historic, SIHS). By 1930, he had offices at 25 Beach Street and at the time of his death in 1933, was at Hyatt Street (Winter 1930-1931 SI Phone Directory; Summer 1934 SI Phone Directory). His son is listed as working at 25 Hyatt also. They may have worked together since the beginning of William, Jr.'s career. Mrs. Flake lived on in the house until her death in 1940 (Summer 1940 SI Phone Directory). There are photographs in the SIHS photo collection of the interior and exterior of the house c. 1900, which show the furnishing and decor of a comfortable middle class family (in Parsonage file, Geographic Photo File, SIHS).

The 1808 church was still standing when the Flakes bought the property from the Dutch Reformed Church in 1886. It remained on the property, unoccupied, until the Marsh and Nolan Carriage and Wagon Manufactory moved it up Center Street 1885-87 to a site at the rear of their property, approximately ninety feet east of the Stephens House. The church was used as a carriage repository until April 1903 when it was demolished. (See "Another Old Landmark Gone," I.K. Morris, R.C. Advance, April 11, 1903, in Documents-Historic.) The church appears on its new site on the original 1898 (updated to 1911) Sarborn Insurance Atlas, plate 90. It was covered up by one of the updates. Morris says that the church was moved to this location around 1900 (copy of photo of church on Marsh and Nolan property, c. 1900-1903 in Graphics-Copies). But other evidence suggests 1885-1887.

7. H.G. and ELEANOR STEINMEYER: Dr. Steirmeyer apparently rented the house from the Flakes' children, William, Jr. and Lottie. They came to the house at a time when Loring McMillen and his associates were beginning their plans for Richmondtown Restoration. Dr. Steirmeyer may have been connected with the project at a very early date. His articles had been published in the Historian since 1939. Dr. Steirmeyer was born c. 1888. Reminiscences of his early life were published in the "A Village Childhood Series" in the Historian in 1939 and 1940. He married Elinor c. 1910-1914. They had one son, Henry Jr., born May 3, 1916. Dr. Steirmeyer served in the First World War and later practiced in Stapleton. He was one of the Historical Society's most active authors, writing articles for the Historian, serving as its editor in the late 1950s, and writing a book, Staten Island, 1524-1898. He wrote some light humorous magazine articles and poetry as well. He was chairman of the Staten Island Music Committee. After 1953 when the Parsonage became City of New York property, he worked out an arrangement to continue living in the house. This arrangement with the Richmondtown Restoration and/or the City of New York has not yet been documented. His wife died in 1968 at the age of 82. Dr. Steirmeyer moved from the Parsonage in the following year, probably to live with his son in Ossining, New York. (All information on Dr. Steirmeyer is from Steirmeyer Papers, SIHS Archives or from his SIHS publications.)

8. RICHMONDTOWN RESTORATION: After Dr. Steirmeyer left the Parsonage, the Historical Society made arrangements with a series of tenants to live in the house. They paid rent directly to the Society until 1981. These tenants are listed in Chronology: Inhabitants (Fact Sheet VI). From the summer of 1981 to the fall of 1982, the entire administrative offices of the Historical Society occupied the building. From the fall of 1982 to 1985, only the Development officer and the Marketing Division occupied this building.

Prepared by: S. Barto

Chart 7B1:4 Census Data

Block: 4463
 Lot: 13
 Address: 74 Arthur Kill
 Road (The Parsonage)

Date	Name	Relation/Age	Birthplace	Occupation
1865 N.Y. State Census				
	Jacob Fehrman	Head/27	NY	R.P.D. Clergyman
	Elizabeth "	Wife/24	Kings County	*
	Cornelia "	Child/12	*	*
	Thomas Moore	Bro/11	Kings County	*
	Cathanne Bowes	Servant	NY	Servant
<u>Date 1870</u> (Federal)				
	James Sinclair	42	NY	Minister
	Francis "	40	NY	Keeps House
	Ida R. "	14	NY	Attends School
	John H. "	8	NY	Attends School
	Frances "	6	NY	*
	W.J. Corwin	12	NY	Attends School
	Ellen Smith	24	Ireland	Domestic
	Cornelia Corwin	10	NY	*
<u>Date 1875</u> (State)				
	Anne (Guyon) Mundy	Head/65	Richmond County	*
	Maria Louise "	Dau/33	"	*
	Ellis Barron "	Son/31	"	Clerk in a dyeing house
	Mary Christian Mundy	Dau/29	"	*
	Ted Canage	Servant/14	Pennsylvania	Laborer
<u>Date 1880</u> (Federal)				
	Anne G. Mundy	71	NY (Parents NY)	Keeps House
	Louise "	Dau/37	NY (Parents NY)	*
	Ellis "	Son/35	NY (Parents NY)	Clerk in NY dyeing Co.
	Mary "	Dau/33	NY (Parents NY)	
	Robert Townsend	15	NY (Parents Ireland)	Servant

Date 1900

(Federal)

William Flake	Head/39	NY (Parents NY)	Real Estate
Leah S. "	Wife/39	NY (Parents NY)	*
Lottie C. "	Dau/15	NY (Parents NY)	At School
Grace Johnson	Cous/32	NY (Parents NY)	*
Mary Minich(?)	Servant/16	Italy (Parents Italy)	Cook

Date 1915

(State)

For 74 Arthur Kill Road

William L. Flake	Head/54	U.S.	Real Estate Operator
Leah S. "	Wife/54	"	Housework
Mary E. Garretson	Aunt/80	"	No occupation
Esther McGeeHee	Maid/20 (Black)	"	Housemaid

Prepared by: S. Barto

CHART 7B1:5TIME LINE OF THE CHURCH PROPERTYDutch Reformed Church

Constructed in c.1769
 Destroyed by the British in 1776
 New structure built on same site in 1808
 Closed in 1885
 Moved off the site between 1885-1887 to Block 4442, Lot 12.
 Building used as a carriage repository for the Marsh and
 Nolan Carriage Factory.
 Razed in 1903

The Parsonage

Completed in June, 1855 at a cost of \$4000.
 Occupied by:

Rev. Ruggles Gold Peck to 1859
 Rev. E.N. White, 1859-62
 Rev. J. Fehman, 1863-6
 Rev. J.H. Sinclair, 1866-75
 Rev. F. Kip, 1875-85
 Widow Mundy, 1875-85
 William and Leah Flake (owners/occupants), 1886-1940
 H. & E. Steirmeyer (occupants), 1941-69
 Louis and Betty Martin (occupants), 1969-72
 Ed Moulin, Dan Sheltor (occupants), 1972-78
 Emmet Knoll (occupant), 1979-81
 Staten Island Historical Society (offices), 1981-85

Alterations:

1. A kitchen addition to the south side of the house, between 1855-70.
2. A dormer on the north side of the roof, c.1930.
3. A picture window on the kitchen extension, c.1920.
4. A small greenhouse on the south side, c.1960

Physical Improvements:

Between 1855-80s: 1)Fence 2)Grading
 3)Stonewall (See Rev. Peck's Diary)

In 1885: William and Leah Flake acquired a half acre from the Pierson/Miller family by the Parsonage parcel on which Mrs. Flake cultivated an orchard. This orchard increased the land to one and one-half acres.

Landscape:

1890: Lawn; bluestone steps; gravel path

around two sides of the house; fieldstone
drain.

1915: North side view: porch supporting
trellis; gravel path around east side of
house.

1920: Path width reduced.

Restoration, 1985-present

(Time line information primarily from "The Gardens of the Parsonage," by
John Paul Cannan 1987, on file at Staten Island Historical Society.)

CHART 7B1:6 CHAIN OF TITLE

Block: 4463
 Lot: 11
 Address: 468 Clarke Avenue

DATE	DEED/WILL/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/28/1856	D	38/564	Richard Tysen Elizabeth Tysen Harmon B. Cropsey	Jacob Cropsey	1 1/2 Acres	\$1
*****GAP*****						
10/13/1885	D	161/463	Sarah E. Pierson Charles G. Pierson Alice P. Miller Carrie A. Pierson Edward D. Pierson	William L Flake		\$250
1/8/1934	W	33/348	William L. Flake	Leah S. Flake	"	
6/21/1940	W	40/260	Leah S. Flake	W.L. Flake, Jr. & Lottie Forrest	"	
5/25/1953	Lis Pendens 1953	503-	W.L. Flake, Jr. & Lottie Forrest	City of New York	"	

Prepared by: S. Barto
 K. Morgan

Chart 7B1:7 Census Data

Block: 4463
 Lot: 11
 Address: 468 Clarke Ave.

Date	Name	Relation/Age	Birthplace	Occupation
------	------	--------------	------------	------------

Date 1925
 (State)

William Mahnert		Head/40	U.S.	Printer
Ellen	"	Wife/37	"	*
John	"	Son/11	"	*
William	"	Son/5	"	*
Thomas	"	Son/2	"	*

Mahnert Family in residence at time of demolition (see demo. file, Richmondtown), but not listed continuously: Not listed in 1933/34 Polks and in 1930's and 40's there was no phone. Mrs. Ellen Mahnert (Mehnert) is, however, listed again in 1958-64.

Prepared by: S. Barto

CHART 7B1:8 CHAIN OF TITLE

Block: 4463

Lot: 7

Address: 332 Center Street

DATE	DEED/WILL/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/28/1856	D	38/564	Richard Tysen Elizabeth Tysen Hammon B. Cropsey	Jacob Cropsey	1 1/2 Acres	\$1
2/2/1870	D	86/142	Jacob R. Cropsey	Martha J. Bedell	332 Center (approx. Lot 7)	\$500
6/13/1871	D	93/289	Martha J. Bedell	Henrietta E. Putnam	332 Center	\$500
5/14/1920	D	515/310	Mary E. Lawrence ¹ William A. Lawrence	Henry N. Lawrence Frances Lawrence	"	\$1
9/24/1941	D	843/192	Lawrence Family Heirs of Henry N. Lawrence	Alice M. Lawrence	332 Center (Lot 7)	\$1
5/25/1953	Lis Pendens 1953	503-	Alice M. Lawrence	City of New York	332 Center	

1. Henrietta Putnam's Will #6451, dated June 3, 1913 bequeaths her estate to her daughter Mary A. Lawrence, wife of William A. Lawrence. To her son, Harry Putnam, she bequeaths the sum of \$100.

Prepared by: S. Barto
K. Morgan

CHART 7BL:9 CHAIN OF TITLE

Block: 4463

Lot: 5

Address: 328 Center Street

DATE	DEED/WILL/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/28/1856	D	38/564	Richard Tysen Elizabeth Tysen Hamon B. Cropsey	Jacob Cropsey	1 1/2 Acres	\$1
7/19/1869	D	82/269	Jacob R. Cropsey	Henrietta Putnam	328 Center (approx. Lot 5)	*****
7/9/1888 ¹	D	187/266	Henrietta E. Putnam	Harry W. Putnam	328 Center	\$1
8/1/1894 ²	D	281/411	Harry W. Putnam	Lydia E. Putnam	"	release
4/10/1906	D	316/358	Lydia E. Putnam	Joseph C. Campbell Mary (Campbell) Kinsella	"	\$1650
6/20/1908	D	350/116	Joseph C. Campbell Mary Kinsella	Marie Dobler Julius Dobler	"	\$2500
6/18/1919	D	497/243	Marie Dobler	Robert F.W. Barbor	"	\$10
8/6/1924	D	583/412	R.F.W. Barbor Alice M. Barbor	Julius Dobler Marie Dobler	"	\$10
7/6/1940	D	829/125	Julius Dobler Louise Marie Dobler	Anna Schroeder	Four Parcels: 1)328 Center	\$10

Block 4463, Lot 5
 2) Beach Area, 4th ward
 3) Garages on Tysen Court
 Block 4442, Lot 24
 4) Dobler's Hotel
 Block 4463, Lots 1 & 4

11/17/1944	D	885/115	L.M. Dobler-Kessig	E. Chapman	328 Center (Lot 5)	\$100
10/8/1946	D	972/100	Louise Marie (Dobler) Kessig Anna Schroeder	Edith Chapman	328 Center (Lot 4, the 14 ft. strip)	\$1
5/25/1953	Lis	503- Pendens 1953	Edith Chapman	City of New York	328 Center	

-
1. Liber of Deeds 187 cites two mortgages made by Henrietta and William Putnam to Peter Cortelyou recorded in the County Clerk's Office July 20, 1869 for \$600 and January 16, 1872 for \$250.
 2. Liber of Deeds 281 cites a mortgage made by Harry Putnam to Rev. Joseph C. Campbell and Mary Campbell, excrs. of James Campbell, deceased, for \$1500. No mortgage number.
 3. Henrietta Putnam's Will #6451, dated June 3, 1913 bequeaths her estate to her daughter Mary A. Lawrence, wife of William A. Lawrence. To her son, Harry Putnam, she bequeaths the sum of \$100.

Prepared by: S. Barto
 K. Morgan

CHART 7B1:10 BUILDING USE

Block: 4463
 Lot: 7
 Address: 332 Center Street

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
1870-1873	Peter Nolan? William Richardson?	Carriage Maker	Residence	1870 Census ¹
c.1873-1880	John Meehan? and family	Cordwainer	Shop? Residence	1875 Census
	Francis W. Conner? Eleanor D.	Seamstress	Shop? Residence	1878-1891 Sanborn Atlas
	The Putnams? ²			
c.1880- ?	Andrew Arnold?	Episcopal Minister	Residence	1880 Census ³
	Crowell Conner?	Deputy Co. Clerk		
c.1900-1904	William King?	Hotel Keeper	Residence	1900 Census ⁴ 1900 Directory
c.1904-1914	Barry Family	Various	Residence	1906 Directory 1910 Census 1912 Directory 1972 Oral Account ⁵ Helen Barry Dodswell
c.1914-1920	Unknown			1915 Census
c.1920-1930	Henry N. Lawrence	Episcopal Minister	Residence	D515/310 (1920)
	Frances Lawrence Edith F. Lawrence	Parish Work		1925 Census
c.1930-1954	Alice M. Lawrence Frances Lawrence	Librarian	Residence	1933/34 Polk's Directory 1954 S.I. Phone Directory

1. There is no conclusive evidence for occupation of this building in the first years of its existence, the building having been built no later than 1873. If the building had been built by the time of the 1870 Census the William Richardson or Peter Nolan families (of Marsh and Nolan's Carriage Factory) might have lived here. The Putnams appear nearly conclusively to be occupying 328 Center Street, leaving 332 Center Street available for them to rent (see Footnote 1 on Chart 7B1:11 for an alternative use of the two buildings by the Putnams). The positions of the Meehans and Conners in the census schedules make them possible candidates for renters. The evidence favors Meehan's residence in regard to his position but also in regard to the value of the dwelling in

which he was living. In 1870 the Putnams' real estate (which may have included both 328 and 332 Center Street--see Evidence for Construction Additional Usage and Demolition 328 and 332 Center St. File SIHS Richmondton Restoration Structures Collection) was valued at \$3000. In 1875, Putnam was most likely living in the dwelling at 328 Center Street, valued at \$1800 by the census. The building Meehan occupied in 1875 (conjecturally 332 Center St.) was assessed at \$1200. The total value of the two dwellings is \$3000, equal to Putnam's holdings in 1870. The value of Conner's dwelling in 1875 is given only as \$400. (It may have been a very small building directly opposite 332 Center Street on the Edwards family land although little is known of the function of this building - see 1878 and 1891 Sanborns and Narrative Block 4443.) This is problematic since the meaning of real estate evaluations must be determined and compared from census year to census year and also because Meehan is listed as an owner of land in 1875. This land is probably the land on Clarke Avenue on which Meehan operated a rope walk in the early 1870s. No dwelling is indicated on the 1873 assessment or 1874 Beers Atlas. The 1875 Census cannot be interpreted at this point as referring to the specific land Meehan may have owned. From the assessments Meehan does not appear to own a house parcel in the 1870s so his ownership of land in the 1875 Census does not necessarily preclude his renting 332 Center Street. But the matter is ambiguous and will probably remain so because of the inconclusive census position and the fact that if the building was rented at the time (and it probably was, unless the Putnams were living there), there is little likelihood of documentation of the rental surviving. From the evidence presented by the 1878 Sanborn Atlas (listing 332 Center Street as a dwelling) it is fairly well established that the building was used as a residence, or at least was not modified as a specialized craft shop or put to some other similar purpose. It is indicated on the 1891 and 1911 Sanborns as a dwelling as well. But these listings would not preclude the building being used for brief periods partially and informally as a shop. Cordwainer Meehan, if he had lived there, could have worked out of one or two rooms without this fact being noted by the atlases.

2. See footnote 1 from Chart 7B1:11.

3. The names of Andrew Arnold and Crowell Conner, both unmarried without other household members, appear next to the Putnams in the 1880 Census. Their position suggests one or the other living in 332 Center Street. The Putnams are almost certainly at 328 Center Street in this period. Conner is known to have lived in the Harriet Wheatley House (Block 4444) from 1883 to his death in 1910. He is believed to have been living in the village since the late 1870s when he became Deputy County Clerk. His residency in 332 Center Street may be accounted for in 1880 by this census. Nothing further is known of Arnold.

4. William King, a hotel keeper, appears next to Dobler in this census. His position suggests he lived in either 328 Center Street (the use at this time is not clear; if it was not an office, then King's residence is likely) or 332 Center Street. King is listed in the 1900 directory as dealing in liquors on Arthur Kill Road in Richmondton. Dobler is listed as a liquor dealer but on Center Street. Dobler and King are not known to have worked together, King being the manager of Schaefer's Hotel in the Second County Court House (Block 4442) from c. 1897 to c. 1902. King may have been living with Schaefer prior to living on Center Street.

5. The Barry family are the first clearly identified occupants of this building. Helen Barry Dodswell's written reminiscence (1972) describes living in this house and other information supplied by her daughter Dorothy Dodswell Fleming (1988) place the Barry family's occupancy between 1904 and 1914. They apparently moved from Richmondton after this period as they do not appear in the 1915 census. Occupation of 332 Center Street between 1914 and c. 1920 remains unknown.

Prepared by: S. Barto

CHART 7B1:11 BUILDING USE

Block: 4463
Lot: 5
Address: 328 Center Street

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
c.1870-1890	William D. Putnam	1870-78 Harness maker 1870 Postmaster 1880 Clerk (in Surrogates Ct.?) 1879-80 Notary Public	Harness Shop/ Residence ¹	1870 Census 1875 Census 1878 Sanborn Atlas 1880 Census 1879/80 Business Directory
	Henrietta E. Putnam			
	Martha J. Bedell	c.1873-83 Post- mistress c.1880-84 Store- keeper	Post Office ² Store (General?)	1880 Census 1884 Board of Sup Min. ³
	Henry W. Putnam	1880 Clerk in Store		1880 Census Deed 187/266 (1888) ⁴
c.1890-1896			District Att's Office ⁵	
c.1896-1910	William King?	Hotel Keeper	Office/ Residence ⁶	
c.1910-1920	John G. Clarke	1910-1920 Law & Title Guarantee Trust Co.	Office	1911 topo. map ⁷ 1912 Directory ⁸ 1917 Bromley Atlas ⁹
c.1920-1933?	Sidney Robertson	Tube Clerk	Residence	1925 Census ¹⁰
1944-c.1950	Edith & Sam K. Chapman		Residence	Phone Directories, 1944-1964 ¹¹
1959-1964	Frank Jaeger/ Gordon Place & wife		Residence	Phone Directory

1. It is possible that after the construction of 332 Center Street in c. 1872-73, all of #328 was used as the W.D. Putnam shop, and the store and P.O. of Martha Bedell (the 1878 Sanborn indicating those uses) and the Putnams actually lived in #332. This arrangement could have continued after 1880. Family economy would have dictated it more profitable for the Putnams to have utilized one building for a residence and place of work, while having the other building produce rental income. The family consisted of four to six members between 1870 and 1880 so it might have been possible that #328, by all evidence up to 1890, was intended for personal use, leaving #332 as the income-producer. In the 1880 Federal Census Putnam is no longer listed as a harness maker but as a clerk in the County Surrogate's Office.

2. W.D. Putnam was village postmaster for part of 1870 at 328 Center Street (List of Post Offices in the U.S.). His sister in law, Martha J. Bedell, who lived with him, was Postmistress in 1875, probably succeeding (in the early 1870s) James Black who was Post Master in 1871 (1875 State Census, 1870 Legislative Manual of N.Y. State). In the 1878 Sanborn Atlas the small wing on the east side of the house (seen on the 1874 Beer Atlas) is depicted as the post office. It may have been added onto the structure in 1872 or 1873 for that purpose when Bedell took office. If the house was built in 1869-1870, as indicated by the other documentary evidence, it may have been built as part of the house originally for that purpose, when W.D. Putnam was first postmaster. M.J. Bedell last appears as Postmistress in the listings of Postmasters in 1880 and she was probably still Postmistress in 1883 when she sold stamps to Richmond County Government (Business Directory of Staten Island, 1879-80, Board of Supervisors Minutes 1883). According to William McMillen, the structure may have been built slightly earlier, since it seems to appear in the c. 1867 photograph of Richmondtown (W. McMillen pers. comm. to S. Barto 1988).

3. M.J. Bedell was selling unspecified supplies to Richmond County in 1884. How long or what kind of store she may have been operating along with the postal service is not specifically known, although it may have been the same one in which Henry W. Putnam was clerk as indicated in the 1880 Census.

4. Putnam was probably in residence at least up to the time of this sale.

5. Richmond County Standard (January 23, 1890) P. 4, col. 1:

"Little cottage adjacent to Dohmann (Dobler's? Probably Court House Hotel) Hotel. Being fitted up for D.A. (District Attorney's Office) in such a manner that it has been suggested that he might be inclined to go housekeeping there."

This cottage is 328 Center Street, rented from Harry W. Putnam for the year 1892-93 for \$180. Rental continued 1893-94, 1894-95, 1895-96.

Richmond County Board of Supervisors Minutes	1891
"	1893
"	1894
"	1896

No record of rental after the end of 1896. Rental period probably 1890-96.

6. The use of the building between c. 1896 and c. 1910 is not clear. Henry Winfield Putnam, the owner to 1894, is listed as living in New Dorp in directories of this period and is not in the vicinity of Richmond in the 1900 Census. Lydia E. Putnam (either his sister or wife, 1900 Census needs to be checked for this) similarly cannot be identified as an occupant. Joseph Campbell, the pastor of St. Mary's Roman Catholic Church lived in Rosebank during this period and there is no evidence the Doblens lived in the house c. 1910. Their residence cannot be determined from the nearly illegible 1910 Census. In that census, the Doblens are positioned next to 332 Center Street, probably still in 320 Center Street, the Hotel, as in 1900. The Dobler's street address cannot be read. Neither the 1900 nor the 1910 Census indicates that Henrietta Putnam, Harry's mother, was living in Richmondtown. (She is not in the directories.) The building may have been rented as a residence or continued to be rented as a professional office after the DA. left until the time John C. Clarke began using it as an office. Helen Barry Dodswell remembers it as an office during her stay in the village, c. 1904-1914, at #332 although she is not specific about it being an office for that entire period. (See Footnote 3 Chart 7B1:10 regarding William King's possible residence.)

7. A concrete vault was built to the rear of #328 Center Street, probably sometime in 1910 or 1911. It does not appear on the 1907 Robinson atlas or (curiously) on the 1898 updated June/Sept. 1911 Sanborn, but is on the June 1911 Topographical map. It must have built to house the Law and Title firm's records.

8. The 1912 Directory lists lawyer John G. Clarke with an office at 85 Water Street, Stapleton, who also managed the Title Guaranteed Trust Co. on Center Street in Richmondtown. The 1914 Directory lists the company by that name but mentions the Stapleton offices only.

9. The 1917 Bromley atlas is the last evidence for the office's operation. With the closing of the courts and the County Clerk's office in 1919 and their removal to St. George, it must have closed as well.

10. It is not known if the Barbours, who owned the building between 1919 and 1924, actually lived in it. Mr. Robertson apparently did not have a telephone so his period of residency cannot be traced. He is not listed in the 1933-34 Polk's Directory.

11. Full search not done past 1952 Phone Directory.

Prepared by: S. Barto

Chart 7B1:12 Census Data

Block: 4463

Lot: 7

Address: 332 Center St.

Date	Name	Relation/Age	Birthplace	Occupation
<u>Date 1875</u>				
(State)				
	Francis D. Conner	Head/41	NY	*
	Elleanor D. "	Wife/42	Richmond County	Seamstress
		or		
	John Meehan	Head	Ireland	Cordwainer ¹
<u>Date 1880</u>				
(Federal)				
	Andrew Arnold	22	NY (Parents NY)	Episcopal Minister
	Crowell Conner	47	NY (Parents NY)	Dept. Co. Clerk
<u>Date 1900</u>				
(Federal) (Might also be a resident of Lot 5 -- see Footnote 3 on Chart 7B1:10)				
	William King	Head/48	NY (Parents Ireland)	Hotel Keeper
	Hannah "	Wife/48	Scotland (Parents Scotland)	*
	Illegible "	Dau/23	NY (Parents NY)	*
	Lucretia "	Dau/13	NY (Parents NY)	
<u>Date 1910</u>				
(Federal)				
	Ellen Barry ²	Head/63	England (Parents England)	Home
	William "	Son/33	NY (Parents England)	Illegible ³
	Richard "	Son/30	NY (Parents England)	Illegible ⁴
	John " Son/29		NY (Parents England)	Illegible ⁵
	Mary " Dau/20		NY (Parents England)	Illegible ⁶
	Helen "	Adop. Dau/8	NY (Parents England)	*

Date 1925

(State)

Henry N. Lawrence	Head/73	England ⁷	Episcopal Minister
Francis "	Wife/73	England	Housework
Edith F. "	Dau/46	England	Parishwork

-
1. In early 1870's, Meehan owned a Rope walk in Richmondtown on Clarke Ave. but not necessarily a house.
 2. Ellen's husband Dennis died before 1912 Directory.
 3. Listed as clerk, 1912 Directory.
 4. Listed as Asbestos worker, 1906 Directory; Machinist, 1912 Directory.
 5. Listed as Watchman, 1912 Directory.
 6. Listed as Dressmaker, 1912 Directory.
 7. Naturalized 1946.
 8. Naturalized by marriage.

Prepared by: S. Barto

Chart 7B1:13 Census Data

Block: 4463

Lot: 5

Address: 328 Center St.

Date	Name	Relation/Age	Birthplace	Occupation
<u>Date 1870</u>				
(Federal)				
	William Putnam	38	NJ	Harness Maker
	Henrietta "	41	NY	Keeps House
	Mary E. "	10	NY	School
	Henry W. " 1	7	NY	School
<u>Date 1875</u>				
(State)				
	William D. Putnam	Head/42	NJ	Harnessmaker
	Henrietta E. "	Wife/48	Richmond County	*
	Mary E. "	Dau/14	NJ	*
	Harry W. "	Son/12	NJ	*
	Martha J. Bedel	Sister/45 in Law	Richmond County	Postmistress
<u>Date 1880</u>				
(Federal)				
	William D. Putnam	47	NJ (Parents NJ)	Clerk in Surrogate's Office
	Henrietta E. "	Wife/52	NY (Parents NY)	Keeping House
	Mary E. "	Dau/20	NY (Parents NY)	At home
	Harry W. "	Son/17 ²	NY (Parents NY)	Clerk in store
	Patience Lake	Aunt/90	NY (Parents NY)	Boarder
	Martha J. Bedell	Sister/50 in Law	NY (Parents NY)	Postmistress
<u>Date 1925</u>				
(State)				
	Sidney Robertson	Head/46	US	(Tube ?) Clerk
	Anna "	Wife/45	US	Housework
	Arthur "	Son/4	US	*

¹ should be Harry as in 1875, 1880

² NY? or NJ? see 1870

CHART 7BL:14 CHAIN OF TITLE

Block: 4463

Lot: 1

Address: 320-2 Center Street

DATE	DEED/WILL/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/15/1855	D	36/397	Hannon B. Cropsey & Maria; Richard Tysen & Elizabeth	Joseph Lytle	Parcel (approx. 50 feet fronting on Center St.)	\$250
11/14/1856	D	40/32	Jacob R. Cropsey	Joseph Lytle	Parcel (approx. 20 feet fronting on Center St.)	\$250
4/21/1864	D	56/155	Joseph Lytle	Jeremiah P. Vail	Lots 1,4,24	\$3500
9/30/1867	D	72/327	Jeremiah P. Vail	George Sharpe	"	\$4750
11/6/1876 ¹	D	116/421	George Sharpe & Mary Ann	James H. Sharpe	Both parcels: (Lots 1 & 4, Block 4463) & Garages on Tysen Court (Lot 24, Block 4442)	\$5100
5/16/1879	D	130/72	James H. Sharpe	Ernest Jaeder	Lots 1, 4, 24	\$500 Lease
3/7/1895	D	241/213	Mary A. Sharpe	August Wenske	Lots 1 & 4 Lot 24	\$720 Lease
	lease	247/599	M.A. Sharpe	Julius Dobler		
2/9/1898	contract	263/208	"	"	"	\$3520
4/1/1898	D	263/348	"	"	"	"
7/6/1940	D	829/125	Julius Dobler Louise Marie Dobler	Anna Schroeder	Four Parcels: 1)328 Center Block 4463, Lot 5 2)Beach Area, 4th ward 3)Garages on Tysen Court Block 4442, Lot 24 4)Dobler's Hotel, Block 4463, Lots 1 & 4	\$10
3/?/1943	Lis Pendens #261-1943	503- 1953	Louise Kessig & Anna Schroeder	City of New York	Lot 1 Foreclosure Unsafe Building	

Supreme Court
#59-364

1. This Deed cites three mortgages:

- a) Liber 26/449, Joseph Lytle to Stephen D. Stephens for \$500.
- b) Liber 72/250, George Sharpe to Stephen D. Stephens for \$500.
- c) Liber 86/593, George Sharpe to Henry Hopkinson for \$1000.

Prepared by: S. Barto
K. Morgan

CHART 7B1:15 CHAIN OF TITLE

Block: 4463

Lot: 4, after 1855

Address: Originally part of 328 Center Street and
later part of 320-3 Center Street.

DATE	DEED/WILL/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/15/1855	D	36/397	Hammon B. Cropsey & Maria; Richard Tysen & Elizabeth	Joseph Lytle	Parcel (approx. 50 feet fronting on Center St.)	\$250
11/14/1856	D	40/32	Jacob R. Cropsey	Joseph Lytle	Parcel ¹	\$250
4/21/1864	D	56/155	Joseph Lytle	Jeremiah P. Vail	Lots 1,4,24	\$3500
9/30/1867	D	72/327	Jeremiah P. Vail	George Sharpe	"	\$4750
11/6/1876		116/421 ⁴	George Sharpe & Mary Ann	James H. Sharpe	Both parcels: (Lots 1 & 4, Block 4463) & Garages on Tysen Court (Lot 24, Block 4442)	\$5100
5/16/1879	D	130/72	James H. Sharpe	Ernest Jaeder	Lots 1, 4, 24	\$500 Lease
3/7/1895	D	241/213	Mary A. Sharpe	August Wenske	Lots 1 & 4 Lot 24	\$720 Lease
	lease	247/599	M.A. Sharpe	Julius Dobler		
2/9/1898	contract	263/208	"	"	"	\$3520
4/1/1898	D	263/348	"	"	"	"
7/6/1940	D	829/125	Julius Dobler Louise Marie Dobler	Anna Schroeder	Four Parcels: 1)328 Center Block 4463, Lot 5 2)Beach Area, 4th ward 3)Garages on Tysen Court Block 4463, Lot 24 4a)Dobler's Hotel, Block 4463, Lot 1 4b)Empty Lot in back	\$10
10/8/1946	D	972/100	Louise Marie (Dobler) Kessig Anna Schroeder	Edith Chapman	328 Center (Lot 4, the 14 ft. strip) ²	\$1

5/25/1953 Lis 503-
Pendens 1953 .

Edith Chapman

City of New York

328 Center

1. Lot 4, the 14' strip, descends from this parcel.

Prepared by: S. Barto
K. Morgan

CHART 7B1:16 BUILDING USE

Block: 4463
 Lot: 1
 Address: 320/22 Center Street
 The Court House Hotel

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
c.1855-1864	Joseph Lytle Ellen Lytle	Hotel Keeper	Hotel/ Boarding House/Rest./ Residence for Keeper	See narrative Lots 1 & 4 1860 Census Deed 36/397 (1855)
c.1864-1867	Jeremiah P. Vail Julia Vail	Hotel Keeper	See above	1865 Census Deed 56/155 (1864)
c.1867-1878	George Sharpe Mary Ann	Hotel Keeper	"	1870 Census 1875 Census <u>RCG</u> 12/26/1877 <u>RCG</u> 1/9/1878
1878-1882	Ernest Jaeder (Jaede)	Hotel Keeper	"	<u>RC Sentinel</u> , 5/18/1878 1878 Sanborn Map 1879 Board of Sup Min. Lease Deed 130/72 (1879) 1882 Board of Sup Min.
c.1883-1886	Henry Baruth	Hotel Keeper	"	1883 Board of Sup Min. <u>RCS</u> , 1/12/1884 1885 Sanborn Atlas 1886 Board of Sup Min.
c.1887-1889	William Killmeyer	Hotel Keeper	"	1887 Beers Atlas 1887 Board of Sup Min. 1888 Board of Sup Min.
c.1889-1894	A.G.G. Dohmann	Hotel Keeper	"	<u>RCS</u> , 1/23/1890 1891 Board of Sup Min. 1894 Board of Sup Min.
1895-1896	Augustus Wenske	Hotel Keeper	"	Lease Deed 241/213 (1895) <u>Staten Islander</u> 6/8/1895 1895 Board of Sup Min. 1896 Board of Sup Min.
1896-c.1930	Julius Dabler	Hotel Keeper	"	1896 Board of Sup Min. Deed 263/348 (1898) 1900 Census 1910 Census 1915 Census Dabler Hotel Register 1896-

				1924 ¹ in <u>Dobler</u> Collection Archives, SIHS 1925 Census
c.1930- c.1933?	Frank Kessig	Oil Man	(Boarder) Unoccupied	1925 Census ² L. McMillen 1978
c.1933-1936	Mr. Hanley	Golf Pro at Latourette Course	Bar	L. McMillen 1973 1936 Reverse Phone Directory
1937-c.1938	Walter Humphries	Tavern Keeper	Bar "Wally's Inn"	1937 Phone Directory ³
c.1938-1943			Unoccupied	Lis Pendens 1943

1. The last entry in the Hotel Registry was for December 1923. The rest of the book is unused. Unless Dobler started another register or did not enter guests in a register, the hotel probably ended at this time even though Dobler is listed as a hotel keeper in the 1925 Census.

2. The Doblens and Mr. Kessig are listed on separate pages with separate entries in the 1925 Census, an anomalous recording because they are both listed at 320/22 Center Street. McMillen states that after the Dobler's occupancy the building was vacant for a period before Mr. Hanley opened his bar. Kessig (or Dobler) may have stayed on past 1930 but McMillen is not specific about the end of their occupancy or the total period of vacancy. The date given is an approximation. The last documented date is 1925.

3. Humphries does not appear in the 1939 Phone Directory or after.

Prepared by: S. Barto

Chart 7B1:17 Census Data

Block: 4463
 Lot: 1 and 4
 Address: 320 Center St.
 (Hotel)

Date	Name	Relation/Age	Birthplace	Occupation
<u>Date 1860</u>				
(Federal)				
	Joseph Lytle	49	NY	Hotel Keeper
	Ellen "	42	"	*
	Zackry T. "	11	"	*
	Thomas "	8	"	*
	Margaret McGarry	21	Ireland	Servant
	Louise Greenfield	43	NY	*
	George "	22	"	Lawyer
	Bessie "	17	"	*
	Elizabeth Cole	55	"	*
	Mortimer Denyse	21	"	Clerk
	William Richardson	21	"	"
	John McNamara	24	Ireland	Brick Mason
<u>Date 1865</u>				
(State)				
	Jeremiah Vail	Head/47	Kings	Hotel
	Julia "	Wife/41	"	*
	Martha "	Child/19	"	*
	Mary "	Child/14	"	*
	Frank "	Child/8	"	*
	Frank Conner	Boarder/	*	Dept. Co. Clerk
<u>Date 1870</u>				
(Federal)				
	George Sharpe	61	England (Parents foreign born)	Hotel Keeper
	Mary A. "	58	England (Parents foreign born)	Keeps House
	George L. "	34	England	
	George D. "	11	"	Attends School
	Elizabeth Rock	18	Ireland (Parents foreign born)	Domestic
	Micheal Lockler	35	Ireland (Parents foreign born)	Hostler
<u>Date 1875</u>				
(State)				
	George Sharpe	Head/67	England	Tavern Keeper
	Mary Ann "	Wife/61	"	*
	George Day "	Son/19	NY	*

Date 1900

(Federal)

Julius Dobler	Head/38	Germany (Parents Germany)	Hotel Keeper
Mary "	Wife/34	Germany (Parents Germany)	
Anne "	Dau/13	Germany (Parents Germany)	At School
Lulu "	Dau/6 (?)	Germany (Parents Germany)	At School
Illegible (M)	Servant/21	Germany (Parents Germany)	Hostler
Catherine Louch	Servant/31	Germany (Parents Germany)	Cook
(Illeg.) Miller Waitress	(F)	Servant/20 (Parents Germany)	Germany
John Dickenson	Boarder/59	NY (Parents NY)	Superintendent of Cemetery

Date 1910

(Federal)

Julius Dobler

Hotel Keeper

Illegible:

- (5) persons German born, German Parentage
- (1) NY?, English parentage
- (1) English, English Parentage
- (1) NY?, German Parentage -8 persons in household total
- (1) a cook
- (1) a gardener
- (1) a servant (Selma Waterstone?)

Date 1915

(State)

Julius Dobler	Head/54 (1)	Germany (US Citizen)	Hotel Keeper
Mary "	Wife/49	(US Citizen)	
Julius Schroeder	Son/41 in law	US	Hotel Manager
Anna B. "	Dau/29	Germany (US Citizen)	Housework
Lulu Dobler	Dau/21	US	No occ.
Luly Schroeder	GrandDau/5	(US Citizen ?)	
Henry Mulhe (?)	Keep/40	Germany (Alien)	Porter
Rudolph Schoop	Keep/32	Germany (Alien)	Waiter
Joe Dobler	Neph/28	Germany (Alien)	Gardener
Carl Merrill	Boarder/41	US	Tax Investigator
James Hardy	Boarder/36	US	Express

Date 1925

(State)			
Frank Kessig	Roomer/38	?	Oil Stilman
Julius Dobler	Head/64	Germany (US Citizen)	Hotel Keeper
Mary Dobler	Wife/59	US Citizen	House work
Lulu Dobler	Dau/30	US	Hairdresser
George Dobler	Neph/38	Germany (Alien)	Porter

1. Kessig would marry Mary Louise "Lulu" Dobler (Julius Dobler's daughter) in 1930's or early 1940's.

Prepared by: S. Barto

CHART 7B1:18

Block: 4463

Lot: 1 & 4

Address: Court House Hotel 320/322 Center St.

Evidence from Board of Supervisors Minutes Regarding Management of the Court House Hotel

DATE OF MINUTES	AGENCY	AMOUNT	TYPE OF BILL	CREDITOR (MANAGER OF HOTEL)
1879	Southfield Town	(\$20.00)	Room Rent	Jaede (Jaeder)
1881	Southfield Town	(\$15.00)	Room Rent	Jaede (Jaeder)
1882	Hwy. Commissioners	(\$15.00)	Office Rent	Jaede (Jaeder)
1883	"		"	Henry Baruth
1884	"		"	Baruth
1885	"		"	Baruth (also an interpreter for courts)
1886	"		"	Baruth
1887	"		"	Wm. Killmeyer
1888	"		"	Wm. Killmeyer
1889	?			No Bills from familiar names
1890	?			No Bills from familiar names
1891	County	\$4.00, \$102.50	Meals for Jurors, Ice	A.G.G. Dohmarn
1894	"	\$19.50		A.G.G. Dohmarn
1895	"	\$39.50	Ice for County Bldg.	Augustus Wenske
1896	"	\$8.25	Meals for Jurors	Augustus Wenske
1896	"	\$12.50	Meals for Jurors	J. Dobler (took over hotel from Wenske in 1896)

Prepared by: S. Barto

CHAPTER 7B2: BLOCK 4442

Written by: Kate Morgan

Research by: Kate Morgan
Stephen Barto

INTRODUCTION

Block 4442 (see Figure 7B2:1) is bounded on the north by Center Street (1837); on the east by St. Patrick's Place (c. 1857); on the south by Clarke Avenue (c. 1857); and on the west by Tysen Court (1854). This block was on the eastern outskirts of the colonial village of Richmondtown. The property was part of two original seventeenth century land patents, one belonging to Arent Prall, and the other belonging to Robert Rider (see Figure 7B2:2). In addition, the middle segment of Lot 11 (the Court House lot) was part of the one-acre lot which was separated from the Rider Patent parcel in 1699 and became Center Street in 1837 (see Figure 7B2:2). The Rider patent of 320 acres plus salt meadow was granted in 1680. Block 4442 encompasses part of the northernmost quarter (see Chapter 7B1, Block 4463). By 1705, Rene Rezeau owned the 80 acre parcel and this land remained within the Rezeau family until 1854, when Cavalier Van Pelt (a descendant of Rene Rezeau) sold all of this portion of what is now Block 4442 (except for the Rezeau/Van Pelt burial ground) to Richard Tysen. The northern third of Block 4442 was part of the Prall patent (see Chapter 7B1, Block 4443). The Prall land on Block 4442 remained intact until 1836 when James Guyon, Jr. sold the entire parcel to Henry Seaman.

There are no documented seventeenth or eighteenth structures on this block and the land may have been used for farming. The block was developed in the nineteenth century and the lot narratives following describe the nineteenth and twentieth century land use patterns. A

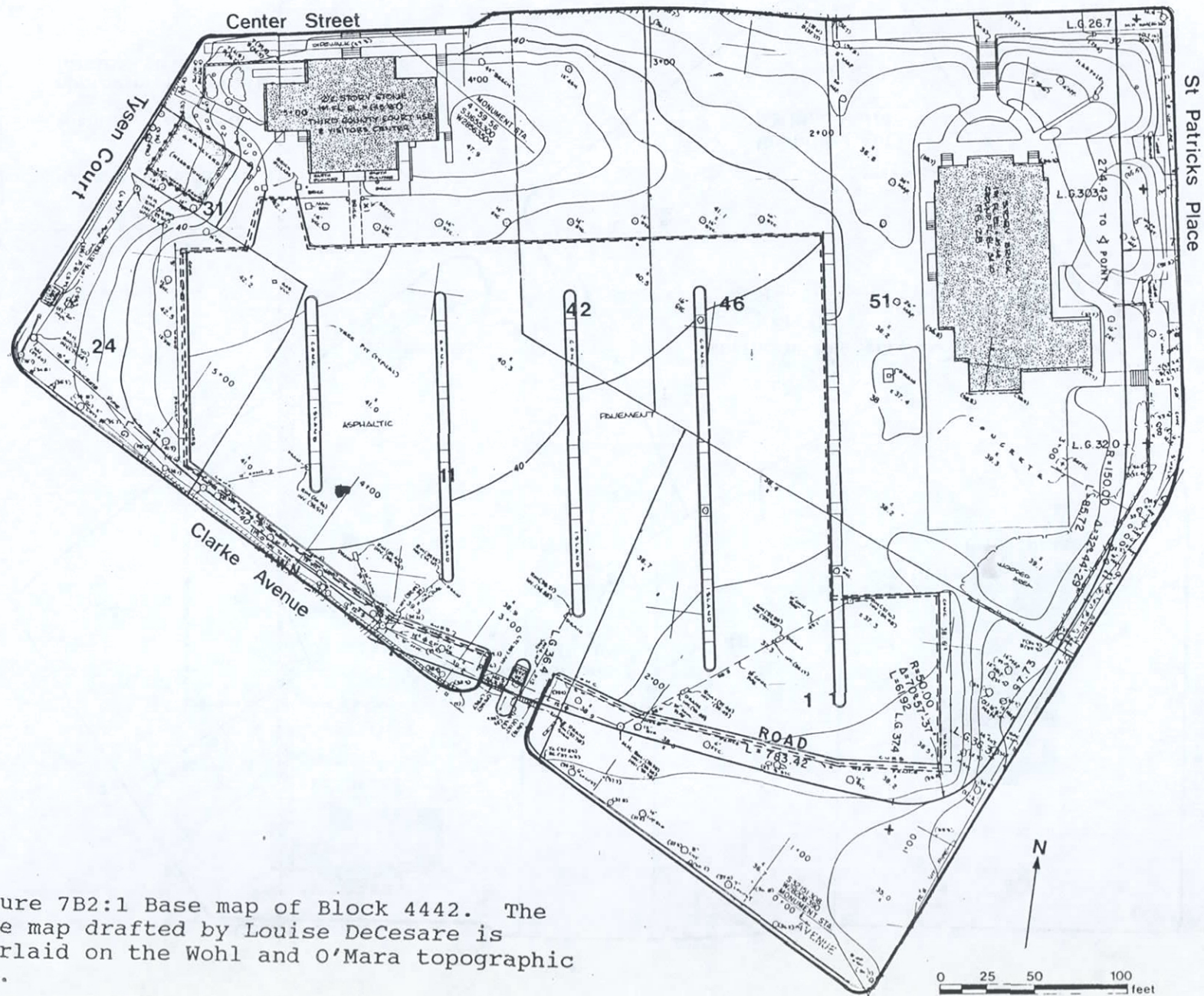


Figure 7B2:1 Base map of Block 4442. The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

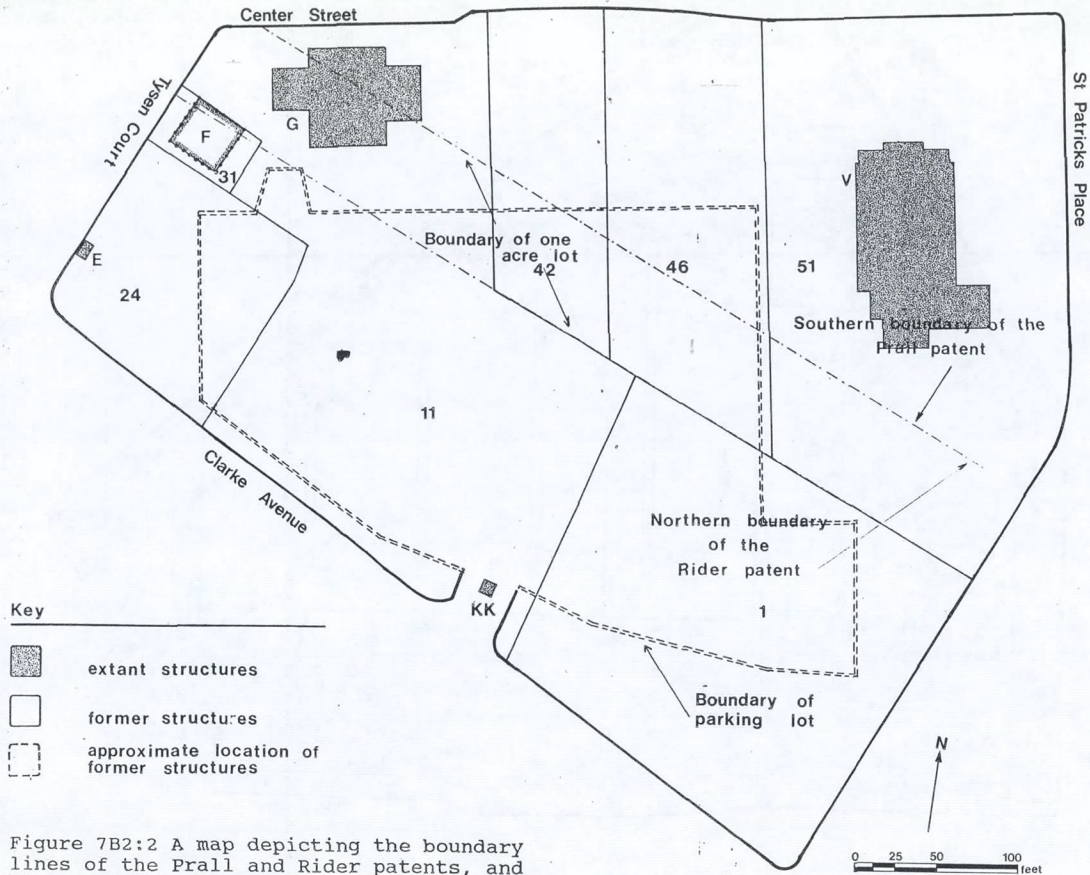


Figure 7B2:2 A map depicting the boundary lines of the Prall and Rider patents, and the one-acre lot on Block 4442. Map drafted by Victor Buchli.

FIGURE 7B2: 3ALegend Identifying All Structures and Features Depicted on
Figures 7B2:3 and 4Lot 24

- A. Carriage Shed/garage, 1907-1965
- B. Shed, 1907-1965
- C. Barn/garage, 1907-c.1935
- D. Shed, 1911
- E. Watchman's shanty, 1965-present (relocated to Richmondtown Restoration)

Lot 31

- F. Rezeau/Van Pelt Cemetery, 18th and 19th century

Lot 11

- G. Third County Court House, 1837-present
- H. Third County Jail, 1860-1903; Fourth County Jail (1903-1959) was built on this site
- I. Outbuilding, c.1878-c.1898
- J. Outbuilding, c.1898-c.1917 (replaced by a garage in 1926)
- K. Outbuilding, c.1878-1898, replaced by a new building c.1898-c.1917, garage replaced this building in 1926)
- L. Outbuilding, c.1898-c.1917 (possibly replaced by a larger building by 1953)
- M. Outbuilding, c.1898
- N. Outbuilding, c.1911-c.1917
- O. Jailer's Cottage, 1903-1959
- K. Parking Lot Gatehouse, c.1969-present (constructed by Richmondtown Restoration)

Lot 46

- P. 284 Center Street, 1837-moved 1959
- Q. Barn, c.1845-c.1917
- R. Garage, c.1926-1959
- S. Privy, c.1911
- T. Well, c.1911
- U. Outbuilding, c.1911

Lot 51

- V. P.S. 28, 1908-present
- W. Water closet, c.1911
- X. Outbuilding, c.1911

Lot 1

- Y. Prier Ice House, c.1870-c.1917
- Z. Outbuilding, c.1874 (possibly the pond, BB)
- AA. Outbuilding, c.1874
- BB. Ice Pond, late 19th century
- CC. Barn, c.1911-c.1917 (possibly the former Prier Ice House, Y)
- DD. Outbuilding, c.1911-1917
- EE. Barn, c.1911-c.1927
- FF. Shed, c.1911-c.1927
- GG. Shed, c.1911-c.1927
- HH. Shed, c.1911-c.1917
- II. Shed, c.1911-c.1917
- JJ. Shed, c.1911-c.1917

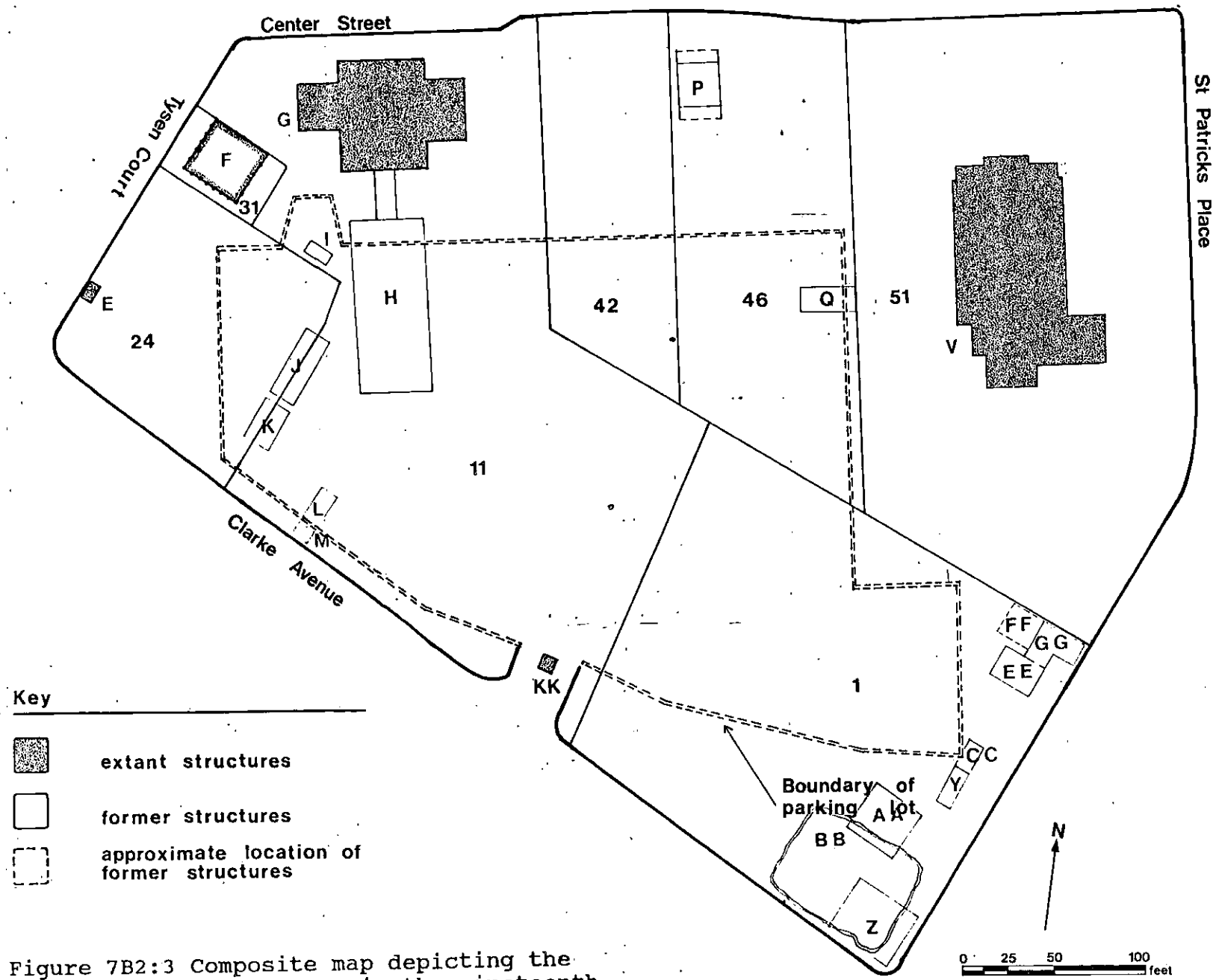


Figure 7B2:3 Composite map depicting the structures on Block 4442 in the nineteenth century. Map drafted by Victor Buchli.

brief summary is provided below (see Figures 7B2: 3 and 4).

Lot 11, the first lot built upon, contained a public building, the Court House, completed by the summer of 1837. Two separate jails--the first constructed in 1860 and the second, a replacement on the same site, in 1903--were attached to the rear (south) of the Court House, as was a Jailer's Cottage, also built in 1903. There were also various outbuildings behind the Court House at different times.

In 1837, a small house, 284 Center Street, was built on Lot 46. Behind this residence stood two principal outbuildings. In 1870, James E. Prier built an Ice House at the southeast corner of the block on Lot 1. He may also have dug out an ice pond. Prier and his sons and helpers managed four to nine buildings, an Ice House, Sheds, and Barns on Lot 1.

By 1907, the Carriage Barn/Garages on Tysen Court on Lot 24 were constructed. These structures belonged to the owners of the Hotel on Block 4463. Finally, in 1908, Public School 28 was completed on Lot 51, as well as one outbuilding. Lot 42 remained undeveloped.

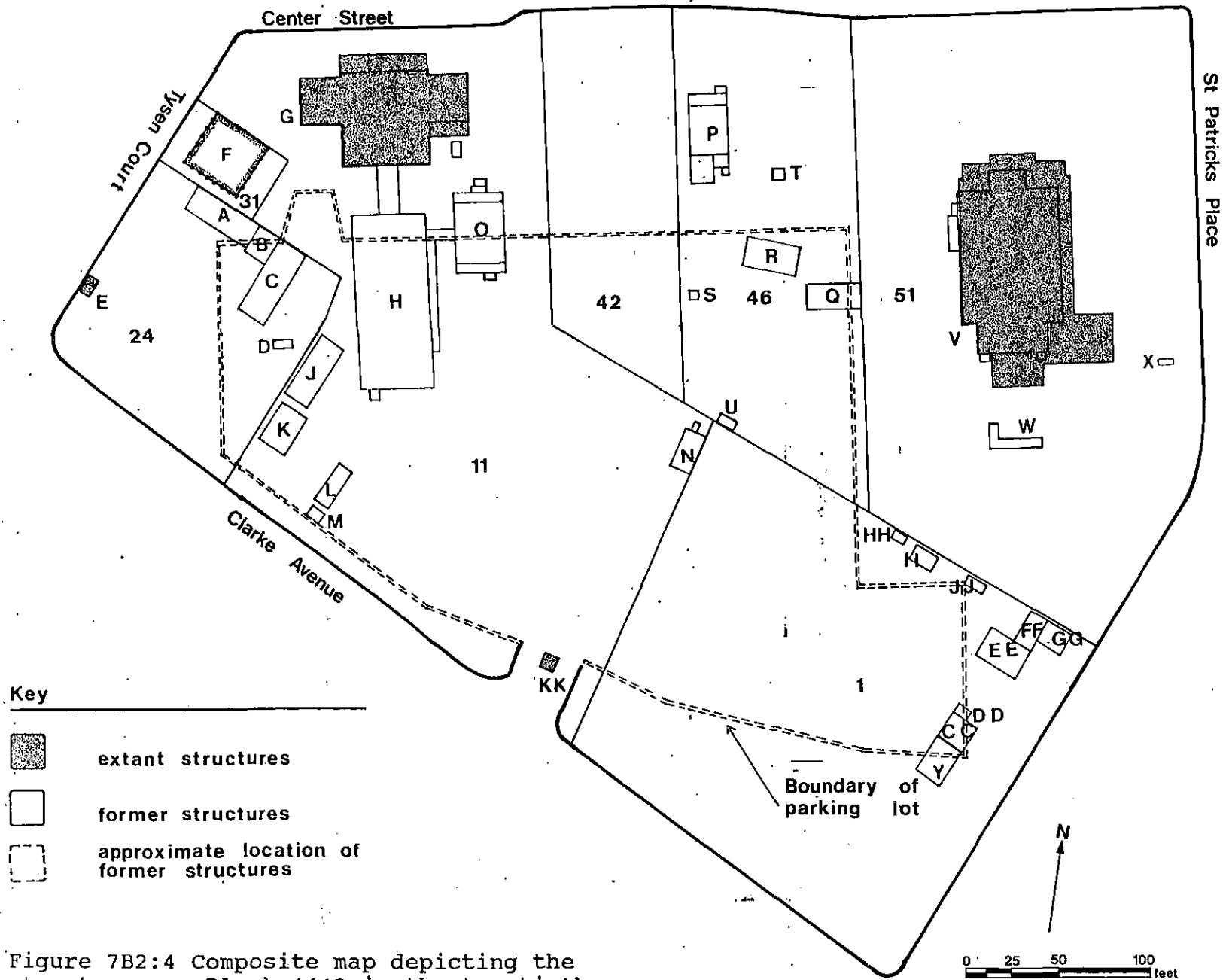


Figure 7B2:4 Composite map depicting the structures on Block 4442 in the twentieth century. Map drafted by Victor Buchli.

LOT 24

There were four structures erected on this lot. All are believed to have been built between 1898 and 1907.

This parcel was part of the original Rider patent. It was purchased by George Sharpe, the owner of the Court House Hotel, in 1868, and its title was associated with the Hotel until the 1940s except briefly between 1892 and 1902. The parcel returned to the owner of the Hotel, Julius Dobler, in 1902, when the garages may have been built.

The garages first appear on the 1907 Robinson atlas and the 1911 Sanborn atlas; they do not appear on the earlier 1898 Robinson atlas, thus indicating that construction occurred between 1898 and 1907. On the 1911 Topographical map, the garages are listed as a "carriage shed" and an attached smaller "shed" (one story each as indicated by later maps) aligned east-west along the northern boundary of Lot 24 (see Figure 7B2:4, A, B, C, and D). Those two outbuildings are perpendicular and attached to a two story "barn" aligned north-south, parallel to the lot's east boundary. An additional detached 11' X 5' "shed" is shown on that map off the southeast corner of the two story barn and its final disposition is unknown.

By 1910, automobile patrons were frequenting the hotel under Dobler's ownership, and the sheds probably were used by these visitors more frequently as time went on (Photographs, Anonymous, n.d. b.). On the 1926 Sanborn atlas, the buildings, in a configuration identical to that in 1911, are designated "auto garages" and are called "auto sheds" on the 1935 Sanborn atlas. The two-story section does not appear on the

1953 Damage map; only the one-story section can be seen. It was demolished the week of March 6, 1965.

The watchman's shanty (railroad gatehouse) associated with the New Dorp Railroad Station was moved to Lot 24 in 1965 (see Figure 7B2:4, E).

LOT 31

No structures except those for burial purposes are documented (see Figure 7B2: 3, F). An iron fence surrounding the cemetery has been dated c. 1835 to 1865.

Lot 31 was originally part of the Rider patent and was part of the northern eighty acres owned by Rene Rezeau. This plot of land was reserved as a cemetery for the Van Pelt and Wheatley families (descendants of Rene Rezeau). Graves include that of Wyntje Rezeau Johnson who died in 1788 at the age of 43 (Davis 1889: 30). Also, Wyntje's 14 year old son, Richard, is buried next to her; her husband, Richard Johnson, who died in 1815 at the age of 79, is buried in the family plot too (Davis 1889: 30). The headstone of Wyntje's father, Jacob Rezeau (dated 1789), is readable. Other members of the Rezeau family probably were buried in this vicinity although no markers remain.

From a close study of photographs it is clear that the extant stones in the cemetery were rearranged several times (Photographs, Anonymous, c. 1900). The present white board fence around the cemetery is a reconstruction, but the present iron fence probably was erected c. 1835-65 on the basis of stylistic evidence (Barto 1982) and is apparently the one referred to in Liber of Deeds 52:159 in 1855 as being the fence around the cemetery.

The cemetery itself does not appear on the nineteenth century maps. The first maps to include it are the 1911 Sanborn atlas and the 1911 Topographical map.

LOT 11

Seven or eight structures occupied this lot in the nineteenth century: 1) two municipal buildings; 2) two barns; and 3) three or four smaller outbuildings. In the 20th century, an auto garage, three or four sheds, and Jailer's Cottage were added with a second jail replacing the first.

This parcel originally was part of both the Prall and Rider patents (see Figure 7B2:2), and includes a portion of the one-acre lot separated from the northern quarter of the Rider patent which was sold in 1699 (see Chart 7B8:1). The Seamans, owners of the Prall land, purchased the one-acre lot in 1836. This northern portion of Lot 11 that is part of the Prall patent and the one-acre lot remained undeveloped until 1837 when Henry and Katharine Seaman granted the property to the Board of Supervisors of Richmond County for one dollar.

On August 20, 1837, the Richmond County Mirror reported the opening of Center Street (a new street) and the completion of the new Court House which occupies this lot (Figure 7B2:3, G). Part of this building served as a jail until 1860 (see Chart 7B2:7), when a new jail building was constructed in the rear of the Court House (Anonymous 1969: 10-11).

The Court House is depicted at its approximate location on the 1850 Dripps map, the 1852 Bacon map and the 1853 Butler map and it is more specifically located on the Clute Survey map of 1854. The Court house and the new jail appear on the 1874 and 1887 Beers atlases and the 1878 and 1891 Sanborn atlases, where the jail is drawn approximately the same size as the Court House (see Figure 7B2:3, H).

The 1878 and 1891 Sanborn atlases are the first that show two outbuildings associated with the Jail and Court House (see Figure 7B2:3, I and J). These structures were both two-story barns or stables and one was located 10'-20' directly west of the Jail, the other south of the Jail along the boundary with Lot 24 near Clarke Avenue. This configuration remained until sometime between 1891 and 1898, when three more outbuildings were added to the south of the Jail: two along the Lot 24 line (replacing the one appearing in 1878-91 in that location), and one southeast of the one appearing in 1878 and 1891 (see Figure 7B2:3, K and L). A third outbuilding was added south of the Jail, directly on Clarke Avenue between 1898 and 1911 (see Figure 7B2:3, M). The size of a small shed, it appears on the 1911 Sanborn atlas but not on the 1898 Robinson. The barn directly west of the Jail may have disappeared or been modified between 1891 and 1898, since a smaller building appears on that location on the 1911 Sanborn atlas and no building at all appears there on the 1898 and 1907 Robinson atlases, the 1911 Topographical map, the 1917 Bromley atlas or the 1926 Sanborn atlas. A small shed first appears on the 1911 Topographical map on the eastern boundary of Lot 11 (see Figure 7B2:4, N). It appears again on the 1917 Bromley and south of it appears an area marked "Filter Bed." Neither appear on the 1926 Sanborn atlas. Other changes in this period include the construction of a garage which replaced all but one of the outbuildings south of the Jail (see Figure 7B2:4, K). The one remaining pre-1917 outbuilding (see Figure 7B2:4, L) does not appear to be on the 1953 Damage map while a different, larger building appears slightly to its southeast on that map. These two remaining outbuildings were demolished in the mid 1950s (Demolition Records 1959-

1966).

The 1911 Topographical map gives the best detail of the outbuildings appearing at that time, as well as the new Jail (built at the same time), which replaced the 1860 Jail, and the Jailer's Cottage (built between 1903-1905), which extended from the new Jail's eastern wall (see Figure 7B2:4, H and O). The map also indicates that the Court House was built at an elevation of forty-eight feet, the highest point in the village. It is surprising that no structures were built on this hill prior to the Court House.

In 1919, the Court House offices were moved to St. George at the northern end of Staten Island. The Court House building remained empty until 1932 when it was renovated by relief workers. After this time, it was used as a dental and baby clinic and as a community library. In 1948, the Staten Island Historical Society leased the building from the City of New York for meetings and exhibitions; it is still used for that purpose today (Anonymous 1969: 10-11). The Jail and Jailer's cottage, on the other hand, remained empty until 1959, when they were demolished. However, photographs taken in 1963 indicate that the Jail fence remained standing. The parking lot renovations occurred in 1968-69 and cover the sites of the jail and various outbuildings.

LOT 42

No structures have been constructed on this lot.

The northern two-thirds of this lot were derived from the Prall Patent, while the southern third was part of the one-acre lot (see Chart 7B2: 8). By 1842, Farnham Hall owned both the Prall portion and the one-acre lot part of lot 42. The Stephens family owned the lot from 1854 to the 1920s. The Flake family was the subsequent owner. No records of any buildings on this lot have been found.

LOT 46

One house and a barn were built on this lot in the 19th century and a garage was constructed in the 20th century.

This parcel, part of the Prall Patent (and part of the one-acre lot and/or the Rider Patent to Tysen, Liber of Deeds 34/22; see Chart 7B2: 9), originally was comprised of four lots--7,8,9 and 10. A house was built on this parcel fronting Center Street, in 1837, by Henry Seaman as part of his development of the village (see Figure 7B2: 3, P). By 1839, it was owned by Farnham Hall. Between 1840 and 1845, Hall sold Lots 7, 8, 9 and the house to Lewis Marsh. By 1849, Benjamin Lytle had purchased the four Lots, 7-10, now called Lot 46 and in 1850, the census lists Benjamin Little (Lytle), a farmer, and his family at this address. Lytle is listed again, in 1855, but is called a stagecoach operator. Ann Cole is listed as an occupant of the house from the 1860 census through 1880 and in 1897, her daughter, Susan Bedell, sold the house to Herman Siemer and his wife. By 1915, the census lists Adeline Siemer, of German birth, as doing housework, and she was the sole occupant of the house. In the 1920s, Carl Munch, raised by the Siemers, deeded the house over to William and Leah Flake, who, in 1959, sold the structure/s on this parcel to St. Andrew's Church. In November 1959, the house was moved to the area behind St. Andrew's Church to be used as a parsonage.

Number 28 Center Street is included on the 1854 Clute Survey map. It is labelled as the Cole House on the 1874 Beers atlas; as the Bedell House in 1887; as a dwelling on the 1878, 1891 Sanborn atlases; and as the Siemer House on the 1898, 1907 Robinson

atlases and the 1917 Bromley atlas.

The Sanborn atlases delineate an outbuilding associated with the house at 284 Center Street. The 1911 Topographic map locates the structure to the southeast of the house, along the eastern boundary of the lot; it is listed as a "barn". From its location, the barn may be the same barn that existed in 1845 (see Figure 7B2: 3, Q) which was mentioned as a benchmark in a deed to the property from Hall to Marsh (Liber of Deeds 12: 381). The 1878 Sanborn atlas notes that the barn is two stories in height. This barn last appears on the 1917 Bromley atlas. A new outbuilding, an auto garage, appears in the middle of the lot on the 1926 Sanborn atlas (see Figure 7B2: 4, R). The house and garage appear on the 1953 Damage map. This garage was probably demolished when the house was moved to St. Andrew's property in 1959.

The 1911 Topographic map shows an privy (5' by 5') along the western boundary of Lot 46 (see Figure 7B2: 4, S). On the same map, there is a structure (6' by 6') labelled "well" to the east of the house in the middle of Lot 46 (see Figure 7B2: 4, T). An outbuilding (14' by 7') also appears on the same map on Lot 46 along the southern boundary (see Figure 7B2: 4, U). The well and privy and the other outbuilding are not depicted on any other maps.

LOT 51

The building on this lot, Public School 28, was built in the early twentieth century with additions and temporary structures erected during and after the 1930s.

This lot was part of the Prall Patent and the lands of Harmon B. Cropsey and a portion also included part of the Rider Patent and the land of Richard Tysen. It was sold in the 1880s as an undeveloped parcel by Jasper Manee, executor of the Cropsey Estate, to Stephen D. Stephens and his wife Agnes (see Chart 7B2:11). In 1906, the City of New York acquired the property from Stephens for the sum of \$4000. The present brick building, P.S. 28, was built between 1907 and 1908.¹

Public School 28, built near the center of the lot, appears consistently on all the 20th century maps (see Figure 7B2: 4, V). The 1911 Topographical map gives the most detailed picture of the school building, the length of which runs from north to south approximately 156 feet. Stairs project from the front of the building, leading to Center Street. Behind the building is a large water closet which first appears on the 1911 Topographical map, but is not on the update to the 1911 Sanborn atlas depicting the original construction of the school (see Figure 7B2:4, W). This may indicate either that the water closet was not originally built with the school but built sometime later or the Sanborn atlas may not have included this type of structure.

1. Prior to P.S. 28, there were two separate wooden school buildings on the lot opposite St. Andrew's Church; the schools served the village and the surrounding area from c. 1830 until the construction of the present building (see Chart 7B2: 13, P.S. 28, and P.S. 28--Geographic Photo Files, Staten Island Historical Society Library/Archives; Board of Education 1964:90).

Sometime after 1938, an addition or wing was added to the south or rear side of the building. This wing currently houses the Historical Society's Library. Also added to the rear of the building were indoor bathrooms. At this time, the outside water closet disappears from the maps.

About 1963, three temporary school structures were erected along the western boundary of the lot (Plans in "Current Research Notes", P.S. 28 Files, SIHS Richmondtown Restoration Structures Collection). The largest, an iron/tin prefabricated structure, faced Center Street, with two smaller iron/tin prefabricated buildings set deeper within the lot. (See 1968 Sanborn atlas, paste-over copy at Richmondtown; the original plate is dated 1938.) These buildings may have been temporary classrooms. They disappear before the last update of the 1968 Sanborn atlas (they are not depicted on Figure 7B2:4).

LOT 1

In the nineteenth century, there were at least seven structures and one important feature, an ice pond, on the lot. Five or six of these are among the nine structures depicted on the 1911 Topographical map. Three or four structures appear on the 1911 map for the first time.

In 1870, James E. Prier, a butcher, purchased this undeveloped lot from the executors of the Tysen Estate (originally the Rider Patent). Prier and his family were living in a house on Center Street on another block in Richmontown village.¹ Prier built an Ice House, c. 1870-4, that was used for the preservation and storage of meats (see Figure 7B2: 3, Y). During the 1870's, Prier had one or two assistants, Redden Washington and George Cunningham, who lived with him and his family (1870, 1875 Census). From 1880, Prier's oldest son Andrew² probably worked with his father until his father's

1. The Prier family is listed in the second Seaman Cottage on St. Patrick's Place, between St. Patrick's and Moore St. outside the boundary of Richmontown Restoration (1868 Tax Assessments, 1870 Census, 1874 Beers atlas). In 1885 or 1886, they moved to 3672 Richmond Road (corner of St. Patrick's and Richmond Road) also outside of Richmontown Restoration where they lived until the end of their butchering business, c. 1904 and after.

2. Two of the Prier sons were butchers, according to the 1900 Census and the 1899, 1900, 1903 and 1906 Directories. Andrew, born c. 1860, probably began the trade in the early 1880s (he is listed at home with no occupation in the 1880 census). Willie, born c. 1865, probably started in the business in the late 1880s. Andrew remained at home unmarried, apparently working with his father, through the 1880s and 1890s. He is listed at home as a butcher in 1900. It is less clear how long Willie may have worked with his father. He left home at the some point before 1899 and set up a business on his own, probably in Greenridge, where he is listed as a butcher in 1899 and 1900. He was retired around 1903 but returned to butchering in 1906 in Rossville.

death in c. 1902.³ Andrew continued the operation until 1904-5, when he retired (see Staten Island Directories 1903-06).

The 1874 Beers atlas shows two "squares" in the southeast sector of the block (see Figure 7B2: 3, Z and AA). It is possible that the "square" depicted at the corner of the block was a pond (see Figure 7B2: 3, Z and BB) that was used in the winter as a source for ice.⁴ The 1898 Robinson atlas shows seven buildings on this lot⁵ and indicates clearly the pond in the corner. The pond was filled in at some time between 1898 and 1907, probably following Andrew Prier's retirement in 1904-5. The pond is no longer indicated on the Robinson atlas of 1907.

The 1911 Topographical map depicts nine structures standing on Lot 1 (the largest documented number of structures existing on this lot at one time). Connected to the Ice House is a barn (see Figure 7B2: 4, CC). A small outbuilding is north of that barn (see Figure 7B2: 4, DD). At the northern boundary of the lot there is a second barn with two sheds attached, and three more sheds to the west (see Figure 7B2: 4, EE, FF, GG, HH, II, JJ). By 1917, all but two of these buildings have been removed. The remaining structures--the barn and one shed--were located in the northeastern corner of the block (see 1917 Bromley atlas and 1926-36 Sanborn atlases). It is not known exactly when these remaining structures were demolished. However, it is probable that sometime after Von Dannenburg bought the property in 1927, he had them razed.

3. James is no longer listed in the Directories of 1903, 1906 or 1910 Census. He died by 1904, the date letters of Administration were issued to his heirs.

4. In the "Recollections of Abraham DePuy," Jane DePuy describes

the butchering process as follows:

The cattle were butchered by hitting them over the head and stunning them and then cutting the throats. They were allowed to bleed into a trench which led to a pit, called the blood hole. After they had bled they were hoisted onto a block and tackle to hang. They were split in half and skinned. They hung up all night. The next morning Grandpa Enos and the boys were up at 2:30 or 3:00 and cut the cattle up. They loaded up the wagon and peddled the meat. They had a huge hole which was called the ice hole and during the winter this was filled with ice. The meat that was left over was laid on this ice and preserved until the wagon went out again. The skins were salted down and when a load accumulated, they were taken to the city and sold. (Anonymous 1970:16).

For further information see also Loring McMillen's (1974) article on butchering.

5. Seven structures are clearly evident by comparing the 1898 Robinson atlas with the 1911 Topographical map and the 1911 Sanborn atlas.

Chart 7B2:1 Chain of Title

Block: 4442
 Lot(s): 24 (was part of Rider
 Patent), after 1854
 Address: Tysen Court
 Historic Structure(s): garages
 and barns on Tysen Court

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
5/5/ 1868		75/596	Jacob Tysen Excrs. of Richard Tysen	George Sharpe	approx. 11,500 sq. ft.	\$350
10/6/1876	D	16/421	George Sharpe and Mary Ann	James H. Sharpe	Block 4442 Lot 24 Block 4463 Lots 1 & 4	\$5,100
5/16/ 1879	D	130/72	James H. Sharpe	Ernest Jaeder	Block 4442 Lot 24 Block 4463 Lots 1 & 4	3 year lease \$500 annual
12/1/ 1890	D	206/68	James H. Sharpe	Mary A. Sharpe & Sarah Elizabeth Sharp (wife of James H.)	Both parcels	\$1
3/22/ 1892	D	220/90	Mary A. Sharpe	Sarah Elizabeth (1) Sharpe	Block 4442 Lot 24	\$1
4/22/1898	D	265/319	James H. Sharpe Sarah Elizabeth	John D. Brown	Block 4442	\$350 \$ 350
6/8/1898	D	265/557	James D. Brown	George W. Stake, Jr.	Block 4442 Lot 24	\$250
1/13/1902	D	288/564	George W. Stake Jr.	Julius Dobler	Block 4442 Lot 24	\$5 +
7/6/1940	D	829/125	Julius Dobler	Louise Marie Dobler	Four parcels: #1=328 Center St. 520 Sq. yards Block 4463 Lot 5	\$10

#2=Beach Area 213
4th Ward

#3=Block 4442
Lot 24

#4 Block 4463
Lots 1 and 4

5/25 503-1953
1953 Lis Pendens

Louise M.
Dobler-Kessig

City of New York

Prepared By: S. Barto, K. Morgan

Chart 7B2:2 Chain of Title

Block: 4442
 Lot(s): 31, Rezeau
 Address: Van Pelt Cemetery -
 Tysen Ct.

DATE DEED/WILL LIBER/ MORTGAGE PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
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title same as Rider Patent to Will of John A. Van Pelt

5/15/1854	D 34/22	Cavalier Van Pelt	Richard Tysen	Approx. 46 acres reserving a burial plot in back of Court House Lot 31' x 33' rectangular for Van Pelt heirs.	\$6,500
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9/27/1855	D 52/159 ¹	Richard Tysen	Susannah Van Pelt Harriet Wheatley	8' strip on south side of burial plot 6' strip on east side of burial plot as per D 34/22	\$1
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1. There is no additional title information for this plot transaction. Title may have reverted to City of New York before 1953 Lis Pendens.

Prepared By: S. Barto

Chart 7B2:3 Chain of Title

Block: 4442
 Lot(s): 11, front portion (part
 of Prall Patent), after 1837
 Address: 302 Center Street
 Historic Structure: Third County
 Court House

DATE DEED/WILL MORTGAGE PAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
4/19/ 1837	D 3/188	Henry I. & Katherine Sarah Seaman	Board of Supervisors Richmond County		\$1
8/20/ 1948	Permit Bureau of Real Estate, Application #3672	City of New York	Staten Island Historical Soc. ¹		\$1 a month
5/16/ 1958	Contract	City of New York (Commissioner of Parks)	Staten Island Historical Soc. ²		

1. The City of New York allowed SIHS to occupy the building for \$1.00 a month rent on a permanent basis, while continuing to allow other civic groups to share space in the building. This arrangement had been going on on a more informal and less permanent basis for some years. See the Permit Documents in Current Title Information and notes 5 and 6 in Chronology: Inhabitants (Sheet VI).

2. Under the terms of this contract, which is the operating instrument of Richmondtown Restoration⁷, the building comes under the joint authority of the City of New York and the SIHS for as long as the contract shall exist. Should the contract end, the title would revert permanently to the City. See the 1958 Contract in Box 116ar; SIHS Archives.

Prepared By: S. Barto

Chart 7B2:4 Chain of Title

Block: 4442

Lot(s): 11 middle portion (part
of the "one-acre lot" of the
Ryder Patent) same as Rider
Patent to B/319 after 1837

DATE DEED/WILL LIBER/ MORTGAGE PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
2/29/1699	B/388 Dye/Die	Thomas Coone	1 acre Center St.	
5/2/1836	Z/202 Catherine DuBois	Henry I. Seaman	1 acre Center St.	\$1,150
4/19/1837	3/188 Henry I. & Katherine S. Seaman	Board of Supervisors Richmond County	less than 1 acre Center St.	\$1
6/20/1842	9/662 Henry I. & Katherine S. Seaman	Farnham Hall	3'x207' rectangular strip to the rear south of 3/188(1)	
12/22/1847	16/296 Farnham Hall	Board of Supervisors Richmond County	the "Snake Gore" ¹	\$50

1. This parcel was called the "Snake Gore" and was excepted out of the one-acre lot by Seaman. It ran along the south end of the lot given for the third County Court House. It does not appear to be a right of way or path to the Rezeau/Van Pelt cemetery as L. McMillen (The Cuckoldstown Inn 1978) believes, as the cemetery was not incorporated into the courtyard grounds, the Van Pelt's having access to it from their own land to the south and west.

Prepared By: S. Barto

Chart 7B2:5 Chain of Title

Block: 4442
 Lot(s): 11, rear portion-east
 (part of Rider Patent) after 1860
 Address:
 Historic Structure(s): Third
 Jail House

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
12/6 1870	D	90/344	Jacob & Edward Tysen (executors of estate of Richard Tysen)	James E. Prier	3/4 acre	
c.1887- 1898	D(?) ¹		James E. Prier	Supervisors of Co. of Richmond	less than 3/4 acre	

1. Part of James E. Prier property (as in 90/344 shown on 1887 Beers Atlas) was taken by Richmond County between 1887 and 1898 (as in the 1898 Robinson Atlas) to expand the Court House lot. There is no record of this transaction. All subsequent maps show the expanded Court House lot. The lot may have been expanded in anticipation of building what would be the 1903-1905 jail.

Prepared By: S. Barto

Chart 7B2:6 Chain of Title

Block: 4442
 Lot(s): 11, rear portion-west
 (part of Rider Patent) after 1860
 Address:
 Historic Structure(s): Third
 Jail House

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
5/24 1860	D	46/202	Richard Tysen & Elizabeth W. (wife)	Supervisors of Co. of Richmond	part of Court House lot 1 acre	\$850

Prepared By: S. Barto

CHART 7B2:7 BUILDING USE

Block: 4442
 Lot: 11
 Address: Third County Court House
 302 Center Street

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
1837-1898	County of Richmond	County Court House/Government Offices		
1837-1860		Jail? ²		
1837-1848		County Clerk's Office?		
1837-1898		Public Meeting Space ³		
1898-1919	Borough of Richmond, City of New York	County Court House/Government Offices ⁴		
1898-1919?		Public Meeting Space?		
1919-1932	Borough of Richmond, City of New York	Unoccupied		McMillen, 1969, p. 11.
1932-1948	Borough of Richmond, City of New York	Public Meeting Space ⁵		
1948-data	Staten Island Historical Society	Administration, Exhibits, etc. Space for SIHS/Public Meetings ⁶		
(1919?)		Yearly Civic Event? ⁷		

1. Loring McMillen (Historian, 30:2, 1969, in Sources) has written the most recent appraisal of the use of this structure as a court house and building. Leng and Davis (vol. 2, pp. 543-544) refer to it and place it in the context of the prior court houses. Bayles (pp. 255-257) writes similarly, as does Ira K. Morris, in The World, June 28, 1891, and in the Richmond County Advance, April 14, 1916 (in "Villages-Richmond" Vertical File); Harlow McMillen writes a similar account (Historian, 22:2, 1962) in more detail. These accounts are not precise as to what government functions occurred in which chambers. The court room obviously is the large second floor room of the center section. It served as a court room for a variety of different courts. It is labeled as a court room in a 1903 architectural drawing by William Mersereau (Drawing #12, Folder 9, Wooden Print Case, Architecture Drawer #2, Staten Island Historical Society Architectural Drawing Collection). The chamber on the second floor of the east wing is labeled as a Jury Room. It is likely that the west wing second floor chamber was used for the judges' chambers. Whether these rooms were always used for these purposes or were changed around is not known.

Loring McMillen (1969, p. 10) contended on the basis of his quotation from J.H. French's Gazetteer (1860) on pp. 563-564, that the Court House housed the following functions: "A courthouse and jail in the same building were erected pursuant to the act of March 23, 1837, at a cost of \$10,000...It is a two-story brick building and contains the supervisor's room, office for the surrogate and district attorney and accommodations for the sheriff." The complete reference shows that the two-story brick building is in the fact the County Clerk and Surrogate's Office. The County Clerk's Office was erected in 1848 and enlarged in 1857. The stone plaque above the main door of the County Clerk's and Surrogate's Office, which does read "County Clerk and Surrogate's Office 1848," was ordered in 1848 (see documents in "County Clerk and Surrogate's Office 1848," Box

337 Uncat. Mat.). This shows that these two offices were in the building from the beginning, and that they were not in the Court House at the time of French's Gazetteer. It follows that at least during the mid-nineteenth century period the District Attorney and accommodations for the sheriff (probably offices rather than a dwelling space) were also in the County Clerk's Office rather than in the Court House. F.B. Hough's Gazetteer of 1872 repeats the information found in French. When the separate jail was built in 1860, some of the sheriff's "accommodations" may have transferred there but this is only conjecture (see footnote 4).

From 1865 on, the sheriff lived in the Court House in the "jailor's residence" (see R.C. Gazette, August 23, 1865, in DocsHistoric and see footnote 4. Harlow McMillen (1962, p. 14) states that the County Clerk's Office was in the Court House (the rooms were not specified) between 1837 and 1848, before the new two-story brick building was erected, but no references are cited. The statement is probably based on the fact that there were no other known county buildings during the period since the Second County Court House and the early County buildings had been sold. If the Court House was the only county building during that time, it is quite possible that all those functions listed later in French's Gazetteer for the County Clerk's and Surrogate's Office were in it.

2. The use of the structure as a jail has not been confirmed. What is presently generally understood is based on a number of inferences and general references connected with certain physical evidence. After 1837-1838, the county needed a new jail building since the old jail and adjoining county buildings on the corner of Arthur Kill Road and Richmond Road had been sold to John Johnson (Harlow McMillen, 1962, p. 14). No documentary evidence of a separate jail building from 1838 to 1860 has been found. Because of this and the reference in French's Gazetteer (1860) that the Court House building housed the jail, Loring McMillen (1969, p. 10) wrote that part of the Court House was used as a jail. French states that the jail is "without ventilation or means for classification of prisoners." Initially it was believed that between 1837 and 1860 the room on the second floor of the wing may have been used as a jail. Today there are bars on the outside of the windows and hinges for large metal doors in the door frames. William McMillen (personal communication to S. Barto, April, 1983) suggests that the bars and hinges may date from around 1900, when the chamber may have served as a temporary jail during the construction of the 1903-1905 jail designed by Mersereau (Drawing #14, New R.C. Jail, Folder 11, Staten Island Historical Society Architectural Drawing Collection; 1903 Bldg. Dept. Docket Entry in Court House, Docs.-Architectural). W. McMillen suggests that the present curatorial office area (first floor of the east wing) may have been the jail between 1837 and 1860 (see Physical History (Sheet IV) for more information). Morris (vol. 2, p. 178) suggests that in 1898, a room used as the sheriff's kitchen was the jail from 1837-1860. He does not say which room this is--perhaps it was the present chamber on the first floor east wing. Evidence presented in footnotes 1 and 4 suggests that the sheriff occupied part of the first floor.

3. Loring McMillen (SI Advance, May 15, 1969 in Newsclippings) says there probably were public social events held in the court room since it was one of the largest rooms in the area (especially in the south and western parts of Staten Island) suitable for such functions. This is confirmed by the following example of events:

A) An "Exhibition" by H.M. Boehm's boarding school students took place. An invitation for this October 20th event (the year is not stated, but it probably occurred c. 1845-1850, or maybe as late as 1862, when Boehm died) is in the Boehm papers (Staten Island Historical Society Archives). Boehm's school was started c. 1845, and had two locations in Greenridge, including at the location of the Boehm House, which is now at Richmondtown Restoration.

B) Magic lantern exhibitions are mentioned as a recent event in the Court House in the R.C. Gazette, August 23, 1865, in Documents-Historic.

C) A minstrel show and a group church choir took place in the Court House in May, 1877. See R.C. Gazette, May 16, 1877, in Documents-Historic.

D) A "Musical & Literary Entertainment" put on by the Young People's Guild of Eltingville at the Court House was noted in the R.C. Gazette, June 30, 1880, in Documents-Historic.

There probably were events like these in the Court House throughout the period from 1837 to

1898. This might be true as well for the period from 1898 to 1919, when the building was closed, although by this time there were probably other large rooms on Staten Island for such functions. From the 1930s to 1950s, the building was used by different groups as a public space. See footnotes 5 and 6 below.

4. When consolidation occurred in 1898, the Borough President's Office (which incorporated the functions of the County Board of Supervisors) and many other borough government offices were housed in the Richmond Building on the corner of Richmond Terrace and York Avenue. A number of the county level government offices remained in Richmondtown in the Court House and the County Clerk's and Surrogate's Office (now the Historical Museum). These were the County Clerk's Office, Surrogate's Office, District Attorney's Office, Sheriff's Office, Commissioner of Jurors, Commissioner of Charities and Corrections, and officials for poor relief. (See Leng & Davis, vol. 1, p. 354.) Some of these offices stayed here until 1919. The Sheriff's Office and residence also remained in the Court House. As noted before (see footnote 1), the sheriff lived here in 1865. Morris (vol. 2, p. 178) states that the sheriff's kitchen was in this building in 1898. The 1904 Borough President's Report (p. 122) notes extensive work being done on a suite of four residential rooms and hallways in the building. The sheriff probably lived here from c. 1865 to 1904, in rooms on the first floor. In 1905, the sheriff presumably moved into the newly completed Jailer's Cottage, which was designed by Mersereau (1903 Bldg. Dept. Docket Entries to the Court House, Documents-Architectural). By 1892, the sheriff had the major responsibility for the upkeep and repair of the Court House, except for the court room area and the jail. (See Board of Supervisor's Proceedings 1892, p. 60.) In the 1904 Borough President's Report cited above, the Sheriff and Under-Sheriff Offices were also being renovated. Their offices seem to be in the Court House along with the residential rooms. These offices were on the first floor of the Court House from at least 1892 and possibly earlier to 1904. It is not known if they were moved after the jail was finished in 1905.

The District Attorney's Office was also in the Court House. A low porch over the District Attorney's Office is mentioned in a R.C. Advance article on October 10, 1913 (in Docs.-Historic). This might be the wooden porch along the south wall of the east wing, so this office would be on the first floor.

As shown in footnote 1, the second floor rooms were used in connection with the courts. They continued to be used for this purpose until the last court session was held on March 3, 1919 ("Court House, Third Co., Its Closing" note in Misc. Research Notes). L. McMillen (1969, p. 11) states that building was last used for active government functions in 1919.

5. In 1932, the WPA began renovations on the Court House to make it usable again. Dental and baby clinics and a community library moved into the building. A small room which was partitioned off from the western room of the central wing housed the dental clinic. The window pane in the door was lettered "Dental Clinic." This pane and partition were removed in 1981.

At some point in the 1930s or 1940s, the Girl Scouts, Camp Fire girls and Red Cross began using the building as a meeting place. Each group was assigned a room (Letter, L. McMillen to C. Hall, April 5, 1947, in Current Title Information; SI Advance, September 25, 1948 and September 28, 1948 in Clippings and Ephemera). One time events such as a 250th Anniversary of the County of Richmond Celebration in November 1933, took place in the building (Original Notices in Original Documents Related to Richmondtown-SIHS Structures, Box 114, Staten Island Historical Society Archives).

6. In 1947, the Staten Island Historical Society asked the City of New York for the principal use and administration of the Court House since they were rapidly outgrowing the space in the Historical Museum (Letter, Director to C. Hall, April 5, 1947). The City of New York agreed to this proposal, provided for the continued use of some parts of the building for various community groups such as the Scouts, Red Cross, etc., under terms set by the Staten Island Historical Society and the City of New York (Letter, W. Ellard to L. McMillen, April 20, 1948, in Current Title Info). Throughout the late 1940s to late 1950s, a variety of groups held monthly or weekly meetings in the Court Room or other rooms, and one or two groups (the Camp Fire Girls, Red Cross, and possibly other groups)

had permanent use of a room. The Staten Island Historical Society occupied the rest of the space (see Administration-Correspondence for details). In 1958, the City-SIHS contract which established Richmondtown gave complete control over the use of the building to the Staten Island Historical Society. It is not likely that any other groups continued to have permanent use of any rooms since the Staten Island Historical Society would have occupied them. Clubs and groups continue to use the court room for weekly and monthly meetings; this privilege is a community service extended by the Staten Island Historical Society. It is occasionally rented out for private functions. Since 1948, the Staten Island Historical Society has used the building for extensive and various purposes ranging from administrative offices to changing exhibitions and storage and curatorial office space. The full history of this use has not yet been compiled (see Curatorial Office Files, and the "Richmondtown" and "Staten Island Historical Society" vertical files).

7. Seaman granted this property to the County in 1837 so that the County could erect a County court building (Liber 3/188, April 19, 1837). He stipulated that if the land was used for purposes other than those connected with the courts (extended by legislative acts to include the functions of the County Clerk, Surrogate and jail), the land would revert to Seaman's heirs. When it was planned to move the County seat out of Richmondtown, the question of this restrictive clause arose. It was suggested that the court open in Richmond and continue elsewhere. This happened in 1912 (see R.C. Advance, January 27, 1912). The question had not been settled by the time the courts moved out of the Court House in 1919. In 1946, an opinion was written which said that the terms of Seaman's grant would not be violated unless all the functions listed above (including the 1905 jail) were removed from the building, or if the City assigned the property to another party or tore the building down (Opinion by Paul Maddus, September 27, 1946, in Current Title Info.). When the jail was torn down in 1959, none of the official functions were left. Some time after 1919 (perhaps after the 1946 opinion) it was decided that a civic event or court session would be held in the Court House each year to try to meet the terms of Seaman's grant. This needs to be documented or further clarified as it is not clear whether this practice is adequate to satisfy Seaman's stipulation.

Prepared by: S. Barto

Chart 7B2:8 Chain of Title

Block: 4442
 Lot(s): 42 (was part of Prall
 Patent and "one-acre lot" of
 Rider Patent)
 Address: Empty Lot

DATE DEED/WILL LIBER/ MORTGAGE PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
4/19/ D 1839	5/431 Henry Seaman	Farnham Hall	90 2/10 acres 1/2 interest	\$4,000
3/26/ D 1840	6/598 Henry Seaman	Farnham Hall	90 2/10 acres remaining 1/2 interest \$6,000	\$6,000
5/24/ D 1854	34/11 Charles D. Hall excrs. for Hall	Lawrence H. Cortelyou	Lots 4, 5, 6	\$500
5/26/ D 1854	34/114 Harriet C. Hall (Guardian of WH Hall)	"	Lots 4, 5, 6	
5/26/ Release 1854	34/107 Harriet C. Hall	"	Lots 4, 5, 6	
5/26/ D 1854	34/731 Lawrence Cortelyou	Stephen D. Stephens, Sr.	Lots 4, 5, 6 (farm mentioned)	\$400
6/21/ D 1922	547/459 Elizabeth Wells (Heir of James W. Stephens) Charles E. Simonson (grandson of Stephen D. Stephens, Sr.) May Ladd Simonson, wife (Estate of Stephen D. Stephens, Sr.)	William L. Flake, Sr.	Lots 4, 5, 6	

1/9/ D 558/99 1922	Stephen D. Stephens, Jr. Richmond Stephens & Ella M. Henry S. Crocheron; Stephen D. Crocheron & Ann V.S. Charlotte E. Mesereau Leah S. Flake Agnes L. Stephens (Estate of Stephen D. Stephens, Sr.)	William L. Flake, Sr.	Lots 4, 5, 6
11/19/ D 558/104 1922	Agnes L Stephens (excr. of S.D Stephens, Jr.) (Estate of Stephen D. Stephens, Sr.)	William Flake, Sr.	Lots 4, 5, 6
1/8/1934 W 33/348	William L. Flake, Sr.	Leah S. Flake	Lots 4, 5, 6
6/21/1940 W 40/260	Leah S. Flake	W. L. Flake Jr. and Lottie Forrest	Lots 4, 5, 6
5/25/1953 Lis Pendens 503-1953	W. L. Flake Jr. & Lottie Forrest	City of New York	Lots 4, 5, 6

1. If the one-acre lot's rear line extended into Lot 46 adjacent then all of the rear of Lot 42 was composed of land descended from the one-acre lot. If the one-acre lot's rear line ends in Lot 42 the southeast corner of Lot 42 was probably composed of land from the Rider Patent to Richard Tysen (D34/24). (See Lot 46.)

Prepared By: S. Barto, K. Morgan

Chart 7B2:9 Chain of Title

Block: 4442

Lot(s): 46 (front¹ was part
of Prall Patent), after 1839

Address: 284 Center St.

DATE DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
4/19/ D 1839	5/434	Henry Seaman	Farnham Hall	90 2/10 acres 1/2 interest	\$4,000
3/26/ D 1840	6/598	Henry Seaman	Farnham Hall	90 2/10 acres remaining 1/2 interest	\$6,000
7/2/ D 1840	8/236	Farnham Hall & Harriet Catherine	Lewis R. Marsh	Lot 7,8	\$115
5/1/1842 D	10/701	Farnham Hall	Lewis R. Marsh	Lot 9	\$10
3/15/1845 D	12/381	Farnham Hall	Lewis R. Marsh and Harriet	Lot 9 (remaining part not included in D10/701)	\$75
9/21/1848 D	18/74	Farnham Hall Harriet (wife)	Benjamin O'Lytle	Lot 10	\$25
4/2/1849 D	18/497	Lewis P. Marsh Maria	"	Lots 7,8,9	\$1,750
2/2/1859 D	43/423	Benjamin O'Lytle	Ann Cole	Lots 7,8,9,10	\$2,500
7/1/1897 D	257/359	Susan A. Bedell (Daughter of Cole)	Herman Heinrich Siemer and Adeline	Lots 7,8,9,10	\$2,200
4/30/1917 D	317/421	Adeline Siemer widow	County of Richmond	Lots 7,8,9	\$1,500
9/26/1922 W file	6860	A. Siemer (Brought up by the Siemers)	Carl Munch	Lots 7,8,9,10	

12/22/1923 D	575/89	Carl Munch and Ragna Munch (wife)	William L. Flake Leah S. Flake (wife)	Lots 7,8,9,10
4/2/1946 D	936/356	William L. Flake, Jr. Lottie Forrest execs. of Leah Flake	St. Andrews, County of Richmond	4 lots \$5,500
6/12/1957 D	1393/143	William L. Flake/ Lottie Forrest execs. of Leah Flake	St Andrews	4 Lots
10/18/1957 D	1405/440	St. Andrews	City of NY	4 Lots

1. The rear portion of Lot 46 was part of the Rider Patent after 1854. According to the Clute 1854 Survey Map, the one-acre lot's rear line extends into the rear third of Lot 46, the other part of the rear third of the lot being part of the Rider Patent to Richard Tysen (D34/22). But the Clute survey does not correspond with measurements taken on the one-acre lot on the 1911 Topographic Map where the rear line of the one-acre lot should end at or near a surveyor's monument in Lot 42. That monument is placed exactly 660' (the length of the one-acre lot) from a monument in the center of Arthur Kill Road opposite Center Street. These two monuments were probably placed based on surveys of the one-acre lot itself. Clute's survey may have been in error but his survey established the property lines on the 1874 and 1887 Beers Atlases (for Lot 46 and other lots as they were constituted in the 19th century) and may have been accepted as establishing title to those specific boundaries from then on. The gore parcel that is added to it to give it its 20th century boundaries is first shown on the 1898 Robinson Atlas. This gore would have been part of the Rider Patent to Tysen D34/22 (whether the rear line of the one-acre lot extended into Lot 46 or not), although there is no record of this gore being transferred from Tysen or his heirs to the owner of Lot 46 between 1854 and 1898. Approximately the entire rear third of Lot 46 may have been part of the Rider Patent to Tysen (D34/22) or, less likely based on the present remeasurement above, composed of roughly half of land from the one-acre lot and half of land from the Rider Patent to Tysen (D34/22). This matter bears further study.

Prepared By: S. Barto, K. Morgan

CHART 7B2:10 CENSUS DATA

Block: 4442
 Lot: 46
 Address: 284 Center Street

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1840	Head of Family Lewis R. Marsh	Free White Male 1 (10-14 yrs.) 1 (20-29 yrs.) 1 (30-39 yrs.) 1 (60-69 yrs.)		Free White Female 2 (0-4 yrs.) 1 (10-14 yrs.) 2 (15-19 yrs.) 1 (30-39 yrs.)		Occupation 2 (Agriculture)
1850	Ben O. Little Nancy " Isaac P---(?) Gilbert O. Little William " Mary "	40 35 13 6 4 2	head	N.Y. N.J. illegible	Farmer	
1855	Ben O. Lytle Nancy " Isaac P. " Gilbert O. " Mary E. " William W. " George W. " Josephine " William McCauly	45 31 19 12 6 8 4 1 35	head wife son " daughter son " daughter domestic	Richmond " " " " " " " Ireland	Stage(Coach)	Real:\$2000
1860	Arn Cole Susan A. Bedell William " Joseph C. " Caroline I. Wood Maria Jackson	50 25 5 2 13 20		N.Y. " " " " " "		Real:\$3000 Personal: \$2000
1865	Arn Cole Susan Bedell Joseph " Carrie Wood Maria Jackson	56 30 7 17 23			none	
			child grandchild adopted servant (Black)	N.Y.		

1870	Ann Cole	50		N.Y.	Keeps House	
	Mary A. Cole(?)	70		"	"	
	Susan Bedell	30		"	"	
	Carrie Wood	21		"	"	
	Janett Engleberth	50		"	"	
	Maria Jackson	25		"	"	
	(Black)					
	Joseph Bedell	12		"	Attends School	
1875	Ann Cole	65		Richmond		Real: \$1200
	Susan Bedell	35	daughter	"		
	Jane Inglebraicht	58	servant	N.Y.	Nurse	
	Ann Maria Jackson	34	"	Richmond	General Servant	
	(Black)					
1880	Ann Cole	72		N.Y.	At Home	
	Susan Bedell	46	daughter	"	"	
	Mary A. Cole	83	step moth. in-law	"	Boarder	
	Jane Engelbrecht	62	servant	"	Servant	
	Maria Jackson	40	"	"	"	
1900	Henry Siemer	58	head	Germany	Carpenter	
	Adaline "	55	wife	"		
	Carl Munch	20	boarder	"	Machinist	
1915	Adeline Siemer	69	head	Germany	Housework	

Prepared by: S. Barto

Chart 7B2:11 Chain of Title

Block: 4442

Lot(s): 51 (was part of Prall
Patent), after 1839

Address: 276 Center St.

Historic Structure(s): P.S. 28

DATE DEED/WILL MORTGAGE PAGE	LIBER/ MORTGAGOR	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
4/19/ D 1839	5/434	Henry Seaman	Farnham Hall	90 2/10 acres 1/2 interest	\$4,000
3/26/ D 1840	6/598	Henry Seaman	Farnham Hall	90 2/10 acres remaining 1/2 interest	\$6,000
5/4/1854 D	34/100	Charles Hall and Susan Tate Hall (excrs. for F. Hall)	Harmon B Cropsey	Lots 11-23 Cropsey Map	\$2,525
5/24/1854 D	34/103	Harriet C. Hall (Guardian of William Henry Hall)	"	"	"
" release	34/107	Harriet C. Hall	"	"	"
10/7/1882 W	file #760	Harmon B. Cropsey	Jasper Manee executor of H.B. Cropsey	"	"
7/17/1882 D	144/305	Jasper C. Manee	Stephen D. Stephens, Jr.	P.S. 28 parcel	\$265
2/15/1906 D	313/179	Stephen D. Stephens, Jr. and Agnes	City of NY	P.S. 28 parcel	\$4,000
c. 1980		Board of Education of City of NY	Division of Real property of City of NY ¹		
6/19/1981 Lease		Division of Real property	Staten Island Hist. Soc. ²		

1. See Letter, Geldzahler to Moan, September 15, 1980, in Current Title Information. It is noted that the Board of Estimate received the building, then it was probably turned over to the Division of Real Property for disposal. At the request of the Staten Island Historical Society, the Department of Cultural Affairs asked the Division of Real property for use of the building.

2. The Staten Island Historical Society was renting the building temporarily for a small sum. The building has been permanently assigned to the Society as of 1988. See lease and concurrent correspondence in Current Title Information and Administrative Office File "P.S. 28".

Prepared by: S. Barto

Chart 7B2:12 Chain of Title

Block: 4442
 Lot(s): 51 (rear portion of
 Rider Patent) after 1854
 Address: 276 Center St.
 Historic Structure(s): P.S. 28

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
4/1/1857	D	41/174	Richard Tysen	Harmon B. Cropsey	Approx. 81'x132'x66'x185'	\$1
10/7/1882	W	File #760	Harmon B. Cropsey	Maria Manee	Approx. 81'x132'x66'x185'	\$1
8/4/1882	D	144/309	Maria Manee	Stephen D Stephens Jr.	Approx. 81'x132'x66'x185'	\$1
2/15/1906	D	313/179	Stephen D. Stephens, Jr. and Agnes	City of NY	P.S. 28 parcel	\$4,000
c. 1980			Board of Education of City of NY	Division of Real property of City of NY ¹		
6/19/1981	Lease		Division of Real property	Staten Island Hist. Soc. ²		

1. See Letter, Geldzahler to Moan, September 15, 1980, in Current Title Information. It is noted that the Board of Estimate received the building, then it was probably turned over to the Division of Real Property for disposal. At the request of the Staten Island Historical Society, the Department of Cultural Affairs asked the Division of Real property for use of the building.

2. The Staten Island Historical Society was renting the building temporarily for a small sum. The building has been permanently assigned to the Society as of 1988. See lease and concurrent correspondence in Current Title Information and Administrative Office File "PS 28."

Prepared By: S. Barto

CHART 7B2:13 BUILDING USE

Block: 4442
 Address: Public School 28
 276 Center Street

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
1908-1969	New York City Board of Education	PS 28 ¹ also PS 28R	Elementary School ²	1908 Dedication Plaque in front foyer. 1907 NB Docket Entry (Bldgs. Dept.) in <u>Docs.-Architectural</u> 1964-1965 <u>SI Phone Directory</u>
c.4/1965- c.4/1966	Unoccupied			Letter, L. McMillen to T. Harris, (4/8/66) in Admin. <u>-Corres.</u>
c.4/1966- 6/1967	St. Patrick's Parochial School		Elementary School Annex	Letter, L. McMillen to E. Hult, (3/20/67) in Admin. <u>-Corres.</u>
c.5/1966- 4/1978	New York City Board of Education	Designated PS 23A	Elementary School Annex ³	Letter, E. Hult to A. Blumenfeld, (3/27/67) in Admin. <u>-Corres.</u> Letter, Blumenfeld to McMillen, (4/7/67) in Admin. <u>-Corres.</u> 1972, 1974, 1978 <u>SI Phone Directories</u>
4/1978- Fall 1980	New York City Board of Education	Francis C. Evans Resource Center ⁴	Curriculum	<u>SI Advance</u> ; (4/7/78) in <u>News clippings.</u>
Fall 1980- June 1981	Unoccupied ⁵			
June 1981- date	Staten Island Historical	Basement: 1st floor: Attic:	teaching areas, misc. storage collection storage library archives Education Dept. offices misc. storage	Letter, E. Hayes to A. Daly, (7/3/81) in <u>Current Title Info.</u> ⁶

1. P.S. 28 replaced the old P.S. 28, a wood frame building on the crest of the hill above St. Andrew's Church.

2. See Documents-Historic for material that documents the history of the building as a public elementary school.

3. P.S. 23 was completed in early 1965. It first appears in the 1966 Staten Phone Directory. Initially the activities in P.S. 28 were transferred to the new P.S. 23, but a year later it was

necessary to open up an annex for P.S. 23 and P.S. 50. When P.S. 23 opened, the Staten Island Historical Society tried to gain possession of the building. This unsuccessful effort continued through the early 1970s. It is not listed in Staten Island telephone directories between 1964 and 1972, when it is listed as P.S. 23 Annex. The building was in use as an annex through 1971-72.

4. There was a community drug awareness program in the room now used as the library.

5. The building was vacant for approximately nine months while the Staten Island Historical Society negotiated with the City of New York to release it to the Department of Cultural Affairs. The Staten Island Historical Society intended to use the building for storage space, teaching areas and offices, and for a library/archives. Some of these things were moved out of the Historical Museum before renovation started in mid-1981.

6. The building was turned over to the Staten Island Historical Society on June 26, 1981.

Prepared by: S. Barto

Chart 7B2:14 Chain of Title

Block: 4442
 Lot(s): 1 (Part of Rider
 Patent), after 1854
 Address:

DATE DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
5/15/ D 1854	34/42	Cavalier Van Pelt	Richard Tysen	Approx. 46 acres	\$6,500
12/6/ D 1870	90/344	Jacob and Edward Tysen (executors of the estate of Richard Tysen)	James E. Prier	3/4 Acre	
10/26/ D 1925	607/314	Ellen J. Prier	Thomas Boyd	The premises (Conveyed by late James E. Prier)	
6/13/ D 1927	642/493	Thomas and Daisy L. Boyd	Richard Von Dannenberg & Howard T. McKee	less than 3/4acre	
5/25/1953 D	Lis Pendens 503/1953	(Von Dannenberg?)	City of New York		

Prepared By: S. Barto, K. Morgan

CHART 782:15 CENSUS DATA

Block: 4442

Lot: 1

Address: Prier Ice Houses

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1865	James Prier ¹	37			Butcher	
	Ellen "	26	wife			
	Andrew "	5	child			
	Ella "	2 3/12	child			
1870	James Pryer	42		N.Y.	Butcher	Real:\$2000
	Ellen J. "	31		"	Keeps House	
	Andrew "	10		"	At School	
	Ella "	7		"		
	William H. "	5		"		
	Redden Washington	25		"	Butcher ²	
1875	James Prier	47		Richmond	Butcher	
	Ellen J. "	36	wife	"		
	Andrew "	15	son	"		
	Ella "	12	daughter	"		
	Willie "	10	son	"		
	Hattie "	4	daughter	"		
	George Cunningham	24	servant	N.Y.	Laborer ³	
1880	James Prier	51	head	N.Y. ⁴	Butcher	
	Ellen J. "	41	wife	"	Keeps House	
	Andrew "	20	son	"	At Home	
	Ella "	17	daughter	"	"	
	Willie "	15	son	"	At School	
	James E. "	1	"	"	At Home	
1900	James Prier	72	head	N.Y.	Butcher	
	Ellen J. "	61	wife	"		
	Andrew E. "	40	son	"	Butcher	
	Edith "	17	daughter	"		
	James(?) or Ervan J.(?) ⁵	21	son	"	Clerk in Dry Goods	
	Steven	10	grandson	"	At School	

1. From 1870 to 1880, his residence was at St. Patrick's Pl. & Center St; in 1900, he lived at 3672 Richmond Rd. These homes were not on this block.

2. Redden Washington is listed as a male voter and was not black.

3. George Cunningham is listed as a male voter and was not black.
4. Prier's father's place of birth is Ireland.
5. Probably the same person as James E. Prier in the 1880 census.

Prepared by: S. Barto

CHAPTER 7B3: BLOCK 4443

Written by: Sherene Baugher

Research by: Sherene Baugher
Stephen Barto

INTRODUCTION TO BLOCK 4443

Block 4443 (see Figure 7B3:1) is bounded on the north by Richmond Road (laid out in 1728/29); on the east by Court Place (laid out in 1837); on the south by Center Street (1837); and on the west by Arthur Kill Road (laid out in 1709).¹ This block was located in the heart of the colonial village at the crossroads of the two major thoroughfares, Richmond Road and Arthur Kill Road. Blocks 4444 (west of Arthur Kill Road) and 4443 (east of Arthur Kill Road) are the only ones in the village that contain land from the three major Richmondtown land patents--the Prall, Hubbard, and Rider patents (see Figure 7B3:2). The land from the Prall patent comprises most of the property on Block 4443 while Lot 15, the largest parcel, contains land from the three patents. The complexities of property ownership of each individual lot will be discussed within the lot narratives. This introduction will summarize the general development of the block (see Chart 7B3:1).

The extent to which Block 4443 was part of the Hubbard and Rider patents depends upon whether the "flat rock" (the surveying point where the three patent lines meet) is located: underneath Arthur Kill Road; near the southern front of the Boehm House; or to the rear of the Frost House). Both the chain of ownership in 18th and 19th century deeds, and the lot dimensions given in 19th century deeds for Lot 15 and Lot 11 (the eastern lots on Block 4443), indicate that a one-acre lot (present day Center Street) formed the southern boundary of these two

¹ See Chapter Five for a discussion about the problems determining the exact location of the original roads and patent lines.

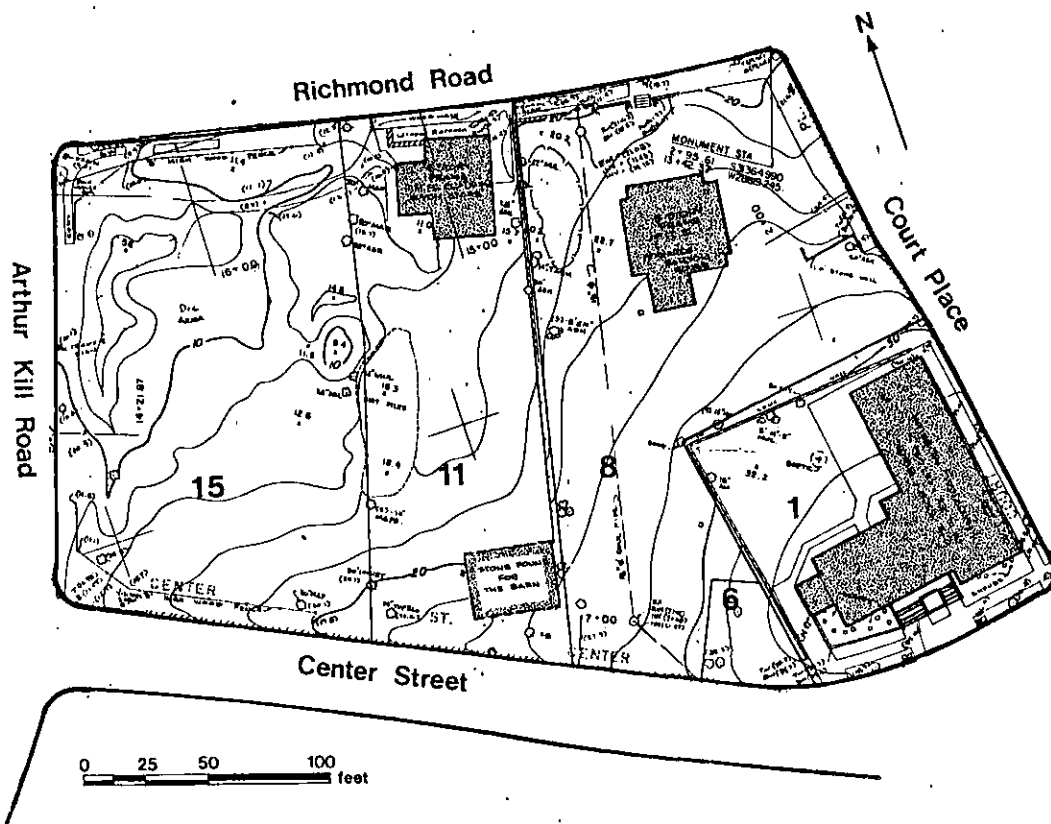


Figure 7B3:1 Base map of Block 4443. The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

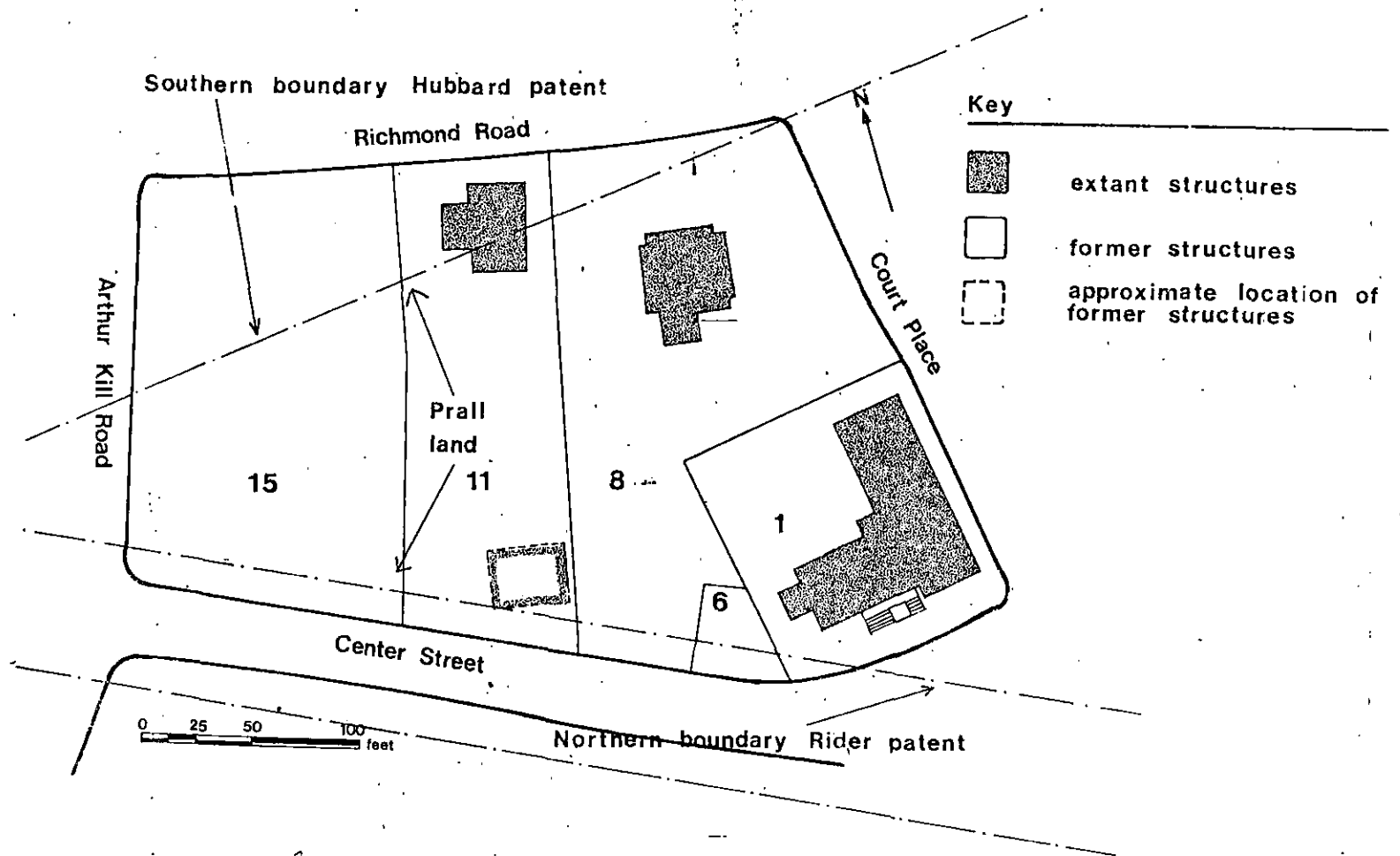


Figure 7B3:2 A map depicting the Prall, Hubbard and Rider patent lines on Block 4443. Map drafted by Victor Buchli.

FIGURE 7B3: 3ALegend Identifying All Buildings and Features Depicted on
Figures 7B3:3, 4, and 5Lot 15

- A. First County Jail, c.1710-c.1741
- B. Inn, c.1789-c.1830
- C. Prall House, by 1723
- D. Shoe Shop, c.1859-c.1867
- E. Mersereau Barn, 1821-1830
- F. Hitching Shed, c.1878-c.1891
- G. Shed, 1878-1891
- H. Skinner-White House, c.1759-1809 (and possibly a 1783-1786 School House)
- I. Barn, c.1759
- J. Pond (filled in by 1830)
- K. Richmond County Hall, c.1829-1891
- L. Parish House for Church of St. Andrew, 1891-1929
- M. Parish House Shed, 1891-1929

Lot 11

- N. Guyon Store, c.1819-present
- O. Building, c.1878-c.1891 (use unknown)
- P. Barn, c.1917-1932
- Q. Garage, c.1917-1932
- R. Garage, c.1937-c.1966
- S. Building, c.1926-1936 (use unknown)
- T. Privy, c.1911
- U. Barn Foundation, 1972-present (constructed by Richmondtown Restoration)

Lot 8

- V. Swame House, c.1767
- W. Prall House, second possible location, c.1723
- X. Edwards-Barton House, c.1870-present
- Y. Aquilino's Store and Restaurant, c.1926-1966
- Z. Shed, c.1926-c.1936
- AA. Privy, c.1911
- BB. Cistern, c.1911
- CC. Garage, c.1926-c.1981

Lot 1

- DD. County Clerk's Office, 1848-present
- EE. Outbuilding, c.1878-c.1908 (new outbuilding on same site c.1911-c.1926)

Lot 6

- FF. Insurance Office, 1876-c.1926

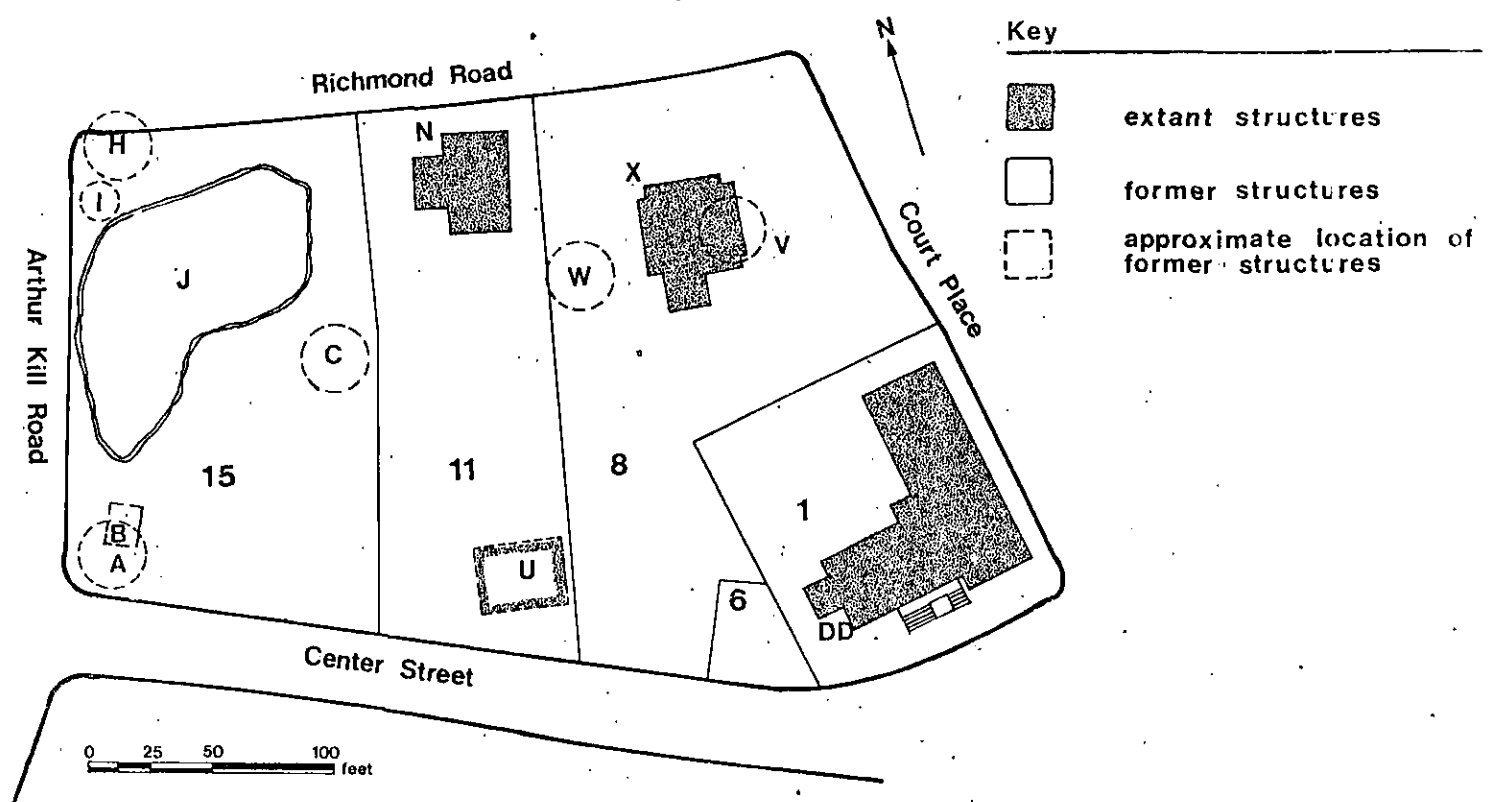


Figure 7B3:3 Composite map depicting the structures on Block 4443 in the eighteenth century. Map drafted by Victor Buehli.

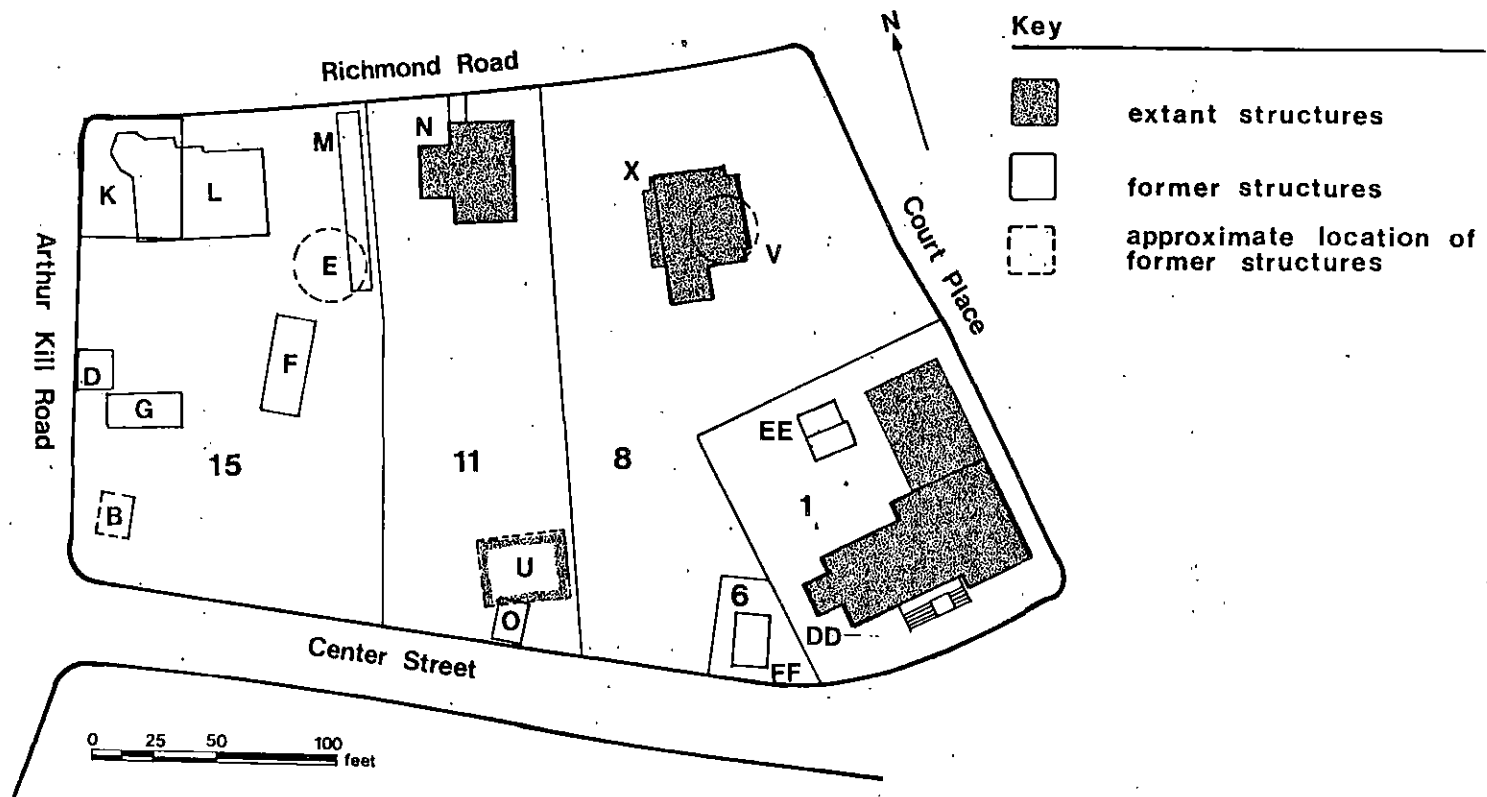


Figure 7B3:4 Composite map depicting the structures on Block 4443 in the nineteenth century. Map drafted by Victor Buchli.

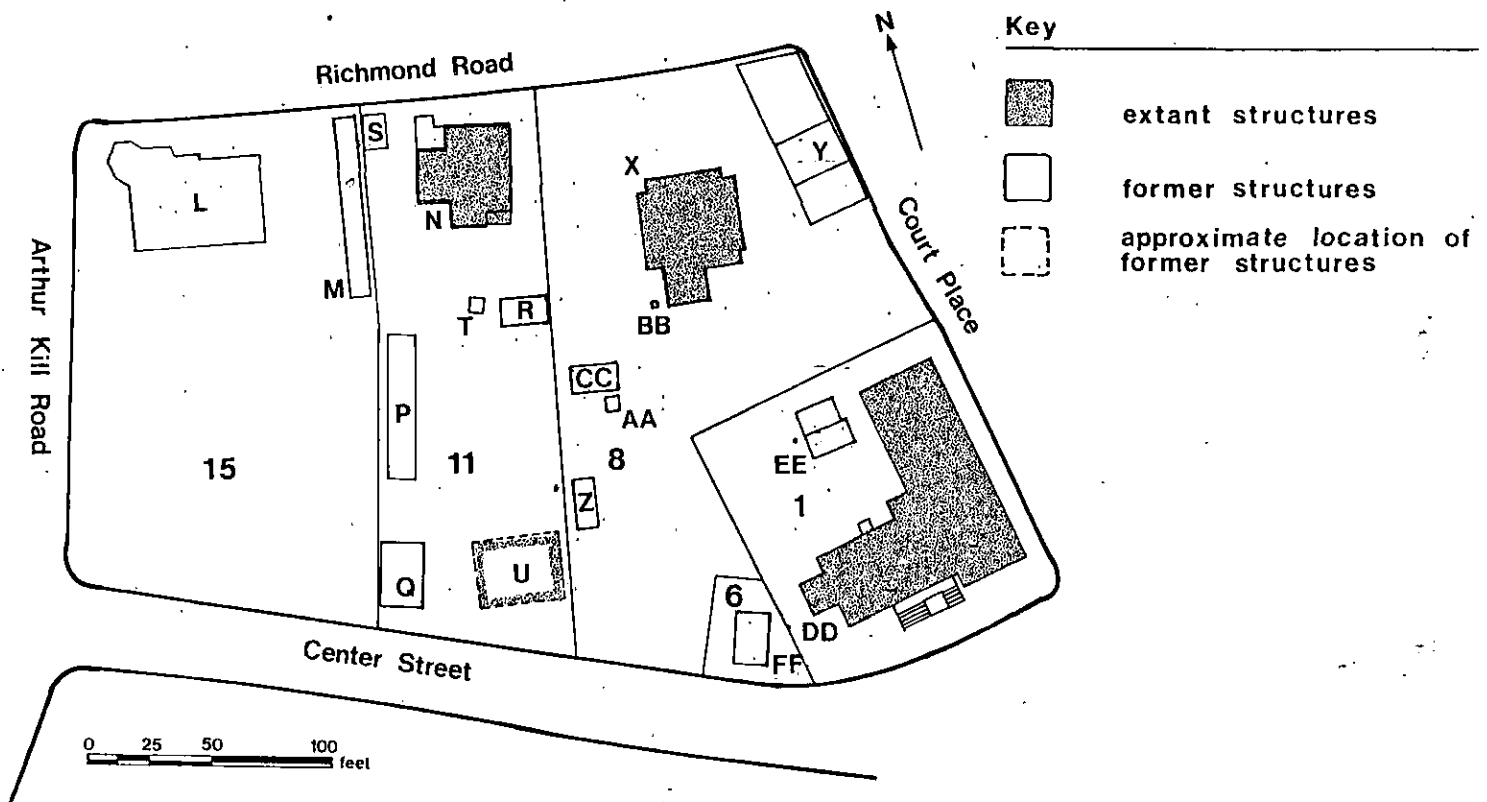


Figure 7B3:5 Composite map depicting the structures on Block 4443 in the twentieth century. Map drafted by Victor Buchli.

lots as well as the northern boundary of the Rider patent (see Figure 7B3:2). Based on the 18th and 19th century records, the Rider patent contained the southern portion of Lot 15, and a very small segment of Lot 11. The other lots of the block, numbers 8, 6 and 1, were bounded on the south by the Rider patent but were not part of it. The northern section of Block 4443 (probably less than one fifth of the parcel) was originally part of the Hubbard patent. Because most of the block was contained within the boundaries of the Prall patent, the Prall patent will be discussed first followed by a discussion of the Hubbard and Rider patents.

In 1694, Arent Prall was granted 120 acres of land. In 1725, Arent Prall, Jr. inherited the property within the boundary of Richmondtown Restoration (see Chart 7B3:1). The only structure recorded during the period of Prall ownership was the home of Arent Prall, Jr. The house was located either on Lot 15 or on Lot 8 (see Lot 15 or Lot 8). By 1728/29, when the county laid out the highway now known as Richmond Road, the Prall property was owned by Charles Garritson but other facts about Garritson's ownership have not been determined. In 1730, Garritson was the Richmond County Sheriff (New York State Civil List, 1730). By 1740, the westernmost 89 acres of the Prall land was owned by Matthias Swame or Swaim. In a deed of that year from the Rider patent (Liber of Deeds D:234) Matthias Swame is listed as the owner of the Prall patent, "formerly of Charles Garison deceased". In a 1746 deed to the Rider/Rezeau property, Block 4443 is noted as "land formerly laid out for Aron Prall and now in the possession of Matthias Swame" (unrecorded deed, in Documents Historic, Voorlezer House files in S.I.H.S. Richmondtown Structure Collection). Swame had kinship ties

to both Arent Prall and to Charles Garritson; he was the nephew of Arent Prall, Jr. and Swame's cousin, Elizabeth Swame, married Lambert Garritson, Jr., the brother of Charles Garritson (Mullane, Swaim, and Johnson 1984:54-60). By 1767, Matthias Swame owned all of block 4443, except for Lot 15 (Liber of Mortgages A:134-36). Charles Garritson probably disposed of Lot 15 before Swame acquired the title to the rest of the property (see Lot 15 for specific information on the complex division of this lot).

Matthias Swame may have lived in the Prall house (if it was on Lot 8) or built a new dwelling, probably on Lot 8. The 90.5 acres of the Prall property (according to the 1794 and 1819 measurements), which included all of Block 4443 except for Lot 15, remained intact until 1819 when it was sold by Catherine Swame Perine, the niece of Matthias Swame Jr. Mrs. Perine sold the entire parcel to James Guyon, her son-in-law.

Major James Guyon owned a store on Lot 11. In 1835, he sold Lot 11 to John Edwards. The following year, Guyon sold Lots 1, 6, and 8 and the rest of the Prall/Swame property to Henry Seaman, a land speculator. Prior to this period, most of the building activity took place on Lot 15, which was in the center of the colonial village; after 1840, the whole block was actively built upon.

In 1680, James Hubbard was granted 160 acres of land which included the northern segment of Block 4443. From 1699 to 1704 the Hubbard land underwent a number of divisions (see Chapter 7B5, Block 2278). By 1704, William Tillier owned the Hubbard acreage which formed the northern boundary of the Prall patent (see Figure 7B3:2). By 1728/29

when the county laid out the highway now known as Richmond Road, the former portion of the Hubbard property on Block 4443 was owned by Charles Garritson. Right Skinner is cited as owning the northern section of Lot 15 bordering on Matthius Swame's land, in a 1759 mortgage for the northwest corner of the lot (Liber of Mortgages A: 24). By 1767, Swame had acquired the former Tillier's and Prall's portions of Block 4443 (Liber of Mortgages A: 107-108 and 134-36). Before 1794, William White and Christian Frome owned the northern half of Lot 15 (slightly more than two-tenths of an acre). White and Frome sold the land to the Crocheron family in 1809. By 1823, James Guyon sold this land to Jonathan Lewis, one of the owners and operators of the Richmond County Hall.

By 1830, the directors of the Richmond County Hall had consolidated the two separate parcels that belonged to Lot 15 into one parcel approximately five-tenths an acre in size. Originally Lot 15 was divided into three segments: 1) the southern border had been part of the Rider patent; 2) the middle section was from the Prall patent; and 3) the northern section was associated with the Hubbard patent (see Figure 7B3:2 and Charts 7B3:2, 3, 4 and 5). By 1794, the property had been reapportioned into two parcels: the northern section being slightly more than two-tenths of an acre and the southern part (including the former Prall land) being three-tenths of an acre.

The southern boundary of Lot 15 was within the northern quarter of the 320 acre Robert Rider patent, granted in 1680. The 80 acre parcel remained intact until the mid-1690s when segments of the property were sold (see Chapter 7B7, Block 4444 and Chapter 7B1, 4463). In 1699, a member of the Dye family sold a one-acre parcel which ran along the bed

of Center Street to Thomas Coone. Two years later, Coone sold the plot to Louis DuBois. The parcel remained intact until 1836/37 when Center Street was laid out except for a small segment that became part of Lot 15 which was taken by the County Justices in 1706 for the site for the first County jail. The site was at "the head of the Fresh Kill upon the land of Mr. Rezoe and Lues Deboys" (Stillwell 1903(1):42). The jail property was probably derived from the one-acre lot ("Deboys" land). Modern research has not disclosed what portion of land on Block 4443 was owned by Rezeau (see Footnote 7, Chart 7B3:2).² The jail was located on the southern half of Lot 15 near the corner of Center Street and Arthur Kill Road and continued to be used as a jail until 1741 (H. McMillen 1961a). At some point in the 1780s or early 1790s, the jail-house parcel and part of the Prall land became the property of Dr. Thomas Frost (no deeds exist for these purchases, see Chart 7B3:2, Footnotes 8 and 9). The property passed through several private owners who may have adapted the building for other purposes, possibly as a tavern (see Lot 15). All structures on the site apparently were demolished by 1830 when the parcel became the property of the Richmond County Hall.

To summarize the data to be presented in the lot narratives, Lot 15 may have contained four to seven 18th century buildings, and Lot 8 may have had two 18th-century homes on it (see Figure 7B3:3). There were a total of twelve to fifteen documented 19th-century structures on Block 4443: seven or eight on Lot 15; two on Lot 11; one or two on Lot 8; one on Lot 6; and two on Lot 1 (see Figure 7B3:4). In the 20th century,

²Chapter Five discusses the problems faced in trying to reconstruct colonial property boundaries.

twelve structures were built on Block 4443: one on Lot 15; six on Lot 11; five on Lot 8; and one on Lot 1 (see Figure 7B3:5).

LOT 15

There were thirteen documented structures on this lot. A few of the buildings may have been older structures reused; therefore, the total number of structures may have been only ten. Four (possibly seven) structures were built in the eighteenth century and six or seven were constructed in the nineteenth century (one building may have been built in either the 18th or the 19th century). One structure was erected in the twentieth century. There are no extant buildings on this lot. As stated above, this lot was part of three different land patents: the northern third of the lot was part of the Hubbard patent, the middle portion was part of the Prall patent, and a small segment along the southern border was part of the Rider patent (see Figure 7B3:2). This lot was part of the colonial village of Richmondtown.

From 1680 to possibly as late as 1794, this lot was divided into three parcels. From 1794 to 1830, it became two units, and in 1830 it was consolidated into one lot. Because this lot has such a complicated history, this discussion will present the land use of each separate parcel from 1680 to 1830 and then describe the use of the entire lot from 1830 to 1988. The first parcel to be presented is the southern segment bordering on Center Street, since this property contained the first structure known to have been built on this lot, a jail, c. 1710. The second parcel to be discussed is the middle segment of the lot which probably contained the Prall house, c. 1723. The third parcel, bordered by Richmond Road, was probably the site of the Skinner house, c. 1759.

Southern Section

The first structure on Lot 15 was the county jail, c. 1710 (see Figure 7B3:3, A). In 1704, an Act of Assembly provided for the building of a county jail (Safford 1940: 26). Two years later, the site for the jail was selected at "the head of the Fresh Kill upon the land of Mr. Rezoë and Lues Deboys" (Stillwell 1903. vol I: 42), in the southwestern corner of Lot 15 along the border of Center Street. In 1723, the jail was mentioned in Robert Edsall's land survey #88 as being 86 links due east of the head of the reedy cove. The jail also was noted in the Town Records of 1728/29 when Richmond Road was being laid out as being south of Richmond Road. However, in 1728 Richmond County officials believed that the jail had outlived its usefulness since the structure "is now in such a condition it is highly necessary to build a new one" (Safford 1940: 26). The county sheriffs in the 1720s had been complaining that a prisoner could not be kept safe and secure in the present jail and finally, in 1728, Richmond County levied a sum of 200 pounds for the purpose of building a new jail house (Safford 1940: 26). The new jail may not have been completed until after 1740 since complaints about the insufficiency of the jail were recorded at the Court of Sessions from 1722 to 1740; an act passed in 1741 clarified that the new jail had been completed (H. McMillen 1961a: 4). When the new jail was erected on the north side of Richmond Road on Block 2278, the structure on Lot 15 ceased to function as a county building. Given the 48 year gap (1741-1789) in the documentary record concerning this parcel, it is very difficult to determine if the 1710 jail was demolished, reused, or altered.

Archaeological testing was undertaken at the approximate site of the

first jail by amateur archaeologists in 1960-1961 (see Figure 7B3:3, B and Chapter Six). The foundation of a small building was located and two maps exist showing the location of the uncovered foundation and the depth of the foundation. Based on this excavation Harlow McMillen (1963b: 21) believes that after 1741 the first jail was in private use throughout the eighteenth century and may have been converted into an inn by Dr. Frost. One of the avocational archaeologists, Donald Sainz, who excavated the site, notes in an undated letter to Loring McMillen that except for a 1723 coin, the site did not contain any pre-1750 artifacts. Sainz notes that coins usually stayed in circulation for about fifty years and that this coin should not be considered evidence for the 1710 jail. Sainz notes that an 1817 coin was also found in association with the foundation. From the information presented by Sainz a case could be made for a building on the site in the late eighteenth century but not for the 1710 jail.

Some time between 1789 and 1794 the southern portion of Lot 15 (three-tenths of an acre of land), including the former jail house parcel and part of the former Prall land, became the property of Dr. Thomas Frost (though no deed has been found). Before he became the owner, the 1789 will of Gilbert White, owner of the northern segment of Lot 15, notes that Lawrence Hillyer and Israel Bedell owned the southern parcel of Lot 15 (see Footnote 8, Chart 7B3:15). No other documentary evidence has been located which indicates how long Hillyer and Bedell owned this parcel, or if there were any structures on this property. The documentary evidence indicates that Frost acquired the parcel between 1789 and 1794.

Between c. 1790 and 1821 evidence of building construction and site use on the southern portion of Lot 15 is sparse and ambiguous. During this period title to this land was held in conjunction with the "Frost House parcel" on Block 4444, Lot 14 (see Chapter 7B7). Both properties were owned simultaneously and transferred as a unit from Frost to Parker to Robbins to the Crocheron family ownership (see Chapter 7B7).

In reviewing the land records, a good case can be made for Dr. Frost converting his house on Block 4444 (on the western side of Arthur Kill Road opposite the jail site) into an inn (see Chapter 7B7, Block 4444). It is also possible that the Frost inn may have been a new building on the site of the former jail (see Figure 7B3:3, B).

While no deed exists, apparently Dr. Benjamin Parker bought the Frost property on both blocks. It is possible that Dr. Parker, who was also a licenced innkeeper, used the structure on Lot 15 as his inn.

In 1804, John J. Crocheron, Senior purchased the southern portion of Lot 15, three-tenths of an acre. The Crocherons apparently had a building on this parcel, since there are references suggestive of this in the Crocheron ledger of 1810-1825 (J.J. Crocheron, Senior 1810-1825). An 1815 entry in the ledger refers to the building as "the Tavern House." Crocheron did not operate the tavern but leased it to others, including William Dexter in 1820 and 1821. In John J. Crocheron's ledger or daybook, the May 1, 1821 entry notes "to the purchase of the Tavern House and lot of land in the Village of Richmond for \$1,202" which probably refers to the sale of this property to Joshua Mersereau (J.J. Crocheron, Senior 1810-1825). Harlow McMillen (1963b) suggests that the building on Lot 15 was used as a

tavern, based on this 1821 entry.

Mersereau acquired the Crocheron parcel in 1821. Mersereau was an innkeeper, and kept a tavern called "Tompkins House". He used the building as the house and tavern until 1830, when he sold the property to the Directors of the Richmond County Hall. After this year, no further references to the house can be found. After the Directors of the Richmond County Hall, a hotel, acquired title to the southern half of Lot 15, any extant buildings were demolished.

Middle Parcel of Lot 15

The middle parcel of Lot 15 was part of the original Prall patent. The first documented building on this parcel is the home of Arent Prall (see Figure 7B3:3, C). The Prall house is mentioned in the 1723 Edsall Survey #88 as follows:

... from the east side of a small reedy cove at the head of the Fresh Kill, being southwest bounds of James Hubbard from when the county Gaelle stands 86 links, the house of Aron Prall, Jr. East 3 chains

The distance of the house from the reedy cove and the jail would place it in the middle of Lot 15 near the eastern border. However, in 1973 an excavation by an archaeological field school from Wagner College did not uncover any evidence of a colonial house (Baugher-Perlin 1978). Since the exact location of the head of the reedy cove (like that of the "flat rock") is not known, it may have been sited closer to the middle of the lot or was on Lot 8 (see Figure 7B3:3, C and W).

The will of Arent Prall, Senior set aside the Richmondtown land solely for his son, Arent. In 1721, when Prall made out his will, Arent Prall, Jr. was a farmer and wheelwright; he was married and the father of two girls and one boy (Stillwell 1903(1): 110-115). While the only

documentation of this house is the 1723 Edsal Survey, it seems likely that the house was built and used by Arent Prall, Jr. and his wife and children before Prall, Senior made out his will in 1721. Arent Prall, Senior gave land to his eldest son, Peter, in 1697; it is possible that the Prall house could have been built for Arent Jr. years before Prall executed his will. The 1706 Census lists Arent Jr. as 21 and married, so it is possible the house might have been built around that time (Barto and Horne 1986). It is not known how long Prall retained this property; by 1728, it had passed into the hands of Charles Garritson. There are no other documented references to the Prall house. It is possible that Charles Garritson and later Matthias Swame used the former Prall house as their dwelling.

There is no evidence for the demolition of the house. It may have been demolished after Matthias Swame Sr.'s death in 1781. The late eighteenth century maps (see Figures 7:5, 7:6, 7:7, 7:8, 7:9, 7:10 and 7:11) do not provide useful information about this building and its possible locations. If the Prall house were on Lot 15 it might have survived into the nineteenth century and may have served as the tavern of Frost, Parker and others discussed above although this seems unlikely. Whatever its use, it certainly disappeared by 1830.

On the 1859 Walling Map there was a small building on or near the site of the first jail which was identified as the John J. Wendling shoe shop (see Figure 7B3:4, D). The structure may have been built prior to 1859; it appears on the 1850 Dripps Map and the 1853 Butler Map in the same location. The 1844 U.S. Coast Survey map does not depict any structure in this location (although the accuracy of this map as well

as the Dripps and Butler maps is questionable). There is no clear evidence to link this building to the Mersereau Tavern or to the first jail. The last documentary evidence of a structure in this site is an 1867 panoramic photo of Richmondtown (Photo Anonymous c.1867), where it appears to be a small, square, two-story wooden building. This structure does not appear on any map or photograph after this year. The 1847 tax assessment lists Wendling as owning a house on Center Street (outside the boundary of Richmondtown Restoration) near St. Patrick's Place. It is possible that he built the shoe shop after 1847.

In the early nineteenth century a barn was built on this parcel by Mersereau between 1821 and 1830 (see Figure 7B3:4, E). It was located about 65 feet south of Richmond Road near the border between Lot 15 and Lot 11 (Liber 0 of Deeds: 36). It is also referred to in 1825 (Liber of Deeds 0: 222). There is no other reference to the structure and it was probably demolished after the Directors of the Richmond County Hall acquired the property in 1830.

On the 1878 Sanborn map a hitching shed is shown on a location near the Mersereau barn (see Figure 7B3:4, F). However, no building is shown on this location on the maps from 1844 to 1878, but these maps rarely depict such structures. The hitching shed was demolished some time between 1885 and 1891; it was depicted on the 1885 Sanborn map but not on the 1891 update of this volume. The 1973 archaeological excavation by Wagner College found no evidence of a foundation of this shed or of the Mersereau barn (Baugher-Perlin 1978).

The directors of the Richmond County Hall erected a shed along the

border of Arthur Kill Road (see Figure 7B3:4, G). The shed is depicted on the 1878 Sanborn map, the 1891 Sanborn map and the 1890 Vermeule and Bien topographic map, but not on the 1898 or 1907 Robinson maps. The 1851 painting of Richmondtown by C. Winter shows a shed near the Richmond County Hall (Painting--C. Winter c.1851). The Church of Saint Andrew acquired the property in 1890 and tore down the shed.

Northern Parcel of Lot 15

The first documented structures on the northern parcel were the home and barn of Right Skinner (see Figure 7B3:3, H and I). Skinner mortgaged this land in 1759, and the property is described on that record as having a house and barn west of a pond. The description given of the pond and road in 1728 when Garritson owned the property, makes clear that the road west of the pond is Arthur Kill Road (see Figure 7B3:3, H). Therefore, the house was probably located on the northwestern corner of Lot 15, fronting on either Arthur Kill Road or Richmond Road. Since the pond took up a large portion of this plot, it appears that the location of the barn would have had to have been close to the house. There is no other documentation for Skinner's residency in Richmondtown. A building is depicted on the northwest corner of this parcel on: 1) the c. 1780-83 Anglo-Hessian Map of Staten Island; 2) the c.1777 Richmond, British Army Map; 3) the 1781 Taylor and Skinner map; and 4) the 1797 Sprong and Conner Map.

In an 1891 newspaper article about the early schools of Staten Island, there is a reference to a school building on the northwest corner of Lot 15 on the site of the Skinner house and possibly in the former Skinner house (see Figure 7B3:3, H). The article notes that shortly after the British evacuation (1783) a Scot named Wilkins established a

public school in a little stone building; the school existed for about four or five years (Richmond County Standard, July 4, 1891). This is the only reference to a school at this site and it is probably based on an local tradition.

According to a 1797 deed for adjacent property William White and his brother-in-law Christian Frome (or Froome) owned the northern two-tenths acre of Lot 15. A 1794 deed for an adjacent property indicates that William White owned the property and Gilbert White, his father, was the previous owner (Liber F of Deeds: 431). It is almost certainly the same land with a house on it that William White and Christian Frome inherited from William's father in 1791 (see Chart 7B3:4, Footnote 4). According to the will, the house was divided in half, the larger section of three rooms and a garret bequeathed to William White; the smaller section with one room, a garret, and a cellar inherited by Frome and his wife Mary White. Christian Frome and William White are listed next to each other and probably in the same house in the 1790 Census. Both may have been living in separate households within the White house as the will describes. The joint tenancy of the building is also suggested by the Taylor and Skinner map which indicates either a two-section building or two buildings close together.

Between 1784 and 1789, one section of the White building or the entire White house may have been the site of Wilkins' school or it could have been in a separate "small stone" building on the same property. This arrangement may have been terminated upon the death of Gilbert White. The White building could have been the Wilkins School, the White family's residence, and the inn run by Gilbert White up to the time of

his death. His son William, who received a tavern license in 1796, probably continued to operate his father's inn. Harlow McMillen (1963b:21) suggests that the land described in the 1789 White will and White's inn may have been on the west side of Arthur Kill Road (possibly the Treasure House on Block 4444), but there is no evidence of White's ownership of any other land. His name does not appear in the chain of title of the Treasure House (although this is not complete for the 1770s through the 1790s).

William White and Christian Frome may have continued to live on in the house until the late 1790s. In the 1800 Census, Eve White is listed as a head of household containing one adult male resident, possibly her son William, who appears never to have married. This may suggest Eve White's continued occupancy of the White house. It is difficult to determine if the house was still extant in 1809, when the property was sold by White and Frome to the Crocherons. The 1809 deed was not recorded, only referred to in later deeds, so there is no description of the property from that year. No occupant of the house is apparent from the 1810 Census.

Between 1807 and 1809 David Crocheron may have been running a store in the White house while renting the building from the White family, before he and Henry Crocheron bought the property. But it is more likely Crocheron was running his brother John's store, in the Frost House on Block 4444 at this time (see Harlow McMillen 1963b:21 and Chapter 7B7, Block 4444, Lot 14). Some time between 1809 and 1820, Henry and David Crocheron transferred this property to John J. Crocheron, who refers to it as the "corner lot"³ (J.J. Crocheron, Senior 1810-1825). Crocheron leased it to Lewis Ryers in 1820 and it

was finally sold to James Guyon in May 1822 (the sale price in the account book is \$70.00; the price on the deed is \$175.00). The sale deed to Guyon does not specifically refer to a structure in the initial description of the parcel, simply to a "lot of land" suggesting that there were no buildings on it after 1820. The documentary evidence does not indicate when the house was removed or demolished.

The pond on this lot is mentioned in the Road Records of 1728 and in the 1759 Skinner mortgage (see Figure 7B3:3, J). Safford (1940: 26) believed that the reedy cove was used for draining this pond and that a drainage ditch connected the pond to the cove. Furthermore, in a 1796 mortgage drawn up by Benjamin Parker, he notes that a ditch was cut across Arthur Kill Road "for the purpose of draining a swamp" (H. McMillen 1963b: 21). The pond would have to be filled in before the Richmond County Hall (built between 1826 and 1829) was constructed.

The Richmond County Hall was built sometime between 1826, when the Directors acquired the property, and 1829, when it was offered for rental (see Figure 7B3:4, K). According to historians Leng and Davis (1933, vol. 2: 943), the hotel "was the scene of many political and social gatherings for about 50 years." The hotel was one of the major buildings in Richmondtown in the mid-1800s. It was closed in 1879 and the last owner, Oliver Hodge, sold the property to Saint Andrew's

³The reference to the property as the "corner lot" compared with descriptions of other of Crocheron's properties in the village named for their structures (such as "the storehouse and dwelling"; the "blacksmith shop"; the "cider mill"; and "the tavern house") suggests that the parcel did not contain buildings. The sale price to Guyon was also far less than the prices paid to Crocheron's estate for the Frost House (\$1680 in 1821, Liber of Deeds O/144) and the Tavern house on the southern half of Lot 15 (\$1202 in 1821, Liber of Deeds S/144).

Episcopal Church of Richmondtown in 1890 (Leng and Davis 1933, vol. 2: 649). The closed hall is depicted on the 1891 Sanborn atlas. The Church of Saint Andrew tore down the Hall and in 1891 built a Parish House in its place (see Figure 7B3:4, L). The Parish House appears on the 1898 Robinson atlas. The church built a shed on the northeast corner of Lot 15 along the western border of Lot 11 (see Figure 7B3:4, M). The shed was used as a storage area for the Parish House (Rev. Skrinar, pastor of The Church of St Andrew, interview by S. Baugher, 1977). The Parish House was not used after 1924 and was torn down in 1929; the shed was presumably demolished at the same time (St. Andrew's Church 1958; 1926 and 1935 Sanborn atlases).

After the demolition of the Parish House but before 1935, a playground was established on Lot 15 and a Police Department watch station (a shanty-type structure) was erected on Arthur Kill Road near Center Street (not depicted on Figure 7B3:5). These features do not appear on the 1935, 1936 or 1968 Sanborn atlases or 1953 Damage Map, but are evident on several contemporary photographs, c. 1935 and c. 1940 (Photographs: Anonymous c. 1935 and L. McMillen c. 1940). The police watch station is not shown in a c. 1940 photo. The immediate site of the Parish Hall appears to have been filled in and graded, perhaps to provide a ballfield. Playground equipment was installed near Center Street about midway on Lot 15 near the boundary line with Lot 11. It is not known precisely how long this installation lasted. The Puntillo family, owner of adjacent Lot 11, has a photograph dated 1940 that does not show any playground equipment. By early 1949, the playground equipment along Lot 11 no longer appears in a photograph showing the northern end of the lot (Photographs: Anonymous 1949).

LOT 11

There were seven structures on this lot; two were erected in the 19th century and five were built in the 20th century. Only one of these buildings, the Guyon store, is still on this parcel. This building is the first documented structure on the lot, erected c. 1819 (see Figure 7B3:4, N). The store, owned (1819-1835) by James Guyon, a merchant, was probably operated by a manager. In a letter dated 1820 from Mrs. Guyon to her husband, James, she discusses financial issues raised by the store's manager, Mr. Ward (L. McMillen 1978e: 5). Guyon sold the property to John Simpson Edwards in 1835 and the store was converted into a dwelling. Two years later, Edwards sold Lot 11 to his brother, Webley Edwards. Webley Edwards, a tailor, was active in county politics and served as County Treasurer in 1854 and in 1868-1870, and as Justice of the peace in 1860 (Census Records: 1840; 1850; 1855; 1860; 1865; and the 1860 Juror's List). Lot 11 was owned by the Edwards family until 1913. The building continued to be used as a residence until it was incorporated into Richmondtown Restoration (see Chart 7B3:7).

The only other documented 19th century structure on Lot 11 was a building on the southern boundary of the lot, facing Center Street (see Figure 7B3:4, O). The building only appears on the 1878 and 1891 Sanborn maps and its use is not known (see Footnote 1, Chart 7B1:10). A building in this general location is shown on the unreliable 1850 Dripps map and on the 1853 Butler map but is not depicted on the more accurate 1859 Walling map or the 1874 Beer's atlas, so the building was probably erected after 1874 and demolished by 1898.

Between 1911 and 1917 two outbuildings were erected along the western boundary of Lot 11 (see Figure 7B3:5, P and Q). They appear on two atlases, the 1917 Bromley and the 1926 Sanborn. The middle building, a barn, was demolished in 1932 by Mr. Puntillo after he acquired the property (interview with his daughter, Clementine Puntillo Vogt, in 1978). The second building, a garage, appears on the Sanborn atlases of 1935 and 1936. However, in interviews with two former occupants of Lot 11, Clementine Puntillo Vogt and Dorothy Bishop Azzara, they both asserted that the garage near the southern boundary of Lot 11 was demolished by Mr. Puntillo with the barn in 1932 (Baugher-Perlin, 1978: 343-344). Since the 1935 and 1936 Sanborn atlases are revisions of the 1917 atlas, these two outbuildings may have been accidentally left on the atlases when the revisions were made and thus remained on the maps.

A second garage was built on the eastern boundary of Lot 11 by the Puntillo family (see Figure 7B3:5, R). It appears on the 1937 Sanborn atlas, on the 1953 Damage map, and on the 1968 Sanborn atlas but the staff of Richmondtown Restoration believes that the building was demolished between June 1964 and January 1966.

A small building on the northern half of the western boundary of the lot appears on the 1926, 1935, and 1936 Sanborn atlases, but not on the 1953 Damage map. Its use is unknown (see Figure 7B3:5, S).

On the 1911 topographical map a privy is located 30 feet south of the rear of the Guyon-Edwards house (see Figure 7B3:5, T). The 1911 map is the only map that depicts privies.

In 1988, only the Guyon store remains on this lot. A stone foundation

for a barn, built by the staff of Richmondtown Restoration between 1972 and 1973, stands on the southern boundary of the lot fronting Center Street (see Figure 7B3:5, U).

LOT 8

There may have been nine buildings on this lot. In the 18th century the Swame House (before 1767) and possibly the Prall House (c.1723) existed on this parcel. The lot contained one or two 19th century structures, the Edwards-Barton House and possibly a second building near Richmond Road. There were five 20th century structures on this property: the Aquilino store; a garage; a shed; a privy; and a cistern.

The Swame house was probably located on the site of the Edwards-Barton house (see Figure 7B3:3, V). Matthias Swame was born in 1715 and by 1767 owned most of the land from the Prall and Hubbard patents. By that year, his five sons had all come of age (Mullane, Swaim and Johnson 1984: 91). It is possible that Swame may have occupied the former Prall house and by 1767 constructed a new dwelling for himself (or for one of his sons) on Lot 8.

The 1781 Taylor and Skinner and 1797 Sprong and Conner maps depict a structure in the approximate location of the Edwards-Barton house. The 1780-83 Anglo-Hessian or "French" map and c. 1777 Richmond Army map strongly suggest this location for the Swame house and the same location of the Swame house is suggested on an 1808 County Clerk's Jail record (Map, W. McMillen 1973). The Swame house appears to have been demolished by the early 19th century. The 1844 Coastal Survey, the 1850 Dripps map, and the 1853 Butler map depict a structure in this general location; however, these maps are inaccurate. There is no corroborating evidence to suggest this continued existence of the Swame house.

I.K. Morris identifies a building on this location as the "Cuckoldstown Inn," a tavern used during the Revolution; this may be the same structure as the "Swamè House," although there is no other evidence concerning the use of a building on this site as an inn (see Chapter 7B8, the One-Acre Lot). Loring McMillen (1978e) believes that the Cuckoldstown Inn was located on the one-acre lot in the bed of Center Street. The inn on the one-acre lot probably ceased to function after the death of John DuBois in 1821. Morris variously gives the date of disappearance of the inn as 1819 (I.K. Morris 1898) and 1823 (I.K. Morris 1893). It is important to note that articles and books by Morris, a 19th century amateur historian, contain inaccurate and/or incomplete information; undocumented references; and, at times, totally unsubstantiated information.

It is remotely possible that another 18th century house located on Lot 8 -- the home of Arent Prall, c.1723 (see Figure 7B3:3, W). The Prall house is mentioned in the 1723 Edsall Survey #88:

... from the east side of a small reedy cove at the head of the Fresh Kill, being southwest bounds of James Hubbard from when the county Gaelle stands 86 links, the house of Aron Prall, Jr. East 3 chains

The distance from the reedy cove would place it on Lot 15. However, if it was actually 3 chains from the jail, and not from the cove, then it would have been on the northern half of the western boundary of Lot 8.

Loring McMillen in a 1984 discussion with Stephen Barto suggested that a toll house for the Richmond Plank Road was located in the northeastern corner of Lot 8. However, no evidence has been found to indicate the existence of this structure.

The Edwards-Barton house (see Figure 7B3:3, X) appears on the 1874 Beers atlas. The heirs of Webley J. Edwards are listed as owning two houses on two lots on Richmond Road (Lots 11 and 8 on Block 4443) in the 1873 Southfield Property Tax Assessment Roll. Edwards had purchased the property in 1868. The following year, the Property Tax Assessment Roll lists Webley Edwards as the owner of one house on Lot 11 and two lots, 8 and 11, on Richmond Road. Webley Edwards died in 1870 (Richmond County Letters of Administration, All65). Therefore, the house on Lot 8 was built shortly before his death, or by his wife, Deborah Mersereau Edwards, after his death. Thirty years later, in 1898, the Robinson atlas lists the property as owned by Ella Barton, Webley Edwards' daughter. The property remained in Edwards-Barton family ownership until 1921.

On the northeast corner of Lot 8 stood the Aquilino store and restaurant (see Figure 7B3:5, Y). The building appears on the following atlases: 1926, 1935, 1936 Sanborn maps; and the 1953 Damage map. It was demolished in 1966.

A small shed is shown along the southern half of the western boundary of Lot 8 on the 1911 Topographic Survey (see Figure 7B3:5, Z). The shed appears on the following atlases: 1926, 1935, 1936 Sanborn maps. It was demolished between 1936 and 1952 and it does not appear on the 1953 Damage map.

Two structures which may have been privies are shown on the 1911 topographical map (see Figure 7B3:5, AA and BB). One structure (5' x 6') was located forty feet southwest of the southwest rear corner of the Barton house. A small 3' x 3' structure is shown on the

topographic map as being within twelve feet of the southwest rear corner of the Barton house. Most of the privies depicted on the 1911 map are shown as being 4' x 4' or 5' x 6' in size, so it is possible that the small structure had another use; William McMillen believes that this structure is a cistern (W. McMillen pers. comm. to S. Baugher, 1988). No other references to privies on this lot have been found.

A garage was built midway along the western boundary of Lot 8 between 1917 and 1926 (see Figure 7B3:5, CC). The garage is located on the 1926 Sanborn map and on the 1935, 1936 Sanborn atlases, the 1953 Damage map, and the 1968 Sanborn atlas. The structure was demolished between 1979 and 1981 (Richmondton Restoration Staff pers. comm. to S. Baugher, 1988).

LOT 1

In the 19th century there were two structures on Lot 1 century, the County Clerk's Office and a shed (see Figure 7B3:4, DD and EE).

The County Clerk's Office was built in 1848 (Staten Islander, February 25, 1857, p. 2). The structure was used as a municipal building until 1920 when the County Clerk's Office was moved into the newly completed Surrogate Court Building in Saint George on Staten Island's north shore. The old building remained vacant until 1933 when the Staten Island Historical Society received permission from the Borough President to operate the building as a museum; the restoration work was completed in 1938 (L. McMillen 1938b: 10). This structure is a designated New York City landmark and serves as the museum building for Richmondtown Restoration.

An outbuilding, listed as a water closet, was built near the northern boundary of the lot, and first appears on the 1878 Sanborn atlas (see Figure 7B3:4, EE). It may have been built at the same time as the County Clerk's Office itself, and can be the same structure portrayed in the 1850 C. Winter painting and in the 1867 panoramic photo of Richmondtown. Between 1878 and 1885 a one-story wing was added to the rear of the outbuilding. The building appears on the 1898 Robinson and was probably removed between 1898 and 1907 since it is not on the 1907 Robinson or the 1911 Sanborn. In 1908 repairs were made to the County Clerk's office building (Borough President of Richmond Annual Report 1908), which may indicate that the old outbuilding was replaced at that date. The apparently new outbuilding appears on the 1911 Topographic

Map, the 1917 Bromley's and 1926 Sanborn maps. The structure was demolished between 1926 and 1935.

In 1883, the sidewalk in front of the building was "raised and graded" and "a new iron railing" in front of the building was also completed (Richmond County Standard August 11, 1883). A cistern was installed to the rear of the County Clerk's Office in 1885 (Richmond County Standard December 12, 1885). On the 1935 T.E.R.A. map, a cistern is depicted to the rear of the building; this cistern may be the one recorded in 1885. The T.E.R.A. map also notes that the rear grounds of Lot 8 were to be filled and graded. In 1902 "the old fence was removed, the ground terraced and graded and granolithic sidewalk laid" (President of Borough of Richmond, Annual Report 1902). The T.E.R.A. map depicts plans for a concrete retaining wall on the northern and southern boundary of the property and indicates that the rear grounds were to be filled and graded.

LOT 6

One structure was erected on Lot 6, an office building built in 1876 by Henry B. Metcalfe for the Richmond County Mutual Insurance Company of which he was manager (see Figure 7B3:4, FF). Metcalfe also served as Richmond County District Attorney, County Surrogate Judge, and member of the U.S. House of Representatives (Southfield Assessment 1876; Leng and Davis 1933, Vol. III: 40). The building continued to be used by the Richmond County Mutual Insurance Company until c. 1906-1911 (1906, 1911 Staten Island Directories) when the firm moved to the north shore. It served briefly as the offices of the New York Title Insurance Company in 1916-1917. Nothing further is known of the building's use.

- The building appears on the following maps and atlases: 1878 Sanborn; the 1891 Sanborn; the 1898 Robinson; the 1911 Topographic Survey; the 1917 Bromley; and the 1926 Sanborn map. The structure is listed as the "New York Insurance Company" on the 1917 Bromley atlas. It was demolished sometime between 1926 and 1935.

The c. 1777 British Army Map of Richmond, the 1850 Dripps map, and the 1853 Butler map depict another structure on or near Lot 6. Because these maps do not contain precise locations or sizes of buildings, and in some cases contain inaccuracies, it is not certain that this building was located on this lot. All other evidence indicates that the first and only structure was the 1876 insurance building.

CHART 7B3:1 CHAIN OF TITLE

Block: 4443

Lot: property transfers (1694 - 1819) for all lots,
except lot 15

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
1694	Patent	7/5	Sir Edmund Andros	Arent Prall	120 acres plus 35 acres salt meadows	
1725	Will	Abst. Vol 2/323	Arent Prall	Arent Prall, Jr.	115 acres ¹	
				** gap **		
1728	Town ² Records 1728		Arent Prall	Charles Garritson		
				** gap **		
12/12/1766	M	A/134	Matthias Swame ³	Rev. Richard Charleton Dr. John Charleton	89 acres	
1770	M	B/32	Matthias Swame	Henry Latourette	89 acres	450 pounds
1781	Will	Abst. Vol 10/34	Matthias Swame	John, Simon, Matise (Matthias) Benjamin Swame		
1783	Will	Abst. Vol 12/140	Matthias Swame	Catren, Mary, Elizabeth Swame		
11/14/1794	D	F/431	Simon Swame (Matthias Swame's brother)	Catherine Swame Perine	90.5 acres ⁴	
12/4/1819	D	O/33	Catherine Swame Perine	James Guyon, Jr.	90.5 acres	

¹The will leaves 115 (rather than 120 acres) to Arent Junior. The missing five acres cannot be accounted for in any other documents.

²By 1728/29, when the county laid out the highway now known as Richmond Road, the Prall property was owned by Charles Garritson. It is not known how Garritson acquired the property, how long he owned it, or how he used it. In 1730, Garritson was the Richmond County Sheriff (New York State Civil List, 1730).

³By 1740, the westernmost 90 acres of Prall land including the land in the core of Richmondtown Restoration was owned by Matthias Swame (Swain). In a 1740 deed (Liber D:234) Matthias Swame is listed as the owner of the Prall patent, "formerly of Charles Garrison deceased". In a 1746 deed to the Rider/Rezeau property, Block 4443 is noted as "land formerly laid out for Aron Prall and now in the possession of Matthias Swame" (unrecorded deed, Staten Island Historical Society Archives). Swame had kinship ties to both Arent Prall and to Charles Garritson; he was the nephew of Arent Prall Jr. Swame's cousin, Elizabeth Swame, married Lambert Garritson, Jr., who was the brother of Charles Garritson (Mullane, Swain, and Johnson 1984:54-60). By 1766, Matthias Swame owned all of block 4443, except for lot 15 (Liber of Mortgages A:134-36). Charles Garritson probably disposed of lot 15 before Swame acquired the title to the Prall/Garritson property.

⁴The discrepancy between the 90.5 acres in the 1794 deed and the 89 acres in the 1767 mortgage might be explained by the fact that the mortgage set aside some of Swain's land that was not mortgaged.

Prepared by: S. Baugher

CHART 7B3:2 CHAIN OF TITLE

Block: 4443

Lot: 15, southern border

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
12/30/1680	D	Patent #5/28	Sir Edmund Andros	Robert Rider	320 Acres 37 meadow	
7/18/1681	L of A	NYHS-- vol. 1: 109	Robert Rider	Cornelius Hendrichsen Abraham Corbett James Matthews	"	
9/6/1686	D	B/33	Abraham Corbett Excrs. of James Matthews & Cornelius Steerwirt	Anthony Fountain	"	
6/29/1696	D ¹	B/260	Vincent Fountain (heir of Anthony Fountain)	James Hance Dye	160 acres ² 18.5 acres salt meadow, the northern half of the 360 acre parcel	44 pounds
7/5/1696	M	B/250	James Hance Dye	Vincent Fountain	"	32.10 pounds
7/7/1696	D	B/262	James Hance Dye & Mary Dye	James Fitchett	80 acres ³ (North)	competent sum
9/20/1697	M	B/259	James Fitchett	Hance Lawrence Dye	80 acres 9.5 acres salt meadow	25.13 ⁴ pounds
1/13/1698	D	B/319	James Fitchett & Sara Fitchett	Thomas Coone	" ⁵	50 pounds
2/29/1699	D	B/388	Dye/Die	Thomas Coone	1 acre Center Street	
3/6/1701	D	B/390	Thomas Coone	Louis Du Bois (De Boys)	"	
5/18/1702	D	B/522	Hans Lawrence (Dye?) & Sarah Lawrence ⁶	William Die	79 acres 9.5 salt	competent sum
2/21/1703	D	B/435	William Hance (Dye?)	John Androvat	79 acres 9.5 salt meadow	competent sum
11/9/1705	D	B/523	John Androvat	Rene Rezeau	"	146

pounds

1706	Act of Assembly		Mr. Rezeau ⁷ Lues Deboys	Richmond County	Site of Jail House		
c. 1789			Lawrence Hillyer & Israel Bedell ⁸	Thomas Frost?			
10/3/1794	Letter of Administration #A27		Dr. Thomas Frost ⁹ Admin. of Estate (L. Hillyer and J. Wood)	Dr. Benjamin Parker?			
5/3/1796	M	LC #17	Dr. Benjamin Parker ¹⁰	Loan Commissioners of Richmond County	3/10 acre	50 pounds	
5/1/1797	D	E/389	Dr. Benjamin Parker	Robert Robbins	3/10 acre	350 pounds	
c.1804	D ¹¹		Robert Robbins	John Crocheron, Sr.			
5/1/1821	D	S/144	David, Henry, and John Crocheron, Jr. exc. of Estate of J. Crocheron, Sr.	Joshua Mersereau	3/10 acre	\$1202	
5/1/1830	D	S/146	Joshua Mersereau	Richmond County Hall Company	3/10 acre	\$1,400	

¹Part of this chain of title was found in Edward C. Delavan, Jr., "The Guyon House," SIAS Proceedings 6 (Feb.1916): 137 and Lefferd M. A. Haughwout, "The Voorlezer's House at Richmond: The Documentary Evidence," in Sources. This has been added to and corrected where necessary. It is noted in the deed from Vincent Fountain to Dye that Vincent was the heir and executor of his father, Anthony Fountain, "lately deceased." There seem to be no will or letters of administration.

²The northern half of the Rider Patent.

³The north-east quarter of the Rider Patent. The boundary description begins "at a flat rock below the forelezer's house."

⁴Satisfied January 14, 1699 (Liber B of Mortgages, Liber of Deeds: page 260).

⁵Boundary description the same as in Liber B of Deeds: 262.

⁶It is not known how Hans Lawrence gained title to the 80 acres. On February 29, 1699, Lawrence sold one acre, which was part of the 80 acre plot, to Thomas Coone. Delavan speculated that Lawrence took back Fitchett's 80 acres under the mortgage he held, but this mortgage was satisfied. Perhaps Coone sold the 80 acres to Lawrence and then bought back the 1 acre lot. In later deeds to the 80 acres, this 1 acre lot is always excluded.

⁷In order for Rene Rezeau to have actually contributed land to the jail site, he would have had to retain a "gore" parcel between the southern boundary of the Prall patent and the northern border of

the one-acre lot. No such "gore" or discrepancy in the property lines is believed to have existed, if the Safford (1939) survey analysis of the one-acre lot is correct.

The use of both DuBois and Rezeau's names in the 1706 record may simply reflect the style used in these early deeds, which was to note the previous owner.

The parcel may mention Rezeau as the former owner of land, since the one-acre plot was formerly part of Rezeau's eighty acres of land. In other deeds the one-acre lot is mentioned as formerly being part of the eighty-acre parcel. There is no documentation to suggest any other explanation.

The exact size and shape of the jail parcel is unknown. There is no documentation that the jail parcel was transferred from the county to any private owners. After 1706, the descriptions of the size of the one-acre lot do not indicate that any land was removed from the parcel.

⁸Gilbert White's will, written in November 1789, is believed to describe the northern half of Lot 15 (see Chart 8B3:4). He gave his son William "the south east end of house (on that lot)...and, also the land at the south East of the said house and from thence to the land of Lawrence Hilyard and Israel Bedell..." If White's land is the northern half of Lot 15, then Hillyer's and Bedell's land appears to be the southern half of the lot. This information indicates that Hillyer and Bedell were the owners of the southern portion of Lot 15 in 1789. If this is correct then Thomas Frost may not have owned this land until the early 1790s, then acquiring it from Hillyer and Bedell. There is a small possibility that Frost bought the property in the 1780s, sold it to Hillyer and Bedell (or lost it by mortgage forfeiture) and then bought it back again. It has been suggested that Frost may have been associated with this property (perhaps only as a renter) immediately after his 1781 sale of the one-acre lot (see Narrative, Block 4444). If H. McMillen's (1963:13) suggestion is correct-- that Frost stayed on in the one-acre lot tavern as a renter until 1785 or 86--then Frost may not have owned or rented the southern half of Lot 15 until at least the late 1780s or after 1789. The White will is presently the most specific piece of title evidence for the ownership of the property prior to 1794.

⁹At some point in the mid-1780s or early 1790s, the southwestern portion of Lot 15 and the middle section were consolidated and became the property of Dr. Thomas Frost (though no deed exists). In 1794, in a deed to the land adjacent to Lot 15 suggests consolidation and indicates Frost's ownership of the southern and middle portion of Lot 15 (Liber F of Deeds: 421). By 1796, the middle and southern parcels had definitely been incorporated as a single unit when Benjamin Parker owned the land (LC #1796). When Frost died, in 1794, Lawrence Hillyer and Joseph Wood were named the administrators of his estate (Letters of Administration: #A27). It appears that Hillyer and Wood had to sell some of Frost's property in order to pay his debts.

¹⁰While no deed exists, apparently Benjamin Parker, a physician, bought the property. It is likely that he bought the Thomas Frost House property (Block 4444) at the same time (also in an unrecorded deed c.1795 (L. McMillen 1978:3)). Parker mortgaged both properties to the County Loan Commissioners in 1796 (LC #1796); this is the first evidence of his title to the two properties.

¹¹John Crocheron had acquired Robbins' portion of Lot 15 by 1804. There is no record of this transfer. However, in a deed to the abutting property, the one-acre lot now known as Center Street, the land forming the part of the northern boundary of Center Street is referred to as the "land of John Crocheron" (Liber F of Deeds: 366). Robbins must have sold his land to Crocheron sometime between 1800 and 1804. In an 1800 deed for the one-acre lot (Center Street), part of the northern boundary is referred to as the "land of Robert Robbins" (Liber E of Deeds:458).

Prepared By: S. Baugher
S. Barto

CHART 7B3:3 CHAIN OF TITLE

Block: 4443

Lot: 15, middle section and southern border

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
1694	Patent	7/5	Sir Edmund Andros	Arent Prall	120 acres plus 35 acres salt meadows	
1725	W	Abst. Vol 2/323	Arent Prall	Arent Prall, Jr.	115 acres	
				** gap **		
1728	Town ¹ Records 1728		Arent Prall	Charles Garritson		
				** gap **		
c.1789			Lawrence Hillyer ² Israel Bedell	Dr. Thomas Frost?		
1794	Letter of Administration #A27		Dr. Thomas Frost ³ Admin. of Estate (L. Hillyer and J. Wood)	Dr. Benjamin Parker		
5/3/1796	M	LC #17	Dr. Benjamin Parker	Loan Commissioners of Richmond County	3/10 acre	50 pounds
5/1/1797	D	E/389	Dr. Benjamin Parker	Robert Robbins	3/10 acre	350 pounds
c.1804	D ⁴		Robert Robbins	John Crocheron, Sr.		
5/1/1821	D	S/144	David, Henry, and John Crocheron, Jr. exc. of Estate of J. Crocheron, Sr.	Joshua Mersereau	3/10 acre	\$1202
5/1/1830	D	S/146	Joshua Mersereau	Richmond County Hall Company	3/10 acre	\$1,400

¹By 1728/29, when the county laid out the highway now known as Richmond Road, the Prall property was owned by Charles Garritson. It is not known how Garritson acquired the property, how long he owned it, or how he used it. In 1730, Garritson was the Richmond County Sheriff (New York State Civil List, 1730).

²Same as Footnote 8 on Chart 7B3:2

³Same as Footnote 9 on Chart 7B3:2.

⁴See footnote 11, Chart 7B3:2.

Prepared By: S. Baugher

CHART 7B3:4 CHAIN OF TITLE

Block: 4443
 Lot: 15, Northern portion

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANIOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
12/28/1680		Patent 5/18	Sir Edward Andros	James Hubbard	160 acres plus meadows	
12/9/1699	D	8/370	Elias Hubbard	James Fitchett	120 acres	
12/11/1699	D	8/371	James Fitchett	James Hans Dye	Approx. 59 acres ¹ (W 1/2 120 acres)	
unrecorded	D		James Fitchett	James Hans Dye	Approx. 60 acres E 1/2 120 acres	
3/18/1704	D	8/478	James Hans Dye	Matthias Decker ²	120 acres	
3/17/1707	D	B/550	Matthias Decker	William Tillyer	Approx. 59 acres L 100	
			** gap **			
5/1/1759	M	A/29	Right Skinner ³	Jacob Vanderbilt		
			** gap **			
12/16/1809	D	?	Eve White, William White, & Mary White Frome ⁴	Henry & David Crocheron ⁵		
5/12/1822	D	0/36	Catherine Crocheron (widow of John Crocheron)	James Guyon	2/10 acre	\$175
12/16/1825	D	0/211	James Guyon	Jonathan Lewis	2/10 acre	
12/16/1825	D	0/222	Jonathan Lewis	Directors, Richmond County Hall	2/10 acre	\$300

¹Less 1 acre to Samuel Grasset to build the Treasure House B/511.

²Matthias Decker sold the eastern half of the south 120 acres to St. Andrew's Church in 1709 in an unrecorded transaction (see Davis, Leng, and Royden 1925:24, Footnote 31).

³A large portion of the Skinner lot was covered by a pond and may not have been considered desirable land to mortgage. It is believed that Right Skinner possessed the entire northern half of Lot 15 (2/10 of an acre) as described in the 1825 Deed O:36. Skinner may have mortgaged part of the parcel, that part with the house and barn. It was not uncommon for a property owner to mortgage part of his land. The descriptions of the northern section of Lot 15 in Gilbert White's 1789 Will, and in Deeds F:431 and E:390 indicate ownership of the northern 2/10 of Lot 15. It is probable that Skinner also owned the northern 2/10ths of the lot. In a 1794 deed for the adjacent Swame property (Lot 11), Gilbert White is described as the former owner of the northern half of Lot 15 (Liber of Deeds F:431).

⁴In 1797, both William White and Christian Frome owned the northern half of lot 15; this information is given in the Robbins' deed of 1797 for the southern half of Lot 15 (Liber E of Deeds, p. 390). White and Frome probably obtained the land from Gilbert White in 1789 (Letters of Probate, #P17). In 1769, Gilbert White, innkeeper, left his land and house to his son, William White; his daughter, Mary White Frome; and to his son-in-law, Christian Frome.

⁵No deed has been found for the sale of the White property. However, in 1826, in a deed for this lot (between James Guyon and Jonathan Lewis), it is noted that the Whites sold the land to the Crocherons on December 16, 1809 (Liber O of Deeds, p. 212). At some point in time, John Crocheron received the plot from his brothers, Henry Crocheron and David Crocheron, but there is no evidence of this deed transfer. In 1823, Catherine Crocheron, wife of John Crocheron, deceased, sold this property (containing 33 square rods of land) to James Guyon (Liber O of Deeds, p. 38). According to this deed, there were no structures on the grounds.

Prepared by: S. Baugher
S. Barto

CHART 7B3:5 CHAIN OF TITLE

Block: 4443
 Lot: 15, entire lot after 1826
 Address: St. Andrew's Parish Hall 3764 Richmond
 Road

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
12/16/1825	D	0/222	Jonathan Lewis	Directors, Richmond County Hall		
5/1/1830	D	S/146	Joshua Mersereau	Directors, Richmond County Hall		\$1,400
1/15/1849	D	18/316	Public Auction-NYS	David Ryers, Inn Keeper ¹		\$2,975
11/5/1856	D	40/20	David Ryers	Joseph Christopher		\$5,000
6/30/1866	D	65/558	Joseph Christopher	Appollonia B. Maretzeck		\$6,000
2/8/1871	D	93/607	Public Action-NYS	DeWitt Stafford, Plaintiff		\$3,075
3/16/1874	D	105/626	DeWitt Stafford	Oliver Hodge		\$3,000
10/17/1890	D	203/555	Oliver Hodge	St. Andrews Church		\$25
10/1/1953	D	1259/279	St. Andrews Church	Staten Island Historical Society		\$6,000
3/14/1962	Agreement with City		Staten Island	City of New York		

1. The auction was held on behalf of Ephraim and Ann Clark who had a claim against the Richmond County Hall Company and Richard Corner, its director, in N.Y.S. Equity Court.

Prepared by: S. Baugher

CHART 7B3:6 CHAIN OF TITLE

Block: 4443
 Lot: 11
 Address: 3752 Richmond Road

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
11/14/1794	D	F/431	Simon Swame (Swaim)	Catherine (Swaim) Perine	90.5 acres	
12/4/1819	D	0/33	Catherine Perine	James Guyon, Jr.	90.5 acres	
4/30/1835	D	X/274	James Guyon, Jr.	John Simpson Edwards & Webley Edwards (minor)	3/10 acre	\$1000
12/30/1837	D	4/296	John Edwards	Webley Edwards	3/10 acre	
8/17/1870	L of A	A-1165	Webley Edwards	Deborah Edwards	3/10 acre	
1/2/1889	Will	P-2051	Deborah A. Edwards	Lucretia Edwards & Ella (Edwards) Barton	3/10 acre	
6/25/1913	D	409/543	Lucretia Edwards & Ella Barton	Stuart McCall & Jane Louise Turner	3/10 acre	
7/11/1918	Lease	481/551	Stuart & Jane L. Turner	Frank & Maria Bishop	3/10 acre	
9/2/1919	D	495/141	Stuart & Jane L. Turner	Frank & Maria Bishop	3/10 acre	
	M	(M) 364/262	Frank & Maria Bishop	South Shore Savings & Loan	3/10 acre	
	M	(M) 435/265	Frank & Maria Bishop	South Shore Savings & Loan	3/10 acre	
1/29/1932	D	732/84	Frank & Maria Bishop	South Shore Savings & Loan ¹	3/10 acre	
8/10/1932	D	741/21	South Shore Savings & Loan	Ida Puntillo	3/10 acre	
5/25/1953	Lis Pendens	503-1953	Ida Puntillo	City of New York	3/10 acre	\$16,600

¹Shore Savings & Loan foreclosed the mortgages they held on the Bishop property (see Baugher-Perlin 1978:81).

CHART 7B3:7 BUILDING USE

Block: 4443
 Lot: 11
 Address: 3752 Richmond Road
 (Museum Bldg., Guyon Store)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
c.1819-1834	James Guyon, Jr. ?	Merchant	Retail Store/ ¹ Market	L. McMillen, "The Swain House" 1978, in <u>Rpts. on Bldg & Occ.</u> "Three Letters From SI, 1820," <u>Historian</u> , v.24, n.4 in <u>Excerpts from Secondary Sources</u> 1820 Census, Southfield, 1830 Census, Southfield,
1835-c.1838	John Simpson Edwards (and family?) ² Webley J. Edwards (1816-1870),		Residence	1835 Census, Southfield, p. 1 (see Census Appendix)
c.1838- c.1869	Webley J. Edwards Deborah Mersereau Edwards (1823-1888)	Tailor	Residence/ Tailor's Shop?	1840 Census, Southfield 1846 Poll List, in "Poll Lists S. field" Box 337, Uncat. Mat. 1849 Petit Juror's List, Box 49 Municipal Archives Collection of SI Government Records 1850 Census, Southfield, dwel. #380, fam. #383 1855 Census, Southfield,
1854	Webley J. Edwards	County Treasurer		Leng & Davis, vol. 2: 894
1860	Webley J. Edwards	Tailor		8/1860 Juror's List, in "Poll Lists, 1815-59, Southfield."
1860	Webley J. Edwards	Tailor/Justice of the Peace		1860 Juror's List, "
1860-1868		Gentleman/Justice of the Peace? ³		1860 Census, Southfield, 1865 Census, Southfield,
1868-1870	Webley J. Edwards	County Treasurer		<u>Supervisor's Proceedings</u> , Rich Co., 1868
1870-c.1875	Frederick K. Kruser? ⁴	Cooper	Residence	1870 Census, Southfield, p. 11
1875	Unoccupied? ⁵			1875 Census, Southfield, dwel. #135,

c.1876- c.1894	Catherine Johnson ⁶ (1800-1894) Eliza Johnson (1819-1890)		Residence	1880 Census, Southfield Eliza Johnson's will (1890)
c.1894-c.1897	Unknown			
c.1897- c.1910?	Christopher DePuy ⁷ Sarah DePuy	Carpenter	Residence	1900 Census, ED #607 dwell. #211, fam. #218 1910 Census,
c.1910- c.1912	John Meimus ⁸	Locksmith	Residence	
c.1912-1918	Stuart McCall Turner ⁹ Jane Louise Turner	Architect/ Builder		1912 <u>Standard Directory</u> 1911 Bldgs. Dept. Alt. Docket entry in <u>Docs.-Architectural</u> in Edwards-Barton House files 1915 Census,
1918-1932	Frank Bishop Anna Maria Bishop	Engineer/Auto Repairman? Nurse in 1930-1931	Residence	Lease, Liber 481/551(7/11/1918) 1925 Census, Summer 1927, Winter 1930-31 <u>SI</u> <u>Phone Directories</u> (A.B.-nurse)
1932-1963	Eugene Puntillo Ida O. Puntillo	Barber	Residence/ Barber Shop	Baughner-Perlin, <u>The Prall Site</u> 1978, pp. 343-345, 372-372
1963-present	Richmondtown Restoration			McMillen, 1978, p. 1 Baughner-Perlin, <u>The Prall Site</u> 1978, p. 343

1. Loring and William McMillen believe that the building was built as a store, without heating or cooking facilities, but later it also served as a residence (see L. McMillen, 1978e). The Guyon letters show that Guyon was a merchant, but there is not enough evidence in these letters proving that this building was his store (Anonymous 1963). If this building was just used as a store, the 1820 and 1830 census provide no supporting evidence.

2. John S. Edwards may be one of the males in this household aged 20-30 in the 1840 Census. How long after 1840 he and his family may have lived with Webley is not known. In the 1850 Census, the first in which Webley appears with his wife Deborah, John is not living with them.

3. In 1865, no profession is listed for Webley Edwards. Perhaps he continued to be a "Gentleman" until he again became the County Treasurer. He may have still been a Justice of the Peace in the 1860s.

4. The Edwards may have built what is now called the Edwards-Barton House between late 1869 and 1870, and moved there before the 1870 Census was taken in June. Webley Edwards died August 2, 1870

(see Edwards-Barton House Fact Sheet on file at SIHS Library/Archives). If the Bartons were living in their new house in the 1870 Census, it is not clear who was living in the Guyon Store. It might have been occupied by Frederick K. Kruser, the cooper (son of Abraham Kruser of the Kruser-Finley House).

5. The house appears to be unoccupied at the time of the 1875 Census.

6. The position of Catherine and Eliza Johnson in the 1880 Census strongly suggests their residence in the Guyon Store. In 1875, they had been living with relative Catherine G. Johnson, the widow of John Johnson in the Durn/Johnson House on Block 2278. Mrs. Johnson was Eliza's sister and Catherine's aunt. Mrs. Johnson died in 1876 and it is possible that Eliza and Catherine Johnson moved to the Guyon Store at this time. It is possible that they lived in the Guyon Store until their respective deaths (Eliza in 1890 and Catherine in 1894). In Eliza's will (File 2228, written in 1871 and filed in 1890) Catherine is referred to as living in Richmondtown in 1890 (see Current Research Notes--Guyon Store file, at SIHS Library/Archives).

7. The Depuys may have moved in shortly after their marriage in 1897. Christopher Depuy appears to have abandoned his family as early as 1904 (see Current Research Notes, Eltingville Store file on file at SIHS). It is not known how long Mrs. Depuy and her three sons remained in the Guyon Store; the 1910 Census indicates that they were no longer in residence.

8. The 1910 Census indicates that John "Meimus" (the name is not completely legible) and his family were living in the Guyon Store.

9. Turner is listed as an architect at 754 Richmond Road. This building is very likely the Guyon Store, which was later numbered 752 and 3752 Richmond Road.

In 1911 Turner is listed as the builder on an alteration paper for a building owned by the Bartons, probably the building on Lot 8, the Edwards-Barton House (see 1911 Building Department Alternate Docket entry in Documents Architectural in the Edwards-Barton House file, on file at SIHS Library/Archives). It is possible that he rented the Guyon Store from the Bartons before he purchased it. In the 1915 census, his location is ambiguous but he did own this property. It is likely that he lived in the house until he leased it to the Bishop family in 1918.

Prepared by: S. Barto

CHART 7B3:8 CENSUS DATA

Block: 4443

Lot: 11

Address: Guyon Store, 3752 Richmond Road

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1835	Simpson Edwards					
	4 males					
	3 females					
	3 males subject to militia duty					
	1 male voter					
	1 unmarried female under 16					
	1/2 acre improved land					
1840	Webley J. Edwards					
	3 males 20-29					
	1 female 15-19					
	1 female 20-29					
	1 female 60-69					
	6 people total					
	1 navigator of ocean					
1850	Wesley Edwards	34		NJ	Tailor	Real:\$4500
	Deborah "	26		NY		
	Ella A. "	1		NY		
	Sarah Edwards(?)	58		NJ		
	Peter Cabling	25		Germany(?)		
1855	Webley J. Edwards	38	head	NJ	Tailor	Real:\$1000
	Deborah "	30	wife	Richmond		
	Ella A. "	5	daughter	"		
	Lucretia M. "	3	"	"		
	Sarah "	40	sister	?		
	William Miller	21	domestic	Germany	Tailor(?)	
	Ann Gorman	17	"	Ireland		
1870	(Possible Resident)					
	Ann E. McLean	60		NY	Keeps House	
	Ann E. Kruser	23		"		
	Phebe Randolph	65		"		
	Fred K. Kruser	30		"	Cooper	
	William McLean	1				
1875	House Vacant					

1880	(Probable Resident)				
	Catherine Johnson	80		NY	Keeps House
	Eliza J. Johnson	59	aunt	"	"
	Catherine Murphy	18	servant	"	"
1900	Christopher Defury	23	head	NY	Carpenter
	(DePuy)				
	Sarah "	23	wife	"	
	Cornelius "	1	son	"	
	Sarah Johnson	73	?	"	
Georgianna Schroeder	47	aunt	"		
1910	John A. (Meimus?)	39	head	Germany	Locksmith
	(Leya?) "	38	wife		
	(Illegible)"	13	son		
	Eliza	5	daughter		
	Charles	3	son		
1915	Jane Turner	63	head	France	Housework
	Sarah "	34	daughter	US	No Occ.
	Paul B."	32	son	"	Travellery
	Stewart"	28	"	"	Architect
	Jane Israel	26	keep (Black)	Santa Domingo	Housemaid

CHART 7B3:9 CHAIN OF TITLE

Block: 4443
 Lot: 8, after 1836
 Address: 3742 Richmond Road

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/12/1836	D	Z/198	James Guyon, Jr.	Henry Seaman	90 2/10 acres	
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	90 2/10 acres	\$4000
11/4/1842	D	9/387	Farnham Hall Harriet C. Hall	John Johnson		
4/8/1868	D	75/629	Heirs of John Johnson	Webley J. Edwards	approx. 1/4 acre	\$600
8/17/1870	L of A	A-165	Webley J. Edwards	Deborah A. Edwards	"	
1/2/1889	Will	File P-2051	Deborah A. Edwards ¹	Lucretia Edwards, Willis & Ella Edwards Barton	"	
11/14/1921	D	545/72	Lucretia Edwards et al ¹	Nicola Aquilino	"	
5/25/1953	Lis Pendens	File 503-1953	Antoinette Aquilino	City of New York	"	Part of \$33,800 ²

¹The other grantors were all children of Ella & Willis Barton and their spouses: Samuel E. and Helen Barton, Mary Ethel Barton Coleman, Leroy and Elsa Barton, and Francis K. and Hilda W. Barton.

²Part of this sum was paid for Aquilino's restaurant building on the same property (directly on the corner of Court Place and Richmond Road).

Prepared by: S. Barto
 S. Baugher

CHART 7B3:10 BUILDING USE

Block: 4443
 Lot: 8
 Address: 3742 Richmond Road - The Edwards
 Barton House

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
c.1869- 1870?	Webley J. Edwards ¹ (1816-1870) Deborah A. Edwards (1823-1888)	Gentleman/ County Treasurer	Residence	1870 Census, Southfield, p. 11 dwell. #80, fam. #79
1870-1888	Deborah A. Edwards		Residence	1874 <u>Beers Atlas</u> , plate 20 1875 Census, Southfield, 1880 Census, Southfield, 1887 <u>Atlas</u> , plate H
1888-1892	???(probably Lucretia Edwards & family members)		Residence	
1892-c.1915	Willis Barton Ella Edwards Barton & family Lucretia Edwards	Stockbroker	Residence	1892 <u>Webb's Directory</u> 1895-96 <u>Standard Directory</u> 1898 & 1900 <u>Trow's Directories</u> 1900 Census, ED607 dwell. #212, fam. #219 1903 & 1906 <u>Standard Direct.</u> 1912 <u>Richmond Boro. Directory</u> 1910 Census 1914 <u>Richmond Boro. Directory</u> ²
c.1915-c.1921 ³	Unknown			1915 Census Deed 545:72 (1921)
1921-1965	Nicolas Aquilino ⁴ Antonietta Aquilino	Restaurateur & Grocer	Residence ⁵	Caption, c.1925 Photo Summer 1927-Summer 1934 <u>SI</u> <u>Phone Directory</u> 1933-34 <u>Polk's Directory</u> Eviction Notice, Barton House, 4/29/1965 in <u>History of</u> <u>Acquisition of Houses</u>
c.1947- c.1964	Laura Mehnert ⁶		Residence	Spr-Summer 1947-1965 <u>SI Phone</u> <u>Directories</u>
c.1965	Gittens Treyor ⁷		Residence	Eviction Notice, Barton House, 4/29/1965
1966-present	Richmondtown Restoration			See Biographical Data - Richmondtown Restoration

1. The position of Webley Edwards and family suggests, but not conclusively, that the house was completed and occupied by the Edwards by June 2, 1870, which was the date of the enumeration.
2. The 1914 Directory is the last in which a member of the Barton family (LeRoy) is listed as living in the house.
3. The Barton family could not be found in Richmondtown in the 1915 Census, nor does any occupant of the house appear under its address, 742 Richmond Road. There is no evidence to suggest that the Bartons were actually in residence after 1914.
4. Aquilino is listed at 740 Richmond Road, which was his grocery store and later restaurant. This building is on Lot 8 but on the northeast corner of the block.
5. No phone is ever actually listed for 3(742) Richmond Road, the Aquilino's residence. Their phone was in the grocery store and later restaurant. It is listed under Nicola, and from 1937 on under John. It is almost certain that Nicola and Antonietta lived in the house from 1933 until 1965, although the only documentary evidence available after the 1933-34 Directory is the 1965 eviction order.
6. Sometime in or just prior to 1947, the Edwards/Barton House was converted into two separate apartments (Eviction Notice notes on Apt. 1 and Apt. 2 at 3742 Richmond Road). Laura Mehnert lived in one of the apartments (SI Phone Directories 1947-1965).
7. At the time of the eviction in 1965 Gittens Taylor was living in one apartment and Laura Mehnert was living in the other apartment.

Prepared by: S. Barto

CHART 7B3:11 GENSUS DATA

Block: 4443

Lot: 8

Address: 742 Richmond Road
Edwards-Barton House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1870	Webley Edwards	53		NY	County Treasurer	
	Deborah A. "	46		NY	Keeps House	
	Ella A.	20		NY		
	Kittie (Lucretia) M.	17		NY		
	Katie Kanna	25		Ireland	Domestic	
1875	Deborah Edwards	50	Head/widow	Richmond (NY)	Owms Land	\$3500
	Ella "	24	daughter	"		
	Lucretia "	21	"	"		
1880	Deborah Edwards	53	Head	NY	Keeps House	
	Lucretia "	36		NY		
1900	Willis Barton	53	Head	NY	Stockbroker	
	Ella "	46	wife	NY?		
	Samuel "	21	son	NY	Brokerage Clerk	
	Willis E. Jr. "	18	son	"	Railroad Clerk	
	Mary E. "	16	daughter	"	At School	
	Leroy "	14		"	"	
	Francis K. "	11		"	"	
	Lucretia Edwards	43	sister in law	"		
Margaret Reed(?)	20		Ireland	Servant		
1910	Willis Barton	illegible	Head		Banking?	
	Ella "		wife		Accountant	
	Willis E. "		son			
	Mary E. "		daughter			
	LeRoy "		son		Electrician	
	Francis K. "		"		Clerk?	
	Lucretia Edwards (Illegible)		sister-in-law Female Servant			
1925	Nick Aguylino	47	Head	Italy	Grocer	
	Annette "	37	wife	"	Housework	
	John "	15	son	U.S.	School	
	Peter "	12	son	"	"	
	Laura "	18	daughter	"	Dressmaker	
	John Durn (Q?)	32	Head	U.S.	Shoe Salesman	
	Catherine "	32	wife	"	Housework	
	John "	2	son	"		
	James(?) "	1	son	"		
	Anna "	4	daughter	"		

Prepared by: S. Barto

CHART 7B3:12 CHAIN OF TITLE

Block: 4443
 Lot: 1, after 1836
 Address: 302 Center Street

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/12/1836	D	Z/198	James Guyon, Jr.	Henry Seaman	90 2/10 acres	
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	90 2/10 acres	\$4000
11/4/1842	D	9/387	Farnham Hall Harriet C. Hall	John Johnson		
12/18/1847	D	16/276	John & Catherine Johnson	Israel Dissosway		\$600
7/1/1848	D	18/238	Israel O. & Lucretia Dissosway	Board of Supervisors, Richmond County	approx. 1/4 acres	\$800
8/10/1934	Letter of Permission.		Joseph Palma, Borough President	William T. Davis, President of Staten Island Historical Society ¹		
5/16/1958	Contract		City of New York (Comissioner of Parks)	Staten Island Historical Society		

¹On August 9, 1934, Davis wrote a letter to Palma requesting that the SIHS be granted use of the building by the City of New York so that the SIHS could set up a historical museum. Davis had had a personal meeting with Palma before writing this letter. Permission was granted by Palma in a letter dated August 10, 1934. More formal permit documents may have been issued; if so, they have not been located.

Prepared by: S. Barto
 S. Baugher

CHART 7B3:13 BUILDING USE

Block: 4443

Lot: 1

Address: 302 Center St., The Historical Society
Museum Building

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
1848-1887	County of Richmond	County Clerk's Office ¹ Surrogate's Office ² Board of Supervisors District Attorney's Office Sheriff's Office ? ³		4 Documents, 1848, in "County Clerk's & Surrogate's Office, 1848," Box 337 Uncat. Mat. J.H. French's <u>Gazetteer</u> , 1860, pp. 563-564 Note 3
1887-1898	County of Richmond	County Clerk's Office ⁴ Surrogate's Office Board of Supervisors Sheriff's Office ?		
1898-1920	Borough of Richmond, City of New York	County Clerk's Office ⁵ Surrogate's Office (Other functions?) ⁶		
1921-1934	Borough of Richmond, City of New York	Unoccupied		Davis, 1936, pp. 12-13, in <u>Rpts. on Bldg. & Occupants</u> L. McMillen, 4/1938, p. 10, in <u>Reports on Bldg. & Occupants</u>
1934-1980	SI Historical Society	Historical Museum & Library ⁷		Davis, 1936, pp. 1, 12-15 L. McMillen, 1938 pp. 9-10, 12.
1980-1984	SI Historical Society	Closed for Renovations ⁸		<u>SI Advance</u> , 8/21/1980, in <u>Furnishing Plans & Exhibits</u> <u>SI Advance</u> , 11/27/1981, 10/17/1982, in <u>General Sources</u>

1. The first floor of this building was built in 1848. It is not known which room was used for the Clerk and which for the Surrogate. The Board of Supervisors met in the building, but when this use began is not known. When the second story and attic were added to the building in either 1857 (Handbook & Business Directory of Staten Island, 1870, p. 12) or 1858 (L. McMillen, April 1938a:9) it is likely that the offices were rearranged. The County Clerk may have had one floor and the Surrogate the other, with a room for the Board of Supervisors on either floor after 1857 (see Chart 7B2:7, Footnote 1).

2. The County Clerk's and Surrogate's Office was referred to often in Staten Island newspapers from the 1860s to the 1890s. An article referring to crumbling plaster along a stairway leading to the Supervisor's Room (R.C. Gazette, March 20, 1878, in Documents-Historic) places that room on the second floor of the original building. An article in 1861 refers to the moving of a huge safe into the County Clerk's Office (R.C. Gazette, April 24, 1861, in Documents-Historic). The article reads, "It [the safe] is over 8 feet high, about 7 feet in length and 3 feet in width, and is said to

weigh about 6 tons. It is lying on its side in the entry of the clerk's office and part of the stairs has been removed in order to make room to get it in." This seems to indicate that the County Clerk's Office was in the east room on the first floor.

Newspaper articles in the 1870s point out that the 1848-1858 section of the building (all that was built to that time) was not fire proof or burglar proof and that the records were therefore in constant danger (R.C. Gazette, February 10, 1875 and January 23, 1878 in Documents-Historic). Concern was also shown for the poor state of the record keeping (R.C. Standard, October 25, 1875, in Documents-Historic; and Morris, v. 2, p. 511 on C. Hart's career) and inadequate space for storage and use of the records in the building (R.C. Gazette, January 15, 1879, in Documents-Historic). Newspaper articles and editorials in the later 1870s to mid 1880s called for a new fireproof wing for the building (R.C. Gazette, January 23, 1878 and R.C. Standard, October 25, 1890) and for reforms in the County Clerk's record keeping system ("February Meeting of the Historical Society," Historian, v. 1, n. 2, 1938, p. 13). Cornelius Hart, who was County Clerk from 1879 to 1894, carried out these reforms and was a major impetus in getting the new wing constructed (R.C. Gazette, January 15, 1879; and R.C. Standard, October 25, 1890).

The Surrogate's Office appears to have been better maintained and organized than the County Clerk's Office (R.C. Gazette, January 15, 1879). This office may have been on the second floor but this has not been documented.

3. J.H. French's Gazetteer; 1860 (pp. 563-564), lists the County Clerk, Surrogate, District Attorney, a Supervisor's room and accommodations for the sheriff as all being in this building. The "accommodations" for the sheriff probably are offices (the sheriff had a residence in the Third Co. Court House by 1865 and the jail was also in this building. It is not known which rooms these offices were in. The term "office for the surrogate and district attorney" suggests that they may have shared the same office. At some point before 1890, the District Attorney's Office was moved to the Third County Court House (see note 5). It is not known if the District Attorney, sheriff, and Supervisor's office were in the building before the second story was built in 1858.

4. The wing, which was built perpendicularly to the east end of the original building, was finished in 1887. The plans of the architect, Mr. Merrick, were approved and bids accepted May 1, 1885 (Board of Supervisor's Proceedings, 1885, p. 17). Most of the construction work took place from that time until mid 1885. The interior was completed, after some delays, by late 1887 (Board of Supervisor's Proceedings, 1886, pp. 6, 85-86, 91-105, 107-112, 116, 129, 124-126, 288; R.C. Standard, July 2, 1887 and October 29, 1887). The new section is specifically referred to in the primary sources as the new Clerk's Office. Sometime in the 1890s an enclosed entrance was added in front of the door of the original building and a new entrance was also added to the east wing (Photograph c.1895 by I.K. Morris; photograph c.1898 by S.E. Barton). In the 1898 photo, a sign above the entrance to the original part of the building identifies it as the Surrogate's Office, a sign above the wing entrance identifies it as the County Clerk's Office. Other offices were probably in the original part of the building. The Supervisor's Room apparently remained in this building throughout this period. A photo of a board meeting dates before 1900 (probably c.1895) has been identified as being in the building, although the room is not identified (could this be the same room that is referred to in the 1878 article about the crumbling plaster?).

5. When Consolidation occurred in 1898, the Borough President's Office (which incorporated the functions of the County Board of Supervisors) and many other offices of the new borough government were housed in the "Richmond Building" on Richmond Terrace and York Avenue. A number of the county level government offices remained in Richmondtown in the Court House and the County Clerk's and Surrogate's office. Those that remained were: the County Clerk's Office, Surrogate's Office, District Attorney's Office, Sheriff's Office, Commissioner of Jurors, Commissioner of Charities and Corrections, and officials for poor relief (Leng & Davis, vol. 1, p. 354). The Sheriff's Office was in the Court House. The District Attorney's Office was moved from the Court House to a cottage near Dohman's (Dobler's?) in 1890 (R.C. Standard, January 23, 1890). By 1913 the DA was back in the Court House (see Chart 7B2:7). With Consolidation, the Board of Supervisors (which had been in the County Clerk's and Surrogate's Office) was eliminated. The Commissioner of Jurors was probably in

the Court House with the other court functions, but no specific documentation has been found. The Commissioner of Charities and Corrections and other officials for poor relief might have been in either building (no specific documentation has been found). Various courts continued to meet in the Court House until 1919. With Consolidation the Surrogate and County Clerk stayed in the same building that they were using before 1898. They were not moved to the North Shore. (See photo in Borough President's Report, 1908, plate LXI).

Needing yet more space for the County Clerk's Office, the borough contracted William Mersereau to design an addition to the County Clerk's and Surrogate's Office building. Plans were received by the Municipal Arts Commission on March 24, 1911 and were approved May 11, 1911. This section was designed specifically as an extension for the Clerk's Office. Document files, map cases, and roller shelves lined the walls and ran down the middle of the rooms on both the 1st and 2nd floors. (Plans & Drawings, 1911, from File 548 - N.Y.C. Municipal Arts Commission, in Documents-Architectural). This north section was built some time after the plans were approved in May 1911. There is no precise documentary evidence to indicate exactly when it was built. The 1917 (updated to 1936) Sanborn Insurance Atlas, plate 184, shows this section, but identifies it as being built in 1902. This date is wrong. Other evidence is needed to confirm a 1912 building date. It is puzzling that this section was built around this time because the new Borough Government was in the process of moving to St. George and the north shore. In 1906, Borough Hall was completed and occupied (Leng & Davis, vol. 1, p. 361). The first contract to begin construction of the St. George Court House was made December, 1913. The building, which eventually housed the County Clerk's and Surrogate's Office, was finished 1919-1920. Some evidence which might help explain why this addition was built is found in "Notes on the Construction of the Post-1911 Section of the County Clerk's Office," in Current Research Notes.

1920 is the date most often cited for the removal of the government offices from this building (W.T. Davis, "History of the SI Historical Society," 1938, in Reports on Bldg. & Occupants; and L. McMillen, 1938, p. 10). The 1919 Borough President's Report, dated January 6, 1920 (p.26) states that the new County Court House in St. George "is now completed and ready for occupancy," but says there is a need for further appropriations for furniture, etc. It states that the various government offices assigned "will be housed in it," which shows that the offices had yet to be moved. In the 1918 Borough President's Report, dated January 6, 1919, (pp. 20-21), the summary on the state of the new Court House is worded exactly the same way. It is likely that the County Clerk's and Surrogate's Offices (and whatever other government offices were left in the old building) were moving to St. George through 1919 and 1920 as final installations in the new building were being completed.

6. There is no specific documentation for the use of the attic of the original section between 1858 and 1920 or the attic of the two wings between 1887 and 1920. Given the cramped conditions described in the County Clerk's Office in the 1870s, some records may have been stored in the attics.

The last wing was built with a basement, and it seems that the first wing or perhaps the original building had at least a boiler room underneath (R.C. Standard, August 31, 1889 in Documents-Historic; Plans and Drawings, 1911, File S48 - NYC Municipal Arts Commission, in Documents-Architectural). The basements were probably not used for storage of records because of dampness. The 1889 Standard article noted that 18" of stagnant water had collected in the boiler room. A basement was built under the original part of the building in 1937 as part of the WPA work of renovating the building for use as a museum (Plans, 1937, Rich. Co. Bldg. Plan Folder for County Clerk's and Surrogate's Office, Block 4443/1, in Documents-Architectural). Flooding of the basement areas has been a continual problem from 1980-1981 to date and probably even before.

7. The Historical Society began moving its collections into the building in August 1935, one year after having received final permission to use it and major renovations had been nearly completed (L. McMillen, 1938, p. 10). Since that time the Historical Society has used the building for varied purposes including curatorial storage space and workrooms, exhibits, Society library and the gift shop. The main use of the building has been for historical exhibits and collection storage. The full history of this use has not yet been compiled. See Curatorial Office Files: "Richmondtown-

Library," "Richmondton-Museum," "Richmondton-Newsclippings 1930s-1980s," (by decade); "Staten Island Historical Society" Vertical Files; SIHS Institutional Archives Photo Files; and Richmondton Historical Museum in Geographic Photo Files.

8. The plans to renovate the Historical Museum from 1979 to the present are found in the Administrative Office files and the Buildings and Grounds Department files. The renovation necessitated the closing of the exhibit areas and the removal of all collections and other material from the building. It was decided in late 1979 and early 1980 to try to inventory all the collections in the building (including the library and archives) before removing them from the building. This collection inventory was begun in the mid 1970s before plans for renovation had been made (Memo, C. Sachs to B. McMahon, March 10, 1980, in Furnishing Plans and Exhibits). The exhibit areas remained open until June 1980 when they were closed to allow more workspace for taking the collection inventory and preparing for moving from the building. Inventory work continued until July 1981, when the collections were moved to P.S. 28. Renovation work began in December 1981 and was completed in 1984; the museum reopened in June 1984.

Prepared by: Stephen Barto

CHART 7B3:14 CHAIN OF TITLE

Block: 4443

Lot: 6

Address: Center Street, the Insurance Office

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/2/1836	D	2/198	James Guyon, Jr.	Henry Seaman	90 2/10 acres	\$6,700
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	90 2/10 acres	\$4,000
11/4/1842	D	9/387	Farnham Hall Harriet C. Hall	John Johnson		
4/18/1868	D	75/624	Heirs of John Johnson	Webley J. Edwards		
8/17/1870	Lot A	A 165	Webley J. Edwards	Deborah A. Edwards		
1/3/1876	D	113/430	(Heirs of W. Edwards) Deborah A. Edwards et al	Henry B. Metcalfe ¹		\$75
5/4/1917	Lease	467/366	Sidney A. Metcalfe	N.Y. Title & Mortgage Co.		2 yrs. at \$168/yr.

1. The exact descent of the title between Henry B. Metcalfe and Sidney A. Metcalfe, Sr., his grandson, is not evident from documentation. Henry B. Metcalfe's will (File 1551) was filed in 1881. He left all this property to his wife Mary C., although she probably distributed some of it during her lifetime, including the Block 4443 Lot 6 property and the law office, to the Metcalfe children. She may have given this property to her son Charles married to Margaret. The property is in Margaret Metcalfe's name (presumably Charles' wife) in the 1894-96 assessments. (Up to the 1888 assessment it had been in the name of H.B. Metcalfe's heirs. It is unlikely that Margaret refers to Charles' sister Margaret.) When Mary C Metcalfe's Letters of Administration were filed (#2760) in 1895 there was no mention of the property.

Charles Metcalfe's will was filed in 1900 (3136) and he in turn left all his (unspecified) property to his wife Margaret. He presumably took title to the property upon his mother's death. Her Letters of Administration (3985) are filed in 1906. They do not specify the property. Sidney Metcalfe is clearly the title holder in 1916 when he leases the law office in 467/366. The property's title was never in the Richmond County Mutual Insurance Company's name, always in the name of a member of the Metcalfe family. After 1916 there is no further title evidence for the property. No probable evidence could be found for Sidney Metcalfe, Sr. or one Sidney, Jr. who might have later held title to the property. Sarah T. Metcalfe, Sidney, Sr.'s wife, did not possess the

property at the time her will was filed (p 94/44 1944). The family may have abandoned the property after the law office disappeared between 1926 and 1935 (1926, 1935 Sanborn Atlases). The parcel has an unknown owner in an initial list of property owners in the 503-1953 lis pendens proceedings, although it is possible that a claimant was established and the City of New York may have taken title to the property earlier.

The law office was built in 1876, shortly after the property purchase in January. The assessment for that year, although not dated, was probably taken in June, where the law office is referred to as "Judge Metcalfe's new building."

Prepared by: S. Barto

CHAPTER 7B4: BLOCK 4441

Written by: Kate Morgan

Research by: Stephen Barto

INTRODUCTION

Block 4441 is bounded on the north by Richmond Road (1728), on the east by St. Patrick's Place (c. 1857), on the south by Center Street (1837), and on the west by Court Place (1837). The block was part of the Prall patent which was laid out in 1690 (see Chapter 7B3, Block 4443 for details on subdivisions of the Prall property). No structures have been recorded on this block in the seventeenth or eighteenth centuries. This block was at the edge of the colonial village of Richmondtown and probably was used as farm land (see Figure 7B4:1).

Block 4441 remained as one complete parcel until 1837, when it was purchased by Henry L. Seaman, who divided the property into smaller parcels (see Figure 7B4:2). Loring McMillen, who has written extensively on the history of Richmondtown, describes Seaman's scope of influence during the village's development in the first half of the nineteenth century:

Probably the most important sign of the concern for improvements in Richmondtown, was in the person of Henry L. Seaman, a prominent Staten Islander, who began in 1835 to enlarge and develop the village. He acquired the property between Richmond Road and Clarke Avenue from Court Place to Moore Street, and other adjoining property, most of which was formerly the farm of Simon Swaim. He laid out Center Street, Court Place, and St. Patrick's Place, and divided the adjacent property into 25' by 100' lots. (L. McMillen 1972:73)

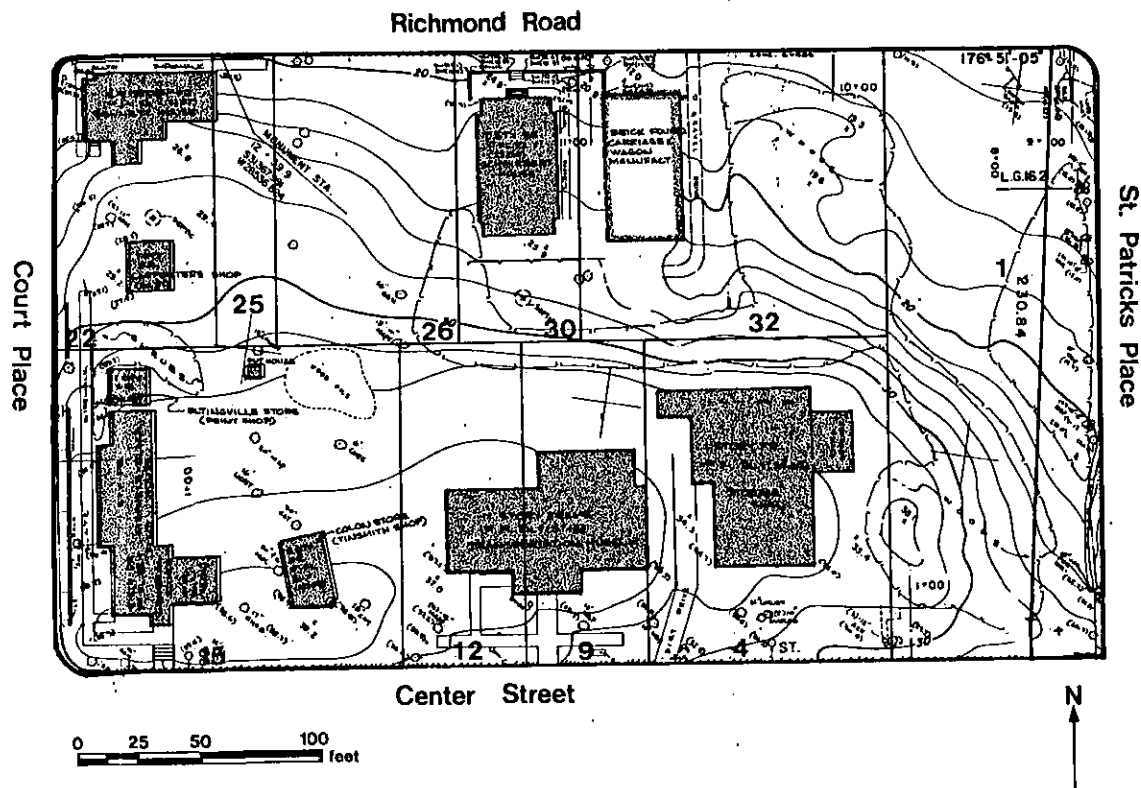


Figure 7B4:1 Base map of Block 4441. The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

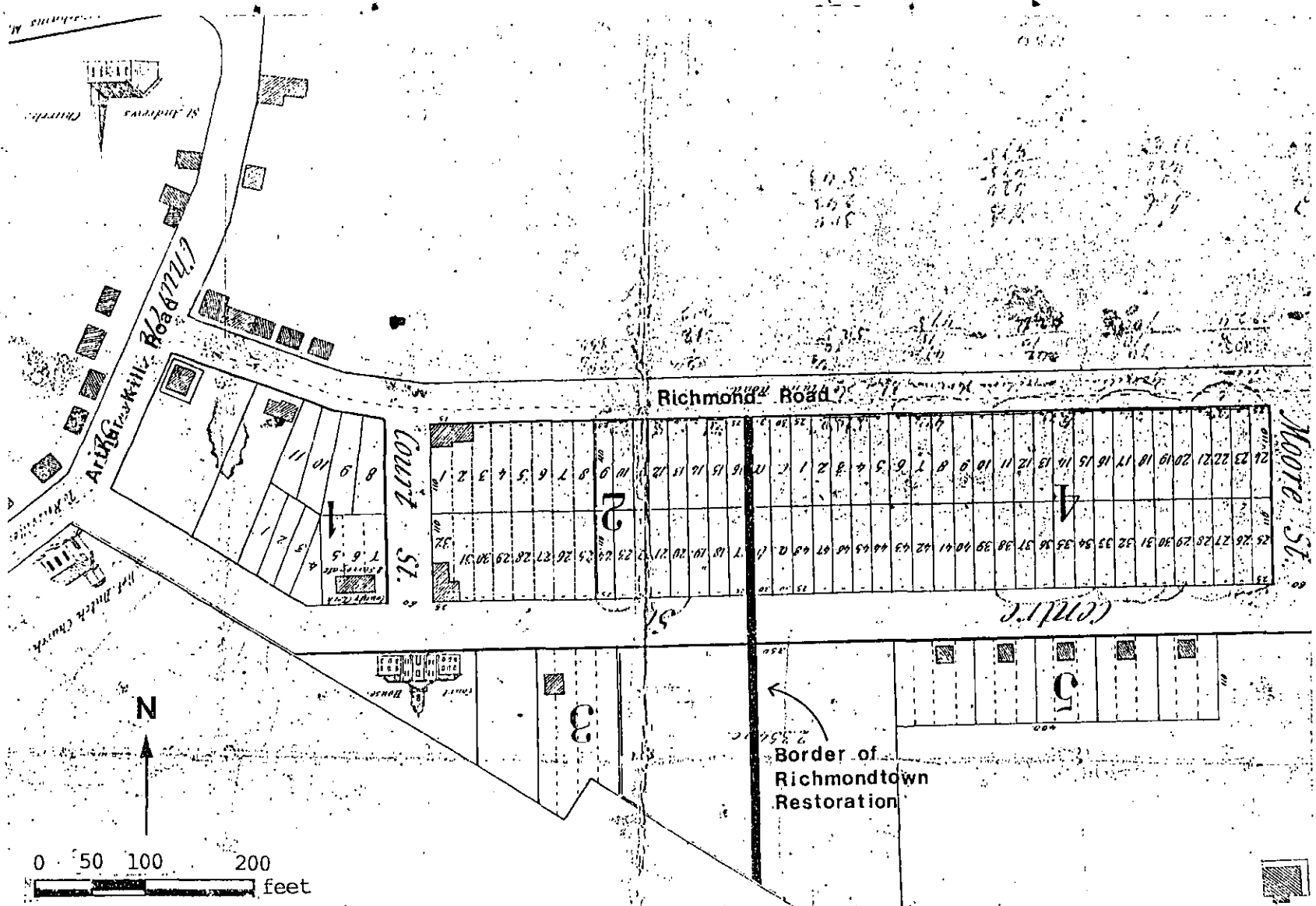


Figure 7B4:2 J.J. Clute's map depicting the lot divisions of Block 441 in 1854.

FIGURE 7B4: 3ALegend Identifying All Structures Depicted on Figures 7B4:3 and 4Lot 22

- A. Bennett House, 1837-present
- B. Outbuilding (Barn), 1878-c.1911
- C. Privy, 1911
- D. Outbuilding (Garage), c.1926-1965
- E. Carpenter's Shop, 1966-present (constructed by Richmondtown Restoration)

Lots 25 & 26

- F. A. Taylor-Front, c.1845-c.1952
- G. A. Taylor-Rear, 1862/67-c.1898
- H. A. Taylor Shop, c.1848-c.1914
- I. Privy, c.1911-c.1950
- J. Outbuilding (Shed), c.1963-c.1969
- K. Privy, c.1911

Lot 30

- L-O. Outbuildings, c.1878-1898/1911
- P. Schwiebert House, 1910-present
- Q. Privy, c.1911

Lot 32

- R. The Carriage Factory, 1854-1945
- S. The Wood Frame Carriage Factory Building, 1868-1938

Lot 4

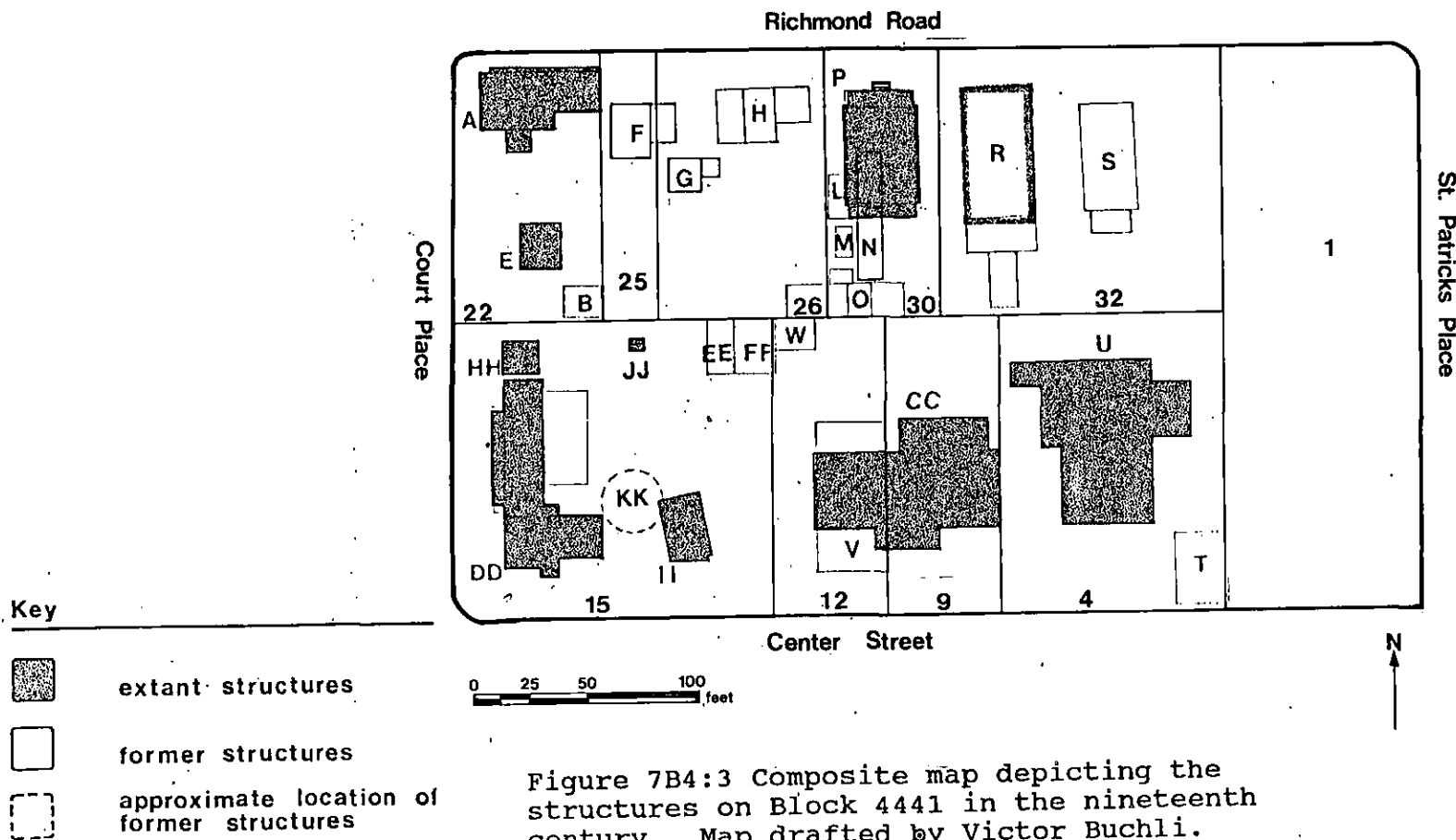
- T. Guyon Tinsmith Shop, c.1873-c.1881
- U. Storage Shed, 1967-present (constructed by Richmondtown Restoration)

Lots 9 & 12

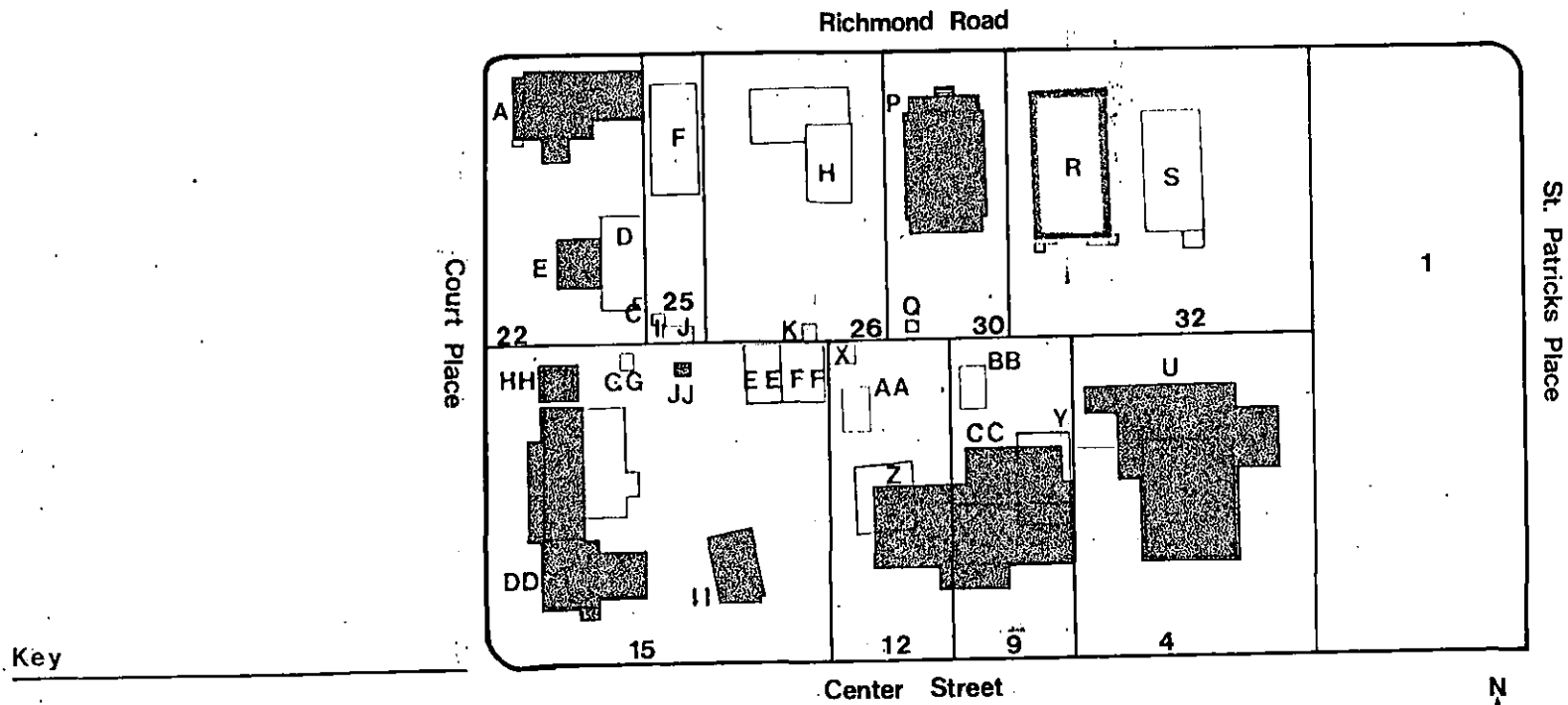
- V. 1808 DRG as Carriage Repository, c.1885/87-1903
- W. Outbuilding, c.1878-1885/87
- X. Outbuilding, c.1911-1927
- Y. 279 Center St., c.1922-1956
- Z. 288 Center St., c.1922-1965/66
- AA. Garage, by 1953-1965
- BB. Garage, by 1953-1956
- CC. Transportation Museum, 1967/68-present (constructed by Richmondtown Restoration)

Lot 15

- DD. Stephens/Black House & Store, 1837-present
- EE. Outbuilding (Barn), c.1878-1935
- FF. Outbuilding (Barn), c.1878-1935
- GG. Outbuilding (Privy), c.1911
- HH. Eltingville Store, c.1961-present (relocated to Richmondtown Restoration)
- II. Colon Store, 1969-present (relocated to Richmondtown Restoration)
- JJ. Privy, 1968-present (relocated to Richmondtown Restoration)
- KK. Mersereau Carpenter Shop, c.1841-c.1849



The chapter begins with the original, individual purchase of each developed or undeveloped lot from Seaman, and traces the subsequent subdivisions that were to follow in the nineteenth and twentieth centuries (see Figures 7B4: 3 and 4).



Key



extant structures



former structures



approximate location of former structures

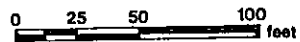


Figure 7B4:4 Composite map depicting the structures on Block 441 in the twentieth century. Map drafted by Victor Buchli.

LOT CORRESPONDENCE BETWEEN MAP OF PROPERTY OF H.B. CROPSEY, 1868 (a re-survey by Clute, 1854, based on Seamen's original 1837 subdivision) AND THE DAMAGE MAP, 1953.

<u>CROPSEY</u>	<u>DAMAGE MAP</u>
Lots 1, 2	Lot 22
Lot 3	Lot 25
Lots 4, 5, 6	Lot 26
Lots 7, 8	Lot 30
Lots 9, 10, 11, 12, 13	Lot 32
Lots 14, 15, 16, 17, 18, 19	Lot 1
Lots 20, 21, 22, 23	Lot 4
Lots 24, 25	Lot 9
Lots 26, 27	Lot 12
Lots 28, 29, 30, 31, 32	Lot 15

LOT 22 (formerly Lots 1 and 2)

On Lot 22, two nineteenth-century structures have been documented: a two-story frame house and an outbuilding. In the twentieth century, there was a privy and garage on the lot.

The Bennett House (3730 Richmond Road, formerly 728 Richmond Road and 1 Court Place)

In March of 1837, Austin Burke, a miller and baker, bought a 25' by 110' lot at the northwest corner of Court Place and Richmond Road from Henry L. Seaman. Six months later he also bought the adjoining lot on Richmond Road from Seaman. Burke built a house on the first lot sometime between May 1839, when he was named on a mortgage for this property as a resident of Northfield, and November 1839, when he was listed on a Southfield Poll List (See Chart 7B4:2 and Figure 7B4:3, A).

An addition to Burke's house was built for John Bennett, who rented the house for a few years before he bought it from Edward and Charlotte Taylor in 1853. This addition does not appear on the C. Winter painting of Richmondtown dated 1851, but does appear on the 1854 Clute Survey. The 1860 census lists Bennett as a shipping merchant, living with his wife and three children in their twenties, and one black servant, age thirteen. Bennett appeared well-to-do with personal and real property valued at \$17,500. In 1865, he was listed as an official for the "Quarantine Department," and in 1870 and 1875 as ship master and captain (see Chart 7B4:3). By 1855, a porch was added to the back of the house (Barto and Gilbertson 1983a).

Bennett's son, Billop S., a retired clerk, occupied the house from 1895 until his death in 1917 at 79 years of age. The property was then sold

by Mary Elizabeth Bennett, Billop's sister, to George H. Schwiebert. From 1900 to c. 1911, George D. Sharpe, the Richmond village postmaster, and his daughter Bertha, a postal clerk, occupied the house with Bennett. During this time the residence also may have been used as a post office. From c. 1912 to c. 1915, Nicholas DeMuth, a tile-layer, and his family occupied the house with Bennett (see Chart 7B4:2). Occupancy of the building between c. 1917 and c. 1926 has not been determined.

From c. 1926 to 1954, the residence was owned and operated by two families, the Atkinsons and the Hollenders, both of whom ran a store/restaurant on the premises, and possibly a post office from 1941-54. After 1954, the Ryans operated a restaurant in the building for one or two years. Subsequently, a woman from Mariners Harbor called 'Sloppy Sally' managed a store/restaurant from the time the Ryans left until c. 1965 when Richmondtown Restoration took possession of the building. The residents of the house itself after 1954 have not been determined.

The Bennett house is first shown as occupying Lots 1 and 2 (25' in breadth on Richmond Road) on the 1853 Butler map and the 1854 Clute Survey. The house can also be seen on all the later Beers atlases, the Topographical Map of 1911, and the Sanborn and Bromley atlases through 1968. A one-story frame outbuilding, near the Stephens/Black property, appears on the 1878 Sanborn map; it is the first documented outbuilding on the Bennett property (see Figure 7B4:3, B). Between c. 1884 and 1891, this structure was replaced or expanded into a one-and-one-half story outbuilding. On the 1891 Sanborn atlas, it appears to extend

east onto the Taylor Lot 3¹. During or by 1911 this outbuilding disappeared². A structure that appears to be a privy stands in its place³ (see Figure 7B4:4; C). Between 1926 and 1935, an auto garage was built on approximately the same location⁴ (see Figure 7B4:4, D). The privy was either demolished earlier or replaced by the garage. The garage was demolished in 1965. In 1966, Richmondtown Restoration erected a Carpenter's Shop on the garage site (see Figure 7B4:4, E).

1. This apparent error is corrected on the 1898 Sanborn atlas, which places the structure entirely on the Bennett property.

2. The 1898 Sanborn atlas updated to 1911 shows the structure, while the 1911 Topographical map does not.

3. Shown on the Topographical map of 1911.

4. It first appears on the 1917 Sanborn atlas updated to 1935.

LOTS 25 and 26 (formerly Lots 3, 4, 5, and 6)

Eight structures were erected on Lots 25 and 26: two two-and-one-half story frame houses, a workshop structure, one chicken coop, two privies, and two other outbuildings.

The Taylor Houses

Ambrose G. Taylor, a blacksmith and tinker, and his wife Ann Mallett Taylor purchased these undeveloped lots from Farnham Hall, who owned substantial acreage on Block 4442. Taylor built three structures on these lots: a house at 3722 Richmond Road facing the street; a house, 3722 rear, in the back; and a 'shop' building to the east of the house, also fronting on Richmond Road (see Figure 7B4:3, F, G, and H).

Taylor probably resided in 3722-front, the larger of the two houses (built c. 1845). By 1848, he is listed in the tax assessments as having a house and a shop--thus indicating the approximate date of construction of his working quarters east of the house. These two buildings are shown on the 1859 Walling's map. The tax assessments of 1867 list Taylor as owning three buildings, the third probably #3722 in the rear, which was built between 1862 and 1867.

3722 Richmond Road-Front (Formerly 722 Richmond Road)

The 1850 Census lists Ambrose G. Taylor, a blacksmith born in England, living with his wife Ann, his four children, Ambrose's father Charles, and an Issac Bartine, a harness-maker, who may have been black. The 1860 Census records Ambrose only with his wife and one of their children, Elizabeth Mallet. The house had a Greek Revival columned porch in a c. 1867 panoramic photograph of Richmondtown (see

Photograph, Anonymous c. 1867), typical of buildings constructed during the 1840s.

In the 1870 and 1875 Census, Ambrose and Ann Taylor are listed as living alone. Before 1880, the Taylors took in their grandson Thomas and a boarder named John Lembke, a baker, who was probably from Germany. Ambrose Taylor probably occupied this residence after his wife's death in 1888 or 1889, or may have vacated the house at this time to live with his stepchildren, who do not appear to have lived on Staten Island. The exact date of Ambrose's death is not known nor if the house was occupied during the remaining years of the nineteenth century (see Chart 7B4:5, footnote 3).

But by 1900, Alvin Ellis, a laborer, was living in the house with his wife Laura and his father Abram (1900 Census). Ten years later an unidentifiable resident is indicated on the barely legible 1910 census. A store wing, added to the front of the building sometime between 1907 and 1911 (see 1907 Robinson's map), was built by John Schwiebert, a wagon maker, who may have lived at 3722 between the date of his purchase of the property from the Mallets in 1906 and the completion of his new house, 3710 Richmond Road on Lot 30, in February of 1910 (see Schwiebert House, Chart 7B4:10). The census of 1910 lists Schwiebert as a blacksmith at 3719 Richmond Road but he is listed as a grocer and wagon builder in the 1912 Directory. Schwiebert may have operated the store himself from 1907 to 1910, continuing to do so until 1914, while living at 3710 Richmond Road on Lot 30.

The unidentified resident in the 1910 Census may have lived in the house/store at 3722 (and may have operated the store if Schwiebert did

not) until c. 1914 when William Fasolo, a grocer, of Burgher Avenue, Dongan Hills (1913 Credit Experience Guide) took occupancy. Fasolo is listed at 3722 in the 1915 census as storekeeper. Helen Barry Dodswell of 332 Center Street describes Fasolo's store in her oral reminiscence of the village from c. 1904 to 1914. There is also a photograph of Mr. Fasolo standing in front of his store, c. 1915 (see Photograph, Anonymous c. 1915). By 1920, at the time of the sale of the house by Schwiebert to Edelman (see Chart 7B4:4), it is likely that Fasolo was no longer an occupant of 3722 Richmond Road.

The last known occupant of 3722 Richmond Road was the grocer Joseph Guido, who may have kept his store for two years. His store is listed in the telephone directories of 1936 and 1937, but his residence was elsewhere. The occupants of the store and/or the house from 1938 to 1954 have not been determined. William McMillen reports that a fire occurred in the building in 1950 or 1951, while he was attending a scout meeting in the Court House. A 1952 photograph of the Bennett house shows the store section of 3722 Richmond Road in a deteriorated condition and by 1954, the building had been torn down (Photograph, New York News 1952; W. McMillen, pers. comm. to Barto, 1988).

The first documentation of outbuildings contiguous with 3722-front appear on the 1911 Topographical map. One outbuilding appears as a small extension in the eastern corner of the back of the house. Another outbuilding, perhaps a privy, can be seen in the southwest corner of Lot 25 (see Figure 7B4:4, I). This outbuilding/privy disappeared sometime prior to 1950, when a chicken coop was situated on that exact site or just to the east of it according to William McMillen

(the chicken coop is not depicted on Figure 7B4:4). The coop gradually fell to ruins. The Restoration staff removed the remaining pieces in the 1960s and replaced it with a small shed, which appears on the 1968 Sanborn atlas (see Figure 7B4:4, J). The shed was removed c. 1969 (W. McMillen (pers. comm.) to S. Barto, 1988).

3722 Richmond Road-Rear (Lot 26)

If 3722-rear was built by 1865, Morris Curly, a laborer from Ireland, and his wife and child listed in the census of that year may have been living there. In the 1870 census, John Mulcady, a farm laborer from Ireland, and his wife Ann may have been living in this house. In 1875, four people may have occupied this back house, the Hectors from Ireland, and Maggie Mullkay, a boarder. Finally, in 1900, Mary Hetrick(?), a laundress from Austria, and Catharine Stockholm, a boarder from Russia, may also have lived at 3722-rear (see Chart 7B4:7). The exact position in the list of these families and various individuals included in the censuses of 1865-1900 does not make clear if they lived in 3722-rear or also occupied, or solely occupied the Taylor blacksmith shop (see below).

The configuration of the house at 3722-rear remains the same from its first appearance on the 1878 Sanborn atlas to the 1891 Sanborn. The building appears on the 1898 Robinson atlas and on the original plate of the 1898 Sanborn, although on the Sanborn it is shown as one-and one-half stories rather than one story, as previously shown. Also, on the 1898 Robinson atlas, the small eastern wing is gone. The building does not appear on any maps after the 1907 Robinson atlas. The building was demolished some time between 1898 and 1907.

The Blacksmith Shop (Lot 26)

Taylor's blacksmith shop appears for the first time with his house in the 1848 tax assessments. Ambrose Taylor operated the shop fronting on Richmond Road at least until 1859 (see Chart 7B4:8 and Walling's map). Where Taylor may have practiced his blacksmithing trade after 1860 has not been determined. On the Colton map, c. 1866, the building is indicated as "Wm Hay's Harness S(hop)."

William Hay's position in the 1860 census suggests that by June 1860 he was living in the blacksmith shop building; the shop may have been converted in some fashion to accommodate Hay, both as a workplace and living space (see 1878 Sanborn atlas). However, Hay is not found on the 1865 or subsequent census listings. Thus it is not known how long he lived and/or operated the shop post-dating 1866 (his name is last recorded on the Colton map, c. 1866). It may have been in this building that the Irish laborer families--Mulcady or Hoctor--later lived rather than in 3722-Rear (see Chart 7B4:5). The photograph of Richmondtown, c. 1867, shows the building with two wings, although the original footprint of the building in the 1840's is not known.

Atlases and insurance maps from the 1870s indicate that the shop was adapted to serve a wide variety of purposes. Between 1878 and 1885 the section that housed Hay's Sadler's shop was converted to a saloon¹. The residential section had in turn been converted to a harness shop (1891 Sanborn). The original plate of the 1898 Sanborn (updated to

1. The 1878 Sanborn atlas shows one outbuilding, indicated as a two-story stable, that may be in the rear of Lot 26. It is difficult to determine if this outbuilding is actually on Lot 26 or on Lot 30, which was Marsh's property. There is no notation on the 1878 Sanborn or subsequent atlases that this outbuilding was used by Taylor as a blacksmith shop.

1911) indicates that between 1891 and 1898 the former saloon section was divided in half; the west side was converted to a store; and the eastern portion to a dwelling. The harness shop was converted back to a dwelling. A comparison of the 1907 Robinson atlas and the 1898/1911 Sanborn indicates yet another configuration, c. 1907-1911: the store section of the saloon section was re-converted to a dwelling. Conversely, the original dwelling section was converted to a store. The harness shop/residential section was truncated to the rear but remained a dwelling.

Busch is the only definite twentieth-century resident of this building (1910 Census; 1912 Directory) although it cannot be determined precisely which space or spaces he occupied. He probably used the store and one of the dwelling sections, and is listed in Richmondtown for the last time in the 1913 Credit Directory.

An outbuilding, approximately 6' by 6', was situated along the middle of the rear property line on Lot 26 (on the 1911 Topographical Map) (see Figure 7B4:4, K). It could have been a privy or a shed.

The original blacksmith's building, which may have been demolished shortly after 1914, was definitely gone by 1917; it is not cited in the 1915 census and does not appear on the 1917 Bromley atlas.

LOT 30 (formerly Lots 7 and 8)

In the nineteenth century, this lot seems to have been used in association with the Carriage Factory on Lot 32, housing several outbuildings which appear on the 1878 and 1891 Sanborn atlases (see Figure 7B4:3, L to O). In the twentieth century a brick residence and privy were constructed (see Figure 7B4:4, P and Q).

The Schwiebert House, 3710 (formerly 710 Richmond Road)

John F. and Anna Schwiebert bought Lot 30 (former lots 7-13) from Anna Irene Marsh, Isaac Marsh's daughter, in August 1901 for \$3800. As a carriage and wagon builder, John F. Schwiebert had previously lived on the third floor of the Carriage and Wagon Manufactory on Lot 32. He may have been living in the factory building when he purchased this property. John F. Schwiebert built a house which was completed in February 1910 (see Figure 7B4:4, L).

The Schwiebert house is depicted on the 1911 Topographical map, with a small 4' by 5' foot outbuilding (probably a privy) at its rear, along the southern lot line. The 1912 Directory lists Schwiebert as both carriage builder and grocer with both business and residence at 706-22 Richmond Road: 706 Richmond Road was the Carriage Factory (Lot 32); 710 was the Schwiebert House (Lot 30); and 722 was the old Taylor House (Lot 25) which may have been the site of Schwiebert's grocery store. Schwiebert probably was a grocer only between 1907-c.1914 (see Lot 25) and then returned solely to the carriage and wagon business by 1915. He is listed as a wheelwright and wagon builder in the 1915 and 1925 censuses.

Between 1933 and 1939, Schwiebert is listed in the phone directories as

autobody repairman and carriage builder. The Summer 1939 Directory is the last time he is listed under his businesses, although he may have continued to live in the house at 710 Richmond Road until April 1943, when he sold it to George H. and Emma H. Schwiebert.

In 1944, John and Barbara Ormai purchased the house and lots from the Schwieberts. Extensive modifications were begun. The Mungiolis, owners after 1948, completed the conversion of the house to a two-family dwelling. From 1949 to 1952, the Hickings occupied one floor. It is not known at present who occupied the house from 1953 to 1959. From 1959 to 1963 Albert Grieco is noted as living on the first floor (see Chart 7B4:10). The building is now part of Richmondtown Restoration.

LOT 32 (formerly Lots 9, 10, 11, 12, 13 and 20-27)

Two multiple-storied factory buildings were erected on these lots in the nineteenth century (see Figure 7B4:3, R and S). According to the 1911 Topographical map there were no outbuildings. A bridge is depicted attached to the eastern factory building but this is actually a ramp to the second floor.

The Factory Buildings (3696 or 3706 Richmond Road and 3704
Richmond Road)

Isaac M. Marsh, a wheelwright and carriage-maker, may have been living in the Frost House on Arthur Kill Road (Block 4444) when he began purchasing properties on Block 4441. His first purchase was in 1847 when he obtained Lot 30 (formerly Lots 7, 8), part of Lot 9 (formerly Lot 25) and Lot 12 (formerly Lots 26, 27) from Farnham and Harriet C. Hall.

In 1854, Marsh acquired part of Lot 32 (formerly Lots 9, 10), part of Lot 4 and a part of Lot 9 (formerly Lot 24) from Richard and Elizabeth Tysen and in the same year he built a brick factory building which is shown on the 1859 Walling's map as a "Carriage Repository." This marks the beginning of Marsh's expansion and the eventual transfer of his business from several carriage factory buildings located on Richmond Hill Road (Church Street; see Chapter 7B5, Block 2278) where he had been in business since c. 1845-1847.

The July 1852 Staten Islander refers to Marsh as being "engaged in this business for several years past," and that he has now enlarged his establishment. This report may pertain to the scale of Marsh's operation, rather than structural expansion of building(s). By 1855, the business had a total of nineteen employees (1855 Census), some of

whom boarded at Marsh's residence in or near Richmondtown.

Marsh's carriages and light wagons were built to order, sold cheaply for cash, and like today's car dealers, were accepted as trade-ins. Keeping a stock of the latest European fashions, Marsh also engaged in jobbing and repair. In 1860, the business employed ten adult male employees¹, who produced a total of sixty carriages, at the value of \$18,000.

During the Civil War Marsh left Richmondtown and became president of Union Condensed Milk Company, Orange County, New Jersey. His junior partner Peter V. Nolan (b. 1838) ran the carriage business during Marsh's three year absence. During the war, the carriage business was an active supplier of horses and other war goods to the northern military forces.

Towards the end of the Civil War, Marsh returned to Richmondtown and in 1868 he bought part of Lot 32 (former Lots 11, 12, and 13) from Isaac and Mary A. Manee. Within a year, he built a wood frame factory building just east of the brick building (both on Lot 32). Both structures--the brick one at 3696/3706 Richmond Road and the wood one at 3704 Richmond Road--appear on the 1874 Beers atlas and on subsequent atlases: Sanborn, Robinson, Topographical map, and Bromley.

The use of Marsh's buildings as factories is documented in the Sanborn atlases from the 1878, 1891, and 1911. The Carriage Manufactories performed a variety of distinct tasks and trades--from woodwork to

1. There may have been more workers employed at Marsh's factory but were not listed because they were under age.

ironwork, painting, trimming, and storage. In 1878, the first story of the brick building was used as a blacksmith's shop, the second as a repository, and the third as a paint shop. The wooden building's first floor was a wood shop, and the second, a trimming shop.

In the mid-to-late 1890s, John F. Schwiebert, Marsh's foreman at the time, lived on the third floor of the brick factory. Marsh may also have boarded some of his other employees there. In a pre-1896 photo, Schwiebert appears with Marsh and other employees in front of the buildings on Block 4441. At some time shortly before or after Marsh's death in 1896, Schwiebert took control of the business. The actual sale of the factory property to Schwiebert by Anna Irene, Marsh's daughter, occurred in 1901 (see Chart 7B4:12 and 7B4:13).

By 1910-1911, changes had occurred. The brick building's second floor had been converted to a paint shop, while the third floor became residential space. The second floor of the wooden building became the repository, while another floor was converted to residential space as well. The trimming shop was gone. It is apparent that during this time more of the work became geared towards repairs and not manufacture.

Under J.F. Schwiebert, the firm entered the Automotive Age. During World War I, the firm was making truck chassis and was engaged in auto body work, while continuing to do jobbing and repair work on wagons and carriages. Schwiebert's two sons, John Frederick and John Henry, worked in the business as sign-painter and blacksmith/wheelwright respectively. By 1920, the carriage and wagon-making aspects of the business were disappearing, and by 1933, Polks Directory listed the

firm's activity as auto body repair only (which included the repair of auto tops).

In 1938, the wooden factory building was declared unsafe, and the Schwieberts tore the building down themselves. In 1939 or 1940, the firm ceased operation.

In 1943, Schwiebert Sr. sold the Schwiebert House (Lot 30) to George H. Schwiebert, but retained ownership of the brick factory building (Lot 32). In 1945, this building too was declared unsafe and by August/September it was demolished. The property was acquired by New York City in the 1953 Fresh Kills Lis Pendens Action. The brick Carriage and Wagon Manufactory was partially reconstructed in 1971.

LOT 1 (formerly Lots 14, 15, 16, 17, 18, 19)

There is no evidence of any structure having been built on Lot 1.

The Lloyd Property

These six lots were conveyed in 1854, along with other parcels located within the village, from the Farnham Hall estate to Harmon B. Cropsey (Liber 34/100-09). The subsequent deed transferring the property from Cropsey has not been found. In 1874, however, the Beers atlas suggests a "Mrs. McN" as the owner. Sometime in the late 1880s, the State of New York may have seized the property from "Mrs. McN" or her heirs for 'non-payment of taxes' (see Liber 237/311; Chart 7B4:14).

In 1893, the State conveyed these six undeveloped lots to Aaron Lloyd. The property stayed within the family until 1941 when Madeline Goodrich, executrix for the Lloyd family, transferred the property to the City of New York for the sum of \$2500.

Part of Lot 4 (formerly Lot 20)

There was one nineteenth-century structure built on this lot (see Figure 7B4:3, T).

The Guyon Tinsmith Shop

The first written evidence for a building on this lot is a reference to Jacob Guyon's shop on I.M. Marsh's land (formerly Lot 20, Seaman-Cropsey map) in the 1873 tax assessment of Southfield. The shop does not appear on any map or atlas earlier than the 1874 Beers, nor is it mentioned in the 1869 assessment (1870-1872 are not extant). Jacob Guyon, aged 62, is found with his son Oscar, aged 26, both tinsmiths, in the 1870 census; they probably were living on Center Street between St. Patrick's Place and Moore Street (outside Richmondtown Restoration property). The Guyons' presence in 1870 suggests that the shop was built between that date and the assessment list of 1873.

On the 1878 Sanborn atlas, the building is marked "Tin Shop" and appears as a small, one-story frame structure with a metal roof. The last reference made to this shop is in the 1881 Southfield assessments, where the property still is listed in Guyon's name. The building's disposition after 1881 is not known. It may no longer have been used as a tinsmith shop; it may have been used by an independent artisan not in Marsh's employ; or may have been treated simply as another outbuilding of Marsh's. (In the 1879 assessment, it is mentioned that either Marsh or Guyon would pay the tax.)

Jacob and Oscar Guyon are not listed in the village in the 1880 census which may account for the shop's disappearance from the assessment records. Guyon may have moved the structure or demolished it, or it

may have been operated by a tin peddler named 'Curl' who is listed in the 1880 Census in approximately the same location near the shop as Guyon was in 1870.

The shop appears for the last time on the 1887 Beers atlas while curiously it does not appear on the 1885 Sanborn. (The map was not updated between 1885 and 1891.) If the building did remain after Guyon's tenure, and the 1887 Beers atlas is accurate, it may have lasted as late as the 1890s but no later than c. 1897, as it is not depicted on the 1898 Sanborn or the 1898 Robinson atlases.

A large storage shed for Richmondtown Restoration was built on Lot 4 in 1967. (see Figure 7B4:4, U).

LOTS 9 and 12 (formerly Lots 20-27)

In 1887, the 1808 Dutch Reformed Church was relocated from Block 4463 to Lot 12 on Block 4441 (see Figure 7B4:3, V). Also on Lots 9 and 12 was one other nineteenth-century structure, a one-story outbuilding, and two twentieth-century residential buildings with auto garages.

Lots 4, 9, and 12 (formerly Lots 20-27) were owned by I.M. Marsh's daughter, Anna Irene, until 1917 and were not extensively developed as part of the Carriage and Wagon Factory operations (1917 Bromley atlas). However, in 1887, the former Richmond Dutch Reformed Church was moved to Lot 12 (formerly Lots 26 and 27) and was used as a carriage repository until it was torn down in 1903. A one-story outbuilding stood in the northwest corner of Lot 12 (formerly Lot 27) according to the 1878, 1885/1891 Sanborn atlas (see Figure 7B4:3, V). It appears to have been removed at the time that the former Dutch Reformed Church was moved to the lot, since it is visible underneath the change made on the 1885 Sanborn for the Dutch Reformed Church. Another one-story outbuilding appears on this same location on the 1911 Topographical map (see Figure 7B4:4, X). Its date of construction is not known. It is shown on the 1917 Bromley atlas but not on the 1926 Sanborn.

283 and 279 Center Street

After 1922 two houses were built on this site: one, 279 Center Street, on Lot 9 (formerly Lots 24 and 25); and the other, 283 Center Street, on Lot 12 (formerly Lots 26 and 27) (see Figure 7B4:4, Y and Z). They first appear on the 1926 Sanborn atlas. Both houses were owner-occupied according to Mrs. Olga Dauer, a Holtermann descendant, who states that both houses were built c. 1922 or 1923 by Charles

Holtermann, who sold the house to the Baumanns and the Klussmans. The 1925 Census lists Henry Klussman, a bookkeeper, with his wife Freda and her mother Catherine Holterman at 279 Center Street (Lot 9).

Charles Holtermann retained title to Lot 4 (Lots 20-23), which was empty at this time. Lot 4 (formerly Lot 20) had previously contained the Guyon Tinsmith Shop (see Lot 4). Mrs. Dauer has related a story which reports that Holtermann found bones, believed to be human, when the foundation was dug for the construction of 279 Center Street on Lot 9. The story says that it was an "Indian Burial Ground" (Mrs. Dauer pers. comm. to Mable McDonald of the Richmondtown Restoration Staff, June, 1988). Some time in 1956, this house on Lot 9 was moved to 134 West Cedarview Avenue. (Mrs. Dauer, pers. comm.). Plans for this move were made in 1955 as indicated in the Lis Pendens proceedings (see File 503-1953).

The 1925 Census listed Fred J. Baumann, a carpenter, and his family living in 283 Center Street (Lot 12). Bridget Gleason probably moved into this house immediately after purchasing the property from the Baumanns in 1927, and she continued to reside there until c.1935 (S. Barto, p.c. 1988). The next occupant known is the John Mackintosh family, who purchased the property in 1945; they lived there from c. 1940 until 1965, sometime shortly before the building's demolition.

Frame garages appear in the northwest corner of each of the two lots on the 1953 Damage map (see Figure 7B4:4, AA and BB). Neither appear on the 1935 Sanborn. The garage on Lot 9 was either demolished or moved at the same time as the house. The garage on Lot 12 is believed to have been demolished at the same time as the house.

In 1967/68 Richmondtown Restoration constructed the present Transportation Museum (former Carriage Museum) on Lots 9 and 12 (see Figure 7B4:4, CC).

LOT 15 (formerly Lots 28-32)

In the nineteenth century, a residence with additions and a store-wing and two barns, were built on this lot (see Figure 7B4:3, DD, EE, and FF).

Stephens-Black House

In 1837, Stephen D. Stephens, a storekeeper, age 29, purchased one of the 25' by 100' lots on Block 4441 from Henry Seaman. On this lot, at the corner of Center Street and Court Place, Stephens built his house. A little over a year later, Stephens built an extension on the east side of the house. The house and this extension is clearly depicted on the 1854 Clute Survey map.

L. McMillen (1972) states that Stephens operated a store, and lived there with his wife Elizabeth Johnson and their five children. "He may have learned his business of storekeeper in the Swaim House (Guyon Store) nearby, which as research has now uncovered, was a store until about 1835" (L. McMillen 1972:2). If Stephens were a storekeeper in the early to mid-1830s, there were several other stores in the village, including Bett's and Johnson's, as well as Guyon's where he may have worked. Stephens was living in Northfield, either in the building that became the Union Hotel (see Chart 7B5:7) or in the nearby vicinity of the village (1835 Census). Stephens' own business grew so rapidly that he built three extensions to his store. The first section was built probably c. 1840 when Stephens was listed in the census as being engaged in "Manufactures and Trade." Similar in style to the first addition, the next two additions to the house were erected at the north end of the building. Sometime before 1874 a fourth section was added to the rear of the three previous additions, probably after the Black

family's purchase of the property in 1870.

The Stephens-Black House appears with these additions on the 1874 Beers atlas (see Barto, 1983). The 1878 Sanborn atlas clearly shows the "dwelling" area fronting on Center Street, the eastern house addition, the "general store" at the back, running along Court Place, and its eastern addition. There appears to be a porch along the Court Place side of the building.

The 1878 Sanborn atlas also shows a square outbuilding behind the store section along Court Place; however it is not clear if this structure is associated with the Stephens or the Bennett House. In the 1898 Sanborn atlas this outbuilding, probably a barn, is associated more clearly with the Bennett House. On the 1911 Topographical map, however, there is a small outbuilding, probably a privy, at the rear of Lot 15 (northeast corner of former Lot 31) on the Stephens-Black property (see Figure 7B4:4, GG). East of this structure on Lot 15 (formerly Lots 28 and 29) are two barns, one 24.7' by 12.8', and one 24.7' by 20.3'.

These barns are first seen in the 1878 and 1891 Sanborn atlases and are depicted for the last time in the 1935 Sanborn atlas. Also on Lot 15, two or possibly three cisterns have been located by William McMillen. Two are immediately east of the store, while one is situated about midway between the store and the eastern property line.

After Stephen D. Stephens sold the house, store and property to Mrs. Mary Black, her two daughters, known locally as the "Black Sisters," ran the old Stephens store until around 1915. In 1926, the property was conveyed to Willett and Bertha Connor. During the 1930s, Mrs. Connor, while raising seventeen children, also ran a post office branch

in what used to be the Store. She and her husband owned the Treasure House on Block 4444 where he conducted his real estate business, a post office branch, and collected antiques (see L. McMillen 1972 and Chart 7B7:13).

In 1944, all but part of the first section of the Store was torn down (see Barto 1983). In 1955, the City took title to the Stephens-Black House, and by 1964, the second and third sections, and the roof of the first section were reconstructed by Richmondtown Restoration (see McMillen 1972 and Barto 1983). The 1968 Sanborn atlas shows the reconstruction. During the 1960s, three Richmond Restoration buildings were moved to Lot 15: the Eltingville Store (1961); the Colon Store (1969); and a privy associated with a house from Richmond Valley (1968) (see Figures 7B4:4, HH, II, and JJ).

Lot 15 Middle Portion (formerly Lot 30)

There is evidence of one structure having been built on this part of the lot in the nineteenth century (see Figure 7B4:3, KK).

Mersereau Carpenter Shop (c. 1841-50)

David Mersereau, a carpenter, purchased this lot from Farnham Hall in 1841 for the sum of \$120. Mersereau is listed in the 1842, 1844, 1846, 1847, 1848 and 1849 tax assessments as owning a lot and a shop in the village in proximity to S.D. Stephens. This was probably Lot 30. It is not known where on the lot the shop stood -- whether it faced directly on Center St. or was set further back on the lot.

It also is not known how long the shop building remained after Mersereau sold the property to Stephens in September 1849. The building is not listed in the Stephens property assessment in 1852, nor is it represented on any known map or atlas.

CHART 7B4:1 CHAIN OF TITLE

Block: 4441

Lot: 22 (formerly Lots 1 & 2), after 1837¹

Address: 3730 Richmond Road

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
3/1/1837	D	3/280	Henry I. & Katherine Seaman	Austin Burke	Lot 1 (25' x 110')	\$300
3/1/1837	M	(M) W/431	Austin Burke	Henry Seaman	"	\$200
4/1/1837	D	4/98	Henry I. & Katherine Seaman	Austin Burke	Lot 2 (25' x 110')	\$200
9/ /1837	M	(M) X/175	Austin Burke	Henry I. Seaman	"	\$200
2/12/1839	M	(M) Y/188	Austin Burke	Abraham Cole	Lots 1 & 2	\$300
5/22/1839	M	(M) Y/371	Austin Burke	C. Britton & E. Taylor	"	\$200
11/29/1842	D	29/515	Austin Burke ²	C. Britton & E. Taylor	"	\$856
5/5/1843	D	10/3	Cornelius Britton	E. Taylor	1/2 interest in lots 1 & 2	\$531.61
6/6/1853	D	30/584	Edward & Charlotte Taylor	John Bennett	Lots 1 & 2	\$1800
1876			John Bennett	James, Mary & Billop Bennett ³	"	
5/3/1877	D	123/77	James Bennett	Mary Elizabeth Bennett	"	\$1
7/5/1917	D	471/347	Mary Elizabeth Bennett	George H. Schwiebert	"	
3/20/1922	D	542/527	G. H. Schwiebert	Emily Gregory, Ridsdale & Lottie B. Atkinson	"	
3/ /1926	D	617/102	Emily Gregory	Ridsdale Atkinson	"	
10/23/1944	D	882/404	Lottie B. Atkinson	Meyer & Minnie Hollender	"	
c. 1950?			Meyer & Minnie Hollender	City of New York ⁴		

1. See Chart 7B3:1 for the Chain of Title of the Prall Patent.
2. The record of Burke's transactions and final sale of the property indicate considerable financial difficulties. For a detailed account, see documents in Odiseos, 1972, "Title Documentation," pp. 1 - 7, in Documents-Historic, S.I.H.S.
3. John Bennett's children, James, Mary Elizabeth and Billop, signed a special indenture for their mother, Margaret, to be allowed to live in the house for life. See Odiseos, "Title Documentation," p. 21. It would appear from this document that the three children jointly inherited the property from their father, John Bennett, who died in 1876, although no specific document has been found. James Bennett relinquished his share of the property in 1877 (Liber of Deeds 123/77).
4. The Hollenders filed a claim in August, 1953 for the property under the Fresh Kills Lis Pendens Condemnation proceedings, Index 503-1953. Their claim was denied. No damages were paid as the parcel was already owned by the City. See Damages Payment I and Bennett Claim (F) in History of the Acquisition of the Houses, S.I.H.S. It is not known how long before the Fresh Kills Lis Pendens the City had possession of the property. The City's possession was final as a result of these proceedings.

Prepared by: S. Barto
E. Gilbertson

CHART 7B4:2 BUILDING USE

Block: 4441
 Lot: 22 (formerly Lots 1 & 2), after 1837
 Address: 3730 Richmond Road
 Historic Structure: The Bennett House

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
1839-1842	Austin Burke	Miller/Baker(?)	Residence/ Bakery?	11/1839 Poll List in "Poll Lists, 1815-1859," Box 337 Uncat. Material; for residence ¹ <u>Odiseos Prelim. Report on Research...Bennett House, 1972</u> p.4-8 in <u>Sources.</u>
1842-1848	Unknown			See <u>Odiseos, 1972, p.9.</u> ²
1849-1880	John H. Bennett (1803-1876) Margaret Bennett (c. 1803-1889)	Ship Captain or Pilot Shipping Merchant Officer in Quarantine Dept. Ship Master Ship Captain Keeping House	Residence	1840 Census; New Utrecht, Kings Co., resident 1849 Highway Tax Assessment Southfield, Box 337 <u>Odiseos, "Title Documentation" in Docs.-Historic, p.31</u> 1850 Census, Southfield, dwell. #379, fam. #382. 1855 Census, Southfield, p.7 1860 Census, Southfield, dwell. #183, fam. #202. 1865 Census, Southfield, p.14 dwell. #94, fam. #94. 1870 Census, Southfield, dwell. #81, fam. #80. 1875 Census, Southfield, p.17 1880 Census, Southfield, dwell. #81, fam. #81.
1881-1895	Unknown			See <u>Odiseos, 1972, p.17-18,22</u>
1895-1917	Billop S. Bennett (1838-1917), son	Clerk (retired)	Residence	1895-96 <u>Standard Directory</u> 1900 Census, Southfield, ED 607 dwell. #213, fam. #220 1903 <u>Standard Directory</u> 1910 Census 1915 Census <u>Odiseos, 1972, p.17,22.</u>
1898-c.1911	George D. Sharpe Gertrude D. Sharpe	House Painter/ Contractor	Residence	<u>Odiseos, 1972, p.22</u> 1899 <u>Trow's Directory</u> 1900 <u>Trow's Directory</u> 1900 Census, ED 607 dwell. #213, fam. #220 1910 Census

1900-c.1911	George D. Sharpe	Post Master	Post Office	1900 <u>Trow's Directory</u>
1900	Bertha Sharpe (dau.)	Postal Clerk		1900 Census
				1903 <u>Standard Directory</u> 1906 <u>Standard Directory</u> 1910 Census 1912 <u>Standard Directory</u> ³ Odiseos, 1972, p.22
c.1912- c.1915	Nicholas DeMuth	Tile Layer	Residence	DeMuth Bible 85.24.1-- <u>Richmond own Archival Material</u> Col. SIHS Archives
1917-c.1926				1925 Census
c.1926-?	Ridsdale Atkinson ⁴ Lottie Atkinson	Storekeeper/ Restauranteur	Residence, Gen'l Store/Restaurant	Odiseos, 1972, p.28-29
c.1926-1938	Lottie Atkinson	"	"	Odiseos, 1972, p.28
1938-1954	Meyer Hollender Minnie Hollender	"	"	Odiseos, 1972, p.28-29
c.1941-1954	Meyer Hollender	Postmaster	Post Office in Store	Odiseos, 1972, p.29
1954-	Mr. and Mrs. Jim Ryan ⁵	Storekeepers/ Restauranteurs	General Store/ Restaurant	Odiseos, 1972, p.29
-1965	"Sloppy Sally"	"	"	Oral Account, William McMillen to E. Gilbertson, 3/23/1983 in <u>Reports on Bldg. & Occup.</u>

1. Odiseos (1972, p. 4) points out that on Burke's three mortgages (last dated May 1839) he is noted as a resident of Northfield. He does not appear on the May 1839 Poll List but does appear on a November 1839 Poll List of Southfield, so it seems that he moved into the house between May and November of 1839.

2. Odiseos did not have available Southfield Property Assessments for the years 1842, 1844, 1845, 1847 and 1848 (in Assessment Roles, Juror's Lists, Southfield, 1830-1847) which she thought might indicate something about the resident or owner or occupant of the property (either Edward Taylor, Austin Burke, or John Bennett). A George Taylor shows up on the 1845 assessment with a shop and lot. In 1847, George Taylor is not listed, but Ambrose George Taylor is shown as owning a house and lot. These entries refer to the Taylor House and Shop (Lots 25 and 26) east of the Bennett House. However, there may be some connection between Edward Taylor, the known owner of the Bennett House and Ambrose Taylor.

3. In the 1912 Directory, Sharpe is listed at 731 Richmond Road, a dwelling on the opposite side of the street from the Bennett House. The DeMuth family followed the Sharpes in residence. Nicholas DeMuth, Jr., who donated the family Bible used in the house, said he was born in the house on October 13, 1913. He claims that younger sisters born prior to 1911 may have been born there. In 1912, DeMuth was living in Stapleton (1912 Directory). Nicholas DeMuth, Jr. does not remember how long the family remained. They last appear in the 1915 Census as residents. It is not known if Billop Bennett had a co-resident in the house at the time of his death in 1917. The 1925 Census

does not indicate an occupant of the house. The house is not listed by street address at all.

4. Ridsdale is probably Lottie's husband. Odiseos' (1972a: 28-29) description of the Atkinson's occupancy, based upon the memories of the Hollenders recounted in 1938, does not specifically mention Ridsdale living there (only Lottie and her daughter), but this description is for the period after 1938 when the Hollenders moved into the house. Liber of Deeds 882/404 (October 28, 1944) Atkinson to Hollender, terms Ridsdale as being deceased.

5. The Ryans may only have been operating the restaurant/store for one or two years. According to William McMillen, they did not live in the house. "Sloppy Sally," a woman from Mariner's Harbor, ran the store/restaurant from the time the Ryans left until c. 1965 when Richmondtown Restoration took possession of the building. The residents of the house after 1954 are not known at present.

Prepared by: S. Barto

CHART 7B4:3 CENSUS DATA

Block: 4441

Lot: 22 (formerly Lots 1 & 2)

Address: Bennett House, 3730 Richmond Road

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1835	N.Y. State Census - Northfield (vicinity of Old Mill Road)					
	Austin Burk	3 males, one born this year 4 females, 3 under 16 yrs. 2 neat cattle, 2 horses, 28 hogs				
1840	U.S. Census - Southfield, Richmond Co.					
	Austin Burke	1 male under 5 1 male 30-40 yrs. 1 male 40-50 yrs.		2 females 5-10 yrs. 1 female 30-40 yrs.		
1840	U.S. Census - New Utrick, Kings Co.					
	John H. Bennett	2 males under 5 yrs. 1 male 30-40 yrs.		1 female 15-20 yrs. 1 female 20-30 yrs.		
		1 free colored male 10-24 yrs. 1 person employed in navigation		Mrs. Bennett's sons by her first marriage not living here.		
1850	U.S. Census - Southfield house #379, family #382					
	Marg. Bennett	47 yrs.	f			
	John H. Bennett	47 yrs.	m			
	James G. "	14 yrs.				
	Billop "	12 yrs.	m			
	Mary "	9 yrs.				
1855	John H. Bennett	50	.	Kings Co.		Real:\$3000
	Margaret "	51				
	Billop "	16				
	Mary "	12				
	Ann Settuce	17		Ireland	Domestic	
1860	John H. Bennett	56		N.Y.	Shipping	Real:\$7500
	Margaret "	57			Merchant	
	James G. "	23			"	
	Billop I. "	22				
	Mary E. "	19				
	Charles Hicks	13			Servant (Black)	

1865	John Bennett	62		N.Y.	Quarantine Dept.
	Margaret "	62			
	Billop "	25		N.Y.	Clerk
	Mary "	21			
	Margaret Smith	25		Ireland	Servant
1870	John H. Bennett	66			Shipmaster
	Margaret "	65			
	Mary "	27			
	Billop "				Clerk
1875	John H. Bennett	69			Ship Captain
	Margaret "	68			Real:\$2000
	Billop "	34			
	Mary E. "	36			
	F. Dep ---	11			Servant (Male)
1900	George Sharpe	43	head	N.Y.	House Painter
	Gertrude "	38	wife	"	
	Bertha "	16?	daughter	"	Clerk (P.O.)
	Billop Bennett	65	Boarder	"	
1910	George Sharpe	(Illegible)			Postmaster Richmond (?)
	Gertrude	(Illegible)			
	Billop Bennett	(Illegible)			
1915	B(illop) S. Bennett	76	head	U.S.	No Occupation
	Nich. DeMuth	40	head	"	Tile Layer
	Katie "	30	wife	"	House Maker
	Dorothy "	10	daughter	"	School
	Katie "	5	"	"	
	Nicholas"	1	son	"	

Prepared by: S. Barto

CHART 7B4:4 CHAIN OF TITLE

Block: 4441

Lot: 25 & 26 (formerly Lots 3-6)

Address: 3722 Richmond Road, 3722 Rear,
3716 Richmond Road

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	"	"	(remaining 1/2 int. in 9 2/10 acres)	\$6000
3/10/1845	D	12/70	Farnham Hall & Harriet C. Hall	Ambrose G. Taylor	Lots 3,4,5	\$200
5/9/1845	D	41/194	Farnham Hall & Harriet C. Hall	Ambrose G. Taylor	Lot 6	\$75
8/2/1883	D	149/371	Ambrose G. Taylor	Henry T. Metcalfe	Lots 3,4,5	\$1
8/21/1883	D	149/374	Henry T. Metcalfe	Mary A. Taylor	"	\$1
7/24/1889	W	File 2089	Mary A. Taylor (married to Ambrose T.)	George H. Mallett (son of M.A. Taylors 1st husband)		
5/29/1902	Tax	314/264	NYS	George H. Mallett	Lots 3,4,5,6	\$43.01
3/1/1906	D	314/265	George H. Mallett Clara Mallett	John F. Schwiebert	Lots 3,4,5,6	\$1600
7/19/1920	D	512/352 ¹	John F. Schwiebert Anna M. Schwiebert	Elias Edelman	Lot 3	\$100
7/19/1920	M	378/36	Elias Edelman	John F. Schwiebert & Anna M. Schwiebert	"	\$2500
2/28/1940	D	825/578	John F. Schwiebert ²	Albert W. Motz Richard P. Motz	"	\$1
5/17/1948	D	1049/419	Herman Schwiebert	Henry Traulsen	"	\$5
8/2/1948	D	1049/422	Lottie Schwiebert Edna Fritts heirs of Henry (?) not John S. (?)	Henry Traulsen	"	\$25
5/25/1953	Lis Pendens	503-1953	Traulsen	City of N.Y.	"	

? Foreclosure
 Tax Lien 173/148 Albert Motz Traulsen
 NYC Plaintiff

1. The Schwiebert Family apparently held the other 3 lots until they were taken in the 1953 Lis Pendens. This is not clearly documented. No Schwiebert deeds for this property have been found for the period between 1906 and 1953. The land may have been one of the "unknown" owner parcels taken in the condemnations. S. Barto believes that the file is not present in the Lis Pendens file in the County Clerks Office. S. Barto examined the file in 1983 but unfortunately the Lis Pendens file was missing in 1988.

2. John F. Schwiebert apparently foreclosed on this mortgage and took back possession of the property.

Prepared by: S. Barto
 K. Morgan

CHART 7B4:5 BUILDING USE

Block: 4441

Lot: 26 (formerly Lots 3, 4, 5, 6)

Address: The Ambrose Taylor Houses (3722 and 3722
Rear Richmond Road) & Blacksmith Shop
(3716 Richmond Road)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
[3722 Richmond Road]				
c.1845-c.1895	Ambrose G. Taylor (1804-c.1895) Ann Mallet Taylor (c.1804-c.1889)	Blacksmith & Tinker	Residence	Deed 12/70 1845 ¹ 1850 Census
		"		1855 Census
		Tinsmith		1859 Wallings Map
		Blacksmith & Tinker		1860 Census
		"		1865 Census
		"		1870 Census
		"		1875 Census
		Wagon Maker		1880 Census ²
		1880- ?		Will Ann Taylor 1889 File #2089
c.1895-c.1899	Unknown ³			
c.1900- c.1906?	Alvin Ellis Laura Ellis	Laborer	Residence	1900 Census ⁴
c.1906- c.1910?	John F. Schwiebert	Wagon Maker	Residence	
c.1910- c.1914	Unidentified Res.	Store Keeper	Residence Shop?	1910 Census
c.1914- c.1920	William Fasolo	Store Keeper	Residence Grocery Store	1913 Credit Directory ⁵ 1915 Census
c.1920- c.1935	Unknown			
c.1935 c.1938	Joseph Guido	Store Keeper	Residence? ⁶ Grocery Store	1936 Reverse Phone Directory 1937 Directory
c.1938- c.1954	Unknown ⁷			
[3722 Rear]				
c.1865- c.1870?	Morris Curly Elizabeth Curly	Laborer	Residence	1865 Census

c.1870- c.1875?	John Mulcady Ann "	Laborer	Residence	1870 Census
c.1875- c.1880?	Michael Hoctor Bridget Hoctor	Laborer	Residence	1875 Census ⁸
c.1880- c.1906?	Unknown (Mary Hetrick 1900?)		Residence?	1880 Census ⁹
[The Blacksmith Shop]				
c.1848- c.1859	Ambrose Taylor	Blacksmith	Blacksmith Shop	1850 Census ¹⁰ 1855 Census 1859 Wallings Map
c.1860- c.1870	William Hay	Saddlemaker	Saddlemaker's Shop	1860 Census c.1866 Colton's Map
c.1870- c.1884	Hay? Other saddler? Other resident?		"	1878 Sanborn Atlas
c.1885- c.1895	Unknown		Saloon Harnessmaker's Shop	1885 Sanborn Atlas 1898 Sanborn Atlas (update to 1911)
c.1895- c.1907	Unknown		Store	1898 Sanborn Atlas
1900?	Mary Hetrick?	Laundress	Residences	1900 Census
c.1907- c.1914	Charles F. Busch Dorothea Busch	Barber	Store Residence	1910 Census 1912 Richmond Directory Hubbel 1913 Credit Directory

1. Of the two dwellings Ambrose Taylor built on his property it is fairly certain he built the larger of the two, 3722 Richmond Road, first, c. 1845 and made this his principal dwelling for the time he lived in Richmondtown. The smaller dwelling on his property, 3722 Rear Richmond Road, was probably built second, c. 1862-1868, and rented. (See Documentary Evidence for Construction, Use and Demolition of Ambrose Taylor Houses, Ambrose Taylor House and Shop file in Richmond Restoration Structures Collection, S.I.H.S.)

2. In 1880, after being listed as a blacksmith or tinker in the preceding Census, Taylor, at age 76, is listed as a wagon maker. He might have been working with Marsh and Nolan for his remaining working life.

3. Ann Mallet Taylor died in 1888 or 1889. Her probate papers, originally filed in 1889, contain an 1893 document indicating that Ambrose was still alive and residing in Richmondtown, probably in the house. Her children (Ambrose's stepchildren), the Mallets, were the principal heirs of the estate, but they do not appear to have resided on Staten Island. Ambrose may have vacated the house to live with his stepchildren shortly before his death. It is quite probable the house was rented out for a period in the 1890s, as it was in 1900.

4. The length of Alvin Ellis' residency in the house is not known. He is listed in the house in the 1900 Census. The name of the resident listed in the 1910 Census is illegible but the household composition does not seem to match that in the 1900 schedule. The occupation of the 1910 resident is just barely legible; it may have something to do with a "shop." A store section was added to the front of the house sometime between 1907 and 1911. The Census might indicate it in place by 1910. It could have been built by the Schwieberts who may have lived in the house themselves between the date of the purchase of the property from the Mallets by 1906 and the completion of 3710 Richmond Road in February 1910 (see Chart 7B4:10). In 1900 the Schwieberts were believed to be still living on the third floor of the Carriage Factory. The 1910 Census, which was taken in June, suggests that the Schwieberts were already occupying their new dwelling, #3710.

5. The unidentified 1910 resident might have lived in the house/store until c. 1914 at which time William Fasolo, who had been living on Burgher Avenue, Dongan Hills (1913 Credit Directory) took occupancy. He is listed as storekeeper, residing in the house, in the 1915 Census. His store is described briefly by Helen Barry Dodswell of 332 Center Street in her oral reminiscence from c. 1904-c. 1914 and there is a photograph of the storefront with Mr. Fasolo (c. 1915) in the Geographic Photo Files (Curatorial Department, SIHS). The sign depicted in the photograph gives the correct spelling of his name; the census rendered it "Fasoes." It is not certain when Fasolo left. It might have been in 1920, at the time of the sale of the house by Schwiebert to Edelman.

6. The last known occupant of the building, who does not seem to have lived there, was grocer Joseph Guido. Guido may have been there for as little as two years, as he is listed only in the 1936 and 1937 phone directories. It is not known if Elias Edelman occupied the house.

7. It is not known if Albert and Richard Motz or Henry Traulsen occupied the house.

8. Curly, Mulcady and Hكتور--all Irish laborers with small households--appear next to or near Taylor successively in the 1865 to 1875 Censuses. But this evidence is of course not definitive. By as early as 1860, and no later than c. 1866, the Blacksmith Shop appears to have been converted to a saddler's shop with a residence attached (see Documentary Evidence--A. Taylor Blacksmith Shop, in Richmondtown Restoration Structures Collection, S.I.H.S.). The shop might have also housed the Mulcadys and Hكتورs in 1870 and 1875. Because the shop building incorporated a small dwelling area, and because of the inexact nature of the Census data, it is impossible to determine the occupants of the shop or 3722 Rear Richmond Road with any precision until after 1906, when 3722 Rear disappears. William Hay's residency in the shop between 1860 and at least 1863 (the earliest date 3722 Rear could have been built according to the Southfield Assessments) is the only residency that can be posited somewhat more definitively.

9. The 1880 Census does not present a likely resident of 3722 Rear. The lack of an 1890 Census makes it particularly difficult to make a determination about residency here between 1890 and 1900 (see 1900 Census on Chart 7B4:7). If the house was still standing, it is conceivable that the Schwieberts may have lived here briefly in 1906, after their purchase of the property from Mallet, but they would have left shortly, as the house disappears prior to the 1907 Robinson Map.

10. See Documentary Evidence--A. Taylor Blacksmith Shop, in Richmondtown Restoration Structures Collection, S.I.H.S.).

Prepared by: S. Barto

CHART 7B4:6 CENSUS DATA

Block: 4441

Lot: 25 (formerly Lots 3-6)

Address: Taylor House, 3722 Richmond Road

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1850	Ambrose G. Taylor	45		England	Blacksmith	Real:\$2000
	Ann "	48				
	Issac Bartine ¹	32		Corn.	Harness-maker	
	Rachel "	28		"		
	Mary A. "	5		N.Y.		
	Issac T. "	2		"		
	Betsey Mallet	12		England		
Charles Taylor	86		"			
1855	Ambrose G. Taylor	48		England	Blacksmith	\$600
	Ann "	48	wife	"		
	Elizabeth Mallet	16	domestic	"		
1860	Ambrose G. Taylor	56		England	Blacksmith	Real:\$2500 Personal:\$300
	Ann "	54		"		
	Elizabeth Mallet	21		"		
1865	Ambrose G. Taylor	61		England	Blacksmith	
	Ann "	61	wife	"		
1870	Ambrose G. Taylor	66		England	Tinker	Real:\$4000
	Anna	65		"	Keeps House	
1875	Ambrose G. Taylor	71		England	Blacksmith	\$800 ²
	Anne "	71		"		
1880	Ambrose G. Taylor	78		England	Wagon Maker	
	Mary Ann "	70	wife	N.Y.	Keeps House	
	Thompson Millaid (Mallet?)	12	grandson	"	At School	
	John Lemke	16		"	Baker	
1900	Alvin Ellis	29	head	N.Y.	Day Laborer	
	Laura "	30	wife	"		
	Abram	60	father	"		

1915

William Fasolo

32

head

U.S.

Storekeeper

1. Issac Bartine may have been black - the Census here is illegible.
2. The Census does not specify either Real or Personal.

Prepared by: S. Barto

CHART 7B4:7 CENSUS DATA

Block: 4441

Lot: 26 (formerly Lots 3-6)

Address: Taylor Bldg. - Rear of Lot 26

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1865	Morris Gurly	28		Ireland	Laborer	
	Elizabeth "	25	wife	"		
	Cornelius	3/12	child			
1870	John Mulcady	30		Ireland	Farm Laborer	
	Ann	28		"	Keeps House	
1875	Michael Hoctor	35	head	Ireland	Laborer	Real: \$400
	Bridget "	38	wife	"		
	Maggie Mullkay	5	boarder	Richmond		
	Bridget Hoctor	72	mother	Ireland		
1900	Mary Hetrick (?)	60		Austria	Wash Woman	
	Catherine Stockhom	1/12		N.Y.		
	(These occupants may be in Taylor Shop.)					

Prepared by: S. Barto

CHART 7B4:8 CENSUS DATA

Block: 4441

Lot: 26 (formerly Lots 3-6)

Address: Taylor Shop, front of Lot 26
3716 Richmond Road

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1860	William Hay	28		England	Saddler	Real: \$300
	Ellen "	32		"		
1900	- See Chart 7B4:7 for Census 1900					
1910	Charles Busch	37	head	Germany	Barber - Own Shop	
	Dorothea Busch	36	wife	"	None	
	(One other resident illegible)					

Prepared by: S. Barto

CHART 7B4:9 CHAIN OF TITLE

Block: 4441
 Lot: 30 (formerly Lots 7 & 8)
 Address: 3710 Richmond Road
 Historic Structure: The Schwiebert House

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	"	"	(remaining 1/2 int. in 9 2/10 acres)	\$6000
3/4/1847	D	15/172	Farnham & Harriet C. Hall	Isaac M. Marsh	Lots 7,8,25 26, 27	\$410
issued 5/1/1896	L of A	File A-2834	Isaac M. Marsh	Anna Irene Marsh (dau.)		
8/8/1901	D	286/234	Anna Irene Marsh	John F. & Anna M. Helen Schwiebert	Lots 7-13	\$3800
4/19/1943	D	856/24	John F. Schwiebert	George Herman & Emma Helen Schwiebert	Lots 7,8	\$1
11/10/1944	D	884/356	George H. & Emma Schwiebert	John & Barbara Ormai	Lots 7,8	
8/2/1948	D	1045/196	John & Barbara Ormai	Arthur Mungioli	Lots 7,8	
5/29/1950	D	1118/354	Arthur Mungioli	Tilly Mungioli	Lots 7,8	
4/23/1951	D	1155/5	Tilly Mungioli	John F. & Doris M. Hicking	Lots 7,8 subject to \$7500 mtg.	
2/13/1952	D	1186/205	John F. & Doris M. Hicking	Fergus J. & Isabel E. McDemott	Lots 7,8	
5/25/1953	Lis Pendens	503-1953	Edgewater Savings & Loan ¹	City of New York	Lots 7,8	\$17,300

1. Edgewater Savings & Loan must have foreclosed on a mortgage they held on the property shortly before the Lis Pendens action between February 13, 1952 and May 25, 1953.

Prepared by: S. Barto
 E. Gilbertson

CHART 7B4:10 BUILDING USE

Block: 4441
 Lot: 30 (formerly Lots 7 & 8)
 Address: 3710 Richmond Road
 Historic Structure: The Schwiebert House

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
1910-c.1943	John Schwiebert (1861-after 1945) Anna M. Schwiebert (1860-1920)	Carriage & Wagon Maker	Residence	1909 Bldg. Dept. Docket Book entry in <u>Docs.-Architectural</u> ¹ 1910 Census
1910-?	John H. Schwiebert (1892-1945), son			Letter, E.Fritts to W.McMillen (4/27/82) in Historical Research - <u>Correspondence</u>
1912-?	John F. Schwiebert, Jr. (1885-1940), son	Sign Painter		1912 <u>Richmond Borough Direct.</u> ²
1912-?	J.F. Schwiebert, Sr.	Grocer		" " 1915 Census 1925 Census
c.1933-1939	J.F. Schwiebert, Sr.	Auto Body Worker		Summer 1927 <u>SI Phone Direct.</u> ³ Summer 1934 <u>SI Phone Directory</u> 1933-34 <u>Polk's SI Directory</u> ⁴ Summer 1937 <u>SI Phone Directory</u> Summer 1939 <u>SI Phone Direct.</u> ⁵
1944-1948 ⁶	John Ormai Barbara Ormai	?	Residence	Deed 884/356, made 11/10/1944 ⁷ Spr.-Summ. 1947 <u>SI Phone Dir.</u> May 1948 <u>SI Phone Directory</u>
1949-1952.	John F. Hicking Doris Hicking	?	Residence	June 1949 <u>SI Phone Directory</u> 1952 <u>SI Phone Directory</u>
1953-1959	?	?	Residence	
1959-1963	Albert Grieco	?	Residence	1959 <u>SI Reverse Phone Dir.</u> Eviction Notice, Schwiebert Hse 3/26/1963 in <u>History of</u> <u>Acquisition of the Houses</u>
1963-date	Richmondtown Restoration	Caretakers	Residence	

1. The house was completed in February 1910. John Schwiebert, Sr. had lived on the third floor of the Carriage and Wagon Manufactory for some years before he built this house (SI Advance, September 12, 1978). He is listed as a resident at 3722 Richmond Road in the 1906 Standard Directory. He may have been living in the factory building by 1901, when he purchased the factory property from Anna Marsh, Isaac Marsh's daughter.

2. The 1912 Directory lists Schwiebert as both a carriage builder and grocer, with business and residence at 706-722 Richmond Road. 706 Richmond Road was the Carriage and Wagon Manufactory. 710 Richmond Road was the Schwiebert House where his son was also living in 1912. 722 Richmond Road was the former Ambrose Taylor House, which Schwiebert, Sr. had bought in 1906. Between 1907 and 1911 he added a one-story store onto the front of this house. He probably operated the store himself--for how long is not known (Odiseos, 1972, pp. 20-21 in Bennett House Sources; see Chart 7B4:5, Taylor House). The former Ambrose Taylor Blacksmith Shop was at 716 Richmond Road.

3. J.F. Schwiebert, Sr. is listed at the Carriage and Wagon Manufactory (706 Richmond Road) rather than at his house from Summer 1927 to Summer 1939 (see Telephone Directories). His business is first listed as auto body repair in the Polk's 1933-34 Directory, and the Summer 1937 SI Telephone Directory. The Summer 1927 to Summer 1934 Telephone Directories list Schwiebert as a carriage builder. J.F. Schwiebert, Jr. is listed at his residence, 632 Richmond Road, from the Summer 1927 Directory on (see "Carriage and Wagon Manufactory Fact Sheet", S.I.H.S.).

4. Polk's Directory lists Schwiebert's residence at 710 Richmond Road, separate from the factory address.

5. The Summer 1938 Directory is the last in which J.F. Schwiebert, Sr. is listed with his business. The business presumably closed down in that year. He may have continued to live in the house until April 1943 when he sold it to George H. Schwiebert, and his wife, Emma Schwiebert (probably J.F. Schwiebert's son and daughter-in-law).

6. Extensive modifications were made to the interior of the house between 1944 and 1948. This work was begun by the Ormais and completed by the Mungiolis. The house was converted to a two-family dwelling with one family on each floor. (See plans in Richmond County Buildings Department Plan Folder in Documents-Architectural). Albert Grieco is noted as living on the first floor in the 1963 Eviction Notice.

7. According to the deed, the Ormais were living in the house at 710 Richmond Road at the time of purchase.

Prepared by: S. Barto

CHART 7B4:11 CENSUS DATA

Block: 4441
 Lot: 30 (formerly Lots 7 & 8)
 Address: 3710 Richmond Road
 Historic Structure: The Schwiebert House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1910	John F. Schwiebert	48	head	Germany	Blacksmith - Own Shop	
	Anna M. "	50	wife	"	None	
	John F. (Jr.) "	24	son	U.S.	Sign Painter Shop	
	Herman G. "	22	"	"	Wheelwright Shop	
	Henry "	17	"	"	Helper Blacksmith	
	Emma F. "	15	daughter	"	None	
	Dorothea "	13	"	"	"	
	Frank Wetzen (Fred Wegetzen)	66	bro-in-law	Germany	Laborer (Illegible)	
1915	John F. Schwiebert	54	head	Germany	Wheelwright	
	Anna "	55	wife	"	Housework	
	Herman "	26	son	U.S.	Wagon Painter	
	Henry "	23	"	"	Blacksmith	
	Frieda "	20	daughter	"	Housework	
	Dorothy "	18	"	"	"	
	Fred Wegetzen	72	bro. in law	Germany	No Occ.	
1925	John F. Schwiebert	63	head	Germany	Wagonbuilder	
	Marie "	61	wife	"	Housework	
	Dora "	28			Laundry (?)	
	(Dorothy?)					

Prepared by: S. Barto

CHART 7B4:12 CHAIN OF TITLE

Block: 4441

Lot: 32 (formerly Lots 9-13)

Address: 3696 or 3706 Richmond Road (Brick Bldg.)
3704 Richmond Road (Wood Bldg.)

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	"	"	(remaining 1/2 int. in 9 2/10 acres)	\$6000
3/4/1847	D	15/172	Farnham & Harriet C. Hall	Isaac Marsh ¹	Lots 7, 8, 25- 27 (13,750 sq.ft.)	\$410
5/27/1854	D	34/267	Richard & Elizabeth Tysen	Isaac Marsh ²	Lots 9, 10, 23, 24 (11,000 sq.ft.)	\$450
9/28/1868	D	77/484	Isaac & Mary A. Manee	Isaac Marsh ³	Lots 11-13 (8250 sq.ft.)	\$350
9/28/1868	D	77/481	Jacob & Elizabeth Cropsey	Isaac Marsh	Lots 20-22 (8250 sq.ft.)	\$350
5/1/1896	L of A	File A-2834	Isaac Marsh	Anna Irene Marsh (dau.)	All properties	
8/8/1901	D	286/234	Anna Irene Marsh	John F. & Anna Schwiebert	Lots 7-13 ⁴ (approx. 1/2 acre)	\$3800
after 1945			John F. Schwiebert, Sr.	? ⁵	Lots 9-13	
5/25/1953	Lis Pendens	503-1953	unknown	City of New York	Lots 9-13	

1. The Schwiebert House would be built on Lots 7 and 8 in 1909-1910. These two lots were sold on April 19, 1943 (Liber 856/24).

2. The brick Carriage and Wagon Manufactory was built on Lots 9 and 10. This building first appears on the 1859 Walling's Map, and is labeled as "Carriage Repository." It is referred to as Factory Building 3 in "Narrative of Marsh's Carriage Factories" in SIHS Richmondtown Restoration Structures Collection, SIHS Library/Archives. It was built between May and December 1854. The foundation of this building was reconstructed by the Restoration.

3. A wood frame factory building first appears on Lots 11 and 12 on the 1874 Beers' Atlas, plate 20; it is referred to as Factory Building 4 in "Narrative of Marsh's Carriage Factory" in SIHS Richmondtown Restoration Structures Collection, SIHS Library/Archives.

4. Lots 20-27, which were owned by Anna Irene Marsh until 1917, were not part of the Carriage and Wagon Manufactory operation after 1901 (1917 Bromley Atlas, vol. 2, plate 21). The former Richmond Dutch Reformed Church was moved to Lots 26 and 27 around 1887 and was used as a repository until it was torn down in 1903. After 1917, two houses were built on this property (1917 Sanborn Insurance Atlas, plate 183).

5. J.F. Schwiebert, Sr. is listed as the owner of this property in a Bldg. Dept. Permit in 1945 (in Documents-Architectural). This is the last clear evidence for the title of this property. The 1953 Lis Pendens Proceeding lists the owner of Block 4441/32 as unknown (see Document B1 in History of Acquisition of the Houses, Staten Island Historical Society Archives). Somehow the title to this land had become lost or confused. Other Lis Pendens documents might show the title and what damages were paid.

Prepared by: S. Barto
E. Gilbertson

CHART 7B4:13 BUILDING USE

Block: 4441
 Lot: 4, 9, 12, 32 (formerly Lots 9-13)
 Address: 3696 or 3706 Richmond Road (Brick Bldg.)
 3704 Richmond Road (Wood Bldg.)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
1854-c.1862	Isaac M. Marsh (1821-1896)	Owner	Carriage & Wagon Factory and "Repository" ¹	1859 <u>Wallings's Map</u> 1855 Census, Northfield, Manufacturing Enumeration <u>Prominent Men of SI</u> , 1893, p. 142, in <u>Sources</u> Directory on 1859 <u>Wallings Map</u> <u>Rich. Co. Register</u> , 1870, p.22 <u>Handbook of SI</u> 1870, p.35 1860 Census - Manufacturing Enumeration 1870 Census, Southfield, Manufacturing Enumeration 1893-94 <u>Standard Directory</u> 1895-96 <u>Standard Directory</u> 1897-98 <u>Standard Directory</u>
c.1862-1897	Isaac M. Marsh Peter V. Nolan	Sr. Partner Jr. Partner		
1898-c.1931	J.F. Schwiebert ²	Owner "Richmond Wagon Works"	Carriage & Wagon Factory "Richmond Wagon Works"	1898 <u>Trow's Directory</u> <u>Industries Before</u> <u>Consolidation</u> , 1898 1899, 1900 <u>Trow's Directories</u> 1903 <u>Standard Directory</u> 1906 <u>Standard Directory</u> 1898 (updated to 1911) <u>Sarborn Insurance Atlas</u> 1910 Census 1912 <u>Richmond Boro. Directory</u> 1915 Census
c.1917		Manufacture of Truck Chassis		<u>SI Advance</u> , 9/12/71 in <u>Sources</u> Summer 1927 <u>SI Phone Directory</u> Winter 1931-32 <u>SI Phone Dir.</u> 1933-34 <u>Polk's Directory</u> Summer 1937 <u>SI Phone Directory</u> Summer 1939 <u>SI Phone Directory</u>
c.1931-1939		"J.F. Schwiebert & Son - Richmond Auto Body Works"		

1. A fuller explanation of the use of this building is found in "History of Carriage & Wagon Manufacturing Business of Marsh, Marsh, and Nolan, and J.F. Schwiebert: 1843-1939" (see Key Information Sheet, S.I.H.S.). This chronology is only for the brick Carriage and Wagon Manufactory, the foundation of which was reconstructed by Richmondtown Restoration.

2. He is listed as Frederick Schwiebert in the 1898-1900 Directories. In 1903 he is listed for the

first time as John F. Schwiebert. The listings in the residential sections of these directories do not distinguish between the business and Schwiebert's residence. He was living on the third floor of the building at one point. The 1898 (updated to 1911) Sanborn Insurance Atlas notes this as a tenement. All of the Marsh and Nolan listings in the directories are also for the factory.

Prepared by: S. Barto

CHART 7B4:14 CHAIN OF TITLE

Block: 4441
 Lot: 1 (formerly Lots 14-19)
 Address: No Address

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	"	"	(remaining 1/2 int. in 9 2/10 acres)	\$6000
5/24/1854	D	34/100-09	Hall Estate	Harmon B. Cropsey	Lots 14-19 (includes Lots 11-23 see Block 4442)	
	D		Cropsey Estate	To Mrs. McN. ¹		
3/9/1893	D	237/311	State of NY	Aaron Lloyd	Lots 14-19 & other Prop.	
5/14/1903	D	297/126	Aaron Lloyd Maria Lloyd	John C. Lloyd	Lots 14-19 & other Prop.	
2/10/1927	D	641/174	John C. Lloyd	Maud C. Lloyd	Lots 14-19 (also known as Lots 1-3, 38-40)	
3/2/1927	D	644/499	Maud C. Lloyd	John C. Lloyd	Lots 1-3, 38-40 and other Property	\$1
9/12/1941		847/443	Madeline L. Goodrich excr. of John C. Lloyd dec'd, and Beatrice Lloyd Dodd, and David Lloyd	City of NY	Lots 14-19 (also known as Lots 1-3 38-40)	\$2500

1. The State of New York took this land for non-payment of taxes sometime in the late 1880s (Liber of Deeds 237:311). No deed for this property from Hammon Cropsey or his estate has been found. The 1874 Beers Atlas suggests a "Mrs. McN." was owner. The state may have seized the property from her or her heirs.

Prepared by: S. Barto
 K. Morgan

CHART 7B4:15 CHAIN OF TITLE

Block: 4441
 Lot: 4 (formerly Lots 20-23)
 Address: No Address

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	"	"	(remaining 1/2 int. in 9 2/10 acres)	\$6000
3/4/1847	D	15/172	Farnham & Harriet C. Hall	Isaac Marsh	Lots 7,8,25- 27 (13,750 sq.ft.)	\$410
5/27/1854	D	34/267	Richard & Elizabeth Tysen	Isaac Marsh	Lots 9,10,23, 24 (11,000 sq.ft.)	\$450
9/28/1868	D	77/481	Jacob & Elizabeth Cropsey	Isaac Marsh	Lots 20-22 (8250 sq.ft.)	\$350
5/1/1896	L of A	File A-2834	Isaac Marsh	Anna Irene Marsh (dau.)	All properties	
8/24/1921	D	530/500	Anna Irene Marsh	Charles H. Holtemann	Lots 20-27	\$1
5/25/1953	Lis Pendens	503-1953	Charles H. Holtemann	New York City	Lots 20-23	

Prepared by: S. Barto
 K. Morgan

CHART 7B4:16 CHAIN OF TITLE

Block: 4441
 Lot: 12 (formerly Lots 26 & 27)
 Address: 283 Center St.

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION.	PRICE
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	Henry Seaman	Farnham Hall	(remaining 1/2 int. in 9 2/10 acres)	\$6000
3/4/1847	D	15/172	Farnham & Harriet C. Hall	Isaac Marsh	Lots 7,8,25- 27 (13,750 sq. ft.)	\$410
5/1/1896	L of A	File A-2834	Isaac Marsh	Anna Irene Marsh (dau.)	All properties	
8/24/1921	D	530/500	Anna Irene Marsh	Charles Holtermann	Lots 20-27	\$1
5/15/1923	D	560/221	C.H. & Augustus Holtermann	Annie Baumann	Lots 26,27	\$100
4/15/1927	D	639/451	Annie Baumann	Bridget Gleason	"	\$100
6/25/1939	D	819/349	Eliz. Brower, F. McCann (Estate of B. Gleason)	C.H. & A. Holtermann	"	\$1
11/16/1945	D	919/273	C.H. & A. Holtermann	John Mackintosh	"	\$10
4/14/1949	D	1072/51	John S. & Ella M. Mackintosh	Myndert Inez Downs	1/3 interest	\$10
	?		Downs?	Mackintosh	1/3 interest	
5/25/1953	Lis	503-1953	John Mackintosh	NYC	Lots 26,27	

Prepared by: S. Barto
 K. Morgan

CHART 7B4:17 CHAIN OF TITLE

Block: 4441
 Lot: 9 (formerly Lots 24 & 25)
 Address: 279 Center St.

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
4/19/1839	D	5/434	Henry Seaman	Farrham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	Henry Seaman	Farrham Hall	(remaining 1/2 int. in 9 2/10 acres)	\$6000
3/4/1847	D	15/172	Farrham & Harriet C. Hall	Isaac Marsh	Lots 7,8,25- 27 (13,750 sq. ft.)	\$410
5/27/1854	D	34/267	Richard & Elizabeth Tysen	Isaac Marsh	Lots 9,10,23, 24, (11,000 sq. ft.)	\$450
9/28/1868	D	77/481	Jacob & Elizabeth Cropsey	Isaac Marsh	Lots 20-22 (8250 sq. ft.)	\$350
5/1/1896	L of A	File A-2834	Isaac Marsh	Anna Irene Marsh (dau.)	All properties	
8/24/1921	D	530/500	Anna Irene Marsh	Charles H. Holtermann	Lots 20-7	\$1
6/1/1922	D	550/572	Charles H. Holtermann	Henry A. Klussman Freda T. Klussman	Lots 24 & 25	\$1
5/25/1953	Lis Pendens	503-1953	Henry A. & Freda T. Klussman	NYC	"	

Prepared by: S. Barto
 K. Morgan

CHART 7B4:18 CENSUS DATA

Block: 4441

Lot: 4, 9, 12 (formerly Lots 24-27)

Address: 283 Center Street, 279 Center Street

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1925	(283 Center Street)					
	Fred J. Baumann	43	head	U.S.	Carpenter	
	Anne "	46	wife	"	Housework	
	Fred C. "	18	son	"	Insurance Off.	
	Ruth "	16	daughter	"	Stenographer	
1925 ¹	(279 Center Street)					
	Henry Klussman	29	head		Bookkeeper	
	Freda "	29	wife		Housework	
	Catherine Holterman	75	mother	Germany	"	

I. 279 Center Street was moved to West Cedarview Avenue sometime in 1956 by the Klussmans (See Lot 9).

Prepared by: S. Barto

CHART 7B4:19 CHAIN OF TITLE

Block: 4441
 Lot: 15 (formerly Lots 28-32)
 Address: 297 Center St.

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
5/2/1836	D	Z/198	James Guyon, Jr.	Henry Seaman	90 2/10 acres	
2/1/1837	D	4/313	Henry I. Seaman	Stephen D. Stephens	Lot 32 (25'x 110') approx.	\$250
5/22/1838	D	5/81	Henry I. Seaman	Stephen D. Stephens	Lot 31 (25'x110')	\$150
6/30/1838	M	(M)X/565	Stephen D. Stephens	Timothy Berham	Lots (31,32 only)	
4/11/1870	D	86/241 ¹	Stephen D. Stephens	Mary Black	All lots ²	\$11,500
4/25/1926	D	622/77	Estate of Mary Black (dau. of Mary & Joseph Black) & Sarah Black	Willet & Bertha Conner	All lots	\$6,500
2/14/1946	D	928/455	Bertha Conner	Mollie Gottlieb	5/6 acre	
1/2/1948	D	1027/161	Mollie Gottlieb	Richmond Floral Co.	5/6 acre	\$1
5/25/1953	Lis Pendens	503-1953	Richmond Floral Co.	City of New York	5/6acre	\$10,500

1. Balance of 1838 mortgage was assumed under this deed (for \$700 plus interest).

2. Lots 28-32

Prepared by: S. Barto
 E. Gilbertson
 C. Sachs

CHART 7B4:20 BUILDING USE

Block: 4441
 Lot: 15 (formerly Lots 28-32)
 Address: 297 Center Street
 The Stephens/Black House and Store

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
c. 1837-1870	Stephen D. Stephens (1808-1883) Elizabeth D. Stephens (1811-1883) (see Census for others)	Storekeeper	Residence & Store	Stephens Acct Bks & Recpts. 1844-1870, Stephens-Black Papers, SIHS Archives; 1840 Census, Southfield, p.276
1846	Stephen D. Stephens Lucretia Stephens	? Teacher (daughter)	Girls' Boarding School in House?	<u>N.Y. Observer</u> , 6/27/1846 in <u>Documents-Historic</u>
1850	S.D. Stephens & family	Storekeeper	Residence & Store	1850 Census, Southfield, dwell. #383, fam. #386 1850 <u>Dripps Map</u>
1859				1859 <u>Wallings Map</u>
1860/62	S.D. Stephens	Postmaster	P.O. in Store	1860 Census, Southfield dwell. #182, fam. #201 Martin, 1980, pp: 9a & 21a (<u>Reports on Bldg. & Occupants</u>)
1869-1870	James W. Stephens (son)	Postmaster	P.O. in Store	Martin, 1980
1870-1926	Joseph Black (b. ca. 1817) Mary Black (b. ca. 1825), wife (see Census for others)	Storekeeper	Residence & Store	1870 Census, Southfield, p. 10 dwell. #82, fam. #81 Black Acct Bks & Recpts, 1870- 1894, Stephens-Black Papers, SIHS Archives 1875 Census, Southfield 1880 Census, Southfield, p. 11 dwell. #84, fam. #84 Jessup, 1951:18-19; McMillen 1972:73
1892-1899	Mary Black (daughter)	Postmistress	P.O. in Store	Martin 1980: 12a
1900-c.1915	Mary Black & others ¹	Grocer Postmistress	Residence & Store P.O.?	1900 Census, ED 607, dwell. #197, fam. #204 1910 Census, ED 132 297 Center Street H.B. Dodswell 1972
1915-c.1926	Mary and Sarah Black	No Occupation	Residence	Jessup 1951:18-19 1915 Census, 1925 Census

c.1926-1946 ²	Willet Conner (1877-1932) Bertha Conner (wife)	Telegrapher, Game Warden Real Estate Agent	Residence	McMillen, 1972, p. 74 Newsclippings on Conners in <u>Docs. -Hist.</u>
c. 1926- c. 1946	Willet & Bertha Conner	Postmaster & Postmistress	P.O. in Store	McMillen; Newsclippings
1946-1963	? (see Chart 7B4:21)			
1963-present	Richmondtown Restoration			Letters, L. McMillen to N. Morris, 3/26/1963, in <u>Current Title Information & 12/5/1963 Public Agency Documents</u>

1. The 1900 Census is the last documentary evidence of the Black family operating the store. Two oral reminiscences (Jessup 1951, Helen Barry Dodswell 1972) recall the store operating as late as 1903 and c. 1914, respectively. The 1910 Census lists sisters Mary and Sarah E. as having their "own income" which suggests they may no longer have been working full time and that the store may have been closed. (Loring McMillen p.c. to Stephen Barto, 1982 suggested that the Black brothers were supporting sisters Mary and Sarah in their later years.) The 1925 Census lists the sisters' occupations as "housework" as well. There is no fully documented end date for the post office operation, which may have continued after 1899, the last citation until c. 1910, when George Sharpe is first indicated as operating the post office in the Bennett House (1910 Census). He operated it until at least 1915 (1912 Directory, 1915 Census). The Black family is not known to have operated it again after Sharpe. Helen Dodswell remembers going to the Black Store at the same time as Fasolo's store in the Ambrose Taylor House was operating. From documentary evidence, Fasolo's store was operating c. 1914-1920. This evidence is suggestive enough to posit that the Black Store was in business as late as 1914. (See Chart 7B4:5.) Dodswell remembers the Black sisters being more expensive than Fasolo. The 1915 Census lists the sisters' occupation as "house work," suggesting that the store had finally closed.

2. 1926 Deed, Blacks to Conners, refers to the Conners as already residing in the house at the time of purchase.

Prepared by: S. Barto
E. Gilbertson
C. Sachs

CHART 7B4:21

BIOGRAPHICAL DATA FOR STEPHENS-BLACK HOUSE AND STORE

STEPHEN DOVER STEPHENS, the house and store's first owner and occupant, was born in 1808 in Pompton, N.J., the son of Stephen Stephens and Ann Dover. He grew up in Manhattan, but his family later moved to Staten Island, reputedly to escape a yellow fever epidemic. He married Elizabeth Johnson of Staten Island, March 26, 1828, in St. Andrew's Church, Richmondtown. This was the same church in which Stephens was a vestryman, and in which his children were baptized.¹ He lived in Northfield, possibly near Richmondtown, until 1837-1838.² (For his family, see Census Appendix.) L. McMillen writes that Stephens may have begun his store operation immediately after moving to his new house in 1838. The first documentary evidence that indicates his storekeeping business is reference in the 1840 to Stephens being engaged in "Manufactures and Trade." He is believed to have begun building the first of three extensions around 1840.⁴ He may have run a boarding school for young women in the house in the mid 1840s.⁵ In addition to running the store and post office, S.D. Stephens was active in community and political affairs.⁶ His son Stephen, Jr. became a prominent judge on Staten Island in his later years.⁷ Stephen D. Stephens sold the store and house in 1870 and moved elsewhere in Richmondtown.⁸ He died in 1883 and is buried in St. Andrews cemetery.

JOSEPH AND MARY BLACK, the second owners of the house and operators of the store, came to Staten Island from Manhattan in 1870. They were forced to do so due to constrained financial circumstances. An eleventh child was born around the time they moved to Staten Island. Mary Black died some time between 1870 and 1872. Joseph died before 1880. The children were raised by the oldest sisters, principally Mary and Josephine.¹⁰ Josephine, Mary, and Sarah continued to run the store after their parents' deaths until c.1915.¹¹ In 1893, five of the brothers, all of whom had become quite successful, transferred their shares of their inheritance to Mary and Josephine.¹² By the turn of the century, the store/post office/public phone centrally located, became an important center of Richmondtown life.¹³ The store's business was probably considerable, due to the activities in the government buildings and the numerous hotels, residences, and other businesses in this vicinity at this time. Mary Black died around 1926, after which Sarah, the last surviving sister in the house, sold the property and moved to St. George, Staten Island, where she lived until her death several years later.¹⁴

SOURCES

1. Genealogy Record #1, in Docs.-Hist.; Martin 1980, p. 8.
2. 1835 Census, Northfield, p. 13.
3. L. McMillen, 1972, p. 74.
4. Ibid.
5. N.Y. Observer, June 27, 1846.
6. McMillen, ibid.; Letter, Stephens to Hagadorn, March 5, 1849, Stephens-Black Papers, SIHS.
7. Staten Islander, April 19, 1911, in Docs.-Hist.
8. 1880 Census, Southfield, p. 11.
9. McMillen, ibid.
10. Letters, Beatrice Collins to M. Kerr, February 2, 1971, and to R. Fitzgerald, May 9, 1971, in Docs.-Hist.; Martin 1980, pp. 16-19; 1875 Census, Southfield.
11. Martin, pp. 16-19; Jessup, Historian, July-Sept. 1951, pp. 18-19.
12. Liber 234/150, five successive deeds from Clinton, Kingston, James, Joseph, and Thompson, all recorded December 28, 1893; Irving transferred his share later (Liber 247/497, recorded February 19, 1896).
13. Jessup, pp. 18-19.
14. Letter, Collins to Kerr, February 22, 1971.

WILLET AND BERTHA CONNER: All that is currently known about the Conners is contained in four newsclippings (dated 1932 in Docs.-Hist. file). The Conners also owned the Treasure House from 1931 to 1951, where Mr. Conner operated a real estate office and possibly also the post office, alternating with the former store section of the Stephens-Black House.¹ The store itself ended operation sometime before Sarah Black's departure.

MOLLIE GOTTLEIB probably did not live in the house after the departure of the Conners. She was the owner of the Richmond Floral Company, at 169 Arthur Kill Road, to which she transferred the property in 1948, after having purchased it in her own name two years earlier; that deed recorded her residence as 169 Arthur Kill Road.²

There were a number of other occupants of the building until mid-1963, when Richmondtown Restoration took permanent possession of it.³

A KAREN JACOBS, now living at 85 Locus Street, New Dorp, Staten Island, lived with her family in the house about twenty-five years ago, when the building was being occupied by two families.⁴ This would have been after the City of New York assumed ownership of the property.

SOURCES

1. Gilbertson, 1981, pp. 1-11, in Treasure House, Sources.
2. Deeds. Liber 928/455 and Liber 1027/161.
3. Letter McMillen to Morris, March 26, 1963.
4. Oral account, Karen Jacobs to Greta Choate, August 5, 1982, in Reports on Building and Occupants.

Prepared by: S. Barto
C. Sachs

CHART 7B4:22 CENSUS DATA

Block: 4441
 Lot: 15 (formerly Lots 28-31)
 Address: Stephens-Black House and Store
 297 Center Street

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1835	N.Y. State Census - Northfield ¹					
	Stephen D. Stephens					
	one male			one male voter		
	four females			one married female under 45		
	no males subject to militia duty			three unmarried females under 16		
	no coloreds, paupers			one neat cattle		
				one hog		
				1/8 acre improved land		
1840	U.S. Census - Southfield					
	Stephen D. Stephens					
	one male 0 - 4 yrs.			two females 5 - 9 yrs.		
	one male 30 - 39 yrs.			one female 10 - 14 yrs.		
	one person in manufactures/trades			one female 20 - 29 yrs.		
1850	Steven D. Stevens	42				Real:\$4000
	Elizabeth "	38		N.Y.		
	Charlotte "	18		"		
	Mary C. "	15		"		
	James "	11		"		
	Steven (Jr.) "	5		"		
	Oliver C. Wade	30		N.J.		
1855	Stephen D. Stephens	46	head	N.Y.	Merchant	
	Elizabeth "	43	wife	Richmond		
	Mary E. "	20	daughter	"		
	Stephen D. "	10	son	"		
	Daniel L. "2	44	cousin	N.Y.		
	Anne E. "	45	"	"		
	Arn Hicky	17	domestic	Ireland		
1860	Stephen D. Stephens	57		N.Y.	Merchant	Real:\$5000 Personal:\$3000
	Elizabeth "	48		"		
	James W. "	21		"	Clerk	
	Stephen D. "	15		"		
	Bridget Clark	30		Ireland	General Housework	

1865	Stephen D. Stephens	57	head	N.Y.	Grocery
	Elizabeth "	54	wife	"	
	William "	26	son (married)	"	Grocery
	Emily "	25	dau. in law(?)	"	
	Stephen "	22	son	"	Clerk
	Essie Gorman(?)	21	servant	?	
1870	Joseph Black	53	head	N.Y.	Grocery
	Mary "	45	wife	"	Keeps House
	Victoria(?)	24	daughter	"	
	James S. "	22	son	"	Clerk in Store
	Mary "	20	daughter	"	
	Josephine "	18	"	"	
	Sarah "	16	"	"	
	Effie "	14	"	"	Attends School
	Joseph J. "	12	son	"	"
	Thompson "	10	"	"	"
	Clinton R. "	3	"	"	
	Irving "	1	"	"	
	J. Lensley	5	"	"	
	Infant (Kingston)	1 mo.	"	"	
James Waisley	20		"	Works in Store	
Kate Mur	25	domestic	Ireland		
1875	(Stephens-Prier House #140)				
	Stephen D. Stephens	66	head	N.Y.	Out of Business Real:\$5000
	Elizabeth "	63	wife	Richmond	
	Stephen D. "	30	son	"	Lawyer
Anne Elga (?)	67	cousin	N.Y.		
	(Stephens-Black House & Store #145)				
	Joseph Black	58	head(widowed?)	Ireland	Retail Grocer Real:\$2500
	James L. "	26	son	N.Y.	Grocer's Clerk
	Mary Jane "	23	daughter	"	
	Josephine "	22	"	"	
	Sarah E. "	20	"	"	
	Euphemia "	18	"	"	
	Joseph "	16	son	"	
	Thompson "	14	"	"	
	James Lindsey "	11	"	"	
	Clinton R. "	8	"	"	
Irving C. "	6	"	"		
Kingston G. "	5	"	"		
1880	James Black ³	30	head	N.Y.	Commercial Traveller
	Mary "	27	sister	"	Keeps Store
	Josephine ⁴	25	"	"	At Home
	Sarah E. "	23	"	"	"
	Euphemia "	22	"	"	"
	Clinton R. "	13	brother	"	At School

	Irving "	11	"	"	"
	Kingston J.	10	brother	N.Y.	At School
	Fanny Robinson	18	servant	"	
1900	Mary Black	50	head		Grocer
	Josephine"	47	sister		Grocery Clerk
	Sarah E. "	46	"		Clerk
	Kingston C."	30	brother		Dry Goods Salesman
	Rosalee(?) Moore ⁵	19	cook/servant	Virginia	
1910	Mary Black	56?	head	U.S.	Own Income
	Sarah E."	?	sister	"	"
	Josephine Roberts	20	family serv.	Virginia	
1915	Mary Black	60	head	U.S.	Housework
	Sarah E."	58	sister	"	"
	Ida B. Ricks	18	maid	"	"
1925	Mary Black	75	head	U.S.	Housework
	Sarah E.	72	sister	"	"

1. Not the Stephens House but the first home of Stephens in Richmondtown (possibly in the Union Hotel on Block 2278, Lot 44).

2. Daniel L. is listed as blind.

3. Black's parents were born in Scotland.

4. Josephine was divorced.

5. Rosalee Moore was black.

Prepared by: S. Barto

CHART 7B4:23 CHAIN OF TITLE

Block: 4441

Lot: part of 15 (formerly Lots 28-30)

Address: 297 Center St.

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
4/19/1839	D	5/434	Henry Seaman	Farnham Hall	(1/2 int. in 90 2/10 acres)	\$4000
3/26/1840	D	6/598	"	"	(remaining 1/2 int. in 9 2/10 acres)	\$6000
12/22/1841	D	8/612	Farnham Hall	David M. Mersereau ¹	Lot 30	\$120
3/1/1845	D	12/367	Farnham Hall	Israel & Jesse O Dissoway	Lot 28,29	\$150
9/28/1849	D	19/416	David M. & Arnette Mersereau	S.D. Stephens	Lot 30	\$150
5/14/1847	D	32/455	Israel & Jesse O. Dissoway	Ambrose G. Taylor	Lots 28,29	\$225
12/3/1853	D	32/457	Ambrose G. Taylor	Stephen D. Stephens	Lots 28,29	\$350

Title same as Lot 15, 1853-1953, see Chart 7B4:19

1. David Mersereau, a carpenter, is listed in the 1842, '44, '46, '47, '48 tax assessments as owning a lot and a shop. He is listed next to Stephen D. Stephens in 1844, '46, and '48 and next to Taylor in '47, strongly suggesting this shop was on Lot 30, directly east of the Stephens House. This is a previously undocumented building. It is not known how long the shop remained after Mersereau sold the property to Stephens. It is not listed in Stephens' assessment of the property in 1852.

Prepared by: S. Barto
K. Morgan

CHAPTER 7B5: BLOCK 2278

(formerly Blocks 2293, 2294 and 2295; also
known as Blocks 2294a, 2294b and 2294c)

Written by: Stephen Barto
Daniel Pagano

Research by: Stephen Barto
Daniel Pagano

INTRODUCTION

The property administered by Richmondtown Restoration on Block 2278 (see Figure 7B5:1) is bounded on the north by Old Mill Road (the proposed Richmond Bypass; 1968 Sanborn); on the east by an old street, Picadilly Street, now closed to the public (Platt 1911 map); on the south by Richmond Road (1728/29); and on the west by Richmond Hill Road (1705) and the property of the Church of St. Andrew. This block, which encompasses blocks formerly known as Block 2293, 2294, 2295, or 2294a, 2294b, 2294c, was part of the Hubbard Patent and is at the northwestern edge of the colonial village of Richmondtown (see Figure 7B5:2). In 1680 James Hubbard received a patent for 160 acres of land plus meadows in what was to later become Richmondtown. The property was subdivided in a series of transactions after Hubbard sold James Fitchett 120 acres in 1699. Fitchett sold James Hans Dye the eastern and western portions of the parcel several days after acquiring title. Dye sold the 120 acres to Matthias Decker in 1704 who then divided the parcel in half, selling the eastern portion to St. Andrew's Church in an unrecorded transaction (c. 1709), and the western portion to William Tillyer in 1707.

Property records from the early and mid-eighteenth century are not on file at the County Clerk's Office. Matthias Swame, Sr. is believed to have owned this block (except for the "County Lot" parcel, Lot 47) from the 1740s until his death in 1781. However, the first recorded evidence of his ownership dates from 1765 (see Chart 7B5:1).

Settlement of this land in the eighteenth century was concentrated in the southwestern portions of the block, at the juncture of what is today Arthur Kill Road and Richmond Road (formerly Block 2293, Lots 1,

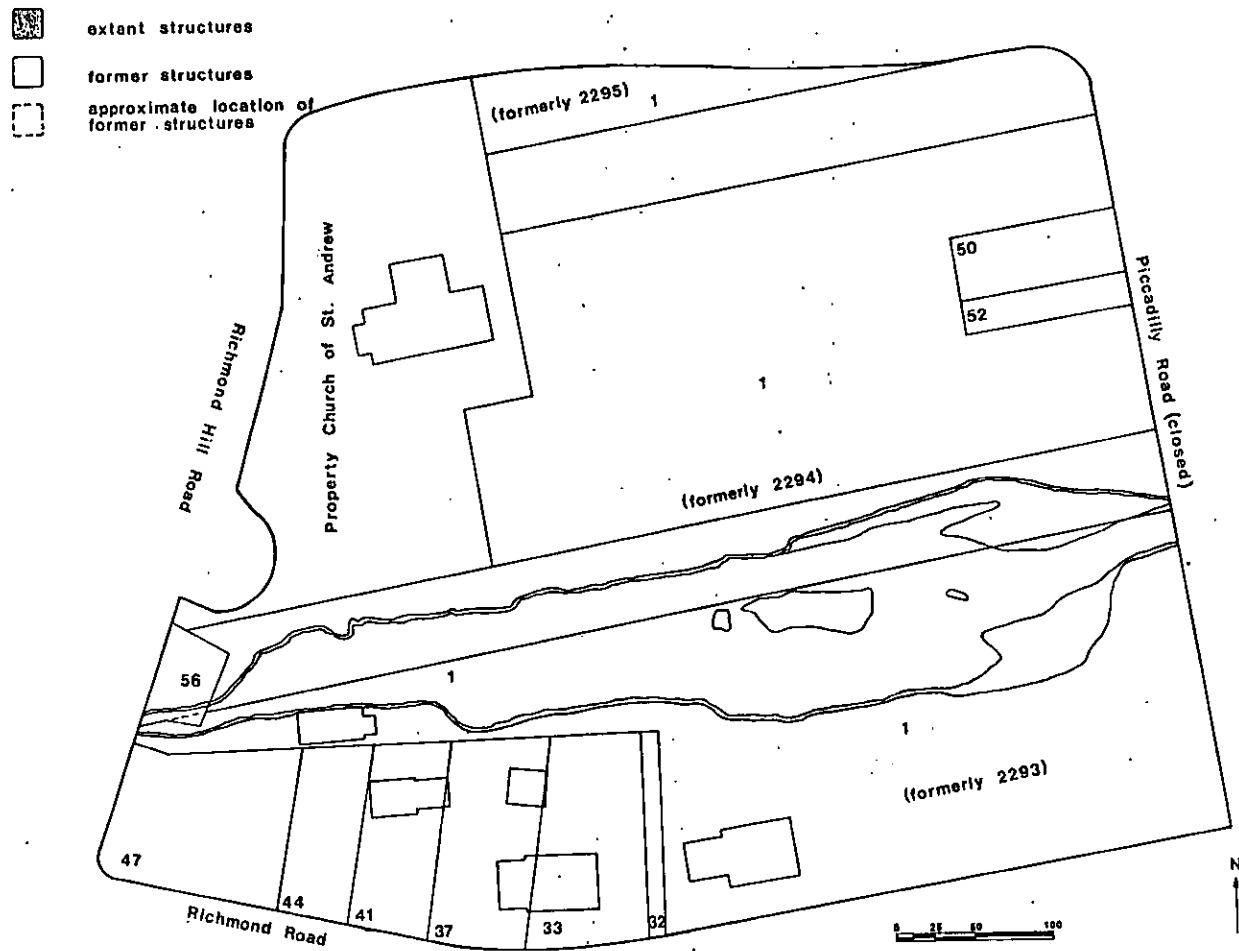
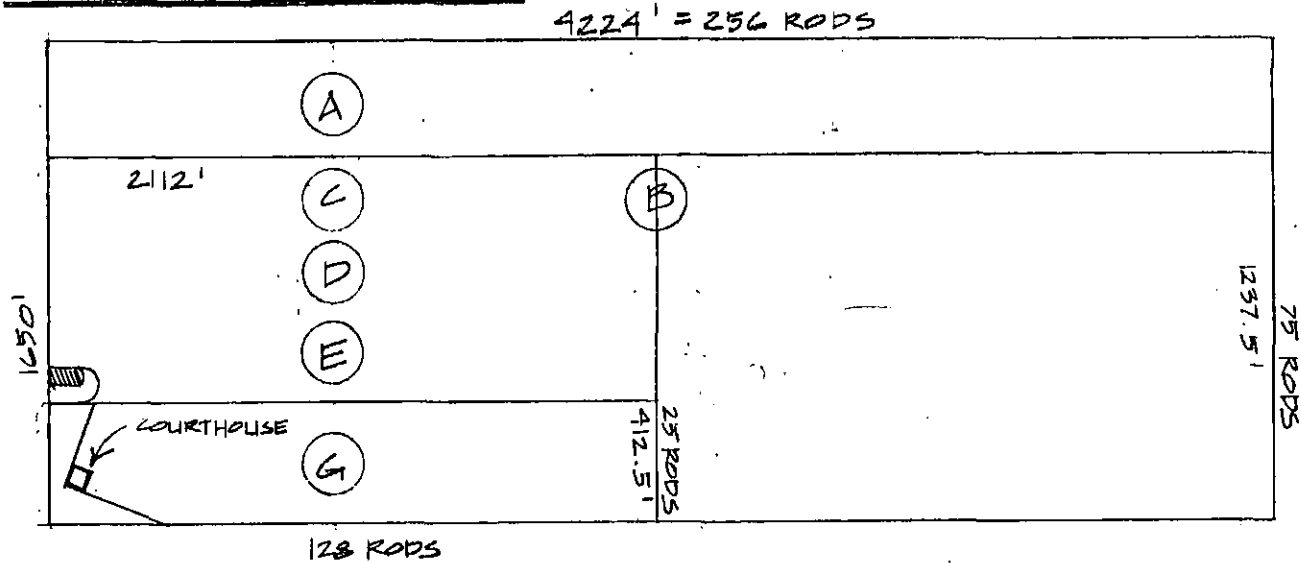


Figure 7B5:1 Base map of Block 2278 (formerly Blocks 2293, 2294, and 2295).
Map drafted by Victor Buchli:

HUBBARD PATENT



LIBER OF DEEDS

- A. ORIG. PATENT HUBBARD 1680 - 4224' x 1650'
- B. HUBBARD TO TILLYER 1697 - 4224' x 412.5'
- B. " TO FITZHETT 1699 - 4224' x 1237.5'
- C. FITZHETT TO J.H. DYE 1699 - 2112' x 1237.5'
- D. J.H. DYE TO MATHIAS DECKER 1704 - " x "
- E. M. DECKER TO TILLYER 1704 - " x "
- F. TILLYER TO ST. ANDREWS 1709 - " x "
- G. SWANE TO WALTON (MTG) 1766 - 2112' x 412.5'

	B: 279
	B: 370
	B: 371 (EXCEPT GRASSOTT)
	B: 478 " "
	B: 550 " "
	B: 629 + B: 584

Figure 7B5:2 Safford's map depicting the divisions of the Hubbard Patent, 1680-1766. Block 2278 is within the property divisions noted as C to G. Safford's map was redrawn by Victor Buchli.

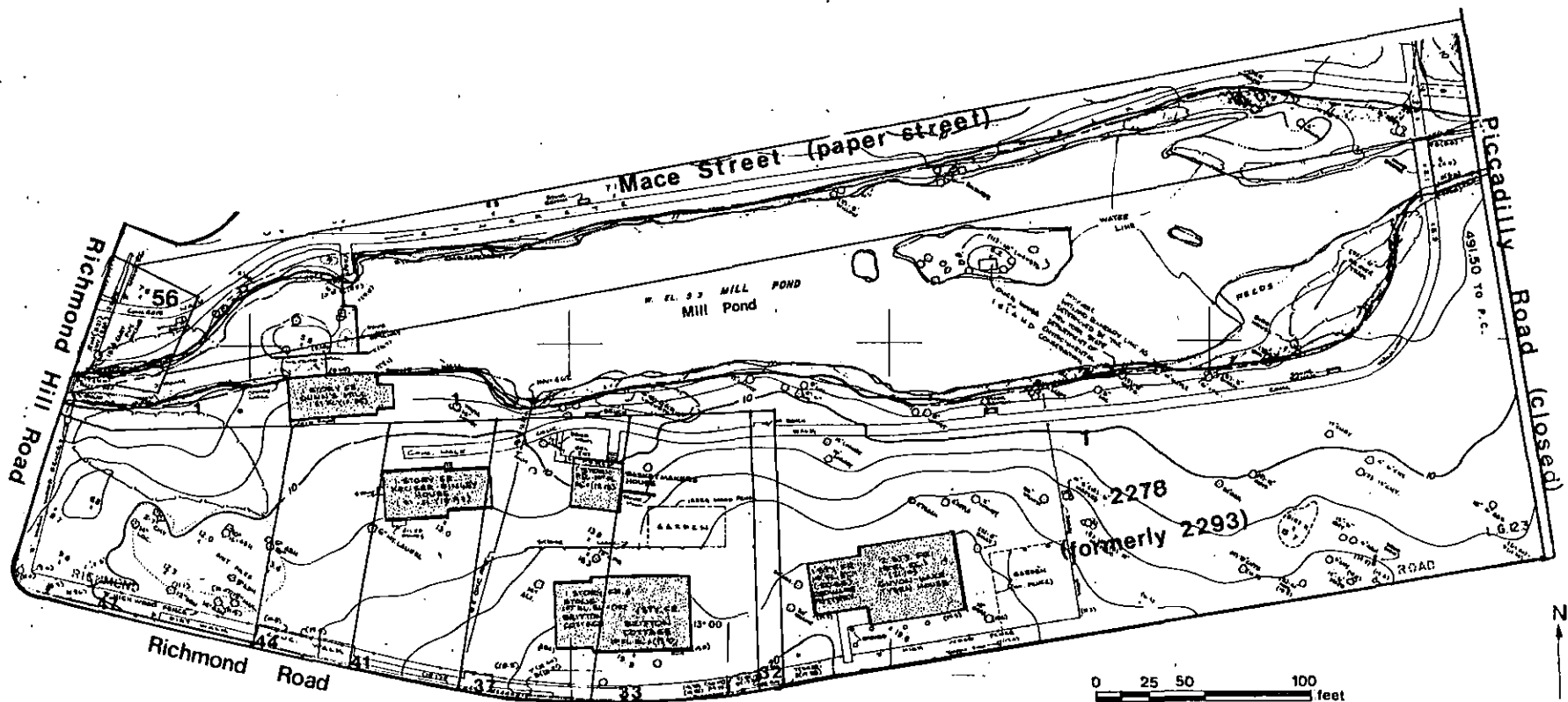


Figure 7B5:3 Base map of Block 2278 (formerly Block 2293). The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

FIGURE 7B5: 4ALegend Identifying All Structures on Figures 7B5:4, 5, and 6
(formerly Block 2293)Lot 47

- A. First County Court House, c.1728/9-c.1776
- B. Second Richmond County Jail, c.1741-1895
- C. Jailer's House, c.1751-c.1828
- D. County Building, c.1759-c.1828
- E. Residence of John Dunn, c.1795-1892
- F. County Building, County Clerk and Surrogate's Office, c.1828-1895
- G. Barn, c.1878-1895

Lot 44

- H. Union Hotel, c.1830-1892
- I. Tinsmith Shop; c.1878-c.1885/91
- J. Addition to Union Hotel, c.1878
- K. Residence, 3753 Richmond Road, c.1898-1964
- L. Shed, c.1911-1964
- M. Shed, c.1911

Lot 41

- N. Residence, R.D. Littell House, c.1850-c.1905
- O. Residence, 3749 Richmond Road, c.1907-1964
- P. Privy, c.1911
- Q. Kruser-Finley House, 1965-present (relocated to Richmondtown Restoration)

Lot 37

- R. Britton Cottage, 1965-present (relocated to Richmondtown Restoration)
- S. Basketmaker's House, 1965-present (relocated to Richmondtown Restoration)

Lot 33

- T. Residence, 3729 Richmond Road, c.1907-1964
- U. Privy, c.1911
- V. Shed (Garage), c.1917-1964

Lot 1

- W. Dunn's Mill, 1967-present (constructed by Richmondtown Restoration)
- X. Barn or Stable, c.1878-c.1905
- Y. Guyon-Lake-Tysen House, 1962-present (relocated to Richmondtown Restoration)

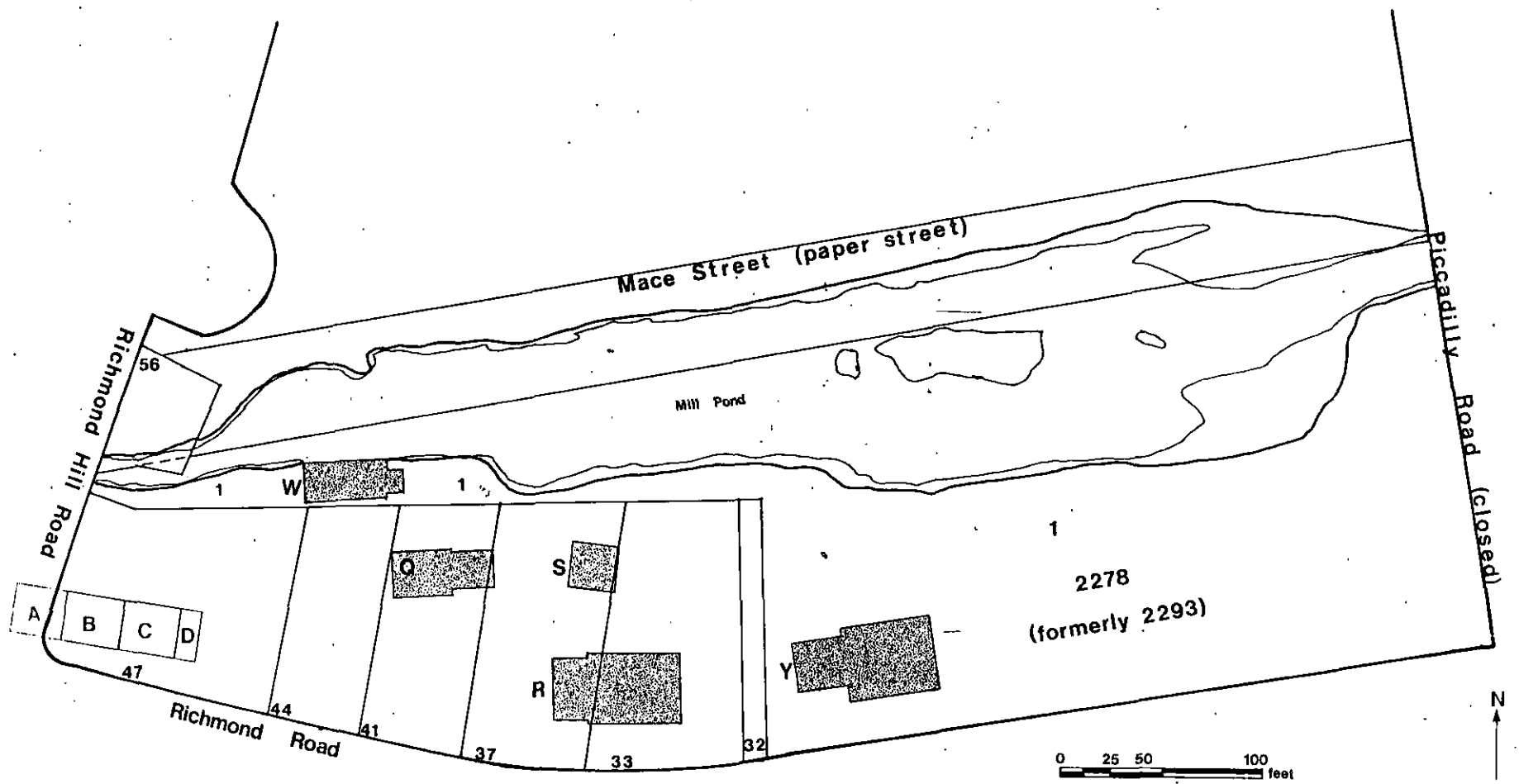





Figure 7B5:4 Composite map depicting the structures on Block 2278 (formerly Block 2293) in the eighteenth century. Map drafted by Victor Buchli.

Key

-  extant structures
-  former structures
-  approximate location of former structures

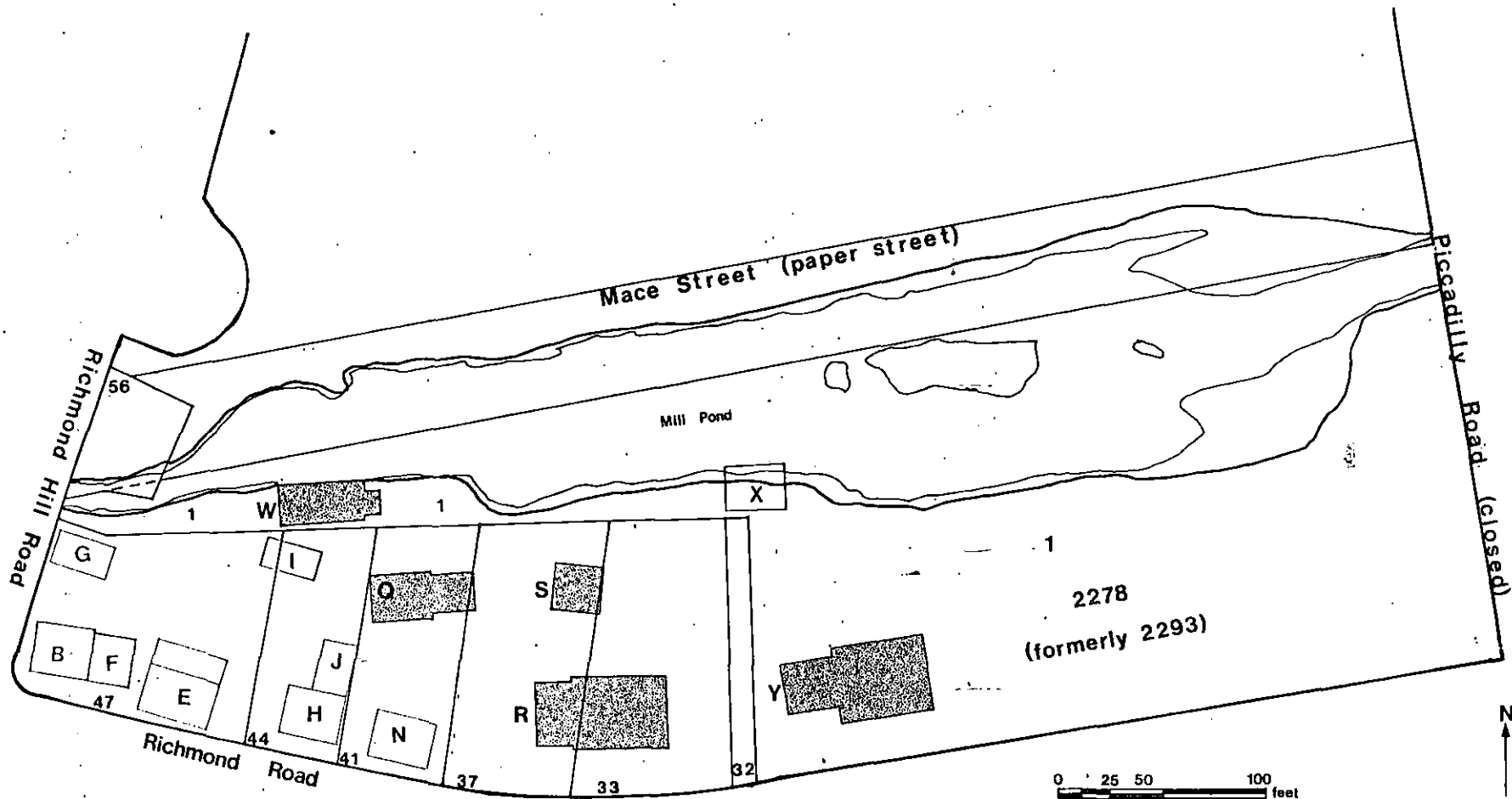
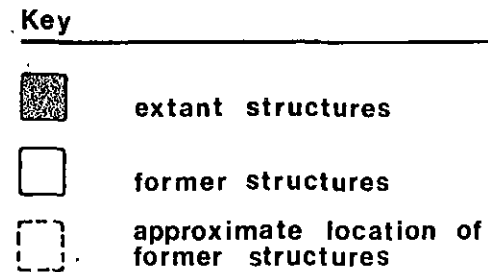


Figure 7B5:5 Composite map depicting the structures on Block 2278 (formerly Block 2293) in the nineteenth century. Map drafted by Victor Buchli.



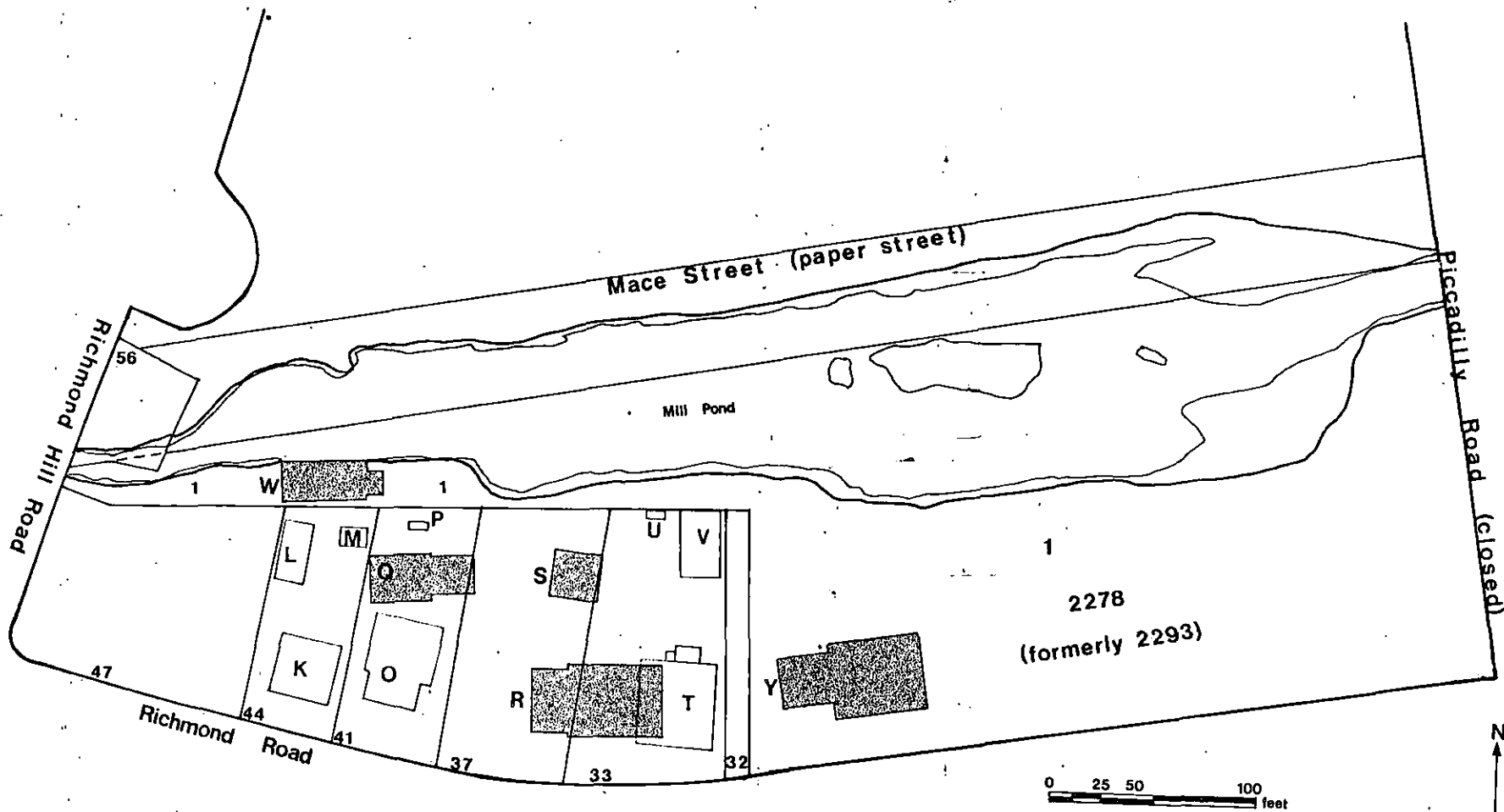
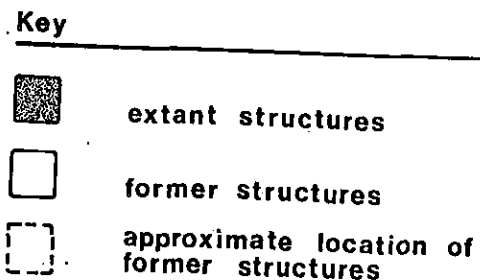


Figure 7B5:6 Composite map depicting the structures on Block 2278 (formerly Block 2293) in the twentieth century. Map drafted by Victor Buchli.



32, 33, 37, 41, 44, 47 and 56). William Sharp may have operated a blacksmith shop on Lot 1 before 1795. Shortly after this John Dunn constructed a mill nearby. During this period there were probably two dwellings on this block: the Sharp and Dunn/Johnson homes. Municipal and administrative functions for the county took place in the jail by 1757 (Safford 1940; Richmondtown Restoration Committee 1956; H. McMillen 1961a). The inconsistent scale and lack of precise placement of structures on period maps make it difficult to plot exact positions of buildings on present-day maps.

During the nineteenth century there was a marked increase of construction on the block of residential, commercial and municipal buildings (see Figure 7B5:5). Residential buildings on Block 2293, Lots 47, 41 and 44 are documented throughout the century on historic maps, in deeds and newspapers. The Union Hotel, located on Lot 44 from c. 1830 through c. 1892, was used as an inn between c. 1837 and c. 1869. Industrial activity, including Dunn's saw and grist mill, probably began after 1795 and may have continued on Lot 1 until the time of Dunn's death in 1826. The 1878 Sanborn map indicates a tinsmith shop on Block 2293, Lot 44, on or near the site of Dunn's Mill and perhaps extending onto Lot 1. One or more buildings on Lot 56 were used for a carriage factory from c. 1845 to c. 1870. Part of Lot 47 was occupied by a municipal building into the early nineteenth century. This multi-wing building incorporated the first County Court House, the second County Jail ("Old Red Jail") and the jailer's residence (Photograph Anonymous, n.d.a.). The jailer's residence was later used as the County Poorhouse; the structure was demolished and replaced in 1828 by a new wing which housed the First County Clerk's and

Surrogate's Offices (H. McMillen 1961a; Safford 1940). Governmental use of the multi-wing building on Lot 47 ceased in 1838 after which it housed stores and a post office. A fire in 1895 destroyed the "Old Red Jail" and County Clerk's building along with a barn.

By 1898, the West End Water Works maintained a water supply plant on Block 2294, Lot 1. In addition, during the twentieth century one residence was constructed (Lot 50).

Block 2293 held residential buildings: at least one structure with associated outbuildings existed on each of Lots 33, 41, and 44. Recent use of the site for museum buildings has resulted in the construction of foundations and the installation of structures on Lots 1, 33, 37 and 41 of the formerly Block 2293. No evidence has been found for construction of any buildings on Block 2295 during the seventeenth, eighteenth, nineteenth or twentieth centuries (see Figure 7B5:7, 8 and 9).

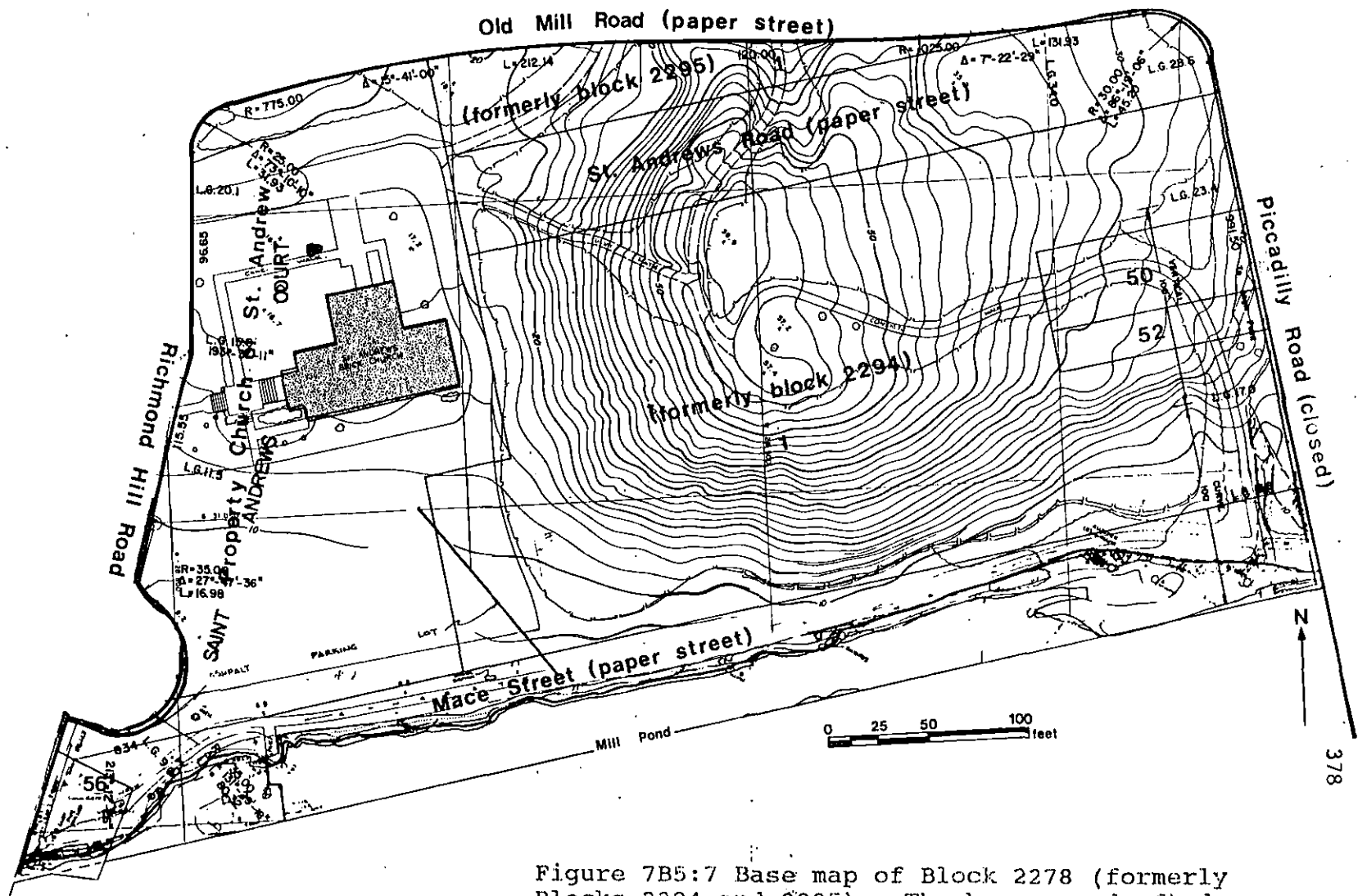


Figure 7B5:7 Base map of Block 2278 (formerly Blocks 2294 and 2295). The base map drafted is by Victor Buchli is overlaid on the Wohl and O'Mara topographic map.

FIGURE 7B5: 8ALegend Identifying All Structures Depicted on Figures 7B5:8 and 9
(formerly Block 2294)Lot 56

- A. Marsh's Carriage Factory, c.1851-c.1891; Extension to Marsh's Carriage Factory, c.1853-c.1870 (this is on property now owned by the Church of St. Andrew)
- B. Shed, c.1878-c.1885
- C. Wagon Shed for the Church of St. Andrew, c.1891-c.1911

Lot 1

- D. West End Water Company, c.1898 (from c.1907-c.1911 it was the South Shore Water Works)

Lot 50

- E. Residence, c.1926-by 1966
- F. Shed, c.1953

Lot 52

- G. Garage, c.1953-by 1966

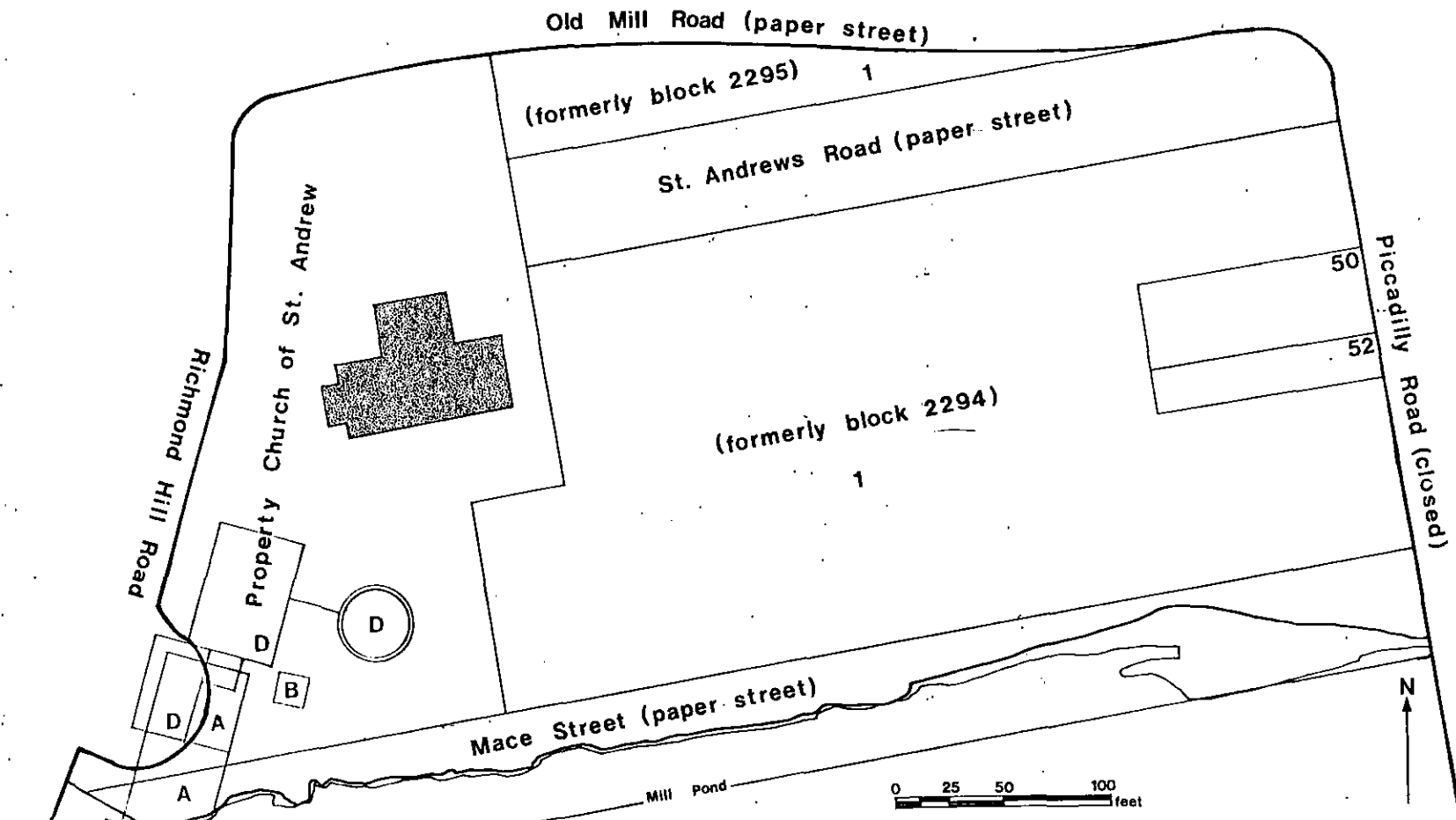





Figure 7B5:8 Composite map depicting the structures on Block 2278 (formerly Blocks 2294 and 2295) in the nineteenth century. Map drafted by Victor Buchli.

Key

-  extant structures
-  former structures
-  approximate location of former structures

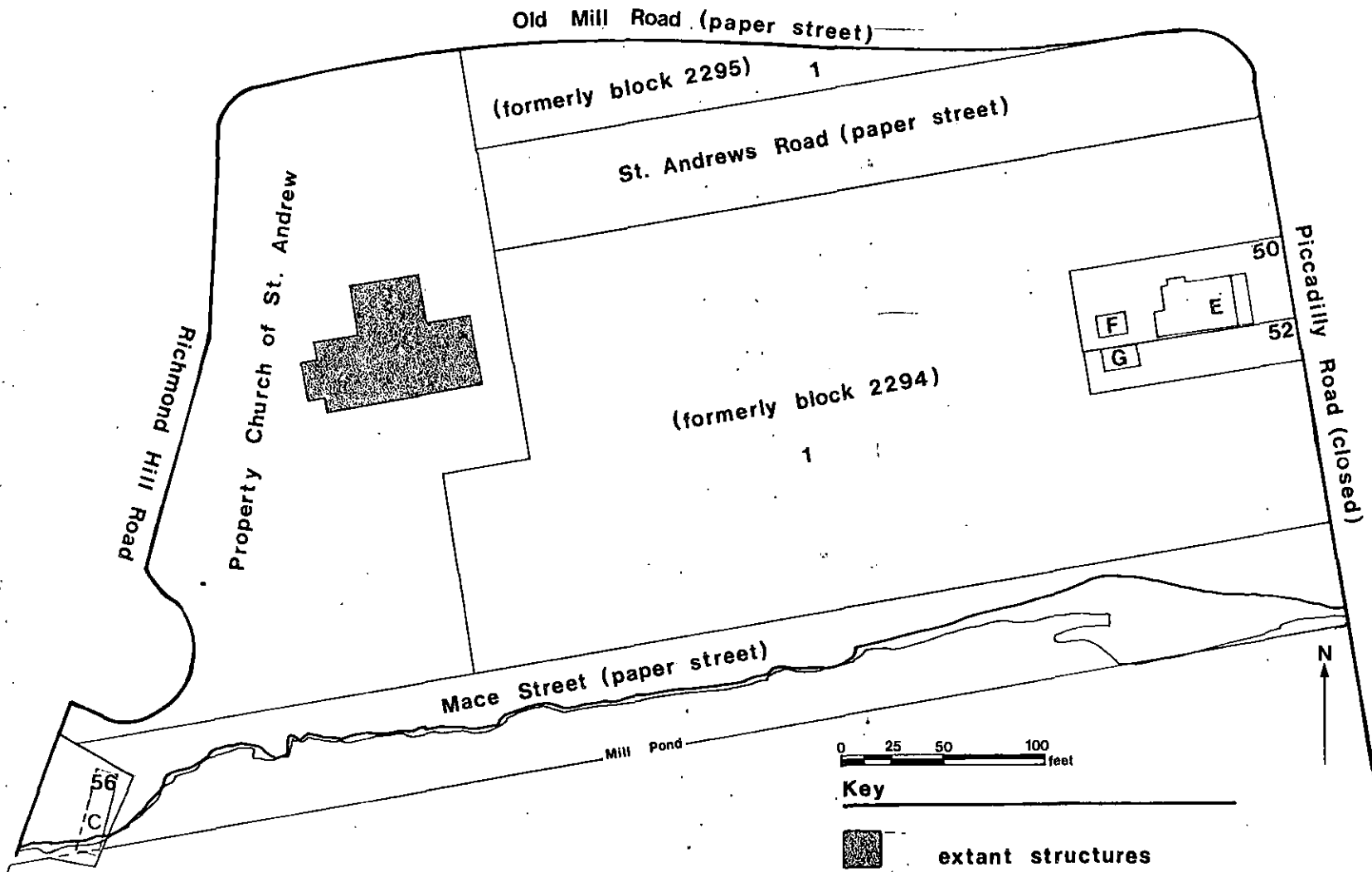





Figure 7B5:9 Composite map depicting the structures on Block 2278 (formerly Blocks 2294 and 2295) in the twentieth century. Map drafted by Victor Buchli.

Key

-  extant structures
-  former structures
-  approximate location of former structures

Block 2278, Lot 47 (formerly Block 2293, Lot 47)

The First County Court House was built in 1728-29 on Lot 47 (see Figure 7B5:4, A). The second jail in Richmondtown was built on the same lot by 1741 (see Figure 7B5:4, B), and ten years later a jailer's house was added, probably in 1759 (see Figure 7B5:4, C); later in the century, it may have been used as the County Poor House (H. McMillen 1961a:4; Safford 1940). The western portion of the parcel on which the former Court House stood (it was destroyed during the Revolutionary War), became part of Richmond Hill Road when the road was reconstructed after the American Revolution. The County Buildings are likely to be the structures noted at the corner of what is today Richmond and Arthur Kill Roads on the 1781 Taylor and Skinner map and other Revolutionary War era maps (Clinton c. 1777; Anonymous c. 1780-83). A structure in the same location is shown on the 1797 Sprong and Conner map.

John Dunn, a miller and merchant, probably lived in a dwelling (see Figure 7B5:5, E) on this lot, immediately to the east of the County Buildings (see Figure 7B5:5, B, F), from c. 1795 to c. 1818 (Liber of Deeds F:155, 1795; 1800, 1810 census). It is believed that Dunn built the dwelling c. 1795-c. 1800. Dunn was proprietor of the mill located on Lot 1 (see Chart 7B5:1). Census (1820) and other records (Liber of Deeds O:120; H. McMillen 1962d) note that Nathaniel Parker lived on this lot in Dunn's house from c. 1818 to c. 1821. Since Parker was by trade a "tavern keeper" he may have used the building as an inn. Etsil Wood, merchant, may have resided on the premises from c. 1821 to c. 1825 (Liber of Deeds O:120; Liber of Deeds P:32). By 1828 the First County Clerk's and Surrogate's Office was constructed as an attached wing on the east side of the County Buildings (see Figure 7B5:5, F).

This structure was located on the site of the former Jailer's house/poorhouse, which was removed for the new building. In 1838, when a third County Court House opened on Center Street, the former County Clerk and Surrogate's Office was purchased by merchant and village postmaster John Johnson who used the buildings for a post office and stores. Johnson occupied the former Dunn house and conducted business from the former county buildings until his death in 1859 (Liber of Deeds P:132, 1825; Census Records 1830, 1835; 1840, 1855; 1859 Walling's map). Johnson's ownership of the two properties unified the lot and gave it the form it had through the twentieth century. Catherine G. Johnson survived her husband and lived in the Dunn/Johnson house until her death in 1876 (1856, 1870, 1875 Census; Richmond County, Letters of Administration A1427, 1876). It is not known how the Dunn/Johnson house was used from c. 1876 to c. 1880. Francis (a clerk) and Eleanor Conner, relatives of the Johnsons, are recorded in the 1880 census and may have been living in this house. By c. 1885, all or part of the building may have been used as a library and meeting space for the King's Daughters of Saint Andrew's Episcopal Church (1885 Sanborn, updated to 1891; see also Charts 7B5:5 and 7). The Henry Pfaff and Charlotte Holmes families were the last to live in the building; it was destroyed by fire in 1892 (Richmond County Standard, August 20, 1892). Little is known of the use of the former County Buildings after 1859, although there are scattered references to their serving, at least in part, as dwellings. In 1895 the former Jail and County Clerk's and Surrogate's buildings were destroyed by fire (Staten Islander, April 24, 1895). At the time of the fire, a "colored family" was living in one end of the jail building, possibly in the

former County Clerk's facilities. Prior to the fire, the same family of John Henry, a janitor for the County's buildings in Richmondtown, probably resided there (1878 Sanborn; 1880 Census; Richmond County Standard, July 24, 1884).

Historic maps confirm the location of buildings documented in deed and census records. The Clute survey map of 1854 shows three attached buildings that border on Richmond Road (see Figure 7B5:5, B, F, and E). These markers were probably meant to represent the former County building, although the eastern building may have been the Dunn/Johnson house, which was actually separated from the County Buildings by a few feet. The Dripps (1850) and Butler (1853) maps record two separate structures on this site--presumably the Dunn/Johnson house and the former County buildings (with the Post Office).

The 1874 Beers atlas shows two buildings on Lot 47, both of which face Richmond Road and are associated with Mrs. Johnson (see Figure 7B5:5, B and E). The structures also appear on the 1887 Beers atlas. The 1878 and 1885 Sanborn atlases portray the buildings with greater accuracy. The 1878 Sanborn map also notes a barn at the rear property line facing Richmond Hill Road, directly behind the County buildings (see Figure 7B5:5, G). This "barn" is also shown on the 1890 Vermeule and Bien Topographical map. The barn was destroyed in the 1895 fire that consumed the County Buildings (Staten Islander, April 24, 1895).

The 1898 and 1907 Robinson atlases show Lot 47 without any structures. The 1911 Topographical map shows the foundation of the former Jail/County Clerk's Office in the center portion of the lot, facing Richmond Road. All documentary evidence after 1898 indicates that there

were no new buildings constructed on Lot 47, owned by the Flake family from 1905 to 1953.

In the early 1960s excavation and exploration of the site of the Second County Jail were conducted by the Staten Island Historical Society (McMillen 1963b). Additional excavations were conducted on the same site by students from the Susan Wagner High School, Staten Island, New York, under the direction of Jacques N. Jacobsen, Jr. and by members of the Field Exploration Committee of the Staten Island Historical Society (J. Jacobsen, personal communication to E. Lenik, 1988; see Chapter 6 for further information).

Block 2278, Lot 44 (formerly Block 2293, Lot 44)

One structure was on Lot 44 by 1797 according to the 1797 Sprong and Connor map. This information is not corroborated in the deed records (Chart 7B5:6) and thus may not be accurate. A dwelling on this site is found on the 1850 Dripps, 1852 Bacon, 1853 Butler, 1854 Clute Survey, 1874 Beers, 1878 Sanborn, 1887 Beers, 1885 Sanborn, and 1890 Vermeule and Bien topographical maps and atlases (see Figure 7B5:5, H). I.K. Morris (1893) notes that a private residence was erected on the site in 1830 and was converted to an inn sometime thereafter. Stephen D. Stephens may have lived in the house on Lot 44 in the early 1830s (1835 census) after which he moved to the house on Block 4441.

The 1840 and 1850 census records show that John B. and Susan Fountain used the buildings as an inn known as the Union Hotel. However, Leng and Davis (1930, Volume 2) note the Hotel was in operation as early as 1820. The Hotel also had tavern and restaurant facilities. In 1856 the Union Hotel was converted into the short-lived Union Temperance House where "special attention [was given] to serving up oysters in every style, at short notice...and...none but temperance drinks sold on the premises" (Staten Islander, April 4, 1856). O. E. Wade was innkeeper from c. 1857 to c. 1860 (1859 Wallings map), and George Vreeland was innkeeper from c. 1860 to c. 1869 (1860 Census; c. 1866 Colton map).

From c. 1869 to c. 1881 the building was occupied by John R. Gibson, a retired carpenter (Liber of Deeds 83:264, 1869; Liber of Deeds 139:213, 1881; 1870, 1875, 1880 Census records). The 1878 Sanborn atlas shows a building, identified as a tinsmith shop, at the rear of the lot,

possibly extending into Lot 1 (see Figure 7B5:5, I). The tinsmith shop may be on the exact site of the original Dunn's Mill, although there is no documentary evidence to confirm this location of the shop. The former Union Hotel was the residence of John Gibson, a carpenter (see Charts 7B5:7 and 8), and is identified on the 1878 Sanborn map as a tinwares store. There is no indication that John Gibson, or any other member of his family, was a tinsmith during the period from c. 1869-c. 1881. Gibson had two sons, Edward, a carpenter, and Richard, who also may have been a carpenter, living with him. By 1881 the Gibsons had sold the site. In 1891, the Sanborn atlas does not record the tinsmith shop and notes that the former Union Hotel was a dwelling and was no longer a tinwares store. A wing at the rear of the building (see Figure 7B5:5, J), which first appears on the 1878 Sanborn atlas, is not shown on the 1891 Sanborn atlas. Use of the building from c. 1881 to c. 1885 is unknown. The Episcopal King's Daughters of St. Andrew's Church may have used the building as a library and meeting place after 1885 (I.K. Morris 1893). William Hooper, a blacksmith, resided in the house in 1892, when the Union Hotel was destroyed by fire (Richmond County Standard, August 20, 1892).

Another structure, a residence numbered 3753 Richmond Road, was constructed on the site after 1898 (see Figure 7B5:6, K). This is indicated by the 1898 Robinson atlas, which shows the lot as vacant, and the 1907 Robinson atlas, which shows the lot with a structure. This same building is shown on the 1900 Newhall and Cossman, 1911 Topographic, 1917 Bromley, 1926 Sanborn, 1935 Sanborn, and 1953 Damage maps and atlases. It was demolished in April or May 1964 (Demolition Records 1959-1966).

A shed appears at the rear of the lot on both the 1911 Sanborn atlas (updated from 1898) and the 1911 Topographical map (see Figure 7B5:6, L). The shed had two sections and was oriented north to south. No information has been found regarding the date of its construction. A second, smaller shed first appears immediately to its east on the 1911 Topographical map (see Figure 7B5:6, M). There is no further record of it. The two-section shed appears on the 1917 Bromley atlas as well as the 1926 and 1936 Sanborn atlases, where it is identified as an auto garage. The frame shed on the rear of the lot that appears on the 1953 Damage map may be the north section of the two section shed/garage, the south part having been demolished between 1935 and 1953. The remaining outbuilding was demolished at the same time as the house in April and May of 1964 (Demolition Records 1959-1966).

Block 2278, Lot 41 (formerly Block 2293, Lot 41)

Two buildings that are shown on the north side of Richmond Road east of the village on the Taylor and Skinner (1781) and Sprong and Conner (1797) maps may have been on this lot. But it is more likely that they were actually east of Lot 41, on Lot 1, the residential structures of John Swame, and outside of the project area. There is no record of an eighteenth century structure on this lot. The first documentary evidence of a building on Lot 41 is in Liber of Deeds 18:487 (1849) which refers to the "house of Eleanor Totten" (Chart 7B5:9). While the property was owned by Eleanor Totten (later Houseman, deceased 1878), she lived in Port Richmond and her brother-in-law Richard D. Littell and other members of his family occupied the house from c. 1850 to c. 1880 (Charts 7B5:10 and 11).

Continuous occupation of this site is recorded on the 1850 Dripps, 1852 Bacon, 1853 Butler, 1854 Clute Survey, 1874 Beers, 1878 Sanborn, 1885 Sanborn, 1887 Beers, and 1890 Vermeule and Bien Topographic maps and atlases (see Figure 7B5:5, N). Census records include names of possible tenants of 3749 Richmond Road between 1849 and 1878. Richard D. Littell, listed in the 1850 and 1855 censuses as a farmer, is followed by his widow, Rebecca, who is noted in the 1860 census. Peter Brokaw, a farmer, and Mary Littell lived there ten years later with Dumont Littell, her brother, a farm laborer. Peter Brokaw, their son and a carriage maker, is noted in the 1875 census. Franklin D. Littell, a harness maker, is also recorded in the 1875 census. The property remained in the Brokaw/Littell family until it was sold to Newhall and Cossman in 1898. The 1898 Robinson atlas erroneously omits the structure. However, it is included two years later on the 1900

Newhall and Cossman survey map. This is the last mapped record of the Littell house, as it was demolished within the next five or six years. It was replaced by another house, also numbered 3749 Richmond Road, which first appears on the 1907 Robinson map (see Figure 7B5:6, O). The 1911 Topographical map shows this dwelling, as do the Sanborn atlases for 1926 and 1936 and the 1953 Damage map. The 1911 Topographical map also shows a privy on the rear of the lot which does not appear on any other atlas (see Figure 7B5:6, P).

This dwelling at 3749 Richmond Road was demolished in April or May of 1964 (Demolition Records 1959-1966) and replaced by a "Museum" building, the Kruser-Finley House, relocated to the site in the next year (see Figure 7B5:5, 6, Q). The Wohl and O'Mara map shows the Kruser-Finley House north of the site of the earlier nineteenth and twentieth century dwelling(s) on this lot.

Block 2278, Lot 37 (formerly Block 2293, Lot 37)

No buildings are known to have been on this site until 1965 when the western section of the Britton Cottage was relocated to the southeastern portion of this lot and overlapping onto Lot 32 (see Figure 7B5:5, R). The museum structure known as the Basketmaker's House (see Figure 7B5:5, S) also was relocated here, on the northern portion of this lot, the same year (see Chart 7B5:12 for a record of the Chain of Title).

Earlier records, including the late eighteenth century maps (Anonymous 1780-83 Anglo-Hessian "French" map, 1781 Taylor and Skinner map, c. 1777 Clinton "British Army" map, and the 1797 Sprong and Connor map do not provide useful information regarding buildings on this lot. The British Army map shows several possible buildings that have not been corroborated by other records.

Block 2278, Lots 32 & 33 (formerly Block 2293, Lots 32 & 33)

No buildings are known to have been built on these lots in the eighteenth century. Maps of the period, the Anonymous 1780-83 Anglo-Hessian "French" map, 1781 Taylor and Skinner map, c. 1777 Clinton "British Army" map, and the 1797 Sprong and Connor map, do not provide the information needed to determine if buildings were erected here. The Clinton map (c. 1777) shows a building or buildings on these lots but no corroboration has been found (see Chart 7B5:13).

The first map that clearly shows a structure on this site is the 1907 Robinson atlas. This depicts a building at 3729 Richmond Road, which does not appear on the Newhall and Cossman survey map (1900) (see Figure 7B5:6, T). The building is depicted as a two-story building, and a privy is drawn at the rear of the lot near the property line on the 1911 Topographic map (see Figure 7B5:6, U). The owner of the property in 1904 was Frederika Treetz, who may have lived in the house. George Sharpe, the village postmaster, was an occupant in 1912 when the house was numbered 731 Richmond Road (Business Directory 1912). The house and lot were sold to Meta F. Whitaker in 1934, who sold it to Marie Peterson and Nicholas George the same year. From 1934 to 1954 the building had six other owners, and may have had as many different occupants. A larger outbuilding first appears on the 1917 Bromley map (see Figure 7B5:6, V). The dwelling at 3729 Richmond Road appears on the 1926 and 1936 Sanborn atlases with an associated outbuilding that is identified as an auto garage. The Sanborn atlases portray the building as an attached two-family house (duplex) that also had commercial uses on the ground floor. On the 1926 map, its western half is shown vacant and its eastern half is called a lunch counter. Ten

years later the atlas portrays the western half as a store, and the eastern half remained as a lunch counter. The buildings appear on the 1953 Damage map. The structure and outbuildings were demolished in April and May of 1964, and do not appear on the 1968 Sanborn atlas (Demolition Records 1959-1966). The 1986 Wohl and O'Mara map of the site indicates that the Britton Cottage had been reconstructed on a portion of this lot in the approximate location of the 1911 building (see Figure 7B5:6, R).

Block 2278, Lot 1 (formerly Block 2293, Lot 1)

This property, part of the Hubbard Patent (see Figure 7B5:2) granted by Sir Edward Andros to James Hubbard on December 28, 1680, was sold to John Dunn by William Sharp, a local blacksmith on May 1, 1795 (a chain of title for the patent can be found in Charts 7B5:1 and 14). Little is known of Dunn prior to his coming to Richmondtown, but by the time of his death on December 21, 1826, he had become one of Staten Island's leading citizens. He was a member of the State Assembly in 1804 and 1805, and was known as John Dunn, Esq. Some time between 1795 and c. 1800 Dunn built a mill on Lot 1 (see Figure 7B5:5, W), which was part of six acres bounded by Richmond Road on the south and by Richmond Hill Road and other lands on the west (L. McMillen 1978c).

Dunn acquired an additional twelve and three-quarters acres east of his first purchase from John Swaim on March 17, 1797. Part of Lot 1 was at the eastern edge of this purchase. This acquisition of additional land secured an uninterrupted water supply for his mill and mill pond, which is first mentioned in the deed of this purchase. Richmond Creek flowed directly across Dunn's property for 1,000 feet, and his dam, or "tumbling down" as it was referred to, enabled him to obtain approximately four or five feet head of water, sufficient to run an undershot water wheel (L. McMillen 1978c). The small flow of water and low head made the mill difficult to operate. Also, the successful operation of Geib's tide mill, also called Beedle's or Bedell's Mill (map, L. McMillen 1933; Anonymous c. 1780-1783 map), three-quarters of a mile to the west in Richmond Creek, amply filled the needs of local inhabitants for over 150 years (L. McMillen 1978c). Therefore it seems likely that Dunn's mill (see Liber of Deeds O:122 1819) was not

operating after his death in 1826, though there is no conclusive documentary evidence in this regard.

There is indirect evidence suggesting that in the late eighteenth century several other buildings may have existed on Lot 1 as well as on the land that became the other lots in Block 2293. The Taylor and Skinner map and the Sprong and Connor maps indicate the remote possibility of an eighteenth century building on the eastern edge of Lot 1 along Richmond Road, the part of Lot 1 that was once John Swaim's land. This building is the eastern one of the two buildings shown on the north side of Richmond Road between the center of the village and the intersection of Rockland Avenue and Richmond Road (see Taylor and Skinner 1781 map; Sprong and Connor 1797 map). The John Swaim house was probably somewhere on his property fronting Richmond Road; the property extended 462 feet east (and beyond the project area) along the road beginning at a point approximately 150 feet west of the present St. Patrick's Place. If the house was on the 150 feet of frontage west of St. Patrick's Place, it would also have been on Lot 1 (see map, R. Safford c. 1939). This house may have been built by Mathias Swame, Sr., John's father, for John or one of his brothers, in the 1760s or 1770s. The John Swame house may have been occupied by John's nephew, Mathias, at the time of the 1790 census. The uncertain location of the Swame house, and the question as to whether or not it is even in the study area, has resulted in its exclusion from the study area maps.

William Sharp, who owned this property from c. 1781 to 1795, probably had a dwelling and blacksmith shop on his six acre parcel. He appears in the records of St. Andrew's Church, the 1790 census and deeds. The

buildings may have been on Sharp's portion of Lot 1, or on the land that became Lots 32, 33, 37, 44, 47 or 56. There is no evidence to link these conjectured buildings with any of the known structures on Lots 32, 33, 37, 44, 47 or 56.

No evidence of other structures on Lot 1 in the early nineteenth century has been found on maps or documentary records. By 1878 the Sanborn atlas records a tinsmith shop near the original site of Dunn's Mill. The tinsmith shop may have extended onto Lot 1 but was primarily sited on Lot 44 (see Figure 7B5:5, I). This apparent overlap might be due to an error in surveying. The 1878 Sanborn atlas also shows one outbuilding, possibly a barn or stable, at the rear of lot 32, or possibly on Lot 1 (see Figure 7B5:5, X). While this structure is not illustrated on the Beers (1874, 1887) or later atlases of this area, it may be the same outbuilding Newhall and Gossman located just to the east of the present Lot 32 on Lot 1 in their 1900 survey (Lots 19 and 20). This structure was probably an outbuilding for the c. 1849 Richard D. Littell house, and was probably demolished with the house around 1900.

The Wohl and O'Mara map of the site shows the reconstructed Dunn's Mill (1968-73) on Lot 1 behind Lot 44 (see Figure 7B5:6, W). The present Guyon-Lake-Tysen House was relocated in 1962 to Lot 1, east of Lot 32, and is the "museum" building identified on the 1968 Sanborn atlas (see Figure 7B5:6, Y).

Block 2278, Lot 56 (formerly Block 2294, Lot 56)

No documentary evidence of a building on this lot prior to 1835 has been found. Issac Marsh purchased this property in 1851 from David Ryers (see Chart 7B5:16). Marsh may have been operating a carriage manufacturing business as early as c. 1845, when he first came to the village. A building may have been on this lot as early as the 1844/45 Coast Survey (surveyed 1835) map or the 1850 Dripps map, but both of these maps are difficult to interpret. The 1853 Butler map is the first to clearly indicate the existence as well as the association of one or possibly two buildings on this lot with Marsh's carriage business (see Figure 7B5:8, A). These two buildings appear on the 1859 Walling Map (one or both may extend onto Lot 1; see Figure 7B5:8, A and B). The principal structure, a two-section frame building, is shown on the 1878 Sanborn atlas and appears to have extended beyond the boundaries of this lot (50' X 20'). The smaller building is located on the property of the Church of St. Andrew (Figure 7B5:8, B). In "The History of the Carriage and Wagon Manufacturing Business of I. M. Marsh," buildings are identified as being related to the carriage business on and adjacent to this lot from 1845 to 1917 (see Barto 1983, updated 1988). The building(s) on this site were probably used by Marsh until c. 1870. Marsh's main operation was on Block 4441. Between that time and c. 1885 the principal building was used for a variety of purposes including a Masonic meeting hall and carpenter's shop. The 1878 Sanborn also shows an "old shed" to the rear of the Marsh Carriage Factory on Lot 56 and possibly extending onto Lot 1. The shed and carriage factory were demolished between 1885 and 1891, replaced by a wagon shed built by St. Andrew's Church (see Figure

7B5:8, C). It appears on the 1891 Sanborn, 1898 Robinson and subsequent atlases. It last appears on the 1911 Topographical map. This is the last structure known on this lot:

Block 2278, Lot 1 (formerly Block 2294, Lot 1)

The first structure was built on this lot in 1898 (see Chart 7B5:17 for Chain of Title). The 1898 Robinson atlas indicates the presence of the West End Water Company on this site (see Figure 7B5:8, D). South Shore Water Works was on the site by 1907 as noted on the 1907 Robinson atlas. The 1911 Topographical map records possible remnants from the water works in the form of stand pipes and a pipe orifice from which a spring flows. There were no other structures on Lot 1, with the possible exception of the early eighteenth century Philip Tillyer house. The 1723 Edsal Survey notes the existence of the Tillyer house but does not provide a location for the building. Data from the Wohl and O'Mara 1986 topographic map indicates extreme sloping conditions for this site with the implication that it would not have been a viable location for the Philip Tillyer house.

Block 2278, Lots 50 & 52 (formerly Block 2294, Lots 50 & 52)

No evidence of pre-twentieth century structures on Lots 50 and 52 has been found (see Charts 7B5:18 and 19 for Chains of Title). The 1926 Sanborn atlas is the first to depict a dwelling on these lots (see Figure 7B5:9, E). The house, probably built by Susan McVeigh shortly after her purchase of the property in 1925, also appears on the 1935 Sanborn atlas. On the 1953 Damage map the dwelling is shown with a shed at the rear (see Figure 7B5:9, F), while Lot 52 also contains a garage at the end of the lot (see Figure 7B5:9, G). The house and garage were demolished sometime between June 1964 and January 1966 (Demolition Records 1959-1966).

Block 2278, Lot 1 (formerly Block 2295, Lot 1)

There is no direction evidence of any structures built on this lot. There is a remote possibility that the eighteenth century Philip Tillyer house may have existed on this lot. However, data from the Wohl and O'Mara 1986 topographic map indicates extreme sloping conditions for this site with the implication that it would not have been a viable location for the Philip Tillyer house.

CHART 7B5:1 CHAIN OF TITLE

Block: 2278 (formerly 2293, 2294, 2295) (also known as Blocks 2294a, 2294b, 2294c)
 Lot(s): part of Hubbard Patent (western one-half of south 120 acres became Block 2278, all lots except County lots)
 Address: various
 Historic Structure(s): various

DATE DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
THE HUBBARD PATENT - Portion One					
12/28/1680	Patent 5/18	Sir Edward Andros	James Hubbard	160 acres plus meadows	
12/9/1699	D B/370	Elias Hubbard	James Fitchett	120 acres	
12/11/1699	D B/371	James Fitchett	James Hans Dye	Aprx. 59 acres ¹ (west one-half 120 acres)	
unrecorded	D	James Fitchett	James Hans Dye	Aprx. 60 acres east one-half 120 acres	
3/18/1704	D B/478	James Hans Dye	Matthias Decker ²	119 acres	
3/17/1707	D B/550	Matthias Decker	William Tillyer	Aprx. 59 acres L 100, western portion of 119 acres	
8/6/1711	B/584	William Tillyer	St. Andrew's Church	Aprx. one-half acre, church property, Richmond Hill Rd.	
11/7/1723	D C/169	William Tillyer	Nicholas Britton	Aprx. one-half acre, church property, Richmond Hill Rd.	
c.1728	unrecorded	William Tillyer	Supervisors of Richmond County	Less than one acre (first portion of county lot, Lot 47)	
3/7/1739 (proved)	W	<u>NYHS Will</u> William Tillyer	Mary Tillyer (wife) ⁴ Philip Tillyer (eldest son)	Aprx. 58 acres	

** gap **

5/31/1765	M	A/107	Matthias Swame, Sr.	Madeline Walton	South 20 acres of aprx. 45 acres
7/15/1768	D	D/618	Matthias Swame, Sr.	Supervisors of Richmond County	Less than one acre (second portion of county lot, Lot 47)
1781	W	Abst.	Matthias Swame, Sr.	John, Simon, Matthias, Jr. Benjamin Swame	Aprx. 45 acres (and aprx. 33 acres of north 40 acres)
c.1781- 1785	D?	Unrecorded	Estate of Matthias Swame, Sr.	John Swame	Aprx. 13 acres
c.1781- 1785	D?	Unrecorded	Estate of Matthias Swame, Sr.	William Sharp	6 acres

THE HUBBARD PATENT - Portion Two

12/28/1680	Patent	5/18	Sir Edmond Andros	James Hubbard	40 acres
			(N. 40 acres outside	Block 2278)	
5/28/1697	D	B/279	James Hubbard	William Tillyer	40 acres
3/7/1739	W		<u>NYHS Wills</u>	William Tillyer	Mary Tillyer
					40 acres

1. Less 1 acre to Samuel Grasset, site of the Treasure House B/511 (Block 4444).

2. Matthias Decker sold the eastern one-half of the southern 119 acres to St. Andrew's Church in 1709 in an unrecorded transaction (see History of St. Andrew's Church, 1924, p.24, Footnote 31).

3. This transaction relates to a parcel that forms part of the "Frost House" property on Block 4444.

4. Tillyer's lands were left for the use of Mary during her life or until her re-marriage. The land was then to revert back to Philip. There was one other son and four daughters named in the will which was witnessed by Philip. After 1739 there is only one mention of the Tillyer family on Staten Island; the 1742 will of Helena Van Pelt. Leng and Davis (1930 V.2., p. 161) note that "It is strange that this family apparently disappeared entirely." When or under what circumstances the family dispersed from the Island after 1742 is not known. Matthias Swaim was a witness to William Tillyer's will; he owned and had been living on the Prall Patent for several years.

5. Swaim appears to have bought the western 58 acres and the northern 40 acres of the Hubbard Patent in the 1740s, and he sold at least part of each parcel, probably to Joseph or John Wood by the 1760s (see Mortgage A/104, Jos. Wood to Madeline Walton). This included approximately 7 or 8 acres at the western end of the northern 90 acres bordering both sides of Richmond Hill Road. This does not appear to comprise part of Block 2278, nor appear to be part of the land distributed by Matthias Swame's estate to William Sharp and Swame's sons in the 1780s. The first village school was built in the 1830s on part of the 13 acres sold from the western 58 acres on land which was outside of Block 2278. According to Mortgage A:29, by 1765 a small (2/10 acre) portion of the upper section of Block 4443, Lot 15 had been separated from the Hubbard Patent. The sale itself, for which no original record survives, may have been granted by Swaim.

6. Matthias Sr.'s will specified that his "land" (believed to consist of the 88 acres from the Hubbard Patent and 89 acres from the Prall Patent) was to be sold and the proceeds distributed through his estate to his sons. Sometime between 1781 and 1785 the land was sold to his sons, and probably directly to at least one outsider, Sharpe. The exact nature of the transactions are not known since the property records were often not filed during the American Revolution. These transactions are confirmed by Matthias Swame Jr.'s will of 1781 for acquisition of the Prall Patent Lands (by Deed G/105 1785 for Benjamin Swame and Martinus Swame's acquisition of portions of the Hubbard Patent) and for acquisition of portions of the Hubbard Patent (by Mortgage B/241, 1785 for John Swame and William Sharpe). John Swame's and William Sharpe's property was out of the approximately 45 acres from the original 58 acres acquired in the 1740s and belonging to Matthias Sr. at the time of his death in 1781. That part of Block 2278 in the project area is comprised of the John Swame and William Sharpe subdivisions of the Hubbard Patent.

Prepared By: S. Barto

CHART 7B5:2 CHAIN OF TITLE

Block: 2278 (Former 2293, 2294C)

Lot(s): Part of 47

"The County Lot"

Address:

Historic Structure(s):

The First County Courthouse 1728/29;

The Second Jail 1728/29;

Dunn's House; Johnson's House; Barn

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
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same as Chart 7B5:1 to 1768

7/15/1768	D	D/618	Matthias & Catherine Swame	Supervisors ¹ of Richmond Co.	25 1/2' x 82 1/2'	L 5
1838	D		Supervisors of Richmond County	John Johnson ²	Approx. 32' x 54'	

1/18/1860 L File Estate of John Johnson, Caroline Conner
of A 979

see Chart 7B5:3

1. D/618 1768 is the first and only title information on this parcel prior to John Johnson's ownership in the 19th century. It incorporated and confirmed the transfer of approximately 24' x 25 1/2' parcel on which the First County Court House was built in 1728-29. This parcel had been granted previously to the county by William Tillyer (or Richard Cole) in an unrecorded transaction (Safford 1940, 1941). The second jail was built about 1728-29 adjacent to the Court House and was apparently built on a portion of this 25 1/2' x 82 1/2' parcel that Swaim granted. The eastern portion of this parcel on which the Court House stood became part of Richmond Hill Road after the American Revolution, during which time the Court House was destroyed.

2. Raymond Safford (1941) made note of an original record (not seen by this author) confirming the sale of the County Lot to Johnson as follows: "Special Meeting of Board of Supervisors March 20, 1838. Resolved that we accept Mr. John Johnson's offer for the Old Jail, Clerk's and Surrogate's Offices viz \$800; half of said sum April 1st next, remaining half on May 1st next." In addition, Richard Conner drew up a deed for this transaction before December 1838 but it was never recorded. Safford also made note of a title search done on this property after William Flake bought it as part of Lot 47. The search was done by George Allen and William Anderson in 1907. They could only find Deed D/618 and did not locate a deed filed in 1838 (see Notes on Titles, in "The County Lot" Files, SIHS).

Prepared By: S. Barto

CHART 7B5:3 BUILDING USE

Block: 2278 (Formerly 2293, 2294C)
 Part of Lot 47, after 1837
 Address:
 Historic Structure(s): The Old Red
 Jail (Second County Jail); First
 County Clerk's Office

<u>Date</u>	<u>Names</u>	<u>Occupation</u>	<u>Possible Use</u>	<u>Source/Ref.</u>
<u>Jail and County Clerk's wings</u>				
1838-1859	John Johnson ²	merchant ³	store	Safford (1941) McMillen (1962) 1859 Wallings Map c.1859 receipt for use of Hay scales - <u>Benjamin Colln. Archives</u> Post office; 1850 Dripps map; 1853 Butler map; Martin 1980
	1843-c.1858	postmaster		
c.1859-c.1878?	Johnson heirs		store ?	1878 Sanborn
<u>Jail wing</u>				
c.1878-c.1895	vacant ?			1878 Sanborn 1891 Sanborn
<u>County Clerk's wing</u>				
c.1878-c.1884	John Henry	janitor for County Bldgs.	residence	1878 Sanborn 1880 census <u>R.C. Standard</u> July 7, 1884
c.1895	unidentified "colored" family		residence	<u>The Staten Islander</u> April 24, 1895

1. This half of the structure might have been used as a dwelling while only the jail building was used as a store from 1838 on. No evidence of the residential use of the building has been found prior to Mr. Henry's occupancy. Johnson might have used the Clerk's building, which was smaller than the jail, as an office (and for the post office) utilizing the larger jail space for store operation. A hoist and double doors are seen in the late 19th century photographs and illustrations of the jail wing, indicating specifically its use as a store. The 1878 and 1891 Sanborn maps show the jail as "closed" and the County Clerk's Office as a dwelling.

2. The County Clerk's Office was probably located in the third County Courthouse between 1838 and 1848.

3. John Johnson was also an agent for Henry I. Seaman's real estate development of the Prall Patent land in the late 1830s (The Staten Islander, Chelsea, November 30, 1836).

Prepared by: Stephen Barto

CHART 7B5:4 CHAIN OF TITLE

Block: 2278 (Former 2293, 2294C)
 Lot(s): Part of 47
 Address:
 Historic Structure(s):
 Dunn's House;
 Johnson's House; Barn

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
5/1/1759	M	A/29	Right Skinner	Jacob Vanderbilt	Land behind Court House	
5/1/1795	D	F/155	William & Elizabeth Sharp	John Dunn	6 acres	L180
5/5/1795	Loan # 16	Loan Commissioners Book	John Dunn	Loan Commissioners	6 acres	
3/7/1797	D	F/157	John Swaim	John Dunn	approx. 13 acres	L140
7/15/1819	D	O/120	John Dunn	Etsil Wood	House Parcel	
4/30/1825	D	P/32	Etsil Wood	John Johnson	"	
5/20/1828	Loan #37	Loan Comm. Book	John Johnson	Loan Commissioners	"	
1/18/1860	Lof A	File 979	Estate of John Johnson	Caroline Connor (daughter)	"	
2/23/1899	Lof A	File 3106	Estate of Caroline Connor	Oscar T. Connor (son)	"	
12/29/1905	D	312/ 103	Oscar T. Connor Susan B. Connor	William Flake, Sr.	"	
1/8/1934	W	33/348	William Flake, Sr.	Leah Flake	"	
6/21/1940	W	40/260	Leah Flake	William Flake, Jr.	"	
5/25/53	Lis pendens	503/ 1953	William Flake, Jr.	City of New York		

Prepared By: Stephen Barto &
 Daniel Pagano

CHART 7B5:5 BUILDING USE

Block: 2278 (Formerly 2293, 2294C)
 Part of Lot: 47
 Address:
 Historic Structure(s):
 The Dunn/Johnson House

Date	Names	Occupation	Possible Use	Source/Ref.
c.1795- c.1818	John Dunn	Miller Merchant	Residence ¹	Deed F/155 1795 1800 census 1810 census
c.1818- c.1821?	Nathaniel Parker	Innkeeper	Residence ² Inn (?)	Deed Q/120 c.1819 1820 Census McMillen 1963
c.1821?- c.1825?	Etsil Wood(?)	Merchant	Residence	Deed Q/120 1819 Deed P/32 1825
c.1825-1859	John Johnson (1795-1859)	Merchant Postmaster	Residence	Deed P/32 1825 1830, 1835, 1840 1855 Census 1859 Wallings Map
1859-1876	Catherine G. Johnson (born c. 1805- died 1876; widow of John)	no occupation	Residence	1865, 1870, 1875 census
c.1876-c.1880	Unknown			
1880	Francis & Eleanor Connor(?) ³	Clerk	Retired	Residence
c.1881-c.1891	Unknown			
c.1885	Library (King's Daughters of St. Andrew's Episcopal Church) ⁴			1885 updated to 1891 Sanborn
1892	Henry Pfaff/ Charlotte Holmes (separate households)			<u>R.C. Standard</u> 8/20/1892

1. If John Dunn did not build this house immediately upon purchasing this property, he may have lived in a dwelling built by William Sharp, if such a dwelling was built by Sharp during his ownership of the parcel c.1781-c.1795. Sharp may have lived on his six-acre parcel bought from the Swaim Estate as there are references to him in the Richmondtown vicinity in the 1780s as well as the 1790 census. Alternately, if he had not built a dwelling by 1797, he may have lived for a period in John Swaim's former house on the parcel adjacent to Sharp's that Dunn purchased in 1797. The first house beyond the intersection of Arthur Kill Road and Richmond Road on the north side of Richmond Road (as shown on the Sprong and Conner 1797 and Taylor and Skinner

maps) is believed to be the John Swaim house. Safford (c.1939) mapped Swaim's property and identified a house dating to the 18th century. Photographic evidence suggests a dwelling with features c.1790-1810 (Photographs, Anonymous n.d. a). 409

2. In 1819, Nathaniel Parker was renting this house and continued living there in 1820 after Wood purchased it. Wood lived in the Frost House until Walter Betts bought it in 1822, at which time Wood may have moved into the Dunn/Johnson house. Parker then may have moved to the tavern on the one-acre lot in the bed of Center Street, whose occupant John DuBois had recently died. Parker may have been operating the tavern on the one-acre lot while living in the Dunn/Johnson house. It is remotely possible that he might have operated a tavern in the Dunn/Johnson house on the strength of his being an inn keeper during this period. If Wood did not occupy the tavern from c.1821-c.1825 and Parker did not move to the tavern, he might have stayed on in the house until the time of Johnson's purchase in 1825 (see also the R.C. Standard, August 20, 1825 which cryptically suggests that this house may have been an inn).

3. The Conners' position in the 1880 census and Francis Conner's possible relation to the Johnson family through marriage, suggest their occupancy in the house. Francis Conner may have been cousin to the husband of one of Johnson's daughters and nephew by marriage to another Johnson daughter.

4. A library appears on the eastern side of the Dunn/Johnson house on the 1885 (updated to 1891) Sanborn map. This might have been the site of the King's Daughter's meeting house and library prior to 1892, rather than the Union Hotel next door as I.K. Morris (1893) specifies.

Prepared by: Stephen Barto

CHART 7B5:6 CHAIN OF TITLE

Block: 2278 (Former 2293, 2294C)
 Lot(s): 44
 Address: 3753 Richmond Rd.
 Historic Structure(s):
 Union Hotel c.1828-1892
 dwelling built c.1898-1907

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
5/1/1795	D	F/155	William & Elizabeth Sharp	John Dunn	6 acres	L180
5/5/1795	Loan # 16	Loan Commissioners Book	John Dunn	Loan Commissioners	6 acres	
3/7/1797	D	F/157	John Swaim	John Dunn	approx. 13 acres	L140
1/13/1827	W	File A-260	John Dunn	Richard D. Littell et al. (administrators)	all properties	
4/16/1828	D	P441	Commissioners in Partition Dunn estate	David Smith	approx. 1/9 acre	
12/14/1837	D	4/235	David Smith	John B. Fountain	approx. 1/9 acre	
10/19/1843	D	10/388	J. B. Fountain (Masters in Chancery)	Eleanor G. Totten (marries Houseman)	approx. 1/9 acre	
2/23/1849	D	18/430	Eleanor G. Totten	James S. Lake	approx. 1/9 acre	\$1,100
6/21/1869	D	83/264	James & Jane Lake	Joseph H. Gibson	approx. 1/9 acre	\$2,000
6/21/1869	M	60/36	Joseph H. Gibson	E. G. Houseman	approx. 1/9 acre	
9/28/1881	D	139/213	(Sheriff's Sale) (foreclosures) Joseph H Gibson	Estate of E.G. Houseman	approx. 1/9 acre	

5/17/1882	D	143/77	Estate of E.G. Houseman	Mary Lousia Mill Littell Brokaw (wife of Peter)	411 approx. 1/9 acre
9/15/1900	D	279/ 422	Mary L.M.L. Brokaw Peter B. Brokaw	Otto Schaefer	approx. 1/9 acre
5/14/1901	M	220/ 326	Otto Schaefer	Hugo & John Jaburg	approx. 1/9 acre
3/11/1903	lot A	File 3619	Otto Schafer	Louise Schaefer	approx. 1/9 acre
5/3/1911	W	File 4301	Louise Schaefer	Eugene & Emma Schaefer (step-children)	approx. 1/9 acre
3/3/1913	D	415/ 404	James Burke referee for Eugene & Emma Schaefer	Fredrika Treetz	approx. 1/9 acre
3/4/1914	D	432/ 491	Fredrika Treetz	Laura Roth	approx. 1/9 acre
8/8/1917	D	474/3	Laura Roth	Bertha Conner	approx. 1/9 acre
5/7/35	D	770/ 370	Bertha Conner (widow)	Minnie Prohaska	\$1 approx. 1/9 acre
7/26/44	D	874/29	Minnie Prohaska	George H. Helt Minnie Helt	\$1 approx. 1/9 acre
5/25/53	lis pendens	503/ 1953	Minnie Helt	City of New York	

Prepared By: Stephen Barto &
Daniel Pagano

CHART 7B5:7 BUILDING USE

Block: 2278 (formerly 2293, 2294C)
 Lot: 44
 Address: 3753 Richmond Road
 Historic Structure(s): The Union
 Hotel c. 1828-1892;
 dwelling built c. 1898-1907

Date	Names	Occupation	Possible Use	Source/Ref.
c.1830- c.1834	David Smith?	wheelwright	residence(?)\ shop(?)	Morris 1893, Deed P/441,1828 1830 census ¹
c.1835- c.1837	Stephen D. Stephens(?)	merchant	residence(?)\ store(?)	Morris 1893, Deed P/441,1828 1835 census
c.1835- c.1857	John B. and Susan Fountain	inn keeper	hotel tavern restaurant	Deed 4/235, 1837 1840 census 1850 census 1855 census <u>Staten Islander</u> 4/9/1856
c.1857- c.1860	O.E.Wade	inn keeper	hotel tavern restaurant	1859 Wallings map
c.1860- c.1869	George Vreeland	inn keeper	hotel, tavern restaurant	1860 census c.1866 Colton map
c.1869- c.1881	John R. Gibson	carpenter	residence	Deed 83/264, 1869 1870 census 1875 census 1880 census Deed 139/213,1881
c.1881-c.1885		unknown		
c.1885-?	Episcopal King's Daughters of St. Andrew's		library ² meeting room	Morris 1893
?-1892	William Hooper	blacksmith	residence	<u>R.C.Standard</u> August 20,1892

1. Neither Smith nor any other name in the 1830 census can be associated with the use of this building. Morris states the building was built in 1830. This may be an approximation on Morris' part or the building may have been built after the census was taken, or not yet occupied. Smith could have lived there from late 1831 to before the 1835 census was taken to be replaced by S. D. Stephens or another renter. Smith appears nowhere in the 1835 census. Stephens appears to be in the building in the 1835 census, next to John Johnson

in the Dunn/Johnson house, listed on a 1/8 acre plot. The Union Hotel plot, 413 from deed descriptions, measures about 1/9 of an acre, suggesting that Stephens was living in the Union Hotel in 1835.

2. A library appears on the eastern side of the Dunn/Johnson house on the 1885 (updated to 1891) Sanborn atlas. This might have been the site of the King's Daughter's meeting house and library prior to 1892, rather than the Union Hotel next door as Morris (1893) specifies.

Prepared by: Stephen Barto

CHART 7B5:8 CENSUS DATA

Block: 2278
 Lot: 44
 Address: Union Hotel

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1835	Stephen D. Stephens	Males = 1 Females = 4 (1 married)				
1850	Susan Fountain(?) 3 other non-relatives over 21	58		NY	Innkeeper	
1855	? Fountain	63		Richmond		\$2000
1860	George W. Vreiland Susan Fountain Tina Jackson Tom Robertson Thomas Grisley Thomas Robinson	25 70 40 (black) 21 (black) 25 19		NY " " " Rhode Island "	Hotel Keeper Housekeeper Cook Hostler Barkeeper Hostler	\$1500
1870	John Gibson Barbara A. " Richard R. " Edward J. "	64 63 30 27		England NY " "	House Carpenter Keeping House " Jour?, Carpenter	(real)\$3000 (personal)\$250
1875	John R. Gibson Barbara A. " Richard "	72 71 35	wife son	England Richmond "	Carpenter	
1880	John R. Gibson Barbara A. " Richard R. "	77 75 40		England NY England	House Carpenter Keeping House At Home	

Prepared by: S. Barto

CHART 7B5:9 CHAIN OF TITLE

Block: 2278 (Former 2293, 2294C)
 Lot(s): 41
 Address: 3749 Richmond Rd.
 Historic Structure(s):
 Richard D. Little house c.1845-1900
 house built c. 1900-1907

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
5/1/1795	D	F/155	William & Elizabeth Sharp	John Dunn	6 acres	L180
5/5/1795	Loan # 16	Loan Commissioners Book	John Dunn	Loan Commissioners	6 acres	
3/7/1797	D	F/157	John Swaim	John Dunn	approx. 13 acres.	L140
1/13/1827	W	File A -260	John Dunn	Richard D. Littell et al (administrators)	all properties	
? (unrecorded)			Commissioners in Partition	Eleanor Totten, Rebecca Dunn, Dorothy Dunn	approx. 19 acres	
5/25/1833	D	V/205	Eleanor Totten et al	Richard D. Littell	approx. 19 acres	\$266
c.1845?	D Unrecorded		R.D. Littell	Eleanor Totten	approx. 30x114' lot	
2/26/1849	D	18/487	R.D. Littell & Rebecca	Eleanor Totten	17x110' lot ¹	\$761
2/22/1851	D	24/493	R.D. Littell	Eleanor Totten	approx. 25 acres	
4/4/1860	D	50/51	Eleanor Totten Houseman	John .D. Littell (son of R.D. Littell)	approx. 25 acres 17x110 lot & 59 add. acres	\$16,000
4/4/1860	M	34/161	John D. Littell	Eleanor Houseman	"	
3/9/1866	D	64/221	J.D. Littell Heirs (Sheriff Sale)	Eleanor Houseman	"	
4/9/1878	W	File	Eleanor Houseman	R. Dumont Littell F. P. Littell Mary Louisa M. Littell. Brokaw	approx. 28 acres ²	

4/3/1883	D	146/	R. Dumont Littell	Mary L.M.L. Brokaw	one-half
504			F. P. Littell		interest in
					approx. 28 acres
					and lots above
					\$1,600
8/31/1898	D	268/	Mary Brokaw	John B. & Annie Newhall and	
		54		Ernst Cossmann (unmarried) "	\$4,000.
11/10/1904	D	305/	Ernst Cossmann	Friderika Treetz	Lot 26 \$1
		211	Emma (wife) Cossmann		& 27
			* * gap * *		
4/29/48	D	1102/	Sigrid Due Ipsen	Jacob Due Ipsen	\$1
		202			
5/6/48	D	1102/	Jacob Due Ipsen	Lillie Aquilino &	\$1
		206		Sigurd J. Ipsen	
8/4/51	D	1171/	Sigurd J. Ipsen	Lillie Aquilino	\$10
		249			
5/1/53	lis	503/	S.J. Ipsen	City of New York	
	pendens	1953			

1. The R.D. Littell House, built on this parcel (Lot 41), was excepted out of the original 19 acres from the land known as the "Dooryard" to Dunn's Mill. The house was not built until after 1893 (V/205). The first documentary evidence of its existence is found in D 18/487, 1849; where it is referred to as the "house of Eleanor Totten." It also appears on Dripp's 1850 Map. Photographic evidence (Barton c.1900; Koledo 1963) suggests a house of the period c.1835-1850. The parcel's size and the house's siting in relationship to the Lot 41/44 property line and the 17x110' lot adjacent to the east (associated with it after 1849, D 18/487) needs further study. The house appears to straddle both lots on the Newhall & Cossmann 1900 map (County Clerk's Office Map #923), being located partially on the smaller lot, that lot not being transferred to Totten until after she owned the house and larger lot. The nature of the first transfer is not known. This house's parcel size was approximated from descriptions in D 24/493 and D 50/51, where it is separated from the larger parcel during transfer between Eleanor Totten (Houseman) and the Littells. It is reincorporated into the larger parcel in Eleanor Houseman's will.

2. Dunn's original approximate 19 acres appears to have been added to by Eleanor Houseman and R.D. Littell (apparently to the east and north of the original parcel) prior to passing it to her heirs.

3. Lots 1 to 27 only, from Newhall and Cossmann map, 1900

4. Lots 1 to 20 only, from Newhall and Cossmann map, 1900

5. Satisfied May 14, 1945

Prepared By: Stephen Barto &
Daniel Pagano

CHART 7B5:10 BUILDING USE

Block: 2278 (Formerly 2293, 2294C)
 Lot: 41
 Address: 3749 Richmond Road
 Historic Structure(s):
 Richard D. Littell House;
 c. 1845-1900; house built 1900-1907

Date	Names	Occupation	Possible Use	Source/Ref.
c.1849- 1859	R.D.Littell	lawyer, judge businessman, farmer	residence	1850 census 1855 census
1859- c.1863	Rebeca Littell (widow of R.D.)	no occupation		1860 census
c.1863- c.1868	(1st household) Richardson Sharrot (2nd household) Franklin P. Littell (son of R.D.) L. Littell	clerk harness maker	residence	1865 census
c.1868- c.1879	Peter and Mary L. Brokaw (daughter of R.D. Littell)	farmer	residence	1870 census
1870	Dumont Littell (son of R.D.)	farm laborer		1870 census only
1875	P. Brokaw	carriage maker	residence	1875 census
c.1875- c.1880	Franklin D. Littell	harness maker	residence	1875 census
c.1880- c.1900	unknown			

Prepared by: Stephen Barto

CHART 7B5:11 CENSUS DATA

Block: 2278
 Lot: 37
 Address: Littell House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1850	Richard D. Littell	60		NJ	Farmer	\$15000
	Rebecca "	40		NY		
	David "	23		"		
	Eliza "	16		"		
	Richard D. "	1		"		
	? McKeon	20		Ireland		
	John O'Toole	20		"	Laborer	
1855	Richard D. Little	60		NY	Farmer	\$1000
	Rebecca "	60	wife	Richmond		
	Margaret "	19	daughter	"		
	Mary "	17	" "	"		
	Emma "	14	"	"		
	Richard B. "	7	son	"		
	Frank "	3	"	"		
	Lawrence Curry	20	servant	Ireland	Laborer	
1860	Rebecca Littell	50		NY		(real)\$4000
	Mary L. "	21		"		(personal)\$1000
	Richard D. "	11		"		
	Franklin P. "	9		"		
1865	? Richardson	26				
	? E. Richardson	23	wife		Clerk	
	W.H. "	6/12	child			
	C.E. Sharrete(?)	57	mother in law			
	J. ?. " (?)	9	nephew(?)			
	L. Littell	24				
	F. Littell	12				
1870	Peter Brokaw	36		NJ	Farmer	(real)\$2000
	Mary L. "	32		NY	Keeping House	(personal)\$1000
	Hellen "	3		NJ		
	Jane E. "	9/12		NY		
	Pomont Lytell	21		"	Farm Laborer	

1875	Peter Brokaw	40		NJ	Carriage Maker
	Louisa "	36	wife	Richmond	
	Lilly "	9	daughter	NJ	
	Genin(?) "	5		Richmond	
	John "	4		"	
	Franklin Littell	28		"	Harness Maker
	John Dempsey	45		Ireland	Carriage Maker
1880	Franklin P. Little	28		NY	Harness Maker

Prepared by: S. Barto

CHART 7B5:12 CHAIN OF TITLE

Block: 2278 (Former 2293, 2294C)

Lot(s): 37

Address:

Historic Structure(s):

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
see Chart 7B5:9 for 1795 through 1904						
11/10/1904	D	305/ 211	Ernst Cossmann & Emma (wife)	Fredericka Treetz	Lots 20-27	\$1 and more
11/22/1910	D	377/ 517	Fredericka Treetz	Bernhard Roth		
3/9/1934	D	759/175	Isabella Roth (?sister in-law to Bernhard)	Fredricka Treetz	east one-half Lot 23	
3/16/1934	D	759/ 181	Rudolph & Rose Roth David & Charles (and wife ?) Roth Henry & Irene Roth Samuel Gottenberg	Laura Roth Weissmann west one-half Lot 23 Lot 24, 25		\$150
* * gap * *						
5/1/1953	lis pendens	503/ 1953		City of New York		

Prepared By: Stephen Barto &
Daniel Pagano

CHART 7B5:13 CHAIN OF TITLE

Block: 2278 (Former 2293, 2294C)
 Lot(s): 32 & 33
 Address: 3729 Richmond Rd.
 Historic Structure(s):
 house built c. 1905

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
see Chart 7B5:9 for 1795 through 1898						
8/31/1898	D	268/ 54	Mary Brokaw	John B. & Annie Newhall and Ernst Cossmann(unmarried)	1/2 interest in approx. 28 acres	\$4,000
11/7/1904	D	304/418	Fredrich Mullen	Ernst Cossmann	Lots 1-27	
11/10/1904	D	305/223	E. & E. Cossmann	William Flake	N. and C. Map Lot 21	
11/10/1904	D	305/ 211	Ernst Cossman Emma (wife) Cossman	Friderika Treetz	Lots 22-27	\$1
5/29/1905	D	307/515	William Flake	Fredrika Treetz	Lot 21	\$1
10/29/1906	D	326/223	F. Treetz	Louisa Schaefer	Lots 21 & 22	\$10
10/29/1906	D	333/121	Louisa Schaefer	F. Treetz	Lots 21 & 22	\$10
5/20/32	D	736/ 287	Fredericka Treetz	Meta F. Whitaker	Lots 21 & 22	\$10
3/19/34	D	759/177	Frederika Treetz	Meta F. Whitaker	east 1/2 of Lot 23	
3/19/34	D	759/ 184 & 177	Meta F. Whitaker & Randall (?)	Marie Petersen & Nicholas George	Lot 21,22 east 1/2 Lot 23	\$1,000
10/1/36	D	788/ 249	Marie Petersen	Nicholas George		\$100

4/21/38	D	804/ 327	Nicholas George	Marie Petersen	\$10 422
6/2/39	D	813/ 547	Bertram G. Eadie (referee)	Richmond Co. Savings Bank (mtg. foreclosure)	\$500
8/2/39	D	818/ 419	Richmond Co. Savings Bank	Carl Hoppe	\$1 & M \$2,800
7/16/40	D	860/ 277	Carl Hoppe	Theodore Hall	\$1 & M \$2,800
9/14/40	D	832/ 150	Theodore Hall	Marie Vance	\$1 & M \$2,800
9/15/43	D	860/ 340	Marie Vance	Steve A. Latino	\$10
5/25/53	lis pendens	503/ 1953	Steve A. Latino	City of New York	

Prepared By: Stephen Barto &
Daniel Pagano

CHART 7B5:14 CHAIN OF TITLE

Block: 2278 (Former 2293, 2294C)
 Lot(s): 1
 Address:
 Historic Structure(s):
 c. 1797 Dunn's Mill;
 1878 tinsmith shop

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
see Chart 7B5:9 for 1795 through 1898						
8/31/1898	D	268/ 54	Mary Brokaw	John B. & Annie Newhall and Ernst Cossmann(unmarried	1/2 interest in approx. 28 acres	\$4,000
6/13/1900	D	292/ 579	John B. & Annie Newhall and Ernst Cossmann (unmarried)	South Shore Water Works	approx. 17 acres	\$1 and
11/7/1904	(3) D	304/ 418	Fredrick Mullen (Referee)	Ernst Cossmann		
12/17/1904	(4)D	306/1	E. Cossmann	Charles J. Mahnken		
1/12/1905	(5) D	335/ 523	C.J. Mahnken	South Shore Water Works		
7/31/1911	D	390/ 386	South Shore Waterworks	William E. Platt	approx. 17 acres Lots 1 - 20	
4/21/1915	M(5)	321/234	William & Isabelle Platt	Marie Planten Gallard	part of 17 acres	\$3,500
1/31/1927	D	639/391	William E. Platt	Isabelle Platt		\$1
2/28/1951	D	1150/411	Isabelle Platt	Staten Island Historical Society		\$10
5/25/1953	lis pendens	503/1953	Staten Island Historical Society	City of NY		

CHART 7B5:15 CENSUS DATA

Block: 2278

Lot: 1

Address: Durn/Johnson House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1800	John Durn					
1810	John Durn					
1820	Nathaniel Parker (in Durn Johnson House?) John Durn (in J. Swame House?)					
1830	John Johnson	roughly Males = 2 Females = 2 other information illegible				
1835	John Johnson	Males = 4 Females = 5 (1 married) Non-white = 1 Adults over 45 = 2 Cattle = 2 Horse = 1				
1840	John Johnson	Males = 7 Females = 5 Head of Household involved in Commerce.				
1855	John Johnson	56		?	Merchant	\$3000
	Catherine "	40	wife	"		
	Robert "	19	son	"		
	Agustus "	12	"	"		
	Louisa "	7	daughter	"		
	Robert Seguin	50	boarder	"	Farmer	
	Ann Master ?	20	servant	Ireland		
	Jens Pot...?	21	"	Richmond Co.		
1865	C. Johnson	51				\$5000
	L. Johnson	19				
	R. Seguin	65				
1870	Catherine G. Johnson	60		NY	Keeping House	(real)\$5000

(personal)\$1500

	Louisa	"	20	"	At Home
	Carrie Conner	"	10	"	"
1875	C. G. Johnson		70		(widow since 1839)
	Louise F. "		20		daughter
	Carrie Conner		15		(gr. dau. of Caroline F. & A.V. Conner)
	Miss Johnston		75		(aunt of C.G.)
	E. Johnson		60		(sister of C.G.)
1880	Francis Conner		46	NY	Retired Clerk
	Eleanor "		46	"	Keeping House

Prepared by: S. Barto

CHART 7B5:16 CHAIN OF TITLE

Block: 2278 (former 2294B)
 Lot(s): 56
 Address: Arthur Kill Road
 Historic Structure(s):
 Marsh's Carriage Factory c.1845-1887
 St. Andrew's Wagon Shed c.1891

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
5/1/1795	D	F/155	William & Elizabeth Sharp	John Dunn	6 acres	L180
5/5/1795	Loan # 16	Loan Commissioners Book	John Dunn	Loan Commissioners	6 acres	
3/7/1797	D	F/157	John Swaim	John Dunn	approx. 13 acres	L140
1/13/1827	W	File A -260	John Dunn	Richard D. Littell et al. (administrators)	all properties	
? (unrecorded)			Commissioners in Partition	Eleanor Totten Rebecca Dunn Dorothy Dunn	approx. 19 acres	
5/25/1833	D	V/205	Eleanor Totten et. al.	Richard D. Littell	approx. 19 acres	\$266
6/18/1840	D	7/22	Richard D. Littell	David & Susan Ryers	1000 sq. ft.	
3/31/1851	D	24/284	David & Susan Ryers	Issac Marsh	approx. 19 acres	
	M	(M)12/488	Issac M. Marsh	Samuel Frost	approx. 19 acres	
4/30/1870	D	112/9	Issac & Adeline C. Marsh	Richard R. Gibson ¹	approx. 19 acres	\$700
** gap **						
5/25/1953	lis pendens	503/ 1953	St. Andrew's Church	City of New York ²		

1. The title for this parcel after D 112/9, 1870 is not entirely clear at

present. No deed transferring this property from Gibson to St. Andrew's, or a⁴²⁷ second party to St. Andrew's can be found between 1870 and 1909. St. Andrews is believed to be the next owner after Gibson. The "transaction" occurred some time after 1877, when Marsh's Factory is believed to have been demolished (see "Narrative of Marsh's Carriage Factory." S. Barto update, 1988) and before 1891, by which time a carriage shed had been built on the site (1891 Sanborn). The carriage shed, and presumably the parcel itself, are subsequently identified as belonging to St. Andrew's Church (D 268/54, 1898). The parcel is described as "the premises conveyed by Richard D. Littell, and wife, to David Ryers by deed dated 6/18/1840, upon which there now stands a shed owned by St. Andrew's Church." However, it may be that St. Andrew's only leased the land.

2. Because of missing documents in the Lis Penden file in the County Clerk's Office (1988), the complete chain of ownership for this parcel (#238 on Damage Map, New York City 1952) is not known, but is believed to have been owned by St. Andrew's Church. Known as Damage Parcel #238 in the Lis Penden Proceedings, the parcel was designated as having an unknown owner, one of four parcels designated as such on Block 2278.

Prepared By: Stephen Barto &
Daniel Pagano

CHART 7B5:17 CHAIN OF TITLE

Block: 2278 (former 2293, 2294B)
 Lot(s): 1
 Address:
 Historic Structure(s):
 West End Water Company c.1898
 South Shore Water Works c.1907

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
see Chart 7B5:9 for 1795 through 1898						
8/31/1898	D	268/ 54	Mary Brokaw	John B. & Annie Newhall and Ernst Cossmann(unmarried)	1/2 interest in apr. 28 acres	\$4,000
6/13/1900	D	292/ 579	John B. & Annie Newhall and Ernst Cossmann (unmarried)	South Shore Water Works	approx. 17 acres	\$1 and
7/31/1911	D	390/386	South Shore Water Works	William E. Platt	approx. 17 acres	
4/21/1915	M	321/234	William E. Platt Isabelle Platt	Marie Planten Gallard	part of above	\$3,500
1/31/1927	D	639/ 391	William E. Platt	Isabelle Platt		\$1
2/28/1951	D	1150/ 411	Isabelle Platt	Staten Island Historical Society		\$10
5/25/1953	lis ² pendens	503/ 1953	Staten Island Historical Society	City of New York		

Prepared By: Stephen Barto &
 Daniel Pagano

CHART 7B5:18 CHAIN OF TITLE

Block: 2278 (former 2294)
 Lot(s): 52
 Address: 37 Piccadilly Rd.
 Historic Structure(s):

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
see Chart 7B5:9 for 1795 through 1898						
8/31/1898	D	268/ 54	Mary Brokaw	John B. & Annie Newhall and Ernst Cossmann(unmarried)	1/2 interest in approx. 28 acres	\$4,000
6/13/1900	D	292/ 579	John B. & Annie Newhall and Ernst Cossmann (unmarried)	South Shore Water Works	approx. 17 acres	\$1 and
7/31/1911	D	390/386	South Shore Water Works	William E. Platt		
1/31/27	D	639/ 391	William E. Platt	Isabelle Platt		\$1 & other
2/10/50	D	1113/ 391	Isabelle Platt	Gustav & Anna Reischuck	1 Lot	\$10
5/1/53	lis pendens	503/ 1953	Gustav & Anna Reischuck	City of New York	1 Lot	

Prepared By: Stephen Barto &
 Daniel Pagano

CHART 7B5:19 CHAIN OF TITLE

Block: 2278 (former 2294)
 Lot(s): 50
 Address: 37 Piccadilly Rd.
 Historic Structure(s):

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
see Chart 7B5:9 for 1795 through 1898						
8/31/1898	D	268/ 54	Mary Brokaw	John B. & Annie Newhall and Ernst Cossmann(unmarried)	1/2 interest in approx. 28 acres	\$4,000
6/13/1900	D	292/ 579	John B. & Annie Newhall and Ernst Cossmann (unmarried)	South Shore Water Works	approx. 17 acres	\$1 and
7/31/1911	D	390/386	South Shore Water Works	William E. Platt	approx. 17 acres	
4/21/1915	M	321/ 234	William E. & Isabelle Platt	Marie Planten Gallard part of aprox. 17 acres		\$3,500
10/8/25	Release from	611/ 95 321/234	Marie Planten Gallard	William E. & Isabelle Platt	4 lots	\$250
10/29/1925	D	611/265	William Platt	Susan H. McVeigh	2 lots	\$1+
5/21/34	M	705/ 130	Susan H. McVeigh	Home Owner's Loan Corporation	2 lots	\$3,445
11/3/38	D	810/ 589	Susan H. McVeigh	Home Owner's Loan Corporation	2 lots	\$3,445
4/4/45	D	896/ 281	Home Owner's Loan Corporation	Gustav & Anna Reischuck	2 lots	\$4,000
5/1/53	lis pendens	503/ 1953	Gustav & Anna Reischuck	City of New York	2 lots	

Prepared By: Stephen Barto &
 Daniel Pagano

CHART 7B5:20 CHAIN OF TITLE

Block: 2278 (former 2295, 2294A)
 Lot(s): 1
 Address:
 Historic Structure(s):

DATE	DEED/WILL MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	ACREAGE	PRICE
see Chart 7B5:9 for 1795 though 1898						
8/31/1898	D	268/ 54	Mary Brokaw	John B. & Annie Newhall and Ernst Cossmann(unmarried)	1/2 interest in approx. 28 acres	\$4,000
6/13/1900	D	292/ 579	John B. & Annie Newhall and Ernst Cossmann (unmarried)	South Shore Water Works	approx. 17 acres	\$1 +
7/31/1911	D	390/386	South Shore Water Works	William E. Platt	approx. 17 acres	
4/21/1915	M	321/234	William E. Platt Isabelle Platt	Marie Planten Gallard	part of above	\$3,500
1/31/1927	D	639/ 391	William E. Platt	Isabelle Platt		\$1
2/28/1951	D	1150/ 411	Isabelle Platt	Staten Island Historical Society		\$10
5/25/1953	lis pendens	503/ 1953	Staten Island Historical Society	City of New York		

Prepared By: Stephen Barto &
 Daniel Pagano

CHAPTER 7B6: THE SOUTHERN PORTION OF BLOCK 4444.

(The New Parking Field)

Written by: Kate Morgan

Research by: Stephen Barto

INTRODUCTION

The southern portion of Block 4444 (Lots 35, 57, 65, 73) is an irregularly shaped parcel bounded easterly by Arthur Kill Road (originally Fresh Kills Road); northwesterly by the main tributary and the south fork of the Richmond Creek and the Green and Salt Meadows; northerly by Lot 24 of Block 4444 (the Voorlezer's House parcel); and southerly by Block 4447 (Figures 7B6:1 and 2). This area was the western section of the 360-acre Rider Patent, which extended easterly across the southern portion of the the colonial village of Richmondtown (see also Chapter 7B1, Block 4463).¹

This large parcel, measuring 10.65 acres on the 1953 Damage Map, consisted principally of the nine and one-quarter acres of "meadow" that accompanied an eighty-acre plot James Fitchett acquired in 1696 from Robert Rider's patent holding (see Figure 7B6: 2).

No structures have been recorded on this parcel until the mid-nineteenth century, when a large residence was constructed on Lot 65 (Figure 7B6: 3). Four additional structures were built in the twentieth century: an auto parts store on Lot 73, an auto service station on Lot 65, a cemetery monument building (subsequently used as a dwelling), and a shed on Lot 57 (see Figure 7B6:4 and 7:26).

In 1985 the Division of Real Property transferred this large parcel to Richmondtown Restoration, for use as an additional parking field and staging area for special events. In 1988, the remaining buildings were demolished and two acres were graded for a parking field..

1. This parcel is bisected by the mapped right-of-way for the proposed Richmondtown Road.

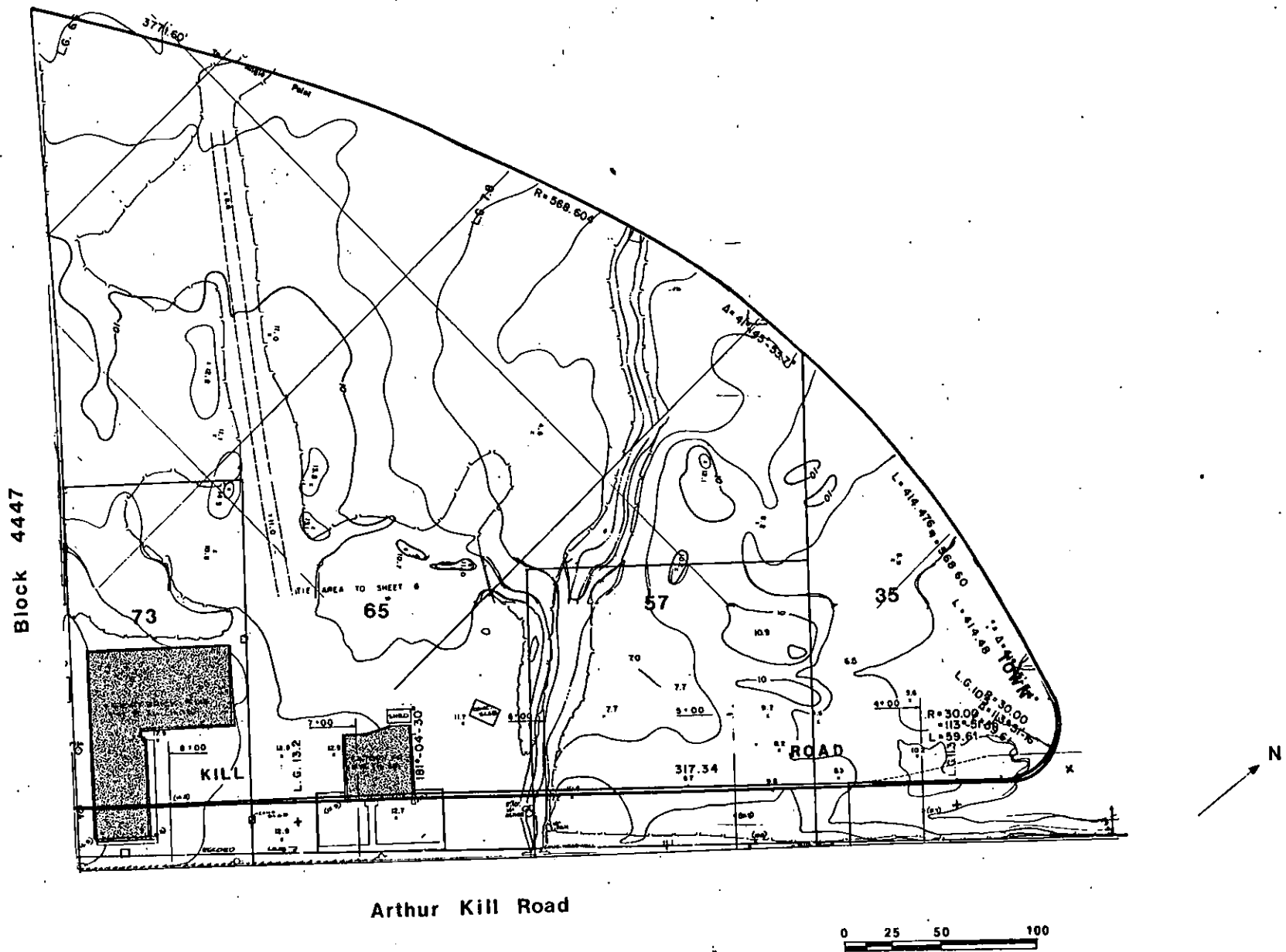


Figure 7B6:1 Base map of Block the southern portion of Block 4444, the new parking field. The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

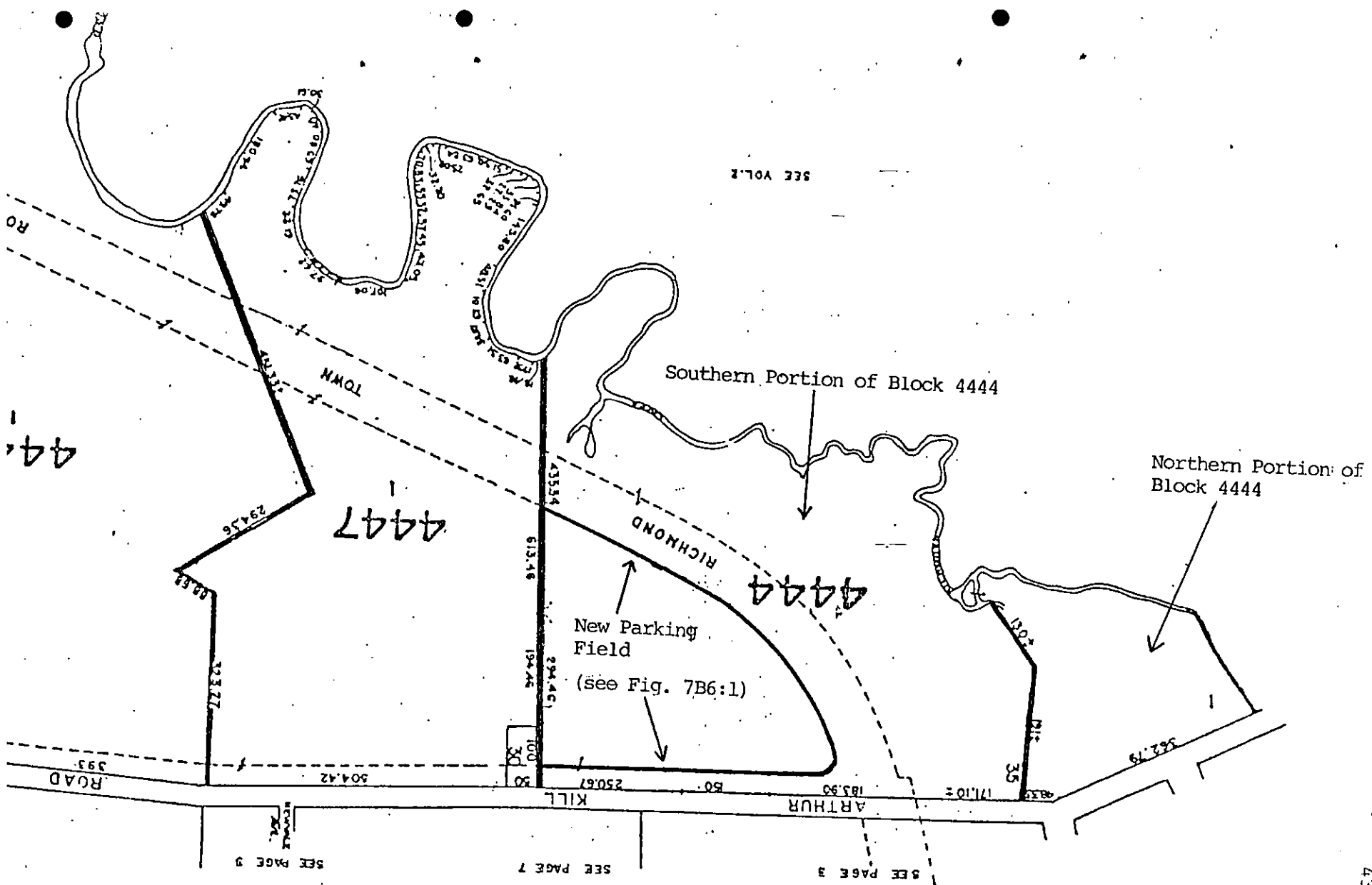


Figure 7B6:2 The entire ten-acre parcel of the southern portion of Block 4444 is depicted on this section of the 1953 Damage map. The four-acre new parking field is located on this map.

FIGURE 7B6: 3ALegend Identifying All Structures Depicted on Figures 7B6:3 and 4Lot 65

- A. Wheatley house, c.1859-c.1965
- B. Three Sheds (attached), c.1911
- C. Barn, c.1911
- D. Gas Station, c.1930-1955 (in 1955 the building was converted to a cemetery memorial building which was demolished in 1988)

Lot 73

- E. Auto Parts Store, c.1927-1988

Lot 57

- F. Building, c.1927-c.1965
- G. Shed, c.1927-c.1965

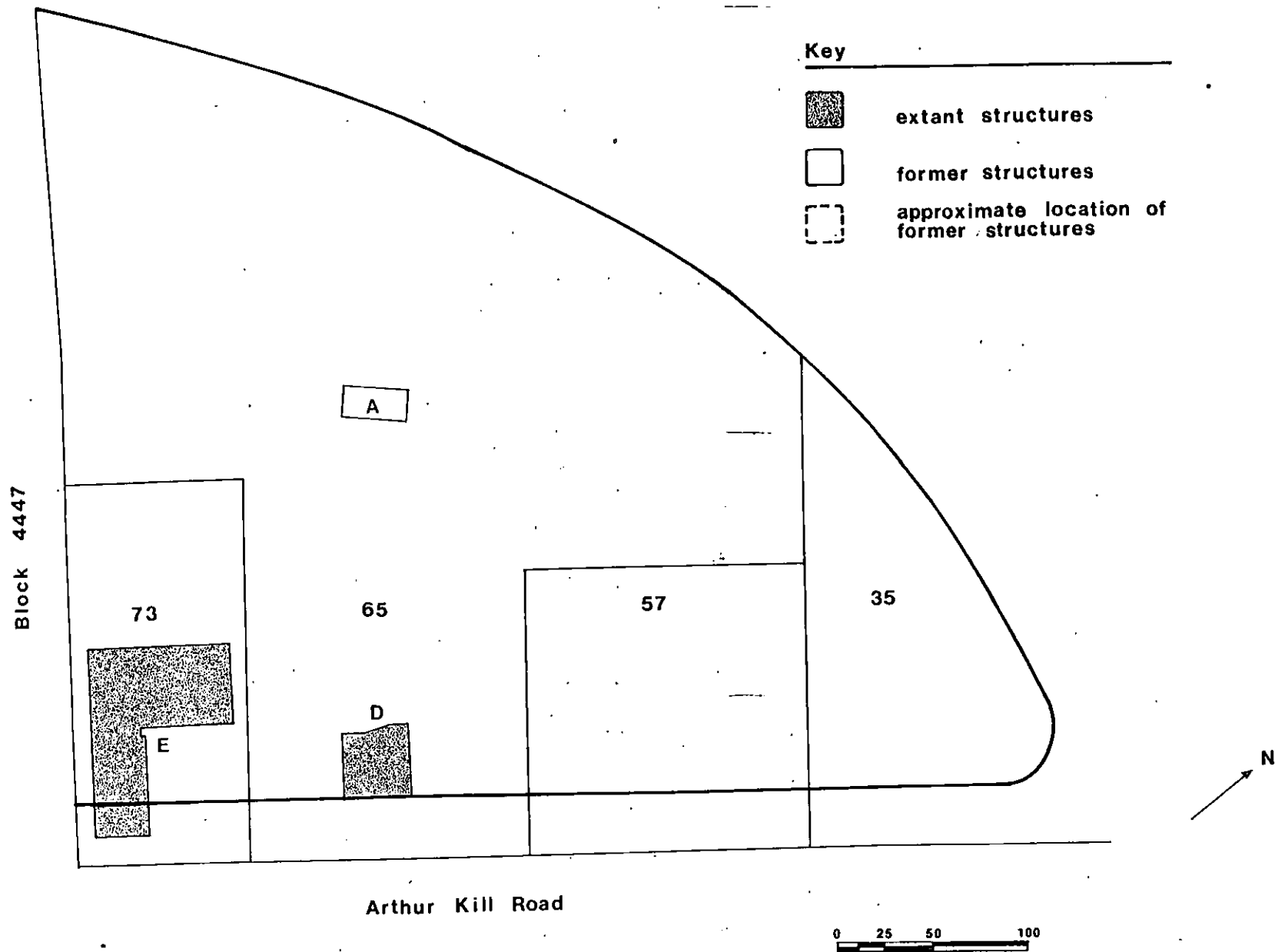


Figure 7B6:3 Composite map depicting the structures on the southern portion of Block 4444, the new parking field, in the nineteenth century. Map drafted by Victor Buchli.

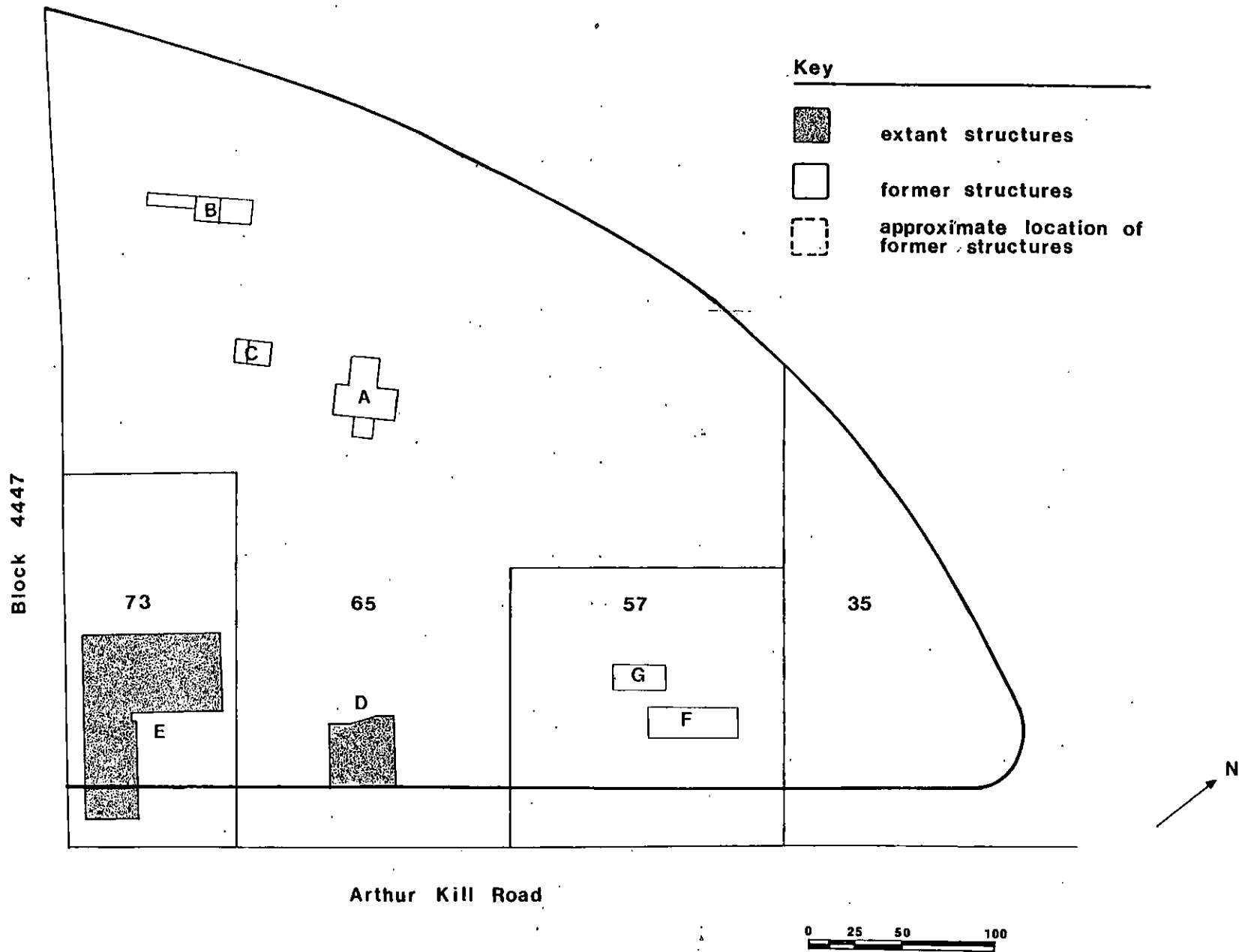


Figure 7B6:4 Composite map depicting the structures on the southern portion of Block 4444, the new parking field, in the twentieth century. Buildings D and E were demolished in 1988. Map drafted by Victor Buchli.

Lots 35, 57, 65, and 73
The Nineteenth Century

In 1826, John Van Pelt received title to the entire "meadow," (see Chapter 7B1, Block 4463 or Chapter 7B2, Block 4441) on Block 4463, or 4441) even though, under the terms of Jacob Rezeau's will, the original eighty-acre parcel was divided between the Van Pelts who had forty-seven acres and the Winants who had thirty-one acres. However, the meadow, approximately nine or ten additional acres, is not mentioned in the Rezeau will nor in the Deed 378/336. It probably remained in the Van Pelt family until 1854, when Cavalier, John Van Pelt's son, sold forty-six acres of the land to Richard Tysen (Deed 34/22).²

The remaining Van Pelt lands included approximately one acre of "upland," (Lot 24 on which the Voorlezer's House is sited), and nine acres of meadow.³ The first and only residential structure on this portion of Block 4444 was built c. 1859 (see Figure 7B6: 3, A). The heir of the Van Pelt estate, Harriet Wheatley (John's grand-daughter), probably occupied this house with her grandmother Susannah, from the time of construction.

2. The land Cavalier Van Pelt sold to Richard Tysen was all "upland" (arable land) east of Arthur Kill Road. Van Pelt's share of upland may have been slightly more than forty-six acres (approximately forty-six and nine-tenths acres), since the parcel inherited from Jacob Rezeau comprised forty-eight acres, excluding the "one-acre lot" and the Dutch Reformed Church plot of approximately one-tenth or one-twelfth acres. Thus, Cavalier Van Pelt held approximately forty-seven acres of upland and nine acres of meadow (or forty-six and nine-tenths of upland and nine and one-fourteenth acres of meadow to be more exact) prior to the sale of forty-six acres to Richard Tysen (see Chart 7B6: 1).

3. This ratio of meadow to upland may have changed over the years, so that by the time the 1911 Topographical map was drafted, less than half the area is indicated as 'salt meadow.'

The 1865 Census lists Barnett and Alice Egbert boarding in the Wheatley house, and between 1870 and 1875 Henry Heyer, a clerk, and Mary, his wife, were boarders. Harriet Wheatley continued to live in the house and in 1880, the census reports she lived alone.

In 1866, prior to acquiring full title of the property, Harriet Wheatley made out her will as indicated by Susannah Wheatley's Letter of Administration, January 23, 1871. She appointed Richard Tysen executor of her estate and, in a letter dated January 31, 1872, he wrote to attorney Henry B. Metcalfe encouraging him to sell the property prior to Ms. Wheatley's death (Tysen to Metcalfe, 1872). However, this action was never carried out and upon her death there was a long delay in the settlement of her estate.

Although Harriet Wheatley died in the 1880s, the property remained part of the Wheatley estate and is listed that way in the tax assessments through 1896.

However, shortly after Harriet Wheatley's death, Crowell M. Conner, Deputy County Clerk, is listed on the Poll List of 1883 as the occupant of the Wheatley house. Conner is also listed in the 1893/6, 1898, and 1906 Directories. The census of 1900 lists Conner as still renting. The 1907 Robinson's atlas provides the first indication that Conner became the owner of the parcel, although no deed to him appears to have ever been recorded. By the spring of 1910, just before his death, Conner is listed on the census as the owner of the property without a mortgage.

Conner's will does not mention the Wheatley property but his wife,

Addie M. Conner, lived in the Wheatley house until her death in 1916 (1915 Census). The property is included, however, in Mrs. Conner's will (File 5041 made January 29, 1914 Rec. September 14, 1916).

There are no deeds which indicate that Crowell or Addie M. Conner owned this property. It is possible that between 1896 and 1916 an unrecorded arrangement was in place between the Wheatley estate and the Conners, although a gap in title information for this time period is very unusual. It is also possible that the Wheatley to Conner deed, although drawn up, may not have been filed at the County Clerk's Office (see Chart 7B6:2, Footnote 2).

The 1911 Topographical map shows the Wheatley/Conner House set back from Arthur Kill Road at a 16 foot elevation at the lower end of a gradual downward slope leading toward the Salt Meadow in the west.⁴ No cultivated areas are indicated on the Wheatley parcel itself, although three sheds and a barn are shown south and southwest of the house (see Figure 7B6:4, B and C). These buildings overlooked a 334.42' x 285.0' plot of cultivated land on Block 4447 to the south. The eastern end of this cultivated section rises to an elevation of twenty feet, while the western end is at an elevation of two feet.

4. The 1850 Dripps map depicts a road parallel to and just north of the southern block boundary, running between Richmond Creek and Arthur Kill Road. No buildings are represented on this map. The 1852 Bacon map and 1853 Butler map also include the road, with six structures evident--two on the west side and four on the east side. The Butler map associates the eastern structures with "Betts" and "Van Pelt." These markers have not been corroborated by other sources; supporting evidence is not present in the pre-1859 Southfield tax assessments. The road and buildings do not appear on the 1859 Wallings map or the 1844-45 Coast Survey map.

Lots 65 and 73
135 & 145 Arthur Kill Road
The Twentieth Century

As stipulated in Addie Conner's will, Willet Leslie Conner inherited the ten and one-half acres of land originally belonging to the Van Pelt family. W.L. Conner is listed in the 1925 Census as telegrapher, gamewarden, and real estate agent. He and his family lived in the Wheatley house from c. 1916 until 1926, when he purchased the Stephens-Black House on Block 4441.

Conner then rented the Wheatley house to Sigurd and Catherine Nylund until 1928, when they purchased the house and two parcels (Lots 73 and 65) from the Wheatley estate. The building on Lot 73 (see Figure 7B6: 4, E) which may have been built by the Nylunds before purchasing the property became an auto parts store for the Nylund's auto wrecking business (1926-7 Telephone Directory). Between 1928 and 1936, the Nylunds built a brick auto service station (see Figure 7B6: 4, D) on Lot 65 (1936 Telephone Directory). During this time, the Nylunds continued to occupy the Wheatley house and run their auto business, all of which were listed under the same address: 135 Arthur Kill Road.

After 1936, the Nylunds are no longer listed in the telephone directory as residents of the Wheatley house and no other tenants' names have been found. By the mid-thirties the address of the auto parts store was changed to 145 Arthur Kill Road, and although the store is listed in the telephone directories continuously into the 1980s, the operator of the business has not been determined. The auto service station, on the other hand, had a new manager by 1936, a George Weichert (or Wickert) (see Staten Island Telephone Directories). Weichert or other

members of his family may also have occupied the Wheatley house until the 1960s (see Staten Island Telephone Directories).

Sometime between 1953 and 1968 the Wheatley House was torn down (see Demolition Records, 1959-1966). The auto service station last appears to have been operated by Weichert in 1955 (Telephone Directory). After that year it was converted into a cemetery memorial building (see Figure 7B6: 4, E) serving the Hebrew Cemetery on the opposite side of Arthur Kill Road (Staten Island Advance, October 17, 1986, p. A-8). The last operator of this business was Frankel Memorials. Their sign still hung on the building at the time of demolition.⁵ Both the old service station/memorial building and the auto parts store were demolished in early 1988 (W. McMillen, pers. comm. to S. Barto, 1988).

5. Lena Gresser, the owner of Lot 57 and Gresser Memorials of Richmond Avenue opposite Baron Hirsch Cemetery, may have had something to do with the memorial business in the former gas station (see Lot 57, 115 Arthur Kill Road).

Lot 57
115 Arthur Kill Road
The Twentieth Century

In 1927, Willet and Bertha Conner sold an approximately one-half acre piece of the original Van Pelt ten and one-half acres to Joseph, Arthur, and Gustave Wild (Polk's Directory 1933-4). In the late twenties, the Wild family (Joseph Wild and Sons, listed in the 1927-8 Telephone Directory and 1933-4 Polks Directory) built two buildings for the family cemetery memorial business. Fronting on Arthur Kill Road, #115 was an 18' x 18' stucco building with a 12' x 12' frame shed at its rear (see Figure 7B6: 4, F and G).

The Wild's business last appears in the 1933-4 Polk's Directory. Joseph, Arthur, and Gustave all resided in Brooklyn at this time. In 1934, Arthur Wild appears to have been bankrupt when he died, since his trustee granted the property to Herman Cohen. The rest of the property seems to have been granted by Joe, Gustave, and Sophie Wild to Nathan Goldman. Soon after, Goldman sold his piece to Cohen for \$10 or more.

The last single owner of this property was Lena Gresser who purchased Lot 57 for \$100 from Herman Cohen, also in 1934. Lena Gresser, who apparently married into the Wild family, may have continued to operate the cemetery memorial business at 115 Arthur Kill Road after the Wild firm bankruptcy in 1934. Gresser also ran a memorial business on Richmond Avenue, opposite Baron Hirsch Cemetery. Lot 57 remained in Ms. Gresser's ownership for 19 years, until 1953, when it was acquired by the City of New York, *Lis Pendens* (File 503-1953).

Some time later, the larger stucco building at 115 Arthur Kill Road was used as a dwelling, although the occupants' names are not known (W.

McMillen, pers. comm. to S. Barto, 1988). In the early 1960s the building was torn down (W. McMillen, pers. comm. to S. Barto, 1988) and between January and July, 1966, the shed in the rear was demolished (Demolition Records, 1959-1966).

Lot 35
Twentieth Century

The last record for this lot (approximately 4 1/4 acres) of the Harriet Wheatley estate occurs in the Will of Willet L. Conner to his wife, Bertha (recorded August 17, 1932--P165/32). The grantor of this piece to the City of New York in the 1953 Lis Pendens (File 503-1953) has not been determined. There were no structures on Lot 35.

CHART 7B6:1 CHAIN OF TITLE

Block: 4444 (Harriet Wheatley Parcel)
 Lot: 35

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
d. 3/5/1826			John A. Van Pelt	Susannah (widow), Cavalier (son), Harriet Wheatley (gr. dau.)		
issued 11/12/1855	L of A	File A-703	Cavalier Van Pelt	Susannah Van Pelt & Harriet Wheatley		
issued 9/14/1871	L of A	File A-1210	Susannah Van Pelt	Harriet Wheatley		
2/21/1883	W	File 1672	Harriet Wheatley	Estate of Harriet Wheatley	approx. 10- 10 1/2 acres	
c.1900- c.1907	D?	Unrecorded?	Estate of Harriet Wheatley	Crowell M. Conner Addie M. Conner	"	
			** gap **	(see Chart 7B6:2, footnote 2)		
9/14/1916	W	File 5041	Addie M. Conner	Willet Leslie Conner	"	
Rec. 8/17/1932	W	P165/32	Willet L. Conner	Bertha Conner	Approx. 4-4 1/4 acres	
5/1/1953		Lis Pendens 503-1953	Unknown	City of NY	Approx. 4-4 1/4 acres	
6/26/84	"surrender"	Corresp. Memorandum	Dept. of Sanitation	DGS--Dept. Real Prop.	Block 4444, Lot 35	
1/24/1985	Conditional Transfer		DGS--Dept. Real Property	DCA--for SIHS	"	

Prepared by: S. Barto

CHART 7B6:2 CHAIN OF TITLE

Block: 4444 (Harriet Wheatley Parcel)
 Lot: Lot 57
 Address: 115 Arthur Kill Road
 Cemetery Monument Building

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
d.3/5/1826	W	Unrecorded	John A. Van Pelt ¹	Susannah (widow), Cavalier (son), Harriet Wheatley (gr. dau.)		
issued 11/12/1855	L of A	File A-703	Cavalier Van Pelt	Susannah Van Pelt & Harriet Wheatley		
issued 9/14/1871	L of A	File A-1210	Susannah Van Pelt	Harriet Wheatley		
2/21/1883	W	File 1672	Harriet Wheatley	Estate of Harriet Wheatley ²	approx. 10- 10 1/2 acres	
c.1900- c.1907	D?	Unrecorded?	Estate of Harriet Wheatley	Crowell M. Conner Addie M. Conner ³	"	
9/14/1916	W	File 5041	Addie M. Conner	Willet Leslie Conner	"	
4/20/1927	D	645/92	Willet L. & Bertha Conner	Arthur Wild Gustave Wild Joe Wild	approx. 1/2 acre	\$250
3/21/1934	D	759/291	Arthur Wild by Trustee (Bankrupt)	Hermann Cohen	"	
3/29/1934	D	757/468	Joe Wild (widower) Gustave Wild Sophie Wild	Nathan Goldman	"	
4/4/1934	D	759/294	Nathan Goldman	Hermann Cohen	"	\$10 or more
4/5/1934	D	757/480	Hermann Cohen	Lena Gresser	"	\$100
5/1/1953	Lis Pendens	503-1953	Lena Gresser	City of New York		
6/26/84	"surrender"	Corresp. Memorandum	Dept. of Sanitation	DGS--Dept. Real Prop.	Block 4444, Lot 35	
1/24/1985	Conditional Transfer		DGS--Dept. Real Property	DCA--for RR	"	

FOOTNOTES

1. The approximately 10 1/2 acres of land (the 1953 Damage map measures it as approximately 10.65 acres) that make up this property must have consisted of one acre of solid ground plus approximately nine acres of meadow remaining from the original 80 acre partition of the Rider Patent that went to James Fitchett. John Van Pelt had apparently received title to the whole meadow even though the 80 acre parcel (then approximately 79 acres) was divided between the Van Pelts (47 acres) and the Winants (31 acres) under the terms of Jacob Rezeau's will. The disposition of the specific meadow is not mentioned in that will or Deed 378/336, which partitioned Rezeau's land. When Cavalier Van Pelt made his sale to Richard Tysen in 1854 (Deed 34/22), his holdings had been assessed in previous tax assessments as well as the 1835 census. However, this did not include all of the meadow. The 1854 assessment, taken after the sale, assessed the sale of his land to Tysen at 46 acres and assessed his own remaining land as 10 acres, with meadow specifically mentioned. The land he sold to Tysen was all "upland" (arable land) east of Arthur Kill Road. Cavalier Van Pelt's upland may have totalled slightly more than 46 acres (approximately 46 9/10 acres), since the parcel inherited from Jacob Rezeau comprised 48 acres, excluding the "one-acre lot" and the Dutch Reformed Church plot of approximately 1/10 or 1/12 acre. Thus Cavalier Van Pelt held approximately 47 acres of upland and 9 acres of meadow (or 46 9/10 acres of upland and 9 1/4 acres of meadow to be more exact) in 1854; 46 acres of upland were sold to Tysen in that year. Van Pelt was left with one acre of upland and 9 acres of meadow (and the Voorlezers' house) which Susannah Van Pelt, and subsequently Harriet Wheatley, inherited.

2. Harriet Wheatley made out her will on January 23, 1866. She came into full title of the property through Susannah Van Pelt's Letter of Administration on September 4, 1871. In a letter dated January 31, 1872, Mr. Tysen writes attorney Henry B. Metcalfe (Rezeau Van Pelt Wheatley Collection, Staten Island Historical Society Library/Archives) concerning the eventual disposition of this property, alluding to the problem of the settlement of Wheatley's will, which apparently did not grant her executor power of attorney to sell the property. Tysen encouraged Metcalfe to have the property sold before Wheatley's death ("as the season to dispose of such property is now approaching"). The property was not actually sold by Wheatley's death in November 1882, adding to the trouble of the estate. It took over 13 years to settle the matter. The Wheatley estate is shown with the title to the property in the 1883 through 1896 Southfield tax assessment.

3. The 1896 assessment showing the Wheatley estate ownership is the last available Southfield assessment denoting the property. The next title information comes from the 1907 Robinson Atlas, which shows Crowell M. Conner, Deputy County Clerk from the late 1870's to his death in 1910, as the owner. How or when Conner acquired this property is unknown. He was not an heir to Harriet Wheatley. He probably purchased the land from the Wheatley estate, but no deed to him is recorded. He was living on this property in the Wheatley house as early as 1883 (the 1883 Poll list, 1st ED Southfield--Richmond County Public Records Collection shows Conner on Fresh Kills Road, as do the 1895/96, 1898, 1906 Directories and the 1910 Census, Staten Island Historical Society Library/Archives) and lived there until his death in September 1910. He probably did not acquire it until after 1900, for the 1900 Census shows him as a renter. The 1910 Census indicates that by the spring of 1910, just before his death, he owned the property without a mortgage. Conner's will (File 4234 Rec. November 16, 1910), however, does not refer to the property. It only refers to his part ownership of the Seaman Cottage on the corner of Center Street and Moore Street. His title to the Wheatley property remains ambiguous. His wife Addie M. Conner lived on in the house until her death in 1916 (1915 Census). Her will (File 5041 made July 29, 1914 Rec. September 14, 1916) shows her title to the property. She most likely inherited it from her husband, but the omission of it in his will makes this uncertain. There are no deeds to her recorded for this property between 1910 and 1916. Her title to the property, transferred to Willet L. Conner, held through subsequent sales. It is possible that between 1896 and 1916 a non-standard arrangement to title and residency may have held between the Wheatley estate and Crowell and Addie M. Conner. This can only be surmised. The lengthy wills of Harriet Wheatley, Crowell and Addie M. Conner may bear some further investigation in this regard. A complete double check of all the title information is advisable to attempt to close the gap in documentation, which is unusual for this period. A court proceeding,

not specifically referenced in the available title documentation, may also solve the problem. A possible explanation is that Crowell Conner did not have the deed to him from the Wheatley Estate filed at the County Clerk's Office. A strange matter, if true, for the Deputy County Clerk!

Prepared by: S. Barto

CHART 7B6:3 BUILDING USE

Block: 444
 Lot: 65 (1952)
 Address: 135 Arthur Kill Road
 The Harriet Wheatley House (built c.1859,
 demolished 1953-1968)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
c.1859-1882	Harriet Wheatley (c.1821-1882) Susannah Van Pelt (1763-1863)	None	Residence	1858 Assessment ¹ 1859 Wallings Map 1860 Assessment 1860 Census
1865	Barnett Egbert Alice Egbert	None	Boarding House	1865 Census
e.1870- c.1875	Henry Heyer Mary Heyer	Clerk	Boarding House	1870 Census 1875 Census
1880	Harriet Wheatley		Residence	1880 Census W File 1672 1883
1883-1916	Crowell M. Corner (1830-1910) Addie M. Corner (1838-1916)	Deputy County Clerk	Residence	1883 Poll List 1 ED Southfield 1895/96 Directory 1898 Directory 1900 Census 1906 Directory 1910 Census 1915 Census W File 5041 1916
c.1916- c.1926	Willet L. Corner (1877-1932) Bertha Corner	Telegrapher Gamewarden Real Estate Agent	Residence	1925 Census D 622/77 1926
c.1926- c.1936? ³	Sigurd E. Nylund Catherine R. Nylund	Auto Parts Dealer/ Auto Wrecker	Residence	1926-27 Phone Directory ² Summer 1927 Phone Directory D 655/83 1928 Polk's 1933/34 Directory 1936 Reverse Phone Directory 1937 Phone Directory

1. This house is not listed in the 1858 assessment. It first appears on the 1859 Walling Map and the 1860 assessment.

2. This Directory is the first that also lists the Richmond auto parts and auto wrecking business. Mr. Nylund started this business. The brick building may have been built around this time.

3. The 1936 Directory is the last that lists a residence telephone for Nylund. A telephone for the auto parts business appears continually. By the mid 1930s the auto parts building on Lot 73 changed its address to 145 Arthur Kill Road. The Wheatley House and an auto service station that must have been built in the early 1930s appear as 135 Arthur Kill Road on Lot 65. The auto service station (Weichert's) had the telephone listing for 135 in the 1936 Reverse Directory.

Prepared by: S. Barto

CHART 7B6:4 CHAIN OF TITLE

Block: 4444 (Harriet Wheatley Parcel)

Lot: 65

Address: 135 Arthur Kill Road Harriet Wheatley
House and Auto Service Station

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
d.3/5/1826	W	Unrecorded	John A. Van Pelt	Susannah (widow), Cavalier (son), Harriet Wheatley (gr. dau.)		
issued 11/12/1855	L of A	File A-703	Cavalier Van Pelt	Susannah Van Pelt & Harriet Wheatley		
issued 9/14/1871	L of A	File A-1210	Susannah Van Pelt	Harriet Wheatley		
2/21/1883	W	File 1672	Harriet Wheatley	Estate of Harriet Wheatley	approx. 10- 10 1/2 acres	
c.1900- c.1907	D?	Unrecorded?	Estate of Harriet Wheatley	Crowell M. Conner Addie M. Conner	"	
			** gap **	(see Chart 7B6:2, footnote 2)		
9/14/1916	W	File 5041	Addie M. Conner	Willet Leslie Conner	"	
1/13/1928	D	655/83	Willet L. Conner Bertha	Sigurd E. Nylund Catherine R.	Approx. 1/2 of Lot 65	\$6800
8/1/1929	D	693/581	Willet L. Conner Bertha	Sigurd E. Nylund Catherine R.	Other 1/2 of Lot 65	\$500
12/16/1936	M	746/296 satisfied 3/15/55	S. Nylund C. Nylund	Church of United Brethren of SI	Lot 65 Approx. 5-51/4 acres	
5/1/1953		Lis Pendens 503-1953	Church of United Brethren of SI	City of NY	Lot 65	
6/26/84	"surrender"	Corresp. Memorandum	Dept. of Sanitation	DGS--Dept. Real Prop.	Block 4444, Lot 35	
1/24/1985	Conditional Transfer		DGS--Dept. Real Property	DCA--for SIHS	"	

Prepared by: S. Barto

CHART 7B6:5 CHAIN OF TITLE

Block: 4444 (Harriet Wheatley Parcel)
 Lot: 73
 Address: 135, Later 145 Arthur Kill Road
 Richmond Auto Parts Store

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
d. 3/5/1826	W	Unrecorded	John A. Van Pelt	Susannah (widow), Cavalier (son), Harriet Wheatley (gr. dau.)		
issued 11/12/1855	L of A	File A-703	Cavalier Van Pelt	Susannah Van Pelt & Harriet Wheatley		
issued 9/14/1871	L of A	File A-1210	Susannah Van Pelt	Harriet Wheatley		
2/21/1883	W	File 1672	Harriet Wheatley	Estate of Harriet Wheatley	approx. 10- 10 1/2 acres	
c. 1900- c. 1907	D?	Unrecorded?	Estate of Harriet Wheatley	Crowell M. Corner Addie M. Corner	"	
			* * gap * *	(see Chart 7B6:2, footnote 2)		
9/14/1916	W	File 5041	Addie M. Corner	Willet Leslie Corner	"	
1/3/1928	D	655/83	Willet L. Corner Bertha	Sigurd E. Nylund Catherine R.	Approx. 1/2 acre	
3/15/1935	M	732/442 satisfied 3/15/55 ¹	Sigurd E. Nylund Catherine R.	Church of the United Brethren of SI	Approx. 1/2 acre	
5/1/1953		Lis Pendens 503-1953	Church of the United Brethren of SI	City of New York	Approx. 1/2 acre	
6/26/84	"surrender"	Corresp. Memorandum	Dept. of Sanitation	DGS--Dept. Real Prop.	Block 4444, Lot 35	
1/24/1985	Conditional Transfer		DGS--Dept. Real Property	DCA--for SIHS	"	

1. The Church of the United Brethren, at the time of the Lis Pendens, foreclosed on the mortgage held by them on the property of Nylund and took title themselves as they are the claimants for it in the Lis Pendens.

Prepared by: S. Barto

CHART 7B6:6 CENSUS DATA

Block: 4444

Lot: 65

Address: Harriet Wheatley House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1860	Susannah Van Pelt	97			None	(real)\$2500 (personal)\$400
	Harriet Wheatley	40			"	
1865	Harriet Wheatley	40			None	
	Barnett Egbert	27			"	
	Alice "	24	wife			
1870	Henry Heyer	35		NY	Office Clerk	
	Mary A. "	32		"	Keeps House	
	Edward "	5		"		
	Harriet Wheatley	53				
1875	Harriet Wheatley	58		Richmond Co.		(real)\$2000
	Henry A. Heyer	40		NY	Book Keeper	
	Mary A. "	39		Richmond Co.		
	Edward P. "	6	son	"		
1880	Harriet Wheatley			NY	Keeping House	
1900	Crowell M. Corner	69	head	NY	Deputy Co. Clerk	
	Addie M. Corner	61	wife	"		

Prepared by: S. Barto

CHAPTER 7B7: THE NORTHERN PORTION OF BLOCK 4444

Written by: Kate Morgan

Research by: Stephen Barto
Charles Sachs

INTRODUCTION

The northern portion of Block 4444, Lots 24, 14 and 10 (see Figure 7B7:1) is an irregularly shaped parcel bounded on the north and west by the main tributary and the south fork of Richmond Creek, on the east by Richmond Hill and Arthur Kill Road, and on the south by Lot 35 of Block 4444 (see Chapter 7B6, Block 4444, Southern Portion).

The southern end of this northern portion of Block 4444 reaching from the Harriet Wheatley Parcel (Block 4444 Southern Parcel) to the northern border of Lot 24 was part of the Rider Patent (see Block 4463), which extended easterly across the colonial village of Richmondtown for a total of three hundred and sixty acres. The northern end of this northern portion of Block 4444 (Lots 10 and 14) originated from the land patent of 160 acres granted in 1680 to a Captain James Hubbard, prominent resident of Gravesend, Long Island (L. McMillen 1978d.)

In the late seventeenth century two structures may have existed on this block: the Voorlezer's House and the Fitchett Blacksmith Shop. There were at least six structures in the eighteenth century,¹ the Voorlezer

1. Four structures on the west side of Arthur Kill Road are portrayed in the 1781 Taylor & Skinner map. These four might be the Voorlezer House (at the south, Lot 24), the Frost House and the Fitchett Blacksmith's shop (in the middle, Lot 14) and the Treasure House (to the north on Lot 10). The Sprong Conner map of 1797 also portrays four structures in the same approximate vicinity. Loring McMillen's Revolutionary War Composite map suggests the arrangements of both Taylor & Skinner map of 1781 and the Sprong Conner map of 1797. However, two conflicting portraits of this area were drafted in 1777: The Hessian map shows only two buildings on the west side of the road; and the British Army map shows at least six building markers along what seems to be the west side of Arthur Kill Road.

House at the southern end, the Fitchett Blacksmith Shop, the Frost House, a barn probably associated with the Frost House, the Second County Court House and the Treasure House at the northern end. (See Figure 7B7:2).

The Blacksmith's Shop on Lot 24 may have survived into the nineteenth century in the form of the Sarah Wood House, which was destroyed by fire in 1872. Also on Lot 24, a hotel wing was attached to the original Voorlezer House. Behind these houses were five outbuildings including a barn (see Figure 7B7:3).

By 1794, the barn associated with the Frost House on Lot 14 had been razed or moved and was replaced by the Second County Court House. In the latter part of the nineteenth century the Court House was used as a hotel; the Frost House was demolished. A residence, 53 Arthur Kill Road, was erected at the approximate location of the Frost House. There were at least two or three outbuildings on this lot (see Figure 7B7:3).

On Lot 10, the two main structures that existed through the nineteenth century were the Treasure House and the Hennessey House. In addition, there were four barns behind the Treasure House (see Figure 7B7:3).

Around 1900, two residential structures were added at the rear of Lot 14, behind the Frost House site. The Hennessey House, on Lot 10, burnt down in 1899. Otherwise, nineteenth century buildings appear to have remained intact at least through the early part of the twentieth century (see Figure 7B7:4).

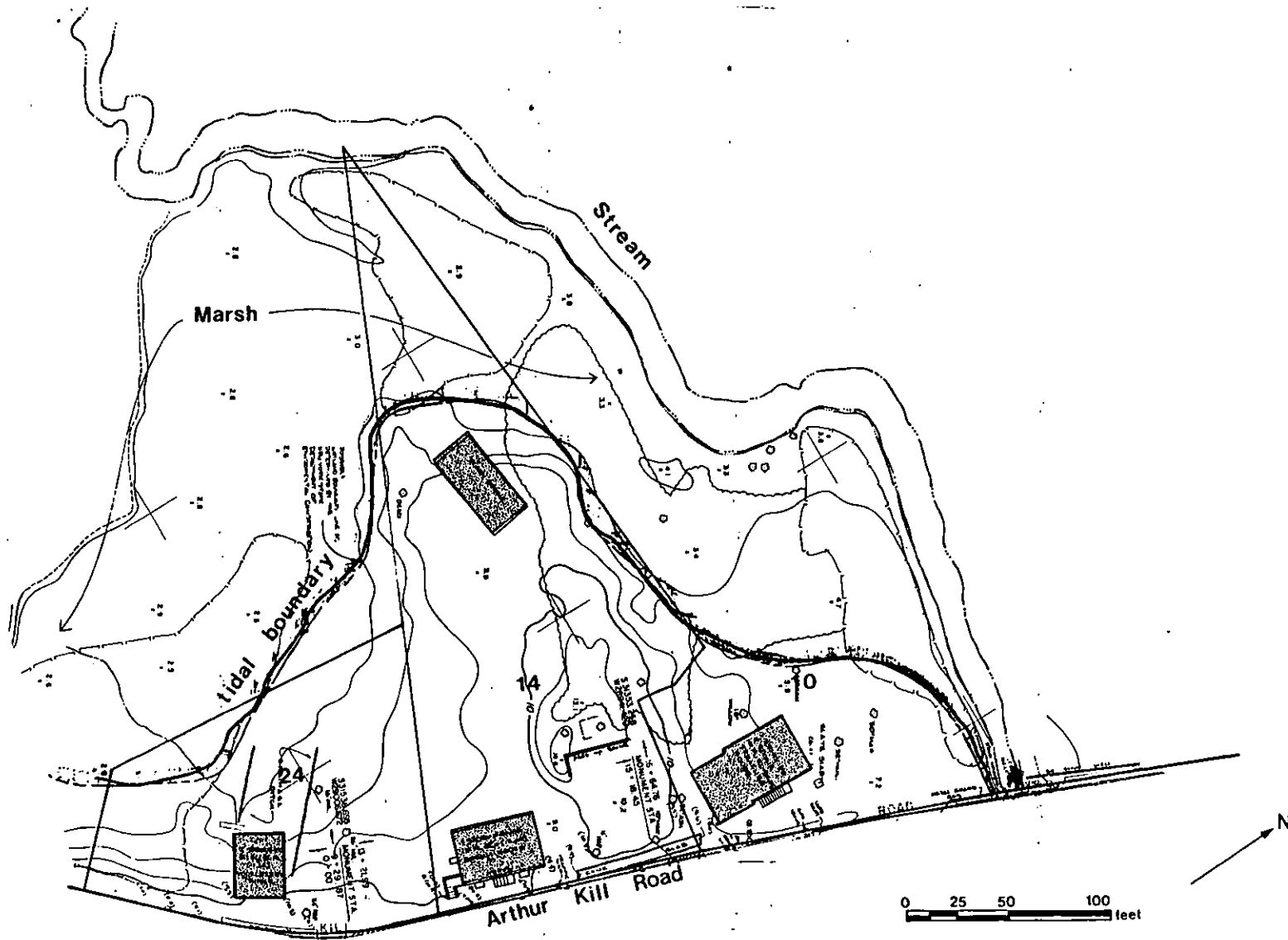


Figure 7B7:1 Base map of the northern portion of Block 4444. The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

Figure 7B7: 2ALegend Identifying All Buildings Depicted on Figures 7B7:2, 3, and 4Lot 24

- A. Voorlezer House, 1696-present (tavern wing, 1884-1938, and a shed, c. 1891)
- B. Blacksmith Shop, c.1696-c.1800
- C. Sarah Wood House, c.1804-1872
- D. Shed, c.1878-c.1891
- E. Outbuilding, c.1885-c.1898 (replaced by another outbuilding, c.1907-c.1926)
- F. Hitching Shed, c.1898-c.1917
- G. Two Attached Outbuildings, c.1898-c.1917 (by 1926 a garage is in this in this location, until c.1937)
- H. Privy, c.1898
- I. Privy, c.1911
- J. Outbuilding, c.1935-c.1937
- K. Outbuilding, c.1935-c.1937

Lot 14

- L. Frost House, c.1774-1887 (the Boehm House was moved to this site in 1965)
- M. Simon Swaine Barn, c.1774-c.1794
- N. Second County Court House, 1794-1944 (the Court House was set back from the road, c.1839, then remodeled in c.1897 as a tavern and restaurant)
- O. Outbuilding, c.1851-c.1942 (this building was, at various times, two, then three attached structures)
- P. Privy, c.1911
- Q. Outbuilding, c.1911
- R. Christopher House, 1969-present (relocated to Richmondtown Restoration)
- S. 53 Arthur Kill Road House, c.1898-1938
- T. Shed, c.1898-c.1917
- U. 53 1/2 Arthur Kill Road, dwelling, c.1898
- V. 53 1/3 Arthur Kill Road, dwelling, c.1898

Lot 10

- W. Treasure House, c.1700-present
- X. Barn, c.1857-c.1917 (by 1926 a garage was on this site and was demolished in 1936)
- Y. Hennessey House, c.1861-1899 (refreshment stand was located on this site c.1926-c.1950)
- Z. Outbuilding, c.1878-c.1891

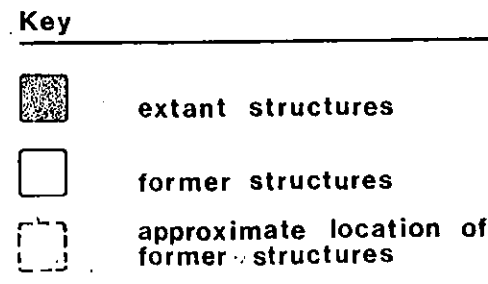
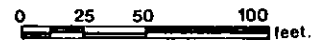
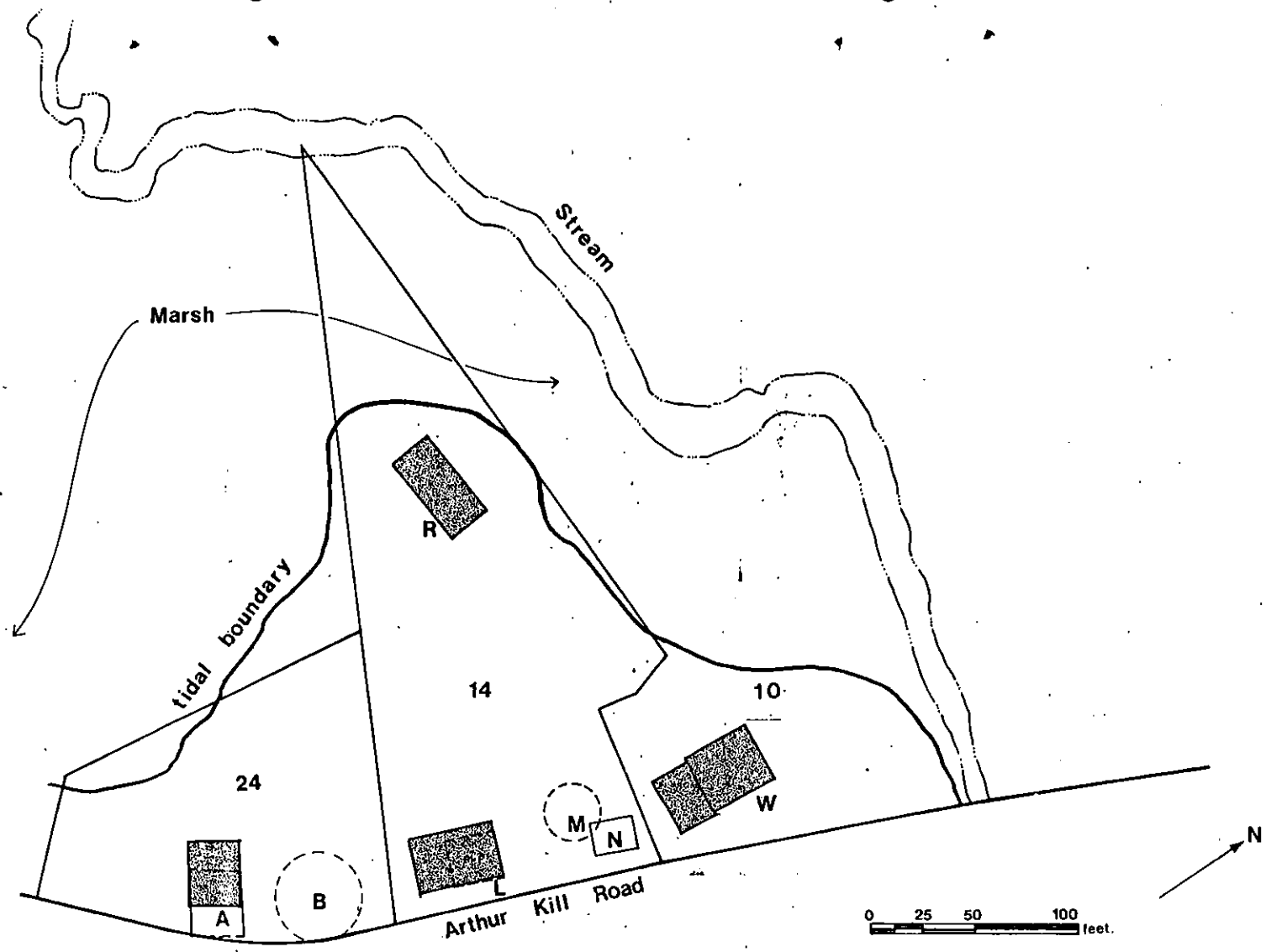


Figure 7B7:2 Composite map depicting the structures on the northern portion of Block 4444 in the eighteenth century. Map drafted by Victor Buchli.

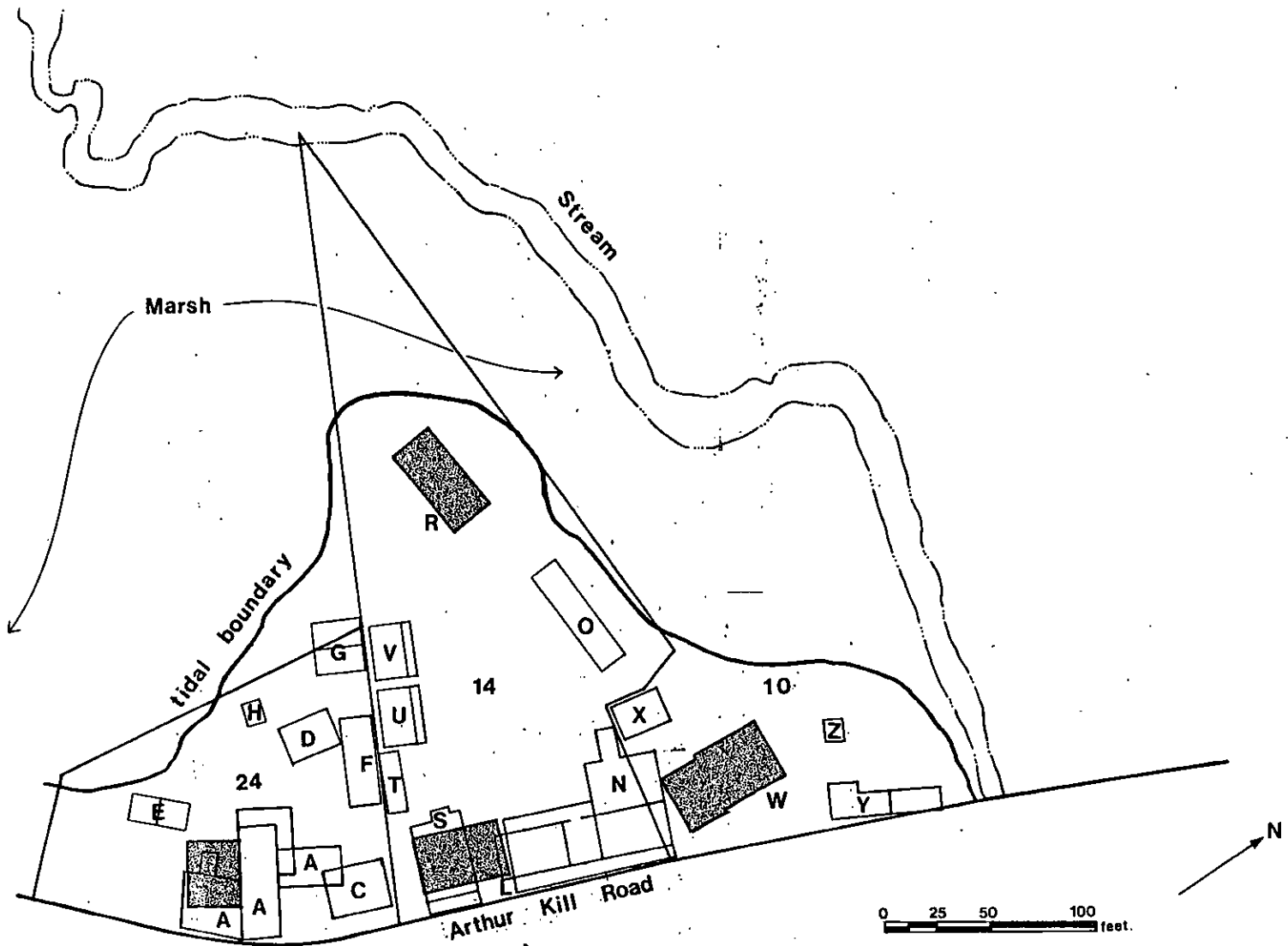





Figure 7B7:3 Composite map depicting the structures on the northern portion of Block 4444 in the nineteenth century. Map drafted by Victor Buchli.

0 25 50 100 feet.

Key

-  extant structures
-  former structures
-  approximate location of former structures

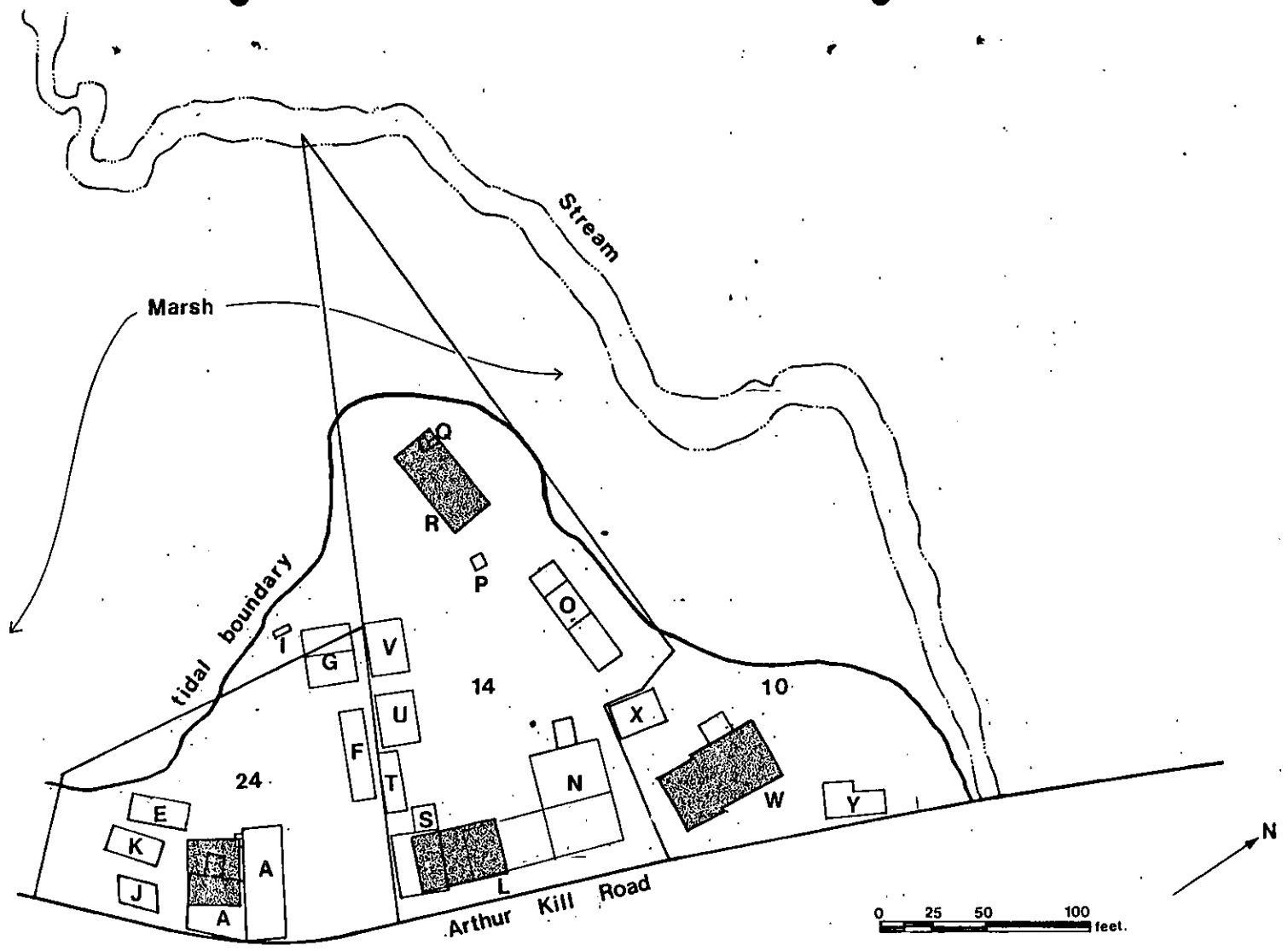
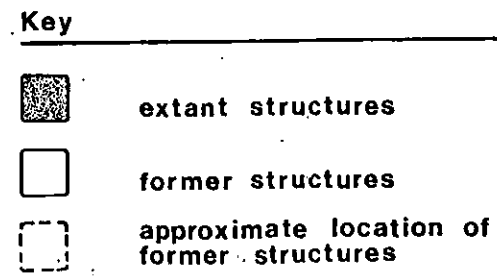


Figure 7B7:4 Composite map depicting the structures on the northern portion of Block 4444 in the twentieth century. Map drafted by Victor Buchli.



Lot 24
(Parcel 1)

The Voorlezer House, 63 Arthur Kill Road

In 1680 Governor Edmund Andros, on behalf of the Crown, granted three hundred and twenty acres of land, plus thirty-seven acres of salt meadow, to Robert Rider, gentleman (Book of Patents 5:28). Six years later, after Rider's death, his executors sold the estate to Anthony Fountain (Liber of Deeds B:33). When Fountain died in 1696, his son Vincent, gentleman, sold exactly half of the Rider estate (half "upland," half salt meadow) to James Hance Dye, yeoman (Liber of Deeds B:260), for the sum of forty-four pounds. Although Dye mortgaged this property back to Vincent Fountain fifteen days later on July 5, 1696, he then sold the northern eighty acres (half again) to James Fitchett (Liber of Deeds B:262).

On March 6, 1697 (recorded August 3, 1699), James Fitchett and James Hance Dye leased a small plot within this northern portion of Block 4444 to the Dutch Congregation. The parcel which fronted on to Richmond Hill and Arthur Kill Road on the east, measured 87'(E) X 81'(S) X 63'(W) X 60'(N). The lease, for fifty years, stipulated that the land should be inhabited only by a person serving the congregation. The 1697 deed formalizing the agreement between the Dutch Congregation and Fountain and Dye does not mention a house on the property. However, a July 1696 deed (B:262) for an adjoining parcel granted by Dye to Fitchett does. This building had been erected for the purpose of housing "the voorlezer," the 'fore reader,' or lay minister and

clerk of the consistory ² (L. McMillen 1938a, 1985) and "for the brief period of sacred use, about 1695(?) - 1701, the Voorlezer's House was the only place of worship for the Dutch Congregation and the center of their religion on Staten Island" (L. McMillen 1946b; see Figure 7B7:2, A).

Henderyck Kroesen (c. 1666-1761), who probably acted as Voorlezer between 1696 and 1718, is identified as such only by the record of the birth and baptism of his daughter, which is in the Church's earliest baptismal register.³

2. The office of the voorlezer, peculiarly Dutch, fulfills the following duties: recording baptisms, marriages, deaths, teaching school, and in the absence of the Dominie, conducting church services by reading from the Scriptures. Thus the name Voorlezer ('lazen' in Dutch means 'to read') could be translated as "fore-reader." In the Liber of Deeds B, p. 262, the "foreloeor ore" is mentioned which Dr. Charles T. Gehring suggests is a variation in seventeenth-century Dutch language for Voorlezer House.

3. The 1706 Census lists Henderyck at forty years of age, making him in his early thirties at the time he was Voorlezer. Around 1697 he married Cornelia Corsen, daughter of a prominent landowner on Staten Island. Two years later, Henderyck petitioned the governor for half the rights to land claimed solely by his brother Dirck. The outcome of this petition is not recorded, but they must have come to some agreement. Since in 1709 or 1710 the entire farm and land (save 13 acres willed to Else, a sister) was sold by both brothers in an unrecorded transaction. Dirck moved with his family to Bucks County, Pennsylvania and died there in 1731. In 1709 Kroesen purchased a farm from George Hooglander, 54 acres adjacent to his father's farm. His house fronted the Kill van Kull, a short distance east of the present Bennet Avenue, West New Brighton. Upon his death, 1760/1, Henderyck Kroesen was buried in a private burial plot. Some gravestones of his family still existed as late as 1902. His homestead was torn down in 1832, by John King Vanderbilt, to make way for a more modern home (L. McMillen, 1946).

In 1701 Barent Tyse and Teunis Egbertse, with the consent of the Dutch Congregation, relinquished the lease to the blacksmith, Louis Du Bois, for "one house att the head of the Fresh Kills, and the plancks there unto belonging which formerly was built for the Dutch Congregation" (Liber of Deeds B:390). Du Bois presumably lived in the house, and in 1701 purchased an adjoining one-acre parcel in the bed of what now is Center Street where he later built a home of his own (see Chapter 7B8, one-acre lot).

In February 1702/3 within nine months of acquiring the seventy-nine acres of land, William Hance Die sold this land to John Androvat (Liber of Deeds B:435). This deed remarks that the property contained eighty-eight acres (later discovered as a recording error for approximately eighty acres) less one acre held by De Boys (Du Bois). The deed also notes the presence of houses and other structures on this parcel, although the exact locations are not given. November 1705, the Androvats sold the seventy-nine acres to Rene Rezeau, mason/farmer, for one hundred and forty-six pounds sterling (Liber of Deeds B:523). With this sale, the land transfers of this parcel ended; the property remained in the ownership of the Rezeau family and the family's descendants for the next one hundred and sixty-seven years.

Rene Rezeau and his wife Anne Coursier had fled, like many other French Huguenots, to the Isle of Re, off the coast of France, emigrating to America in 1685 and by 1689 they had settled in New York City (Baugher, Baragli, and DeCesare, 1985). In 1706, Rene may have given up a small portion of his land for the site of a new jailhouse (see Chapter 7B3, Block 4443). The building was erected "at the head of the Fresh Kill

upon the land of Mr. Rezeau and Lues Deboys" (Stillwell 1903:I:42).

The foundation of this jail has been discovered on Block 4443.

After Rene Rezeau's death in 1720, his three sons inherited their father's property in equal shares. It is not known if any of them ever actually lived in the former Voorlezer's House or in the second dwelling that may have been on the Rezeau property. When one of the sons, Peter, died in 1733, his share of the land was divided by the surviving two brothers, James and Jacob. In 1746, James sold his interest in the property to Jacob (unrecorded deed). Jacob, a cooper and yeoman, probably continued to reside in the house for more than twenty years. Evidence of this is recorded by an inscription in stone in the north wall of the Voorlezer's House: I R (Jacob Rezeaaau) 1769.

Jacob Rezeau's daughter Wyntjie and her husband Richard Johnson were evidently living in the house in 1786 (see J. Rezeau's will). By 1793, Susannah Johnson, Richard's daughter, occupied the house with her husband John Van Pelt, who had become the owner of the Rezeau property. Upon John Van Pelt's death in 1826, the property was inherited by the widow, her son Cavalier, and her grand-daughter Harriet Wheatley.

From 1826 to 1854, Cavalier Van Pelt, farmer, lived with his mother Susannah, and his niece Harriet Wheatley in the Voorlezer's House. After his death in 1854, the two women continued to live in the house until 1859. The occupant of the building between 1859 and 1872 has not been discovered. Harriet Wheatley and Susannah Van Pelt probably did not live in the Voorlezer's House again, but may have lived in the dwelling constructed in 1859 on nearby Lot 65 until their deaths in 1881 and 1863 (see Chapter 7B6, Block 4444 Southern Portion).

The next known resident of the house was Martin Mooney who purchased the property in 1872 and probably moved in shortly thereafter. Mooney was the owner and resident of the Sarah Wood House, situated on a small parcel just north of the Voorlezer's House (see Figure 7B7:3, C) In 1872, the Wood House was destroyed by fire which may have prompted Mooney to purchase the nearby Voorlezer's House property.

The 1880 Census indicates that Martin Mooney moved out of the Voorlezer's House before selling it to Solomon Rosenberg, dry goods merchant, and his wife Amalie in 1883. The Census also reveals that prior to the sale, the Rosenbergs rented the house from Mooney. In the Richmond County Standard, dated February 23, 1883, there is reference to the construction of an addition built on the north side of the original building (see Figure 7B7:3, A). This addition, which was extended to the rear of the house between 1891 and 1898 (see 1891 Sanborn and 1898 Robinson atlases), consisted of the main store and hotel/saloon sections of Rosenberg's business. The exact arrangement of these two sections is not known in any detail, although it is clear from the 1926, 1935, and 1936 Sanborn atlases and from photographs that the original house section remained as living quarters (see Geographic Photo Files).

Between 1893 and 1910 Solomon Rosenberg is listed as a Hotel-Saloon keeper of the "Arlington Hotel." After 1910, Samuel Rosenberg (a son or relative) ran the hotel. Between 1893 and 1914 the business is listed variously as a hotel, tavern and retail liquor outlet. After Prohibition in 1920, the tavern listings cease. However, Solomon continued to occupy the Voorlezer's House until June 1924, when his

wife deeded the property to Sam Cohen, who mortgaged the property back to her a day later. In September of that same year Sam Cohen and his wife sold the property to Marie Peterson, still, however, holding the mortgage for Peterson's new property. In 1927, Peterson took out a second mortgage for a higher sum (\$5000) from the Richmond County Federal Savings and Loan Association.

During the time the former Voorlezer's House was owned by Ms. Peterson, Nicholas George, restaurateur, occupied the building and ran a restaurant/confectionary/grocery. The first evidence for the name "Acorn Inn" is in a 1932 L. McMillen photograph (see Figure 7B7:3, A). In the photograph, the sign above the entrance to the 1883 addition reads, "Acorn Inn--Restaurant," with two glasses of a frosty beverage, probably beer, although in 1932, restaurants could only openly serve "near beer." Other signs in the 1932 photograph show a wide range of items being sold at the grocery: hot franks, ice cream, bread, cake, groceries, notions, and tobacco products. Late, post-Prohibition photographs show that the building was shingled, and a neon sign was placed in the window advertising Ebling beer. All other signs except "Acorn Inn," had been taken down (see Chart 7B7:2).

During the Depression years, Marie Peterson defaulted on her mortgage payments. In October 1936 a foreclosure and referee deed was made by the Richmond County Federal Savings and Loan. Peterson was cited as defendant along with the Ebling Brewing Company and Pierce Butler Radiator Corporation. The relationship of Ms. Peterson and these companies has not been determined. In a photograph dated December of that same year, the building is shown boarded up. Only the public telephone signs remain on the tavern section (see Chart 7B7:2).

During this time the Historical Society discovered that the original part of the Acorn Inn was the House of the Voorlezer. Rev. Leffert Haughwout (1937) and Loring McMillen (1937) prepared research reports on the documentary and physical history of the building. As a result, the Richmond County Federal Savings and Loan Association entrusted partial care of the property to the Society with the understanding that the Society would eventually gain title (see Geographic Photo Files).

Between July and September 1938, restoration began, partially supported by the Historical Society and partially by the Loan Association. The hope was to interest the City of New York in purchasing the house. The first step, demolishing the 1883 tavern section, was completed before December, 1938 (see Geographic Photo Files). In January 1939, Mrs. T. Livingston Kennedy bought the building from the bank and gave it to the Staten Island Historical Society (see Chart 7B7:2, footnote 12). Major restoration, including moving the house westward from its original foundation, was completed in time to open the house as part of the program for the New York City School Board's Centennial on April 14, 1942. In 1947, the Voorlezer's House was formally dedicated on May 23rd, "Historic Richmond Day." The building still stands today as part of Richmondtown Restoration.

Lot 24
(Parcel 2)

The Sarah Wood House and/or The Blacksmith's Shop (North of the Voorlezer's House)

No clear title information for the period prior to 1797 has been discovered for this parcel, but it appears to have been associated with the Voorlezer's House plot from the early eighteenth century. It is believed that there was at least one, possibly two, buildings occupying this area from the seventeenth century to the nineteenth century. The first building, a blacksmith's shop, was constructed around 1696 (Liber of Deeds B:262), although its precise location is not known (see Figure 7B7:2, B). Between 1696 and 1717 William Fitchett, one of the original owners of part of the Rider Patent, and Louis Du Bois probably used this shop (Barto and Horne 1986).

Harlow McMillen (1962c:2) has suggested that perhaps four generations of the DuBois family may have operated the shop, and even lived in it up to the time of Augustus Dubois' death in 1807. Several other blacksmiths living in the vicinity of the village at this time may have been associated with this shop as well (see Chart 7B7:5, footnote 1). The existence of the Blacksmith's Shop is not certain after 1800. Unfortunately, the Revolutionary War era maps and the 1797 Sprong and Conner map are not helpful in analyzing this site. Although further research is needed, William McMillen suggests that the shop may have been incorporated into the one-acre lot rather than into Parcel 2 of Lot 24 (W. McMillen pers. comm. to Stephen Barto, 1988).

The date of construction of a second building on Parcel 2 is not certain, although title records and other documents suggest that a

residence existed on or near the site of the Blacksmith's Shop around 1804. The dwelling on Parcel 2, known in the nineteenth century as the Sarah Wood House, might have been the Blacksmith's Shop structure itself, although there is only tenuous evidence to suggest this (see Chart 7B7:5, footnote 1).

John Commindinger, baker, and his wife probably purchased the property from John A. Van Pelt c. 1804 in an unrecorded deed. Commindinger and his family appear in the 1810 Census. He continues to be listed as a baker in documents throughout the period of his residence; the dwelling also may have served as a bakery. A year after acquiring the property, Commindinger mortgaged his house to John Crocheron, and by May 1810, mortgaged all his household possessions to Crocheron as well (see Chart 7B7:5, footnote 2).

Commindinger's whereabouts after 1810 are not known, but his financial position probably declined further. The Account Book of John Crocheron Sr. for 1815-25 indicates Crocheron Sr. had the property sold between 1811 and 1815 to satisfy this 1805 mortgage. The note is not specific about the date or terms of transfer; however, it appears that Crocheron Sr. assumed the unsettled 1804 mortgage of Commindinger to Van Pelt. Whether Crocheron assumed title himself or the property was transferred to an intermediary owner is not known. John Morgan, a cordwainer, was in possession of the property by 1819 (Liber of Deeds K:17); he may have acquired it by 1815, when his name appears on a roadwork assessment list as living in the vicinity (see chart 7B7:5, footnote 3). Morgan may have used the building on Parcel 2 as a workshop and residence.

Sarah Barnes, widow of Roger Barnes (died June 27, 1815), acquired the property from John Morgan and his wife Elice in February 1819. In 1825 Sarah married Richard Webb Wood and moved with her husband to his home in New Springville, Northfield, Staten Island. The Woods are listed in the Northfield schedules, New Springville vicinity of Staten Island, in the 1830, 1835, and 1840 Censuses. In the 1842-5 tax assessments, Richard Webb Wood is listed as a non-resident owner of the house in the village of Richmondtown. After her second husband's death in 1845, Sarah Wood continued to reside in Northfield until c. 1852, when she returned to the house on Parcel 2. Between 1825 and 1852, only one occupant of the property is known--Silas Bedell, who probably lived there between c. 1847 and c. 1849. He may have been a stagecoach driver at the time.⁴

After her return to Richmondtown village in 1852, Sarah Wood occupied the house on Parcel 2 until her death in 1864. For part of this period, she may have lived alone in the house (1860 Census). After her death the house may have been empty for a year or so while her estate was settled. By June 1865, Martin Mooney (see Parcel 1), farm laborer, may have been residing in the house (1865 Census). Mooney purchased the property in 1868 and lived there until August 1872 when the house burned down (1879 Census; Richmond County Gazette August 21, 1872). Voorlezer's House from Harriet Wheatley and moved there (see Chart

4. Bedell, born c. 1800, married Elizabeth Cropsey in 1830. In 1840, he is listed in the census as being "in commerce." Loring McMillen notes in the Bedell File (Biography and Geneology Collection, SIHS Archives) that Bedell also was a stagecoach driver. In 1849/50, he left Richmondtown to become the keeper of the Prince's Bay Lighthouse and died, date unknown, in the Bedell Homestead on Arthur Kill Road, Greenridge (see Chart 7B7:5, footnote 5).

7B7:1).

The first evidence of outbuildings on Lot 24 appears on the 1878 Sanborn atlas. Just south of Center Street, on the west side of Church Street (Arthur Kill Road) on Parcel 1, is the present Voorlezer's House denoted as a "dwelling," behind which, to the north, is a one-story shed (see Figure 7B7:3, D). On Parcel 2, no outbuildings associated with the Wood House or its probable predecessor, the Blacksmith Shop, are known.

On Parcel 1, the 1885 Sanborn atlas updated to 1891 shows the first section of a hotel wing and a shed, directly attached to the Voorlezer's House on the north (see Figure 7B7:3, A). At the rear of the Voorlezer's House to the south, there is a one-and-one-half story structure, possibly the one-story shed that appeared previously on the 1878 atlas was expended or replaced by this two-story building (see Figure 7B7:3, E).

The 1898 Sanborn map updated to 1911 shows a completely different configuration for the extension on the Voorlezer's House, indicating the second section of the hotel addition, constructed c. 1891-98. Written across this configuration is "Richmond Road Ho[use]." The hotel wing is depicted as rectangular and is twice the depth of the Voorlezer's House. A porch is at the rear. Directly attached to the rear of the house section is a one-story addition. To the north, along the line of Lot 14 a large rectangular outbuilding is identified as a hitching shed (see Figure 7B7:3, F). To the west of this shed are three more outbuildings: two are joined, and the third, probably a privy, is separate (see Figure 7B7:3, G and H). All of these

structures appear on the 1898 Sanborn/Perris base map. Two sheds, letters D and E on Figure 7B7:3, were shown on the 1885 Sanborn but are not depicted on this 1898 map.

The 1898 Robinson's map indicates the extension to the Voorlezer House on this parcel as the "Arlington Hotel" and "A. Rosenberg," the proprietor, listed beneath. The outbuildings in the rear, along the Lot 14 border, seem to be the hitching shed and only one of the two attached outbuildings shown in the 1898 Sanborn/Perris atlas. The 1907 Robinson's map shows again the same configuration (the 1898 Sanborn is probably the more accurate rendition).

The 1911 Topographical map shows the most detailed depiction of this parcel. Fronting on Arthur Kill Road is the Voorlezer's House, a two-story frame structure with a small outbuilding, possibly a watercloset, attached to the rear. Connected to the Voorlezer's House section is the two-and-one-half story Hotel, 54.1 feet deep and 20.2 feet in breadth. A porch runs the entire north and west sides of the building. The shed to the south (10.9' X 11.1') and rear of the Voorlezer's House again appears (see Figure 7B7:4, E). This may represent the same shed--or a replacement--as shown on the 1885 Sanborn atlas. To the north is a 44.7 foot long shed with a porch, possibly the hitching shed. Behind this shed is a barn and shed approximately 24.5 X 14.3 feet (as on the 1898 Sanborn/Perris base map) and to the south is a tiny rectangular structure with no measurements (see Figure 7B7:4, I) This might be a privy, or perhaps the same structure indicated on the 1898 Sanborn/Perris map (see Figure 7B7:3, H).

In the 1917 Sanborn updated to 1926, there is only one outbuilding, an

auto garage, in the rear and to the north of the Voorlezer's House/Hotel (see Figure 7B7:4, G). It appears to have replaced the earlier structures shown at this location. The garage last appears on the 1937 base map of the 1968 Sanborn. On the 1935 Sanborn map update the House/Hotel configuration remains; however, directly to the south, facing the street, appear two small rectangular structures, one in front of the other (see Figure 7B7:4, J and K). The front building is sketched in broken lines (probably designating an open side), while the rear building is drawn in solid lines. The front building disappeared in 1936, since it is present on the 1936 Sanborn but not on the 1937 base map of the 1968 edition. The rear structure last appears on the 1937 base map and is pasted over by 1968.

The 1968 Sanborn atlas reveals the Voorlezer building standing alone. The southeast corner of the building appears to extend out and over the line of the street bed.

Lot 14The Thomas Frost House Site--Eighteenth Century

The Frost House Site is located within the one hundred and sixty acre land patent granted in 1680 to Captain James Hubbard, prominent resident of Gravesend, Long Island (L. McMillen 1978d). The Hubbard patent was one of the three original land grants in the Richmondtown vicinity beginning at the Flat Rock or the "Head of a Reedy Cove" (see Chapter 5; Figure 7B7:2, L).

Sixty acres of the original Hubbard patent were acquired by William Tillyer in March 1704. Nineteen years later, in November 1723, Tillyer conveyed to Nicholas Brittain one-half acre, beginning at the Reedy Cove and extending to the border of the Treasure House property on Lot 10.

Colonel Nicholas Brittain was a prominent man on Staten Island, head of the local militia and owner/occupant of the Billou/ Stillwell/Perine House (a New York City and National landmark owned by SIHS, and located in Dongan Hills). Brittain died in January 1740; his will does not mention property in Richmondtown. Loring McMillen (1978d) has suggested that Brittain may have purchased the half-acre from Tillyer for an inn, as Brittain ran an inn in the Perine House (more than two miles from Richmondtown).

There is a seventy-year gap in the record of ownership for this property--between the 1723 Tillyer-to-Brittain sale and the 1794 administration of Dr. Thomas Frost's estate. The most suggestive evidence pertaining to these intervening years is contained in four documents: the 1774 Decker-Androvat mortgage (B:14) for the Treasure

House property in Lot 10, which mentions the "barn of Simon Swaim"; the 1789 Douglas-Interwicke mortgage (also for the Treasure House property, Liber of Mortgages B:416-17) which indicates Lawrence Hillyer's probable ownership of property on Lot 14; Frost's 1793 deed (E:26) to the County Board of Supervisors for the Second Courthouse lot also on Lot 14; and finally, the May 1, 1793 deed for the Voorlezer's House parcel (Liber of Deeds 378:336, recorded 1911), which describes the property line as running "a direct course down to a flat rock under the stoop of the house of Thomas Frost by the road." Contained in these four references is a plausible chronology of ownership for Lot 14 property from 1723 to 1794.

Considering the first reference made to "Simon Swaim's barn," it is known that in the mid-eighteenth century, Mattias Swame owned a portion of Block 4444, which perhaps included Lot 14. Swame was born in 1715, and by 1767 owned a large part the land from the Prall and Hubbard patents including most of Block 4443. Swame's principal dwelling probably was located on the site of the Edwards-Barton House (Block 4443, Lot 8). Since Swame's five sons had all come of age (Mullane, Swaim and Johnson 1984:91) by 1767, other dwellings may have been erected for one or more of them on Block 4444.

The subsequent owners of the property on Lot 14, after the Swame family, are suggested in an 1887 article in the Richmond County Standard. An assertion is made that during the Revolution a building on the 'site' was associated with the "Van Name Brothers." The anonymous account (probably by Ira K. Morris) describes the quartering of British officers in the house and claims that Major Andre wrote his will there.

However, no record has been found of the "Van Name Brothers" as residents in the Richmondtown area (L. McMillen 1978d).⁵

The next name mentioned in reference to Lot 14 is in a 1789 Mortgage (B:416-17) for the Treasure House: Lawrence Hillyer is said to own property south of the Treasure House. According to the Supervisor's Minutes for 1788, the "house of Lawrence Hillyer" was being used by the Board of Supervisors and the courts, and was "fitted up" as the County Court House in July of that year (see Chart 7B7:7, footnote 2).

Unfortunately, documentation is sparse and inconclusive and no deeds have been found from Swaim to Hillyer or Hillyer to the subsequent owner of the property, Dr. Thomas Frost. Lack of documentation for the 1770s and 1780s makes it difficult to delineate the limits of the property "south of the Treasure House." Therefore, Swaim or Hillyer may have owned the parcel on Lot 14 upon which the Second County Court House was constructed, or a similar plot south of the Treasure House (see Chart 7B7:7, footnote 2)..

5. A nearly identical "British soldiers/Major Andre" story is transposed to the "Cucklestown Inn," an 1893 article written by I.K. Morris (see Proceedings of the SIIAS; and later reprinted in another 1890's newspaper, and the 1898 Memorial History). Curiously, the inn was identified as a building on the west corner of Court Place and Richmond Road (Block 4443, Lot 8) and not the/a building on Lot 14. It is important to note that articles and books by Morris contain inaccurate and/or incomplete information, undocumented references, and, at times, unsubstantiated folklore. Morris is the only Staten Island historian who refers to this description of the Cucklestown Inn. Similarly, there is no known Revolutionary era account, other than Morris' story, that identifies the building on Lot 14 as Major Andre's quarters. Nor is there any other mention of the Van Name Brothers being associated with the this site. Finally, in contrast to Morris' account, Loring McMillen (1978d) located the Cucklestown Inn on the One Acre Lot.

The next owner of this parcel on Lot 14 was Dr. Thomas Frost, who first appears in the records of St. Andrew's Church in 1765. He apparently owned the one-acre lot by 1768; however, his ownership and occupancy of the building on this parcel prior to 1790 is questionable. If there was indeed a dwelling on this site from the 1760s it probably would have been associated with the Swaim family. Archaeological evidence of the foundation and other structural features of this house place the construction date circa 1760-1800 (Wm. McMillen pers. comm. to S. Barto 1988). This, however, is too long a period to name the possible builder of this dwelling.

The first direct evidence of the existence of the Frost House is in the 1793 deed (378:336, recorded 1911) for the adjoining Voorlezer's House parcel. Between 1794 and 1821 the Frost House parcel was held in conjunction with the southern portion of Lot 15 on Block 4443 on the opposite side of Arthur Kill Road. Both properties were transferred together from the Frost Estate to Dr. Benjamin Parker to Robert Robins through the Crocheron family tenure (see Chart 7B7:8, footnote 3).

Meetings of the courts and the County Board of Supervisors were held in the "house" of Thomas Frost from May 1784 through 1786 and again in 1791; they were held in the house of his son John in 1789. Based on currently available evidence, these events could have occurred on any of the three nearby sites connected with the Frost family, including the one-acre lot.

Robert Robins, who acquired both properties from Dr. Benjamin Parker and his wife Phebe Parker in 1797, obtained a tavern license in 1798,

and operated a tavern until at least 1802. Robins appears in the 1800 Census in the central village area between John Van Pelt (probably in the Voorlezer's House) and Stoutenborough (presumably in the Treasure House). His position in the Census suggests that Robins may have lived in the Frost House.

The next owners of the Frost House were John J. Crocheron, miller, and his brother, David, storekeeper. Between c. 1800 and 1820 a wing was probably added to the original building.⁶ The precise function of this addition is not known. However, a store was being run on the Frost House property. This store may have been part of John Crocheron's expanding commercial activities on Staten Island, which included a mill on Old Mill Road, a building on the northern half of Lot 15 on Block 4443 and perhaps a tavern on the southern half of this same lot.

Between 1805 and 1813, grocery licenses to sell liquor were taken out by both John and his brother David. Crocheron's subsequent grocery licenses and other documents from 1810 to 1825, indicate that he probably maintained the store most probably at the Frost House site until at least 1816, if not to the time of his death in 1820 (see Chart 7B7:8).

During this period of Crocheron's ownership (c.1804-1821), all or a portion of the house and property may have been rented to tenants. Richard Lake, a blacksmith, was living in Great Kills about 1807 when he obtained a tavern license. In the 1810 Census he appears to be living in Richmondtown, and is listed before John Dubois, who probably

6. H. McMillen (1963b) dates the new foundation at 1800, based on an amateur archaeological excavation.

resided on the one-acre lot. Lake, however, was apparently not affiliated with Crocheron's tavern-house, since his name does not appear in any of the Crocheron account books. William Dexter, a tavern keeper, may have succeeded Lake as a tenant, for he is listed in Crocheron's account book (1813-15) as the purchaser of tavern supplies (see Chart 7B7:8, footnote 6).

From 1816 to 1819, Joshua Mesereau, innkeeper, seems to have succeeded Dexter as a resident in the Frost House and as manager of one of the taverns (see Chart 7B7:8, footnote 6). Edsil Wood, a merchant who lived north of the village near what is now Latourette Park, rented the Frost/Crocheron House between May 1819 and February 1821 (see Chart 7B7:8, footnote 7). Wood is listed in the 1820 Census between Sarah Barnes in the Barnes-Wood House (Lot 24) and Abraham Auten in the Treasure House (Lot 10). Wood may have also continued to use a section of the building as a store. The 1821 deed for the property from the Crocheron estate to Walter Betts (O:144) refers to the building Wood lived in as a "store/house."

Betts, a merchant, was living in Westfield at the time of his purchase.

In 1829 he advertised the property for sale:

My house and premises, which is a good stand for a store and has been kept as such for thirty years and likewise an excellent situation for a mechanic and well adapted for two families (if any house ever was). (Richmond County Republican, February 7, 1829)

Apparently a sale was not made as Betts is listed in the 1830 Census next to Auten in the Treasure House on Lot 10.

In addition to his business pursuits, Betts held numerous offices

including sheriff, commissioner in partition, County Clerk (1828-43) and director of the Richmond County Hall on Block 4443. In 1839 Betts purchased the former Second County Court House (Liber of Deeds 5:611) located north and west of the Frost/Crocheron House on the same lot (see Figure 7B7:2, N). By the mid-1840s, Betts vacated the Frost/Crocheron House, and moved into his newly converted residence.

Active as a merchant up to the end of his life, Betts may have continued to use the Frost/Crocheron House as a store. If he rented out all or part of the building, the name of the tenant has not been found. However, in 1840 Eliza Cole is listed in the Census next to Betts, who was then living in the former Court House on Lot 14. She may have been renting, although it is evident from the 1840 assessment that she owned a house elsewhere in the village.

Upon the death of Walter Betts, c. 1845, Isaac M. Marsh, owner of the Marsh and Nolan Carriage Factory on Block 4441, purchased this property on Block 4444. From this time until the mid-1850s, Marsh resided in the house on Lot 24. It is not known who lived in the house on Lot 14 between 1855 and 1870. John J. Wendling, shoemaker, and Theodore Wendling, wheelwright, were living in Marsh's house on Lot 14 according to the Census of 1870. Occupancy again has not been documented for the next ten year period.

In 1880 Edward McCaffrey, wagon maker, is listed in the census in the vicinity of the Frost/Crocheron/Marsh House. In 1875 McCaffrey was living in the Ann Hennessy House on Lot 10 (see Figure 7B7:3, Y). He may have taken up residency in the house on Lot 24 in about 1878. McCaffrey also may have worked during this time at Marsh's Factory.

McCaffrey may have been the last resident of the Frost House before its demolition. In 1887 the Richmond County Standard reported the demolition of what it called "two very old houses...built long before the Revolution...the hand of decay had long since placed his unrelenting clutch upon them, and at last they are demolished and gone." The reference to the two buildings probably would be more correctly understood as two units joined by a common wall and set on an expanded foundation. This reference to "two houses" also is mentioned in the 1873 tax assessment for the two-dwelling house belonging to Ann Hennessy (see Lot 10).

The 1878 Sanborn map provides the most accurate portrayal of the structure. The building, shown in its correct location, consisted of two equal sized two-story frame sections, with a small porch on the front of each part. Each section was identified as a "dwelling." There were no outbuildings.

In 1965 Richmondtown Restoration moved the Boehm family house (c. 1750 with a c. 1840 addition) to the site and foundation of the old Frost House. It still stands there today.

Lot 14The Second County Court House--45 Arthur Kill Road

The site of the Second County Court House, being located just north of the Frost house on Lot 14, also lies within the one hundred and sixty acre Hubbard patent (1680). Sixty acres of this patent, acquired by William Tillyer on March 8, 1704, held the Frost House, the Second County Court House, possibly the house at 53 Arthur Kill Road (see below), and various outbuildings.

On November 7, 1723 William Tillyer conveyed to Nicholas Brittain one-half acre starting at the Reedy Cove and lying between this point and the present Treasure House (see Lot 10). After Colonel Brittain died in 1740 the property passed to Dr. Frost, either from the heirs of Brittain or an intervening owner. Matthias Swame, owner of major portions of the former Prall and Hubbard lands (Blocks 4443, 4441, and 2278), or his son Simon may have acquired the entire Britton property by 1774. In that year Simon Swame is mentioned as the owner of a barn near Arthur Kill Road (see Figure 7B7:2, M) on the site subsequently occupied by the Second County Court House (Liber of Mortgages, B:14). Dr. Thomas Frost probably did not acquire the parcel until c. 1790 (see Chart 7B7:10).

The First County Court House is said to have been burned by the British during the Revolution. In its absence, county and town government meetings and court sessions were held in private houses and taverns as had been done before the 1730s. According to the Minutes of the Board of Supervisors, these meetings and sessions were held at the "houses".

of a number of Richmondtown residents, including Dr. Thomas Frost (May 1784-86), the "Widow Burrows" (1787), Lawrence Hillyer (1788-89), John Frost (1789), Daniel Turner (1790-96), Richard Marsh (1791), Dr. Thomas Frost (1791), Adrian Bancker (1796), and others. The center of this activity appears to have been in the Tavern on the one-acre lot (the south part of Lot 15, Block 4443), and the Frost and Treasure Houses on Block 4444.

In 1791 the voters of the county approved a proposal to construct a new court building, and in the following year submitted a petition to the State legislature. The bill, "an Act for building a Court House in Richmond County," was passed and the County proceeded to raise five hundred pounds for building costs (H. McMillen 1961b).

The site of the old Court House had been obliterated by the straightening of Arthur Kill Road. In 1793 Dr. Thomas Frost sold a parcel (45'[E] X 60'[N & S] X 40'[W]) of land north of his house site on the west side of Arthur Kill Road to the Board of Supervisors for fifteen pounds (H. McMillen 1961b). Construction began June 1793, and by the fall of 1794, the work was completed. The Court House was a two-story wood frame structure surmounted by a cupola or belfry (see Figure 7B7:2, N). According to local historian I.K. Morris:

It stood close to the road and its first floor was almost on a level with the ground. The first floor contained two rooms--a small one at the entrance and a large one which was used for many years as a public hall...The Court Room occupied all of the second floor...The stairway to the court room ran up from the left side of the entrance" (Safford 1941).

The building was used by the County from 1794 to 1839. After completion of a new court building on Block 4442, the Second Court

House property was sold at an auction in 1839 to Walter Betts, merchant, carpet-weaver and County Clerk. Betts, who had previously acquired the adjoining Frost House parcel, remodeled the Court House for his residence, moving the structure back from the road to the site where it remained for about a century (H. McMillen 1961b).

In 1861 Betts' heirs sold the property to Isaac M. Marsh, who resided there until his death in 1896 (see Chart 7B7:11, and Photograph, Anonymous c. 1880). A year later, Marsh's daughter, Anna Irene, sold the property to Otto Schaeffer for \$2600. Schaeffer constructed additions at the front of the building in which a tavern and restaurant operated for nearly fifty years. The original back section of the building seems to have continued to serve, at least in part, as a residence.

From 1897 to 1900 William King and Joseph McCann are listed in the Directories as the hotel managers. Otto Schaeffer died around 1903. Between c. 1910 and 1913, Jacob and Delia Pfaff managed and resided in what was then called the "Schaefer Hotel." During this period Otto's wife Louise bequeathed the property to her step-children Eugene and Emma Schaefer (Richmond County Wills file 4301, May 3 1911). In 1913 Jacob and Delia M. Pfaff bought the property from the Schaefer children for \$5550. The Pfaffs continued to operate the enterprise (hotel, restaurant and tavern) until 1932, although the hotel function seems to have ceased somewhat earlier (see Chart 7B7:11). Four years later, in 1936, J. Fitzgerald reopened a restaurant in the building; this undertaking was continued by Arthur Fanroth from 1940 to 1942. Ms. Pfaff sold the hotel/restaurant to Arthur Fanroth in 1940.

In February or March 1942 a fire damaged the hotel/tavern extension of the building. The Historical Society, long interested in acquiring and restoring the structure, approached Fanroth who agreed to sell. A month after the July 1942 purchase, the SIHS removed the fire-damaged addition and sealed the structure in anticipation of commencing restoration at the end of World War II. In late August-early September 1944, however, a major fire occurred, seriously damaging the original Courthouse. Arson was suspected as cause of the fire (Wm. McMillen, p.c. to S. Barto 1988; L. McMillen, p.c. to S. Barto 1988) The structure had to be demolished immediately after the fire.

The Second County Court House first appears on the 1797 Sprong and Connor map and subsequently on all maps and atlases from the 1844/45 Coast Survey map to the 1936 Sanborn atlas. The 1898 Robinson map is the first to show the front extension built by Otto Schaefer; the 1911 Sanborn is the first to portray this extension accurately. The four-section extension contained a restaurant, dining hall, bar, and bowling alley. It was demolished after the fire of 1942. Another small wing was built to the rear of the building. This section may have been a water closet, a vestibule or an oven. The word "patent oven" is inscribed within the marker for the Court House section of the building, thereby making it ambiguous as to its actual placement. Although this section of the building does not appear on atlases after the 1911 Topographical map, photographs from the 1940s indicate this section remained on the building until demolition in 1944.

The first evidence of outbuildings (see Figure 7B7:3, O) that may have been associated with the Second County Court House (although they may have been related to the Treasure House) is from the c. 1851 Winter

painting. It shows two outbuildings west of the Courthouse. Both structures have gable roofs and are set a few feet apart. The rear, western building is depicted with two lean-to extensions on its western wall which disappear altogether in the 1867 panoramic photograph of Richmondtown. The front, eastern building portrayed in 1851 may be the same structure as the eastern outbuilding that appears in the same location in the 1867 photograph.

The rear, western outbuilding no longer appears in the 1878 Sanborn atlas. The singular two-story outbuilding that is portrayed on the 1878 Sanborn may be the front, eastern one of the two original outbuildings depicted in the 1851 Winter painting and the 1867 panoramic photograph.

Between 1885 and 1891 a smaller two-story outbuilding was attached to the front, eastern outbuilding. These attached structures are shown in a c. 1900 panoramic photograph. Between 1900 and 1911 a third outbuilding is attached to the rear, west side of the larger of the two structures. All three buildings are identified on the 1911 Topographical map as barns.

The 1917 Bromley and 1926 Sanborn atlases continue to show this same configuration; however, between the 1926 and 1935 Sanborns, the middle of the three attached outbuildings disappears and the rear, western outbuilding is either modified or replaced to create a one-story structure. The front, eastern building is designated as an auto garage on the 1935 Sanborn atlas. This building, built between 1885 and 1891 (according to the Sanborn atlases), is portrayed in photographs of the property in the early 1940s.

Structurally the building appears to be as much as thirty or forty years older than the 1885 updated to 1891 Sanborn atlas would indicate, perhaps dating from the early 1840s (W. McMillen, p.c. 1988). It may in fact be the outbuilding first seen on the 1878 Sanborn and one of the two buildings portrayed in the 1851 painting and 1867 photograph, with modifications. (The 1891 Sanborn may have reversed the position of the addition with that of the older wing portrayed in the 1878 Sanborn.)

Further study is needed to clarify the contradictory evidence of outbuildings portrayed in the photographs and evidence portrayed in the maps and atlases. The two remaining outbuildings are believed to have been demolished shortly after the 1942 photograph was taken of the beginning of restoration of the Courthouse:

Two small outbuildings, probably privies, are also shown in the c. 1867 panoramic photograph. These structures stand to the rear of the outbuildings on Lot 14. One privy is partially hidden by the rear outbuilding and may have been associated with the Frost House. The second privy appears to be northwest of the first privy and is fully visible behind the rear outbuilding. A small structure (possibly the same privy) is seen at the same location in the c. 1900 and c. 1910 panoramic photographs of Richmondtown and on the 1911 Topographical map (see Figure 7B7:4, P). The privy associated with the Frost House does not appear on these later photographs.

The 1911 Topographical map shows the first and only evidence of a small outbuilding (see Figure 7B7:4, Q), built in two sections, about fifty

feet west of the second privy.

In 1969, Richmondtown Restoration moved the Christopher family house (c. 1720; see Figure 7B7:4, R) to the approximate location of the outbuilding (see Figure 7B7:4, Q). The Christopher House was reconstructed in 1974 and stands at this location today.

Part of Lot 14

53, 53 1/2, 53 1/3 Arthur Kill Road

Several buildings are depicted on the 1911 Topographical map at 53 Arthur Kill Road. A two-and-one-half-story frame house with an east porch facing the street, 26.2 feet wide and running 30.1 feet deep, and an adjoining outbuilding/outhouse stood on the site of the former Frost-Crocheron-Marsh House (see Figure 7B7:4, S). Directly behind the house was a 29.6 foot long shed (see Figure 7B7:4, T). To the rear of the shed stood two two-and-one-half-story frame houses, one behind the other, each measuring 18.2 feet by 26.2 feet (see Figure 7B7:4, U and V). The north side of each house had a porch.

More research needs to be done to discover the relationship of these buildings to both the Frost House and Second County Court House parcels. From graphic evidence it may be surmised that the three buildings were built and owned in association with the Schaefer Hotel, since they are not shown on the 1898 Sanborn and Robinson maps. The buildings do, however, appear on the 1907 Robinson which places their construction between 1898 and 1907.

Pending further research it is believed that the front building, 53 Arthur Kill Road, was occupied by one member of the family involved in the management or proprietorship of the Hotel. After 1920 this front building may have been rented. The two rear buildings, behind the shed, also may have been rental properties.

Lot 10The Treasure House*--37 Arthur Kill Road

The Treasure House was built on part of the original 1680 Hubbard patent. In 1699 Elias Hubbard sold 120 acres of arable land and 12 acres of meadow to James Fitchett, who in turn sold approximately one acre of this property to Samuel Grasset in early 1700. Grasset probably built the first section of the Treasure House shortly thereafter (see Chart 7B7:13, footnote 1; Figure 7B7:2, W). From 1700 to 1703 Grasset, a tanner, lived with his wife, Martha Poupain, in this house and operated a tannery with tanning mills on this property (Grasset's tanning mills are referred to in Liber of Deed B:462; Gilbertson 1981).

In 1703 the property was purchased by Andrew Cannon, but it is not known if he occupied the house. Loring McMillen has suggested that Matthew Decker may have lived in the house, c. 1704/5 (Chart 7B7:14, footnote 1). In Cannon's will of 1710, he left his house and land at "Cuckolds Town" (Richmondtown) to his children. In a second will of 1711, he left his Long Neck plantation to his son, and the rest of his estate to his wife, Anne (see Chart 7B7:13).

*According to local legend, a cache of gold coins hidden by the British during the Revolutionary War period, was discovered in the walls of this building around 1860 (Richmondtown Restoration Map and Visitors Guide 1987).

Although this second will makes no specific reference to land in Richmondtown, it seems plausible that the residual estate included the Treasure House. In April 1723, Anne Cannon leased her farm at "Fresh Kills" (probably Richmondtown) to William Paterson, merchant. In that same year, the Edsal survey locates the southwest corner of a tavern chimney in Richmondtown--which may coincide with the Treasure House (H. McMillen 1963a:12). It was not uncommon for an eighteenth century merchant to be also engaged in the tavern business (H. McMillen 1963a, 1963b).

There is a thirty year gap in the documentary record relating to the house and property. In an unrecorded deed, made April 5, 1751 and referred to in later deeds, John and Frances Corles grant title to Stephen Wood. While there were several men by the name of Stephen Wood living in Southfield at the time, it is most likely Stephen Wood Sr., cordwainer and Stephen Wood Jr., of the same occupation, who were associated with the property on Lot 10. During their residence they may have used a section of the house or outbuildings as a workshop. After Stephen Wood Sr.'s death in 1764, his son may have remained on the property with his family for at least ten more years (see 1774 Road Record cited in Chart 7B7:14).

Between c. 1774 and 1803, the Treasure House changed ownership several times. The exact chain of title and history of occupancy is not completely known. Abraham Decker, yeoman, and his wife Pheobe Wood (possibly related to Stephen Wood Jr.) are associated with the property in a 1774 mortgage to John Androvet and again in an unrecorded deed to William Douglass in the 1780s. Decker was living in Whitehall Stairs,

New York, when he advertised in the Royal Gazette (February 2 1780) that a "house and lot of ground in the Town of Richmond, Staten Island, [was] to be let or sold."

William Douglass, a baker, may have occupied the property before he sold it to Andrew Inderwicke in the 1790s. Inderwicke, also a baker, may have remained an absentee owner too. And, while neither Douglass nor Inderwicke appear in the 1790 Richmond County Census, a bake oven inside the house at street level may point to use of part of the house as a bakery (dated late eighteenth century, Wm. McMillen, pers. comm. to S. Barto, 1988).

Between 1798 and 1803 James Stoutenberg owned and may have occupied the property. He may have managed an inn on the site for part of the period. Although he is listed as a "yeoman" in a September 1802 document, he is cited as an "innkeeper" in the 1803 deed of sale for the property. No tavern license for Stoutenberg for the c. 1802-3 period has been found. He subsequently operated the Black House Tavern until his death in 1808 (see L. McMillen 1987).

Abraham Auten, saddler and sheriff, was the next owner and occupant of the Treasure House. He lived there with his wife Jane Dorcas Winant and family. In the Census of 1820 and 1840, Auten is listed also as being engaged in commerce and agriculture. In addition the building may have served as a boarding house for county laborers. By 1850 Auten's daughters, Eliza A. Lord and Mary A. Smith, and grandson, John M. Smith, coachtrimmer, are listed with Auten as residents. After Auten's death in 1853, his daughters may have continued to live in the house, since the executors of the estate did not advertise the property

for sale until four years later. In the Staten Islander, April 1857, the property was advertised as

commodious, well-situated, having a Well of good water at the door, and is well calculated for a summer residence. The lot contains half an acre of ground, has on it a good garden, fruit trees, grape vines, a small barn, &c & &c. (see Chart 7B7:14, footnote 7).

In 1857 Patrick Highland, stone mason, bought the Treasure House, but he did not move in until two or three later (see Chart 7B7:14, footnote 7). He lived there with his wife Eliza and five children while he built a house immediately to the north of the Treasure House (see 1874 Beers Atlas). By 1865 he was living in this new house (see the Hennessy House, Lot 10) and leasing out the older property to a baker, Thomas Robinson and his wife, Rachael, who apparently used the building as both dwelling and commercial bakery.

Around 1868 Highland sold the property to Mary Homan whose husband, Garret, was also a baker. Together the Homans continued to operate a bakery at their residence. In 1877 their son, John Homan, a huckster (according to the census) and baker, purchased an adjoining parcel of less than one acre from Isaac Marsh. With the addition of this land to the west (formerly part of the Betts property sold to Marsh [Liber of Deeds 50:109--see Lot 24])--the Treasure House property was extended along Richmond Creek on a line with the Frost House/Second County Court House lot.

The Homan family owned the Treasure House property for fifty years. During this time, Claus Holterman, a baker, boarded there from 1879 to 1882. John Homan lived in the Treasure House from 1890 until his death around 1933. He is listed as a baker until the end of the nineteenth

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century, and subsequently as sexton, janitor, and farmer.

Beginning in 1924, Homan leased part of the house to Willet and Bertha Conner, who kept a real estate office and also, briefly, a hardware store there. Willet was also a game warden, telegrapher, insurance agent, and postmaster. The Conners also operated a gasoline station at the Treasure House, as a gasoline pump is visible in the front section of the building in a 1926 photograph (Treasure House in Geographic Photo Files). The tank for the gas storage is still in the ground (Wm. McMillen, pers. comm. to S. Barto, 1983). A sign for "hardware" leans against the southeast corner of the building, and in the bay-window of the southern section, small objects are visible in the photograph. The Conners resided in the Harriet Wheatley House on the southern section of Block 4444 (Lot 65), until 1926, when they purchased the Stephens-Black House, in which they lived until the 1940s.

In a c. 1928 photo, the gas pump and hardware sign are gone. Instead, in the window above the door of the southern section, a sign reads "W.L. Woelfle Painting and Paper Hanging" (Treasure House in Geographic Photo Files). Yet there is no W.L. Woelfle listed in the telephone directories for this parcel. In addition, a small post box sits on top of a tool box in front of the southern section of the house. The ground floor bay-window in that section has "Richmond Post Office" lettering. This no doubt pertained to Willet Conner's responsibilities as postmaster. Burton Woodruff, a former Richmondtown resident, has recounted that he used to go to the Treasure House to get the mail in 1926 or 1927 (B. Woodruff, pers. comm. to S. Barto, 1988).

According to Loring McMillen the Conners agreed to take care of Homan

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According to Loring McMillen the Conners agreed to take care of Homan

in his old age in exchange for their use and eventual ownership of the property. Homan sold the house to the Conners in 1931, for "\$1 and more dollars with love and affection" (Liber of Deeds 715:553). Willet Conner died in 1932 after which his wife Bertha may have moved the post office to the Stephens-Black House (on Block 4441) and continued to run it from there (B. Woodruff and Wm. McMillen p.c. to S. Barto 1982; also see Chart 7B7:13, footnote 12). In 1941-42, the Post Office was transferred to the Bennett House (on Block 4441) with the Hollenders as post masters (see Chart 7B7:14, footnote 12).

Perhaps as early as 1936 Jay Ritter lived in the house and, according to J. Woodruff, may have run an antique shop the ground floor of the north section (see Chart 7B7:14, footnote 14). J. Woodruff, W. McMillen, and M. Kerr verify Ritter's residence in the Treasure House. His enterprise was small and he had no telephone. An organization called "The Tree Club of Richmond" may have met in the house during the 1930s and 1940s, as indicated by a sign on the building in a period photo. Don Carew also boarded in the house occasionally in the 1940s and 1950s. During this time, however, Ritter remained as the primary occupant of the house.

After Bertha Conner sold the property to the Staten Island Historical Society in 1951, Ritter remained as caretaker of the building. He probably moved out when restoration began. McMillen, Woodruff, and Kerr all suggest that Ritter, who was the last occupant of the building, moved around 1965 (see Chart 7B7:14, footnote 14).

The first outbuilding on Lot 10 is a barn described in the newspaper advertisement for the Treasure House property published by the

executors of Auten's estate in 1857 (see Figure 7B7:3, X). It is probably the same barn referred to in Deed 75:372 (1868) and shown on the 1878 Sanborn atlas as a two-story structure located about thirty feet to the rear of the house. It appears to be the same structure that is visible on all subsequent atlases up to and including the 1917 Bromley atlas.

The 1926 Sanborn shows an auto garage with two wings in its place (see Figure 7B7:4, X). The larger of the two wings of the garage does not appear on the 1935 Sanborn. The smaller section, which is shown on the 1935 and 1936 Sanborn, was apparently removed in 1936, since it does not appear on the 1937 base map of the 1968 Sanborn. A refreshment stand was built on the site of the former Hennessy House (see following section) between 1926 and 1935, as it is first indicated on the 1935 Sanborn (see Figure 7B7:4, Y). This structure, which may have been used or leased by the Conners, was demolished after 1947--probably in the early 1950s (see Chart 7B7:14, footnote 15).

Today the Treasure House stands as part of the Richmondtown Restoration.

LOT 10The Hennessy House

The Hennessy House (named after the building's last known occupant) was constructed between 1861 and 1862 by Patrick Highland, a stone mason, who lived with his family in the Treasure House. Highland owned both portions of Lot 10. The Hennessy House (see Figure 7B7:3, Y) was probably built as two separate dwelling units. It cannot be determined from the 1865 Census if Highland shared the building with another resident. Highland died c. 1869/70 (Letters of Administration, File 1235). His family may have moved from the house about this time, since Ann Hennessy (widowed c. 1864) and her two daughters are listed in the 1870 Census in a position suggesting they lived in this building.

Hennessy purchased the property from the Highland estate at a county auction in 1871 after the foreclosure of a mortgage held by the Richmond County Treasurer. The Hennessy family continued to live in one section the house at least through 1880. By 1875 Edward McCaffrey, a wheelwright, was occupying the second part of the house, but there is no information indicating which section was occupied by which family. The next occupant of this section may have been George W. Schureman, harness maker. Both McCaffrey and Schureman may have used the dwelling itself or a small outbuilding behind the main structure as a workshop, although there is no direct evidence to suggest this (see Chart 7B7:17, footnote 3). They may have worked in some capacity at Marsh's Carriage Factory on Block 4441.

Ann Hennessy probably lived in the house until her death in 1880. No information concerning later occupants of this house has been found. A member of the Hennessy family may have continued to live here until its sale in 1884, by Julia Ann (not listed in any census), wife of Ann Hennessy's son, Thomas (see Chart 7B7:17, footnote 4). The property was purchased by Mary H. Homan for \$200. She owned it until it was destroyed by fire in 1899, but it is not known if anybody occupied the building during this time.

An early 1890s photograph shows signs or placards on the sides of the building. One sign advertised W.W. Hooper's blacksmith's shop, which was located on Richmond Hill Road, across from St. Andrew's Church (in Geographic Photo Files). However there is no evidence of Hooper's use of the Hennessy House.

A small outbuilding, located to the rear of the house, is shown on the 1878 Sanborn atlas and disappears between 1885 and the 1891 Sanborn update (see Figure 7B7:3, Z). The C. Winter 1851 painting Village of Richmond (SIIAS) depicts a fence along the Lot 10/14 property line and a small outbuilding, possibly adjoining at the rear of Lot 10 though probably associated with the Treasure House. A c. 1900 panoramic photograph of Richmondtown also shows a small outbuilding, possibly a privy, near the same location. No such structures are delineated on the 1911 Topographical or subsequent maps. The c. 1900 photograph depicts a second small outbuilding on Lot 10--a shed with a flat sloping roof--northwest of the first. William McMillen (pers. comm. to S. Barto, 1988) recollects a privy behind the Treasure House, between the 1917/26 garage and the house itself, still being used during Jay

Writer's tenancy in the 1950s. This outbuilding is not recorded on any available map or atlas.

CHART 7B7:1 CHAIN OF TITLE

Block: 4444
 Lot: "Parcel 1" of Lot 24 (also known as Lot 4)
 Address: 63 Arthur Kill Road
 The Voorlezer's House

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
This lot history is the same as the Rider Patent (Chart 7B1:1) up to Van Pelt to Barns (M)B/417 1816 followed by:						
d. 3/5/1826			John A. Van Pelt ¹	Susannah (widow), Cavalier (son), Harriet Wheatley (gr. dau.)		
issued 11/12/1855	L of A	File A-703	Cavalier Van Pelt	Susannah Van Pelt & Harriet Wheatley		
issued 9/14/1871	L of A	File A-1210	Susannah Van Pelt	Harriet Wheatley		
10/22/1872	D	99/309	Harriet Wheatley	Martin Mooney	Parcel 1	\$750
3/29/1873	D	101/327	Martin Mooney	Mary Mooney	Parcels 1 & 2 ² (see chain of title for Parcel 2)	\$1
3/29/1873	D	101/329	Mary Mooney	Catherine Mooney	Parcels 1 & 2	\$1
12/18/1883	D	150/510	Catherine & Martin Mooney	Solomon Rosenberg	Parcels 1 & 2	\$800
6/5/1891	D	210/305	Solomon Rosenberg	Amalia Rosenberg	Parcels 1 & 2	\$1
6/16/1924	D	585/86	Amalia Rosenberg	Sam Cohen	Parcels 1 & 2	
6/17/1924	M	(M) 442/231	Sam Cohen	Amalia Rosenberg	Parcels 1 & 2	\$4500
9/11/1924	D	584/449	Sam Cohen & wife	Marie Peterson	Parcels 1 & 2	\$100 subject to mtg.
9/12/1924	M	(M) 445/145	Marie Peterson	Sam Cohen	Parcels 1 & 2	\$3000
10/28/1927	M	(M) 567/26	Marie Peterson	Richmond Co. Bldg. & Mutual Loan Association	Parcels 1 & 2	\$5000
10/22/1936	D	789/225	Herbert Ginzburg, referee	Richmond Co. Federal Savings & Loan Association	Parcels 1 & 2	\$500
1/10/1939	Agreement	at SIHS	Richmond Co. Federal Savings &	Marie Alice Kennedy	Parcels 1 & 2	\$1000

Loan Association

1/17/1939	D	812/592	Richmond Co. Federal Savings & Loan Association	Marie Alice Kennedy	Parcels 1 & 2	\$10
1/19/1939	D	812/587	Marie Alice Kennedy	Staten Island Historical Society, Inc.	Parcels 1 & 2	\$1

1. The will or letters of Administration are not recorded in the Richmond County Court House records.

2. Parcel 2 is a very small lot north of the Voorlezer's House. The house on parcel 2 was known as the Sarah Wood house.

Prepared by: S. Barto

CHART 7B7:2 BUILDING USE

Block: 4444
 Lot: part of Lot 24
 Address: 63 Arthur Kill Road - Voorlezer's House
 built c. 1696

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
c. 1695- 1701?	Hendrick Croesen	Voorlezer	Church/School Residence	L. McMillen, 1946b in <u>Reports on Bldg. and Occupants.</u>
1701- ?	Louis DuBois?	Blacksmith	Residence? ¹	Lease, B/390, 3/6/1700/01
1705-1720	Rene Rezeau Anne (Coursier) Rezeau	Mason/Farmer	Residence	Deed, B/523, 11/9/1705 (Brick- layer of N.Y.C.) Will, <u>NYHS Wills</u> , v.2, pp.225- 226, proved 10/3/1720
? -1723	Peter Rezeau?	Mason/Farmer	Residence	Will, <u>NYHS Wills</u> , v.2, pp. 274- 275, proved 10/8/1723
1723-1733?	Jacob Rezeau? James Rezeau (dates?) Peter Rezeau (-c. 1733) Pèter Rezeau	Cooper Turner	Residence	Will, <u>NYHS Wills</u> , v.3, p.130, proved 11/19/1733 ² Unrecorded Deed, 1/1746, in <u>Documents-Historic</u>
1733-1746?	Jacob Rezeau James Rezeau			See Above
1746- c. 1786?	Jacob Rezeau	Cooper/Yeoman	Residence	"I.R. 1769" stone in N.wall, cited in <u>The Story of the Voorlezer's House</u> , 1947, SIHS Hist. Pamphlet #2, in <u>Reports on Bldg. & Occupants</u> (see footnote 2 below) Deed E/64, 5/1/1769 (yeoman)
1786	???	Clerk	Clerk's House	Mtg., <u>Loan Commissioner's Bk.</u> # 22, 8/2/1786
by 1786- c. 1793	Richard Johnson (?-1819) Susannah Johnson, dau. Rezeau Johnson, son	?	Residence	Will of Jacob Rezeau, File P-10, made 3/14/1786 1790 Census, Southfield
by 1793- 1826	John A. Van Pelt (1759-1826) Susannah (Johnson) Van Pelt (1763-1863)	Cooper Farmer by 1820	Residence	Deed, 378/336, 5/1/1793 Mtg., (M)B/417, 7/1/1793 1800 Census, Southfield 1810 Census, Southfield
c.1793-1819 c.1793- ?	Richard Johnson Rezeau Johnson			Mtg. (M)D/191, 7/20/1816 (Esq) 1820 Census, Southfield, p. 3

1826-1854	Cavalier R. Van Pelt Farmer (c. 1791-1854), son of John Susannah Van Pelt (widow) Harriet Wheatley		Residence	1830 Census, Southfield, p. 14 1835 Census, Southfield, p. 4 1840 Census, Southfield, in mfr. and trade 1850 Census, Southfield, dwell. #86, fam. #88 L of A, File A-703, issued 11/12/1855
1854-c.1859	Susannah Van Pelt (c. 1763-1863)? Harriet Wheatley (c.1820-1882)		Residence	1855 Census, Southfield dwell. # , fam. #44 See Note 3 1860 Census, not conclusive ³ 1865 Census, not conclusive 1870 Census, not conclusive
1860-1872	???			
1872-c.1879	Martin Mooney ⁴ Catherine Mooney	Farm Laborer	Residence	Deed, 99/309, 10/22/1872 1875 Census, Southfield, dwell. #131, fam. #131
c.1880-1893	Solomon Rosenberg ⁴ (1853-c.1933) ⁵ Analie (Molly) Rosenberg (1854-c.1933)	Dry Goods Merchant	Residence/ Store	1880 Census, Southfield, ⁴ dwell. #70, fam. #70 Deed, 150/510, 12/18/1883 <u>R.C. Standard, 2/23/1883</u> ⁶ <u>1892-93 Webb's Directory</u>
1893-c.1910	Solomon Rosenberg	Hotel-Saloon Keeper	Residence/ "Arlington Hotel"	1893-94, 1895-96, 1897-98 <u>Standard Directories</u> 1898, 1899 <u>Trow's Directories</u> 1900 Census, ED 607 dwell. #234, fam. #242 1903, 1906 <u>Standard Directories</u>
c. 1910- 1924?	Solomon Rosenberg Samuel Rosenberg (son?)	Retired Hotel-Saloon Keeper	Residence Residence/ Hotel	1910 Census 1911, 1912, 1914 <u>Richmond Borough Business Directories</u> ⁷ 1915 Census 1924 <u>Oleck's Classified SI Phone Dir.</u> Deed, 585/86, 6/17/1924 <u>SI Advance, 1/6/1937, in Newsclippings</u>
1925-1938	Nicholas George ⁸	Restaurateur	Residence/ Restaurant ⁹ ("Confectionary")	1925 Census, Summer 1927 <u>SI Phone Directory</u> Winter 1927-28 <u>SI Phone Dir.</u> Summer 1928 <u>SI Phone Directory</u> Winter 1928-29 <u>SI Phone Dir.</u> Summer 1929 <u>SI Phone Directory</u> Winter 1930-31 <u>SI Phone Dir.</u> Winter 1932-33 <u>SI Phone Dir.</u>

Summer 1934 SI Phone Directory1933-34 Polk's SI Directory

1933-1936	Nicholas George	Restaurateur/ Tavern Keeper	Residence/ Rest./Tavern "Acorn Inn"	1932 Photo by L. McMillen in <u>Photos-Historic</u> 11/1935 Photo by Sykes Front, in <u>Photos-Historic</u> 12/20/1936 Photo by Sperr (neg. #R137) in <u>Photos-Hist</u> Deed, 789/225,10/22/1936, in <u>Current Title Information</u>
1936-mid 1938	Unoccupied ¹¹			
mid 1938-1942	Staten Island Historical Society		Under restoration ¹²	W.McMillen, "An Analysis and Report on the Voorlezer's House in Its Present State- Jan.1977" in <u>Planning & Progress Reports</u>
1942-1980	Staten Island Historical Society		Historic House ¹³	<u>SI Advance</u> , 4/15/1942, in <u>Clippings & Ephemera (2)</u> <u>SI Advance</u> , 4/15/1942, in <u>Clippings & Ephemera (3)</u> <u>NY Times</u> , 5/24/1947, in <u>Clippings & Ephemera (3)</u> "Historic Richmond Day" prog. 5/23/1947 in <u>Clippings & Ephemera</u>
1980-present	Staten Island Historical Society		Historic House ¹⁴	Memo, T. Kirneri to B. McMahon 3/24/1980, in <u>Planning & Progress Reports</u>

1. In "The Voorlezer," Loring McMillen (1946b:18) states that Thomas Coone, County Clerk, was sold the house in 1701 and that he "evidently used it for his home and office." Coone was sold the 80 acres (from which came the Voorlezer plot) in 1698 in Deed B/319. In 1701, the Dutch Church leased the house plot to DuBois, who probably lived in it. See Chart 7B1:1 footnotes 6, 7, & 8.

2. The three Rezeau brothers inherited their father's property, which was to be divided equally. It is not known if any of them ever lived in the house. When Peter died in 1733, he left James and Jacob his share of their father's property. Jacob and James held the 80 acres in common from 1733 to 1746. In January 1746 James sold his interest in the property to Jacob (unrecorded deed). The "Colonial Home of the Rezeau Family" shown on the 1937 SIHS Pamphlet, "The Historic Village of Richmond and Vicinity," (Box 116ar, SIHS Archives) may have been on the 80 acres held in common by the brothers. Perhaps one brother lived in that house and the other in the Voorlezer's House. However at present there is no documentary evidence for the exact location or age of this second Rezeau house. After 1746, when Jacob had sole title to the 80 acres, he may have lived in this second Rezeau house or in the Voorlezer's House. In the north wall of the foundation of the Voorlezer's House is a stone marked "IR 1769." Was Jacob living in the house then? Were other family members living in it in the 1760s and 1770s? There is evidence that Rezeau's son-in-law Richard Johnson, who married Jacob's daughter Wyntje in 1762 (N.Y. Marriages, p. 206), was living

there in 1786 (Will of Jacob Rezeau, File P-10, made March 14, 1786).

3. Harriet Wheatley and Susannah Van Pelt built a house southwest of the Voorlezer's House in 1858 or 1859 (see Chart 7B6:3). It is believed that they moved to the house by October 1860 when the 1860 Census was taken. It is not likely that either lived in the Voorlezer's House again. After Susannah's death in 1863, Harriet's position in the 1865 and 1870 Censuses almost certainly indicates her residence in the new house. Martin Mooney bought the Sarah Wood House on the lot just to the north of the Voorlezer's House (Parcel 2) in 1868 (Deed 74/284). His position in the 1865 and 1870 Censuses places him in Richmondtown, probably in the Sarah Wood House. Sarah Wood, who had been living in the house in 1861 (R.C. Gazette, January 2, 1861, in Documents-Historic), died before January 29, 1864. Her heirs owned the house in 1865. Mooney may have rented the house in that year and bought it in 1868. In August 1872, an article in the R.C. Gazette noted that the dwelling house Martin Mooney owned in Richmond had burned down. The description of the location seems to indicate that this was the former Sarah Wood House (R.C. Gazette, August 21, 1872 in Documents-Historic). Two months after this fire, in October 1872, Mooney bought the Voorlezer's House (Parcel 1) from Harriet Wheatley (see Chronology: Chain of Title).

Harriet Wheatley probably rented the Voorlezer's House between c.1859 and 1872 but the three Censuses during that period do not confirm the occupants of the house.

4. Mooney's position in the 1880 Census indicates that he moved out of the Voorlezer's House before selling it to Rosenberg in 1883. The Census shows that Rosenberg was in the house (probably renting from Mooney).

5. This news article gives the approximate death dates of Solomon and Molly Rosenberg. Their birthdates come from the 1900 Census.

6. This newspaper item refers to the construction of an addition built on the north side of the original building. The addition was the main store and hotel-saloon section, and the original section was the residence. See photographs cited in note 10. This section was torn down in 1938 when the Voorlezer's House was being restored (1938-1942).

7. In the 1911 and 1914 directories, the proprietor of the hotel is listed as S. Rosenberg. In the 1912 Richmond Borough Directory, Solomon Rosenberg is referred to as being retired and Samuel Rosenberg is noted as running the "hotel (listed as "cafe"). Samuel may be Solomon's son or perhaps another relative. Solomon probably retired from actively running the hotel-saloon c. 1910. Presumably he lived in the Voorlezer's House until the building was sold in 1924 to Sam Cohen (Deed 585/86, June 17, 1924). Between 1893 and 1914 the business is listed variously as a hotel, tavern or retail liquor outlet. After Prohibition in 1920 there are, of course, no listings for taverns. The next known listing after 1919 is in 1924 where the business is called a hotel. That is the last known listing of the place under Rosenberg's ownership.

8. The SI Phone Directories, 1927-1934, all list Nicholas George's business as a confectionery.

9. The directory lists George as a restaurateur, who both lived and carried on his business in the building.

10. The first evidence for the name "Acorn Inn" is the 1932 McMillen photo. In this photo, the sign above the entrance to the 1883 addition reads, "Acorn Inn--Restaurant" and has two glasses of a frosty beverage which certainly can only be beer. In 1932 restaurants could only openly serve "near beer," so if the photo is correctly dated (1932) one wonders what Nicholas George was serving in his restaurant! (Prohibition was officially repealed in March 1933.) After repeal George probably sold alcoholic beverages. Other signs in the 1932 photo show that a wide range of items were sold at the Acorn Inn: hot franks, ice cream, bread, cake, groceries, notions and tobacco products. The November 1935 Sykes photo shows that the building is shingled. Most of the signs advertising the sundry items are gone, although the main "Acorn Inn" sign remains. A neon sign advertising Ebling

Beer has been added to the window of the tavern. In the mortgage foreclosure and referee deed by the Richmond County Savings and Loan Association, the Ebling Brewing Company, Marie Peterson, Nicholas and Pierce Butler Radiator Corporation are all cited as defendants. With the foreclosure, the tavern went out of business (sometime in October-November of 1936). The December 20, 1936 photo by Sperr shows the building boarded up with only the public telephone signs remaining on the tavern.

11. By September 1936, the Historical Society had discovered that the original part of the building was the house of the voorlezer (Historian, v.2,n1, Jan. 1939, p.4). Rev. Leffert Haughtout and Loring McMillen prepared research reports on the documentary history and physical history, respectively, which they presented to the society on February 22, 1937 (both in Sources). McMillen's report, written before the Society took title to the house, is based on a complete study of the building. Interior photographs dated late 1936 through early 1937 show that the Society had access to the building before they had title to the property. The Richmond Co. Fed. Savings & Loan Assoc. had entrusted partial care of the property to the Society with the understanding that the Society would gain title to it eventually (Letter, C. Gordy to L. McMillen, November 17, 1937, in Admin.-Correspondence). In December 1936 the Society approached Borough President Palma with the idea of asking the City of New York to buy and restore the house. These appeals to Palma continued unsuccessfully through November 1938 (Letter, L. McMillen to J. Palma, December 7, 1936; and Letter, J. Palma to L. McMillen, November 16, 1938, both in Admin.-Correspondence). Between July and September 1938, the Society had worked out an arrangement with the bank whereby the Society could begin restoration of the building, with the expenses shared by the Society and the bank, in hopes of further interesting the City of New York in purchasing the house. The first step, demolishing the 1883 tavern section, had already begun by September 1938 (Letter, C. Gordy to L. McMillen, July 26, 1938; and Letter, L. McMillen to C. Gordy, September 26, 1938, both in Admin.-Correspondence). The demolition was completed before December 1938 (December 1938 Photo by Fingado, in Photos-Geographic Photo File).

12. The bank still held title to the building when the restoration work was begun. Mrs. T. Livingston Kennedy then bought the building from the bank and gave it to the SIHS. Her decision to make this gift was announced at a Society Board Meeting on January 5, 1939 (Letter, SIHS to Mrs. T.L. Kennedy, January 6, 1939, in Current Title Information; see also Chart 7B7).

13. The major restoration of the building was completed in time to open the house as part of the program for the New York City School Board's centennial on April 14, 1942. It was formally dedicated on "Historic Richmond Day," May 23, 1947.

14. The building was closed completely later in 1980. The memo refers to the partial closing of the upper floors.

Prepared by: S. Barto

CHART 7B7:3 CENSUS DATA

Block: 4444
 Lot: part of Lot 24
 Address: Voorlezer's House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1800	John Van Pelt					
	1 male under 10			1 female under 10		
	1 male 26-44			1 female 26-44		
	1 male 45 or over					
1810	John A. Van Pelt					
	1 male under 10			1 female 10-15		
	2 males 45 or over			1 female 45 or over		
				2 persons not taxed		
1820	John A. Van Pelt					
	1 male 10-15			1 female under 10		
	1 male 19-25					
	1 male 45 or over			1 female 45 or over		
				1 agriculturalist		
1830	Cavalier Van Pelt					
	1 male 30-39			1 female 10-14		
				1 female 60-69		
1835	Cavalier Van Pelt					
	1 male			50 acres improved land		
	2 females			8 neat cattle		
	1 male subject to military duty			2 horses		
	1 male voter			6 hogs		
1840	Susanna Van Pelt					
	1 male 15-19			1 female 15-19		
	1 male 40-49			1 female 70-79		
				4 persons total		
				1 manufacturer or tradesman		
1850	Cavalier Van Pelt	52		NY	Farmer	Real:\$2500
	Susanna "	87		NJ		
	Harriet Wheatly	30		NY		
1855	Susanna Van Pelt	91	head	NJ		Real:\$500
	Harriet Wheatley	36	grand-dau.	Richmond		

	Martha Depuy	40	domestic			
1860	Susanna Van Pelt	97				Real:\$2500
	Harriet Wheatley	40				Pers.:\$400
1875	Martin Mooney	40	head	Ireland	Laborer	Real:\$500
	Catherine "	39	wife	"		
	Mary "	20	daughter	Richmond		
	Eliza	18	"	"		
	Emily	14	"	"		
	James	11	son	"		
	John	8	"	"		
	Catherine	8	daughter	"		
1880	Solomon Rosenberg	29		Hungary	Dry Goods Merchant	
	Molly "	24		"	Keeps House	
1880	(contd.)					
	Dora	4	daughter	NY		
	Ana	2	"	"		
	Rosie	9 mos.	"	"		
	Rebecky Dyke	58	mo.-in-law	Hungary	Boarder	
1900	Solomon Rosenberg	47	head	Austria	Hotel-Keeper	
	Amelia "	45	wife	"		
	Annie "	22	daughter	NY		
	Rosie "	20	"	"	Occ. Dressmaker	
	Bessie "	18	"	"	"	
	Nathan "	16	son	"	Clerk (Grocery)	
	Joseph "	13	"	"	At School	
	Rebecca "	11	daughter	"	"	
	Dora "	5	"	"	"	

Prepared by: S. Barto

CHART 7B7:4 CHAIN OF TITLE

Block: 4444
 Lot: "Parcel 2" of Lot 24 (also known as Lot 4),
 property from 1804
 Address: The Sarah Wood House, c. 1804?-1872
 The Fitchett Blacksmith Shop, c.1696-?

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
This lot history is believed to be the same as the Rider Patent (Chart 7B1:1) up to Rezeau Johnson to Van Pelt (M)B/417 1793 followed by:						
PARCEL 2 (small lot to the north of the Voorlezer's House)						
c. 1804	D	unrecorded	John A. Van Pelt	John Michael & Sarah Commindinger ¹	Parcel 2	
4/16/1804	M	(M) C/109	J. Michael Commindinger	John A. Van Pelt, Esq. ²	Parcel 2	\$100
4/6/1805	M	(M) C/191	J. Michael Commindinger	John Crocheron		\$165
c. 1811-1815	D	unrecorded	John Crocheron(?)	John Morgan, Jr.		
2/27/1819	D	K/17	John & Elice Morgan	Sarah Barnes ³		\$400
3/15/1819	Bond	K/65	John Crocheron ⁴	Sarah Barnes		\$500
1/29/1864	L of A	File A-928	Sarah Barnes Wood ⁵	John Lake, Catherine Egbert, Mary Ann Egbert, Joseph Lake, Daniel Lake ⁶		
3/13/1868	D	74/284	John & Mary Lake, Mary Ann & William Egbert, Catherine & Cornelius Egbert, Daniel Lake	Martin Mooney		\$500

Joined with Parcel 1 on 3/29/1873 (see Liber 101/327)

1. Deed E/389, May 1, 1797, indicates that Parcel 2, adjoining the "Frost House" plot to the north, belonged to John A. Van Pelt. No clear title information has been discovered for "Parcel 2" as an entity separate from the surrounding property prior to 1797. Available title data for adjoining and related landholdings suggest that Parcel 2 was probably affiliated with the Voorlezer's House plot and/or all or part of the eastern 79 or 80 acres of the Rider Patent prior to John Van Pelt's ownership. The 17th and 18th century deeds extant for that northeastern section of the Rider Patent appear to have incorporated the parcel.

A blacksmith's shop, mentioned in Deeds B/262 and B/511, was located somewhere on this parcel from 1696 to sometime into the nineteenth century. Raymond Safford's (c.1939) analysis of deeds placed the shop between the "flat rock" (on the Frost House site) and the Voorlezer's House, possibly within the one-acre lot that intrudes on this parcel. The shop was probably first operated by James Fitchett (see "Appendix L").

As Michael Commindinger mortgaged the parcel to John A. Van Pelt (and Van Pelt was the last owner [in 1797] prior to this transaction in the early 1800s), it is quite likely that Commindinger bought the property from Van Pelt in an unrecorded transaction. This sale probably occurred after the 1800 census was taken, as Commindinger does not appear in the Richmond County schedule.

2. Mortgage C/109 does not specify the original purchase of the house by Commindinger. Commindinger was compelled to mortgage the house a year later, in 1805, to John Crocheron. In May 1810, Commindinger also mortgaged most of his household possessions to Crocheron, to whom he was then doubly in debt. A note in John Crocheron's 1815-1825 Account Book (Account Book collection, Archives, Staten Island Institute of Arts and Sciences), in his accounts with Van Pelt, written by his son John Crocheron, Jr. around February 1821 (six months after John Sr.'s death on August 14, 1820), indicates that Crocheron Sr. had the house sold to satisfy the 1805 mortgage. The note is not specific about the terms or date of the transfer. It is not certain how the mortgage was settled; for K/65 (March 1819) indicates that Van Pelt was still holding a claim against Crocheron.
3. Sarah Barnes was the widow of Roger Barnes, who died on June 27, 1815.
4. This bond freed Barnes from any obligation toward the mortgage C/109, (see Footnote 2).
5. In 1825, Sarah Barnes married Richard Webb Wood (b. June 2, 1787; d. July 16, 1845). She died January 25, 1864.
6. John Lake, Catherine Egbert, Mary Ann Egbert, Joseph Lake and Daniel Lake were the children of Sarah Barnes Wood's late brother, Bornt Lake.

Prepared by: S. Barto

CHART 7B7:5 BUILDING USE

Block: 4444

Lot: part of Lot 24 (also known as lot 4)
property from 1803Address: The Sarah Wood House (built c.1804?
destroyed by fire 1872)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
? - c.1803	Augustus DuBois?	Blacksmith	Blacksmith Shop ¹	B/262 (7/7/1696) B/511 (2/15/1700) H. McMillen, 1962a
c.1804- c.1815	John Michael Commindinger Sarah	Baker	Bakery?/ Residence	Mortgage C/109 1804 ² 1810 Census
c.1815-1819	John Morgan (1770-1842) Elice Morgan	Cordwainer	Shop?/ Residence	1815 Southfield ³ & 1817 Road List in <u>Rich. Co.</u> <u>Public Records</u> SIHS Archives
1819-c.1825	Sarah Barnes (1782-1864)	No Occupation	Residence	Deed K:17 (1819) 1820 Census
c.1825-c.1847	Unknown		Residence?	1830 Census ⁴ 1835 Census 1840 Census
c.1847- c.1849	Silas Bedell ⁵		Residence	1847 So. field Tax Assess. 1848,1849 Southfield Tax Assessments
c.1849-c.1851	Unknown		Residence?	1850 Census
c.1852-1864	Sarah Barnes Wood ⁶	No Occupation	Residence	1852 So. field Assessment 1853 " 1854 " 1858 " 1860 " 1860 Census <u>Rich. Co. Gazette</u> , 1/2/1861
c.1864-1865	Unknown			L of A 1/29/1864
c.1865-1868	Martin Mooney? ⁷	Farm Laborer	Residence	1865 Census
1868-1872	Martin Mooney	Farm Laborer	Residence	Deed 74/284 1868 1870 Census <u>Rich. Co. Gazette</u> , 8/21/1872

1. The construction c. 1696 of the blacksmith shop, either before or after the construction of the Voorlezer's House, is well established in Deed B/262 July 17, 1696. Fitchett's and Louis DuBois' use of the shop between 1696 and 1717 is well established and is discussed in Chapter 1 and Appendix L of "The Social Historical Context of the Voorlezer's House" by Field Horne and Stephen Barto and by Harlow McMillen (1962b). There is evidence that a residence was on virtually the same location north of the Voorlezer's House as the blacksmith shop as early as 1804, through Commindinger's ownership (and apparent residence), and mentioned specifically in Deed K/17 in its 1819 transfer from the Morgans to Sarah Barnes. H. McMillen suggests that four generations of the DuBois family may have operated the shop up to the time of Augustus DuBois' death in 1807. Staubach (1953) mentions the shop being in proximity to the Voorlezer's House and the one-acre lot (DuBois) tavern some time in the late 18th-early 19th century. More recent research indicates that the DuBois were more likely operating a shop near Gifford's Lane throughout the 18th century and this may have been the shop that the last blacksmith, Augustus, may have been operating in 1807. DuBois' position in the 1790 and 1800 Census suggests he was living near Gifford's Lane rather than in the center of Richmondtown. Between 1790 and c. 1803, at least three other blacksmiths (Lewis Ryers, 1790, 1800, 1810 Census; William Sharp, 1790 Census; Richard Lake, 1790 Census) and possibly a fourth (John Scarrit or Scharrot, 1810 Census) were known to have lived in or near the village and might have operated the shop but no evidence links them specifically.

2. John Michael Commindinger's (also rendered as Commardinger's) whereabouts before or after he occupied the Wood House have not been traced. A Lewis Commindinger lived in Manhattan in the 1800 Census. The earliest reference to J.M. Commindinger which may indicate his residency in the village and ownership of the Wood House, is a September 1803 record in Issac Swaim (of Richmondtown) Letters of Administration. Commindinger is called a baker in Mortgage C/109 and in John Poillon's 1809 Letters of Administration. The circa February 1821 note in the John Crocheron account book (see fn. 16 to title) concerning Crocheron's dispute with John Van Pelt over Commindinger's mortgage (C/109) states: "Therefore if after the decease of the said Michael Commindinger (who is the only witness that all demands were settled by the said John Crocheron...[by] the said Van Pelt...let Abraham Auten be called as witness"... possibly suggesting that Commindinger may have become ill or died by this period. This is the last time he is mentioned. He does not appear in the 1820 or subsequent Staten Island Census.

3. The date the Morgans purchased the property has not been established, although it must have been by 1815 as Morgan is listed as an inhabitant of Richmondtown village road district of Southfield next to John Van Pelt. Morgan does not seem to be in the vicinity of the village in the 1810 Census; he is listed in Southfield.

4. Sarah Barnes married Richard Webb Wood, her second husband, October 19, 1825 (Wood Family Bible, Folder I291 SIHS), and apparently moved with him to his home in New Springville shortly after. Wood is listed there in the 1830, 1835, and 1840 Censuses. During these years the house was probably rented but no familiar names appear in the census to indicate who the tenants were. Her husband Richard Webb Wood is listed as a non-resident owner of the house in the 1842-45 assessments.

5. Silas Bedell, who lived in the house c. 1847-c. 1849, is probably the Silas Bedell b. c.1800 who married Elizabeth Cropsey in 1830 and appears in the 1840 Census in Richmondtown, but not necessarily in the Barnes House. The 1840 Census lists him as in "commerce." In 1849 or 1850 he left Richmondtown to become the keeper of the Prince's Bay Lighthouse (1850 Census, Westfield). No familiar name appears in the 1850 Census as residents of the house. Sarah Barnes Wood is still listed in Northfield in the 1850 Census, five years after her husband's death (Wood Family Bible, Folder I291 SIHS). In addition to being a lighthouse-keeper, according to L. McMillen (Note on Silas Bedell in Bedell File Biography & Geneology Col. SIHS Archives), Bedell was a stagecoach

driver and died (date unknown) in the Bedell Homestead on Arthur Kill Road, Greenridge.

6. Sarah Barnes Wood returned to the house about seven years after the death of her husband in 1845. The house is listed in her name again in the 1852 Tax Assessment as both occupant and owner. Although she cannot be located in the 1855 Census, later documentation suggests that she remained in the house until her death which, according to her Letters of Administration, was January 25, 1864.

7. See footnote 3, Chart 7B7:2.

Prepared by: S. Barto

CHART 7B7:6 CENSUS DATA

Block: 4444

Lot: 24

Address: Barnes House (next to Voorlezer's House
on north)

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1810	(John) Michael Comindinger					
		1 Free White Male 16-25 years	head of household			
		1 Free White Female under 10 yrs				
		1 Free White Female 26-44 yrs				
1820	Sarah Barnes					
		1 Free White Female 26-44 yrs	head of household			
1850 ¹	(Barnes House?)					
	Silas Bedell	50		NY	Lighthouse Keeper	
	Elizabeth "	46		"		
	Elinor .	16				
	Maria	12				
1860	Sarah Wood	78		NY		
1865	Martin Mooney	40	head	Ireland	Farmer	
	Catherine "	30	wife	"		
	Mary "	12	daughter			
	Eliza "	9	"			
	Emma "	5 1/12	"			
	James "	1 1/12	son			
	Susan Heagan	60	mother-in-law			
1870	Martin Mooney	45		Ireland	Farm Laborer	
	Catherina "	43		"	Keeps House	
	Mary "	16		NY	At School	
	Eliza "	15		"	"	
	Emily "	9		"		
	James "	7		"		
	Kate "	2		"		
	John "	2		"		

1. This is the probable composition of the Bedell Family in the house c.1848. Bedell had four daughters in the 1840 Census. Three were under five years; one was between the ages of 5 and 10.

Prepared by: S. Barto

CHART 7B7:7 CHAIN OF TITLE

Block: 4444
 Lot: part of lot 14
 Address: 53 Arthur Kill Road, built 1898-1907,
 53R 1/2, built 1898-1907, & 53R 1/3,
 built 1898-1907
 The Frost House (c.1760-1887)

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
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This lot history is the same as that from Decker to Tillyer, 1704 (B/550), followed by:

11/7/1723	D	C/169	William Tillyer	Nicholas Britton	approx. 1/2 acre	10 pounds

			Nicholas Britton ¹	???	1/2 acre	
prior to 1774			???	Simon Swaim	1/2 acre	
c. 1787-88			Simon Swaim(?)	Lawrence Hillyer ²	1/2 acre	
c. 1790			Lawrence Hillyer(?)	Dr. Thomas Frost	1/2 acre	
10/3/1794	L of A	#A 27	Dr. Thomas Frost ³ (Administrators of Estate L. Hillyer and J. Wood)	Dr. Benjamin Parker	1/2 acre	
5/3/1796	M	L.C. #17	Dr. Benjamin Parker	Loan Commissioners of Richmond County	1/2 acre	
5/1/1797	D	E/389	Dr. Benjamin & Phoebe Parker	Robert Robins	approx. 1 acre ⁴	
c. 1804	D		Robert Robins	John Crocheron ⁵	1 acre	
5/1/1821	D	O/144	Executors of John Crocheron	Walter Betts	1 acre	1680 pounds
12/30/1850	Will	File P608	Walter Betts	Betts Estate	1 acre & 2nd County Court Lot (approx. 1 & 1/17 acre)	
12/3/1861	D	50/109	Rebecca Betts et.al. (Betts Estate)	Issac M. Marsh	approx. 1/17 acre	\$3250

5/1/1896	L of A	File A-2834	Issac M. Marsh	Anna Irene Marsh	approx. 1/17 acre	
4/1/1897	D	255/383	Anna Irene Marsh	Otto Schaefer	approx. 1/17 acre	\$2600
3/11/1903	L of A	File 3619	Otto Schaefer	Louise Schaefer	approx. 1/17 acre	
5/3/1911	W	File 4301	Louise Schaefer	Eugene & Emma Schaefer (step children)	approx. 1/17 acre	
4/13/1913	D	423/223	Emma & Eugene Schaefer (James Burke Referee)	Jacob & Delia M. Pfaff	approx. 1/17 acre	\$5550
4/8/1940	D	825/566	Delia Pfaff	Arthur Fanroth	approx. 1/17 acre	\$4000
7/15/1942	D	854/25	Delia Pfaff (confirmation)	Arthur Fanroth	approx. 1/17 acre	\$2000
7/16/1942	D	849/236	Arthur Fanroth	Staten Island Historical Society	approx. 1/17 acre	\$1.00 and more
8/28/1942	D	854/253	Arthur Fanroth (confirmation)	Staten Island Historical Society	approx. 1/17 acre	

1. Nicolas Britton died in 1740 (L. McMillen 1978d). It is not known if Frost got this property from Britton, Britton's heirs or an intervening owner, possibly Simon Swaim or Lawrence Hillyer (see below). The structure called here the "Thomas Frost House" is believed to have been built c. 1760 on the basis of archaeological evidence (W. McMillen p.c. 1988).

It appears that in 1774 "Simon Swaim's barn" was located near Arthur Kill Road (on the site later occupied by the Second County Court House) just south of the Treasure House property, according to Liber of Mortgages B: 114. The property may have actually been owned by his father Matthias Swaim, who held title to large parcels of land in the Richmondtown area until his death in 1781.

2. Lawrence Hillyer is said to own the property south of the Treasure House in Liber of Mortgages B:416-417 (May 1789). This property also included the entire original Britton parcel. According to the Supervisor's Minutes for 1788, the "house of Lawrence Hillyer" was being used by the Board of Supervisors and the courts, and "fitted up" as the County Court House in July of that year. The Hillyer house may in fact refer to the "Frost House," rather than to the Tavern on the one-acre lot as has been suggested (H. McMillen 1963a). As one room is already described as the Grand Jury Room, the building may have been occupied by Hillyer a year or so earlier. Perhaps the arrangement with the County started with Swaim (or Hillyer) just after the end of the Revolution. L. McMillen (1978b) suggests that the reference to an election being held "at the house formerly occupied by Simon Swaim" in the N.J. Independent Gazette December 13, 1783 concerns a building on the site of the Edwards Barton House on Block 4443; however, it might apply to the Frost House, instead. It would appear that Hillyer owned the property by at least early 1788. According to the Loan Commissioners Book, Mortgage Entry #17, Joseph Wood and Paul I. Mischeau had a part interest in the property as well. By May 1790, court was being held in the tavern (most likely on the one-acre lot), run by Turner, which may have continued only until August 1789, during which time the County

authorized payment of one year's rent on the house from August 1788 (Supervisor's Minutes, January 21, 1789). It may have been of shorter duration still; the Board of Supervisors or Court does not appear to have met at Hillyer's after January 21, 1789. The last meeting at Hillyer's may have been December 1788. It may not have continued because Hillyer (and Wood and Micheau) sold the property (or intended to sell it) to Thomas Frost, perhaps in early 1790 or mid-to-late 1789.

Documentation is extremely sparse and inconclusive: no deeds have been located from Swaim to Hillyer or Hillyer to Frost, and the limits of the property of Swaim and Hillyer in the 1770s and 1780s, south of the Treasure House, have not been determined. Swaim or Hillyer may have only owned the parcel on which the Second County Court house was constructed or a similar plot south of the Treasure House. Frost may have owned the "Frost House" site as early as 1765 as L. McMillen (1978d) has speculated, and Hillyer's house of 1788 (used as the Court House) may have been on other property he owned in Richmondtown or outside the village.

Frost first appears in Richmond Village in a 1765 St. Andrew's Church Record. He owned the one-acre lot by 1768 when he mortgaged it to R. Cole (Liber of Mortgages B:3) but he probably did not own the house site on Block 4444 before 1789.

3. After Frost died in 1794, the property seems to have been transferred to Parker in an unrecorded deed in 1795 (L. McMillen, 1978d: 3). Letters of Administration were issued for his estate October 4, 1794 to L. Hillyer and J. Wood. Parker may have acquired the southern half of Lot 15 on Block 4443 at the same time.

4. The additional half-acre that Parker transferred to Robins to make a one-acre parcel was a triangular piece of land (or gore) south of the "Frost House" that had been previously associated with the southern half of Lot 15 on Block 4443 (directly opposite on the east side of Arthur Kill Road). The gore and the southern half of Lot 15, Block 4443, were probably part of the Prall Patent originally. The gore was bounded by the line between the Rider and Prall Patent on its south, Arthur Kill Road on its east and the line between the Hubbard and Prall Patents on its north; see Liber of Mortgages L.C. #17, May 3, 1796, for a description comparative to Liber of Deeds E:389.

5. How Crocheron got this property from Robins c. 1804 has not been determined (McMillen 1978d: 3). Crocheron is mentioned as the owner of the southern half of Lot 15 in a deed for the adjacent one-acre lot. Crocheron probably purchased both the Lot 15 parcel and the Frost property from Robins, as Robins did from Parker. A mortgage (Liber of Mortgages C: 109, April 1804), for the Sarah Wood property south of the Frost House refers to J. Crocheron as owner of the property to the north--presumably the entire one-acre Frost parcel (incorporating both the gore and the original half acre sold to Britton).

Prepared by: S. Barto

CHART 7B7:8 BUILDING USE

Block: 4444

Lot: part of Lot 14

Address: The Thomas Frost House, first section
built c.1760-1800; second section built c.1800-
1820; home destroyed by fire, 1887.

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
c.1760- c.1774	Simon Swain? ¹ Swain family? Dr. Thomas Frost?		Residence Residence/ Tavern?	See Footnote 1
c.1774- c.1784	"Van Name Brothers"? ² British Army of Occupation Simon Swain? Dr. Thomas Frost?		Residence Residence/ Tavern?	See Footnote 1 <u>Richmond County Standard</u> 3/12/1887 Mortgage B 114 1774
c.1784- c.1790	Dr. Thomas Frost? ³ Dr. John Frost? Mrs. Burrows? Lawrence Hillyer? County of Richmond? (to 1797)	Physician Storekeeper Tavern Keeper	Residence? Doctor's Office? Store? Tavern? Court House Meeting House	H. McMillen (1963a; 1963b) L. McMillen 1978d 1790 Census Board of Supervisors Minutes 1767-1801
c.1790- c.1794	Dr. Thomas Frost? Dr. John Frost?	Physician Storekeeper Tavern Keeper	Residence? Tavern? Store? Doctor's Office?	H. McMillen (1963a; 1963b)
c.1794-1797	Dr. Benjamin Parker?	Physician Tavern Keeper	Residence? Doctor's Office? Tavern? Store?	H. McMillen (1963a; 1963b)
1797-c.1804	Robert Rob(b)ins? ⁴	Wheelwright Tavern Keeper	Residence? Tavern? Store?	Deed E/389 1797 H. McMillen (1963a; 1963b)
c.1804- c.1816	John J. Crocheron David Crocheron ⁵ (1807-1809)	Miller Storekeeper Storekeeper	Store (Wing 1)	H. McMillen (1963a; 1963b) Crocheron Acct. Books
Other Renters:				
	Richard Lake?	Tavern Keeper	Boarding House?	1810 Census
	William Dexter? ⁶	Tavern Keeper	Residence? Tavern?	

c.1816-1819	Joshua Mersereau	Tavern Keeper	Residence Tavern?	H. McMillen (1963a and 1963b) H. McMillen, 1963a
	John J. Crocheron?	Miller Storekeeper	Store	J.J. Crocheron Acc't Book 1810-1825, SIHS Archives
1819-1821	Etsil Wood ⁷	Merchant	Store Residence	1820 Census J.J. Crocheron Acc't Book 1810-1825 Deed 0/120 1819
1821-c.1840	Walter Betts ⁸	Merchant	Store/Shop	Deed 0/144 1821
		Carpet Weaver? County Clerk (1828-1843)	Residence	<u>Richmond County Republican</u> 2/7/1829 1830 Census 1835 Census <u>Richmond County Standard</u> 10/25/1890 Deed 5:611 (1839)
c.1840- c.1845	Walter Betts? Unknown		Store? Residence?	1840 Census
c.1845-1850	Walter Betts? ⁹ Issac Marsh?	Carriage Maker	Store Residence	1850 Census "History of Carriage... Business...of I.M. Marsh..."
1850-c.1855	Issac Marsh? ¹⁰		Residence	1855 Census 1858 Assessment 1860 Assessment 1861 Assessment
c.1855- c.1870	Unknown ¹¹		Residence	1860 Census
1870	John J. Wendling? ¹²	Shoemaker	Residence	1865 Census 1870 Census 1875 Census
	Theodore Wendling?	Wheelwright		
c.1870- c.1880	Unknown			
1880	Edward McCaffrey? ¹³	Wagon Maker	Residence	1880 Census
c.1880-1887	Edward McCaffrey? Unknown		Residence	1878 Sanborn Atlas <u>Richmond County Standard</u> 3/12/1887

1. The late eighteenth century maps are difficult to interpret regarding buildings on this site. The 1781 Taylor & Skinner map shows a total of six or seven structures on the west side of Arthur Kill, Road between what is now Richmond Road and Giffords Lane; three or four of these are clustered in the area approximating block 4444 and might indicate the Treasure House, the Frost House, the

Fitchett Blacksmith Shop, and the Voorlezer's House. The Anglo-Hessian Map shows only two buildings towards the Richmondtown end of Arthur Kill Road; there are four structures altogether shown on the west side of Arthur Kill Road. L. McMillen's placement on his Revolutionary War Composite map suggests the Taylor and Skinner arrangement. The "Richmond" or British Army map (U. of Mich. Clements Lib. Col.) portrays as many as six principal structures on the west side of Arthur Kill Road in the central village area, but this source is of questionable accuracy. The Sprong and Corner map (1797) portrays the Second County Court House clearly but the other seven structures shown on the west side of Arthur Kill are difficult to identify. The Taylor and Skinner map seems to include the Frost House (and possibly also the Fitchett blacksmith shop). No record of the use of the property prior to the American Revolution has been found. The probable ownership of the parcel by 1774 by Simon Swaim or his father Matthias suggests that Simon (b.1740) or one of his brothers Matthias, Jr. (b.1743), Benjamin (b.1746), John (b.1739), or Martinus (b.1745), could have built or occupied a house on the site in the 1760s or 1770s (see Footnote 1, Chart 7B7:7).

2. Loring McMillen is skeptical that the "Van Name Brothers" occupied the building together with British soldiers during the Revolution, as reported by the Richmond County Standard in 1887, since this surname is not associated with Richmondtown men in other sources. This anonymous newspaper account (probably written by Ira K. Morris) also describes the quartering of British officers in the house and claims that Major Andre wrote his will there.

3. Evidence that buildings were constructed and then used between c. 1760 and 1821 is both sparse and ambiguous. From c. 1769 to 1781, Dr. Frost held title to the one-acre lot. Some time before his death in 1794 he acquired both the southern portion of Lot 15 on Block 4443 and the one-half acre parcel on Lot 4444. Ownership of the two smaller properties (the southern section of Lot 15 and the "Frost House" parcel) on opposite sides of Arthur Kill Road seems to have been held in common and transferred together from Frost to Parker to Robbins during the period that the Crocheron family held the land, 1794-1821. Meetings of the courts and the County Board of Supervisors were held in the "house" of Thomas Frost from May 1784 through 1786 and again in 1791; they were held in the house of his son, John, in 1789. Based on currently available evidence, these events could have occurred on any of the three nearby sites connected with the Frost family. The first direct documentary evidence of the existence of the Frost House is in the 1793 deed (378/336, recorded in 1911) for the adjoining Voorlezer's House parcel.

4. Robins appears in the 1800 Census in the central village area between John Van Pelt (owner of the Voorlezer's House) and Stoutenborough (owner of the Treasure House). His position suggests he lived in the Frost House but is not conclusive because he also owned the southern portion of Lot 15 on Block 4443 (directly opposite the Frost House on the east side of Arthur Kill Road). Either property could have been the location of his inn or store and either property the site of County meetings in the "house of Robert Robbins" in 1797. Archaeological evidence suggests that the second southerly foundation found on the Frost House site referred to by H. McMillen (1963b) was built c. 1800 (W. McMillen pers. comm. to Stephen Barto, 1988). This building was in effect a wing to the original c.1760 building. It is possible that Robert Robins could have built this wing, but it was more likely added by John Crocheron as part of his expanding commercial activities in the village from 1800-1820, as seen in an 1810-1825 account book, grocery licenses and other data.

5. The Crocheron Account Books provide the first written evidence of the locations and uses of structures on the two properties. An 1815 account with Daniel Crocheron refers to carpentry on the "tavern house," which was subsequently sold in 1821 to Joshua Mersereau--suggesting that it was located on Lot 15 on Block 4443. In contrast, the building rented to Etsil Wood in 1819 and sold to Walter Betts (Liber of Deeds O:144) in 1821 contained a "dwelling" and "store"--probably on the Frost House parcel.

6. Richard Lake, who may have lived in Richmondtown in the 1790s and worked as a blacksmith (1790 Census, Lake Genealogy - Johnson and Mullane and various deeds), was living in Great Kills in c. 1807 when he obtained a tavern license which he held until 1811. In the 1810 Census he is listed in the village, next to John Dubois in the "one-acre lot" tavern. Although Lake does not appear in Crocheron's account book he may have been a tavern-keeper leasing from Crocheron, the arrangement being terminated in 1812 when his tavern license was not renewed. William Dexter may have succeeded him. Dexter was only issued one known tavern license, in 1813, but is listed in Crocheron's account book as buying what seem to be tavern supplies from 1813-1815. While being replaced by Joshua Mersereau in the building on Lot 15, Block 4443 and/or the Frost House between 1816 and 1819, Dexter in turn apparently replaced Mersereau and rented the building on Lot 15, Block 4443 from May 1820 to May 1821. Although the record of Dexter's rental in the Crocheron account book does not specify the "tavern house," the earlier use of that term in the book in 1815 and the fact that Dexter was a tavern keeper suggests the building he rented and the "tavern house" were one and the same, the building on Lot 15, Block 4443. The only other one of Crocheron's known properties that Dexter could have rented, the "corner lot--Skinner/White's former property" (see northern half of Lot 15, Block 4443) probably no longer had a structure on it in May 1820. During this time Dexter lived in the tavern as well, as he is listed in the 1820 Census near names of other village residents. Dexter died in 1821 (St. Andrew's Church records). By that year Mersereau may have left the village altogether, as he does not appear in its vicinity in the 1820 Census and he would have had to leave the Frost House when it was rented to Etsil Wood.

7. Etsil Wood, believed to be a descendant of the Wood brothers, John and Joseph, who lived on the hill between Latourette Park and the village, rented the Frost House between May 1819 and February 1821 according to the Crocheron account book. Also in 1819 (Liber of Deeds O:120) Wood purchased John Dunn's house next to the County Lot on the north side of Richmond Road (Block 2278), but lived in the Frost House. He is listed in Southfield in the 1820 Census between Sarah Barnes in the Sarah (Barnes) Wood House and Abraham Auten in the Treasure House. Wood, listed as a merchant in Liber of Deeds O:120, may have continued to use one wing of the building as a store. Nathaniel Parker, who had been living in the Dunn house when Wood purchased it, continued to live in it, being listed in the village in the 1820 Census.

8. Walter Betts lived in Westfield prior to purchasing and living in the Frost House c. 1821 (1820 Census). He is listed as a merchant in numerous deeds in the 1810s and the 1820s. After occupying the house and running a store there for eight years, he tried to lease or sell it (Richmond Co. Republican, February 7, 1829). He must have remained however as he is listed in the 1830 Census next to Auten in the Treasure House. Betts held numerous offices, including sheriff, commissioner in partition, County Clerk from 1828-1843 (Leng & Davis; Richmond County Standard October 25, 1890) and was also a director of the Richmond County Hall. It is in the context of his being County Clerk that a mention is made in the Richmond County Standard article that he was a carpet weaver and that he kept some of the county records in his home, which was also his workshop. The article refers to his home, however, as being in an "old stone house a short distance from the village (Richmond) on the Marshland Road." It is not known how long Betts may have continued to use the Frost House as a store. He was active as a merchant up to the end of his life and was listed as such in the 1850 Census.

9. Issac M. Marsh, carriage maker, arrived in Richmond County in 1843 or 1844 and was living in the village by 1847. He is listed next to Betts (in the Second County Court House) in the 1850 Census, suggesting he lived in the Frost House. He may have lived there upon his arrival in the village.

10. Issac Marsh's position in the 1855 Census is ambiguous regarding his living in the Frost House. He is referred to as living in a stone dwelling, while other evidence indicates that the house was

frame. He may have been living west of the village on Arthur Kill Road. In the 1858, 1860 and 1861 assessments Marsh is in residence on the "Kerney farm." This farm was west of the village on Arthur Kill Road and it may have been Marsh's residence from 1855. The 1855 Census does not suggest any other particular resident.

11. The 1860 Census does not point to a particular resident of the Frost House.

12. In the 1870 Census John J. Wendling, shoemaker, and his married son Theodore, wheelwright, are listed next to Issac and Adaline Marsh in the Second County Courthouse. The two Wendlings are in separate households in the same building. John J. Wendling's daughter, Adaline, married Marsh in 1865. Wendling's shoe shop in the 1860s was in a small building on Block 4443. In the 1860 Census the Wendlings are listed in the Seaman Cottage nearest St. Patrick's and Center Street; son Theodore, then single, was listed as a carriagemaker. He may have worked for Marsh. While J.J. Wendling still owned the Seaman Cottage in 1870 (1869 and 1873 assessments) he may have been living in the Frost House, given the connections between his family and Marsh. There is a vacancy in one house, apparently on Center St. in the 1870 Census that might have been Wendling's house. The building they are listed as living in may have been a twofamily house (see Footnote 13). The 1865 and 1875 Censuses do not suggest that Wendling or any other identifiable household lived in the house. Therefore, the period of the Wendling's occupancy of the Frost House cannot be surmised based only on the 1870 Census.

13. Edward McCaffrey's position in the 1880 Census suggests he lived in the Frost House. McCaffrey's occupation, wagon maker, suggests he was employed by Marsh, who also could have rented to him. McCaffrey was living in the Ann Hennessy House in 1875. If he occupied the Frost House between c.1878 and 1880, he may have been the last resident of the house. The 1887 Richmond County Standard article reporting the demolition of the house implies that it may not have been in use for a period of time: "The hand of decay had long since placed his unrelenting clutch upon them, and at last they are demolished and gone."

Prepared by: S. Barto

1850	Isaac Marsh	28		NY	Carriage-maker
	Catherine(?)	27		"	
	Margaret	16		"	
	Irene	9		"	
	Isaac Lake	19		"	Carpenter
1870	John J. Wendling	58		France	Shoemaker
	Mary H. "	56		"	Keeps House
	Theodore "	32		"	Wheelwright at Marsh's
	Emma L. "	24		"	Keeps House
	Georgianna "	7		"	
	Harriet B. "	5		"	
	Mary "	2		"	
	Adeline "	4 mos.		"	
(Thomas Frost House?)					
1880	Edward McCaffrey	37	Head	Ireland	Wagon Maker
	Eliza "	28	Wife	"	Keeping House
	John R. "	9	Son	"	At School
	Mary J. "	7	Dau.	NY	At School
	Edward J. "	5	Son	"	At Home
	William J. "	3	Son	"	
	Ellen R. "	1	Dau.	"	
	Ambrose G. Taylor	78	Head	England	Wagon Maker
	Mary Ann "	70	Wife	"	Keeping House
	Millard Thompson	12	Grandson	NY	At Home
	John Semboke	16		NY	Baker
	(Lembke?)				

Prepared by: S. Barto

CHART 7B7:10 CHAIN OF TITLE

Block: 4444
 Lot: part of Lot 14
 Address: 45 Arthur Kill Road
 The Second County Court House

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
This lot history is the same as that from Decker to Tillyer, 1704 (B/550), for the Hubbard Patent, followed by:						
11/7/1723	D	C/169	William Tillyer	Nicholas Britton	approx. 1/2 acre	10 pounds
			Nicholas Britton ¹	???	1/2 acre	
prior to 1774			???	Simon Swaim	1/2 acre	
c. 1787-88			Simon Swaim(?)	Lawrence Hillyer ²	1/2 acre	
c. 1790			Lawrence Hillyer(?)	Dr. Thomas Frost	1/2 acre	
3/8/1793	D	E/26	Dr. Thomas Frost	Supervisors of Richmond County	approx. 1/17 acre	
5/11/1839	D	5/611	Supervisors of Richmond County	Walter Betts ³	approx. 1/17 acre	\$500
12/30/1850	W	File 608	Walter Betts	Betts Estate	approx. 1/17 acre	
12/3/1861	D	50/109	Rebecca Betts et.al. (Betts Estate)	Issac M. Marsh	approx. 1/17 acre	\$3250
5/1/1896	Lot A	File A-2834	Issac M. Marsh	Anna Irene Marsh	approx. 1/17 acre	
4/1/1897	D	255/383	Anna Irene Marsh	Otto Schaefer	approx. 1/17 acre	\$2600
3/11/1903	Lot A	File 3619	Otto Schaefer	Louise Schaefer	approx. 1/17 acre	
5/3/1911	W	File 4301	Louise Schaefer	Eugene & Emma Schaefer (stepchildren)	approx. 1/17 acre	
4/13/1913	D	423/223	Emma & Eugene Schaefer (James Burke Referee)	Jacob & Delia M. Pfaff	approx. 1/17 acre	\$5550

4/8/1940	D	825/566	Delia Pfaff	Arthur Fanroth	approx. 1/17 acre	\$4000
7/15/1942	D	854/25	Delia Pfaff (confirmation)	Arthur Fanroth	approx. 1/17 acre	\$2000
7/16/1942	D	849/236	Arthur Fanroth	Staten Island Historical Society	approx. 1/17 acre	\$1.00 and more
8/28/1942	D	854/253	Arthur Fanroth (confirmation)	Staten Island Historical Society	approx. 1/17 acre	

1. See Footnote 1, Chart 7B7:7.

2. Lawrence Hillyer is mentioned as the owner of the property south of the Treasure House in Liber of Mortgages B:416-417 (May 1789). This property included the entire original Britton parcel. See footnote 2, Chart 7B7:7.

3. Betts bought the second County Court House property north of the Frost site in 1839. Marsh bought both these lots from Betts in 1861.

Prepared by: S. Barto

CHART 7B7:11 BUILDING USE

Block: 4444

Lot: part of Lot 14

Address: 45 Arthur Kill Road - The Second County
Court House (built 1794, destroyed by
fire 1944)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
1794-1837	County of Richmond			County Court House L & D II: 543-544 Morris 1898, vol. I
1837-1839	"		Vacant	L & D II: 544 Morris I: 122-123
c. 1840- c. 1861	Walter Betts ¹ (c. 1787-1850) Rebecca Betts Walter Betts, Jr.	Merchant Carpet Weaver? County Clerk (1828-1843) Accountant	Residence	Deed 5/611 1839 1840 Census 1850 Census <u>Richmond Co. Standard</u> 10/25/1890 1855 Census 1860 Census
c. 1861-1896	Issac M. Marsh (1821-1896)	Carriage Manufacturer Sheriff	Residence	Deed 50/109 1861 <u>Prominent Men of SI 1843</u> 1865 Census 1870 Census 1875 Census 1880 Census <u>Richmond Co. Standard,</u> 3/12/1887 Photo 2nd Co. Courthouse c. 1890 in <u>Geographic Photo</u> Files Col. SIHS 1895/96 Directory Morris I 122-123
1897-c. 1910	Otto Schaefer (1857-c. 1903) (Elizabeth) Louise (1857-1911)	Hotel Proprietor	Hotel/ Restaurant Residence	Deed 255/383 1897 1898 Robinson Atlas
1897-c. 1900	William King	Hotel Manager	(1897-c. 1902)	1897/98 Directory <u>Staten Islander 2/2/1898</u> 1898 Directory
	Joseph McCann?	"	(c. 1903- ?)	1900 Directory 1900 Census 1903 Directory
c. 1910-1913	Jacob Pfaff Delia	Hotel Manager	Hotel, Rest. Residence	1906 Directory 1910 Census

1913-c.1935	Jacob Pfaff (1870-c.1932) Delia Pfaff	Hotel Proprietor	Hotel, Rest. (to 1932) Residence	Deed 423/223 1913 1915 Census 1925 Census Winter 1931/32 Telephone Dir. Polk's 1933/34 <u>Directory</u>
c.1936-1940	J. Fitzgerald	Restaurateur	Restaurant	1936 Reverse Telephone Dir. 1937 Telephone Directory 1939 Telephone Directory Winter 1939/40 Telephone Dir.
1940-1942	Arthur Fanroth	Restaurateur	Restaurant "The Fairway Club"	Deed 825/566 1940 Jan. 1941 Telephone Directory <u>SI Advance</u> 4/26/1941
1942-1944	SI Historical Society		Restoration in Process	<u>SI Advance</u> 7/28/1942 <u>SI Historian</u> Vol. 7, no. 4, Oct. 1944-Dec. 1945 Photographs 1942-1944, Second County Court House, <u>Geographic</u> <u>Photo Files</u> Second Co. Court House File, <u>Title Documents</u>

L. Leng and Davis (1923) state that "Mr. Betts remodelled the old building, moved it back from the street several feet, built a basement under it, and converted both floors into convenient rooms" and they cite Morris as the source of this information. I.K. Morris in the Memorial History 1898 II p. 122-123 refers only generally to the building being remodeled. Leng and Davis may have been referring to another source by Morris.

Prepared by: S. Barto

CHART 7B7:12 CENSUS DATA

Block: 4444
 Lot: part of Lot 14
 Address: 45 Arthur Kill Road - Second County
 Court House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1840	Walter Betts	50-9	head			
	0 Free White Males					
	2 Free White Females	0-4				
	1 "	0-9				
	1 "	10-4				
	1 "	15-19				
	1 "	40-9				
1850	Walter Betts	63		NY	Merchant	Real:\$5000
	Rebecca Betts	64		NJ?		
	Mary A. "	33				
	Adaline "	26				
	Louisa "	21				
	Walter Seguire	16				
	Alice "	12				
	Emily "	5				
	(Illeg.) Bishop	5				
	Bornst Seguire	36				
1855	Walter Betts, Jr.	40		Richmond	Banking	Real:\$2000
	Henrietta "	35	wife	S.C.		
	Walter M. "	11	son	NY		
	Dudley "	8	"	"		
	Morris "	7	"	"		
	Cora "	4	daughter	"		
	Rebecca "	65	mother	NJ		
	Adeline Bishop	25	sister	Richmond		
	Mary Riley	30	domestic	Ireland	Servant	
	Juna Hogan	16	"	"	"	
1860	Walter Betts, Jr.	42		NY	Accountant	
	Henrietta "	38		S.C.		
	Walter "	16				
	Dudley "	14				
	Morris "	12				
	Cora "	10				
	Langley "	4				
	Henrietta "	2				
	Louise Bishop	20				
	Mary Clarke	25		Ireland	General Housework	

1865	Issac Marsh	44		NJ ⁹		
	Ada "	25	wife	NJ		
	Margaret"	20	child			
	Anna I. "	9	"	NY ¹¹		
	Anna "	30	sister	NY		
	Louisa "	5	niece	"		
	Celia Simpson	21	servant	Ireland		
1875	Issac M. Marsh	52		NY	Police Comm.	Real:\$3000
	Adaline C. Marsh	36	wife	Richmond		
	Annie R. "	18	daughter	"		
	Virginia "	6	"	"		
	Peter "	59	brother	NJ	Fancy Chairmaker	
	Ellen Kellet	22	servant	Ireland		
1880	Issac M. Marsh	58		NJ	Carriage Manufact.	
	Addie C. "	39	wife	NY	Keeps House	
	Ann Irene "	22	daughter	NY	At Home	
	Virginia "	10	"	"	At School	
	Clarence B.	1	son	"		
	Peter "	61	brother	NJ	Farmer	
	Ellen Kellet	28	servant	Ireland		
1900	Otto Scharfer	42	head	Germany	Hotel Keeper	
	Elizabeth "	42	wife	"		
	Eugene "	9	son	NY	School	
	Emma "	7	daughter	NY	"	

Prepared by: S. Barto

CHART 7B7:13 CHAIN OF TITLE

Block: 4444
 Lot: part of Lot 10
 Address: 37 Arthur Kill Road
 The Treasure House

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
12/28/1680	Patent	Patent Book # 5/18	Sir Edmund Andros	Capt. James Hubbard	160 acres 16 acres meadow	
12/9/1699	D	B/369	Elias Hubbard	James Fitchett	120 acres 12 acres meadow	
2/15/1699 ¹	D	B/511	James & Sarah Fitchett	Samuel Grasset	244' in length	
-5/22/1700	M	Not recorded ²	Samuel & Martha Grasset	Andrew Cannon		70 pounds
11/18/1703	D	B/462	Samuel & Martha Grasset	Andrew Cannon ³		80 pounds
5/25/1751	D	Not recorded ⁴	John & Frances Corle	Stephen Wood		
5/1/1774	M	(M) B/114	Abraham & Pheby Decker ⁵	John Andrivet	1 acre	60 pounds
	D	Not recorded ⁶	Abraham & Pheby Decker	William Douglass		
7/22/1793	M	(M) B/416	William Douglass	Andrew Inderwicke		218 pounds
1/31/1798	D	E/404	Andrew Inderwicke ⁷	James Stoutenburgh		60 pounds
4/22/1803	D	F/287	James & Elizabeth Stoutenburgh	Abraham Auten	1 acre	\$682.50
6/1/1803	M	(M) D/6	Abraham & Jane Auten ⁸	Peter Cortelyou	1 acre	\$250
proved 2/22/1854	W	File P-667	Abraham Auten	his six children		
9/26/1857	D	41/505	Isaac N. & John G. Auten	Patrick Highland	Less than 1 acre	\$1000
3/17/1858	M	(M) 28/436	Patrick & Eliza Highland	Hiram Corson (Richmond Co. Treasurer)	Less than 1 acre	\$500

5/12/1868	D	75/372	Patrick Highland	Mary Homan	Less than 1 acre	subject to mtg.
4/30/1877	D	120/171	Isaac & Adeline Marsh	John Homan	Less than 1 acre ⁹	
3/6/1931	D	715/553	John Homan	Willett & Bertha Conner	same as 75/372 and 120/171	\$1
4/12/1951	D	1178/481	Bertha Conner	Staten Island Historical Society	same as 120/171	\$10
11/26/1951	D		Bertha Conner	Staten Island Historical Society	same as 715/553	\$100

1. There is a discrepancy between the date of this deed (February 15, 1699) and that of the deed from Hubbard to Fitchett (December 9, 1699). Fitchett could not have sold this property before he bought it. For this reason, and the fact that the February 1699 deed is in the 12th year of his majesty's reign, while the December 1699 deed is in the 11th year, it seems clear that the date of the Fitchett-Grasset deed should be February 15, 1699/1700, meaning February 1700.
2. This mortgage is not recorded. The original is at the New York Historical Society (see Kenneth Scott 1963:1-3).
3. It is not known who owned this land after Cannon. He wrote at least two wills, the earlier one (made December 15, 1710) leaving his house and land at Cuckolds Town (Richmondtown) to his children. His later will (made March 12, 1711) was proved on March 27, 1711. He gave his Long Neck plantation to his son and the rest of his estate to his wife Anne. This will makes no specific reference to land in Richmond. Scott (1963) notes that on May 21, 1723, Anne leased her farm at the Fresh Kills to William Paterson, merchant. This may or may not be the Grasset lot.
4. This deed is referred to in Liber of Mortgages B:114 and subsequent deeds. The Corles do not seem to appear in any other Staten Island records, so who they are and from whom they bought the property is not known.
5. It is not known how the Deckers got this property. A Phebe Wood married Abraham Decker on June 27, 1766. Phebe might be the daughter of Stephen Wood, who left her 10 pounds in his will (proven February 4, 1764). This will makes no specific mention of his property in Richmond. If these two Phebes are the same, perhaps the Deckers got this property through her father.
6. This transaction is referred to in Liber of Mortgages B:416 (May 1, 1789), but no date is given.
7. Since there is no recorded deed between Douglass and Inderwicke, it appears that Douglass could not pay off his mortgage.
8. Cancelled May 10, 1825.
9. This land, west of the Treasure House, is part of the Betts deed to Marsh Liber of Deeds 50:109, the Frost/2nd County Court House property. It extended the Treasure House property further along Richmond Creek on a line with the Frost/2nd County Court House property.

Prepared by: S. Barto

CHART 7B7:14 BUILDING USE

Block: 4444
 Lot: part of Lot 10
 Address: 37 Arthur Kill Road
 The Treasure House (built c. 1700)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/REFERENCE
1700-1703	Samuel Grasset Martha (Poupain) Grasset	Tanner	Residence Tannery w/ tanning mills on property	Deed, Liber B/462, made 11/18/1703
1704-?	tenants? Matthew Decker?		Residence? ¹	See footnote 3 in Chain of Title
1723	William Paterson ²		Tavern? Store?	Edsal Survey McMillen, 1963a:12
1751-1764?	Stephen Wood, Sr. ³ Sarah Wood & Family	Cordwainer	Residence/ Shop	Road Record in Stillwell, v.1, p. 38 (road in 1754) <u>NYHS Wills</u> , v.6, p. 301(proved 2/4/1762)
?-after 1774?	Stephen Wood, Jr. & family (see footnote 3 below)	Cordwainer	Residence/ Shop	Deed E/56, made 1/25/1774 (a Road Record-house of Wood) <u>NYHS Wills</u> ,v.10, p. 250 (proved 5/22/1782)
?1774-?	Abraham Decker ⁴ Phoebe (Wood) Decker	Yeoman	Residence?	Mtg. (M) B/114,5/1/1774
1780s-1790s	tenants? ⁵		Residence? Bakery?	<u>Royal Gazette</u> , 2/2/1780
1798-1803	James Stoutenburgh Elizabeth Stoutenburgh & family	Innkeeper	Residence/ Inn? ⁶	Deed F/287, 4/22/1803 1800 Census, Southfield L of A, File A-99, issued 3/17 1808 for J.S. Guardianship Papers, File #2, 4/13/1809
1803-1853	Abraham Auten (1776-1853) Jane Dorcas (Winant) Auten (1781-1838)	Saddler Sheriff	Residence/ ⁷ Boarding House?	Deed F/287, made 4/22/1803 Mtg. (M) D/6,made 6/1/1803 1810,1820,1830,1835,1840 censuses, Southfield <u>National Advocate</u> , 2/26/1819 (nominated for sheriff)
by 1850	Eliza A. Lord, dau. Mary A. Smith, dau. John M. Smith,	Coachtrimmer		1850 Census, Southfield, dwell. # ,fam. # Leng & Davis, vol. 2, p. 854

	gr. son			McMillen, 1962c:2
1854-1857	tenants or unoccupied?			See footnote 7 below <u>Staten Islander</u> , 4/4/1857, p. 4
1857-1858	???			
1859?-c.1862	Patrick Highland Eliza Highland (c. 1826-by 1865) Alice Highland (second wife)	Stone Mason	Residence	1860 Jurors List, Southfield, in "Poll Lists, 1815-1859, S. field," in Box 337, Uncat. Mat 1860 Census, Southfield, dwell. #173, fam. #193
c.1862-c.1868	Thomas Robinson Rachael Robinson	Baker	Residence/ Bakery	1865 Census, Southfield, p. 14 dwell. #89, fam. #89
c. 1868-1928	Garret Homan (1817-1890) Mary Homan (1828-1901) John Homan, son Phebe Ann Homan (1849-1877), dau.	Baker Huckster (in 1870) Baker (by 1875)	Residence/ Bakery	Deed 75/372 made 5/12/1868 1870 Census, Southfield, p. 14 dwell. #105, fam. #103 1875 Census, Southfield, p. 18, dwell. #148, fam. #150 1880 Census, Southfield, ED 1, dwell. #72, fam. #72
1879-1882	Claus Holterman (boarder)	Baker		1880 Census, Southfield, ED 1, dwell. #72, fam. #72 Leng & Davis, vol. 4, p. 558
1890-1928	John Homan	Baker Sexton	Residence/ Bakery	1892-93 <u>Webb's Directory</u> 1893-94, 1895-96 <u>Standard Dir.</u> 1899 <u>Trow's Directory</u> 1900 <u>Trow's Directory</u> 1900 Census,
1910	Unident. Lithuanian Female, 47 yrs. old	Janitor Janitor-Public School Matron-Public School Farmer Veteran		1906 <u>Standard Directory</u> 1910 Census, " 1912 <u>Richmond Borough Direct.</u> 1925 Census,
1928-c. 1933	John Homan		Residence ⁹	L. McMillen, Pers. Comm. to S. Barto, 3/16/83 ¹⁰
c.1924-c.1936?	Willet Corner (1877-1932) Bertha Corner	Telegrapher, Game Warden, Real Estate & Insurance Agent	Ins. Agency/ Real Estate Agency	1924 <u>Oleck's Classified Phone Directory</u> Summer 1927 <u>SI Phone Directory</u> Winter 1931-32 <u>SI Phone Dir.</u> Winter 1932-33 <u>SI Phone Dir.</u> Summer 1933 <u>SI Phone Directory</u> Summer 1934 <u>SI Phone Directory</u> 1936 <u>SI Classified Phone Dir.</u> Newsclippings, -Stepheris House, <u>Doc.Hist.</u>

c.1926-c.1933	Willet Conner ¹¹ Bertha Conner ¹²	Post Master Post Mistress	Post Office	
c.1924-c.1928			Gas Station	5/1/26 Photo by Sperr (Sperr neg. R91) ¹³ in <u>Ph.-His</u> Davis photo, 1924, in Leng & Davis, v. 1, p. 544.
1926			Hardware Store?	5/1/26 Photo by Sperr (Sperr neg. R91), (see footnote 13 below)
c. 1928	W.L. Woelfle	Painter	Office for Painting & Paper Hanging Business	c. 1928 Photo in <u>Photo-Historic</u> (see footnote 13 below)
c.1936-c.1965 ¹⁴	Jay Writter (c.1900?-c.1972?)	Antique Dealer/ Furniture Restorer/ Care- taker for SIHS	Residence/ Antique Shop	<u>SI Advance</u> , 12/26/1936, in <u>Documents-Historic</u> <u>SI Advance</u> , 12/30/1955, in <u>Clippings & Ephemera</u> <u>NY Herald Tribune</u> , 9/15/1963 in <u>Documents-Historic</u>
c.1933? -c.1940?	Bertha Conner	Post Mistress	Post Office	c. 1940 Photo by L. McMillen in <u>Photos-Hist.</u>
c. 1940	"Tree Club of SI"		Headquarters	c. 1940 Photo by McMillen (see footnote 13 below)
before 1947			Roadside Refreshment Stand (in sep. building)	Photo, 3/24/1947 of refreshment stand to the north of Treasure House -- front view ¹⁵

1. It has been suggested by L. McMillen that Matthew Decker, a cooper, may have lived in and/or owned this house. He seems to be in this area in a 1704/5 Road Record. See "Possibility of Matthew Decker Living in the Structure," in Current Research Notes.

2. The Edsal Survey of 1723 gives the co-ordinates of the chimney of a tavern in Richmondtown. It has been thought that this might be the Treasure House (see also Chart 7B7:12 regarding William Paterson).

3. There were several men by the name of Stephen Wood living in Southfield at this time. Wood probably moved here when he bought the property in 1751 (see Chart 7B7:12, footnote 5). The 1754 Road Record in Stillwell refers to the house of Stephen Wood as does the 1774 Road Record (Liber of Deeds E:56). Since Stephen Wood, Sr. died by 1764, the 1774 Road Record may refer to his son. Stephen Wood, Jr. died c. 1782; both were cordwainers. The records are not clear, so it is difficult to determine who was living in the house from the time the Grassets sold the property to Cannon through the Revolutionary War.

4. No records have come to light which might document who lived in the house around this time. The Deckers may have lived here for a while. In 1780; Abraham Decker: living at Whitehall Stairs, New York, advertised "a house and lot of ground, in the Town of Richmond, Staten Island, to be let or

sold." This may or may not refer to the Treasure House:

5. It seems that neither William Douglass nor Andrew Inderwicke, the next two owners of the house, may have ever lived in it. In the mortgage (B:416), Douglass to Inderwicke, Douglass is listed as a baker in New York. In the deed (E:404), Inderwicke to Soutenburgh, Inderwicke is listed as a baker of New York. Both these owners may have leased the property during this time. William McMillen (p.c. 1988) has suggested that the bake oven at street level in the building may date from the late eighteenth century, and relate to the Douglass-Inderwicke ownership or tenancy.

6. Stoutenburgh is called an innkeeper in the deed of this land to him by Inderwicke. Is it possible that he had been running a tavern in the house before he bought the property? Or was his inn located elsewhere?

7. Auten died in 1853. It is not known if his daughters continued to live in the house until it was sold to Highland in 1857. Auten's executors had advertised the property for sale in the Staten Islander from December 1, 1856 to May 1, 1857 (see transcript of advertisement on April 4, 1857, p. 4, col. 6, in Documents-Historic). In the advertisement the house was described as "commodious, well situated, having a Well of good water at the door, and is well calculated for a summer residence. The lot contains half an acre of ground, has on it a good garden, fruit trees, grape vines, a small barn, &c. &c."

8. Highland bought this house in 1857, but he did not move in until 1859 or 1860. In the mortgage, made March 17, 1858, he is listed as a resident of Northfield. His name does not appear on an 1859 Southfield List of Voters ("Poll Lists, 1815-1859, Southfield," in Box 337, Uncat. Material), but it is on an 1860 Jurors List (same folder). Between 1861 and 1862 (Southfield Tax Assessments), he built the house immediately to the north of the Treasure House, seen on the 1874 Beers Atlas, ("The Hennessy House") and moved there by the time of the 1865 Census.

9. J. Homan does not appear in any telephone directories of Staten Island from 1927-1934.

10. Loring McMillen has said that the Corners agreed to take care of Homan in his old age and allowed him to live in the house after they bought it in 1928 (L. McMillen, Oral Account to S. Barto, March 16, 1983, in Stephens Black House & Store, Bldg. Use, Block 4441). Homan sold the house to the Corners for "1 and more dollars with love and affection" (Deed 715/553, March 16, 1931, in Documents-Historic). Mr. Corner had his real estate office in the house from as early as 1924 (1924 Oleck's Classified Phone Directory), so perhaps the Corners were taking care of him before 1931. Homan may have lived in the house until the time of his death. He may have died before 1933 as his name does not appear in the 1933-34 Polk's SI Directory. Homan probably lived in the center and north sections of the house. See also footnotes 11, 12, and 13.

11. Willet Corner was in the real estate and insurance business, with an office on Huguenot Avenue, from as early as 1914 (1914 Richmond Borough Business Directory). The first year that there is evidence for his office being in the Treasure House is 1924. It is not known precisely when he opened the office in Richmondtown. It was probably c. 1924. The Corners bought the Stephens-Black House and Store in 1926 (see Stephens-Black House and Store Historic Structure Fact Sheets). They lived in the Harriet Wheatley House (Block 4444, Southern Portion, the new parking field) from c. 1916 until they moved to the Stephens-Black House in 1926. Although Willet Corner died on July 14, 1932 (newsclippings on the Corners in Stephens-Black House and Store, Documents-Historic) the office is listed in telephone directories under "Real Estate" as late as 1936. Someone else, perhaps a family member, may have continued the business. Photographs cited in footnote 13 show that the office was in the south section of the Treasure House.

12. Shortly after Willet Corner's death, the Advance published an article entitled "Postmaster's Widow gets Husband's Job." This, and Corner's obituary, note Willet and Bertha as Post Master and Post Mistress but do not specify where the post office was located or how long they held these

positions. There is no post box or sign on the Treasure House in the May 1, 1926 photograph by Sperr (Sperr Neg. R91). In a c. 1928 photograph of four people in front of the house there is a small post box sitting on top of a tool box in front of the southern section of the house. The ground floor bay window in that section has lettering on it to show that this is the Richmond Post Office. Burton Woodruff recounted to S. Barto (Oral Accounts, October 29, 1982 and May 19, 1983 in Reports on Bldg. & Occupants) that he used to go to the Treasure House to get the mail in 1926 or 1927 (his earliest memory of the post office). With this information it seems that the post office was in this building c. 1926. Conner, who was listed as a Post Master of New Dorp in the 1912 Richmond Borough Directory, opened his real estate office in the Treasure House c. 1924. A c. 1940 photograph by L. McMillen shows a large post box in front of the north section of the house, but the lettering on the bay window is gone (see below). Both B. Woodruff and W. McMillen (Pers. Comm. to S. Barto, December, 1982) believe that the post office was removed from the Treasure House to the Stephens House (where Mrs. Conner, the Post Mistress, lived) some time between 1933 and 1940. In 1941-1942, the post office was transferred to the Bennett House with the Hollenders as post masters. The Legislative Manual for the State of New York for 1932 and other years do not show who held the contracts for the village post offices.

13. The May 1, 1926 photograph shows that this building and the property were used for many purposes. There is a gasoline pump in front of the center section of the house. The tank for the gas storage is still in the ground (W. McMillen, Pers. Comm. to S. Barto, April 1983). This pump also appears in a 1924 photograph by Davis. A sign, "Hardware," leans against the southeast corner of the building in the 1926 photograph. In the bay window of the southern section are some small objects. Was Conner running a hardware store of this part of the house before he set up the post office?

The gas pump and the "Hardware" sign are not in the c. 1928 photograph of the house, and neither are listed in the 1924 Oleck's Directory (see also note 11). This photograph does show a sign reading "W.L. Woelfle Painting and Paper Hanging" in the window above the door of the southern section. No W.L. Woelfle is listed in the SI Phone Directories of the late 1920s and early 1930s. Lena Woelfle, widow of Wm. Woelfle, is listed in West New Brighton in the 1933-1934 Polk's Directory.

The May 1, 1926 and the c. 1928 photographs both have signs on the main floor of the southern section of the house for Conner's real estate and insurance office. These signs are gone in the c. 1940 photograph of the house by McMillen (this is evidence that the photograph dates after 1936--see footnote 11). In the bay window is a hand-lettered sign reading "Tree Club of Richmond." There is no other evidence available for the existence of this club. Jay Ritter probably lived in the house at this time.

John Homan may have helped the Conners with some of these enterprises, but this has not been documented. Homan might be one of the four people in the front of the house in the c. 1928 photograph (Homan on the far left? Willet Conner second from left? Bertha Conner second from right?).

14. Jay Ritter may have moved to the house at least as early as 1936 (when the Conner family still owned it). Jean Woodruff states that at some point his antique shop may have been in the ground floor of the north section of the house (Oral Account to S. Barto, January 1983, in Reports on Bldg. & Occupants). Majorie Kerr describes his operations as rather small (Pers. Comm. to S. Barto, May 18, 1983). His name does not appear in any SI telephone directories and Kerr does not remember that he ever had a telephone. A man named Don Carew occasionally stayed with Ritter in the 1940s and 1950s (W. McMillen, Personal Communication to S. Barto, May 23, 1983). In a 1963 NY Herald Tribune article, Ritter is identified as a SIHS volunteer doing furniture restoration. B. Woodruff (Oral Account to S. Barto, May 19, 1983) and W. McMillen confirm this. It is not known exactly when Ritter moved from the house. He was a caretaker of the building for the SIHS from 1951 on. He probably had to move when restoration work began. McMillen, Kerr, and B. Woodruff all suggest that he moved c. 1965. He moved to a house near Hitchcock Street in Egbertville. W. McMillen says that after living in Egbertville he tried running an antique shop in Rossville. At some point he lived in the Basketmaker's House. He died when he was about 70, c. 1972.

15. In the photograph this refreshment stand (with a sign painted "Refreshments" on it) looks like it had not been used for a number of years. So far there is no further documentation for the stand and when it may have been used.

Prepared by: S. Barto
E. Gilbertson

CHART 7B7:15 CENSUS DATA

Block: 4444
 Lot: part of Lot 10
 Address: 37 Arthur Kill Road - Treasure House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1800	U.S. Census James Stoutenburgh		males	females		
	under 10 years of age		2	2		
	26 to under 45		1	1		
1810	U.S. Census Abraham Auten		males	females		
	under 10 years of age			2		
	10 to under 16		1			
	26 to under 45		1	1		
1820	U.S. Census Abraham Auten		males	females		
	under 10 years of age		3			
	10 to under 16			1		
	16 to under 18			1		
	18 to under 26		1			
	26 to under 45		1	1		
	One person engaged in commerce.					
1830	U.S. Census Abraham Auten		males	females		
	5 to under 10			1		
	10 to under 15		1			
	20 to under 30		1			
	40 to under 50			1		
	50 to under 60		1			
1835	New York Census Abraham Auten					
	Number of males	1	Unmarried females under 16		1	
	Number of females	3	Number of neat cattle		1	
	Voting males	1	Number of horses		1	
	Acres improved land	7	Number of hogs		2	
1840	U.S. Census Abraham Auten					
	1 male 60-70 yrs.		1 female under 5 yrs.			
			1 female 5-10 yrs.			
			2 females 30-40 yrs.			
	1 person in agriculture					

1850	Abram Auten	74				
	Mary A. Smith	48				
	Eliza L. Lord	45				
	John M. Smith	28			Coachtrimmer	
1855	(No Familiar Names)					
1860	Patrick Highland	36		Ireland	Stone Mason	Real:\$5000 Pers.:\$750
	Eliza	34		"		
	Ann J. "	12		NY		
	Rose H. "	10				
	Maria "	7				
	Clare "	4				
	Margaret C.	1				
1865	Thomas Robinson	45	head	England	Occ. Baker	
	Rachael "	40	wife			
	Lucretia	10	adopted dau.			
1870	Garret Homan	52		NY	Baker	Real:\$4000
	Mary E.	44		"		
	John W.	23		"	Huckster	
	Phebe A.	20		"		
1875	Garret Homan	58		NJ	Baker	
	Mary Elisa	49		NY/Rich.		
	John	27		"	Baker	
	Phebe Ann	25		"		
1880	Garret Homan	63		NJ	Baker	
	Mary	54	wife	NY	Keeps House	
	John W.	33	son	"	Baker	
	Closs Holtermann	32	boarder	Bremen, Germany	Baker	
1900	Mary Homan	74	head	NY	No occupation	
	John W. Homan	50	son	"	Janitor	

Prepared by: S. Barto

CHART 7B7:16 CHAIN OF TITLE

Block: 4444
 Lot: part of Lot 10
 Address: The Hennessy House

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGOR	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
This lot history is the same as for the Treasure House up to Highland to Corson (M)28/436 1858, Chart 7B7:12 followed by:						
3/17/1858	M	(M) 28/436	Patrick & Eliza Highland	Hiram Corson (Richmond Co. Treasurer)	Less than 1 acre	\$500
4/22/1872	L of A	File 1235	Patrick Highland	Estate of Patrick Highland		
12/9/1871	W	95/388	Estate of Patrick Highland (Referee John H. Van Clief)	Arn Hennessy	Less than 1 acre	\$600
4/2/1881	W	File 1547	Arn Hennessy	Thomas Hennessy	Less than 1 acre	
10/1/1881	W	File 1576	Thomas Hennessy	Julia Arn Hennessy	Less than 1 acre	
3/26/1884	D	151/589	Julia A. Hennessy	Mary Homan	Less than 1 acre	\$200
3/6/1931	D	715/553	John Homan	Willett & Bertha Conner	same as 75/372 and 120/171	\$1

Lot history is same as Treasure House to the present

1. The property was bought at a County Auction, after the foreclosure of the mortgage held by Richmond County Treasurer Abraham Winant. It was sold before Highland's estate was formally settled. There are two dates of death for Patrick Highland noted in his Letters of Administration, 1869 and 1870. The precise date has not yet been established or confirmed.

Prepared by S. Barto

CHART 7B7:17 BUILDING USE

Block: 4444
 Lot: part of Lot 10
 Address: The Hennessy House (built 1861-62,
 destroyed by fire, 1899)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
c. 1862- c. 1869	Patrick Highland Eliza Highland (c. 1826-d. by 1865) Alice Highland (second wife)	Stone Mason	Residence	See footnote 8, Chart 7B7:13 1861 So. field Tax Assessment 1862 Assessment 1865 Census 1869 Assessment 1873 Assessment 1878 Sanborn Atlas ¹
c. 1869- c. 1871	Ann Hennessy? (c. 1810-1881) Ann Hennessy	No Occupation Dressmaker	Residence	1870 Census ²
c. 1871-1880	Ann Hennessy		Residence	Deed 95/388, 12/18/1871
c. 1875	w/ Edward McCaffrey	Wheelwright	Residence Shop?	1875 Census ³
c. 1880	w/ George W. Schurenan? w/ Edward McCaffrey?	Harness Maker Wheelwright	Residence Shop?	1880 Census Will File 1547 Rec.
1881-1884	Hennessy Family?			Deed 151/589 1884 ⁴
1884-1889	Unknown		Residence?	<u>Staten Islander</u> ⁵ , 1/11/1899

1. This building was constructed between 1861 and 1862 according to the assessments of those years and occupied by Patrick Highland who had previously lived in the Treasure House, which he also owned. This frame structure may have been built originally as a two-family attached house (having two separate dwelling units) as indicated on the 1878 Sanborn Atlas. The building is not assessed as such until the 1873 tax assessment under Hennessy's ownership when it is listed as two houses. The assessment lists the house as two structures for only one year and then reverts to listing it as a single unit. (The Frost House is similarly listed in 1873 as two "houses" (a two-family attached house) and appears as such on the 1878 Sanborn. The two wings of the Frost House are believed to date from c. 1760 and c. 1800.) It is not evident from the 1865 Census if Highland had a tenant in the building. Highland is still listed as owner and resident in the 1869 assessment which may have been the year of his death. His Letters of Administration (filed in 1872) give 1869 and 1870 as possible years of death. Neither he nor his widow and family can be located on the 1870 Staten Island Census.

2. If the Highlands had moved from the house at the time of (or before) Patrick's death, as the 1870 Census indicates, Ann Hennessy is listed in a position in the census in Richmondtown suggesting she was living in the house. In other words, she may have rented the house prior to her purchase of it in December 1871. The two young Hennessy women in the house were probably Ann's daughters. Ann Hennessy, the mother, was married to James Hennessy, who died c. 1864.

3. The 1875 Census suggests that two families were occupying the house: Edward McCaffrey and family are listed as living in the same dwelling with Hennessy (in one of the building's two sections). It cannot be determined who lived in which section of the house. Although the census does not list the building consistently with the 1873 assessment (i.e., the census lists the building as one house with two families while the assessment lists it as two houses), it is almost certain that the two families were living in the respective sections of the house. The census is consistent with the evidence of the 1878 Sanborn Atlas. George Schureman may have lived in one of the parts as seen in the 1880 Census. He is a single man, household of one, listed in dwelling 74, after Hennessy in dwelling 73 (presumably in the house) which follows Homan in house #72 (the Treasure House). Marsh follows Schureman in #75, the Second County Court House. Schureman's position and the numbering of the buildings suggest that the building was then being considered as two dwellings. Schureman's position must also be considered in relation to the close proximity of Ed McCaffrey, the 1875 tenant of the Hennessy House, who is listed in dwelling 71 in the 1880 Census. (Dwelling 71 could be the other section of the Hennessy House or could be the Frost House listed after #70 -- Rosenberg in the Voorlezer's House.) There is no direct evidence to suggest that McCaffrey or Schureman practiced their crafts in the house. Ann Hennessy's date of death is given in her probated will as December 31, 1880; it is presumed she lived in the house until then.

4. A member of the Hennessy family may have continued to occupy the house until its sale by Julia Ann, Ann's daughter-in-law and wife of her son Thomas, in 1884. There is no evidence of who lived in the house in this period.

5. After 1884 no evidence of tenants of this building has been found. It was probably rented by the Homans for a period. The building (owned by "Mary E. Hohmann") was unoccupied when destroyed by fire in January 1899. Sometime in the early 1890s, as a photograph of the house shows (in Geographic Photo Files), advertising placards were placed on the sides of the building including one for W.W. Hooper, who operated the blacksmith shop across from St. Andrew's Church on Richmond Hill Road.

Prepared by: S. Barto

CHART 7B7:18 CENSUS DATA

Block: 4444
 Lot: part of Lot 10
 Address: Hennessy House

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
1865	Patrick Highland	49		Ireland	Mason	
	Anne "	11	child			
	Rosetta "	17	"			
	Maria "	13	"			
	Clara "	11	"			
	Margaret "	8	"			
	Lucy "	4	"			
1870	Ann Hennessy	25		NY	Dressmaker	
	Ellen "	21		"	"	
	Ann "	60		Ireland		
1875	Ann Hennessy	70		Ireland		
	Ed McCaffrey	36		"	Wheelwright	
	Elisa "	24		"		
	John Robert "	4		"		
	Mary Jane "	24/12		Richmond		
	Ed James "	2/12		"		
1880	Ann Hennessy	70		Ireland	Keeps House	
	George Schureman	45		NY	Harnessmaker	

Prepared by: S. Barto

CHAPTER 7B8: ONE-ACRE LOT

Written by: Sherene Baugher

Research by: Sherene Baugher
Stephen Barto

Chapter 7B8: The One-Acre Lot

The one-acre lot was located in the heart of the colonial village encompassing what is now the bed of Center Street (see Figure 7B8:1). It was bounded on the north by Block 4443 and part of Arthur Kill Road; on the east by Block 4442; on the south by Block 4463 and by Arthur Kill Road; and on the west by Block 4444¹. The one-acre lot was contained within the northern quarter of the 320 acre patent granted to Robert Rider in 1680. The 80 acre parcel remained undivided until the mid-1690s when segments of the property were sold (see Chapters 7B1, Block 4463 and 7B7, Block 4444). The one-acre lot was created in 1699, when Hans Dye sold the parcel to Thomas Coone (Liber of Deeds B:388). Two years later Coone sold the one-acre plot to Louis DuBois. The rest of the one-acre parcel remained intact (although it passed through several owners) until 1836 when Center Street was laid out. This section will discuss the property contained within the bed of Center Street. The land contained within the boundaries of Blocks 4442, 4443, and 4444 is discussed in the chapters for those respective blocks.

There is evidence of seventeenth century structures on the one-acre lot. In the eighteenth century, there is an approximately forty-year gap in the record of ownership for the property--between the 1718 sale from Dubois to Tillyer and the evidence of Richard Cole's possession in the 1761 mortgage and in the New York Gazette of January 1755.

¹The extent to which the lot impinged upon Block 4444 depends on the siting of the "flat rock" (the surveying point at the juncture of the three patent lines). There are several possible locations: 1) underneath Arthur Kill Road; 2) near the southeast corner of the Boehm House; or 3) to the rear of the Boehm House.

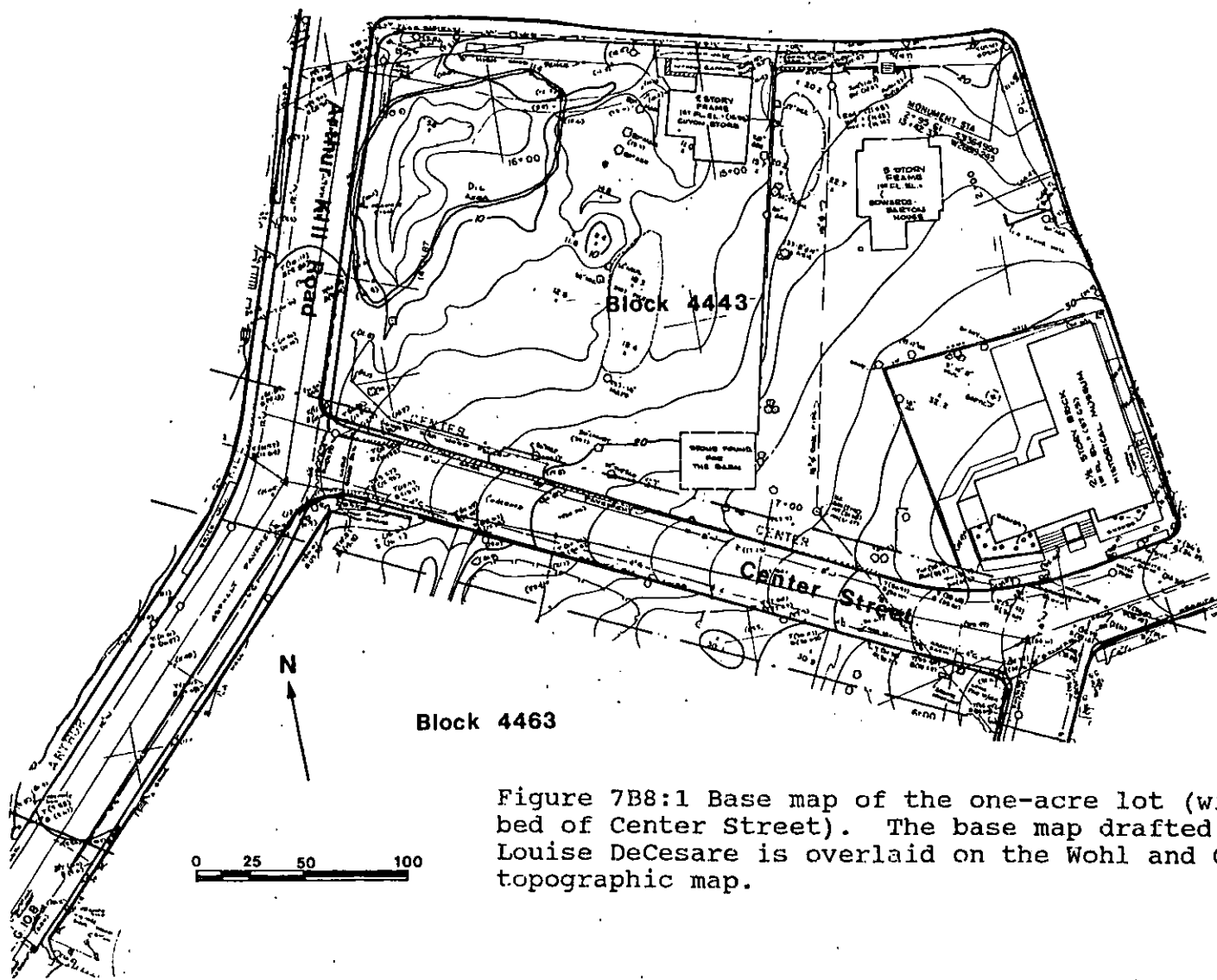


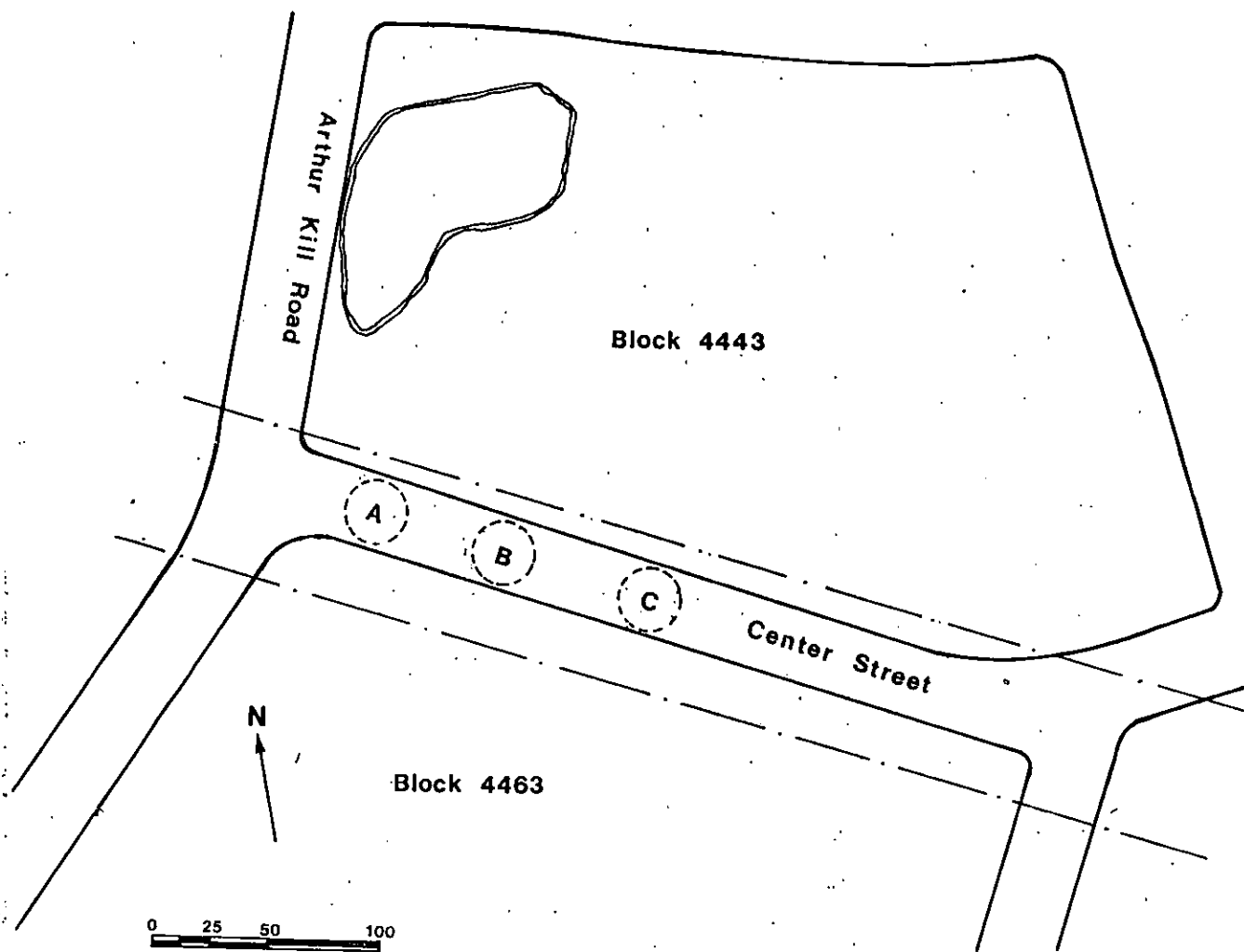
Figure 7B8:1 Base map of the one-acre lot (within bed of Center Street). The base map drafted by Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

There is a possibility that the c.1696 Dubois/Fitchett Blacksmith Shop may have been sited on the western end of the parcel where it intrudes on to Block 4444 (see: Chapter 7B7, Block 4444, Lot 24). The earliest document suggesting the possibility of an eighteenth century structure on the lot is the County Road Record of March 1705 which includes a description "beginning by the house of Luis deBoys (in Cuckold's Town) along the lane." The lane is believed to have run through or along the border of the one-acre lot, starting at today's Arthur Kill Road. If the lane ran through the one-acre lot, then the building would have been on Block 4444. This road record is ambiguous, however, and may refer to a structure--perhaps the Voorlezer's House or the Dubois/Fitchett Blacksmith Shop--on the west side of Arthur Kill Road on Block 4444. This is the only reference to a house that has been found. If the house was on Arthur Kill Road it would have been destroyed or moved when the road was laid out in 1709. In separating possibility from probability, the probability is that the house/shop was located on Block 4444.

The March 1718 deed of sale between John Dubois, Jr. and Phillip Tillyer (Liber of Deeds D:550, recorded May 9, 1765) is the first property record to include distinct references to buildings--"all manner of houses, barns, etc."--on the lot; the 50 pound sale price is also suggestive of structures on the site. Again, this may refer to buildings on Block 4444. It is possible that the lot was improved and occupied by blacksmiths Louis Dubois, Sr. or Jr., c. 1701-1718, or the succeeding owner, Phillip Tillyer, son of William Tillyer, who held title to much of the nearby Hubbard Patent, but more specific documentation relating to this period is lacking.

FIGURE 7B8: 2ALegend Identifying All Structures on Figure 7B8: 3 and 4

- A. Tavern, c. 1765-c.1820s
- B. House, c. 1765
- C. Stable, c.1765-c.1820s



Key




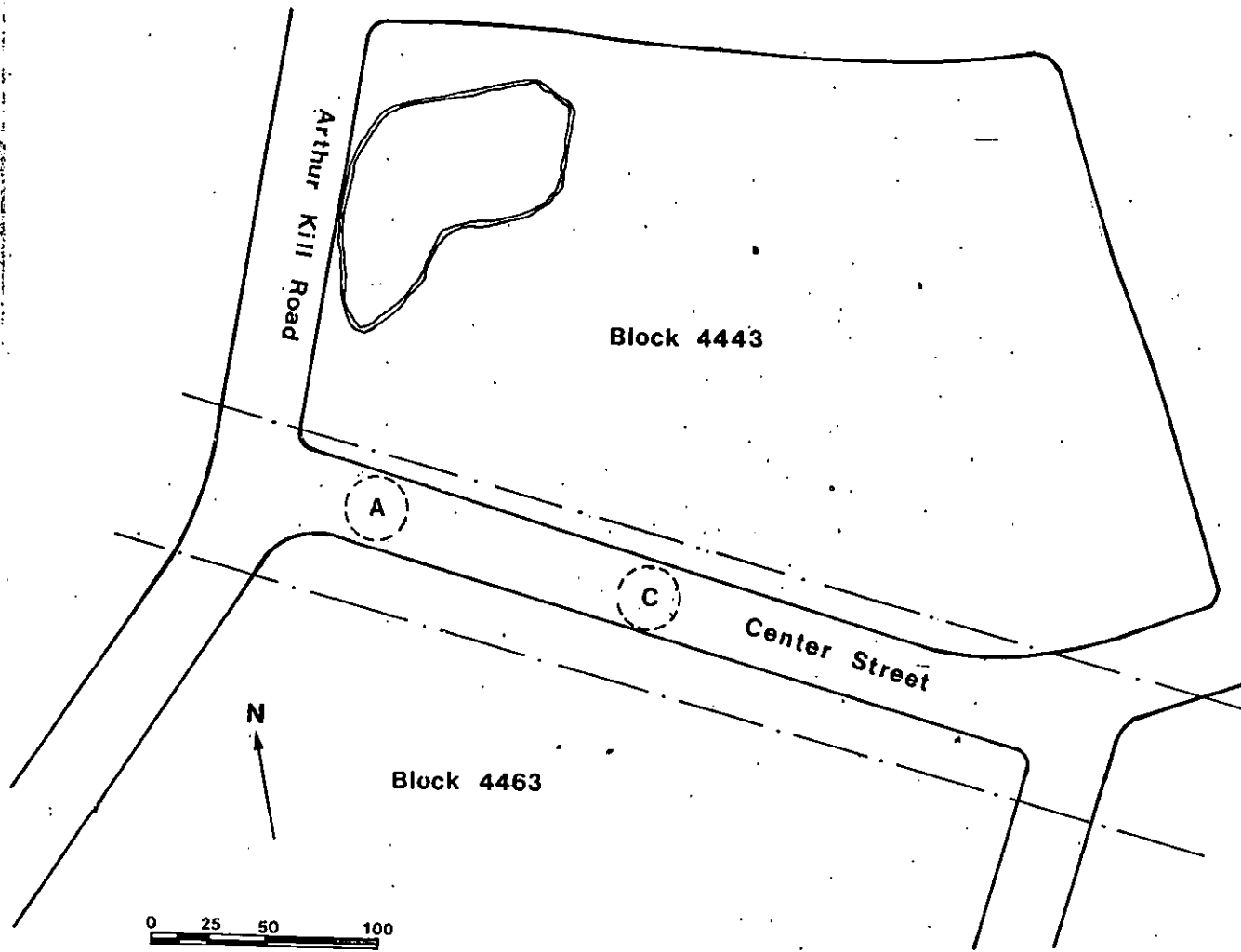
-  extant structures
-  former structures
-  approximate location of former structures

Figure 7B8:2 Composite map depicting the structures on the one-acre lot in the eighteenth century. Map drafted by Victor Buchli.

The first clearly documented building on the Center Street section was a tavern built by Richard Cole by 1755 (H. McMillen 1963a: 12). Six years later, Cole mortgaged his tavern and one-acre lot to Barnt Slaughter (Liber of Mortgages A: 41). Four years later in the New York Gazette (February 7, 1765), Cole, "Tavern-keeper at Richmondtown", advertised his property for sale at public auction which included "two very good houses on it, almost new, one two-story high with two rooms each: like-wisè a large new stable..." (see Figure 7B8:3). Cole was not successful in selling the property and he mortgaged it in 1767 to William and Sarah Crips (Liber of Mortgages A: 156). The following year, he mortgaged the same property to Dr. Thomas Frost (Liber of Mortgages B: 3). In a 1769 deed for adjacent property Dr. Frost is noted as the owner of the one-acre lot. Frost owned and probably managed the inn for twelve years and sold the one-acre lot to Moses Doty in 1781 (Liber of Deeds E: 457).

Harlow McMillen (1963a:13) notes that Frost, who was a Tory, may have sold his property to be ready to leave Richmondtown because of his pro-British position. In 1783, a large number of Loyalists left New York with the evacuation of the British; many Loyalists lost property and possessions with the end of the war. H. McMillen (1963a:13) writes that Frost rented the inn from Moses Doty and stayed on as innkeeper until 1785 or 1786.

Loring McMillen (1978b:3) notes that the Cole/Frost inn was the "only tavern in Richmondtown during, preceding, and following the Revolution," and therefore, if there was a tavern known as the Cuckoldstown Inn, it would have to be the inn on the one-acre lot.



Key




-  extant structures
-  former structures
-  approximate location of former structures

Figure 7B8:3 Composite map depicting the structures on the one-acre lot in the nineteenth century. Map drafted by Victor Buchli.

However the only references to the Cuckoldstown Inn are from the accounts of I.K. Morris (1893 and 1898) in which he locates the inn on the west corner of Court Place and Richmond Road (Block 4443, Lot 8). According to Morris (1893 and 1898), Major Andre wrote his will in the Cuckoldstown Inn; in addition, British soldiers were quartered in this inn. It is important to note that articles and books by Morris, a nineteenth-century writer, contain inaccurate and incomplete information. No known Revolutionary era account identifies the site of Major Andre's quarters in Richmondtown or provides any corroborating data for the Morris story. No well known nineteenth or early twentieth century Staten Island historian, e.g., Bayles (1887), Clute (1877), or Leng and Davis (1923), refers to an inn known as the Cuckoldstown. In summary, Thomas Frost owned and operated an inn on the one-acre lot from 1769 to 1781 and Moses Doty owned the inn from 1781 to 1798. No name has been found for this inn in period sources.

Catherine Burrows, a widow, may have managed the inn in 1786 and 1787, since she provided the County with the "court room" and meeting space for the Board of Supervisors (H. McMillen 1963a), but no documentation has been found that Mrs. Burrows rented the property from Doty or was otherwise connected with the inn on the one-acre lot (H. McMillen 1963a:13). H. McMillen (1963a) also suggests that the County Court meetings held in the home of Lawrence Hillyer may refer to this inn on the one-acre lot. Again, no evidence has been located that corroborates the assertion that Hillyer rented this property or that he had any direct association with the inn. In fact, in 1789 Hillyer owned the adjoining property on Block 4444 and probably also property on Block 4443 (the northern boundary of the one-acre lot), and the

County Supervisors records may refer to a building on one of these blocks (see Chapters 7B3 and 7B7).²

A 1793 mortgage notes that the one-acre lot was "in the tenure of Daniel Turner, innkeeper" (H. McMillen 1963a: 13). Five years later, in the deed of sale of the one-acre lot from the heirs of Moses Doty to Isaac Swaim, Adrian Bancker is cited as occupying the property (Liber of Deeds E: 458). It is not known when Bancker first leased the property from the Doty family. Isaac Swaim became the owner and operator of the inn and was licensed to sell liquor from 1799 to 1803; he died in 1803 (Letters of Administration, File # 30). Swaim's widow, Catherine Egbert Swaim, then took over her husband's business; she was licensed to sell liquor in 1804 (H. McMillen 1963a:14). The following year, the Widow Swaim hired John DuBois to operate her inn, and in 1806 she married her innkeeper (H. McMillen 1963:14). That same year, her new husband bought the parcel from the heirs of Isaac Swaim (Liber of Deeds I: 149). In 1815, DuBois tried, unsuccessfully, to sell the one-acre lot. A newspaper advertisement (New York Gazette and General Advertiser, February 11, 1815) announced the sale, describing the property as containing a stable, a large garden, and a "Commodius [sic] Public House" (see Figure 7B8:4). The advertisement does not mention the second house cited in Richard Cole's 1765 notice. The parcel was not sold and DuBois continued to own this property until his death in

²I.K. Morris relates that John Hilliard (Hillyer) was proprietor of the Cuckoldstown Inn (and was friendly with the British). Morris may have been making some linkage with this Hillyer when in the Memorial History he took the reference to the "House of Lawrence Hillyer" being used as Court House from the Board of Supervisor's records to refer to this same building, the Cucklestown Inn (Block 4443). The Hillyer house may have been one of the following buildings: 1) the Frost House or 2) a building on the southern half of Lot 15, Block 4443.

1821 (Will, File 247). In 1826, the Widow DuBois (then living in Manhattan) mortgaged the one-acre lot to the New Loan Officers of Richmond County (Liber of Mortgages O: 382). Widow DuBois sold the property to Henry Seaman in 1836 (Liber of Deeds Z: 202) and one year later, Center Street was laid out on the one-acre lot; all remaining structures, if any, would have been demolished.

In summary, the only buildings documented between Arthur Kill Road and Tysen Court are two eighteenth century houses (built by 1765) and a stable. By 1815, only one house and a stable remained on the parcel. It is important to add that in 1765 the one-acre lot contained orchards and in 1815 it held a garden.

CHART 7B8:1 CHAIN OF TITLE

Block: Bed of Center Street between Arthur Kill
Road and Block 4442
Lot: (between Arthur Kill Road and the Court
House)

DATE	DEED/ MORTGAGE	LIBER/ PAGE	GRANTOR/ MORTGAGER	GRANTEE/ MORTGAGEE	PARCEL DESCRIPTION	PRICE
12/30/1680	D	Patent #5/28	Sir Edmund Andros	Robert Rider	320 Acres 37 meadow	
7/18/1681	L of A	NYHS-- vol. 1: 109	Robert Rider	Cornelius Hendrichsen Abraham Corbett James Matthews	"	
9/6/1686	D	B/33	Abraham Corbett Excrs. of James Matthews & Cornelius Steerwirt	Anthony Fountain	"	
6/29/1696	D ¹	B/260	Vincent Fountain (heir of Anthony Fountain)	James Hance Dye	160 acres ² 44 pounds 18.5 acres salt meadow, the northern half of the 360 acre parcel	
7/5/1696	M	B/250	James Hance Dye	Vincent Fountain	"	32.10 pounds
7/7/1696	D	B/262	James Hance Dye & Mary Dye	James Fitchett	80 acres ³ (North)	competent sum
9/20/1697	M	B/259	James Fitchett	Hance Lawrence Dye	80 acres 9.5 acres salt meadow	25.13 ⁴ pounds
1/13/1698	D	B/319	James Fitchett & Sara Fitchett	Thomas Coone	" 5	50 pounds
2/29/1699	D	B/388	Dye/Die	Thomas Coone	1 acre Center St.	
3/6/1701	D	B/390	Thomas Coone	Louis DuBois, Sr.	"	
3/19/1718	D	D/550	Louis DuBois, Jr.	Phillip Tillyer	"	
			gap			
c. 1754	D ⁶	?	?	Richard & Esther Cole	"	
3/2/1761	M	A 41	Richard Cole	Barnt Slaght	"	100 pounds

5/1/1767	M	A 156	Richard Cole	William & Sarah Crips	"	110 pounds
10/18/1768	M	B 3	Richard Cole	Thomas & Thomasina Frost	"	225 pounds
c. 1768	D ⁷	?	Richard Cole	Thomas Frost	"	
4/24/1781	D	E/457	Thomas Frost	Moses Doty	"	500 pounds
4/30/1798	D	E/458	Israel & Ann Disosway James & Mary Morgan Rachael Doty (Heirs of Moses Doty)	Issac Swaim	"	300 pounds
9/28/1803	L of A	File #70	Issac Swaim	Estate of Issac Swaim	"	
8/19/1806	D	I/149	Martirus & Helena Swaim (Estate of Issac Swaim)	John DuBois ⁸	"	\$1025
11/8/1821	W	File 247	John DuBois	Catherine DuBois (widow)	"	
9/19/1826	M	O/382	Catherine DuBois	Loan Officers of Richmond County	"	\$252.67
5/2/1836	D	Z/202	Catherine DuBois	Henry I. Seaman	"	\$1150
by 4/9/1837	?		Henry I. Seaman	Board of Supervisors	Less than $\frac{1}{9}$ acre Center St.	

1. Part of this chain of title was found in Edward C. Delavan, Jr.(1916:137). This has been added to and corrected where necessary. It is noted in the deed from Vincent Fountain to Dye that Vincent was the heir and executor of his father, Anthony Fountain, "lately deceased." No will or letters of administration have been found.

2. The northern half of the Rider Patent.

3. The north-east quarter of the Rider Patent. The boundary description begins "at a flat rock below the forelezer's house."

4. Satisfied January 14, 1699 (Liber of Mortgages B:260).

5. Boundary description the same as in Liber of Deeds B:262.

6. See Harlow McMillen (1963a); January 13, 1755 newspaper advertisement for Simon Van Pelt estate sale "at the house of Richard Cole, at Richmondtown," NY Gazette/Weekly Post Boy (in WPA, SI Newspaper Items III:44).

7. See Harlow McMillen (1963a).

8. See Harlow McMillen (1963a).

9. In an unrecorded transaction that occurred between May 1836 (Liber of Deeds Z:202), and April 19, 1837 (Liber of Deeds 3:188), Seaman sold or donated a portion of the "one-acre lot" for the construction of Center Street between Arthur Kill Road and the Third County Court House. This is retrospectively reflected in "Commissioners on laying out the streets in Richmond Village" (filed July 1842, Southfield Town, in Richmond County Public Records Collection, Staten Island Historical Society Library/Archives). The remainder of the "one-acre lot" went to Richmond County for the Third County Court House lot.

Prepared by: S. Barto

CHART 7B8:2 BUILDING USE

Block: Center Street
 Lot: (between Arthur Kill Rd. & the Court House)
 Address: Tavern & Residence(s)

DATE	NAME	OCCUPATION	POSSIBLE USE	SOURCE/ REFERENCE
c.1705-1717	Louis DuBois?	Blacksmith ¹	Residence	Barto and Horne 1986
1717- ?	Phillip Tillyer? ²	Weaver	Residence?	
c.1754- c.1768	Richard Cole	Innkeeper	Residence/ Tavern	H. McMillen 1963a L. McMillen, 1978b
c.1768-1781	Dr. Thomas Frost	Physician Storekeeper Tavernkeeper	Residence	H. McMillen (1963a and 1963b) Chart 7B7:8
c.1781- c.1786	Dr. Thomas Frost?	"	Residence Court House/ Meeting House?	
c.1786- c.1790	Unknown Catherine Burrows?		? Court House/ ³ Meeting House?	
c.1790- c.1797	Daniel Turner	Innkeeper	Residence/Tavern Court House/ ⁴ Meeting House	
c.1797-1798	Adrian Bancker	Innkeeper	Residence/Tavern Meeting House	
1798-1803	Issac Swaim	"	"	
1804-1805	Catherine Swaim (widow of Issac)	"	"	
1805-c.1815	John DuBois Catherine Swaim Dubois	"	Residence/Tavern	
c.1815- c.1819	Nathaniel Parker	Innkeeper	Residence/Tavern	
c.1819-1821	John DuBois Catherine Swaim	Innkeeper	Residence/Tavern	
1821-c.1822	Catherine Swaim		Residence/Tavern	
c.1822- c.1830-1834	Nathaniel Parker?	Innkeeper?	Residence/Tavern?	

1835-c.1837 Unknown

1. It is remotely possible that two or three principal structures (with additional outbuildings) existed on this property prior to c. 1765. Only one major building probably remained in 1815, to be demolished in 1837, along with any other smaller structure on the property. The exact location of these principal structures (and their use) cannot be determined.

2. The March 1718 deed of sale between John DuBois, Jr. and Phillip Tillyer (Liber of Deeds D:550, recorded in 1765) is the first property record to include distinct references to buildings--"all manner of houses, barns, etc."--on the lot; the 50 pound sale price is also suggestive of structures on the site. Again, this may refer to buildings on Block 4444. It is possible that the lot was improved and occupied by blacksmiths Louis DuBois, Sr. or Jr., c. 1701-1718, or the succeeding owner, Phillip Tillyer, son of William Tillyer, who held title to much of the nearby Hubbard Patent, but more specific documentation relating to this period is lacking.

3. Harlow McMillen (1963a) suggests that the inn on the one-acre lot was probably the site of Court and Board of Supervisors' meetings held from 1784 to 1792 at the house and residence of Hillyer, Thomas and John Frost, and Catherine Burrows. There is no specific evidence to connect Hillyer with the one-acre lot either as owner or tenant. The reference to county meetings may pertain to either the Frost House site (Block 4444) or the First Jail site (Block 4443, Lot 15). The "house of Thomas Frost" could have been located on any of the three parcels, as well (see Chapters 7B3 and 7B7). According to H. McMillen (1963), Catherine Burrows may have obtained a lease to the tavern (from Doty) with Thomas Frost's support, since her late husband, Dr. Samuel Burrows, was an associate of Frost's. The widow Burrows is not associated with any other property in the village.

4. After 1794, Court was held in the new Second County Court House, but meetings of the Board of Supervisors (and probably other public meetings) continued to be held in private residences. Evidence in the Board of Supervisors Minutes indicates that these meetings may have occurred on this property during Turner's, Bancker's, and Swain's tenancies through 1801. After that there are no longer references to the Board of Supervisors meetings in private residences. The 1815 sale ad suggests they may have continued in the tavern. If the Board of Supervisors meetings were not taking place here and in other private residences, public auctions almost certainly were. This matter bears further study.

Prepared by: S. Barto

CHART 7B8:3 CENSUS DATA

Block: Bed of Center Street between Arthur Kill
Road and Tysen Court
Lot: Tavern on the one-acre lot

DATE	NAME	AGE	RELATION	BIRTHPLACE	OCCUPATION	VALUE
------	------	-----	----------	------------	------------	-------

1790	Daniel Turner					
		1	Free White Male, Head			
		3	Free White Males under 16 years			
		4	Free White Females, including Head			
		1	Other Free Persons			
		1	Slave			

(This Census may have been taken shortly before Turner took occupancy.)

1800	Isaac Swain					
	White Males					
		1	Under 10 years			
		1	26-44, including Head			
	White Females					
		1	26-44, including Head			
		1	Slave			

1810	John Dubois					
	White Males					
		2	Under 10 years			
		1	16-25, including Head			
		1	26-44, " "			
	White Females					
		1	26-44, including Head			
		1	Other free persons except Indians not taxed			
		1	Slave			

1820	John Dubois					
	White Males					
		2	0-9 years			
		2	10-15 years			
		1	26-44, including Head			
		1	45 and up, " "			
	White Females					
		1	45 and up, " "			
		1	No. of persons engaged in agriculture			

Slaves, Male
1 14-25
1 45 and up
Slaves, Female
1 14-25

1830 Nathaniel Parker
White Males
1 40-49 years
White Females
1 10-14 years
1 50-59 years
Free Colored Males
1 10-23

(Parker's position suggests but does not confirm occupancy on the "One-Acre Lot".)

Prepared by: S. Barto

CHAPTER EIGHT: MANAGEMENT CONSIDERATIONS AND ARCHAEOLOGICAL
RECOMMENDATIONS

Written by: Sherene Baugher
Edward J. Lenik

CHAPTER EIGHT

INTRODUCTION

This chapter summarizes the archaeological potential and sensitivity of the entire Richmondtown Restoration property, and illustrates the various zones of sensitivity throughout the study area. In addition, the sensitivity ratings assigned to the various sites are defined along with the level of investigation which is recommended to be followed prior to or during any construction activity at these sites.

Archaeological reports, which are the product of any level of investigation, will follow the Secretary of the Interior's Standards as defined in the Federal Register, Volume 4, Number 140 dated September 24, 1983.

SITE SENSITIVITY CRITERIA:

The sensitivity ratings presented in this report are based on a thorough analysis of all the data compiled in this study. The blocks and lots within the study area are subdivided into sections of high, medium, and low sensitivity with respect to the presence of archaeological resources. These sensitivity ratings are defined as follows:

1. HIGH SENSITIVITY: Undisturbed land containing known or documented historic structures, ruins, features, or prehistoric materials considered to be culturally significant. These sites require intensive archaeological investigations prior to any in-ground construction. These investigations may include data recovery excavations or intensive testing. If archaeological testing is inconclusive, then construction activity will be monitored.

Unknown prehistoric (Native American) sites of high sensitivity are areas characterized by several environmental and geomorphological conditions that favor prehistoric occupation, such as level land with well-drained soil, a readily available potable water source, a plentiful food supply as indicated by the presence of lakes, rivers, streams, swamps, wetlands and other prime hunting and gathering loci, and in some instances, the availability of lithic and other raw material resources.

Historic sites of high sensitivity are those sites which have the potential for yielding significant cultural information relating to Richmondtown's history and relating to specific archaeological research questions of a local, regional or national concern.

2. MEDIUM SENSITIVITY: Somewhat disturbed land containing known or documented historic structures, ruins, features, or prehistoric materials. These sites require archaeological monitoring during any in-ground construction.

Unknown prehistoric zones characterized as having medium sensitivity are areas that contain food and water resources but lack ideal landscape conditions, e.g., a gentle slope, or an area with less than optimum drainage.

Historic sites that meet the criteria of high sensitivity but are located in areas of some disturbance are considered to have medium potential for containing intact archaeological deposits. In addition, historic sites in undisturbed areas that have limited documented use or occupation, or late 19th century sites that have good documentation but

indicate frequent turn-over in use or occupation which may result in the mixing of archaeological deposits, are considered to have moderate archaeological potential.

3. **LOW SENSITIVITY:** Heavily disturbed sections, or those areas containing minimal conditions necessary for human occupation and little to no documentary evidence of historic occupation or use of the land. These areas require no further archaeological investigation, unless construction excavation extends below the previous level of disturbance.

This sensitivity rating also includes those areas that are considered unsuitable for human occupation because of physical conditions such as steep slopes, extremely stony conditions, or natural wetlands. Also, the archaeological integrity of such areas has been destroyed by such activities as quarrying, road building, excavation, construction, etc. These areas require no further archaeological investigation. However, if a contractor encounters any archaeological features, such as foundations, graves, or trash pits during construction work, such finds are to be reported immediately to a staff member of the Staten Island Historical Society.

ARCHAEOLOGICAL TESTING:

This level of archaeological investigation consists of excavation for the purpose of locating buried features and artifacts. The test units will be excavated in those areas judged to have high archaeological sensitivity. These archaeological tests can take the following form:

1. One foot by one foot shovel tests excavated to culturally sterile depths, or

2. Large size test units, e.g., 2' x 2', 3' x 3', or 5' x 5', in order to examine and assess the potential of any cultural features uncovered.

The artifacts recovered in testing will be washed, identified, catalogued, and analyzed by the LPC archaeology staff, and documented in an archaeological field testing report. The field report will indicate if any further investigation is required and the level of additional research. The next level of field investigation may result in mitigation (data recovery) excavation or in monitoring.

MITIGATION OR DATA RECOVERY EXCAVATIONS:

Data recovery excavations will be undertaken when land use or construction programs will adversely affect important archaeological resources and preservation in place is not possible. These excavations are intensive in nature and are designed to recover maximum data relevant to important research questions or museum requirements. The data recovery excavations will be conducted within an appropriate interdisciplinary framework and field strategies will be selected to ensure the collection of data needed to address the research questions. The cultural material recovered from such excavations will be cleaned, catalogued, identified, and analyzed. A complete and illustrated excavation report will be produced.

ARCHAEOLOGICAL MONITORING:

This level of archaeological investigation consists of the observation of below-ground construction activity for the purpose of locating, recording, and recovering data pertaining to prehistoric or historic features and artifacts. During the excavation phase of any development

activity, an archaeologist from LPC will be present at the site to observe the soils as they are being excavated and removed. The archaeologist will examine and record the soil profiles, or stratigraphy, in the area of excavation where appropriate. The archaeologist will search for evidence of cultural features such as foundations, privies, prehistoric post molds, pits, and hearths. The archaeologist will examine the soil as it is being removed for the presence of prehistoric or historic artifacts. If a prehistoric or historic feature is uncovered by the construction work, the archaeologist shall halt the construction activity, determine the potential significance of the find, and recommend the appropriate work. The archaeologist will provide the Department of Cultural Affairs with an estimate of time and cost necessary to complete such recovery. After receiving approval from D.C.A., the LPC archaeological staff will undertake appropriate data recovery. At the conclusion of such data recovery measures, the construction work and archaeological monitoring will resume until the completion of the project.

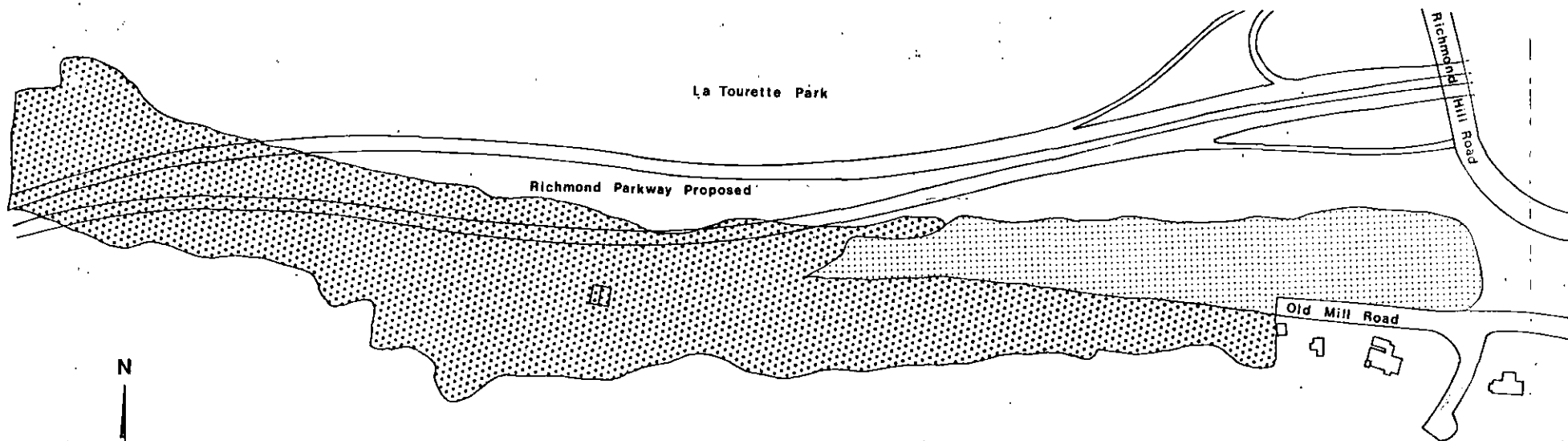
The artifacts recovered in monitoring work will be washed, identified, catalogued, and analyzed by the LPC archaeology staff. An archaeological monitoring report will be produced.

CHAPTER EIGHT A

The Archaeological Sensitivity and Significance of the Seventy-Five Acres Outside of the Core Area

Nine archaeological sites have been identified in this survey within the seventy-five acres that are outside the Richmondtown Restoration core area. The historic period components, namely the Bedell-Ketchum Mill Site, the Wood's et al. Mill Site, and the Whitlock concrete foundation are undisturbed, or minimally disturbed, and have the potential for yielding information that is important for our understanding of this area. In particular, the Bedell-Ketchum Mill Site contains extensive structural remains including building foundations, a wheel pit, raceway, millpond and dam. The Wood's et al. Mill Site also contains extant structural elements such as a building foundation, dock remains and dam. It is likely that the remains of outbuildings, historical features and other intact archaeological deposits are present below the surface of the ground at these mill sites.

These historical sites are significant because they are likely to contribute important data to the understanding of the Richmondtown Restoration area and the Staten Island - New York region in general. In summary, the combination of undisturbed archaeological deposits, extant structural ruins, and the documented presence of buried historic artifacts indicates that valuable data can be obtained from these sites. Therefore, we conclude that this area has HIGH sensitivity and recommend that any future development work at these sites be preceded



Key



high



moderate



Figure 8A1: Archaeologically sensitive areas of the outer 75 acres of Richmondtown Restoration. The sections of the outer acreage not shown on this map have a Low archaeological sensitivity. Archaeological map drafted by Victor Buchli.

by archaeological investigations.

The site of Public School No. 28 located on the east side of Richmond Road is judged to have MEDIUM archaeological potential. No structural ruins were found in this area. This site is somewhat disturbed, but may contain information pertaining to this educational institution.

Documentary research and field reconnaissance have identified three prehistoric sites within the study area. Two of these sites, known as Richmond Hill, are extensively disturbed and were excavated by Al Anderson and his associates in the 1960s. The third site, a possible camp in La Tourette Park along the crest of the hill which overlooks St. Andrew's Church, has been extensively disturbed by park and golf course construction activity. Thus we conclude that these sites have LOW potential for yielding additional evidence of prehistoric occupation.

Finally, field reconnaissance and analysis of the environmental and geomorphological conditions in the seventy-five acre study area suggests that several other locations may have been suitable for prehistoric occupation during all cultural periods. Prehistoric sites may still exist in undisturbed areas such as along the edge of the salt marsh of Richmond Creek, and on several elevated flat knolls or plateaus in the area. There are several flat elevated areas with well-drained soils, and southerly or southwesterly exposures. The higher flat elevations, in particular, would have been excellent campsites and would have enabled the Native American peoples to live above the level of intense infestation of salt marsh mosquitoes. Once again, the surrounding region would have provided ample aquatic, faunal, floral

and lithic resources. Several fresh water springs existed in the area, the most notable of which is currently known as the "Revolutionary Spring" and would have provided a good source of potable water. This fresh water spring was utilized by the British Army during their encampment on Old Fort Hill and is still flowing today.

In sum, the documentary research has identified several prehistoric sites within the study area. Furthermore, the field reconnaissance and analysis of the environmental and geomorphological conditions in the area confirms that several locations would have been suitable for prehistoric occupation. Some extensive landscape modifications have taken place in this area in the past; for example, sand and gravel quarrying, agricultural activities including mill operations on Richmond Creek, the construction of a fort during the Revolutionary War and landfilling. Nevertheless, in our opinion, this area has MEDIUM potential for containing evidence of Native American occupation. Prehistoric sites may still exist in undisturbed areas, particularly along the edge of the salt marsh and Richmond Creek. This general area was probably higher and drier at the time of glacial retreat but has become inundated since then as a result of rising sea levels.

The study of Native American occupation near marsh land habitats is critical to the understanding of the past lifeways of these people. Therefore, we recommend that any future development work in the area with medium archaeological potential be preceded by archaeological investigations.

CHAPTER 8B1: The Archaeological Sensitivity and Significance of
Block 4463

Block 4463 is bounded on the north by Center Street; on the east by Tysen Court; on the south by Clarke Avenue; and on the west by Arthur Kill Road. This block was located on the southern edge of the colonial village of Richmondtown. Most of this block has a MEDIUM potential for yielding significant archaeological material pertaining to the nineteenth century history of Richmondtown. One lot on this block has HIGH potential for yielding archaeological material and several areas have low archaeological potential (see Figure 8B1:1).

Lot 13

The northern half of this lot has a HIGH potential for containing 18th and early 19th century graves and burial goods. This was the site of the Dutch Reformed and Presbyterian Church and cemetery. A cemetery probably surrounded the church in the 18th century. The cemetery was actively used by the church throughout the 19th century but its precise boundaries or the total number of burials it contained cannot be determined from available documents. Some bodies were reinterred in the Moravian Cemetery on Staten Island; however, the exact number of bodies or the manner in which the disinterment took place is not known.

Burial grounds and cemeteries on state or city-owned lands are protected by the New York State Burial Law. The law requires that before any construction can take place in a cemetery/burial ground the bodies must be disinterred and reinterred elsewhere. Therefore, we recommend that before any in-ground construction takes place in the High sensitivity zone on Lot 13, field testing should be undertaken to

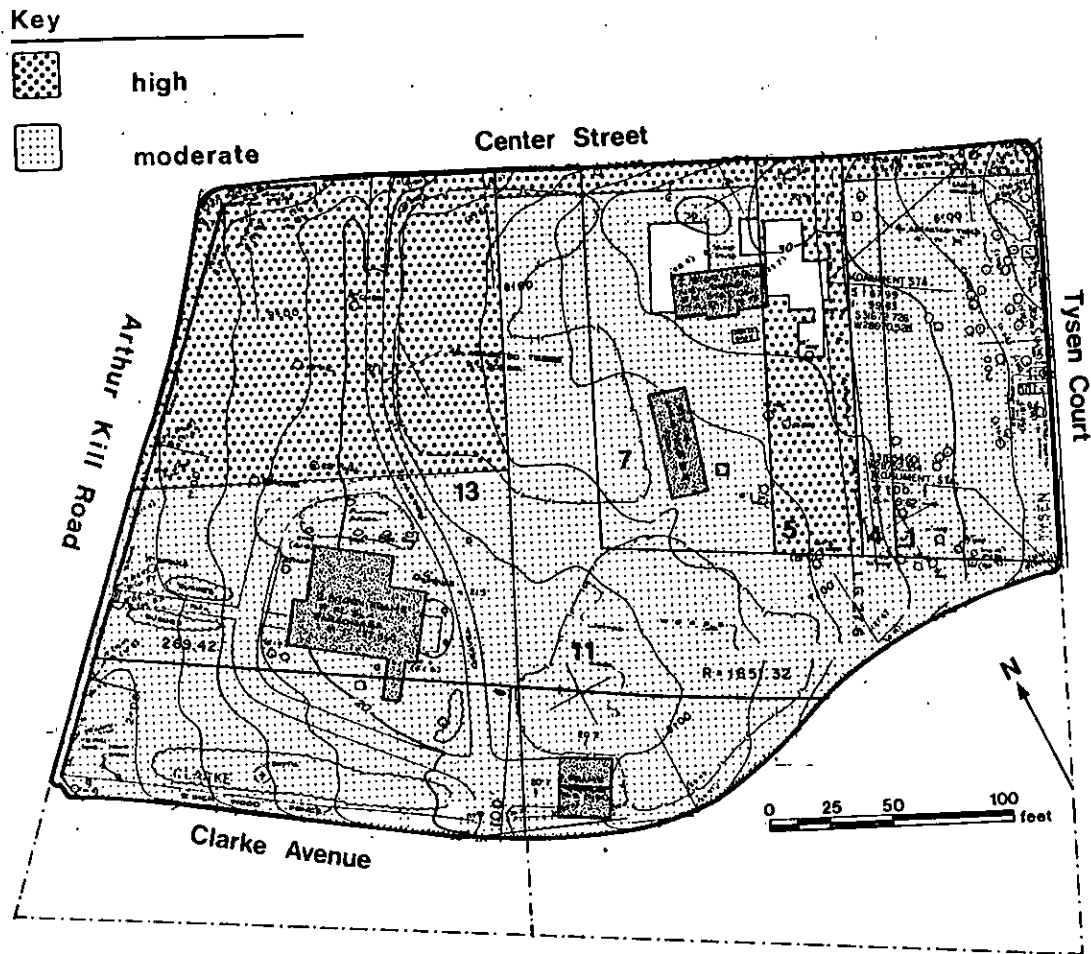


Figure 8B1:1 Archaeologically sensitive areas of Block 4463. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

locate any human burials.

The land surrounding the Parsonage, built c. 1855, has a MEDIUM archaeological potential for containing material associated with the use of the property by the ministers of the church as well as evidence of other buildings or features. However, each minister lived in the Parsonage less than ten years, so it would be unlikely that an archaeological deposit could be dated or attributed precisely to a specific minister.

There are several locations on Lot 13 that have LOW potential for containing significant archaeological deposits. These sites are: 1) the extant garage near the Parsonage, built c. 1912/13; 2) the site of the Flake House c.1912/13 - 1966 and 3) a garage in the bed of Clarke Avenue. These structures are known from 20th century photographs and lack historical significance. Furthermore, they would not provide information about the 17th - 19th century history of the village.

Lot 11

This lot has MEDIUM archaeological potential and was developed in the 20th century. In the colonial period this lot may have been used as farmland and may have contained farm outbuildings. Therefore, we recommend that archaeological monitoring be undertaken while in-ground construction is under way.

There is one location in the bed of Clarke Avenue that has LOW archaeological potential since it is the site of a 20th century building. This structure, a residence, was constructed in 1911 and was demolished in 1965. The construction and demolition of this building probably disturbed any archaeological deposits underneath the footprint

of this structure.

Lot 7

Most of Lot 7 has MEDIUM potential for containing archaeological material. The building on this site was used as a residence between 1873 and 1964. There are numerous gaps in the history of this site and it is not clear if this structure was, at various times, a rental building. There is no conclusive evidence of one family maintaining a long period of residency on this parcel. Therefore, it is unlikely that any stratified archaeological deposits could be associated with any particular family. The site of the privy on Lot 7 has High potential for containing archaeological material of high research value.

The site of the residential building has LOW potential for containing significant archaeological deposits because of the disturbance caused by the construction and 20th century demolition of this structure.

Lot 5

Most of Lot 5 has HIGH potential for containing archaeological material. The building on this site was used by the Putnam family as a residence and a shop between 1873 and 1890. In 1890, the residence was converted to an office and may have been used as an office until c. 1925. By 1935, it was again used as a dwelling until it was demolished in 1964. This site has HIGH archaeological potential for containing material associated with the Putnam family who lived on this parcel between 1873 and 1890. Because of the long residency of the Putnam family, there may be stratified archaeological deposits that could be associated with this family.

The site of the building on the north side of this lot has a LOW potential for containing significant archaeological deposits because of the disturbance caused by both the original construction and 20th century demolition of this structure.

In addition, the c. 1910 vault to the south of the building/residence has LOW potential for yielding archaeological material relating to the pre-20th century history of the village. The outline of the vault can still be seen in the ground.

Lot 1 and 4.

These parcels have MEDIUM potential for containing significant archaeological deposits. The site was developed in 1855, when the Court House Hotel was constructed. The hotel was demolished in 1942. The construction of the hotel and its additions probably disturbed any other archaeological deposits that may have existed underneath the footprint of the building. However, significant architectural information may be obtained from this site.

CHAPTER 8B2: The Archaeological Sensitivity and Significance of
Block 4442

Block 4442 is bounded on the north by Center Street; on the east by St. Patrick's Place; on the south by Clarke Avenue; and on the west by Tysen Court. This block was located on the eastern outskirts of the colonial village of Richmondtown. Most of this block has MEDIUM potential for yielding significant archaeological material pertaining to the nineteenth century history of Richmondtown. Two lots on this block have HIGH potential for yielding archaeological material and several areas have LOW archaeological potential (see Figure 8B2:1).

Lot 24

Most of Lot 24 has LOW potential for containing significant archaeological deposits. This block contained late 19th and early 20th century structures: 1) two outbuildings; 2) a barn; 3) a carriage shed; and 4) a garage. All the buildings were demolished by 1965. These structures were documented in 20th century photographs.

The area on Lot 24 adjacent to the Rezeau/Van Pelt cemetery on Lot 31 has HIGH archaeological potential. Material associated with the 18th century burial ground may have extended slightly beyond the 19th century fence line; therefore, it would be important to test within ten feet of the fence.

Lot 31

This lot has a HIGH potential for containing 18th and early 19th century burial remains, as it is the site of the Rezeau/Van Pelt family cemetery. Extant gravestones can still be seen in the cemetery. The first recorded burial was Wyntje Rezeau Johnson in 1788, followed in

the next year by that of her father, Jacob Rezeau. The cemetery was actively used by the family throughout the 19th century.

Burial grounds and cemeteries located on state or city-owned lands are protected by the New York State Burial Law. The law requires that before any construction can take place in a cemetery/burial ground the bodies must be disinterred and reinterred elsewhere.

Lot 11

This lot was the site of two Jail buildings, c. 1860 and c. 1903-05 (demolished 1959) and the Jailer's Cottage 1903/04 (demolished 1959), and is the location of the extant Court House. This lot has LOW archaeological potential in the vicinity of the former Jails and Jailer's Cottage, since the construction and demolition of these structures would have caused extensive disturbance to any other earlier archaeological deposits.

The area adjacent to the Rezeau/Van Pelt cemetery on Lot 31 has HIGH archaeological potential. Material associated with the 18th century burial ground may have extended slightly beyond the 19th century fence line; therefore, it would be important to test within ten feet of the fence.

The rest of the lot has MEDIUM archaeological potential. This lot is on one of the highest points within the village and it is possible that a colonial structure, perhaps a barn or an outbuilding, may have been on this site. This lot was part of the Rider and Prall lands and a portion of the lot was part of the one-acre lot.

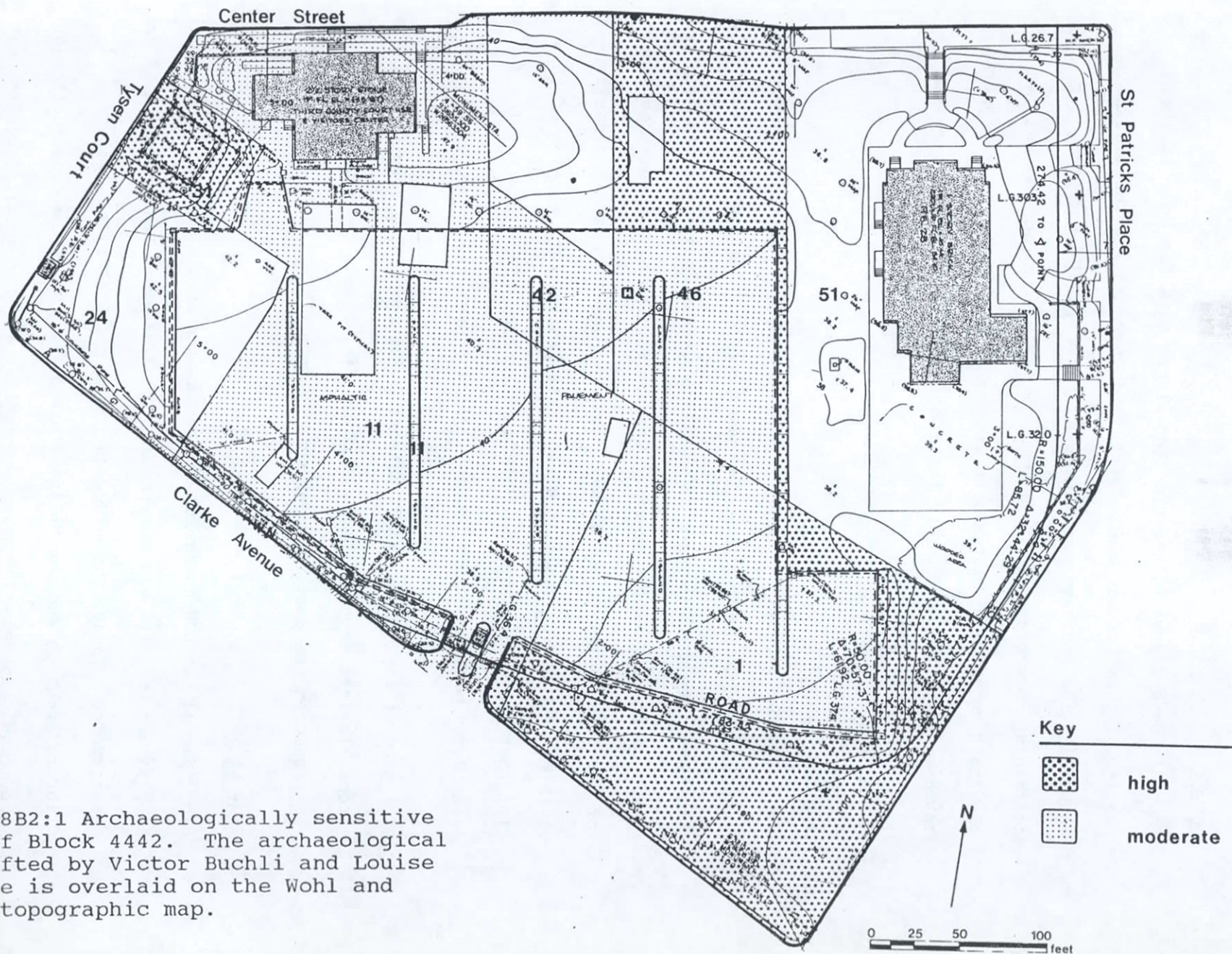


Figure 8B2:1 Archaeologically sensitive areas of Block 4442. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

Lot 42

There is no evidence of construction within this lot. The northern section of this lot has LOW potential for containing archaeological material. The southern portion, however, has MEDIUM potential for containing unrecorded 18th century outbuildings or features related to the Prall or Swame farmsteads, trash deposits relating to 18th century taverns, or evidence of early lot-lines or pathways to the one-acre lot.

Lot 46

This site has HIGH archaeological potential for containing material associated with the four families who lived on this parcel between 1840 and 1920. The residency of the families varied from as little as nine years to as long as thirty-seven years. Because of the long residency of the Cole family (c. 1860-1897), distinct archaeological deposits may be present that are associated with this family. The portion of this lot that has been impacted by the construction of the parking lot is considered to have MEDIUM archaeological potential.

The site of the house has LOW potential for containing significant archaeological deposits because of the disturbance caused by the construction and demolition of this structure.

Lot 51

This parcel has LOW potential for containing significant archaeological deposits. The site was developed in 1907-08, when Public School 28 was constructed. Today, the school contains the Historical Society Library/Archives and the Museum Storage Facility. The construction of the school probably disturbed any earlier archaeological deposits that

may have existed on this site.

Lot 1

This site has HIGH potential for containing material associated with the nineteenth century butchering trade. The Prier family were butchers in the last quarter of the 19th century, and they owned and used this site for their business. The Ice Pond, which was located near the southeast corner, may have been used as a dump for a period of time after it ceased to function as an ice pond. The pond no longer exists and the site of this feature may contain important trash-fill deposits.

The portion of this lot that has been impacted by the construction of the parking lot is considered to have MEDIUM archaeological potential.

CHAPTER 8B3: The Archaeological Sensitivity and Significance of
Block 4443

Block 4443 is bounded on the north by Richmond Road; on the east by Court Place; on the south by Center Street; and on the west by Arthur Kill Road. This block was located in the heart of the colonial village of Richmondtown. Most of this block has HIGH potential for yielding significant archaeological material pertaining to the eighteenth and early nineteenth century history of Richmondtown. Part of this block has MEDIUM potential for yielding archaeological material and a few areas have LOW archaeological potential (see Figure 8B3:1).

Lot 15

Lot 15 contains areas of HIGH, MEDIUM, and LOW archaeological potential. The northwest corner of lot 15 is believed to be an area of both HIGH and LOW potential. In the 1960s avocational archaeologists and students from the Brooklyn Children's Museum excavated this area. A backhoe was used to create a large and deep trench along the northern and western boundary of the lot; that trench is visible today. Much of this area has been disturbed by the trenching, and the excavated zone has LOW probability of containing additional historic material. Monitoring work is recommended here in the event in-ground construction is deeper than the previous trenching.

The northwest corner of this lot may have been the location of three distinct structures, or of one structure that was reused. It could have been the location of: the Skinner house (by 1759); the White house (by 1789); or a schoolhouse (1783-1787). This area was disturbed to some extent by the trenching, however, we judge it to be of HIGH

Key



high



moderate

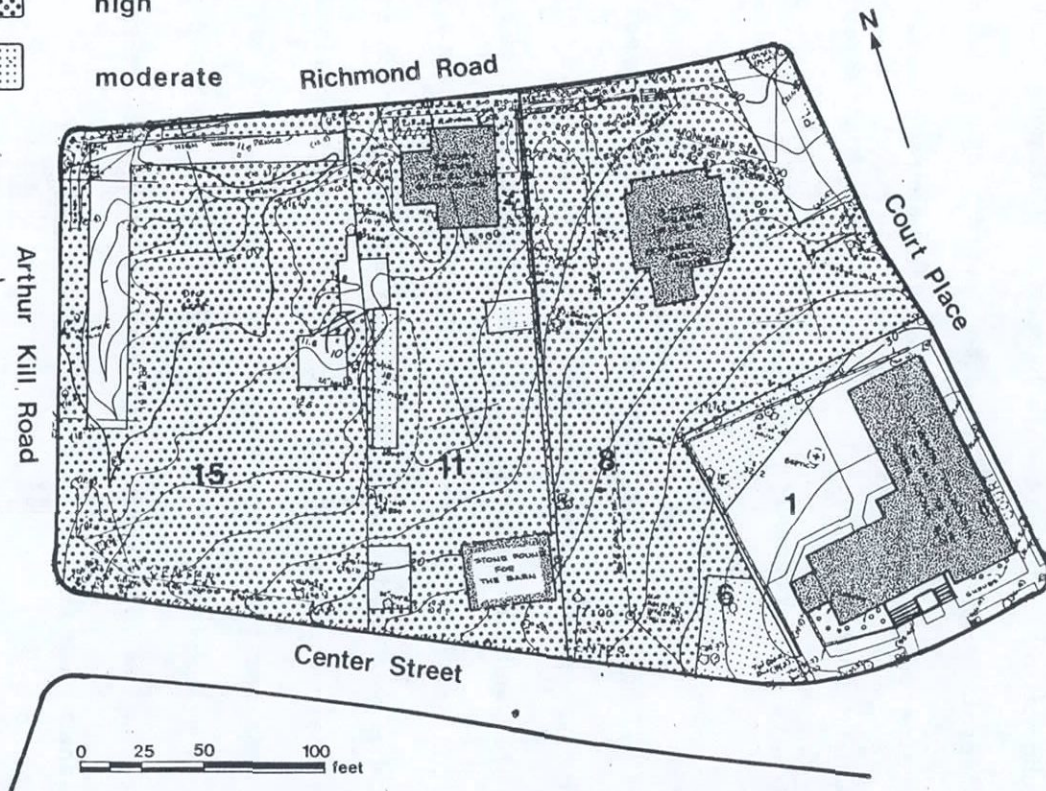


Figure 8B3:1 Archaeologically sensitive areas of Block 4443. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

archaeological potential.

The area of the Prall site was excavated in 1973-1976 by archaeologists from Wagner College; this area has a LOW probability of containing additional archaeological material. However, if future construction in this area goes below a depth of five feet, archaeological monitoring should be conducted.

The rest of Lot 15 has HIGH probability of containing material from the 18th and early 19th century. It may contain remains the Prall house (by 1723) and a tavern, owned by Dr. Frost, Dr. Parker, and others c. 1789-1820. There also may be outbuildings and other associated structures on this lot including privies, wells, and cisterns.

An amateur archaeological excavation took place in 1960-61 in the southwest corner of this lot which was the site of the first county jail, c.1710, and also may have been the location of the taverns mentioned above. Unfortunately, only extremely limited records or field notes exist (primarily two field maps) which indicate the area and extent of testing. Because of the lack of more complete and systematic archaeological documentation for this site, and the fact that the previous excavation activity appears to have resulted in minimal disturbance, archaeological testing should be undertaken prior to any in-ground construction.

Lot 11

Excavations in 1977 by archaeologists from Wagner College uncovered the remains of two cars buried in the demolished remains of a 20th century garage at the southern end of lot 11. This garage site was completely excavated and has LOW archaeological potential or significance.

Two 5' x 5' squares were excavated within this lot in 1975 by archaeologists from Wagner College. These areas (not shown on a map due to their small size) have a LOW probability of containing additional archaeological material. If future construction in this area goes below a depth of five feet, archaeological monitoring should be conducted.

The sites of three 20th century structures -- a garage along the eastern boundary, a shed along the northwestern boundary line, and a barn in the middle of the lot -- have MEDIUM archaeological potential. Normally the remains of demolished 20th century outbuildings would have low archaeological potential. However, it would be useful to gain a greater understanding of the land use and garbage disposal patterns of the former owners of this lot. By monitoring any construction work on the site of these 20th century outbuildings, data may be uncovered that could add information about the 20th century land use of Lot 11.

The rest of the lot has HIGH potential for containing material relating to the 19th century use of the extant Guyon Store/Edwards House as a store (1820-1835) and a residence (1835-1900). The Edwards family lived in the house from 1835 to 1870, and perhaps longer. Because of this long residency of Webley Edwards, County Treasurer and Justice of the Peace, and his family, stratified archaeological deposits associated with this family may be present.

Lot 8

The sites of 20th century structures now demolished, the Aquilino Store, a garage, and a shed, have a LOW potential for containing

significant material relating to the pre-20th century history of the village.

The northeast corner, under the site of the Aquilino store, there may be the foundation of a toll house. There is no specific evidence of a toll house on this lot; however, Loring McMillen has suggested that one may have existed in this location. Archaeological monitoring should be carried out to determine if the foundation of a toll house exists on this corner of the lot.

The rest of the site has HIGH potential for containing 18th and early 19th century material. The northern part of the lot may contain deposits relating to the late-18th century Swame house; the c.1723 Prall house; and/or the nineteenth century Edwards/Barton house, c.1873. The Edwards/Barton house was occupied by the same family for approximately forty years, c.1873 - c.1913.

Lot 1

Most of Lot 1 has a LOW potential for containing significant archaeological deposits because of extensive ground disturbance during Museum renovations, including the building of a fence, that took place in the 1930s and in the 1980s.

A small area in the northwest corner of the lot might not have been disturbed by renovation work and it has MEDIUM archaeological potential. Archaeological monitoring should be carried out to determine if this area contains deposits associated with the late eighteenth century Swame House.

Lot 6

Lot 6 has MEDIUM potential for containing significant archaeological deposits. The New York Insurance Company building (c.1878-c.1926) encompassed most of this lot, and the structure has been demolished. However, this site may contain important architectural evidence of this former structure.

CHAPTER 8B4: The Archaeological Sensitivity and Significance of
Block 4441

Block 4441 is bounded on the north by Richmond Road; on the east by St. Patrick's Place; on the South by Center Street; and on the west by Court Place. This block was located on the eastern outskirts of the colonial village of Richmondtown. Most of this block has HIGH potential for yielding significant archaeological material pertaining to the nineteenth century history of Richmondtown. One lot on this block has LOW to MEDIUM potential for yielding archaeological material, while several areas have MEDIUM archaeological potential (see Figure 8B4:1).

Lot 22

Most of this lot has HIGH potential for containing significant archaeological deposits associated with the Bennett family who lived on this parcel between 1853 and 1917. Because of their long residency, it is possible that stratified archaeological deposits may be present that could be associated with the Bennett family.

The site of a garage, formerly the site of a privy, has only MEDIUM potential for containing significant archaeological deposits because of the disturbance caused by construction and demolition of the 20th century garage.

Lot 25

This lot has HIGH potential for containing significant archaeological material associated with the Taylor family who lived on this parcel between 1845 and 1895. Because of the long residency, it is possible

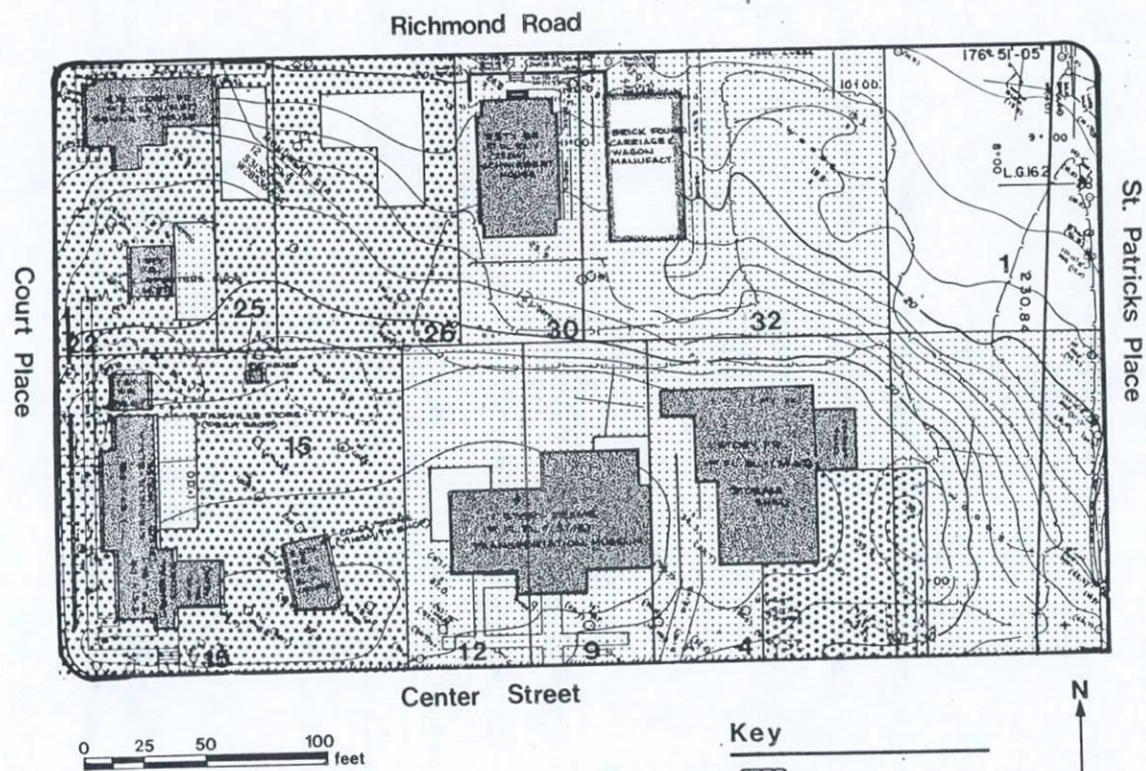


Figure 8B4:1 Archaeologically sensitive areas of Block 4441. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

that stratified archaeological deposits may be present that could be associated with the Taylor family.

The site of the Taylor house has LOW potential for containing significant archaeological deposits because of the disturbance caused by its construction and demolition.

Lot 26

Most of this lot has HIGH potential for containing significant archaeological material associated with the use of the parcel by various tradesmen. The site was used as a blacksmith shop from 1845 to 1859, and a harness shop from 1860 to c. 1895. A wing of the building served as a saloon from c. 1885 to c. 1898, and the building also was used as rental apartments from c. 1860 to c. 1914. Any stratified archaeological deposits that may be present within this lot could provide significant information pertaining to site variability and function.

The exact use of the building on the rear of Lot 26 is not clear in the documentary record (it was probably a residence). Archaeological data from this area might indicate the building's function.

The site of the Taylor blacksmith shop/saloon/residential building/ etc. at the front of the lot has a LOW potential for containing significant archaeological deposits because of the disturbance caused by its construction and demolition.

Lot 30

This lot has MEDIUM potential for containing material associated with the Marsh Carriage factory on Lot 32. During the period 1854 - 1901,

this lot was owned by Marsh who also owned Lots 32, 1, 4 and 9. Along the western boundary of this lot were late 19th century sheds (1878-1891) connected to the use of the factory on Lot 32. The front of Lot 30 contains an extant building which was built c. 1910 as a residence for the Schwiebert family (1910-1943).

Lot 32

This lot has MEDIUM potential for containing material associated with the Marsh Carriage factory, 1854 - 1896. Isaac Marsh, a wheelwright and carriage maker, built and operated the carriage factory here until 1896, when John Schwiebert, Marsh's foreman, took over the management of the firm. He purchased the property in 1901. During World War I Schwiebert expanded the factory to include an auto body repair shop. Schwiebert's company ceased operation around 1940.

The site of the extant foundation of the Marsh factory building has LOW potential for containing significant archaeological deposits because of the disturbances caused by both the building's original construction and its eventual demolition.

Lot 1

There are no records of construction in this lot during the 19th or 20th century. The northern portion of this lot has LOW potential for containing archaeological material. There is very little likelihood that it would contain unrecorded outbuildings from the Prall or Swaim farmlands.

However, in the early 1920s, what might have been a human bone was found somewhere on nearby Lot 9, and therefore the southern portion of this lot is judged to have MEDIUM potential. According to Mrs. Olga

Dauer, human bones were uncovered in 1922 or 1923 during the construction of a building on nearby Lot 9. These bones may have indeed been human, or they may have been cow or horse bones which are sometimes mistaken for human bones. It is possible that parts of Lots 4 and 12 as well as Lot 9 contain material associated with a pre-19th century family burial ground. The present whereabouts of these bones is unknown. Archaeological monitoring should be undertaken during any in-ground construction work on this lot. In New York State burial grounds and cemeteries on state or city owned lands are protected by the New York State Burial Law. The law requires that before any construction can take place in a cemetery/burial ground the bodies must be reinterred.

Lot 4

This lot has MEDIUM potential for containing burial material because of the bones found in the 1920s on Lot 9 and discussed above in the section related to Lot 1.

In the southeastern section of this lot there may be material associated with the Guyon tinsmith shop (c. 1870 - c. 1881). This area has HIGH archaeological potential.

Lot 9

Because of the bones recovered on this lot in 1922 or 1923, discussed in the section above relating to Lot 1, this lot has MEDIUM potential for containing burial material.

The site of a 20th century house has LOW potential for containing significant archaeological deposits because of the disturbance caused

by its construction and demolition.

Lot 12

This lot, like Lots 1, 4, and 9, has a MEDIUM potential for containing burial material because of the bones discovered on nearby Lot 9 during the 1920s (discussed above in the section describing Lot 1).

This lot also once contained the edifice of the original Dutch Reformed Church. It was moved from its first location on Block 4463, Lot 2, and placed on Lot 12 for use as a carriage repository from 1887 to 1903 when it was demolished. However, since it was only a repository, it is unlikely that there is significant archaeological material associated with this building.

The site of the 20th century building has LOW potential for containing significant archaeological deposits because of the disturbance caused by its construction and demolition.

Lot 15

This lot has HIGH potential for containing significant archaeological material associated with the Stephens and Black families who lived on this parcel between 1837 and 1926 (Stephens family, 1837-1870; Black family, 1870-1926). Because of the long residency of these two families it is possible that distinct archaeological deposits may be present that could be associated with these families.

The site of an extension to the Stephens/Black house has MEDIUM potential for containing significant archaeological deposits.

Lot 15 has potential for containing evidence of the Mersereau Carpenter Shop which existed on the property from 1841 to c. 1849.

CHAPTER 8B5: The Archaeological Sensitivity and Significance of
Block 2278

Block 2278 was formerly three blocks, 2293, 2294, and 2295 now combined into one large block. This property is bounded on the north by Latourette Park; on the east by a paper street known as Picadilly Street (1911); on the south by Richmond Road (1728/29); and on the west by Richmond Hill Road (1709). This block was located at the northern edge of the colonial village of Richmondtown. Part of the southwestern portion of this block has HIGH potential for yielding significant archaeological deposits pertaining to the eighteenth and early nineteenth century history of Richmondtown. Part of this block has MEDIUM potential for yielding archaeological deposits and a few areas have LOW archaeological potential (see Figures 8B5:1 & 8B5:2). This section will discuss the archaeological significance of Block 2278 on a lot by lot basis. Although the three blocks are combined into one block, the discussion will divide the property into the former three blocks arrangement (2293, 2294, and 2295) for a clearer presentation of the material.

Formerly Block 2293, Lot 47

The southwest corner of Lot 47 has HIGH and MEDIUM archaeological potential. In the 1960s, avocational archaeologists tested a portion of this area. In the 1970s, students from Susan Wagner High School also excavated this site. Unfortunately, field notes do not exist for either of these archaeological field programs. The depth of these excavations and the extent of archaeological testing is not known. A field map from the 1960s locates foundation walls that were uncovered

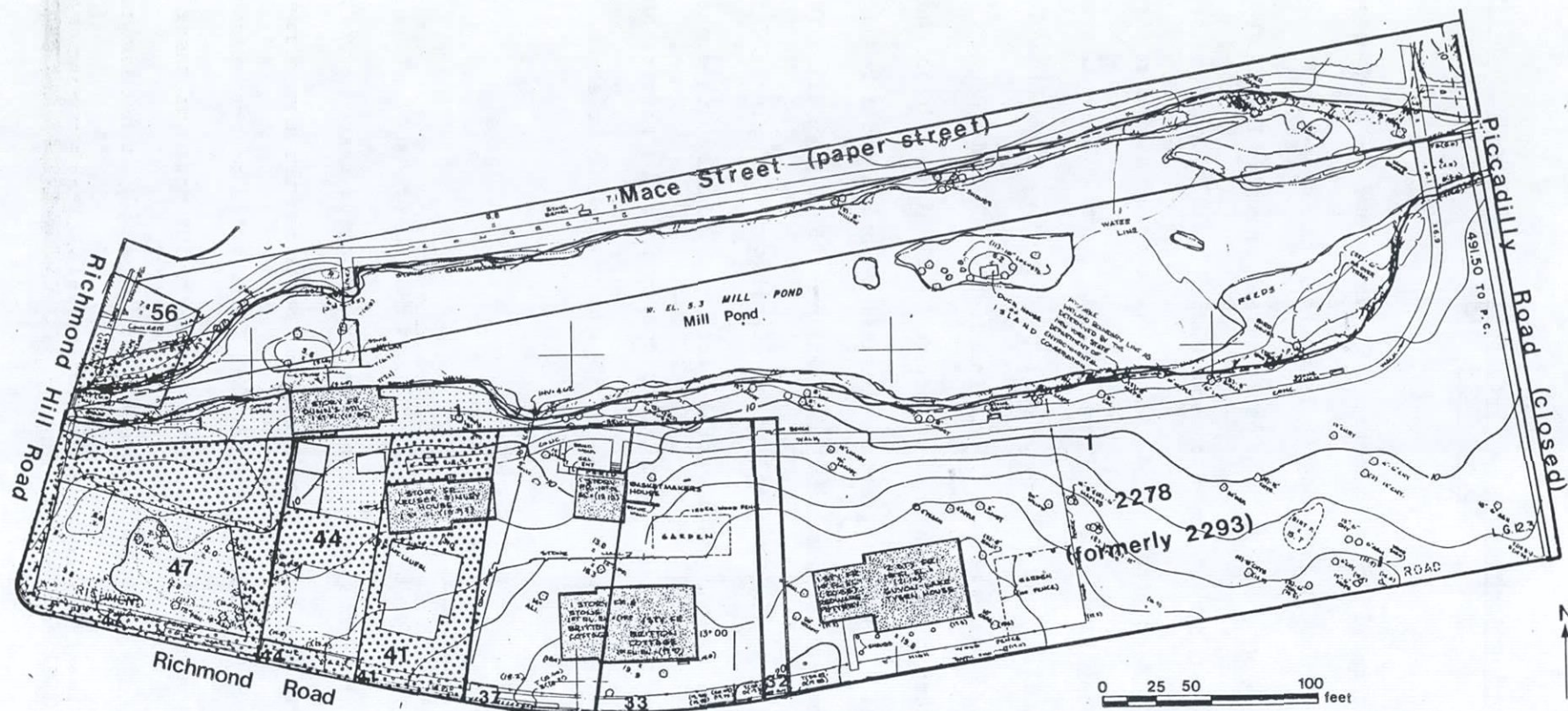


Figure 8B5:1 Archaeologically sensitive areas of Block 2278 (formerly Block 2293). The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

Key



high



moderate

(see Figure 6:5). This property was the site of the first county court house (1729), the second county jail (by 1741), and the jailer's house (1751). Because of the lack of adequate archaeological documentation for this site, we recommend that archaeological monitoring be conducted during any in-ground construction in the previously excavated area.

The northwest portion of this Lot contained a late 19th century barn. The area surrounding the barn and north of the excavated area has a HIGH potential for containing archaeological deposits that may be associated with the 18th century government buildings that were located here.

The balance of Lot 47 has HIGH archaeological potential for containing archaeological deposits associated with the late 18th century and early 19th century use of this lot. This area may contain the foundation of the residence of John Dunn, a miller and merchant who operated Dunn's mill on Lot 1 on this block 2293. Therefore, archaeological deposits associated with Dunn's residency from 1795 to 1818 may exist on this parcel.

Formerly Block 2293, Lot 44

This lot has HIGH and MEDIUM archaeological potential. The Fountains purchased this lot in 1837, and by 1840 they were operating the Union Hotel on the southern half of this lot. The hotel was in operation until 1869; from 1869 to 1892 the building was used for a variety of purposes. The building was destroyed by fire in 1892; a new structure was erected on this site in 1900. The construction and the demolition of the 20th century building probably disturbed earlier archaeological deposits. The rest of the lot should be archaeologically tested prior

to any in-ground disturbance or monitored as indicated to determine if stratified archaeological deposits associated with the Union Hotel exist.

Formerly Block 2293, Lot 41

Part of this lot has HIGH archaeological potential for containing archaeological deposits associated with the Littel/Brokaw family who owned and occupied this lot from 1835 to 1898.

By 1900, a new residential building was erected on this lot. The site of this 20th century building has LOW archaeological potential for containing material relating to the pre-20th century history of Richmondtown. The construction and demolition of this 20th century building probably disturbed any intact pre-20th century archaeological deposits.

The rear of this lot has been disturbed by the relocation of the museum building known as the Kruser-Finley House.

Formerly Block 2293, Lot 37

This lot has a LOW archaeological potential for containing stratified deposits associated with the pre-20th century history of Richmondtown. No structures have been recorded on this lot. The lot now contains two museum buildings: the Basketmaker's House and the western part of the Britton Cottage.

Formerly Block 2293, Lot 32 and 33

These lots have LOW archaeological potential for containing archaeological deposits associated with the pre-20th century history of Richmondtown. No pre-20th century structures are recorded on these

lots. The lot contained a 20th century residence, outhouse, and garage. It is likely that construction and demolition of these 20th century structures has disturbed any earlier archaeological deposits. In addition, most of the museum building, the Britton Cottage, is located on this lot.

Formerly Block 2293, Lot 1

This lot has MEDIUM and LOW archaeological potential.

The northwest portion of Lot 1 probably contained Dunn's mill. Today, a reconstruction of a mill is located on the approximate site of Dunn's mill. Overlapping the site of the mill was a 1878 tinsmith shop. Archaeological deposits associated with this shop and with the mill may still exist. Therefore, this area should be archaeologically monitored during any in-ground construction. Except for a late nineteenth century barn or stable, no structures were recorded on the remaining portion of Lot 1.

Formerly Block 2294, Lot 56

This site has HIGH to MEDIUM archaeological potential because it contained a mid-19th century carriage factory. This site may contain material associated with that factory and should be archaeologically tested, or monitored during any in-ground construction.

Formerly Block 2294, Lot 1

This lot has LOW archaeological potential for containing significant archaeological resources. No structures have been recorded on this parcel. The West End Water Works was located on the property that is now owned by the Church of Saint Andrew. This lot includes a hill that

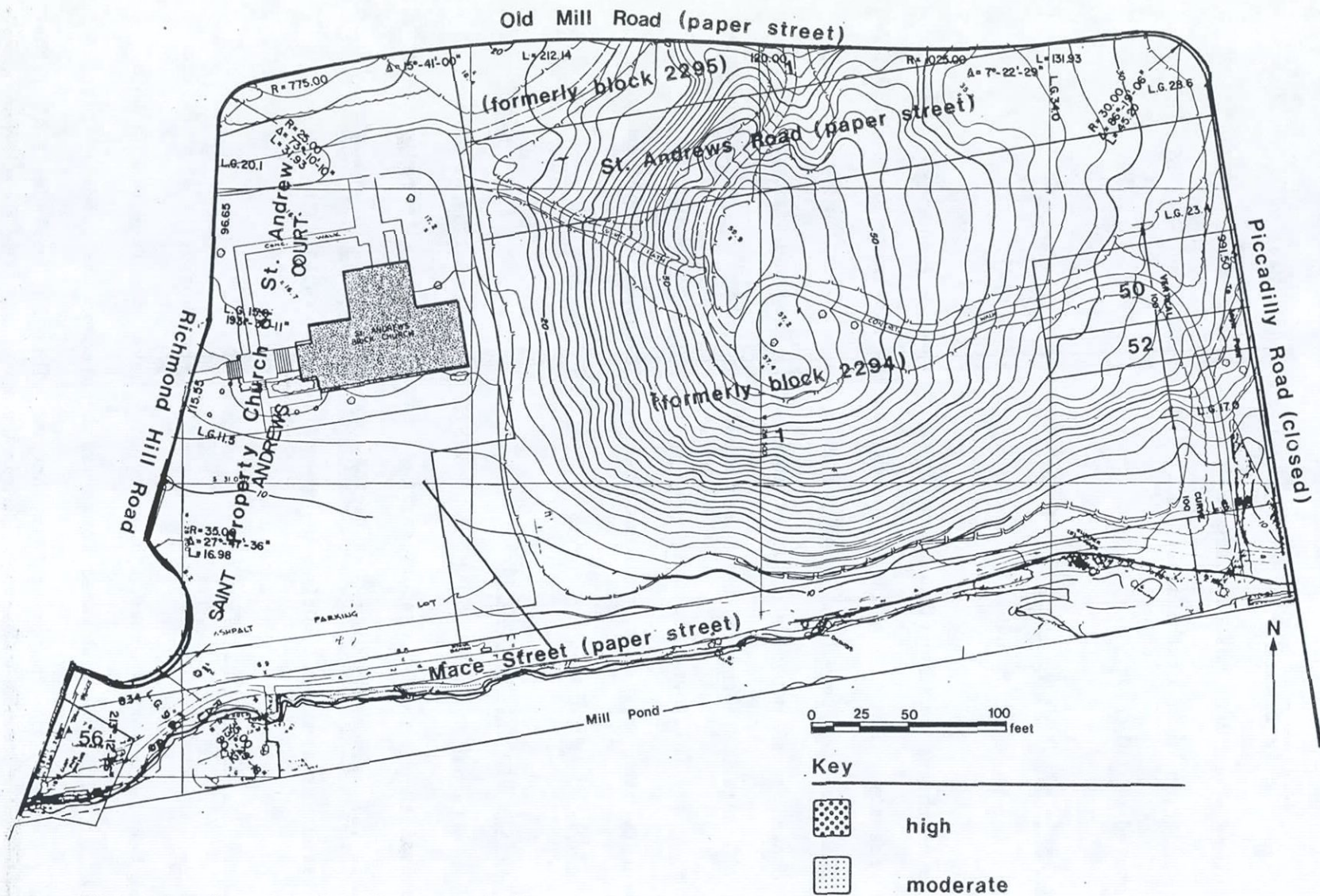


Figure 8B5:2 Archaeologically sensitive areas of Block 2278 (formerly Blocks 2294 and 2295). The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

has been radically altered. Soil mining, grading, and erosion have seriously disturbed any archaeological material that may have existed on this lot.

Formerly Block 2294, Lot 50

This lot has LOW potential for containing material associated with the pre-20th century history of Richmondtown. A 20th century house and one 20th century outbuilding were located here but have been demolished. No pre-20th century structures have been recorded on this lot.

Formerly Block 2294, Lot 52

This lot has LOW potential for containing material associated with the pre-20th century history of Richmondtown. This block contained one 20th century garage. No pre-20th century structures have been recorded on this lot.

Formerly Block 2295, Lot 1

This lot has LOW significance for containing any significant archaeological material as no structures were erected here. The lot is on the side of a hill and would not have been desirable land for habitation. The colonial building known as the Philip Tillyer House was probably located on the crest of the hill, now Latourette Park property and not on this lot.

CHAPTER 8B6: The Archaeological Sensitivity and Significance of the
Southern Portion Block 4444, the New Parking Field

The southern portion of Block 4444, the new parking field, is bounded northwesterly by the proposed Richmond Town Road, the south fork of Richmond Creek and the Salt Meadows; on the east by Arthur Kill Road; and on the south by Block 4447. This block was located at the southern edge of the colonial village of Richmondtown. Most of this ten acre parcel is marshland and has LOW potential for yielding significant archaeological material. One lot on this block has MEDIUM potential (see Figure 8B6:1) for yielding significant archaeological deposits. This section will discuss the archaeological significance of the four acres that have been developed as a parking field.

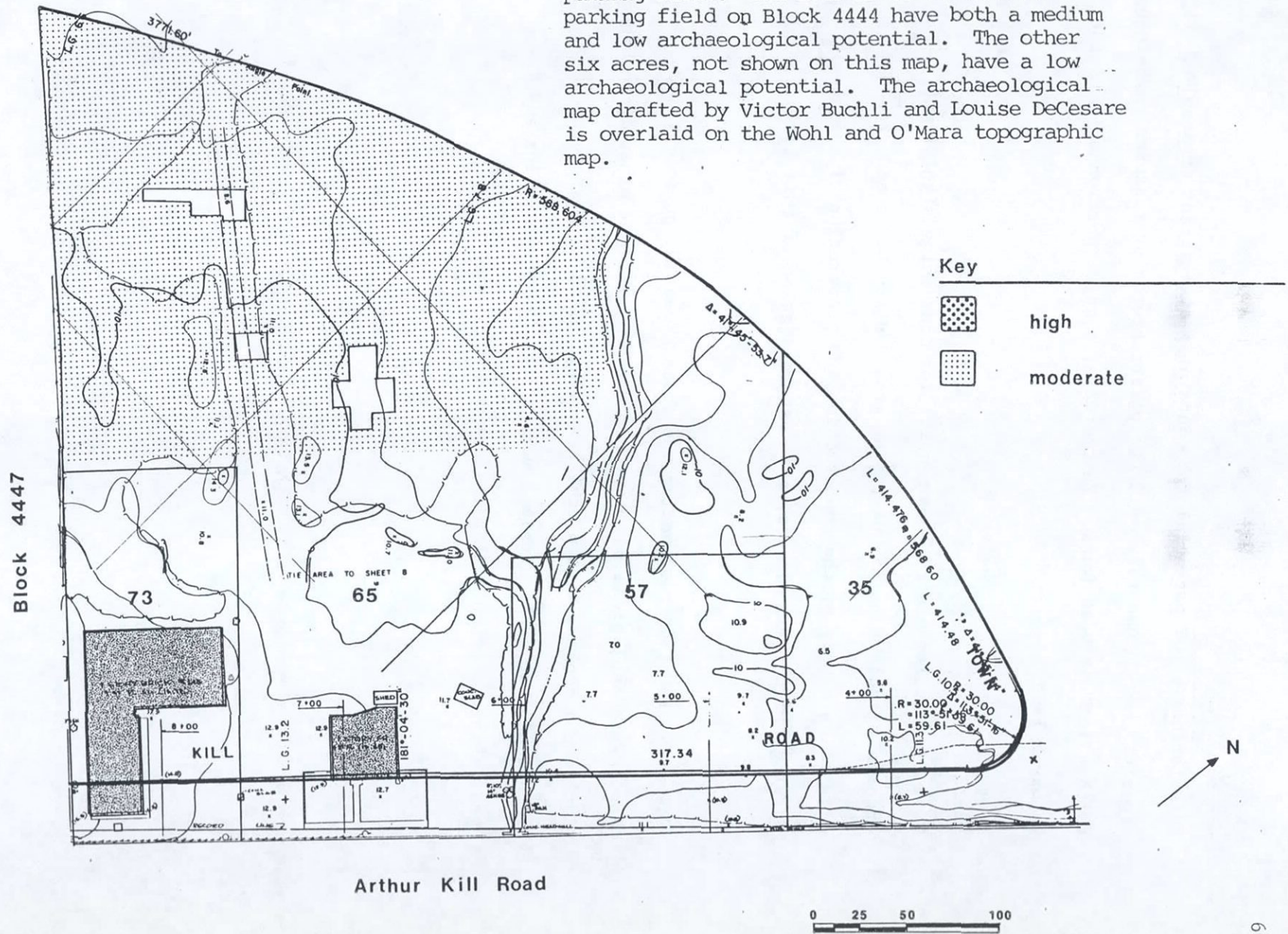
Lot 73

This lot has LOW potential for containing significant archaeological deposits. No buildings from the 17th through 19th centuries have been recorded. This site contained a 20th century structure. The construction and demolition of this building probably disturbed any earlier archaeological deposits that may have been present.

Lot 57

This lot has LOW potential for containing significant archaeological deposits. There are no documented sites on this lot dating to the 17th through 19th centuries. This site contained a 20th century structure. The construction and demolition of this building probably disturbed any earlier archaeological deposits that may have been present.

Figure 8B6:1 Archaeologically sensitive areas of the southern portion of Block 4444, the new parking field. The four acres on the new parking field on Block 4444 have both a medium and low archaeological potential. The other six acres, not shown on this map, have a low archaeological potential. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.



Lot 35

This lot has a LOW potential for containing significant archaeological deposits. No documentary evidence of structures or features pertaining to this lot has been found. Furthermore, a major portion of this lot is marsh land.

Lot 65

Most of this lot has a LOW potential for containing significant archaeological deposits due to the ground disturbance and ground alteration caused by the construction and preparation of the new parking field. Furthermore, the western portion of this lot is marsh land.

The area of Lot 65 surrounding the former Wheatley house may have MEDIUM archaeological potential. This site received minor disturbance during the construction of the new parking field. Therefore, we recommend that archaeological monitoring take place during any in-ground construction within this section.

CHAPTER 8B7: The Archaeological Sensitivity and Significance of the
Northern Portion of Block 4444

Block 4444 is bounded on the north by Richmond Creek; on the east by Arthur Kill Road; on the South by Lot 35 in the southern portion Block 4444; and on the west by the Fresh Kills. This block was located in the heart of the colonial village of Richmondtown. Most of this block has a HIGH potential for yielding significant archaeological material pertaining to the seventeenth, eighteenth, and early nineteenth century history of Richmondtown. Part of this block has MEDIUM potential for yielding archaeological material and a few areas have LOW archaeological potential (see figure 8B7:1). This section will discuss the archaeological significance of Block 4444 on a lot by lot basis. The portions of this block that are marsh land are considered to have LOW archaeological potential.

Lot 24

Lot 24 contains areas of HIGH, MEDIUM, and LOW archaeological potential. The only area of LOW archaeological potential is the area directly to the east and north of the museum building, the Voorlezer's House. This land was disturbed in 1939/40 when the Voorlezer's House was moved from its previous location to its current site. All the foundation stones were also relocated to their present position. An 1884 extension to the Voorlezer House, the Acorn Inn, was demolished in 1939 prior to the relocation of the Voorlezer's House. The photographs of the site prior to demolition, during the move, and during the reconstruction attest to the major disturbance of this area. Any archaeological deposits that may have been present would have been destroyed or seriously disturbed by this demolition and construction activity.

Most of the remainder of the lot was minimally disturbed during the

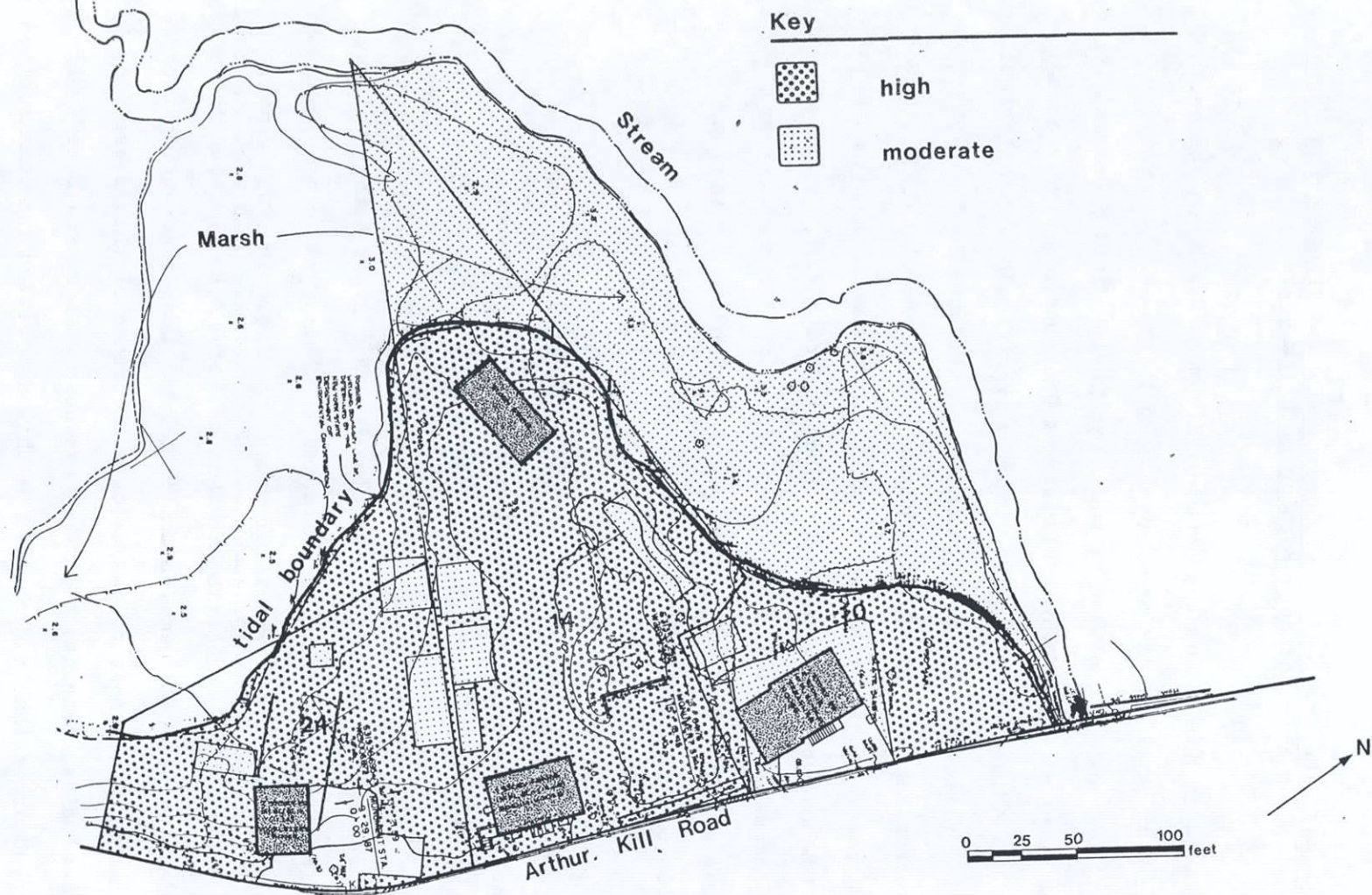


Figure 8B7:1 Archaeologically sensitive areas of the northern portion of Block 4444. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

19th and 20th centuries. This area has HIGH archaeological potential for containing information regarding late 17th century and 18th century use of this property. The Voorlezer's House, c.1696, the DuBois Blacksmith shop, c.1696, and the homestead of the Rezeau/Van Pelt family, 1705-1872, were all on this parcel.

This lot is the oldest inhabited parcel within the core area and it is necessary to examine any areas that may contain undisturbed archaeological deposits. The area underneath the footprints of the 19th century outbuildings may contain undisturbed archaeological deposits from the 17th and 18th century. Therefore, the footprints of the 19th century outbuildings have a MEDIUM archaeological potential and these areas should be monitored during any in-ground construction.

Lot 14

Lot 14 contains areas of HIGH, MEDIUM, and LOW archaeological potential (see Figure 8B7:1). The only area of LOW archaeological potential is the area directly to the east of the museum building known as the Boehm-Frost House. Any intact archaeological deposits that may have been present in this area were disturbed or destroyed by the construction and demolition of a 20th century residence, 53 Arthur Kill Road.

It is unclear (because of missing records) exactly how many eighteenth century structures existed on this lot (see Chapter 7B7, Block 4444). Archaeological fieldwork may be able to locate the foundations of these eighteenth-century structures and the archaeological data may provide evidence of the use of these buildings. The undisturbed areas of Lot 14 have HIGH archaeological significance and archaeological field testing should take place prior to any in-ground construction.

The areas underneath the footprints of the late 19th century outbuildings may contain undisturbed archaeological deposits from the

18th century. Therefore, the footprints of the 19th century outbuildings have MEDIUM archaeological potential and these areas should be monitored during any in-ground disturbance.

In addition, the area between the Boehm-Frost House and the museum building known as the Treasure House on Lot 10 has HIGH archaeological potential. The Schaeffer Hotel occupied this site from 1897 to 1942 and was destroyed by fire. The foundations of the hotel may reveal the former Second County Court House (1794) which formed the western portion of the hotel. In addition, this site may reveal the foundation of the Swaim barn, c. 1774-c. 1794. This area should be archaeologically tested prior to any in-ground construction.

Lot 10

Lot 10 contains areas of HIGH, MEDIUM, and LOW archaeological potential. The area of LOW archaeological potential is directly to the east of the museum building known as the Treasure House. Any intact archaeological deposits that may have been present in this area were disturbed or destroyed by the construction of a 20th century gas tank.

The site of the former Hennessy House 1861-1898 has MEDIUM archaeological potential. This residence may also have been used as a shop and had various occupants. It is unlikely that any archaeological deposits can be associated with one particular family. However, intact archaeological deposits associated with the eighteenth century use of the Treasure House may still be buried in the yard area of the Hennessy House. Therefore, archaeological monitoring should be undertaken during any in-ground construction.

The north and west sides of the Treasure House and a nineteenth century barn site 100 feet from the southwest corner of the Treasure House have MEDIUM archaeological potential. In the 1960s avocational archaeologists excavated in an area along the east and west sides of

the house. In the 1970s students from Susan Wagner High School excavated along the north side of the House and excavated the nineteenth century barn site. Unfortunately, archaeological field notes or records have not been found for these excavations. Some information was gained through interviews and one archaeological field map exists (see Chapter Six); however, the exact dimensions of the excavated areas are not known. Therefore, archaeological monitoring should be undertaken during any construction work in this area in the event undisturbed archaeological deposits are uncovered.

It is possible that the area underneath the sites of the late 19th century outbuildings may contain undisturbed archaeological deposits from the 18th century. Therefore, the footprints of the 19th century outbuildings have MEDIUM archaeological potential and this area should be monitored during any in-ground disturbance.

The rest of the lot has HIGH potential for containing archaeological deposits associated with the eighteenth century use of this site.

CHAPTER 8B8: The Archaeological Sensitivity and Significance of the
One-Acre Lot

The one-acre lot was bounded on the north by Block 4443 and part of Arthur Kill Road; on the east by Block 4442; on the south by Block 4463 and part of Arthur Kill Road; and on the west by part of Block 4444. All of this parcel has HIGH potential for yielding significant archaeological material pertaining to the eighteenth and early nineteenth century history of Richmondtown (see Figure 8B9:1). The lot now forms the bed of Center Street between Arthur Kill Road and Tysen Court. The eastern part of the lot is located on Block 4442 and the archaeological significance of the eastern end is included in the discussion of Block 4442, Lots 11 and 42 (Chapter 8B2). The archaeological evaluation of the western end is discussed in the section on Block 4444, Lot 24 (Chapter 8B7).

This land has HIGH potential for containing 18th and early 19th century archaeological deposits. A tavern that operated between c. 1754 and c. 1821 was located here and there may have been a stable (c. 1765) and a house (c. 1765) nearby. This area requires intensive archaeological investigations prior to any in-ground construction activity.

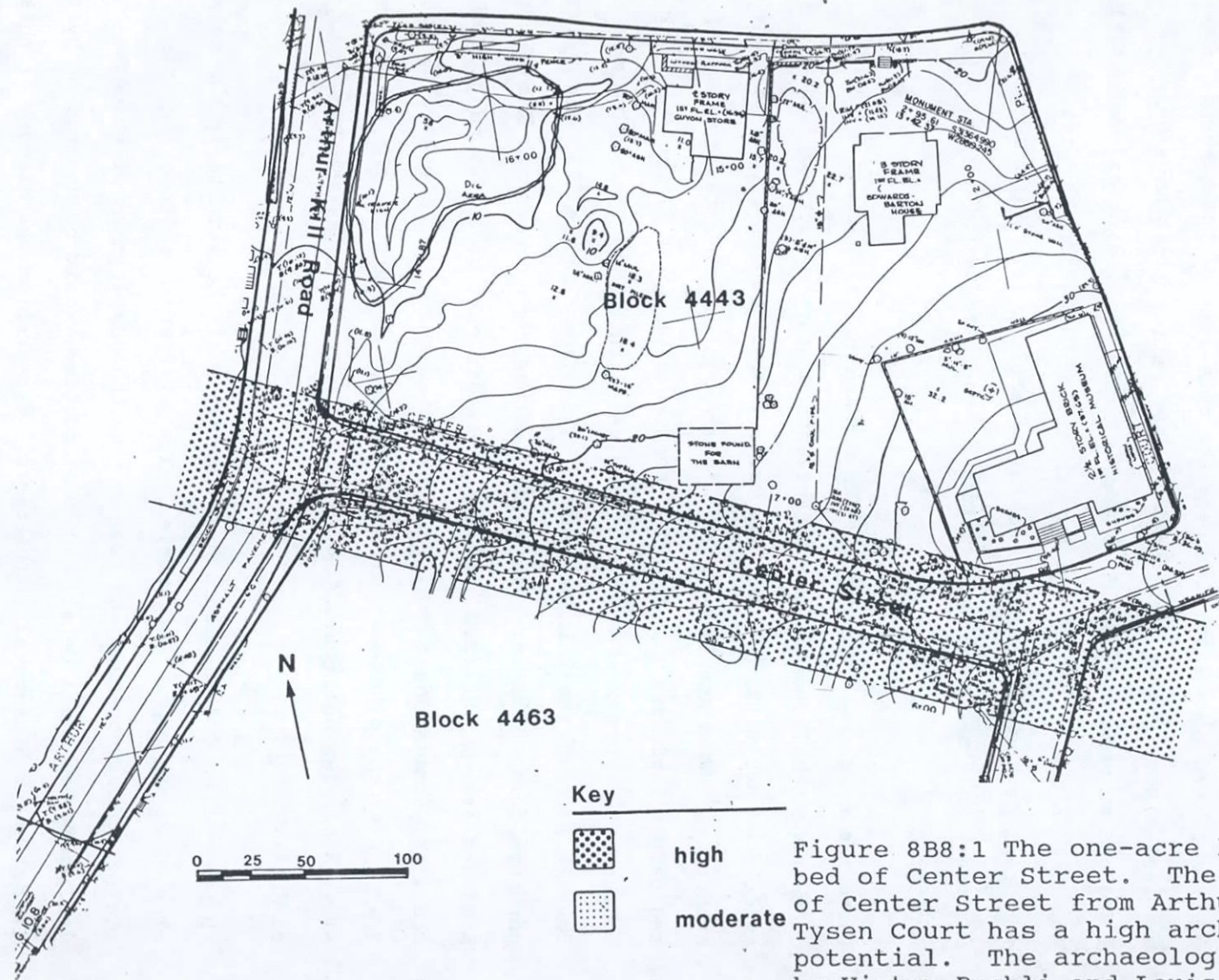


Figure 8B8:1 The one-acre lot within the bed of Center Street. The entire portion of Center Street from Arthur Kill Road to Tysen Court has a high archaeological potential. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

CHAPTER 8B9: The Archaeological Sensitivity and Significance of the
Streets in the Core Area

The streets in the core area have either HIGH, MEDIUM, or LOW archaeological potential. Water and gas lines with an average depth of four feet have been installed near the curb line of the streets. Over the last eighty years, the routes of the utility lines have been disturbed on numerous occasions and have LOW archaeological potential. The area in the center of the streets has MEDIUM archaeological potential for containing the remains of earlier roadbeds and other features; and in-ground construction in the streets should be monitored.

There are four areas that have HIGH archaeological potential for containing the foundations of eighteenth century structures and associated deposits. These four areas are: 1) Center Street between Arthur Kill Road and Tysen Street which may contain a tavern, house, and barn c.1765 (see Chapter 7B8, the one-acre lot); 2) the southeastern corner of Richmond Road and Arthur Kill Road which may contain part of the Skinner House c. 1759 (see Chapter 7B3, Block 4443, northern portion of Lot 15); 3) the northeastern corner of Richmond Road and Arthur Kill Road which may contain part of the foundation of the first County Court House, 1729, (see Chapter 7B5, Block 2278, Lot 47); and 4) the middle of Court Place which may contain the foundation of Swaim's barn built by 1809 and possibly as early as the late eighteenth century.

Chapter Seven did not contain a discussion of the streets in the core area of Richmondtown Restoration. The advisory committee for this project concluded that the research on the development of streets, including technical details of construction, would be undertaken by the landscape architectural consultants. Research on the history of these

streets, especially on the changes in the composition and width of the roadbed through time, will be essential for the next phase of this project.

In our research we examined the road records which provide the exact dimensions of the land acquired by Richmond County for the county roads. These records do not describe the composition of the roads. It is important to note that the width of the land acquired by Richmond County in the early 1700s is very close to the actual width of these roads in 1988. However, this should not be interpreted to mean that early eighteenth century roads were as wide as the current roads; it simply means that the County had enough foresight to acquire enough land to be able to expand the width of the roads. In fact in 1988, the City of New York has roads on Staten Island that are narrower than the actual width of the land described in road records and deeds.

When additional research is undertaken on the roads, the consultants should examine the records in the Staten Island Office of the New York City Department of Environmental Protection Agency, Water Bureau. The Water Bureau has records from the beginning of the 20th century which locates the exact placement of every water line installation in Richmondtown. In addition, the Municipal Reference Center and Library and the Municipal Archives in Manhattan should be consulted for Department of Transportation records regarding street construction.

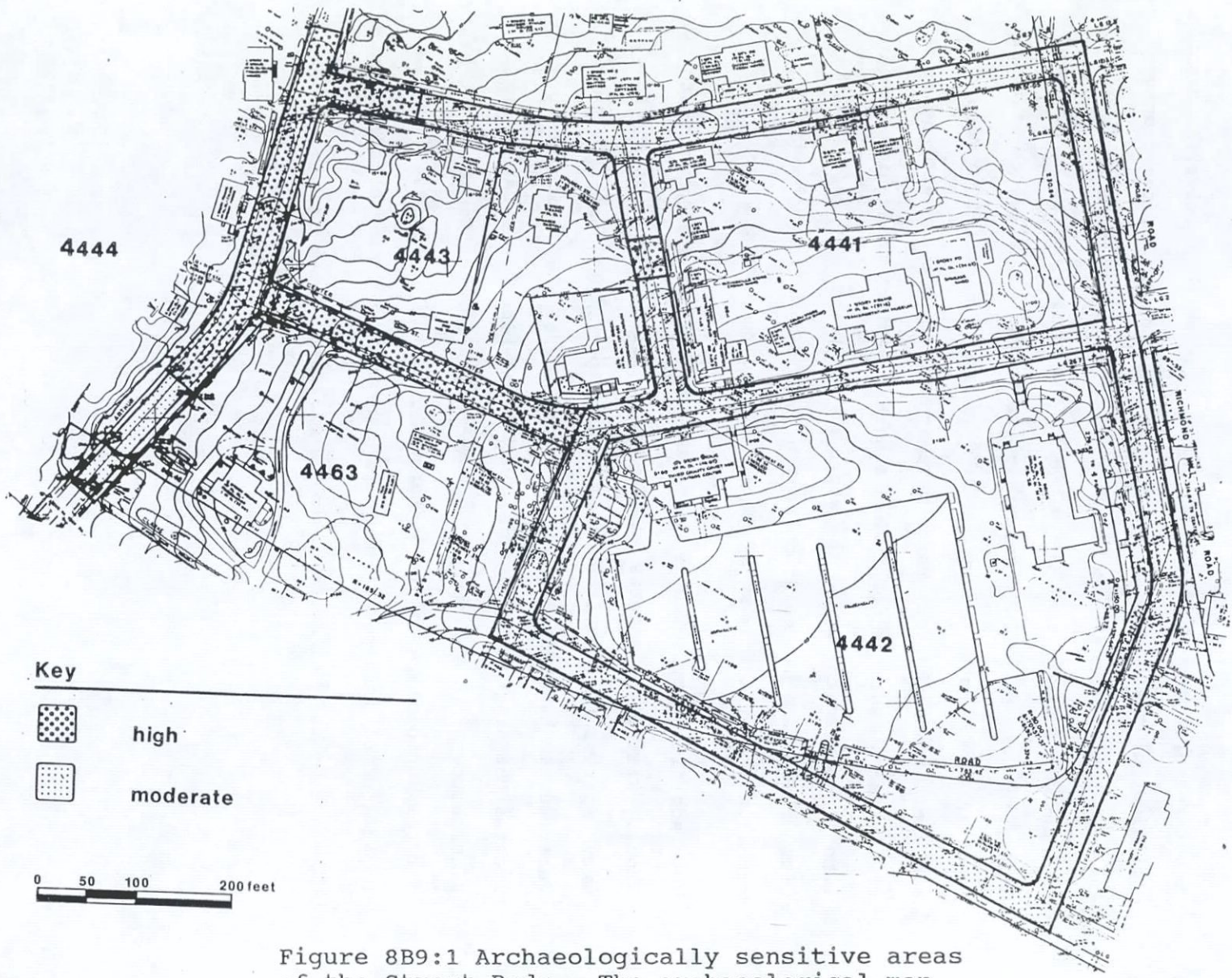


Figure 8B9:1 Archaeologically sensitive areas of the Street Beds. The archaeological map drafted by Victor Buchli and Louise DeCesare is overlaid on the Wohl and O'Mara topographic map.

Chapter 8B10: Prehistoric Archaeological Sensitivity and Significance of the Core Area

The land bounded by the southern slope of Richmond Hill on the north, St. Patrick's Place on the east, Clarke Avenue on the south, and the edge of the meadows on the west side of Arthur Kill Road is generally flat, well drained and elevated above the floor plain of Richmond Creek. In prehistoric times, the creek in this location would have been a good source of potable water. In addition, at least one flowing spring is known to have existed in this area; it was formerly located on the north side of Richmond Creek, approximately 185 feet to the east of Richmond Hill Road (Map, Borough of Richmond 1911). The surrounding area would have provided ample aquatic faunal, floral, and lithic resources for Native American inhabitants and the southern aspect of the site would have made it a desirable habitation area.

Today, Richmondtown Restoration contains twenty-six historic buildings and many other important historic loci. This twenty-five acre core area contains the original village center and is utilized as a public exhibition and activity area. In our opinion, the potential for finding intact Native American cultural remains is probably LOW due to the extensive development, construction and other landscape modifications that have taken place within the village over the past 300 years. This conclusion is supported by our survey results which indicate that despite years of archaeological excavations in several locations, no prehistoric resources have been found. Finally, as noted earlier, our own field reconnaissance resulted in the recovery of one chert flake from the severely eroding hillside on the north side of the mill pond.

CHAPTER NINE: ARCHAEOLOGICAL AND HISTORICAL RESEARCH QUESTIONS
FOR FUTURE RESEARCH PROJECTS

Written by: Sherene Baugher
Edward J. Lenik

CHAPTER NINE: FUTURE HISTORICAL AND ARCHAEOLOGICAL RESEARCH QUESTIONS

The historical and archaeological research completed in the course of this project points to several areas for future research on Richmondtown Restoration. We present here a number of observations relating to the prehistoric and historic settlement and development of this area which may suggest directions for later investigations.

The goal of this chapter is to provide a general framework and direction for further research. When a specific site is chosen for study then specific questions will evolve. We believe that archaeological and historical data should be used together to provide a complete picture of Richmondtown's development. The research questions developed here should be evaluated and considered when specific archaeological problems and field work are undertaken. Many of the historical questions raised in this chapter should be considered in the development of the master plan.

Native American Settlement

Research for the Richmondtown Restoration project area has resulted in the identification of two prehistoric sites: Richmond (Burial) Hill, an Early Archaic Period site, and Richmond Hill, a Middle to Late Archaic Period site near Bedell's Ketchum's Mill (see Chapter four). In addition, another possible campsite of as yet unidentified cultural affiliation was located along the crest of the hill of LaTourette Park, overlooking the Church of St. Andrew. These sites are all situated in the outer 75 acres of Richmondtown Restoration. These findings, however, do not represent all the prehistoric sites in the project area

since this study was based on a literature search and surface reconnaissance only. Therefore these current results should be viewed as a sample of the sites that may exist in the outer 75 acres.

The following discussion of questions related to the prehistoric period is drawn from our current survey results and from other general studies of Staten Island prehistory. The questions posed are associated with the specific cultural time periods: 1) Paleo-Indian; 2) Early Archaic; 3) Woodland; and 4) Contact Period.

Paleo-Indian sites are relatively rare in the coastal New York area; however, there is significant evidence to indicate that Paleo-Indian people lived on Staten Island (e.g., the Cutting Site in Rossville and Port Mobil in Kreischerville). To date, no sites with fluted projectile points have been found within the Richmondtown Restoration area and its immediate environs. Therefore, a major goal for future study would be to locate, record, and describe any Paleo-Indian sites. The research framework should include an analysis of existing Paleo-Indian site location models which stress poorly drained settings and high quality raw materials for toolmaking as factors of Paleo-Indian settlement. In sum, did the Paleo-Indian people make use of the environmental features present in the Richmondtown Restoration area during the period c. 10,000 B.C. to c. 8,000 B.C.?

Early Archaic period sites are also rare in the archaeological record. Thus, the discovery of the Richmond Hill (Burial) Site can be considered significant. Recent regional studies indicate an increased number of Middle to Late Archaic Period sites on Staten Island as well as in the number of site location types. As we noted, one such site

was found in our study area near Bedell's-Ketchum's Mill. However, in general the Archaic Cultural Period is poorly known. Therefore, the main question generated by our study is basic site location, recording and description. Are there other Archaic Period sites within the Richmondtown Restoration property? With what type of environmental settings are the Archaic Period sites associated: swamp, stream, terrace, or hilltop? What size are the Archaic sites and are they base camps or procurement camps?

Our review of the archaeological literature and cultural resource survey reports pertaining to Staten Island indicates that some thirty Woodland Period sites have been located and reported throughout the island. Sites of this period are the most commonly occurring sites on Staten Island and this period is the best understood cultural period in the region. Therefore it is surprising that no Woodland Period sites have been found within the Richmondtown Restoration project area. Thus a major question is whether such sites exist in the area. If they do not exist, the next question is why they do not since the area was at least somewhat attractive to the previous Archaic peoples. Did climatic and environmental changes preclude or prevent occupation of the area by prehistoric groups during the Woodland period?

Finally, only one verified Contact Period site has been found on Staten Island, and it is located outside the project area in Tottenville. No Contact Period sites were found in our study of the Richmondtown Restoration, and any site found during future surveys would have significant research value. In summary, future archaeological research in the outer 75 acres should be oriented toward locating and recording prehistoric sites of all cultural periods. We need to know the size

and type of these sites: were they permanent base camps or seasonal procurement camps? Also, what type of activities may have taken place at such sites?

Historic Period of Richmondtown

This investigation of the Richmondtown Restoration area can be extremely valuable in future historical archaeological projects in the area as well. Presented here are a number of observations relating to the historic development of the village which need future research. These observations include: 1) historic settlement and community patterns; 2) transportation patterns; 3) economic development and trade networks; and 4) class and ethnicity studies.

The study of settlement patterns is an extremely important factor in understanding the history of Staten Island and the region. Settlement pattern studies are based upon how people perceived the landscape, and how they consciously or unconsciously located their residential, commercial, and public buildings in response to the natural and made environment. Therefore, a number of significant research questions concerning settlement patterns in Richmondtown can be explored. For example, what factors governed site location in the village? What is the relationship between the physical environment and the settlement pattern? How does site location vary during the years in response to demographic, economic, and transportation changes? What is the nature of farmstead development and design in the peripheral areas; and house lot design in the core area? How did these areas change over time? In areas of high archaeological potential (see chapter eight) are the remains of former 18th and 19th century structures, outbuildings and

other subsurface features present or have they been disturbed or destroyed by undocumented land alterations? If present, what is their function and relationship within the site?

Transportation has always been a key factor in the settlement of a region, and in its economic development. The earliest forms of travel in the area were by boat up Richmond Creek and on foot, on horseback, by wagon, or by carriage along the early roads. Richmond Creek became a trans-shipment center and the focal point of economic development. Richmondtown with its central location was at the crossroads of Staten Island. What effect, if any, did the Erie Canal, Morris Canal, and the Delaware and Raritan Canal have on Richmondtown's development? During the nineteenth century, the improvement of roads and the later establishment of a trolley line altered the commercial and travel patterns. This brought about changes in the size and development of the village and new economic pursuits such as carriage making and repair, hotel keeping, and others. Future historical and archaeological research in the project area should attempt to reveal the mechanisms of these changes and document their impact upon village life, commercial patterns, and population change.

A third major group of historical and archaeological research questions that can be applied to the Richmondtown Restoration area concerns the economic development and trade networks. Did Richmondtown, because of its central location on Staten Island, serve as a marketing center for the agricultural community?

The role of agriculture in the economic history of the village is important to understanding the development of the area. In other

geographical regions, there was a general shift over time from subsistence agriculture to market-oriented agriculture. Is this general pattern present in the development of Richmondtown? What kinds of agricultural products were produced and sold through the centuries? What were the technological needs and demands of the agricultural community?

Our research in the project area resulted in the identification of three gristmills, namely Bedell's-Ketchum's Mill, Wood's et al. Mill and Dunn's Mill. Historical evidence suggests that two other mills may have operated near the Richmondtown Restoration in the late 17th and 18th centuries as well. These mill sites raise a number of important research questions. What were the technological and architectural elements of the Bedell-Ketchum, the Wood et al. Mill, and Dunn's Mill? That is, what were the construction details of the mill buildings, wheel pits, raceways, mill dams, and hydropower systems? What was the economic relationship to and the impact of these mills upon the surrounding area? Where and from whom was grain obtained? What were the products of these mills and to whom were they sold? Who were the major occupants-operators of the mills? Can we identify their economic and social relationships within the village?

A study of artifact assemblages can reveal information regarding trade networks. In 1985, a museum exhibit at the Staten Island Institute of Arts and Sciences examined Staten Island trade networks from 10,000 B.C. to A.D. 1900. Research for this exhibit revealed that Staten Island has always had strong trade and economic ties to villages and communities in New Jersey. For example, during the prehistoric period, Indian groups were securing lithic materials for tool manufacture from

such diverse places as the mid-Hudson River Valley, western New York, New Jersey, and eastern Pennsylvania (Lenik 1985).

Archaeologists have assumed that there is a noticeable difference in the goods used by families in the urban core versus the rural areas or in the hinterland. The research for the Trade Networks exhibit demonstrated that during the colonial period, Staten Island families were importing the same British-made goods that were being used by families in Manhattan; there was no difference in the goods available in rural Staten Island in comparison with the colonial city of New York (Baugher and Venables 1985). In the mid to late nineteenth century Staten Islanders were using goods produced in regional, national and international markets (Cotz 1985). However, local industries on Staten Island and in New Jersey still provided many of the products used by Staten Island families (Baugher-Perlin 1982; Schuyler 1974, 1977). An evaluation of the artifact assemblages from Richmondtown sites can further clarify these preliminary findings.

The fourth major group of research questions that can be applied to Richmondtown Restoration concerns specific questions of class, status and ethnicity studies. Archaeologists today study material remains to determine social and economic status of individuals or families (Spencer-Wood 1987). In other words, are consumer choices evident in the archaeological record? Archaeologists have questioned whether there is a noticeable difference in the material culture of urban and rural upper class and middle class families during the colonial period. One recent study demonstrates that social class and economic wealth, not geographic location, determined what a colonial New Yorker

purchased (Baugher and Venables 1987). Various studies of nineteenth century sites have evaluated the change in lifestyle among the middle and lower class during the industrial revolution (Spencer-Wood 1987; Lee Decker, Friedlander, and Klein 1987). The findings from previous archaeological studies outside of Staten Island could be compared to the information unearthed at the Richmondtown residential sites.

Another aspect is the use of material culture assemblages to determine ethnicity. Material culture assemblages from different ethnic groups vary according to different cultural precepts and traditions.

Archaeologists have debated whether artifact assemblages reflect ethnic differences in purchasing patterns. Some archaeologists have described how the artifacts discarded by Black and Chinese Americans do reflect ethnic and racial differences in consumer behaviour (Greenwood 1980, Etter 1980, Schuyler 1980). Other archaeologists have raised the question of whether the artifact assemblages merely reflect economic and not ethnic differences (Baugher-Perlin 1982, De Cunzo 1982, Baker 1980). In the eighteenth and nineteenth centuries Richmondtown contained residences of numerous ethnic groups including: Austrian, Dutch, English, French, German, and Irish. Stratified archaeological deposits associated with a documented family can reveal what a particular family used. After evaluating a number of sites from a particular ethnic group a consumer behavior pattern may emerge.

In addition to artifact assemblages, archaeologists examine subsistence patterns and dietary patterns to determine status, wealth and ethnicity. Some archaeologists (Evans, Jr. 1980; Langenwalter II 1980) feel that the specific types of food chosen and their ways of preparation are important ethnic indicators, while other archaeologists

(Otto 1977) believe that dietary studies reveal economic and not ethnic differences. The study of dietary patterns or how food is prepared, served, and stored is a significant aspect in the interpretation of historic sites.

In summary, questions involving material culture can be applied to every site within the Richmondtown Restoration. Some suggested questions for further research are as follows: What type of activities took place at the various sites? The intrasite patterning of activities is an important research objective for understanding the use and development of the landscape. What are the trash disposal patterns? What trade networks are reflected in the material culture? Does the archaeological record reflect changes in economic and social status through time?

In conclusion, the varied prehistoric and historic archaeological sites located within the Richmondtown Restoration have the potential to yield significant data relevant to a wide variety of research questions. The careful collection of data from these sites and from the archival record will be an important factor in developing issues for future projects at Richmondtown Restoration.

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