
Cane River Creole National Historical Park
Magnolia Plantation
Overseer's House
Historic Structure Report

Hartrampf, Inc.

and

The Office of Jack Pyburn, Architect, Inc.

for

Historical Architecture, Cultural Resources Division

Southeast Regional Office

National Park Service

2004



The historic structure report presented here exists in two formats. A traditional, printed version is available for study at the park, the Southeastern Regional Office of the NPS (SERO), and at a variety of other repositories. For more widespread access, the historic structure report also exists in a web- based format through ParkNet, the website of the National Park Service. Please visit www.nps.gov for more information.

**Cultural Resources
Southeast Region
National Park Service
100 Alabama St. SW
Atlanta, GA 30303
(404) 562-3117**

2004
Historic Structure Report
Overseer's House
Magnolia Plantation
Cane River Creole National Historical Park
Natchez, LA
LCS#: 091558

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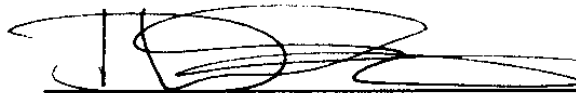
Magnolia Plantation

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Overseer's House

Historic Structure Report

Recommended by:



4-12-04

Chief, Cultural Resources

Date

Southeast Regional Office

Recommended by:



4-12-04

Associate Regional Director

Date

Cultural Resource Stewardship and Partnership

Southeast Regional Office

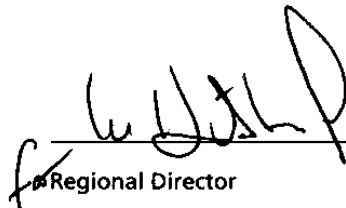
Approved by:


Superintendent

4/16/04
Date

Cane River Creole National Historical Park

Approved by:


Regional Director

5-20/04

Date

Southeast Regional Office

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Foreword

We are pleased to make available this historic structure report, part of our ongoing effort to provide comprehensive documentation for the historic structures and landscapes of National Park Service units in the Southeast Region. We hope that this study will prove valuable to park management in their continuing preservation of the building and to everyone in understanding and interpreting the Overseer's House at Magnolia Plantation.

Dan Scheidt
Chief, Cultural Resources Stewardship
Southeast Regional Office
May 2004

Project Team

Hartrampf, Inc.

Project Manager

*Historical Writer and
Project Coordinator*

Structural Engineer

Robert A. Bass, P. E.
President
Hartrampf, Inc.

Deborah Harvey

Chau Tran, P. E.

The Office of Jack Pyburn, Architect, Inc.

Historical Architect

Preservation Planner and
Architectural Historian

Intern Architect

Intern Architect

Drafter

Jack Pyburn, AIA
President
Office of Jack Pyburn, Inc.

Jackie Renell

Brandy Herlinger

David Steele

Tara Cooner

NPS Project Manager

Tommy H. Jones

Preface

Hartrampf, Inc. and the Office of Jack Pyburn, Architect, Inc. would like to acknowledge the assistance of several people in the preparation of this report. Eric Ford, Project Supervisor at the Cane River Creole National Historical Park, and his staff were most helpful in locating and sharing information that they had obtained from the Hertzog family regarding the portion of Magnolia Plantation now contained within the confines of the park. In particular, Rick Gupman and David Williamson made themselves available and helped to facilitate locating and scanning of information in the park library. Barbara Yocum of the Northeast Region Cultural Resources Center kindly clarified some of the information found in her Materials Analysis report. Our thanks to several workers at Magnolia Plantation who provided keys, information, and directions as needed, always with good humor. The writers of this report would like to thank Ms. Betty Hertzog for her patience in answering questions regarding the buildings at Magnolia Plantation, some of which she has probably answered many times. The assistance of these kind people greatly facilitated the writing of this report.

The contract for this Historic Structure Report restricted the amount of background research for this building to the information provided by, the Park Service. In preparation for this report, Hartrampf, Inc. received information from the National Park Service regarding the history of the plantation and previous work completed by the Park Service at the Slave Hospital/Overseer's House. The documents obtained from the National Park Service were Dr. Ann Patton Malone's Magnolia Plantation Overview; Historic Structure Assessments for the Slave Hospital/Overseer's House completed by Ali Miri, Historical Architect, of the National Park Service; the Comprehensive

Subsurface Investigation for Magnolia Plantation completed by Dr. Bennie Keel and his staff of the Southeastern Archaeological Center; Building Materials Assessments for the Slave Hospital/Overseer's House by Barbara Yocum, Architectural Conservator at the Northeast Cultural Resources Center of the National Park Service; and Design Analysis – The Overseer's House completed by the National Park Service Denver Service Center. Electronic files of HABS drawings of the buildings of interest were also obtained from the Southeast Regional Office of the National Park Service. In addition to these resources, Hartrampf, Inc. already possessed copies of the General Management Plan for the park as well as background information on the history and social context of the general area in the form of Dr. Ann Patton Malone's unpublished manuscript, "Oakland Plantation – It's People's Testimony," and "Bermuda- Oakland Plantation, 1830- 1880," an unpublished masters thesis by Carolyn Breedlove. Federal Census records provided additional insight into the changing demographics of the plantation. *Back of the Big House - The Architecture of Plantation Slavery*, by John Michael Vlach was also consulted.

An initial site visit was conducted on March 25 through March 29 of 2003 by members of the project team: Chau Tran and Deborah Harvey of Hartrampf, Inc., and Jack Pyburn and Jackie Renell of the Office of Jack Pyburn, Architect, Inc. During this visit, photographs and measurements of the buildings were taken, the Park Service staff was interviewed regarding stabilization measures already completed, and Ms. Betty Hertzog was interviewed regarding the general history of the plantation. The Hertzogs had previously allowed staff from the National Park Service to electronically scan some of their large collection of historic photographs, and the staff at Cane River

Creole National Park allowed the report team to make copies of those files that are pertinent to this report. A second site visit was made by Jack Pyburn, AIA, of the Office of Jack Pyburn, Architect, Inc. on May 1 and 2 of 2003 to verify some of the initial information.

Draft versions of this report were submitted to the National Park Service for review and comment at the 75% and 95% milestones, and comments, changes, and additional information were incorporated into the 95% and Final Submittal reports.

Management Summary

This report deals with the building currently known as the Overseer's House at the Magnolia Plantation unit of the Cane River Creole National Historical Park in Natchitoches Parish, Louisiana. Despite its current designation as the Overseer's House, the building has served three distinct uses: as a slave hospital, as a residence for the plantation owners, and as a residence for hired workers on the plantation, including overseers. Each phase of use generated particular structural and architectural configurations and modifications that are discussed fully in the Chronology of Development and Use portion of this report.

Historical Summary

About 1820, Ambrose LeComte I began to purchase land along the Red River (now known as the Cane River) that eventually became Magnolia Plantation. His grandson, Ambrose LeComte II extended the LeComte holdings even further. The Slave Hospital/Overseer's House is located on lands purchased by Ambrose LeComte II from Gasparite LaCour in 1835.

Although the exact date of construction of the Slave Hospital/Overseer's House is unknown, materials analysis places it approximately in the 1840s, after construction of the original Main House of the Plantation. An 1858 plat map of Magnolia Plantation completed for Ambrose LeComte II by surveyor, George Walmsley, shows the building as a Slave Hospital, which is its likely first use.

Ambrose LeComte's daughter, Atala LeComte married Matthew Hertzog, and the couple undertook the management of Magnolia Plantation

for her father. Ambrose LeComte eventually moved to his townhouse in Natchitoches, and Matthew and Atala Hertzog moved into the Main House. Unfortunately, during the Red River Campaign of the Civil War, this house burned to the ground, and, according to oral tradition, the plantation overseer was killed. To facilitate management of the plantation during these turbulent times, the Hertzogs moved into the Slave Hospital and remodeled it for their own use until they could afford to rebuild the Main House. The rebuilding did not occur for thirty years until, in 1897, the Hertzogs moved into a new Main House constructed on the foundations of the old.

After the Hertzog's moved into the new Main House, the building in which they had been living was used by plantation overseers, by then, called farm managers, as a residence, according to Ms. Betty Hertzog, who resides in the Main House at the time of the writing of this report. In 1900, Neuville Prud'homme, a relative of the Hertzog's, was one overseer, but he lodged in the Main House. The tenant of the Overseer's House was a second overseer of Magnolia Plantation, Edmund Delacorda, with his family.

Census records and Ms. Hertzog's recollections indicate that F. M. Rouget was the overseer for the plantation in 1910 and lived in the Overseer's House. It is not clear who occupied the Overseer's House after Mr. Rouget. After Neuville Prud'homme retired, Ms. Hertzog recalled that several other overseers occupied the Overseer's House, and at least one, George Lynn, made significant modifications to it, either with the permission of the Hertzogs or with their assistance.

During the 1950s, the Hertzogs relied increasingly on machinery and less on manpower to do the farm

work. Fewer workers were needed on the farm due to mechanization, and fewer workers were available due to the out-migration of young workers to more lucrative jobs in factories in the north. The Hertzogs diversified their crops and revived the raising of cattle as a cash crop. A full-time farm manager other than the owner was no longer needed. By the mid-1960s, the last of the overseers had left the plantation.

By 1976, many buildings on the plantation were no longer needed for the management of the plantation and were in danger of being lost due to deterioration and vandalism. Reluctant to see the historic structures from this part of their history lost, the Hertzogs donated the portion on which many of the buildings stood to Museum Contents, Inc., a local, non-profit, preservation group, with the understanding that the group would locate a suitable patron to preserve and protect the structures.

Betty Hertzog stated that, though Museum Contents, Inc. made some modifications to the brick slave cabins and the Gin Barn, it did not make any modifications or undertake any stabilization measures at the Overseer's House. The buildings, including the Slave Hospital/Overseer's House, were added to the National Register of Historic Places in 1979, and, in 1996, ownership of the tract of land on which they stood was transferred to the National Park Service to become part of the newly-designated Cane River Creole National Historical Park.

The National Park Service immediately embarked on stabilization activities aimed at curtailing the deterioration that the structures were experiencing. Some of these activities included replacing deteriorated roofing, shoring sagging walls, floors and ceilings, removing debris and damaged materials, protecting historic materials with plywood and screening, and rebuilding deteriorated foundations.

Many of these activities were accomplished by outside contractors hired by the Park Service, but since 1998, most of them were performed by Park Service personnel. These activities are chronicled in the following portion of this summary. On January 3, 2001, the Overseer's House was named a contributing structure when Magnolia Plantation,

part of which is included in the Cane River Creole National Historical Park, was designated a National Historical Landmark.

Architectural Summary

The Overseer's House, a special part of the history of Magnolia Plantation, has undergone significant changes in response to its evolution of use. Physical manifestations of its history are evident throughout the building, from the floor framing that corresponds with its original use as a slave hospital, to the historic modifications to convert it to a residence, to the more recent changes made to modernize the building.

The evolution of the Overseer's House is without complete documentation of the changes. Through research and analysis, considerable information on how and when the building evolved has been revealed. However, some of the features in the building are difficult to specifically date. Based on the information presented in this report, theories on the development and purpose of these features are presented.

The Overseer's House includes the main building and two wings, one of which is not physically attached to the building at the time of the writing of this report. Field investigation and historical documentation suggest that the main structure has been modified several times during three primary time periods. The modifications to the main building have resulted in the expansion of one room and the creation of one additional room out of an original enclosed space.

The gallery was enclosed in at least two phases of modification to the main building. In addition, two smaller buildings have been added to the main house. A small, freestanding building was relocated from another part of the plantation to the northeast side of the house. To the north of the relocated structure, and clearly constructed as an addition to the main building, is a second addition.

The historical documentation on the Overseer's House, coupled with the research and analysis completed in recent years, suggests that the main portion of the building was constructed circa 1840

with several modifications and additions made by circa 1885. The building was modified several times through circa 1960, the time which the National Park Service has assigned in its General Management Plan as the end of the Period of Significance for Magnolia Plantation. In the General Management Plan, the National Park Service has assigned interpretive goals for the Overseer's House to communicate its history through circa 1960. The physical qualities of the Overseer's House circa 1960 are summarized as follows.

Exterior Conditions

- The original exterior walls of the main building sheltered by the galleries were bousillage¹ that had been coated with plaster and whitewashed. The added exterior walls of the main building that were sheltered by the galleries were finished with whitewashed, butt- jointed, horizontal boards. The exterior wall of the southern- most wing addition that was sheltered by the gallery was finished with whitewashed clapboard siding.
- The exterior walls of the main building and two wing additions not sheltered by the galleries were finished with rolled asphalt siding.
- The wood trim of the main building and additions was painted white and green.
- A gallery wrapped a portion of both the southwestern and southeastern elevations of the main building. Square columns with simple capitals derivative of the Tuscan order supported the gallery roof. A balustrade spanned the gallery columns. A gate was located between two columns on the southwest elevation. Stairs leading to the gallery were located at the gated entrance.
- A gallery extended the full length of the southeastern elevation of the southernmost
- wing addition (Room 111). This gallery connected with Room 106 via an angled gallery extension to Door 3 at the northeastern elevation of the main building. Stairs leading to this gallery were located on the northeastern end of Room 111.
- The roofing on the main building and wing additions was 5- V metal.
- The brick chimneys and foundation piers at the perimeter of the main building and wing additions were parged and whitewashed.
- Half- round gutters and downspouts were located on the two wing additions.
- Simple wood brackets may have been located at the top of the gallery columns, just beneath the roof, by this time. Two photographs dating to circa 1940 and circa 1950 illustrate these brackets. It is possible they were still in existence circa 1960.
- A door and window located in the northwestern elevation of Room 102 were exposed on both the interior and exterior. Both a board- and- batten door and a screen door hung in the opening.
- The door in the southeastern wall of Room 105 had two doors hanging in the opening, a stile- and- rail with multi- light door and a screened door. Above the door opening was a multi- light transom. The National Park Service removed these doors and the transom from their openings and installed temporary plywood stabilization panels in their place.
- Lattice underpinning was installed along the southwest elevation of the main building.

Interior Conditions

- The original hewn timber and bousillage walls were intact with the exception of portions of Room 101. The later circular- sawn frame walls were also intact. All of the interior walls, with the exception of those in Room 110, were covered with painted gypsum wallboard, the color of which varied from room to room. The walls of the Room 110 wing were the exposed,

1. *Bousillage* was a common means of creating insulated walls generally used in Louisiana until the close of the Civil War or shortly thereafter. *Bousillage* was a mixture of clay and plant material or animal hair installed within a system of horizontal lath, called *barreaux*, affixed between the heavy timber upright members of a wall. The *bousillage* could remain an exterior finish of a structure, but it was usually either plastered and whitewashed or covered with board siding to protect the material.

unfinished framing and the interior surface of the exterior board siding.

- Abandoned mortises that once held vertical bars dating to before the Civil War existed in the windows and transoms in Rooms 103 and 104. This detail is believed to be a remnant of the slave hospital building configuration.
- A staircase, which led to the attic, was located along the northeast wall of Room 106.
- There was a bathroom, Room 109, located in the northwestern corner of the main building, which was created out of a larger room (Room 108) sometime in the twentieth century.
- There was a closet, Room 108a, along a portion of the northeastern wall of Room 108.
- Kitchen cabinets and countertops, including an integral sink, and a hot water heater were located along the northeastern wall of Room 105.
- There were four fireplaces located in the main building, in Rooms 101, 102, 103 and 104. The fireplaces in Rooms 102 and 103 are believed to be original to the building.
- The flooring throughout the main building, with the exception of Rooms 105 and 109, consisted of recently- installed pine boards. Rolled, asphaltic flooring covered the floor in Rooms 105 and 109. The flooring in Rooms 110 and 111 consisted of narrow, tongue- and- groove, pine boards laid over earlier historic flooring that differed in size and grain character from those that were commonly used throughout the main building.
- There were light fixtures installed in each of the interior rooms of the main building and the wing additions sometime after 1937.
- There were twenty- one doors and fifteen windows throughout the main building and wing additions.
- There were four planed, square, king- type posts with diagonal bracing attached to the underside of the roof ridge beam in the attic. These posts

were sawn off just below the bracing and, therefore, did not bear on any other member. A discussion of theories regarding the reason for this construction may be found in the Physical Description portion of this report.

- The main roof framing included evidence of two dormers that were once located on the southwestern elevation of the main building roof.
- The attic had a finished floor, comprised of boards oriented in varying directions and of various widths.
- The house was piped for gas service from a tank on the site.

Summary of National Park Service Work

The National Park Service is actively working towards the stabilization and rehabilitation of the buildings and landscapes that comprise the portion of Magnolia Plantation in its possession. These efforts have included a 1996 materials analysis, a 1997 historic structure assessment, and a 2002 design analysis for the Overseer's House. Various entities of the National Park Service, including the Historic Preservation Training Center, the Northeast Conservation Center, and staff members at the Park itself have undertaken work on the buildings at the Magnolia Plantation component of the Cane River Creole National Historical Park.

The Overseer's House has also been stabilized and modified by contractors working for Museum Contents, Inc. and the National Park Service. It should be noted that the work completed by contractors was not always sensitive to the historic fabric and appearance of the building. The work completed to date on this building is listed below.

- Reconstructing the roof framing for the main building. This treatment involved removing all evidence of the historic dormers that were located on the southwest elevation of the roof sometime between 1930 and 1959.
- Installing new 5- V metal roofing on the main building.

- Removing the asphalt siding on the exterior walls of the main building and replacing it with new clapboard siding. This treatment involved covering two historic door openings and one historic window opening with clapboards so that they are no longer expressed on the exterior.
- Reconstructing the brick piers along the perimeter of the main building and all those beneath the two wing additions.
- Repairing the rafters and replacing the sheathing in the gallery roof.
- Reinforcing the gallery floor framing through the installation of new framing members, including new sill beams.
- Replacing all of the sill beams throughout the floor framing of the main building.
- Repairing the gallery columns.
- Installing temporary plywood stabilization doors in the openings for Door 4 and Door 20.
- Removing the porch swing from the southern corner of the gallery on the main building.
- Removing the lattice underpinning along the southwest elevation of the main building.
- Installing ogee gutters and downspouts on the wing additions.
- Installing expanded polystyrene insulation board over the northwest interior wall of Room 102.

The work performed on the Overseer's House by contractors hired before the Park Service came into possession of the property and by the National Park Service has, in some cases, not resulted in a consistent and appropriate treatment for the period of significance established by the National Park Service. In particular, the installation of new, clapboard siding on the exterior walls of the main building not sheltered by the galleries has altered the character of both the building and the overall historic setting in that area of the plantation from its circa 1960 appearance because it covers three

historically significant openings to the building, Doors 2 and 3 and Window 3. Furthermore, the installation of this siding is inconsistent with the circa 1960 appearance of the building, as historic documentation has revealed that the rolled, asphalt siding that was removed was installed sometime between 1959 and 1961 and, therefore, is representative of the last years in the period of significance.

On the other hand, the National Park Service has taken some positive steps to protect the building from further decline. Reconstructing the brick piers and some of the floor framing beneath the galleries on the main building was necessary to stabilize the building and arrest further deterioration. However, the piers have not been parged and whitewashed, a treatment consistent with the 1960 conditions.

Summary of Recommended Treatments

The optimal treatment approach for the Overseer's House is based on the knowledge of and respect for its historic materials and how they are assembled. As prescribed in the General Management Plan the buildings at Magnolia Plantation are to be preserved and restored to their circa 1960 character. The General Management Plan has designated the Overseer's House to be used for interior and exterior interpretation, exhibits, and, possibly, for some limited storage. The history and condition of this building has been researched and analyzed, and recommended treatments have been established for the consideration of the National Park Service. These treatments are summarized below.

- Restore the brick foundation piers interior to the main building. Repair parging and whitewash all exterior piers on both the main building and the wing additions.
- Remove the existing clapboard from the exterior walls of the main building and re-lay it flat, with flush joints, to serve as sheathing. Install unpatterned, granulated asphalt siding of a color similar to the historic siding that currently exists on the wing additions. This treatment should expose the historic door and window openings currently concealed by the non-historic clapboard (Doors 2 and 3 and Window 3).

- Install an appropriately- designed ramp, consistent with the requirements provided in the Americans with Disabilities Act, and at a location that avoids negative impacts on archaeological resources and on views of the historic building.
- Examine the existing roofing on the wing additions for any damage or moisture infiltration. Repair where necessary using materials that match the historic in dimension, detail, and finish.
- Install chimney caps that protect the flues but are not visible from the exterior on all the chimneys.
- Reconstruct the shed roof that historically existed over Door 3 on the northeast elevation of the main building.
- Reconstruct the gated balustrade along the galleries on the main building.
- Reconstruct the brackets along the tops of the gallery columns on the main building, as they likely existed circa 1960. The circa 1940s and 1950s photographs of the Overseer's House should be used to replicate the historic appearance of the brackets.
- Reconstruct the stairs to the gallery on the southwest elevation of the main building.
- Reconstruct the gallery on the southeast elevation of the southernmost wing addition. This gallery should be reconstructed in its historic configuration, by connecting it with the main building at Door 3.
- Rehang the historic doors in door openings 4 and 20. If these doors no longer exist, new doors should be constructed to match the historic using existing documentation.
- Rehang the historic window and door shutters for the main house currently stored within the building.
- Remove the existing ogee gutters and downspouts on the two wing additions and install half- round gutters to match those that existed historically circa 1960.
- Remove the temporary expanded polystyrene insulation board from the northwest interior wall of Room 102. This will expose Door 2 and Window 3 to the interior of the room. If the historic gypsum wallboard exists beneath the insulation board, repair and repaint, as necessary to its historic finish. If this wallboard has been removed, install new gypsum wallboard and paint it according to the historic finish that has been identified for that room circa 1960.
- All other interior finishes should be considered historic and preserved accordingly. Reference should be made to the Materials Analysis that was completed in 1996 by Barbara Yocum when cleaning or repairing the finishes in order to accurately interpret their circa 1960 appearance.
- Retain the existing historic light fixtures for interpretation. New power service will be required to allow for lighting of the space and specific exhibits. All new lighting equipment should meet modern codes. Lighting of the space should be accomplished in a manner that provides the historically appropriate amount and quality of light that was produced by the historic fixtures, with spot lighting where required for exhibits, preferably integral to the exhibit and not requiring intrusion into the historic fabric. All new fixtures and equipment should be installed in a manner that does not impact the historic integrity of the building.
- Retain all of the remaining features of the gas service that are evident in the main building for interpretive purposes.

The National Park Service has committed to educate the public on the history of Magnolia Plantation and the functions of its structures. Therefore, it will be important to faithfully treat the Overseer's House in a manner that will achieve a consistent presentation of its composition, materials, and assembly circa 1960, as prescribed in the General Management Plan. This treatment approach will ensure the visitor a glimpse of how Magnolia Plantation evolved throughout its history in response to the changing



FIGURE 1. The Overseer's House in 2003.

needs of both its owners and those who worked for them.

Administrative Data

Locational Data

Building Name. Overseer's House

Building Address. Magnolia Plantation, Derry, Louisiana, 71456

LCS #. 091558

Related Studies

Jones, Tommy, *The Gin Barn, Magnolia Plantation, Cane River Creole National Historical Park, Historic Structure Report*, Atlanta: National Park Service Southeast Support Office, 2002.

Keel, Bennie C., with Christina E. Miller and Marc A. Tiemann, *A Comprehensive Subsurface Investigation at Magnolia Plantation*. Tallahassee: Southeast Archeological Center, 1999.

Malone, Ann Patton, Ph.D., "The Magnolia Plantation Overview," unpublished MS, November 1996.

Miri, Ali A., *Historic Structure Assessment Report – Hospital/Overseer's House, Magnolia Plantation*. Atlanta: Southeast Field Area, National Park Service, 1997.

National Park Service, *Cane River Creole National Historical Park General Management Plan/Environmental Impact Statement*, 2001.

National Park Service, *Design Analysis – The Overseer's House: Preserve and Stabilize Magnolia Plantation Structures*, Denver: Denver Service Center, 2002.

Yocum, Barbara A., "Magnolia Plantation: Building Materials Assessment and Analysis. Lowell, Massachusetts: Northeast Cultural Resources Center, Northeast Field Area, National Park Service, 1996.

Cultural Resource Data

National Register of Historic Places. The LeComte- Hertzog Plantation (Magnolia Plantation), was listed in the National Register of Historic Places in 1979.

National Historic Landmark. The Overseer's House was named a contributing structure when Magnolia Plantation was designated a National Historic Landmark on January 3, 2001.

Period of Significance. The period of significance for Magnolia Plantation begins with the founding of

the plantation and concludes about 1960, around the time that the last of the sharecroppers and tenants were leaving the plantation.

Proposed Treatment and Use. According to the National Park Service General Management Plan for this park, the Overseer's House is to be interpreted from the interior and contain exhibits and some limited storage.

Historical Background and Context

This history deals with Magnolia Plantation, part of which is included in the Cane River Creole National Historical Park in Natchitoches, Louisiana. The building under discussion in this report is the Overseer's House. Historian Dr. Ann Patton Malone compiled a comprehensive history of Magnolia Plantation for the National Park Service in 1996. This overview of the history of the plantation on which the building under review stands is based largely on her work and will not be individually noted unless explicitly quoted. Other references are noted in the body of the text.

Antebellum Magnolia

Magnolia Plantation was established about 1835 by Ambrose LeComte II and his wife, Julia Buard LeComte. However, much of its lands were secured earlier by his grandfather, Ambrose LeComte I, who assembled his plantation by combining lands obtained through French and Spanish land grants made to the LeComte family in the mid and late 1700s with judicious purchases of land from smaller planters during times of economic distress or disbursement of estates. Jean Baptiste LeComte I, father of Ambrose LeComte I, received a land grant in 1753 on both sides of the Red River (later known as the Cane River). He settled in the Shallow Lake area, across the river from present-day Magnolia Plantation, with his wife, Marguerite LeRoy. It was there that Ambrose LeComte I was born in 1760. By 1786, Ambrose LeComte I had married Helene Cloutier, and they had one son, Jean Baptiste LeComte II. Ambrose LeComte I also received a Spanish land grant in an area 30 miles west of Cloutierville, which he developed into a ranch. Preoccupied with this development, he left the

management of the Cane River property to his son, Jean Baptiste LeComte II, who married Marie Anne Cephalide Lambre in 1806. Their son, Ambrose LeComte II, was born in 1807. After the Panic of 1819, Ambrose LeComte I began to purchase lands adjoining the original grant on the Cane River. With his son acting as his representative, he purchased lands on the east bank of the Cane River from Gasparite LaCour; Louis, Belloni, and Jacques Vercher; and L. Gallien in April of 1820. He purchased more property from Barthelemy LaCour in 1824, from Nanet Larnadier in 1825, and from Louis Gallien in 1826.

In 1827, Ambrose LeComte II married Marie Julia Buard. In the early 1830s, they began the construction of a home at Magnolia Plantation. In October of 1833 either he or his grandfather, Ambrose LeComte I, purchased a tract of land on the east bank of the Cane River from the estate of Athanase Brosset and his wife, Celeste Baudoin. In December, Ambrose LeComte also purchased the Barthelemy LaCour plantation, and, in 1834, he purchased land on both sides of the Cane River from Jean Baptiste LaCour. In July of 1835, Ambrose LeComte II purchased property on both sides of the Cane River from Gasparite LaCour that included "houses, outhouses, cotton gin and other buildings thereon."¹ This is the land on which the Magnolia Plantation gin barn is located. It is not known what other outbuildings were included in this sale. The buildings that are currently part of the Cane River Creole National Historical Park are mostly located on this property purchased from Gasparite LaCour in 1835, including the Overseer's House, which is the focus of this report.

1. Dr. Ann Patton Malone, "The Magnolia Plantation Overview," unpublished MS completed for the National Park Service, 1996, p. 37.

Historical Background & Context

Despite the Panic of 1837 and the recession of the early 1840s, Ambrose LeComte II continued to expand his holdings. Material analysis indicates that the original portion of the Overseer's House was likely built during the 1840s for use as a slave hospital. In 1845, Ambrose LeComte's wife, Julia Buard, died. He remarried in 1846 to the Widow Bossier, Lise Victoire Desiree Sompayrac, and began to devote his time to horse breeding and racing, leaving the daily management of the plantation to his overseers. Ambrose LeComte II and his wife, with their combined families of children, had moved to his townhouse in Natchitoches by 1850.² Suzette Buard, the widowed sister of LeComte's first wife, was living at Magnolia Plantation at that time. The 1850 Federal Census of Natchitoches Parish indicates that the overseer for Magnolia Plantation at that time was probably George Cobb, who hailed from Alabama.³ It is unknown in what structure Mr. Cobb lived. However, by 1851, a different overseer, W.B. Eddins, was corresponding regularly with Ambrose LeComte regarding management issues at Magnolia Plantation, including the construction of a new residence.⁴ In 1852, Ambrose LeComte's daughter, Ursele Atala, married Matthew Hertzog. After their marriage, Ambrose LeComte II gave the couple a 40% interest in Magnolia Plantation, retaining 60% for himself.⁵ Overseer Eddins died in September of 1852. According to family legend, the Matthew Hertzogs moved into the new Main House at Magnolia Plantation, probably after Eddins died, and undertook the management of the plantation for Ambrose LeComte II.⁶

Residence at the Magnolia Plantation Main House appears to have been a fluid arrangement. By the 1860 census, Ambrose LeComte II and his wife were again living on Magnolia Plantation.⁷ The location of Matthew and Atala Hertzog is not clear; they were enumerated twice in the census, once along the Cane River but not at Magnolia Plantation, and once

in the town of Natchitoches, though not in the LeComte townhouse.⁸ This double enumeration occurred because the planter society kept more than one home and spent time in each home during the year. The Matthew Hertzog family is enumerated along the river with a newborn infant, Caesar Hertzog, less than two months old. Later, however, they are enumerated in the town of Natchitoches without the infant. It is likely that the Hertzogs moved to a family residence in town to be closer to a physician or as a response to the death of the infant between the time of their first enumeration and their second. Census-takers were instructed to enumerate whoever was in a residence at the time of their taking of the census, so they would not necessarily think it improper to enumerate the same family in two different locations. The census records show two probable overseers for Magnolia Plantation in 1860: Theodore Lacour and G.E. Spillman. What structures these overseers occupied is unknown.

The main crop at Magnolia Plantation was cotton, which replaced indigo and tobacco as the major export crops in the area in the early 1800s. The 1850s were a time of high cotton prices and high expectations for the planters along Cane River. It was a period of expansion and improvement to the plantation operations. At Magnolia, the cotton gin was converted to steam by 1856. A plat of Magnolia plantation rendered in 1858 indicates that the Overseer's House existed at that time. However, on the plat, it is labeled "Hospital." It appears, from research into the probable original configuration of the building, that it was constructed as a hospital for the slaves of the plantation. Where the overseers lived is unclear. However, it is possible, based on the arrangement of the building, that an overseer occupied the eastern rooms of the structure. Malone suggests that a building she labeled "Cottage Buard," and called "the Cottage" by the Hertzog family, could have been used as a dwelling for overseers before the Civil War. Bennie Keel notes that Malone misread the label on the 1858 plat of the building used for baled cotton,⁹ likely a storage facility for cotton awaiting shipment on the steamboats that plied the waters of the Cane River. Nevertheless, Keel also refers to "Cottage Buard," and cites archaeological evidence for its existence. This archaeological evidence, however, does not

2. *Seventh Census of the United States, 1850 Population Schedule, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.

3. Ibid.

4. Bennie C. Keel, *A Comprehensive Subsurface Investigation at Magnolia Plantation*, Tallahassee: National Park Service Southeast Archeological Center, 1999, pp. 84-88.

5. Ibid., p. 19.

6. Ibid., pp. 85-87.

7. *Eighth Census of the United States, 1860 Population Schedule, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.

8. Ibid.

9. Keel, p. 24.

correspond to the location of any building shown on the 1858 plat map; it is farther north of the gin barn than the baled cotton building, southwest of the location of the former corn cribs, and located along the road.¹⁰ The surveyor who rendered the plat, G. S. Walmsley, took the trouble to locate corn cribs and rain houses, relatively insubstantial structures, on the 1858 plat map; it seems likely he would have also located the Cottage if had existed. Therefore, the so-called "Cottage Buard" probably did not exist in 1858. Malone's description of the building indicates that it was probably constructed before the Civil War as it was built of cypress timber, brick, and bousillage, a construction method not used long after the war. It is therefore logical to conclude that "the Cottage" was built between 1858 and the mid- 1860s, and could, indeed, have been used to house an overseer of the plantation.

The Civil War

The outbreak of the Civil War in 1861 changed life on Cane River, as it did elsewhere in the nation. Although cotton production was high, distribution for sale became increasingly difficult and, eventually, impossible. With the fall of New Orleans to Federal forces in 1862, the last outlet for the sale of Cane River cotton closed. Planters in the area turned to other crops for local consumption and stored their cotton, hoping to recoup their losses when the war ended. The fighting reached the area in 1864 during the Red River campaign, and directly impacted Magnolia Plantation. Federal forces, retreating down the Cane River, burned buildings as they went. Despite their original orders to fire only cotton in order to deprive the South of a means of financing a continuation of the war effort, they also burned barns, gins, and houses. The Main House at Magnolia Plantation was burned to the ground.

According to family legend, the LeComtes and the Hertzogs had apparently removed to the safety of their town homes in Natchitoches, leaving the overseers to tend to the business of the plantation. Family legend records that the overseer was killed by the Federal forces under the steps of the Main House. With the plantation house and the overseer gone, Matthew and Atala Hertzog moved their family into the Slave Hospital and renovated it for

their use as a residence. The Hertzogs, like their neighbors in the area, found themselves in seriously reduced circumstances. With their cash crop destroyed, their livestock and foodstuff confiscated by both the Confederate army and the foraging Federal forces, and their workforce depleted by conscription and desertion, their prospects looked bleak. They and their remaining workforce turned to subsistence farming for the remainder of the war.

Reconstruction

With the end of the Civil War in 1865, the situation began to improve. The former relationship between the planters and their workforce was ended, but a new one was forged, though not without difficulty. The local Union commander, Lieutenant Colonel S.G. Van Anda, issued orders instructing the freed workers of the area to remain on the plantations where they had formerly been slaves and instructing their former owners to sign contracts with them as hired labor.¹¹ The Freedmen's Bureau helped the former slaves to negotiate labor contracts with their former owners. However, discontent with the contract situation caused many workers to refuse to sign contracts in 1867 and 1868. They felt that the contract labor system was not a sufficient improvement over their original, enslaved condition. As an alternative, sharecropping was gradually introduced to the area to provide labor to produce the crops. Though an imperfect alternative, the laborers saw sharecropping as a means of accumulating enough wealth to eventually purchase land of their own. To the planters, it provided relief from the necessity of producing cash payments for their workers on a quarterly basis regardless of the success of the previous crop. The laborers, thus, assumed a share of the responsibility for the success of the crop, since their own profits depended upon that success.

Unfortunately, though cotton prices were high immediately after the war, production was low due to floods, caterpillars, and labor problems. As the labor problems were resolved and production began to climb, prices began to drop. During the 1870s, farmers were able to increase production, but

10. Ibid., pp. 25, 61.

11. Carolyn Breedlove, "Bermuda/Oakland Plantation, 1830-1880," unpublished masters thesis, Northwestern State University of Louisiana, 1999, p. 45.



FIGURE 1. Overseer's House, after late 1930s. (Courtesy of Ambrose J. Hertzog III.)

prices were often below cost. As a result, both sharecroppers and owners often found it difficult to make ends meet. When they could not meet their charges for supplies for the crop of the current year, they were obliged to borrow or charge even more in order to purchase supplies for the crop of the following year. This debt spiral made it increasingly hard for sharecroppers to make a living, and many of them left the area in the late 1870s to try their luck at homesteading in Kansas. It appears from the 1870 census that the Hertzogs did not employ an overseer immediately after the war. Mathew Hertzog is the only male listed in the vicinity of Magnolia Plantation that recorded his occupation as farmer rather than laborer.¹² In the rest of this census, plantation overseers tended to list their occupation as farm manager or overseer. It is reasonable to assume, therefore, that Mathew Hertzog undertook the direct management of Magnolia Plantation after the Civil War without the help of an overseer.

In 1883, Ambrose LeComte II died. Atala, and Matthew Hertzog inherited Magnolia Plantation, which they had managed for him for thirty years. In the 1890s, the Hertzogs began rebuilding the Main House on the existing foundation remaining after the destruction of the original house in 1864. They demolished many of the original brick slave cabins in the Quarters and used the brick for the construction of the new Main House. Matthew and Atala moved into the new house in early 1897, less than a year before Atala's death. After the move, the former slave hospital was often used to house the overseers of Magnolia Plantation, and the building came to be known as the Overseer's House. In the 1890s, Matthew Hertzog employed three overseers at Magnolia Plantation, Neuville Prud'homme, Walter Parror, and Edmund Delacorda.¹³ According to the 1900 census, Edmund Delacorda lived in the

12. *Ninth Census of the United States, 1870 Population Schedule, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.

13. "Farming Today - Farming of the 90's," Natchitoches: Natchitoches Times, probably 1941 (exact date unknown), in "1939-1949 Scrapbook," private Hertzog collection, Magnolia, Plantation. Also, *Twelfth Census of the United States, 1900, Population Schedules, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.

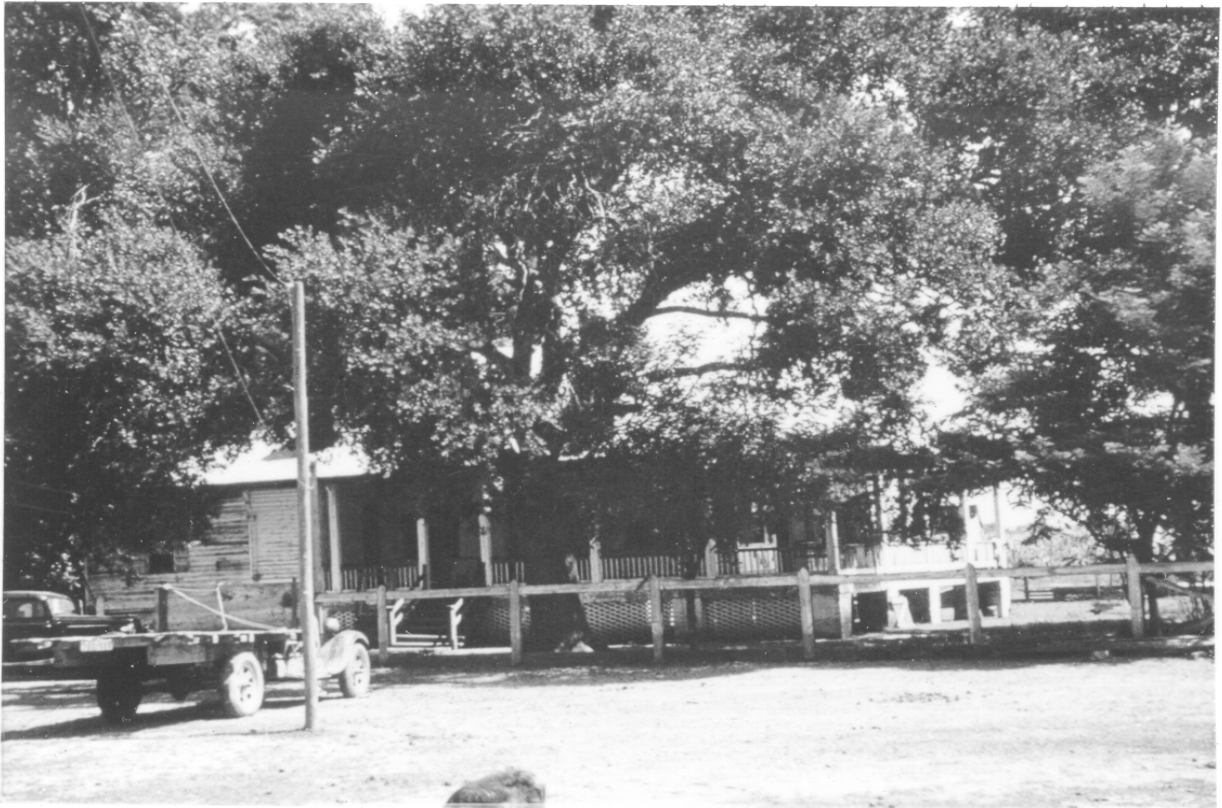


FIGURE 2. Overseer's House, after late 1940s. (Courtesy of Ambrose J. Hertzog III)

Overseer's House with his wife and nine children. Neuville Prud'homme is also listed in the 1900 census as the "farm manager" and is recorded as living in the Main House with his distant relatives, the Hertzogs.¹⁴

20th Century Magnolia

After Matthew Hertzog died in 1903, his estate was inherited by his two surviving children, Ambrose J. Hertzog, and Frances "Fanny" Hertzog Chopin, and divided between them. Ambrose Hertzog received the major portion of Magnolia Plantation that is included in the Cane River Creole National Historical Park. Fanny, however, inherited, among other parcels, the land on which the Gin Barn and Quarters are located. She sold that portion to her brother to keep the work area intact. Ambrose J. Hertzog and his wife, Sarah (Sallie) Hunter Hertzog continued to operate Magnolia Plantation.

Ambrose J. Hertzog and Sallie Hunter Hertzog married in 1892. They had five children who survived infancy: Matthew Hertzog II, Marie Louise Hertzog, Marie Atala Hertzog, Sarah Hunter Hertzog, and Ambrose John Hertzog II. Their oldest son, Matthew Hertzog II, served in the Armed Forces during World War I and then returned to the plantation to assist his parents in its management. With his bride, Lydia Compton Hertzog, he shared the Main House with his parents. Their daughter, Betty Hertzog, still resides at Magnolia's Main House at the time of the writing of this report. The youngest son of Ambrose and Sallie Hertzog, Ambrose John Hertzog II, married Irma Behrens. They had three children: Irma Jane Hertzog, Ambrose John Hertzog III, and Matthew Hertzog. Ambrose J. Hertzog II died in 1991, but his son, Ambrose J. Hertzog III, still resides at Magnolia Plantation (in 2003), in a house built in 1976 to the north of the Main House. Betty Hertzog and Ambrose J. Hertzog III are the current (2003) owners of the portion of Magnolia Plantation not included in the Cane River Creole National Historical Park.

14. *Twelfth Census of the United States, 1900 Population Schedule, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.



FIGURE 3. Hay wagon in front of overseer's house in 1950s. (Courtesy Ambrose J. Hertzog III)

During a personal interview with her, conducted by Deborah Harvey of Hartrampf, Inc. in 2003, Betty Hertzog recalled the names of overseers at Magnolia Plantation in the first half of the twentieth century.¹⁵ According to Ms. Hertzog, a Mr. Rouget was overseer when her father, Matthew Hertzog II, was a child. F. M. Rouget appears in the 1910 census with his wife and six children in a location that indicates they may have occupied the Overseer's House.¹⁶ He was followed by Neuville Prud'homme, who again lived at the Main House rather than in the Overseer's House. Neuville Prud'homme was the overseer both before and after

Mr. Rouget. In both the 1900 and the 1930 censuses, Neuville Prud'homme is listed as "farm manager" and a boarder in the Main House at Magnolia Plantation,¹⁷ but he apparently did not live at Magnolia Plantation during the tenure of F.M.

Rouget as overseer.¹⁸ Neuville Prud'homme was replaced as overseer by Henry Gallien some time after 1930. He and his family probably lived in the Overseer's House. Henry Gallien's son, Leslie Gallien became the overseer after his father. When Leslie Gallien left, Telese Rachal and his wife moved into the Overseer's House and lived there for a year. Betty Hertzog asserted that, during that year, they never hooked up the hot water heater, though it was available. The hot water heater was installed in 1948,¹⁹ which indicates when the Rachals lived in the Overseer's House. Betty Hertzog remembered that Floyd Thompson was the overseer in 1958, when the movie, *The Horse Soldiers*, was made in the area. Following Floyd Thompson, George Lynn became the overseer between 1959 and 1961.²⁰ He and his

15. Betty Hertzog to Deborah Harvey, oral interview, March 2003.

16. *Thirteenth Census of the United States, 1910 Population Schedule, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.

17. *Twelfth and Fifteenth Censuses of the United States, 1900 and 1930 Population Schedules, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.

18. *Thirteenth Census of the United States, 1910 Population Schedule, Natchitoches Parish, LA*, reviewed online at Ancestry.com, 2003.

19. The State Stove and Pipe Company, which manufactured the hot water heater housed in the Overseer's House, was founded in 1946.

wife installed the gypsum board over the exposed bousillage walls and laid new flooring, among other improvements. Mr. Arledge was likely the last overseer at Magnolia Plantation. Betty Hertzog could not remember the dates of his service.

By 1938, electricity had come to the Cane River area.²¹ Matthew Hertzog II reported in about 1941 that electrification had been partly introduced to the plantation,²² but, for the most part, the Hertzogs continued to use the traditional methods of farming, including crop rotation and cultivation using manual and animal- powered methods. Magnolia Plantation boasted little in the way of mechanization, though that was slowly changing.

The Hertzogs used both sharecroppers and day laborers in their operations. They provided housing for all their workforce. According to Betty Hertzog, the day laborers, who were usually single men, were housed in the former slave quarters, and the tenant farmers, generally family men, were housed in tenant houses constructed along the roadside and close to their assigned plots of land.²³ At one time, the Hertzogs provided housing and work for up to forty- five families. The day laborers were generally assigned to operate the mechanized equipment, such as tractors and ginning equipment. The tenant farmers relied on mule- powered equipment to farm the forty acres assigned to them. They were also

"required to own a cow and a mule and to raise a crop of vegetables to supply their own tables."²⁴

In 1939, a tornado ripped through Magnolia Plantation, demolishing the Cottage, where Neuville Prudhomme was living, and damaging the eight remaining brick cabins and the gin barn. The steam- powered cotton gin was destroyed. Possibly in response to the necessity of replacing damaged farm equipment, the move to mechanization at Magnolia Plantation accelerated. It was at this time that the Hertzogs ceased ginning their own cotton, and the old gin barn, which had also been used as a hay barn since the 1920s, was repaired and remodeled.²⁵ The brick houses for the day laborers, which were the remaining original slave cabins, was repaired, and electricity was installed there by 1946.

During the 1950s, the Hertzogs ended sharecropping arrangements with their workers, as did most of the planters of the area, but continued to hire day laborers to work their crops. Fewer workers were needed due to mechanization, and fewer workers were available due to the continued out- migration of young people to work in the factories in the north. The Hertzogs revived the raising of cattle as a cash crop and diversified their field crops. By the mid- 1960s, a resident farm manager other than the owner was no longer needed on the plantation, and the Overseer's House fell vacant.

20. Ali A. Miri, *Historic Structure Assessment Report – Hospital/Overseer's House, Magnolia Plantation – Historic Asset Assessment Report*, Atlanta: National Park Service Southeast Support Office, 1997, p. 2.

21. Valley Electric Corporation, which services the area today, was incorporated in 1937 and began to provide service in 1938, according to Doris Brett Vincent, in e-mail to Deborah Harvey, March 2003.

22. "Farming Today," n.p.

23. Betty Hertzog to Deborah Harvey, oral interview, March, 2003.

24. Malone, p. 99.

25. Jones, p. 7.

Historical Background & Context

Chronology of Development and Use

The Overseer's House has provided shelter for a diverse spectrum of plantation residents including invalid slaves, the plantation owners, and the overseers. Historic documentation suggests the house was originally used as the plantation slave hospital. In particular, G. S. Walmsley's circa 1858 plat map, referenced in the previous section of this report, illustrates a "Slave Hospital" in the approximate location and configuration of the existing Overseer's House. The similarities between the roof profile on the Walmsley map and that of the existing Overseer's House suggests that the two buildings are one and the same. Additionally, physical evidence documented during the field analysis for this report, as well as in several National Park Service analyses, indicates that the building may once have been used as a slave hospital. Specifically, open mortises in the heads of several of the original window openings appear to have once held square wood bars. The use of bars suggests that some degree of security was desired, perhaps to prevent the building's occupants from leaving or to prevent intrusion into the building.

Original Building

Another feature that suggests the building's original use as a slave hospital is the floor plan. Analysis of the historic floor plan and wall framing provides insight into the evolution of the building. Barbara Yocum's 1996 *Materials Analysis* identified the historic materials used in the construction and expansion of the building. In addition, Ali Miri's 1997 *Historic Structure Assessment Report* explored several theories regarding the configuration and evolution of the original floor plan. Miri's first theory is that the original building consisted of one large, rectangular room surrounded by a gallery on all sides. In this configuration, the large room was

slightly longer than the existing length of Rooms 103 and 104 combined. In his report, Miri illustrates this floor plan, noting that the original northeast wall of the room was removed at some point and a new northeast wall constructed, which resulted in shortening the length of the room to the existing size of Rooms 103 and 104 combined.

The next floor plan presented by Miri consists of two rooms, one larger than the other. As with the first theory, Miri suggests that the larger room is the same size as the existing Rooms 103 and 104 combined. The smaller of the two rooms is the same size as the existing Room 102. Changes to the floor plan not discussed by Miri are the removal of the two doors illustrated on the first floor plan and the addition of a double-sided fireplace between the two rooms.

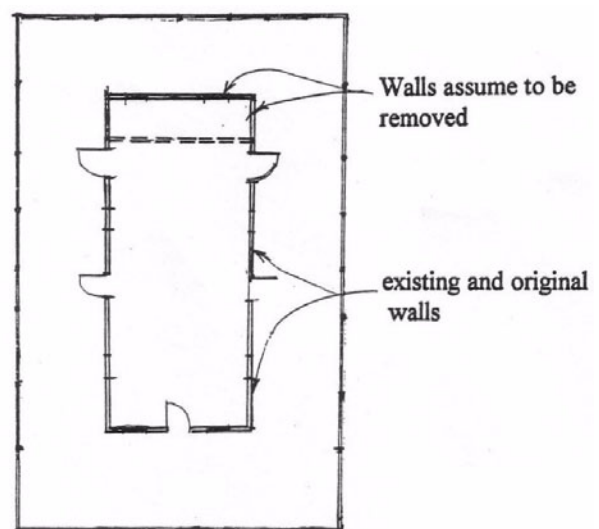


FIGURE 1. Original Floor Plan Configuration: First Theory. Drawing excerpted from Ali Miri's 1997 *Historic Structure Assessment Report* for the Overseer's House/Slave Hospital at Magnolia Plantation.

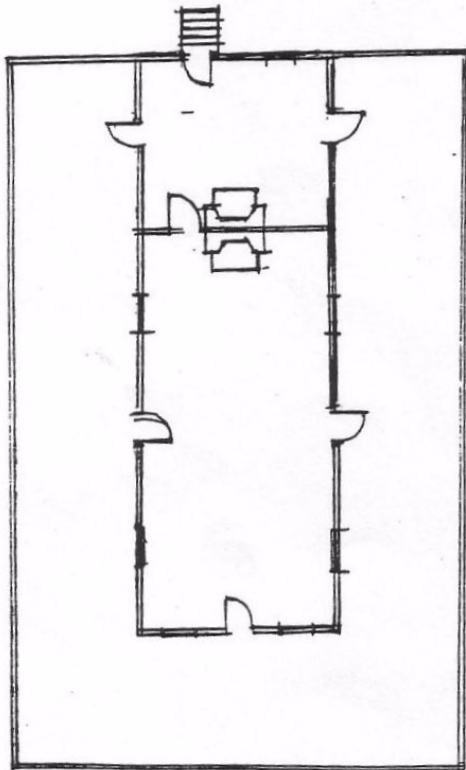


FIGURE 2. Original Floor Plan Configuration: Second Theory. Drawing excerpted from Ali Miri's 1997 *Historic Structure Assessment Report* for the Overseer's House/Slave Hospital at Magnolia Plantation.

Finally, Miri theorizes that the original floor plan could have been a T- configuration, which included the rooms identified in this report as Room 101 (in part), Room 102, Room 103, Room 104, Room 108 and Room 109 (see diagram on following page). However, in this theory Miri suggests that, when originally constructed, the building had only four rooms, which covered the area currently encompassing the six rooms listed above. In the suggested original configuration, Rooms 101, 102 and 108 were all of equal depth (the same depth of the existing Room 102), Room 108 included Room 109, and Rooms 103 and 104 were one large room. As Miri points out, this large room would have been appropriate for hospital use, serving as the sick ward. Miri further notes that the floor and ceiling framing is consistent with the T- configuration of rooms.

This last floor plan configuration appears to be the most likely original floor plan. In addition to the floor and ceiling structures, other physical evidence supports this theory. Part of the floor structure is constructed around the brick fireplace foundation

between Rooms 102 and 103, indicating that Room 102 is part of the original floor plan. While this also supports Miri's second theory, the existence of the T- configuration in the floor and ceiling plans suggests that the original rooms were arranged the same way. If the original plan had been consistent with Miri's second theory, resulting in Rooms 101 and 108 being later additions to the building, the orientation of the floor and ceiling framing members in each of these rooms would be an unusual treatment, without any existing supporting evidence. As shown below, the configuration of the foundation framing is especially supportive of the T- configuration theory.

Extending from the exterior southeast wall of Room 101 and wrapping around the building to the exterior southeast wall of Room 108 was a gallery. On the interior of the building, in the earliest layout, were two fireplaces sharing one chimney. One fireplace was in Room 102, and the other fireplace was in the larger room, now Rooms 103 and 104. There were eleven windows and ten doors in the original floor plan. The original windows are identified on the following existing floor plan as Windows 1, 2, 3, 4, 7, 8, 9, 10, 11 and what are now Doors 12 and 18. The original doors are identified on the following existing floor plan as Doors 2, 5, 6, 7, 8, 9, 11, and 15. Also, there was once a door on the original southeast wall of Room 101. It is believed that the location of this door mirrored that of Door 15 on Room 108.

The original structure had a brick pier foundation and was constructed of a hewn timber frame infilled with *bousillage*. The characteristics of the framing provide evidence for the configuration of rooms. The floor joists beneath existing Rooms 101, 102, 103, 104, 108 and 109 are all oriented in the same direction, northeast to southwest, and are of similar dimensions. Originally, the joists were hewn members, and many of these still exist. They are framed into beams that support the northeast and southwest walls of Rooms 102, 103 and 104. The floor framing for the original Rooms 101 and 108 flanks that of Room 102, with joists oriented in the same direction, northeast to southwest, and framed into heavy beams. The depth of the double- sided fireplace foundation beneath Rooms 102 and 103 is approximately equal to the spacing between three floor joists, suggesting that the fireplace was constructed at the same time as the original framing.

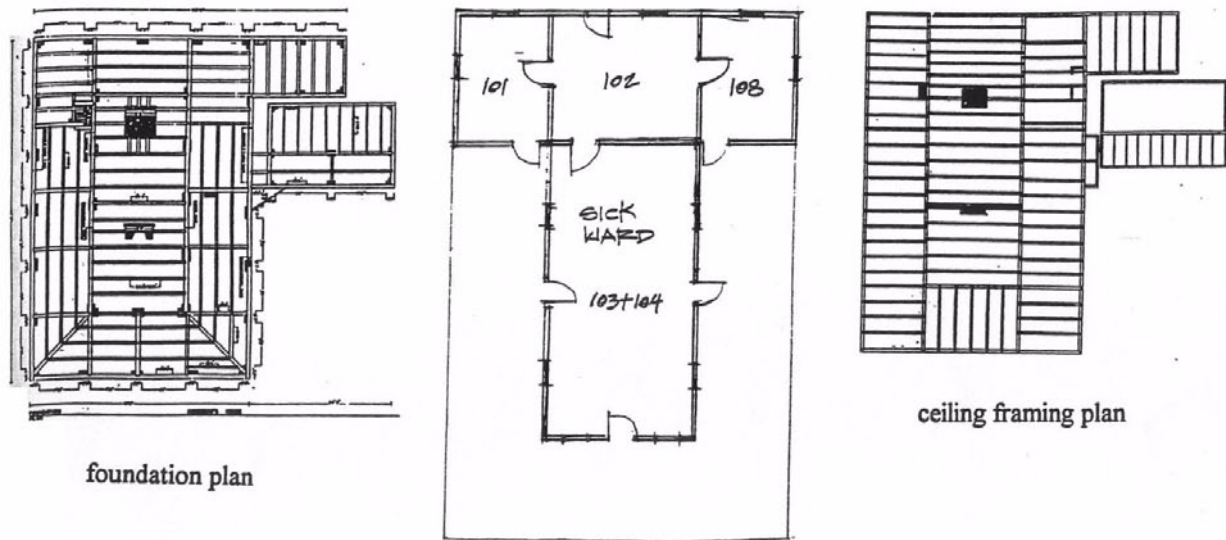


FIGURE 3. **Probable Original Floor Plan Configuration.** Drawing excerpted from Ali Miri's 1997 *Historic Structure Assessment Report* for the Overseer's House/Slave Hospital at Magnolia Plantation

The floor joists for the original northeast and southwest gallery are perpendicular to those of the interior rooms, running northwest to southeast, and are framed into heavy beams. The floor joists for the original southeast gallery run parallel to those of the interior rooms and are also framed into heavy beams. Some of the walls in the present-day Rooms 101, 102, 103, 104, 108 and 109 are constructed of *bousillage*. Those that are not are the walls constructed for later additions to the building, namely the extension of Room 101 and the creation of Room 109. An exception to this is the wall between Rooms 103 and 104, which is of *bousillage* construction. This wall is considered to be one of the earliest modifications to the original floor plan and likely dates to when the Hertzog's first occupied the building as their residence.

In addition to the *bousillage* and timber frame, Barbara Yocum's *Materials Analysis* of the original building materials identified hand-made brick foundation piers, mill-sawn lumber, machine-cut, shear-pointed nails, wood shingles, and tongue-and-groove, board-and-batten doors and shutters. Yocum reports that the mill-sawn lumber, machine-cut nails, and tongue-and-groove boards date the original structure to circa 1840. This report also states that original exterior and interior wood wallboard and *bousillage* were whitewashed, while the original ceiling and floorboards, as well as

woodwork trim, doors, and shutters were unfinished.

Early Changes

There are several possibilities regarding how the floor plan of the Overseer's House evolved after the initial construction phase. According to oral history, the Hertzog family moved into the Slave Hospital in 1864 after the Main House was burned to the ground by retreating Federal forces. At this time, the building likely underwent several modifications to convert it for use as a residence. It has been proposed that the wall, door, and fireplace between Rooms 103 and 104, the fireplace mantles in Rooms 102 and 103, the window and transom sashes in the original window and door openings, and the staircase leading to the attic were among the first additions to the building, occurring circa 1864 or shortly thereafter.²⁶ Through physical and material analysis, it is possible to narrow the time frame in which most of these changes occurred.

26. Yocum states that the mantles appear to have been salvaged from another building, perhaps the destroyed original Main House, and that it is likely that the mantle originally added to the fireplace in Room 104 was also salvaged. By the time of this report, this mantle was missing.

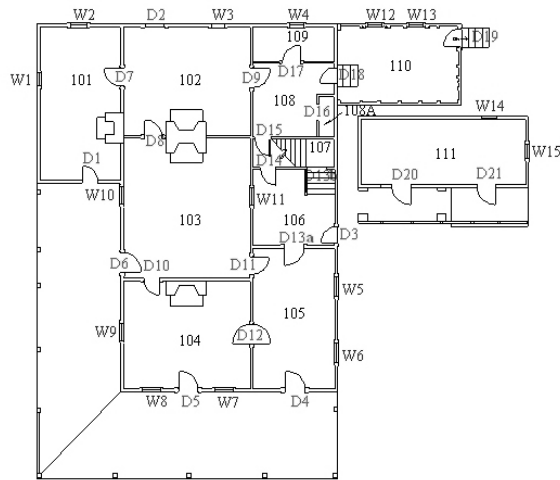


FIGURE 4. Existing floor plan, 2003.

Ali Miri's work, coupled with Barbara Yocum's findings, supports the theory that the earliest modification to the building was the addition of the *bousillage* walls between Rooms 103 and 104 and along a portion of the northeastern gallery. The addition of the wall between existing Rooms 103 and 104 likely included the construction of the brick fireplace and Door 10 on the northwest wall of existing Room 104. The supporting evidence for the age of the two added *bousillage* walls is the labor-intensiveness of their construction and a physical analysis of the materials. *Bousillage* construction requires a significant amount of manual labor and is rarely seen in buildings constructed after the Civil War. Additionally, Yocum's analysis of the added *bousillage* walls revealed the same mixture of red-clay and Spanish moss that composed the original *bousillage* structure of the building. While the wall constructed to divide Rooms 103 and 104 was likely to provide a more functional residential floor plan, the purpose of the wall constructed along a portion of the northeastern elevation of the gallery adjacent to the added attic stairs is uncertain. This *bousillage* wall may have been constructed to provide some shelter to the staircase leading to the attic, though this configuration is an odd one for the location and conditions at the gallery edge.

Barbara Yocum's *Materials Analysis* identified gray-blue paint on the stairs and the ceiling boards of the entire original gallery as well as on the punkah, the ceiling fan, that is mounted to the ceiling joists in Room 106, which was originally part of the gallery.

This paint was identified as the earliest finish on these features. Because the gray-blue paint was common to these areas, Yocum asserts that it was applied prior to the enclosure of the gallery, as later finish layers on these features show color differences indicative of separate spaces. It appears that the stairs to the attic were constructed prior to the enclosure of the original gallery but not as part of the original construction of the building. Evidence supporting the claim that the staircase was not original to the building is in the attic floor framing. As noted in Miri's report, examination of the attic floor at the stairwell revealed that a portion of an existing floor joist was removed to create the opening. Door 13b, located at the top of the first run of attic stairs, would likely have been installed at this time. Of particular note is the inscription, "M. Hel March - 1868" written in pencil on the interior southeast wall of the attic staircase along the second run of stairs. While the inscription appears to be legitimate, its age has not been scientifically confirmed. In addition, it is possible that Door 14, located beneath the second run of attic stairs, was also constructed and installed at this time.

The next apparent evolution in the floor plan of the Overseer's House included the extension of the earlier Room 101 and the creation of existing Rooms 105 and 106. While it is unknown whether all of these modifications were made concurrently, it is probable that they are later than the *bousillage* wall and staircase additions based upon the physical characteristics of the materials used in their construction. Yocum identified circular-sawn framing and specific finishes as well as machine-cut nails in the extension of Room 101 and the creation of Rooms 105 and 106. The use of circular-sawn lumber reveals an evolution from the timber framing of the original walls. However, the presence of machine-cut nails indicates that these rooms were likely added before 1885. Room 101 was extended to incorporate part of the southwest gallery. The original southwest and southeast *bousillage* walls of Room 101 were altered. The southwest wall was extended with circular-sawn framing and finished on the interior with circular-sawn, butt-jointed boards. The original southeast wall was removed, and a new, circular-sawn, frame wall was constructed. This wall was also finished with circular-sawn, butt-jointed boards on the interior as well as the exterior and included a new door to the southeast gallery. The creation of Room 106

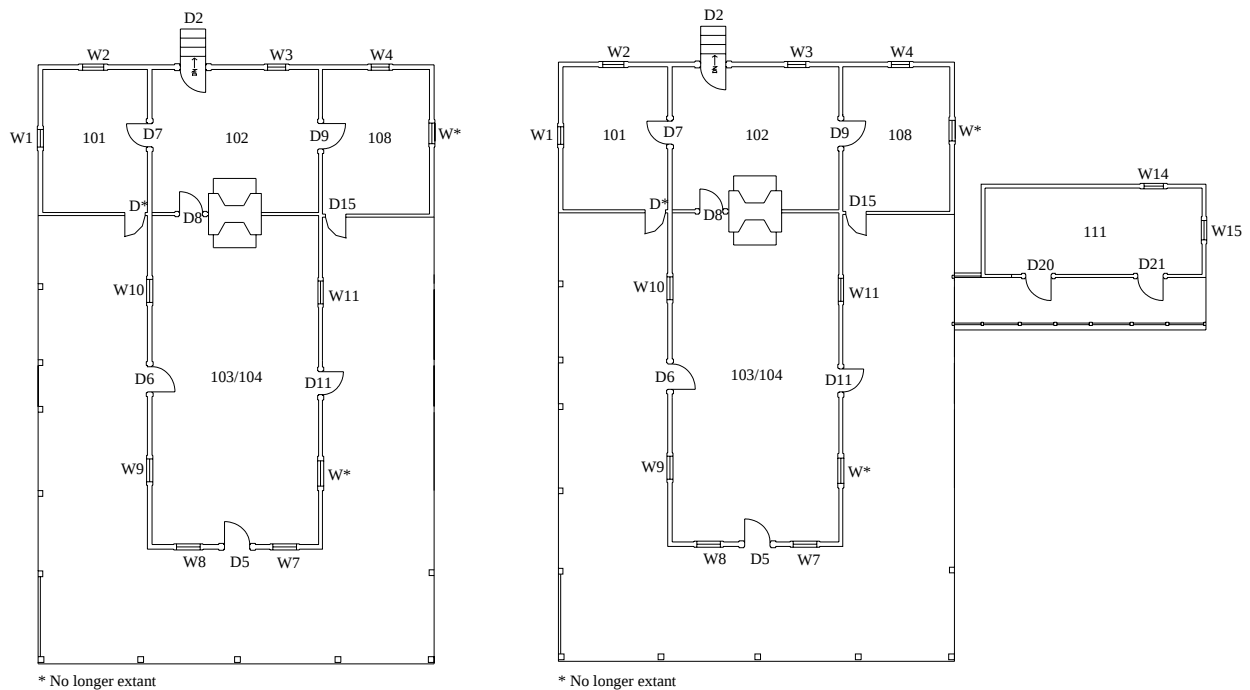


FIGURE 5. Left, original floor plan, c. 1840; right, phase one addition before 1885.

included a circular- sawn, framed addition to the *bousillage* wall on the northeast side of the gallery and a circular- sawn, framed wall spanning the depth of the northeast gallery. The addition to the *bousillage* wall was finished with circular- sawn, butt- jointed boards on the interior and included a door to the exterior. The framing for the southeast wall was originally exposed on the interior of the room and finished with butt- jointed boards on the exterior. Room 105 was created by enclosing a portion of the northeast gallery extending from the southeast wall of Room 106 to that of Room 104. The northeast and southeast walls of Room 105 were constructed of circular- sawn frames finished on the interior with butt- jointed boards. The exterior southeast wall of this room was also finished with butt- jointed boards.

The expansion of Room 101 and addition of Rooms 105 and 106 likely included the construction of Doors 1, 3, 4, 12, 13a and 14 and Windows 5 and 6. It is reasonable to assume that the window on the northeast wall of Room 104 was converted to a door at this time, providing access to Room 105. This is Door 12. The fireplace in Room 101 was likely also added at this time, given that its location on the northeast wall is in the approximate location of the original southeast wall of the room.

Exactly how and when Room 106 evolved is uncertain. As previously discussed, it appears the staircase leading to the attic and the *bousillage* wall were the first components of this room. The purpose of the open- ended *bousillage* wall is unresolved, however. While it is possible this wall was constructed as a means of protecting the staircase from the elements, it is also possible that it was constructed prior to the stairs. However, this latter theory does not seem reasonable, as there seems little purpose for constructing a single wall along the outer edge of the gallery, while leaving the balance of the gallery exposed to the elements. Nonetheless, it is reasonable to assert that the two features were built around the same time, circa 1864.

Another ambiguous aspect of Room 106 is the relationship of the door opening in its northeast wall, identified as Door 3, to the gallery of the southeastern wing addition, identified as Room 111, located immediately southeast of the main building. Ali Miri and Barbara Yocum have identified this wing, along with the Room 110 wing, as having been added to the Overseer's House circa 1880. The rationale behind this theory is the use of some building materials that were commonly used until circa 1885, specifically machine- cut nails. However, machine- cut nails were manufactured between the

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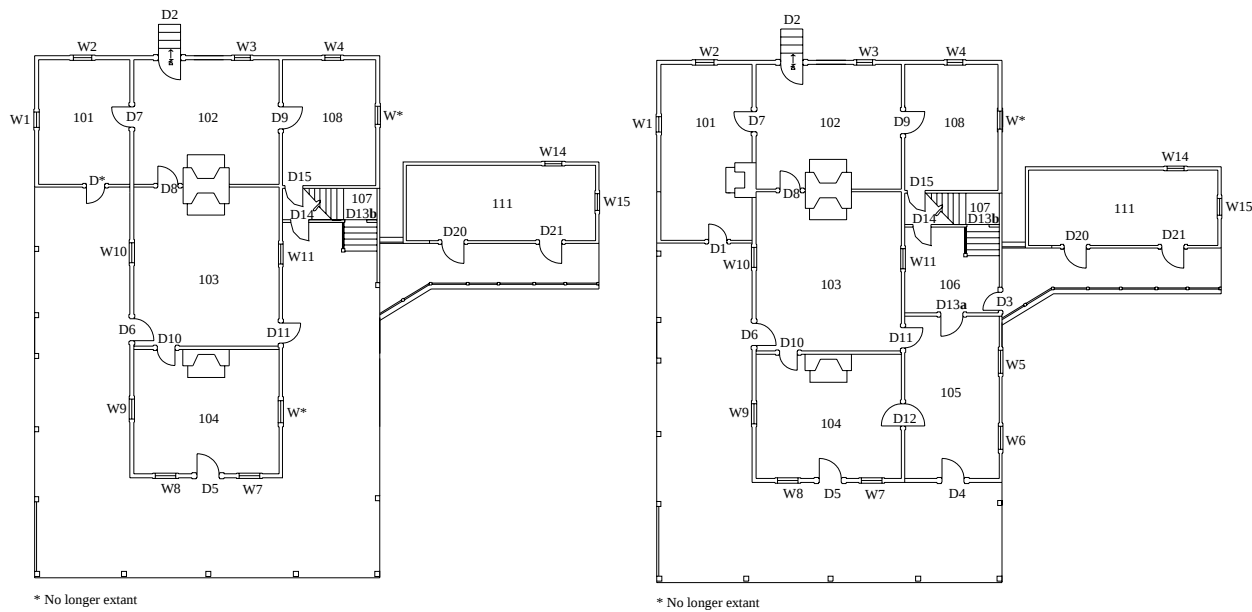


FIGURE 6. Left, phase two addition, 1864-1885; right, phase three addition, 1870-1885.

1830s and 1880s and even beyond and have been identified in other areas of the main building that predate the addition of these wings. Physical examination, as well as logical reasoning, suggests that the Room III wing was constructed at another location on the plantation for an independent use and later relocated to the Overseer's House to support its residential functions. Some time after the relocation of the Room III wing, Room 110 was constructed as an addition off Room 108. The primary clue to this scenario is the location of the buildings in relationship to one another. The buildings are very close together, yet not attached to one another, with only Room 110 permanently attached to the main building. The close proximity of the two buildings suggests that, some time after Room III was relocated to its current location, as the need for additional living and/or storage space arose, Room 110 was constructed within the balance of the space remaining between the northwest walls of Room III and the main building. Constructing a wing at this location provided additional interior space in a way that did not detract from the primary facades (southwest and southeast) of the building as it relates to the other plantation buildings. Additionally, as Ali Miri's report identifies, the original northwest window in Room 108 was converted to Door 18, providing access between the Room 110 wing and the main house. The southwest

wall of Room 110 is the northeast exterior wall of Rooms 108 and 109 in the main building.

As illustrated in the 1986 Historic American Building Survey (HABS) drawings completed for the Overseer's House, Room III was, at one time, attached to the main building via the gallery along its southeast elevation. It is this physical connection to the main house at Door 3 that seems odd. The anomaly lies with the angle at which the bridge between the main building and the Room III wing was built to accommodate access to Door 3. If the presumption that the Room III wing was added to the main house around 1880 is correct, the gallery would have had to have been constructed with this angle to access the opening of Door 3. However, it is unclear why the Room III wing would have been located so far back from Door 3, considering the subsequent requirement of constructing the gallery with the odd connecting angle. It is possible that Door 3 originally opened to a flight of stairs leading to the ground and that, rather than cut a new opening in the northeast *bousillage* wall of Room 106 when attaching the Room III wing to the main building, it was deemed easier to build Room III further back and connect it with the gallery in a way that would avoid the stairs. However, these speculations fail to explain why the simplest of options, locating the wing addition further to the

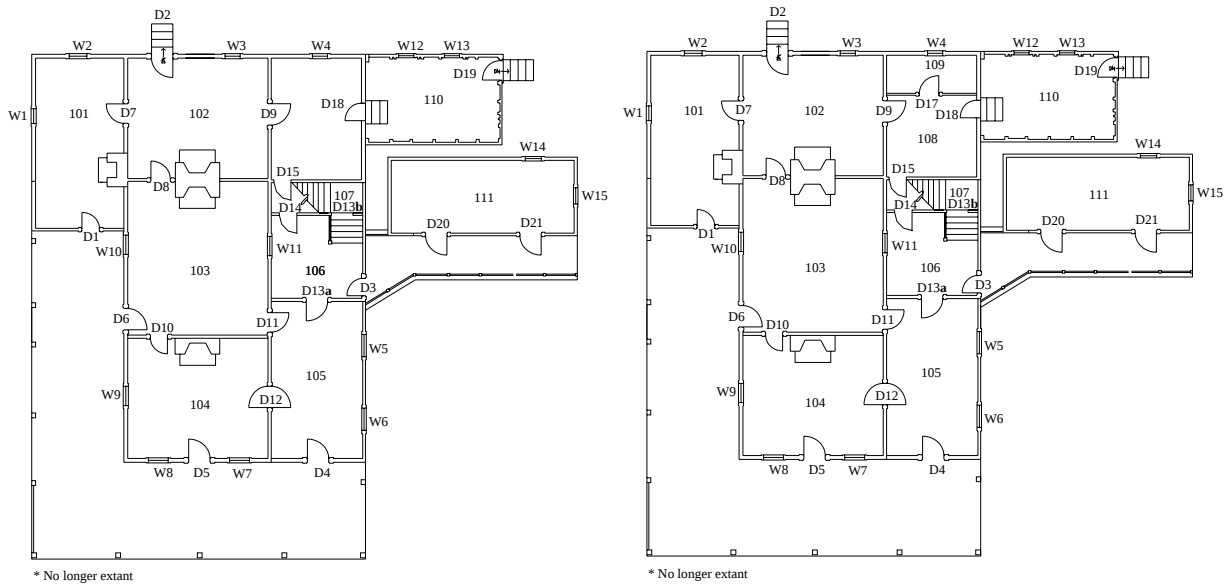


FIGURE 7. Left, phase four addition, 1870-1885; right, phase five addition, c. 1920.

southeast and nearer to Door 3, was not implemented. Instead of being constructed at its present location, if the Room III wing was constructed elsewhere and later moved to its current location, there is the possibility that, when the Room III wing addition was first relocated to the Overseer's House, it was not connected directly to the building for purposes of safety. Miri states that its original function at the Overseer's House was as a kitchen. It was common to locate detached kitchens near residential structures and connect them to the main structure with a porch or walk that could be quickly destroyed to reduce the risk of fire damage to the main structure in case of a fire in the kitchen structure. Given these considerations, it appears probable that the Room III wing was relocated to its current position prior to the construction of the stairs and the *bousillage* wall that currently serves as a portion of the northeast wall of Room 106. As discussed above, the wing was built using machine cut nails. Furthermore, while it is not a *bousillage* building, its frame was constructed of hand-hewn, sash-sawn and circular-sawn lumber. Given the prevalent use of *bousillage* in antebellum, Creole building construction, it is likely that this building was either constructed about the time of the Civil War or its original use did not require the insulating properties of *bousillage*. If it was constructed after the Civil War, how soon after is unknown. In light of the relationship of the wing to the main building, its possible use as a secondary structure, and its building materials, the possibility

that it predates the other additions to the original slave hospital floor plan should not be discounted.

The inclusion of the Room 110 and III wings incorporated several new doors and windows into the floor plan, including the alteration of at least one existing opening, as previously mentioned. These additions included Doors 3, 18, 19, 20 and 21 and Windows 12, 13, 14 and 15. Physical evidence in the wall structure above Door 18 indicates that it was likely converted from an original window opening.

Another interesting clue regarding how the building may have expanded is in the southeast wall of Room 106. Given the exposed interior and finished exterior conditions of this wall, the possibility exists that Room 106 may have been built prior to and independent of Room 105, with the southeast wall serving as an exterior wall to the gallery rather than as a dividing wall between the two rooms. However, as previously mentioned, it is possible that they were built concurrently, given the apparent age of the building materials. As the original use of Room 106 is unknown, it is difficult to definitively identify the reason for leaving the southeast wall framing exposed to the interior. In light of its size, and given the presence of the staircase, it is possible the room may have simply served as a hall or "staging area" for other rooms; for instance, it could have been used as a "butler's pantry." If considering the possibility that the Room III wing was relocated adjacent to the Overseer's House for use as a

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kitchen, the use of Room 106 as a pantry or the like is plausible. It may have served as a pass- through from the kitchen to the dining room, possibly located in Room 103 or Room 105, both of which had direct access to Room 106. However, it should be strongly noted that this use is conjectural.

Barbara Yocum's 1996 *Materials Analysis* asserts that the punkah in Room 105 likely dates to when the building was first converted for use as a residence, if not earlier. As discussed previously in this section, the earliest paint layer identified on the punkah is gray- blue in color, the same as that identified as the earliest ceiling finish in Room 105 and the original exposed galleries and staircase. Yocum attributes a date of circa 1860s to this paint layer. The gray- blue paint was also identified on the balance of the gallery ceiling and, therefore, was likely applied prior to the creation of Room 105. According to the *Materials Analysis*, after 1870, the subsequent layers of paint on the ceiling of the open gallery and that of Room 105 differ. This finding is consistent with Ali Miri's theory of how and when the floor plan of the building evolved. Yocum notes that the punkah may have been installed when the building served as a slave hospital, and simply remained unfinished until circa 1860s. It is also possible that the punkah was installed after 1864, when the building was first used as a residence. In this scenario, the gray- blue paint would likely have been applied immediately, which would also date it to the latter part of the 1860s.

The exterior walls of the main building in the Overseer's House not protected by the galleries were finished with board siding at some point. Barbara Yocum has identified this material as having been flush- board. However, the use of flush- boards as an independent exterior finish is problematic given their inappropriateness for providing adequate moisture protection for the underlying wall structure and subsequent interior finishes. The lack of an overlap in the joint offers little to no protection from rain; therefore, lapped siding was most often used when horizontal wood siding was the exterior finish of choice. A circa 1950 photograph of the building shows board siding on the southwest exterior walls of the building not covered by the gallery. However, the clarity of the photograph is insufficient to plainly identify the type of siding, whether butt- jointed or lapped, that covers the wall. However, the apparent width of the boards in the photograph is smaller than that

identified in Barbara Yocum's analysis. A photograph included in Yocum's analysis reveals boards installed flush with one another with traces of an earlier whitewash finish. In this photograph, shadow lines along the top edges of the boards are evident, suggesting that the boards were, at one point, installed as lapped siding, finished with whitewash, and later reinstalled as flush- board siding. This scenario is plausible given the subsequent exterior siding used on the building.

20th Century Changes

Prior to its removal in 1998, a rolled, asphalt siding covered the exterior walls of the main building and wings not protected by the galleries. This siding still exists on the building wings. According to Ali Miri, George Lynn, the plantation overseer from 1959 to 1961, completed a series of renovations on the house. One of these renovations was the installation of the asphalt siding. If the building had been finished with lapped siding at the time of the circa 1959- 1961 renovations, it is reasonable to suggest that the boards were removed and reinstalled with flush joints to provide a smooth surface over which the asphalt siding could be applied. Furthermore, Yocum identified unused nail holes in the flush board siding, supporting the theory that the boards had been reused. The interior southwest wall of Room 110, which was originally part of the northeast exterior wall of the main building, is finished with both lapped and flush board siding. Despite the presence of flush- board siding on this wall, the use of lapped siding in this location further supports the belief that it was used elsewhere on the exterior walls. The interior southwest wall of Room 110 was reconfigured at some point to create Door 18, which was converted from an original window in this location. It is likely that this door was created when Room 110 was constructed and the flush- board finish was applied to sections of the wall, as the interior use of the space made the need for lapped siding in this location unnecessary. A circa 1940 photograph of the building illustrates two dormers along the southwest elevation of the roof of the main building. The siding on these dormers is clearly clapboard. According to Ali Miri, George Lynn reported that the dormers were added to the roof structure sometime around 1930 and were removed prior to his occupation of the house. Therefore, the

clapboard finish on the dormers was a later addition to the house and does not necessarily identify the exterior siding on the rest of the house circa 1930. However, all other evidence supports that the exterior walls of the main building not protected by the galleries were historically finished with lapped siding prior to circa 1959.

A photograph dating to circa 1940 illustrates the presence of simple brackets located at the top of the gallery columns just below the eave. While it is unknown exactly when these brackets were added to the house, they were likely a nineteenth century improvement added as a decorative feature after the building was converted for use as a residence. In addition to these features, screened doors were installed in some of the door openings. The decorative wood framing for these doors consists of turned spindles and rails, filigree corner brackets, and other millwork. Given their style, it is likely that these screened doors also date to the nineteenth or early twentieth century.

A bathroom was added to the Overseer's House at some point in the twentieth century. The plumbing fixtures appear identical in style to those identified in The Cottage at Oakland Plantation. These fixtures have been dated to the late 1920s. Given the similarity between the fixtures at the Cottage at Oakland Plantation and the Overseer's House at Magnolia Plantation, it is likely that Room 109 of the Overseer's House was constructed for use as a bathroom sometime after the mid- 1920s.

Personal interviews conducted for this analysis, as well as information provided in Ali Miri's and Barbara Yocum's reports and in historic photographs, have provided significant information on several of the other twentieth- century improvements to the building. In addition to the installation of the asphalt siding, there were other upgrades completed when George Lynn and his family occupied the house between 1959 and 1961. These included the addition of:

- gypsum board covering the majority of the interior walls
- a closet in Room 108 (Door 16)
- the existing overlaying wood floor throughout the interior

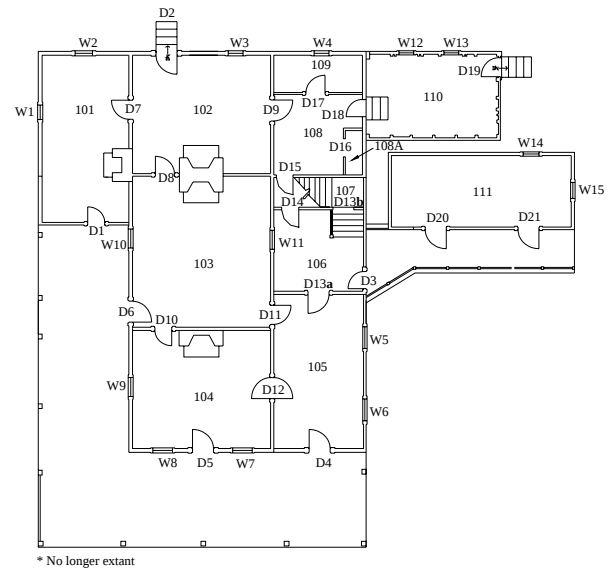


FIGURE 8. Phase six addition, 1959-1961.

- the kitchen cabinets in Room 105.

During the Lynn family's occupation of the house, the Room III wing was used as a laundry room. According to Ali Miri, George Lynn referred to this room as the "kitchen." It is likely that he was referring to the historic use of the wing, as he and his family were using Room 105 as a kitchen during their tenure at Magnolia. Historic documentation dates the gas water heater located in Room 105 to 1948. While it is known that the existing kitchen cabinets and sink were added to the room between 1959 and 1961, it is unknown what type of kitchen fixtures existed prior to that time.

The only other modern addition to Room 105 was the flooring. Barbara Yocum identified three layers of asphaltic- type rolled flooring installed over the original wood floorboards. According to Yocum, this flooring was manufactured as early as the 1930s and was marketed as "Congoleum." Three layers indicate three separate periods of replacement of the flooring between the 1930s and the date the last overseer left the plantation.

Other additions to the house include electrical and gas service. According to historic documentation, electricity first came to the Cane River area in 1938. Therefore, the existing lighting fixtures throughout the house were likely added shortly after this period. However, it is possible that some of the fixtures were added later. Specifically, some of the

lighting may date to the period in which the George Lynn family occupied the house, considering the extensive upgrades that were introduced between 1959 and 1961.

Evolution of the Main Roof Structure

The main building roof structure of the Overseer's House is notable, and, like the floor plan, its early evolution is somewhat ambiguous. The roof profile is hipped. Knee walls support the rafters at approximately the outside third of the span between the ridge and the upper plate at the porch column line. Connected to the bottom of the ridge beam are four, square, sawn and planed posts with diagonal mortise- and- tenon bracing. The bracing is aligned with the ridge beam. The two end posts have bracing on either side of the post and are known as king posts. What is interesting about these posts is that they are sawn off just below the diagonal bracing and, therefore, do not bear on anything. The planed finish of the posts suggests that, when fabricated, they were intended to be visible. The detail in the joinery and finish also suggest that the posts were meant to be permanent, rather than temporary support during construction. However, the posts were cut off at some point, obviously indicating that they were abandoned for any structural use.

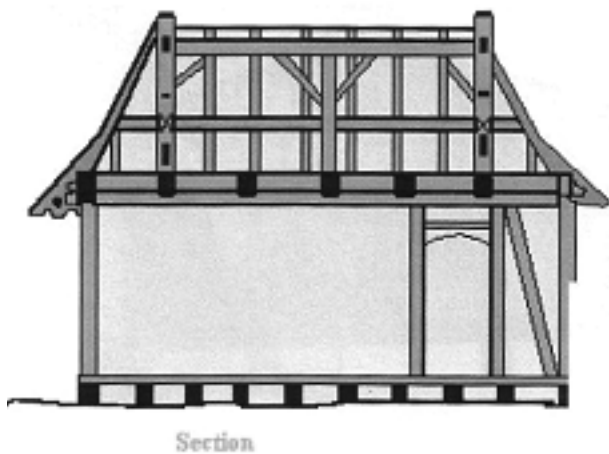


FIGURE 9. Example of early European-influenced, provincial Louisiana roof structure. Illustration courtesy of Edward J. Cazayoux's *The Climatic Adaptation of French Colonial Architecture into the Louisiana Raised Cottage*.

Examination of traditional roof building techniques in Creole architecture sheds light on the Overseer's House roof structure. As explained by Edward J. Cazayoux in *The Climatic Adaptation of French Colonial Architecture into the Louisiana Raised Cottage*, the evolution of Creole architecture stems from traditional European building techniques responding to the regional and climatic variations of Louisiana and the introduction of Native American influences. A common feature of early French Colonial roof systems was the use of braced posts supporting the ridge beam. The vertical posts provided support to the ridge beam, while the diagonal braces provided lateral support to the vertical posts. However, this type of roof framing assembly was more of a truss type configuration where the center post is a king post component of a king truss. The king post would have to have a horizontal member on which to bear that would accept the roof load that the king post carries. The braced, cut off, and suspended posts found in the Overseer's House at Magnolia are configured in this manner. However, there is no evidence of a suitable horizontal framing member in the attic floor structure on which the king posts could rest and upon which to transfer their roof load.

Another traditional feature of Creole architecture was the gable- on- hip and dual- pitched hip roof structure, in which either a gabled or a hipped roof structure covered the interior rooms of a building, and a lean- to roof sheltered an open gallery. The lean- to roof was usually a low- pitched shed roof that wrapped the sides of a building, connecting at the corners or "hips" of the roof structure. As Cazayoux explains, modifications were made over time to these roof assemblies, in particular to the low- pitched, lean- to roofs that covered the galleries. These modifications were in response to leaking that occurred at the joints between the two roof assemblies. The modifications often involved raising the rafters in the gallery roof to a steeper pitch and lowering the pitch of the main structure's roof framing, thus eliminating the joint between the two roof structures. Eventually, it became commonplace to see hipped roofs with a single pitch from the ridge to the outside of the gallery.

The history of the truncated, braced posts in the roof of the Overseer's House is puzzling. It is possible that the builders decided to change the roof framing sometime during construction. The type of

post exhibited by the sawed-off posts would have been used to construct the traditional, early, Creole, hip-on-hip roof structure. It is plausible that, originally, the builders planned on constructing such a roof on the Overseer's House (at the time, likely the slave hospital) and decided to change the roofing assembly due to the potential leaking issues and the greater acceptance of the single-pitch roof profile. In addition, the general configuration of the Overseer's House is not typical. Its configuration is longer and narrower than either a typical main plantation house or a more modest Creole cottage. Consequently, the builders may have begun building expecting to use the traditional Creole cottage construction type only to find that the framing, chimney locations, and bearing wall placements conflicted with that scheme. As previously discussed, there is no evidence of a suitable horizontal framing member in the attic floor structure on which the king posts could rest and upon which to transfer their roof load. In fact, the king posts are not in direct alignment with any framing member of the attic floor. Therefore, absent any evidence that the attic floor structure was completely reconstructed, the original intended function of the king posts remains unclear.

The possibility that the roof structure was reconstructed at some point in the building's history was considered. The physical details of the roof were examined for evidence of reconstruction. While a portion of the roof structure has been replaced by a National Park Service contractor, the ridge beam into which both the king posts and the rafters frame appears original. If the roof structure

had been reconstructed at some point to achieve a change in design, the ridge beam would likely have been replaced to achieve the new configuration.

While the king posts were obviously retained despite their lack of use, and at some point truncated to avoid their bearing on inadequate framing, the ridge beam would not have been retained. Therefore, it does not appear that the roof structure was entirely reconstructed to a new design early in the building history.

The more modern design of a single-pitched, hipped roof was implemented. Such a design required the use of knee-walls to provide mid-span support to the rafters; the braced posts supporting the ridge beam then became unnecessary. The likelihood that this scenario is correct is further supported by the observation that, with the early traditional hip-on-hip roof structure, the original Rooms 101, 102 and 108 would be sheltered by the shed roof, and the joint between the two roof systems would be located over these rooms. This would increase the impact of potential leakage issues. Instead of rainwater leaking into an open gallery, under the hip-on-hip roof structure, it would have been leaking into interior rooms. The change to a single-pitch roof prevented that leakage.

Given the lack of documentation on the evolution of the original roof construction, it is difficult to definitively identify why the braced posts were planed, constructed, and installed in such a permanent manner only to be then sawn off and,

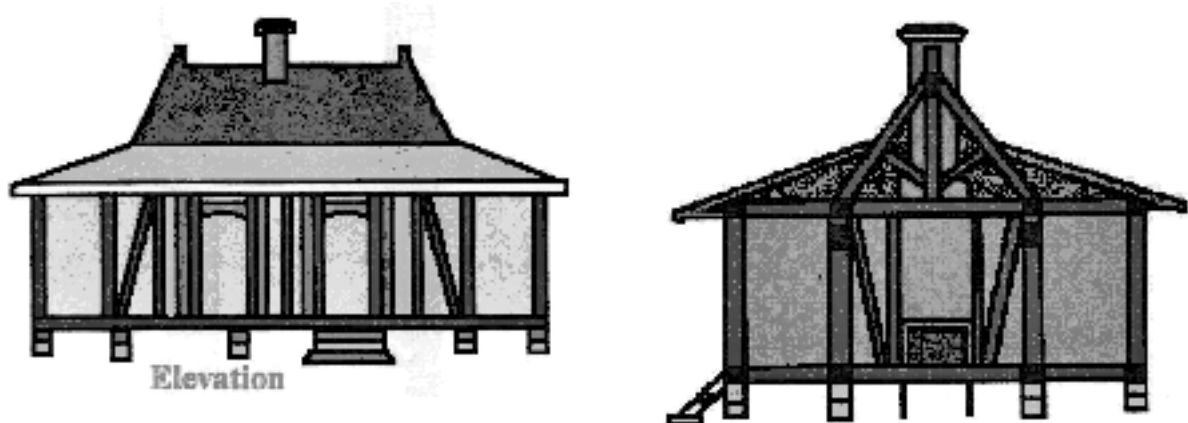


FIGURE 10. Example of early Creole Cottage roof framing. Noted that this design was later modified due to its potential for leaking. Illustration courtesy of Edward J. Cazayoux's *The Climatic Adaptation of French Colonial Architecture into the Louisiana Raised Cottage*.

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thereby, rendered non-functional. While it is possible that the history of these posts is different from that hypothesized in this report, it seems unlikely that they were originally installed with the intention of being temporary construction support. Given that they are planed members and are joined with pegs and mortise- and- tenon connections, all evidence suggests that they were originally constructed and installed as permanent structural reinforcement. As such, they are a unique feature of the roof system that add to the historic character of the building. Furthermore, these posts are significant to the overall understanding of advances in building technology in historic Creole architecture.

As previously mentioned, the original roofing was wood shingles. Prior to the 1940s, the shingle roofing was either replaced or covered by 5V- metal panels, as shown in a circa 1940 photograph of the Overseer's House. While this is the earliest photograph of the house available at the time of this report, it is unknown when the metal roofing was applied to the building, and whether it replaced or merely covered the earlier wood shingle roof.

As previously discussed, there were, at one time, two dormers located on the southwest elevation of the main building roof. Both the circa 1940 and circa 1950 photographs document the presence of these dormers. In the circa 1940 photograph, the dormers were finished with clapboard siding on the exterior, had gabled roofs, and board- and- batten shutters with strap hinges. Though the dormers were reportedly removed prior to 1959, Barbara Yocum identified evidence of their framing in the roof structure during her 1996 analysis of the building. A National Park Service contractor removed all evidence of this framing between 1996 and 1998 during their stabilization work on the roof.

In 1998, the National Park Service completed a scope of stabilization modifications. In response to the poor condition of the building, some deteriorated historic materials were replaced. To document this work, the National Park Service prepared a Design Analysis for the Overseer's House in November 2002. This analysis outlines the work undertaken on the structure by the National Park Service and Park Service contractors. The work included replacing the 5V- galvanized metal roofing on the main building, repairing the roofing on the

two additions, and removing the asphalt siding on the main building and replacing it with clapboard siding. The rafters in the gallery roof were repaired, the gallery roof sheathing was replaced, the gallery floor framing was reinforced through the installation of new framing members, including the sill beam, and the gallery columns and trim were repaired. All but one of the brick foundation piers at the perimeter edge of the main building were rebuilt. In addition, the piers beneath the two additions were rebuilt.

Use

The Slave Hospital/Overseer's House has served three distinct phases of use since it was first constructed in the 1840s. The first use appears to have been as a Slave Hospital. Documentary and material evidence indicates that this was the use for which the structure was built. Despite the size and substantial construction of the building, the existence of mortises for bars in the framing of the windows of this part of the original structure does not suggest a residential use. The original large room on the southeast would be appropriate to use as a sick ward. Overseer Eddins reported to Ambrose LeComte II on March 26, 1851, that he had locked "Dannial the Black Smith from Armsteads side" in "one end of the Hospittle" when he became ill from "eating ashes plentifully."²⁷ The letter indicates that the Slave Hospital was not only in existence in 1851, it was on the same side of the river as the current Overseer's House ("Armsteads side" was the Shallow Lake side of Cane River, opposite Magnolia Plantation), and that it had a means to restrain inhabitants to that they could not get out of the building. The use of the term "one end" of the Slave Hospital also indicates more than one room in the building, which the framing and materials reveal was the case. James Hamilton Couper described the hospital he built for his slaves on his Georgia plantation, Hopeton, in 1833 for the *Southern Agriculturist* as being a four- ward structure with two wards for men, one ward for women, and one ward for lying- in women.²⁸ This description appears similar to the arrangement used at the Slave Hospital at Magnolia Plantation, which also held

27. Keel, p. 86.

28. John Michael Vlach, *Back of the Big House – The Architecture of Plantation Slavery*. Chapel Hill, NC: The University of North Carolina Press, 1993, p. 145.

four rooms. It is unlikely that the three southwest rooms were used as a residence for a doctor: letters from overseer Eddins in 1851 indicate that Dr. Scruggs was called to the plantation as necessary but did not live on site. It is more likely that the three smaller rooms were ward rooms.

The second use of the structure was as a residence for the owners of the plantation. After the Main House was burned by retreating Federal forces during the Red River Campaign of the Civil War, Mathew and Atala Hertzog, who owned 40% of the plantation at that time and managed it for Atala's father, Ambrose LeComte II, moved into what was then the Slave Hospital and converted it to their use as a residence. The original intent was to remain there until the Main House could be rebuilt. This did not occur, however, for thirty years, until 1893. The Hertzogs made several additions and improvements to the building during that time. These additions and improvements are detailed in the Chronology of Development portion of this report.

The third phase of use for the building occurred between 1893 and the mid- 1960s. During this period, the Hertzog's used the building as housing for overseers and farm managers for Magnolia Plantation. Overseers who lived on the premises and doubtless inhabited the Overseer's House during this time included Edmond Delacorda, F. M. Rouget, Henry and Leslie Gallien, Telese Rachal, Floyd Thompson, George Lynn, and Mr. Arledge. Although it is possible to extrapolate a general time

period that each of these men served as overseer for Magnolia Plantation from existing records, the exact dates of their service are unclear except for George Lynn, who lived in the Overseer's House between 1959 and 1961. It was during his occupancy that many of the existing upgrades to the structure were installed. Information regarding the additions and improvements made to the structure during this period can be found in the Chronology of Development portion of this report.

After the last overseer moved out in the mid- 1960s, the Overseer's House fell into disuse and, eventually, disrepair. The Hertzogs, attempting to save this structure and others at Magnolia Plantation from complete collapse, donated the property on which the Overseer's House stands to a local non- profit corporation, Museum Contents, Inc. in 1976 with the understanding that this group would locate a suitable owner for the property that would work to preserve and restore it. According to Betty Hertzog, Museum Contents, Inc. did not undertake any stabilization or preservation work on the Overseer's House while the house was in its possession. In 1979, the Overseer's House was listed in the National Register of Historic Places. In 1996, the Overseer's House became the property of the National Park Service as part of a new park, the Cane River Creole National Historical Park. As part of the park, the Overseer's House enters into its fourth phase of use as a visual aid in the interpretation of the continuum of plantation life from the early part of the nineteenth century to the later part of the twentieth.

Chronology of Development and Use

Physical Description

The Overseer's House is a *bousillage* and heavy timber structure on a brick pier foundation. Originally constructed in the typical Louisiana Creole style, the building has a hipped roof and a rectangular floor plan. Two wing additions are located on the northeast elevation of the building, one of which is detached. The main building has an integral gallery on part of the southwest elevation and extending the full length of the southeast elevation. There are nine rooms in the main portion of the Overseer's House, Rooms 101 through 109, and one room in each of the wing additions, Rooms 110 and 111. Located above the main building is an attic space running the full length and width of the first floor. There are twenty-two doors, fifteen windows, and four fireplaces in the house.



FIGURE 1. Southwest elevation, front entrance to Overseer's House.

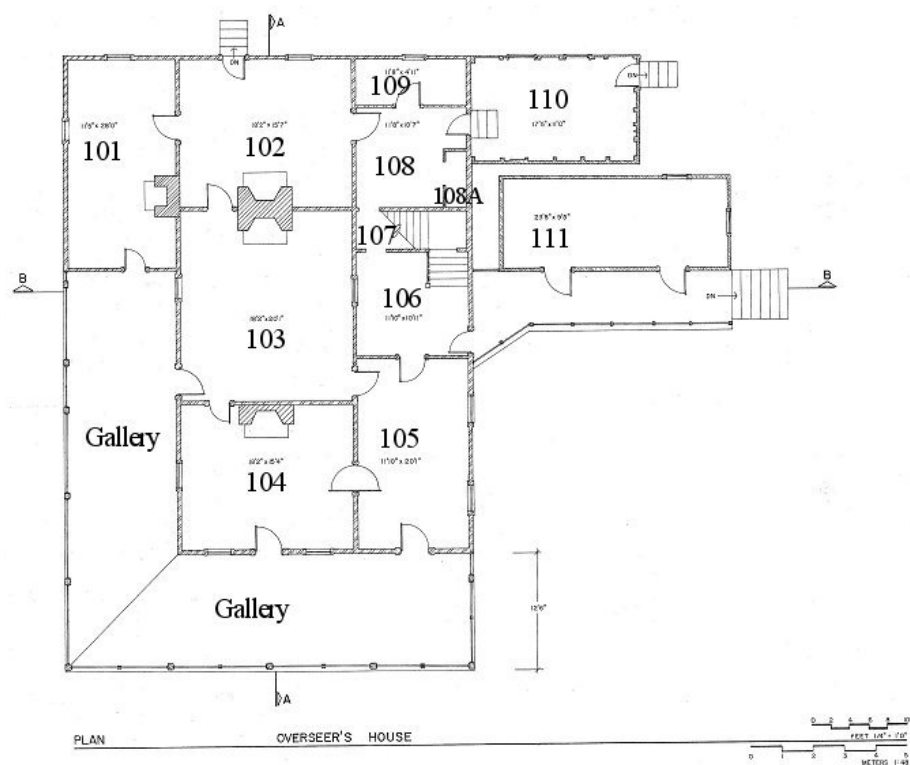




FIGURE 2. Foundation piers beneath southeast sill of southeast gallery.



FIGURE 3. Foundation piers beneath Room 111 addition.



FIGURE 4. Odd pier beneath southwest sill of Room 110 addition.

Structural System

Foundation

Brick piers support the structure of the main building and the two additions at the perimeter beams and interior girts. While the piers vary in both size and height, they generally measure 18" by 13", 27" by 18" and 27" by 22", and most are between 40" and 45" tall. The piers supporting the exterior corners of the main building and the two additions are L- shaped with one exception. Supporting the southern corner of the Room 110 addition, pier 44 is rectangular. According to the Design Analysis completed for the Overseer's House, the foundation piers along the perimeter of the main building were rebuilt during the stabilization work completed by contractors for the National Park Service in 1998.

While most of the piers have a uniform appearance, there are a few variations. In several areas of the foundation, wood blocking exists between the floor framing and the brick piers. The blocking varies from one to two boards, and, in some cases, there is a 1" thick board cut to the dimensions of the pier beneath the blocking. Also, beneath the southwest sill of the Room 110 addition, there is a wood pier resting on a concrete foundation pad, which was presumably installed by the contractor for the National Park Service. Where the piers have been reconstructed, it is believed that the wood blocking is new material installed to replicate what historically existed between the piers and the floor beams.

Additionally, there is a coating of plaster on the historic piers interior to the main building. This coating has deteriorated. However, overall, the piers are in sound condition, with no apparent structural deficiencies. The dimensions, characteristics, condition and spacing of the foundation piers are identified in the tables and diagrams on the following pages.

There are three brick fireplace foundations beneath the main building. One of these supports two fireplaces, one located in Room 102 and the other located in Room 103. This is the only fireplace foundation original to the building. The foundation supporting Fireplace 1 was apparently constructed when Room 104 was created through the addition of a *bousillage* wall separating it from Room 103.

Fireplace 4 was created when Room 101 was extended to the southeast. The fireplace foundations appear sound.

Chimneys

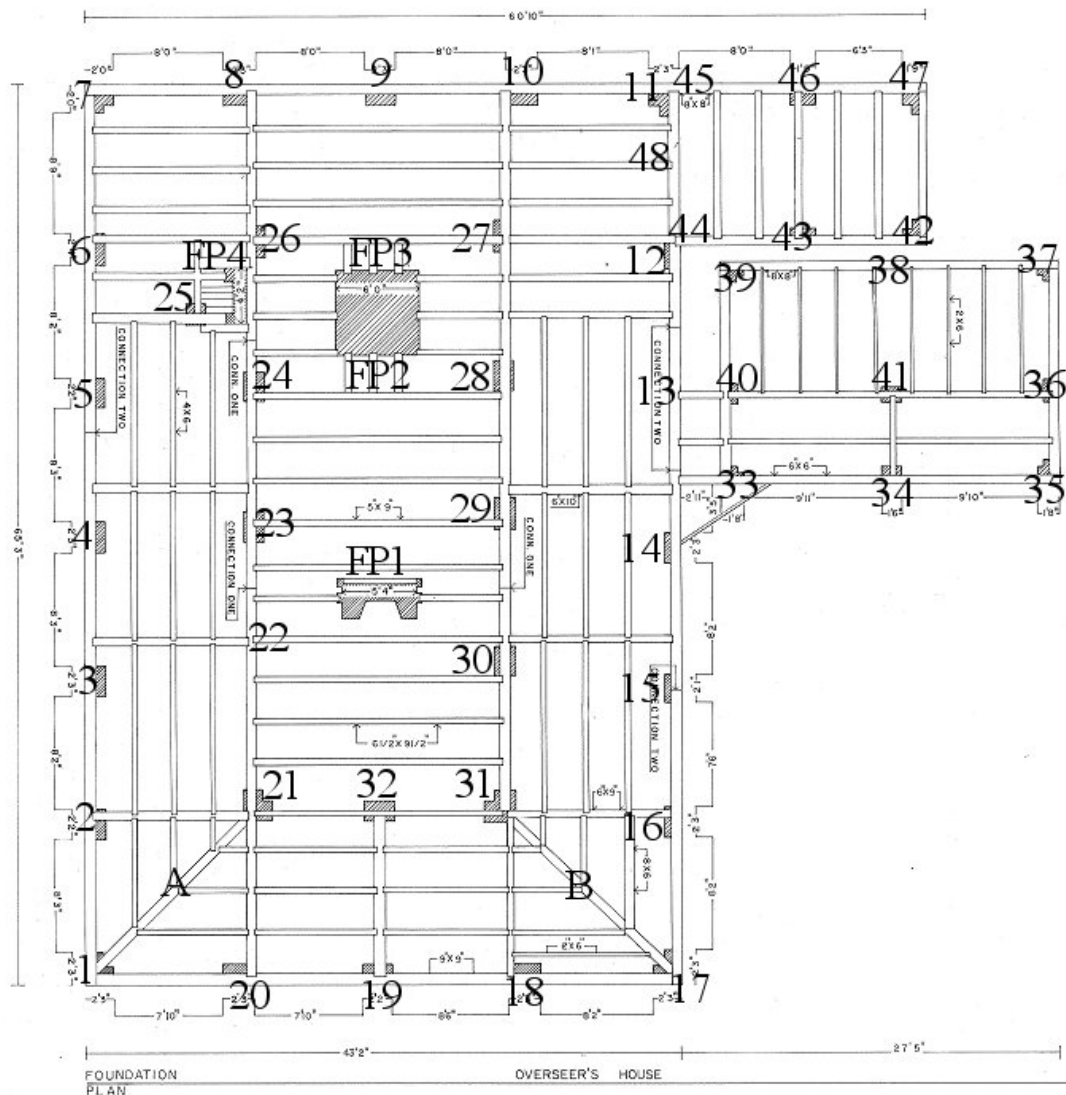
There are five brick chimneys on the Overseer's House. Three chimneys are located on the main building, while the remaining two are on the wing additions. The chimneys on the main building serve fireplaces 1, 2, 3 and 4, which are located in Rooms 104, 103, 102 and 101, respectively. Fireplaces 2 and 3 share a common chimney, which has been encased in the attic and above the roof line in sheet metal. Presumably, National Park Service contractors completed this treatment at some point since 1998.

According to photographs taken of the Overseer's House prior to 1998, some of which are historic, this chimney had articulated brickwork along the top



FIGURE 8. Detail of wood blocking between pier and floor framing.

FIGURE 5. Location of brick piers and fireplace foundations.



Physical Description

FIGURE 6. Summary description and condition of foundation piers.

Pier #	Shape	Outside Face	Corner Face	Height	Finish	Supplemental Wood	Condition
1	L-shaped	27"	18"	43"	brick	no	good*
2	Rectangular	26 1/2"	18"	44"	brick	no	good*
3	Rectangular	27"	18"	42 1/2"	brick	no	good*-some slight spalling of brick face at top of pier
4	Rectangular	26 3/4"	17 3/4"	43"	brick	no	good*
5	Rectangular	26 1/2"	22"	44"	brick	no	good*
6	Rectangular	26 1/2"	22"	44"	brick	no	good*
7	Rectangular	27"	18"	44"	brick	no	good*
8	Rectangular	26"	22"	44"	brick	no	good*
9	Rectangular	26"	17"	45"	brick	no	good*
10	Rectangular	27"	22"	45"	brick	no	good*
11	Rectangular	26"	17 1/2"	43 1/2"	brick	no	good*
12	Rectangular	27"	18"	40 1/2"	brick	no	heavy mildew on northeast face*
13	Rectangular	26 1/2"	18"	44"	brick	no	mortar is slightly crumbly, some spalling - overall, fair to good*
14	Rectangular	27"	17"	43"	brick	no	good*
15	Rectangular	27"	17"	44"	brick	no	good*
16	Rectangular	26 1/2"	17"	46 1/2"	brick	no	good*
17	L-shaped	27"	18"	44 1/2"	brick	no	good*
18	Rectangular	27"	18"	44"	brick	no	good*
19	Rectangular	27"	18"	44"	brick	no	good*
20	Rectangular	26 1/2"	17 3/4"	42 1/4"	brick	no	good*
21	L-shaped	26 1/2"	17 1/2"	43"	brick coated with plaster	yes	good - plaster is crumbling in places
22	Rectangular	26 1/2"	17"	43"	brick coated with plaster	yes	plaster is crumbling in places
23	Rectangular	26 1/2"	18"	43"	brick, plaster	yes	good - plaster is crumbling in places
24	Rectangular	26 1/2"	17"	43 1/2"	brick, plaster	yes	good, plaster is largely worn off
25	Rectangular	13"	18"	40 1/2"	brick, plaster	yes	good, plaster is largely worn off - some repair to mortar
26	Rectangular	26 1/2"	17"	44"	brick, plaster	yes, (two boards, 2 1/2" x 5", 1 1/4" thick)	fair, plaster is largely worn off, some spalling of brick on inner portion
27	Rectangular	26"	17 1/2"	45"	brick, plaster	yes	good
28	Rectangular	26"	17"	46 1/2"	brick, plaster	yes	good, some mildew

Pier #	Outside Face	Corner Face	Height	Finish	Supplemental Wood	Condition
29	26"	17 1/2"	45"	brick, plaster, grey mortar on portions	yes	good
30	17 1/2"	17"	45"	brick	yes	brick footing underneath (17", 23", 2")
31	26"	18"	41 1/2"	brick, plaster, some grey mortar	yes	good, plaster is crumbling in places.
32	26 1/2"	17 1/2"	46"	brick, plaster	no	good, plaster is crumbling in places
33	17 1/2"	13"	43"	brick	no	good, some crumbling on top of pier (exposed)
34	17 1/2"	13"	43"	brick	no	good, some spalling
35	17 1/2"	13"	44 1/4"	brick	no	good, some spalling
36	17 1/2"	13"	41"	brick	no	good, slight spalling at top
37	17 1/2"	13"	40 1/2"	brick	no	good
38	17 1/2"	13"	42 3/4"	brick	no	good, some spalling
39	17 3/4"	13 1/2"	45"	brick	no	good
40	17 1/2"	13"	43"	brick	no	good
41	18"	13 1/2"	43 1/2"	brick	no	good
42	22 1/2"	13 1/2"	21 1/2"	brick	yes	good
43	22 1/2"	13 1/2"	17 1/2"	brick	yes	good
44	17"	13"	42"	brick	yes (one board 1 1/2" thick)	good
45	22 1/2"	13 1/2"	18 1/2"	brick	yes (one board 1 1/2" thick)	good, some spalling
46	22"	13"	19"	brick	yes (two boards 1/2", 1 1/2" thick)	good
47	22"	13"	20"	brick	yes (one board 1 1/2" thick)	good
48	8"	8"	14 1/2"	wood	yes	good to fair
A	17"	17"	37"	brick, plaster	yes	
B	17 3/4"	17 1/2"	43 1/2"	brick, plaster	yes	fair - some brick spalling at rear base

Physical Description

FIGURE 7. Position of piers beneath main building.

Span	Length
P1 - P2	8'-2"
P2 - P3	7'-9"
P3 - P4	8'-2"
P4 - P5	8'-3"
P5 - P6	8'-3"
P6 - P7	8'-2"
P7 - P8	7'-11"
P8 - P9	7'-11"
P9 - P10	8'-3"
P10 - P11	8'-3 1/2"
P11 - P12	8'-5"
P12 - P13	8'
P13 - P14	8'-1"
P14 - P15	7'-9"
P15 - P16	8'-1 1/2"
P16 - P17	8'-8"
P17 - P18	7'-8 1/2"
P18 - P19	8'-1"
P19 - P20	8' - 2"
P20 - P1	7'-10"
P20 - P21	10'-4"
P21 - P22	8'
P22 - P23	8'-10"
P23 - P24	8'
P24 - P26	8'
P26 - P8	7'-11"
P26 - P27	Longspan
P27 - P10	7'-10"
P27 - P28	8'-2"
P27 - P12	10'-8"
P28 - P29	7'-11"
P29 - P30	8'-5"
P30 - P31	8'-4"
P31 - P18	10'-6"
P31 - P32	6'-6"
P32 - P21	6'-6"
P2 - P21	10'-3"
P24 - FP 4 Foundation	2'-9"
P26 - FP 4 Foundation	9"
P32 - Front of FP 1 Foundation	12'-5"
P22 - Side of Front FP 1 Foundation	5'-9"
P9 - Back of FP 2 / 3 Foundation	11'-7"
Back of FP 4 Foundation - Back of FP 2 / 3 Foundation	6'-3"



FIGURE 9. Chimneys for stove in Room 111, upper left; for stove in Room 110, upper right; fireplace in Room 104, lower left; and for fireplaces in Room 101, Room 102, and Room 103.

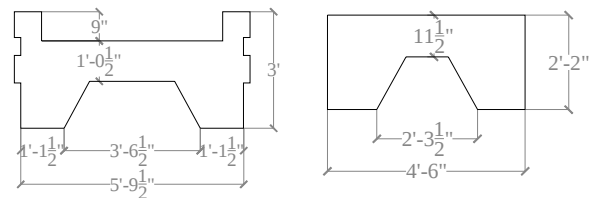


FIGURE 10. Left, foundation plan for Fireplace 1, Room 104; right, foundation plan for Fireplace 4 (Room 101).



FIGURE 12. Left, brick foundation of Fireplace 1, Room 104; right, brick foundation of Fireplace 2 (Room 103) and 3 (Room 102).

and had been previously whitewashed. The two other chimneys on the main roof were also constructed of brick and historically finished with whitewash. In her 1996 Materials Analysis, Barbara Yocum identifies the brick in the chimney for fireplaces 1, 2 and 3 as handmade, all measuring 8 5/8" by 4" by 2". She states that the chimney for fireplaces 2 and 3 is original. Although noted as a later addition to the house, the chimney brick in fireplace 4 is not described.

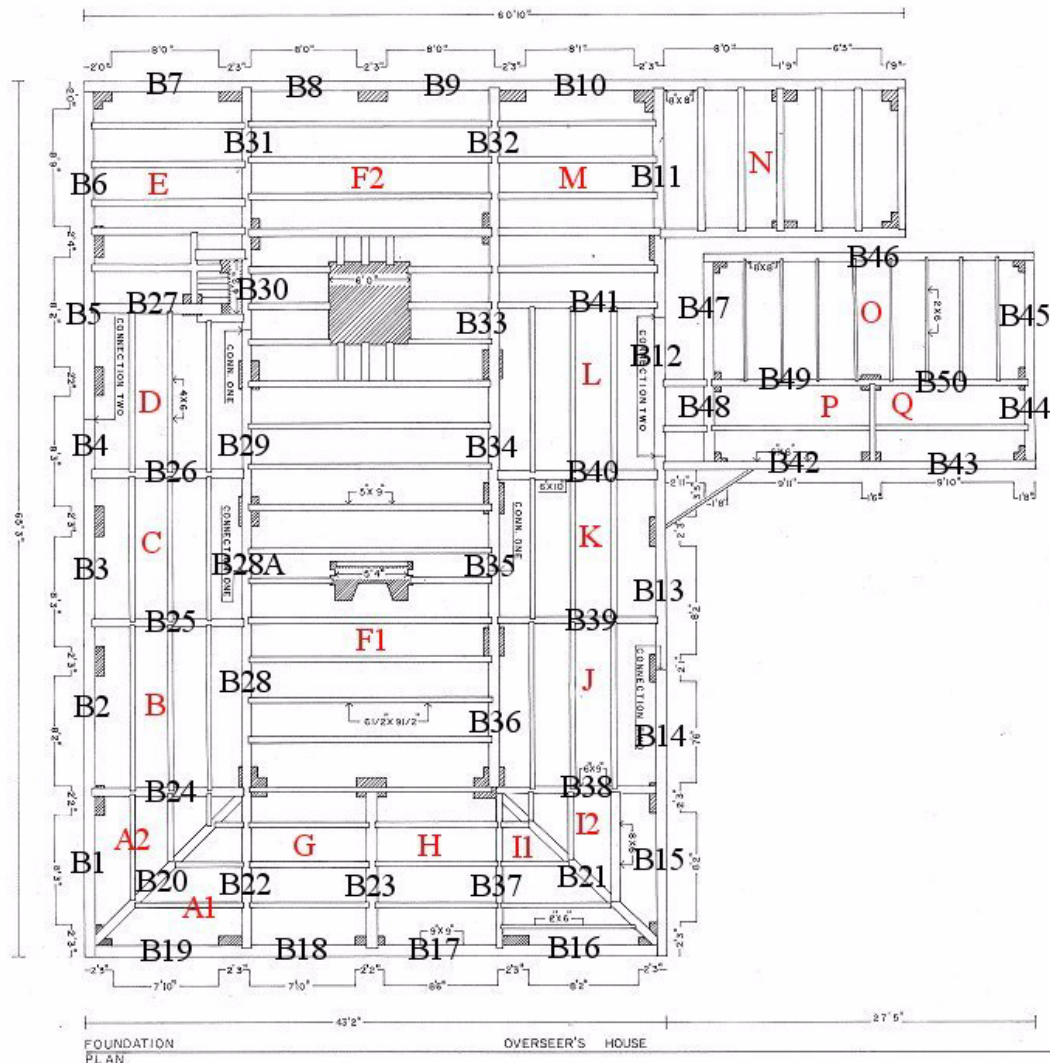
The chimneys on the additions are smaller in size than the three on the main building, constructed of brick and capped with small, gothic arches. These chimneys were not discussed in Yocum's Materials Analysis. It is unknown whether these two smaller

chimneys were for fireplaces or stove flues. There is a hole in the exposed roofing on the interior of Room 110 that aligns with the chimney. However, no other features associated with the two chimneys were evident in the interior of Rooms 110 and 111, and no evidence of fireplace foundations remains at ground level beneath the two additions.

Floor Framing

The configuration of the floor framing under the earliest structure reveals the original floor plan of the building. The sill plate consists of beams connected with lap and angle joints. Two or more beams are lap-jointed together to run the full length of one side of the floor framing. At the exterior

FIGURE 14. Locations of beams/joists.



Physical Description



FIGURE 15. Above, pegged connections in historic floor framing; below, recycled joist in northwestern section of floor framing.



FIGURE 16. Left, detail of corner joint at corner of gallery; right, detail of lap joint in sill beams.



FIGURE 17. Log joist in floor framing of Room 110 addition.

corners of the floor framing, the sill beams connect through an angle joint.

The floor joists beneath the original interior rooms run northeast to southwest, while those beneath the original gallery run northwest to southeast. All of the historic framing and some of the new framing members are pegged. Unused mortises in some of the hewn joists indicate they were recycled from another building at some point.

A National Park Service contractor replaced some of the floor framing members in the main building and in the additions. In particular, the floor framing of the southwest gallery and Room 101 has been replaced with circular-sawn members. Portions of the southeast gallery have also been replaced with circular-sawn members. In reconstructing part of the framing, the contractor used historic methods of joinery in most places.^f

The floor framing in the two additions varies from the main building. The floor framing of Room 110 varies, including the use of circular-sawn members and timber poles. The floor framing of Room 111 includes both hewn and historic, circular-sawn members. Overall, the joists in the two additions are smaller in size, indicating their later construction date. Also, there have been numerous modifications to the floor framing of the Room 110 addition. New joists have been added and some of the historic members have been supplemented. In general, the framing members supporting the original interior rooms of the main house are hewn and sash sawn. Those that support Room 101 are circular-sawn replacements. Most of the perimeter sill beams of the main house are circular-sawn replacements installed by the National Park Service contractor. The floor framing in Rooms 105, 106 and 107, as well as the southeast gallery, is hewn and sash sawn. The configuration, size, and characteristics of the floor beams and joists of all three sections of the Overseer's House are identified in the tables and corresponding diagram on the following page.

Beams are labeled with a B and a number. The labeling of the floor beams does not indicate individual framing members but rather identifies the location at which the members were examined and measured. For simplification, the joists have been

grouped into sections, or bays on the diagram. In the tables, they are labeled according to the diagram. The size of the joists is the average size for that section. Where there are distinct variations in joist sizes in an individual section, they are noted in the table.

Wall Framing

The wall framing throughout much of the main building of the Overseer's House is inaccessible due

to finish materials. However, based on what exposed original construction there is, the original walls of the building are framed with heavy timber infilled with *bousillage*. These walls surround Rooms 01, 102, 103, 104, 108 and 109 (except for the northwest and southwest walls of Room 101 that represent a later expansion of the room and are of frame construction). The wall constructed nd 104 is *bousillage*. The northeast wall constructed when Room 106 was created is also *bousillage*. However, the southeast wall of Room 106 is frame and may be

FIGURE 18. Summary description of beams.

Beam #	Cut	Width	Height		Beam #	Cut	Width	Height
B1	Circular Sawn	8 1/2"	8 3/4"		B31	Hewn	9"	9 1/2"
B2	Circular Sawn	8 1/2"	8 3/4"		B32	Hewn	9 1/2"	9 1/2"
B3	Circular Sawn	8 1/2"	9"		B33	Hewn	9 1/2"	9 1/2"
B4	Circular Sawn	9"	9"		B34	Hewn	9 1/2"	9 1/2"
B5	Circular Sawn	9"	9"		B35	Hewn	9"	9"
B6	Circular Sawn	9"	9"		B36	Hewn	9"	9"
B7	Circular Sawn	9"	9"		B37	Hewn	9"	9"
B8	Circular Sawn	8 1/2"	8 3/4"		B38	Hewn	6"	9 1/2"
B9	Circular Sawn	8 1/2"	8 3/4"		B39	Hewn	6"	10"
B10	Circular Sawn	8 1/2"	9"		B40	Hewn	6"	9 3/4"
B11	Circular or sash sawn, too weakened to identify	8 1/2"	9"		B41	Hewn	6"	9 3/4"
B12	Circular Sawn	9"	9"		B42	Circular Sawn	5 1/2"	5 1/2"
B13	Circular Sawn	8 1/2"	8 3/4"		B43	Sash Sawn	6"	6"
B14	Circular Sawn	9"	9"		B44	Hewn	5"	9"
B15	Circular Sawn	9"	9"		B45	Hewn	6"	7"
B16	Sash Sawn	9"	9"		B46	Hewn	6 1/2"	6 1/2"
B17	Sash Sawn	9"	9"		B47	Hewn	6 1/2"	7"
B18	Sash Sawn	9"	9"		B48	Hewn	unknown	unknown
B19	Circular Sawn	8 1/2"	8 3/4"		B49	Hewn	6"	7"
B20	Circular Sawn	6"	8 1/2"		B50	Hewn	6"	7"
B21	Hewn	unknown	unknown					
B22	Hewn	6"	9"					
B23	Hewn	9"	9"					
B24	Hewn	6"	9"					
B25	Hewn	6 3/4"	9"					
B26	Hewn	6"	9"					
B27	Hewn	6"	7"					
B28	Hewn	9"	9"					
B28A	Hewn	9"	9 1/2"					
B29	Hewn	9"	9 1/2"					
B30	Hewn	9"	9 1/2"					

Physical Description

Bay	Cut	Width	Depth
A1	Circular Sawn	4"	6"
A2	Circular Sawn	4"	6"
B	Circular Sawn	4"	6"
C	Circular Sawn	4"	6"
D	Circular Sawn	4"	6"
E	Circular Sawn	6"	7"
F1*	Hewn	5 1/2"	9"
F2*	Hewn	5"	8 1/2"
G	Sash Sawn	4"	6"
H	Sash Sawn	4"	6"
I1	Sash Sawn	4"	6"
I2	Sash Sawn	4"	6"
J	Sash Sawn	4"	6"
K	Sash Sawn	4"	6"
L	Sash Sawn	4"	6"
M*	Sash Sawn	4"	7"
N*	Circular Sawn	5"	6"
O*	Circular Sawn	2"	6"
P	Circular Sawn	unknown	unknown
Q	Hewn	3"	9"

FIGURE 19. Details of floor framing/joists. Asterik (*) indicates section where there was more than one joist size.

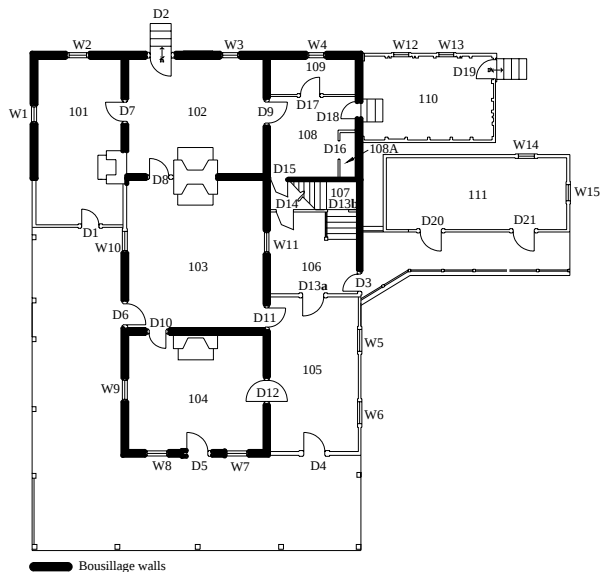


FIGURE 20. Location of *bousillage* walls.

a later replacement. The northeast and southeast walls of Room 105 are frame construction.

The wall framing of the two later additions to the Overseer's House is circular sawn, frame construction. In Room 110, the wall framing is exposed on the interior. The vertical wall framing in Room 110 measure 3¾" by 4", 4" by 4", 2" by 6" and 4" by 6" and is spaced at approximately 34" on center. The beams measure 4" by 4". The wall framing in Room 111 is inaccessible.

Roof Framing

The original roof configuration of the Overseer's House was a hipped roof. Although not documented in the *Design Analysis*, a contractor for the National Park Service reconstructed the roof framing over the center section of the house (Rooms 102, 103 and 104). The most notable modification in the roof framing was the removal of any evidence of the earlier dormer framing on the southwest elevation. These dormers are documented in historic photos as existing as recently as the 1950s.

The primary framing of the roof is comprised of a 6" by 5" circular- sawn ridge beam and four 4" by 6" hip rafters that rest on top of the beam. The hip rafters frame into the 5¾" by 4" top plate at the wall. Common and jack rafters measuring 3" by 3¾" and spaced at 36" on center span from the ridge beam and hip rafters to the top plate of the exterior wall of the structure.

An interesting feature of the roof framing is a series of four braced posts that have been sawn off just below the diagonal bracing, located beneath the ridge beam. The conjectural history of this framing installation is discussed in the Chronology of Development portion of this report. The truncated posts are planed members attached to the ridge beam with mortise- and- tenon joints and pegs. There are two variations of posts. The two outermost posts have only one diagonal brace, whereas the two inner posts each have two diagonal braces. The two inner posts are king posts. Running southeast to northwest, the vertical members of the posts are 3'- 8" long and measure 6" by 6', 3¾" by 3¾", 3¾" by 3¾", and 6' by 6". The diagonal bracing of all the posts measures 2¾" by 3¾".

Knee walls support the continuous rafters at approximately mid-span. The knee walls are 6'-8" high and are comprised of pegged post- and- beam framing with diagonal bracing. The posts of the northeast and southwest knee walls measure 2 $\frac{3}{4}$ " by 3 $\frac{3}{4}$ " and are spaced at approximately 4'-6" on center. The posts of the southeast and northwest walls measure 2 $\frac{3}{4}$ " by 3 $\frac{3}{4}$ " and are spaced at 3'-8" on center. The knee wall beams measure 5 $\frac{3}{4}$ " by 4". The northeast knee wall is located 9'-0" from the ridge beam. The southwest knee wall is located 9'-6" from the ridge beam.

An anomaly in the knee wall framing is that the knee wall that supports the northwest rafter framing, unlike the three other knee walls, does not bear on a wall below. Only the attic flooring and floor framing over room 102 carry the load of this knee wall. However, this is not a structural deficiency because, as discussed in the structural evaluation portion of this report, the knee wall transfers its bearing load to the floor boards, which are laid perpendicularly across joists that are articulated as ceiling system in the rooms below. The floor boards transfer the load to the joists, which transfer the load to the bearing walls on which they rest.

Gallery Roof Framing. The gallery roof is the exposed underside of the attic flooring. The roof framing is divided into three sections. The first section comprises the entire southwest gallery ceiling. The joists measure 2 $\frac{3}{4}$ " by 4" and are spaced at 30" to 35" on center. All but four of the joists in this section have a small $\frac{3}{4}$ " bead along the bottom edge on both sides. The other four joists are rough-sawn and were installed by contractor for the National Park Service.

All of the joists in this section run northeast to southwest. The northwestern two-thirds of the joists in this section frame into 5" by 8" interior and exterior beams. The balance of the joists in this section frame into a 6" by 8 $\frac{3}{4}$ " girt and a 5" by 8 $\frac{3}{4}$ " exterior beam. The 6" by 8 $\frac{3}{4}$ " girt is comprised of a 4" by 8" girt that is encased with 1" trim on the sides and $\frac{3}{4}$ " trim along the bottom. The 1" trim pieces have a small $\frac{3}{4}$ " bead along the bottom edge. The second section of the roof framing extends northeast from the southwest gallery and comprises approximately two-thirds of the southeast gallery



FIGURE 21. Framing at hip in roof. Note difference in end of king post.



FIGURE 22. Southwest gallery looking southeast.

ceiling. The joists in this section measure 2 $\frac{3}{4}$ " by 4" and are spaced at approximately 37" to 38" on center. All of the joists in this section have a small bead along the bottom edge on both sides. The joists run southeast to northwest and frame into 7" by 8 $\frac{3}{4}$ " interior and a 7" by 8 $\frac{3}{4}$ " exterior beam. The 7" by 8 $\frac{3}{4}$ " beam is comprised of a 5" by 8" beam that is encased with 1" trim on the sides and $\frac{3}{4}$ " trim along the bottom. The 1" trim pieces have a small, $\frac{3}{4}$ " bead along the bottom edge. The third section of the roof framing comprises the last third of the southeast gallery ceiling. The joists in this section measure 3"

Physical Description



FIGURE 23. King post in center of attic supporting ridge beam.



FIGURE 24. Knee walls in attic, looking northwest.

by $3\frac{3}{4}$ " and are spaced at approximately 30" to $32\frac{3}{4}$ " on center. The joists run southwest to northeast and are framed into a 6" by $8\frac{3}{4}$ " girt and a 5" by $8\frac{3}{4}$ " exterior top plate beam. The characteristics of the girt are the same as that previously discussed.

Room 110 Addition Roof Framing. Room 110 has a gabled roof, with the ridge oriented northeast to southwest. The ceiling framing is five 2" by 6" rafters spaced 2'-0 $\frac{3}{4}$ " apart. Exposed on the interior of the ceiling is the roof decking that is comprised of 11" whitewashed, butt-jointed boards.

Room 111 Addition Roof Framing. Room 111 has a gabled roof, with the ridge oriented northeast to southwest. There was no access to the attic to allow for a documentation and assessment of the roof framing.

Exterior Finish Materials and Characteristics

Gallery

A gallery spans the full length of the southeast elevation of the main building and wraps around to the southwest elevation, extending to the exterior wall of Room 101. The gallery is 12'-0" deep. Measuring from the southeast exterior wall of Room 101 to the southeast exterior edge of the gallery, the gallery is 41'-9" long. Measuring from the southwest exterior edge to northeast exterior edge, the southeast gallery is 43'-2 $\frac{3}{4}$ " long. The gallery is integral to the roof framing of the original building. The height of the gallery to the underside of the exterior beams is 10'-5".

Supporting the roof at the edge of the gallery is a series of square, wood columns. The columns have square, smooth-faced shafts with a simple capital, suggestive of the Tuscan order. The capital is an assembly of moldings. These features are historically significant. All of the columns have suffered some deterioration. As a result, the National Park Service has both repaired and replaced the historic columns, using materials to match the historic. All of the new material is painted white. The dimensions and characteristics of the columns are identified in the following table and

corresponding diagram. Spanning between two of the columns on the southwest elevation is a handrail, a remnant of an earlier balustrade.

Gallery Ceiling. The gallery ceiling is the exposed underside of the attic floor framing and flooring and is painted white. As discussed in the framing section of this report, the gallery ceiling is comprised of three sections. The first section spans the entire length of the southwest gallery. The exposed attic floorboards in this section measure 6" and 9" wide and are butt- jointed. The floorboards run northwest to southeast, spanning the attic floor joists and interior and exterior wall beams.

The second section extends northeast from the southwest gallery and comprises approximately two- thirds of the southeast gallery ceiling. The exposed attic floorboards in this section measure 5" to 9" wide and are butt- jointed. The floorboards run northeast to southwest and span the attic floor joists and girts.

The third section comprises the last third of the southeast gallery ceiling. The exposed attic floorboards in this section measure 4" by 8" wide and are butt- jointed. The floorboards run northwest to southeast and span the attic floor joists and interior and exterior wall beams.

Gallery Flooring. The gallery floor is comprised of new, 3 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ " tongue- and- groove, cypress boards, installed by the National Park Service. The flooring is unfinished.

Wall Finishes

Main Building. The exterior elevations of the main building in the Overseer's House that are not protected by the gallery are finished with clapboard siding painted white. The clapboards measure $\frac{3}{4}$ " thick with a 5 $\frac{3}{4}$ " exposure. According to the *Design Analysis*, this siding was installed during the stabili-



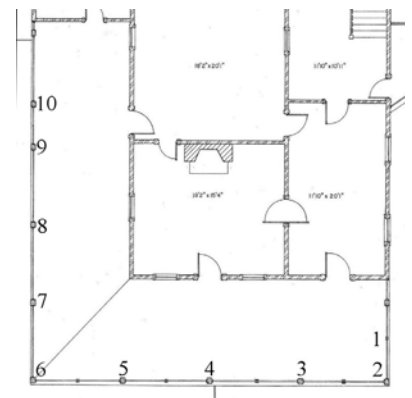
FIGURE 26. Southwest elevation.



FIGURE 27. Typical column capital.

FIGURE 25. Characteristics of gallery columns.

Column	Dimensions	Characteristics
1	6 3/4" by 6 3/4"	Top: historic / Bottom: spliced in by NPS
2	6 3/4" by 6 3/4"	Top: historic / Bottom: spliced in by NPS
3	6 3/4" by 6 3/4"	New, installed by NPS
4	6 3/4" by 6 3/4"	New, installed by NPS
5	6 3/4" by 6 3/4"	New, installed by NPS
6	6 3/4" by 6 3/4"	Top: historic / Bottom: spliced in by NPS
7	6 1/2" by 6 1/2"	Top: historic / Bottom: spliced in by NPS
8	6 3/4" by 6 3/4"	Top: historic / Bottom: spliced in by NPS
9	6 3/4" by 6 3/4"	Top: historic / Bottom: spliced in by NPS
10	6 3/4" by 6 3/4"	Top: historic / Bottom: spliced in by NPS
11	6 1/2" by 6 3/4"	Top: historic / Bottom: spliced in by NPS



Physical Description



FIGURE 28. Southwest elevation.



FIGURE 29. Southwest exterior walls at Rooms 104 and 105.



FIGURE 30. Southwest exterior walls at Rooms 103 and 104.

zation measures that were completed in 1998 and matches the clapboard siding that historically finished the exterior walls. This information conflicts with the developmental history of the exterior presented in Barbara Yocum's Materials Analysis. A discussion of this discrepancy may be found in the Chronology of Development portion of this report.

According to information provided in the 1986 HABS drawings, a window and door existed on the northwest elevation between Windows 2 and 4, on the northwest wall of Room 102. The existing clapboard siding obscures these features from view on the exterior. Likewise, the clapboard siding covers Door 3 on the northeast exterior wall of Room 106. This door exists and is accessible from the interior of the building. The southeast and southwest exterior walls of the original building that are protected by the gallery roof have different finishes than the balance of the exterior. There is a 3" wide, beaded chair rail on these walls located 2'-9 $\frac{3}{4}$ " above the finished floor. Likewise, there is a 7" wide, beaded baseboard along these walls. The southeast wall of Room 101 is frame construction and is finished with horizontally- installed flush board siding that is painted white. The boards measure 11" wide.

The southwest exterior walls of Rooms 103 and 104 and the southeast exterior wall of Room 104 are of *bousillage* construction and are finished with plaster and white paint. The southeast exterior wall of Room 105 is frame construction and is finished with horizontally- installed flush board siding that is painted white. Most of the boards in this wall measure 5" in width. One board located below the chair rail measures 11" wide.

Wing Additions. Some of the exterior walls of the two wing additions to the main building are covered with a granulated, asphalt siding. This siding is applied in 15" strips and is brown, with a brick pattern. Each strip bears the pattern of five and one-half courses of brick and has wire-cut detailing. The strips are installed to reveal a 14" exposure.

Room 110 Addition. Room 110 is an addition to the north end of the northeast exterior elevation of the main house and connects to Room 108 through

Door 18. The northwest, northeast, and southeast exterior walls of Room 110 are finished with brown, granulated, asphalt siding with a brick pattern. Black felt paper has been installed along the southeast end of the northwest elevation to protect a damaged area of the underlying siding. There are $5\frac{3}{4}$ " by $\frac{3}{4}$ " corner boards installed at the left corner of the northwest elevation, at the right and left corners of the northeast elevation, and at the right corner of the southeast elevation. There is a $6\frac{3}{4}$ " by $\frac{3}{4}$ " corner board installed at the left corner of the southeast elevation. This corner board appears new and was likely installed by the National Park Service. The southwest interior wall of Room 110 is the northeast exterior wall of Room 109 and a portion of Room 108.

Room 111 Addition. Room 111 is a freestanding section of the Overseer's House, located just southeast of Room 110 along the northeast elevation of the main building. The northwest and northeast exterior walls of this addition are finished with brown, granulated, asphalt siding with a brick pattern. Black felt paper has been installed over two areas on the upper portion of the northwest wall and along the right and bottom edges of the northeast wall. There is a 2" by 3" downspout located along the left edge of the northwest wall.

The southeast exterior wall is finished with $\frac{3}{4}$ " thick clapboard siding with a $5\frac{3}{4}$ " exposure. The clapboards are finished with weathered whitewash. There is a 5" by $\frac{3}{4}$ " corner board installed at the right corner and a $2\frac{3}{4}$ " by $\frac{3}{4}$ " corner board installed at the left corner of the southeast elevation. The gabled end of the southwest exterior wall is finished with sixteen $\frac{3}{4}$ " thick clapboard siding boards with a $5\frac{3}{4}$ " exposure. The balance of the southwest exterior wall is finished with brown, granulated, asphalt siding with a brick pattern.

Roofing

The main portion of the Overseer's House has new, 5V- galvanized roofing applied over new 2" by $3\frac{3}{4}$ " circular sawn, roofing lath spaced at 22" on center. The roofing on the two later additions to the Overseer's House is weathered, $2\frac{3}{4}$ " corrugated metal. The roofing lath of the roof of the Room 111 addition measures variably from 5" to 10" wide, is $\frac{4}{4}$ " thick,¹ and is spaced at 3" to 5". There are 4" ogee- shaped gutters installed at the northwest and



FIGURE 31. Room 111 wing, southeast elevation.



FIGURE 32. Room 110 wing, northwest elevation.



FIGURE 33. Room 110, northeast end.

1. The use of fractions in lumber dimensions denotes true measurements. For example, $\frac{4}{4}$ " indicates for quarters of an inch, or a 1" lumber dimension.



FIGURE 34. Corrugated roofing on additions (Rooms 110 and 111).

southeast eaves of the Room 110 roof. There is a 6" gutter at northwest eave of the Room 111 roof.

Doors

Twenty of the twenty- one doors in the Overseer's House are currently accessible. Door opening 2, located on the northwest elevation of the main house is covered by clapboard siding on the exterior and gypsum board on the interior. The historic door types in the building include board- and- batten, recessed panel with single and multi- lights, and screened. Some of the doors have multi- light transoms. The National Park Service has installed temporary plywood doors fitted with metal louvers in openings where the historic doors have either been removed or are missing. The door characteristics are discussed on the following pages. For simplification, some of these characteristics have been included in table format in Figure 54.

Door 1: There are two doors in this opening: an exterior screen door and an interior recessed panel door. The exterior door measures 2'- 5 $\frac{3}{4}$ " by 6'- 11" and is comprised of two panels of screen wire framed between stiles and rails. The stiles both measure 3 $\frac{1}{4}$ " wide and the rails measure 3 $\frac{3}{4}$ ", 3 $\frac{3}{4}$ " and 5", top to bottom. The butt hinges measure 1" by 3". The interior door in this opening is of stile- and- rail construction, with multiple lights over recessed panels. On the exterior, the stiles measure 3" and

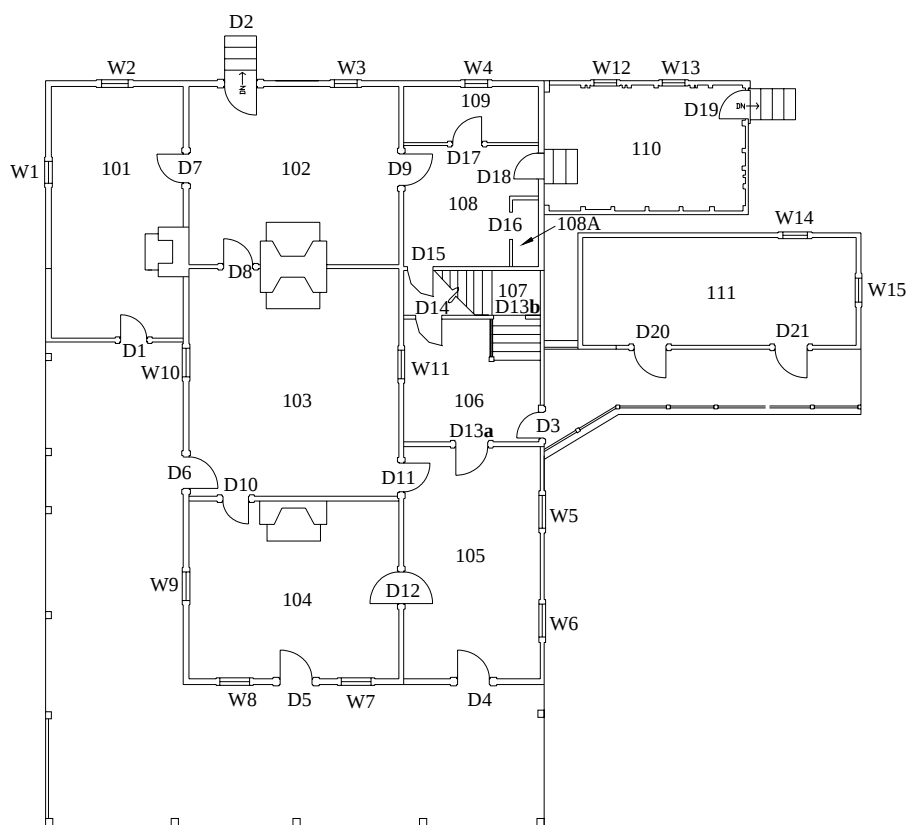
2 $\frac{3}{4}$ ", left to right, with a 3 $\frac{3}{4}$ " stile dividing the two recessed panels in the lower section of the door. From the top of the door down, the rails measure 2 $\frac{3}{4}$ ", 8 $\frac{3}{4}$ " and 7 $\frac{3}{4}$ ". The upper portion is comprised of six divided lights. The lights each measure 8" by 1'- 2". The lower section of the door is comprised of two recessed panels. The panels each measure approximately 9 $\frac{3}{4}$ " wide with a 1" bevel on all four sides. Above the door is a three- light transom with two strap hinges on the top and a dog stop on each side. Each light measures 8" by 1'- 4", and each dog stop measures 1" by 2 $\frac{3}{4}$ ".

Door 2: Based on information provided in the 1986 HABS drawings and photographs provided in Ali Miri's 1996 *Historic Structure Assessment* report completed for the Overseer's House, this door was of board- and- batten construction. The photographs also show that a screen door once existed at this location. The drawings document a shed roof supported by knee braces over the door. Due to the recent application of interior and exterior finishes, this door is currently inaccessible, and all the historic features surrounding the door, if still existing, are concealed from view.

Door 3: Door 3 is board- and- batten construction comprised of six boards connected to three battens. The boards measure 4 $\frac{3}{4}$ ", 5", 5", 5", 5", and 3 $\frac{3}{4}$ ". The battens all measure 4" by 1". The butt hinges measure 1 $\frac{3}{4}$ " by 3 $\frac{3}{4}$ ".

Door 4: The historic door and transom lights for this opening have been removed. The National Park Service has installed a plywood door fitted with metal louvers in this door opening. Likewise, plywood has been installed in the transom opening. The 1986 HABS drawings indicate a door constructed of stiles and rails and with six divided lights once hung in the opening. The drawings also indicate that a four- light transom existed over the door. It is unknown whether this door and transom currently exist and have been stored elsewhere.

Door 5: There are two doors in this opening. The exterior board- and- batten door is comprised of seven boards connected to three beveled battens. The boards each measure 5" wide. The battens all measure 9 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ " and have a $\frac{3}{4}$ " bevel. The strap hinges are wrought iron and measure 1'- 5" and 1'- 3" wide.



* No longer extant

FIGURE 35. Location of windows and doors.

The interior screen door is constructed of stiles and rails and decorative millwork framing wire screening. The stiles measure $2\frac{3}{4}$ " wide and the rails measure $2\frac{3}{4}$ ", $2\frac{3}{4}$ ", $2\frac{3}{4}$ ", $2\frac{3}{4}$ " and 5", top to bottom. Above the door is a four-light transom. The light furthest to the left, when looking at the transom from the exterior, is missing. A piece of plywood has been installed in this opening.

Door 6: There are two doors in this opening. The exterior board- and- batten door is comprised of six tongue- and- groove boards, five of which are beaded and measure approximately 6" wide. Beading is located at the center and on the tongue edge of each board. The sixth board is not typical of the other boards in the door and appears to be a replacement. The boards are connected to three beveled battens. The battens measure 6" by $4\frac{1}{4}$ " and have a 1" bevel. The strap hinges are wrought iron and measure 1'- 5" by 2". The interior screen door is constructed of stiles and rails and decorative

millwork framing wire screening. The stiles measure $2\frac{3}{4}$ " and the rails measure 3", $2\frac{3}{4}$ ", 3" and 6", top to bottom.

Door 7: This door is board- and- batten construction comprised of five boards connected to three beveled battens. Beading runs down the center of each board, bisecting it into two $3\frac{3}{4}$ " by $4\frac{1}{4}$ " segments, and along the edges of the boards. The battens all measure 6" by 2'- 11 $\frac{3}{4}$ " by $4\frac{1}{4}$ " and have a 1" bevel. The strap hinges are wrought iron and measure 1'- 2" by 1 $\frac{3}{4}$ ".

Door 8: Door 8 is board- and- batten construction and measures 3'- 0 $\frac{3}{4}$ " by 7'- 10 $\frac{3}{4}$ ". There are seven beaded boards connected to three beveled battens. The boards measure 5" by $\frac{3}{4}$ ". The battens measure $\frac{7}{8}$ " by 1" and have a 1" bevel on the top and bottom edge. The right and left edges of the battens are not beveled. The rim lock measures $3\frac{1}{4}$ " by 4" by $\frac{3}{4}$ ". The door has a glass doorknob.

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Door 9: Door 9 is board- and- batten construction and measures 3'-0 $\frac{3}{4}$ " by 7'-10". There are six boards connected to three beveled battens. Beading runs down the center of each board, bisecting it into two 3" by $\frac{3}{4}$ " segments, and along the edges of the boards. The battens measure 6" by $\frac{1}{4}$ " and have a 1" bevel on all four sides. The strap hinges are wrought iron and measure 1'-0 $\frac{3}{4}$ " by 2 $\frac{3}{4}$ ".

Door 10: Five boards of the same dimension, 3 $\frac{3}{4}$ " by $\frac{1}{4}$ ", with one additional board at 5 $\frac{3}{4}$ " by $\frac{1}{4}$ ", constitute the door. There is a " bead in the center and a " bead on the tongue edge of the boards of common dimension. The odd- dimensioned board does not have the bead feature. The boards are connected to three beveled battens. The battens

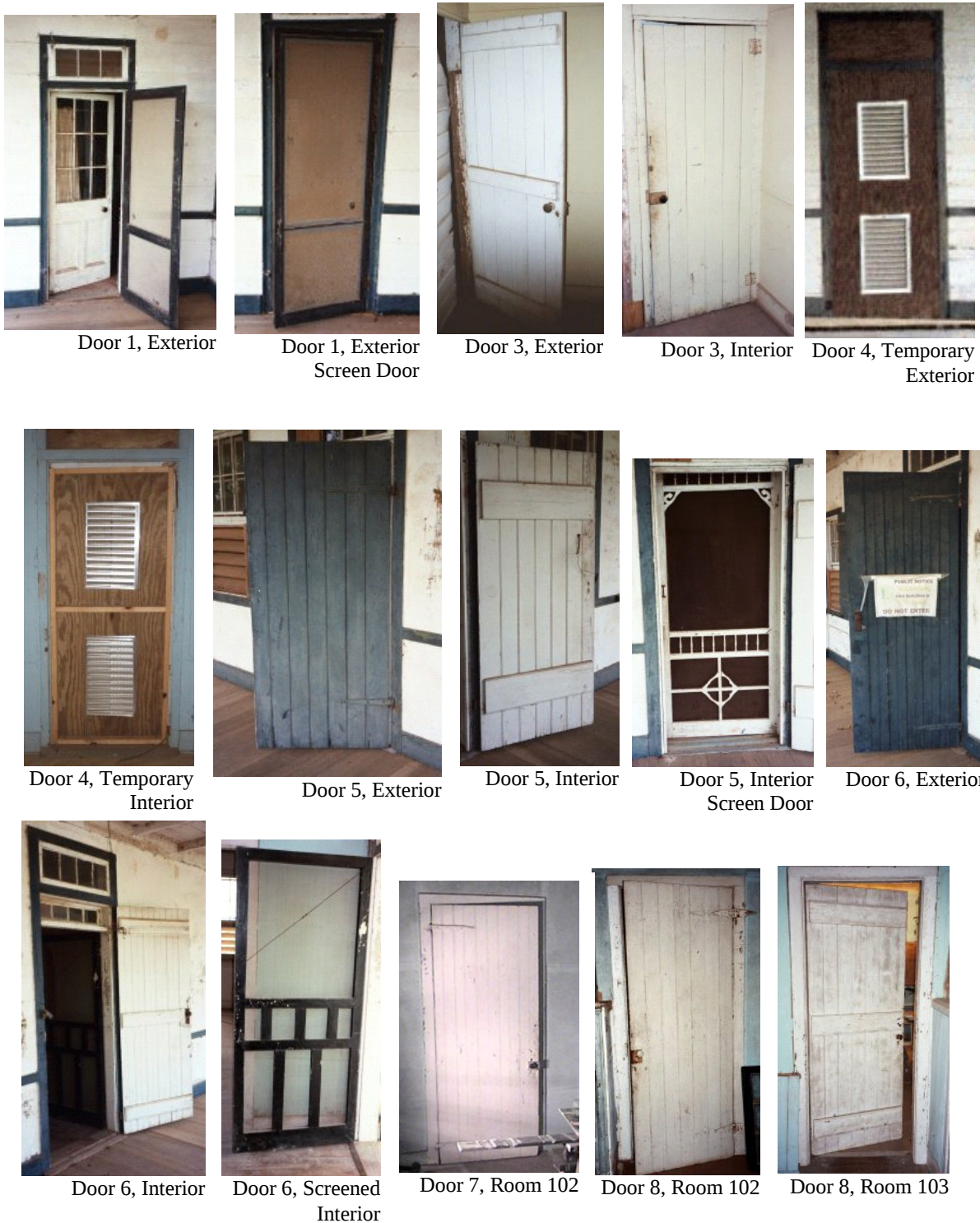
measure 6" by $\frac{1}{4}$ " and have a 1" bevel on all four sides. The strap hinges are wrought iron and measure 12" by 1 $\frac{3}{4}$ ".

Door 11: Door 11 is of stile- and- rail construction. Plywood has been installed in the upper and lower sections of the door, between the stiles and rails. Given the configuration of other stile- and- rail doors in the building that do not have screening, it is clear from the muntin mortises that the upper section of Door 11 was once comprised of four over four divided lights while the lower section consisted of wood panel(s). On the exterior, the stiles measure 3" and 2 $\frac{3}{4}$ ", left to right, with a 3 $\frac{3}{4}$ " stile dividing the two recessed panels in the lower section of the door.

FIGURE 36. Summary of door characteristics.

Door #	Opening		Door Type	Hardware	
	Width	Height		Hinge Type	Latch Type
1	2'-6"	6'-11"	Screened (<i>Exterior</i>)	Butt	None
			Stile and Rail w/Glass Lights (<i>Interior</i>)		Rim Lock
2	NA	NA	NA	NA	NA
3	2'-6 $\frac{1}{4}$ "	6'-9 $\frac{1}{2}$ "	Board and Batten	Butt	Rim Lock
4	1'-10 $\frac{1}{2}$ "	5'-11 $\frac{3}{4}$ "	Plywood / NPS	Butt	Unknown
5	3'-1"	7'-10 $\frac{3}{4}$ " inside	Board and Batten (<i>Exterior</i>)	Strap	None
			Screened (<i>Interior</i>)	Butt	Hook and Eye
6	3'-1"	7'-10 $\frac{3}{4}$ " outside	Board and Batten (<i>Exterior</i>)	Strap	Rim Lock
			Screened (<i>Interior</i>)	Unknown	Hook and Eye
7	3'-1"	7'-10 $\frac{3}{4}$ "	Board and Batten	Strap	Rim Lock
8	3'-1"	7'-10 $\frac{3}{4}$ "	Board and Batten	Strap	Rim Lock
9	3'-1"	7'-10 $\frac{3}{4}$ "	Board and Batten	Strap	Hook and Eye
10	2'-11 $\frac{1}{2}$ "	7'-4"	Board and Batten	Strap	None
11	3'-1"	7'-2 $\frac{1}{2}$ "	Stile and Rail w/Plywood	Butt	Unknown
12	2'-8 $\frac{1}{2}$ "	6'-9"	Stile and Rail w/Glass Light	Butt	None
13a	2'-11"	6'-11"	Board and Batten	Butt	Rim Lock, Hook & Eye
13b	Unknown	Unknown	Board and Batten	Strap	None
14	2'-3 $\frac{1}{2}$ "	6'-2"	Board and Batten	Butt	Slide Bolt
15	2'-4"	5'-10 $\frac{1}{2}$ "	Board and Batten	Strap	None
16	2'-6 $\frac{1}{2}$ "	6'-7 $\frac{1}{2}$ "	Stile and Rail*	Butt	None
17	2'-8"	6'-8"	Stile and Rail	Unknown	Unknown
18	2'-7"	7'	Board and Batten	Strap	Hook and Eye
19	2'-10 $\frac{1}{2}$ "	7'	Board and Batten	Strap	Hasp and Staple
20	3'	6'-7 $\frac{1}{4}$ "	Plywood / NPS	Unknown	Unknown
21	3'	6'-8"	Board and Batten	Strap	Shutter Dog

FIGURE 37. Photographs of doors.



From the top of the door down, the rails measure 4" by 1", 7³/₄" by 1" and 5" by 1".

Physical Description



Door 9, Room 102



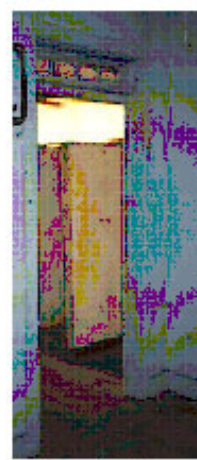
Door 10, Room 103



Door 10, Room 104



Door 11, Room 103



Door 11, Room 105



Door 12, Room 104



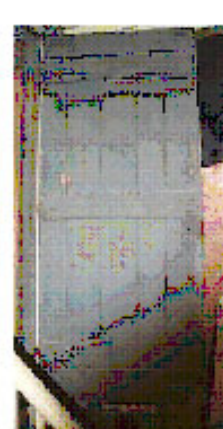
Door 12, Exterior



Door 13a, Room 105



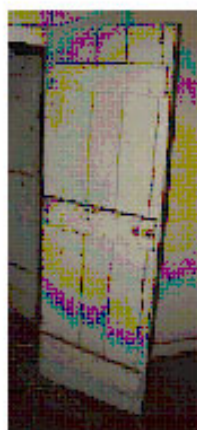
Door 13b, Room 106



Door 13b, Attic Stairwell



Door 14, Room 106



Door 14, Room 107



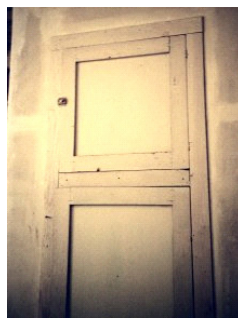
Door 15, Room 107



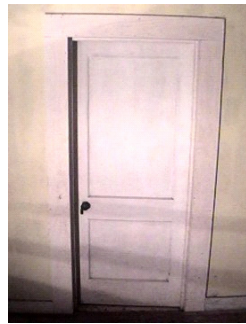
Door 15, Room 108



Door 16, Room 108A (Closet)



Door 16, Top



Door 17, Room



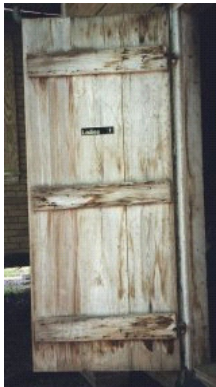
Door 18, Room
108



Door 18, Room 110



Door 19, Exterior



Door 19, Interior



Temporary
Door 20



Historic Door 20



Door 21,
Interior



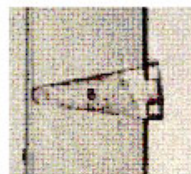
Door 21,
Exterior

FIGURE 38. Details of typical hardware.

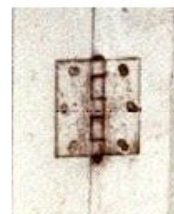
Hinge Types



Wrought Iron Strap Hinge



Strap Hinge



Butt Hinge

Lock Types



Rim Lock



Hasp and Staple



Slide Bolt

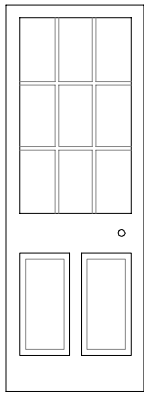


Hook and Eye

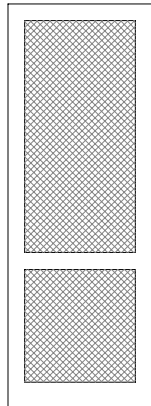


Dog Stop

Physical Description

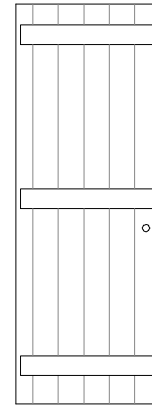
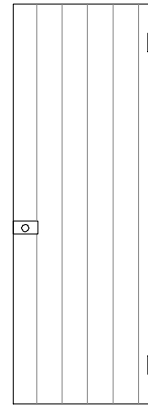


Door 1



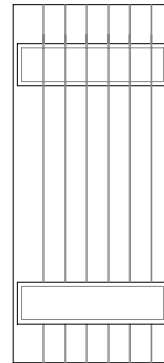
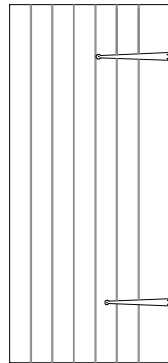
Door 1 Screen

Door 2
unavailable at time
of site visit

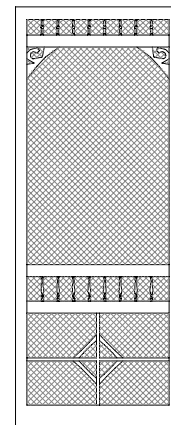


Door 3

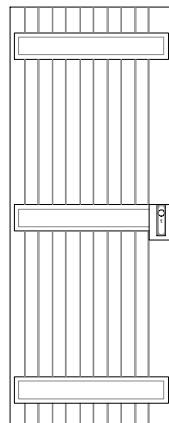
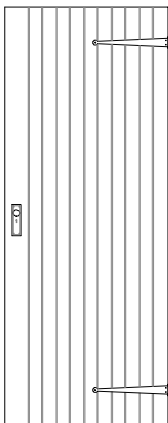
Door 4
temporary at time
of site visit



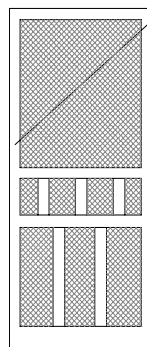
Door 5



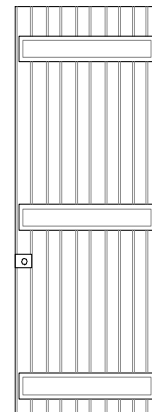
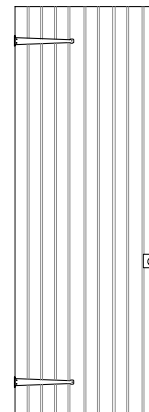
Door 5 Screen



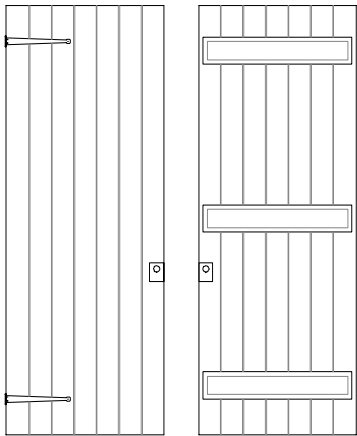
Door 6



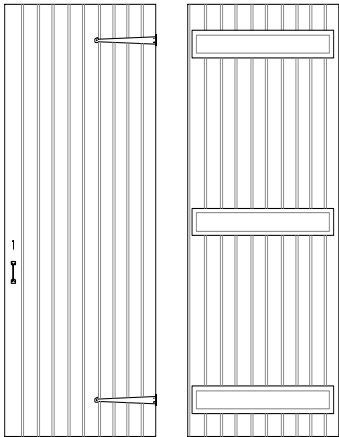
Door 6 Screen



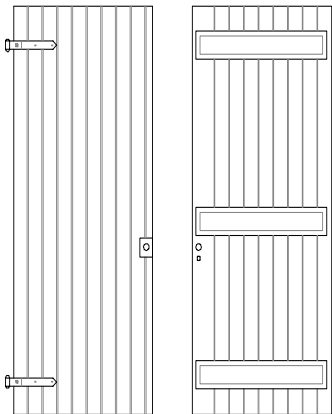
Door 7



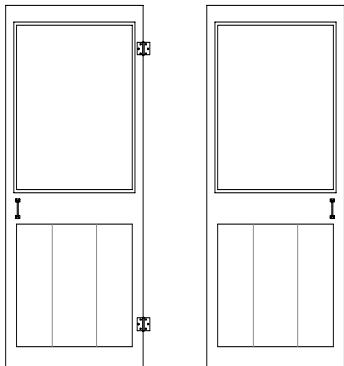
Door 8



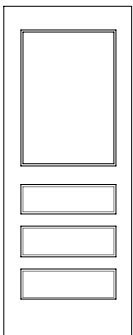
Door 9



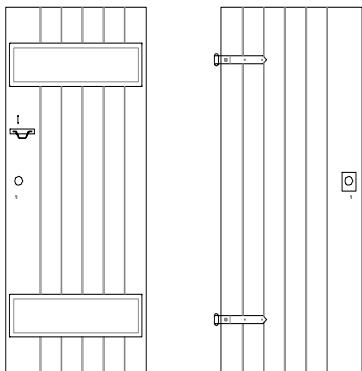
Door 10



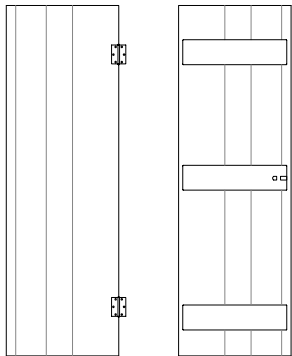
Door 11



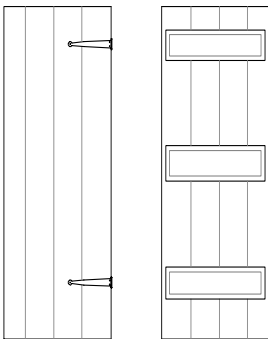
Door 12



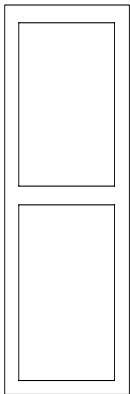
Door 13



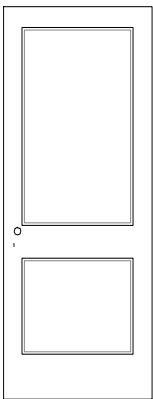
Door 14



Door 15

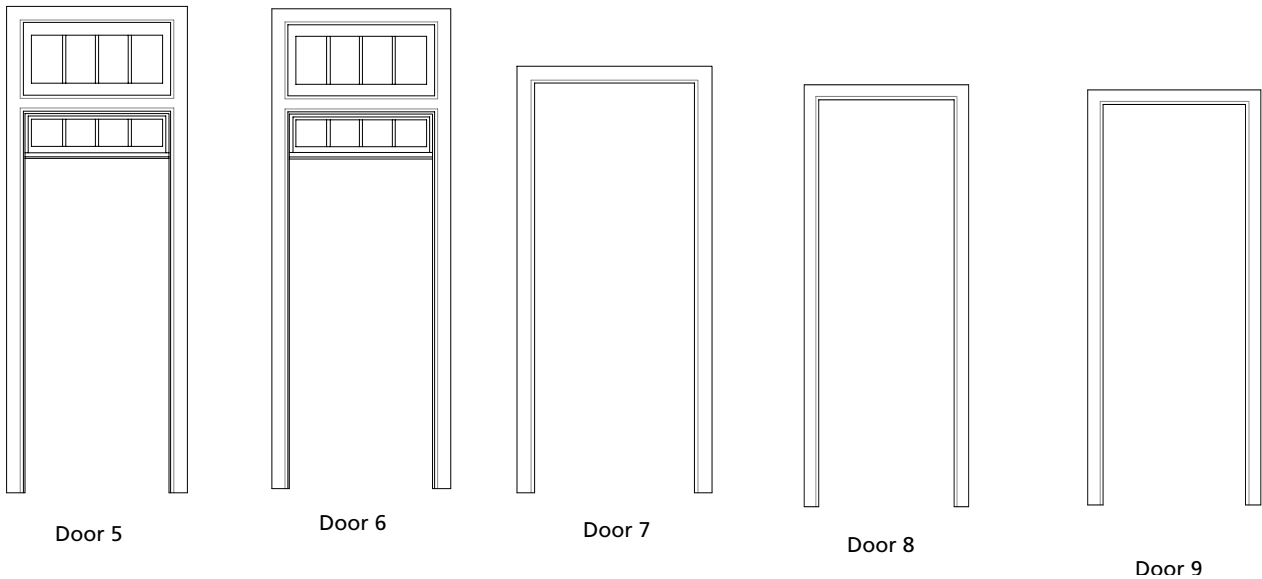
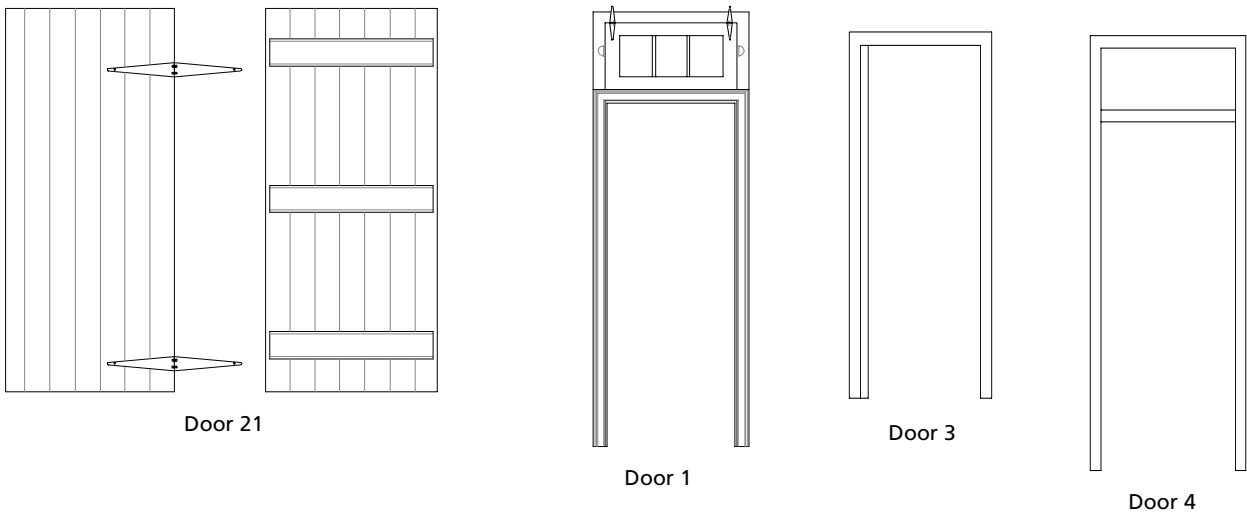
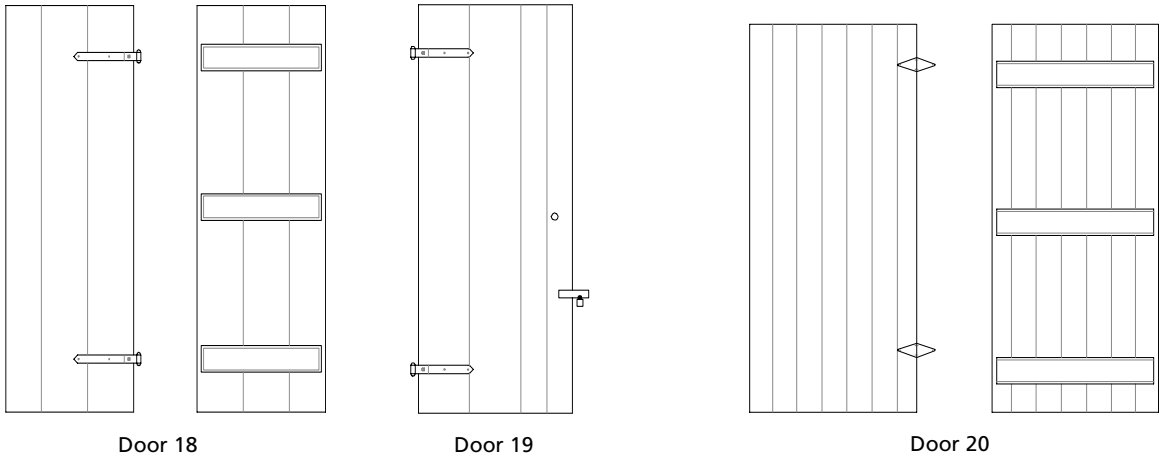


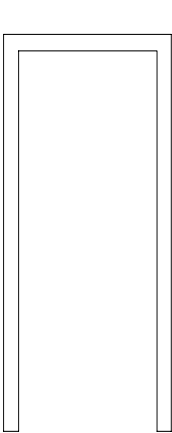
Door 16



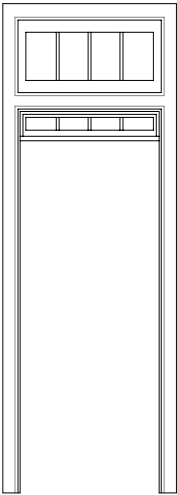
Door 17

Physical Description

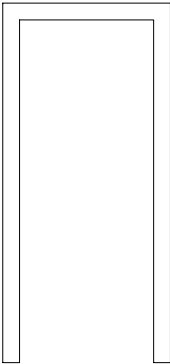




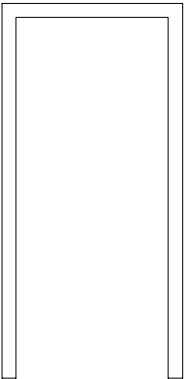
Door 10



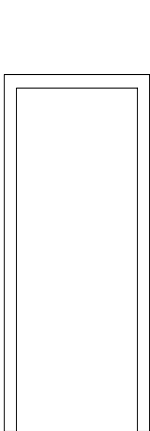
Door11



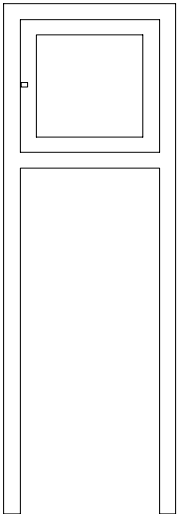
Door 12



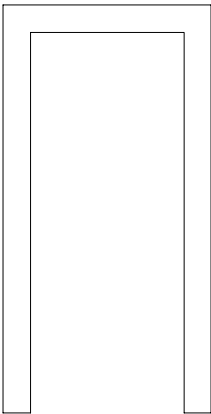
Door 13



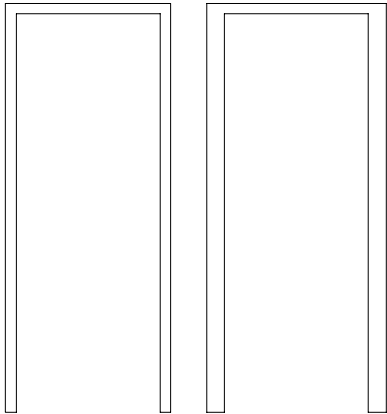
Door 15



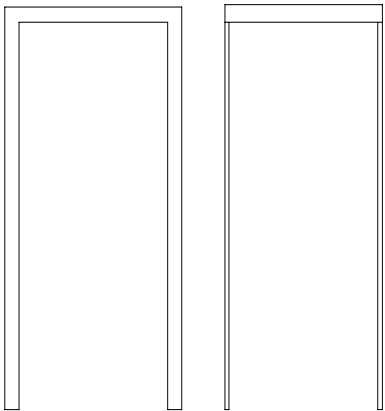
Door16



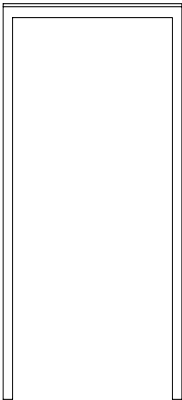
Door 17



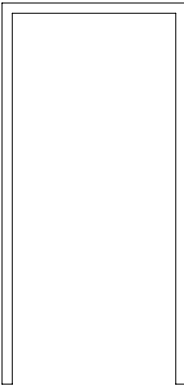
Door 18



Door 19

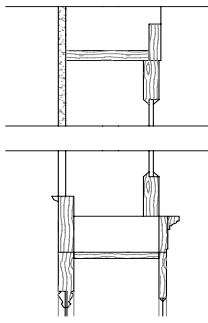


Door 20

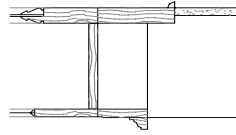


Door 21

Physical Description



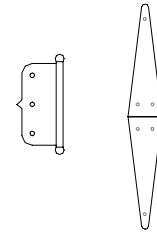
Head
Door 1



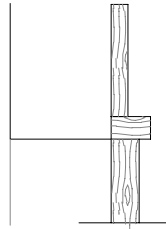
Jamb
Door 1



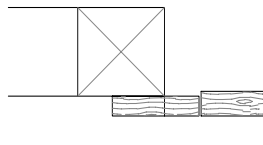
Threshold
Door 1



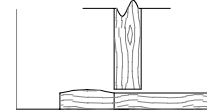
Hardware
Door 1



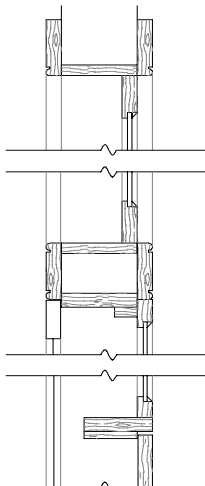
Head
Door 3



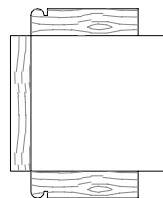
Jamb
Door 3



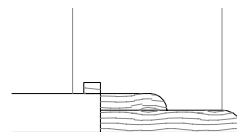
Threshold
Door 3



Head
Door 5



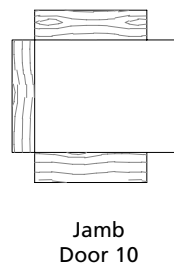
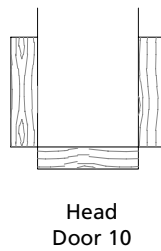
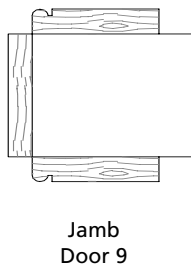
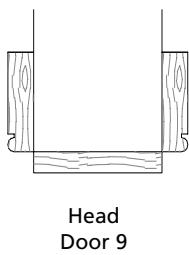
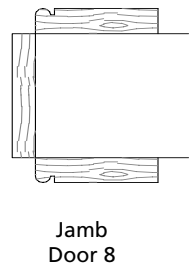
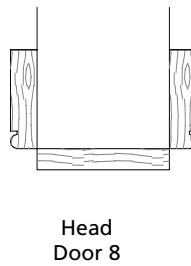
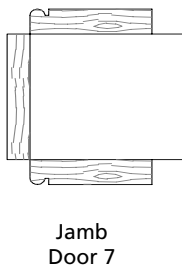
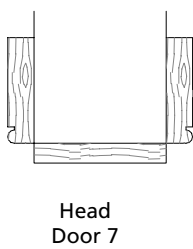
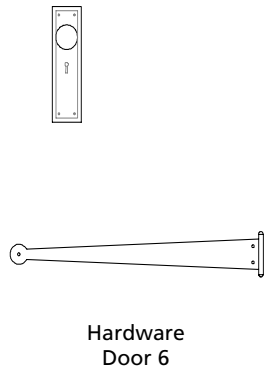
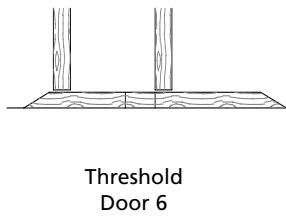
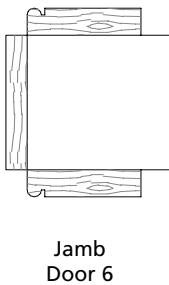
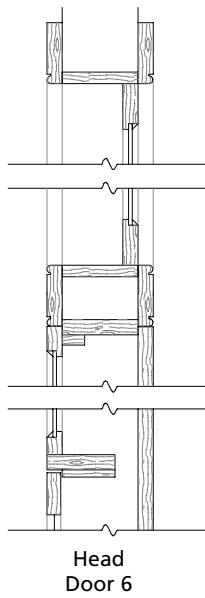
Jamb
Door 5



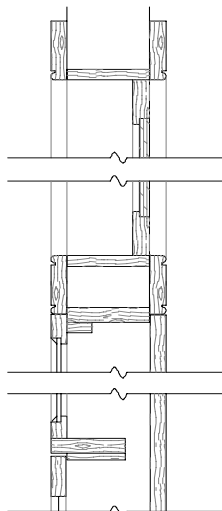
Threshold
Door 5



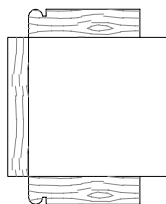
Hardware
Door 5



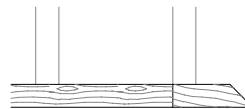
Physical Description



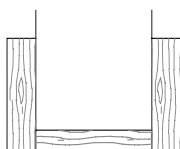
Head
Door 11



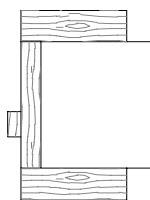
Jamb
Door 11



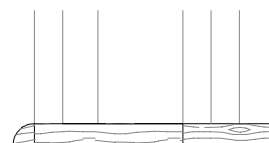
Threshold
Door 11



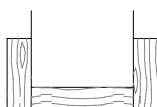
Head
Door 12



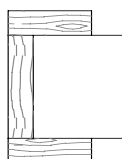
Jamb
Door 12



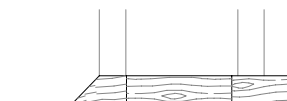
Threshold
Door 12



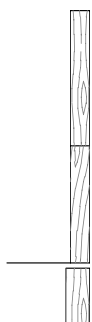
Head
Door 13



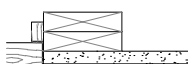
Jamb
Door 13



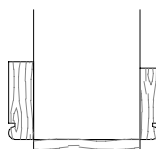
Threshold
Door 13



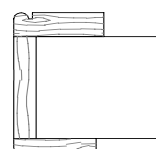
Head
Door 14



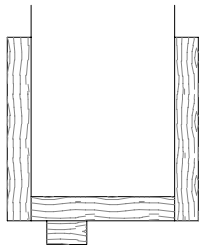
Jamb
Door 14



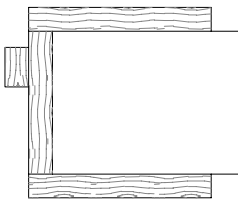
Head
Door 15



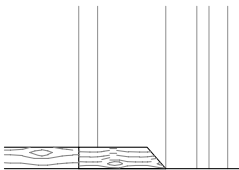
Jamb
Door 15



Head
Door 17



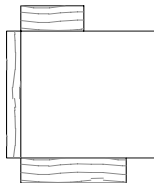
Jamb
Door 17



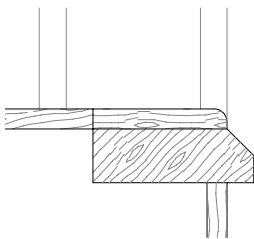
Threshold
Door 17



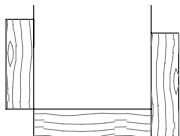
Head
Door 18



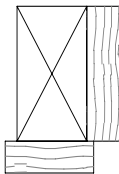
Jamb
Door 18



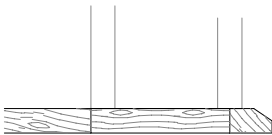
Threshold
Door 18



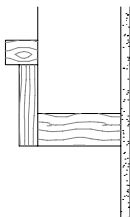
Head
Door 19



Jamb
Door 19



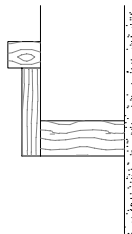
Threshold
Door 19



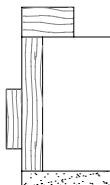
Head
Door 20



Jamb
Door 20



Head
Door 21



Jamb
Door 21

Physical Description

Door 12: Door 12 measures 2'-7 $\frac{3}{4}$ " by 6'-8 $\frac{3}{4}$ ". The door is of stile- and- rail construction, comprised of one large light over three recessed panels. The stiles measure 4" and 4", and the rails measure 5 $\frac{3}{4}$ ", 4 $\frac{3}{4}$ ", 3", 3", and 9" from the top of the door down. The single pane of glass measures 1'-11" by 2'-9 $\frac{3}{4}$ ". The lower section of the door is comprised of three recessed panels. The panels each measure 1'-11" by 7 $\frac{3}{4}$ ".

Door 13a: Door 13a is of board- and- batten construction and is comprised of six boards connected to two beveled battens. Five of the six boards are beaded and measure 5" by 4 $\frac{1}{4}$ ". The sixth door measures 9" wide and is not beaded. From the top of the door down, the battens measure 9 $\frac{3}{4}$ " by $\frac{3}{4}$ " and 9 $\frac{3}{4}$ " by 1". Both battens have a 1" bevel on all four sides. The strap hinges measure 1'-1" by 1 $\frac{3}{4}$ ". The rim lock measures 4" by 3" by $\frac{3}{4}$ ". The door has a metal doorknob.

Door 13b: Door 13b is of board- and- batten construction and is comprised of five beaded boards connected to three beaded battens.

Door 14: Door 14 is of board- and- batten construction and is comprised of four boards connected to three battens. Measuring left to right on the exterior side of the door, the four boards measure 2" by 4 $\frac{1}{4}$ ", 7", 6", and 11". The battens each measure 5" by 5 $\frac{1}{4}$ ". The butt hinges measure 4" by 1 $\frac{3}{4}$ ".

Door 15: Door 15 is of board- and- batten construction and is comprised of four boards connected to three battens. Measuring left to right on the exterior side of the door, the four boards measure 5 $\frac{3}{4}$ ", 7", 4", and 7 $\frac{3}{4}$ ". The battens measure 6 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ ", 7 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ " and 6 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ ", from the top of the door down. The top batten has a 1" bevel on all four sides, while the lower two battens have a $\frac{3}{4}$ " bevel on all four sides. The strap hinges measure 11" by 1 $\frac{3}{4}$ ".

Door 16: Door 16 provides access to Room 108A, a closet. Above Door 16 is a cabinet door providing access to a storage area above the door. The primary door measures 2'-6" by 6'-7". The door is of stile- and- rail construction. The stiles measure 3 $\frac{3}{4}$ " and 3 $\frac{3}{4}$ ". From the top of the door down, the rails measure 3 $\frac{3}{4}$ ", 3 $\frac{3}{4}$ " and 3", The panels each measure

1'-11" by 7 $\frac{3}{4}$ ". The interior of the door is covered with gypsum wallboard.

Door 17: Door 17 is of stile- and- rail construction and measures 2'-8" by 6'-7 $\frac{3}{4}$ ". The stiles measure 4" and 4". From the top of the door down, the rails measure 4", 6 $\frac{3}{4}$ " and 9".

Door 18: Door 18 is of board- and- batten construction and measures 2'-6 $\frac{3}{4}$ " by 6'-11". The door is comprised of three boards connected to three beveled battens. The boards measure 11", 11" and 8 $\frac{3}{4}$ ". The battens measure 5 $\frac{3}{4}$ " by 2'-4 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ " and have a $\frac{3}{4}$ " bevel. The strap hinges measure 1'-3" by 1".

Door 19: Door 19 is of board- and- batten construction and measures 2'-10" by 6'-11". The door is comprised of four boards connected to three battens. The boards measure 5 $\frac{3}{4}$ ", 5 $\frac{3}{4}$ ", 11 $\frac{3}{4}$ " and 11 $\frac{3}{4}$ ". The battens measure 5 $\frac{3}{4}$ " by 2'-8 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ ". The strap hinges measure 11'-1" by 1 $\frac{3}{4}$ ". The hasp and staple lock were installed by the National Park Service.

Door 20: Door 20 has been removed from its frame and is currently stored inside Room 111. A temporary, plywood, stabilization door has been installed in the opening. The historic door is of board- and- batten construction and measures 3'-0 $\frac{3}{4}$ " by 6'-9". The door is comprised of seven boards connected to three beaded battens. The boards measure 5", 5", 5 $\frac{3}{4}$ ", 5 $\frac{3}{4}$ ", 5 $\frac{3}{4}$ ", 5 $\frac{3}{4}$ ", and 5". The battens measure 5 $\frac{3}{4}$ " by 2'-11" by 4 $\frac{1}{4}$ " and have a bead along the top and bottom edges. The strap hinges measure 3" by 8".

Door 21: Door 21 is of board- and- batten construction and measures 3'-0 $\frac{3}{4}$ " by 6'-10". The door is comprised of seven tongue- and- groove boards connected to three beaded battens. The boards measure 4", 5", 5 $\frac{3}{4}$ ", 5", 5", 5", and 5". The battens measure 5 $\frac{3}{4}$ " by 2'-11 $\frac{3}{4}$ " by $\frac{3}{4}$ " and have a bead along the top and bottom edges. The strap hinges measure 1'-2" by 3".

Screened Doors: Located in Room 104, is a set of two screened doors. The size of these doors exceeds that of the exterior door opening in this room, Door 5. According to the National Park Service, these

doors belong to the Store at Magnolia and are being stored temporarily in the Overseer's House.

Windows

Fourteen of the fifteen windows in the Overseer's House are currently accessible. Window opening 3, located on the northwest elevation of the main house, is covered by vinyl siding on the exterior and gypsum board on the interior. Based on existing conditions and information provided in the 1986 HABS drawings and the *Materials Analysis* completed for the Overseer's House by Barbara Yocum in August, 1996, all of the windows held double hung sashes at one time.² There are six over x and four over four divided light sashes in the building. The National Park Service has stabilized all of the accessible, exterior windows. These

windows have either been either fitted with a metal louver in the lower section or entirely covered on the exterior by plywood fitted with a metal louver. Where existing, the sashes have been pushed upward and transoms are located over some of the windows. Likewise, exterior shutters are mounted adjacent to some of the window openings. The locations of the windows are detailed on the floor plan below. The window characteristics are discussed on the following pages. For simplification, some of these characteristics have been included in table format.

Window 1: A transom with three lights of equal size is located above this window.

Window 2: See Table.

Window 3. This window is covered by interior and exterior wall finishes and is inaccessible. Photographs provided in Ali Miri's 1996 report indicate that this window was expressed on the exterior of the building at that time, but it has since

2. Yocum, p. 44.

FIGURE 41. Window characteristics.

Window	Opening Width	Opening Height	# of Existing Sashes in Opening	# of Lights in Sashes	Location and Type of Stabilization Panels
W1	2'-6"	4'-10 1/2"	2	0 / 6	Lower, wood louver
W2	2'-6"	4'-11"	2	1 / 1	Upper & Lower, plywood w/metal louver
W3	NA	NA	NA	NA	NA
W4	2'-0 3/4"	4'-5"	2	4	Upper & Lower, plywood w/ metal louver
W5	2'-10 1/2"	4'-5 1/2"	2	6	Upper & Lower, plywood w/ metal louver
W6	2'-11"	4'-5"	2	6	Upper & Lower, plywood w/metal louver
W7	2'-6 3/4"	5'	2	6	Lower, wood louver
W8	2'-6 3/4"	5'	2	6	Lower, wood louver
W9	2'-6 3/4"	5'	2	6	Lower, wood louver
W10	2'-7"	4'-11 1/2"	2	6	Lower, wood louver
W11	2'-6 1/2"	5'	0	0	None
W12	2'	5'-1 1/2"	1	4	Upper & Lower, plywood w/ metal louver
W13	2'-0 3/4"	5'-2"	1	4	Upper & Lower, plywood w/ metal louver
W14	2'-1"	4'-4 1/4"	0	4	Upper & Lower, plywood w/ metal louver
W15	2'-4"	5'-0 1/2"	0	6*	Upper & Lower, plywood w/metal louver, wood louver

Physical Description

FIGURE 42. Photographs of windows.



W indow 1,
Exterior



W indow 1,
Interior



W indow 2, Exterior



W indow 2,
Interior

W indow 3 –
Unavailable
at time of site
visit



W indow 4,
Exterior



W indow 5, Exterior



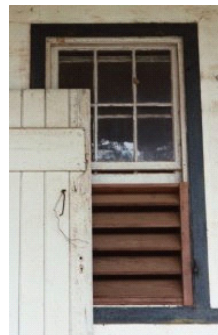
W indow 5, Interior



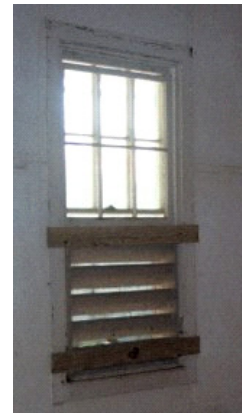
W indow 6, Exterior



W indow 6, Interior



W indow 7, Exterior



W indow 8, Interior



W indow 9, Exterior



W indow 8, Exterior



W indow 9, Exterior



Window 10, Exterior



Window 10, Interior



Window 11, Room 103



Evidence of original bars
Window 11, Room 103



Window 12, Exterior



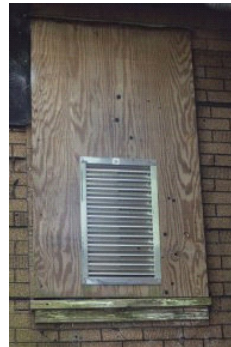
Window 12, Interior



Window 13, Exterior



Window 13, Interior



Window 14, Exterior



Window 15, Exterior

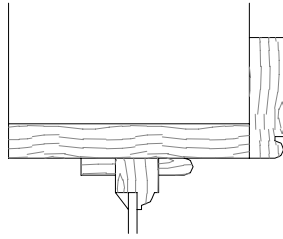


Window 15, Interior

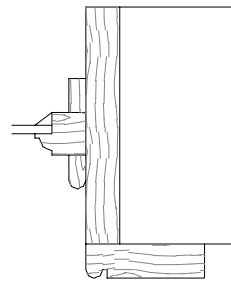


Sashes stored in Room 111,
possibly from Window 15

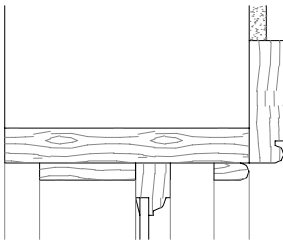
Physical Description



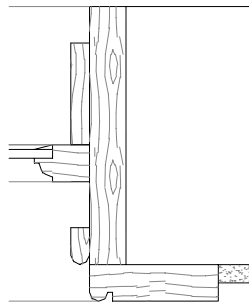
Head
Window 1



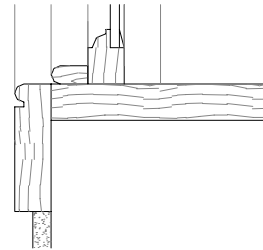
Jamb
Window 1



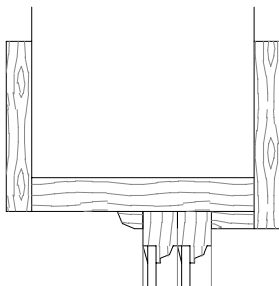
Head
Window 2



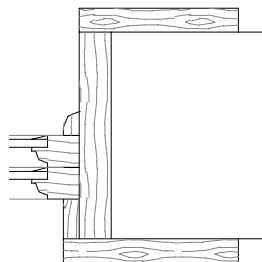
Head
Window 2



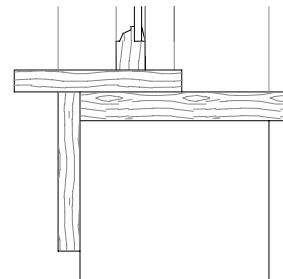
Sill
Window 2



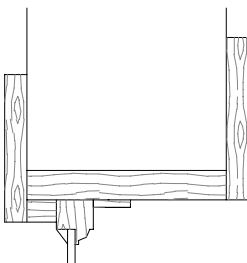
Head
Window 4



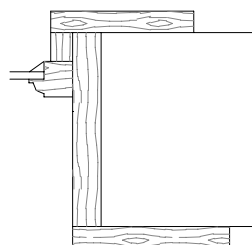
Jamb
Window 4



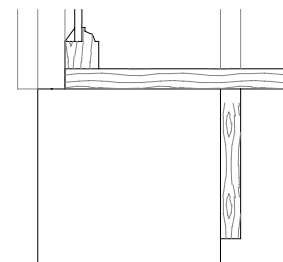
Sill
Window 4



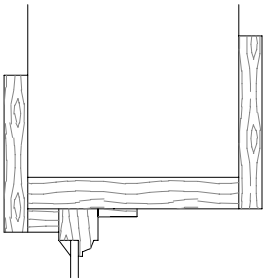
Head
Window 5



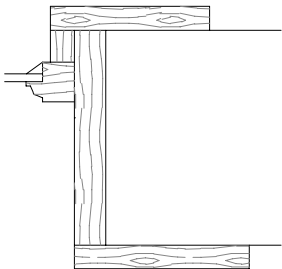
Jamb
Window 5



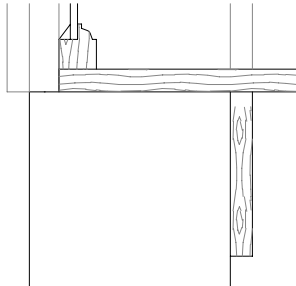
Sill
Window 5



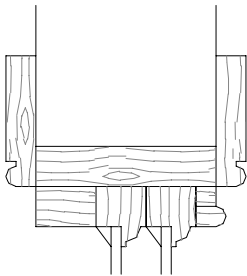
Head
Window 6



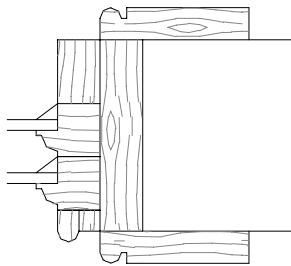
Jamb
Window 6



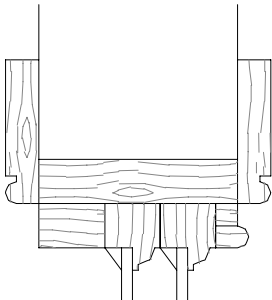
Sill
Window 6



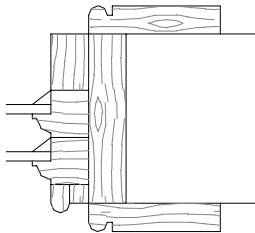
Head
Window 7



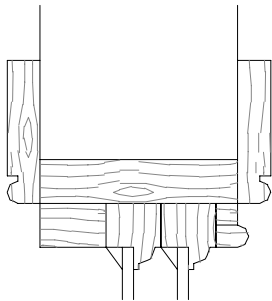
Jamb
Window 7



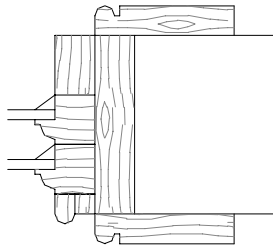
Head
Window 8



Jamb
Window 8

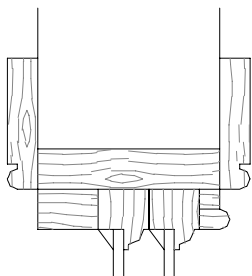


Head
Window 9

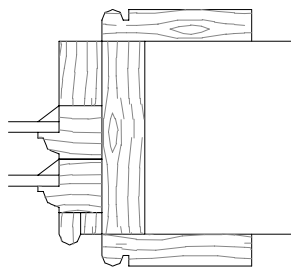


Jamb
Window 9

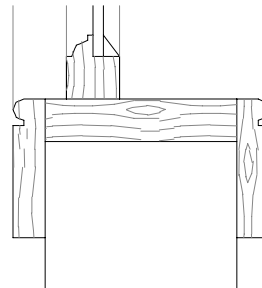
Physical Description



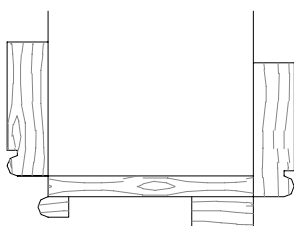
Head
Window 10



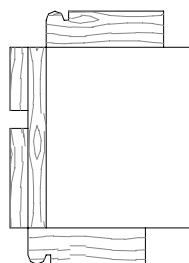
Jamb
Window 10



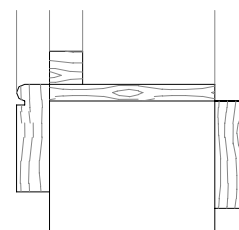
Sill
Window 10



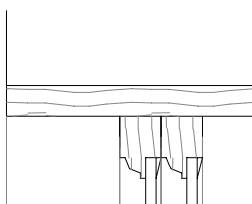
Head
Window 11



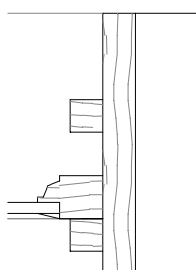
Jamb
Window 11



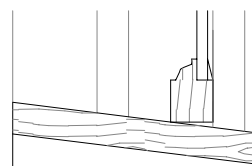
Sill
Window 11



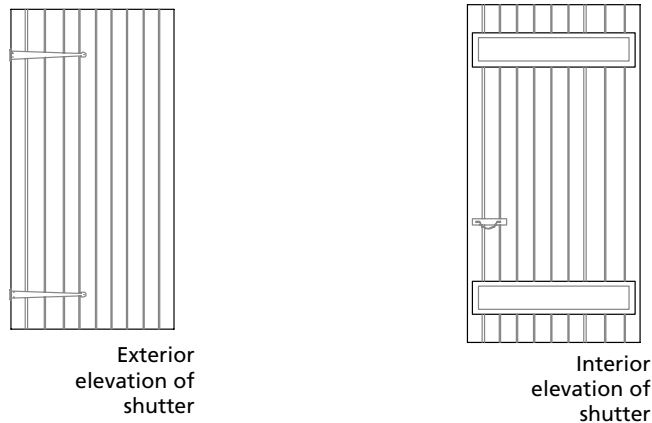
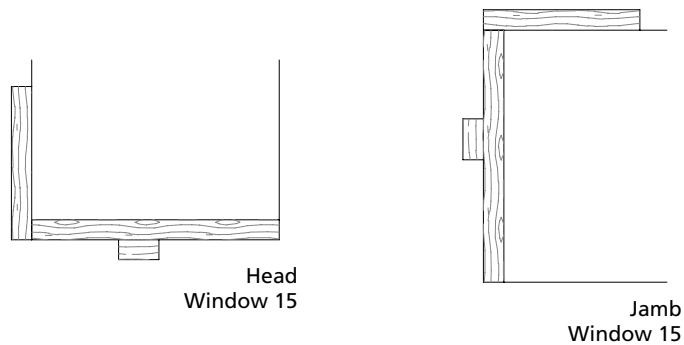
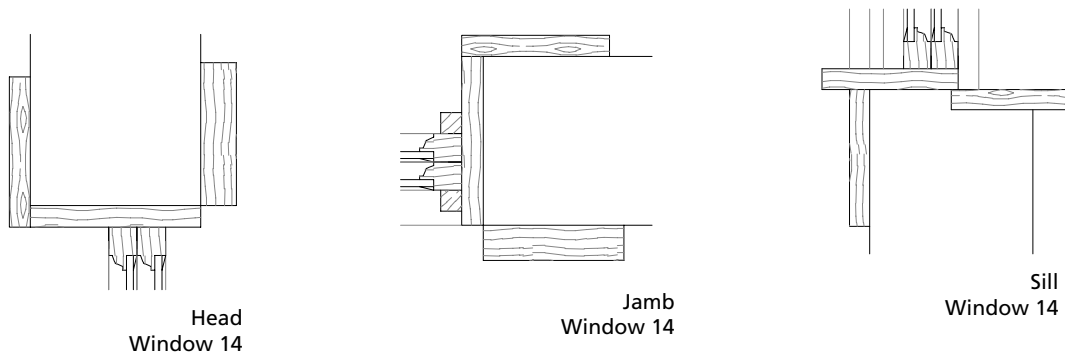
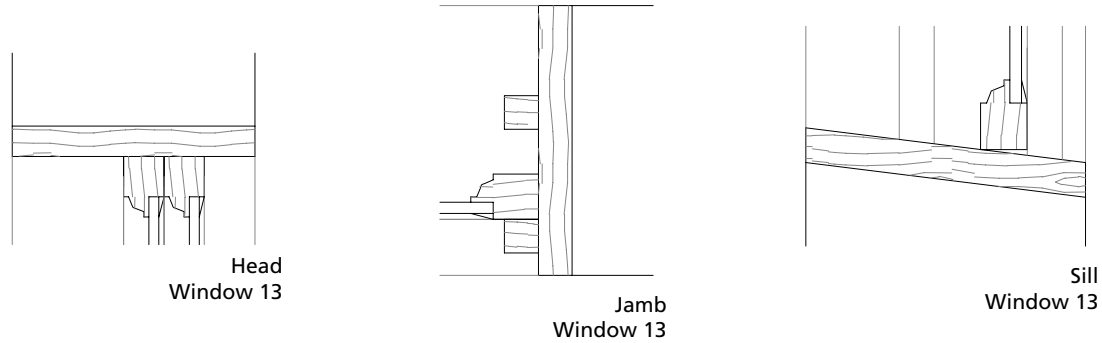
Head
Window 12



Jamb
Window 12



Sill
Window 12



Physical Description

been covered by clapboard during the treatments instituted by the National Park Service

Window 4: See Table. Ali Miri notes in his 1997 report that this window appears to have been a later conversion from an earlier, larger window. A size comparison of this window to the other windows known to be original to the building indicates that it is, in fact, narrower, though its height is comparable.

Window 5: See Table.

Window 6: See Table.

Window 7: See Table.

Window 8: A board- and- batten shutter is mounted to the left side of the exterior trim surrounding this opening. The shutter measures 2'-6 $\frac{3}{4}$ " by 5'-0" and is comprised of five 6" by 1" beaded boards nailed to two 5" by 1" beveled battens. The boards each have a $\frac{3}{4}$ " bead running

down the center, bisecting them into two 2 $\frac{3}{4}$ " sections. The battens have a 1" bevel on all four, exposed sides. A wooden shutter dog is mounted on the chair rail beneath the shutter. See detail below.

Window 9: A board- and- batten shutter is mounted to the right side of the exterior trim surrounding this opening. The shutter is comprised of four 3/8" by 5'-0" by 7/8" beaded boards nailed to two 7/8" by 2'-0" by 1" beveled battens. The boards each have a " bead running down the center, bisecting them into two 3 $\frac{3}{4}$ " sections. The battens have a 1" bevel on the two long edges. A wooden shutter dog is mounted on the chair rail beneath the shutter.

Window 10: A board- and- batten shutter is mounted to the right side of the exterior trim surrounding this opening. The shutter is comprised of five 6" by 5'-0" by $\frac{3}{4}$ " beaded boards nailed to two 5" by 2'-3 $\frac{3}{4}$ " by 1" beveled battens. The boards each have a bead running down the center, bisecting them into two 3" sections. The battens have a 1" bevel on the two long edges. A wooden shutter dog is mounted on the chair rail beneath the shutter.

Window 11: This window is located on the interior wall separating Rooms 103 and 106 and holds no sashes. The underside of the head at this window opening reveals seven square mortises turned at 45 degrees to resemble diamond shapes. The *Materials Analysis* asserts that these mortises once held square bars that extended the length of the window. To the right of the opening, mounted on window trim in



FIGURE 43. Fireplace #4 in Room 101.



FIGURE 44. Room 101, northwest wall.

Room 106, are two hinge pins. The characteristics of this hardware indicate that a casement type shutter was once likely mounted at this window opening.

Window 12: See Table.

Window 13: See Table.

Window 14: See Table.

Window 15: There are no sashes in this window. However, the 1986 HABS drawings depict double hung sashes in this opening, each with six divided lights. There are two sashes, each with six lights, currently stored inside Room III.

Interior Finish Materials and Characteristics

Room 101

Ceiling. The height of the ceiling in Room 101 is 10' to 10" above the finished floor. The ceiling is comprised of the exposed underside of the attic floor framing and flooring. The attic flooring exposed in this room runs northwest to southeast and varies in width. See *Attic Flooring Table* included later in this report for detailed dimensions. The



FIGURE 45. Room 101 ceiling and southwest wall.

boards span joists approximately 36" on center. The ceiling is painted white.

Flooring. The flooring is 5" tongue- and- groove pine boards running northwest to southeast. The floorboards are unfinished.

Walls. The northwest and northeast walls are of *bousillage* construction and are finished with gypsum wallboard and paint. There is a 3" by 3/4" thick chair rail located on these walls, 2'- 9 3/4" above the finished floor. Along the base of the walls are baseboards measuring 6" by 4/4" thick and finished with 3/4" quarter- round molding.

The original portion of the southwest wall, spanning from the northwest wall to a point that is in near alignment with the southeast end of the fireplace across the room, is of *bousillage* construction. The balance of the southwest wall and the entire southeast walls were constructed when Room 101 was expanded and are comprised of horizontally- aligned, circular- sawn, butt- jointed boards. The

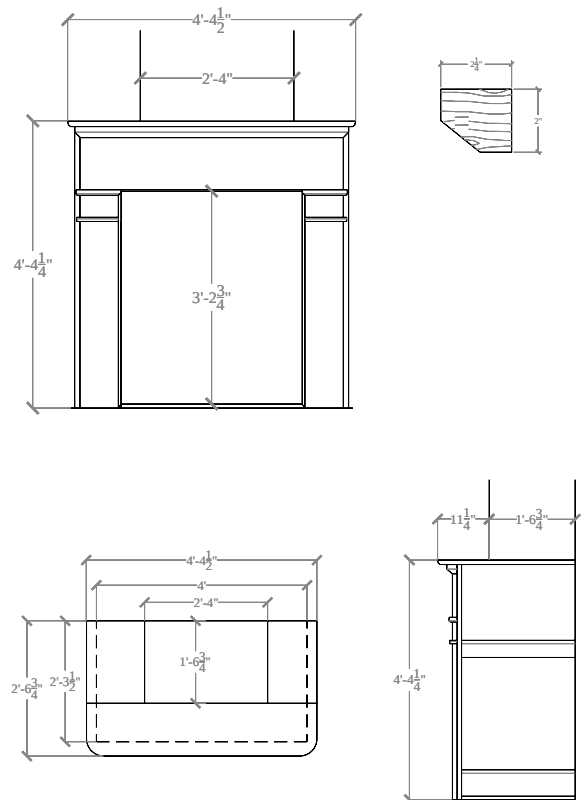


FIGURE 46. Elevations and plan of mantel at fireplace in Room 101.

Physical Description



FIGURE 48. Room 102, looking north.



FIGURE 47. Fireplace #3 in Room 102.

entire wall is finished with gypsum wallboard and paint.

Fireplace. Located on the northeast wall to the right of Door 7 is an enclosed brick fireplace that is finished with plaster, wood, and paint. Overall, the fireplace is 52" wide and 30 $\frac{3}{4}$ " deep from the exterior face of the mantelpiece to the back of the chimney breast. The top of the mantelpiece is 50 $\frac{3}{4}$ " above the finished floor. The firebox measures 37" wide by 33" tall. Separating the mantelpiece and the firebox is a header that measures 16 $\frac{3}{4}$ " tall. Flanking the firebox is pilaster-like detailing. The chimney measures 28" wide and 18 $\frac{3}{4}$ " deep.

Electrical and Heating Fixtures. The only light fixture in this room is a ceiling fan with a pendant, light-bulb socket. This light fixture was installed sometime after 1937 but appears to date to within the period of significance. Other fixtures in the room include an abandoned junction box and an electrical cover plate in the baseboard in the southwest wall of the room. Located approximately 14" to the left of the fireplace and 4" from the wall is a 1" hole in the floor, which presumably once held the gas supply. A 1" hole in the floor, 14" to the northwest of the fireplace and 4" from the northeast wall is the location of a previous gas pipe and valve, likely used for gas space heaters in the middle of the twentieth century. A gas valve is located on the floor near the hole.

Room 102

Ceiling. The height of the ceiling in Room 102 is 10'-9" above the finished floor. The ceiling is comprised of the exposed underside of the attic floor framing and flooring. The attic flooring exposed in this room runs northwest to southeast and measures from 4 $\frac{3}{4}$ " to 9 $\frac{3}{4}$ " wide. The boards span 4 $\frac{3}{4}$ " by 3" joists that run northeast to southwest and are spaced at approximately 24" on center. The ceiling is painted white.

Flooring. The flooring is 5 $\frac{3}{4}$ " tongue-and-groove pine boards running northeast to southwest. The floorboards are unfinished.

Walls. The southwest, southeast, and northeast walls in Room 102 are of *bousillage* construction and are finished with gypsum wallboard and paint. Along the base of these walls are baseboards measuring

5 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ " thick and finished with $\frac{3}{4}$ " quarter-round molding. The National Park Service has installed expanded polystyrene board over the northwest wall as a temporary insulation measure. Room 102 is temporarily being used as a glazing room for the repair of window sashes from the Magnolia Store. Beneath the polystyrene board is new, heavy timber framing installed by the National Park Service contractor. According to National Park Service officials, the historic *bousillage* from this wall is currently stored in bins located in the Carriage Shed.

Fireplace. Located on the southeast wall, to the left of Door 8 is an enclosed brick fireplace that is finished with gypsum wallboard, wood, and paint. Overall, the fireplace is 66" wide and 28 $\frac{3}{4}$ " deep from the exterior face of the mantelpiece to the back of the chimney breast. The dimensions of the firebox could not be determined because it was the National Park Service. The chimney breast is comprised of a series of decorative moldings. The chimney is covered in gypsum wallboard. It measures 4' - 9 $\frac{3}{4}$ " wide and 9 $\frac{3}{4}$ " deep. There is a 63 $\frac{3}{4}$ " long by 17" wide hearth at the base of the fireplace. See illustration for more details.

Electrical Fixtures. The light fixtures in this room include a ceiling fan with four, single light- bulb sockets and a hooded, globe- covered light suspended from a ceiling joist. According to historic documentation, electricity was brought to the Cane River area about 1938. Both lighting fixtures in this room appear to date to within the period of significance. An electrical outlet cover plate is located in the baseboard of the southwest wall of the room, to the right of Door 7.

Room 103

Ceiling. The height of the ceiling in Room 103 is 10' - 9 $\frac{3}{4}$ " above the finished floor. The ceiling is comprised of the exposed underside of the attic door framing and flooring. The attic flooring exposed in this room runs northwest to southeast and varies in width. See *Attic Flooring Table* included later in this report for detailed dimensions. The boards span 3 $\frac{1}{4}$ " by 4 $\frac{3}{4}$ " joists that run northeast to southwest and are spaced at approximately 33" on center. There is a $\frac{3}{4}$ " bead on both sides of the joists, along the bottom edge. The ceiling is painted white.



FIGURE 49. Light fixture in Room 102.

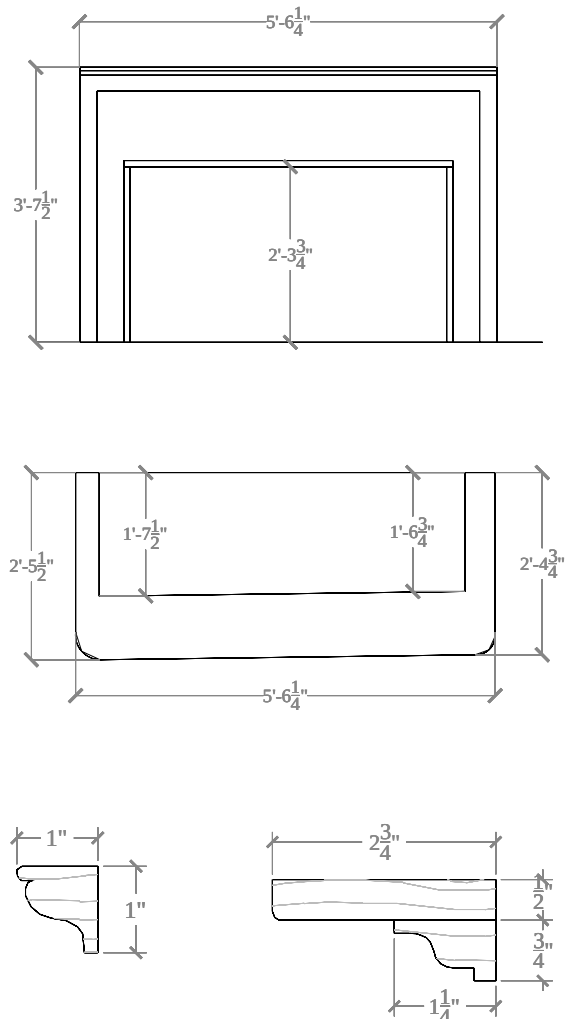


FIGURE 50. Elevation, plan, and trim details of mantel at Fireplace #3, Room 102.

Physical Description



FIGURE 52. Ceiling in Room 103.

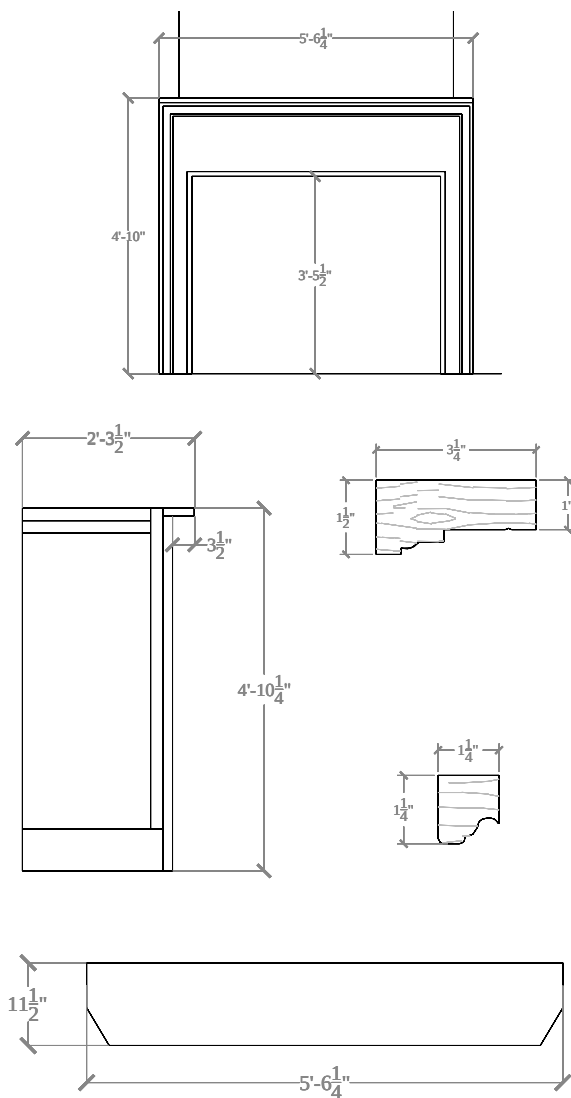


FIGURE 51. Mantel at fireplace #2 in Room 103.

Flooring. The flooring is $3\frac{1}{4}$ ", tongue- and- groove pine boards running northeast to southwest. The floorboards are unfinished.

Walls. The walls in Room 103 are of *bousillage* construction and are finished with gypsum wallboard and paint. Along the base of these walls are baseboards measuring 7" by $\frac{1}{4}$ " thick and finished with $\frac{3}{4}$ " quarter round boards. There is a small wooden doorstop mounted on the baseboard to the immediate right of Door 6.

Fireplace. Located on the northwest wall, to the right of Door 8, is an enclosed brick fireplace that is finished with gypsum wallboard, wood, and paint. The firebox has been covered with corrugated metal. Overall, the fireplace is 66" wide and $25\frac{3}{4}$ " deep from the exterior face of the mantelpiece to the back of the chimney breast. The top of the mantelpiece is 58" above the finished floor. The firebox measures $52\frac{3}{4}$ " wide by $41\frac{3}{4}$ " tall. The chimney breast is comprised of a series of decorative moldings. The chimney is covered in gypsum wallboard and measures 58" wide and $18\frac{3}{4}$ " deep. See illustration for more detailed dimensions.

Electrical Fixtures. The only light fixture in Room 103 is a ceiling fan with one single- bulb socket. This light fixture was installed sometime after 1937 but appears to date to within the period of significance. Other fixtures include three electrical outlet cover plates mounted on the baseboards and one light switch plate located to the left of Door 6.

Room 104

Ceiling. The height of the ceiling in Room 104 is $10' - 9\frac{3}{4}"$ above the finished floor . The ceiling is comprised of the exposed underside of the attic floor framing and flooring. The attic flooring exposed in this room runs northwest to southeast and varies in width. See *Attic Flooring Table* included later in this report for detailed dimensions. The boards span $3\frac{1}{4}"$ by $4\frac{3}{4}"$ joists that run northeast to southwest and are spaced at approximately 33" on a center. There is a $\frac{3}{4}"$ bead on both sides of the joists, along the bottom edge. The ceiling is painted white.

Flooring. The flooring is $5\frac{3}{4}"$ tongue- and- groove pine boards running northeast to southwest. The floorboards are unfinished.

Walls. The walls in Room 104 are of *bousillage* construction and are finished with gypsum wallboard and paint. Along the base of these walls are baseboards measuring 6" by 4/4" thick and finished with 3/4" quarter- round molding.

Fireplace. The fireplace in Room 104 (Fireplace #1) is located on the northwest wall to the right of Door 10. This fireplace has been completely enclosed with gypsum wallboard. Because the fireplace was inaccessible, no further information about it could be obtained. **Electrical and Heating Fixtures.** The only light fixture in Room 104 is a five- light chandelier. This light fixture was installed sometime after 1937 but appears to date to within the period of significance. Other fixtures in this room include three electrical outlet cover plates and one telephone jack mounted on the baseboards, and one light switch plate located to the left of Door 10. Located to the right of the fireplace and approximately 4" from the wall is a 1" hole in the floor, which, presumably, once held the gas supply.

Room 105

Ceiling. The height of the ceiling in Room 105 above the finished floor ranges from 10'- 11 3/4" at the southwest wall to 11'- 1" at the northeast wall. The ceiling is comprised of the exposed underside of the attic floor framing and flooring. The attic flooring exposed in this room runs northwest to southeast and varies in width. See *Attic Flooring Table* included later in this report for detailed dimensions. The boards span 3 3/4" by 3" joists that run northeast to southwest and are spaced at approximately 33" on center. The ceiling is painted white.

Flooring. The flooring includes three layers of multi- patterned asphaltic- based flooring laid over 3 3/4" tongue- and- groove pine boards running northeast to southwest. The floorboards are unfinished.

Walls. The southwest and northwest walls are of *bousillage* construction and are finished with gypsum wallboard and paint. The northeast and southeast walls were constructed when the northeast porch was enclosed to create Room 105 and are comprised of horizontally- aligned, circular- sawn, butt- jointed boards finished with gypsum wallboard and paint. Along the base of all the walls in Room 105 are baseboards measuring 7"



FIGURE 53. Room 104, ceiling joist (note bead), beam and exposed *bousillage* beneath gypsum wallboard.



FIGURE 54. Floor in Room 105.



FIGURE 55. Fireplace #2 in Room 103.

Physical Description



FIGURE 56. Cabinets and sink in Room 105.

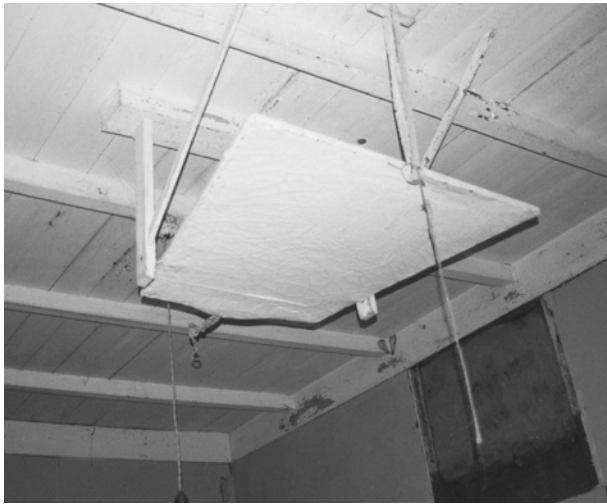


FIGURE 57. Punkah in Room 105.



FIGURE 58. East corner of Room 106.

by $\frac{1}{4}$ " thick and finished with $\frac{3}{4}$ " quarter- round molding.

Electrical, Plumbing, and Heating Fixtures. The only light fixture in Room 105 is a single- bulb light suspended on a chain from the ceiling. This light fixture was installed sometime after 1937 but appears to date to within the period of significance. A unique fixture in this room is a punkah fly fan mounted on the ceiling in the center of the room which may date to the period when the Hertzogs were using the building as a home. Multiple kitchen cabinets and a sink are located along the northeast wall between windows 5 and 6. An electrical outlet cover plate is mounted on the baseboard to the left of Door 13.

Room 106

Attic Stairs. The attic is accessed through Room 106 via a quarter- turn staircase. A door is located at the upper landing in Room 106. The stairs of the first leg of the staircase are comprised of six $6\frac{3}{4}$ " risers and five $8\frac{3}{4}$ " treads. The railing consists of $\frac{3}{4}$ " by $\frac{3}{4}$ " square balusters, a $3\frac{1}{4}$ " by 4" handrail and a $3\frac{3}{4}$ " by $3\frac{3}{4}$ " newel post. The side of the staircase is finished with $5\frac{3}{4}$ " beaded boards. The landing at the top of the fir staircase measures 4'- 6" wide and is comprised of $8\frac{3}{4}$ " treads and 7" risers. The southeast interior wall of the second leg of the staircase is finished with vertical, tongue- and- groove boards measuring from $4\frac{3}{4}$ " to 7" wide.

Ceiling. The height of the ceiling in Room 106 is 10'- $9\frac{3}{4}$ " above the finished floor. The ceiling is comprised of the exposed underside of the attic floor framing and flooring. The attic flooring exposed in this room runs northwest to southeast and varies in width. See *Attic Flooring Table* included later in this report for detailed dimensions. The boards span $3\frac{3}{4}$ " by 3" joists that run northeast to southwest and are spaced at approximately 33" on center. The ceiling is painted white.

Flooring. The flooring is $3\frac{1}{4}$ ", tongue- and- groove pine boards running northwest to southeast. The floorboards are unfinished.

Walls. The southwest and northeast walls in Room 106 are of *bousillage* construction and finished with gypsum wallboard and paint. The northwest and southeast walls are of frame construction and

finished with gypsum wallboard and paint. Along the base of all the walls are baseboards measuring 6" by 4/4" thick, with a small bead along the top edge and finished with 3/4" quarter- round molding.

Electrical Fixtures. The only light fixture in Room 106 is a pendant- type, single- light socket suspended from a ceiling joist. This light fixture was installed sometime after 1937 but appears to date to the period of significance. A light switch plate is located to the left of Door 3.

Room 107

Ceiling. The height of the ceiling in Room 107 varies from 9'- 3 3/4" in the main portion sloping to 2'- 5" under the attic stairs. The ceiling is comprised of gypsum wallboard and is painted.

Flooring. The flooring is 3 3/4", tongue- and- groove pine boards running northwest to southeast. The floorboards are unfinished.

Walls. The walls are finished with gypsum wallboard and paint. Along the base of the southwest and northwest walls are baseboards measuring 6" by 4/4" thick, with a small bead along the top edge and finished with 3/4" quarter- round molding. A shelf comprised of a 7 3/4" by 3/4" board supported by a 3/4" quarter- round molding is located on the southwest wall at approximately 6'- 7 3/4" above the finished floor. The upper portion of northeast wall is sloped to accommodate the attic stairs located adjacent to and above this room.

Electrical Fixtures. There are no electrical fixtures in this room.

Room 108

A 2'- 3 3/4" by 6'- 0" closet (108A) is located in the east corner of Room 108, along the northeast wall.

Ceiling. The height of the ceiling in Room 108 is 10'- 8 3/4" above the finished floor. The ceiling is comprised of the eflooring. The attic flooring exposed in this room runs northwest to southeast and varies in width. See *Attic Flooring Table* included later in this report for detailed dimensions. The boards span 3 3/4" by 2 3/4" joists that run northeast to southwest and are spaced at approximately 29" on center. The ceiling is painted white.



FIGURE 59. Attic stairs in Room 106.



FIGURE 60. Room 107, note shelf on southwest wall.

Flooring. The flooring is 3 3/4", tongue- and- groove pine boards running southwest to northeast. The floorboards are unfinished.

Walls. The southwest, southeast, and northeast walls are of *bousillage* construction finished with

Physical Description



FIGURE 61. Room 108, ceiling.



FIGURE 62. Room 109, sink.



FIGURE 63. Room 109, bath tub.

gypsum board and paint. The northwest wall of the room and the northwest and southwest wall of the closet are of frame construction and finished with gypsum wallboard and paint. Along the base of the walls, except for along the interior of the closet walls, are baseboards measuring $6\frac{3}{4}$ " by $4\frac{1}{4}$ " thick, with a small bead along the top edge and finished with $\frac{3}{4}$ " quarter- round molding. The baseboards along the closet walls measure $3\frac{3}{4}$ " by $\frac{3}{4}$ ".

Electrical Fixtures . The only light fixture in Room 108 is a pendant- type, single- light socket suspended from a ceiling joist. This light fixture was installed sometime after 1937 but appears to date to within the period of significance. The switch to the light is a pull chain on the pendant light. An electrical outlet cover plate is in the floor near the southeast wall.

Room 109

Ceiling. The height of the ceiling in Room 109 is 6'-8 $\frac{3}{4}$ " above the finished floor. The ceiling is finished with gypsum wallboard and paint.

Flooring. The flooring is sheet linoleum.

Walls. The northwest, southwest, and northeast walls are *bousillage* construction finished with gypsum board and paint.

Fixtures. There is a free- standing bathtub, soap dish, and toilet located along the northwest wall. Above the tub is a wall- mounted towel rack. A sink is located on the eastern end of the northeast wall. Above the sink is a wall- mounted light fixture and medicine cabinet. This light fixture was installed sometime after 1937 but appears to date to within the period of significance. Shelves are located on the western end of the southwest wall. The sink, tub, and toilet appear to be of the same vintage as the bathroom fixtures located in The Cottage at Oakland Plantation. The installation of the fixtures in the 1920s. Given their similar appearance, it is possible that the bath fixtures in the Overseer's House date to this time period as well. However, it is unclear whether these fixtures were installed during the 1920s or simply manufactured at that time and installed in the Overseer's House at a later date.

Room 110

Ceiling. The height of the ceiling in Room 110 is 11'-11 $\frac{3}{4}$ " above the finished floor. The ceiling is

comprised of butt- jointed boards measuring 11" wide and running northeast to southwest over exposed joists. The ceiling joists measure 2" by 6" boards that exposes a metal panel with a hole in the center. The hole may have once accommodated a stovepipe.

Flooring. The flooring is 11 $\frac{3}{4}$ " tongue- and- groove pine boards running southwest to northeast. The floorboards are unfinished.

Walls. The northwest, northeast, and southeast walls are the exposed framing members and backside of the exterior, 5 $\frac{3}{4}$ " butt- jointed board siding. The southwest wall is the historic exterior wall surface of Rooms 108 and 109. The dimensions and types of boards vary on all sides of Door 18. To the right of Door 18, the siding is $\frac{3}{4}$ " thick clapboards with a 6 $\frac{3}{4}$ " exposure; above the door, the siding is $\frac{3}{4}$ " rough- sawn clapboard siding with a 5" exposure; and to the left of the door, the siding is 7 $\frac{3}{4}$ " circular- sawn, butt- jointed boards.

All the siding on the southwest wall is whitewashed. The siding on the southwest wall is historic and not part of the replacement wall clapboards recently installed by the National Park Service. Leading to

Door 18 is a set of stairs comprised of two stringers, three risers and three treads. The risers vary in height from 6 $\frac{3}{4}$ " to 8" and the treads measure 11" wide by 4/4" thick.

Fixtures. Mounted on the southeast wall approximately 5'- 1" above the finished floor is a 5" by 1" board used for hanging tools.

Room 111

Ceiling. The height of the ceiling in Room 111 is 8'- 2" above the finished floor. The ceiling is comprised of gypsum wallboard over 3 $\frac{1}{4}$ " tongue- and- groove, beaded boards running southwest to northeast. The ceiling is painted.

Flooring. The flooring on the southwest end of the room is 6" tongue- and- groove pine boards running southeast to northwest. The flooring on the northeast end of the room is 3 $\frac{3}{4}$ " boards running northeast to southwest. The floorboards are unfinished.

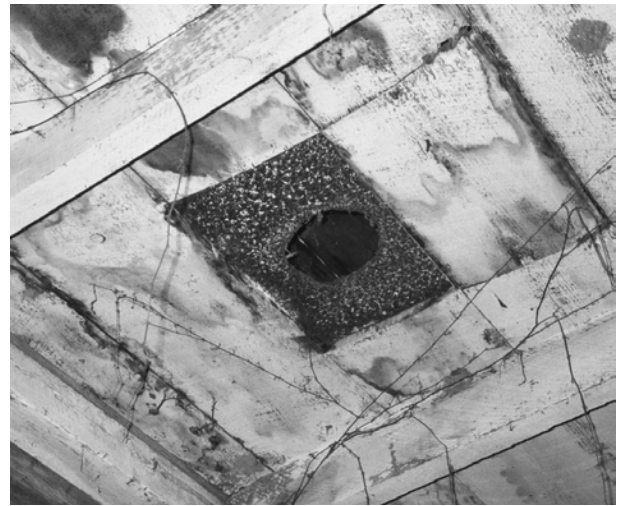


FIGURE 64. Ceiling, Room 110, showing stovepipe hole.



FIGURE 65. Northwest wall, Room 110.

Physical Description

Walls. The walls are finished with gypsum wallboard and paint. There are 5 $\frac{3}{4}$ " by 4 $\frac{1}{4}$ " baseboards along the bottom of the wall.

Electrical Fixtures. The only light fixture in Room 111 is a ceramic, single-bulb socket mounted over Door 20. This light fixture was installed sometime after 1937 but appears to date to within the period of significance. There is a duplex electrical outlet mounted on the southeast wall to the right of door 20, 4'-1" above the finished floor.

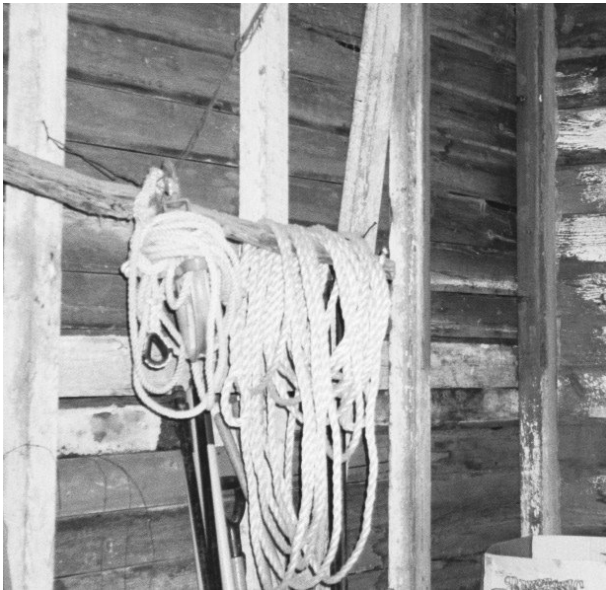


FIGURE 66. Shelf on southeast wall of Room 110.



FIGURE 67. Northeast wall, Room 111.

Attic

The chimneys of the four fireplaces located in the main building protrude through the attic flooring and are encased in framing. Fireplace 2 and 3, located in Rooms 103 and 102, respectively, share a chimney with two flues. The chimney has been partly enclosed with plywood.

Ceiling. The height of the attic, at the ridge beam is 12'-0". There is no finished ceiling in the attic.

Walls. The walls of the attic are the exposed backsides of the roof framing and roofing lath. According to historic photographs, presumed to have been taken in the 1940s and 1950s, two dormers once existed on the southwest roof of the main building. When the contractor for the National Park Service reconstructed the roof structure, all framing for these dormers was removed.

Structural Evaluation

The Overseer's House floor system was modeled in Visual Analysis 5.0 using structural elements defined from field measurements and actual beam sizes. A structural analysis was performed on the floor and roof system and checked for compliance with the 2000 International Building Code based on flexure, shear, and deflection criteria. Because the National Park Service wishes to interpret the interior of the Overseer's House to the public, the live loads listed in the 2000 International Building Code Table 1607.1 for assembly areas and theaters with fixed seats and for walkways, 60 psf in both cases, would be the upper limit of the live loads to which the structure would be subjected. A weight of 3 psf plus the actual weight of the wood members was used to represent the dead load. The results of this analysis show that all framing members and connections for the main floor are adequate for 60 psf public access loading as required by current building codes, even in locations where the beams have been deeply notched to receive tenon joints.

The roof rafters were also analyzed for compliance with current building codes. Based on the IBC and taking into account the roof slope, the roof has to span of 13.6 feet between supports. The results of the analysis show that the roof rafters are adequate to support the minimum required roof loading as well as the typical wind loading of 10.7 psf required by the IBC. The roof rafters are supported by posts

support a live load of 10.2 psf. The existing rafters are nominally 3x4s spaced at 3'-0" on center, with a that bear on a nominal 2x4 beam resting on the floor boards. However, this beam does not carry a significant amount of the roof load and is not necessary for the transferring of load since it rests atop the floor boards. These floor boards are the ceiling of the rooms below and rest on joists installed at right angles to the boards and bearing on the walls of the first level. The roof loads are thus transferred from the ridge beam to the posts, then to the attic floor boards and from them to the joists. The 3x4 joists spaced 3'-0" on center were analyzed to determine if they could carry the roof loads and found to be adequate. Although the central 2x4 beam has some termite damage, this does not pose a significant danger to the structure since the beam does not affect the transferring of loads.

The attic floor framing is similar to the roof framing. The attic floor framing is comprised of 3x4 beams spaced at 3'-0" on center, with the longest span being 19 feet. Based on an approximate allowable bending stress of 1500 psi, the maximum load that the attic floor can support is approximately 8 psf. Without substantial reinforcing, the attic cannot support the loads required for public access. The additional reinforcing of the attic would be costly and detrimental to the historic presentation of the house; therefore, the Park Service should not allow visitors or personnel into the attic. If no visitors are allowed in the attic and no additional loads are imposed on the attic floor, no further reinforcement is necessary, and the attic is adequate in its existing condition for its current use.

Summary of Materials Analysis

As part of the materials analysis conducted for the Overseer's House in 1996, samples of *bousillage* and paint were taken. The *bousillage* sample was taken from the interior northwest wall of the attic stairwell and was found to be composed of red clay with a Spanish Moss binder. No lime was found in the *bousillage*. As part of the paint analysis, more than 176 samples of paint were obtained from the house. For the purposes of determining the paint finishes

FIGURE 68. Details of attic flooring.



Legend for Flooring Plan:

Area on Floor	Dimension of Flooring
A	4-1/2" to 9-1/2"
B	7" to 7-1/2"
C	4-3/4" to 9"
D	5-1/4" to 7-1/2"
E	4-1/2" to 9-1/2"
F	4-1/2" to 7-1/2"
G	8-1/2" to 5-1/4"
H	7-1/2" to 5-1/4"
I	5-1/2" to 8"
J	6-1/4" to 9"
K	6" to 8"
L	4-3/4" to 9"
M	4-3/4"-9"
N	5" -7"
O	6" -7-1/2"
P	5" to 8-1/2"
Q	5" to 6-1/2"
R	4-1/2" to 7"
S	4-1/2" to 7"

Physical Description

relative to the circa 1960 period of significance, an addendum to the paint analysis was written in August of 2002. It is curious that the findings in the 2002 report dating the circa 1960 finishes differ from the current paint finishes in the house with only one exception, those in Room 108. However, the findings dating the circa 1950s finishes discussed in the 1996 report more closely match the current paint finishes. The following represents the findings of the Paint Analysis and the 2002 amendment to it showing the most recent finish from these reports.

Exterior

Foundations Piers: Whitewash
Gallery Floor: Light Gray
Gallery Wall Trim: Dark Green
Gallery Walls: Whitewash
Exterior Walls of Main Building (beneath asphalt siding): Whitewash
Exterior Walls of Wing Additions (beneath asphalt siding): Whitewash
Door Trim: Dark Green and White
Doors: Dark Green and White
Window Trim: Dark Green
Windows: White
Shutters: Dark Green
Gallery Ceiling: White
Loose Gate (Railing?): Dark Green

Interior

Room 101

Walls: Light Green
Trim: Cream/Tan
Windows/Trim: Cream/Tan
Doors/Trim: Cream/Tan
Fireplace Mantel: Cream/Tan
Ceiling: Cream/Tan

Room 102

Walls: Light Pink
Trim: Cream/Tan
Windows/Trim: Light Pink, Cream/Tan
Doors/Trim: Light Pink, Cream/Tan
Fireplace Mantel: Cream/Tan
Ceiling: Cream/Tan

Room 103

Walls: Cream/Yellow
Trim: Cream/Yellow
Windows/Trim: Cream/Tan
Doors/Trim: Cream/Tan
Fireplace Mantel: Cream/Tan
Ceiling: Cream/Tan

Room 104

Walls: Light Gray
Trim: Light Gray
Windows/Trim: Light Gray
Doors/Trim: Light Gray, Cream/Tan
Ceiling: Cream/Tan

Room 105

Walls: Light Pink
Trim: Light Pink
Windows/Trim: Light Pink
Doors/Trim: Light Pink
Ceiling: Cream/Tan
Punkah: Cream/Tan

Room 106

Walls: Light Green
Trim: Light Green
Windows/Trim: Light Green, White
Doors/Trim: Light Green
Staircase: Light Green
Ceiling: Light Green

Room 107:

Walls: White
Trim: White
Doors/Trim: White, Light Green

Room 108

Walls: Light Yellow
Trim: Light Yellow
Doors/Trim: White, Light Yellow
Ceiling: White

No paint samples were taken from Rooms 109, 110.

Treatment and Use

The Overseer's House has a varied past. Believed by the National Park Service to have been constructed as a slave hospital, the building was adapted as a residence for the plantation owners after fire destroyed the main house. The structure was later used to house plantation overseers. The existing building retains characteristics of all three periods of occupation, from the abandoned mortises for bars in the original window openings of the slave hospital to the wing additions added as part of the modification of the building for use as a residence for the plantation owners, to the later introduction of gypsum wallboard and modern kitchen furnishings by a resident overseer.

Located midway between the slave quarters and the main plantation house, the Overseer's House physically communicates its place in the hierarchy of plantation authority. It is set back from the plantation outbuildings and worker housing that are strategically set along the road, emphasizing the wealth and good fortune of the plantation owner. The Overseer's House is set on a higher foundation than other outbuildings, a physical manifestation of the social role of its owner throughout its history.

In consideration of its earliest use, it is possible the building was constructed in this manner as a means of relaying the plantation owners concern for the welfare of his slaves. As discussed in John Michael Vlach's *Back of the Big House*, historian Eugene Genovese noted that the care of plantation slaves improved between 1831 and 1861, as a means of fostering a more stable environment.³ The construction of a proper hospital to treat ill slaves was meant to be seen as a measure of good faith from the plantation owner to the slave. Vlach remarks that this

tactic was mostly propaganda to quell the unruly slave and that the purpose was more likely a means of protecting the owner's investment in slave labor. The owner's family members and the overseers often staffed slave hospitals. Some plantation owners, such as Phanor Prud'homme of Oakland Plantation, also housed a resident physician. There is no census data to suggest that the LeComtes and Hertzogs followed suit, however. Architectural details such as the three-sided gallery reflected the prevailing Creole style of the area.

The later uses of the Overseer's House are reflected in its residential characteristics. The expansion of the original rooms and the partitioning of the ward room, the enclosure of part of the gallery, and the addition of the two wings to provide for additional living space all shed light on the evolving living conditions of the post-bellum plantation family and twentieth century plantation overseers. Significant changes continued to be made to the Overseer's House throughout the last period of occupancy.

The General Management Plan has designated the Overseer's House for exhibit space and some limited storage. The historic character of the Overseer's House serves as a suitable resource in which to focus not only the interpretation of the history of this building, but how plantation life evolved in various ways based on the needs of the time throughout the periods of labor-based agriculture. The proposed use for the Overseer's House is appropriate to the interpretation of the overall historic context of Magnolia Plantation.

The General Management Plan has established the period of significance for Magnolia Plantation to be the duration of agricultural activities through about 1960. The physical character of the Overseer's

3. Vlach, p. 142.

House as it was circa 1960 is substantially intact, with some notable exceptions. The modifications to the building from its character circa 1960 primarily constitute those made by contractors for the National Park Service to the roof framing, foundation piers, and exterior siding. The treatment of the roof framing and exterior siding appears to vary from the historic characteristics of the circa 1960 structure. The following are representative of the building's character at the end of the period of significance, circa 1960.

Exterior Conditions

- A single rail fence surrounded the Overseer's House on all sides. Historic photographs of the Overseer's House believed to date to the 1940s indicate that this fence once had pickets nailed to the rails.
- The exterior southwest, northwest and northeast walls of the main building that are not protected by the gallery, as well as the exterior walls of the two additions, excluding the southeast wall of the Room III wing, were finished with granulated, rolled, and textured asphalt siding. Oral history dates the installation of the asphalt siding to between 1959 and 1961 when the George Lynn family occupied the house. Beneath the asphalt finish was flush board siding. Based upon reasonable evidence, it is believed that this siding was originally installed as lapped boards, which were whitewashed. Later, this siding was removed and reconfigured with butt joints to provide a smooth, flush surface over which the asphalt paper could be applied. As part of the modifications made to the house in 1998, a contractor for the National Park Service installed clapboard siding on the exterior walls of the main building not protected by the gallery. This siding presents an appearance that predates 1959, which is inconsistent with the proposed interpretative goals. Additionally, the replacement siding covers Doors 2 and 3 and Window 3, all of which were existing and expressed on both the interior and exterior elevations circa 1960. Further, a circa-1950s photograph reveals that a vertical board was installed on the southwest exterior wall of Room 101 that divided the original portion of this wall from the later extension. This corner board was not replicated in the current siding treatment.
- The exterior bousillage and clapboard exterior walls of the main building and the Room III addition, both protected by the gallery, were whitewashed. According to the Materials Analysis, the window and door trim on the exterior walls of the main building protected by the gallery was painted dark green. The window and door trim on the exterior walls of the main building not protected by the gallery was painted white. While the Materials Analysis does not identify the painted finishes for the interior of Room 109 and both the interior and exterior of Rooms 110 and III, photographs dating to circa 1950 and 1996 reveal that the exterior window and door casings on the wing additions were painted white.
- Wood shutters were mounted at each of the exterior windows beneath the gallery on the main building.
- The foundation piers on the main building and wing additions were whitewashed.
- Lattice underpinning was installed along the southwest elevation of the main building of the Overseer's House.
- The roofing on the main building and the two additions was metal. A circa 1940 photograph of the Overseer's House shows the roofing on the main building to be 5-V metal. Photographs taken by the National Park Service in 1996 show both the main building and the Room III wing with 5-V metal roofing. This latter photograph conflicts with some of the information provided in both the 1986 HABS drawings and in Barbara Yocum's 1996 Materials Analysis. The HABS drawings illustrate the presence of corrugated metal on both the main building and the Room 110 addition and 5V-metal on the Room III addition. Barbara Yocum's Materials Analysis identifies the roofing on all three buildings as

corrugated. However, a photograph of the southwest elevation of the main building included in Yocum's report shows the roofing to be 5- V metal. There were no photographs of the Room 110 addition provided in Yocum's report. It is probable that the metal roofing was replaced several times throughout the history of the building. However, the known existing photographs of the building dating from circa 1940 and 1996, suggest that the roofing on the Overseer's House in circa 1960 was 5- V metal.

- The gallery on the Room 111 addition connected with the northeast exterior wall of the main building.
- Door 3, in the northeast wall of Room 106, was accessible from the gallery of the Room 111 addition. A roof existed over the exterior of Door 3.
- Door 2 and Window 3 existed in the northwest wall of Room 102 and were expressed on both the interior and exterior of the building. Door 2 had both a board- and- batten door and a screen door hanging in the opening.
- Door 4, in the southeast wall of Room 105, had two doors hanging in the opening, a multi-light, stile- and- rail door and a screened door. Above the door opening was a multi- light transom.
- Chimneys on the main building were whitewashed.
- The framing for the two dormers that were located on the southwest side of the roof on the main building still existed in the attic. Oral history dates the removal of these dormers to before 1959. A circa- 1950s photograph shows them on the southwest elevation of the roof. A photograph believed to date to the 1940s reveals that each dormer was finished with clapboard siding on the exterior, had a gabled roof, and had board- and- batten shutters with strap hinges. As part of the treatments completed for the house in 1998, a contractor for the National Park Service rebuilt part of the roof framing. Apparently at that time, the

dormer framing was removed from the structure.

- Half- round gutters and downspouts were located on the two wing additions. This assertion is based upon information provided in the Design Analysis completed by the Denver Service Center in 2002.
- According to a circa 1950s photograph, simple wood brackets existed at the top of the gallery columns, just beneath the roof. While these brackets were not documented in the 1996 photographs taken of the house, it is possible that they were still in existence in 1960.
- Exterior steps were located at the southwest gallery on the main building.
- A balustrade spanned the gallery columns with a gated opening along the southwest gallery at the top of the exterior steps. It is likely this balustrade and gate were still intact in 1960.

Interior Conditions

- The existing floorboards in the main building were in place. Oral history dates the installation of this flooring to between 1959 and 1961 when the George Lynn family occupied the house.
- The interior walls of the main building, including the entire fireplace in Room 104, but excluding the interior of the attic stairwell, were clad in gypsum wallboard. Oral history dates the installation of this interior finish to between 1959 and 1961 when the George Lynn family occupied the house. The National Park Service has recently installed temporary expanded polystyrene insulation board on the northwest interior wall of Room 102. Because the underlying wall finish is not accessible, it is unknown if the gypsum wallboard exists beneath this material. However, according to National Park Service staff, the wall originally contained bousillage which collapsed and was gathered into buckets by the National Park Service and stored in the Carriage Shed.

- The interior of the main building, the Room 111 addition, and portions of the Room 110 addition had painted finishes.
- Abandoned mortises that once held vertical bars dating to the antebellum period existed in the windows and transoms in Rooms 103 and 104.
- The staircase in Room 106 that led to the attic existed in its current configuration and condition.
- A bathroom, Room 109, was located in the north corner of the main building.
- A closet, Room 108a, was located in Room 108 of the main building. Oral history dates the installation of this closet to between 1959 and 1961 when the George Lynn family occupied the house.
- Cabinets existed along the northeast interior wall of Room 106. Oral history dates the installation of these cabinets to between 1959 and 1961, when the George Lynn family occupied the house.

Requirements for Treatment and Use

The primary requirement for use of the Overseer's house for exhibits and interpretation is to treat the building consistently with the circa 1960 period of significance as established in the General Management Plan. The appropriate treatment will be to protect and restore the documented conditions and finishes in the structure for inclusion in the interpretive program for Magnolia Plantation. The interpretive program will explain the role of the Overseer's House as it was used for a slave hospital, as a residence for the plantation owners, and, later, as a home for the overseers.

Treatment of the building should be guided by the *International Building Code*, including that code's statement regarding historic buildings:

3406.1 Historic Buildings. The provisions of this code related to the construction, repair,

alteration, addition, restoration and movement of structures, and change of occupancy shall not be mandatory for historic buildings where such buildings are judged by the building official to not constitute a distinct life safety hazard.

Threats to public health and safety will be eliminated, but because this is an historic building, alternatives to full code compliance are recommended where compliance would needlessly compromise the integrity of the historic building.

Applicable Laws

Section 106 of the National Historic Preservation Act (NHPA) mandates that federal agencies, including the National Park Service, take into account the effects of their actions on properties listed in or eligible for listing in the National Register of Historic Places (NRHP) and give the Advisory Council on Historic Preservation a reasonable opportunity to comment. NHPA regulations (36 CFR 800.10) mandate special requirements for protection of National Historic Landmarks. Section 110(f) of the Act requires that the Agency Official, to the maximum extent possible, undertake such planning and actions as may be necessary to minimize harm to any National Historic Landmark that may be directly and adversely affected by any undertaking.

The National Park Service's "Cultural Resource Management Guideline" (DOO28) requires planning for the protection of cultural resources whether or not they relate to the specific authorizing legislation or interpretive programs of the parks in which they lie. The Overseer's House should be understood in its own cultural context and managed in light of its own value, as well as that of Magnolia Plantation as a whole, so that it may be preserved and rehabilitated, unimpaired, for the enjoyment of present and future generations. To help guide compliance with these statutes and regulations, the Secretary of the Interior has issued Standards for the Treatment of Historic Properties. The National Park Service's Preservation Briefs also provide detailed guidelines for appropriate treatment of a variety of materials, features and conditions found in historic buildings.

Functional Requirements

Using the Overseer's House for exhibits and limited storage, as prescribed in the General Management

Plan, will require several actions to return the building to its appropriate circa 1960 character and condition as well as provide for public accessibility. These actions include the reversal of some of the modifications made by contractors for the National Park Service and others. The following measures are recommended for the building to meet its established use expectations.

- Remove the existing clapboard siding and install an unpatterned, granulated, rolled asphalt siding of a similar and compatible color to the existing historic, patterned, asphalt siding on the exterior walls of the two additions.
- Doors 2 and 3 and Window 3 should be reopened to the exterior, as indicated in the 1986 HABS drawings and the 1996 National Park Service photographs.
- All missing doors and transoms should be reconstructed to match the historic circa 1960 appearance.
- Using photographic documentation, rebuild the exterior steps from the ground to the southwest gallery of the house to match the circa 1960 profile.
- Restore the gallery balustrade and gated opening.
- Repair, refinish, and re-hang the exterior shutters currently stored in the house.
- Reconstruct the gallery on the southeast elevation of the Room III addition and the stairs at the northeast end of this gallery as illustrated in the 1986 HABS drawings.
- Restore the brick piers and fireplace foundations interior to the main building.
- Repair parging on the brick piers beneath the main building and two wing additions.
- Restore the ornamental brackets on the columns supporting the gallery roof of the main building.

- Remove the polystyrene insulation board from the northwest interior wall of Room 102 and reveal Door 2 and Window 3 to the interior of this room as illustrated in the 1986 HABS drawings.

Human Safety

With the actions addressed in the other sections of this document, no significant health safety issues were identified.

Fire Protection

The primary risk of fire include the current use of Room 101 and 102 as a painting room, the proposed use of a portion of the house for storage, and other conditions external to the building provided the house remains secure from vandals. These limits of risk assume the prescribed wiring improvements, which include installing new wiring to restore the historic light fixtures to their appropriate use. This recommendation assumes the new wiring would be implemented prior to occupancy for the proposed General Management Plan use.

As recommended in the Design Analysis, smoke detectors and an alarm system should be installed in each room, in the closet, and in the attic. In addition, a dry sprinkler system has been recommended in the Design Analysis. The introduction of a dry sprinkler system into the house will have an impact on the rooms designated to accommodate the vertical riser and on the attic. Because there are no concealed ceiling conditions in the structure, the lateral pipes of a sprinkler system will either have to be installed exposed in the attic with only the heads penetrating the historic ceiling boards or exposed at the ceiling of the first floor. Operationally, running all the piping in the attic will not have a significant impact on the interpretation of the building, as access to the attic will not be allowed in the proposed General Management Plan use of the structure. However, the damage to the historic ceiling/attic flooring to insert the system will be notable. There is likely insufficient water pressure available to the site to support a sprinkler system. Consequently, a fire pump and, possibly, a storage tank would be required to create a functional system. These features will have to be concealed on the site or be left exposed and would, therefore, be an intrusion into the historic setting. The issue with the proposed fire suppression system is the complexity

and cost of introducing such a system to the Overseer's House in light of the proposed use. The impact and cost of the system is not warranted if the following measures are taken:

- The building has a smoke detection and alarm system.
- The limited storage proposed for the house does not include storage of flammable items.
- The building is secured from vandalism.
- The exhibit contents are replaceable.
- The visitor occupancy of the house is under docent control.
- A fire response plan is established with the appropriate portable extinguishers and other support equipment.
- The staff is trained in implementing the fire response plan.

Therefore, unless there is significant concern of fire from vandalism in the off hours, the sprinkler system is not recommended.

Energy Conservation

Because of the proposed interior uses, the Design Analysis has recommended that the main building be heated. As prescribed, the heating system would consist of installing electric baseboard heaters in all of the interior rooms except for Room III and the attic. This treatment is substantially reversible and would have minimal impact on the historic character of the building. Mechanical air conditioning systems will not be installed in the building. Cooling will be by the existing ceiling fans and through natural air circulation via the windows and doors.

Abatement of Hazardous Materials

Based on the materials analysis completed for the Overseer's House, it is known that some of the interior and exterior painted finishes contain lead. Considering the proposed approach to treatment, that of retaining the finish history up to 1960, it is recommended that the lead paint be managed during this process. The painted finishes should be managed in place using a technique such as moni-

tored wet sanding to protect the historic characteristics of the building.

Handicapped Accessibility

Providing accessibility to the house in accordance with the Americans with Disabilities Act (ADA) will require a physical response and tailoring of the interpretative program to ensure the minimum visual and physical impact on the historic character of the property. There are six exterior doors that can be considered for providing ADA-compliant access: Doors 2, 3, 4, 5, 6 and 19. The remaining exterior doors, Doors 1, 20, and 21, either do not meet the minimum width requirements for ADA access or do not provide access to the entire house. The gallery was accessed via steps on the southwest side. The finished floor of the southwest gallery is approximately 4'-0" above the adjacent prevailing elevation of the ground. There are three exterior doors that can provide ADA-compliant access from the gallery to the interior of the house: Doors 4, 5, and 6. Exterior Door 2, located on the northwest side of the house, is also approximately 4'-0" above grade. However, it is currently covered by the replacement clapboard siding installed by the National Park Service. The threshold of Door 19, located on the northeast exterior elevation of the Room 110 addition, is approximately 2'-5" above grade. Door 3, currently covered by non-historic clapboard siding, can provide access from the Room III gallery.

When considering the options for accessibility, there are two limiting conditions. All doors except Door 19 from Room 110 have thresholds approximately 4'-0" above the prevailing ground level. The threshold of Door 19 is only 2'-5" above grade, but an additional 1'-7" in vertical distance required to get from Room 110 to the floor of the main structure in Room 108 must be accomplished within Room 110 at Door 18. Using Room 110 for ADA-compliant access is not feasible given that a 19'-0" ramp would be required to accomplish the 1'-7" rise at Door 18. This is a distance greater than Room 110 can accommodate. The access alternatives that remain are those that must accommodate the 4'-0" rise on the exterior of the building.

Given this limitation, the question arises as to which side of the house is most suited for the installation of an exterior ramp. A 4'-0" rise requires a 48'-0" long

ramp, therefore, a portable ramp is not an option. While the southwest and southeast sides could accommodate a 48' - 0" ramp, it would significantly alter the historic view of the house from the primary visitor entrance and from the slave quarters. According to National Park Service officials, it is desirable to provide ADA access to the building along the northeast elevation, at Door 3. To accommodate a ramp at this location would require a switchback ramp that would also have a significant negative visual impact on the house and its additions from the slave quarters. This is a notable consideration, as the relationship between the building, historically serving as a slave hospital and the slave quarters is of intrinsic value to the overall history of Magnolia. Locating a ramp at the northeast elevation would detract from a full appreciation of the historic context of the building.

Alternatively, Door 2 provides the ability to install a ramp of required length that would not impact the historic views to and from the slave quarters. This side of the house is screened by the Carriage Shed and is oriented away from the primary visitor entrance to the Park. Door 2 also provides direct access to Room 102, one of the primary rooms scheduled for interpretation in the house. Consideration has been given to the design of such a ramp at the required 48' length. A ramp of this length will introduce a significant visual change to any elevation of the building. Relative to the northwest elevation, it is therefore recommended that a switchback ramp be installed along the length of the exterior wall of the main building. See illustrations following. The proposed location would also facilitate access from the main entry walk, located at the southwest elevation of the building. This location would provide the shortest route from the main walk to the interior of the building with the minimum visual intrusion upon the historic character of the exterior.

Another option for providing access to the house is the installation of a lift. There are advantages and disadvantages to this option. First, the lift would have to be located on the exterior of the building to protect the historically important features and character of the structure. It would, therefore, be exposed to the elements. Exposed lifts, even those constructed for exterior applications, tend to operate less consistently and require more maintenance

than those protected from the elements. A lift is certainly more compact than a 48" wide by 48' long ramp and, thus, is somewhat, less intrusive to the building than a ramp. Even using a lift, Door 2 continues to be the preferred location for ADA accessibility in order to preserve the other more prominent and detailed views of the building. If Door 2 were the location of a lift, there would need to be a landing outside the door opening from which to unload the lift. The platform would need to meet ADA requirements for turning radius and railing protection. Given the requirements to accommodate a lift, the differences between the installation of a ramp or a lift are primarily operational ones. The ramp would be a somewhat larger structure though, if aligned parallel to the wall of the house, its impact would be minimized. It would be self-operating and would require only routine maintenance along with the rest of the structures in the park. The lift would require park personnel or visitor operation when used as well as regular mechanical maintenance to assure that it is available when needed. Therefore, it is recommended that the ramp be used as the means of ADA access to the house.

Based on the information provided in the Design Analysis, only Rooms 101, 102, 103, 104 and 105 will be made accessible to the public. All these rooms are currently ADA accessible, based upon the existing door widths. The only door between these rooms that currently does not meet the minimum required 32" width is Door 1, located between the southwest gallery and Room 101. However, Room 101 is accessible from Room 102, through Door 7. The balance of the accessible doors between these rooms include Doors 4, 5, 6, 8, 10, 11, and 12.

Alternatives for Treatment and Use

The proposed interpretative and limited exhibit use for the structure is operationally appropriate. The structure is an important one to interpret both from the interior and the exterior. Only the ADA requirements and *Design Analysis* fire protection proposal challenge this assignment of use and treatment. One alternative for use would be to interpret the structure from the exterior and not provide access to the interior. This is not desirable given the importance

of the interior to understanding the varied uses of the building and how it responded to changing social characteristics and needs on the plantation. To address interpretation of the interior with no interior visitation, the "alternative minimum" approach to interpretation would be used to provide a visitor the opportunity to understand and "experience" the interior of the house through multimedia materials. These materials would be provided in an accessible location on site or in another building on the plantation. The media for such an approach could include a model of the house and a film or video of the interior interpretation program.

The use of the building for storage is an issue worth addressing here. A general assignment of storage as an allowable use in the building is one that, over time, can progress to the point of damaging the structure and/or causing a fire hazard. The General Management Plan does not specify the location, type, or amount of storage proposed for the structure. However, the *Design Analysis* has proposed more specific uses of the interior rooms, e.g., chair storage, administrative functions, mechanical equipment, etc. Therefore, it is recommended that the assignment of a portion of the Overseer's House for storage be clarified and narrowed to state that storage be limited to that which is in support of flexible programming. In essence, using portions of the building for storage should in no way have a negative impact upon the historic features of the building. While it is acceptable to use existing storage space within the building, such as the kitchen cabinets in Room 105 and the existing closet in Room 108, any additional storage units introduced to the building should be constructed and installed in a manner that neither alters nor impacts the historic fabric of the building. Additionally, it is of critical importance that neither the classification nor use of any part of the building precipitate a structural requirement beyond the capacity of the historic structure when evaluated in modern code terms. If there is a conflict, the use should be altered to remain within the acceptable tolerance of the historic structural components and assembly. It is

crucial that any storage be limited to non-flammable items.

The introduction of electric baseboard heating units and a dry pipe fire suppression system places some significant limitations on several rooms in the house, not to mention on the historic fabric of the house. The alternatives of not having a fire suppression system and of limiting the heating system to a room or rooms assigned for administrative functions should be considered. This alternative would provide the optimum stewardship of the historic structure within the General Management Plan concept for interpretative use. The authors of this report recommend this alternative.

Ultimate Treatment and Use

The General Management Plan for the Cane River Creole National Park has established the period of significance for Oakland Plantation to be 1818 to 1960. To secure the full spectrum of historic features and characteristics that remain for that period, the overarching approach to treatment is the preservation of all the layers of history in the Overseer's House. Further, the General Management Plan also prescribes the use of the Overseer's House to be primarily for interpretation, periodically for exhibits, and possibly for "some limited storage of materials." Based on historical documentation, field observations, and the analyses prepared by Ali Miri and Barbara Yocum, all the features of the house should be considered historic except for some of the recent stabilization work and reconstruction treatments, namely, parts of the roof framing, roofing, and clapboard siding. The *Materials Analyses* information contains discrepancies between the circa 1950 and the circa 1960 finishes. The more detailed field samples from the original analysis, which were not available for reference in this Historic Structure Report, should be consulted in defining the final finish schedule for the house.

Recommendations

It is suggested in the General Management Plan that, at times, the public may be allowed in the Overseer's House without interpretative staff supervision. This conclusion is due to the fact that the proposed uses for "exhibits" and "interpretation" are listed as two separate functions. Given the historic character to be achieved and maintained in the house, the finishes will be too sensitive to allow unsupervised access to the interior. Therefore, it is recommended that all visitor access should be under the direction of a Park interpreter or docent.

The most effective approach to interpreting the Overseer's House in accordance with the General Management Plan would be to restore the missing historic features that were in existence during the circa 1960 period of significance while retaining and preserving those that have survived from that period and before. The approach to presenting the circa 1960 physical character of the building requires the following treatments.

Site

There is little or no modification to the site necessary to fulfill the requirements of the General Management Plan if a fire suppression system is not provided in the house. The exceptions to this are the reconstruction of the stairs to the southwest gallery of the main building and southeast gallery of Room III and the construction of an ADA ramp to Door 2 on the northwest elevation of the house.

If a fire suppression system is provided to the house, there will need to be notable excavation on site to install the water line, valve boxes, etc. This may well precipitate the need for archaeological supervision of the effort. A cultural landscape plan should

provide guidance for site treatments beyond the recommendations contained in this report.

Foundations

A National Park Service contractor reconstructed the perimeter foundation piers and those beneath the gallery of the main building, as well as those beneath the wing additions. The piers on the main building and wing additions should be parged in accordance with the findings identified in Barbara Yocum's 1996 Materials Analysis and the information revealed in the circa 1950s and 1996 photographs provided by the National Park Service. This treatment will achieve an appearance consistent with that of circa 1960.

The spalling exhibited on some brick piers does not appear to be structurally significant. The missing brick from the fireplace foundations of the main building should be replaced with brick to match the historic brick in size, color, and composition, and using mortar matching the historic mortar composition. Based on details provided in the circa 1950s photograph of the Overseer's House, the lattice underpinning that once wrapped around the perimeter foundation piers should be replicated and installed.

Structure

A contractor for the National Park Service reconstructed portions of the gallery, roof, and wall framing of the main structure using members and joinery consistent with the historic materials and construction techniques. There are no known structural issues with the Overseer's House, provided the management approach to use will not allow the floor loads to exceed what the historic structure can accommodate based on current

codes. Additionally, as prescribed in the Design Analysis, all visitor access to the attic of the house should be prohibited.

Chimneys

The chimneys on the main building and wing additions are structurally sound. As recommended in the Design Analysis, chimney caps, designed in a manner that does not detract from the historic appearance of the chimneys, should be installed to prevent debris from falling into their openings.

Roofing

In 1998, a contractor for the National Park Service installed new, galvanized, 5V- metal roofing on the main building to match in profile that which was known to exist circa 1960. The finish of the new roofing is dramatically different than the weathered roofing that was removed. While the finish of the new roofing produces a significant change to the historic characteristics, the type of roofing is similar to that which was used historically. Therefore, no modifications to this feature are recommended at this time.

According to Barbara Yocum's 1996 documentation of the existing framing for these dormers, it is understood that this framing was removed during the stabilization treatments completed in 1998. However, according to oral history, the dormers were removed sometime prior to 1959. Therefore, it is not recommended that they be reconstructed. The existing roofing on the two wing additions is weathered corrugated metal and is consistent with that which was on the wings in the circa 1950s photographs. The National Park Service has patched this roofing. It is recommended that this roofing be examined for holes and severe rusting to determine if it is impermeable to rainwater. It is also important to ensure that the flashing conditions around the chimneys secure the interior from moisture infiltration. If the roofing is deemed deteriorated, all new roofing materials should match those that existed historically in size, finish and profile. The existing, non- historic, ogee gutters and downspouts on the two wing additions should be removed, and half- round gutters like those that existed historically should be installed.

The shed roof over Door 3 on the northeast elevation of the main building should be

reconstructed. It is recommended elsewhere in this report that the existing clapboard siding be removed from this elevation and that Door 3 be expressed on the exterior in accordance with the circa 1960 appearance of the northeast elevation of the house.

Gallery

The National Park Service has spliced new bottoms to select gallery columns where deterioration had occurred, and replaced deteriorated ceiling and flooring using materials that match the historic. Based on details provided in the circa 1950s photograph of the Overseer's House, the gated gallery balustrade that once spanned the gallery columns should be reconstructed and installed based on historic profiles, dimensions, and assembly. Additionally, the brackets that existed at the top of the columns should be replicated using the information provided in the historic photographs included in this report and in the possession of the National Park Service. The gallery on the Room III addition should be restored to its circa 1960 appearance using materials that match the remaining historic fabric.

Doors

All of the doors in the house are historically important. Where the doors have been removed from their openings, they should be re- hung. It is recommended elsewhere in this report that the current, non- historic, interior and exterior wall finishes be removed on the northwest wall of Room 102. During this process, it should be determined if Door 2 exists in this wall. It is known from photographs taken by the National Park Service in 1996 that this door was in existence at that time and not covered by the historic asphalt siding. The restoration of this door also includes installing a screen door replicated to match what historically existed in this opening if the historic door no longer exists. Likewise, the historic stile- and- rail and screen doors and the multi- light transom should be restored to Door 4. If the historic doors and transom for this opening no longer exist, new doors should be constructed to match the historic. The scope of finishes on the doors circa 1960 should be confirmed using the detailed Materials Analysis and corresponding finish samples taken for the house. This information should be used as a reference when cleaning and preserving the doors and hardware in order to retain as close to the circa 1960

condition and finish as is possible for accurate interpretation.

Windows and Shutters

All the windows and shutters in the house are historic. Where the shutters have been removed from their openings, they should be re-hung and preserved. It has been recommended that the current interior and exterior wall finishes be removed on the northwest wall of Room 102. During this process, it should be determined if Window 3 exists in this wall. It is known from photographs taken by the National Park Service in 1996 that this window was in existence at that time and not covered by the historic asphalt siding. The scope of finishes on the windows and shutters circa 1960 should be confirmed using the detailed Materials Analysis and corresponding finish samples taken for the house. This information should be used as a reference when cleaning and preserving the windows and shutters in order to retain as close to the circa 1960 condition and finish as is possible for accurate interpretation. If the historic detailing of the window heads, jambs, and sills is substandard to the point of facilitating moisture infiltration and structural and interior damage, it should be supplemented. All treatment should be accomplished with minimal impact to protect the historic finishes and materials for future generations.

Exterior Wall Finishes

The non-historic clapboard siding that covers the exterior walls of the main building not protected by the gallery was installed by a contractor for the National Park Service. It is not representative of the exterior finish on these walls during the last years of the period of significance. Furthermore, this finish was installed in a manner that obscures two doors and one window, all of which are historic openings to the building that were expressed on the exterior circa 1960. A rolled, granulated asphalt siding was applied to the exterior walls of the main building and the two wing additions not protected by the galleries between 1959 and 1961. The asphalt siding has been removed from all exterior wall surfaces on the main building, but remains on the two wing additions.

While oral history dates the installation of the original asphalt siding on the exterior walls of the

main building and wing additions to between 1959 and 1961 (circa 1960), it is more reasonable to suggest that this siding was applied sometime in 1959. As discussed earlier in this report, the George Lynn family occupied the Overseer's House between 1959 and 1961. It was during that time that several material changes were made to the building, including installation of asphalt siding on the exterior walls. As many of the changes to the building were made in an attempt to update the house, it is reasonable to assume that they were implemented during the earlier rather than the later part of the Lynn family's occupation of the house. However, as this argument is pure conjecture, it is also possible that the asphalt siding was not applied to the building's exterior until 1961. In consideration of this possibility, and given what we know about the exterior siding from historic photographs and the Materials Analysis, the earlier clapboard siding could have still been intact in 1960 and, therefore, could be the appropriate exterior finish for the period of significance. Therefore, the existing clapboard finish would be consistent with the circa 1960 historic character of the building. Nevertheless, its current configuration remains historically inaccurate in that it covers historically significant window and door openings.

The ultimate treatment of the exterior siding consistent with the interpreted period of significance is challenging because exact dates of past treatments are unavailable. Therefore, decisions must be made based upon the known information. The documented oral history claims that, in addition to the application of exterior asphalt siding, the changes made to the Overseer's House between 1959 and 1961 (circa 1960) included the installation of the existing pine flooring overlaying earlier flooring, the installation of the existing gypsum wallboard throughout the main building, the installation of the existing kitchen cabinetry in Room 105, and construction of the existing closet in Room 108. The decision to retain the existing clapboard siding as representative of the circa 1960 (but pre-1959) appearance of the building's exterior would logically require the removal of all the interior changes made to the building during the Lynn family's tenancy. This treatment would be necessary to ensure that the building's material features as they relate to each other remain consistent with one time frame and

that they accurately represent the historic character of the building at that time. In consideration of the changes that are known to have occurred during the last years of the designated period of significance, it is recommended that the clapboard siding be removed, re-laid flat, and covered with a non-patterned, rolled, granulated asphalt siding of a color compatible with the historic asphalt siding background and texture. The use of a non-patterned material of a similar color to the historic asphalt siding that remains on the wing additions will present a historically appropriate appearance to the house while affording the visitor the opportunity to differentiate between the historic and the replacement siding. This treatment is similar to that recommended for other structures in the Cane River Creole National Historical Park complex. Furthermore, it is recommended that the asphalt siding be applied so that it exposes Doors 2 and 3 and Window 3 and that all other circa 1959-1961 changes to the building be retained and interpreted.

Ceilings

The exposed ceiling joists and attic floorboards are historic and should be retained. The finishes on the ceilings in 1960 should be confirmed using the detailed Materials Analysis and corresponding finish samples taken for the house. This information should be used as a reference when cleaning and preserving the ceilings in order to retain their circa 1960 condition and finish for accurate interpretation. The punkah fly fan mounted on the ceiling in Room 105 is a significant historic feature of the house, likely dating to its second period of occupation. This feature should be retained and preserved. The painted finishes on the punkah were selected to correspond to the finishes on the Room 105 ceiling, and as with the ceilings, the finishes should be confirmed using the findings of the Materials Analysis.

Interior Walls

The interior finishes should be treated to match the finish condition of circa 1960. To do so will require further clarification of the findings presented in the original 1996 Materials Analysis and the 2002 addendum to this report. However, according to oral history, the gypsum wallboard was installed between 1959 and 1961 when the Lynn family occupied the house. Therefore, this wall surface is appropriate to the period of significance and should

be retained. The temporary polystyrene wallboard recently installed by the National Park Service in Room 102 should be removed and the historic finish appropriate to circa 1960 (likely gypsum wallboard painted the same as the balance of the walls at that time) should be restored. This should be confirmed by additional materials analysis.

The interior wall finishes of Rooms 109, 110 and 111 are not discussed in the 1996 Materials Analysis or its 2002 addendum. Therefore, the existing finishes should be considered historically appropriate to the circa 1960 period of significance, given that this was the last period of occupation for the house.

The exposed bousillage wall in Room 103, above Door 10, should be left exposed, yet preserved and protected through managed care. This glimpse at the original wall construction is an interesting and informative interpretive tool.

Interior Flooring

According to oral history, the existing pine floorboards were installed between 1959 and 1961 when the Lynn family occupied the house. Therefore, this flooring is appropriate to the period of significance and should be retained. The three layers of asphaltic flooring in Room 105 do not appear to date to the period of significance, as they were installed consecutively on top of the c.1959-1961 floorboards, making them date to after the established period of significance. However, it is unclear in what year the Overseer's House ceased to be occupied. Therefore, it is difficult to date the multiple layers of asphaltic-sheet flooring. In order to determine the most appropriate treatment for this flooring, more research is needed to confirm the date in which the 3¾" pine flooring was installed in Room 105 and throughout the entire house, as it seems to have been a uniform treatment. This information will be useful in establishing when the asphaltic-sheet flooring was installed and determining whether or not it is appropriate to the established circa 1960 period of significance. The three layers of asphalt flooring and the pine boards beneath have been exposed due to damage. If it is found that this later flooring is historically significant, its current condition could be retained to serve as a means to interpret the history of the varied flooring in that room.

Fireplaces

The fireplaces should be restored to their circa 1960 appearance and finish. This treatment would include retaining the gypsum wallboard on the existing exterior surfaces. Where the finishes have detached from the wood trim on the fireplaces, special attention should be given to ensure that they are restored to their circa 1960 appearance. The scope of finishes on the fireplace mantels and trim circa 1960 should be confirmed using the detailed Materials Analysis and corresponding finish samples taken for the house.

Electrical Power and Lighting

Retain, repair, and re-wire, if possible, the existing historic light fixtures for interpretation. This approach should be accomplished in a manner that provides the historically appropriate amount and quality of light that was produced by the historic fixtures. New electrical service is required and must be in compliance with the latest edition of the National Electrical Code standards and requirements as well as local regulations. The electrical service must be sized to accommodate the loads required for the proposed use and should be concealed to support interpretation. The existing historic location for the service box is not sufficient

dimensionally for the new panel board. The new panel board should be located out of public view to facilitate interpretation of the structure. Likewise, new wiring should be concealed in the interpretative rooms and fed from above for lights and below for any active junction boxes in historic locations. When considering location and method of installation, the routing of conduit and wiring should defer to the preservation of historic materials in all cases.

Gas Service

Retain all remaining features of the gas service that are evident in the main house. The use of gas fuel was typical of circa 1960 in rural Louisiana. Thus, it is highly likely that space heaters were supplied by a propane gas tank and piping accessing the interior of the house from the crawl space and through the remaining holes located in the floor throughout the house.

Handicapped Accessibility

Handicapped accessibility should be provided via a ramp to Door 2 on the northwest elevation of the main building or to the gallery on the opposite side of the house if necessary.

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As the nation's principal conservation agency, the Department of the Interior has responsibility for most of our nationally owned public lands and natural resources. This includes fostering sound use of our land and water resources; protecting our fish, wildlife, and biological diversity; preserving the environmental and cultural values of our national parks and historical places; and providing for the enjoyment of life through outdoor recreation. The department assesses our energy and mineral resources and works to ensure that their development is in the best interests of all our people by encouraging stewardship and citizen participation in their care. The department also has a major responsibility for American Indian reservation communities and for people who live in island territories under U.S. administration.

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