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HISTORIC STRUCTURE REPORT



SAMUEL BROOKS HOUSE

DRAFT
December 2000

Cover Photograph: Samuel Brooks House - View from South/Southwest (1997).

HISTORIC STRUCTURE REPORT

SAMUEL BROOKS HOUSE

Minute Man National Historical Park
Concord, Massachusetts

By

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DRAFT
December 2000

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PREFACE

The Samuel Brooks house is located in Concord, Massachusetts, and is part of the Minute Man National Historical Park (MIMA NHP). The circa-1775 house had been constructed in three stages, beginning sometime before 1728. Samuel Brooks, a member of the Continental Army, lived in the house on April 19, 1775 at the time of the Concord and Lexington battle.

Current treatment proposals are exploring the possibility of adapting the Samuel Brooks house, as well as the Joshua Brooks house and the buildings on the Noah Brooks tavern site across the road, to lodging and/or dining facilities. These proposals would require significant alterations that may have an adverse effect on the integrity of the structures. Little developmental history of the structures exists that would inform the proposed management objectives, necessitating an evaluation of the historical and physical evolution and identifying character-defining features for each. Of the structures, the Samuel Brooks house has had the most scrutiny, particularly in the form of a draft "Housing Rehabilitation Case Study" completed in 1990. Thus, the most intense investigative efforts for this project were directed towards the other structures, especially those at the Noah Brooks tavern site, and documentation and investigation of the Samuel Brooks house for this report focused on complementing the information in the 1990 Case Study and on identifying the house's character-defining features.

This draft historic structure report for the Samuel Brooks house is an abbreviated Level II report prepared for MIMA NHP by the Building Conservation Branch (BCB) of the National Park Service's Northeast Cultural Resources Center. Preparation for this report involved historical and archival research and physical and photographic documentation of the house. The research and documentation was conducted by BCB Architectural Conservator Maureen K. Phillips, who also wrote the report. Physical investigation of the structural evolution of the house was conducted by Maureen K. Phillips and BCB Preservation Specialist Jeff Finch.

ADMINISTRATIVE DATA

Basic Data

Building Name	Building Number[1]	LCS Number
Samuel Brooks House	MIMA 3-115A	06547

Location

The Samuel Brooks house is located in Minute Man National Historical Park on Lexington Road in Concord, Massachusetts.

Cultural Resources Data

Context of Significance

The 1989 *General Management Plan* (GMP) for MIMA NHP states that the historical importance of structures such as the Samuel Brooks house that were standing along the Battle Road in 1775 lay in the road's association with the April 19, 1775, battle that marked the beginning of the American War for Independence. The primary historical significance of the Samuel Brooks house thus relates to the fact that it was witness to the 1775 battle. The house is secondarily significant for its association with a founding family of Concord, with Samuel Brooks' active role in the ongoing war, and with the house's role as homestead for an operating farm through the 19th century.

Period of Significance

The period of significance for the Samuel Brooks house is circa 1692 to circa-1900. This period encompasses the house's construction through its use as a typical New England farm in the 19th century.

Proposed Treatment and Use

The 1989 GMP proposes restoring the exterior of the Samuel Brooks house to its circa-1775 appearance for interpretation and to adapt the interior to modern use. However, the house has undergone significant exterior alterations that have changed its circa-1775 appearance but which were added during the structure's period of significance. Therefore, it is recommended that the public face of the house (the north façade and the west elevation of the main house) be restored to its circa-1900 appearance.

[1] Prior to 1997 the building for the Joshua Brooks house was listed in the List of Classified Structures (LCS as number 202.

The current proposed use for the Samuel Brooks house is as lodging and/or a dining facility and the proposed treatment would adapt the house to this use by the possible reconfiguration of room plans and the addition of bathrooms.

EXECUTIVE SUMMARY

Project Background and Scope

The goal of this abbreviated Level II historic structure report is to document the historical evolution, existing features, significance, and character-defining features of the Samuel Brooks house. The report is to be used to provide a context for the retrieval of information and to guide the future treatment of the structure.

Historical Context

The Samuel Brooks house is located within the Battle Road Unit of MIMA NHP. It is thought that the house was built in three stages: the east half erected before 1728, the west half added before 1758, and the northeast ell constructed circa 1760. Samuel Brooks, a member of the Continental Army, lived in the house on April 19, 1775, at the time of the running battle along the "Battle Road" that the house fronted. The house was the center of a large farm that operated into the 1930s.

Summary of Research Findings

The original portion of the Samuel Brooks house was built possibly as early as 1692 by Daniel Brooks, grandson of Thomas and Grace Brooks who were among the first settlers in Concord. The house was enlarged by Daniel's son Samuel sometime before 1758, and again by his son Samuel Jr. sometime around 1760. By 1775 the house was a two-story, two-room wide, one-room deep structure with a lean-to and a center chimney. The house faced south and had a kitchen ell appended to its northeast corner. The interior held a parlor, a hall, a back kitchen in the lean-to, and a kitchen in the ell on the first floor, and two large chambers and garrets on the second floor.

Sometime around 1836 the house was renovated in the Greek Revival style, and in the early 20th century the northeast ell was enlarged. A fire in 1937 necessitated the rebuilding of the ell, the entire roof, and the rear of both floors of the main house.

Character-Defining Features

The primary character-defining features of the Samuel Brooks house are all surviving features that date to 1775 or before. Secondary character-defining features are those post-1775 features that were installed before 1900 that contribute to the historic character of the building.

Most of the alterations completed on the house after 1900 had a negative impact on the circa-1775 or 19th century features and are therefore **not** considered to be character-defining features.

I. HISTORICAL BACKGROUND and CONTEXT

BROOKS FAMILY OWNERSHIP
CIRCA 1650 to 1812

The Samuel Brooks house is located in East Concord on the northern side of the old Bay Road (Route 2A) near the Concord Turnpike cutoff and Brooks Road. The house is named after Samuel Brooks, a Revolutionary War soldier, who owned and lived in the house on April 19, 1775, the date of the Battle of Lexington and Concord.

The house is situated on land first settled by Thomas and Grace (Reynolds) Brooks, who established the Brooks dynasty in the Concord/Lincoln area and were among the founding families of Concord.[1] Thomas Brooks first settled in Concord in 1636 and received a large land grant in the 1650s as part of the second division of Concord land. Thomas's son Joshua inherited the land in 1667 and by 1679 had accumulated 350 acres in Concord.[2] In the 1690s Joshua distributed his holdings to four of his sons -- Noah, Daniel, Joseph, and Job -- giving the nucleus of what was to become the Samuel Brooks farm to his son Daniel.[3] Daniel married Anna Meriam in 1692 and probably built a house for that occasion on the land he had received from his father.

Daniel and Anna had five children, two of whom survived to adulthood. Daniel died in 1733 and left a prosperous farm and a "Dwelling house" to his son Samuel. The house was one room (three bays) wide and deep and two stories high with a cellar and an integral lean-to. The fact that Daniel and Anna's family was relatively small (if only two children survived) may explain why they had lived in such a small house.

After Daniel's death the Brooks household included only Samuel and his mother until around 1738 when Samuel, already over 40 years old, married Elizabeth (?). Samuel and Elizabeth had eight children over the next sixteen years, their first child Samuel Jr. being born in 1739. It was probably during Samuel's lifetime that the house was enlarged to two rooms (five bays) wide. Like his father, when Samuel died in 1758 he had a sizeable and prosperous farm to leave to his namesake.[4]

Samuel also left a sizeable family. In addition to his wife and 19-year-old Samuel Jr., at least five unmarried daughters and two sons survived him and were living at home in 1758. By 1775, only Samuel Jr., his mother Elizabeth, and his wife Mary and (possibly) a daughter are known to have been living in the house (four of his sisters and one brother had died and the remaining sister and brother had moved

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[1] A chronology of the ownership of the Samuel Brooks house is included in **APPENDIX A**. Most of the documentary evidence for the evolution of the ownership of the property and the construction of the house is contained in research material stored in the MIMA NHP archives. The findings of this research were summarized in a 1990 report on the house and this section is based on that summary. See David A. Bittermann, Lawrence A. Sorli, and Maureen K. Phillips, draft "Housing Rehabilitation Case Study: Samuel Brooks House, Minute Man National Historical Park, Concord, Massachusetts" (Boston: Cultural Resources Center/Building Conservation Branch, North Atlantic Region/ National Park Service, U.S. Dept. of the Interior, March 1990).

[2] "A Description of the Lands Owned by Joshua Brooks of Concord Taken from the Town Records and transcribed in the County book," Middlesex County Registry of Deeds (MCRD), Book 5 Page 3.

[3] Deed dated February 16, 1692/3, Society for the Preservation of New England Antiquities archives. This grant was confirmed by deed dated November 11, 1695. MCRD 10:494-5. Noah Brooks' property would become the site of the Joshua Brooks Jr. house and the Noah Brooks tavern, and Job Brooks' property the site of the Job Brooks house, all three extant and part of MIMA NHP. See Judith A. Quinn and David Bittermann, draft "Historic Structure Report: Job Brooks House" (1994); Maureen K. Phillips, draft "Historic Structures Report: Noah Brooks Tavern Site" (2000); and Phillips, draft "Historic Structure Report: Joshua Brooks Jr. House" (2000).

[4] Will of Samuel Brooks dated December 31, 1757. MCP Case #2891, Item 1.

out).[5] Samuel farmed the homestead and was active in various rolls for the town of Concord.[6] It is not known if he participated in the battle on April 19, 1775, but he did serve in Captain George Minott's company of the Continental army that fought at Saratoga in 1777.[7]

Samuel Jr. died in 1812. In his will he left his estate to his son-in-law Nehemiah Flint. The house now included an extension to the east of the lean-to that held a second kitchen in addition to the back kitchen in the lean-to.

[5] There is no record of the date of Samuel's marriage to Mary nor of a daughter being born, but the existence of the latter is intuited by the fact that Samuel left his estate to his "son-in-law" in 1812.

[6] "Town of Concord Records of Selectmen and Town Meetings," Vol. 4 (1746-1777) and Vol. 5 (1777-1790), Concord Free Public Library Special Collections.

[7] Lamuel Shattuck, *History of Concord* (Boston and Concord, 1835), pp. 124, 125, & 356.

SUBSEQUENT OWNERS
1812 to Present

Apparently Samuel and Mary Brooks' daughter had died by 1812 since Samuel left his estate to her husband, Nehemiah Flint. Captain Nehemiah Flint, the commander of the Concord company that manned the forts in Boston Harbor during the War of 1812, lived in the Samuel Brooks house for almost twenty-five years.[8] In 1810 he acted as guardian Cyril Brooks, the son of his wife's distant cousin Noah who had owned the Brooks tavern across the road.[9]

In 1836 Flint sold the homestead to Isaac Hurd, who in turn sold it to William Rice around 1843. Rice went insane and his guardian, Samuel Staples, was licensed by the probate court to sell Rice's real estate. Staples sold the homestead to George S. Paine in 1865. The property stayed in the Paine family until 1966, when George's grandson Charles and his wife Ernestine sold it to the United States.[10]

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[8] Historic American Buildings Survey (HABS) narrative on 1961 HABS drawings for Samuel Brooks House.

[9] See Phillips, draft "Historic Structure Report: Noah Brooks Tavern Site" (2000).

[10] Flint to Hurd, MCRD 352:262; Staples to Paine, MCRD 949:51. A record of the sale from Hurd to Rice could not be found, but was referenced in an 1850 mortgage deed; see MCRD 352:262. William Rice was later killed when his son, who was also insane, threw him down some stairs. See Ruth Wheeler, "Houses in Concord," manuscript at the Concord Free Public Library Special Collections.

II. PHYSICAL EVOLUTION

CONSTRUCTION

Circa 1692-1728

The original portion of the Samuel Brooks house was built sometime between 1692 and 1728. The house may have been built as early as 1692, since that was the year in which Daniel Brooks received the property from his father Joshua and also married Anna Meriam. It is known to have been standing by 1728 when Daniel mentioned a small house in his will that he wrote that year. When he died in 1733 he left his homestead, including the house, to his eldest son Samuel, and "the Lower Room of my Dwelling house the east end of which I reserve for my wife with Convenancy of Room in the Cellar for her use".[11] This excerpt from Daniel's will indicates that the house was two stories high with a cellar but only one room deep. Extant physical evidence revealed that there was also an integral one-story lean-to along the rear of the house.

Physical investigation of the house confirmed that the initial dwelling construction dated to around the early 18th century and consisted of two eastern bays of two-story height plus the chimney bay and an integral lean-to on the north.[12] The front entrance was located at the west end of the wall of the south façade and opened into a front entry. A staircase in the entry traversed from the cellar to the attic, with the cellar staircase doorway located on the north wall under the main staircase. The large chimneystack was situated on the west wall of the house and accommodated the main room and chamber fireplaces and the kitchen fireplace and baking oven. The oven was probably located on the rear wall of the fireplace. The lean-to was one-story high and integrated with the front of the house under a continuous northerly plane of the main roof. Vertical-plank partitions were used to separate the stair halls from the main room and the chamber above.[13]

Circa 1737

Samuel Brooks died in 1758. In his will he divided his household goods among his wife and five daughters and consequently an inventory of all his household goods was made.[14] The inventory describes an "East Room" and an "East Chamber" in the house, indicating that the house was now two rooms wide (i.e., there must have been a west room and west chamber). The large size of Samuel Brooks' family would have been strong motivation to either build a larger house or to enlarge the two-room plus lean-to house mentioned in Daniel's 1728 will. The extant physical evidence supports the theory that the extant main house had been built in two phases and probably by the mid-1750s. The circa-1692 portion of the house became its east half and included the parlor (the east main room), a lean-to with the kitchen, the east chamber and the main chimney mass. The extant west half of the house was added later, probably soon after Samuel's marriage in 1738/39, and included a hall (the west main room), a room at the new west end of the lean-to, and a west chamber. The chimneystack was also enlarged to include fireplaces for the hall and the west chamber. An exterior doorway on the (new) west wall of the house opened into the west lean-to room.

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[11] Will of Daniel Brooks dated January 6, 1728/9, Middlesex Country Probate (MCP) Case #2808, Item 1.

[12] The physical investigation was conducted in 1989-1990 as part of the 1990 Rehabilitation case study. See fn 1.

[13] Evidence of the partitions is visible from the attic along the line of the fireplace wall of the east chamber.

[14] Inventory dated June 1, 1758, MCP Case #2891, Item 4.

The frame of the "new" west portion of the house appears to have formerly been part of an earlier structure, modified to fit its new use. The fact that the western bays were on the site later than the eastern bays is apparent in the change of masonry in the basement walls and on the westerly portion of the central chimney stack. The western frame consistently incorporated members of different sizes and configurations than the eastern frame. That the western frame was possibly older than the original portion of the house is indicated by the fact that frame members were originally chamfered and whitewashed and only later completely covered with a furred plaster ceiling, while the second-floor girts and summer in the framing of its eastern counterpart were never exposed. In re-erecting the former structure as the western part of the Samuel Brooks house, changes may have been required, such as the adjustment of floor heights to match the adjacent floors, and adjustment of the north/south dimension of the lower room to match its eastern counterpart. The framing of the west chamber above remained unchanged, and in effect overhung the lower room on the north.

POST-CONSTRUCTION ALTERATIONS

Circa 1760-1782

The house was remodeled in the 18th century by the construction of a one-story extension, or ell, at the east end of the lean-to. This ell was probably built sometime between Samuel Brooks Jr.'s marriage (circa-1760?) and his mother's death in 1782. It is known to have been standing by Samuel Jr.'s death in 1812. In his will Samuel Jr. left his estate to his son-in-law Nehemiah Flint, reserving "for my beloved wife Mary Brooks the free use and improvement of the westerly half of my dwelling house in Concord, with the whole of the back kitchen".[15] The reference to "the whole of my back [lean-to] kitchen" indicates that a second kitchen in addition to the one in the lean-to existed by that time. A foundation for a large stone fireplace is extant in the ell basement and is evidence that the second kitchen was located in that area. It is most likely that the new kitchen was added by Samuel Jr., since his marriage could have precipitated the need for two kitchens, one for his mother Elizabeth and one for his wife Mary, especially if he had married while his six siblings were still in residence.[16].

Access from the east main room (the parlor) to the back (original) kitchen was through a now-closed doorway in the northwest corner of the parlor. Apparently a projecting corner passage was built to enable direct access from the parlor to the new kitchen in the ell. This passage appears in a circa-1880 photograph of the house (**fig. 2**) as a shed-roof bay in the northwest corner of the front of the house.

Around the same time that the ell was constructed, the fireboxes and hearths of the existing fireplaces in the house were rebuilt, and it is possible that the oven at the rear of the kitchen fireplace was moved to the side and given its own flue. The vertical plank partitions in the parlor and east chamber above were replaced with molded stile and rail paneling, and summer beams, girts, and corner posts were cased with members having similar molding profiles.

The exterior of the house was clad with 4-foot long clapboards with skived joints, fastened with rose head hand-wrought nails.[17] The rear (north) elevation may have been covered with shingles.

Circa 1836 - Isaac Hurd

Numerous modifications to the house were executed in the mid-19th century in the Greek Revival style, probably initiated by Isaac Hurd when he owned the house between 1836 and 1843. All the window frames, sashes, and interior and exterior window trim were replaced. The front door was replaced with a four-panel door flanked by four-pane sidelights and decorated with a simple entablature with pilasters (**figs 1-3.**). The main staircase was reworked, removing the run to the attic. The doorway to the cellar staircase in the front entry was removed and the staircase blocked, and a closet was installed in the former staircase landing space that was accessed from the main west room. According to Charles Paine, there was also a back stairway installed that extended from the basement to the attic.

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[15] Will of Samuel Brooks dated December 30, 1811, MCP Case #2900.

[16] It is possible that the extension and kitchen were built when Samuel and Mary's only daughter and her husband Nehemiah Flint moved into the house, probably sometime in the late 1790s. A fire in 1937 destroyed any original fabric from the extension that may have helped determine its date of construction.

[17] Some of the 18th century clapboards survive on the upper portions of the west and east elevations.

Late 19th Century - George Paine

Sometime in the late 19th century George Paine remodeled the house that he had purchased in 1865. The large fireplace and cooking oven in the ell were replaced with a single flue brick masonry chimney, probably for a kitchen range. Removal of the earlier (larger) chimney stack allowed for the installation of a new exterior doorway on the ell's east wall. The new chimney and the configuration of the doorway and windows on the ell can be seen in a late-19th century photograph of the house (**fig. 2**).

During the same time period the west chamber was partitioned into two rooms. Stylistically the trim on the partition wall dates to the 1860s or 1870s. However, the paint evidence on the wall features is not extensive, suggesting that the paint has either been stripped or that the wall was erected closer to circa 1900.

Also around 1900 a gable-roof shed was built off the northwest corner of the house.

Early 20th Century - Horace Paine

Around 1905 Horace Paine, George Paine's son, constructed a north addition to the ell and installed a new cellar bulkhead on the north wall of the addition. These efforts were followed by raising the lean-to roof in this area to an unknown configuration, finishing the lean-to second-floor space into separate rooms, adding an attached woodshed north of the new ell addition, and installing new two-over-two window sashes.[18] The extant physical evidence also indicates that the corner boards on the house and most of the clapboards on the main house were installed in the early 20th century. The main chimney stack was also built from the roofline up sometime before 1937.

A covered porch or "piazza" was built around the south and east walls of the ell. This porch appears in a 1937 photograph of the house (not shown) but was not standing when the late 19th century views of the house were made (**figs. 1-3**).

Virtually all of the building sills were replaced between the early and mid 20th century.

Circa 1937 - Charles Paine

On April 19, 1937 an arsonist set fire to the house. The ell and woodshed were almost completely destroyed as well as the roof of the main house. Charles Paine (George's grandson and Horace's son) and his wife Ernestine built a new ell on the previously existing foundation of the ell and its circa-1900 north addition. The overall form of the new ell did not replicate the exact pre-fire configuration but instead approximated that immediately prior to the circa-1900 modifications, the main difference being that the east-wall door was moved to the south wall. A covered southeast porch with closed rails was built to protect the new ell south-wall doorway and a second covered porch was built on the north wall of the ell protecting a new exterior doorway. The remains of the circa-1900 woodshed were removed down to the foundation.

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[18] Aside from the enlarged footprint of the ell and the foundation of the destroyed woodshed, no evidence remains of these modifications. All were related in an interview with Charles and Ernestine Paine.

The damage caused by the fire also necessitated construction of a new main roof from the level of the top wall plate (built to approximate the previous configuration), new north and south gable windows, new rake, eave, soffit, and return trim, and new wood gutters. Asphalt-shingle roofing was installed on the new roof. Damaged areas of clapboarding were replaced and new six-over-six window sashes were installed.

On the interior, the first floor of the ell space was divided into a kitchen, a laundry room, and a rear entry into which the north-wall exterior door opened. The parlor doorway that had led to the original ell was moved from the west end to the east end of the parlor's north wall, reusing the original door. What had been the east end of the lean-to kitchen was reconfigured into a hallway between the new kitchen and what remained of the old kitchen (the family room). On the south wall of the hallway a china cabinet was installed facing the parlor and wall cabinets were installed facing the hallway; staircases to the cellar and to the second floor were installed on the north wall. Much of the north wall in the family room and in the northwest corner room was rebuilt and the rooms were given new wall, doorway, and window trim. Closets for the northwest room and the family room were carved out of space between the two rooms. The exterior west-wall doorway that had originally opened into the northwest room was replaced by a window.

On the second floor, the space over the kitchen/laundry room, bathroom area was made into a large bedroom. The remainder of the rear of the second floor was remodeled into a stair hall and hallway, a bathroom, and small bedroom. A new curving staircase to the attic was installed on the south wall of the hallway behind the main chimney stack.

Post 1966 - National Park Service

Post-1966 modifications completed by the National Park Service include the removal and storage of shutters, replacement of the mid-19th century front door and sidelights with a new stock unit, removal of interior wallpaper, the installation of new kitchen cabinets, and the installation of a bathroom in the rear entry. On the circa-1937 southeast porch, the closed banister and the turned posts were removed and the posts replaced by plain posts. The turned posts on the circa-1937 north porch were replaced with plain posts and open banisters were installed.



Figure 1. Historic Photograph of the Samuel Brooks House - View from the South (Circa 1880).

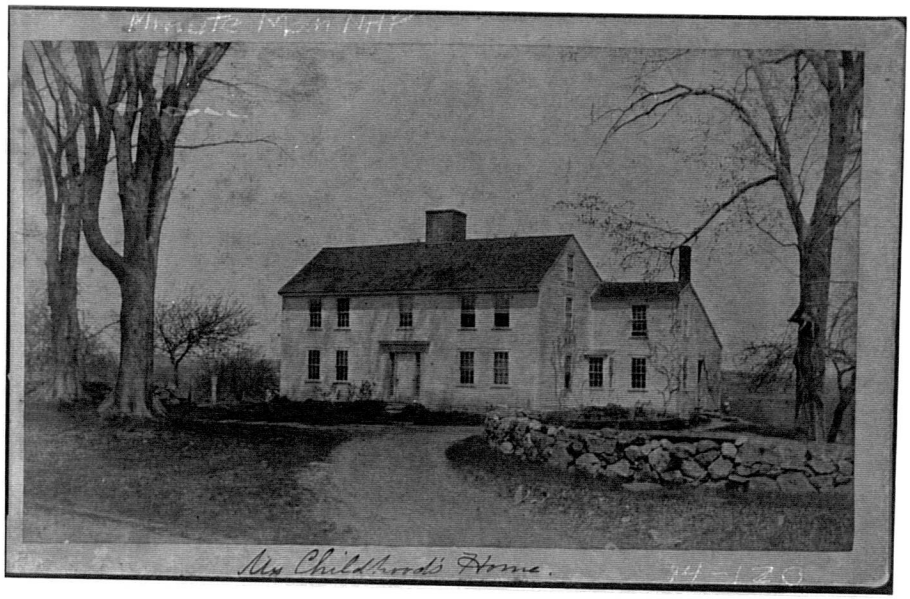


Figure 2. Historic Photograph of the Samuel Brooks House - View from the South/Southeast (Circa 1880-1903).

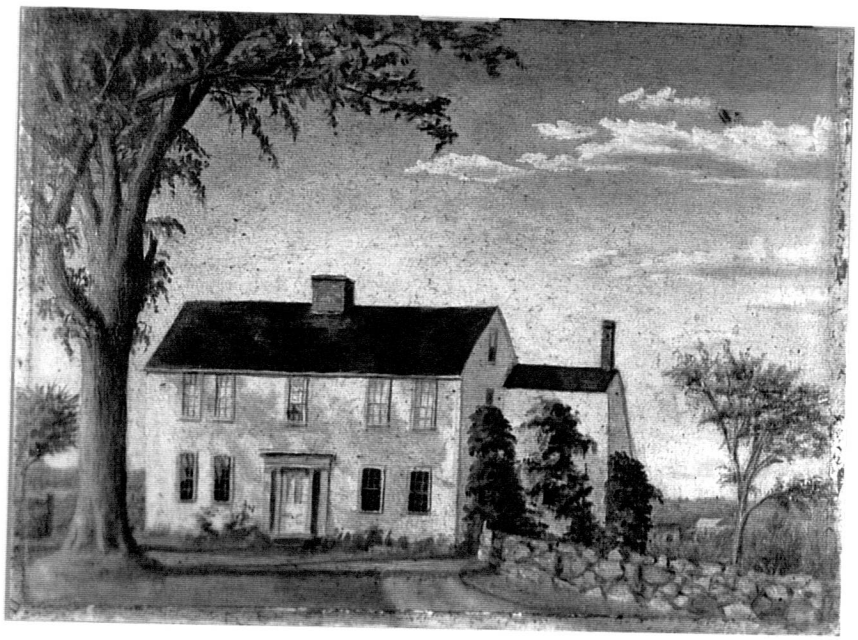


Figure 3. B.B. Paine, Oil Painting of the Samuel Brooks House - View from the South/Southeast (1883).

III. DESCRIPTION of EXISTING FEATURES and CHARACTER-DEFINING FEATURES

OVERVIEW

Existing Features

The following sections describe the existing exterior and interior features of the Samuel Brooks house. Any feature judged to be a "character-defining feature" (CDF) for the structure is identified. The CDFs are prioritized as either primary (**PCDF**) or secondary (**CDF**) according to their perceived significance in contributing to the historical character of the structure.

Character-Defining Features

NPS-28, Cultural Resources Management Guideline sets forth several reasons for preparing a historic structure report:

> To minimize loss of **character-defining features** [emphasis added] and materials whenever existing information about the developmental history and condition of the historic structure does not provide an adequate basis upon which to address anticipated management objectives, whenever alternative courses of action for impending treatment and use could have adverse effects, or to record treatment.[19]

This report was written to address two of the three concerns listed in *NPS-28*. Little developmental history of the Samuel Brooks house exists that would inform anticipated management objectives for the buildings, and the proposed treatment to adapt the structure to lodging and/or a dining facility would require significant alterations that may have an adverse effect on the building's integrity and which would result in the loss of character-defining features.[20]

A character-defining feature (**CDF**) is defined in *NPS-28* as follows:

> A prominent or distinctive aspect, quality, or characteristic of a historic property that contributes significantly to its physical character. Structures, objects, vegetation, spatial relationships, view, furnishings, decorative details, and materials may be such features.[21]

By this definition a CDF can date from any period in the history of a property. A more restrictive definition of a CDF is cited in the *Secretary of the Interior's Standards for the Treatment of Historic Properties*, in which CDFs are tied to the "historic character" of a building:

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[19] *NPS-28, Cultural Resources Management Guideline*, Release No. 5 (Washington, DC: U.S. Dept. of the Interior, NPS History Division, 1997), p. 119.

[20] See draft "Business Opportunity Food Service & Lodging" (Minute Man National Historical Park, Northeast Region/National Park Service, August 2, 2000).

[21] *NPS-28*, Appendix A, p. 178.

> Character-defining features . . . [are] those architectural materials and features that are important in defining the building's historic character. . . the character of a historic building may be defined by the form and detailing of exterior materials, such as masonry, wood, and metal; exterior features, such as moldings and stairways, room configuration, and spatial relationships, as well as structural and mechanical systems.[22]

Determining CDFs for a structure, therefore, is dependent on its judged historical period of significance. The MIMA NHP *General Management Plan*[23] states that the historical importance of structures such as the Samuel Brooks house that were standing along the Battle Road in 1775 lay in the road's association with the April 19, 1775, battle that marked the beginning of the American War for Independence, and calls for restoring the exterior of the Samuel Brooks house to its appearance in 1775. The primary historical significance of the Samuel Brooks house thus relates to the fact that it witnessed the 1775 battle. However, the house is secondarily significant for its association with a founding family of Concord and with Samuel Brooks Jr.'s participation as a member of the Continental army at the 1777 Battle of Saratoga, and with the house's use as the homestead for a working farm through the 19th century.

In spite of numerous remodelings, the exterior of the existing house retains its overall vernacular Georgian orientation, with the five-bay configuration of the south façade and the central chimney probably dating to before 1758. Although the east ell was destroyed by the 1937 fire, it was rebuilt in a configuration similar to the ell that is thought to have been built before 1775. Therefore, the **primary period of significance** for the Samuel Brooks house will encompass the years between its pre-1728 construction and 1775. However, only a limited physical investigation of the Samuel Brooks house the was conducted in 1989 and in 2000 to try to determine the architectural evolution of the building -- **the period configuration of the house as discussed above is highly conjectural and needs more extensive intrusive investigation to confirm its conclusions**. The sweeping scope of the changes required to restore the exterior of the house to it conjectured 1775 appearance and the possible resulting loss of much valuable post-1775 historic fabric indicate that a selection of a much later exterior restoration date might be appropriate. Therefore, this report will also evaluate CDFs based on a **secondary period of significance** that reflects the house's contribution to the rural and farming character of the Concord and Lincoln areas in the late 18th and early 19th century and which covers the period between 1775 and circa-1900.

Based on the above reasons, the primary CDFs (**PCDF**) for the Samuel Brooks house listed in the following sections are all surviving features that date to before 1775 – those original to the pre-1728 construction of the east portion of the main house, those original to the pre-1758 construction of the west portion, and those dating to the circa-1760 remodeling. Secondary CDFs (**CDF**) are those post-1775 features that were installed before 1900 that contribute to the historic character of the building.

In some cases, a post-construction feature of the building that might have been determined to be a CDF had a negative impact on a pre-1775 feature and is therefore not considered to be a CDF.

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[22] Kay E. Weeks and Anne E. Grimmer, *The Secretary of the Interior's Standards for the Treatment of Historic Properties, with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings* (Washington, DC: U.S. Dept. of the Interior/National Park Service, Cultural Resource Stewardship and Partnerships/Historic Preservation Services, 1995), p. 63.

[23] *General Management Plan: Minute Man National Historical Park, Massachusetts* (U.S. Dept. of the Interior/National Park Service, September 1989).

STRUCTURAL FEATURES

Foundation

Main House and Ell - PCDF

- Full basement (cellar) constructed of semi-dressed rubble & fieldstone
- Ell foundation thicker than that of main house

West Shed

- Low rubble-stone wall

Framing

Main House

Walls (PCDF)

- Post and beam framing

Sills

- 20th century timbers

West Shed

- Circa-1900 wood stud balloon frame with horizontal board sheathing

Ell and Main House Rear Wall

- Post-1937 wood balloon frame

EXTERIOR FEATURES

General

No extensive documentation of the exterior features of the Samuel Brooks house was conducted for this report. However, limited physical investigations performed in connection with this report and with the 1990 "Housing Rehabilitation Case Study," and a paint analysis conducted in 1997 indicate that, except for a few clapboards, there are no exterior 18th century features extant on the house. Most features on the main house date to circa 1836 or after, the west shed dates to circa 1900, and the roof on the main house and the entire northeast ell date to 1937 or after.[24]

However, the present exterior appearance of the Samuel Brooks house is a character-defining feature (**CDF**) since it is similar to its appearance in the mid to late 19th century. Because the ell was reconstructed after the 1937 fire in the approximate configuration of the pre-1900 ell, the exterior of the house when viewed from the south, east, and west is similar to its 19th century appearance. The main differences are the depth of the ell, the porch and doorway on the ell south wall, and the circa-1900 west shed. Although most of the clapboards on the house post-date 1937, the cladding is similar to the surviving 19th-century cladding and is therefore also a **CDF**. Except for the north windows on the first and second stories of the west wall, the window and doorway placement on the south, west, and east elevations of the main house probably dates to the 18th century and is thus a **PCDF**.

Window and doorway numbers are those used on the annotated 1961 HABS plans for the Samuel Brooks house found in **APPENDIX C**. The shutters shown on the 1961 HABS drawings found in **APPENDIX B** are no longer extant.

Walls (Figs. 4-7)

Siding

- Main House: 19th and 20th c. clapboards - **CDF**
- Shed: clapboards with wood shingles on north elevation

Trim

Main House and Ell

- Corner Boards: plain boards on all exterior corners - **CDF**
- Cornice: molded wooden cornice at the eaves
- Vergeboard: molded wooden vergeboard at gable ends of roof

[24] See Maureen K. Phillips, "Paint Analysis: Minute Man National Historical Park, Concord, Massachusetts: Joshua Brooks House, Noah Brooks Tavern, Samuel Brooks House, Jacob Whittemore House" (Building Conservation Branch, Northeast Cultural Resources Center/National Park Service, U.S. Dept. of the Interior, 1997), pp.36-47; Bittermann, Sorli, and Phillips, draft "Housing Rehabilitation Case Study: Samuel Brooks House" (1990).

West Shed

- Corner Boards: plain boards on all exterior corners
- Cornice: plain wooden cornice at the eaves
- Vergeboard: plain wooden vergeboard at gable ends of roof

Doorways

South Façade

Main Entrance – D101 (Figs. 4 & 8)

- Location: center - **CDF**
- Opening Size: 2 feet 10 inches wide by 6 feet 8 inches high
- Configuration: circa-1836 - door flanked by sidelights & trimmed with simple architrave - **CDF**
- Door: post-1966 six-panel - upper two panels glazed
- Sidelights: post-1966 four-light sidelights
- Surround: circa-1836 simple Greek Revival-style architrave with pilasters

Ell Doorway - D102

- Location: circa 1937 - west end
- Door: circa-1937 door - 2 vertical panels on lower half, 6 lights on upper half
- Surround: circa-1937 plain-board

West Shed Doorway - D104 (Fig. 7)

- Location: east end of south wall of shed
- Door: circa-1900 vertical board with interior battens
- Surround: circa-1900 plain-board

North Elevation

Ell Doorway – D103 (Fig. 6)

- Location: west of center on north elevation of ell
- Door: circa-1937 glazed door
- Surround: plain-board

Bulkhead – D001

- Location: east end of ell north elevation
- Doors: tongue-&-groove boards

Windows

South Facade

Main House (Fig. 4)

- Locations: (**PCDF**)
  W101 – west end
  W102 – west of D101
  W103 – east of D101
  W104 – east end
  W201 – west end
  W202 – west of center
  W203 – over D101
  W204 – east of center
  W205 – east end
- Opening Sizes: 2 feet 3 inches wide by 4 feet 4 inches high
- Sashes: post-1937 six-over-six double-hung sashes
- Surrounds: circa-1836 (?) plain-board - **CDF**

Ell (Fig. 4)

- Locations: W106 - center
  W207 - center
- Opening Sizes: 2 feet 3 inches wide by 4 feet 4 inches high
- Sashes: post-1937 six-over-six double-hung sashes
- Surrounds: circa-1937 plain-board

West Shed - W115 (Fig. 7)

- Location: west of center
- Opening Size: 2 feet 3 inches wide by 4 feet 4 inches high
- Sash: post-1937 six-over-six double-hung sashes
- Surround: circa-1900 plain-board

East Elevation

Main House (Fig. 5)

- Locations: (**PCDF**)
  W105 – north of center
  W206 – north of center
  W301 – gable peak
- Opening Sizes: W105 & W206 - 2 feet 3 inches wide by 4 feet 4 inches high
  W301 - unknown
- Sashes: post-1937 six-over-six double-hung sashes
- Surrounds: circa-1836 (?) plain-board - **CDF**

Ell (Fig. 5)

- Locations: W107 – south end
  W108 - center
  W109 - north end
  W208 – south of center
- Opening Sizes: W107 & W208 - 2 feet 3 inches wide by 4 feet 4 inches high
  W108 - 6 feet wide by approximately 3 feet high
  W109 - 2 feet 3 inches wide by approximately 3 feet high
- Sashes: W107, W109 & W208 - post-1937 six-over-six double-hung sashes
  W108 - pair of post-1937 six-over-six double-hung sashes separated by 3-inch-wide mullion
- Surrounds: circa-1937 plain-board

North Elevation

Main House (Fig. 6)

- Locations: W112 – east of center
  W113 – west of center
  W114 - west end
  W209 – east end
  W210 – east of center
  W211 – west end
- Opening Sizes: W112-W114 - 2 feet 3 inches wide by 4 feet 4 inches high
  W209-W211 – 2 feet 3 inches wide by approximately 3 feet 8 inches
- Sashes: post-1937 six-over-six double-hung sashes
- Surrounds: plain-board

Ell - W110 (Fig. 6)

- Location: east of center
- Opening Size: 2 feet 3 inches wide by 3 feet 3 inches high
- Sash: post-1937 six-over-six double-hung sashes
- Surround: circa-1937 plain-board

West Elevation

Main House (Fig. 7)

- Locations: W116 – north end (dates to circa 1937)
  W117 - south of center - **PCDF**
  W212 – north end (dates to circa 1937)
  W213 – south of center - **PCDF**
  W302 – gable peak - **PCDF**
- Opening Sizes: 1st & 2nd floors - 2 feet 3 inches wide by 4 feet 4 inches high
  W301 - unknown
- Sashes: post-1937 six-over-six double-hung sashes

- Surrounds: W116 & W212 - circa-1937 plain-board
  W117, W213, & W302 - circa-1836 (?) plain-board - **CDF**

Ell - W111 (Fig. 6)

- Location: north of center
- Opening Size: 2 feet 3 inches wide by 3 feet 3 inches high
- Sash: post-1937 six-over-six double-hung sashes
- Surround: circa-1937 plain-board

Porches

Southeast Porch (Figs. 4 & 5)

- Location: junction of east wall of main house with south wall of ell
- Size: 13 feet wide by 10 feet deep
- Foundation: rubble stone
- Decking: narrow boards installed east/west
- Steps: two rough granite steps along south edge and at north end of east edge
- Banister: none
- Roof Type: enclosed shed

North Porch (Fig. 6)

- Location: north wall of ell
- Size: 5 feet wide by 3 feet 3 inches deep
- Decking: narrow boards installed
- Steps: three wooden steps up to landing
- Banister: open - two rails each on west and east sides of landing
- Roof Type: enclosed gable supported by two plain posts

Roofs (Figs. 4, 6 & 7)

Main House - CDF

- Style: unequal gable with boxed eaves
- Roofing: wood shingle
- Chimney: large brick center chimney at center of roof ridge rebuilt circa 1937

Ell - CDF

- Style: salt-box gable with boxed eaves
- Roofing: wood shingle
- Chimney: small brick chimney at north slope -

Shed

- Style: gable
- Roofing: wood shingle

Finishes

- Walls: light cream
- Wall Trim: light cream
- Doors: light cream
- Door Trim: light cream
- Sashes: light cream
- Window Trim: light cream



Figure 4. SamuelBrooks House - South Façade (1997).



Figure 5. Samuel Brooks House - East Elevation (1997).



Figure 6. Samuel Brooks House - North Elevation (2000).



Figure 7. Samuel Brooks House - West Elevation (2000).

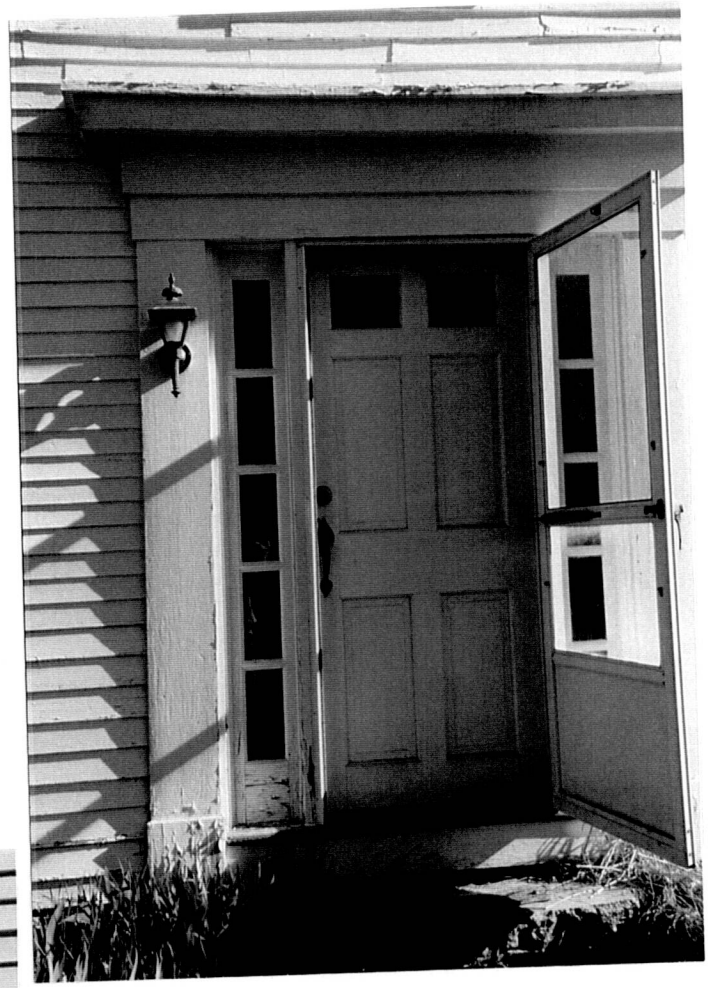


Figure 8. Samuel Brooks House - South Façade, Doorway D101 (1997).



Figure 9. Samuel Brooks House - South Façade, Window W102 (1997).

INTERIOR FEATURES

General

Room, doorway, and window numbers are those used on the annotated 1961 HABS plans of the Samuel Brooks house found in **APPENDIX C**.[25] Room names in parentheses refer to those probably used circa 1775. Because of the numerous alterations to the interior of the house, features that are primary or secondary CDFs are identified individually. All the window sashes and trim in the pre-1775 portion of the house appear to date to 1937 or after and thus are not CDFs.

Since virtually all interior features in the rear rooms of the house (Rooms 104-110 and Rooms 205-208) date to 1937 or after and are therefore not CDFs, these rooms will not be described in this report. Features are described in an Inventory Condition Assessment Program (ICAP) survey conducted in October 1989 and included in the Housing Rehabilitation Case Study for the structure.[26]

Room 101 – First-Floor Stair Hall (Front Entry - Figs. 10-12)

Overview

The first-floor stair hall (Room 101) was the front entry for the Samuel Brooks house for both the pre-1728 one-room-wide house and the post-1728 two-rooms-wide house. The room is located at the center of the south side of the house and measures 9 feet 9 inches wide by 8 feet 2 inches deep. A doorway on the room's east wall leads to the dining room (Room 102) and one on the west wall opens to the living room (Room 103). A winding open staircase, rebuilt in circa 1836, that leads to the second floor is located on the north wall. The plaster wall beneath the staircase originally held a doorway that led to a cellar staircase -- the staircase was abandoned and the wall closed up in circa 1836.

The configuration of the stair hall dates to circa 1758. Paint evidence indicates that, except for the two interior doors and the flooring, most of the features in the room date to circa 1836 or after.

Configuration (PCDF)

- Dates to the circa-1758 construction of the west half of the house

Flooring (PCDF)

- Date: pre 1758
- Material: wide pine boards
- Size: variable width to 14 inches
- Direction: north/south
- Fasteners: hand-wrought and wire nails

[25] A copy of the full set of the 1961 HABS drawings for the Samuel Brooks house is in **APPENDIX B**. A different room-numbering system is used on the 1961 plans.

[26] Bittermann, Sorli, and Phillips, draft "Housing Rehabilitation Case Study: Samuel Brooks House" (1990).

Walls

- Material: 19th and 20th century plaster or skim-coated gypsum board
- Trim: circa 1836 quirked baseboard on south and stair walls - **CDF**
  cased (quarter-round bead edge) chimney post in southwest corner - **PCDF**

Doorways

Main Entrance (D101)

- Location: south wall - **PCDF**
- Opening Size: 2 feet 10 inches wide by 6 feet 8 inches high
- Door: post-1966 6-panel, top two glazed – **NOT CDF**
- Surround: post-1966 plain-board – **NOT CDF**
- Hardware: post-1966 butt hinges – **NOT CDF**
- Other: post-1966 sidelights with five lights each
- Note: configuration of door and sidelights is **CDF**

Dining Room Doorway (D105)

- Location: east wall - **PCDF**
- Opening Size: 2 feet 6 inches wide by 6 feet 2 inches high
- Door: early 18th century 5-panel - **PCDF**
- Surround: plain with thumbnail edge – **CDF?**
- Hardware: 19th century crystal knob with decorative escutcheon - **CDF**

Living Room Doorway (D106)

- Location: west wall - **PCDF**
- Opening Size: 2 feet 6 inches wide by 6 feet 4 inches high
- Door: circa-1836 4-panel - **CDF**
- Surround: circa-1836 – quirked and beaded molding - **CDF**
- Hardware: brass knob with round brass back plate – **NOT CDF**

Windows

- None

Ceiling (CDF)

- Material: plaster on lath (date?)

Staircase (CDF)

- Location: north wall, beginning at east end
- Description: winding steps to second-floor stair hall

- Banister: doric-column newel posts with knob cap
  molded railing over square balusters
- Treads: 9 inches deep
- Risers: 7 inches high

Finishes

- Floor: black
- Walls: light cream
- Woodwork: white
- Staircase: black – banister and treads

Room 102 – Dining Room (East Parlor - Figs. 13-15)

Overview

The dining room (Room 102) is located in the southeast corner of the first floor of the main house. This room was the original parlor of the pre-1728 one-room-wide and the east parlor when the house was widened to two rooms before 1758. The dining room measures 13 feet 9 inches deep by 17 feet 4 inches wide and contains its original fireplace. The paneled fireplace wall probably dates to circa-1760. Doorways in the room lead to the stair hallway (Room 101) and to the kitchen (Room 107).

The configuration of the dining room and many of its features date to before 1775. Paint analysis indicates that much of the woodwork may have been originally unpainted. Post-construction changes include the replacement of vertical planks with molded paneling on the fireplace wall circa 1760, and the relocation of the north-wall doorway (reusing the 18th-century door) and the installation of a china cabinet on the north wall circa 1937. Baseboard radiators replaced the baseboard on the south and east walls.

Configuration (PCDF)

- Dates to the pre-1728 construction of the east half of the house

Flooring (PCDF)

- Date: pre 1758
- Material: wide pine boards
- Size: variable width to 14 inches
- Direction: east/west
- Fasteners: hand-wrought nails

Walls

- Material: 19th and 20th c. plaster on south, east, and north walls
  mid-18th c. paneling on west wall - **PCDF**

- Trim: pre-1728 plain baseboard recessed in plaster – north wall - **PCDF**
  18th c. cased (quarter-round bead) posts in southeast & northeast corners - **PCDF**
  18th c. cased (1/4-round bead edge) projecting beams – **PCDF?**

Doorways

Stair Hall Doorway (D105) – PCDF

- Location: west wall
- Opening Size: 2 feet 6 inches wide by 6 feet 2 inches high
- Door: early 18th century 5-panel
- Surround: fireplace wall paneling
- Hardware: 19th century pintle hinges – **CDF**
  19th c. crystal knob and rimbox - **CDF**

Kitchen Doorway (D107)

- Location: north wall
- Opening Size: 2 feet 6 inches wide by 6 feet 2 inches high
- Door: 18th century 5-panel - **CDF**
- Surround: circa 1937 plain-board – **NOT CDF**
- Hardware: crystal knob and decorative escutcheon - **CDF**

Windows

- Location: (**PCDF**) W103 – south wall, west
  W104 – south wall, east
  W105 – east wall
- Opening Sizes: 2 feet 3 inches wide by 4 feet 4 inches high
- Surrounds: circa-1937 plain board
- Sashes: circa-1937 six-over-six double-hung

Ceiling

- Material: plaster on lath (date?) - **CDF**
- Other: 18th c. cased (1/4-round bead edge) summer beam – **PCDF**

Fireplace

- Location: west wall
- Firebox: 18th century brick (possibly rebuilt 19th century) - **PCDF**
- Hearth: 18th century brick – **PCDF**
- Mantel: 20th century mantel shelf

China Cabinet – (NOT CDF)

- Location: north wall
- Configuration: floor cabinets, open shelf, and wall cabinet

Finishes

- Floors: unfinished – paint removed
- Walls: light cream
- Woodwork: white

Room 103 – Living Room (West Parlor - Figs. 16-19)

Overview

The living room (Room 103) is located in the southwest corner of the first floor of the main house. This room was the west parlor that was added when the house was widened sometime before 1758. The living room measures 15 feet 7 inches deep by 17 feet 7 inches wide and contains its original fireplace (now blocked with plywood). Doorways in the room lead to the stair hall (Room 101) and to the family room (the old kitchen - Room 107).

The configuration of the room and many of its features date to before 1775. Post-construction changes include the 20th century replacement of the chair rail, and the circa-1836 installation of a closet to the south (right) of the fireplace on the east wall in a space that was originally the cellar staircase landing. Baseboard radiators have replaced the baseboard on the south and west walls.

Configuration (PCDF)

- Dates to the pre-1728 construction of the east half of the house

Flooring (PCDF)

- Date: pre 1758
- Material: wide pine boards
- Size: variable width to 14 inches
- Direction: east/west
- Fasteners: hand-wrought nails

Walls

- Material: 18th century plaster skim-coated in 20th century - **CDF**
  horizontal-board wainscot – **PCDF**

- Trim: circa 1836 quirked baseboard on west and north walls - **CDF**
  post-1937 chair rail
  18th c. cased (quirked bead) posts in southeast and southwest corners – **PCDF**
  18th c. cased (quirked bead) projecting beams – **PCDF**

Doorways

Stair Hall Doorway (D106)

- Location: east wall - **PCDF**
- Opening Size: 2 feet 6 inches wide by 6 feet 4 inches high
- Door: circa-1836 4-panel - **CDF**
- Surround: circa-1836 – beaded inner edge & ogee molding on outer edge - **CDF**
- Hardware: large brass lock box with round knob – **CDF**

Family Room Doorway (D108)

- Location: west wall - **PCDF**
- Opening Size: 2 feet 6 inches wide by 6 feet 4 inches high
- Door: circa-1836 6-panel - **CDF**
- Surround: circa-1836 – beaded inner edge & ogee molding on outer edge - **CDF**
- Hardware: glass knob with 19th c. escutcheon - **CDF**

Closet Doorway (D103A) – CDF

- Location: south wall under staircase
- Opening Size: 2 feet 6 inches wide by 6 feet 5 inches high
- Door: circa-1836 4-panel
- Surround: circa-1836 – beaded inner edge & ogee molding on outer edge
- Hardware: glass knob with 19th c. escutcheon

Windows

- Location: (**PCDF**) W101 – south wall, west
  W102 – south wall, east
  W117 – west wall
- Opening Sizes: 2 feet 3 inches wide by 4 feet 4 inches high
- Surrounds: circa-1937 plain board
- Sashes: circa-1937 six-over-six double-hung

Ceiling

- Material: plaster on lath (date?) - **CDF**
- Other: 18th c. cased (quirked bead) east/west summer beam – **PCDF**

Fireplace

- Location: east wall
- Firebox: 18th century brick (possibly rebuilt 19th century) - **PCDF**
- Hearth: 18th century brick – **PCDF**
- Mantel: circa-1836 mantel and firebox surround - **CDF**

Closet (CDF)

- Location: east wall - south end
- Door: see D103A above
- Other: former landing to cellar staircase with opening from front entry

Room 104 – Family Room (Back Kitchen - Figs. 20-22)

The family room (Room 104) is what remains of the original pre-1728 back kitchen to the house. The 1937 fire caused such damage to the rear portion of the first floor that much of the walls and features in the original back kitchen have been replaced, and the original configuration of the room is not known.

The only features in the room that are **CDFs** are the fireplace and its mantel and surround on the south wall. It appears that circa 1836 the pre-1728 firebox was rebuilt (probably moving the bake oven from the rear to the side of the firebox) and a new mantel and fireplace surround were installed.

Room 201 – Second-Floor Stair Hall (Fig. 23)

Overview

The second-floor stair hall (Room 201) is located at the center of the south side of the house and measures 8 feet 8 inches wide by 8 feet 2 inches deep. A doorway on the room's east wall leads to the east bedroom (Room 202) and on the west wall to the west bedroom (Room 203). A winding open staircase, rebuilt in circa 1836, that leads from the first floor is located on the north wall.

The configuration of the stair hall dates to circa 1758. Paint evidence indicates that most of the features in the room date to circa 1836.

Configuration (PCDF)

- Dates to the circa-1758 construction of the west half of the house

Flooring (PCDF)

- Date: pre 1758
- Material: wide pine boards
- Direction: north/south

- Size: variable width to 16 inches
- Fasteners: hand-wrought nails

Walls

- Material: 19th century plaster - **CDF**
- Trim: circa-1836 quirked baseboard (east & west wall remnants and stair walls) - **CDF**
  18th c. cased projecting beam on south wall - **PCDF**

Doorways

East Bedroom Doorway (D201)

- Location: east wall - **PCDF**
- Opening Size: 2 feet 7 inches wide by 6 feet 2 inches high
- Door: 18th century 4-panel - **PCDF**
- Surround: 18th century (?) beaded molded with ¼-round edge – **PCDF**
- Hardware: late 19th century brown porcelain knob; pintle hinges - **CDF**

West Bedroom Doorway (D202)

- Location: west wall - **PCDF**
- Opening Size: 2 feet 6 inches wide by 6 feet 5 inches high
- Door: circa-1836 4-panel - **CDF**
- Surround: circa-1836 – quirked and beaded molding - **CDF**
- Hardware: late-19th century brown porcelain knob; 3-knuckle butt hinges - **CDF**

Window

- Location: W203 – south wall - **PCDF**
- Opening Size: 2 feet 3 inches wide by 4 feet 4 inches high
- Surround: circa-1937 plain board
- Sash: circa-1937 six-over-six double-hung

Ceiling (CDF)

- Material: plaster on lath (date?)

Staircase (CDF)

- Location: north wall, beginning at west end
- Description: see First-Floor Stair Hall (Room 101)

Finishes

- Floor: black

- Walls: light cream
- Woodwork: light cream
- Staircase: black – banister & treads

Room 202 – East Bedroom (East Chamber - Figs. 24-27)

Overview

The east bedroom (Room 202) is located in the southeast corner of the second floor of the main house. This room was the main chamber of the pre-1728 one-room wide/two-rooms high house and the east chamber when the house was widened to two rooms wide by 1758. The room measures 14 feet 8 inches wide by 17 feet 5 inches deep and contains its original fireplace. The paneled fireplace wall probably dates to circa-1760. Doorways in the room lead to the second-floor stair hall (Room 101) and to the rear hallway (Room 206).

Except for a post-1937 closet, the configuration of the east chamber and many of its features date to before 1775. Paint analysis indicates that much of the woodwork may have been originally unpainted or has been stripped. Post-construction changes include the replacement of vertical planks with molded paneling on the fireplace wall circa 1760, and replacing the baseboards with baseboard radiators on the south and east walls.

Configuration (PCDF)

- Dates to the pre-1728 construction of the east half of the house (except for NE closet)

Flooring (PCDF)

- Date: pre 1758
- Material: wide pine boards
- Size: variable width to 16 inches
- Direction: east/west
- Fasteners: hand-wrought nails

Walls

- Material: 19th c. plaster on south, east, and north walls - **CDF**
  mid-18th c. paneling on west wall - **PCDF**
- Trim: mid 19th c. plain baseboard w/ applied top band – west & north walls – **CDF**
  20th c. plain baseboard w/ applied band top band around closet – **NOT CDF**
  18th c. projecting posts in all four corners – **PCDF** - with plain casing (**CDF?**)
  18th c. projecting beams – **PCDF** – with plain casing (**CDF?**)

Doorways

Stair Hall Doorway (D201)

- Location: west wall - **PCDF**
- Opening Size: 2 feet 7 inches wide by 6 feet 2 inches high
- Door: 18th century 4-panel - **PCDF**
- Surround: 18th century (?) beaded molded with thumbnail edge – **PCDF**
- Hardware: late 19th century brown porcelain knob and cast-iron rim lock - **CDF**

Rear Hallway Doorway (D203)

- Location: north wall
- Opening Size: 2 feet 5 inches wide by 6 feet high
- Door: 19th c. 4-panel - **CDF**
- Surround: 19th c. with applied moldings – **CDF**

Closet Doorway (D202A)

- Location: north wall, east end
- Opening Size: 2 feet 5 inches wide by 6 feet high
- Door: 20th c. 4-panel
- Surround: 20th c. with applied moldings

Windows

- Location: (**PCDF**) W204 – south wall, west of center
W205 – south wall, east
W206 – east wall, north of center
- Opening Sizes: 2 feet 3 inches wide by 4 feet 4 inches high
- Surrounds: circa-1937 plain board
- Sashes: circa-1937 six-over-six double-hung

Ceiling

- Material: plaster on lath (date?) - **CDF**
- Other: 18th c. summer beam (**PCDF**) with plain casing (date? – **CDF ?**)

Fireplace

- Location: west wall
- Firebox: 18th century (rear possibly rebuilt 19th century) - **PCDF**
- Hearth: 18th century – **PCDF**
- Mantel: 20th century mantel shelf

Fireplace Cupboard (PCDF)

- Location: west wall, north (right) of fireplace
- Configuration: recessed cupboard; two doors matching adjacent wall paneling hung with hand-wrought H-hinges fastened by wrought nails and leather washers.

Closet

- Location: north wall, east end
- Door: see D202A above
- Other: dates to post-1937

Finishes

- Floors: black
- Walls: light cream
- Woodwork: white

Room 203 – Southwest Bedroom (West Chamber - Fig. 28)

Overview

The southwest bedroom (Room 203) is located in the southwest corner of the second floor of the main house. This room was originally part of the early-18th century west chamber added when the house was widened sometime before 1758, and was created around 1900 when the original room was divided into two rooms. The southwest bedroom measures 15 feet 9 inches wide by 8 feet deep. Doorways in the room lead to the stair hall (Room 201) and to the west bedroom (the rest of the original west chamber - Room 204). The configuration of the room dates to circa 1900.

Configuration

- Dates to the circa-1900 division of the west chamber into two rooms

Flooring (PCDF)

- Date: pre 1758
- Material: wide pine boards
- Size: variable width to 14 inches
- Direction: east/west
- Fasteners: hand-wrought nails

Walls

- Material: 19h & 20th century plaster
- Trim: circa 1836 quirked baseboard on west and south walls – **CDF**
  circa-1900 quirked baseboard on north wall
  18th c. posts with circa-1900 plain casing in southeast & southwest corners
  (no visible projecting beams)

Doorways

Stair Hall Doorway (D202)

- Location: east wall, south end - **PCDF**
- Opening Size: 2 feet 6 inches wide by 6 feet 5 inches high
- Door: circa-1836 4-panel - **CDF**
- Surround: circa-1836 – quirked and beaded molding - **CDF**
- Hardware: cast-iron rim lock with late-19th century brown porcelain knob, cast-iron roses and key-hole escutcheons - **CDF**

West Bedroom Doorway (D204)

- Location: north wall, east end
- Opening Size: 2 feet 7 inches wide by 6 feet 4 inches high
- Door: circa-1900 4-panel
- Surround: circa-1900 plain-board
- Hardware: circa-1900 brown porcelain knob, cast-iron roses and key-hole escutcheons

Closet Doorway (D203A)

- Location: east wall under staircase
- Opening Size: 2 feet 2 inches wide by 6 feet 4 inches high
- Door: circa-1900 4-panel
- Surround: circa-1900 plain board
- Hardware: circa-1900 brown porcelain knob, cast-iron roses and key-hole escutcheons

Windows

- Locations: W201 – south wall, west
  (**PCDF**) W202 – south wall, east
- Opening Sizes: 2 feet 3 inches wide by 4 feet 4 inches high
- Surrounds: circa-1937 plain board
- Sashes: circa-1937 six-over-six double-hung

Ceiling

- Material: circa-1900 plaster

Closet

- Location: east wall
- Door: see D203A above
- Other: base to Room 204 fireplace surround in northeast corner

Finishes

- Floors: black
- Walls: light cream
- Woodwork: white

Room 204 – West Bedroom (West Chamber - Figs. 29-31)

Overview

The west bedroom (Room 203) is the center of three bedrooms located on the west side of the second floor of the main house. This room was originally part of the early-18th century west chamber that was added when the house was widened sometime before 1758; it was created around 1900 when the west chamber was divided into two rooms. The bedroom measures 15 feet 9 inches wide by 10 feet 6 inches deep and contains the original fireplace for the west chamber. Doorways in the room lead to the southwest bedroom (Room 202) and to the rear hallway (Room 206).

Configuration

- Dates to the circa-1900 division of the west chamber into two rooms

Flooring (PCDF)

- Date: pre 1758
- Material: wide pine boards
- Size: variable width to 14 inches
- Direction: east/west
- Fasteners: hand-wrought nails

Walls

- Material: 19h & 20th century plaster
- Trim: circa 1836 quirked baseboard on north and west walls – **CDF**
  circa-1900 quirked baseboard on south wall
  18th c. posts (**PCDF**) with c.-1900 plain casing in northwest & northeast corners

Doorways

Southwest Bedroom Doorway (D204)

- Location: south wall, east end
- Opening Size: 2 feet 7 inches wide by 6 feet 4 inches high
- Door: circa-1900 4-panel
- Surround: circa-1900 plain-board
- Hardware: 19th c. brown porcelain knob, cast-iron roses and key-hole escutcheons

Rear Hallway Doorway (D205) - CDF

- Location: north wall, east end
- Opening Size: 2 feet 6 inches wide by 6 feet 6 inches high
- Door: circa-1836 4-panel
- Surround: circa-1900 plain-board - **NOT CDF**
- Hardware: 19th c. brown porcelain knob, cast-iron roses and key-hole escutcheons

Closet Doorway (D204A) – CDF

- Location: east wall, to north (left) of fireplace
- Opening Size: 2 feet 6 inches wide by 6 feet 6 inches high
- Door: circa-1836 4-panel
- Surround: circa-1900 plain board - **NOT CDF**
- Hardware: circa-1900 brown porcelain knob, cast-iron roses and key-hole escutcheons

Window

- Location: W213 – west wall, south end - **PCDF**
- Opening Size: 2 feet 3 inches wide by 4 feet 4 inches high
- Surround: circa-1937 plain board
- Sash: circa-1937 six-over-six double-hung

Ceiling

- Material: c. 1900 plaster
  (no visible projecting summer beam or beams)

Fireplace

- Location: east wall - **PCDF**
- Firebox: 18th century – rebuilt in 19th century - **CDF**
- Hearth: circa-1836 – **CDF**
- Mantel: circa-1836 mantel with banded pilaster and plinth-type fireplace surround - **CDF**

Closet (CDF)

- Location: east wall
- Door: see D203A above
- Other: dates to circa 1836

Finishes

- Floors: black
- Walls: light yellow
- Woodwork: light yellow



Figure 10. First-Floor Stair Hall [Room 101] - View from West (2000).



Figure 11. First-Floor Stair Hall [Room 101] - East Wall, Doorway D105 (2000).



Figure 12. First-Floor Stair Hall [Room 101] - West Wall, Doorway D106 (2000).



Figure 13. Dining Room [Room 102] - West Wall (2000).

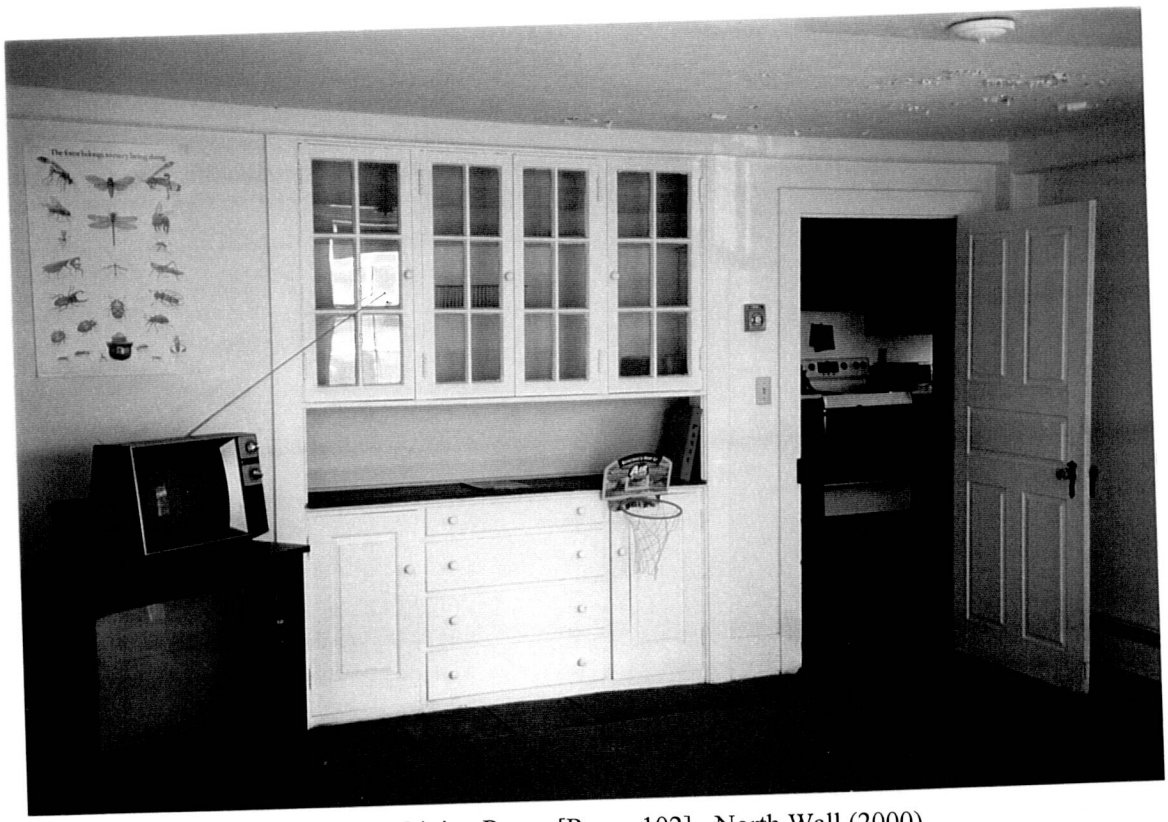


Figure 14. Dining Room [Room 102] - North Wall (2000).



Figure 15. Dining Room [Room 102] - West Wall, Detail of Summer/Girt Joint (2000).



Figure 16. Living Room [Room 103] - East Wall (2000).



Figure 17. Living Room [Room 103] - West Wall (2000).



Figure 18. Living Room [Room 103] - East Wall, Circa 1836 Closet (2000).

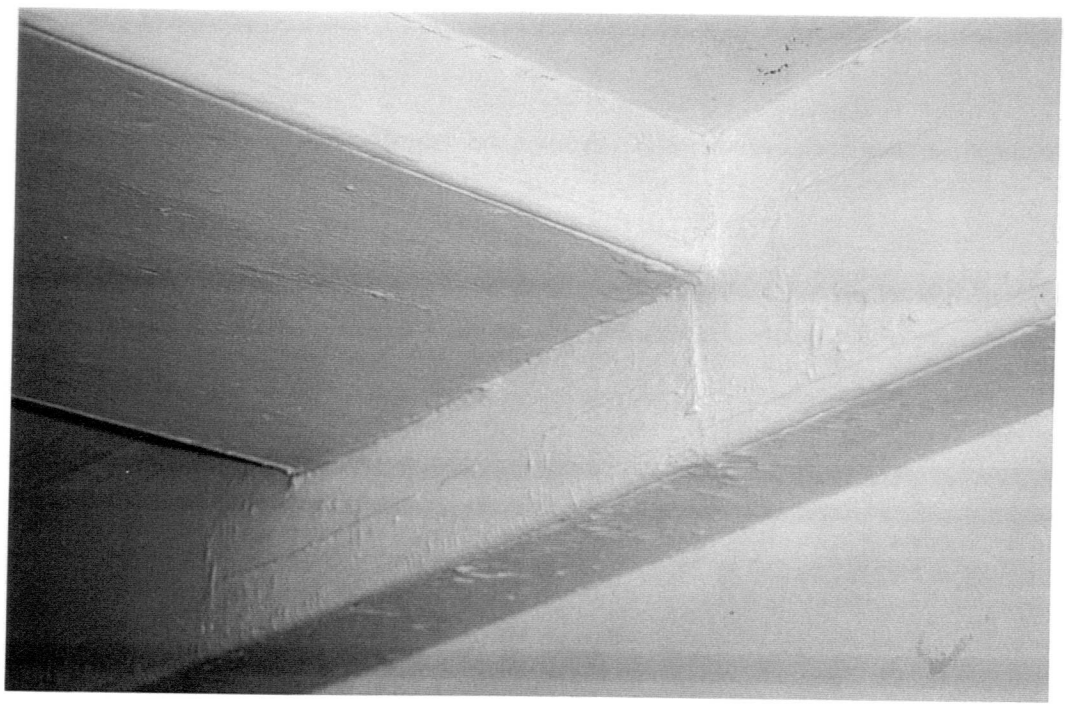


Figure 19. Living Room [Room 103] - West Wall, Detail of Summer/Girt Joint (2000).

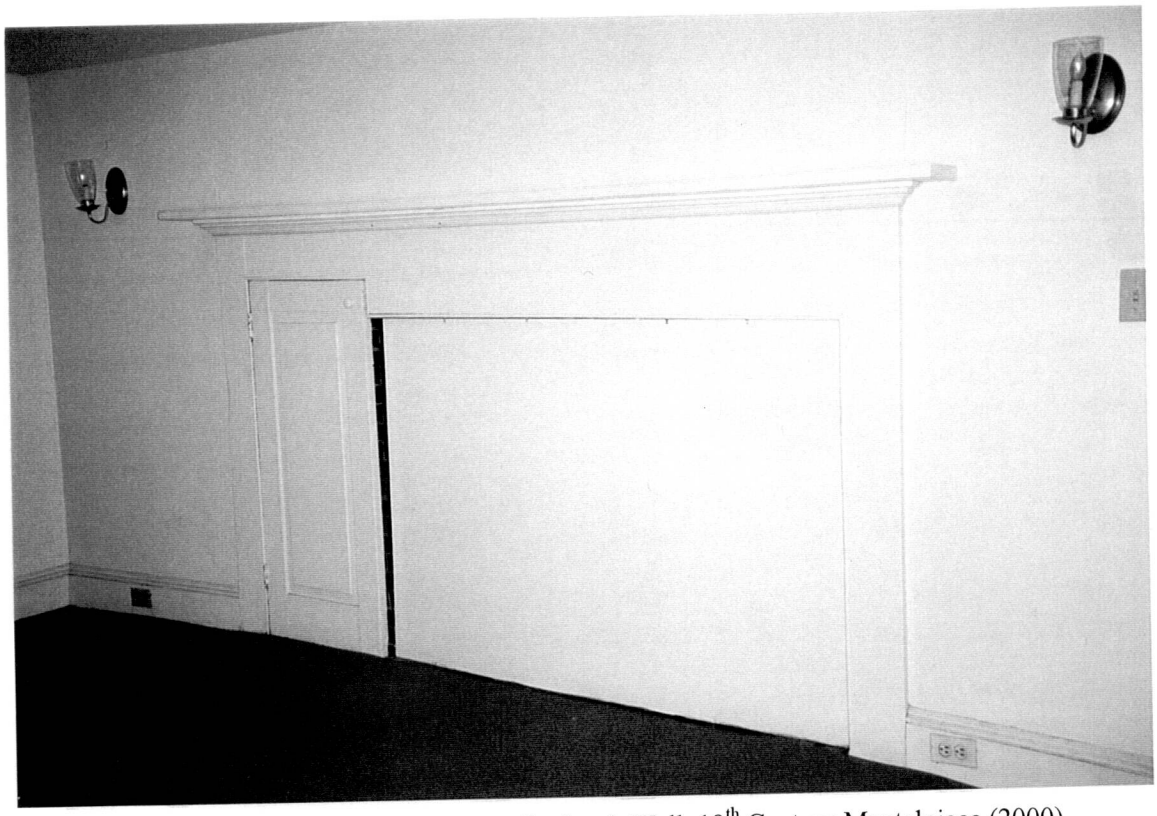


Figure 20. Family Room [Room 104] - South Wall, 19th Century Mantelpiece (2000).



Figure 21. Family Room [Room 104] - South Wall, Fireplace Hearth (2000).

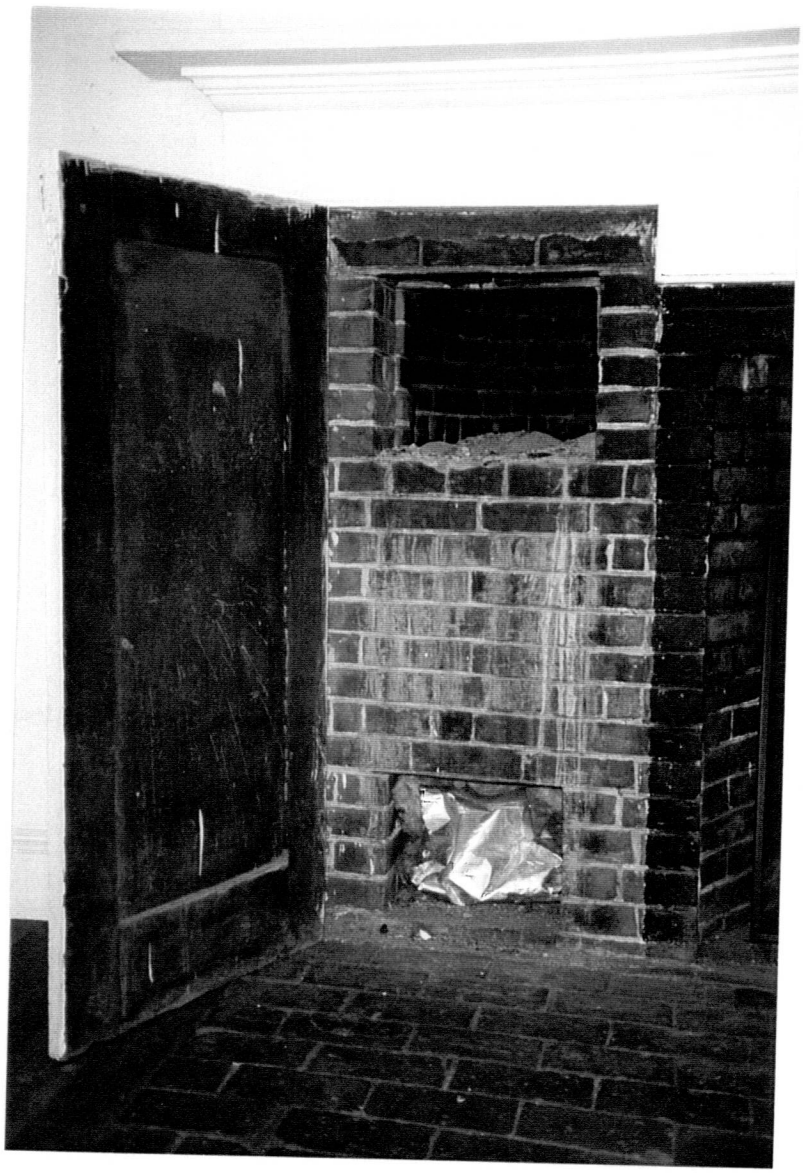


Figure 22. Family Room [Room 104] - South Wall, Bake Oven (2000).



Figure 23. Second-Floor Stair Hall [Room 201] - Looking East (2000).



Figure 24. East Bedroom [Room 202] - West Wall (2000).



Figure 25. East Bedroom [Room 202] - South Wall, Detail of Summer/Girt Joint (2000).

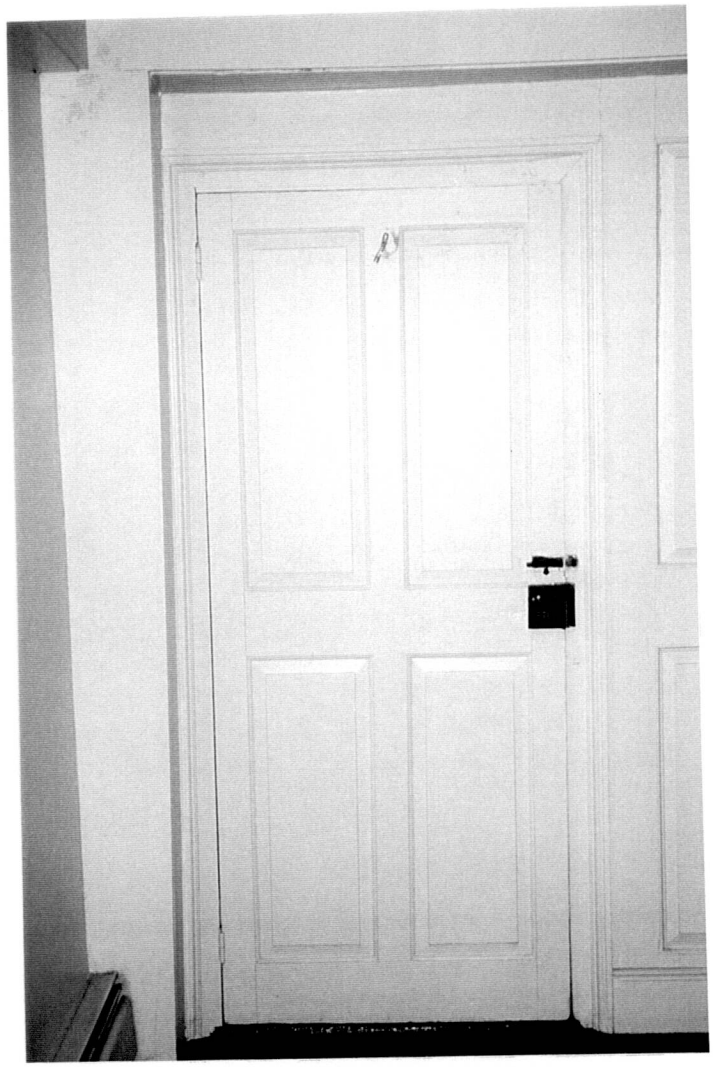


Figure 26. East Bedroom [Room 202] - West Wall, Doorway D201 (2000).

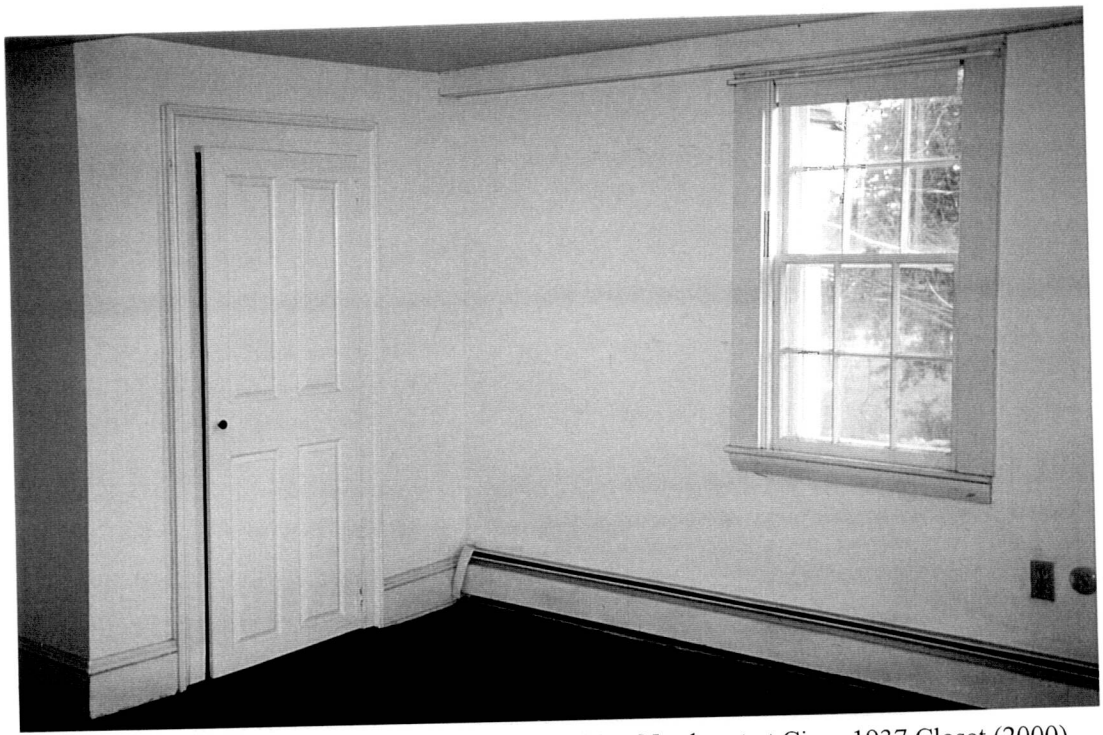


Figure 27. East Bedroom [Room 202] - Looking Northeast at Circa-1937 Closet (2000).



Figure 28. Southwest Bedroom [Room 203] - East Wall, Doorways D202 and D203A (2000).



Figure 29. West Bedroom [Room 204] - East Wall, Fireplace (2000).

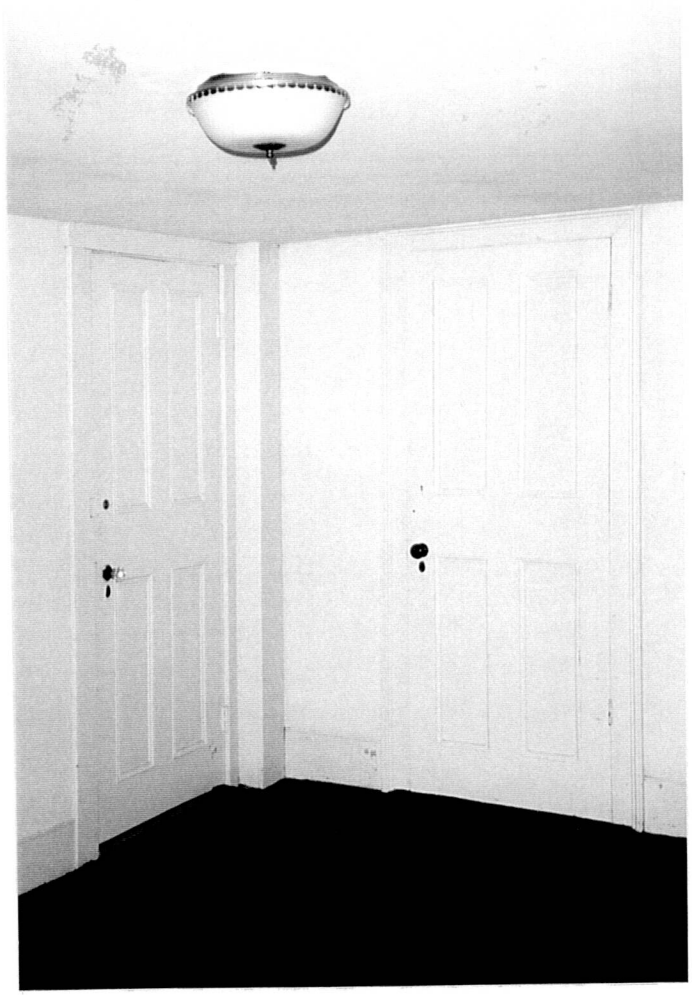


Figure 30. West Bedroom [Room 204] - Northeast Corner, Doorways D205 and D204A (2000).

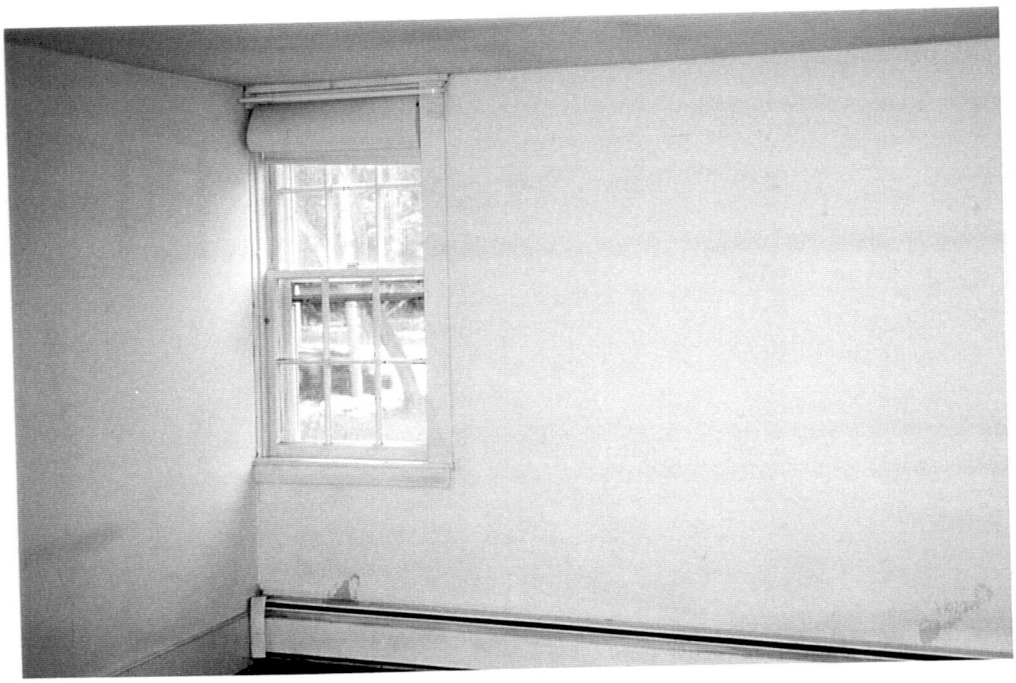


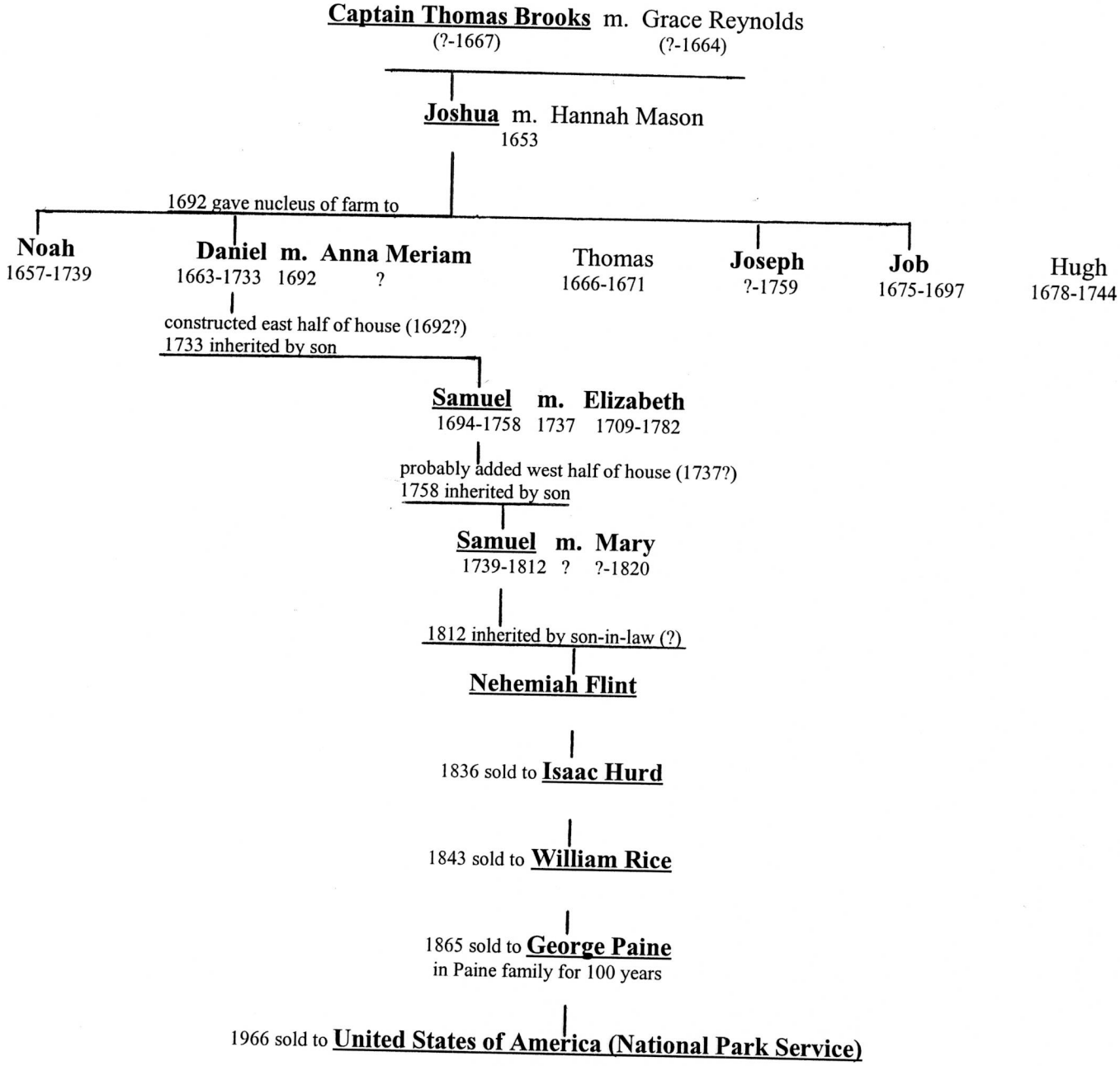
Figure 31. West Bedroom [Room 204] - West Wall (2000).

IV. APPENDICES

APPENDIX A

OWNERSHIP CHRONOLOGY
of the
SAMUEL BROOKS HOUSE

OWNERSHIP of SAMUEL BROOKS HOUSE in CONCORD



APPENDIX B

1961 HABS DRAWINGS
SAMUEL BROOKS HOUSE

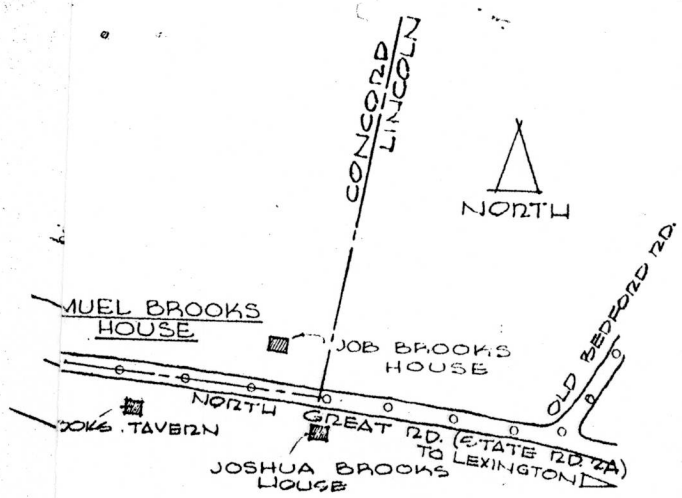
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URY. IT WAS
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UENT OWNER.
YPICAL OF THIS AREA
EY AND A GABLE ROOF.

OF THE NATIONAL PARK
PETERSON, SUPERVISING
AND STUDENT
UNIVERSITY OF ILLINOIS;



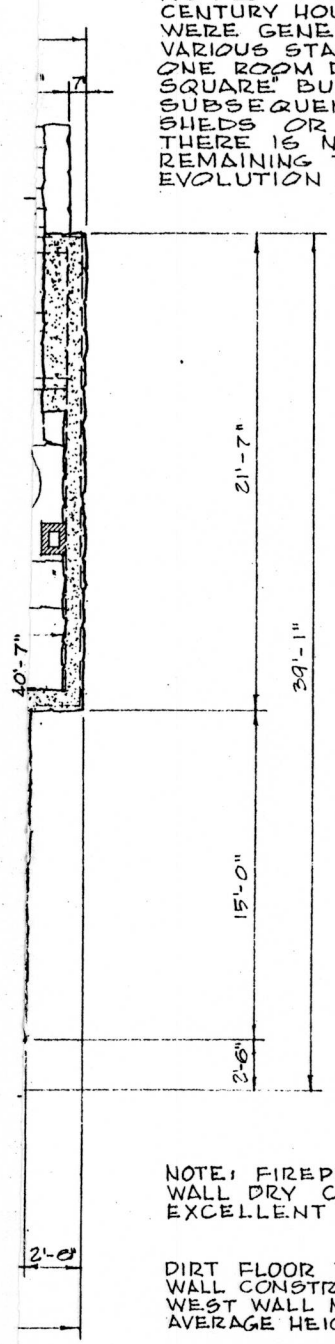
MAP REFERENCE:
BOUNDARY MAP, MINUTE MAN NATIONAL HISTORICAL PARK, SHEET 2 OF 2, DNG. NO. NHP-MM, 2004 JAN. 1980

ON MAP
1" = 400'-0"

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NOTE – TYPICAL 17TH & 18TH CENTURY HOUSES IN THIS LOCALE WERE GENERALLY BUILT IN VARIOUS STAGES: ORIGINALLY ONE ROOM DEEP OR "FOUR-SQUARE" BUILDINGS WITH SUBSEQUENT ADDITION OF SHEDS OR APPENDAGES. THERE IS NO EVIDENCE REMAINING TO INDICATE THE EVOLUTION OF THIS HOUSE.



NOTE: FIREPLACE FOUNDATION WALL DRY CONSTRUCTION OF EXCELLENT QUALITY

DIRT FLOOR THROUGHOUT · DRY WALL CONSTRUCTION EXCEPT WEST WALL MORTARED · 6'-0" AVERAGE HEIGHT TO JOISTS



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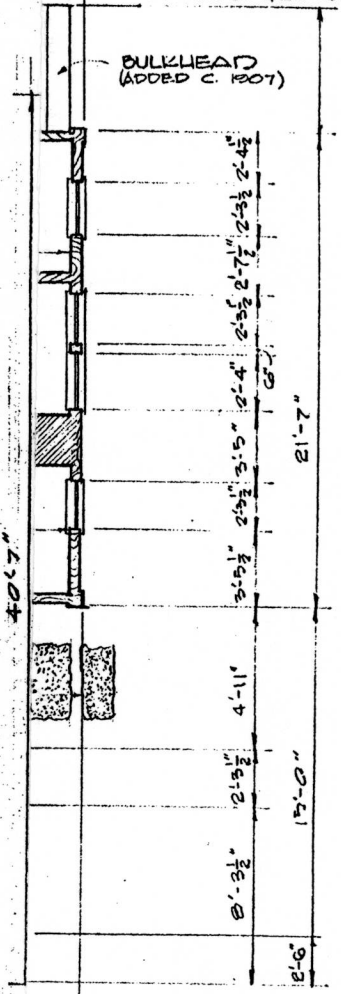
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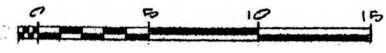
NOTE: THE HOUSE WAS BADLY BURNED ON APRIL 19, 1937, DESTROYING THE KITCHEN APPENDAGE, PORCH, AND ROOF OF ENTIRE STRUCTURE.

- FIREPLACES REOPENED IN 1922.
- CUPBOARD IN RM 2 ADDED IN 1937
- OBLITERATED INSCRIPTION ON FRONT STOOP ATTRIBUTED TO ISSAC HURD A SUBSEQUENT OWNER OF THE HOUSE.



- PORCH BUILT 1937 REPLACING ELL SHAPED "PIAZZA". NO PORCH SHOWN ON 1883 PAINTING WHICH INDICATES SIMPLE ENTRANCE TO SUMMER KITCHEN.
- TYPICAL 17TH, 18TH, & 19TH CENTURY HOUSES IN THIS LOCALE WERE GENERALLY BUILT IN VARIOUS STAGES: ORIGINALLY ONE ROOM DEEP OR "FOUR SQUARE" BUILDINGS WITH SUBSEQUENT ADDITIONS OF SHEDS OR APPENDAGES. THERE IS NO EVIDENCE REMAINING TO INDICATE THE EVOLUTION OF THIS HOUSE.





3/16" = 1'-0"

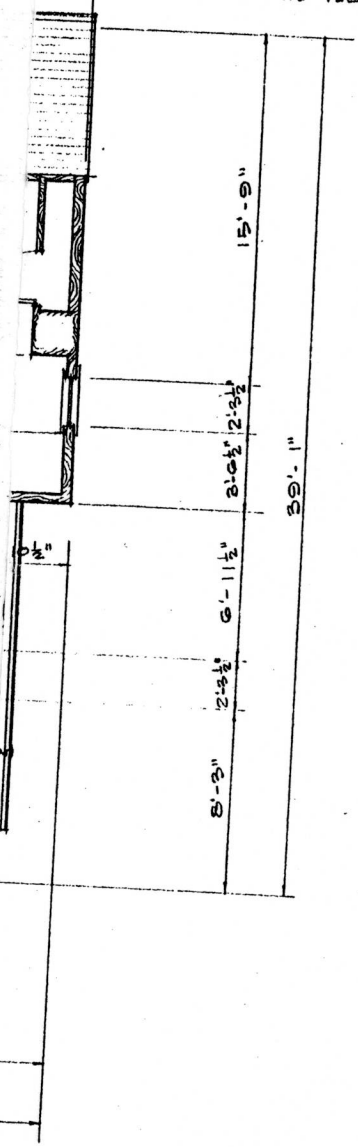
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NOTE:

- ROOMS (12) (14) (E) BUILT 1937, FORMERLY COMPOSED A SLEEPING CHAMBER, REMODELED 1937
- A 1937 FIRE DESTROYED SUMMER KITCHEN & ROOM (12), REBUILT TO RESEMBLE AN 1883 DRAWING.
- STAIR IN ROOM (13) BUILT IN 1937.
- ROOMS 16 17 FORMERLY ONE ROOM
- ATTIC STAIR REBUILT 1937.





SCALE: 3/16" = 1'-0"

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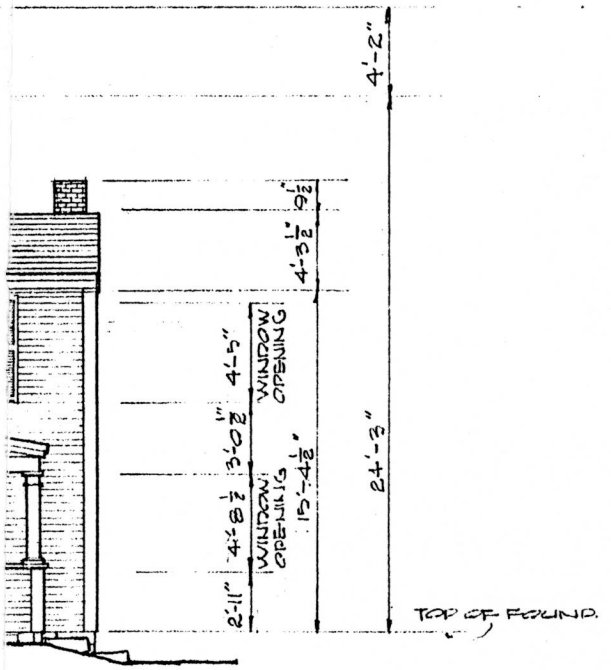
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VNEY ABOVE RIDGE REBUILT 1937
T 1937 REPLACING ELL SHAPED "PIAZZA".
SHOWN ON 1883 PAINTING INDICATES
NTRANCE TO SUMMER KITCHEN
R CENTRAL STRUCTURE AND THE
APPENDAGES DESTROYED IN 1937

NITE STEPS AT FRONT ENTRANCE.
ITERATED INSCRIPTION ATTRIBUTED
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ABLE QUANTITY OF ORIGINAL CLAP-
G REMAINING (±4'-0" LONG WITH
XPOSURE), END JOINTS BEVELED
DED



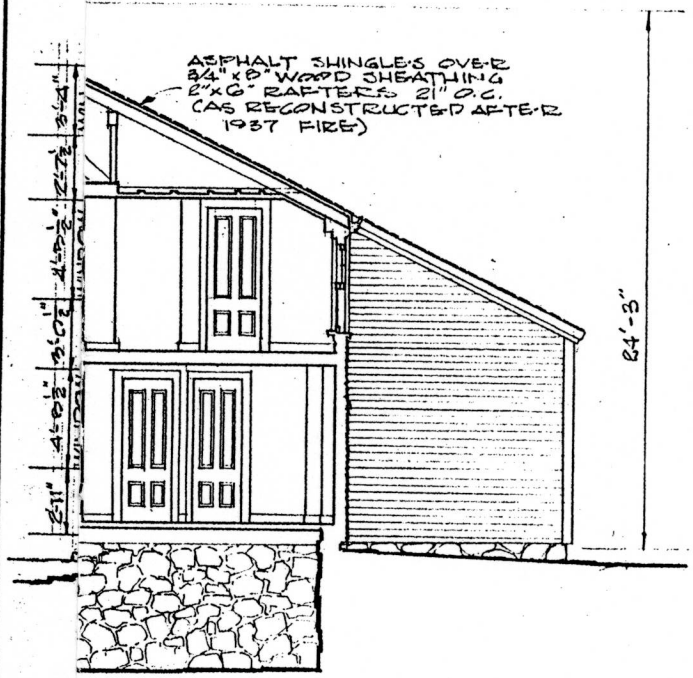
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M CHORD.

BUILT 1937 REPLACING ELL SHAPED "PIAZZA".
CH SHOWN ON 1803 PAINTING, INDICATING
ENTRANCE TO SUMMER KITCHEN.

CHIMNEY
PARATE FLUES

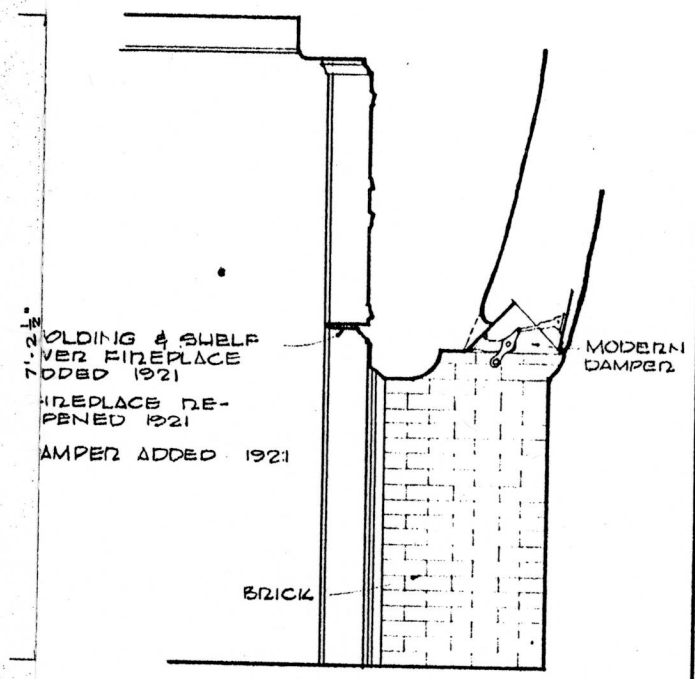


FOUNDATION WALL
TRUCTION OF
NT QUALITY

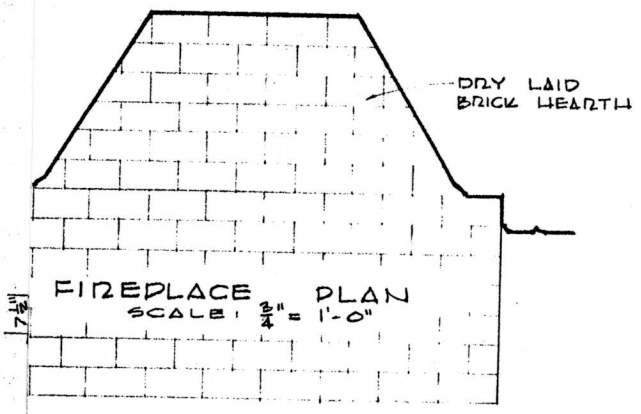
SECTION
3/16" = 1'-0"

DELETION SCALE: 3/16" = 1'-0" 0 5 10 15

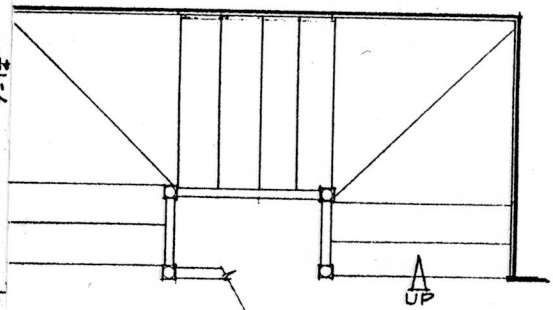
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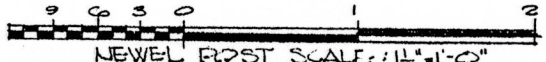
SECTION
SCALE $\frac{3}{4}$"=1'-0"



FIREPLACE PLAN
SCALE: $\frac{3}{4}$" = 1'-0"



PLAN
SCALE: $\frac{1}{2}$" = 1'-0"

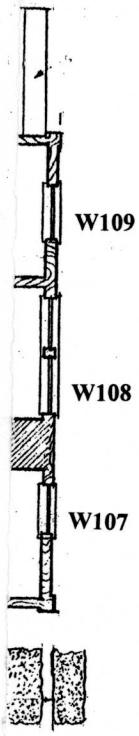


NEWEL POST SCALE: 1½"=1'-0"

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APPENDIX C

ANNOTATED HABS PLANS
SAMUEL BROOKS HOUSE





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SURVEY NO.	HISTORIC AMERICAN BUILDINGS SURVEY	LIBRARY OF CONGRESS INDEX NUMBER
MA-819	SHEET 4 OF 7 SHEETS	

APPENDIX D

PAINT ANALYSIS

METHODOLOGY and ANALYSIS

In April 1997 66 paint samples were removed from the exterior surfaces of the Samuel Brooks House. In October 2000 an additional 114 paint samples were removed from the interior surfaces of the building. Samples were removed using an X-acto knife and each sample was numbered and placed in an individually labeled coin envelope. The samples were logged using a three-part code that identifies the park, the building, and the paint sample number. The exterior samples were numbered beginning with MIMA-29-P001 and the interior samples beginning with MIMA-115-P101.[27] In the latter code, "**MIMA**" is Minute Man National Historical Park, "**115**" is the Samuel Brooks House and "**P001**" is paint sample number 1.

Samples were examined at the microscopy laboratory of the Building Conservation Branch of the National Park Service's Northeast Cultural Resources Center using a stereozoom microscope. Paint layer sequences (chromochronologies) were recorded and spot chemical tests were performed. Chemicals used included sodium sulfide to identify lead paint and to help identify similar layers between samples, denatured alcohol to help determine if a resinous layer was shellac, and hydrochloric acid to help determine if a layer was plaster or calcimine paint.

Paint samples that were removed from the exterior of the house in 1997 were analyzed in connection with the exterior paint analysis report completed for several MIMA NHP structures at that time. Sample numbers and locations from which they were removed are listed in that report.[28] A list of the paint samples removed from the interior of the structure and the location from which each sample was taken is included in this appendix. Findings of the analysis were used to assist in the relative dating of various features of the structure and have been incorporated into the physical evolution section of this report.

[27] Building number 29 was assigned to the Samuel Brooks house in the List of Classified Structures (LCS) available in 1997. The most recent LCS uses the number 115 for the house.

[28] Phillips, "Paint Analysis, etc." (1997).

SAMPLE NUMBERS and LOCATIONS

Interior

Sample #	Elevation/Wall	Location
Room 101 – First-Floor Stair Hall		
P101	-	Flooring
P102	North wall	Staircase - tread
P103	North wall	Staircase - riser
P104	East wall	Wall
P105	North wall	Wall
P106	South wall	Baseboard
P107	East wall	Stairwall - baseboard
P108	Southeast corner	Cased corner post
P109	South wall	Doorway D101 - door
P110	South wall	Doorway D101 - surround
P111	East wall	Doorway D105 - door
P112	East wall	Doorway D105 - surround
P113	West wall	Doorway D106 - door
P114	West wall	Doorway D106 - surround
P115	South wall	Staircase - newel, post
P116	South wall	Staircase - baluster
P117	South wall	Staircase - railing
Room 102 – Parlor		
P118	South wall	Wall
P119	East wall	Wall
P120	West wall	Paneling
P121	West wall	Paneling over fireplace
P122	North wall	Baseboard
P123	Southeast corner	Cased corner post
P124	West wall	Doorway D105 - door
P125	West wall	Doorway D105 - panel to south (left)
P126	North wall, west end	Doorway D107 - door
P127	North wall, west end	Doorway D107 - surround
P128	South wall	Window W104 - sash
P129	South wall	Window W104 - surround
P130	Ceiling	Cased summer beam
P131	West wall	Mantel
P132	North wall	Cabinet
Room 103 – Library		
P133	North wall	Baseboard
P134	South wall	Wainscot
P135	West wall	Wainscot
P136	South wall	Chair rail

P137	West wall	Chair rail
P138	North wall	Chair rail
P139	Northwest corner	Cased corner post
P140	Southwest corner	Cased corner post
P141	Ceiling	Cased summer beam
P142	East wall	Cased wall plate
P143	East wall, south end	Doorway D106 - door
P144	East wall, south end	Doorway D106 - surround
P145	East wall	Doorway D103A - surround
P146	North wall, east end	Doorway D108 - door
P147	North wall, east end	Doorway D108 - surround
P148	South wall	Window W102 - sash
P149	South wall	Window W102 - surround
P150	West wall	Window W117 - sash
P151	East wall	Mantel

Room 104 – First-Floor Bedroom

P152	South wall	Baseboard
P153	East wall	Doorway D109 – door
P154	East wall	Doorway D109 – surround
P155	West wall	Window W116 – sash
P156	West wall	Window W116 – surround
P157	West wall	Window W116 – stool

Room 105 – Family Room (Old Kitchen)

P158	North wall	Baseboard
P159	North wall	Cased post with paneling
P160	North wall	East cased post
P161	West wall	Doorway D109 – door
P162	West wall	Doorway D109 – surround
P163	East wall	Doorway D110 – door
P164	North wall	Window W112 – sash
P165	North wall	Window W112 – surround
P166	South wall	Mantel
P167	South wall	Mantelpiece – fascia
P168	South wall	Bake oven door

Room 201 – Second-Floor Stair Hall

P169	-	Flooring
P170	-	Flooring – trim piece, edge of staircase along balusters
P171	-	Flooring – patches (where old posts?)
P172	East wall	Baseboard (short section)
P173	East wall	Doorway D201 – door
P174	East wall	Doorway D201 – surround
P175	West wall	Doorway D202 – door
P176	West wall	Doorway d202 – surround
P177	South wall	Window W203 – surround
P178	North wall	Banister – newel post

P179	North wall	Banister – railing
P180	North wall	Banister – baluster

Room 202 – Southeast Bedroom

P181	-	Flooring
P182	West wall	Baseboard
P183	North wall	Baseboard
P184	West closet wall	Baseboard
P185	West wall	Paneling
P186	West wall	Doorway D201 – door
P187	West wall	Doorway D201 – surround
P188	North wall	Doorway D203 – door
P189	North wall	Doorway D203 – surround
P190	North wall, east end	Doorway D202A – door
P191	North wall, east end	Doorway D202A - surround
P192	South wall	Window W204 – surround
P193	West wall	Mantel
P194	West wall	Chimney cupboard door

Room 203 – Southwest Bedroom

P195	-	Flooring (in closet)
P196	North wall	Baseboard
P197	Southeast corner	Cased corner post
P198	Southwest corner	Cased corner post
P199	East wall	Doorway D202 – door
P200	East wall	Doorway D202 – surround
P201	East wall	Doorway D203A – door
P202	North wall, east end	Doorway D204 – door
P203	North wall, east end	Doorway D204 – surround
P204	South wall	Window W201 - surround
P205	East wall	Mantelpiece base in closet

Room 204 – West/Center Bedroom

P206	-	Flooring
P207	North wall	Baseboard
P208	South wall	Baseboard
P209	Northwest corner	Cased corner post
P210	South wall	Doorway D204 – door
P211	East wall, north end	Doorway D204A – door
P211A	East wall, north end	Doorway D204A – surround
P212	North wall, east end	Doorway D205 – door
P213	North wall, east end	Doorway D205 – surround
P214	East wall	Mantel

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