D-23

WESLEYAN CHAPEL

Women's Rights National Historical Park

REPORT

OF THE

WOMAN'S RIGHTS

CONVENTION,

Held at SENECA FALLS, N. Y., July 19th and 20th, 1848.

ROCHESTER:
PRINTED BY JOHN DICK,
AT THE NORTH STAR OFFICE.

ON MICROFILM

Historic Structure Report

11/4/2002

PLEASE RETURN TO:
TECHNICAL INFORMATION CENTER
DENVER SERVICE CENTER
NATIONAL PARK SERVICE

WESLEYAN CHAPEL

HISTORIC STRUCTURE REPORT

Women's Rights National Historical Park
Seneca Falls, New York

By

Barbara A. Yocum
Building Conservation Branch, Cultural Resources Center
North Atlantic Region, Boston

and

Terry L. Wong
Denver Service Center

NATIONAL PARK SERVICE
U.S. DEPARTMENT OF THE INTERIOR

Written 1988
Published 1992

TABLE OF CONTENTS

LIST OF ILLUSTRATIONS AND CREDITS xi
PREFACE xviii
ACKNOWLEDGEMENTS xix
INTRODUCTION xx

I. ADMINISTRATIVE DATA 1

II. ARCHITECTURAL HISTORY 5

1843–1872: FIRST WESLEYAN METHODIST CHURCH 7

Original Construction 7

The Name "Wesleyan Chapel" 8

Exterior Elements 9
- Dimensions 9
- Foundations 11
- Walls 11
- Name and Date Stone 12
- Doorways 14
- Windows 15
- Cornice 17
- Roof 17
- Chimneys 18
- Grounds 19

Interior Elements 24
- General Room Arrangement 24
- Floors 27
- Stairways 29
- Walls 29
- Ceilings 31
- Doorways 32
- Windows 33
- Pulpit 34

Altar 35
Seats 36
Musical Instrument 37
Heating System 38
Lighting System 40
Building Operations 41
Cleaning 42

Repairs and Maintenance 42

Sale 44

Illustrations 46

1872–1890: JOHNSON'S HALL AND STORES 61

Remodeling 61

Exterior Elements 62
Dimensions 62
Foundations 63
Walls 64
Signs 66
Doorways 66
Windows 66
Roof 68
Chimneys 69
Grounds 69

Interior Elements 70
Room Arrangement and Use 70
Floors 72
Stairways 72
Walls 72
Ceilings 73
Doorways 74
Windows 74
Stage 75
Finishes 75
Heating System 77
Lighting System 77

Illustrations 78

1890–1917: JOHNSON OPERA HOUSE AND STORES 85

Remodeling 85

Exterior Elements 86
Dimensions 86
Foundation 86
Walls 86
Commemorative Tablet 87
Signs 87
Doorways 88
Windows 88
Finishes 89
Roof 89
Chimneys 90
Grounds 90

Interior Elements 91
Room Arrangement and Use 91
Floors 92
Stairways 93
Walls 93
Ceilings 94
Doorways 94
Windows 94
Stage 94
Finishes 95
Heating System 97
Lighting System 97

Illustrations 98

1917–1919: REGENT THEATRE AND OFFICES 109

Remodeling 109

Exterior Elements 110
Dimensions 110
Foundations 111
Walls 111
Commemorative Tablet 111
Signs 111

Doorways 112
Windows 113
Finishes 114
Roof 115
Chimneys 115
Grounds 115

Interior Elements 116
Room Arrangement and Use 116
Floors 116
Stairways 117
Walls 118
Ceilings 119
Doorways 119
Windows 119
Theater Furnishings and Equipment 120
Finishes 120
Heating System 121
Lighting System 121
Plumbing System 121

Illustrations 122

1919–1961: AUTOMOBILE GARAGE/DEALERSHIP, HALL, OFFICES, ETC. 127

Periods of Remodeling 127

Exterior Elements 129
Dimensions 129
Foundations 130
Walls 130
Commemorative Tablet 131
Signs 131
Doorways 132
Windows 134
Finishes 135
Roof 135
Chimney 136
Grounds 136

Interior Elements 137
Room Arrangement and Use 137
Floors 139

Stairways, Ramp, and Elevator 140
Walls 141
Ceilings 142
Doorways 142
Windows 143
Stage 143
Finishes 143
Heating System 144
Lighting System and Other Electrical Fixtures 144
Plumbing System 145

Illustrations 146

1961–1985: LAUNDROMAT, GARAGE, AND APARTMENTS 160

Remodeling 160

Exterior Elements 160
Dimensions 160
Foundations 161
Walls 161
Commemorative Tablet 161
Doorways 161
Windows 162
Finishes 162
Roof 162
Chimneys 162
Grounds 163

Interior Elements 163
Room Arrangement and Use 163
Floors 165
Stairways, Ramp, and Elevator 165
Walls 166
Ceilings 166
Doorways 166
Windows 167
Finishes 167
Heating System 167
Lighting System and Other Electrical Fixtures 168
Plumbing System 168

Illustrations 169

1985-PRESENT: NATIONAL PARK SERVICE 175

III. EXISTING CONDITIONS 177

EXTERIOR ELEMENTS 180

Description 180

Dimensions 180
Foundations 180
Walls 181
Name and Date Stone: 1843 183
Commemorative Tablet: 1908 183
Signs: 1872–1985 183
Doorways 184
Windows 184
Finishes 186
Roof 186
Chimneys 187
Grounds 187

Illustrations 189

INTERIOR ELEMENTS 197

Description 197
Room Arrangement and Use 197
Floors 197
Stairways, Ramp, and Elevator 199
Walls 200
Ceilings 201
Doorways 201
Windows 202
Pulpit, Altar, Seats, and Musical Instrument 202
Stage 203
Finishes 203
Heating System 204
Lighting System and Other Electrical Fixtures 205
Plumbing System 206

Illustrations 207

STRUCTURAL ELEMENTS 212
By Terry Wong, Denver Service Center, NPS

Description 212
Foundation 213
Brick Walls 213
Roof Framing 214

Illustrations 218

IV. RECOMMENDATIONS 227

INTRODUCTION 229

Illustration 230

ACTIONS TO BE TAKEN 231

Further Record Existing Conditions 231

Preserve Original 1843 Chapel Fabric In Situ 231
Foundations 231
Walls 231
Windows 232
Roof 232
Chimneys 232
Interior Floors 232
Interior Plaster 233
Grounds 233

Remove Some Elements for Inclusion in An Artifact Collection 233
Chapel Artifacts (1843–72) 234
Johnson's Hall Artifacts (1872–90) 234
Johnson Opera House Artifacts (1890–1917) 235
Regent Theatre Artifacts (1917–19) 235
Automobile Dealership/Garage Artifacts (1919–61) 235
Laundromat and Apartments Artifacts (1961–85) 236

Remove and Discard Nonhistoric Fabric 236
Interiors 236
South Addition (1872–1947) 237
South End of Chapel's East Wall (1947) 237
Concrete-Block Stairway Enclosure (ca. 1930) 237
Concrete-Block Elevator Enclosure (1947) 237
Upper 8 Feet of Chapel Walls (1872) 237
Window Infill in Chapel Walls (1872–1971) 238
First North Addition (1872) 238
Wood-Frame Stairway Enclosure (1971) 238
Second North Addition (1890) 238
Grounds 239

Stabilize and Restore Historic Fabric 239
By Terry Wong, Denver Service Center, NPS
Foundation 240
Walls 240
Roof 241

Incorporate New Design Features in an Appropriate Manner 247
By Terry Wong, Denver Service Center, NPS

SUMMARY 249

V. APPENDICES 251

APPENDIX A. Mortar Analysis 253

APPENDIX B. Nail Analysis 267

APPENDIX C. Paint Analysis 273

APPENDIX D. Wallpaper Analysis 285

APPENDIX E. Structural Load-Bearing Analysis 297
By Terry Wong, Denver Service Center, NPS

VI. BIBLIOGRAPHY 309

LIST OF ILLUSTRATIONS AND CREDITS

FIGURE PAGE

1. "Interior of Old Wesleyan Church with Pastor, Superintendent and Teachers of Sabbath School," taken sometime after gas lighting was installed in 1858. Seneca Falls Historical Society photograph #127, courtesy the Seneca Falls Historical Society 46

2. Village Plat of Seneca Falls, 1852. Courtesy the Seneca Falls Historical Society 47

3. Details of Cadastral Wall Map of Seneca Falls, 1856. Courtesy the Seneca Falls Historical Society 48

4. Detail of Map of Seneca Falls, 1871. Courtesy the Seneca Falls Historical Society 49

5. Wesleyan Chapel: Conjectured South Elevation. NPS measured drawing by Barbara A. Yocum, 1988 50

6. Wesleyan Chapel: Conjectured West Elevation. NPS measured drawing by E. Blaine Cliver and Barbara A. Yocum, 1988 51

7. Wesleyan Chapel: Conjectured First-Floor Plan. NPS measured drawing by Barbara A. Yocum, 1988 52

8. Wesleyan Chapel: Conjectured Second-Floor (Gallery) Plan. NPS measured drawing by Barbara A. Yocum, 1988 53

9. Wesleyan Chapel: Plan of Original Roof Framing. NPS schematic drawing by Terry L. Wong and Barbara A. Yocum, 1988 54

10. Wesleyan Chapel: West-Elevation Detail of Original Roof Framing. NPS schematic drawing by Barbara A. Yocum, 1988 55

11. Wesleyan Chapel: Transverse Section Looking South, Showing Conjectured Appearance of Gallery. NPS measured drawing by E. Blaine Cliver, 1987 56

12. Wesleyan Chapel: Detail of Section Through Gallery. NPS measured drawing by E. Blaine Cliver, 1987 57

13. Wesleyan Chapel: Diagram of Construction of 1843 Original Brick Wall. NPS schematic drawing by Barbara A. Yocum, 1988 58

14. Wesleyan Chapel: Original Window Sashes, Conjectured Appearance. NPS schematic drawing by Barbara A. Yocum, 1988 59

15. Wesleyan Chapel: Reflected View of Original North Truss, Showing Evidence of Original North Brick Wall and Chimney. NPS schematic drawing by Barbara A. Yocum, 1988 60

16. Johnson's Hall, As Illustrated in 1873, 1881, 1882, and 1886 Maps of Seneca Falls. Courtesy the Seneca Falls Historical Society 78

17. Fall Street in Seneca Falls after the fire of July 1890. This is the only known photograph of Johnson's Hall. Seneca Falls Historical Society photograph #713, courtesy the Seneca Falls Historical Society 79

18. Johnson's Hall: Detail of West Elevation, 1872. Dashed lines denote configuration of the original Wesleyan Chapel. NPS measured drawing by E. Blaine Cliver, 1987 80

19. Johnson's Hall: Conjectured Front and Rear Elevations, 1872. NPS schematic drawing by Barbara A. Yocum, 1988 81

20. Johnson's Hall: East Elevation, 1872. NPS schematic drawing by Barbara A. Yocum, 1988 82

21. Johnson's Hall: West Elevation, 1872. NPS schematic drawing by Barbara A. Yocum, 1988 83

22. Johnson's Hall: Floor Plans, 1872. NPS schematic drawings by Barbara A. Yocum, 1988 84

23. Johnson Opera House, As Illustrated in 1896, 1897, 1911, and 1916 Maps of Seneca Falls. Courtesy the Seneca Falls Historical Society 98

24. Fall Street and the Johnson Opera House, circa 1905. The "FURNITURE" sign indicates the photograph was taken sometime between 1902 and 1916. Seneca Falls Historical Society photograph #3667, courtesy the Seneca Falls Historical Society 99

25. Placement of Commemorative Tablet on East Exterior Wall of the Johnson Opera House, May 1908. Seneca Falls Historical Society photograph #2896, courtesy the Seneca Falls Historical Society 100

26. Johnson Opera House: Photograph Labeled "Interior of the Johnson Opera House when it was used as a roller skating rink." The historical documentation suggests this was around 1906–1908. From the files of Women's Rights National Historical Park 100

27. Johnson Opera House: Undated Interior Photograph of the Stage. Seneca Falls Historical Society photograph #2759, courtesy the Seneca Falls Historical Society 101

28. Johnson Opera House: Southeast Exterior Corner, Circa 1912. Photograph was taken after the nearby "Century Block" was built sometime after 1896 and before 1911, according to the Seneca Falls maps. Courtesy the *Seneca Falls Reveille* 102

29. Watercolor Rendering of the "Fisher Opera House," Also Showing the Johnson Opera House, Circa 1914–1915. From a private collection 103

30. Johnson Opera House, After 1915. This date is based on the fact that the photograph shows the 1915 Fisher Theatre in the background. Seneca Falls Historical Society photograph #2379, courtesy the Seneca Falls Historical Society 104

31. Johnson Opera House: Conjectured Front and Rear Elevations, 1890. NPS schematic drawings by Barbara A. Yocum, 1988 105

32. Johnson Opera House: East Elevation, 1890. NPS schematic drawing by Barbara A. Yocum, 1988 106

33. Johnson Opera House: West Elevation, 1890. NPS schematic drawing by Barbara A. Yocum, 1988 107

34. Johnson Opera House: Floor Plans, 1890. NPS schematic drawing by Barbara A. Yocum, 1988 108

35. Regent Theatre, Sometime Between 1917 and 1919. From the files of Women's Rights National Historical Park 122

36. Regent Theatre, Sometime Between 1917 and 1919. Seneca Falls Historical Society photograph #3585, courtesy the Seneca Falls Historical Society 122

37. Regent Theatre: Front and Rear Elevations, 1917. NPS schematic drawings by Barbara A. Yocum, 1988 123

38. Regent Theatre: East Elevation, 1917. NPS schematic drawing by Barbara A. Yocum, 1988 124

39. Regent Theatre: West Elevation, 1917. NPS schematic drawing by Barbara A. Yocum, 1988 125

40. Regent Theatre: Conjectured Floor Plans, 1917. NPS schematic drawing by Barbara A. Yocum, 1988 126

41. The Wesleyan Chapel Block, As Illustrated in the 1925/1955 Sanborn Map of Seneca Falls. Courtesy the Seneca Falls Historical Society 146

42. Seneca Falls Garage, Early 1920's. This photograph was taken sometime before the mezzanine was removed in 1922. Seneca Falls Historical Society photograph #3332, courtesy the Seneca Falls Historical Society 147

43. Reinstallation of the Commemorative Tablet, October 25, 1928. Seneca Falls Historical Society photograph #2841, courtesy the Seneca Falls Historical Society 148

44. Automobile Showroom/Garage: Front and Rear Elevations, 1925. NPS schematic drawing by Barbara A. Yocum, 1988 149

45. Automobile Showroom/Garage: East Elevation, 1925. NPS schematic drawing by Barbara A. Yocum, 1988 150

46. Automobile Showroom/Garage: West Elevation, 1925. NPS schematic drawing by Barbara A. Yocum, 1988 151

47. Automobile Showroom/Garage: Floor Plans, 1925. NPS schematic drawing by Barbara A. Yocum, 1988 152

48. Automobile Showroom/Garage, Sometime Between 1922 and 1948 (Circa 1930). Date is based on the appearance of the south wall. From the files of Women's Rights National Historical Park 153

49. Automobile Showroom/Garage, As Shown on Lynch Plat Map, 1944. Map Book 12, p. 15, Seneca County Courthouse, Waterloo, NY 154

50. Automobile Showroom/Garage, 1948. *Finger Lakes Topics* magazine, July 19–20, Vol. 25, No. 2 155

51. Ford Dealership: Front and Rear Elevations, 1948. NPS schematic drawings by Barbara A. Yocum, 1988 156

52. Ford Dealership: East Elevation, 1948. NPS schematic drawing by Barbara A. Yocum, 1988 157

53. Ford Dealership: West Elevation, 1948. NPS schematic drawing by Barbara A. Yocum, 1988 158

54. Ford Dealership: Floor Plans, 1948. NPS schematic drawings by Elayne Anderson and Barbara A. Yocum, 1988 159

55. Seneca Falls Laundromat: Front and Rear Elevations, 1971. NPS schematic drawings by Barbara A. Yocum, 1988 169

56. Seneca Falls Laundromat: East Elevation, 1971. NPS schematic drawing by Barbara A. Yocum, 1988 170

57. Seneca Falls Laundromat: West Elevation, 1971. NPS schematic drawing by Barbara A. Yocum, 1988 171

58. Seneca Falls Laundromat: Floor Plans, 1971. NPS schematic drawings by Barbara A. Yocum, 1988 172

59. Seneca Falls Laundromat, 1979. From the files of Women's Rights National Historical Park 173

60. Seneca Falls Laundromat: East Wall, 1979. From the files of Women's Rights National Historical Park 174

61. Wesleyan Chapel Site Plan. NPS measured drawing by Deborah M. Rehn for the Historic American Buildings Survey, 1988 189

62. Wesleyan Chapel: South Elevation. NPS measured drawing by Guillaume Amand and Jana L. Gross for the Historic American Buildings Survey, 1988 190

63. Wesleyan Chapel: North Elevation. NPS measured drawing by Betsey A. Verd for the Historic American Buildings Survey, 1988 191

64. Wesleyan Chapel: East Elevation. NPS measured drawing by David L. Wallace and Deborah M. Rehn for the Historic American Buildings Survey, 1988 192

65. Wesleyan Chapel: West Elevation. NPS measured drawing by Jana L. Gross for HABS, 1988 193

66. Wesleyan Chapel: Existing Conditions, Front and Rear Elevations. NPS drawings by Elayne Anderson, 1987; color key by Barbara A. Yocum, 1988 194

67. Wesleyan Chapel: Existing Conditions, East Elevation. NPS drawing by Elayne Anderson, 1987; color key by Barbara A. Yocum, 1988 195

68. Wesleyan Chapel: Existing Conditions, West Elevation. NPS drawing by Elayne Anderson, 1987; color key by Barbara A. Yocum, 1988 196

69. Wesleyan Chapel: Existing Conditions, Plan. NPS schematic drawing by Barbara A. Yocum, 1988 207

70. Wesleyan Chapel: Transverse Section. NPS measured drawing by Jana L. Gross for the Historic American Buildings Survey, 1988 208

71. Wesleyan Chapel: Basement Plan. NPS measured drawing by Betsey A. Verd for the Historic American Buildings Survey, 1988 209

72. Wesleyan Chapel: First-Floor Plan. NPS measured drawing by David L. Wallace for the Historic American Buildings Survey, 1988 210

73. Wesleyan Chapel: Second-Floor Plan. NPS measured drawing by Guillaume Amand for the Historic American Buildings Survey, 1988 211

74. Wesleyan Chapel: Existing Condition, Roof Framing Plan. NPS measured drawing by Terry L. Wong, 1988 218

75. Wesleyan Chapel: Existing Condition, Roof Framing Connections. NPS measured drawing by Terry L. Wong, 1988 219

76. Wesleyan Chapel: Existing Condition, Roof Truss Member Sizes. NPS measured drawing by Terry L. Wong, 1988 220

77. Wesleyan Chapel: Existing Condition, Truss 1, North Elevation. NPS measured drawing by Terry L. Wong, 1988 221

78. Wesleyan Chapel: Existing Condition, Truss 2, North Elevation. NPS measured drawing by Terry L. Wong, 1988 222

79. Wesleyan Chapel: Existing Condition, Truss 3, North Elevation. NPS measured drawing by Terry L. Wong, 1988 223

80. Wesleyan Chapel: Existing Condition, Truss 4, North Elevation. NPS measured drawing by Terry L. Wong, 1988 224

81. Wesleyan Chapel: Truss Details. NPS measured drawing by Betsey A. Verd for the Historic American Buildings Survey, 1988 225

82. Wesleyan Chapel Competition Winning Design, October 1987. Design by Ray Kinoshita and Ann Wills Marshall 230

83. Wesleyan Chapel: Roof Truss Analysis, Node and Member Numbers. NPS measured drawing by Terry L. Wong, 1988 306

84. Table 1. Women's Rights NHP—Wesleyan Chapel Roof Truss Analysis. NPS chart by Terry Wong, 1988 307

PREFACE

Four years after writing the preliminary "Architectural Survey" for Women's Rights National Historical Park in 1984, I again found myself peering into the nooks and crannies of the Wesleyan Chapel in preparation for this report. As during that early visit, it was the dead of winter and bitterly cold. I was warmed by the thought, however, that much more research had been carried out since our earliest investigations into the architectural fabric of the chapel.

In 1985, the chapel was included as part of a special history study for the park by Sandra S. Weber. An archeological investigation of the chapel's foundations was carried out in the fall of 1985 by Dana Linck of the National Park Service (NPS) and Paula A. Zitzler of The American University. Their draft report is entitled, "Historic Structure Report: Archeological Data Section, Wesleyan Chapel." This was followed by a *Historic Structure Report: Historical Data Section, Wesleyan Chapel* by Sharon A. Brown, released in April 1987. Also undertaken about this time was an in-depth look at the building itself. This work was performed by NPS professionals including architect Elayne Anderson and structural engineer Terry L. Wong of the Denver Service Center, and the staff of the Williamsport Preservation Training Center. Their results, written in a "Preliminary Draft Historic Structure Report: Architectural Data Section, Wesleyan Chapel," focused on the existing condition of the building.

Several important questions remained unanswered, however. What was the original configuration of the chapel's second-story windows? How high was the chapel's roof? When was the first north addition built? These questions were answered in the summer of 1987 by E. Blaine Cliver, then Chief of the North Atlantic Historic Preservation Center. [Note: in 1990, the North Atlantic Historic Preservation Center became the Building Conservation Branch of the newly created Cultural Resources Center, North Atlantic Region.]

All of the accumulated knowledge about the architectural history of the chapel was most recently published in the July 1987 *Program* for the Wesleyan Chapel Block National Design Competition. The chapter entitled "Summary of Architectural Data: The Wesleyan Chapel" was compiled by E. Blaine Cliver, myself, and Sharon K. Ofenstein, NPS Technical Editor.

This report is the unabridged version of the architectural data for the Wesleyan Chapel. It brings together in one document the research of many persons to describe the appearance and evolution of this important building.

ACKNOWLEDGEMENTS

The information in this report represents the cumulative research efforts of many National Park Service professionals. Two talented historians, Sandra S. Weber and Sharon A. Brown, compiled the documented history of the Wesleyan Chapel. Archeologists Dana Linck (NPS) and Paula A. Zitzler (The American University) have investigated the below-grade foundations of the building. NAR Regional Archeologist Dick Ping Hsu conducted preliminary excavations on the north side of the original chapel lot. Architect Elayne Anderson began the recording of existing conditions and prepared preliminary measured architectural drawings. Assisting her were structural engineer Terry L. Wong and the staff of the Williamsport Preservation Training Center. E. Blaine Cliver, former Chief of the North Atlantic Historic Preservation Center, contributed his architectural expertise in identifying the chapel's historic fabric.

Special thanks are extended to the staff of Women's Rights National Historical Park: to former Superintendent Judy Hart, whose interest, enthusiasm, and good humor always makes it a pleasure to work in Seneca Falls; to Margaret McFadden, who provided me with a desk at which to work, and who helped track down research materials; to Leroy Renninger, Chief of Maintenance, who provided his cheerful assistance along with keys, tools, and advice; and to Mary Kay Black and Marsha Lurkins, who fielded my numerous telephone calls and questions.

I am also grateful to Deborah Chapman, the NPS secretary who translated my handwritten words into legible typed pages. Finally, I would like to recognize Patrick Shea of the Denver Service Center, who coordinated this project and did his best to "keep the momentum."

INTRODUCTION

The Wesleyan Chapel has a complicated architectural history that is most likely attributable to its location in downtown Seneca Falls. From its original construction in 1843 through the early months of 1872 it was used as a church by the First Wesleyan Methodist Society. It was here in July 1848 that the first Women's Rights Convention was held.

In 1872, considerable changes were made to the simple chapel to convert it into the Johnson's Hall building. These included building additions onto the front and back sides and raising the roof. Another addition was made to the back side in 1890 to accommodate a new improved stage and dressing rooms for the newly renamed Johnson Opera House.

The popularity of movies in the early 20th century prompted the remodeling of the building into the Regent Theatre in 1917. Only two years later, in 1919, the theater was converted for use as an automobile garage and later a dealership. By 1925, even the second story was used for automobile storage. In 1961, a self-service laundromat was installed on the first story. Ten years later, 10 apartments were constructed on the second story. The building was purchased by the National Park Service in 1985. Today it sits vacant, awaiting its restoration as a shrine to women's rights.

The report that follows is divided into four sections. Part I, "Administrative Data," summarizes the significance of the structure, the legislation that conveyed it to the National Park Service, and the national design competition held to devise a design for its development.

Part II, "Architectural History," describes the physical appearance of the building during each of its major evolutionary phases. This section integrates the historical documentation, archeological data, and information about the extant building fabric. Samples of this fabric are identified by numbers according to the Integrated Research Organizational System (IROS) used by the Cultural Resources Center. Briefly, the numbers indicate the park and structure from which a sample was taken, and include a letter denoting the type of sample ("M" for mortar or plaster, "P" for paint, "N" for nail, "W" for wallpaper). The IROS system and the samples themselves are described in greater detail in the appendices.

Part III, "Existing Conditions," describes the appearance of the building as it exists today. Every effort has been made to date the extant building materials, to determine how much of the original chapel remains, and to assess the condition (or state of repair) of the chapel's elements. This section includes a structural load-bearing analysis, which is an evaluation of the weight-bearing capabilities and structural soundness of the remaining chapel features.

Part IV, "Recommendations," discusses the preferred treatment of the building and grounds. The focus of these recommendations was provided by the winning design scheme generated by the 1987 Wesleyan Chapel Block National Design Competition.

I. ADMINISTRATIVE DATA

The Wesleyan Chapel is located at 126 Fall Street in Seneca Falls, New York. It is significant for being the site of the first Women's Rights Convention, which was held in July 1848. Although this event and the building in which it was held seem to have been largely forgotten in the latter half of the 19th century, interest revived in the 20th century. In 1908, on the 60th anniversary of the convention, a bronze commemorative tablet was affixed to the former chapel's east exterior wall. The 75th anniversary was celebrated here in 1923, as was the centennial observance of 1948. The New York State Department of Education placed a historical marker in front of the building in 1932. National recognition was bestowed in February 1980 when the chapel, along with several other buildings, was accepted as a thematic nomination to the Secretary of the Interior's National Register of Historic Places.

The establishment of Women's Rights National Historical Park was authorized by Public Law 96-607, Title XVI, signed December 28, 1980. Section 1601 part (a) (1) of that law states:

> The Congress finds that—The Women's Rights Convention held at the Wesleyan Methodist Chapel in Seneca Falls, New York, in 1848 was an event of major importance in the history of the United States because it marked the formal beginning of the struggle of women for their equal rights.

The legislation authorized the fee-simple acquisition of the chapel for inclusion in the new national park. This was finally accomplished in April 1985 when the building was purchased from then-owner Frank J. Ludovico.

A preliminary architectural investigation of the building had been conducted by the National Park Service in 1984 prior to acquisition of the building.[1] The purpose of this study was to determine how much, if any, of the original chapel survived. It was determined that very little original material was left. This material comprised part of the foundations, portions of the east and west side walls, and a portion of the roof. This information was used in the preparation of the General Management Plan for the park dated March 1986. That plan states on page 10:

> The chapel will symbolize the ideal of women's rights. An architectural competition will be held to preserve the chapel and design its setting; the remaining historic fabric (portions of two walls and several roof trusses) will be incorporated into the chapel design, and the appropriate historical setting will be maintained. The somewhat limited original fabric will be used along with nonhistoric fabric for the building's completion. Functional interior spaces will be provided. Reconstruction will not be undertaken because insufficient data exists about the chapel's historic appearance, and no effort will be made to replicate or duplicate missing fabric or building features (i.e., roof, front and back walls, and interior). Design criteria will be compatible with NPS policies regarding cultural resources.

[1] Barbara E. Pearson, "Architectural Survey: Women's Rights National Historical Park."

A national design competition for the Wesleyan Chapel block was carried out in 1987. This competition, sponsored by the National Park Service and the National Endowment for the Arts, was the first public federal design competition held since the 1920's. The purpose was to solicit a design for the development of the site that would inspire present and future generations. A total of 212 design submissions was received and reviewed by a jury. The winning design was announced in October. It was the creation of two women architects from Cambridge, Massachusetts—Ann Wills Marshall and Ray Kinoshita. The specifics of the design, and the work needed to implement it, are described in the "Recommendations" section (Part IV) of this report.

II. ARCHITECTURAL HISTORY

1843–1872
FIRST WESLEYAN METHODIST CHURCH

Original Construction

The brick building known today as the Wesleyan Chapel was originally built in 1843 by the First Wesleyan Methodist Society of Seneca Falls. The earliest recorded reference to the building was at the founding meeting of the society on the evening of March 27, 1843. At that gathering, six trustees were elected and "empowered to negotiate for and purchase a Lot for the erection of a house of Public Worship and also to circulate a Subscription to raise money to buy a Lot and [for] the Erection of said house of Worship."[1]

Just one month after receiving their mandate, the trustees began fund-raising efforts. A subscription dated April 20, 1843, raised a total of $1,227.50. Twenty-four men, including four of the six trustees, pledged either cash or "some thing[s] besides money" towards the land and building. The cash donations amounted to $1,070.00, "to be paid one half when said house is enclosed and the other half when it shall be completed." The other donations, valued at $157.50, were "to be paid on demand." These included products, services and materials such as produce, tailoring, blacksmithing, work, team work, trimming the pulpit, and brick.[2]

The land for the new building was obtained May 31, 1843. On that day, the trustees met in the office of lawyer William A. Sackett in Seneca Falls to transact the sale. The land, described as "Lot No. 100 in the Village of Seneca Falls," was conveyed by deed by Harmon Dumond and his wife to the trustees of the society. The purchase price was $600, agreed to be paid in 8 years with annual interest. This was secured by a bond and mortgage.[3] Lot No. 100 was described in the deed as being at the corner of Fall and Mynderse Streets. It measured 54 feet wide along Fall Street and 163 feet deep along Mynderse Street and comprised about one-fifth of an acre.[4]

Construction of the church building was well underway by the summer of 1843. On July 22, 1843, the *True Wesleyan* reported, "Our new church is of brick, 43 by 64, is on a good

---

[1] First Wesleyan Methodist Church Records, "Book No. 1 The Property of the First Wesleyan M. Church Seneca Falls NY," entry dated March 27, 1843. Seneca Falls Historical Society (SFHS) Church Collection, Archives Collection 22, Box 1, Book 1, 1843-1871.

[2] Church Records, "Book No. 1," entry dated April 20, 1843.

[3] Church Records, "Book No. 1," entry dated May 31, 1843.

[4] Deed Book 02, p. 238, Seneca County Registry of Deeds.

site, and will have galleries on three sides. . . ."[5] The new pastor recalled in his autobiography that by September, "the pulpit slips and altar alone were unfinished, and the contractor was pushing the work as fast as possible."[6] No doubt the contractor was rushing to finish in time for the dedication ceremonies that took place on October 14, 1843. The Reverend Lee, who presided over the dedication, described the new building as "well finished, though, as it should be, it is plain."[7] A person who attended the dedication similarly found the chapel built "in a neat and plain manner."[8]

The total cost of constructing the chapel—excluding the cost of the land—was tallied 3 months after the dedication ceremonies. In a meeting of the society on January 14, 1844, trustee Joseph Metcalf "presented his account against the Society for cash advanced in building their house of Worship materials furnished and Labor performed about the same, amounting to $1,770.10. . . ."[9] While some other researchers have concluded from this passage that Metcalf personally loaned money to the society, it is more likely that his position as trustee involved keeping track of the building expenditures. He was also, however, a major contributor to the building fund. His name headed the subscription list with a donation of $500 cash, and he may also have furnished the bricks for the walls. Metcalf's involvement in the undertaking is further documented by his obituary that stated, "The first Wesleyan church edifice was built mostly through his efforts and by his meana [sic: means]."[10]

The Name "Wesleyan Chapel"

The church building of the First Wesleyan Methodist Society of Seneca Falls was called by several names over the years. One of these was "the Wesleyan Chapel"—the name by which it is known today. The earliest reference to the "chapel" was published in the *True Wesleyan* on November 4, 1843. This was a first-hand account of someone who attended the dedication of the building in October and described going "up to the chapel. . . ."[11] The written accounts of

---

[5] Sharon A. Brown, *Historic Structure Report: Historical Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York*, p. 4.

[6] Brown, p. 5; original quote is from the autobiography by George Pegler dated 1879.

[7] Brown, p. 5; original quote is from the newspaper the *True Wesleyan*, October 28, 1843.

[8] Brown, p. 5; original quote is from the *True Wesleyan*, November 4, 1843.

[9] Church Records, "Book No. 1," entry dated January 14, 1844.

[10] Brown, p. 4 (note 7); original quote is from Metcalf's obituary, Seneca Falls Historical Society.

[11] Brown, p. 5; original quote is from the *True Wesleyan*, November 4, 1843.

trustees' meetings similarly described assembling in their "Chapel" on February 3, 1844, and in "the Wesleyan Chapel" on April 3, 1848, and October 7, 1850.[12] The published notice for the Women's Rights Convention in July 1848 announced that it would be held "in the Wesleyan Chapel at Seneca Falls, New York."[13] Mary Sherwood Bull, who attended the convention as a teenager, recalled the great event many years later that took place in "the old chapel."[14] Elizabeth Cady Stanton, however, referred to the building in her remembrances as "the Wesleyan church."[15]

Other more general names used by the Wesleyan Methodist Society are found in the church record books. These included their "house of Public Worship," "House of Worship," and "Church."[16]

Exterior Elements

Dimensions

While under construction in 1843, the chapel was described by the society's first pastor as being "of larger dimensions than any other church in the village."[17] More specific, although conflicting, measurements were published in the newspaper, the *True Wesleyan*. The congregation reported in July 1843 that the dimensions of their new building were "43 [feet wide] by 64 [feet long]."[18] Reverend Lee, who officiated at the dedication in October, wrote that the size was "44 × 64."[19] Less certain was a person who attended the dedication, who described "a

[12] Church Records, "Book No. 1," entries dated February 3, 1844; April 3, 1848; and October 7, 1850.

[13] Brown, p. 60; original quote is from notices published in the newspapers the *Seneca County Courier* and the *North Star*.

[14] Mary Sherwood Bull, ed. by Robert E. Riegal, "Woman's Rights and Other 'Reforms' In Seneca Falls." 1880 article reprinted in *New York History*, Vol. XLVI No. 1.

[15] Elizabeth Cady Stanton et. al. (ed), *History of Woman Suffrage*, Vol. I., p. 69.

[16] Church Records, "Book No. 1," "Book No. 2," and "Book No. 3."

[17] Brown, p. 5; original quote is from George Pegler's autobiography published in 1879.

[18] Brown, p. 4; original quote is from the *True Wesleyan*, July 22, 1843.

[19] Brown, p. 5; original quote is from the *True Wesleyan*, October 28, 1843.

large building, I think 60 by 40 feet."[20] The exterior dimensions in fact appear to have been 64 feet long by 43 feet 4 inches wide. This length was verified by archeologists in 1986 who measured the building along its original east wall. This measurement was taken from the existing northeast corner of the original building to the below-grade southeast corner uncovered during the archeological investigation. The width was obtained in 1987 by architect Elayne Anderson, who measured the distance between the extant original east and west walls.[21]

No historical information is available on the original height of the chapel. The only clues are references to a "gallery" that would require the building to be two or more stories tall. Examination of the remaining original east and west walls confirms that the chapel was in fact two stories tall, although the roof was lower than it is today. The roof appears to have been raised in 1872, based on a newspaper account of that date that reported the roof was to be "raised some seven or eight feet."[22] Analysis of the brick mortar in the upper walls substantiates that it was in fact raised about 8 feet. Also, architectural evidence indicates the original roof was raised in one piece. Therefore, the present height measurement of 11 feet 3 inches from the peak of the roof to the bottom edge of the roof should be the same as the historic 1843 height.

Yet another consideration in the original height of the building is the historic grade, or level of the ground. Archeologists determined in 1986 that the historic grade on the east side of the building at the north end was approximately 1 foot 11 inches below the present grade.[23] This was based on the presence of a cut-stone foundation on this side that is now covered over but was originally exposed to view. The height of this cut-stone foundation is 2 feet 2 3/8 inches, 1 1/2 feet of which is conjectured to have been exposed above grade. Therefore, taking into account that both the roof and the historic grade were lower, the approximate height of the chapel in 1843 from the peak of the roof to grade was 34 feet.

---

[20] Brown, p. 5; original quote is from the *True Wesleyan*, November 4, 1843.

[21] Elayne Anderson, Terry Wong, and the Williamsport Preservation Training Center (WPTC), "Preliminary Draft Historic Structure Report: Architectural Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York," Conclusions (unpaginated).

[22] *Seneca Falls Reveille*, June 21, 1872.

[23] Paula A. Zitzler, "Draft Historic Structure Report: Archeological Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York," p. 24.

Foundations

A stone foundation was laid in 1843 to support the brick walls of the Wesleyan Chapel. Small sections of this foundation were exposed by archeologists in 1986 on all four sides of the building. They found that the condition of the foundation walls varies from largely intact to very disturbed. In the best condition are the foundations beneath the extant original east and west brick walls. Surviving relatively intact is the lower portion of the north foundation wall, found buried under the present concrete floor of the garage. Most disrupted is the south foundation wall, destroyed in 1917 when the south basement was dug.

Generally speaking, the foundation walls were observed to consist of a stone rubble base topped by cut stones. The quality of the cut stones varies depending on the wall. The east-wall foundation, visible from Mynderse Street, has five courses of dressed stone. The southeast corner, which would have been visible from both Mynderse and Fall Streets, has large, roughly cut stones. This is particularly interesting, since one would expect the more regular dressed stones to have been used in this prominent location. On the west side, both rough-cut and dressed stones are found. The north foundation is entirely rubble, although it is likely that cut stones above the rubble would have been removed when the low garage floor was installed in the 1920's.

The height of the foundation above historic grade and its corresponding depth below grade were most accurately measured by the archeologists at the north end of the east wall. Here the foundation was calculated to be 3 feet 3 5/8 inches high, with 1 1/2 feet above historic grade and 1 foot 9 5/8 inches below. The foundation in this location was observed to consist of five courses of dressed stone above a base of rubble. Historic grade was conjectured to have occurred at a narrow ledge of projecting stone situated on top of the lowermost course of dressed stone. Therefore, only four courses of dressed stone would have been visible above grade. Today, none of the foundation is visible, it being covered by 1 foot 11 inches of later fill and paving.

No basement is believed to have existed beneath the original chapel, according to the archeologists. This is based on the observed shallow depth of the foundation walls below historic grade.[24]

Walls

The walls of the chapel were constructed of brick in 1843. Some of the bricks may have been supplied by Lorenzo Langtin, who on April 20, 1843, pledged $12.50 "in brick" for the

[24] All information on the foundations was obtained from the Wesleyan Chapel archeology report by Paula Zitzler, 1986.

new building.[25] Most, however, appear to have come from trustee Joseph Metcalf. An early resident of Seneca Falls recalled many years later that the brick "was furnished by Elder Joseph Metcalf, who had a brick-yard at his farm 1 1/2 miles north of Seneca Falls."[26] It is not known who actually built the walls, although Henry Barton—who pledged $5.00 "in work"—may have volunteered his labor. David Crowell, who pledged $5.00 "in team work," most likely helped to transport the brick to the site.[27] The completed structure was described by a person who attended the dedication in October 1843 as "built of brick, in a neat and plain manner."[28]

The original east and west side walls measured 64 feet long and the north and south end walls 43 feet 4 inches wide, as previously described in the section on dimensions. Of these walls, only portions of the east and west remain today. National Park Service architect Elaine Anderson has determined that 41 feet of the original east wall and 58 feet of the original west wall are still standing. Although the end walls are missing, mortar stains extending approximately 3 inches onto the original north roof truss confirm that the gables were also constructed of brick. Information obtained from the remaining east and west walls most likely also applied to the missing end walls. The extant walls are three wythes thick (about 12 inches thick, including the mortar joints) and laid in the American common bond, with five rows of stretchers to one row of headers (fig. 13). Individual bricks are a red-orange color, and each measures 7 1/2 inches long by 3 3/4 inches wide by 1 7/8 inches high. The mortar used to build the walls is a lime type. Analysis of two samples (M10 and M16) from the west wall indicates it is composed of approximately 58% sand, 38% lime, and 4% fines (see Appendix A). The sand used in the mortar is brown in color and composed of fine grains.

Name and Date Stone

Incorporated into the front (south) brick wall of the chapel, most likely over the doorway, appears to have been a carved stone (fig. 5). That such a stone existed is documented by the *History of Seneca County* published in 1876. By that time, the First Wesleyan Society

[25] Church Records, "Book No. 1," entry dated April 20, 1843.

[26] Brown, p. 4; original quote is from James S. Sanderson, "Some Early Recollections of Seneca Falls" in *Papers read before the Seneca Falls Historical Society For the Years 1911–12*, p. 59.

[27] Church Records, "Book No. 1," entry dated April 20, 1843.

[28] Brown, p. 5; original quote is from the *True Wesleyan*, October 28, 1843.

had sold the chapel and moved into a new church building built in 1871-1875. The *History* described the new building as follows:

> Fronting west in the rear of the main building, is the session-room, over whose entrance is placed the church name, with the date, 1843, the same being the stone from the old church which stood on the east of the church lot.[29]

This building, with its session-room doorway, is standing today, although the stone is unfortunately missing. Patching in the brickwork above the doorway is undoubtedly evidence of the stone's location. Possibly it was removed in 1920 when the building was purchased by the First Baptist Society, or even as late as 1972 when it became the Assembly of God Church.[30] Efforts to locate the stone have been futile. In 1920 the Wesleyans moved to a church building on Miller Street in Seneca Falls, and later to a building at the corner of Fall and Chapel Streets. A search for the stone at both structures proved unsuccessful.[31]

The appearance of the missing stone may be conjectured based on the 1876 description and a similar stone installed above the doorway of the new church in 1872. We know from the description that the stone had written on it "the church name, with the date, 1843." Similar information was put on the new stone in raised letters. Although the church name has since been chiseled off, it is possible to discern the words:

FIRST
WESLEYAN CHURCH
1871

The stone is a rectangular shape, oriented horizontally, with a simple raised border. It is a light beige color and most likely a limestone. The original stone was probably also a rectangular shape, placed horizontally, with the writing:

FIRST
WESLEYAN CHURCH
1843

---

[29] *History of Seneca County, New York 1786-1876* , p. 113.

[30] The *Reveille* noted in an article dated June 23, 1955, "The church building has been occupied by the First Baptist Society since 1920. Before that it held the Wesleyan Methodist Church." The building is now owned by the Assembly of God Church.

[31] Brown, pp. 29-30. Both Sharon Brown and I have looked for the stone. It seems highly unlikely that it still exists given the recent high visibility of the Wesleyan Chapel restoration.

Possibly the letters were inscribed rather than raised, thus explaining why the stone was later removed instead of altered when the building changed hands.

Doorways

Exactly how many exterior doorways the chapel had is not known. At a minimum, one entrance would have been in the front wall of the building. The front was most likely the south side for two reasons. First, the south wall faces the principal thoroughfare, Fall Street. Second, an interior photograph of the pulpit taken sometime after 1858 and before 1872 shows the pulpit located at the same wall as the chimneys for the stoves (fig. 1). Physical evidence indicates the chimneys were built into the north wall of the chapel. The main entrance therefore would have been on the opposite side of the building, i.e., in the south wall. Unfortunately, the south wall was removed in 1872 when the chapel was remodeled, and no physical evidence of the doorway(s) remains.

Writings that mention the chapel in the 1840's and the 1860's suggest that the main entrance may have been one wide doorway hung with two doors (fig. 5). If such were the case, the doorway would have been centered in the south wall. Interpreting the writings is particularly difficult since "door" may have been used to mean the doorway opening. On the first day of the Women's Rights Convention in July 1843, it was found that the "doors of the chapel were barred by bolts drawn upon the inside."[32] Another account recalled, "lo! the door was locked."[33]

Many more descriptions were written in 1869 during the Congregational controversy when the chapel was both locked up and broken into. The *Seneca Falls Reveille* reported on April 23, 1869, that a trustee had "double-locked the church door and refused to open it."[34] On September 12, 1869, at seven o'clock, "the outside doors were opened by the sexton . . . and about eight o'clock the doors were closed again."[35] After September 24, "six Congregational *Locks* three *chains*, two bolts and sundry screws, became loose, and were so far desolved [sic] by Sunday morning that the Wesleyans entered their house in peace. . . ."[36] One month later, however, "Deputy Sheriff O'Neil was stationed at the door on Sunday morning to prevent the

---

[32] Bull, "Woman's Rights and Other 'Reforms.'"

[33] Stanton et. al. (ed), *History of Woman Suffrage*, p. 69.

[34] Brown, p. 18; original quote is from the *Seneca Falls Reveille*, April 23, 1869.

[35] Brown, p. 34; original quote is from the *American Wesleyan*, September 29, 1869.

[36] Brown, p. 21; original quote is from the *American Wesleyan*, September 29, 1869.

church from being opened, but he was unsuccessful. The doors were opened in some way and the Wesleyans permitted to enter their building and hold service."[37]

Approximately three steps up would have been required to reach the doorway, based on the findings of the archeologists that the foundation was about 1 1/2 feet high on the east (and presumably also on the south) side. In 1865, a stoop may have replaced the existing steps. The church records indicate that in a business meeting held on September 11, 1865, Brother Crosby was appointed "a committee to building a stoop and a walk from the stoop to the Gate."[38] The stoop and walk were apparently completed by the next meeting held October 2, 1865, since it was agreed to pay the bills amounting to $23.43 and also to paint the stoop.

No mention is made in the historical writings of a secondary doorway, nor is there any physical evidence for one. Certainly such a doorway would have been convenient for obtaining fuel for the stoves at the far end of the chapel. This fuel was most likely stored somewhere on the back lot of the chapel.

Windows

The chapel appears to have had 24 windows, based on the historical and architectural evidence. These were aligned one above the other in the first and second stories. Four windows are believed to have been located in the front south wall, 10 each in the east and west walls, and none in the north wall.

Historical evidence for the window configuration is provided by a border drawing on the 1856 Cadastral Wall Map by J.H. French (fig. 3). This drawing not only features the Seneca Falls Mills but also appears to show the upper portion of the chapel to the left side of the mill building. Clearly illustrated in the second story of the south wall are two windows of rectangular shape. More faintly delineated in the east wall's second story are five windows, also rectangular in shape. That no windows were located in the north wall is documented by an interior photograph taken sometime between 1858 and 1872 (fig. 1). This photograph, featuring the Sabbath School teachers posed in front of the pulpit, shows no windows in the rear wall. One reason for this absence may have been the lack of room due to two chimneys built into the north wall. Yet another consideration may have been the glare in the congregation's eyes that would have resulted from a window being located behind the pulpit.

Physical evidence of the windows remains only at the extant east and west walls, since the north and south walls were removed during later renovations. Most of the window openings, however, have been considerably altered over the years. The most complete evidence is at the

---

[37] Brown, p. 22; original quote is from the *Seneca Falls Reveille*, October 15, 1869.

[38] Church Records, "Book No. 3," entries dated September 11 and October 2, 1865.

west wall. Here one original window opening remains intact in the first story; two others in the second story have been bricked in, but their original locations are discernible. A measurement taken of the second-story windows indicates the original horizontal spacing was approximately 11 feet 6 inches on center. Considering that the east and west walls were 64 feet long, this would allow five bays per wall, thus validating the 1856 drawing.

The height of the first-story window sill on the west side above present grade is 2 feet 9 inches. Assuming historic grade was 1 foot 11 inches below present grade as determined by archeologists on the east side of the building, the sill would have originally been about 4 feet 8 inches above grade. This explains why Mary Sherwood Bull, writing about the 1848 Women's Rights Convention, later recalled that the "Windows were so high from the ground that no one but a man or tall climbing boy could scale them."[39] The vertical spacing between the first and second story windows appears to have been about 2 feet 7 1/2 inches, based on a measurement taken from the interior side of the east wall. The tops of the second-story windows seem to have abutted the eave cornice, based on the conjectured size of the windows and the historic height of the walls.

Close examination of the one intact historic window opening in the west wall provides valuable details that may apply to all of the windows in the chapel. This first-story window is just south of the modern freight elevator. It is the only opening that has not been enlarged or filled in with brick. Its woodwork appears to have been changed in 1872, based on the paint analysis; the sill has been replaced by concrete; and the sash is modern. Nevertheless, the basic size and construction of the window remains unchanged. The opening measures 3 feet 5 inches wide by 6 feet high.

The top of the window is spanned by a wood lintel visible only on the interior side. The exterior lintel is a brick jack (or flat) arch. The original sill was most likely wood, since a stone sill would probably be extant today. Although no physical or historical information is available on the sash type, they were probably double-hung, with six-over-six panes (fig. 14). This type of sash would have been in keeping with contemporary architectural style. Similar six-over-six windows were illustrated in 1843 in another brick church building, the First Independent Baptist Church of Boston (now known as the African Meeting House).[40]

Repairs to the chapel windows are documented by the church record books. Materials ordered in 1859, 1864, and 1868 were for "glass and putty"—no doubt to replace broken window glass. In a business meeting of the church December 7, 1864, $.50 was itemized, along with the glass and putty, for "repairing windows." In another meeting on June 1, 1868, "Br.

---

[39] Bull, "Woman's Rights and Other 'Reforms.'"

[40] S.N. Dickinson, *Boston Almanac* (Boston: Thomas Groom and Co., 1843). The African Meeting House was originally built in 1806, remodeled in 1855, and restored to its 1855 appearance in 1987 by the National Park Service and the Museum of Afro American History. Although they were lengthened in 1855, the window openings in 1843 were approximately the same size as those of the Wesleyan Chapel.

Lyle was appointed to superintend the fixing of the windows."[41] There is no indication that any major alterations were made to the windows between 1843 and 1872.

Cornice

The border drawing on the 1856 Cadastral Wall Map of Seneca Falls illustrates the cornice of the chapel as being a wide band beneath the roof line, both on the east wall and on the south gable end (fig. 3). Such a wide cornice, or cornice and fascia, would have been in keeping with the Greek Revival style prevalent at the time the chapel was built.[42] It is unclear as to how much of the original wood cornice remains on the present building. Both original north and south walls are now missing, and the walls and roof were raised in 1872. It has been suggested that the 1843 soffit may survive on the east side, based on a mitered cut at the north end. This miter is thought to correspond to a cornice return at the north end of the chapel.[43]

Roof

The original roof was a gable type, two-thirds of which survives today. The only known historical view of the roof is the border drawing on the 1856 Cadastral Wall Map (fig. 3). This illustrates a gable roof with its ridge aligned north-south. In 1872, the original roof was raised approximately 8 feet. Physical evidence indicates it was raised in one piece rather than disassembled and rebuilt. Specifically, the sheathing boards appear to be in their original locations, based on the original nails holding them in place and the absence of additional nail holes. The northern third of the roof was removed during renovations in 1947.

The structural framing system supporting the roof is one utilizing trusses, rafters, and purlins (figs. 9–10). Six trusses were installed in 1843; four of these, toward the north end of the building, remain today. The trusses are a king-post design, with mortise-and-tenon (wood-pinned) connections between the secondary members and the top and bottom chords. The north and south end trusses were actually built into the brick end walls, as indicated by mortar stains on the north side of all members of the extant original north end truss (fig. 15). These stains extend 3 inches, or about the width of one brick, onto the truss. The trusses sit on 8- by 11-inch wood plates that in turn are seated on the brick east and west walls. Some pieces of the

[41] Church Records, "Book No. 2," entry dated January 3, 1859, and "Book No. 3," entries dated December 7, 1864; June 1, 1868; and December 14, 1868.

[42] Talbot Hamlin, *Greek Revival Architecture in America*. Hamlin says the Greek Revival style was popular from about 1820 to 1860 (p. xv).

[43] Anderson, Wong, and Williamsport Preservation Training Center, "Historic Structure Report: Wesleyan Chapel" (draft), section titled East Elevation.

west plate are original, having been reused in 1872 when the roof was raised; evidence for this consists of fragments of plaster (M17) that date to 1843.

The roof area between each of the six king-post trusses was supported by five rafters. Most of the original rafters remain in place in areas of original roof. Each rafter measures approximately 2 1/2 inches thick by 5 1/2 inches wide. The bottom ends of the rafters are notched to sit on lower (or eave) purlins that in turn connect to the bottom chords of the trusses (fig. 10). These lower purlins measure approximately 3 inches by 6 inches thick and are situated slightly higher than the wood plates upon which the trusses sit. At mid span, the rafters are supported by purlins (also 3 inches by 6 inches) that are mortised into the trusses. Lateral support is provided to this mortised connection by two diagonal braces positioned between the purlin and the truss. At the upper ends of the rafters, the rafters simply abut to form the ridge; there is no ridge board.

The trusses and rafters supported wide roof-sheathing boards that were most likely covered with wood shingles in 1843. Examination of the roof indicates that most of the original sheathing boards have survived intact. Original nails attaching the boards are 2 15/16 inches long, machine-cut, with machine-made heads and round points. The boards themselves are roughly finished, with many retaining bark on their edges. Their size is approximately 10 inches wide by 2 inches thick by various lengths.

While the original roof shingles have long since been removed, evidence of early shingles remains on the sheathing boards. Early nailing patterns indicate the shingles had an exposure of about 5 inches and a width of about 3 to 8 inches. Small fragments of the shingles themselves were found attached to the sheathing boards; they were identified as being of circular-sawn white pine. The exact time period to which these shingles date is uncertain: a likely date is either 1843, or 1872 (when the roof was raised). If from 1872, the wood shingles probably replaced a similar wood-shingle roof. Therefore, although the shingle evidence is not conclusive for 1843, it is the best information available on the original roof covering.[44]

Chimneys

Both the historical documentation and the physical evidence indicate that the chapel had two chimneys built into the north brick wall. The church records refer to two stoves in the chapel that would have connected to the chimneys. The earliest entry is dated April 3, 1848, when the trustees recorded a debt of $32.50 to S.L. Thompson "for stoves."[45] Two chimneys are visible in the drawing of the chapel on the border of the 1856 Cadastral Wall Map (fig. 3).

---

[44] The roof exterior was examined both by the Williamsport Preservation Training Center and by E. Blaine Cliver, Chief, Historic Preservation Center. See Anderson, Wong and Williamsport Preservation Training Center, "Historic Structure Report: Wesleyan Chapel" (draft), section titled Attic/Roof.

[45] Church Records, "Book No. 1," entry dated April 3, 1848.

One is shown on the east side of the north wall. The other seems to be located closer to the front of the building, although this may have been an artistic rendition of the second north wall chimney. Conclusive historical evidence that two chimneys were in the north wall is provided by an interior photograph taken sometime between 1858 and 1871 (fig. 1). This view, featuring the Sabbath School teachers, shows two chimney pipes on either side of the pulpit. These pipes extended from the north wall into the room, and were fitted with collars at the wall.

Although the north brick wall itself is now missing, the extant original north end truss retains the imprints of the chimneys (fig. 15). These are cut-outs, or notches, on the north side of the truss members. The center of the east-side notch is located 11 feet 6 inches from the interior of the east brick wall; the notch itself is 2 feet long by 5 inches deep. The center of the west-side notch is 11 feet 8 inches from the interior of the west brick wall, and the notch is 2 feet long by 4 1/4–3/4 inches deep. It is evident from these notches that the two chimneys were built into the north wall, and probably projected slightly beyond it on the exterior side. Based on the size of the notches and the known dimensions of the historic bricks, the chimneys were probably three brick stretchers wide (east-west) by two brick stretchers deep (north-south). The chimneys would therefore have projected about the width of one brick, or 3 3/4 inches, from the exterior of the north wall. The flues would have measured about 15 1/2 inches wide by 7 3/4 inches deep.

Grounds

The lot at the corner of Fall and Mynderse Streets on which the Wesleyan Chapel was built was described in the 1843 deed as measuring 54 feet wide along Fall Street and 163 feet deep along Mynderse Street. The chapel itself was situated on the southeast corner of the lot, close to both streets, based on the 1856 map of Seneca Falls (fig. 3).[46]

Besides the chapel, other buildings are known to have been on this corner lot during the years of Wesleyan occupancy. Unfortunately, no documentation of the outbuildings exists for the years 1843 through 1848. The first reference to outbuildings is the 1856 map, which illustrates a long rectangular structure on the west side of the lot. Extending north from the northwest corner of the chapel, the building appears to have measured about 15 feet wide by 80 feet long, as determined by scaling off the map. This was most likely a frame shed, open on the Mynderse Street side and used to keep carriages dry during inclement weather. It may also have functioned as a storage area for fuel (such as wood and coal) to heat the chapel. Perhaps it was this same "shed belonging to the Wesleyan church" that was reported on March 25, 1871, to have lost its roof due to the weight of accumulated snow.[47] The structure does not appear on

[46] Deed Book 0^2, p. 238, Seneca County Registry of Deeds; 1856 Cadastral Wall Map of Seneca Falls by J.H. French.

[47] Brown, p. 34; original quote is from a newspaper article in the *Seneca Falls Reveille*, March 25, 1870.

the map of 1871 (fig. 4), suggesting that it may have completely collapsed or been demolished by that time.

One other reference to an outbuilding is found in the church records for June 2, 1867. During a business meeting on that day, "It was ordered that a wood house be built in the rear of the church."[48] It is not known if this was actually done, since the wood house was not mentioned in subsequent meetings.

A fence with a gate bounded the lot by the 1860's. Whether or not a fence had been built as early as 1843 or existed by 1848 is not recorded. The only known references to this feature are found in the church record books. In a meeting held December 8, 1862, it was, "Moved and carried that the Trustees be ordered to move the fence in the rear of the Church lot to the proper line of said lot."[49] On January 4, 1864, $.50 was itemized "for fixing gate."[50] Brother Crosby was appointed on September 11, 1865, to build a stoop—which was presumably at the front doorway—and a walk from the stoop to the "Gate."[51] This suggests that the gate may have been on the Fall Street side of the lot. The last description is dated September 20, 1869, when the trustees "moved and seconded that the Sexton of the Church be directed to fasten the Gates of the Church Yard and to keep them fastened except at such times as may be necessary to have them opened for the usual services of the Church. . . ."[52] This order was issued during the turbulent controversy between the Wesleyans and the Congregationalists.

A wood plank sidewalk bordered the south and east perimeters of the lot along Fall Street and Mynderse Street. This walk is documented both by the minutes of the Board of Trustees of the Village of Seneca Falls and by the record books of the First Wesleyan Church. The earliest reference to the sidewalk is a village ordinance dated March 14, 1848, that required all residents on the west side of Mynderse Street between Fall and Chapel Streets to build a sidewalk on their property. The trustees of the church responded by resolving in their next meeting on April 3, 1848, to:

> . . . build a side walk in front of the Lot upon which the Chapel is built and that Samuel Taylor be instructed to procure the Lumber and that the Trustees compel the St Commissioner to build a culvert over the ditches in front of their Lot.[53]

---

[48] Church Records, "Book No. 3," entry dated June 2, 1867.

[49] Church Records, "Book No. 2," entry dated December 8, 1862.

[50] Church Records, "Book No. 3," entry dated January 4, 1864.

[51] Church Records, "Book No. 3," entry dated September 11, 1865.

[52] Church Records, "Book No. 1," entry dated September 20, 1869.

[53] Church Records, "Book No. 1," entry dated April 3, 1848. The village sidewalk ordinance is described by Brown, p. 31; original reference is to the "Minute Book 1837-1855" of the Board of Trustees of the Village of Seneca Falls, p. 462.

Perhaps the society planned to lay the sidewalk along both Fall and Mynderse Streets at this time (hence the reference to the "front of the Lot"), even though the ordinance required a walk along Mynderse Street only. This work was presumably carried out, although no references to the new walk or the bills for building it were found in the records of subsequent church meetings. That a walk was extant on the Fall Street side by July 1850 may be inferred by an order from the village trustees to build a walk along the north side of Fall Street, from State Street east of the Chapel to Benejah Sherman's lot west of the Chapel, "to correspond in width with the walk already built thereon." The new sidewalk was to be "composed of plank laid Crosswise."[54] The village trustees also ordered at this time that a new sidewalk be built on both sides of Mynderse Street, including the portion owned by the Wesleyan Society. While walks were most likely already extant on the chapel side of the street, as earlier decreed, this order may have been an attempt to achieve a more uniform walking surface. The new Mynderse Street walks were specified to be made of "plank one foot wide laid lengthwise eight inches apart—and filled between and on the outside with Gravel."[55] In other words, the walk was to comprise two boards laid side-by-side with a gap of 8 inches between the boards.

A new walk on the north side of Fall Street was ordered by the village trustees only one year later, in May 1851. It is unlikely, however, that the segment of Fall Street that had been newly surfaced in 1850 with planks laid crosswise (including the chapel lot) would have been required to comply. The new walk was to extend from E. Mynderse's dwelling house lot on the west side of Cayuga Street, past Benejah Sherman's lot on the north side of Fall Street, to the east boundary of George H. McClary's lot. It was to be 6 feet wide, suggesting that the existing chapel walk may have also been this width. Of particular interest are the different materials and new plank design specified by the village. The walk could be:

> Brick, Stone, or plank, the plank to be not less than twelve inches wide and two inches thick and not to be laid more than six inches apart to be laid lengthwise and to be filled between and on the outside with gravel.[56]

Later reconstructions of the chapel walk on Fall Street may have complied with these new standards.

Plank sidewalks in Seneca Falls, including those of the chapel, required frequent repairs. In July 1852 and April 1854, the village ordered the walk on the west side of Mynderse Street

---

[54] Brown, pp. 31-32; original quote is from the "Minute Book 1837-1855" of the village trustees, p. 573.

[55] Brown, pp. 31-32; original quote is from the "Minute Book 1837-1855," p. 574.

[56] Brown, pp. 31-32; original quote is from the "Minute Book 1837-1855," p. 598.

to be rebuilt. A similar order was issued in June 1861 for the walk on the north side of Fall Street. The Wesleyans appointed a committee the following month, on July 8, 1861, "to superintend the relaying of [the] side walk."[57] Lumber, nails, and carting that were itemized in August and which totaled $3.04 were most likely used in building the walk.[58]

The Mynderse Street walk was again ordered rebuilt by the village in June 1862 and May 1863. While the church acknowledged the second directive for "a new side walk to be laid on Mynderse St., the length of the church lot" in the meeting of June 1, 1863, no subsequent references to a new walk were recorded.[59] Three people were appointed by the church on December 7, 1864, to serve as a committee to repair the sidewalks.[60] Their activities, if any, were not documented. On July 1865, the Fall Street walk was required by the village to be rebuilt. It was not until 3 months later, however, in a church meeting of October 2, 1865, that the Wesleyan trustees were "directed to repair the side walk."[61] Meanwhile, $23.43 was expended in October for a new stoop and a new "walk from the stoop to the Gate."[62]

The Fall Street walk was again ordered to be rebuilt in May 1866, and on June 27, 1866, the Wesleyan trustees were "empowered and directed [by the church] to build a side walk in front of the church lot."[63] This cost $6.00, as reported in the church meeting of August 6, 1866. Why the village ordered the Fall Street walk rebuilt only two months later, in October 1866, is unknown. On October 12, 1868, the Wesleyans "moved and carried that the Trustees be instructed to repair the side walk on the east [Mynderse Street] side of the church lot."[64] These repairs cost $2.00, according to a church record-book entry dated December 14, 1868. Later orders to repair the Mynderse Street walks were issued by the village in August 1870 and

---

[57] Church Records, "Book No. 2," entry dated July 8, 1861. Village orders to rebuild the sidewalks are mentioned in Brown's *Historic Structure Report*, p. 32, with references to "Minute Book 1837-1855," pp. 638-98, and "Minute Book 1856-1872," p. 277.

[58] Church Records, "Book No. 2," entry dated August 5, 1861.

[59] Brown, p. 32, with references to the village "Minute Book 1856-1872," pp. 323 and 359. Also, Church Records, "Book No. 2," entry dated June 1, 1863.

[60] Church Records, "Book No. 3," entry dated December 7, 1864.

[61] Brown, p. 33, with reference to the village "Minute Book 1856-1872," p. 448. Also, Church Records, "Book No. 3," entry dated October 2, 1865.

[62] Church Records, "Book No. 3," entries dated September 11, 1865; October 2, 1865; and, November 6, 1865. The bill for $23.43 was submitted in October and payment was recorded in November.

[63] Brown, p. 33, with reference to the village "Minute Book 1856-1872," p. 514. Also, Church Records, "Book No. 3," entries dated June 27, 1866 and August 6, 1866.

[64] Church Records, "Book No. 3," entry dated October 12, 1868.

May 1872, although no mention of repairs was made in the corresponding church record books.[65]

The early plank sidewalks are gone today, having been replaced by modern surfacing materials. On the south side of the lot—along Fall Street—is a concrete sidewalk with granite curb. On the east side—along Mynderse Street—is a sidewalk mostly paved with asphaltic material, but having a section of concrete at the south end. No attempt has been made to find remnants of the plank walk using archeological techniques.

How, then, did the chapel grounds look during the time of the Women's Rights Convention in July 1848? The chapel itself, of course, was the focal point of the site. It was situated close to two unpaved intersecting roads, named then—as today—"Fall Street" and "Mynderse Street." A long frame shed, behind and to the west of the chapel, may have been built by this time. If the shed was used for carriages as has been conjectured, the area adjacent to it—behind the chapel and off Mynderse Street—would have served as a large "parking lot." Hitching posts for the horses would have been located here. The ground surface was probably compacted earth, similar to the roads. A fence with a gate may have enclosed the property. A plank sidewalk bordered the front of the lot and may also have continued along the Mynderse Street side.

It is not known how the small amount of land between the Fall Street sidewalk and the chapel, and on the west side of the chapel, was maintained. No references have been found to grass, flowers, shrubs, or other natural landscaping features. The only known mention of any landscaping work is dated many years after the convention. In a church meeting May 13, 1867, the trustees were "instructed to fix the yard." Two months later, on July 1, 1867, $15.75 was itemized "for Dirt."24[66]

[65] Village orders dated October 1866, August 1870, and May 1872, described by Brown, pp. 32-33, with reference to the village "Minute Book 1856-1872," pp. 531, 717, and 771.

[66] Church Records, "Book No. 3," entries dated May 13, 1867, and July 1, 1867.

Interior Elements

General Room Arrangement

The Wesleyan Chapel has been so altered over the years that few clues remain as to its original interior layout. What we know of the chapel's interior therefore must be gleaned from the historical writings of the time and the surviving original architectural fabric at the east and west walls and the roof.

As previously described, the chapel was a two-story rectangular building with no basement and exterior dimensions of 43 feet 4 inches wide by 64 feet long. Taking into account that the original walls were three bricks thick (or about 12 inches, including mortar joints), the interior dimensions from brick wall to brick wall would have been about 41 feet 5 1/2 inches wide by 62 feet 1 1/2 inches long. One floor therefore comprised approximately 2,576 square feet of space.

While the exterior height and window arrangements of the chapel suggest that the building had a first story and a second story, it appears that there was not an actual second floor. Instead, the interior was divided into three areas: the entrance vestibule, the main sanctuary, and the balcony or gallery that overlooked the sanctuary (figs. 7–8).

Vestibule

The only known reference to the vestibule is a news article dated September 29, 1869, that described a confrontation between the Wesleyans and the Congregationalists. Finding themselves locked out of the main sanctuary, the Wesleyans went to the gallery and demanded that the doors be opened. Meeting with no success, they "quietly went down to the vestibule of the church and there held their meetings."[67] It is apparent from this account that one or more stairways connected the vestibule to the gallery, and that a partition wall divided the vestibule from the main meeting room or sanctuary. This fits the definition of a vestibule as "a passage, hall, or room between the outer door and the interior of a building."[68] Since it is known from an interior photograph that the sanctuary pulpit was located at the north wall, the vestibule therefore must have been at the opposite south end. This corresponds with the theory that the front wall of the building was the south one facing Fall Street. Unfortunately, nothing remains of the vestibule's exterior walls, interior stairway(s), or interior partition, these features having been removed in 1872 when the chapel was converted to Johnson's Hall. Locations of the stairways and the partition wall are therefore conjectural.

---

[67] Brown, p. 39; original quote is from the *American Wesleyan*, September 29, 1869.

[68] *Webster's Ninth New Collegiate Dictionary*, p. 1312.

Sanctuary

The main sanctuary appears to have been known by a number of names over the years, including the "Vestry" (also "Vestry Room"), the "Class Room," the "conference room," the "Prayer Room," and the "Session Room." While it was initially thought that five separate rooms existed, a closer study suggests otherwise. Materials analysis indicates the chapel was not enlarged in 1857 by an addition to the north as had been earlier suspected, thus leaving little space for multiple rooms. Also, it was noticed that various people were responsible for the historical writings, thereby increasing the probability that the same room was called by different names. Lastly, even though different, all the room names refer to a space used for the gathering together of people—be it for meeting, learning, or praying. It was therefore concluded that this space must have been the main sanctuary where the pews, stoves, and pulpit were located.

The historical writings document both the use and appellation of the sanctuary. The clerk for the church trustees recorded that the trustees' monthly meetings were held in the "Vestry," the "Vestry Room," and the "Class Room" between January 1844 and March 1858.[69] Also meeting once a month in the chapel was a group that discussed the business affairs of the church. The clerk for this group noted in August 1858 that it had been resolved "that the conference room of this church not be let for school purposes."[70] In December 1858, the choir was granted "the use of the prayer-room, on Friday evenings, for rehearsal, light and fuel included."[71] The business clerk also recorded the decision in February 1862 to "have two meetings a week in the body of the Church and two in the Class Room."[72] However, most of the business meetings between December 1858 and June 1863 were said to be held in the "Prayer Room."[73]

Later meeting notes of the church trustees—specifically those from the early months of 1869—refer to meeting in the "Session Room."[74] Other accounts referred to "class rooms." The press reported in September 1869—during the controversy between the Wesleyans and the Congregationalists—that the minister was "dragged from the class-room, down the stairs, out of

---

[69] Church Records, "Book No. 1," entries dated January 14, 1844; March 27, 1845; April 3, 1848; March 26, 1849; April 16, 1855; March 31, 1856; March 28, 1857; September 10, 1857; and March 29, 1858.

[70] Church Records, "Book No. 2," entry dated August 3, 1858.

[71] Church Records, "Book No. 2," entry dated December 6, 1858.

[72] Church Records, "Book No. 2," entry dated February 4, 1862.

[73] Church Records, "Book No. 2," entries dated December 6, 1858; February 7, 1859; November 13, 1860; December 10, 1860; January 14, 1861; February 4, 1861; March 4, 1861; April 1, 1861; April 15, 1861; May 13, 1861; May 4, 1863; and June 1, 1863.

[74] Church Records, "Book No. 1," entries dated January 18, 1869; March 18, 1869; and April 6, 1869.

the house and pitched into the street."[75] Several days later, on September 12, the Wesleyans found themselves locked out of their "class room," although they were able to gain entrance to the vestibule and the gallery.[76] Shortly thereafter, on September 20, the Wesleyan trustees resolved that the "Class Room" would be locked on the Sabbath.[77]

Gallery

The balcony, always referred to as the "gallery," overlooked the main meeting room (fig. 8). During construction of the chapel in July 1843, the *True Wesleyan* reported that the new church would have "galleries on three sides."[78] That such a gallery was actually built was confirmed by the Reverend Lee, who described a gallery "on three sides" in October 1843.[79] Mary Sherwood Bull, who attended the Women's Rights Convention in July 1848, also described the chapel many years later as having a three-sided "gallery."[80] Seated there on the last evening of the convention was Amelia Bloomer, who had arrived late and found the chapel so crowded that she was "compelled . . . to take a seat in the gallery."[81]

A later alteration to the gallery is documented by an entry in the church record books dated February 4, 1862, giving "Mr. Sitzenberger permission to lower the platform in the gallery, at his own expense."[82] This "platform" may have been a raised section of flooring upon which seats were placed for a better view of the pulpit below. In September 1869, the Reverend Marshall Frink described the pulpit as being opposite the gallery. Sitting at the foot of the pulpit, he was witness to an altercation in which "Father Metcalf . . . came to the front of the gallery . . . and . . . demanded of the trustees . . . to open the doors."[83]

More details about the gallery may be learned from an interior photograph of the sanctuary (fig. 1) and architectural clues at the extant east wall. The photograph, taken sometime after gas lighting was introduced in 1858 and before the chapel was remodeled in 1872, shows the pulpit located at the north wall. Since Reverend Frink in 1869 described the gallery as being opposite the pulpit and earlier accounts described it as three-sided, the gallery therefore must have been located along the south, east, and west walls. While the gallery itself cannot be seen in this

---

[75] Brown, p. 39; original quote is from the *American Wesleyan*, September 29, 1869.

[76] Brown, p. 20; original quote is from the *American Wesleyan*, September 29, 1869.

[77] Church Records, "Book No. 1," entry dated September 20, 1869.

[78] Brown, p. 5; original quote is from the *True Wesleyan*, July 22, 1843.

[79] Brown, p. 6; original quote is from the *True Wesleyan*, October 28, 1843.

[80] Bull, "Woman's Rights and Other 'Reforms.' "

[81] Brown, pp. 65-66; original quote is from the *Reveille*, July 30, 1880.

[82] Church Records, "Book No. 2," entry dated February 4, 1862.

[83] Brown, p. 20; original quote is from the *American Wesleyan*, September 29, 1869.

view, the photograph is significant because it indicates that the gallery on the east and west sides of the room did not extend all the way to the north wall. Joist pockets for the gallery floor preserved in the east brick wall indicate that it did extend as far as—and possibly beyond—the fourth window bay from the south end (fig. 8). Further demolition work may reveal additional evidence to determine the exact length of the gallery.

Some design details of the gallery will never be known, because the south end of the building was demolished at the same time the gallery was removed in 1872, and no sketches or photographs of it exist. Some educated guesses, however, can be made. Two stairways most likely ascended from the first-story vestibule to the gallery. Their logical location would have been in the southeast and southwest corners of the building. The width of the gallery has been estimated to be 10 feet on all three sides. This is purely speculative and based on the likely location of the vestibule's interior partition that would have served as a load-bearing wall. Additional support would have been required along the length of the gallery, which was most likely provided by cast-iron columns (fig. 12). A protective barrier at the gallery's edge was commonly known as the gallery rail. This was typically wood, paneled, and low so as not to obstruct the view of the pulpit below.

Floors

The original first floor and the gallery floor of the chapel have both been removed and replaced by later materials. However, some evidence of their configuration remains at the extant east and west brick walls.

Evidence of the first-floor framing system was uncovered during an archeological investigation of the foundation system, although it was not examined or interpreted by the archeologists. This evidence is on the interior of the west wall toward the north end, just north of the one remaining original window opening. It is here, in the upper portion of the stone foundation and beneath a skim coat of portland cement, that a cement patch measuring approximately 8 inches wide was discovered. The top of this patch occurs at the intersection of the stone foundation and the brick west wall, and is approximately 2 feet 11 1/2 inches below the original window opening.

The location of the foundation patch, together with the absence of other evidence such as floor-joist pockets, led to the conclusion that the patched hole was the former location of an original floor beam that ran east-west. The floor joists, mortised into the floor beams, therefore would have run north-south. Two layers of floorboards most likely covered this flooring system—a subfloor and a finish floor. Allowing about 2 inches for the thickness of the floorboards, the finish floor therefore would have been located about 2 feet 9 1/2 inches below the bottoms of the first-story windows.

Evidence of the gallery floor was found in the extant east brick wall between the first- and second-story windows. Due to modern obstructions, a length of only 11 feet could be uncovered along this wall, at the third and fourth original window bays from the south end (fig. 8). Here, eight joist pockets (not including one covered over by a 20th-century pilaster) were found in the brick wall. These pockets measure approximately 2 to 2 1/2 inches wide by 10 1/2 to 11 inches high and are 7 1/2 inches (or two brick widths) deep. The horizontal spacing of the pockets ranges from 14 1/4 inches to 18 1/4 inches on center, with an average overall spacing of 16 1/2 inches on center.

Located beneath the joist pockets is a continuous wood bearing plate, seven-eights of an inch thick, that was built into the brick wall and functioned to more evenly distribute the load of the gallery floor. The pockets themselves are 9 1/2 inches above the historic first-story window openings and 12 inches below the second-story window openings. Note that these measurements do not include allowances for ceiling lath, plaster, and floorboards.

More difficult to determine from the available evidence is the actual configuration of the gallery floor. Was it at one level or stepped downward towards the center of the building to enable better viewing? The height measurements suggest that at least some stepping down would have been feasible (figs. 11–12). Based on the distance between the first-floor beam and the gallery floor-joist pockets, and allowing for floorboards and ceiling plaster, the height of the area under the gallery would have been about 9 feet 6 inches at the east wall. Thus, the gallery floor could have sloped down 1–2 feet and still left sufficient headroom beneath the gallery on the first floor. Additional slope for the gallery seating may have been obtained by building up the floor of the gallery, as is implied by an entry in the church records dated February 1862, giving "Mr. Sitzenberger . . . permission to lower the platform in the Gallery."[84]

As was explained in the previous section, the depth of the gallery is thought to have been 10 feet on the south, east, and west sides. The interior edge of the south side was most likely supported by the partition wall separating the vestibule from the sanctuary, while the east and west sides probably rested on cast-iron columns.

Some of the original gallery floor joists may have been reused within the roof framing system when the roof was raised in 1872. Boards that measure 9 1/2 inches wide by 1 7/8 to 2 inches thick were cut at various lengths and reused at that time as additional vertical members in the king-post trusses. Plaster stains and extant deteriorated cut lath nails (N07) on the end of the boards testify to their previous use as joists or studs supporting a plaster finish.

Details of the finish floorboards—such as the type of wood, board size, and finish or covering—are not known. Carpeting appears to have been in place by late 1858 based on the documentary record. In November 1858, Sister Rumsey who had collected $27.25 as treasurer of the "Mite Society," handed this amount over to Brother Joseph Metcalf "to apply on [the]

[84] Church Records, "Book No. 2," entry dated February 4, 1862.

carpet bill."[85] The following month, Sister Rumsey again paid over to Metcalf $18.25 "for carpeting."[86] Eleven years later in the midst of a heated controversy, the Congregationalists removed the "carpets" and other fixtures from the chapel. These were immediately replaced by the Wesleyans who purchased "new carpets . . . oil cloths [etc.]. . . ."[87]

Stairways

Because the gallery floor was located above the main floor, one or more stairways must have existed in the chapel. These were most likely located in the vestibule at the front of the building, based on a newspaper article quoted in the section, "General Room Arrangement." It is conjectured that there were actually two stairways here, based on the likelihood of a symmetrical design for the vestibule (fig. 7).

Few design details are known about the stairways. No physical evidence remains, because the entire south end of the building was removed in 1872. If they did rise along the east and west walls of the vestibule, as is shown in figure 7, they were probably open underneath so as not to block the windows here. The number of steps may be calculated by determining the relative levels of the first floor and the gallery floors as discussed in the previous section. Architectural evidence indicates the gallery floor was about 10 feet 8 inches above the first floor. Assuming an average riser height of 7 1/2 inches, 17 risers (or 16 steps) would have been required.

Walls

Only portions of the original east and west brick walls remain today, the other walls having been demolished during multiple renovations and additions to the building. Luckily, sufficient architectural evidence has survived at the extant interior walls to determine how they were treated originally.

The only known interior photograph of the chapel (fig. 1) shows the north wall of the sanctuary as having a smooth light-color finish. While the original north wall has since been removed, architectural fragments at the east and west walls indicate the interior walls were originally covered with a lime and sand plaster. Three methods of attachment appear to have been used. First, at the brick walls themselves, the plaster was applied directly to the brick.

---

[85] Church Records, "Book No. 2", entry dated November 1, 1858.

[86] Church Records, "Book No. 2," entry dated December 6, 1858.

[87] Brown, p. 23; original quotes are from articles published in the *American Wesleyan*, November 3, 1869, and the *Seneca Falls Reveille*, November 5, 1869.

One sample of this original plaster was found at the west wall in the first story, behind a pilaster installed in 1917. Second, at the wood lintels above the windows, the plaster was applied to wood lath nailed to the lintels. Some of this lath may be seen in situ above the first-story windows at the east wall. Third, at the wood roof plate atop the brick walls and adjacent to the ceiling, the plaster was applied directly to the plate surface, which had first been roughened with hatch marks. This is based on what appears to be an original section of roof plate with plaster fragments, which was reused in 1872 at the west wall in the plate position.

Two samples of the original 1843 plaster were removed from the chapel walls and analyzed. One sample, M09, was retrieved from the previously described locatiob at the west brick wall. It was found to be a lime plaster containing 51% sand, 46% lime, 4% fines, and a hair binder. The other sample, M17, was found within the hatch marks of the reused roof plate. This, too, is a lime plaster, being composed of 58% sand, 36% lime, 5% fines, and a hair binder. While this mixture differs slightly from sample M07, it is considerably different than the 1872 plaster, which contains a much higher percentage of sand.

The wood lath preserved at the window lintels was observed to be a sawn type. The nails attaching it (N02) are machine-cut, 1 3/16 inches long, with a round point and shanks clasped for heading on the cut edges.

Baseboards made of wood are assumed to have finished the lower walls of both the main story and the gallery level, although no documentary or physical evidence for them has been found. Baseboards are a functional feature that would have covered the joint between the wall and the floorboards, and also protected the lower portion of the plaster walls. Because of their proximity to the floor, they were sometimes also known as mopboards. Wainscot would have protected the wall in a similar fashion, although it appears from the interior photograph that no wainscot existed at the north wall. It is therefore unlikely that wainscot was used elsewhere in the chapel.

Little is known about how the interior walls were decorated during the chapel years. It is assumed that the original interior treatment was a simple one. When first completed, the building was described as "well finished, though, as it should be, it is plain."[88] The interior photograph of the chapel, taken sometime after gas lighting was installed in 1858, shows a light-colored monochromatic scheme in the sanctuary. Vertical lines on the wall behind the pulpit may have been a decorative embellishment.

The walls were probably painted, based upon two references to paints in the church record books and the absence of any reference to wallpapers. The entry dated April 3, 1848, notes "Paid to Partridge for paints $22.00."[89] A later reference dated July 1, 1867, is simply for

[88] Brown, p. 5; original quote is from the *True Wesleyan*, October 28, 1843.

[89] Church Records, "Book No. 1," entry dated April 3, 1848.

"whitewashing."[90] Microscopic examination of paint sample P07 removed from 1843 plaster wall sample M09 identified a first layer of white-colored whitewash or calcimine. This was found beneath several layers of later wallpaper, in an area that was covered over in later years by a pilaster in 1917. Unfortunately, this paint layer cannot be conclusively dated to the chapel period. Earlier layers of water-soluble paint (such as calcimine) may well have been used on the walls and subsequently washed off. Such a paint could have been either white or tinted.

Ceilings

The original 1843 ceilings in the Wesleyan Chapel were removed in 1872 when the building was converted to stores and a meeting hall. Sufficient building fabric remains, however, at the roof level and at the original east and west walls to determine their appearance.

Evidence of the sanctuary ceiling may be seen today in the attic on the bottom chords of the four remaining original king-post trusses. Lath and plaster was attached directly to the undersides of the trusses and to ceiling joists, making a flat (rather than an arched) ceiling. Mortises cut into the sides of the bottom chords of the trusses held the ceiling joists. The joists were placed approximately 16 1/4 inches on center, and spanned the trusses in a north-south direction. They measured about 6 1/4 inches wide by 2 1/4 inches thick, judging by several joist tenons that survive in the mortise pockets, and by the fact that the bottoms of the joists were flush with the undersides of the truss chords.

Wood lath, oriented in an east-west direction, was nailed directly to the truss chords and to the ceiling joists. While the lath extant on the trusses today dates to 1872 when the roof was raised, remnants of the 1843 ceiling may be found beneath the 1872 lath in the form of plaster stains and lath nails. One original lath nail sampled (N03) is machine-cut, 1 3/16 inches long, with round points and shanks clasped for heading on the cut edges. Not surprisingly, this nail is identical to an 1843 lath nail removed from a window lintel at the east wall (N02). Although no plaster remains from the original ceiling, it is assumed to have been a lime-sand mixture with hair binder similar to that of the plaster walls. The height of the ceiling above the first floor is calculated to have been about 18 feet 2 inches, based on the original height of the walls revealed by the brickwork at the exterior west wall. The height of the ceiling above the gallery floor would have been about 7 feet 6 inches at the exterior walls.

A feature that probably existed in the sanctuary ceiling was an opening to the unfinished attic space above. A likely design is a square opening, framed with wood, and closed by a plain painted board.

Little is known about the ceiling formed by the underside of the gallery along the south, east, and west walls. As was previously discussed in the section on floors, the floor of the

[90] Church Records, "Book No. 3," entry dated July 1, 1867.

gallery is thought to have been stepped downward toward the center of the sanctuary. The corresponding ceiling of the area beneath the gallery would therefore have sloped (fig. 11). Some of the ceiling joists here (actually the gallery floor joists) may have been reused in the roof trusses in 1872 when the roof was raised and the gallery disassembled. Several truss members measure 9 1/2 inches wide by 1 7/8 to 2 inches thick, and show evidence of one plastering applied directly to the joists. The extant cut nails (N07), unfortunately, are too deteriorated for detailed identification.

The height of the gallery ceiling at the exterior walls is estimated to have been about 9 feet 6 inches based on the floor evidence at the east and west walls. At its lowest point, assuming that the ceiling sloped, the ceiling could have been as low as 7 feet 6 inches. Such a height would have allowed for easy clearance by the average-sized person.

No documentary information is available on how the ceilings were finished. No original ceiling plaster has survived to enable microscopic study of the finishes. A reasonable guess for this time period would be that the ceilings were painted with white calcimine or whitewash. Use of paints at the chapel is in fact verified by accounts listing payments for "paints" in 1848 and "whitewashing" in 1867.[91]

Doorways

The chapel is believed to have had two interior doorways connecting the vestibule with the main sanctuary (fig. 7). This is based on historical descriptions of the chapel interior written in the late 1860's during the controversy between the Wesleyans and the Congregationalists. The writings indicate that it was possible to enter the vestibule, climb the stairs to the gallery, and yet be locked out of the sanctuary. Such was the case on September 12, 1869, when "Father Metcalf . . . came to the front of the gallery . . . and . . . demanded the trustees...to open the doors."[92] The word "doors" suggests that access to the sanctuary was blocked by either one doorway fitted with two doors, or two or more doorways. That the number was most likely two is based on the layout of two aisles between the pews. In an altercation one month later between the Wesleyans and the Congregationalists, it was reported that "Mr. Lyle . . . marched up the aisle . . . [and] . . . brother Demming . . . approached the altar from the other aisle. . . ."[93] This arrangement is further supported by a photograph of the sanctuary that shows no center aisle between the pews. Therefore, assuming that two aisles existed and knowing that "doors" opened onto the sanctuary, a logical layout would have had one doorway at the end of each aisle.

---

[91] Church Records, "Book No. 1," entry dated April 3, 1848, and "Book No.3," entry dated July 1, 1867.

[92] Brown, p. 20; original quote is from the *American Wesleyan*, September 29, 1869.

[93] Brown, p. 24; original quote is from the *American Wesleyan*, November 3, 1869.

No other details about the doorways are known, such as the number of doors in each opening, or the style of their architraves and doors. Mortise locks with doorknobs were probably used, being typical of hardware used in 1843.

Windows

The general arrangement and spacing of the windows has been previously discussed in Section C, "Exterior Elements." Their known placement influenced the preparation of the conjectural interior floor plan of the chapel, particularly concerning the location of the partition wall between the vestibule and the sanctuary. Hypothesizing one window in the each of the east and west walls of the vestibule gave an approximate depth of 10 feet for that space. (The vestibule also would have had two additional windows, one on either side of the main doorway in the south wall.) The first story of the sanctuary therefore had eight windows—four each in the east and west walls. Of these eight windows, one window opening on the west side survives relatively unaltered.

Additional light would have been provided to the sanctuary by the second-story gallery windows. An exterior sketch of the building published in 1856 suggests that these numbered 12, including five each in the east and west walls and two in the south wall (fig. 3). No windows appear to have been in the north wall, based on an interior photograph of the sanctuary taken sometime after September 1858 (fig. 1).

The height of the original windows in relation to the interior floors and ceilings is based on extant evidence of these features at the east and west walls. The first-story window openings are located 2 feet 11 1/2 inches above the patch for the former floor beam at the west wall, and 9 1/2 inches below the joist pockets for the gallery floor at the east wall. Taking into account the finish materials of floorboards and ceiling plaster, this would have placed the windows about 2 feet 9 1/2 inches above the first floor, and 8 1/2 inches below the gallery ceiling.

The second-story windows at the gallery level had less space between the floor and the ceiling. Although all of the second-story windows have been altered, evidence in the brickwork of the original openings indicate they were situated only 12 inches above the gallery-floor joist pockets and 8 inches below the trusses and ceiling joists. The addition of floorboards and ceiling plaster would have reduced this clearance even further, making the gallery windows about 10 inches above the gallery floor and 7 inches below the ceiling.

No details are known about the interior wood trim of the windows, such as the style of the architrave, stool, and apron. (Paint analysis has determined that the woodwork associated with the one unaltered window opening in the west wall dates from a later period.) A simple treatment, possibly with single-bead detail, would have been in keeping with the descriptions of the building as "plain" in 1843. Muntin bars in the window sash would have been typically

narrow, coming almost to a point. Paint undoubtedly was used to finish the woodwork. Likely treatments for the mid-19th century would have been a plain-color oil-based paint or a technique imitative of wood grain known as "graining." Both finishes were found in the Stanton House in Seneca Falls, New York, for this same time period.

Pulpit

The pulpit was centered at the north wall of the sanctuary, based on the interior photograph of the chapel (fig. 1). It was here that the pastor stood to give his sermon. The pulpit was also probably used as the podium during public assemblies held in the church building. One such gathering was the Women's Rights Convention of 1848.

The pulpit was presumably destroyed in 1872 when the chapel was remodeled into two stores and a meeting hall. Documentary sources therefore must be used to reconstruct its appearance. Mary Sherwood Bull, who attended the Women's Rights Convention, many years later described "the platform with the desk and communion-table."[94] Assuming that "the desk" here referred to the pulpit and the "communion-table" to the altar, this passage suggests that both were elevated above the sanctuary floor on a "platform." That the pulpit may have been even higher may be inferred from an entry in the church record books dated February 1860 authorizing "the Trustees . . . to lower the Pulpit 2 Steps if in their judgment it can be done without to [sic] much expense."[95]

The only known view of the pulpit is a photograph taken sometime after gas lighting was installed in September 1858 (fig. 1). Although mostly hidden by people standing in front of it, the top portion may be seen with a book resting upon it. It appears to be a simple lectern design, possibly enclosed by a low balustrade.

One prominent feature associated with the pulpit was a black-board mounted behind it on the north wall. The only known description of it is a newspaper article dated September 1869, in which the Reverend Lyle was said to stand "with his back toward the gallery writing upon the blackboad [sic]. . . ."[96] Most likely it is this blackboard that can be seen on the north wall in figure 1. Distinct vertical lines and fainter horizontal ones suggest that the board was made up of several pieces of material such as slate. It is quite large, vertical in orientation, and decoratively framed by a light-color border that in turn is surrounded on either side and below by a dark-color border. Folds in the bottom portion suggest that the dark frame was in fact a fabric hanging.

---

[94] Bull, "Women's Rights and other 'Reforms.'"

[95] Church Records, "Book No. 2," entry dated February 13, 1860.

[96] Brown, p. 39; original quote is from the *American Wesleyan*, September 29, 1869.

Was the blackboard extant in 1848? No mention of it is made in the contemporary writings on the Women's Rights Convention. Certainly a blackboard would have been a valuable teaching aid to the Sabbath School instructors who presumably taught in the sanctuary. The earliest known reference to the Sabbath School, however, is dated 1858.[97] Any physical evidence of the blackboard, such as its method of attachment to the wall, was long ago destroyed along with the chapel's entire north wall. To conclude, insufficient information is available to determine exactly when the blackboard was installed and if it existed in 1848.

Altar

An "altar" is a table used in worship, often for the ritual of communion. Mary Sherwood Bull recalled that in 1848 the chapel had a "communion-table" that was on a "platform" along with a "desk."[98] While no references to the Wesleyans using the altar for communion have been found, several entries in the church records for 1859 document the pastor "baptis[ing] by sprinkling at the altar" (also spelled "alter").[99]

The year 1869 was a turbulent one for the Wesleyans, and in April they reported that "one Mahogany Marble Top Table"[100]—along with other furniture—had been stolen from the chapel. Although not identified as such, this may have been the altar.

The exact location of the altar in the front of the sanctuary and in relation to the pulpit is difficult to ascertain. No table is visible in the interior photograph. One newspaper article, recounting a confrontation that occurred October 31, 1869, mentions both the altar and the pulpit. "Mr. Lyle . . . marched up the aisle, halted in the altar . . . and . . . commanded that the pulpit be vacated . . . brother Demming . . . approached the altar from the other aisle...."[101] This seems to imply that the altar was located somewhere in the vicinity of the pulpit.

---

[97] Church Records, "Book No. 2," entry dated October 4, 1858. It was then "Resolved that a public collection be taken next Sabbath...for the benefit of the Sabbath School."

[98] Bull, "Woman's Rights and Other 'Reforms.'"

[99] Church Records, "Book No. 2," all entries dated 1859 including February 6, February 13, February 27, March 23, April 17, and May 24.

[100] Church Records, "Book No. 1," entry dated August 10, 1869.

[101] Brown, p. 24; original quote is from the *American Wesleyan*, November 3, 1869.

Seats

The seats in the Wesleyan Chapel were known by several names, according to the church records, including "slips," "seats," and "pews."[102] Some income for the church was apparently derived from "renting" of the seats, according to entries in the church records dated 1845, 1863, 1864, 1866, 1867, and 1868.[103] In 1869, it was unanimously voted to waive the fee for one year beginning May 1, 1869.[104]

No seats from the original Wesleyan Chapel are known to survive today. What they looked like is therefore based on one interior photograph of the sanctuary, the church records, and newspaper accounts. The one interior view of the chapel, taken sometime after gas lighting was installed in September 1858, shows the back of the seats in the center of the sanctuary towards the front end of the room (fig. 1). Four rows of bench-style seats are discernible. These are a dark color, separated down the middle by a low partition, and fitted with brackets to hold books—most likely hymnals.

Although no seat numbers are visible in the photograph, they were painted on by 1863, based on an entry in the church records in April for "painting numbers for seats $3.00."[105] That two aisles were extant between the main-story pews may be ascertained from a newspaper account dated 1869, which stated that "Mr. Lyle . . . marched up the aisle . . . [and] . . . brother Demming . . . approached the altar from the other aisle. . . ."[106]

Little is known about the seats in the gallery. Presumably they were of a bench-type design similar to those on the main story, and were located on all three sides of the gallery. Previous descriptions of the gallery floor have conjectured that it stepped down towards the center of the room. The back seats thus would have been located at a higher level than the front seats, enabling all to see the sanctuary below.

In addition to seating for the congregation or audience, other seats were also available in the chapel. Possibly located in the vicinity of the pulpit were "one Sofa . . . [and] four Sofa

---

[102] Church Records, "Book No. 1," entry dated March 27, 1845; "Book No. 2," entries dated January 19, 1863; February 2, 1863; April 6, 1863; "Book No. 3," entries dated April 4, 1864; April 2, 1866, April 8, 1867; April 6, 1868; and, "Book No. 4," entry dated April 19, 1869.

[103] Church Records, "Book No. 1," entry dated March 27, 1845; "Book No. 2," entries dated January 19, 1863; February 2, 1863; April 6, 1863; "Book No. 3," entries dated April 4, 1864; April 2, 1866, April 8, 1867; April 6, 1868; and, "Book No. 4," entry dated April 19, 1869.

[104] Church Records, "Book No. 4," entry dated April 19, 1869.

[105] Church Records, "Book No. 2," entry dated April 6, 1863.

[106] Brown, p. 24; original quote is from the *American Wesleyan*, November 3, 1869.

Chairs," all reported stolen in August 1869.[107] Several months later, the Reverend Marshall Frink described sitting "on the pulpit settee at the extreme end of the house opposite the gallery at the foot of the pulpit steps, where every thing could be seen."[108] A low balustrade apparently separated the pulpit area (and "settee") from the congregation, judging by the interior photograph of the chapel (fig. 1). This balustrade was finished in a dark color similar to the bench seating.

Musical Instrument

It is unclear from the documentation whether or not a musical instrument existed in the chapel in the 1840's. Not until 1861 is mention made of a "melodeon"; a document dating to 1865 refers to the purchase of a new "organ."

An organized choir was part of the church service by the late 1850's. This is apparent from a reference dated December 1858 to granting the "choir . . . permission to use the prayer-room Friday evenings for rehearsals."[109] Musical accompaniment for the choir is first mentioned in June 1861, when Brother Metcalf was directed "to procure as large a sum as he could for Sister Beary to pay her for services on Melodian [sic]."[110] A melodeon is "a small reed organ in which a suction draws air inward through the reeds."[111] Payments for servicing and playing the melodeon were made in 1861 and 1862.[112] Then, in May 1865, a committee was appointed "to solicit subscriptions for an organ."[113] Sufficient funds had been raised by September of that year to enable the trustees "to purchase an organ at a price not to exceed $400."[114] In November, it was "moved and carried that the Melodeon be sold [to] the highest bidder."[115] The new organ, shipped from Phillips and Company for $4.97, was received by December. Because it had been damaged in shipment, the company offered to reimburse the church $30, which was accepted.[116]

---

[107] Church Records, "Book No. 1," entry dated August 10, 1869.

[108] Brown, p. 39; original quote is from the *American Wesleyan*, September 29, 1869.

[109] Church Records, "Book No. 2," entry dated December 6, 1858.

[110] Church Records, "Book No. 2," entry dated June 3, 1861.

[111] *Webster's Ninth New Collegiate Dictionary*, p. 740.

[112] Church Records, "Book No. 2," entries dated August 5, 1861; February 4, 1862; and, July 7, 1862.

[113] Church Records, "Book No. 3," entry dated May 8, 1865.

[114] Church Records, "Book No. 3," entry dated September 11, 1865.

[115] Church Records, "Book No. 3," entry dated November 6, 1865.

[116] Church Records, "Book No. 3," entry dated December 4, 1865.

An organ provided music for church services during the chapel's ensuing years. Even though the organ was removed by the Congregationalists in 1869, it was either returned or replaced shortly thereafter.[117] The church records indicate that in August 1870 a committee was appointed to find an organist; in 1870 one was hired for the balance of the sabbath year.[118]

The exact location in the chapel of the melodeon, and later the organ, is difficult to ascertain. Two possible locations are the front of the sanctuary near the pulpit, or at the back (south side) of the gallery. The Reverend Frink, who was seated on the pulpit settee in September 1869, described being able to see the organist turn "upon his seat [and] put all the bass thunder upon the instrument."[119] Frink, however, would have been able to view both areas from his vantage point.

Heating System

The chapel was heated during cold weather by two stoves located in the sanctuary. The chimneys for these stoves were built into the north wall, as has been discussed in detail in Section C.

The original stoves that were installed in the chapel in 1843 and extant during the Women's Rights Convention of 1848 were purchased from S.H. Thompson for an unspecified amount of money. As late as April 1848, $32.50 was owed on them according to the church records.[120] Few details are known about these stoves except that there were probably two of them. This is based upon the number of chimneys, and a later photograph showing two stovepipes at the north wall. Their probable placement on either side of the pulpit at the front of the sanctuary is also based on the locations of the chimney stacks. Typical of heating stoves of the mid-19th century, the chapel stoves were most likely made of black cast iron, free-standing, and set upon four legs. Their shape could have been either box-like or cylindrical, and the detailing plain or fancy.[121]

The stoves were replaced several times during the building's 28 years in use as a church. New stoves were contemplated by the trustees 14 years after the chapel's original construction. In a meeting held September 10, 1857, two members "were appointed a committee to obtain 2

---

[117] Brown, p. 23; original reference is to the *American Wesleyan*, November 3, 1869, and the *Reveille*, November 5, 1869.

[118] Church Records, "Book No. 4," entries dated August 12, 1870, and October 3, 1870.

[119] Brown, p. 39; original quote is from the *American Wesleyan*, September 29, 1869.

[120] Church Records, "Book No. 1," entry dated April 3, 1848.

[121] Josephine H. Peirce, *Fire on the Hearth: The Evolution and Romance of the Heating-Stove*.

stoves for the church."[122] The records of subsequent work and repairs to the chapel were unfortunately burned by the pastor. It seems likely, however, that new stoves would have been installed as part of the renovations reported to have occurred in 1857.[123]

Five years later, in September 1863, the church records indicate that one stove was sold for $2.37.[124] The congregation must have been cold during the following two winters, since a replacement was not purchased until 1866—perhaps due to shortages caused by the Civil War. The trustees were requested in January 1864 to raise money "to procure new stoves for the church."[125] It was suggested one year later that four ladies be added to the stove committee.[126] Finally, in January 1866, a new stove and pipe were purchased for $49.72, even though the stove fund was short by $19.69.[127] Both the new stove and the old stove were removed almost 4 years later, in October 1869, by the Congregationalists during a controversy with the Wesleyans. A newspaper account of the event indicates that these were never recovered, but that "new . . . stoves . . . and other fixtures [were] purchased."[128]

The type of fuel burned by the original stoves is not documented. The stoves extant in the chapel between 1858 and 1870 used coal, coke, and/or wood, according to the church records. Coal appears to have been purchased by the ton, based on entries dated August 1864, March 1867, and October 1870. Expenses included not only the coal itself but also the cost of "carting" it to the chapel.[129] Exactly where such large quantities of coal were stored is not known, although a likely location is the long shed in back of the chapel shown on the 1856 map (fig. 3).

---

[122] Church Records, "Book No. 1," entry dated September 10, 1857.

[123] "In 1857 . . . quite extensive repairs were made on the church" is noted on page 172 of the *Manual of the Churches of Seneca County With Sketches of Their Pastors 1895-1896*. Burning of the "receipts and expenditures in repairing this house" is documented in the Church Records, "Book No. 2," entry dated September 6, 1858.

[124] Church Records, "Book No. 3," entry dated September 7, 1863.

[125] Church Records, "Book No. 3," entry dated January 4, 1864.

[126] Church Records, "Book No. 3," entry dated November 6, 1865.

[127] Church Records, "Book No. 3," entry dated December 3, 1866.

[128] Brown, p. 23; original quote is from the *Seneca Falls Reveille*, November 5, 1869. Other newspaper accounts appeared in the *Reveille*, October 29, 1869, and the *American Wesleyan*, November 3, 1869.

[129] Church Records, "Book No. 2," entries dated October 4, 1858; November 1, 1858; May 9, 1859; August 8, 1859; November 14, 1859; December 12, 1859; February 13, 1860; March 14, 1860; April 9, 1860; November 13, 1860; February 4, 1861; March 4, 1861; April 1, 1861; November 4, 1861; January 6, 1862; February 4, 1862; March 3, 1862; November 3, 1862; December 1, 1862; April 6, 1863; "Book No. 3," entries dated October 5, 1863; November 9, 1863; January 4, 1864; February 1, 1864; March 7, 1864; June 13, 1864; August 1, 1864; October 11, 1864; December 7, 1864; March 6, 1865; May 8, 1865; October 2, 1865; February 12, 1866; May 7, 1866; January 21, 1867; March 11, 1867; May 13, 1867; November, 1867; February 3, 1868; March 2, 1868; April 6, 1868; October 12, 1868; January 11, 1869; March 8, 1869; April 12, 1869; "Book No. 4," entry dated October 3, 1870.

Separate storage for the wood was apparently deemed necessary in 1867, when "it was ordered that a wood house be built in the rear of the church."[130]

Small quantities of fuel were no doubt stored in the sanctuary near the stoves. "Coal boxes," reported as having been stolen along with the stoves in 1869, probably served this function.[131] Carrying of the coal from the boxes to the stoves would have utilized metal pails known as "scuttles" or "hods," which are on record as having been purchased in November 1860 and February 1868.[132]

Lighting System

The interior of the chapel would have been lighted naturally during daylight hours by the multiple windows in the east, south, and west walls. Evening services and meetings would have required artificial lighting. No documentation exists as to the type of artificial lighting used in the 1840's and early 1850's. Not until 1858 was piping installed for gaslight fixtures that continued to be used through the 1870's.

The chapel is known to have been used in the evenings prior to gas lighting, based on the historical writings. The original dedication ceremonies on October 14, 1843, are said to have continued throughout the day and into the evening.[133] The last day of the Women's Rights Convention on Thursday, July 20, 1848, reconvened at 7:30 p.m. and continued until an unspecified hour.[134] Various church groups appear to have used the chapel after working hours. One example may be found in the minutes of the church trustees, who were noted in one instance as "meeting . . . in the Wesleyan Chapel on the Evening of Monday Oct. 7, 1850."[135] Lighting for these events was most likely provided by oil lamps and/or candles, both of which were commonly used in the mid-19th century.[136] A chandelier would have been a good source of overall lighting in the sanctuary and gallery, although no descriptions of such a fixture have been found. Other possibilities include wall-mounted fixtures, or sconces, and portable fixtures.

---

[130] Church Records, "Book No. 3," entry dated June 2, 1867.

[131] Brown, p. 23; original reference is to the *American Wesleyan*, November 3, 1869.

[132] Church Records, "Book No. 2," entry dated November 13, 1860; "Book No. 3," entry dated February 3, 1868.

[133] Brown, p. 5; original references to the *True Wesleyan*, November 4, 1843.

[134] Brown, p. 65; original reference is to *Report of the Woman's Rights Convention, Held at Seneca Falls, N.Y., July 19th and 20th, 1848*, p. 11.

[135] Church Records, "Book No. 1," entry dated October 7, 1850.

[136] *Lamps and Other Lighting Devices 1850-1906*, pp. 1-3.

Gas lighting was introduced into the chapel in the fall of 1858. In a business meeting of the church on September 6, 1858, it was "resolved that the bill presented by J.M. Chamberlain of one hundred dollars for introducing the gas in this meeting house be referred to the Trustees of this church with a request that they give their note for the amount if it is be found correct."[137] Gas bills were recorded thereafter beginning in October 1858. Periodic repairs were also noted such as "repr Gas fixtures" in 1861, "fixing burners" in 1864, and "repairing gas pipe" in 1865.[138] Upgrading of the system occurred approximately 10 years after its original installation, when "Br. Bellows was empowered and directed to have the gas pipe in the church enlarged and such changes made as in his judgment may be best in order to get sufficient light for the church."[139] One year later, in March 1869, it was "moved and carried that $8.75 be paid for Gas Burners for the Pulpit. . . ."

The expenditure for pulpit burners most likely referred to replacing the burners in a gaslight fixture or fixtures that already existed in 1869. These may have been the two light fixtures shown in the only known interior photograph of the chapel (fig. 1). This view shows two fixtures with three lights each mounted on the north wall behind the pulpit, one on either side of the framed blackboard. Such wall-mounted gas fixtures would have been known in the 19th century as three-light wall brackets.[140] The locations and styles of the other gaslight fixtures—both in the original and the expanded systems—are not known.

Building Operations

The sexton was responsible for the day-to-day chores associated with the operation of the church. A committee to employ a sexton was appointed in January 1855, but the sexton's salary does not appear in the church records until 1859. One of the sexton's jobs, according to a newspaper account dated 1869, was to lock and unlock the doors.[141] Other responsibilities most likely included cleaning and filling the oil lamps and/or tending the candles before 1858, turning the gas lights on and off after 1858, carrying in the fuel for the heating stoves, tending the fires therein, and carrying out the ashes. The names of the sextons who worked in the chapel

[137] Church Records, "Book No. 2," entry dated September 6, 1858.

[138] References to the gas bills and repairs to the gas lighting system are found in the following Church Records: "Book No. 1," entry dated March 23, 1868; "Book No. 2," October 4, 1858; December 6, 1858; January 3, 1859; February 21, 1859; April 4, 1859; August 8, 1859; October 10, 1859; January 9, 1860; May 14, 1860; January 14, 1861; February 4, 1861; June 3, 1861; March 2, 1863; April 6, 1863; August 3, 1863; "Book No. 3," November 9, 1863; April 4, 1864; June 13, 1864; August 1, 1864; October 11, 1864; December 7, 1864; March 6, 1865; May 8, 1865; September 2, 1867; March 23, 1868; July 13, 1868; March 8, 1869; "Book No. 4," April 4, 1870.

[139] Church Records, "Book No. 1," entry dated March 23, 1868.

[140] Denys Peter Myers, *Gaslighting in America: A Guide for Historic Preservation.*

[141] Brown, p. 34; original reference is to the *American Wesleyan*, September 29, 1869.

between 1859 and 1866 were "T.J. Crosby," "Lyman F. Gidding," "Carter," and "Crowell." Beginning in 1866, the salary of the sexton was simply listed under "sexton."[142]

Cleaning

Cleaning of the chapel was most often accomplished by volunteer labor, according to the church records. In June 1867, Anna Rumsey was appointed to a committee to superintend the cleaning. One year later, Sisters Rumsey and Freeland were appointed to the job. Occasionally, money was paid to clean the church, such as in September 1862 and November 1867. The only cleaning equipment purchased by the church on a regular basis was "brooms."[143]

Repairs and Maintenance

Numerous repairs were required to maintain the chapel in good condition between the years 1843 and 1872. These have been discussed in detail in the previous sections. The windows were frequently repaired using glass and putty. The wood-plank sidewalks outside, exposed to both wear and the weather, were repaired or rebuilt on an almost yearly basis. The heating stoves were replaced several times and also needed periodic cleaning and maintenance. This was often noted in the church records as "repairing stove."[144] The gas lighting system also accrued its share of repair bills after its installation in 1858. References to painting are infrequent and are usually nonspecific.

---

[142] *T.J. Crosby* worked as sexton in 1859, 1861, 1863, 1864, 1865, and 1866, according to entries in the following Church Records: "Book No. 2," entries dated September 14, 1859; November 4, 1861; December 1, 1861; January 6, 1862; March 3, 1862; April 7, 1862; June 2, 1862; July 7, 1862; November 3, 1862; "Book No. 3," December 7, 1863; January 4, 1864; February 1, 1864; March 7, 1864; April 4, 1864; June 13, 1864; August 1, 1864; January 2, 1865, March 6, 1865; May 8, 1865; August 7, 1865; October 2, 1865; November 6, 1865; January 8, 1866; and February 12, 1866. *Lyman F. Giddings* worked in 1859, 1860, and 1861, based on the following records: "Book No. 2," entries dated December 12, 1859; January 9, 1860; February 13, 1860; March 14, 1860; April 9, 1860; May 14, 1860; July 9, 1860; November 13, 1860; August 13, 1860; and July 8, 1861. *Carter* and *Crowell* are mentioned only infrequently in 1863 and 1864. Carter is found in "Book No. 2," entry dated March 2, 1863; "Book No. 3," September 7, 1863; October 5, 1863; and December 7, 1863. *Crowell* is in "Book No. 3," entry dated January 4, 1864. References to the nameless *sexton* begin in "Book No. 3," entry dated August 6, 1866, and continue through April 12, 1869.

[143] Specific references to cleaning the church are found in the following Church Records: "Book No. 2," entries dated September 15, 1859; June 3, 1861; November 3, 1862; "Book No. 3," entries dated June 2, 1867; November 1867; and June 1, 1868. Thirteen entries document the purchase of a "broom" or "brooms" between November 1860 and August 1868. These are also found in the Church Records.

[144] Church Records, "Book No. 2," entries dated December 8, 1862; January 5, 1863; "Book No. 3," October 12, 1868; and January 11, 1869.

The historical record notes that "quite extensive repairs were made on the church" under the leadership of the Reverend J.A. Swallow in 1857.[145] Unfortunately, it is not known exactly what this entailed. The local newspaper announced on August 15, 1857, that "the Wesleyan Church in this place has been thoroughly repaired, and will . . . be reopened for Divine Worship next Sabbath August 16th. . . . Collections will be taken up at the close of each service to defray expenses."[146] Money was also raised by other means, according to the minutes of the church trustees who "moved and carried that Br. J. Wright raise twen[sic] one dollars to pay Br. F. Rema . . . towards repairing the church."[147] The Reverend Swallow was replaced by another pastor in 1858, and he left no "accounting of the receipts and expenditures for refitting the meeting house."[148]

Investigation into this situation found that the records had in fact been destroyed. The reaction of the church is documented in the minutes of a business meeting held on September 6, 1858. In this meeting, it was "resolved that the conduct of J.A. Swallow in burning the account of the receipts and expenditures in repairing this house is most heartily disapproved by this church and that he has justly incurred the displeasure of the same."[149]

Almost 25 years after its original construction and 11 years after the repairs made in 1857, "the subject of repairs and remodeling of the Church" came up again.[150] In a meeting on August 3, 1868, Brother Demming suggested making only "such repairs as are necessary for the preservation of the building and the fence and that no other repairs or improvements be made at present."[151] However, he was overruled by Brother Failing, who proposed that the church trustees be "requested to repair and otherwise improve this House of Worship, at an expense or outlay not exceeding, $4,000. . . ."[152] No immediate action was taken, however. In December of the following year, the local newspaper reported that the Wesleyans were "resolved to make an effort to put their church edifice in complete repair, modernizing all the fixtures and arrangements inside, and also rendering its outside, in architectural finish, an ornament of the

---

[145] *Manual of the Churches of Seneca County*, p. 172.

[146] Brown, p. 41; original quote is from the *Seneca Falls Reveille*, August 15, 1857.

[147] Church Records, "Book No. 1," entry dated September 10, 1857.

[148] Church Records, "Book No. 2," entry dated May 31, 1858.

[149] Church Records, "Book No. 2," entry dated September 6, 1858.

[150] Church Records, "Book No. 1," entry dated April 10, 1868.

[151] Church Records, "Book No. 3," entry dated August 3, 1868.

[152] Church Records, "Book No. 3," entry dated August 3, 1868.

village."[153] This effort involved appointing a committee in December 1869 to raise $10,000 via subscription.[154]

Despite intentions to repair the chapel, it appears this work was never done. Only one month after the subscription committee had been formed, discussions began on building a new church.[155] It can be assumed that few funds were expended on the old building in the interim. Its last years as a chapel were most likely characterized by continued deterioration due to deferred maintenance and repairs.

Sale

The earliest indication that the chapel would be sold and a new church built is found in the records of the church trustees. On January 16, 1870, a committee was appointed "to contract for stone for new church to be erected on corner of Fall and Clinton Sts."[156] Three months later, in a meeting held March 21, 1870, the fund-raising subscription for repairing the chapel was changed to read "*Building new church.*"[157]

Charles G. Corwin, a trustee of the church and a member of the repair committee, had pledged $1,000 towards repairing the chapel. When it was decided to build a new chapel, he also played an important role in selling the old church and building the new. Corwin provided the lot at the corner of Fall and Clinton Streets on which the new church was built.[158] For this, he was released from his $1,000 obligation and was paid an additional $1,000. The congregation received permission from the county court in October 1870 to sell the chapel, and completed an article of agreement for its sale in March 1871. It then sold the old chapel to Charles and Helena Corwin for $5,000. The deed for this transaction is dated October 31, 1871.[159]

---

[153] Brown, p. 26; original quote is from the *Seneca Falls Reveille*, December 10, 1869.

[154] Church Records, "Book No. 3," entries dated December 7, 1869, and December 13, 1869.

[155] Church Records, "Book No. 1," entry dated January 16, 1870.

[156] Church Records, "Book No. 1," entry dated January 16, 1870.

[157] Church Records, "Book No. 4," entry dated March 21, 1870.

[158] Church Records, "Book No. 4," entry dated March 21, 1870.

[159] Church Records, entry dated October 24, 1870. Also, "Book No. 1," entry dated March 1, 1871. The deed is located in Book 82, p. 48, Seneca County Courthouse.

From October to February 1872, the Wesleyans continued to meet in their old building even though it was no longer owned by the church.[160] Possibly the chapel was leased from Corwin, although no records of such an arrangement are known. Services were first held in the completed portion of the new building—the session room—on February 4, 1872.[161] Corwin sold the old chapel on July 1, 1872, to William Johnson for $5,000.[162] Nothing is known about how Corwin used the building between February and July 1872.

[160] Brown, p. 73.

[161] Church Records, "Book No. 4," entry dated February 4, 1872. The session room was completed first according to a news article describing the dedication August 11, 1875, in the *Seneca Falls Reveille*, August 13, 1875.

[162] Deed Book 83, p. 277, Seneca County Courthouse.



Figure 1. "Interior of Old Wesleyan Chapel with Pastor, Superintendent and Teachers of Sabbath School" (after 1858).

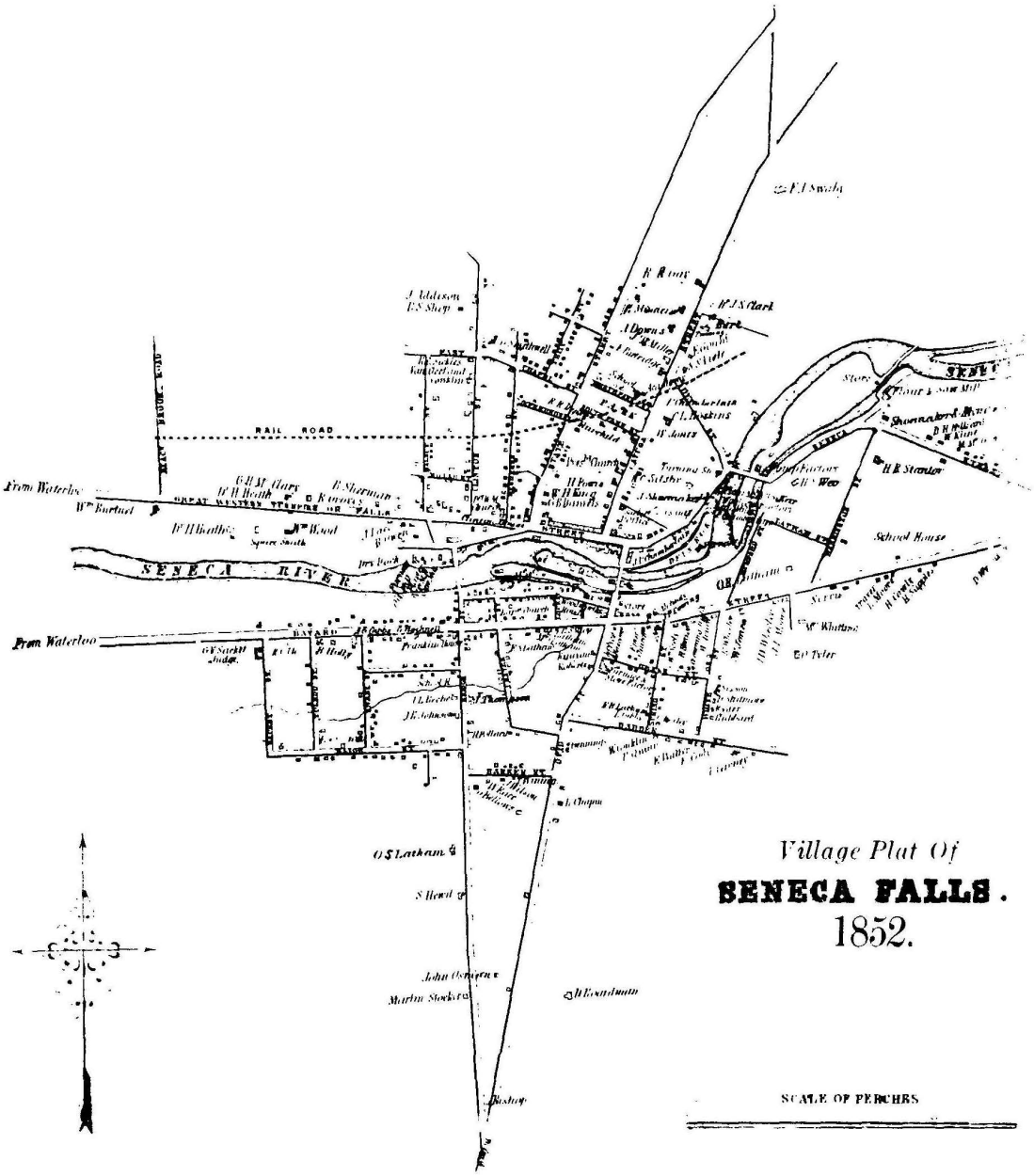


Figure 2. Village Plat of Seneca Falls (1852).

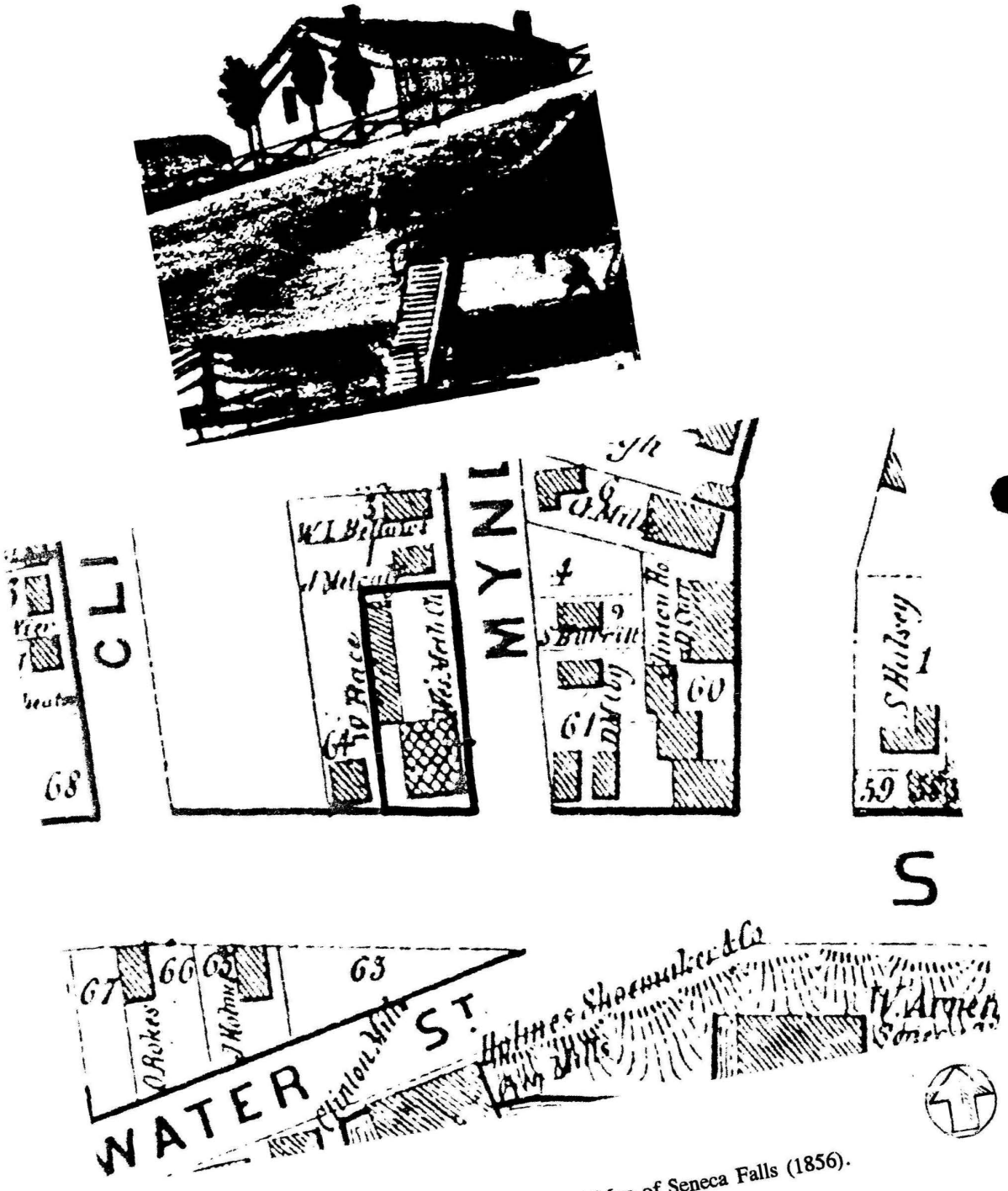


Figure 3. Details of Cadastral Wall Map of Seneca Falls (1856).

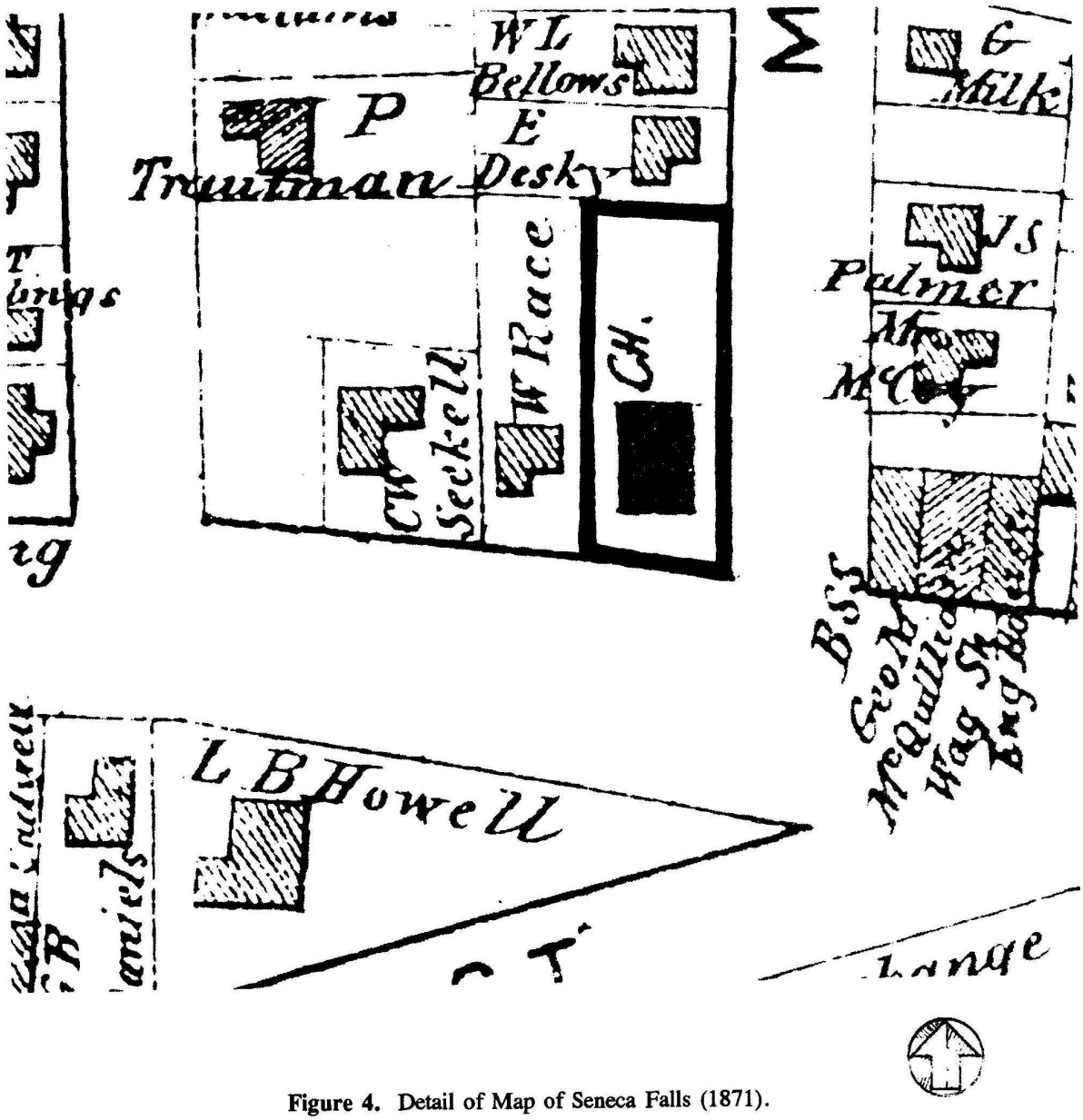


Figure 4. Detail of Map of Seneca Falls (1871).

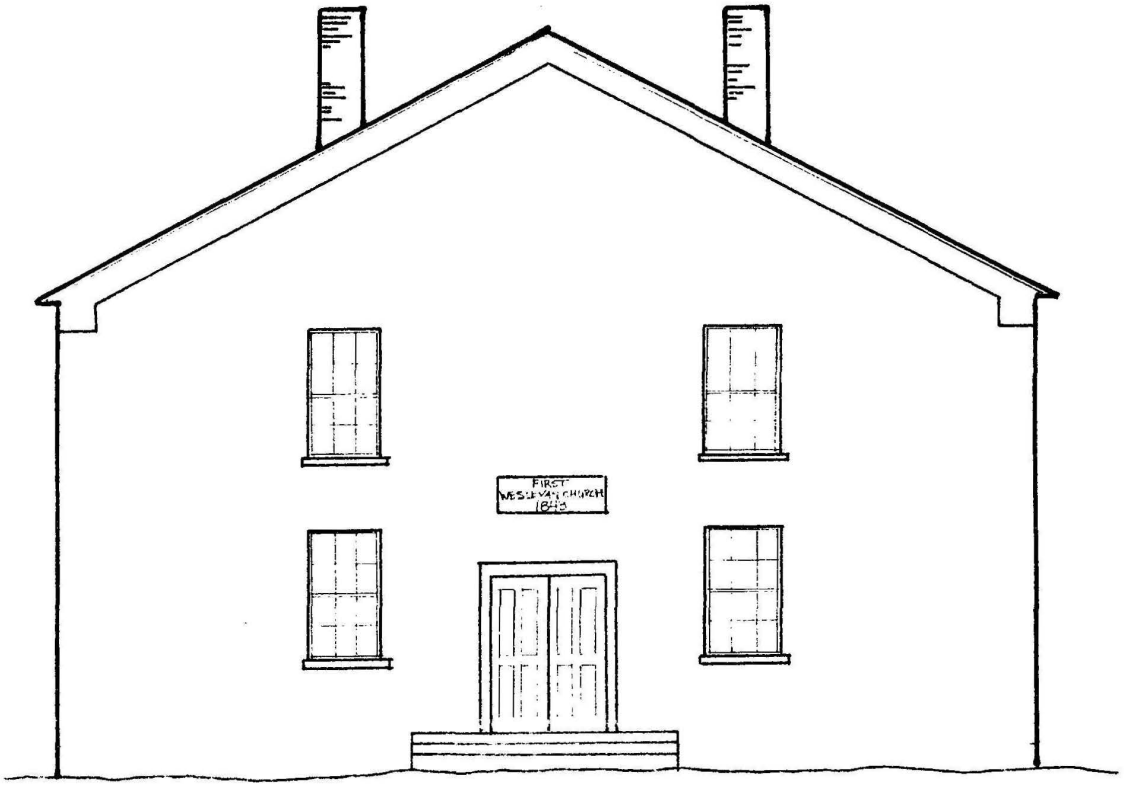


Figure 5. Wesleyan Chapel: Conjectured South Elevation.
(Scale: 1/8 inch = 1 foot)

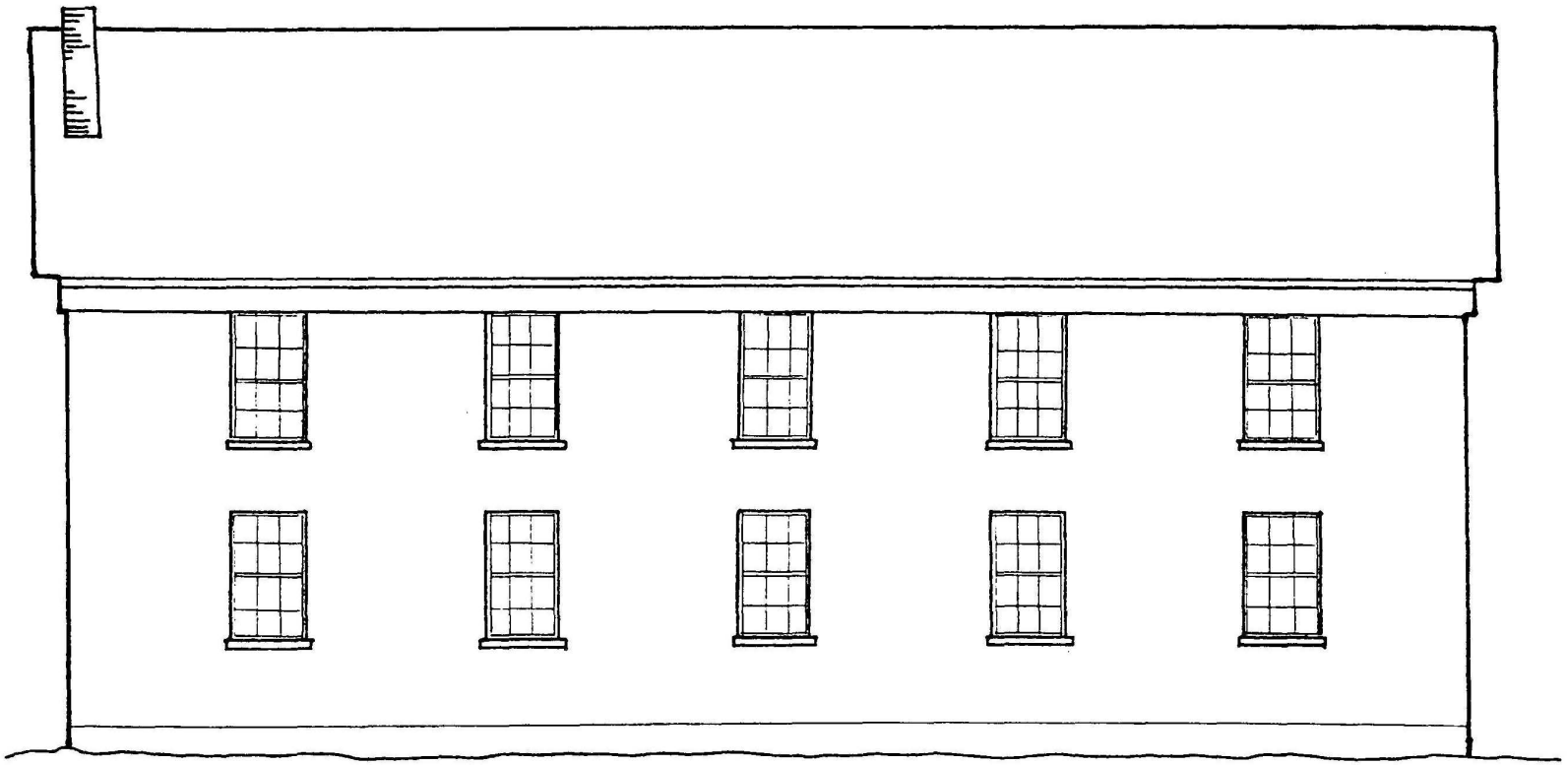


Figure 6. Wesleyan Chapel: Conjectured West Elevation. *(Scale: 1/8 inch = 1 foot)*

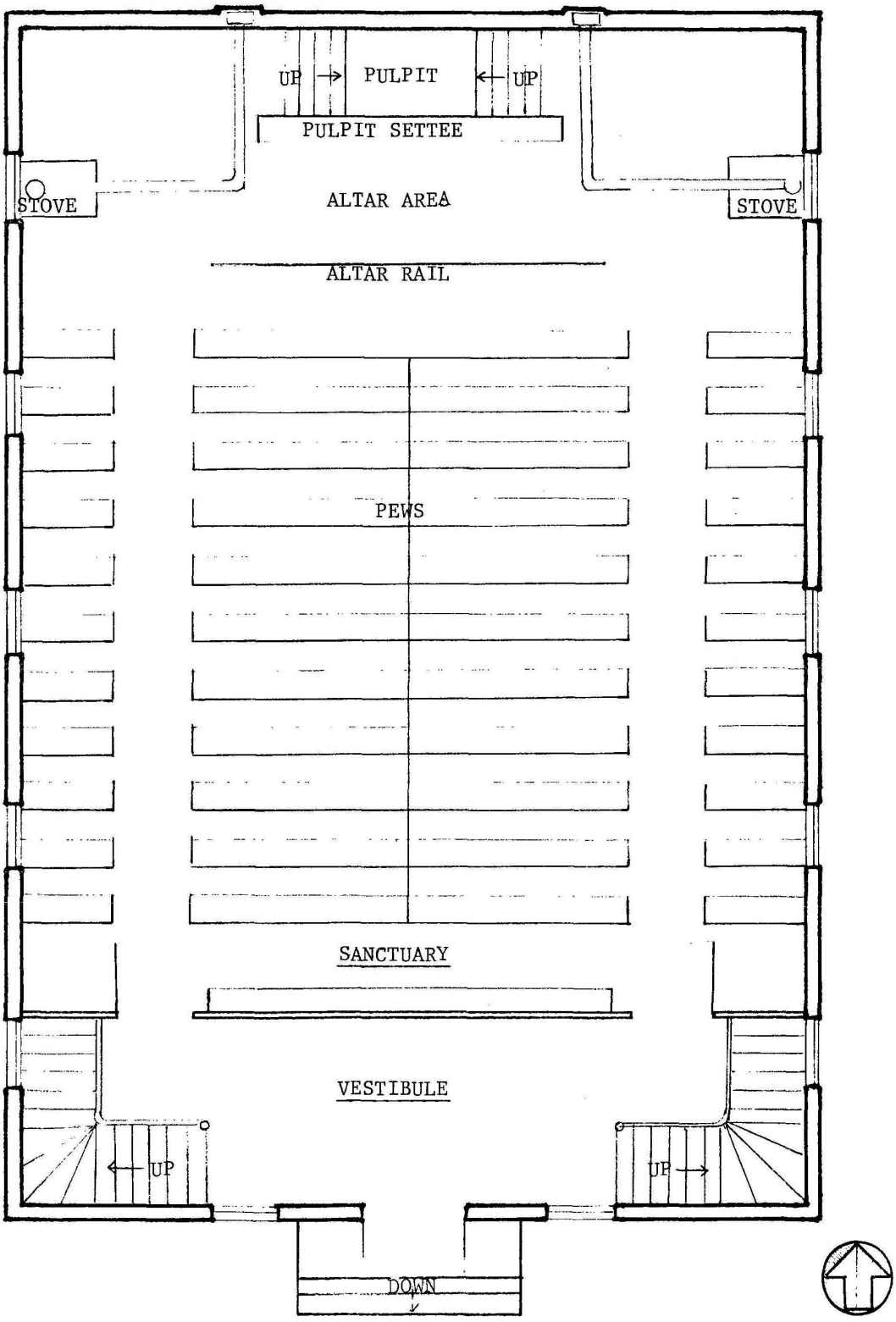


Figure 7. Wesleyan Chapel: Conjectured First-Story Plan.
(Scale: 1/8 inch = 1 foot)

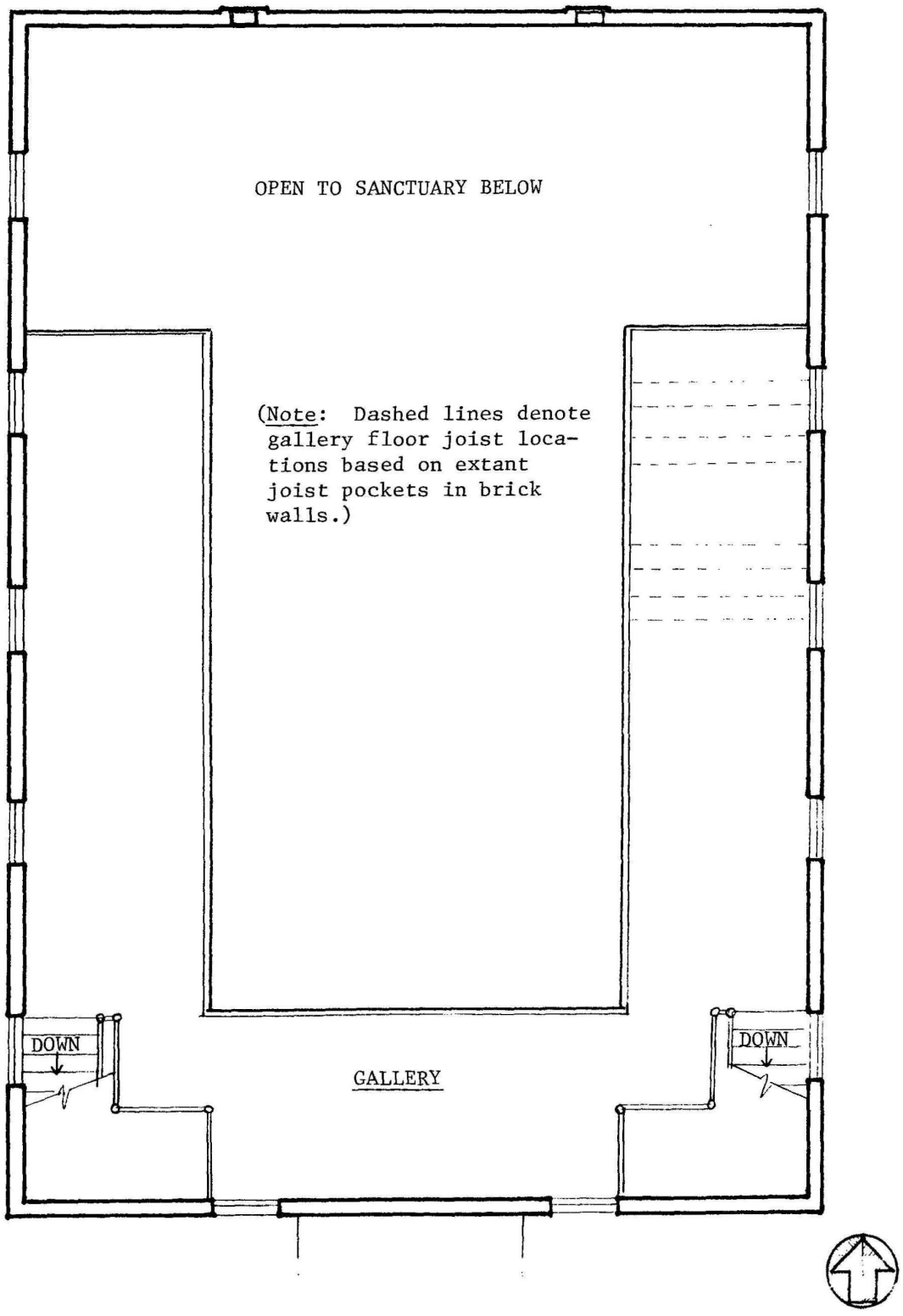


Figure 8. Wesleyan Chapel: Conjectured Second-Story Plan.
(Scale: 1/8 inch = 1 foot)

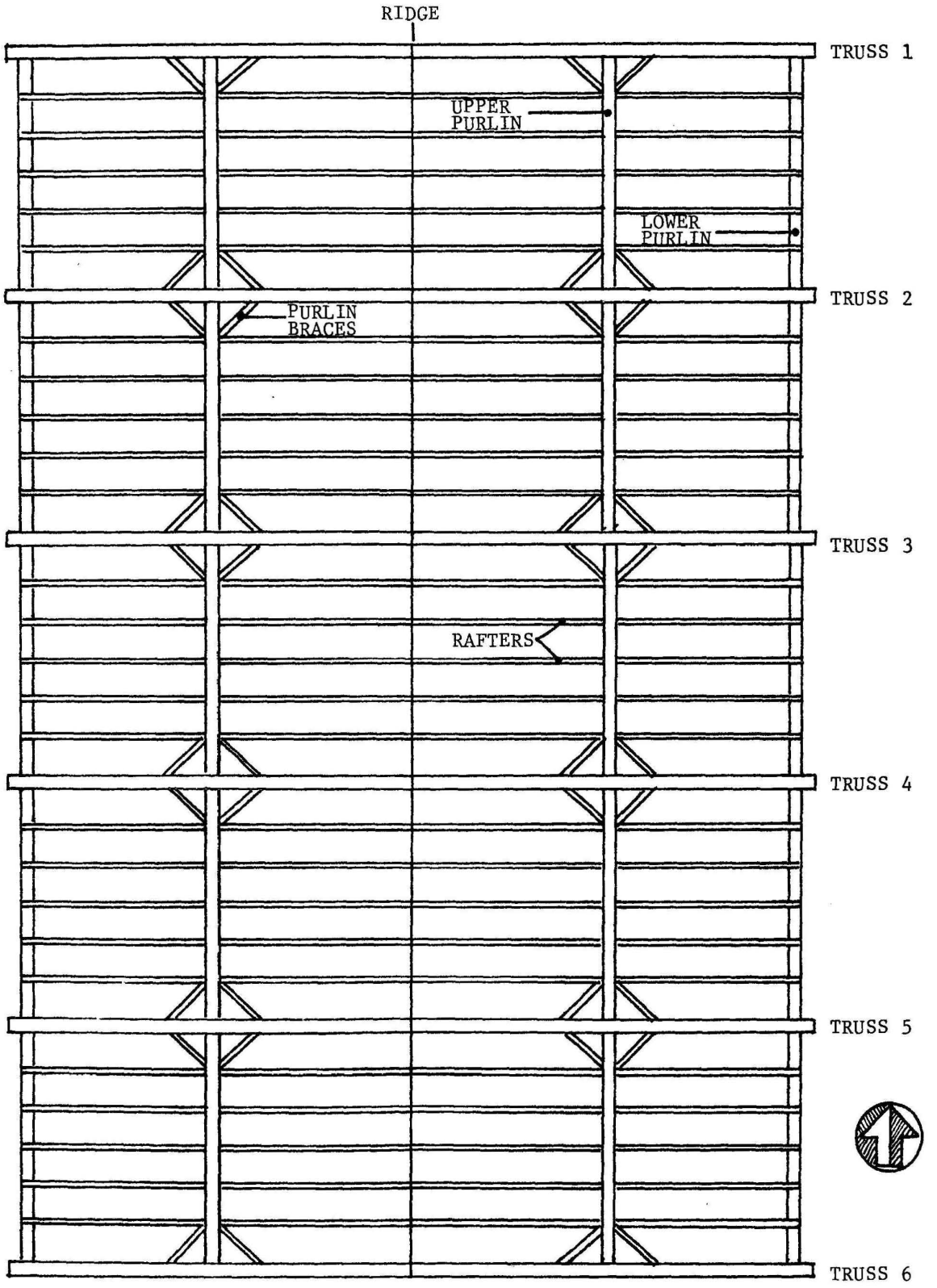


Figure 9. Wesleyan Chapel: Plan of Original Roof Framing.
(Not drawn to scale)

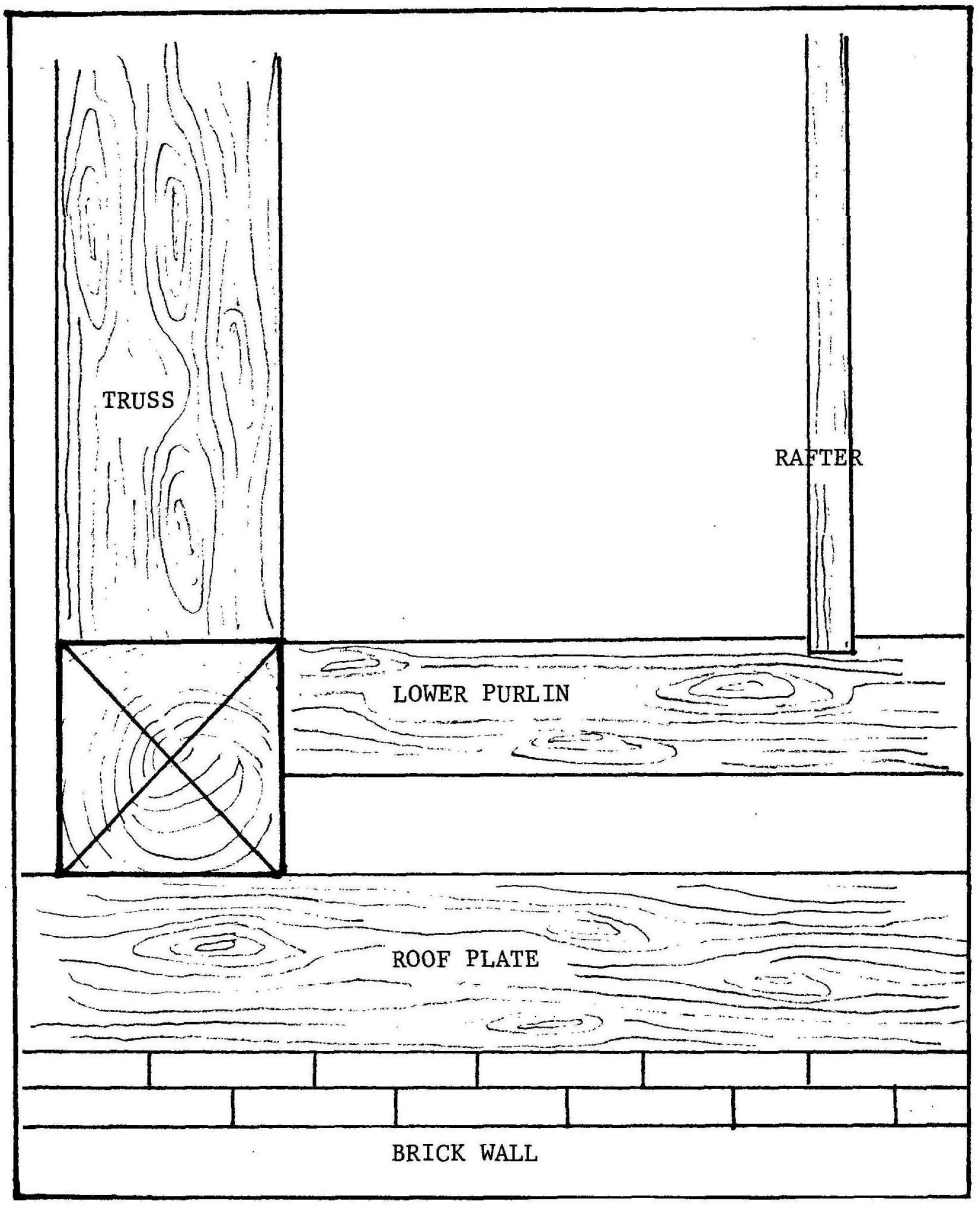


Figure 10. Wesleyan Chapel: West-Elevation Detail of Original Roof Framing.

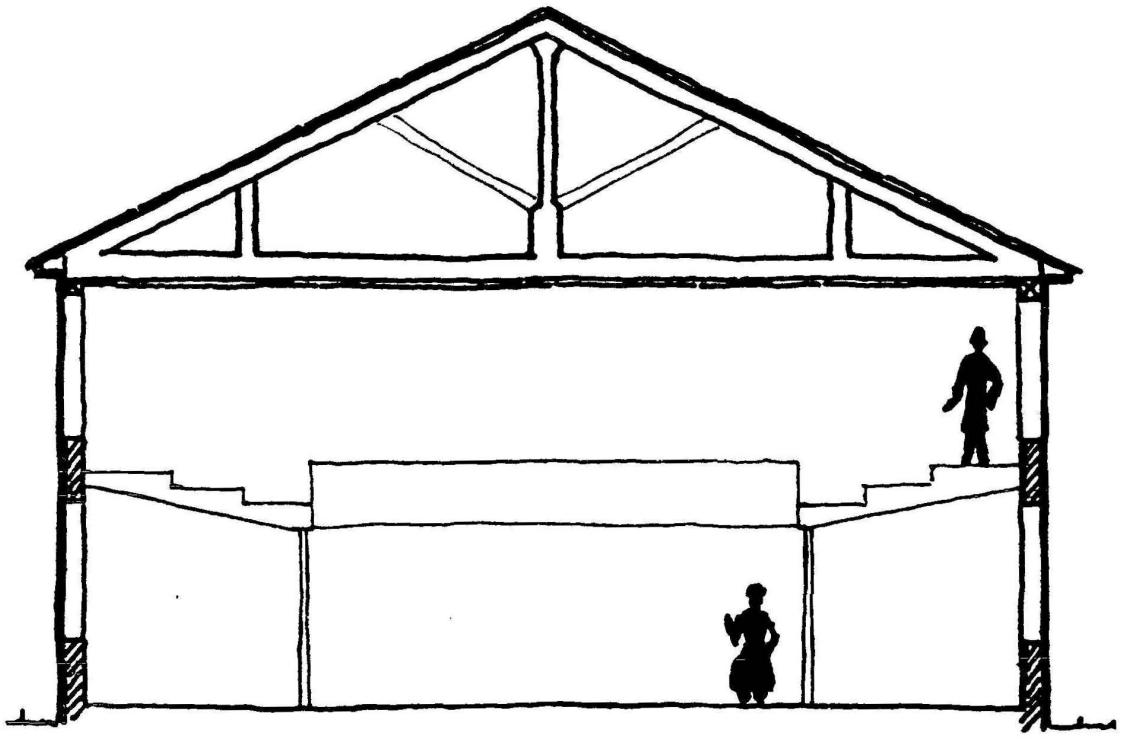


Figure 11. Wesleyan Chapel: Transverse Section Looking South, Showing Conjectured Appearance of Gallery. *(Scale: 1/8 inch = 1 foot)*

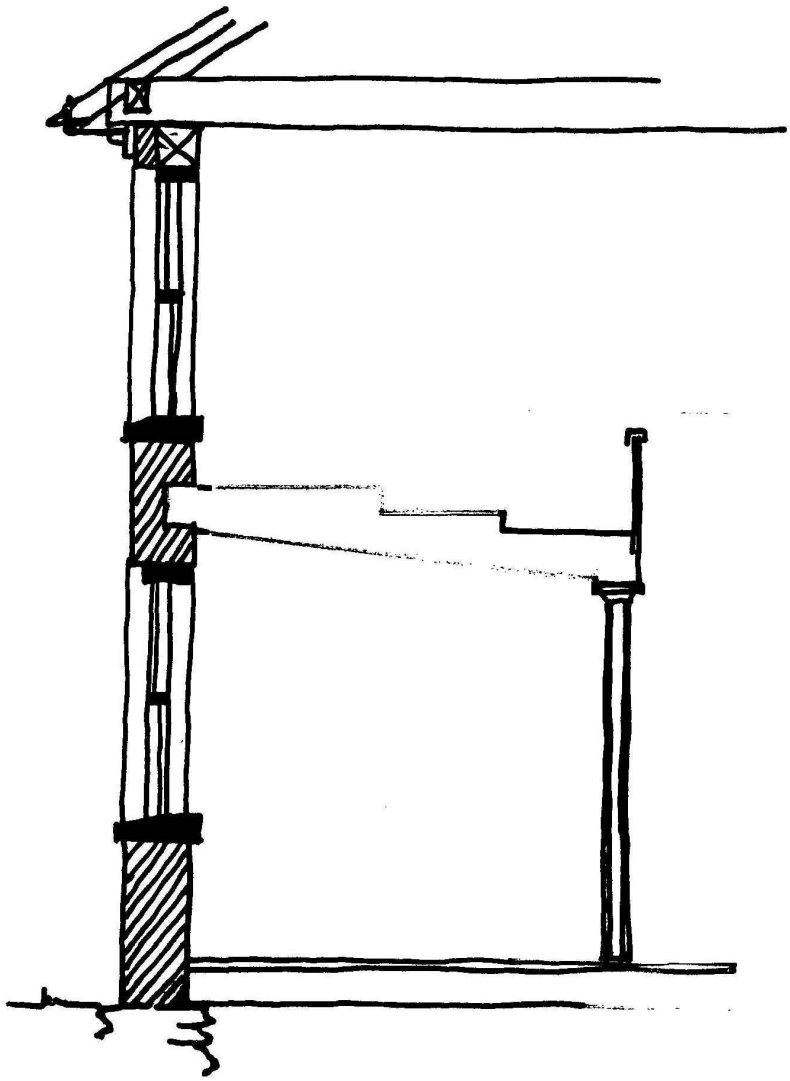


Figure 12. Wesleyan Chapel: Detail of Section Through Gallery. *(Scale: 1/4 inch = 1 foot)*

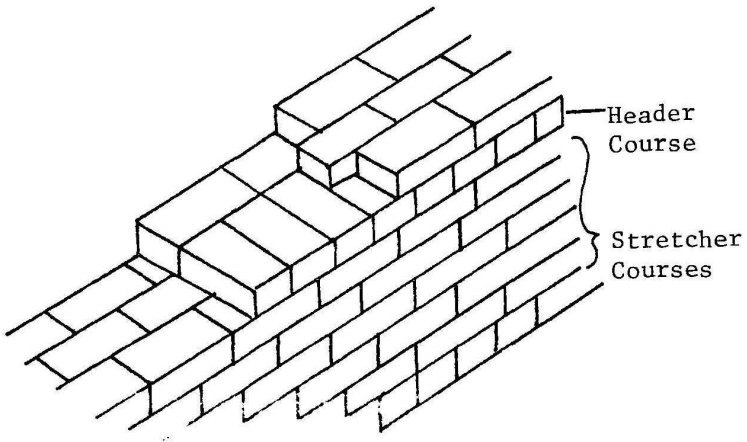


Figure 13. Wesleyan Chapel: Diagram of Construction of 1843 Original Brick wall.

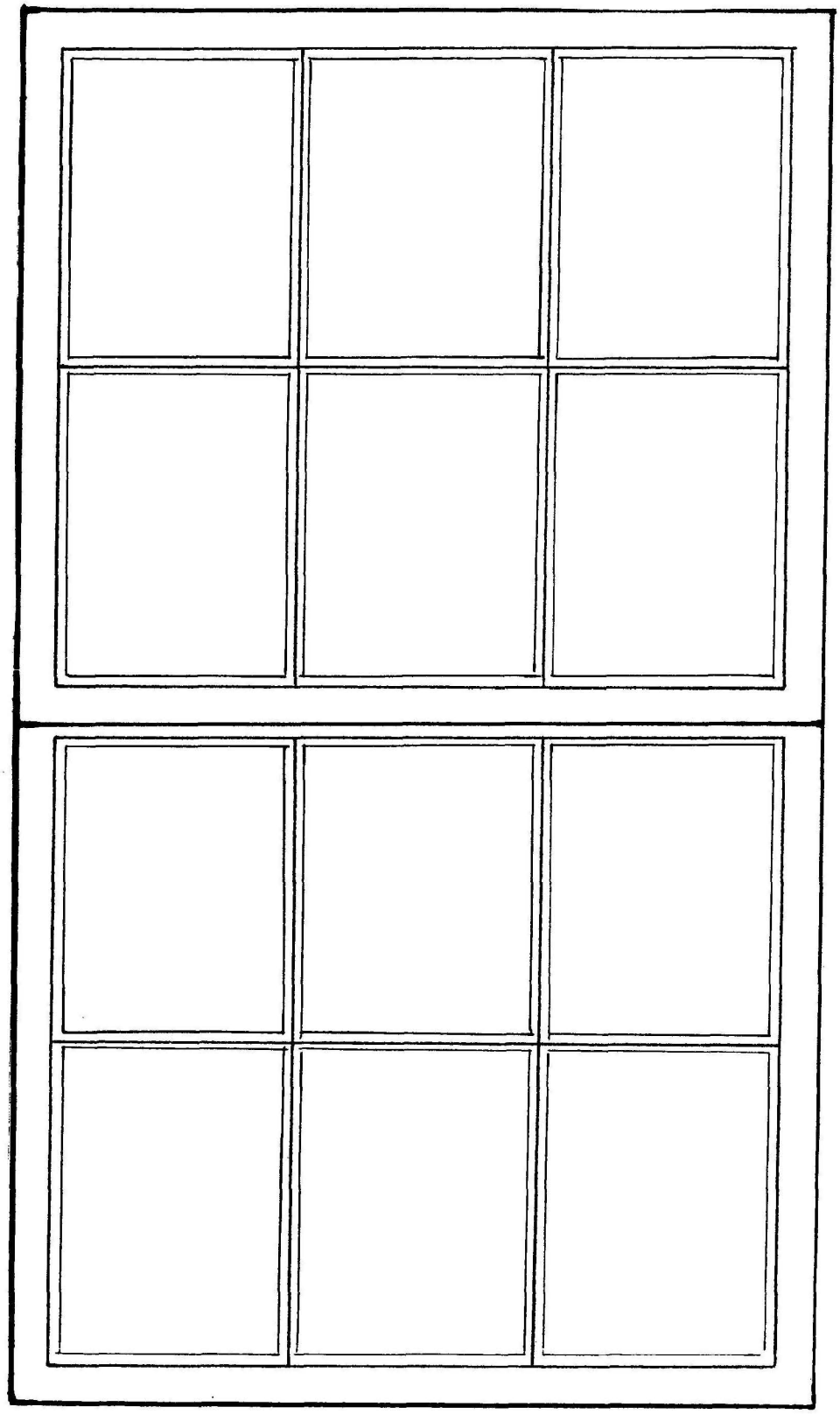


Figure 14. Wesleyan Chapel: Original Window Sashes, Conjectured Appearance.

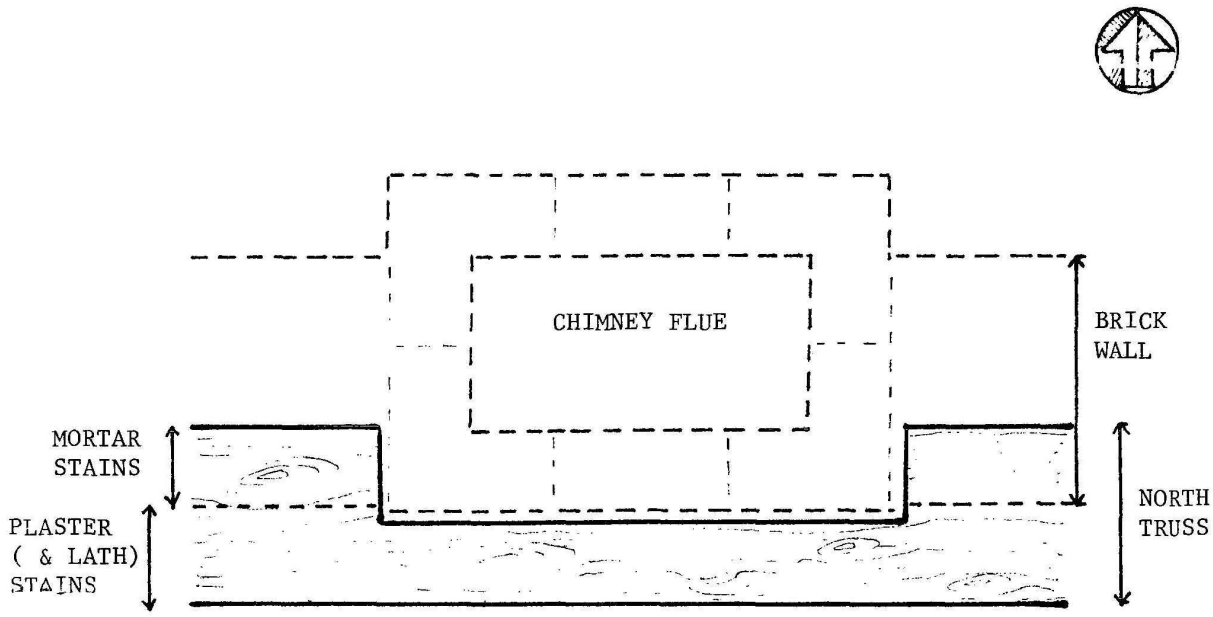


Figure 15. Wesleyan Chapel: Reflected View of Original North Truss, Showing Evidence of Original North Brick Wall and Chimney.

1872-1890
JOHNSON'S HALL AND STORES

Remodeling

The first remodeling of the Wesleyan Chapel occurred in 1872 while in the ownership of William Johnson. Johnson purchased the property on July 1, 1872, from Charles and Helena Corwin, who had previously purchased it from the Wesleyan Church in October 1871.[164]

Even before Johnson had signed the deed, the *Seneca Falls Reveille* reported the remodeling plans for the building on June 21, 1872:

> The front of the building is to be brought out even with the street, and the roof of the building raised some seven or eight feet. The first floor will be finished off into stores, and the second floor into a hall for public accommodation. Messrs. Adair and Cowen are doing the carpenter work, and Mr. Wm. Van Gorder the masonry.[165]

The work was completed 2 months later, according to the *Reveille*, which reported on August 30, 1872:

> The old Wesleyan church has been overhauled and remodeled into a fine looking block with two store fronts on Fall Street: this we understand, when completed, will be occupied by the Cooperative grocery.[166]

Details of the renovation are provided by the Seneca Falls maps of 1873, 1881, 1882, and 1886 (fig. 16); newspaper accounts; and physical examination of the extant building today. These are described for each element of the building in the following sections.

---

[164] Johnson's deed is recorded in Deed Book 83, p. 277, Seneca County Courthouse.

[165] Brown, p. 74; original quote is from the *Seneca Falls Reveille*, June 21, 1872.

[166] Brown, pp. 74-75; original quote is from the *Seneca Falls Reveille*, August 30, 1872.

Exterior Elements

Dimensions

The size of the chapel increased in height, width, and length in 1872. These changes are shown in plan on the Seneca Falls maps dated 1881 and 1886, and in elevation on the bird's-eye-view maps dated 1873 and 1882.

The *Seneca Falls Reveille* reported on June 21, 1872, that "the roof of the [original] building [is to be] raised some seven or eight feet."[167] That this was in fact done is confirmed by a close examination of the brickwork and mortar, which indicates the roof was in fact raised about 8 feet. The present height of the building from present grade to the peak of the roof is 40 feet 1 inch. Historic grade, however, was about about 1 foot 11 inches below present grade, based on the findings of the archeologists in 1986. This would have made the height of the building in 1872 approximately 42 feet tall, or 8 feet taller than the chapel's original estimated height of 34 feet.

The plan dimensions were enlarged by appending two brick additions onto the south and north sides of the existing building. The south addition was alluded to in the *Reveille* article, which said, "The front of the building is to be brought out even with the street. . . ."[168] This undoubtedly referred to bringing the south end of the building closer to the street, probably all the way up to the Fall Street sidewalk. This south addition exists today, although it was extensively remodeled in 1947. It measures 53 feet 6 inches wide at its south end by 22 feet 6 inches long at its east and west sides. The addition is 10 feet 2 inches wider than the chapel, the extra width being originally intended to accommodate two staircases. The side walls of the addition overlapped the original side walls of the chapel by about 10 feet, thus making the overall increase in the length of the building only 12 feet 6 inches.

An addition to the north was also built in 1872, based on a comparison of the brick mortars (see "Walls," this section) and the fact that it appears in the bird's-eye-view map of 1873. This north addition exists today and measures 43 feet 4 inches wide—the same as the original chapel—by 19 feet 6 inches long.

---

[167] Brown, pp. 74–75; original quote is from the *Seneca Falls Reveille*, August 30, 1872.

[168] Brown, p. 74; original quote is from the *Seneca Falls Reveille*, June 21, 1872.

To conclude, the overall plan exterior dimensions of the building in late 1872 were as follows: 53 feet 6 inches wide at the south end, 43 feet 4 inches wide towards the north end, and 96 feet long. The additions increased the size of the chapel by about 60%.

Foundations

The construction of new south and north additions in 1872 required that new foundations be built for them, and that the original chapel foundation be altered. Information about this was obtained when the foundation walls were excavated and described by the archeologists in 1986.

The main change to the original chapel foundation appears to have been the removal of the south foundation wall down to grade when the original south end wall was demolished and the south addition built.[169]

The south, east, and west walls of the south addition's foundation were uncovered on their interior sides. This foundation was described as being made of "massive masonry" on the south side, "roughly dressed mortared stone" on the east side, and "mortared rubble" on the west side. This difference in materials is most likely explained by the fact that the finer stones were used on the sides of the building most exposed to public view—i.e., the south and the east. The south foundation wall extended approximately 4 feet 2 1/2 inches below the brick wall; no basement existed beneath the south addition in 1872.

The foundation of the north addition was uncovered on its interior south side and exterior east side. The south foundation wall was found to have been built adjacent to the original north foundation wall of the chapel. It was constructed of "rectangular, dressed, regularly coursed stone" and measured at least 3 feet 5 inches deep. The reason for this separate foundation wall was to permit a basement to be built beneath the north addition. That a basement existed here is corroborated by two extant window openings in the east foundation wall of the north addition. There is also what appears to be evidence of a basement bulkhead entrance in the west foundation wall. This evidence, uncovered by the archeologists, is a stone wall on the exterior side of and perpendicular to the west foundation. It is made of "roughly-cut stone and mortar" and measures about 3 feet 3 1/2 inches from top to bottom.[170]

[169] Zitzler, pp. 29, 33, and 38.

[170] Zitzler, pp. 24, 28.

Walls

In 1872, the original brick walls of the chapel were radically altered and heightened, and two new brick additions were constructed on the south and north ends of the building. The person responsible for this work was probably William Van Gorden, who was reported in June 1872 to be "doing . . . the masonry" for the upcoming project.[171]

Alterations to the original walls involved both demolition and patching. The extent of demolition may be ascertained in part by examining the 1881 Sanborn map of Seneca Falls, which shows the first-story plan of the building (fig. 6). It is obvious from this plan that the entire south end of the chapel—including about 10 feet of the east and west walls—was removed when the south addition was built in 1872. Also, at the north end of the building, a notation on the plan reads "BR WALL 1st ONLY." This indicates that only the first story of the original north wall was retained. The second story was most likely demolished in 1872 when the north addition was built.

Close examination of the extant building fabric at the west wall reveals that the original east and west walls also underwent the removal of historic bricks and patching. At the upper half of the original second-story windows, two of the three thicknesses of interior wall brick were removed from either side of the window openings. This was done to create a channel for the sash weights needed for the new, taller windows installed in 1872. Another modification to the original second-story windows and walls involved filling in the bottom 3 feet of all of the window openings with brick.

In addition to having portions of their brickwork removed and patched, the original east and west walls were also heightened in 1872 using new brick. Before this work started, the newspaper reported "the roof of the building [is to be] raised some seven or eight feet."[172] Close inspection of the extant west wall indicates that it was heightened—and the roof consequently raised—about 8 feet. The new brick walls are similar to the original walls, being three bricks thick and laid in the American common bond with a lime and sand mortar. The pattern of the new walls, however, features six or seven rows of stretchers to one row of headers, versus the earlier spacing of five rows of stretchers to one row of headers. Also different is the mortar mix, containing a higher percentage of sand and a large pebble aggregate instead of a finer-grain sand. Four mortar samples were removed and analyzed from the upper walls (M05, M13, M18, M20) and were found to be made of approximately 25% lime, 72% sand, and 3% fine material.

---

[171] Brown, p. 74; original quote is from the *Seneca Falls Reveille*, June 21, 1872.

[172] Brown, p. 74; original quote is from the *Seneca Falls Reveille*, June 21, 1872.

Plans to build the south addition are documented in the local newspaper, dated June 1872, that reported "the front of the building is to be brought out even with the street. . . ."[173] Drawings and photographs indicate that the walls of the addition rose above the eaves line of the rest of the building, in a type of false front. However, the peak of the main gable roof rose still higher, forming a type of pediment on the south facade (see figure 19). The west wall of the south addition has survived relatively intact, and it provided the following information. The south addition's walls were constructed of brickwork three bricks thick, with the bricks laid in a modified version of the American common bond: i.e., seven rows of stretchers to one row of alternating headers and stretchers. The mortar used was a lime type; analysis of two samples (M08 and M14) indicates it is composed of approximately 68% sand, 26% lime, and 7% fines (see Appendix A). This mortar is similar to the mortar used in heightening the original walls in that it is characterized by having a large pebble aggregate. Another indication that the original walls were heightened, and the south addition was built, at the same time is the fact that the bricks of the heightened walls and of the south addition are bonded together. The most elaborate brickwork in Johnson's Hall, according to later photographs and a drawing dated circa 1914–1915 (fig. 29), was on the front, south facade. Here the second story was embellished with two recessed panels, raised arches above the windows, a string course band, and corbeled brackets at the cornice. Another material, either wood or iron, was also used on this facade for the paneled cornice between the first and second stories and the slender columns that supported it.

The addition on the north side of the chapel appears to have been built shortly after the roof was raised and the south addition constructed. This is based partly on the fact that the bricks of the heightened walls and the north addition are not bonded together. There thus exists a joint between the main building and the addition. Also, this work was not mentioned in the news article of June 1872, although the addition may be seen in the bird's-eye-view map dated 1873 (fig. 16). Only the east and west brick walls of this addition remain today, the north wall having been removed in 1890 when a second north addition was built. These two walls are three bricks thick and were laid in the same modified American common bond as the south addition: seven rows of stretchers to one row of alternating headers and stretchers. The mortar used was a lime type, and analysis of three samples (M06, M11, and M15) indicates it is composed of approximately 72% sand, 24% lime, and 3% fines. As with all of the other brickwork done at this time, the mortar is characterized by having a large pebble aggregate.

[173] Brown, p. 74; original quote is from the *Seneca Falls Reveille*, June 21, 1872.

Signs

A large sign reading "JOHNSON'S HALL" was painted on the east wall of the new south addition during this period. The sign is documented by the only known photograph of Johnson's Hall, taken in 1890 (fig. 17).

Doorways

Six exterior doorways appear to have existed in the building after it was remodeled in 1872. All were installed in 1872. None of the original chapel doorways survived this extensive renovation.

Four of the six doorways were in the newly constructed south wall facing Fall Street. Although they are missing today, their placement and appearance are documented by late 19th-early 20th century photographs and a drawing dated circa 1914-15 (figs. 24, 28-30). Two of the doorways were at either end of the south wall and led to stairways to the second story. The other two doorways were symmetrically placed between the two end doorways and opened into the two stores on the first story. All four doorways were wide, probably fitted with double doors, and had a transom window above the door opening.

The other two doorways were in the east wall of the north addition, newly built in 1872. The one farthest south (closest to the original chapel) is thought to have been a bulkhead entrance to the basement. This is based on elements uncovered by the archeologists that may have been part of the south retaining wall of the bulkhead.[174] North of this entrance, close to the rear wall of the addition, was a doorway that entered the first story. Evidence of this opening may be seen today on the interior side of the wall, where bricks were used to close up the doorway in 1917. A single door most likely hung here.

Windows

Four types of windows were present in Johnson's Hall after the 1872 remodeling: small rectangular, long round-headed, large plate-glass, and transom. The rectangular openings dated to 1843. They were retained only in the east and west walls of the first story. In the east wall, four of the five window openings in the original part of the building were retained. (The fifth was covered over by the south addition.) A new, similar window opening was built in the east

[174] Zitzler, p. 24.

wall of the north addition, south of the doorway in this wall. The same type of arrangement existed in the west wall, except that the north addition contained two windows instead of one.

While many of the 1843 window openings were retained in the chapel walls in 1872, it is likely that the old window sashes were replaced at that time. Later photographs show each rectangular window opening to be fitted with two vertical sliding sashes, each sash having two panes of glass. This type of sash would have been available in 1872 but not in 1843.

Only one of the 11 rectangular window openings dating to 1843 or 1872 survives today, an 1843 opening in the west wall. The 10 remaining window openings have been filled in with brick or otherwise altered over the years. Their location, size, and arrangement are therefore based on patches visible in the brickwork, and on later photographs from the late 19th–early 20th centuries.

The long, round-headed windows were introduced in 1872 on the east, west, and south walls in the second story. While none remain intact today, their configurations are based on visible patches in the brickwork and later photographs. In the east and west walls of the original chapel, eight of the old rectangular windows were converted to round-headed windows by bricking the bottom halves, lengthening the upper halves, and adding round-headed arches. In the north addition, two new windows in this style were installed in the east wall. In the west wall of the north addition, two similar but shorter windows (i.e., with higher sills) were installed. The south addition displayed eight of the full-length arched windows: one in the east wall, one in the west wall, and six in the south wall. The total number of second-story round-headed window openings was therefore 20. Each opening was fitted with two large sashes, with each sash having four panes of glass, according to the photographs. Due to their large size and weight, it is likely that the top sashes were fixed, and that only the bottom sashes opened. Sash weights existed, as is evident from channels extant in the brickwork on either side of the window openings.

The large plate-glass windows were installed in the south wall of the first story. These were the display windows for the two new stores facing Fall Street. Although the windows were removed during another remodeling in 1917, their appearance is documented by late 19th–early 20th century photographs and one drawing dated circa 1914–15. Two large stationary windows, each containing four large panes of glass, flanked the doorway of the west store. The same type of window was located to the left of the doorway to the east store; a smaller, single-pane window was to the right of the doorway. The reason for this asymmetrical fenestration is not known.

The transom windows were used above the four doorways in the south wall of the south addition. As with the plate-glass windows, these are documented only by later photographs and the early 20th-century drawing.

The north wall, which was devoid of window openings in 1843, apparently did not receive any in 1872. This is based on the 1886 map, which noted that this wall had "NO OPGS."

Roof

The roof of Johnson's Hall was fairly complex. The center portion of the building was covered by the chapel's original gable roof, which had been raised up approximately 8 feet. Similar gable-roof sections extended southward over most of the south addition, and northward over the north addition. Flat roofs may have covered the east and west ends of the south addition, which jutted out beyond the plane of the rest of the building. This can be seen in the 1882 map of Seneca Falls (fig. 16). About two-thirds of the 1872 roof remains today, the southern third having been removed in 1947.

The raising of the old chapel roof has been previously discussed in the portions entitled "Dimensions" and "Walls." The reason for this heightening was undoubtedly to provide additional interior head room for the new second floor that replaced the gallery. The entire roof, including the trusses, beams, rafters, purlins, and sheathing boards, appears to have been raised intact without disassembly. This is based on the extant early nails and absence of holes for other nails. The process probably involved a combination of jacking up the roof while at the same time building up the east and west brick side walls. When finally completed, the trusses rested on large wood plates that in turn rested on the tops of the brick walls. While some of these plates appear to have been reused from the 1843 roofing system, others may have been newly installed in 1872. Additional strengthening of the original king-post roof trusses appears to have been done at this time by adding vertical wood members, or hangers. These hangers, attached with metal spikes, were most likely studs or ceiling joists reused from the chapel, judging by the marks of earlier lath and plaster on them.

Exactly how much of the original roof was retained in the vicinity of the new south addition is not known because this portion of roof has since been demolished. However, it is known from photographs that the gable roof in 1872 extended all the way to the front wall of the south addition. How the enclosed stairwells that projected on the east and west sides of the south addition were roofed is also not known. One possibility is that the roof was flat in this area; alternatively, it may have been gently pitched.

The gable roof over the north addition was constructed shortly after the original roof had been raised and after the second story of the original back (north) wall had been demolished. As with the original roof, this roof consisted of rafters, purlins, braces, and sheathing boards. However, it lacked the heavy trusses and plates of the earlier roof. The southernmost rafters (closest to the chapel roof) were positioned under the overhanging sheathing boards of the original roof's north end. Nails used to attach the new roof sheathing boards (sample N06) are machine-cut, 3 inches long, with shear points and shanks clasped for heading on their flat edges.

"Shingles" covered the roof of Johnson's Hall, according to the Sanborn maps of 1881 and 1886. These were most likely newly installed in 1872—at least on the new south and north additions. The wood shingles on the old part of the roof would have been almost 30 years old by this time and undoubtedly in need of replacement. Shingle nails that may date to this reroofing (based on nail sample N04) are machine-cut, 1 7/16 inches long, with shear points and shanks clasped for heading on their flat edges.

Chimneys

The original north-wall chimneys were removed in 1872 down to the level of the second floor. Two new chimneys were built in the east and west brick walls of the new north addition. Although these 1872 chimneys were removed above the roof level in 1917, their flues survive today within the brick walls.

The earliest documentation of the new chimneys is the bird's-eye-view map of Seneca Falls dated 1873 that shows them in elevation (fig. 16). Examination of the existing walls indicates that the chimneys projected slightly into the interior of the building, but were flush with the exterior brick walls. They most likely extended down to the basement where the furnaces for the building would have been located.

Grounds

The Johnson's Hall period saw extensive remodeling and enlarging of the original Wesleyan Chapel. Typical of an urban site, the building expanded to fill its small boundaries.

The building lot acquired by the Wesleyan Church and later by William Johnson measured 54 feet wide along Fall Street by 163 feet deep along Mynderse Street. Construction of the south addition in 1872 brought the building very close to both streets. The addition measured 53 feet 6 inches wide—practically the full width of the lot—and extended southward to Fall Street. The building also received an addition to the north at this time, producing a total length of 96 feet—more than half the depth of the lot.[175]

[175] Dimensions of the lot are found in the deeds that have been previously cited. Dimensions of the building are based on existing conditions, since both the south and north additions built in 1872 exist today.

The maps of 1881 and 1886 show the south wall of the south addition as being flush with Fall Street, and the east wall of the addition flush with Mynderse Street. Not shown on the maps, however, were the public sidewalks that are known to have existed at this time. The front of the building therefore probably abutted the sidewalks and not the streets—a similar situation to the existing conditions today. Whether or not these sidewalks were made of wood planks as during the chapel years has not been researched.

Other features that existed on the lot during the chapel period were a fence and various outbuildings. Which of these were retained by William Johnson is not known. Given the extensive changes made to the building itself, it seems unlikely that either the fence or the old outbuildings would have been saved.

Interior Elements

Room Arrangement and Use

The layout of the Wesleyan Chapel was completely altered when it was converted from a church to two stores and a public meeting hall. While the two stores introduced a new commercial use, the public meeting hall continued the building's tradition of opening its doors to meetings of the general public such as the earlier Women's Rights Convention in 1848.

Basement

A basement existed beneath the newly built north addition, according to the archeological findings of a bulkhead entrance and the remains of two basement windows in the west foundation wall. The primary use of the basement was most likely to house two furnaces for the building's heating system. (For more details, see "Heating System.")

First Story

The first story was divided into two stores and a smaller back room, according to the maps of 1881 and 1886 (figs. 16 and 22). The stores were located in the area formerly occupied by the main sanctuary and the new south addition. These stores fronted on Fall Street, were long and narrow, and were separated from each other by a north-south partition wall. The back wall of the stores was the original exterior north wall of the chapel. On the other side of that wall, behind the stores and within the new north addition, was a shop that opened off Mynderse Street.

Several tenants leased these first-story spaces during the Johnson's Hall years, according to the documentary record. Following the remodeling of the building in August 1872, the *Seneca Falls Reveille* reported that the two Fall Street stores would be "occupied by the Cooperative grocery."[176] By May 1875, the stores were apparently being used as "furniture warerooms." They were acquired by E.T. Boyd at that time, who relocated to larger quarters in November 1875.[177] The 1881 map of Seneca Falls labeled the two stores as "vacant" and made no notation on the back room, which was presumably also unoccupied. The 1886 map, on the other hand, shows the first story fully utilized. In the west store was the "H&L Ho.," in the east store the "Hose Ho.," and in the back room a "Plumber." "H&L Ho" and "Hose Ho" most likely referred to "Hook and Ladder House" and "Hose House"—in other words, the local fire department. Such a use would have necessitated cutting large doorways in the south facade to accommodate the horse-drawn equipment. Unfortunately, no documentation other than the 1886 map exists to verify this usage and major alteration.

Second Story

The entire second story of the renovated chapel was designated "Johnson's Hall" on the maps of 1881 and 1886. This new story replaced the earlier gallery in the original part of the building and extended into the new south and north additions. The hall was probably one large open space with a stage at one end, based on an 1872 newspaper article that mentioned both "the auditorium" and "the stage."[178] The logical location for the stage would have been the north end of the room in the new north addition. Although the stage has long since been removed, the most telling evidence of its placement is the fenestration. No windows were in the north wall of the north addition, and those in the west wall of the addition had higher sills than elsewhere—possibly to provide clearance for the raised floor of the stage. The stairways to the auditorium were at the opposite south end of the room, within the newly built projecting wings of the south addition. They were directly accessible from the exterior on the Fall Street side.

Johnson's Hall was used for both community events and for stage performances, according to the historical record. It was even used on occasion by the Wesleyans until their new church building at the corner of Fall and Clinton Streets was completed in 1875.[179]

---

[176] Brown, pp. 74-75; original quote is from the *Seneca Falls Reveille*, August 30, 1872.

[177] Brown, p. 79.

[178] Brown, p. 77; original quotes are from the *Seneca Falls Reveille*, November 29, 1872.

[179] Brown, pp. 29, 30, and 80.

Floors

The gallery of the Wesleyan Chapel was removed in 1872, and a new floor was built—at a higher level than the old gallery—to create a full second story. The original first floor of the chapel was very likely retained at this time. New floors were installed in the additions constructed on the south and north ends of the building. Few details are known about the actual materials of the first and second floors of 1872. The first floor was extensively rebuilt and most of the second floor was removed in 1917.

Stairways

The original stairways to the chapel's gallery, located in the vestibule, were removed in 1872. Access to the new second story was provided by two new stairways constructed in the new south addition. These were located at the southeast and southwest corners of the building, according to the Sanborn map of 1897 (fig. 23). Later photographs and a sketch indicate that the only first-story entrances to the stairways were exterior doorways in the south, Fall Street wall of the building. No interior communication appears to have existed between the first and second stories. Thus, the functions of the second-story auditorium and the first-story stores were clearly separated. No details are known about the construction or finish of the 1872 stairways, since they were removed during another remodeling in 1917.

Walls

Plaster

The interior surfaces of the exterior brick walls of Johnson's building were covered with plaster applied directly to the bricks. Those sections of wall dating to 1843 appear to have retained their original plaster, while those built in 1872 were newly plastered. The first-story partition wall separating the two stores was most likely composed of wood studs, lath, and plaster.

The belief that the original 1843 plaster was retained in 1872 is based on one sample of plaster (M09) removed from the first-story west wall, behind a pilaster installed in 1917. Mortar analysis revealed that the composition of this plaster was similar to the mix used for the 1843 brick mortar, and very different from the plaster identified as dating to 1872. The 1917 pilasters must be removed before a more accurate assessment of the original surviving walls can be made.

All of the 1872 plaster sampled was removed from what would have been the upper walls of the second-story auditorium—an area within the attic today. Of the five samples taken, four (M01, M21, M22, and M23) were from the walls built on top of the original chapel walls in order to raise the roof; the fifth sample (M02) was from the north addition. Mortar analysis identified the plaster as a lime type composed of approximately 74% sand, 24% lime, 3% fines, and a hair binder. This composition is very similar to that used for the brick mortar in 1872. The plaster differs from the brick mortar, however, in that its sand is a fine-grain type, instead of a large pebble aggregate. The sand used in the 1872 plaster is light brown in color, similar to the sand used for the plaster in 1843.

Wainscot

The lower walls of the second-story auditorium were paneled with vertical-board wainscot. This is based on a later photograph of the auditorium (fig. 26) and several wainscot boards found in the basement that were reused in 1917. The boards measure 3 feet long by 3 1/2 inches wide and were painted. For a description of the paint evidence, see "Finishes."

Ceilings

All of the chapel ceilings were removed as a consequence of the remodeling in 1872. These included the main ceiling, which had been attached to the undersides of the roof trusses, and the ceilings formed by the underside of the gallery in the vestibule and the sanctuary. No physical evidence remains of the new ceilings installed in 1872 in the first-story rooms, although they probably consisted of lath and plaster applied to the undersides of the second-story floor joists.

Considerable information, on the other hand, was obtained about the ceilings for the second story. Before the roof of the original chapel was raised in 1872, it appears that the old lath-and-plaster ceiling was removed to lighten the load. Retained intact, however, were the ceiling joists that were mortised into the bottom chords of the trusses; these would have provided rigidity to the roof system during the move.

A new lath-and-plaster ceiling was installed after the roof was positioned in its new higher location. Remnants of the 1872 lath and the plaster keys may be seen today on the bottom sides of the extant trusses. The lath, applied over the plaster stains of the original 1843 ceiling, is circular-sawn and attached with machine-cut nails. These nails (sample N09) are 1 1/8 inches long with shear points and heads clasped for heading on their cut edges. A sample of the plaster keys (M12) identified the ceiling plaster as a lime type composed of approximately 75% sand, 22% lime, 2% fines, and a hair binder. This mixture is almost identical to the previously described 1872 wall plaster. The ceiling plaster is also similar to the wall plaster is terms of its sand component, which has a fine-grain texture and a light brown color.

In addition to the newly raised and rebuilt ceiling, the second-story auditorium also included new ceilings in the south and north additions. No information is known about the ceiling of the south addition, although this is assumed to have been a continuation of the main ceiling. The ceiling of the north addition was slightly higher than the ceiling in the rest of the room. This is based on a later interior photograph of the auditorium taken sometime between 1906 and 1908 (fig. 26). The reason for this "stepping up" may have been because the stage with its raised floor was located here. Remaining physical evidence of the ceiling may be found on the north side of the chapel's original north end truss. Here, a wood ledger strip was nailed to support the new ceiling joists. The nails used to attach this ledger (sample N08) are 3 inches long with shear points and shanks clasped for heading on their flat edges. Nothing else remains of the 1872 ceiling.

Doorways

No information is available on the number or appearance of interior doorways in 1872. Only two are conjectured—one at the top of each of the two stairways to the auditorium.

What may be an interior doorway jamb was reused as a first-floor joist when the present basement was created in 1917. Paint analysis suggests that the piece came from the west first-story store (see "Finishes"). The wood measures 8 feet long by 6 inches wide by 1 3/4 inches thick, with a cut-out located toward the middle. This seems too tall for an ordinary doorway opening. Thus, the jamb may have come from the store's front entrance; additional height would have been needed for the transom window that was located here, according to a later sketch (see figure 29).

Windows

Much natural light was admitted to the interiors of Johnson's building by the large number of windows in the exterior south, east and west walls. Each of the first-story stores was lit by large windows facing south onto Fall Street, and by four windows in its side wall. The back shop had three windows: one in the east wall and two in the west. Even the two staircases to the auditorium were provided with one window each in the second story, in either the east or west exterior walls. The brightest room of all must have been the auditorium itself. It was illuminated by the large round-headed windows, which reached almost from floor to ceiling. Six windows were located in each of the east, west, and south walls, for a total of 18 windows.

Few details are known about the interior trim around the windows during this period. In the first story, only fragments of the 1872 woodwork survive as part of one west-wall window—then located in the west store. Close examination of the window framing indicates that the entire window was rebuilt when the window sashes were changed in 1872. All that remains

today of the 1872 trim (based on the nails and paint evidence) are the jambs and header of the window's frame.

Upstairs in the auditorium, a photograph taken sometime between 1906 and 1908 (fig. 26) shows the architrave around the round-headed windows as being narrow, plain, and rectangular in shape. Except for a small fragment of wood found in the attic in the vicinity of one of the west windows, none of the 1872 woodwork survives today. A discussion of the paint evidence on the remaining window woodwork is included in the section, "Finishes."

Stage

The earliest documented reference to the stage is a newspaper article dated November 1872 that described painting the auditorium, including "the stage and scenery."[180] Less than one year later, renovations were carried out. The *Seneca Falls Reveille* reported in April 1873, "The stage is being enlarged, and otherwise improved for dramatic exhibitions. . . ."[181] The work was completed one week later, although no further details were provided.[182]

The Johnson's Hall stage is believed to have been located at the north end of the auditorium, within the north addition. Evidence in the addition for this placement includes the following: the absence of windows in the north wall, the higher window sills in the west wall, the absence of wainscot on the east and west walls, and the elevated ceiling. This information was obtained from the Sanborn map of 1886 (fig. 16) and an interior photograph taken sometime between 1906 and 1908 (fig. 26). By the time of the photograph, the stage had been moved even farther north, into a second north addition.

Finishes

How the interior of the building was finished in 1872 is based on fragments of woodwork and plaster found in the building, written documentation, and two later photographs of the auditorium.

Little information is available about finishes used in the first story. Some evidence of wall paint was found in situ on the west wall of the former west store. An early plaster sample, encapsulated behind a pilaster added in 1917, has a first painted layer of white calcimine followed by three layers of post-1872 wallpaper (P07 and W03). The plaster itself has been

[180] Brown, p. 77; original quote is from the *Seneca Falls Reveille*, November 29, 1872.

[181] Brown, p. 77; original quote is from the *Seneca Falls Reveille*, April 11, 1873.

[182] Brown, p. 77; original reference is to the *Seneca Falls Reveille*, April 18, 1873.

dated to 1843, but it is conceivable that the calcimine dates to 1872. Painted woodwork dating to 1872 was found at a west-wall window opening. Although the window opening itself dates to 1843, the extant associated woodwork (i.e., the jambs and header of the frame) has been identified as 1872 material. The earliest finish on this woodwork is a graining—a painted finish imitative of wood grain (P08, P10). The graining is composed of a white primer coat and a pink finish coat followed by a layer of varnish. This same graining was found as a first finish on a piece of woodwork reused as a floor joist in 1917 (P22). As indicated previously in "Doorways," this piece of woodwork is thought to have been a jamb of the south-wall exterior doorway of one of the first-story stores. The presence of graining on it suggests that it came from the west store. To conclude, the first-story west store appears to have been simply finished in 1872 with white walls and grained woodwork.

More data is available on the finishes in the second-story auditorium. The *Seneca Falls Reveille* reported in November 1872 that "The auditorium is to be finished in calcium colors, and the stage and scenery in oil colors." The work was to be done by Curtis, Shandley and Company.[183] Plaster and paint samples removed from the upper reaches of the former hall (P01–P03) identified an early decorative calcimine paint scheme executed in the colors pink, blue, and yellow. Possibly this decorative scheme was used at the frieze and ceiling levels only, with the walls painted a plain color, as documented by a photograph of the auditorium taken sometime between 1906 and 1908 (fig. 26). The base coat of white calcimine observed beneath the decorative paint layers may therefore have been the lower wall color. More information on the lower walls may be obtained when later materials are removed during upcoming demolition work.

The finish on the auditorium's window woodwork and wood wainscot is based on fragments found in the building. A small piece of painted wood held with a cut nail was removed from one of the bricked-in west-wall windows in the present attic (P006a), which was located in the auditorium in 1872. Also, several pieces of wainscot 3 feet long were found to have been reused in the 1917 south basement (P024). Both were observed to have been grained approximately four times between 1872 and 1917. The first graining that dates to 1872 is a white paint layer finish with a varnish. The previously described photograph confirms that the window architraves and wainscot were a dark color. To conclude, Johnson's Hall in late 1872 appears to have had a decoratively painted frieze and/or ceiling and possibly plain white walls, all done in calcimine paint. The woodwork, including the windows and the wainscot, was grained in a manner similar to the woodwork of the first-story west store.

[183] Brown, p. 77; original quote is from the *Seneca Falls Reveille*, November 29, 1872.

Heating System

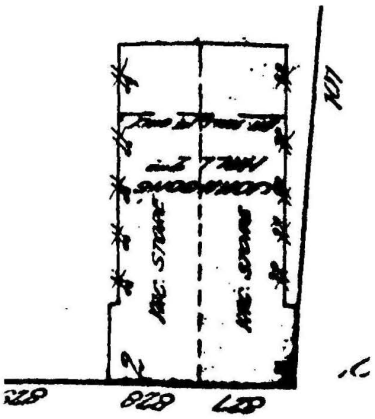
Central heating appears to have been first installed in the building in 1872. This is based on the placement of the two new chimneys relative to the new basement, both located in the 1872 north addition. The function of the basement was most likely to house two furnaces (hence the two chimneys): one to heat the first-story stores and the other to heat the second-story auditorium. No specifics about this heating system are known, such as what type of heat it provided (hot air, steam, etc.) or what type of fuel it used.

Lighting System

The Wesleyan Chapel was outfitted with gas lighting as early as 1858. When the building was sold and remodeled in 1872, a new expanded and improved gas-lighting system was undoubtedly installed. No documentary records about the lighting system are known to exist for the Johnson's Hall years.



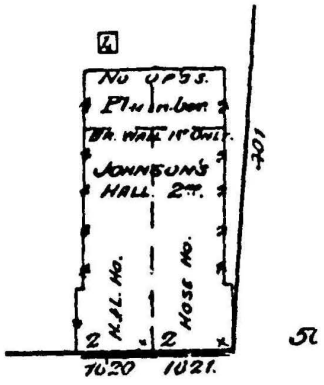
1873



1881



1882



1886

Figure 16. Johnson's Hall, As Illustrated in 1873, 1881, 1882, and 1886 Maps of Seneca Falls.



Figure 17. Fall Street in Seneca Falls after the Fire of July 1890.

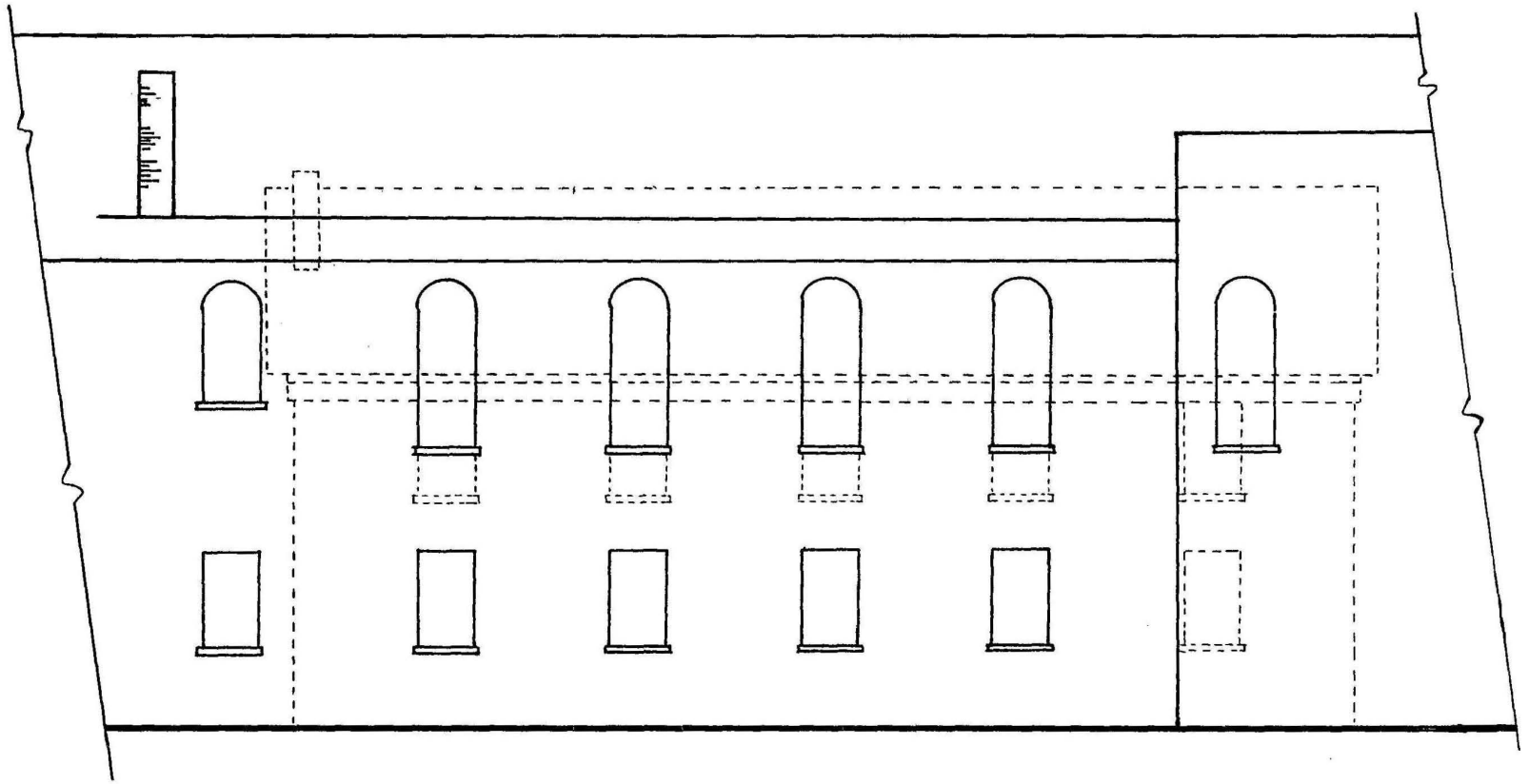


Figure 18. Johnson's Hall: Detail of West Elevation, 1872. *(Scale: 1/8 inch = 1 foot)*



Figure 19. Johnson's Hall: Conjectured Front and Rear Elevations, 1872. *(Not drawn to scale)*

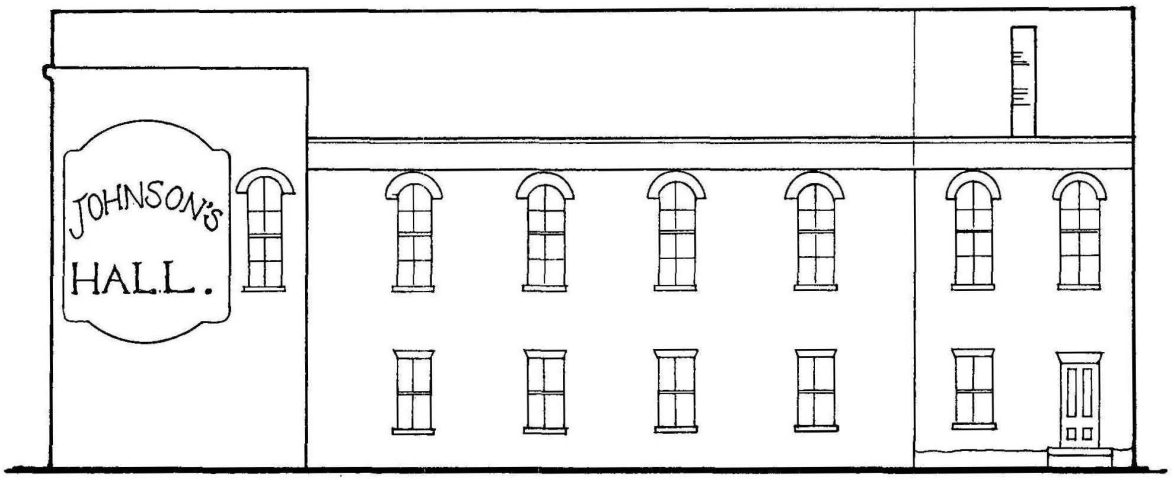


Figure 20. Johnson's Hall: East Elevation, 1872. *(Not drawn to scale)*

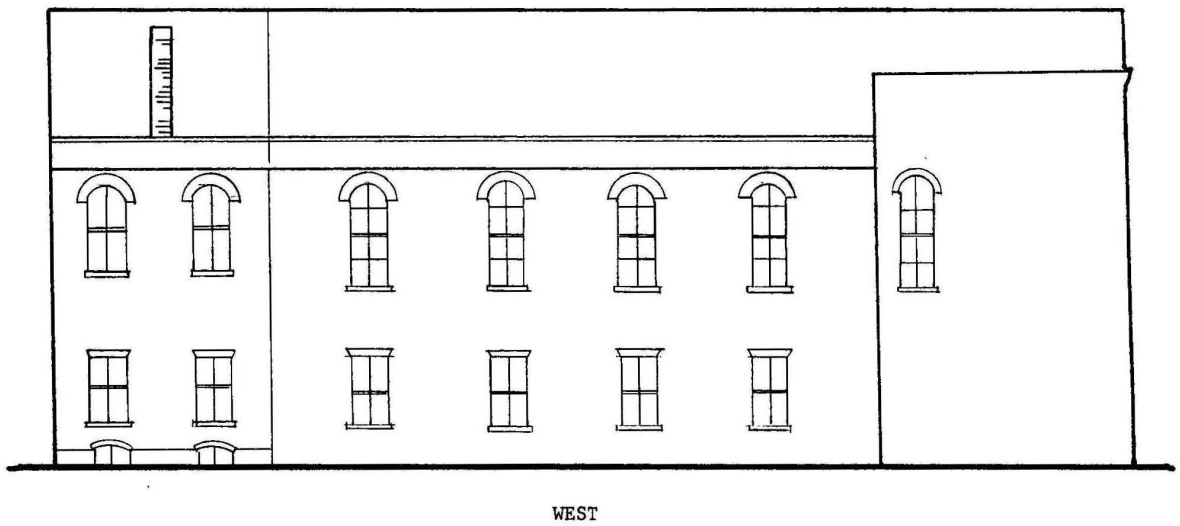


Figure 21. Johnson's Hall: West Elevation, 1872. *(Not drawn to scale)*

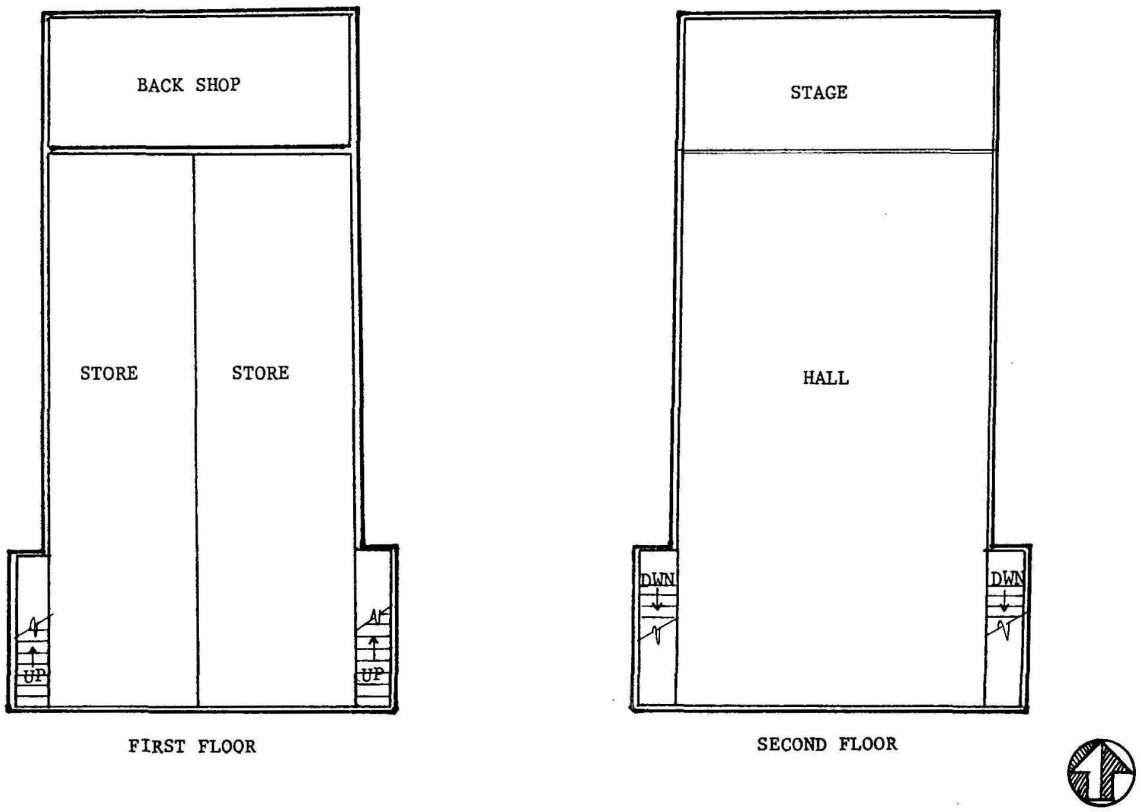


Figure 22. Johnson's Hall: Floor Plans, 1872. *(Not drawn to scale)*

1890–1917
JOHNSON OPERA HOUSE AND STORES

Remodeling

The loss of Seneca Falls' opera house by fire in July 1890 prompted William Johnson's widow and son to renovate the second story of Johnson's Hall for use as an opera house.[184] This was accomplished by constructing a second addition on the north end of the building to accommodate a new stage and dressing rooms. The heating and lighting systems were also upgraded at this time.

Descriptions of the renovation work are documented in the local newspaper, the *Seneca County Courier*. On September 25, 1890, the *Courier* reported, "The refitted and enlarged Johnson [sic] Hall will be a very commodious and elegant opera house. Its seating capacity will be nearly 700, and its arrangements for lighting, warmth and ventilation are such as to render it both comfortable and healthful."[185] The work must have been completed by October 30, 1890, as the *Courier* commented on that date, "It will be a treat to see the elegant appointments of the house, to say nothing of the entertainment."[186] The opening performance took place on November 1, 1890, at which time the *Courier* described the new opera house as "a gem of a beauty and convenience, containing everything that modern improvement could suggest."[187]

Renovations and repairs of a less-extensive nature occurred in later years. In 1892, a new tin roof replaced the existing wood shingles. (See the section, "Roof," for more details). The local newspaper in 1907 reported on several occasions that improvements to the auditorium and stage were contemplated, although it is not known if they were carried out.[188] Repairs may have been made to the first story in 1912, based on an advertisement by furniture tenant Charles Powers informing his customers, "extensive repairs [are] to be made during the present year on the building which I now occupy. I am obliged to vacate for a time. . . ."[189] Again, no details

---

[184] Brown, pp. 81–82.

[185] Brown, p. 82; original quote is from the *Seneca County Courier*, September 25, 1890.

[186] Brown, p. 82; original quote is from the *Seneca County Courier*, October 30, 1890.

[187] Brown, p. 82; original quote is from the *Seneca County Courier*, November 6, 1890.

[188] Brown, pp. 89–90; original reference is to the *Seneca Falls Reveille*, March 8, 1907; April 19, 1907; and September 4, 1907.

[189] Brown, p. 91; original quote is from the *Seneca County Courier*, June 13, 1912.

are known about this work. Powers purchased the building in 1915, and also planned to improve it. The newspaper reported, "it is his purpose to improve [the building] and make it more available for general use. . . . The entire structure will be remodeled and made more attractive. . . ."[190] Powers sold the building the following year, however, so it is doubtful that these renovations were actually made.

Exterior Elements

Dimensions

The building achieved its present size with the construction in 1890 of a second north addition. This addition was the same height and width as the main block of the existing two-story building, but its interior was divided into three stories. The length of the addition was 19 feet 3 inches, making the total overall length of the enlarged building 115 feet 3 inches.[191] This addition exists today.

Foundation

No archeological work has been done to uncover the foundation walls of the 1890 north addition. It is possible that a deep foundation for a basement existed here, based on the existence of two jack-arch lintels in the north wall that may have surmounted basement windows.

Walls

In 1890, the exterior north wall of the 1872 north addition was partly removed, and new brick walls were built to extend the building farther to the north. The 1897 Sanborn map indicates that the 1872 north wall was removed down to the level of the second-story floor. Examination of the extant walls of the 1890 addition reveals that these were constructed three bricks thick and laid in the American common bond with seven rows of stretchers to one row of headers. The mortar used to build the walls was a lime type composed of approximately 62%

[190] Brown, p. 93; original quote is from the *Seneca Falls Reveille*, January 7, 1916; Deed Book 136, p. 591, dated December 27, 1915.

[191] These dimensions are based on actual measurements taken at the site by NPS Architect Elayne Anderson.

sand, 25% lime, and 13% fines, based on analysis of sample M07. The sand component of this mortar contains large pebbles similar to the brick mortar used in 1872.

Commemorative Tablet

A bronze tablet commemorating the Women's Rights Convention of 1848 was attached to the east wall of the building on May 27, 1908.[192] This tablet was placed on the original brick first-story wall of the 1843 chapel, between what were originally the second and third windows from the south end. This is based on a photograph of the event (fig. 25). The tablet exists today but in a different location on the east wall.

Signs

Two types of signs were on the building during the Johnson Opera House years. Both were located on the front (south) addition built in 1872. They are documented by three photographs, all taken sometime between 1902 and 1917 (figs. 24, 28, and 30).

Projecting from the front wall of the building was a long rectangular sign that read "FURNITURE." This sign was horizontal in orientation and supported by a guy wire attached to the building. It was located in the middle of the south wall between the first and second stories. The sign advertised the Powers' Furniture Store that occupied the first story of the building from 1902 to 1917.[193]

A painted sign was located on the upper part of the east wall of the south addition, facing Mynderse Street. This was a large sign painted directly onto the brick wall. All photographic views show it as a light background with dark letters that spelled, "JOHNSON OPERA HOUSE." After movies began to be shown in 1906 another large sign—also possibly painted—was added beneath the opera house sign. This was also a light background with dark letters that read, "**BIG PICTURE SHOW**—PICTURES CHANGED EVERY DAY—MATINEE 3 NIGHT 7^{pm}." This was either covered over or replaced sometime after 1915—when the adjacent Fisher Theatre was built—by large billboard-type signs advertising movies.

[192] Brown, p. 84.

[193] Brown, p. 93.

Doorways

Three exterior doorways were added to the building in 1890, all in the new north addition. Their conjectured locations are based on patches in the existing brick walls, and on the Sanborn map of 1911.

One doorway is conjectured to have been in the east wall of the new addition, giving access from Mynderse Street to the first story of the new addition. This doorway is believed to have been located at the north end of this wall, because patching evidence indicates that a window was situated in the south end of the addition's east wall (next to the 1872 addition). Unfortunately, a large doorway cut into the east wall at a later date has obliterated all physical evidence of the earlier entrance.

The other two doorways in the north addition were located in the north wall. One was in second story, while the other was in the third story (see figure 31). They were reached by an exterior wood stairway that was accessible from Mynderse Street and rose from east to west.[194] This three-story staircase is illustrated on the north side of the building in the 1911 Sanborn map (fig. 23). The locations of the two doorways are evident from patches in the brickwork. The second-story doorway was situated in about the middle of the north wall. It appears to have been rectangular in shape and sized to accommodate a single door. This doorway most likely served the dressing rooms for the opera house. The third-story doorway was situated toward the west side of the north wall. It was wider than the second-story doorway, based on its extant arched brick lintel. Double doors probably hung here at what was no doubt the back stage entrance for the opera house. The wide doorway would have been essential for accommodating large items such as scenery and other stage props.

Windows

As with the doorways, all of the windows added to the building in 1890 were located in the new north addition. Physical evidence in the form of brickwork patches locates the windows. The east wall had five openings: one in the first story, two in the second story, and two in the third story. The west wall also had five openings: two in the first story, two in the second story, and one in the third story. The north wall may have had two windows in the basement (these areas are currently boarded over), and one more is boarded over in the attic.

[194] Note: while the north addition was built the same height as the existing two-story building, three floors were fit into this space.

The 1890 window openings were of two different styles: rectangular and round-arched. The rectangular windows had flat lintels and were installed in the first and second stories. The windows with round-arched lintels were in the third and attic stories. None of the 1890 sashes for these windows remain today. They were probably double-hung, two panes over two panes, to match the sashes in the existing and similarly sized 1872 window openings.

Finishes

The exterior painted finishes of the opera house are documented by several early black-and-white photographs. It can be concluded from these photographs that, aside from the "JOHNSON OPERA HOUSE" sign, the brickwork was not painted. Those exterior features finished with paint appear to have been the first-story store front on the south (Fall Street) wall, the window sashes and frames, and the roof cornice.

The evolution of the exterior paint scheme from 1890 to 1917 may be generally described as follows. The earliest photograph shows the window sashes and frames as being a light color—possibly a white, as observed in paint sample P13 from the first-story exterior window frame on the west side. Around the turn of the century, the windows were changed to a dark color—possibly red, as also seen in sample P13. The first-story storefront featured two shades of light and dark around 1905 (fig. 24). Painted a light color were the three brick piers and the panels of the projecting cornice above the store front; a dark color was used on the rest of the store front's cornice, the windows, and the doors. Windows above the store front appear to have remained red. This paint scheme continued until sometime around 1915, when most of the entire store front—including the glazed doors—was painted a light color (fig. 30). Only the window sashes were a dark color at that time.

Throughout the opera house years, the roof cornice appears to have been a dark color.

Roof

The gable roof existing in 1890 was lengthened to cover the new north addition built at that time. The north gable end of the 1872 addition was removed and replaced by a makeshift truss for stability. The rest of the roof extension was supported by a system of rafters and purlins, and by the north gable end of the new addition. This information is derived from examination of the extant roofing system.

Roof shingles were most likely installed on only that portion of the roof built in 1890, since the entire roof was recovered only 2 years later. Wood shingles were undoubtedly installed on the sheathing boards of the 1890 roof to match the existing shingle roof of 1872. Most of the roof shingles, however, would have been 20 years old by the time a new standing-

seam metal roof was installed in 1892. After the work was completed by the Seneca County Roofing Company, a local newspaper remarked, "The Johnson Opera House roof looks as slick and smooth as a toboggan slide. . . ."[195] The Sanborn maps of 1897, 1911, and 1916 all identified the building's roof as "SLATE OR TIN." That it was in fact the latter is confirmed by two photographs taken sometime between 1902 and 1917 (figs. 28 and 30) that show the parallel seams characteristic of a metal roof. Further evidence is provided by a metal bracket found attached to the sheathing boards beneath the present roll roofing. This bracket, which would have been one of many holding the metal sheets in place, was attached with a wire nail that is 1 inch long and barbed (nail and hardware sample N11).

In addition to the main roof, the Johnson Opera House had another roof at the north wall of the building. This roof provided a continuous cover over the open stairway built in 1890 that led to the opera house's second and third stories. Whether or not the roof was built at the same time as the stairway is not known. Remnants of lead flashing above the second-story doorway may indicate that the continuous roof replaced smaller shed roofs built only over the doorways. The earliest known documentation of the continuous stairway roof is the 1897 Sanborn map, which recorded it as being "SLATE or TIN." The material was probably tin, as was the main roof installed in 1892. Sanborn maps dated 1911 and 1916 note that the roof still existed, but that the tin had by then been changed to a "COMPOSITION" material. The only physical evidence of this roof today is a faint sloping line on the exterior brickwork of the north wall.

Chimneys

The two chimneys built in 1872 as part of the first north addition remained unchanged in 1890. No new chimneys were constructed at this time, judging by an exterior photograph taken sometime between 1902 and 1915 (fig. 28).

Grounds

The major change that occurred to the grounds during this period was the sale in September 1891 of the northernmost 25 feet of the property.[196] This reduced the lot size from its original dimensions of 54 feet along Fall Street by 163 feet along Mynderse Street to 54 feet by 138 feet. The clearance between the rear wall of the opera house and the back lot line was consequently reduced from about 48 feet to about 23 feet. A building was constructed on this small north lot sometime before 1896, based on a Seneca Falls map (see figure 23). The 1897

[195] Brown, p. 88; original reference is to the *Seneca County Courier*, July 14, 1892, and the *Seneca County Journal*, July 20, 1892.

[196] Brown, pp. 91-92; the lot was sold to Emmett J. Ryan Sr. according to Deed Book 109, p. 339, dated September 19, 1891.

Sanborn map identified the structure as an "undertaker" business. The Sanborn maps of 1911 and 1916 both simply record the building as a "D" or "dwelling" (fig. 23). This building exists today in dilapidated condition. It is a small frame structure that is used as a residence.

Construction of the Fisher Theatre in 1915 greatly impacted the Johnson Opera House. The theater was built on Fall Street, on the lot immediately west of the opera house lot. It was a large building that appears to have filled its entire lot, based on a drawing dated circa 1914–15 and the Sanborn map of 1916 (figures 29 and 23, respectively). The east wall of the theater almost touched the west wall of the opera house toward the front of the lots, and only a narrow alley existed towards the back. Certainly this would have blocked most of the natural light coming into the west side of Johnson's building, to say nothing of the view. It may have been this intrusion that prompted Charles and Frances Johnson to sell the property in December 1915 to longtime tenant Charles H. Powers, who operated a furniture business in the first story of the building.[197]

Interior Elements

Room Arrangement and Use

The interior plan of the Johnson Opera House remained relatively unchanged from its layout as Johnson's Hall in 1872. The basement of the 1872 north addition continued to house the heating plant for the building. The first story still had two stores and a rear shop, and the second story contained the public auditorium. New interior space was added with the construction in 1890 of a second addition at the north end of the building. While the roof of this addition was the same height as the existing two-story structure, the interior space was divided into three stories. This is evident from the fenestration of the east and west walls, and from the placement of the former second- and third-story doorways in the north wall.

In the first story, the new addition was separated from the earlier building by the former 1872 exterior north brick wall. This is based on the Sanborn maps of 1897, 1911, and 1916 (fig. 23). These same maps show a three-story wood stairway on the exterior north wall of the building that no doubt provided the only direct communication between the three stories within the new addition. The maps also indicate that the first story of the 1890 addition was leased to various businesses over the years, that its second story was used for dressing rooms, and that its third story comprised the stage and held scenery. Moving the stage from the 1872 north addition into the 1890 north addition would have increased the amount of seating available in the auditorium.

[197] Brown, p. 93; original reference is to Deed Book 136, p. 591, dated December 27, 1915.

The two first-story stores fronting Fall Street were occupied by a furniture store for most of the period, but saw other uses in the early years. The 1897 Sanborn map indicates the west store was then a "Bowling" establishment and the east store a "Repair Shop." The Sanborn maps of 1911 and 1916 document that the entire first story was used as a "Furniture" store at that time. Historical research reveals that Charles H. Powers may have operated his furniture business here from as early as 1902. He purchased the building from the Johnsons in December 1915.[198]

Relatively little is known about the shop in the 1872 north addition, behind the Fall Street stores. The 1897 Sanborn map labeled it as "Storage," and the 1911 Sanborn map cryptically noted "UB." Possible interpretations of "UB" are "unidentified business," "utilities basement," or "underground basement."

The shop in the 1890 north addition is a little better documented by the Sanborn maps. A "Plumber" occupied the space in 1897. By 1911 it was used for "GENL REPAIRING," and by 1916 a painter specializing in "Sign Painting" was in residence.

The second-story auditorium of the opera house was used for both stage productions and a number of other events. Church benefits and assorted public meetings were held here. Two significant gatherings were the 60th anniversary of the 1848 Women's Rights Convention on May 27, 1908, and the 100th birthday celebration of Elizabeth Cady Stanton in November 1915. Roller-skating took place between 1906 and 1908, and other athletic events included basketball and wrestling. The showing of moving pictures started in 1906 and continued through at least 1916.[199] To conclude, the opera house appears to have been an important social gathering place for the people of Seneca Falls.

Floors

The first and second floors that existed in the 1872 Johnson's Hall most likely remained unchanged in 1890 and throughout the opera house years. One interior photograph taken sometime between 1906 and 1908 (fig. 26) clearly shows the auditorium floor as consisting of narrow boards laid in a north-south direction.

[198] Brown, p. 93; original reference is to Deed Book 136, p. 591, dated December 27, 1915.

[199] Brown, pp. 83-84, 88, 92, 94, and 140-146.

The 1890 north addition contained three stories: a first or ground story, a second story, and a third or stage story. These are documented by the 1911 Sanborn map. Other studies have concluded from this map that a third story was actually added to the building by 1911 and later removed. Remnants of the 1890 fenestration and doorway locations, however, indicate that all three stories were located within the existing two-story space.

Communication between the three stories was by means of an exterior wood stairway, according to the Sanborn maps of 1897, 1911, and 1916. The exact levels of the addition's floors are not known, since they are missing today. It is conjectured that the first floor was slightly lower than the first floor in the rest of the building. The second floor of the addition is believed to have been lower than the floor of the auditorium, while the third or stage floor was higher than the auditorium floor. The difference in height between the floors of the addition and the rest of the building would not have been a problem, since the space within the addition was functionally separate. In fact, having the stage floor located higher than the auditorium floor provided better sight lines for the auditorium.

Stairways

Three stairways existed during the opera house years. Two were at the south end of the building, which were installed in 1872, and one was at the north end of the building, which was built in 1890. Those at the south end were interior stairways leading from the sidewalk to the auditorium. They appear to have been unchanged in 1890. The new stairway at the north end of the building was attached to the exterior north brick wall; it was constructed of wood and protected by a roof, according to the Sanborn maps of 1897, 1911 and 1916 (fig. 23). This stairway probably provided exterior access to the second-story dressing rooms and the third-story backstage area.

Walls

The interior plaster walls of the existing 1872 Johnson's Hall building probably remained intact at this time. As previously described, this included both 1843 plaster applied to the original chapel walls and 1872 plaster applied directly to the then-new brick walls. One interior photograph taken sometime between 1906 and 1908 indicates that the tongue-and-groove wainscot in the auditorium also survived intact (fig. 26).

The interior brick walls of the new north addition were finished in a manner similar to the existing walls. This is based on an examination of the extant building fabric in the present attic—what would have been the upper walls of the stage area in 1890. Here a thin coat of plaster was applied to the bricks to achieve a smooth surface. Analysis of one plaster sample,

M03, reveals that this was a lime plaster composed of approximately 70% sand, 15% lime, and 15% fines, along with a hair binder.

Ceilings

The plastered ceilings in Johnson's Hall, like the walls, were probably not altered in 1890. New ceilings would have been installed on the three stories of the new north addition built at that time. These ceilings, missing today, are assumed to have been plastered. Physical evidence was found only for the ceiling in the third story/stage, in what is today the attic. Here, nailed to the north brick wall, is a horizontal board with notches cut into the upper surface. These notches, spaced 16 inches on center, would have held the ceiling joists that were oriented in a north-south direction. To these joists were probably nailed lath boards that in turn would have supported the plaster.

Doorways

There is no documentary or physical evidence for interior doorways in the north addition built in 1890.

Windows

As with the doorways, there is no documentation or physical evidence for the interior window trim or sashes.

Stage

The auditorium stage was moved in 1890 from its former location—in the 1872 north addition—to the newly built second north addition. This is documented both by the Sanborn map of 1897 and by an interior photograph taken sometime between 1906 and 1908 (figures 23 and 26, respectively). The relocation of the stage not only increased the size of the auditorium, but also provided space for dressing rooms below the stage. Whether or not any portions of the 1872 stage were reused in 1890 is not known.

The photograph taken circa 1906-08 (fig. 26) shows the stage illuminated by round-headed windows in the adjacent east and west walls. The front of the stage projected into the room and was finished with vertical boards similar in style to the 1872 wainscot. A stairway at the west

side of the stage led from the floor of the auditorium up to the floor of the stage. It was narrow, with open treads, five steps, and no handrail.

Alterations to the new (1890) stage were under consideration in March 1907, according to a *Seneca Falls Reveille* newspaper article that reported, "The stage part of the house will be heightened, the front changed, and a new entrance made. . . ."[200] One month later, the work had not been done, since the newspaper continued to predict that "The stage will be enlarged and made more convenient, and furnished with better and more attractive scenery. . . . The front will be remodeled and a safer and better entrance perfected. . . ."[201] It is not known if the changes were ever made.

Finishes

Clues as to how the interior was finished during the opera house years is provided by remnants of historic building fabric, and by a contemporary photograph.

Concerning the rooms of the first story, information is available only for the west-side shop fronting Fall Street. This area was used as a bowling establishment in 1897 and as a furniture store from about 1902 through 1916, according to the historical documentation. Information about the finishes was obtained by examining the west plastered wall that dates to circa 1843 and the circa-1872 woodwork at an original west-wall window. The plaster wall, preserved behind a 1917 pilaster, was found to have three layers of wallpaper (sample W03) on top of the circa-1872 white calcimine paint. These wallpapers, listed from earliest to latest, include the following:

(1) a blue foliate pattern on a mustard-yellow background;

(2) a stylized floral pattern in white/cream, light blue, and green; and

(3) a large diaper pattern in three shades of blue and white on a plain background with silver sheen.

[200] Brown, p. 89; original quote is from the *Seneca Falls Reveille*, March 8, 1907.

[201] Brown, p. 90; original quote is from the *Seneca Falls Reveille*, April 19, 1907.

The woodwork was observed to have been painted three times with lead-based oil paints on top of the graining previously identified as dating to 1872. These paints, which most likely correspond to the wallpaper layers, were tinted:

(1) mustard yellow;

(2) light gray-white; and

(3) light green-blue.

To summarize, the finishes in the southwest store from circa 1890 to circa 1917 were as follows:

Date	*Walls*	*Woodwork*
ca. 1890	wallpaper	mustard yellow
ca. 1902	wallpaper	light gray-white
ca. 1912	wallpaper	light green-blue

The finishes in the second-story auditorium are documented both by a photograph taken sometime between 1906 and 1908, and by plaster wall and woodwork samples preserved in situ or in reuse locations. The photograph (fig. 26) shows the auditorium's finishes as being little changed from their conjectured appearance in 1872. The walls were a light color, the frieze and ceiling were decoratively painted, and the woodwork was a dark color. These finishes have been previously identified and described as white calcimine on the walls; pink, blue and yellow calcimine used for the decorative painting; and graining on the woodwork. Examination of the upper walls of the 1890 addition reveals that the stage and backstage walls were painted a light blue color.

Samples of wallpaper (W01 and W02) found on the upper walls of the auditorium on top of the decorative painting indicate that the walls were papered twice sometime after the photograph was taken. The first paper is a floral and geometric design in the colors of gray-blue and light blue. The second paper is an abstract foliate design printed in yellow on a red background, with a wide floral-pattern border paper in colors of red and brown on a pink background. No photographs of these later wallpapers are known to exist. The woodwork continued to be grained—or at least painted and varnished—based on paint samples from a west-wall window and pieces of the tongue-and-groove wainscot found reused in the 1917 basement.

Heating System

The existing 1872 heating system for the building was no doubt expanded and upgraded in 1890. The heating plant probably remained in the basement of the 1872 north addition, because no new chimneys were constructed at this time.

The installation of a new heating system may be inferred from the newspaper accounts of the renovation work. The *Seneca County Courier* reported in September 1890, "its arrangements for lighting, warmth and ventilation are such as to render it both comfortable and healthful."[202] After the opening performance in November 1890, the *Courier* described the opera house as "A gem of a beauty and convenience, containing everything that modern improvement could suggest."[203] The Sanborn maps of 1911 and 1916 document the heating system as being a steam type. Two features of this system, the 1872 chimneys and the steam radiators, were recorded by a photograph of the auditorium taken sometime between 1906 and 1908 (fig. 26). Both the chimneys and the radiators can be seen at the east and west walls.

Lighting System

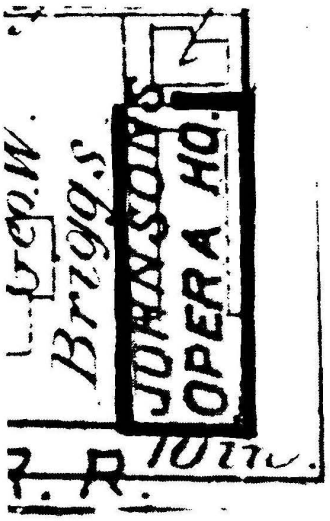
It is possible that the old gaslight system installed in the building in 1872 was replaced by an electrical system in 1890. This may account for descriptions in the newspapers of "comfortable and healthful" lighting and heating, and a facility "containing everything that modern improvement could suggest."[204] The electrical system was in place by the time of the circa 1906–08 photograph, which clearly shows three single-bulb electric light fixtures suspended from the ceiling. The earliest documented reference to the electrical system is the Sanborn map of 1911, which labeled the opera house as having "Lights-Electric." A similar designation is found on the Sanborn map of 1916.

---

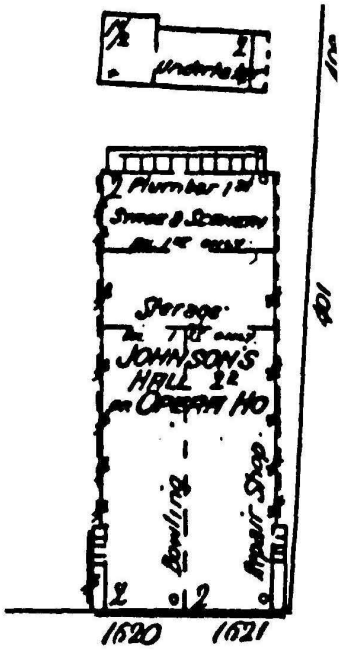
[202] Brown, p. 82; original quote is from the *Seneca County Courier*, September 25, 1890.

[203] Brown, p. 82; original quote is from the *Seneca County Courier*, November 6, 1890.

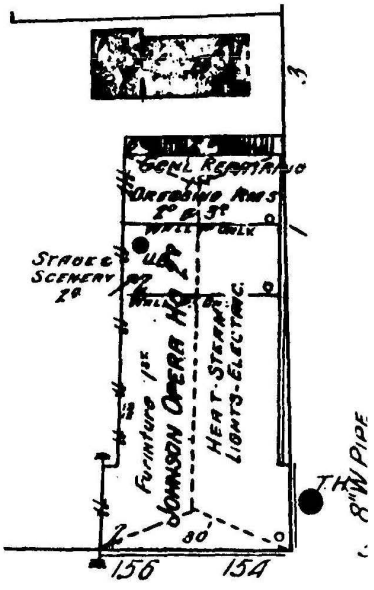
[204] Brown, p. 82; original quotes are from the *Seneca County Courier*, September 25, 1890, and November 6, 1890.



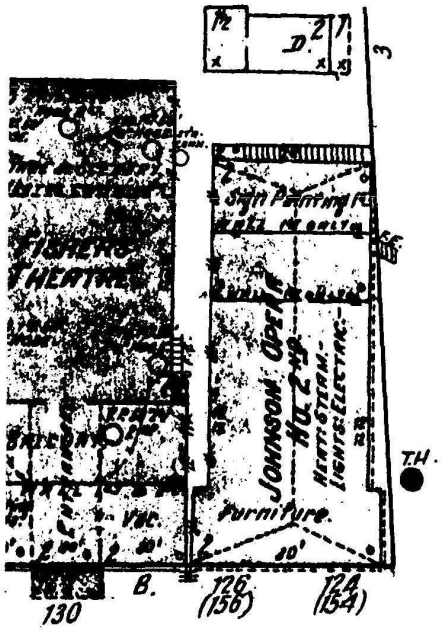
1896



1897



1911



1916

Figure 23. Johnson Opera House, As Illustrated in 1896, 1897, 1911, and 1916 Maps of Seneca Falls.



Figure 24. Fall Street and the Johnson Opera House (ca. 1905).



Figure 25. Placement of Commemorative Tablet on East Exterior Wall of the Johnson Opera House (May 1908.)



Figure 26. Johnson Opera House: Photograph Labeled "Interior of the Johnson Opera House when it was used as a roller skating rink" (ca. 1906-08).



Figure 27. Johnson Opera House: Undated Interior Photograph of the Stage.

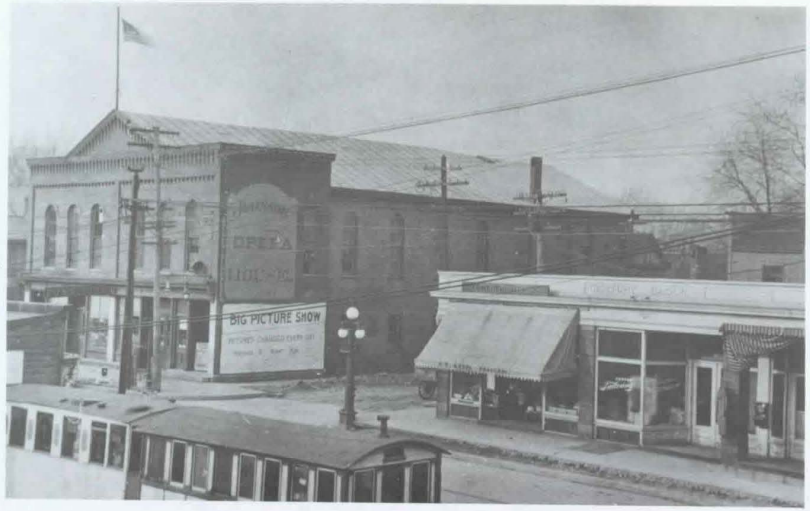


Figure 28. Johnson Opera House: Southeast Exterior Corner, ca. 1912.

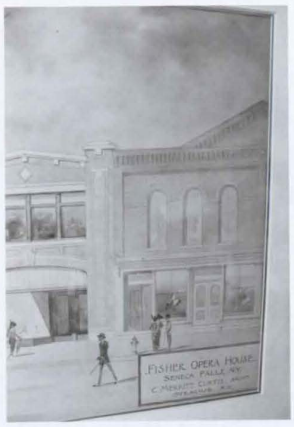


Figure 29. Watercolor Rendering of the "Fisher Opera House," Also Showing the Johnson Opera House (ca. 1914–15).



Figure 30. Johnson Opera House, after 1915.

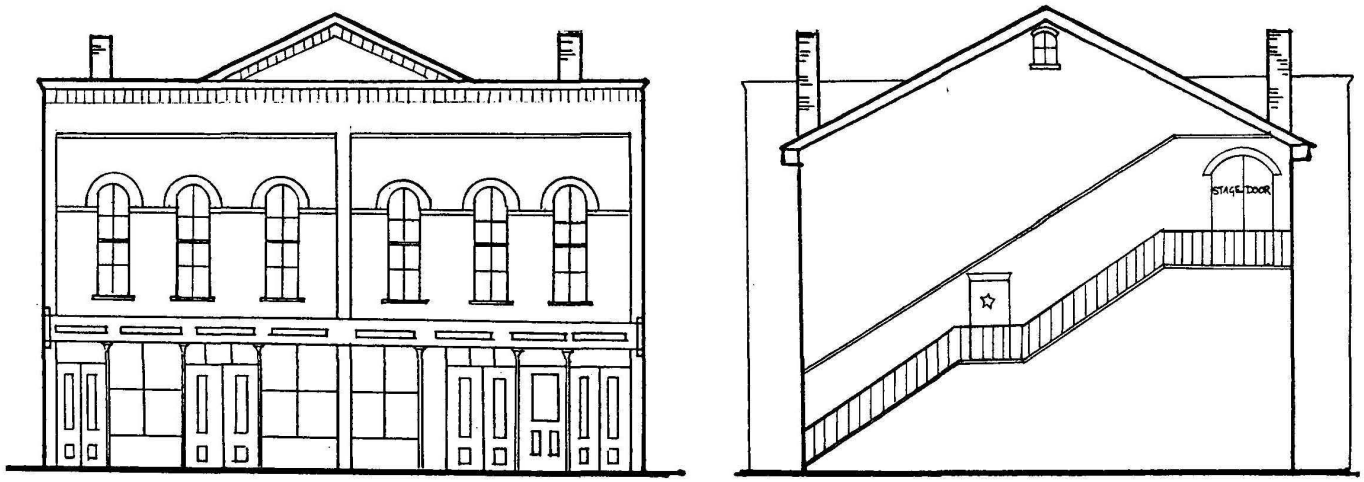


Figure 31. Johnson Opera House: Conjectured Front and Rear Elevations, 1890. *(Not drawn to scale)*

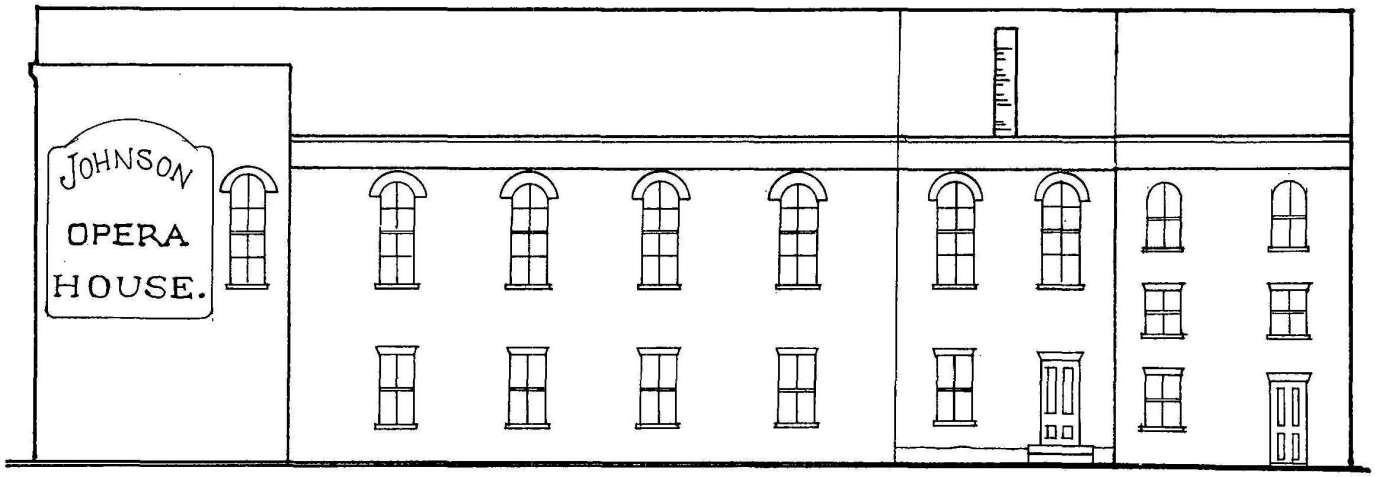


Figure 32. Johnson Opera House: East Elevation, 1890. *(Not drawn to scale)*

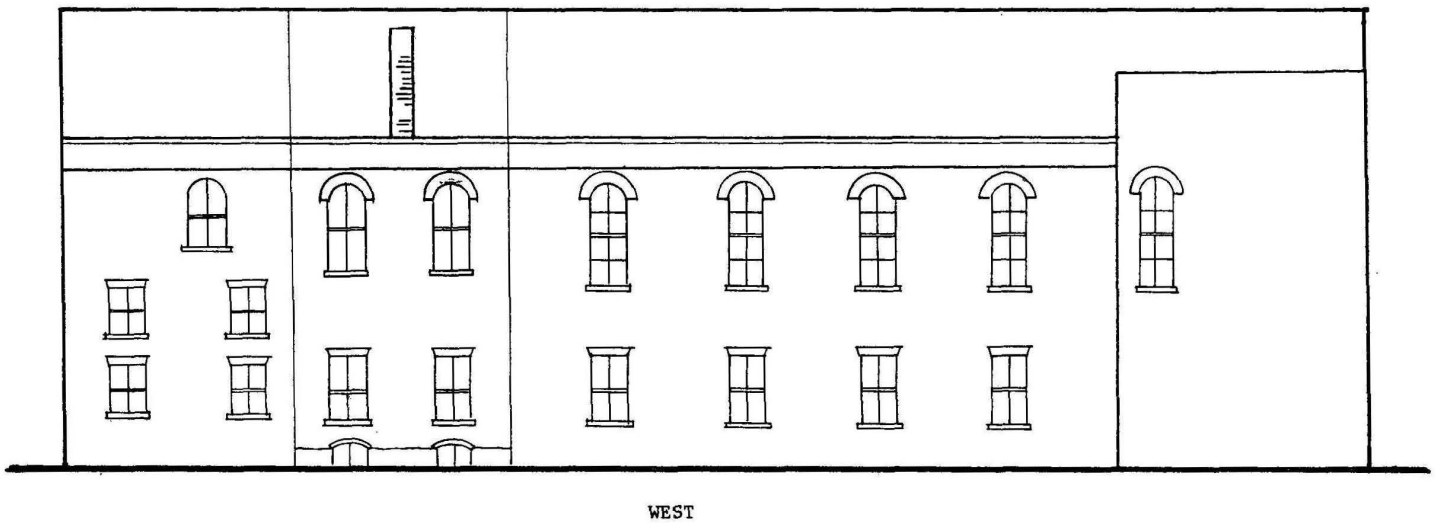


Figure 33. Johnson Opera House: West Elevation, 1890. *(Not drawn to scale)*

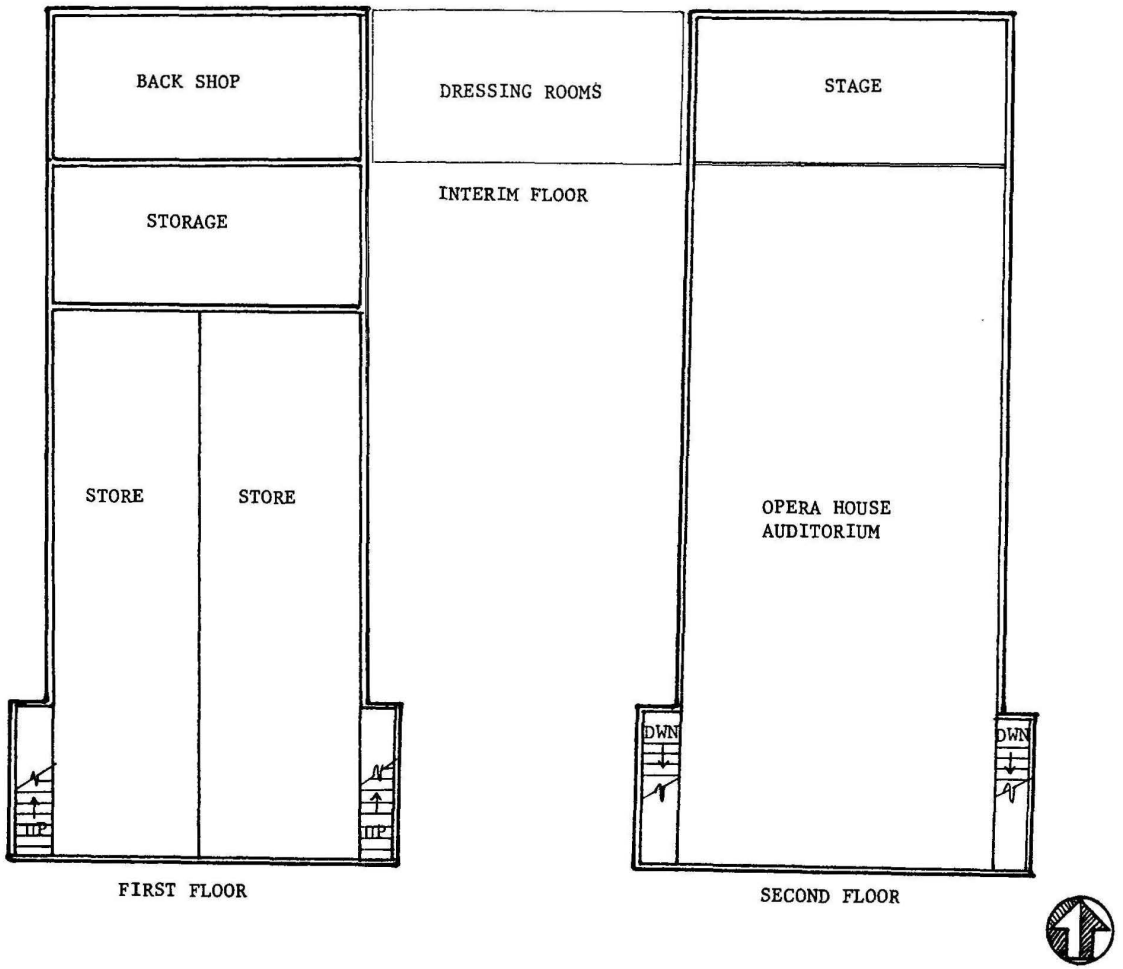


Figure 34. Johnson Opera House: Floor Plans, 1890. *(Not drawn to scale)*

1917–1919
REGENT THEATRE AND OFFICES

Remodeling

The motion-picture shows in the opera house were so popular that the building was purchased for conversion into a movie theater in 1917. One month prior to the official sale, the local newspaper reported:

> The building is to be thoroughly improved and made into a handsome picture and playhouse, the new owners expecting to spend about $17,000 in changes and alterations. . . . The work of alteration will begin at once, under the direction of Mr. Hilkert, who is an experienced contractor and builder.[205]

The sale was officially transacted 1 month later, on September 20, 1917, when Asa B. Hilkert bought the building from Charles and Minnie Powers, who ran the furniture store in the first story.[206]

Remodeling was completed within 3 months at almost twice the original estimated cost. The local press described the transformed building on December 6, 1917, the day before its opening:

> The new theater has been changed so much from the old structure, that its appearance, both the exterior and the interior, has but few indications of the old building.
>
> The exterior of the building has been reconstructed and covered with white stucco. The entrance of the building has been changed from two side stairways to a wide entrance in the center of the building and a large portico built out over the walk in front of the entrance. Two stores occupy the street floor in front. The theater part of the old building was entirely on the second floor. Now the main part of the seating capacity of 700 is on the street level with only the balcony and boxes at the elevation of the Johnson Opera House auditorium. The interior is decorated in [a] color scheme in which white and silver predominates.

---

[205] Brown, pp. 94–95; original quote is from the *Seneca Falls Reveille*, August 24, 1917.

[206] Brown, p. 94; original reference is to Deed Book 140, p. 587.

> The building entirely completed with two stores on the street floor and several suites of offices on the second floor, will cost the new owner about $30,000. . . . A.B. Hilkert had direct charge of the reconstruction of the building and drew the plans for the work.[207]

The day following the opening on December 20, 1917, the Reveille reported:

> The house was brilliantly illuminated and received unstinted praise for its fine appearance. . . . The building has been finely refitted, refurbished and handsomely decorated and is in all ways a very creditable picture house, with every convenience and comfort.[208]

The exterior appearance of the Regent Theatre is documented by two exterior photographs (figs. 35–36). No interior views of the building have been found.

The Regent Theatre remained in business only a few years despite the large amount of money spent on its renovation. Although the building has since been dramatically altered, remnants of Asa Hilkert's picture house may be identified today. The following is a description of the building's features during the years 1917–19, based on the historical documentation and the extant building fabric.

Exterior Elements

Dimensions

The dimensions of the building remained unchanged except for the addition of a marquee on the front (Fall Street) side. This feature was described in the December 6, 1917, news article as "a large portico built out over the walk in front of the entrance."[209] The exterior photographs show it as one story high, with a flat roof supported at its outer corners by two Doric-style columns. Its exact dimensions are not known because it was removed during a later remodeling in the 1920's.

---

[207] Brown, pp. 95–96; original quote is from a news article preserved in a scrapbook at the Seneca Falls Historical Society.

[208] Brown, pp. 96–97; original quote is from the *Seneca Falls Reveille*, December 21, 1917.

[209] See note 207.

Foundations

The existing foundations were not altered at this time, nor were any new foundation walls built.

Walls

Extensive changes were made to the existing exterior walls in 1917. The news article dated December 6, 1917, noted that, "the exterior of the building has been reconstructed and covered with white stucco."[210] The front wall of the building (the south wall of the 1872 south addition) was reconstructed, with its upper wall being rebuilt in a stepped fashion, judging by the historic exterior photographs (figs. 35–36).

These photographs also show the south and east sides of the building, including the 1843 east wall, which are covered with a light-colored stucco. Examination of the existing building, however, indicates that only these two walls received this treatment. The stucco is a hard cement type applied directly to the face of the exterior bricks. The reason for this finish was no doubt to hide the brick patchwork at the altered window openings. For more details, see "Windows."

Commemorative Tablet

The tablet commemorating the Women's Rights Convention of 1848 that had been attached to the exterior of the east wall in 1908 remained on the building during the Regent Theatre years. This bronze tablet was most likely removed in 1917 when the east wall was covered with stucco, and later reinstalled in the same general location. It is documented by the two exterior photographs of the Regent Theatre.

Signs

Several signs were attached to the south and east walls, based on the two exterior photographs. Projecting from the front wall of the 1872 south addition was a vertical sign reading "REGENT" in light letters on a dark background. This sign was located on the second story above the front entrance marquee. Another "REGENT" sign was on the east wall of the south

[210] See note 207.

addition. This was horizontal in orientation and flush-mounted to the exterior first-story wall. Below it was a large poster that most likely advertised the current or upcoming motion picture. A similar sign and poster arrangement was attached to the 1843 portion of the first-story east wall.

A larger sign, possibly painted directly onto the stucco, covered the first-story east wall of the 1872 north addition. Unfortunately, it is not possible to make out the lettering in the photograph. The sign may have related to the movie theater or advertised another service or product.

Portable easel-mounted posters also embellished the theater entrance. Three are shown in the photographs: one at the far end of the marquee on the sidewalk, and two propped against the building on either side of the center doorway.

Doorways

Considerable changes were made to the exterior doorways in the south and east walls in 1917, based on the historical documentation.

In the front wall of the 1872 south addition, the entrance to the auditorium area was "changed from two side stairways to a wide entrance in the center of the building and a large portico [marquee] built out over the walk in front of the entrance."[211] The historic photographs of the exterior also document two smaller doorways, one on either side of the wide theater entrance. These no doubt entered the "two stores" said to "occupy the street floor in front."[212] While two stores had existed in this space since 1872, they were entirely remodeled—along with the exterior doorways—in 1917.

The changes made to the east wall are also documented by one exterior photograph (fig. 35); the conjectured interior layout provides additional insight. Three doorways were added, one from 1872 was closed up, and one from 1890 was retained, for a total of four doorways in 1917.

The three new doorways were all located in the original 1843 portion of the east wall. One was in the first story, adjacent to the south addition. It appears in later photographs and is thought to have been the entrance to a stairway leading to offices on the second story. Another doorway was located in the second story, toward the middle of the 1843 section of wall. It is clearly shown in the Regent Theatre photograph (fig. 35). This was undoubtedly the exit for the theater's balcony, and was reached by means of an exterior staircase. The third doorway—also

[211] See note 207.

[212] See note 207.

shown in figure 35—was in the first story at the north end of the 1843 wall. It was fitted with double doors and most likely functioned as a main-level exit for the theater.

The doorway that was closed up was a first-story doorway in the east wall of the 1872 north addition. The doorway that was retained was also a first-story doorway, located in the east wall of the 1890 north addition. The Regent Theatre photograph (fig. 35) shows the upper section of this doorway.

No information is available on the treatment in 1917 of the two 1890 doorways in the north wall leading to the dressing rooms and stage. They may have been retained at this time.

Windows

Extensive changes were made to the windows in 1917, based on the exterior photographs and examination of the existing building. In general, these changes involved bricking in old window openings, adding new openings, reducing the size of the long second-story arched windows, and replacing the old window sashes with new one-over-one sashes.

One reason for closing window openings was likely the need for darkness in the new movie theater. Another factor that may have precipitated changes to the west wall was the close proximity of the Fisher Theatre constructed in 1915 on the adjacent lot.

Details of the 1917 window alterations are described here for each major area of the building, beginning with the front (south) end and moving northward.

1872 South Addition

South Wall. In the first story, the original 1872 storefront windows were replaced by large single-pane plate-glass windows, with transoms having multiple small panes of glass. On the second story, six 1872 round-headed windows were replaced by six smaller windows each having one-over-one sashes.

East Wall. In the first story, one new window opening was added and fitted with one-over-one sashes. On the second story, the existing 1872 round-headed window was reduced in size, one new window opening was added, and both windows were fitted with one-over-one sashes.

West Wall. In the second story, the round-headed window was probably reduced in size, and fitted with one-over-one sashes.

1843 Chapel

East Wall. In the first story, two of the four original chapel windows were filled in; the remaining two windows were fitted with one-over-one sashes. In the second story, one of the original four windows was converted into a doorway, one was filled in, and two were reduced in size from their 1872 arched configuration and fitted with one-over-one sashes.

West Wall. In the first story, one of the four original windows was filled in; the three remaining windows were probably fitted with one-over-one sashes. In the second story, two of the four original windows were filled in; the two remaining windows were probably fitted with one-over-one sashes.

1872 North Addition

East Wall. All of the window openings were filled in with brick.

West Wall. All of the window openings were filled in with brick.

1890 North Addition

East Wall. In the first story, the treatment of the one 1890 window is unknown. In the second story, one of the two original windows was filled in with brick. In the third story, one original small round-headed window was filled in; one new window opening was installed.

West Wall. No known alterations were made to the existing 1890 windows.

Finishes

A 1917 newspaper article described the exterior of the building as being covered with a "white stucco."[213] This is verified by the exterior black-and-white photographs that show the stuccoed walls as being a light color. The window sashes, on the other hand, were a dark color at this time, according to the photographs.

[213] See note 207.

Roof

The standing-seam metal roof installed in 1872 was probably retained in 1917. This may be inferred from the 1925 Sanborn map, which continued to show the building as having a "slate [sic] or tin roof."

One change made to the roof in 1917 was the addition of a large ventilator. This metal ventilator, which exists today, is located between the two northernmost original trusses at the peak of the 1843 gable roof.[214] It appears for the first time in one of the exterior photographs taken of the building sometime between 1917 and 1919.

The marquee that was added to the front of the building above the theater entrance in 1917 had its own roof. This roof appears in the photographs to have been flat and enclosed on three sides by a low stucco-covered parapet.

Chimneys

The two chimneys in the 1872 north addition were removed in 1917, based on one exterior photograph of the theater. One new chimney—presumably the one extant today—was constructed in the existing 1872 south addition. The chimney flue would have been used by the new heating plant housed in the newly created south basement.

Grounds

The grounds during the Regent Theatre years appear little changed from when the building was the Johnson Opera House. Still standing on the adjacent lot to the north was the wood-frame dwelling built sometime in the 1890's. To the west and almost touching the Regent Theatre was the Fisher Theatre, built in 1915. The sidewalks on the south and east sides of the building appear to have been made of concrete, based on the exterior photographs.

[214] See note 207.

Interior Elements

Room Arrangement and Use

The room arrangement and use of the building was extensively altered by new owner Asa Hilkert in 1917. The main part of the theater occupied the first story, while the balcony and boxes were in the second story.[215] A local newspaper article dated December 1917 explained that a new center entrance for the theater was created, and that the two side stairways to the second story had been removed. It also said that two stores occupied "the street floor in front," and that there were several suites of offices in the second story.

The present basement under the south addition was most likely dug at this time, and the toilet room and furnace located there. Few changes appear to have been made to the north end of the building, built in 1890 to house the stage and dressing rooms. This is based on a later newspaper article dated 1919 that described the extant stage.[216] Possibly this back area was used for storage during the movie theater years.

Tenants of the building during this time were the New York Telephone Company and Dr. Albert J. Frantz. The historical documentation indicates that the telephone company leased space in the ground story that measured approximately 17 by 21 feet. This space was no doubt what was previously described as one of the two stores that faced Fall Street. Exactly which store the telephone company occupied is not known, nor is the name of the other first-story tenant recorded. Dr. Frantz, an optometrist and physician, used the second-story offices. Both the stores and the offices were in the south, 1872 addition to the building.[217]

Floors

Several changes were made to the floors in 1917. In the basement, the basement beneath the 1872 north addition was most likely filled in, and a new basement with concrete slab floor was created beneath the 1872 south addition. Excavation of the new basement probably required the removal of the existing first floor in the south addition. The floor was subsequently rebuilt reusing some woodwork from the demolished interiors, such as a door jamb and some pieces of

---

[215] Brown, pp. 95-96.

[216] Brown, p. 99; original reference is to the *Seneca Falls Reveille*, October 24, 1919.

[217] Brown, pp. 97-98.

the wainscot from the former Johnson's Hall and Opera House. It is not clear what work, if any, was done to the first floor of the new theater that was housed within the original chapel and the 1872 north addition.

A large portion of the second floor installed in 1872 was removed in 1917. This included the floor within the original 1843 section of the building and the 1872 north addition. Installed in its place were new stairways (see the following section for details), a balcony, and boxes. The local newspaper explained in December 1917, "the balcony and boxes [are] at the elevation of the Johnson Opera House and auditorium."[218]

Although the balcony was removed only 2 years later, remnants of it may be seen in the building today. Two cast-iron columns that supported the balcony floor from below were reused in 1919, and so survive today. These are octagonal in shape and covered with a cement plaster on metal lath that is believed to be the original finish. Also, evidence of the slope of the balcony is preserved in the existing 1917 framing that is visible at the east wall between the present second floor and the first-floor ceiling.

Not all of the building's second floor was removed in 1917. It is assumed that the 1872 second floor in the south addition was retained, because the historical documentation indicates this area was used as offices. Similarly, references to the extant "stage" in 1919 would seem to indicate that the three 1890 floors in the 1890 north addition were left untouched in 1917, with the area possibly being used for storage.

Stairways

According to a newspaper account of the remodeling, the two stairways in the 1872 south addition leading to the second-story auditorium were removed in 1917. No mention is made of constructing new stairways, and none remain today from this period.

Certainly stairways would have been needed to reach both the balcony and the boxes within the theater, and the new offices on the second story. It is conjectured that at least two separate interior staircases were built to meet these needs. The stairway to the theater's balcony was no doubt reached by first walking through the theater's wide center entrance off Fall Street. It was probably located on the west side of the building, and may well have run in an east-west direction to save space. The stairway to the second-story offices, on the other hand, was probably accessed directly from the outside by means of a doorway on the east (Mynderse Street) side of the building. As with the theater stairway, the office stairway was most likely oriented in an east-west direction.

[218] Brown, pp. 95-96.

One other interior staircase would have also existed at this time, leading to the basement and toilet room. This stairway is thought to have been on the east side of the building beneath the stairway to the second-story offices. This would be similar to the placement of the basement stairway today.

At least one stairway also existed on the exterior of the building at this time. Newly built in 1917 was an open stairway on the east wall that descended from the second story and undoubtedly served as a balcony exit. This stairway is documented by an exterior photograph. Also possibly left in place in 1917 was the covered stairway on the north wall of the building. It had been installed in 1890 to access the dressing room (second-story) and stage (third-story) areas in the 1890 addition.

Walls

Little evidence is available about the 1917 appearance of the walls at the south and north ends of the building—i.e., the 1872 south addition and the 1890 north addition. The appearance of the theater area, on the other hand—comprised of the 1843 chapel and the 1872 north addition—is well documented by the architectural fabric that remains on the walls today. Close examination of the existing walls indicates that the following work was done in 1917:

- the second floor installed in 1872 was removed from the portions of building remaining from the 1843 chapel and the 1872 north addition;

- the one-story brick wall separating the 1843 portion from the 1872 north addition was demolished. This was the remainder of the original exterior north wall of the chapel, the rest of the wall having been removed in 1872;

- structural reinforcing was installed in the newly opened space. This involved placing floor-to-ceiling pilasters at the east and west walls directly beneath five of the 1843 roof trusses. Each pilaster was composed of seven 2-by-6-inch wood members attached to the brick walls by means of bolts; and

- the existing plaster on the brick walls was removed and metal lath was attached to the pilasters. The walls, including the pilasters, were then replastered with a plaster mixture containing cement. Much of this work may be seen today at the east and west walls behind later materials and in the present attic. One plaster sample analyzed, M04, was found to be composed of 57% sand, 35% lime and cement, and 9% fines, with no hair binder. The sand is a white-quartz medium-grain aggregate.

Ceilings

As with the walls, little is known about the 1917 ceilings of the 1872 south addition and the 1890 north addition. These areas may have retained their plastered ceilings, installed in 1872 and 1890, respectively. The theater itself, however, received a new ceiling below the level of the existing 1872 plaster ceiling. This ceiling was most likely a pressed-metal type, based on metal fragments preserved at the 1917 ceiling level in the present attic. Unfortunately, insufficient material remains to identify the pattern embossed in the metal. Also unknown is whether or not the earlier 1872 ceiling was left in place or removed at this time.

Doorways

No documentary information or physical evidence was found concerning the placement and appearance of interior doorways after the 1917 remodeling.

Windows

Interior window woodwork dating to 1917 was found at one window opening only—the 1843 window in the first-story west wall. In 1917, this window was located within the theater portion of the building.

Window elements at this opening identified as dating to 1917 are the header of the architrave and the right and top window stops. (The side pieces of the architrave are missing, as is the left window stop.) The architrave member was observed to be nailed over the unpainted 1917 cement plaster, and so was dated to 1917. Its profile consists of a plain board with a beaded outer edge. The two lengths of window stop have the same paint layers as the architrave lintel, and so also were dated to 1917. These moldings are embellished at their inner edges with a simple ogee molding.

Theater Furnishings and Equipment

The Regent Theatre was furnished in 1917 with seats, a movie projection booth, and a movie screen. No physical evidence remains of any of these features, although the historical records provide some insights.

The seats are documented by two 1917 newspaper articles. One reported in October that Fred Teller had obtained the contract for providing the seats, 787 in number.[219] After their installation, it was observed in December that "the main part of the seating capacity of 700 is on the street level with only the balcony and boxes at the elevation of the Johnson Opera House auditorium."[220] Either only 700 seats were in fact installed, or the December article erred.

An artifact identified as the projection booth was discovered by workers renovating the building in 1947. This booth, found in the building's attic, was described in a recent telephone interview as being made of concrete and measuring approximately 8 by 10 feet.[221] The booth is no longer in the attic, most likely having been discarded in 1947. Its original location would have been at the rear (or south end) of the theater at the balcony level.

No descriptions of the movie screen have been found. It logically would have been located at the north end of the theater. However, the stage was already located here. The screen may have hung down in front of the stage, about where the 1872 north addition and the 1890 north addition met. Another possibility is that a partition wall was built in front of the stage, and that the movie screen was attached to it.

Finishes

Nothing is known about the 1917 interior finishes in the 1872 south addition or the 1890 north addition. The finishes of the theater space between them, however, is documented by both the written documentation and the remaining physical fabric.

A local newspaper described the theater's interior in December 1917 as "decorated in [a] color scheme in which white and silver predominates."[222] Paint samples examined from the 1917 plaster walls and the interior window trim confirm that the predominant paint color was a

---

[219] Brown, p. 95; original reference is to the *Seneca Falls Reveille*, October 5, 1917.

[220] See note 207.

[221] Brown, p. 109.

[222] See note 207.

white/cream. No paint evidence of the silver color was found, perhaps indicating that this was incorporated in the fabrics or other missing features.

Heating System

The heating plant for the building was moved from its earlier location in the basement of the 1872 north addition to the new basement built in 1917 under the 1872 south addition. The new heating system is mentioned in the tenants' lease dated October 3, 1917, and recorded in the Seneca County Registry of Deeds. This lease specified that the owner of the building would be responsible for furnishing a steam or hot water heating plant.[223] That two choices were listed may in fact indicate that the building was undergoing renovation and the heating system had not yet been installed. No information is available on which was finally installed. However, a later Sanborn map dated 1925 identified the heating system as a steam type, suggesting that a steam boiler may have been the equipment of choice in 1917.

Lighting System

Light fixtures in the building in 1917 were undoubtedly electrical, since a newspaper article dated December 1917 described the theater as having "every convenience and comfort."[224] Also, the exterior photographs show canister-type fixtures affixed to the underside of the front marquee. Interestingly, however, no electrical wires are visible in the photographs on the exterior side of the building. This suggests that either the wires entered the building from below ground, or the photograph was air-brushed to delete the wires.

Plumbing System

Hilkert's lease with the New York Telephone Company dated October 3, 1917, indicates that he was responsible for furnishing and maintaining one lavatory and water closet, connected to water and waste lines, in the basement of the building.[225] That Hilkert met the terms of his lease is indicated by the presence today of a small toilet room in the basement below the south addition. Although the toilet is modern, the lavatory appears to be old and may well date to 1917. Graffiti dated July 1922 on the exterior side of the toilet room's west partition wall provides further evidence that the room itself was built sometime before that date.

---

[223] Brown, p. 98; original reference is to the lease recorded in Deed Book 141, p. 315.

[224] Brown, pp. 96–97; original quote is from the *Seneca Falls Reveille*, December 21, 1917.

[225] Brown, p. 98; original reference is to the lease recorded in Deed Book 141, p. 315.



Figure 35. Regent Theatre, Sometime Between 1917 and 1919.



Figure 36. Regent Theatre, Sometime Between 1917 and 1919.

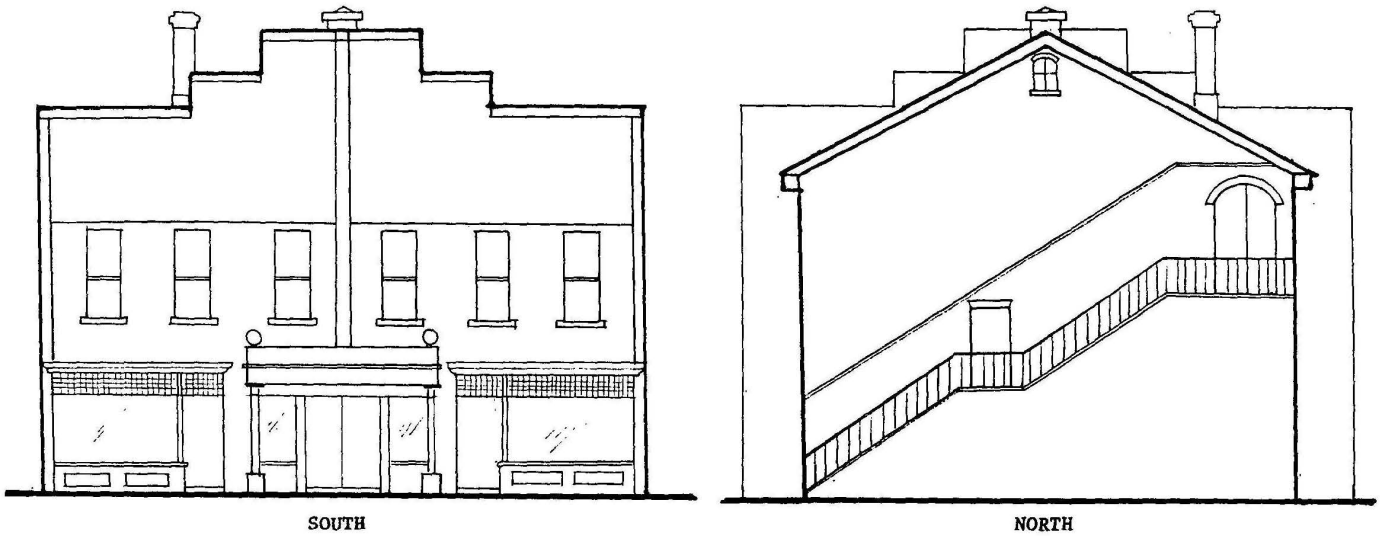


Figure 37. Regent Theatre: Front and Rear Elevations, 1917. *(Not drawn to scale)*

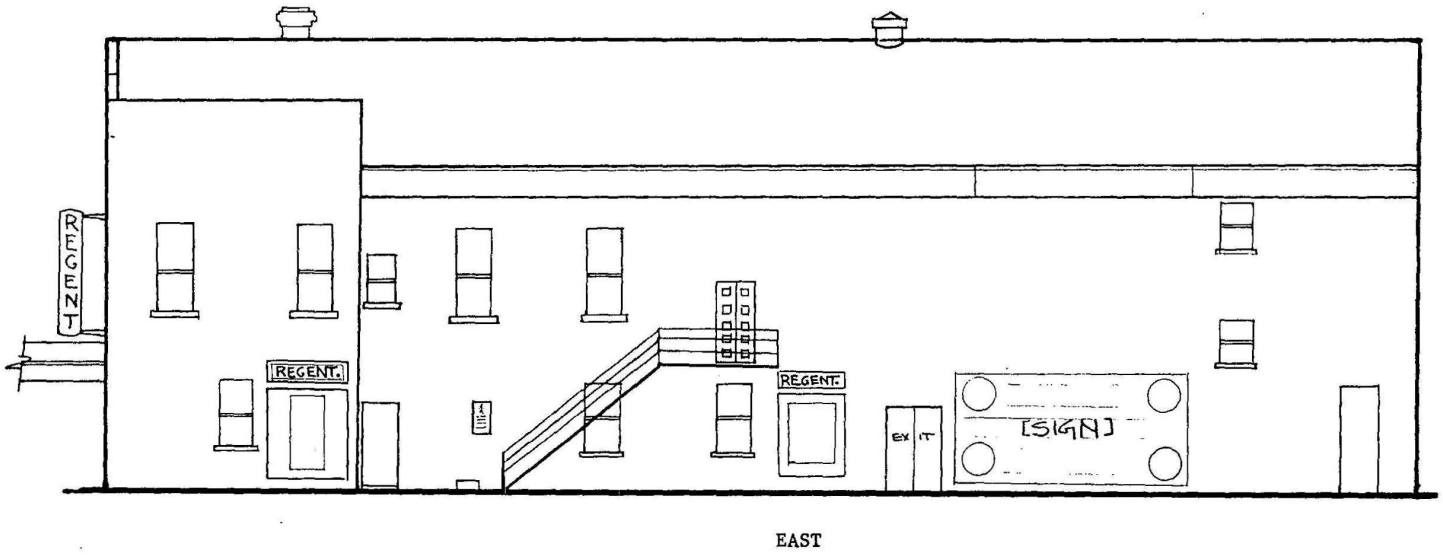


Figure 38. Regent Theatre: East Elevation, 1917. *(Not drawn to scale)*

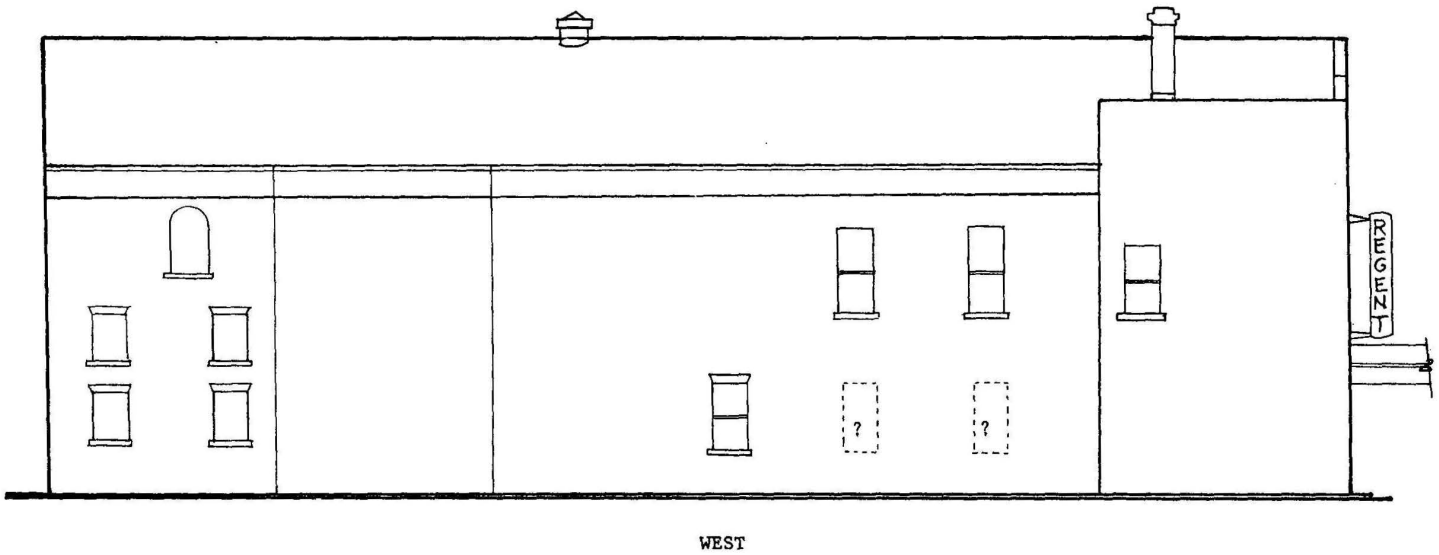


Figure 39. Regent Theatre: West Elevation, 1917. *(Not drawn to scale)*

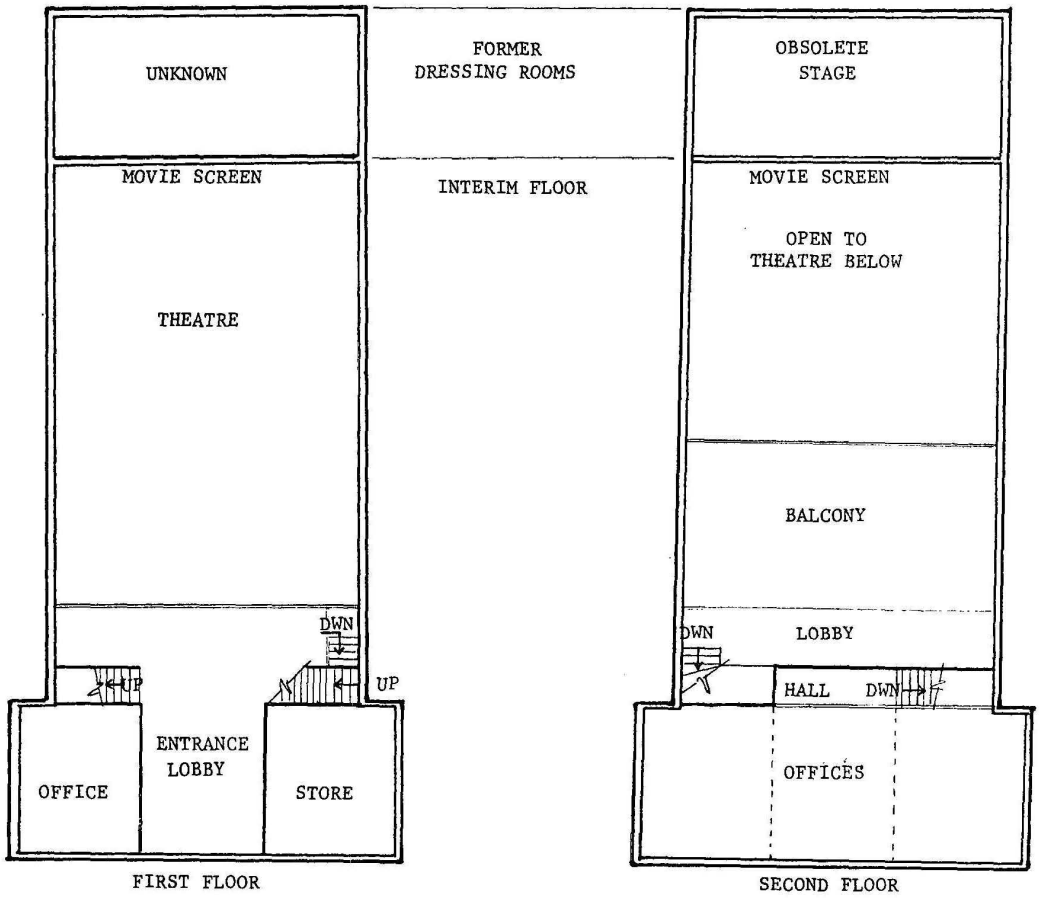


Figure 40. Regent Theatre: Conjectured Floor Plans, 1917. *(Not drawn to scale)*

1919–1961
AUTOMOBILE GARAGE/DEALERSHIP, HALL, OFFICES, ETC.

Periods of Remodeling

The Regent Theatre remained in business for only 2 years. In October 1919, owner Asa Hilkert sold the building to Bertrand G. Mackey and Frank G. Knox.[226] Thus began yet another phase in the building's history, when it was used as a multifunctional space housing a garage, an automobile dealership, a public hall, offices, and other facilities. Between the years 1919 and 1961, the building changed hands seven times and underwent at least four periods of remodeling.

The renovation work undertaken in 1919 by the new owners, Mackey and Knox, was contracted out by them to grantor Asa Hilkert. Once again, the local newspaper reported on the work to be done:

> The structure will again be made into a two story building with a ball room on the upper floor and the street floor will be converted into a garage and automobile repair shop. The transaction involved substantially $35,000. The theatre will be closed as a picture house on November first and possession will be given the purchasers about January first. In two months interval Mr. Hilkert will execute a contract the purchasers have given him, for changing the building to suit its new uses.
>
> The Fall street front of the building will not be changed materially, the G.L. Ayers store and the offices of the New York Telephone company, and the offices above, remaining as they now are.
>
> The theatre entrance will be made into an entrance for the garage and about half the length of the building back on the Mynderse street side, another garage entrance will be made. The dance hall floor will be substantially on a line with the elevation of the present balcony and there will be two stairways leading into the hall from the Fall street side. The rear end of the theatre will be left about as it is now. The space below the stage will be used as a vulcanizing and tire repair department. A large display window will be placed on the level of the stage and that part of the building will be used as a display floor.[227]

---

[226] The deed of sale for October 18, 1919, was not recorded in the Seneca County Registry of Deeds.

[227] Brown, p. 99; original quote is from the *Seneca Falls Reveille*, October 24, 1919. This newspaper article may err in one respect. The "G.L. Ayers store" mentioned may refer to the Ayers Art store and picture-framing business that was run by George L. Ayers in the adjacent Fisher Theatre building. A G.L. Brady, electrician, had a business at the corner of Fall and Mynderse Street by 1921–1922. It is possible that the newspaper article confused the two similar names.

Following a series of court actions, Hilkert reacquired the building at a public auction in May 1921.[228] He again made changes in 1922 to accommodate a new tenant, Huntington Ford. Following completion of the work, the local newspaper reported in November 1922:

> The entrance in the center of the building has been removed and arranged into a very attractive sales floor. The car entrance will be on the Mynderse street side of the building.[229]

A photograph of the building taken several years later (fig. 48) shows the entrance marquee missing; it was most likely removed in 1922. The 1908 commemorative tablet was also removed at this time because a "large double doorway" was cut into the east wall where the tablet had been. The second story remained a public hall.[230]

Four years later, in July 1925, the building was purchased from Asa Hilkert by the Geneva Farm Improvement Corporation.[231] Alterations possibly made during their ownership are illustrated by the Sanborn map of 1925 (fig. 41). The primary change involved the conversion of the former second-story public hall and stage to a large "auto stge [storage]" area. The Sanborn map indicates that a wooden ramp was built at this time along the north exterior wall of the building, presumably to provide a means of transporting automobiles up to the new storage area.

The Geneva Farm Improvement Corporation sold the building less than 1 year later, in September 1926, to Cornelius T. Lynch.[232] Lynch was most likely responsible for changing the configuration of the stairways to the second story. A plat map of the building made in 1944 (fig. 49) shows the outline of the enclosed concrete-block stairway extant today on the exterior of the west wall.

---

[228] Deed Book 146, p. 583.

[229] Brown, p. 102; original quote is from the *Seneca Falls Reveille* for either November 3, December 1, or December 8, 1922.

[230] Brown, p. 102; original quote is from the *Seneca Falls Reveille* for either November 3, December 1, or December 8, 1922.

[231] Deed Book 153, p. 157.

[232] Deed Book 154, p. 263.

Henderson and Lathrop, Inc., purchased the building in November 1944.[233] Under their ownership, extensive modernization work lasting 1 year was carried out in 1947. The scope of work included masonry, roofing, an elevator, floor tile, wallpaper, paint, heating equipment, electrical wiring, electrical fixtures, and plumbing, including a sprinkler system.[234] The transformed building was described by the newspaper in January 1948:

> Designed by Wallace P. Beardsley, Auburn architect, the building was constructed by M.S. Matterson, general contractor. The two story building of brick, concrete and steel has a frontage of 50 feet on Fall Street and 100 feet on Mynderse Street. Display rooms on the first floor are floored with rubber tile, with walls and woodwork papered and painted in a warm beige.
>
> Directly back of the display room is the lubrication, washing and minor repair sections of the service department. . . . The second floor, connected with the ground floor by a large electric elevator, is designed for major motor overhauls, body repairs and painting. The paint booth is in one corner. . . . Heavy and large parts are stored on the second floor with small parts and accessories on the first floor. The entire building is heated by steam with radiators in the display rooms and unit blowers in the two service departments.[235]

Except for a 3-year period from September 1956 to December 1959, Henderson and Lathrop Inc. retained ownership of the building until February 1971. No changes are known to have been made to the building by the interim owner, Edwin A. Riggs, Jr.[236]

Exterior Elements

Dimensions

The extensive renovation work during the 1919–61 period detailed in the previous section resulted in several changes to the building's existing dimensions. The front marquee that had

---

[233] Deed Book 189, p. 361.

[234] Brown, p. 109; original reference is to a telephone interview with Edwin Riggs, Jr., who owned the building from 1956 through 1959.

[235] Brown, p. 108; original quote is from the *Seneca Falls Reveille*, January 16, 1948.

[236] Henderson and Lathrop, Inc., sold the building to Edwin A. Riggs, Jr., on September 28, 1956 (Deed Book 273, p. 27). They bought it back from Riggs on December 30, 1959 (Deed Book 292, p. 567).

previously been added in 1917 was removed circa 1922. An automobile ramp was built along the north side of the building in 1925, only to be removed in 1947. An exterior enclosed stairway was added to the west side of the building sometime after the Sanborn map of 1925 and before the plat map of 1944.

The 1947 rebuilding of the 1872 south addition maintained the plan dimensions but decreased the height of the existing building. This was done by removing the 1917 stepped parapet of the south wall and a section of the gable roof behind it, based on a photograph published in 1948 (fig. 50). All of the roof of the 1872 south addition was removed, and part of the roof of the 1843 portion. The removed section of gable roof was replaced by a lower flat roof. The new electric elevator that replaced the earlier automobile ramp was also installed in 1947. It increased the plan dimensions slightly, because its shaft projected a short distance from the west wall of the building.

Foundations

New foundations were built during the 1919-61 period. These were for the enclosed stairway on the west wall of the building, introduced between 1925 and 1944, and the new electric elevator, built also on the west wall in 1947.

Renovation work also impacted the north foundation of the original chapel. Archeologists observed in 1986 that the chapel's north foundation wall had been capped by a concrete sill, 1 foot 5 inches below the surface of the existing concrete floor.[237] This most likely occurred in 1919 when a concrete floor was laid in the theater as part of its conversion for use as a garage.

The chapel's east and west foundation walls also may have been affected by alterations to the brick walls above them. On the east wall, these alterations included the addition of two wide doorways—one in 1919 and one in 1922—and the reconstruction of the southernmost 13 feet of the 1843 chapel portion. On the west wall, the north end of the 1843 chapel portion was removed in 1947 to permit the insertion of the shaft for the new electric elevator. More information on these alterations can be found in the following sections.

Walls

New walls were constructed during this period, using concrete blocks and portland-cement mortar. These were located on the exterior west side of the building, and included a stairway enclosure built sometime between 1925 and 1944, and an elevator enclosure built in 1947. The elevator shaft sat mostly within the building, but projected slightly from the west wall.

[237] Zitzler, p. 27.

New walls also replaced earlier ones. In 1947, the south and east walls of the 1872 south addition were reconstructed, as was a 13-foot length of the adjacent east wall of the 1843 chapel. This work is illustrated in a photograph published in 1948 (fig. 50). These walls were also built of concrete blocks and portland-cement mortar, and they were finished on the exterior side with a brick veneer. A brick veneer was most likely employed here because the walls faced Fall and Mynderse Streets. This is in contrast to the walls on the west side of the building, which were screened by the nearby Fisher Theatre.

These alterations and others caused the loss of much of the original 1843 brick walls. The exterior two-story enclosed stairway covered over the south end of the 1843 west wall, and caused two doorways to be cut through that wall. Installation of the electric elevator required the removal of the north end of the same wall. Further impacting the remaining walls was the installation of larger doorways and windows, which will be discussed in more detail in the following sections.

Commemorative Tablet

As stated previously, a bronze tablet commemorating the Women's Rights Convention of 1848 had been installed in 1908 at the south end of the 1843 east wall. It was removed in 1922 when a large double doorway was cut into the wall, and was not reinstalled until October 25, 1928.[238] A photograph taken at the ceremony during which the plaque was rehung (fig. 43) documents its new location, on the exterior east wall of the 1872 south addition. Although this wall was later rebuilt in 1947, the tablet was evidently reinstalled in time for the convention's centennial observance, based on a photograph of the building published in July 1948 (fig. 50).

Signs

The signs on the building during this period are documented by three photographs: one taken in the early 1920's, another taken circa 1930, and the last in 1948 (figs. 42, 48, and 50, respectively).

The earliest photograph shows four signs on the front of the building. On the roof of the marquee is a large horizontal billboard reading "FOR SALE T.H. SWEENE & SONS." Further embellishing the marquee are vertical signs attached to the two support columns. These advertised "GASOLINE" and "AUTO R[EPAIR]." On the east side of the 1872 south addition, another sign said "FISHER"; it advertised the adjacent Fisher Theatre, and included a large movie poster. This appears to be the same sign that had been installed in 1917 bearing the name

[238] Brown, pp. 102, 105.

"REGENT." (It is not known if the other 1917 sign-and-poster arrangement farther north on the east wall was likewise retained; the photograph does not show that area.)

The next photograph is undated, but has been assigned a date of circa 1930 based on the configuration of the building and the style of the automobile parked out front. The marquee with its signs had been removed by this time. In its place was a large horizontal sign mounted to the front wall reading "Fords GARAGE." The automobile dealership that was leasing space in the building at this time was most likely the Seneca Falls Sales Company, Inc., which offered sales and service for Ford vehicles.

The last photograph, published in 1948, shows another "Ford" sign projecting from the front wall. This sign, oval in shape, was most likely installed in 1947 following the reconstruction of the south end of the building. Still using the building at this time was the Seneca Falls Sales Company.

Doorways

Exterior doorways became increasingly larger and more numerous during the building's years of use as an automobile garage and dealership. What remained of the 1843 chapel's east and west brick walls was adversely affected by the addition of four doorways—two in the east wall and two in the west wall. Similarly impacted were the 1872 and 1890 additions to the building.

A news article dated October 1919 indicates that two automobile entrances were to be added. One was to be converted from the theater's former entrance, in the center of the south wall of the 1872 south addition. The other was to be located in the east wall facing Mynderse Street. It most likely involved the enlargement of the 1917 first-story theater exit, which was at the north end of the 1843 east wall. This large doorway exists today.

Although not described in the article, another wide doorway may have been installed at this time, in the first story of the east wall of the 1890 north addition. The addition was to house the new vulcanizing and tire-repair department, according to the article. The doorway was extant by 1944, according to a plat map, and evidence of it exists today in the form of concrete-block patching.

Another series of changes were made 2 years later, in 1922, to accommodate the new Huntington Ford automobile dealership. These changes are documented by several news articles. The automobile doorway in the center of the south wall of the 1872 south addition was removed, so that the interior space behind it could be used as a showroom. The marquee was also removed at this time, based on a later photograph (fig. 48) that shows a showroom window in this location. Another large double doorway was added in the south end of the 1843 east

wall. It was this doorway, at the south end of the original wall, that displaced the 1908 commemorative tablet.[239]

New owners in 1925 and 1926 carried out more changes to the doorway openings, as can be surmised from the Sanborn map of 1925 and an exterior photograph of the east wall dated 1928 (figures 41 and 43, respectively). The 1925 Sanborn map (fig. 41) shows a "Frame Runway to 2nd" located on the north side of the building. The ramp is seen to ascend along the exterior north wall of the building, then turn 90 degrees to run into the building (see also figure 44). This feature apparently dates to the conversion of the former public hall in the second story to an automobile storage area, since a ramp would have been needed to get automobiles up to the new storage area.

The construction of the ramp would have made it necessary to cut a large doorway into the 1890 brick wall where the ramp ran into the building. This doorway has since been closed up, but the brickwork patch can be seen. This patch indicates that the doorway was located slightly below the level of the second floor. The 1928 photograph illustrates that the large double doorway installed in 1922 in the south end of the chapel's east wall had by this time been converted into a window.

Two small doorways were also apparently cut in the south end of the 1843 west wall—one in the first story and one in the second story. The purpose of these doorways was to provide access between the interior of the building and an exterior two-story enclosed stairway that was was built here sometime after 1925 but before 1944. This date is based on the plan views of the building seen on the 1925 Sanborn map and the 1944 plat map. The new stairway is thought to have been necessitated by changes in the configuration of the building's interior stairways.

The doorway with sidelights that exists today at the center of the 1843 portion of east wall may also have been installed during this period. This doorway replaced an original chapel window opening.

The last of the doorway alterations occurred in 1947. These resulted from the reconstruction of the south and east walls of the 1872 south addition and the south end of the 1843 east wall (see figure 50). The reconstruction included the removal of three 1917 doorways: the two small office doorways in the south wall of the first story, and the doorway in the east wall of the first story, which had led to the former second-story offices. Replacing them were one small doorway in the south wall and another in the east wall. Both doorways exist today.

Two wide doorways may also have been closed in 1947. The north-wall ramp—and its second-story doorway—would have been made obsolete by the new electric elevator installed in 1947. The other doorway in question was the one in the east wall of the 1890 north addition.

---

[239] Brown, pp. 102.

The ramp doorway was filled in with bricks, and the east doorway with stucco-finished concrete blocks, based on examination of the existing building fabric.

Windows

Alterations to the window openings during this period are documented primarily by the historical photographs. The openings in the south and east walls were most heavily impacted.

As described above in "Doorways," the center entrance in the south wall and its marquee were removed in 1922. A photograph taken about 1930 illustrates that a large showroom window was introduced to replace the entrance (fig. 48).

Major changes to the windows occurred sometime after 1923 and before October 1928, according to two photographs (figs. 42 and 43). During this interval, a large showroom window replaced the 1917 double-hung window in the east wall of the 1872 south addition. The showroom window, with a multi-pane transom, was similar in design to those installed in 1917 in the south wall.

Other changes documented by the 1928 photograph include the installation of two new windows in the 1843 east wall. One double-hung window was installed in the first story, in place of the 1922 large double doorway near the south end of the 1843 wall. A large multi-pane window was installed to the right of the new double-hung window. It replaced an 1843 window opening. Both windows exist today.

Four other windows may have been installed in the east wall during the 1925–26 renovations. These are out of the range of the 1928 photograph, but they appear in a later photograph published in 1948 (fig. 50). They include one large multi-pane window in the first story of the 1872 north addition (extant today), and three small double-hung windows in the second story. The double-hung windows were distributed one each at the north end of the 1843 portion of east wall, at the south end of the 1872 north addition, and at the south end of the 1890 north addition. The window in the 1843 wall reopened a larger original window that had previously been closed up in 1917. The window in the 1890 wall was located directly below an existing (1917) window in the third story.

Although it is likely that these four windows were installed circa 1925–26, there is no firm proof. Therefore, the windows are not shown in figure 45, a conjectural drawing of the east wall as it existed in 1925.

Not documented by any photographs is another large, multi-pane window in the first story of the north wall. This resembles the multi-pane windows in the east wall, and so may be contemporaneous with them.

Reconstruction of the south wall and south end of the east wall in 1947 resulted in the replacement of many windows dating to previous years. The area most affected was the 1872 south addition, whose fenestration is seen in a photograph published in 1948 (fig. 50). In the first story, the south and east walls received four large showroom windows—three in the south wall and one in the east wall. The south windows replaced two 1917 store windows and the center 1922 showroom window, and the east window replaced a 1923-28 showroom window. In the second story, eight multi-pane metal casement windows replaced eight double-hung windows dating from 1917—six in the south wall and two in the east wall. (Seven of the earlier window openings actually dated to 1872, but were greatly altered in 1917.) All of these windows survive today.

Also reconstructed in 1947, unfortunately, was the south end of the 1843 east wall. Removed at this time was one bay's worth of original brickwork, including two original—albeit altered—window openings, one each in the first and second stories. (The original opening in the first story had been modified in 1922 and again in 1923-28, while the original second-story opening had been changed in 1872 and again in 1917.) The reconstructed area contained the same number and size of window openings as had existed previously. It would appear from the 1948 photograph and present conditions that the old window frames and sash were reinstalled in the rebuilt window openings. Of these, only the first-story window remains today.

Finishes

The general trend of the exterior painted finishes during the years 1921 to 1948 may be inferred from the black-and-white photographs from this period. From 1921 through ca. 1930 the window sashes were a dark color (except for some of the new sash in the east wall, which were light), and the stucco was a light color. It is possible that the stucco was left its natural color at this time.

The exterior scheme had changed by 1948, possibly as part of the reconstruction of 1947. At that time the window sashes were changed to a light color, and the east stuccoed wall to a dark color. No paint analysis has been carried out to identify the exact hues of these post-historic light and dark finishes.

Roof

Little appears to have been done to the roof from 1919 to 1947, based on the historical documentation. The roof structure extant at that time consisted of portions dating from three periods of construction: 1843, 1872, and 1890. It was covered by a standing-seam metal roof that had been installed in 1892, and featured a roof ventilator introduced in 1917.

Major reconstruction work was carried out in 1947, as documented by a photograph published in 1948 (fig. 50) and an examination of existing conditions today. This work included the removal of the gable roof of the 1872 south addition, and the removal of the southern third of the original 1843 roof, including two of the original six king-post trusses. Constructed in place of this portion of the gable roof was a flat built-up roof. The remaining portion of the gable roof appears to have remained unaltered. Left in place were both the 1892 metal roof and the 1917 ventilator, based on their existence today and the 1925 Sanborn map (corrected to 1958) that identifies the roof as being covered with "slate [sic] or tin."

Chimney

It is not known if any changes were made to the 1917 chimney in the 1872 south addition during the period 1919-61. It is possible that repairs were made in 1947, when the roof surrounding it was lowered as described in the previous section.

Grounds

The grounds during this period were affected both by the demolition and addition of building appendages, and by other, unattached features. The appearance of the grounds is documented by several sources, most notably the historic photographs and maps.

Two wood poles supporting electrical wires were installed near the building sometime after 1917 and before 1921. One was on the Fall Street side of the building, and the other was on the Mynderse Street side near Fall Street. In 1922, the 1917 marquee on the south wall was removed. Three years later, the 1890 exterior covered stairway on the north wall was removed and a wooden ramp for automobiles was constructed here. Another exterior stairway—this one on the east wall and installed in 1917—was removed sometime after 1921 and before 1944. A metal pole-mounted sign commemorating the Women's Rights Convention of 1848 was placed at the southeast corner of the building by the New York State Department of Education in 1932, according to the date imprinted on the sign. Added to the west side of the building sometime after 1925 and before 1944 was an exterior two-story enclosed stairway built of concrete block.

The exterior paving surfaces were described in a plat map drawn in 1944. These included a "cement sidewalk" along Fall Street and a "5.5' Blacktop Sidewalk" along Mynderse Street. A 1948 photograph reveals that by that time, the two electrical poles photographed in 1921 had been replaced by one pole at the east side of the building. (This pole exists today.) The 1925 automobile ramp on the north wall was removed in 1947, its function having been assumed by an elevator added at that time. The shaft for this elevator projected slightly from the west wall, as can be observed today.

Crowding the building throughout this period was the Fisher Theatre, built in 1915 on the lot immediately to the west. By 1955 it was known as the Strand Theatre, according to the Sanborn map of 1925 corrected to 1955.

Interior Elements

Room Arrangement and Use

Four changes in use occurred this period, in 1919, 1922, 1925, and 1947. All required at least some rearrangement and remodeling of interior space. Details on the use of the building and various tenants were obtained from Sharon Brown's historical data section of the historic structure report for the Wesleyan Chapel building.[240]

The former movie theater was converted in 1919 for use as a garage and public hall. Offices that had been created in 1917 in both the first and second stories in the 1872 south addition remained unchanged. The two first-story offices were located on either side of the 1872 addition. The New York Telephone Company continued to occupy one of the offices. The other appears to have been used by G.L. Brady, according to newspaper advertisements published in 1921 and 1922. Brady, an electrician who sold electrical supplies and gasoline, was located at the corner of Fall and Mynderse Streets. The second story of the 1872 south addition consisted of a suite of offices, all of which continued to be occupied by optometrist and physician Dr. Albert J. Frantz, who had first rented the space in 1917.

The new garage in 1919 was situated behind the first-story offices, in the space formerly occupied by the main level of the movie theater. Two new wide entrances were provided, one off Fall Street (the former theater entrance) and one off Mynderse Street. One activity conducted by the garage—vulcanizing and tire repair—was originally to be housed "below the stage," i.e., on the first story of the 1890 north addition. It is likely that this area continued to be separated from the rest of the building by the former exterior north brick wall of the 1872 north addition.

The new public hall in 1919 was located behind the second-story offices, at the level of the former movie-theater balcony. This required that a new floor be built at this level. (Ironically, such a floor had existed from 1872 to 1917, when it was removed.) It seems clear that the stage at the north end of the hall (in the 1890 north addition) was retained at this time. Whether or not it was used as such is not known. A 1919 newspaper article cited plans to install a large

[240] Brown, pp. 99-100.

window "on the level of the stage," and to use that part of the building "as a display floor"—possibly to advertise the garage.

The new garage facilities were first used by the Seneca Falls Garage, Inc., and later (beginning in August 1921) by the Kibbey Repair Shop. The second-story hall was used for various functions including lectures and athletic events, according to the documentary records for 1921 that mention both a lyceum hall and the Seneca Falls Athletic Association.

The arrival of Fred Huntington's Ford automobile dealership as a new tenant in 1922 caused several changes to be made to the building. A 1922 newspaper article indicates that the space just inside the Fall Street entrance—the area in the center of the 1872 south addition, between the two offices—was converted to a sales floor. This caused the Fall Street entrance to be replaced with a large showroom window.

Little else appears to have changed in 1922, except that a florist business—E.W. Hudson and Son—also became a new tenant. Hudson most likely replaced the electrician G.L. Brady and occupied one of the first-story offices/stores in the 1872 south addition. Possibly it was one of these tenants or an employee who signed his name on the basement wall, "K. Carroll 7/27/22." Carroll's name may be seen in the basement today.

By 1925, according to the Sanborn map of that year, the garage space had been expanded. This was accomplished by making several changes to the interior layout of the building. In the first story, the brick wall dividing the main garage from the 1890 north addition was removed. (As stated previously, this wall was the remnant of the north wall of the 1872 north addition.) In the second story, the former public hall and its stage were replaced with an automobile storage area. Total capacity of the garage was 40 cars.

Other work that may have occurred in 1925 was the enlargement of the first-story showroom at the front of the building. An exterior photograph dated 1928 (fig. 43) shows that by that time, a new showroom window had been introduced in the east wall of the 1872 south addition. Through this window may be seen the showroom, enlarged to include the space formerly occupied by the southeast corner office/store.

Tenants of the building in 1925 were Huntington Ford (later Pontiac), New York Telephone, and Dr. Frantz. Huntington was replaced by the Seneca Falls Sales Company (a Ford dealership) in February 1928. Dr. Frantz died in 1932, and New England Telephone moved down the street in 1934.

The building was remodeled one last time in 1947. This was done under the direction of Henderson and Lathrop, Inc., owners of both the building and the Seneca Falls Sales Company. The entire building was converted at this time to serve as an automobile dealership and repair facility. The use of each area was described in detail in a newspaper article dated January

1948.[241] In the first story of the newly reconstructed south addition was the display (or show) room. Behind this area was the minor-repair section of the service department, including storage facilities for small parts and accessories. In the second story was the major-repairs section of the service department, which carried out both mechanical and body work. Heavy and large parts were also stored here. A large electric elevator was installed to transport automobiles between stories.

No changes are known to have been made in the interior layout after 1947. The building continued to be occupied by an automobile dealership through 1958 (the Seneca Falls Sales Company was replaced briefly by East Motors in 1958). Sometime after 1928, the building was temporarily used by the Seneca Knitting Mills following a fire at its main facility.

Floors

Major alterations to the floors occurred in 1919, 1925, and 1947.

In 1919, the movie-theater portion of the building—the area of the 1843 chapel and the 1872 north addition—was converted to a garage and a public hall as described in a news article dated October 1919. The space in the first story became the garage. It is believed that the concrete-slab floor extant today was poured at that time. The earliest documentation for this floor is 1925, when the Sanborn map recorded it as a "CONC. FL." The second story (former balcony) became the public hall. It received a new wood-framed second floor, which also remains today. This floor is the fourth flooring system in this area, having been preceded by the 1843 gallery, the 1872 second floor, and the 1917 balcony. Two cast-iron columns from the 1917 balcony were reused to support the new floor. These also exist today.

Most of the second story was remodeled in 1925 to function as a storage area for automobiles, as illustrated by the Sanborn map of that year. (The second story of the 1872 south addition, which contained offices, was not altered.) There was little difficulty in converting the former public hall area, comprised of the 1843 chapel and 1872 north addition. The floor would have required reinforcing, to support the weight of the automobiles; the steel I-beams that exist today were probably installed at that time.

The 1890 north addition, however, needed extensive work to convert it for automobile storage. As built, this area had three stories: a first story containing an office/store, a middle story housing dressing rooms, and an upper story comprising the stage. Neither the middle nor the upper floors were at the same level as the second floor in the rest of the building, which had been built in 1919. Therefore, these two floors were removed and replaced by one new wood-framed floor at the same level as the second floor in the rest of the building. Incorporated

---

[241] See note 235.

within the new floor, along the west wall, was the interior section of the wood ramp built in 1925 to bring automobiles up to the second story (see "Stairways, Ramp, and Elevator," below).

The last floor renovations were made in 1947. At that time, the south and east walls of the 1872 south addition were completely rebuilt, judging by a photograph of the building published in 1948 and an examination of the existing building. This work probably necessitated the removal and rebuilding of the second floor of the addition. The first floor of the addition, which had been installed in 1917, was probably retained. It was described in a 1948 news article as being finished with rubber tiles.

Changes in the method for transporting cars to the second story also resulted in changes to the second floor of the rear part of the building. The 1947 work included the installation of an electric elevator at the west wall in the former chapel area. This required that a new opening be framed in the floor of this area, which dated to 1919. It is also assumed that the obsolete 1925 automobile ramp in the 1890 north addition was removed at this time. This would have required the patching of the second floor in this area, which dated to 1925.

Stairways, Ramp, and Elevator

Stairways

Several stairways linked the floor levels during this period. The three-story exterior covered stairway at the exterior north wall of the building—built in 1890 to access the 1890 north addition—was probably retained in 1919. It was last recorded by the Sanborn map of 1916, and was undoubtedly removed in 1925 when the automobile ramp was built along the north wall.

Also probably retained in 1919 was the two-story open stairway at the exterior east wall of the building. This stairway had been installed in 1917 to access the balcony of the movie theater. When that interior space was converted into a public hall, the stairway would have then served the hall. The local newspaper reported in October 1919 that "there will be two stairways leading into the [second-story] hall from the Fall Street side."[242] It is doubtful, however, that these were ever installed: a photograph taken in 1921 (fig. 42) shows only the 1917 stairway.

Another 1917 stairway to the second story was presumably left in place in 1919. This was the interior stairway to the second-story offices of Dr. Franz. It is conjectured to have run east-west, and to have been entered through a first-story doorway on Mynderse Street.

It is difficult to ascertain exactly when the two 1917 stairways were removed. The public hall was converted to a garage in 1925, and long-time tenant Dr. Frantz died in 1932. Both

[242] Brown, p. 99; original quote is from the *Seneca Falls Reveille*, October 24, 1919.

stairways may therefore have been replaced sometime after 1932 and before the plat map of 1944, which shows the outline of another stairway on the exterior west side of the building. This stairway was enclosed by concrete-block walls and exists today.

Ramp

As explained previously, an automobile ramp was built in 1925 that ascended along the north side of the building and entered it through a doorway at its top end. A brickwork patch marking the former location of this doorway indicates that it was located below the level of the second floor, presumably to make the grade less steep. An interior section of ramp was therefore built from the level of the doorway up to the level of the second floor. The floor joists of the interior portion of the ramp ran north-south, or parallel to the direction of the ramp. Their south ends were tied into the second-floor framing; their north ends were let into the north brick wall at a lower level corresponding to the bottom of the doorway.

As will be explained in the next section, the ramp became obsolete in 1947 when a new electric freight elevator was installed. The ramp's decking was removed at about that time, and its floor joists were cut at their midpoints. The lower portions of the joists were removed; the upper portions were left in place and covered over by a new ceiling in the first story.

Elevator

The ramp was replaced in 1947 by a modern electric elevator situated mostly within the 1843 section of the building. A news article describing the newly renovated building in January 1948 described this elevator as a "large electric elevator." A later owner also recalled that the work done in 1947 included the installation of the elevator. This two-story lift was enclosed by concrete-block walls. It was manufactured by "MURPHY," according to writing on the back plate of the push button that summoned the elevator. The first-story door, on the other hand, was made by "PEELLE," according to a metal plate affixed to it. This door slid up and over the elevator cab like a garage door. An electrical box attached to the south wall of the elevator in the first story was observed to have a paper label on the inside of the door imprinted with "JAN 1945."

Walls

Three significant changes were made to the interior walls during the years 1919-61. First, the enlargement of the garage in 1925 caused the removal of the first-story brick wall between the 1872 and 1890 additions. This wall was the remainder of the 1872 addition's exterior north wall, the upper part of which had been removed when the 1890 addition was constructed. The absence of the first-story wall is documented by the Sanborn map of 1925.

Second, sometime after 1923 and before 1928, the center display area in the first story of the 1872 south addition was enlarged by incorporating the adjacent east office/store. This involved the removal of a partition wall installed in 1917. The missing partition is documented by a photograph taken in 1928 (fig. 43).

Third, all of the interior walls in the 1872 south addition were removed when this area was completely reconstructed in 1947. The missing partitions are documented by the 1925 Sanborn map corrected to 1955.

Examination of the existing building indicates that the two-story pilasters installed in 1917 at the east and west walls to strengthen the structure were retained throughout this period. The same was true of the cement plaster applied to the brick walls in 1917. The concrete-block exterior walls introduced ca. 1930 and 1947 were painted but were not otherwise finished on their interior sides.

Ceilings

Relatively little is known about the ceilings for this period. The 1917 offices/stores in the 1872 south addition continued to be used as such in 1919, so their ceilings probably were retained. The two-story space that had formerly been the movie theater also probably retained its 1917 pressed-metal ceiling, based on lack of evidence for another ceiling system. However, the installation of a new second floor in this space in 1919 meant that the area below it—the new garage area—received a new ceiling at this time. How this ceiling was finished is not known.

In 1925, the 1890 north addition had its middle and upper floors removed and replaced with a single floor at the same level as the second floor in the rest of the building. The underside of this floor—i.e., the ceiling of the north end of the garage—was finished with a pressed-metal ceiling. This ceiling has been dated to 1925 because it did not cover the automobile ramp opening that was also installed at that time.

The south addition was reconstructed in 1947, at which time new ceilings must have been installed in the first and second stories. It is possible that the first-story ceiling remains in place today, above the current drop ceiling. (This area was not investigated for the purposes of this report.) The 1947 second-story ceiling was removed in 1971.

Doorways

No details regarding the interior doorways are known for this period.

Windows

No details regarding the interior sides of the windows are known for this period.

Stage

The opera house stage installed at the north end of the building in 1890 still existed in 1919. The local newspaper describing the renovation plans in October 1919 reported, "the space below the stage will be used as a vulcanizing and tire repair department. A large display window will be placed on the level of the stage and that part of the building will be used as a display floor."[243] It is not known if these plans were actually carried out. While the old stage may have survived for awhile, it was most certainly removed in 1925. Two pieces of evidence support this belief. The Sanborn map of 1925 indicates that the entire second story—except for the 1872 south addition—was then in use as an automobile storage area. Also, the automobile ramp built in 1925 was located in the area of the stage.

Finishes

Documentation is scarce concerning the interior finishes for this period. The only known reference is a description published in January 1948, which followed the renovation of the building during the previous year. The reference stated, "Display rooms on the first floor are floored with rubber tile, with walls and woodwork papered and painted in a warm beige."[244]

Examination of the existing building yielded the following additional information for the 1947 period. In the garage areas, the existing walls that had been plastered in 1917 were painted. The same was true of the concrete-block walls installed ca. 1930 and 1947. The paint schemes characteristic of this period divided the walls horizontally, with the bottom portions of the wall typically painted a dark color and the upper portions a light color. This is apparent both from areas of paint preserved behind later wall materials, and from the microscopic examination of paint samples (sample numbers P15, P16, and P19).

Also painted a light color were the ceilings, such as the pressed-metal ceiling in the first story of the 1890 north addition. This ceiling, installed in 1925, exists today; paint analysis (sample P21) confirms that it has always been painted a cream-white color.

---

[243] Brown, p. 99; original quote is from the *Seneca Falls Reveille*, October 24, 1919.

[244] Brown, p. 108; original quote is from the *Seneca Falls Reveille*, January 16, 1948.

Heating System

The 1919 remodeling campaign left the heating plant for the building in the 1917 basement of the 1872 south addition. It is not known if the heating system itself was changed or otherwise modified; it would have been only 2 years old at that time.

By 1925, the heating system was described on the Sanborn map as being a "steam" type. Radiators were evidently part of the system, based on a photograph taken sometime between 1932 and 1947 that clearly shows a radiator in the southeast corner of the display room.

A new heating system was installed in 1947, according to information obtained by Sharon Brown from Edwin Riggs, Jr., a former owner of the building. A newspaper article describing the renovated facilities in January 1948 noted that "The entire building is heated by steam radiators in the display rooms and unit blowers in the two service departments."[245] The new furnace was fueled by coal, judging by a photograph published in 1948 (fig. 50) that shows a coal-chute door beneath the middle window in the south wall. This small cast-iron door exists today.

Lighting System and Other Electrical Fixtures

The light system was electrical in 1919, as may be surmised from the Sanborn maps of 1916 and 1925, which noted "Lights: Electric." No details are known about this early lighting system. The earliest known electrical equipment that exists in the building today is located in the northeast corner of the basement. This is a socket-type fuse box dated "July 1939."

The renovation work carried out in 1947 included the installation of new electrical wiring and fixtures, according to a previous owner of the building.[246] The largest new fixture was a "Murphy" elevator used to transport automobiles between the first and second stories. This elevator exists today. Its electrical box is mounted to its exterior south wall in the first story. A paper label within the box is dated "JAN 1945." Other fixtures that may have been installed at this time are electrical switches mounted to the south wall of the garage in the first story.

[245] Brown, p. 108; original quote is from the *Seneca Falls Reveille*, January 16, 1948.

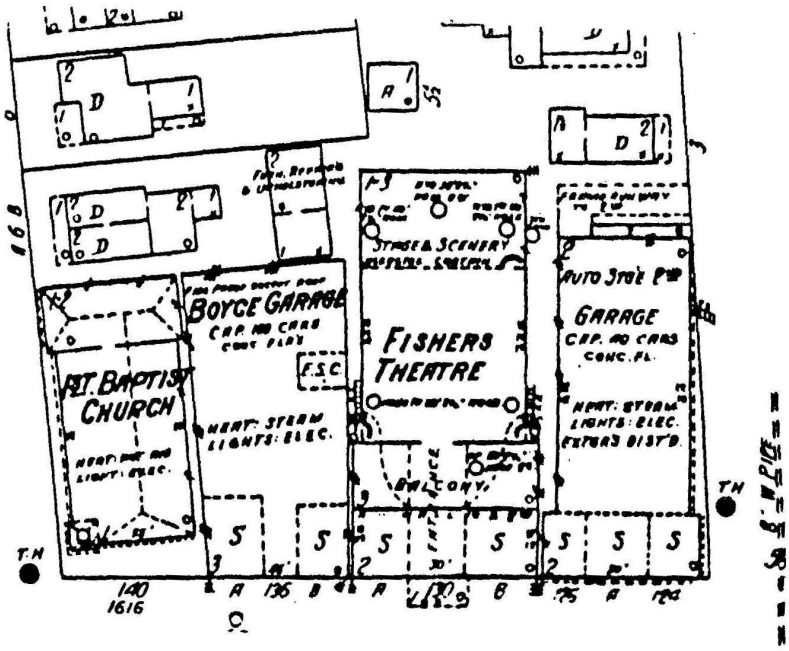
[246] Brown, p. 109; original reference is to an interview with Edwin Riggs, Jr., in 1986.

Plumbing System

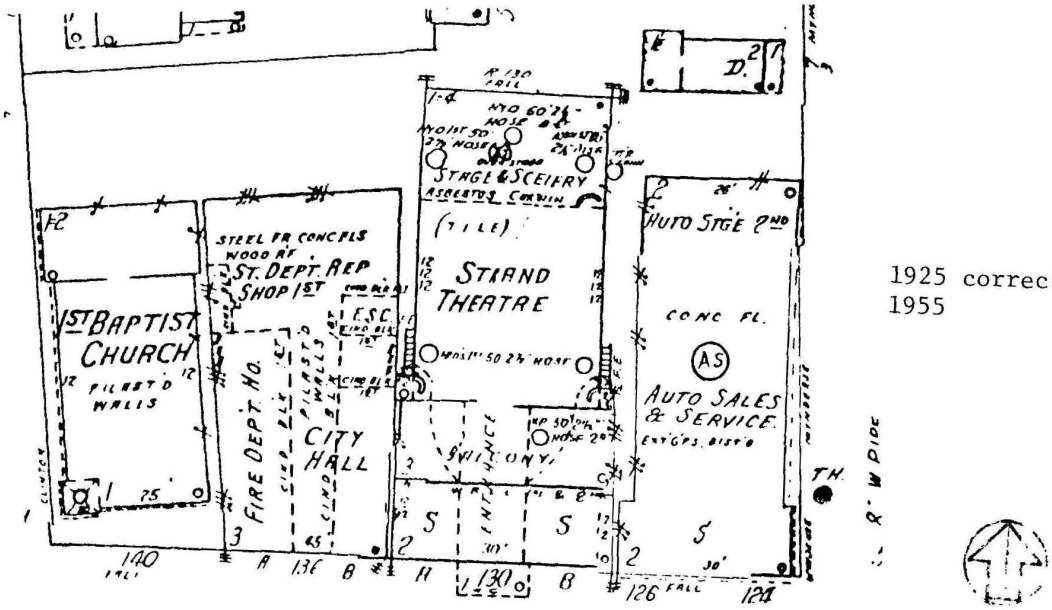
The toilet room that had been installed in the basement of the 1872 south addition when that basement was created in 1917 was retained in 1919. It is not known if this was the only such room in the building, or if other, similar rooms were installed in more convenient locations.

According to a previous owner, additional plumbing work was done as part of the renovations of 1947.[247] This included an automatic sprinkler system, installed in the first and second stories. Plumbing also would have been required for the automobile-washing area within the first-story service department.

[247] Brown, p. 109; original reference is to an interview with Edwin Riggs, Jr., in 1986.



1925



1925 corrected to 1955

Figure 41. The Wesleyan Chapel Block, As Illustrated in the 1925/1955 Sanborn Map of Seneca Falls.



Figure 42. Seneca Falls Garage, Early 1920s.



148

Figure 43. Reinstallation of the Commemorative Tablet, October 25, 1928.



Figure 44. Automobile Showroom/Garage: Front and Rear Elevations, 1925. *(Not drawn to scale)*

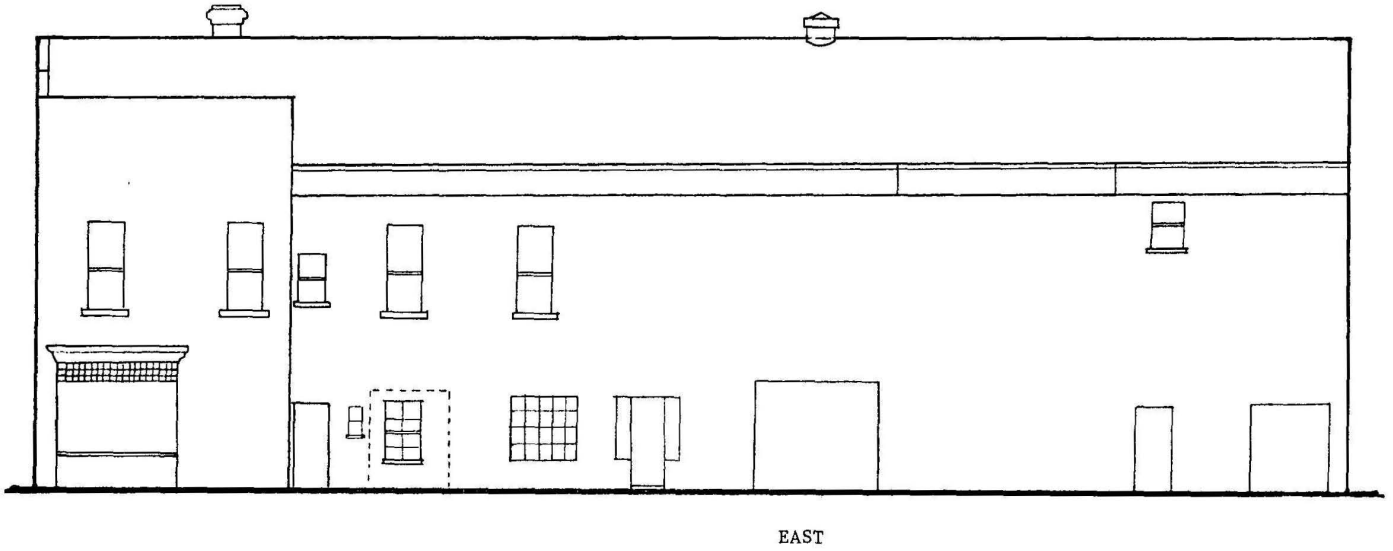


Figure 45. Automobile Showroom/Garage: East Elevation, 1925. *(Not drawn to scale)*

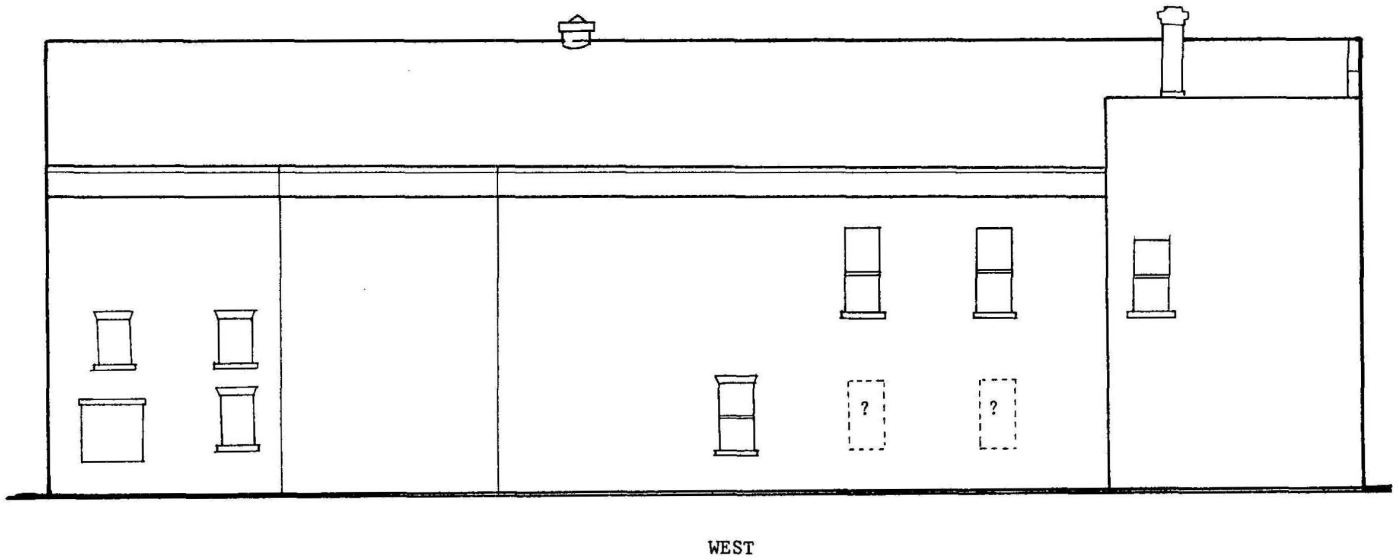


Figure 46. Automobile Showroom/Garage: West Elevation, 1925. *(Not drawn to scale)*

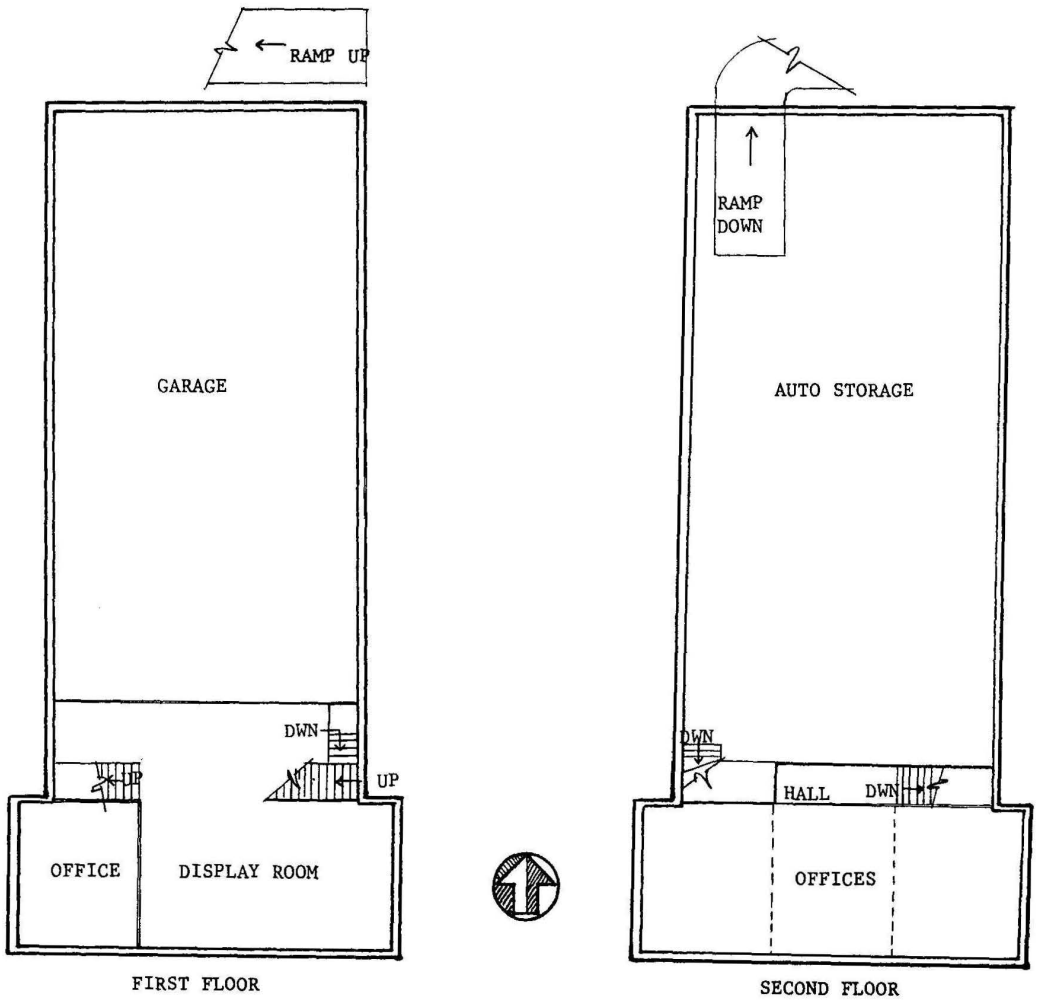
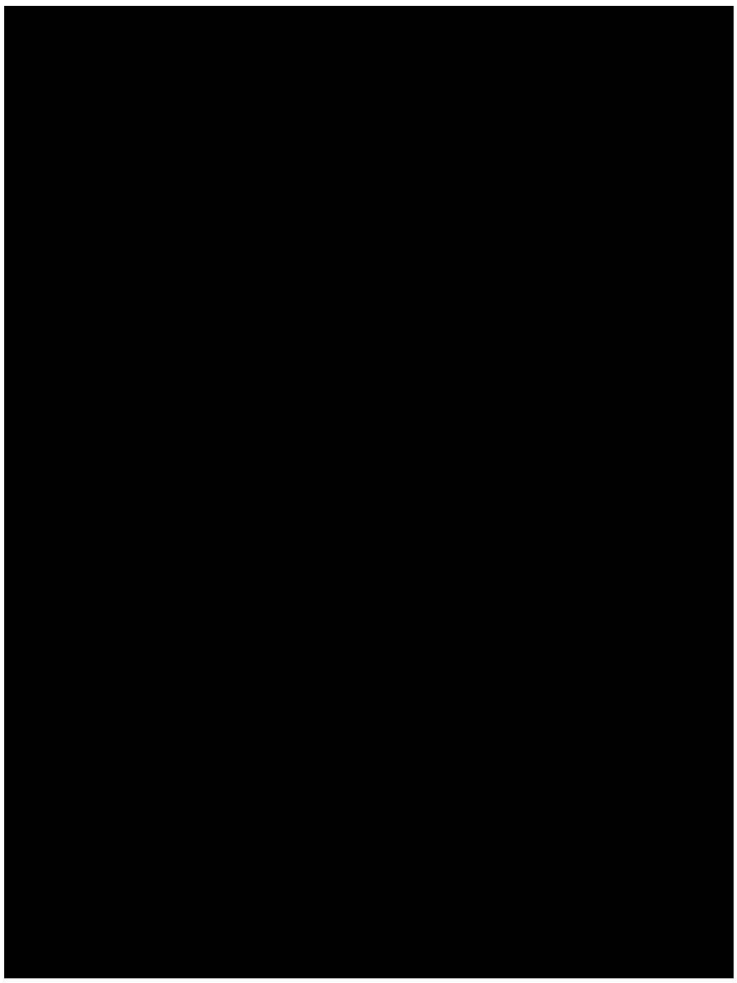


Figure 47. Automobile Showroom/Garage: Floor Plans, 1925. *(Not drawn to scale)*



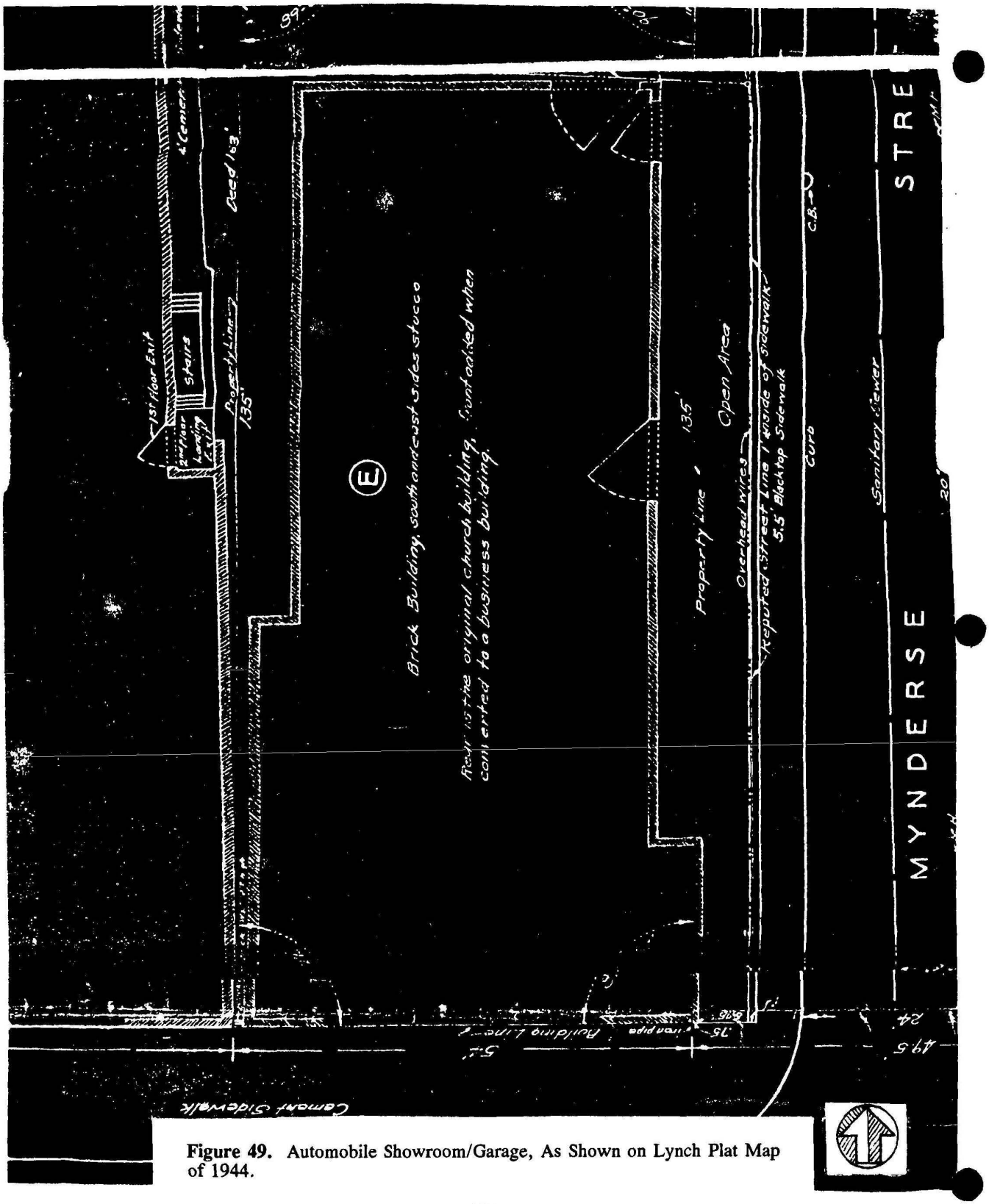


Figure 49. Automobile Showroom/Garage, As Shown on Lynch Plat Map of 1944.

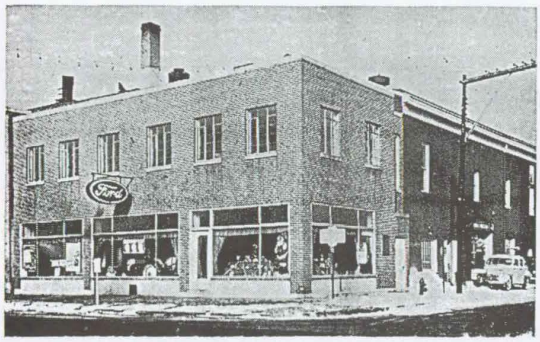


Figure 50. Automobile Showroom/Garage, 1948.



Figure 51. Ford Dealership: Front and Rear Elevations, 1948. *(Not drawn to scale)*

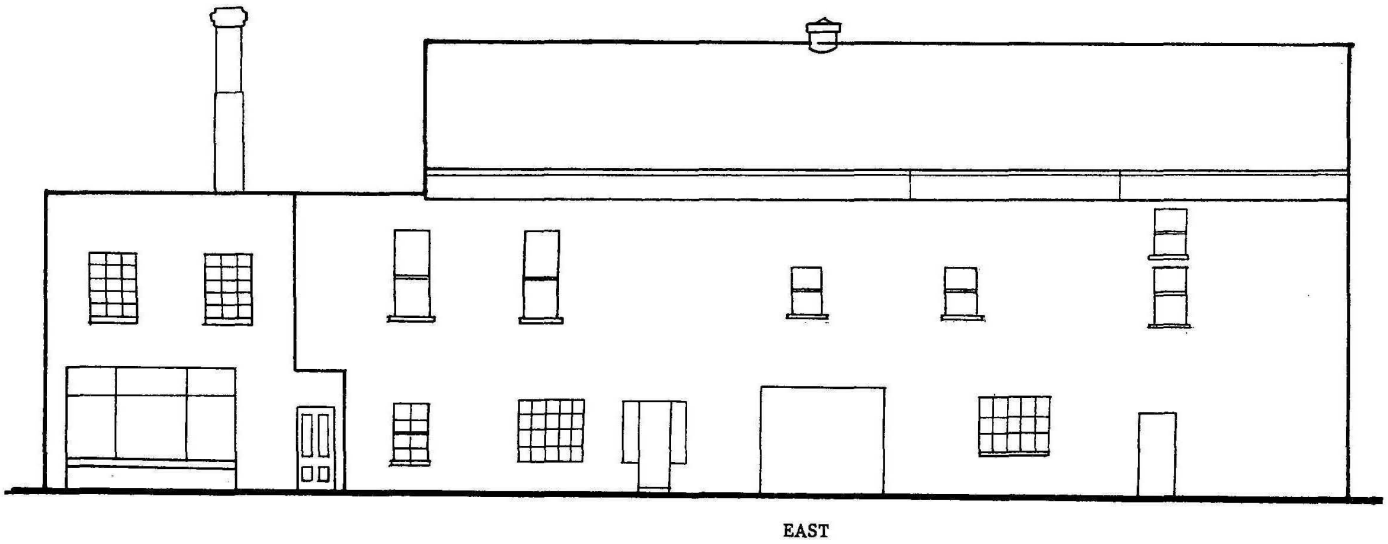


Figure 52. Ford Dealership: East Elevation, 1948. *(Not drawn to scale)*

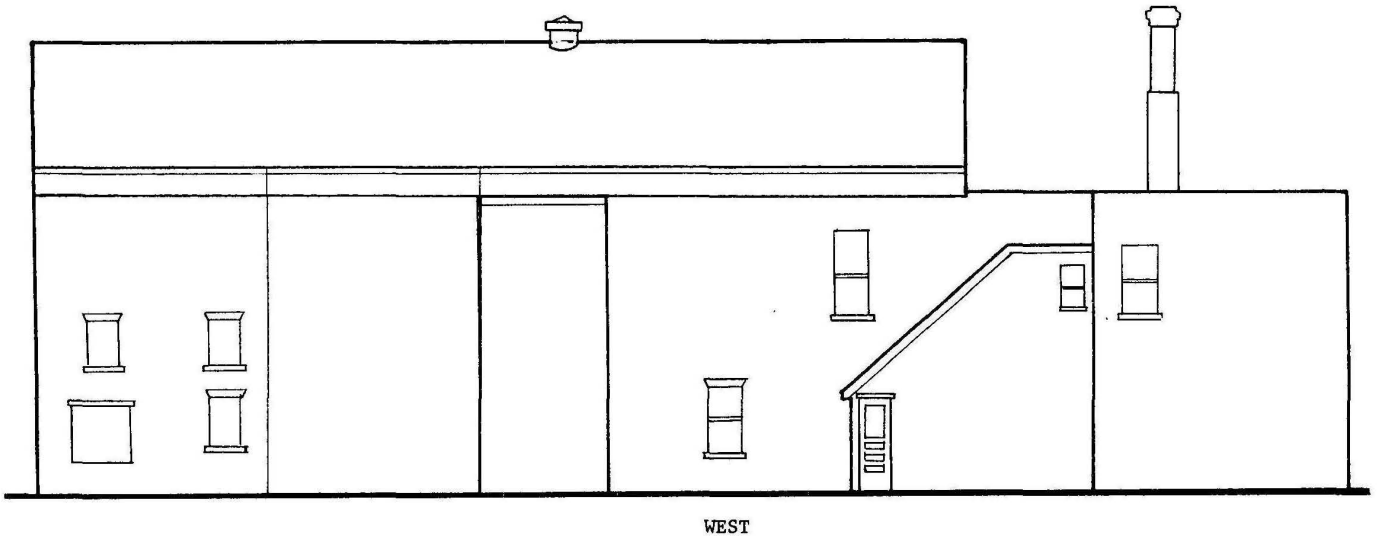


Figure 53. Ford Dealership: West Elevation, 1948. *(Not drawn to scale)*

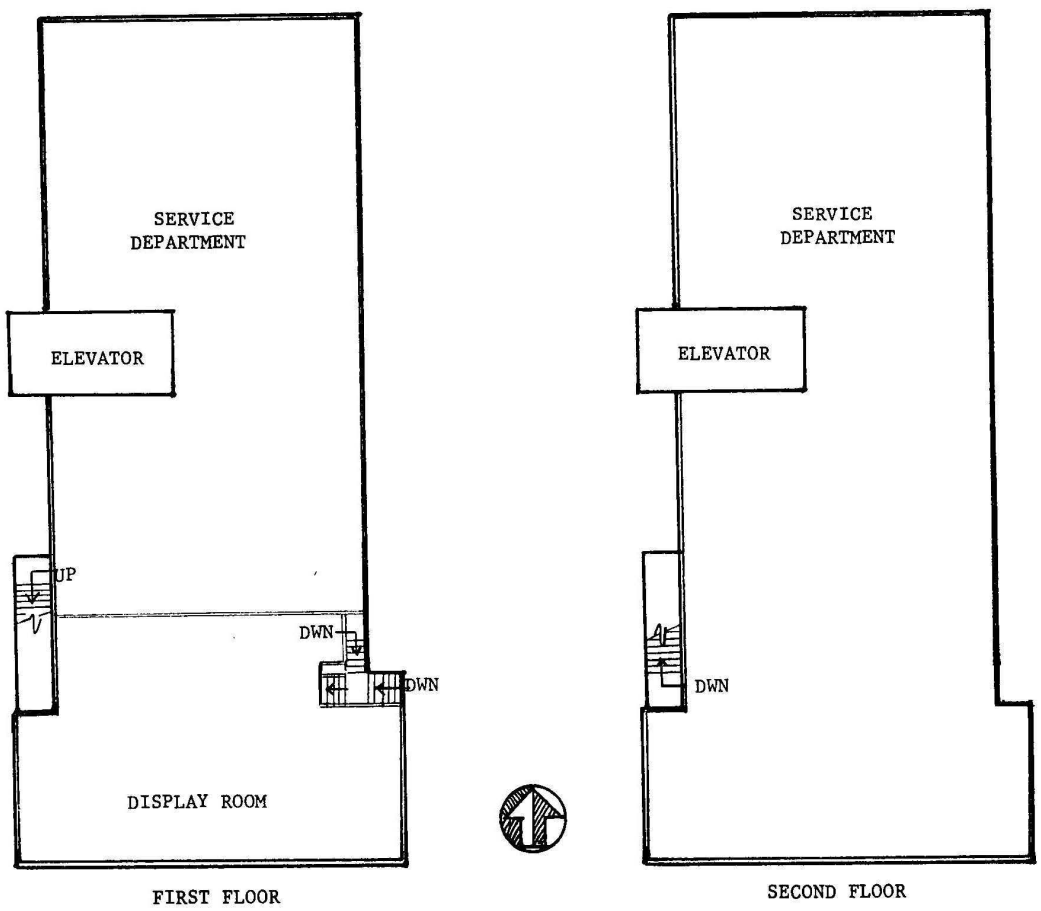


Figure 54. Ford Dealership: Floor Plans, 1948. *(Not drawn to scale)*

1961–1985
LAUNDROMAT, GARAGE, AND APARTMENTS

Remodeling

A new tenant was in the building by 1961.[248] The Seneca Falls Laundromat, a coin-operated laundry and dry-cleaning establishment, leased the southernmost third of the first-story space. The owner at that time was still Henderson and Lathrop, Inc. Not until February 1971 was the building purchased by Frank J. Ludovico, then sole owner of the laundromat. Ludovico expanded his use of the building in 1971 by constructing apartments in the entire second story and allowing tenants to park in the first-story garage area behind the laundromat. The laundromat closed in October 1984, although the second-story apartments continued to be leased until 1985, when the National Park Service acquired the building.[249]

Alterations made during this period were relatively minor compared to the extensive reconstructions of earlier years. Most of the changes to accommodate the new laundromat and second-story apartments were within the confines of the existing structure. Unfortunately, some of this work resulted in the loss of even more historic fabric from the chapel's surviving walls. This will be detailed in the following sections.

Exterior Elements

Dimensions

The exterior dimensions were only slightly enlarged during this period, by the addition of an enclosed wood stairway on the exterior west side of the building. This stairway, which exists today, is attached to the west wall of the 1872 north addition. It was probably built in 1971 or sometime thereafter as a secondary means of egress for the second-story apartments.

---

[248] Brown, p. 111.

[249] Brown, p. 111. Ludovico's deed is recorded in Deed Book 353, p. 776.

Foundations

No changes were made to the existing foundations during this period.

Walls

The exterior walls were altered in both 1961 and 1971. The installation of the laundromat in 1961 caused holes to be cut in the east and west exterior walls for three dryer vents and a built-in fan. All exist today. The vents were cut into the first-story brick walls of the original chapel; one was in the east wall and two were in the west wall. At the west wall, corresponding holes were also made in the ca.-1930 concrete-block enclosed stairway. The fan was also located in the first story but farther south, in the west brick wall of the 1872 south addition.

Some of the alterations to the walls in 1971 resulted from the addition of a new enclosed wood stairway on the exterior of the west wall and the two new doorways within it. (See "Doorways," below.) Other alterations were caused by additions and modifications to the window openings. Tax records document that repairs had to be made at this time to the east-wall stucco. It was probably the changes to the windows that necessitated these repairs. (See "Windows," below.)

Commemorative Tablet

The bronze commemorative tablet, first attached to the east wall of the building in 1908, was unchanged at this time. The plaque had been removed in 1922, reattached in an adjacent location in 1928, and removed and reattached in the 1928 location during the reconstruction work of 1947–48.

Doorways

Most of the doorways retained their configurations from the years that the building was used as automobile dealership and garage. Two west-wall doorways, however, were most likely added in 1971. One was in the first story of the 1890 north addition; the other was in the second story of the 1872 north addition. Both doorways were part of the exterior wood stairway built in 1971 to serve the second-story apartments. No original chapel fabric was impacted by the new doorways.

Windows

Eleven new windows were installed in 1971 in the second story of the east, north, and west walls of the building. Most of these were wide, equipped with horizontal sliding sash, and installed with air conditioners placed below the windows. These windows were in the east and west walls of the original chapel and the 1872 north addition, and in the north wall of the 1890 north addition. The three new windows in the original 1843 east wall and the two new windows in the 1843 west wall caused the removal of some historic brickwork.[250]

Finishes

Maintenance of the exterior painted finishes does not seem to have been a priority during this period, judging by the existing state of deterioration. The exterior east-wall stucco was most recently painted a yellow color.

Roof

No changes were made to the configuration of the existing roof during this time. Rather, the building retained its appearance as of 1947–48, when the front of the building was rebuilt with a flat roof. The rolled roofing extant today on the gable portion of the roof may have been installed during this time. This roofing material was applied directly on top of the existing 1892 standing-seam metal roof, based on the architectural investigation.

Chimneys

No changes are known to have been made to the 1917 chimney located within the 1872 south addition. The chimney continued to be used as a flue for the heating system until a hot-air heater was installed in the laundromat.

---

[250] Installation of new apartment windows is documented by the tax records for 1973 as mentioned on p. 111 of Sharon Brown's historic structure report.

Grounds

Two site features retained during this period were the New York State historical marker installed in 1932, and the wood pole for electrical wires erected on the east side of the building sometime before 1948. Both exist today. The Strand Theatre (formerly the Fisher Theatre) was removed from the adjacent west lot in the 1970's, having been damaged by fire in 1972.[251] Removal of the theater again exposed the west side of the building, which had been screened from view since construction of the theater in 1915. Two features now visible that had been built within the shadow of the theater were the ca.-1930 concrete-block enclosed stairway and the concrete-block walls of the 1947 elevator enclosure. New features added to the front of the site in the 1980's were a reproduction "antique" street light, similar to others installed in the town, and a tree.

Interior Elements

Room Arrangement and Use

Basement

The conversion of the building to a self-service laundromat in 1961 apparently did not affect the layout of the basement beneath the 1872 south addition, which had been created in 1917. Still located at the east wall were both the stairway to the first story and the original toilet room. The heating plant for the building also was housed here.

First Story

The installation of the laundromat in 1961 did change the layout of the first story. The laundry equipment was placed in the former automobile-display room, located in the 1872 south addition. Dry-cleaning facilities were added at an unknown date. By 1985, the equipment included 27 coin-operated washing machines, 22 coin-operated dryers, and two dry-cleaning machines. It is not known if the garage behind the laundromat area—in the 1843 chapel, 1872 north addition, and 1890 north addition—was used in the 1960's.

---

[251] Margaret McFadden, Chief of Interpretation, Women's Rights National Historical Park, to Barbara Yocum, February 1988. This information is based on research done at the Seneca Falls Historical Society.

Second Story

The second story underwent extensive alterations in 1971, when 10 apartments and three hallways were constructed. These apartments were accessed by two enclosed stairways on the exterior west wall of the building. Three of the apartments were designed as one-bedroom units (numbers 5, 9, and 10) and seven as studio units. Each was equipped with kitchen facilities and one bathroom.

Distribution of the apartments and halls within the second-story space, from the front of the building to the rear, was as follows:

in the 1872/1947 south addition — apartment numbers 1, 2, and 3;

in the 1843 chapel portion of the building — the east-west hall that runs the full width of the building; the southern three-fifths of the north-south hall; apartment numbers 4, 5, and 6; and the southern two-thirds of apartment number 7;

in the 1872 north addition — the short east-west hall north of the elevator; one-fifth of the north-south hall; the northern third of apartment number 7, and the southern portions of apartment numbers 8 and 10; and

in the 1890 north addition — the northern fifth of the north-south hall; the remainder of apartment numbers 8 and 10; and all of apartment number 9.

Attic

Despite all of the alterations made to the building over the years, it did not have a usable attic until 1971. The conversion of the second story to apartments in that year, however, included the building of new second-story ceilings well below plate (eaves) level. This made the attic of the gable-roofed portion of the building high enough to for a person to stand. (The attic of the flat-roofed section was still too low, and so remained only a crawl space.) Plywood was laid over portions of the second-story ceiling joists to make the attic usable. Access was provided by means of a new stairway built in the 1872 north addition, just north of the elevator.

The new attic appears to have been used primarily for storage. The presence of a mattress and toys on a raised platform in the northeast corner suggests that it may have been used as a play area by the children of the second-story tenants. Vented into the attic were the kitchen and bathroom fixtures of the second-story apartments.

Floors

The floors that existed in the building in 1961 were all retained during the period 1961-1985. One new floor was installed for the attic in 1971. This floor was part of the framing system for the new lower ceilings of the second-story apartments. As indicated on the previous page, only portions of the attic floor were covered by plywood sheets; in most areas, the floor joists were left exposed. Placed between the floor joists was loose cellulose insulation that exists today.

Stairways, Ramp, and Elevator

Stairways

Two new stairways were constructed in 1971 to serve the apartments. One of these was an enclosed stairway located on the exterior of the west wall. The bottom of this stairway connected with the first-story garage and the exterior. The stairway ascended to the second story, where a doorway led into a short east-west hall just north of the elevator. This hall, located within the 1872 north addition, was built at the same time as the apartments.

The other 1971 stairway provided access from the second story up to the newly created attic. It was located off the short east-west hallway already mentioned.

Ramp

The 1925 automobile ramp on the north side of the building had been removed in 1947, although remnants of the interior portion of the ramp survived and are still visible above the first-story ceiling.

Elevator

The 1947 elevator was retained during this period. It began to be used in the 1970's by tenants of the apartments to move furniture.[252] No doubt it was also used to transport appliances such as stoves and refrigerators.

[252] Conversation with Frank J. Ludovico during a preliminary architectural survey in March 1984.

Walls

The extent to which the first-story interior partition walls were altered in 1961 when the laundromat was installed is not known. It is likely that the existing plasterboard partitions and imitation-wood paneling were installed during this period.

The second story received numerous new partitions in 1971 when 10 apartments and three hallways were installed. These walls were framed using 2- by 4-inch wood studs, were filled with batts of fiberglass insulation, and were finished with three-quarter-inch plasterboard.[253]

The newly created attic space incorporated the tops of the east and west brick walls. Located below the sloping roof framing, they formed "knee walls."

Ceilings

The suspended ceilings in both the laundromat and the garage were probably installed in the 1960's.

The creation of the second-story apartments in 1971 included the installation of new wood-framed plasterboard ceilings. Physical evidence in the attic indicates that the level of these new ceilings was lower than the levels of the earlier ceilings here, from 1872, 1890, and 1917. It is likely that the last of these earlier ceilings—the one dating to 1917—remained until the new ceilings were built in 1971. It must have been removed at that time, since the upper side of the new ceilings is the floor of the attic. The newly created attic did not have a ceiling.

Doorways

It is not known how many of the first-story interior doorways were installed in the 1960's, and how many were adapted from earlier doorways created during the building's previous uses as an automobile showroom and garage.

The second-story doorways, on the other hand, clearly date from the construction of 10 apartments and three hallways in 1971. Numerous doorways were needed for the entrances, bedrooms, bathrooms, and closets of these units. These doorways are framed by simple wood

[253] Building of the apartments is documented by the village tax records for 1973 (see Brown, p. 11). Specific details on the walls are based on the architectural investigation by Elayne Anderson.

simple wood architraves. The doors themselves are hollow-core wood veneer doors with no panels. All are hinged except for the wide closet doors, which slide on a horizontal track.

Windows

The only window alterations known to have taken place from 1961–1985 occurred in 1971, when modern metal windows were installed in the second-story apartments. The openings of these windows have no architraves, and their interior detailing is minimal. Curtain and other hardware was most likely installed by individual tenants.

Finishes

Paint and wallpaper were used to finish the interior walls of the first-story laundromat during this period. Paint was also the finish of choice for the walls and ceilings of the second-story apartments and hallways constructed in 1971. Left unaltered were the portions of east and west brick walls now located within the attic. This was fortunate, because these areas had been part of the auditorium/garage from 1872 through 1970, and they retain a complete record of the wall finishes used in this space.

Heating System

The first-story laundromat appears to have been heated initially—in the 1960's—by steam radiators that have since been removed. The gas-fueled boiler for these radiators was located in the basement of the 1872 south addition, where it exists today. The boiler was manufactured by the Weil-McLain Company and is a No. H-6, Series 4. This model was manufactured between August 1961 and November 1966, according to a representative of the company.[254] The radiators were replaced at an unknown date by a ceiling-suspended hot-air heater. This "TRANE UNIT" was the most recent source of heat for the laundromat. Heat also would have been supplied indirectly by the dryers.

A separate source of heat was provided for the second-story apartments installed in 1971. Each unit was outfitted with electric baseboard heaters. The ambient temperature was controlled by wall-mounted thermostats located in each room.

---

[254] Telephone conversation on March 17, 1988, with a representative of the Weil-McLain Company in Michigan City, Indiana.

Lighting System and Other Electrical Fixtures

It is assumed that the electrical wiring for the building was upgraded twice during this period. Extensive new wiring must have been installed in 1961 to accommodate the laundromat equipment. The 10 second-story apartments created in 1971 would also have needed new wiring.

Fixtures installed in the 1960's that would have needed electricity in order to operate include the commercial washing machines, dryers, and dry-cleaning machines. Existing ceiling-mounted fluorescent light fixtures may also have been installed at this time.

The apartments created in 1971 contained numerous electrical fixtures. These included baseboard heating units, thermostats, electrical outlets, refrigerators, and stoves. The existing ceiling-mounted fluorescent light fixtures were also probably installed at this time in the second-story hallways and apartment kitchens.

Individual meters for the laundromat and each of the ten apartments are mounted on the interior east wall of the garage. A fuse box and switches for the laundromat are in a small room on the east side of that facility.

Plumbing System

Extensive plumbing work was done in 1961 and 1971 in order to outfit the first-story laundromat and the second-story apartments, respectively. The laundromat received water and drainage pipes for the washing machines and a hot-water boiler. Plumbing for the 10 second-story apartments included supply and drains pipes for kitchen sinks, bathroom sinks, toilets, and showers (one of each per apartment). The second-story plumbing fixtures were vented to the attic.

Also upgraded at this time was the small toilet room in the basement originally installed in 1917. A manufacturer's date of "August 23, 1971" on the underside of the cover of the present toilet tank suggests that the toilet was installed sometime in the early 1970's.



Figure 55. Seneca Falls Laundromat: Front and Rear Elevations, 1971. *(Not drawn to scale)*

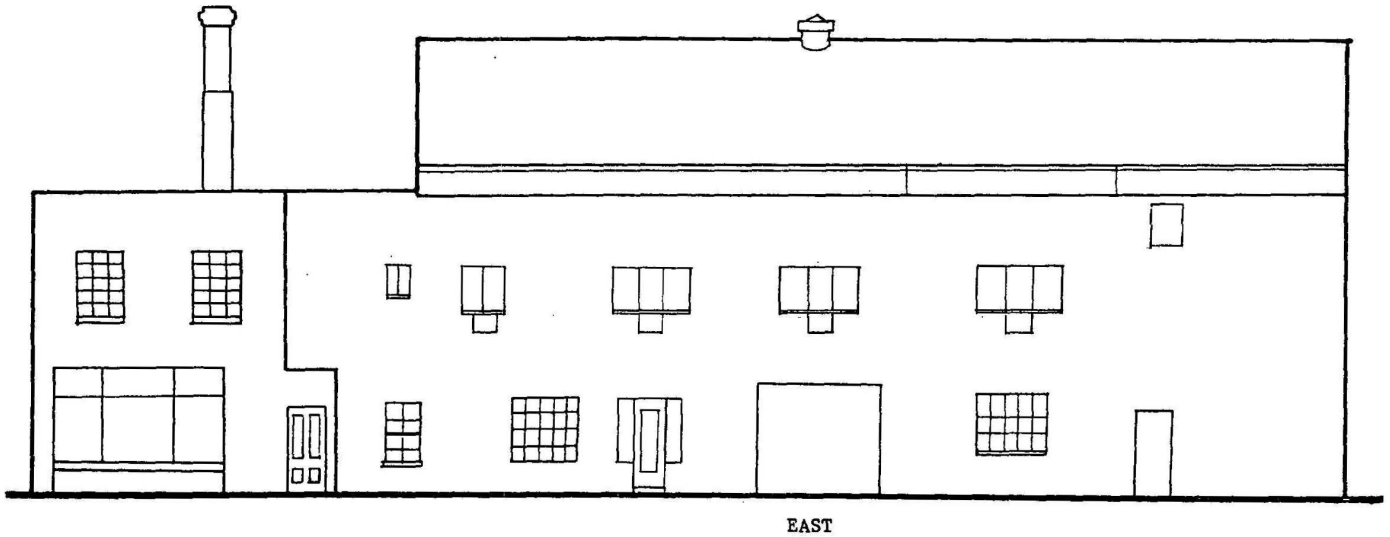


Figure 56. Seneca Falls Laundromat: East Elevation, 1971. *(Not drawn to scale)*

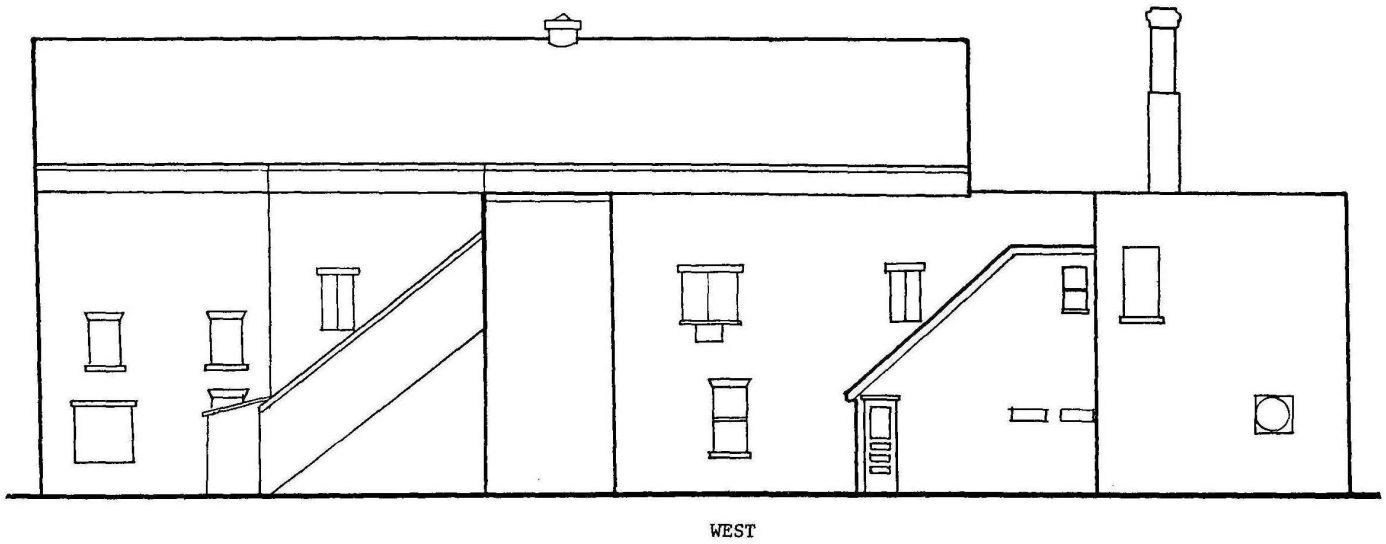


Figure 57. Seneca Falls Laundromat: West Elevation, 1971. *(Not drawn to scale)*

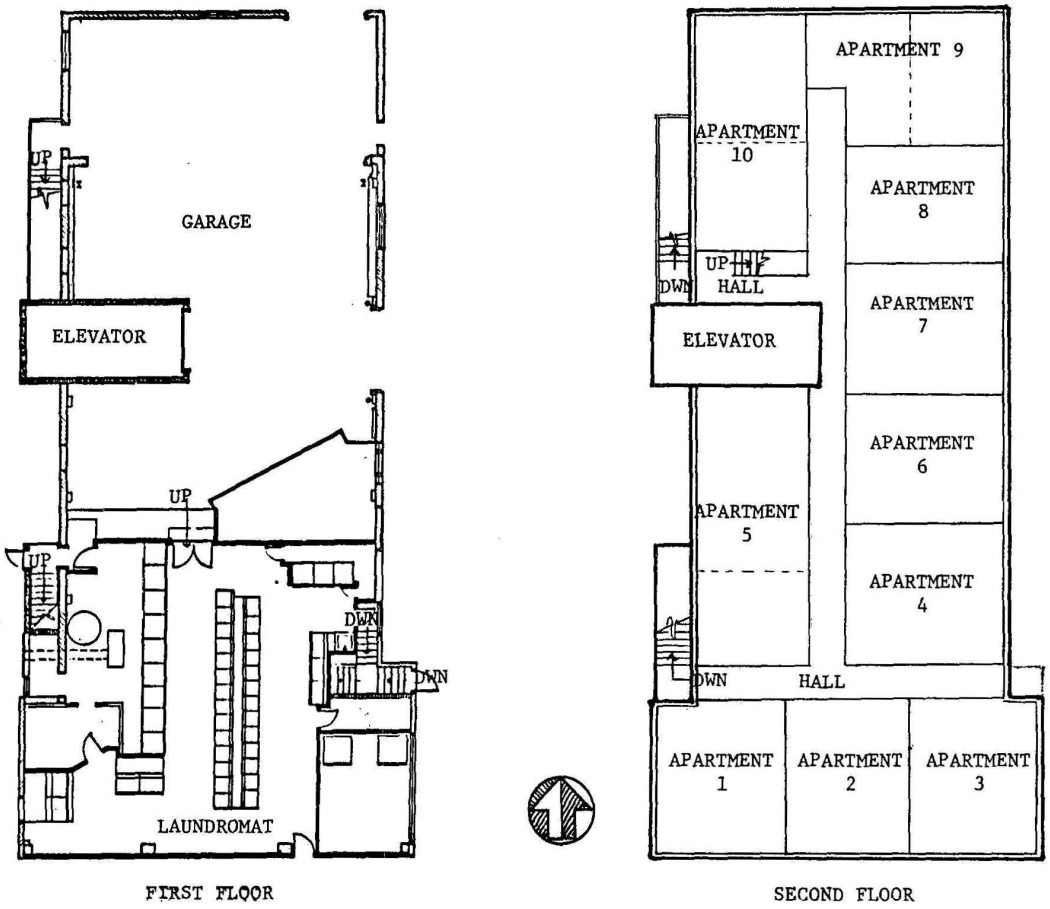


Figure 58. Seneca Falls Laundromat: Floor Plans, 1971. *(Not drawn to scale)*



Figure 59. Seneca Falls Laundromat, 1979.



Figure 60. Seneca Falls Laundromat: East Wall, 1979.

1985–PRESENT
NATIONAL PARK SERVICE

National Park Service involvement with the Wesleyan Chapel began in the winter of 1984 when a cursory architectural survey was conducted.[254] The Park Service purchased the building in April of the next year for inclusion in Women's Rights National Historical Park.[255] Shortly thereafter, former owner and laundromat operator Frank J. Ludovico held an auction to sell the laundromat's commercial washers and dryers.[256] All were sold except for one washer that was retained by the Women's Rights National Historical Park as a historical artifact. All of the tenants of the second-story apartments were given a 120-day notice to leave, and by 1985 the building was vacant.[257]

Historical, architectural, and structural studies of the building commenced in 1985. These were undertaken by the Denver Service Center and the Williamsport Preservation Training Center, both of the National Park Service. The architectural investigation involved selective removal of later building materials in order to locate the remnants of the original chapel. Removed at this time were several areas of the 1892 sheet-metal roof and the ca.-1960's rolled roofing, a small section of the 1919 second floor at the east wall, and large sections of the 1971 plasterboard walls in the second story.[258]

An archeological investigation was undertaken in November 1985, to locate the original foundations of the chapel. This work was done by The American University of Washington, D.C., in cooperation with the National Park Service. As with the architectural studies, the archeological work involved removal of later materials in order to gain access to the foundations. These materials included portions of the 1917 wood-framed floor in the laundromat and large sections of the 20th-century concrete floor in the garage.[259]

---

[254] Barbara E. Pearson, "Architectural Survey: Women's Rights National Historical Park, Seneca Falls, New York," pp. 1-28.

[255] Deed Book 405, p. 947.

[256] Undated news article entitled, "Washers, dryers 'ironic souvenirs' of women's rights: They are up for sale at Seneca Falls site," Rochester *Democrat and Chronicle*.

[257] Information obtained from Superintendent Judy Hart, June 1988.

[258] A report written following the archeological investigation was Paula A. Zitzler's "Draft Historic Structure Report: Archeological Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York."

[259] Two reports were written following these investigations: Sharon A. Brown, *Historic Structure Report: Historical Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York*; and Elayne Anderson, Terry Wong, and the Williamsport Preservation Training Center, "Preliminary Draft Historic Structure Report: Architectural Data Section, Wesleyan Chapel, Women's Rights National

The building was closed up in the winter of 1985–86, following completion of the archeological field work. The electrical service was turned off, and the first-story windows (except for those in the south wall) were covered with boards, as were the doorways in the east and north walls of the garage. Little has been done to the building since that time.

The following year, in 1987, a national design competition was held for the so-called Wesleyan Chapel Block. This competition was sponsored jointly by the National Park Service and the National Endowment for the Arts. The winning design, chosen in October, is described in detail in the following section on recommendations.

Today, the National Park Service is in the process of acquiring the north portion of the original chapel lot that was sold in 1891. Negotiations are also underway to purchase the lot just west of the chapel on Fall Street—the site of a house from the 1850's through at least 1911, and the Fisher/Strand Theatre from 1915 until 1972.[260] It is the intention of Women's Rights National Historical Park to develop both the chapel lot and the west lot into a commemorative site to the women's rights movement.

Historical Park, New York."

[260] The information that is known about the lot on the west side of the chapel lot is based on the Sanborn maps and preliminary research at the Seneca Falls Historical Society.

III. EXISTING CONDITIONS

This section has two objectives: to identify and date the building fabric that exists today, and to assess the condition (i.e., state of repair) of those features original to the 1843–1872 Wesleyan Chapel. Detailed descriptions of the building fabric are not included here, but can be found in Chapter II of this report.

EXTERIOR ELEMENTS

Figures 61-68 depict current existing exterior conditions at the Wesleyan Chapel.

Description

Dimensions

The Wesleyan Chapel is much changed from its appearance when it was used as a church from 1843 to 1872. Then it measured 64 feet long by 43 feet 4 inches wide by 34 feet high to the peak of the gable roof. Today, the building measures 115 feet 3 inches long by 43 feet 4 inches wide (except for the south end, which is 53 feet 6 inches wide) by 40 feet 1 inch high above present grade.

The increase in height occurred in 1872, when the walls of the original chapel were built 8 feet higher to obtain a more spacious public hall. Two additions were also built at this time, one on the south end and one on the north end. The south addition, which wrapped around the south end of the original chapel, measured 22 feet 6 inches long by 53 feet 6 inches wide. The 1872 north addition measured 19 feet 6 inches long by 43 feet 4 inches wide. A second north addition was constructed in 1890. This measured 19 feet 3 inches long by 43 feet 4 inches wide.

The height of the building has also been impacted by the gradual accumulation of fill and paving surfaces. Archeologists estimate that on the east side of the building approximately 1.9 feet, or 1 foot 11 inches, of material has been added above historic grade.

Although the building is larger today than it was in 1843, only portions remain of the original chapel. These exist in the foundations, the east and west walls, and the roof. All are discussed in more detail in the following section.

Foundations

The foundations supporting the existing brick walls date to three periods: 1843, 1872, and 1890. Those built in 1843 and 1872 were uncovered by the archeologists and identified as being

a combination of rubblestone, dressed stone, and mortar. The dressed stones were observed to have been generally used on the south and east sides of the building, which face Fall and Mynderse Streets. No excavation work has been done to uncover the foundation of the second north addition built in 1890.

Basements existed beneath the first north addition built in 1872 and the second north addition built in 1890, necessitating deep foundation walls in these areas. These basements have since been backfilled and are no longer accessible. A new basement was excavated in 1917 beneath the south addition built in 1872. The foundation walls of the basement are of cast concrete.

The most intact portions of the original foundation walls are those beneath the extant east and west brick walls. The upper portion of the original north foundation wall was removed when the wall itself was demolished in the 1920's; the lower portion exists beneath the present concrete floor of the garage area. The original south foundation was probably disturbed in 1872 when the south wall was removed, and it was completely destroyed in 1917 when the basement beneath the south addition was constructed.

The section of original foundation wall examined most closely by the archeologists was the north end of the east wall. Here the foundation was measured to be 3 feet 3 5/8 inches high. Of this, 1 foot 6 inches is thought to have been above historic grade, and 1 foot 9 5/8 inches below historic grade. Historic grade has been calculated to be approximately 1.5 feet (1 foot 11 inches) below present grade at this location. Because of the shallow depth of the foundation, a crawl space rather than a basement is conjectured to have been beneath the chapel.

Walls

The existing walls represent six periods of building and remodeling: 1843, 1872, 1890, 1917, 1930-1950, and 1971.

Brick walls from the first three periods are characterized by being three bricks thick and laid in the American common bond pattern with lime mortar. The earliest brickwork, dating from the construction of the chapel in 1843, survives as the middle portions of the east and west walls. The length measurement of the east wall's original brickwork is 41 feet 4 inches; that of the west wall is 42 feet 4 inches.

Brickwork dating to 1872 comprises the top 8 feet of the 1843 east and west walls, the west wall of the south addition, and the east and west walls of the first north addition. Brickwork introduced in 1890 constitutes the east, west, and north walls of the second north addition. Stucco applied to the south and east exterior walls in 1917 survives today on the east wall only. No structural masonry was added at this time.

Alterations in the 1930's and 1940's used concrete blocks. Rebuilt at this time were the south end of the chapel's east wall, and the south and east walls of the 1872 south addition. These areas were faced with brick for a more finished appearance. The enclosed stairway and the automobile elevator were newly built using exposed concrete blocks. Both were situated at the 1843 west wall.

The last period of building, 1971, saw the addition of the enclosed frame stairway on the exterior side of the 1872 west wall.

Only portions of the chapel's original east and west brick walls remain today. Both were were 64 feet long. All that is left of the east wall is a section measuring 41 feet 4 inches long; all that remains of the west wall measures 42 feet 4 inches long. The entire south wall and approximately 10 feet of the southernmost east and west walls were removed in 1872 when the south addition was built. The original north wall lost its second story in 1872, and the rest of the wall was removed during remodeling in 1917.

Other alterations that have impacted the historic walls include the following:

1872 - the east and west walls were heightened, and second-story windows were enlarged and patched;

1917 - machine bolts and washers were installed to tie interior wood pilasters to the wall, and the south and east exterior walls were covered with a cement stucco;

1917-1947 - new doorways were installed;

1947 - an automobile elevator was constructed, and the south end of the east wall was rebuilt; and

1971 - more and wider windows with air-conditioning units were installed.

The 1843 bricks of the west wall are in generally good condition, although there is some loss due to spalling. The mortar shows some evidence of later repointings, but a considerable amount of the original 1843 mortar appears to be intact. Some mortar loss has occurred resulting in open joints. The condition of the 1843 east-wall brickwork is difficult to ascertain due to the covering of cement stucco. Removal of the stucco could cause considerable damage if the cement has bonded to the surface of the historic bricks. For more information on the structural condition of the walls, see the "STRUCTURAL ELEMENTS" portion of this chapter.

Name and Date Stone: 1843

The historical documentation indicates that a stone with the name of the church and the date 1843 was located somewhere on the chapel—most likely on the front south wall above the doorway. The stone was removed by the Wesleyans sometime before June 1872 and installed in their new church at the corner of Fall and Clinton Streets. While this church is standing today, the stone is no longer there. A patch in the brickwork above the session-room doorway on Clinton Street may indicate its former location. It is believed that the stone was removed in 1920 when the building was sold to the First Baptist Society. Efforts to locate the stone have been unsuccessful.

Commemorative Tablet: 1908

A rectangular bronze tablet was placed on the east wall of the building in 1908 to commemorate the 60th anniversary of the 1848 Women's Rights Convention. Although it was removed for a short period between 1922 and 1928, it was reinstalled in 1928 on the east wall of the 1872 south addition. It was once again temporarily removed for renovation work in 1947 and reattached in the same location where it remains today (see figure 61).

The tablet is attached to the wall by means of four bolts—one at each of the four corners. Except for some green discoloration due to oxidation of the copper component, the tablet is in generally good condition.

Signs: 1872–1985

The exterior posthistoric signs are documented by the photographic record. The earliest signs date to the Johnson's Hall and Johnson Opera House years. They were painted directly on the brick east wall of the 1872 south addition. No evidence of them remains, since this wall was completely rebuilt in 1947.

Other signs were later attached to the south wall of the 1872 south addition. Some of these were flush with the wall, while others projected from it. The signs included a "FURNITURE" sign dating from about 1902, a "REGENT" sign installed in 1917, various "FORD" signs in the 1920's through the 1950's, and the more recent "Seneca Falls Laundromat" sign. Of these, only the circa-1961 laundromat sign exists today. It appears to be in stable condition and does not present a safety hazard.

Doorways

Alterations relating to doorways have occurred throughout the building's history. Doorways were created, converted from windows, bricked in, and enlarged. The original front doorway of the chapel, believed to have been centered in the south wall, was removed in 1872 along with the entire south wall. Exterior doorways installed during the renovations of 1872, 1890, and 1917 are also missing.

The nine doorways extant today date from the 1920's through the 1950's. They reflect the building's use as a garage from the 1920's through the 1950's, and as a laundromat, garage, and apartments from 1961 through 1985. Seven of the nine doorways are in the first story and two are in the second story. Four doorways are in the historic (1843) east and west brick walls. Construction of these later doorways destroyed three original first-story window openings and created a new opening in the second-story west wall.

Windows

The history of window alterations is even more complicated than that of the doorways. Major renovations occurred in 1872, 1917, the 1920's, 1947, and 1971. These renovations have been explained in detail in Chapter II. Best preserved and least altered are the 1890 window openings in the west wall of the second (1890) north addition.

The windows in the original chapel walls have been greatly altered over the years. In 1872, the entire south wall and the southernmost 10 feet of the east and west walls were removed, along with their 1843 windows. The second-story windows in the remainder of the east and west walls were lengthened and made round-headed, and all of the window sashes were replaced.

Many of the historic but enlarged windows in the second story were bricked up, and several were made smaller, in 1917. Two of the second-story windows in the east wall were closed up the 1920's. A large window opening was created in 1947 in the first-story east wall. Wide windows incorporating air-conditioning units below the sashes were installed in 1971 in the second story. Today, all but one of the windows in the historic chapel walls date from 1947 or 1971.

This one surviving window is important, because its opening remains unaltered from 1843. It is located at the first story of the west wall. Unfortunately, all woodwork elements associated with the window have been determined to be later. These include the wood frame (1872), the exterior cement sill (post-1900), and the double-hung sashes (post-1917). Today this window opening is boarded over because the window glass is missing.

The locations of the other, missing chapel window openings in the historic east and west walls can best be determined by examining the later brickwork patching. Also, some of the structural interior wood lintels of 1843 remain embedded in the first-story brick walls, and are visible from inside the building.

Twelve windows were originally located in the surviving portions of the original east and west brick walls. These windows were symmetrically placed, with six in each wall—three in the first story and three in the second story. The following is a detailed accounting of the present condition of these 12 original window openings.

East Wall, First Story

South Window. The exterior brick lintel and interior wood lintel remain. The upper portion of the window opening is preserved by brick infill installed in 1947; the lower portion of the opening was destroyed by the installation of a wider window in 1947.

Middle Window. The exterior brick lintel and interior wood lintel remain. The upper portion of the window opening is preserved by brick infill installed in 1947; the lower portion of the opening was destroyed by the installation of a 20th-century doorway.

North Window. This opening was completely destroyed when a large automobile doorway was installed in 1919.

East Wall, Second Story

South Window. The entire window opening is preserved by brick infill, the lower portion dating to 1872 and the upper portion to 1971.

Middle Window. The entire window opening was destroyed by the installation of a second-story doorway in 1917 and a wide window in 1971.

North Window. The upper portion of the window opening was destroyed by the installation of a wide window in 1971; the lower portion of the opening is preserved by brick infill dating to 1872.

West Wall, First Story

North Window. The exterior brick lintel, the interior wood lintel, and the window opening survive intact and unaltered.

Middle Window. The north side of the window opening is preserved by rough brick infill dating to circa 1930, when a concrete-block exterior stair enclosure was built here. The south side of the opening was covered over by the enclosure, and was destroyed by the creation of a doorway leading from the enclosure into the building.

South Window. The exterior brick lintel and interior wood lintel remain. Most of the window opening is preserved by brick infill dating to circa 1930, when the concrete-block stair enclosure was built over it. The south side of the opening is impacted by a dryer vent installed in the 1960's.

West Wall, Second Story

North Window. The lower portion of the window opening is preserved by 1872 brick infill; the upper portion of the opening was destroyed by the installation of a wide window in 1971.

Middle Window. The lower portion of the window opening is preserved by 1872 brick infill; the upper portion of the opening is preserved by post-1961 brick infill.

South Window. The lower portion of the window opening is preserved by 1872 brick infill; the upper portion of the opening is preserved by brick infill dating to the construction of the concrete-block exterior stair enclosure on this wall circa 1930.

Finishes

Most of the exterior brick walls dating from 1843, 1872, 1890, and 1947 are exposed and unpainted as they were historically, with two exceptions. Cement stucco covers the entire east wall. This was applied in 1917 and is painted a yellow color. Also, a small area of the 1843 west brick wall is painted. This area is inside the enclosed exterior stairway to the second story installed circa 1930.

Roof

The present roofing system consists of two types and dates from four periods of construction. One type is the continuous gable roof that was built in three stages in the 19th century. The south end of the gable roof (closest to Fall Street) is what remains of the original 1843 chapel roof. The middle of the gable roof is the roof of the first (1872) north addition. The north end of the gable roof is the roof of the second (1890) north addition. The second roof type is a flat roof that replaced two sections of gable roof in 1947. One of these sections was the southern third of the 1843 chapel roof. The other section was the roof of the 1872 south addition.

Today, the gable roofs are covered by asphaltic roll roofing installed over the 1892 sheet-metal roof. The flat roof is covered by built-up asphalt. The roofs are in generally fair condition and water infiltration is not a problem.

A surprising amount of roofing material survives from the original chapel: 41 feet 4 inches of the original 64-plus feet are extant today. This represents the northern two-thirds of the original roof, the southern one-third having been removed in 1947. This roof is approximately 8 feet higher than it was historically, having been raised in situ in 1872.

Roofing materials from 1843 that exist today include sections of the roof plate, which were reused in 1872; four of the six king-post trusses; rafters; lower and upper purlins; purlin braces; sheathing boards; and small fragments of wood shingles. Later posthistoric materials include fragments of a second wood-shingle roof installed in 1872; the entire sheet metal roof installed in 1892; a large roof ventilator installed in 1917; and the present asphaltic roll roofing, which was probably installed within the last 20 years.

For information on the structural condition of the 1843 roof, see the "STRUCTURAL ELEMENTS" portion of this chapter.

Chimneys

The only existing chimney is the one built in 1917 within the 1872 south addition. It is no longer in use for the heating system. Two other inoperative chimneys are located within the east and west brick walls of the 1872 north addition. These were used for the heating system from 1872 until 1917 when the new chimney was installed. At that time, the two chimneys were removed down to roof level.

Two original (1843) chimneys were located within the chapel's north brick wall. All that remains of these are notches in the lower and upper chords of the northernmost original roof truss. The north wall and its chimneys were removed down to the level of the second-story ceiling in 1872, and down to ground level in the 1920's.

Grounds

The National Park Service now owns the entire chapel lot except for a small portion to the north, which was sold in 1891. This small lot on Mynderse Street measures 25 feet wide by 54 feet deep and is occupied by a two-story frame structure built sometime between 1891 and 1896. Used in 1896 as an undertaking establishment, the building was later converted to a dwelling; it is used as such today. The National Park Service is currently in the process of acquiring this property.

The rest of the lot is occupied by the chapel and its later additions. It is bounded on the south side by Fall Street and on the east side by Mynderse Street, as it was historically. Archeologists have determined that the present grade is approximately 1 foot 11 inches above historic grade. (Present grade level was measured at the north end of the portion of original east wall that remains.) This rise is due in part to modern paving surfaces that cover the entire lot today. A concrete sidewalk is on the south side, a concrete walk and asphalt paving are on the east side, concrete paving is on the north side, and asphalt and gravel paving is on the west side.

Other 20th-century site features are also present. A reproduction "antique" street light and a tree are on the south side of the building. At the southeast corner is a New York State historic-site sign placed in 1932 by the Department of Education. A large wood electrical pole fitted with a modern street light is next to the east side of the building. A fire hydrant is nearby.

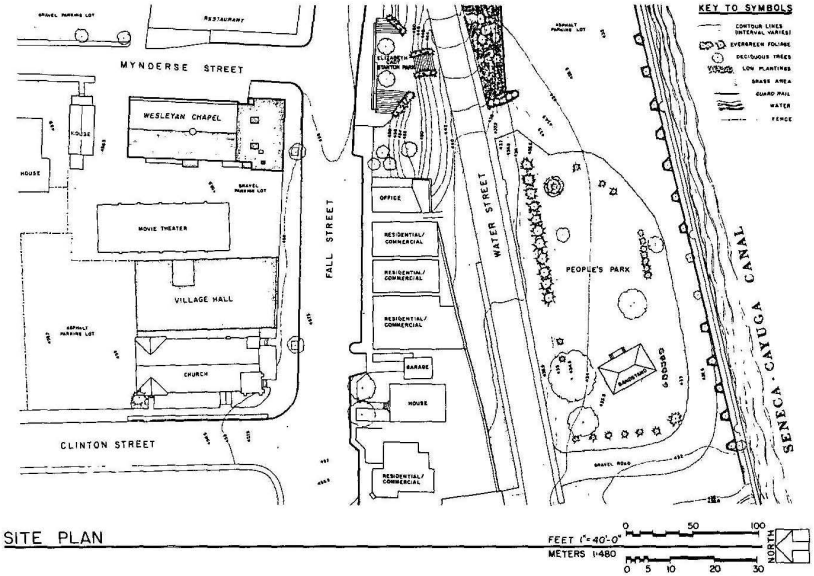
Limited archeology work has been done by the National Park Service to identify significant site features from the Wesleyan Chapel period (1843–1872). One feature that may be important is a subsurface rubblestone foundation found just north of the existing building. This may be the remains of the exterior shed depicted on the 1856 Seneca Falls map and reported in 1870 to have been damaged by the weight of accumulated snow. No evidence has been found of the historic wood-plank sidewalk or the wood fence.

The lot on the west side of the chapel lot is occupied by a concrete-block movie theater built in the 1970's. This modern building replaced the Fisher/Strand Theatre, built in 1915 and damaged by fire in 1972. The Sanborn maps indicate that a house was here from 1856 through 1911, and most likely until 1915. The National Park Service is also negotiating to acquire this property for inclusion in the Wesleyan Chapel Block.

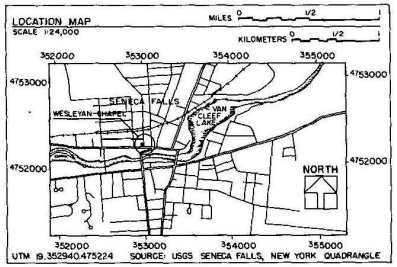
WESLEYAN CHAPEL



WESLEYAN CHAPEL PLAQUE NOT TO SCALE



SITE PLAN



BUILT BY THE WESLEYAN METHODISTS IN 1843, THE WESLEYAN CHAPEL HAS UNDERGONE A NUMBER OF MAJOR RENOVATIONS INCLUDING THE RAISING OF THE ROOF (ca. 1872), SEVERAL ADDITIONS (ca. 1872, 1890, 1948) AND THE RESULTING REMOVAL OF ORIGINAL WALLS. THE CHAPEL IS MOST IMPORTANT HISTORICALLY AS THE SITE OF THE FIRST WOMEN'S RIGHTS CONVENTION, HELD ON JULY 19 AND 20, 1848. THE GATHERING WAS CONVENED TO ADVANCE THE RIGHTS OF WOMEN AND REPRESENTS THE BEGINNINGS OF THE MOVEMENT FOR WOMEN'S EQUALITY IN THE UNITED STATES. IN 1985 THE CHAPEL WAS INCORPORATED INTO THE WOMEN'S RIGHTS NATIONAL HISTORICAL PARK.

THIS PROJECT WAS UNDERTAKEN BY THE HISTORIC AMERICAN BUILDINGS SURVEY (H.A.B.S.) OF THE NATIONAL PARK SERVICE IN COOPERATION WITH THE WOMEN'S RIGHTS NATIONAL HISTORICAL PARK, UNDER THE DIRECTION OF KENNETH L. ANDERSON A.I.A., CHIEF, H.A.B.S. THIS PROJECT WAS COMPLETED DURING THE SUMMER OF 1988 AT THE H.A.B.S. FIELD OFFICE, SENECA FALLS, NEW YORK BY DEBORAH M. REHN, PROJECT SUPERVISOR; AND ARCHITECTURE TECHNICIANS GUILLAUME AMAND, CENTRE d'ETUDES SUPERIEURES d'HISTOIRE et de CONSERVATION des MONUMENTS ANCIENS, PARIS, FRANCE (ICOMOS); JANA L. GROSS, UNIVERSITY OF NEBRASKA; BETSEY A. VERD, UNIVERSITY OF WASHINGTON; AND DAVID L. WALLACE, AUBURN UNIVERSITY.

DELINEATED BY: DEBORAH M. REHN
WOMEN'S RIGHTS NATIONAL HISTORICAL PARK
NATIONAL PARK SERVICE
UNITED STATES DEPARTMENT OF THE INTERIOR

THE WESLEYAN CHAPEL
126 FALL STREET (STATE ROUTE 5 & 20)
VILLAGE OF SENECA FALLS
SENECA COUNTY
NEW YORK

HISTORIC AMERICAN BUILDINGS SURVEY
SHEET 1 OF 10 SHEETS
NY-6304

189

Figure 61. Wesleyan Chapel Site Plan, 1988.

488/25002

ON MICROFILM

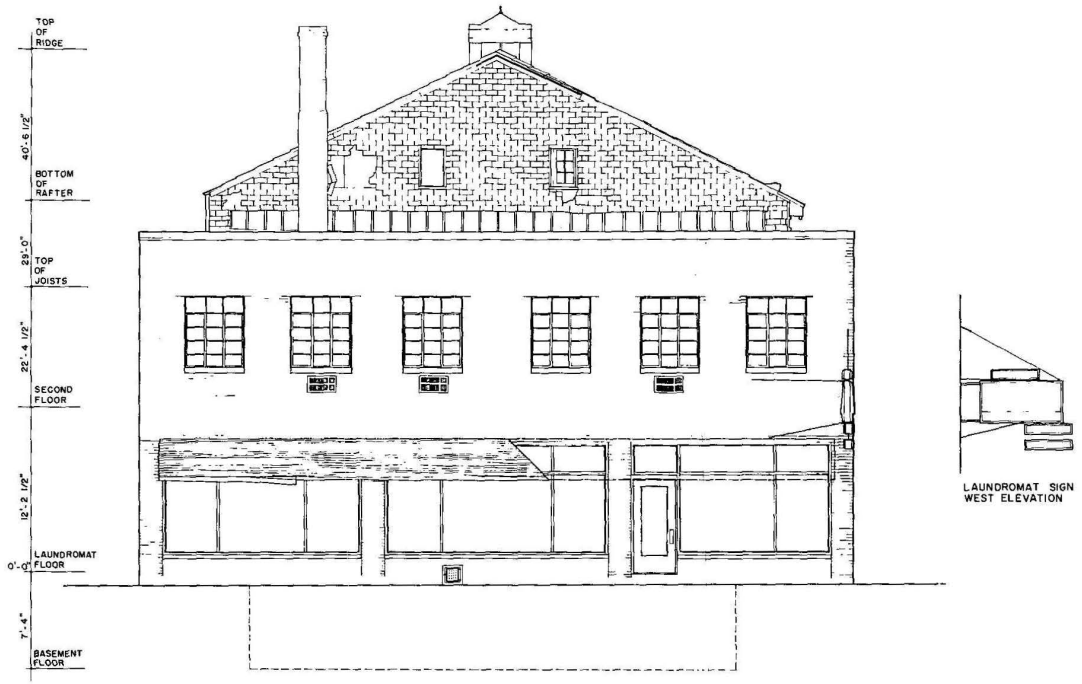


Figure 62. Wesleyan Chapel: South Elevation, 1988.

488/25002

ON MICROFILM

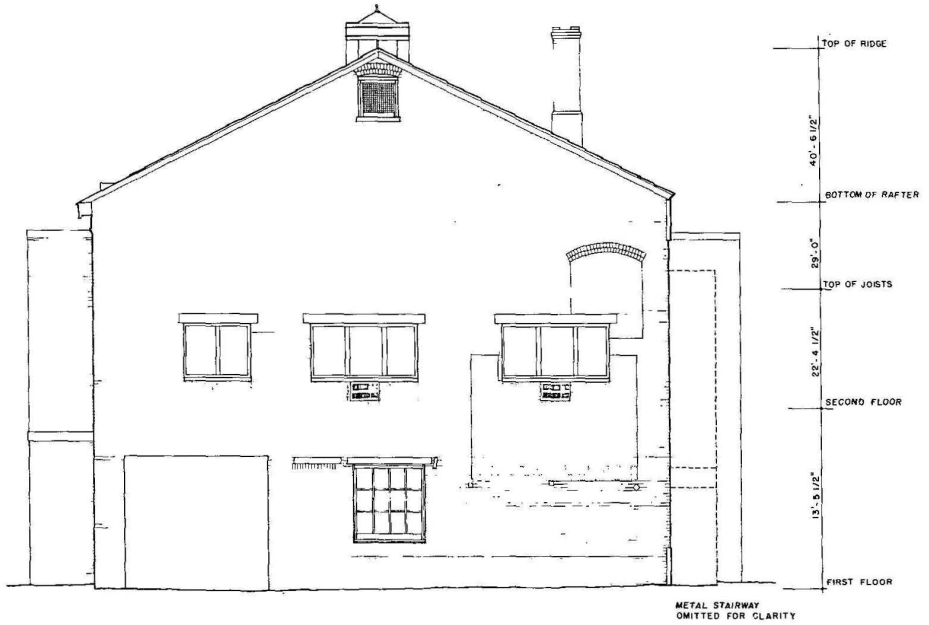
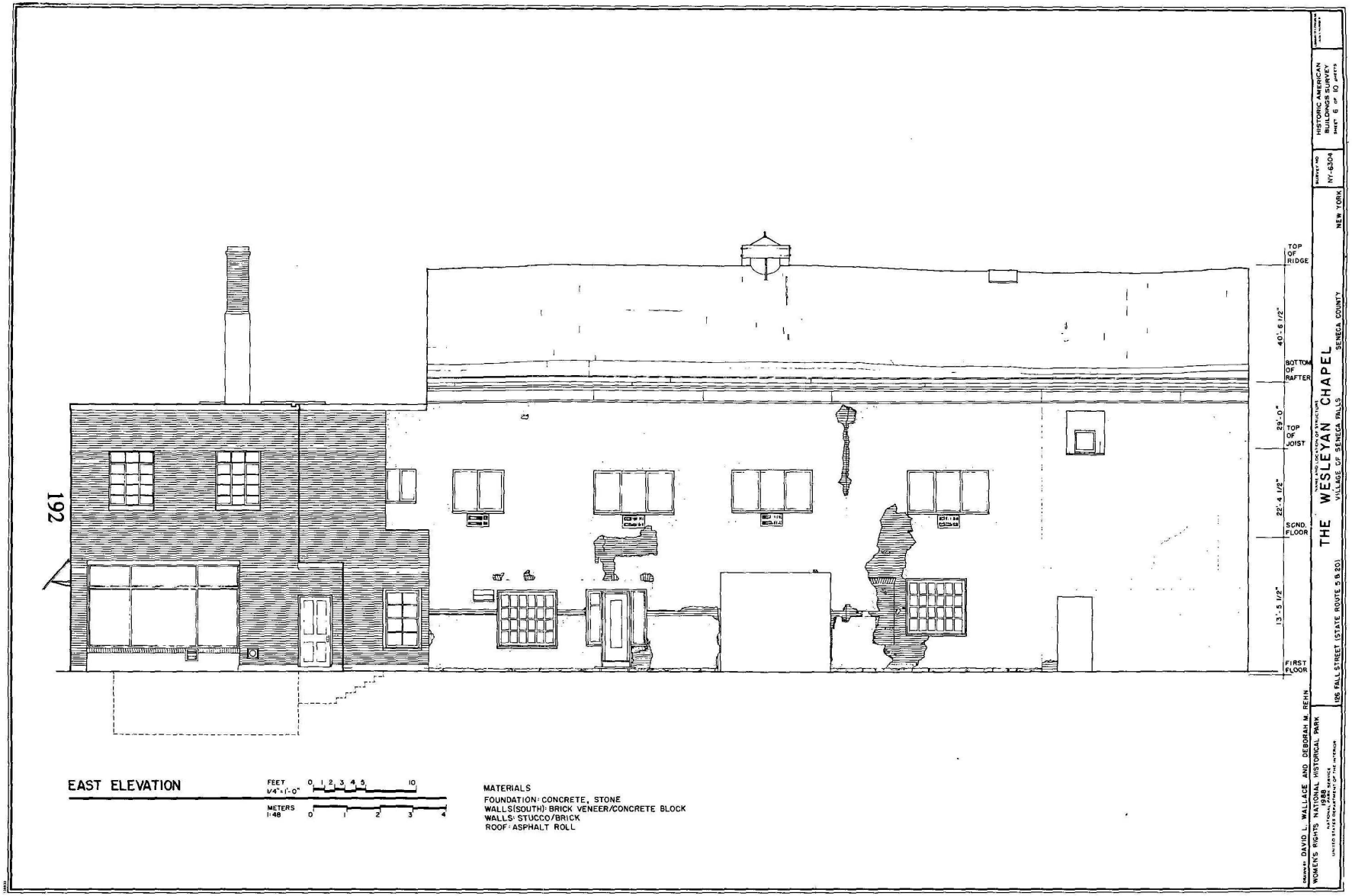


Figure 63. Wesleyan Chapel: North Elevation, 1988.

488/25002

ON MICROFILM



488/25002

Figure 64. Wesleyan Chapel: East Elevation, 1988.

ON MICROFILM

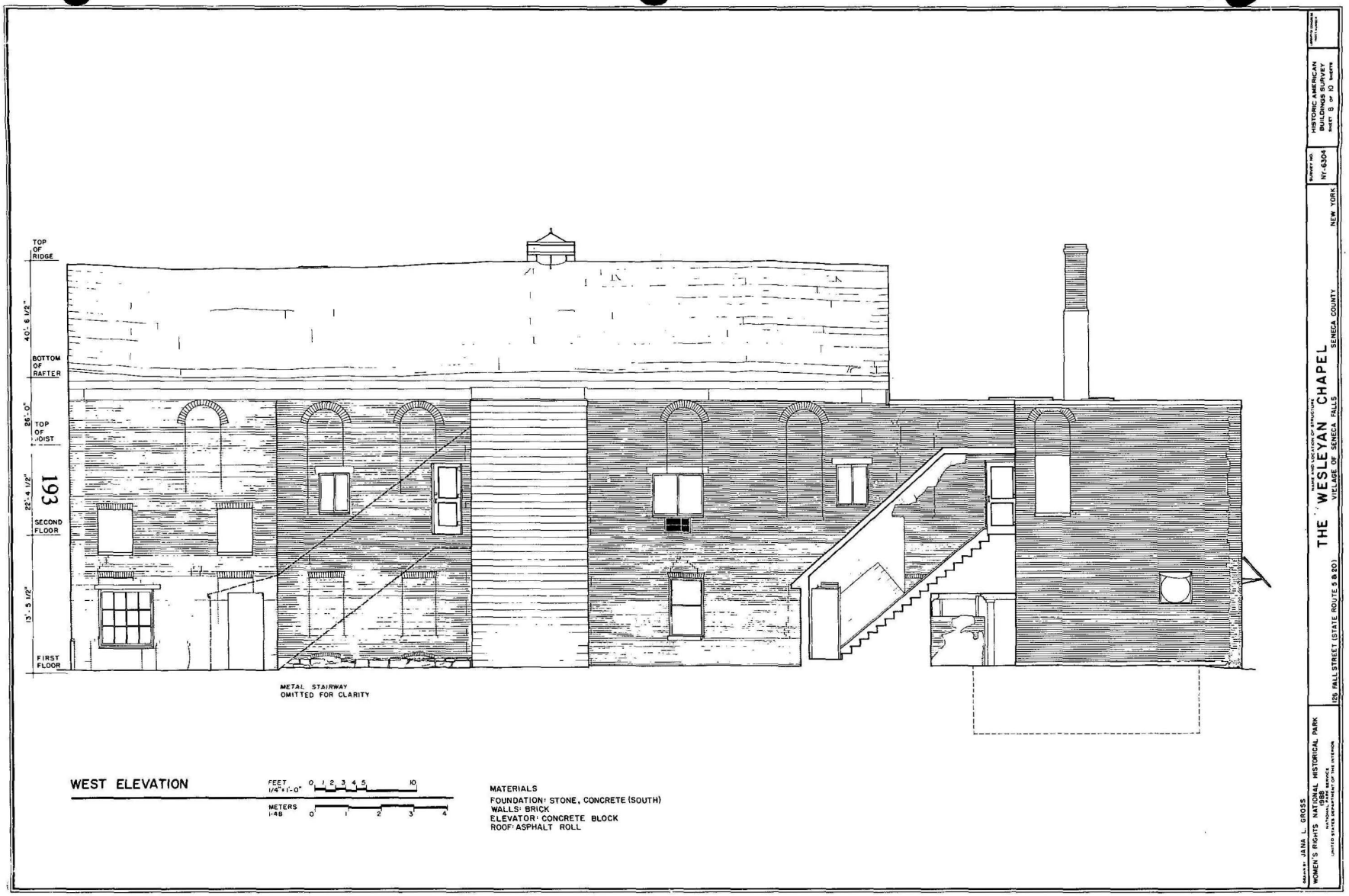


Figure 65. Wesleyan Chapel: West Elevation, 1988.

488/25002

ON MICROFILM



KEY:

1843	Wesleyan Chapel
1872	Johnson Hall & Stores
1890	Johnson Opera House & Stores
1917	Regent Theatre & Offices
1919 - 1961	Automobile Dealerships & Garage
1961 - 1985	Seneca Falls Laundromat & Apartments

Figure 66. Wesleyan Chapel: Existing Conditions, Front and Rear Elevations, 1988. *(Not drawn to scale)*



Figure 67. Wesleyan Chapel: Existing Conditions, East Elevation, 1988. *(Not drawn to scale)*

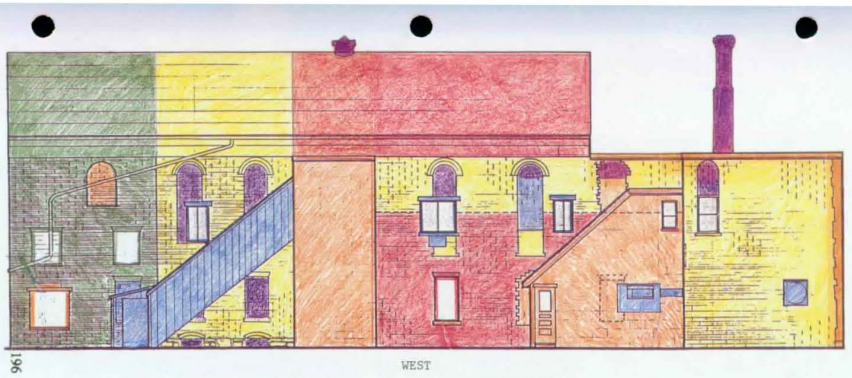


Figure 68. Wesleyan Chapel: Existing Conditions, West Elevation, 1988. *(Not drawn to scale)*

INTERIOR ELEMENTS

Figures 69–73 illustrate current existing interior conditions.

Description

Room Arrangement and Use

The present plan of the building reflects its most recent use (1961–85) as a laundromat, garage, and apartments. The laundromat and garage are located in the first story. The laundromat occupies the south end of the building, and the garage the north end. The 1917 basement houses the furnace originally used to heat the laundromat above.

Ten apartments and three hallways, installed in 1971, are in the second story. The apartments include seven studio units and three one-bedroom units, each equipped with a kitchen and one bathroom. The present attic, created in 1971, was used both for storage and as a venting space for the apartments' kitchens and bathrooms. The building was last occupied in 1985. Today it stands vacant and unheated.

Nothing remains of the Wesleyan Chapel's historic interior layout except for some evidence of the missing floor levels. Reconstruction of the historical appearance has therefore relied heavily on the contemporary historical documents as described in Chapter II. This information suggests that the chapel's vestibule and the southern portion of the sanctuary are occupied today by the laundromat, and that the northern portion of the sanctuary is occupied by the garage. The location of the chapel's three-sided gallery, which was removed in 1872, is now seven of the second-story apartments.

Floors

The existing floors in the building date to several remodeling periods, including 1917, 1919, 1925, 1947, and 1971. All that remains of the chapel's original floors are pockets in the brick walls that held framing members, and what may be several floor joists reused in the attic.

The present basement, along with its floor, was installed in 1917 when the building was converted to the Regent Theatre. The basement floor is a concrete slab.

The first-story flooring dates to two periods: 1917 and 1919. A wood-frame floor was installed in 1917 in the south end of the building—the area used most recently as a laundromat. This floor was built with economy in mind, reusing woodwork from the Johnson Opera House such as a door jamb and wainscot boards. A concrete-slab floor in the north portion of the building is thought to have been installed in 1919 when this area was converted to a garage and automobile repair shop.

The wood-framed second floor also evolved over the years, and incorporates material from 1917, 1919, 1925, and 1947. The two columns that can be seen at the south end of the present garage are thought to be former support columns for the Regent Theatre's balcony that were reused. These two columns are cast iron, octagonal in shape, and covered with metal lath and cement plaster. The slope of the earlier 1917 balcony is also preserved on the east wall between the first-story ceiling and the second-story flooring.

The earliest section of actual flooring is probably in the middle of the building. This floor replaced the Regent Theatre balcony in 1919.

The flooring in the second north addition dates to 1925. This floor replaced the Johnson Opera House stage, and incorporated a wood ramp that allowed automobiles to be driven up to the second story. Remnants of the ramp's framing are preserved within the ceiling of the first-story garage. Steel I-beams were also installed in 1925 were to support the additional weight of the automobiles.

The flooring in the south end of the building dates to the reconstruction of the south addition in 1947. Also installed at this time was the floor patch covering the former ramp opening (the ramp having been made obsolete by the introduction of an electric elevator).

The attic floor is the most modern in the building. It was installed in 1971 as part of the construction of new ceilings for the second-story apartments. Plywood boards cover only a portion of the floor; elsewhere, the wood floor joists are visible. The level of this floor is particularly significant because it is lower than the level of the second-story ceilings of 1872–1970. Certain features of the second-story upper walls and ceilings are therefore preserved in the present attic.

The Wesleyan Chapel originally had a first floor and a gallery (or balcony) on three sides. The only evidence for the first floor is a single pocket on the interior side of the west foundation wall, for what was most likely a floor beam. More complete information is available about the gallery floor, in the form of joist pockets in the east brick wall. Also, several of the gallery floor joists themselves appear to have survived, having been reused in 1872 to reinforce some of the original king-post roof trusses in the attic.

Demolition work in the building will no doubt uncover more information on the floor framing systems. It is anticipated, for example, that the joist pockets for the west side of the gallery will be uncovered beneath modern materials at the west brick wall of the chapel.

Stairways, Ramp, and Elevator

Stairways

The present building has four stairways, the remnants of an automobile ramp, and one automobile elevator. All were built in the 20th century. Nothing remains of the chapel's gallery stairways, these having been removed—along with the entire south end of the building—in 1872.

Of the four extant stairways, one leads to the basement below the south addition, two give access to the second story, and one leads to the attic. The basement stairway is located in the northeast corner of the 1872 south addition. It is constructed of cast-in-place concrete, and was probably installed in 1917 at the same time as the basement.

One of the two stairways to the second story is attached to the exterior west wall of the original chapel. The stairway itself is of frame construction, but it is enclosed by concrete-block walls. Both the stairway and the enclosure are believed to have been built circa 1930, although the exact date is not known.

The other stairway to the second story is also an enclosed stairway attached to the exterior west wall of the building. It is appended to the first (1872) north addition. Both the stairway and its enclosure are of frame construction dating to 1971, when the second-story apartments were built. Also built in 1971 was the interior wood stairway leading from the second story to the attic.

The basement stairway, the ca.-1930 second-story stairway, and the attic stairway are all in usable and safe condition. The stairway to the second story built in 1971 is closed off and is presumably in unsafe condition.

Ramp

Portions of the 1925 automobile ramp to the second story survive in the space between the second floor and the first-story ceiling. These include the upper ends of the ramp's floor joists, which are cut off and hanging loose, and the empty joists pockets in the north brick wall that once held the lower ends of the joists. The ramp most likely became obsolete in 1947 when the automobile elevator was installed.

The electric automobile elevator and its concrete-block shaft remain intact. The shaft was built partly inside and partly outside the building, resulting in the removal of approximately 11 feet of original brickwork (the north end of the chapel's west wall). The elevator is in working order, and has been used most recently by the park to remove furniture and debris from the second story.

Walls

The interior walls are covered by a variety of materials dating from 1843, 1872, 1890, 1917, 1961, and 1971. These include lime plaster, cement plaster, plasterboard, and paneling. Pieces of the auditorium's 19th-century wainscot have also survived by being reused in the 1917 basement.

Lime plaster applied directly to the interior brick walls was identified as having been used in 1843, 1872, and 1890. Samples of the 1843 and the 1872 plasters were found on the east and west walls behind pilasters installed in 1917. (The 1843 plaster was found on original brickwork, while the 1872 plaster was found on brickwork built on top of the original walls in 1872.) The exact extent of this plaster cannot be determined until the pilasters are removed. Well-preserved samples of the 1872 and the 1890 plasters were also found in the present attic, above the level of the former 1917 ceiling. The 1872 plaster is located in the area corresponding to the original chapel and the first north addition, while the 1890 plaster is in the second north addition. The condition of all of the lime plasters is generally fair. Much of the 1872 plaster, however, has fallen off in the attic.

Tongue-and-groove wainscot covered the lower walls of the second-story auditorium during its years as Johnson's Hall and the Johnson Opera House (1872–1917). Some of these boards, meauring 3 feet long, have survived by being reused in the ceiling of the present 1917 basement. These boards were especially helpful in determining the paint history of the auditorium.

The structural pilasters at the east and west walls date to 1917, as does the cement stucco/plaster that replaced the earlier lime plaster. The pilasters are decayed at their lower ends at the first floor. The cement stucco/plaster is in good condition. It is visible in the first-story garage and in the present attic, and is covered by later plasterboard in the second-story apartments.

The most recent wall materials are the plasterboard and imitation-wood paneling installed in 1961 and 1971. These are located in the laundromat area. Plasterboard was also used extensively in the second story to create two hallways and 10 apartments. These materials have been partially removed in several areas for the architectural investigation.

Ceilings

All of the present-day ceilings are modern and were installed in 1961 and 1971. Remnants have also been found in the building of earlier ceilings dating from 1843, 1872, 1890, 1917, and 1925.

The ceilings introduced in 1961 are suspended-panel ceilings; they are found throughout the first story. Portions of these ceilings have been removed for the purposes of architectural investigation. The ceilings dating to 1971 are of wood-framed plasterboard; these are found in the second story. These ceilings remain intact.

The ceilings of 1843, 1872, and 1890 consisted of lime plaster on wood lath. All that remains of the 1843 ceilings are the mortises for the ceiling joists, preserved in the four remaining original king-post roof trusses; early plaster stains on the undersides of the trusses; and plaster stains on what may be one of the original gallery floor joists. This joist was reused in 1872 to strengthen one of the original trusses. The 1872 Johnson's Hall ceiling is recalled by fragments of lath and plaster on the undersides of the 1843 king-post roof trusses. It is apparent from this evidence that the entire second-story ceiling was replastered in 1872 after the roof was raised. The 1890 ceiling of the upper, or third, story of the second north addition is represented only by a ledger board on the north exterior wall, in the present attic. This board formerly supported joists for the ceiling of the upper story in the addition. There is no evidence of the 1890 ceilings of the first or second stories in this addition.

More material remains from the ceilings dating to 1917 and 1925. Both were made of pressed metal. The remnants of the 1917 ceiling, above the former two-story Regent Theatre space, are preserved in the present attic at the east and west walls. The remnants consist of nails and small pieces of metal. Insufficient material remains to determine the pattern of the ceiling. This ceiling was probably removed in 1971 when the lower plasterboard ceiling was installed. The 1925 ceiling is preserved largely intact in the first-story garage, above the modern suspended-panel ceiling. It is thought to date to 1925 because it does not continue over the 1925 automobile ramp in the second floor.

Doorways

All of the interior doorways extant today are 20th-century features. No physical evidence remains for the chapel's historic (1843) doorways. As stated in Chapter II, the historical documentation indicates that these were located in the chapel's south wall, which was removed during the 1872 renovations.

One early doorway jamb dated circa 1872 has survived through its reuse in 1917 as a first-floor joist. This jamb is located at the southeast corner of the building and can be seen in the basement. Paint evidence suggests that the jamb dates from the 1872 remodeling.

The doors having the earliest appearance are also located in the basement. These are wood doors with five horizontal panels, and were probably installed in 1917.

Windows

All of the existing window trim and sashes in the building were installed in 1872 or later. Most of these elements date from either 1947, when the building was remodeled as a Ford dealership, or 1971, when the second-story apartments were installed. No interior window woodwork was identified from the Wesleyan Chapel occupation.

The earliest window materials have been dated to 1872, based on the paint evidence. Most are associated with the one unaltered 1843 window opening, in the west wall at the first story. Identified as 1872 material were the frame and the side and head jambs. One other piece of 1872 window woodwork was found loose in the attic adjacent to a bricked-up second-story window opening. The piece of wood, possibly a window stop, was dated to 1872 through paint analysis. Window woodwork dating to 1917 is also associated with the 1843 window opening in the west wall. This is the architrave, of which only the head piece remains. It has been dated to 1917 based on the paint analysis and associated cement plaster also installed in 1917. The window sashes in the 1843 west window are even later, possibly dating to 1947.

All of the other windows in the building and their associated interior woodwork date to either 1947 or 1971. The 1947 windows are located in the south addition and elsewhere in the first story. They include large plate-glass display windows, metal casement windows, and double-hung windows. The 1971 windows are found everywhere in the second story except in the south addition. These are wide openings with sashes that slide horizontally; many have air-conditioning units situated below them.

Pulpit, Altar, Seats, and Musical Instrument

Not surprisingly, nothing remains of the chapel's furnishings, nor was any architectural evidence found relating to their placement or layout. This is because both the original floor and most of the original wall plaster are missing. All knowledge about the chapel's pulpit, altar, seats, and musical instrument is therefore based on the documentary record as described in Chapter II of this report. These furnishings were no doubt removed in 1872, either by the church or by the new owner.

Stage

Nothing remains of the stage that existed in the second story of the building from 1872 until about 1925. During the Johnson's Hall years (1872-90) the stage was located in the first north addition built in 1872. In 1890, when the building was enlarged to serve as an opera house by the construction of a second north addition, the stage was relocated to that new addition. Here it stayed until about 1925 when the second story was converted into an automobile garage. The stage was probably removed at this time.

Finishes

The interior finishes preserved within the building date from many periods of use and occupation. Unfortunately, few—if any—survive from the Wesleyan Chapel years.

The only finish that may date to the chapel period is a white calcimine paint found on 1843 wall plaster. This early plaster is preserved only behind the east and west wall pilasters installed in 1917. The exact extent of the painted plaster cannot be determined until the pilasters are removed.

Better represented are wall and woodwork finishes dating from 1872 through 1916, when the building was used as Johnson's Hall and later the Johnson Opera House. Woodwork from 1872 was found in the basement, where pieces of the 1872 painted wainscot from the second-story auditorium were reused in the ceiling. Some painted window woodwork from 1872 was found in situ in the first story, as part of the original 1843 window opening in the west wall. Three layers of wallpaper dated to circa 1912 were also discovered in situ nearby, on the west wall preserved behind a 1917 pilaster. The auditorium plaster-wall finishes survive in the present attic. These include decorative fresco painting (1872) and two layers of wallpaper (before 1917).

A plain cream-white painted finish prevailed during the Regent Theatre period, 1917-19. An unaltered portion of the theater's wall may be seen today at the east wall, preserved between the present ceiling of the first story and the floor of the second story. The window woodwork was also painted, based on samples taken from two features: the top piece of the architrave of the 1843 west-wall window in the first story, and a loose fragment found at the west wall in the present attic.

Painted finishes dating from the automobile dealership era—1919 through the 1950's—are clearly evident throughout the building. A characteristic of this period is that the lower walls were painted a dark color and the upper walls a light color. Also painted a light color were the ceilings, judging by the first-story pressed metal ceiling that exists in the garage area.

The building as it exists today reflects its use as a laundromat, garage, and apartments (1961–71). The former laundromat area features imitation-wood paneling, avocado-green paint, and some wallpaper. The garage appears unchanged from its previous use as an automobile dealership, retaining old paint probably last applied in the 1950's. In the second story, the plasterboard walls of the apartments appear to have been painted by the tenants to suit individual tastes. Colors range from light blue in the hallways to white, blue, yellow, green, and orange in the individual units. Ceilings are predominantly white.

Heating System

Since its acquisition by the National Park Service in 1985, the building has stood vacant and unheated. It was most recently heated by a combination of gas-fueled and electrical units. Few specifics are known about the stoves and furnaces that heated the building from 1843 through 1960.

The only remnants of the 1843 heating system are cut-outs in the chapel's original north-wall roof truss. These notches were made to allow two chimneys for two stoves to ascend past the truss. As stated previously, the stoves were located on either side of the north wall of the chapel, and probably burned coal.

Two chimneys survive within the east and west walls of the 1872 north addition, although they have been removed down to the roof line. These chimneys are all that remains of the central-heating system installed in 1872 when the building became Johnson's Hall. The chimneys were also used for the central-heating system installed when the hall was enlarged into the Johnson Opera House. This system may have been the 1872 system upgraded and expanded, or a completely new system. It probably employed steam radiators (judging by Sanborn maps and old photographs).

A nonfunctional chimney in the 1872 south addition is the only component remaining from the new central-heating system system installed in 1917, when the opera house was converted to the Regent Theatre. This system probably also used steam radiators, based upon the Sanborn map of 1925.

A small coal-chute door in the exterior south (front) wall remains from the new heating system introduced in 1947. This system used steam radiators in the display rooms and "unit blowers" in the two service departments, all of which have disappeared. The Weil-McLain furnace now in the basement of the south addition apparently replaced the original furnace for the 1947 system at some point. According to a representative of the Weil-McLain Company, this particular model (No. H-6, Series 4) is a natural-gas steam boiler that was manufactured between August 1961 and November 1966. It is logical to think that it was installed when the laundromat was established in 1961.

A large, hot-air heater of unknown date hangs from the ceiling in the laundromat area. This heater, identified as a "TRANE Unit," is also fueled by natural gas. It is likely that the radiators installed when the laudromat area was created in 1961 were removed when the Trane unit was introduced. During the entire laundromat period, supplemental heat would have been provided indirectly by the gas-fired clothes dryers.

No heating units remain in the first-story garage in the north portion of the building. The 10 apartments of the second story are outfitted with electric baseboard heating units that were installed in 1971.

Lighting System and Other Electrical Fixtures

Electricity and electrical lighting are believed to have been first introduced into the building in 1890, based upon newspaper articles and photographs of that time. However, no hardware dating from this early system, nor from the earlier gaslight system, has been identified. The earliest existing electrical fixtures date to the time when the building was used as an automobile dealership, from 1919 to the 1950's. The northeast corner of the basement contains a socket-type fuse box dated "July 1939." The first-story garage has an early set of electrical boxes mounted to the interior south wall. Also in the garage, at the west wall, is the automobile elevator. The electrical box for the elevator is mounted to the elevator's south wall. Although the elevator itself is believed to have been installed in 1947, the paper label inside the electrical box is dated "JAN 1945." The switch plate next to the door identifies the unit as a "Murphy Elevator." The elevator is functional, according to park personnel.

The present electrical system appears to have been largely reworked and upgraded in 1961 and 1971. Even though electrical service to the building was discontinued following acquisition by the National Park Service in 1985, much equipment remains from that time. Electrical service entered the building from the east side. Most of the exterior hardware is mounted to the upper portion of the east wall. Multiple electrical meters and switches are located inside the building in the first story. These are mounted to a large wood board, which in turn is attached to the historic east wall of the 1843 chapel.

Light fixtures extant in the building today are modern ceiling-mounted fluorescent lights in the laundromat, the garage, the second-story main hallway, and the 10 apartment kitchens. Other electrical fixtures in the apartments include receptacles, baseboard heating units, air conditioners, 10 electrical stoves, and 10 refrigerators.

In the laundromat area, most of the commercial-grade washers and dryers have already been removed. Vents for the dryers have been cut through the historic east and west walls of the 1843 chapel.

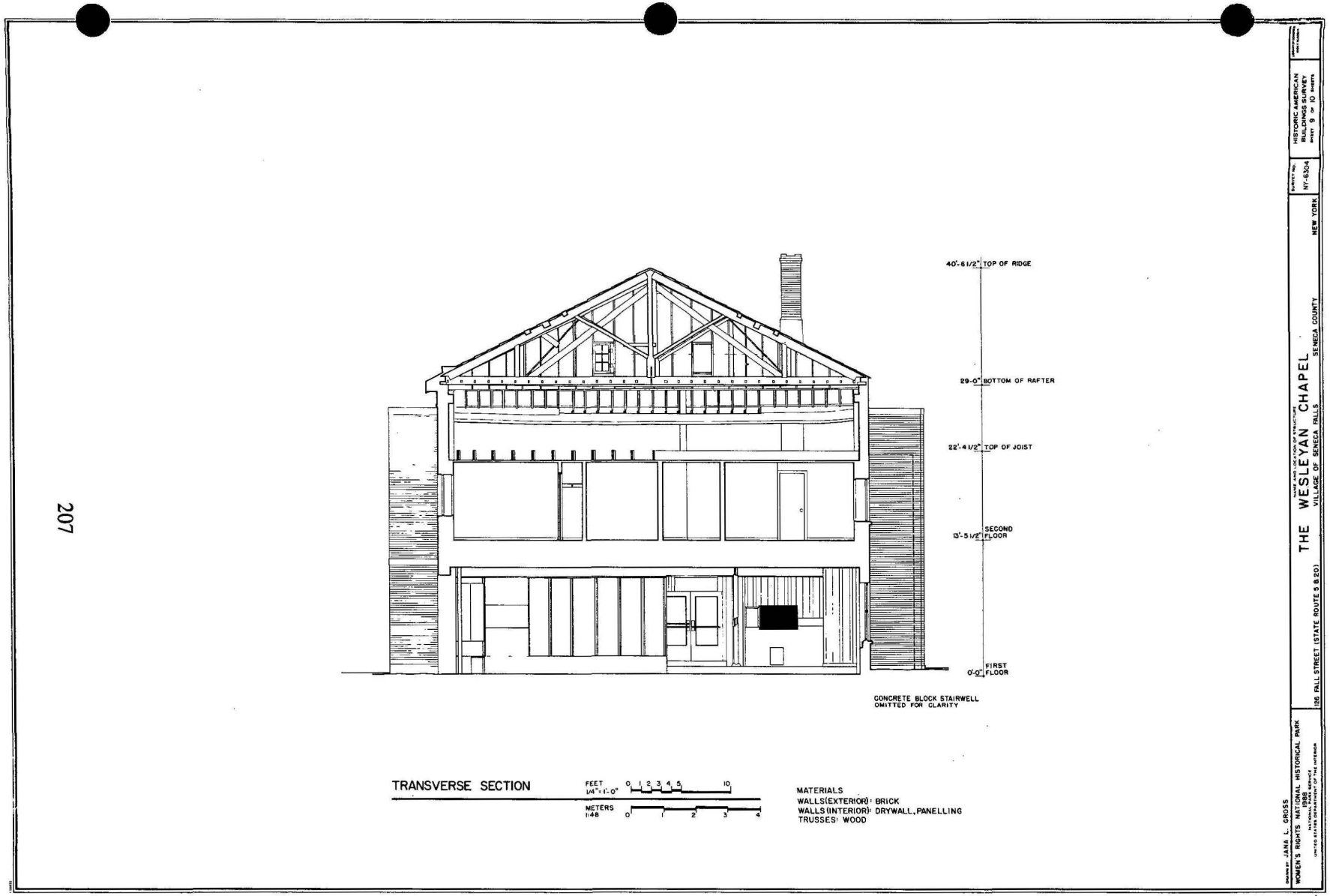
Plumbing System

Most of the plumbing in the building was installed in 1961 and 1971. Some fixtures, however, were identified as dating from 1917 and 1947. All fixtures are connected to the town's water and sewer systems.

The earliest plumbing is believed to be associated with the lavatory that is in the present basement. This small room is outfitted with a lavatory and a toilet. The historical documentation indicates that this room was created in 1917—the same year the basement was excavated. This room appears to have been in use throughout the years. A manufacturer's date on the underside of the toilet tank cover indicates the present toilet was manufactured on August 23, 1971. The sink, on the other hand, looks older and may date to 1917.

The building is equipped with a fire-suppression sprinkler system that dates to 1947, when the building was an automobile dealership and garage. The system's pipes and sprinkler heads are visible today above the suspended-panel ceiling in the garage, and in the present attic. It is not known if this system is operative.

The most recent plumbing is less than 30 years old. Commercial washing machines were first installed on the first story in 1961 when the building was converted to a laundromat. Most of the washers themselves have been removed, but their plumbing remains. Extensive additional plumbing was installed in the second story when 10 apartments were constructed in 1971. Each apartment is outfitted with one kitchen sink and one bathroom having a lavatory, toilet, and shower. The plumbing fixtures are vented into the present attic.

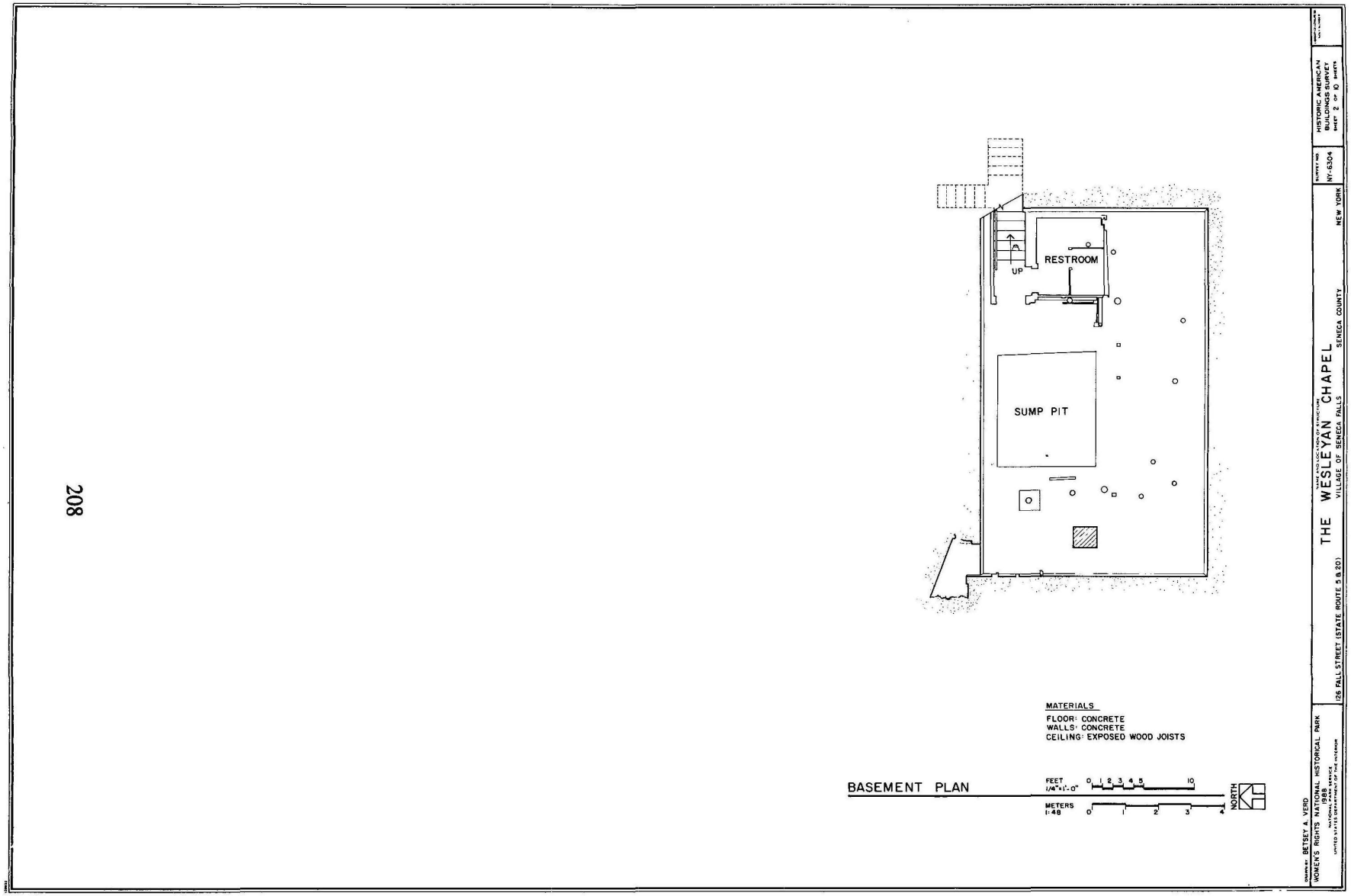


207

488/25002

Figure 69. Wesleyan Chapel: Transverse Section, 1988.

ON MICROFILM

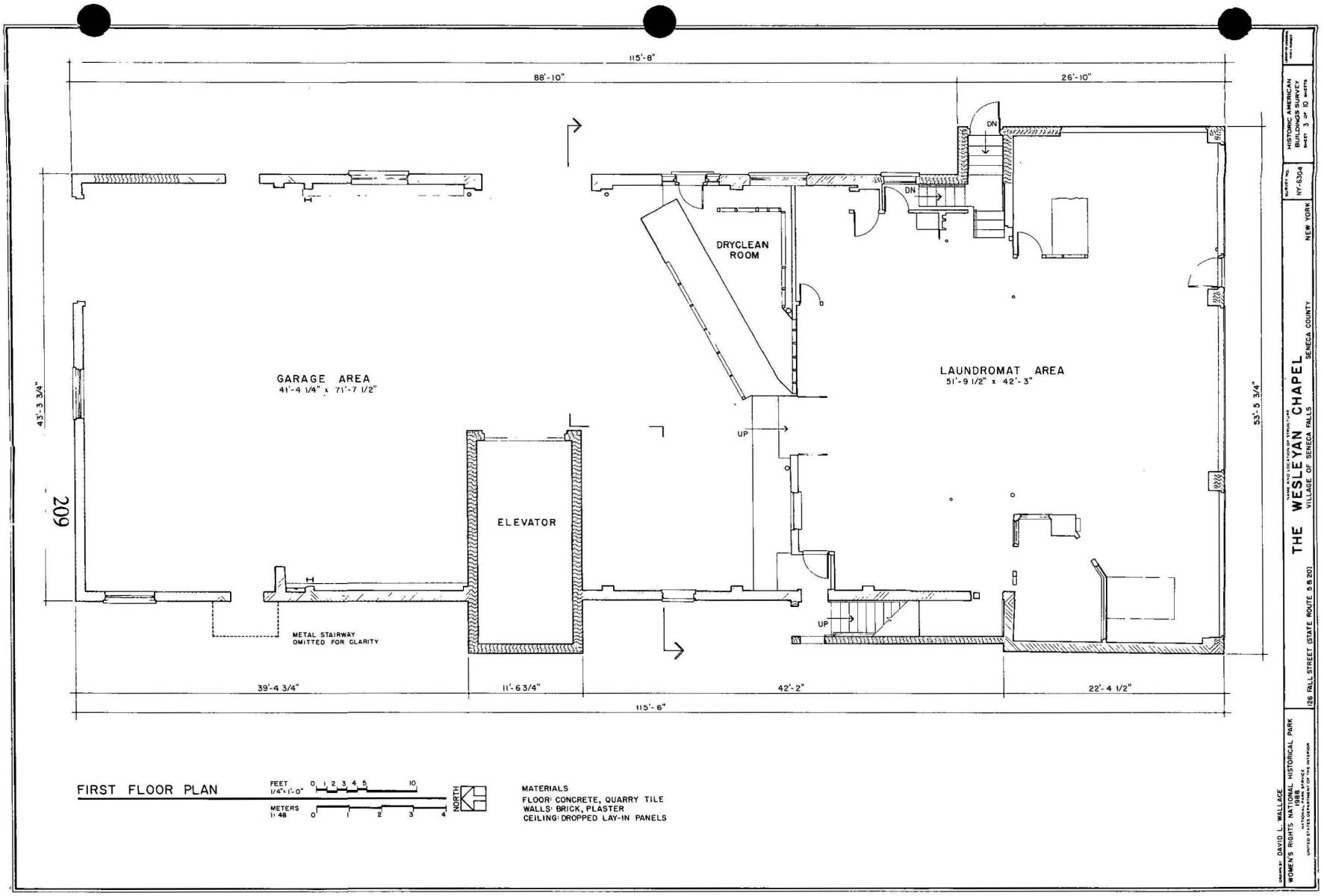


208

Figure 70. Wesleyan Chapel: Basement Plan, 1988.

488/25002

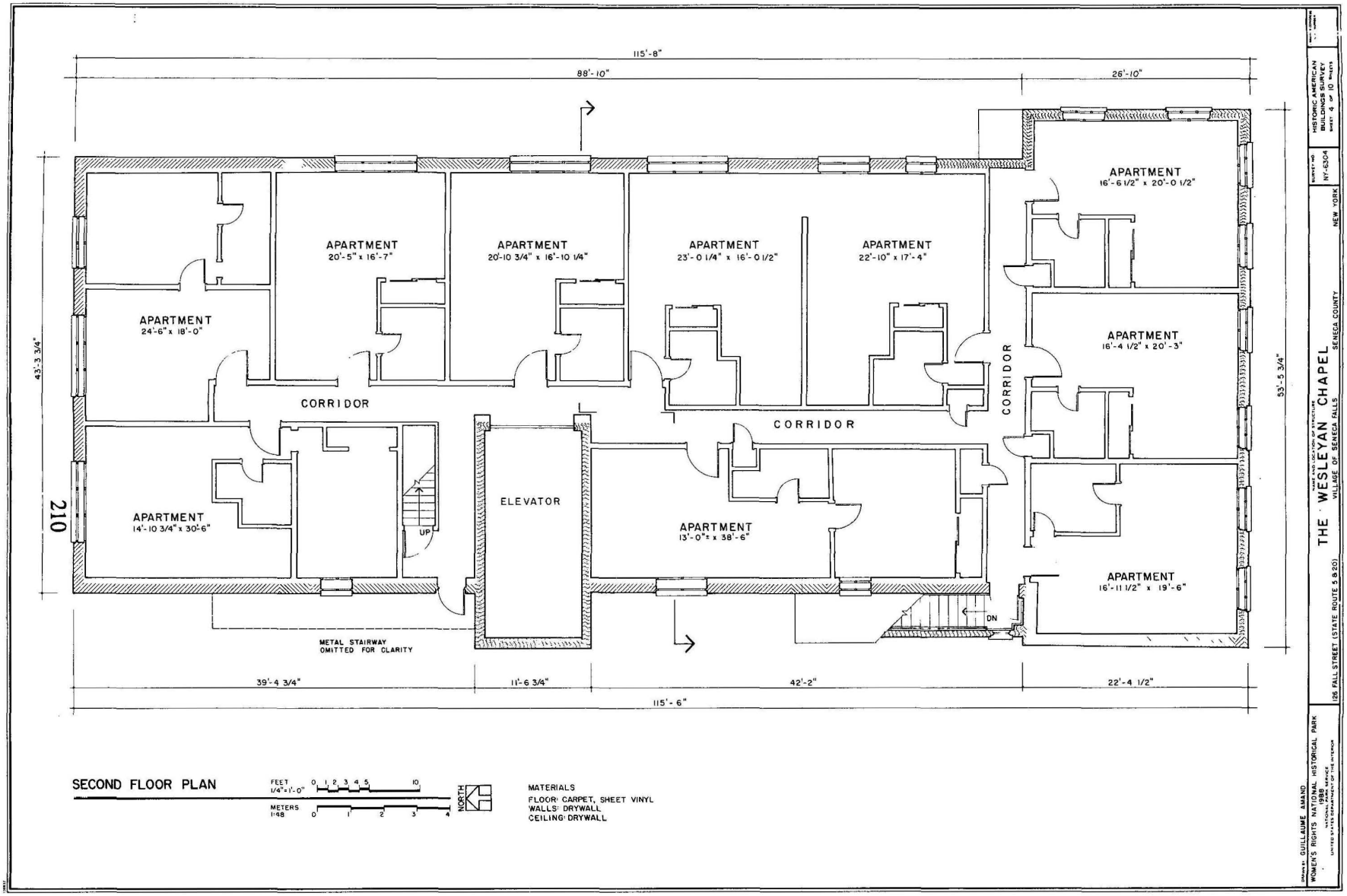
ON MICROFILM



488/25002

Figure 71. Wesleyan Chapel: First-Floor Plan, 1988.

ON MICROFILM



488/25002

Figure 72. Wesleyan Chapel: Second-Floor Plan, 1988.

ON MICROFILM

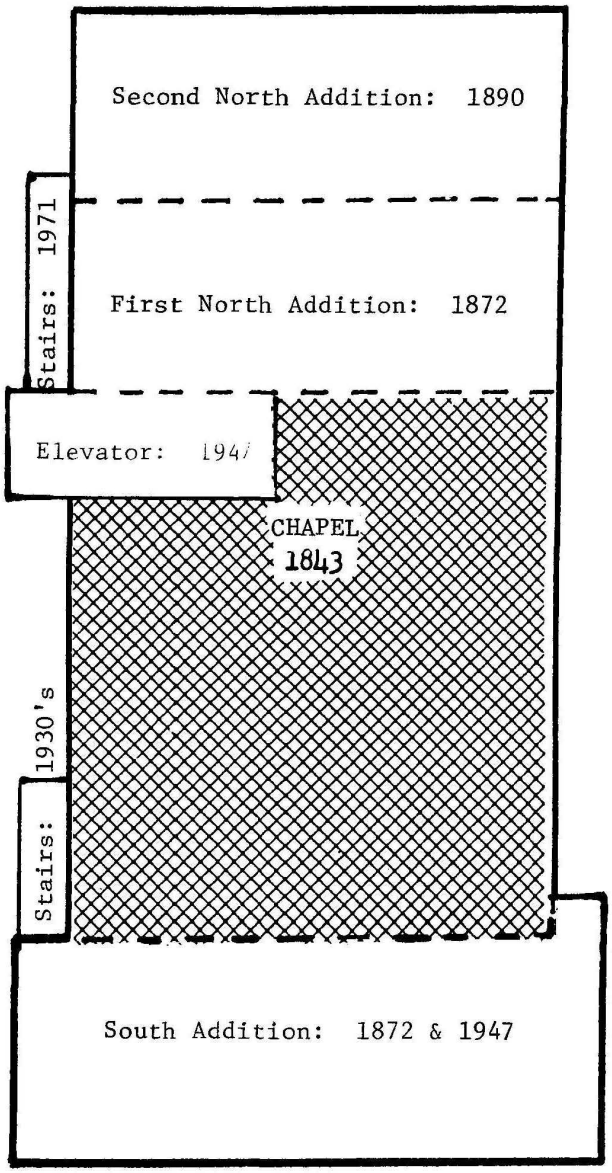


Figure 73. Wesleyan Chapel: Existing Conditions, Plan, 1988.
(Not drawn to scale)

STRUCTURAL ELEMENTS

By Terry Wong
Denver Service Center, NPS

Figures 74–81 depict current existing conditions of the historic structural elements.

Description

The original structural system of the Wesleyan Chapel was very basic. It consisted of a stone foundation, brick exterior walls (the east and west walls being load-bearing), a wood-framed first floor and gallery, and a timber-framed roof. This structural system is similar to other 19th-century buildings. Gravity loads on the structure were distributed simply from the roof to the exterior brick bearing walls, then to the continuous stone foundation. The lateral forces imposed on the structure were primarily resisted by a box system, with the exterior walls functioning as shear walls and the roof as a "horizontal" diaphragm.

Numerous alterations to the chapel have occurred, changing the historic configuration and impacting the structural system of the building. Summarized below are the major alterations that changed the historic 1843 configuration. (Alterations not impacting the 1843 structural system are not included here, but can be found in Chapter II.)

1843 – Original date of construction

1872 – Second-story gallery removed
- Roof raised to present location
- South exterior wall removed
- North exterior second-story wall removed

1917 – Wood pilasters added at east and west walls
- East exterior wall stuccoed
- Roof ventilator added
- First floor probably removed

1925 – First-story portion of north wall removed

1947 - Two southernmost roof trusses removed
- Concrete-block elevator added

These changes have resulted in the loss of much original fabric, and have affected the condition of the remaining historic fabric. A description of these conditions follows.

Foundation

The only portion of the original 1843 stone foundation still visible is the upper, dressed portion of the west wall. Archeological excavations, however, have shown that other portions of the 1843 foundation remain in concealed locations. The lower part of the original west foundation wall, and the upper and lower portions of the original east foundation wall, remain mostly intact below the present grade level. (Unlike at the west wall, the upper part of the east wall is not visible, because the present grade is 1.9 feet higher than historic grade.) The lower, rubblestone portion of the original north foundation wall remains in place, below the present concrete floor of the garage; it is thought that the upper portion of dressed (or cut) stones was removed in 1872. Only small sections of the original south foundation wall survive.

Of these foundations, only the east and west walls continue to serve as structural elements. The dressed stonework of the west wall appears to be in good condition. While the rest of the west wall and the entire east wall are not visible, the archeological excavations found them to be basically intact. There are no apparent water problems that could cause deterioration of the stone and/or mortar. Furthermore, there has been no differential movement of the exterior brick walls, which would indicate foundation deterioration. The clay soil appears to have adequate bearing capacity, judging by the fact that no settlement has been observed.

Brick Walls

Historic brickwork remains only as portions of the present east and west walls. The exterior of the east wall is stuccoed. This has served as a protective coating for the brickwork. Removal of the stucco, however, may cause more damage than if the wall had been constantly exposed to the environment. The historic portion of the west wall, which has been exposed to the elements since the original date of construction, is in surprisingly good condition. This may be partially attributable to the close proximity of the Fisher/Strand Theatre from 1915 to 1972. Some individual bricks in the west wall have spalled, but the mortar appears fairly intact. The walls look to be straight and plumb, with no bulges or bows.

The jack arch over the west wall's only remaining first-story window opening is cracked along one of the mortar joints. Some displacement of the brickwork above the arch has

occurred as a result. Furthermore, the brickwork below the window opening is cracked along some of the mortar joints. The interior of this wall shows no cracks or movement, which indicates that only the exterior wythe of brick is affected.

The west wall also has a series of mortar patches aligned under the roof trusses. These extend from the foundation to the eaves; they cover cast-iron washers and bolts that fasten the interior wood pilasters (1917) to the brick walls. Presumably this was done to strengthen the brick walls against lateral loads when the second floor was removed. Neither the tops nor the bottoms of the pilasters are connected to any interior framing, to transfer horizontal loads. Thus, the pilasters probably also functioned as gravity-load-carrying members (columns). The bottoms of many of the pilasters are now decayed, and gravity loads are supported primarily by the brick walls. A similar condition exists at the east wall, but the washers and bolts are covered by stucco.

Roof Framing

The roof-framing system consists of the following elements:

- heavy timber plates atop the east and west walls;
- four heavy timber king-post trusses;
- two sets of purlins, one at eaves level and one midway up the trusses, running between the trusses;
- diagonal braces at the junctions of the upper purlins and the trusses;
- two sets of rafters, one extending from the eaves purlins to the upper purlins, and the other extending from the upper purlins to the ridge; and
- roof sheathing boards.

The roof framing plan is shown in figure 74. A section through the roof-member connections is shown in figure 75. Typical truss member sizes are indicated in figure 76.

Plates

The present roof plates atop the east and west brick walls are timbers measuring 10 by 11 inches. These plates are in sections; some sections are hand-hewn and some are sawn. The plates do not appear to be tied either to the trusses above them or the brick walls below them. The plates themselves are in fair condition. Some decay exists, but it is confined to the top of the members.

The north end of the east-wall plate (between trusses 1 and 2) has been cut and removed. Presumably this was done to repair the heel joint of truss 1. As a result, the east end of truss 1 now bears on the wood pilaster, instead of on the timber plate.

At the north end of the west wall, the construction of the elevator resulted in the removal of the brick bearing wall. Consequently, the plate here is supported intermittently by 2- by 10-inch cripple studs that bear on the top concrete slab of the elevator enclosure.

Trusses

The Wesleyan Chapel originally had six roof trusses. The southernmost two of them were removed; the remaining four have been altered during the life of the structure. These alterations were prompted not only by additions to the building, but also by excessive stress and failure of some of the connections at the truss joints. Generally, the truss members appear to be in fair condition with a minimal amount of decay. Specific conditions of each of the extant trusses are shown in figures 77 through 80. The following is a summary of the trusses' existing conditions.

Additions to the structure have affected primarily the northernmost truss (truss 1—fig. 77) and the southernmost truss (truss 4—fig. 80). The location of truss 1 corresponds to the exterior north wall of the original chapel. When the building and its gable roof were extended northward in 1872, a considerable number of new roof-framing members were let into truss 1. Also, the two original chimneys that ran up through notches in the north side of the truss were removed at this time. This left open notches in the top and bottom chords of the truss. Therefore, boards measuring 2 by 10 inches were nailed to the north side of the truss, over the notches. These boards appear to be original gallery joists reused in 1872.

Truss 4 was significantly altered when the south end of the building was rebuilt in 1947 with a flat roof, resulting in increased loading. Vertical tie rods, metal straps, and lumber were thus added to the truss to strengthen it. This work unfortunately has not prevented a considerable amount of deflection (approximately 3 1/2 inches) from occurring in the bottom chord.

Truss 3 (fig. 79) has a large notch in the bottom chord and lower part of the king post. There is no apparent reason for this.

The failure of the truss joint connections is most obvious at the heel joints (at the supports). These joints were constructed by notching the bottom chord and seating the top chord in the notch. Compression from the top chord is transferred to the bottom chord through bearing. Today the distance between the notch and the end of the bottom chord is minimal, due to decay at the roof overhang. Thus, the bearing surface on the bottom chord has failed through horizontal shear. This has allowed horizontal (outward) movement of the top chords at their heels, which in turn has caused settlement of the roof ridge.

Two of the heel joints have been modified to partially correct the problem. At the east end of truss 1, plywood gusset plates and diagonal steel tie rods have been added. At the west end of truss 4, a U-shaped wrought-iron strap has been looped around the top chord and bolted to the bottom chord. Most of the other heel joints have failed, but have not been treated.

Another truss joint that has been altered is the connection between the king post and the bottom chord. Iron plates have been added to each side of this joint at truss 1. Trusses 2, 3, and 4 have been outfitted with U-shaped wrought-iron straps nailed to the king post.

Purlins

The eave purlins exhibit some decay at the eaves due to water leakage. The specific locations of decay are shown in figure 74. The eave purlin at the east wall between trusses 1 and 2 has been displaced horizontally approximately 6 inches at truss 1 due to the failure of the heel joint. The eave purlins at both the east and west walls are supported intermittently by wood blocks bearing on the plates. Thus, the eave purlin has a minimal span as a load-carrying member.

The upper purlins appear to be in good condition; no decay is evident. However, the purlins are sagging as a result of creep, creating "bellies" in the roof. Creep is a time-dependent deformation that develops at a slow but persistent rate over long periods of time. It is greatest for unseasoned timber drying under load; this is common for early American buildings. The magnitude of deflection due to creep can be twice as great as the amount of deflection due to simple loading. Although creep is not a structural issue in this instance, some concern is in order due to the amount of deflection.

Rafters

The lower rafters are in fair condition except where they bear on the eave purlins. There, two conditions have caused problems. First, water leakage at the eave has decayed the bottom of some of the rafters (see figure 74 for locations). Second, the "bird's mouth" joint used to seat the rafters on the eave purlins has caused splitting (horizontal shear) in many of the rafters. In some instances, this splitting is attributable to the fluctuating moisture content at the end of the member.

Some of the lower rafters adjacent to the trusses have their connection to the upper purlins interrupted by the diagonal braces on either side of the trusses' top chords. It is not obvious how these rafters are supported.

The upper rafters appear to be in good condition. (Inspection of these members was limited due to inaccessibility.) No ridge board or beam is evident, but this is not uncommon for a building of this period. The rafters appear to merely butt at the ridge, with no evidence of a mortise-and-tenon or half-lapped joint. Installation of the circular roof vent in 1917 caused a modification to the roof framing at the ridge. The top end of one rafter on either side of the ridge was cut out and a header installed, as shown in figure 68.

Roof Sheathing

The roof sheathing boards exhibit water staining in many areas, but they appear to be in fair condition, except at the eaves. Here moisture has deteriorated the sheathing as well as the supporting structural members mentioned earlier.

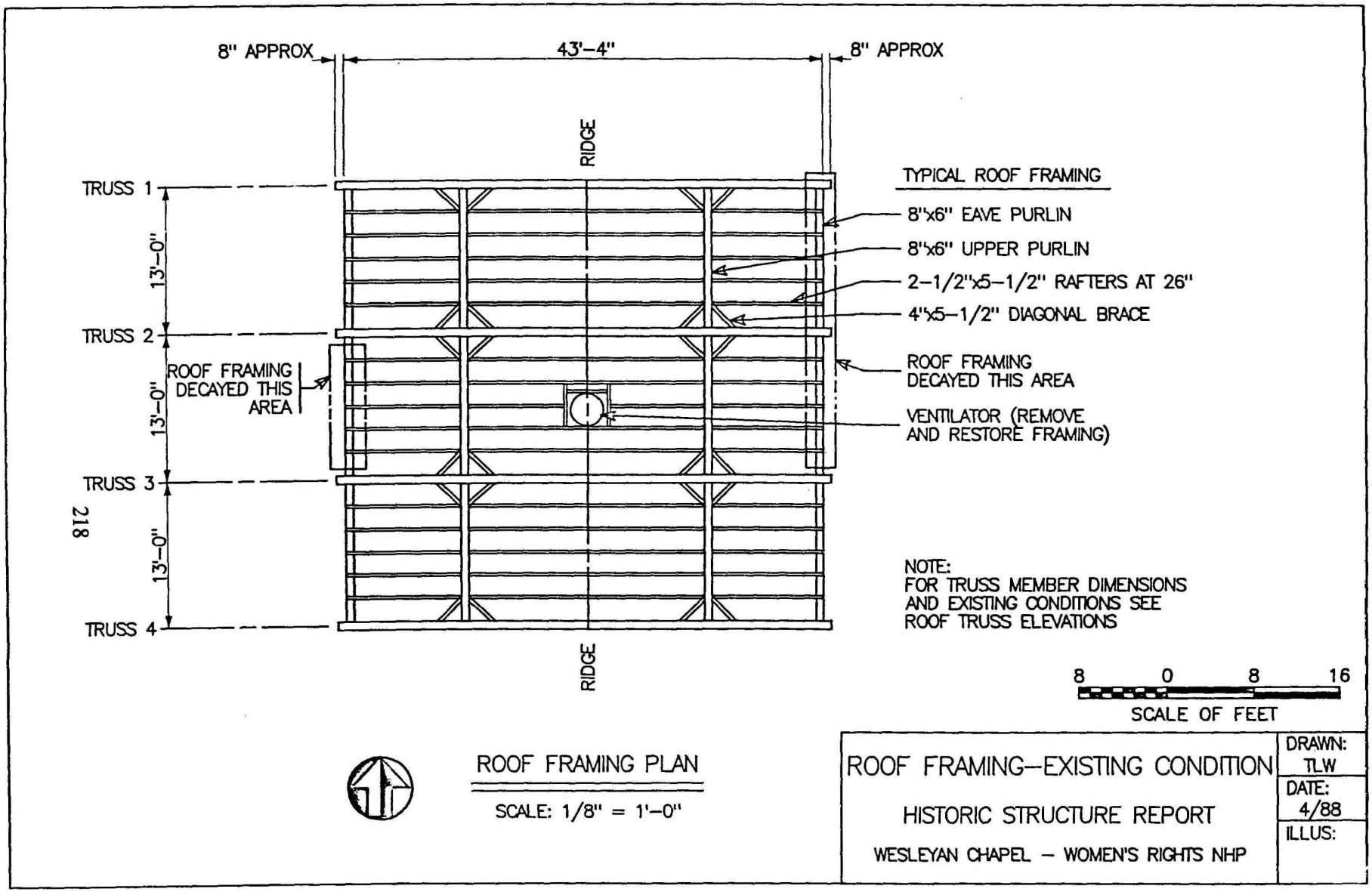


Figure 74. Wesleyan Chapel: Existing Condition, Roof Framing Plan, 1988.

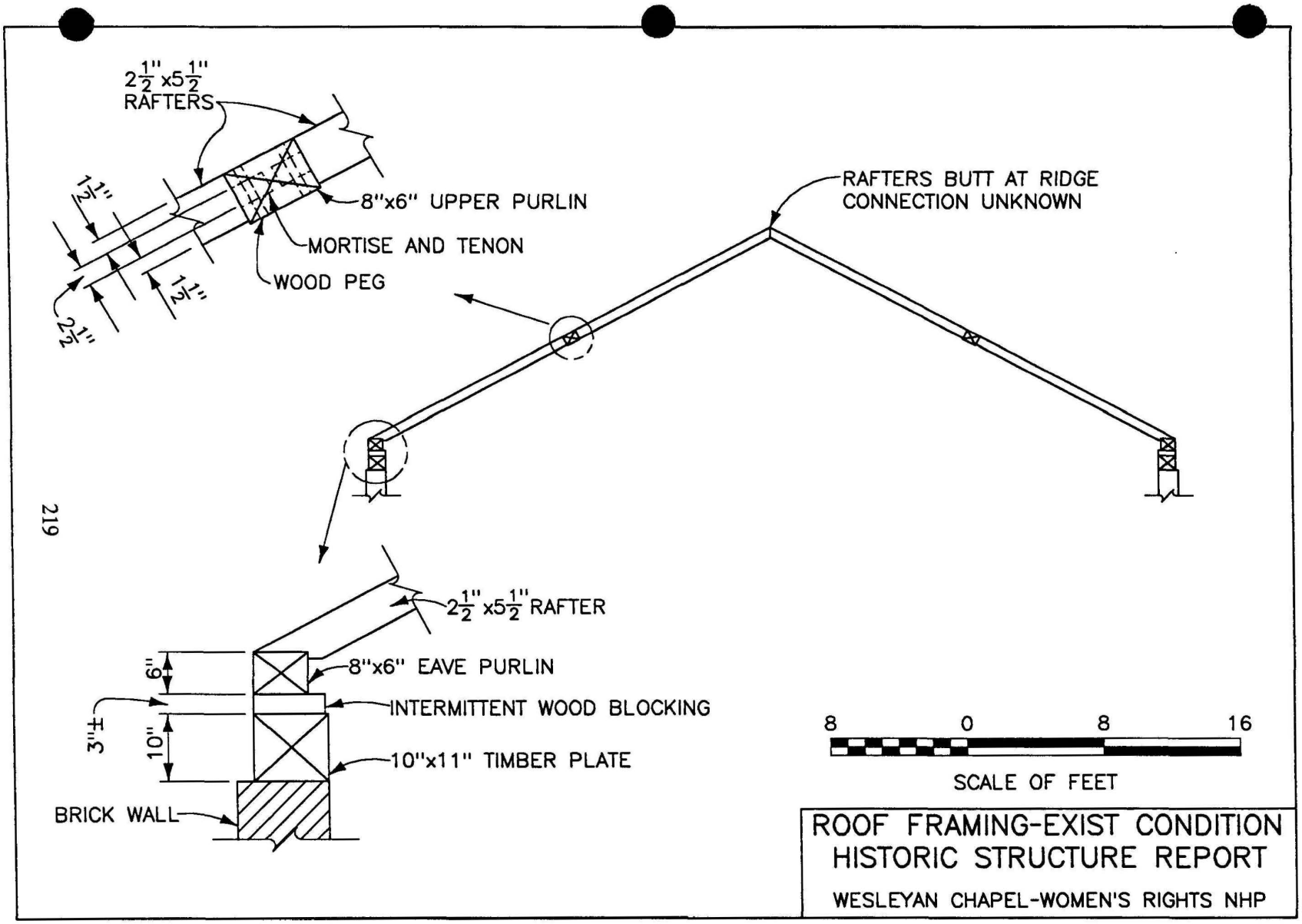


Figure 75. Wesleyan Chapel: Existing Condition, Roof Framing Connections, 1988.

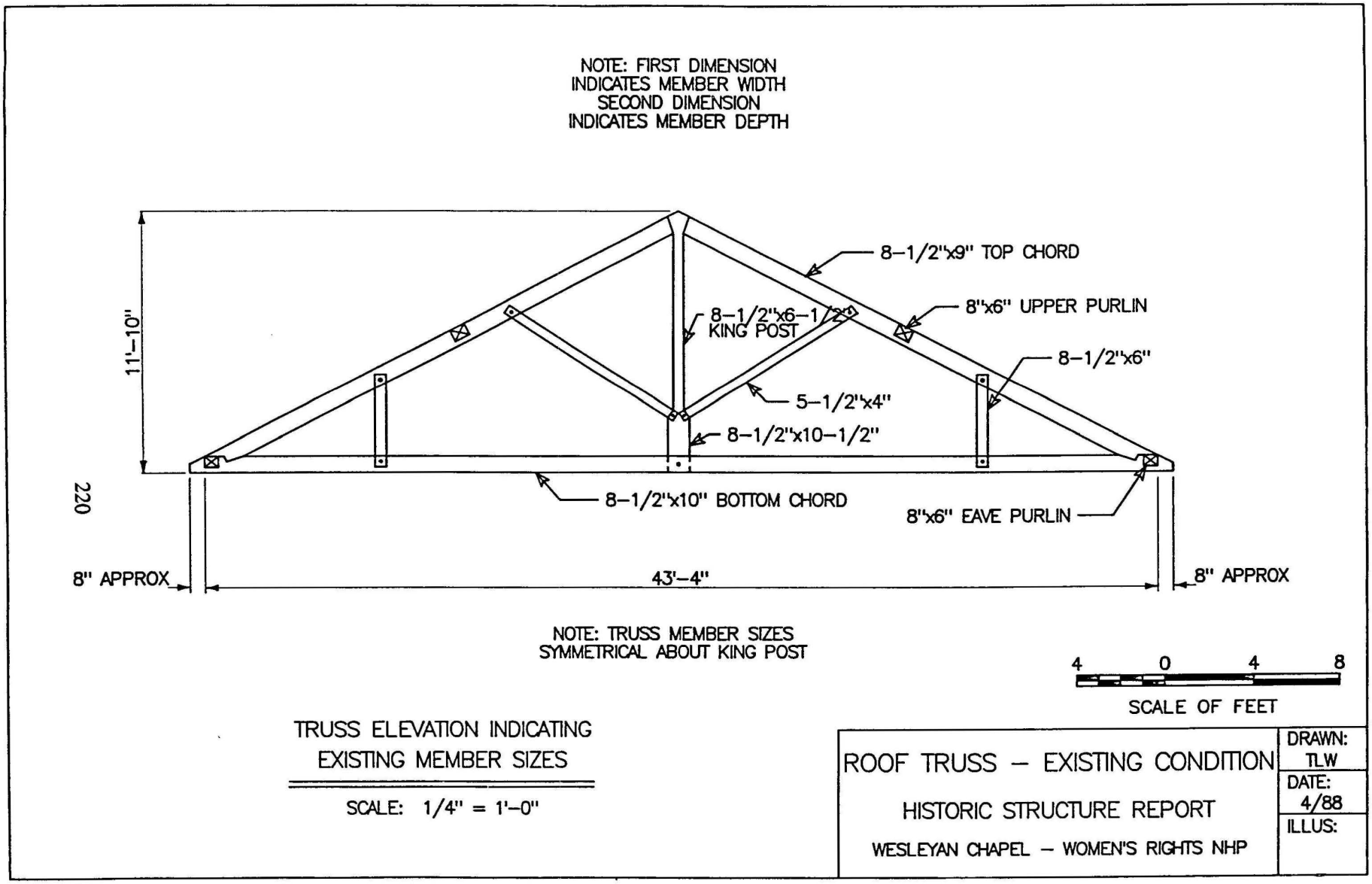


Figure 76. Wesleyan Chapel: Existing Condition, Roof Truss Member Sizes, 1988.

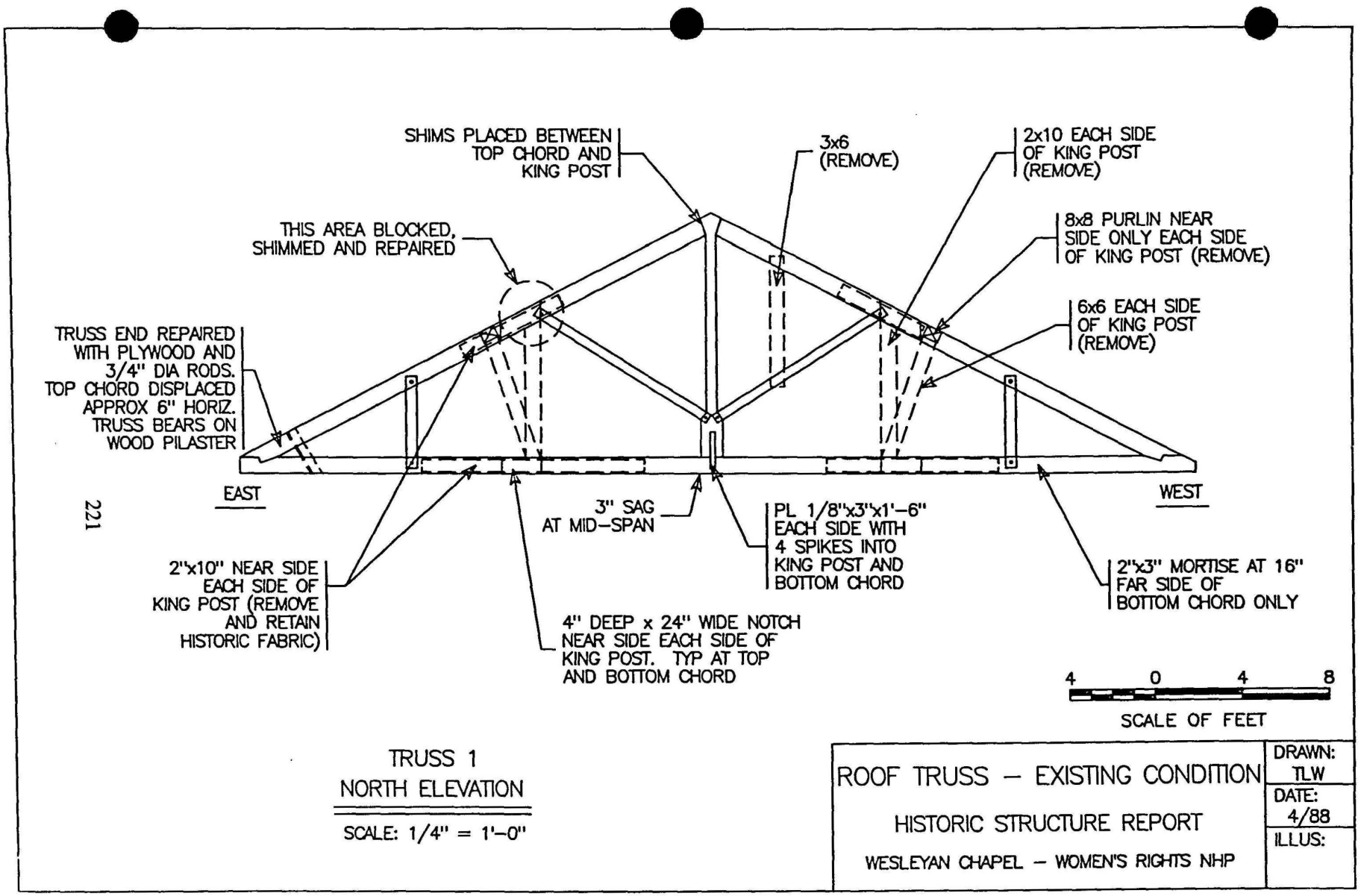


Figure 77. Wesleyan Chapel: Existing Condition, Truss 1, North Elevation, 1988.

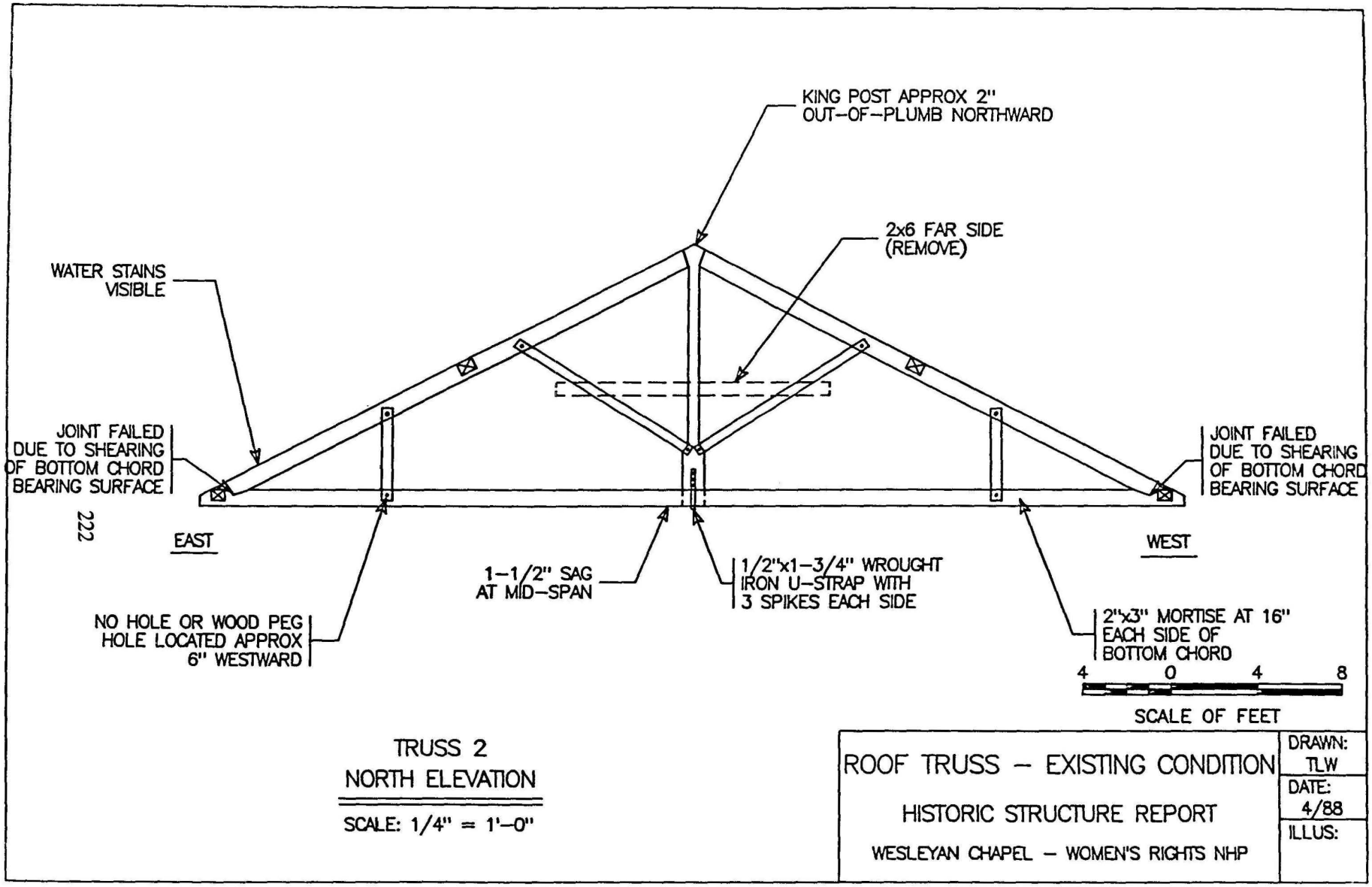


Figure 78. Wesleyan Chapel: Existing Condition, Truss 2, North Elevation, 1988.

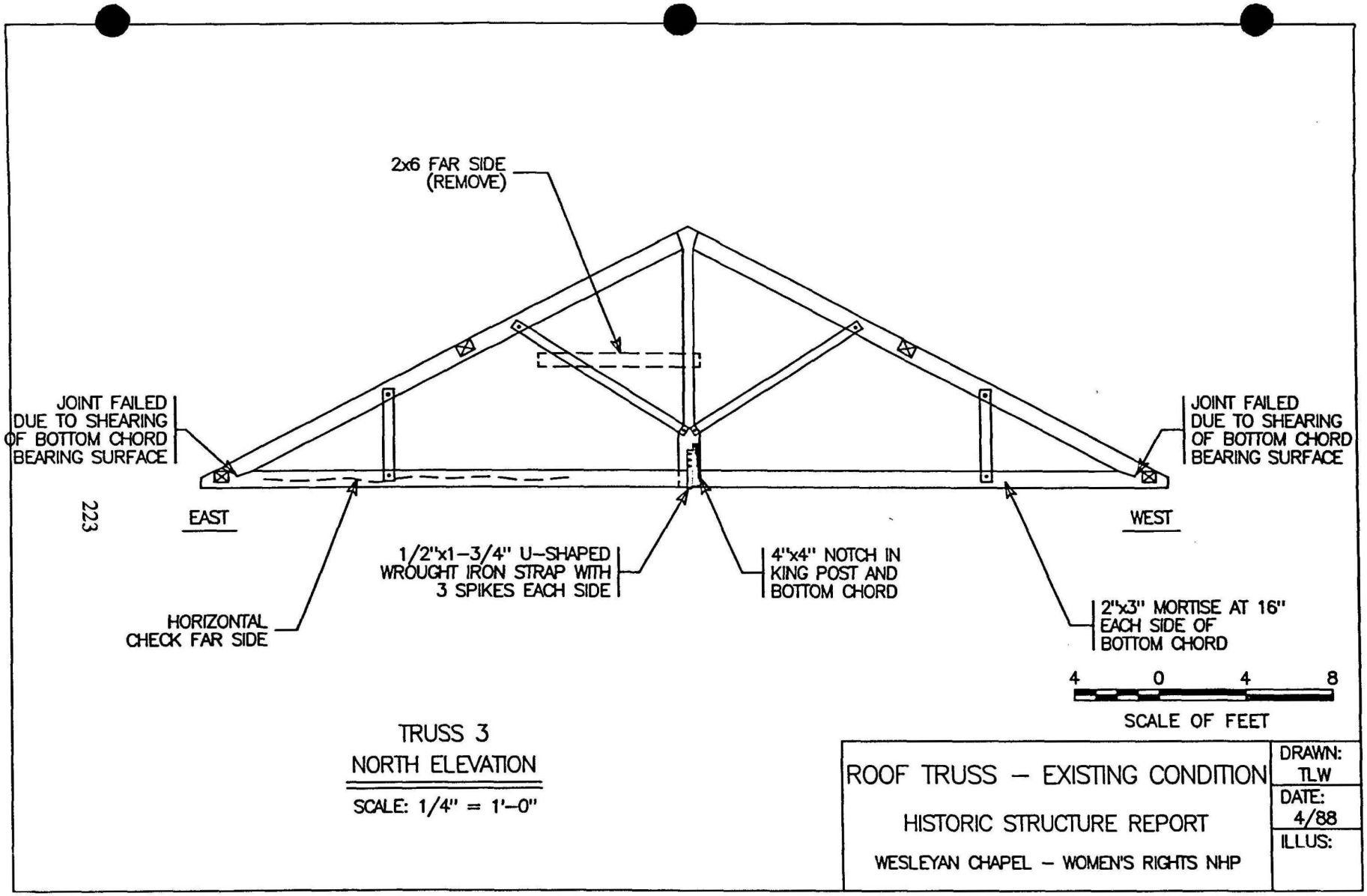


Figure 79. Wesleyan Chapel: Existing Condition, Truss 3, North Elevation, 1988.

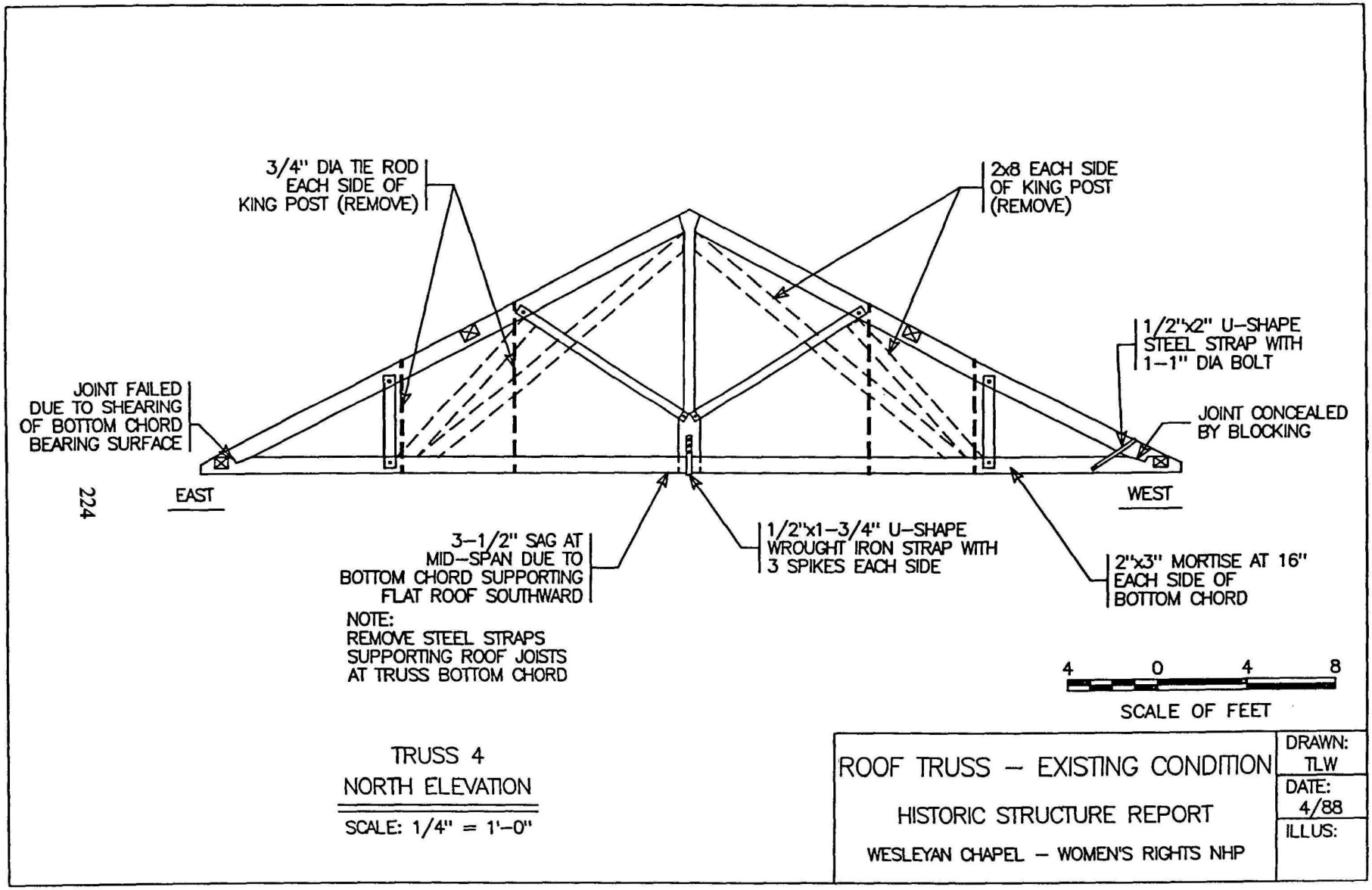
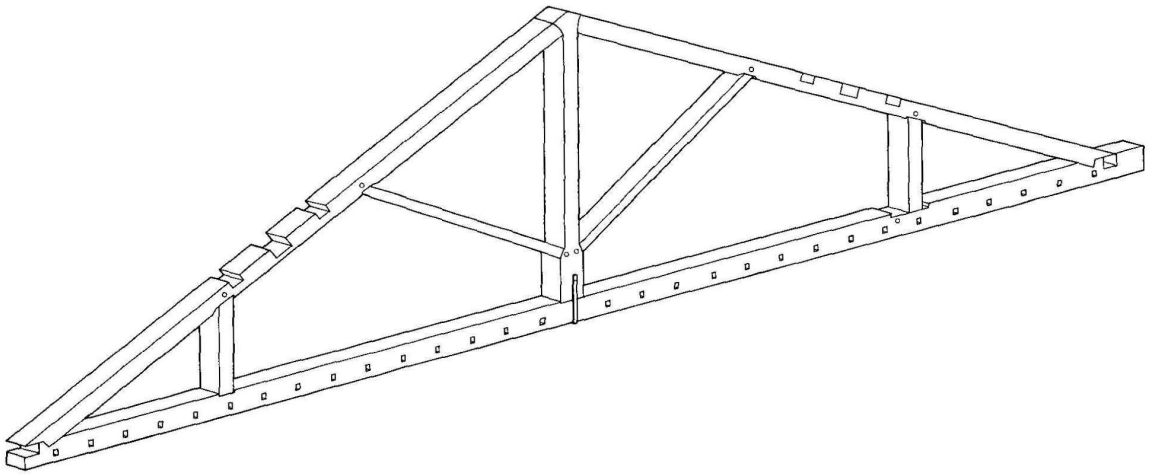


Figure 80. Wesleyan Chapel: Existing Condition, Truss 4, North Elevation, 1988.

ON MICROFILM



AXONOMETRIC OF TRUSS 2

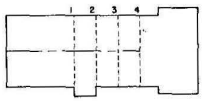


REFLECTIVE PLAN TRUSS I

TRUSS DETAILS

FEET 1/2"=1'-0" 0 1 2 3 5

CENTIMETERS 1:24 0 50 100 150 200



LOCATION MAP ← N

HISTORIC AMERICAN BUILDINGS SURVEY
SHEET 10 OF 10 SHEETS

SURVEY NO. NY-6304

NAME AND LOCATION OF STRUCTURE
THE WESLEYAN CHAPEL
126 FALL STREET (STATE ROUTE 5 & 20)
VILLAGE OF SENECA FALLS
SENECA COUNTY
NEW YORK

DRAWN BY BETSEY A. VERD
WOMEN'S RIGHTS NATIONAL HISTORICAL PARK
1988
UNITED STATES DEPARTMENT OF THE INTERIOR

488/25002

Figure 81. Wesleyan Chapel: Truss Details, 1988.

ON MICROFILM

IV. RECOMMENDATIONS

INTRODUCTION

What does one do with one of the most important buildings in the history of the women's rights movement that has lost nearly all of its original fabric during five major periods of remodeling? An answer to this question was sought through the national design competition sponsored by the National Park Service and the National Endowment for the Arts in 1987. The winning design solution, which was devised by architects Ray Kinoshita and Ann Wills Marshall, is depicted in figure 82.

The winning design scheme calls for removing all posthistoric building materials and saving only the remaining fragments of the 1843 Wesleyan Chapel—portions of the east and west exterior walls and roof. A new structural system would encase what is left of these historic brick walls in steel panels. A new south wall, placed in the location of the original missing wall, would provide a "front" to the building. The site itself, which includes both the original chapel lot and the adjacent west lot, would have a natural amphitheater and a water wall on the west, a line of European beech trees to the north, and a perennial garden to the south. These features, together with the chapel, would form a commemorative site to the Women's Rights Convention of 1848 and also more generally to the entire women's rights movement.

The recommendations presented here are the work that is needed to implement Ray Kinoshita's and Ann Wills Marshall's plan. Particular emphasis is given to preservation of the remaining historic building fabric and the removal of posthistoric materials. Items such as the design and specifications for the new structural system are not detailed here. These will be the responsibility of the architectural/engineering (A/E) contractor for the project. The recommendations are organized into the type of work to be done and its logical sequence.

Unlike most restoration/preservation projects, the majority of the work at the Wesleyan Chapel is demolition. Great care must be taken, however, not to damage the remains of the original 1843 chapel. In some cases, it is requested that certain building elements of historical interest be removed and saved for inclusion in the building's artifact collection. These may date to 1843, or to other periods in the building's history.

[Editor's Note:

Since this report was written in 1988, some of the specifics of the original design scheme have been--and still are being--modified. These do not affect the recommendations presented here, which were based on the initial proposal.]

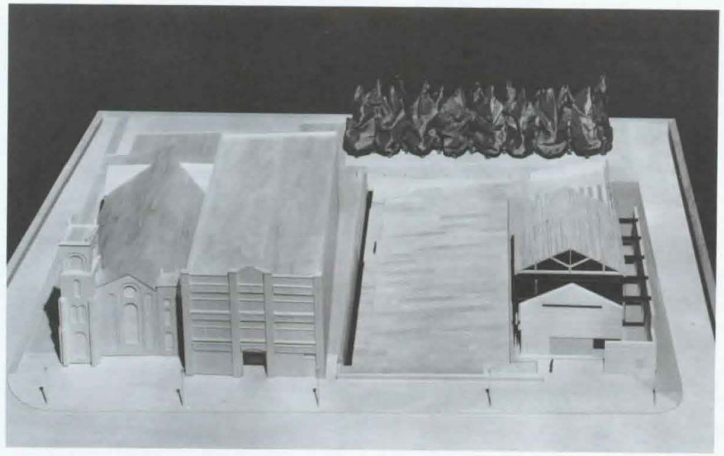


Figure 82. Wesleyan Chapel Competition Winning Design, October 1987.

ACTIONS TO BE TAKEN

Further Record Existing Conditions

A written description of the existing conditions of the building is provided in Chapter III of this report. This includes measured architectural drawings prepared by the Historic American Buildings Survey in the summer of 1988. It is recommended that a detailed photographic record of the building be made, as well, using both black-and-white and color film. These photographs should be bound in an archival-quality album and placed in the park's archives collection. Also, photographs should be taken and new findings documented during the progress of the work.

Preserve Original 1843 Chapel Fabric In Situ

The following is a listing of the original fabric that survives in the building and that should be preserved in place. Recommended preservation/restoration treatments are presented in a subsequent section, "Stabilize and Restore Historic Fabric."

Foundations

Most of the chapel's east, west, and north stone foundation walls remain. In the best condition are the east and west foundation walls, which support the remnants of the original brick walls (see below).

Walls

Portions of the chapel's east and west brick side walls survive in place today, in the center of the present east and west walls. The original east and west walls were 64 feet long; only 41 feet 4 inches remains of the east wall, while 42 feet 4 inches remains of the west wall. Later features that directly impact these walls are the 8 feet of brickwork added on top of the 1843 walls in 1872 and an exterior concrete-block stairway enclosure on the west wall.

Windows

One window opening has survived unaltered, in the first story of the west wall. All other window openings have been filled in or enlarged, although in some cases original features (such as the wood and brick lintels) remain.

Roof

Approximately two-thirds of the original chapel roof exists today. The original roof measures 41 feet 4 inches long. It is approximately 8 feet higher than it was in 1843, the roof having been raised in 1872. The following elements of the 1843 roof should be saved in situ:

- four king-post trusses
- rafters (60 total)
- upper and lower purlins (12 total)
- upper purlin braces (16 total)
- sheathing boards

Chimneys

The chapel's two chimneys have long since been removed. However, notches remaining in the northernmost original roof truss reveal the chimneys' former locations at the north wall. Two notches are in the bottom chord of the truss, and two corresponding notches are in the top chords of the truss.

Interior Floors

Both the original first floor and the floor of the original three-sided gallery in the second story are missing today. Framing evidence for these floors exists, however, in the form of beam and joist pockets in the east and west brick walls.

Interior Plaster

Original 1843 wall plaster may have survived on the interior brick walls behind the structural pilasters installed on those walls in 1917. This cannot be confirmed until the pilasters are removed. All that remains of the original ceiling are plaster stains on the bottom sides of the roof trusses.

Grounds

The preliminary archeological investiagtion of the grounds has identified what is thought to be the foundation for a shed. This is in the northwest corner of the lot, and corresponds roughly to a long narrow structure delineated on the Seneca Falls map of 1856.

Remove Some Elements for Inclusion in An Artifact Collection

It is recommended that representative building artifacts from each phase of the building's evolution be saved in an artifact collection. This collection would be maintained at the park and could be used, along with photographs and other documentation, in an interpretive exhibit on the building. Small artifacts should be stored in "Ziplock"-type polyethylene bags. Large artifacts should be tagged with artifact labels. Each artifact label should include:

- date of removal
- artifact name and date (e.g., "shingle—1843")
- exact location in existing building
- name of building
- name of park

Chapel Artifacts (1843–1872)

Some fragments of the original building are too small to preserve in situ in a practical manner. Other elements have been removed from their original locations, and their reinstallation is not feasible. They include:

- fragments of wood shingles nailed to the sheathing boards of the original roof (wood shingles were used in both 1843 and 1872, so it is possible that some of these fragments date to 1843);
- joists reused as vertical members in the original king-post roof trusses (these joists have evidence of lath and plaster, and may have been the framing for the gallery floor); and
- wall plaster (if original wall plaster is found behind the 1917 pilasters, and if it proves impractical to maintain the plaster in situ, representative samples should be removed and saved).

Johnson's Hall Artifacts (1872–1890)

Many bits and pieces remain from when the building was used as Johnson's Hall and stores. The following items are suggested for the collection:

- one or more bricks from the first north addition;
- window woodwork from the 1843 window opening, in the first story of the west wall;
- tongue-and-groove wainscot, originally from the second-story auditorium and reused in the ceiling of the present basement;
- a doorway jamb reused as a first-floor joist in 1917 (this green-painted jamb is visible in the southeast corner of the basement); and
- decoratively painted plaster, originally located in the second-story auditorium and preserved today in the present attic.

Johnson Opera House Artifacts (1890–1917)

During this period a second north addition was built, wallpaper was installed for the first time, and a sheet-metal roof was installed in 1892. Artifacts recommended for the collection are:

- one or more bricks from the second north addition;
- wallpaper samples (these are preserved behind the 1917 pilaster and in the present attic); and
- a piece of the sheet-metal roof beneath the present roll roofing.

Regent Theatre Artifacts (1917–1919)

The building was converted to a large movie theater in 1917. The 1872 second floor was removed at this time and a balcony was installed. A representative but cumbersome artifact is one of the cast-iron plaster-covered columns used to support the balcony. A smaller remnant from the theater years is the header of the interior architrave around the 1843 window opening in the first-story west wall.

Automobile Dealership/Garage Artifacts (1919–1961)

The basic configuration of the building as it is known today evolved during these years. Three suggested artifacts are:

- a section of the circa-1920 pressed-metal ceiling in the present garage;
- the back plate for the button that activates the 1947 automobile elevator (it reads "Murphy Elevator"); and
- one metal casement window (1947) in the second story of the 1872/1947 south addition.

Laundromat and Apartments Artifacts (1961–1985)

Perhaps it would rather be forgotten that the site of the 1848 Women's Rights Convention once housed 27 washers, 22 dryers, two dry-cleaning units, and 10 kitchens. If, however, an artifact is chosen for this period, a logical relic would be a washing machine. Another option is the "Seneca Falls Laundromat" sign that hangs on the front wall of the building. The sign is publically known and would be somewhat less awkward to handle. It is also recommended that the small metal parking signs posted on the exterior east and west walls be saved.

Remove and Discard Nonhistoric Fabric

Very little of the building as it exists today dates to the time when it was the Wesleyan Chapel. Except for those building elements already identified to be preserved in situ, or removed and saved, the rest of the building may be demolished. As mentioned earlier, great care must be taken to protect the original portions of the building during demolition.

One posthistoric feature that may prove useful in the disassembly of the second story is the concrete-block automobile elevator. According to the park, this electrical elevator—installed in 1947—is in working order. The elevator would be particularly helpful in removing the apartments' stoves, refrigerators, and plumbing fixtures.

The following text describes the major areas of the building that postdate the chapel and may be removed.

Interiors

With the exception of some wall plaster, all of the interior elements in the existing building date to 1872 or later. Therefore, except for the artifacts specified for removal and retention, all of the interiors may be disassembled and discarded. This includes the floors of the basement, first, and second stories; ceilings; interior partitions; doorways and doors; windows and window trim; and electrical and plumbing fixtures. Special care must be taken in removing the 1917 structural pilasters from the east and west walls: there is a good chance that this work will expose the only remaining areas of 1843 wall plaster. Immediately after exposure, these walls should be examined by a National Park Service architectural conservator. Also, any other interior elements of possible significance should be brought to the attention of the NPS architectural conservator.

South Addition (1872–1947)

The south addition fronting Fall Street was originally constructed in 1872 and extensively remodeled in 1917 and 1947. All components of this addition may be demolished, including the stone foundation (1872), the brick and concrete-block walls (1872 and 1947) the doorways and windows (1947), the flat roof (1947), and the chimney (1917).

South End of Chapel's East Wall (1947)

In 1947, the south end of the chapel's original east wall was rebuilt using concrete blocks and facing bricks. This section of the wall measures approximately 13 feet long. It is distinguishable from the original wall by having a modern-looking brick finish, instead of the stucco finish applied in 1917 over the historic bricks.

Concrete-Block Stairway Enclosure (ca. 1930)

Sometime between 1925 and 1944, a wood stairway within a concrete-block enclosure was built on the exterior side of the chapel's original west wall. The proximity of this feature to the original brick wall will require special measures to protect the 1843 building fabric during the stair enclosure's demolition.

Concrete-Block Elevator Enclosure (1947)

Also located on the west side of building at the original west wall is the two-story concrete-block enclosure for the Murphy electric elevator installed in 1947. This large elevator was designed to transport automobiles. Its enclosure is situated mostly inside the building, but it also protrudes slightly from the exterior west wall.

Upper 8 Feet of Chapel Walls (1872)

In 1872 the original brick walls of the chapel were heightened 8 feet. The original roof was simultaneously raised, and a new second floor was installed. These heightened walls exist on the east and west sides of the building. Restoration of the roof to its original level will require removing the 8 feet of brickwork installed in 1872 and lowering the roof assembly in

one piece. This delicate procedure will require special temporary supports for both the walls and the roof.

Window Infill in Chapel Walls (1872–1971)

Extensive alterations to the original chapel windows have been made over the years. Only one original opening, in the first-story west wall, has survived unaltered. All others have been bricked in and/or enlarged. It is recommended that all later brick patching be removed from the walls.

First North Addition (1872)

Also constructed in 1872 was the first two-story addition to the north end of the building. Elements of this addition surviving today are the east and west stone foundations, the east and west brick walls, and the gable roof. Straight vertical joints between the 1872 walls and the 1843 chapel walls clearly demarcate the later from the original walls. (Although the entire east exterior wall is covered by cement stucco applied in 1917, portions of the construction joint have been uncovered by the National Park Service.)

Wood-Frame Stairway Enclosure (1971)

A wood stairway enclosure is situated on the exterior west side of the building. It is attached to the west wall of the 1872 north addition and is anchored at its upper, south end to the concrete-block wall of the 1947 elevator enclosure. This stairway was built in 1971 as an alternative means of egress for the second-story apartments.

Second North Addition (1890)

The present north end of the building, also known as the second north addition, was constructed in 1890. It is two stories tall, and is comprised of three foundation walls and three two-story brick walls (east, west, and north), and a gable roof. It abuts the 1872 first north addition. Its demolition will therefore not directly impact the remaining historic chapel walls.

Grounds

Two structures on the grounds of the Wesleyan Chapel Block are posthistoric and should be removed. Neither is yet owned by the National Park Service, but negotiations for acquisition are currently underway. The first structure is a two-story wood-frame residence built in the 1890's. It is located to the north of the chapel, at the far north end of the original chapel lot. The second structure is a one-story concrete-block movie theater built in the 1970's. The lot on which it sits is immediately to the west of the original chapel lot.

Other posthistoric site features that should be removed are paving materials and fill. The paving includes concrete, macadam, and gravel. Posthistoric fill (including paving) in the immediate vicinity of the chapel building has been estimated by archeologists to be 1.9 feet, or 1 foot 11 inches, deep. Removal of this material is necessary to restore the original appearance of the chapel's foundation walls that are now below grade. All excavation work on the Wesleyan Chapel Block grounds should be overseen by a National Park Service archeologist.

Stabilize and Restore Historic Fabric

By Terry Wong, Denver Service Center, NPS

Following the removal of the posthistoric building materials described in the previous section, only portions of the original Wesleyan Chapel will remain. Some of these building remnants will require stabilization and restoration work. In addition, some structural members may need to be upgraded where the load-bearing analysis shows them to be deficient. The alternatives and recommendations for all treatments were conceived utilizing the following criteria:

1. Maintain the structural integrity of the remaining structure and meet the intent of current building code requirements.

2. Preserve and protect the 1843 historic fabric to prevent possible future deterioration.

3. Ensure that the physical impact on the historic fabric is insignificant.

4. Minimize the visual impact associated with new or repaired structural elements, especially at the interior side of the roof structure.

The following recommendations for treatment are a result of the findings presented in the portion of Chapter III entitled "STRUCTURAL ELEMENTS," and in Appendix E ("Structural Load-Bearing Analysis"). Each item is divided into three subsections: condition (a brief summary of previously presented material), alternatives and discussion, and recommendation.

Foundation

Condition

The conceptual design proposes to lower the existing grade 1.9 feet (1 foot, 11 inches) to the historic level. This will expose more of the historic stone foundation walls than at present.

Alternatives and Discussion. The following alternatives are available:

A. *Stabilize.* This is the only feasible alternative. The existing conditions of the stone foundation walls are only known at the locations of the archeological test pits. In these locations, the stone appears to be in good condition, but the mortar has deteriorated. As a minimum treatment, those foundation walls that will be exposed should be repointed. Further investigation should be performed by the A/E firm hired for the project to determine the existing condition of the entire foundation and any other work that may be necessary.

Recommendation. The extent of foundation stabilization work should be determined by the A/E. The minimum treatment—repointing—should be done with a mortar compatible with the historic mortar (the components of the mix to be supplied by the National Park Service). Further work, if necessary, will be reviewed by the National Park Service.

Walls

Condition #1

The historic brickwork, where it remains, is in good condition, but some areas are deteriorated. Specifically, these are: one jack arch (at the north end of the first-story west wall), some spalled bricks, and bricks with bolts penetrating through them from the installation of interior wood pilasters. In the proposed design, the walls will no longer be load-bearing elements.

Alternatives and Discussion. The following alternatives are available:

A. *No Action.* This alternative is feasible because the proposed design includes steel plates on the interior and exterior faces of the remaining historic walls. Functionally, the new steel plates will stabilize the wall and protect it from the weather.

B. *Stabilize/Restore.* This alternative will replace deteriorated bricks, rebuild the jack arch, and repoint the walls where necessary.

Recommendation. Alternative A is recommended because the walls will be covered and protected by the steel plates. The jack arch at the west wall can be rebuilt, if this is the preferred method of stabilization.

Condition #2

Nonhistoric cement stucco covers the exterior face of the east wall. Some portions of the stucco have been removed as part of the architectural investigation. Otherwise, the stucco is in good condition and is bonded well to the brickwork.

Alternatives and Discussion. The following alternatives are available:

A. *No Action.* Since this wall will be covered by the new steel plates, the stucco will not be exposed to view. The stucco functions as a protective coating for the historic brickwork, and will continue to do so if left intact.

B. *Remove.* Since the stucco is nonhistoric, removal is a possible alternative. In those areas where the stucco has been removed, portions of the brick face have spalled due to the tight bond between the stucco and brick.

Recommendation. Alternative A is recommended because removal of the stucco will undoubtedly cause irreversible damage to the historic brickwork. Areas where the stucco has been removed should be left as they exist now.

Roof

Condition #1

The four remaining historic roof trusses are in fair condition, and the members and joints are generally adequate with respect to the loading requirements. The only exception is the heel joints: all are decayed to some degree and consequently overstressed, and they have failed in many locations.

Alternatives and Discussion. The following alternatives are available:

A. *Stabilize.* This is the only feasible alternative. Since the roof trusses might remain in structural use, it is essential to repair the decayed areas. Alternatives for repairing the heel joints include using steel U-shaped straps (similar to what now exists at the west end of the southernmost truss), steel gusset plates, and wood-epoxy reinforcement (e.g., the W.E.R. System or the BETA System). Some wood replacement may be necessary at the east end of the northernmost truss, because of the extent of decay. This truss is also distorted and should be pulled back into its original position during stabilization. One other area that should be repaired is the check on the south face of the bottom chord of truss 3. The check should be filled with epoxy to maintain structural strength and to prevent moisture intrusion.

Recommendation. Further investigation of the roof trusses by the A/E is necessary, especially at the eaves, to determine the extent of decay. An appropriate design for repair can then be made. At the heel joints, the preferred alternative for repair is either the U-shaped steel strap or wood-epoxy reinforcement. If it is decided to encapsulate the roof trusses under a new roof structure, then less reinforcement would be needed. Additional stabilization items noted in the discussion above also should be done. Nonhistoric members attached to the trusses should be removed. These are indicated in figures 77 through 80.

Condition #2

Some of the existing purlins and heavy timber plates are decayed due to moisture. The decay is confined mostly to the surface and may not have affected the structural capacity of the members at this time.

Alternatives and Discussion. The following alternatives are available:

A. *No Action.* If the structural capacity of the members has not been severely reduced, no treatment is necessary. However, the proposed design calls for the roof structure to be exposed to the weather, which may cause further decay. (The effects of exposing the roof structure will be discussed later in further detail.)

B. *Stabilize.* Since the decay is confined primarily to the surface, impregnation with epoxy will consolidate the wood and prevent further decay. Patching with an epoxy filler can be done in deeper areas, if the decay does not exceed 1/2 inch in depth. Any epoxy will have a different appearance than wood and may be visible because the members are exposed.

Recommendation. Alternative B is recommended to prevent further decay of the purlins and plates. Since most of the consolidation and patching will be on the top of the members, it will not be visible to the public. The A/E should perform a thorough investigation to determine the extent of decay and areas for treatment.

Condition #3

The upper purlins are extremely overstressed for snow load in bending and shear (at their connection with the roof trusses). The live-load shear capacity is 0 psf and the live-load bending moment capacity is 12 psf. The building code's "unbalanced snow-load" requirement is 40 psf. This indicates that the factor of safety has been compromised below what is normally acceptable.

Alternatives and Discussion. The following alternatives are available:

A. *No Action.* The A/E will be the designer of record and may decide that the capacity of the upper purlin is acceptable based on the longevity and performance of the member. Some testing may be done to verify the capacity beyond the analytical results shown above. Destructive investigation or testing will generally not be acceptable.

B. *Rehabilitate.* This alternative will require strengthening of both the member and the connection to the roof truss. Strengthening of the member for bending will be difficult because the rafters frame into the side of the purlin. Strengthening will have to be done at the bottom of the purlin by adding an additional member, probably steel. The shear connection capacity at the roof truss can be increased by adding steel clip angles and bolts, or through the use of an epoxy-reinforced connection. This may not be required if the new member is framed adequately into the truss. All of the above strengthening will be visible but will be more than 20 feet above the floor.

C. *Install New Materials.* In lieu of trying to strengthen the upper purlin, new modern trusses (steel or wood) could be added between the extant historic trusses to support the purlins at mid-span. Three would be necessary. Thus, the effective length of the purlin span would be reduced by one-half. This would increase the member capacity to values closer to the building code requirement. Although the new trusses would have a visual impact, it could be possibly offset by the new steel beams and other elements that are part of the conceptual design.

Recommendation. Alternative A is preferred because it does not impact the upper purlins or the roof structure. If alternative A is not acceptable to the A/E, then consideration should be given to designing a modern roof structure that will cover the existing roof and trusses, thus removing much of the live load from the existing roof structure.

Condition #4

The existing rafters are decayed in some areas, particularly where they intersect the eave purlins. Some rafters also have split at their bird's-mouth notches at this point. Where the decay is substantial, it is necessary to reestablish the structural capacity of the original members.

Alternatives and Discussion. The following alternatives are available:

A. *Stabilize.* Depending on the extent of decay, the rafters may be stabilized with epoxy or wood-epoxy reinforcement. This would be similar to the previous discussion concerning the purlins and plates. The splits at the bird's-mouth joints can be repaired using stitch-bolting—lag bolts installed in the bottom of the rafters—or by "stitching" with epoxy and fiberglass rods.

B. *Rehabilitate.* This alternative would involve the addition of supplemental members alongside the historic rafters where necessary. These new wood members could run either along part or the full length of the rafters, depending on the extent of decay. There would be some visual impact as a result of the addition of new members.

C. *Replace.* The decayed historic rafters may be removed and replaced with new members of similar size. This would require the temporary removal of the historic board sheathing in those areas affected.

Recommendation. Stabilization of the historic rafters, alternative A, is recommended because it would minimize the visual impact of the new work. Since the decay is limited to the eave ends of the rafters, the replacement of the entire member mentioned in alternative C is excessive. A thorough investigation by the A/E is again necessary to identify decayed rafters and devise an appropriate treatment.

Condition #5

Two historic rafters have been cut and headers installed near the ridge to accommodate the posthistoric circular vent. The affected rafters are located opposite one another on either side of the ridge.

Alternatives and Discussion. The following alternatives are available:

A. *Restore Partially.* This alternative will remove the vent and replace the affected roof-sheathing boards, but leave the extant framing intact.

B. *Replace.* Removal of the two cut rafters and replacement with new members of similar size is the only other alternative, since it would be difficult to splice new material onto the cut rafters. The installation of the new rafters might require temporary removal of the historic board sheathing.

Recommendation. Alternative A is recommended because it will have less impact on the historic fabric. The visual impact of the modified framing will be minimal.

Condition #6

The shear-strength capacity of the rafters where they intersect the upper purlins is overly stressed. The shear capacity of the existing member is 10 psf roof live load; the building code's unbalanced-load requirement is 40 psf.

Alternatives and Discussion. The following alternatives are available:

A. *No Action.* As discussed previously relative to the upper purlins, the A/E may judge that the existing shear strength of the rafters is adequate.

B. *Rehabilitate.* In this alternative, shear capacity would be increased by the installation of steel clip angles and bolts, or epoxy-and-fiberglass-rod reinforcement, at the rafter-to-purlin connections. The angles would be somewhat visible.

Recommendation. Again, alternative A is clearly preferred. If this alternative is unacceptable to the A/E, then alternative B is the only other reasonable option.

Condition #7

To resist uplift forces, positive connections are needed at the joints where the lower rafters meet the eave purlins, and at the rafter-to-rafter joints at the ridge. The roof trusses must also be anchored to the new structural system.

Alternatives and Discussion. The following alternatives are available:

A. *Rehabilitate.* The uplift forces that must be resisted are a direct result of the new conceptual design, which calls for "opening up" the building. The historic roof structure has never before been subjected to these forces. Therefore, "no action" is an unacceptable alternative. The rehabilitation alternative involves installing steel connectors (angles or plates and bolts), or epoxy-and-fiberglass-rod reinforcement, at the affected locations. Some of these connections would be visible.

B. *Install New Materials.* It may be possible to connect the historic members to the new structural system to avoid installing connections in the locations indicated above. However, even these connections would involve steel shapes and bolts, and would probably be more visible than the connections in alternative A.

Recommendation. Alternative A is recommended because it would have less impact on the historic fabric, and would probably be less visible.

Condition #8

The historic board sheathing is decayed in some areas, particularly at the eaves.

Alternatives and Discussion. The following alternatives are available:

A. *Stabilize.* If the decay is relatively minor and confined primarily to the surface, epoxy consolidation or patching is possible.

B. *Replace.* This is the only possible alternative when the decay extends through the thickness of the board.

Recommendation. Alternative A is preferred for those sheathing boards that have minimal decay. Where the sheathing is extensively deteriorated, replacement of the sheathing is necessary. An effort should be made match the new sheathing to the existing irregular sheathing.

Summary of Roof Conditions and Recommendations

Given the extent of required structural repair and upgrading, and the need to preserve the historic roof structure, strong consideration should be given to covering the extant roof with a new roof structural system. This is an acceptable alternative given the addition of the other new structural elements. In addition, the visual importance is associated more with the interior side of the roof framing than the exterior side. The decayed members will still need repair. However, strengthening of all of the inadequate members will not be necessary. The slope of the new roof should match the existing slope, and the new roof should be covered with a compatible material. Such an approach will require covering the historic roof with a simple waterproof membrane so that any leaks in the new roof will not cause decay to the historic fabric.

Incorporate New Design Features in an Appropriate Manner

By Terry Wong, Denver Service Center, NPS

The following two items relate to aspects of the proposed design. These aspects are the exposure of the roof structure, and the introduction of steel plates on the faces of the east and west walls. Because these items are design features, alternatives for treatment are not appropriate. Rather, the features will be addressed in the following format: condition and recommendations. Approaches, materials, and methods that are consistent with standards for historic preservation are listed under "Actions Recommended." Approaches, materials, and methods that may affect the structure's historic fabric adversely are listed under "Actions Not Recommended."

Condition #1

The conceptual design proposes to expose the roof structure.

Actions Recommended:

1. Protect all wood elements to the extent that no water directly or indirectly contacts the surfaces of the members.

2. Provide adequate ventilation. To prevent decay, the moisture content of the wood must remain below 20 percent.

3. Provide appropriate treatment(s) to eliminate the presence of animals, birds, and insects.

4. Consider fire-protection alternatives that will protect the roof structure. The alternative selected must be designed to be as unobtrusive as possible.

5. Program periodic future inspections to monitor the condition of the roof structure. Problems should be treated appropriately as soon as possible to maintain the structural integrity of the building.

Actions Not Recommended:

1. Do not rely on treatment of the wood surfaces by brushing on a wood preservative and/or repellent. Brushing will barely allow the preservative to penetrate the surface and will have negligible effect. Furthermore, reapplication will be necessary, which will create further maintenance requirements.

2. Do not immediately treat the wood with fumigants by drilling holes in the members and inserting a preservative, because this would involve destruction of historic fabric. However, if decay (from moisture or insects) becomes apparent, this type of treatment may be acceptable.

3. Do not install contemporary equipment via attachment to the historic fabric.

Condition #2

The conceptual design proposes to cover the historic wall surfaces with steel plates.

Actions Recommended:

1. Consider providing for the drainage of moisture (rain, groundwater, and condensation) that may become trapped between the surfaces of the walls and the steel plates. Adequate ventilation must be provided. Where brickwork is exposed to the weather (at openings and the ends of the walls), absorption of moisture must be treated properly.

2. Consider the difference in the thermal properties of the historic brickwork and the new steel plates.

3. Minimize the extent of new connectors penetrating through the historic brickwork.

4. Program for the future inspection of the historic brickwork.

Actions Not Recommended:

1. The use of masonry sealers or water repellents is not recommended because of possible irreversible damage to the brickwork.

2. The use of ferrous metals embedded in the walls is not recommended because of possible corrosion and exfoliation and subsequent damage to the brickwork.

SUMMARY

Further investigation, research, and analysis is necessary to properly identify all areas requiring rehabilitation. Before any recommendations for the Wesleyan Chapel are implemented, the A/E must identify the cause(s) of each problem, and then design an appropriate solution. This will require an exhaustive level of investigation. The investigation must be nondestructive, however, to preserve the historic fabric.

VI. APPENDICES

APPENDIX A.

Mortar Analysis

Objective

There were three reasons for doing mortar analysis at the Wesleyan Chapel. The first was to determine what mortar mixes were used in the construction of the original building and its later additions. Second, it was hoped that the comparison of mortar mixes would conclusively determine whether or not the original chapel walls were heightened in 1872. Third, it was hoped that the comparative analysis would more precisely identify the construction date of the first north addition.

Definition

Webster's definition of "mortar" is "a plastic building material (as a mixture of cement, lime, or gypsum plaster with sand and water) that hardens and is used in masonry or plastering."[1] At the Wesleyan Chapel, mortar samples included both brick mortar, used to build the masonry walls, and plaster mortar, used to finish the interior walls and ceilings.

Methodology

Samples of mortar were extracted from the brick mortar joints and from the interior plastered surfaces of the Wesleyan Chapel using a masonry chisel and a hammer. Twenty-three samples were removed and placed in individually labeled artifact bags. The samples were then transported to the Cultural Resources Center (formerly the North Atlantic Historic Preservation Center) in Boston, where they were assigned log numbers and analyzed.

The log numbers assigned to the mortar samples are derived from the Integrated Research Organization System (IROS). This system provides a four-part code for each sample that identifies not only the sample but also the building and park from which it came. The first mortar sample taken at the Wesleyan Chapel, for example, is assigned log number "WORI 02 M01." "WORI" stands for the Women's Rights National Historical Park; "02" is the park's building number for the Wesleyan Chapel; the letter "M" signifies that the sample is a mortar sample; and the number "01" denotes that it was the first mortar sample taken. It is common to

[1] *Webster's Ninth New Collegiate Dictionary*, p. 773.

use only the short form of the four-part code—i.e., "M01"—in discussions when the park and the building are clearly understood.

In some cases, the mortar that was sampled had been finished with paint and wallpaper. In those cases, paint and wallpaper samples were also taken (see Appendix C). These samples are cross-referenced and listed in the "Mortar Sample Locations" section of this appendix.

After being labeled with log numbers, the samples were prepared for mortar analysis. Each was first cleaned by removing obvious dirt particles and painted finishes. Wet or damp samples were dried under heat lamps. Each sample was then individually pulverized using a mortar and pestle. Twenty (20) grams of pulverized sample were weighed out, swirled in a solution of diluted hydrochloric acid (one part 38% hydrochloric acid to five parts water by volume), and separated into sand and fines components. After drying, the sand and fines were weighed, and the fines color was matched to the Munsell System of color notation. A computer program developed by the Cultural Resources Center for mortar analysis was used to determine percentages and parts per volume of sand, fines, and calcium hydroxide ($CaOH_2$). Samples containing portland cement were identified based on their characteristic light-gray color and hardness.

Mortar Sample Locations

Sample Number	*Location*	*Date*
WORI 02 M01	Interior plaster applied to the upper east wall of the 1872 second-story auditorium. Substrate is the brick wall possibly installed in 1872 to heighten the original chapel walls. Plaster is protected by a later pilaster and beam installed in 1917. Sample removed from the present attic, built in 1971. (See also WORI 02 P01, WORI 02 W01, and WORI 02 W02.)	1872
WORI 02 M02	Interior plaster applied to the upper east wall of the 1872 second-story auditorium. Substrate is the brick wall possibly installed in 1872 as part of the first north addition. Sample removed from the present attic, built in 1971. (See also WORI 02 P02.)	1872
WORI 02 M03	Interior plaster applied to the upper west wall of the 1890 stage area. Substrate is the brick wall possibly installed in 1890 as part of the second north addition. Sample removed from the present attic, built in 1971. (See also WORI 02 P03.)	1890
WORI 02 M04	Interior plaster applied to new structural reinforcing installed at the east wall of the 1917 Regent Theatre. Sample removed from the present attic, built in 1971. (See also WORI 02 P04).	1917
WORI 02 M05	Brick mortar, upper east and west walls of original chapel possibly added in 1872 to heighten the roof. Sample removed from the present attic, built in 1971.	1872
WORI 02 M06	Brick mortar, upper west wall of first north addition. Sample removed from the present attic, built in 1971.	1872
WORI 02 M07	Brick mortar, upper west wall of second north addition. Sample removed from the present attic, built in 1971.	1890

Sample Number	*Location*	*Date*
WORI 02 M08	Brick mortar, lower west wall of south addition. Removed from exterior side.	1872
WORI 02 M09	Interior plaster applied to west wall of the 1843 chapel. Sample removed from present first-story garage area from behind a pilaster installed in 1917. (See also WORI 02 P07 and WORI 02 W03.)	1843
WORI 02 M10	Brick mortar, lower west wall of 1843 chapel. Sample removed from interior side, present first-story garage.	1843
WORI 02 M11	Brick mortar, lower east wall of first north addition. Sample removed from interior side, present first-story garage.	1872
WORI 02 M12	Plaster ceiling remnants found on bottom sides of original king-post trusses in present 1971 attic. Earlier plaster marks indicate that this is a second plastering.	1872
WORI 02 M13	Brick mortar, upper west wall of 1843 chapel possibly added in 1872 to heighten roof. Sample removed from exterior side using a ladder.	1872
WORI 02 M14	Brick mortar, same general location as M08 (second sampling).	1872
WORI 02 M15	Brick mortar, lower west wall of first north addition. Sample removed from exterior side at first-story level.	1872
WORI 02 M16	Brick mortar, middle of west wall of 1843 chapel. Sample removed from exterior side using a ladder.	1843
WORI 02 M17	Plaster fragments on reused section of sawn roof plate, west wall in the present attic, built in 1971. Samples removed from inner "hatch" marks.	1843
WORI 02 M18	Brick mortar, upper west wall of 1843 chapel possibly added in 1872 to heighten the roof. Sample removed from the present attic, built in 1971.	1872

Sample Number	*Location*	*Date*
WORI 02 M19	Brick mortar, infill in upper portion of 1917 second-story window in west wall. Sample removed from the present attic, built in 1971.	1872
WORI 02 M20	Brick mortar, upper west wall of 1843 chapel possibly added in 1872 to heighten the roof. Sample removed from the second story, apartment no. 5, created in 1971.	1917
WORI 02 M21	Interior plaster applied to the west wall of the 1872 second-story auditorium. Substrate is the 1843 roof plate, possibly raised when the walls were heightened in 1872. Sample removed from the present attic, built in 1971.	1872
WORI 02 M22	Interior plaster applied to the west wall of the 1872 second-story auditorium. Substrate is wood lath filling in a gap in the original roof plate, possibly raised in 1872. Sample removed from the present attic, built in 1971.	1872
WORI 02 M23	Interior plaster applied to the west wall of the 1872 second-story auditorium. Substrate is the brick wall, possibly installed in 1872 to heighten the original chapel walls. Plaster is protected by a later pilaster and beam installed in 1917. Sample removed from the present attic, built in 1971.	1872

Mortar Compositions WORI 02

SAMPLE NUMBER	M01	M02	M03	M04	M05	M06	M07	M08a (analyze twice)	M08b
DATE	1872	1872	1890	1917	1872	1872	1890	1872	1872
BRICK MORTAR OR PLASTER	Plaster	Plaster	Plaster	Plaster	Mortar	Mortar	Mortar	Mortar	Mortar
PERCENT SAND	77	76	70	57	74	74	62	69	70
PERCENT FINES	2	4	15	9	5	5	13	9	8
PERCENT $CaOH_2$	21	20	15	35	21	20	25	23	22
PARTS/VOL SAND	52	53	66	47	56	52	48	51	51
PARTS/VOL LIME	23	22	16	39	23	23	28	26	25
CEMENT?	No	No	No	Yes based on hardness	No	No	No	No	No
PEBBLES?	No	No	No	No	Yes	Yes	Yes	Yes	Yes
HAIR BINDER?	Yes	Yes	Yes	No	No	No	No	No	No
SAND COLOR	Brown	Brown	Brown	White	Brown	Brown	Brown	Brown	Brown

Mortar Compositions WORI 02

SAMPLE NUMBER	M09	M10	M11	M12	M13	M14	M15	M16	M17
DATE	1843	1843	1872	1872	1872	1872	1872	1843	1843
BRICK MORTAR OR PLASTER	Plaster	Mortar	Mortar	Plaster	Mortar	Mortar	Mortar	Mortar	Plaster
PERCENT SAND	51	58	72	75	72	67	71	58	58
PERCENT FINES	4	3	2	2	3	4	3	5	5
PERCENT $CaOH_2$	46	39	26	22	25	29	25	38	36
PARTS/VOL SAND	37	40	48	50	48	44	47	41	42
PARTS/VOL LIME	51	44	28	25	28	33	29	42	41
CEMENT?	No	No	No	No	No	No	No	No	No
PEBBLES?	No	No	No	No	Yes	Yes	Yes	Yes	No
HAIR BINDER?	Yes	No	No	Yes	No	No	No	No	Yes
SAND COLOR	Brown	Brown	Brown	Brown	Brown	Brown	Brown	Brown	Brown

Mortar Compositions WORI 02

SAMPLE NUMBER	M18	M19	M20	M21	M22	M23			
DATE	1872	1917	1872	1872	1872	1872			
BRICK MORTAR OR PLASTER	Mortar	Mortar	Mortar	Plaster	Plaster	Plaster			
PERCENT SAND	72	57	69	71	72	74			
PERCENT FINES	2	3	3	2	3	2			
PERCENT $CaOH_2$	25	39	27	27	25	25			
PARTS/VOL SAND	48	40	46	47	48	48			
PARTS/VOL LIME	28	44	30	30	28	27			
CEMENT?	No	No	No	No	No	No			
PEBBLES?	Yes	Yes	Yes	No	No	No			
HAIR BINDER?	No	No	No	Yes	Yes	Yes			
SAND COLOR	Brown	Brown	Brown	Brown	Brown	Brown			

Mortar Compositions PLASTER AVERAGES

DATE	1843	1872	1890	1917
SAMPLES WORI 02	9, 17	1, 2, 12, 21, 22, 23	3	4
GENERAL LOCATION	Walls	Walls & Ceiling	Wall	Wall
PERCENT SAND	55	74	70	57
PERCENT FINES	5	3	15	9
PERCENT $CaOH_2$	41	23	15	35
PARTS/VOL SAND	40	50	66	47
PARTS/VOL LIME	46	26	16	39
CEMENT?	No	No	No	Yes
PEBBLES?	No	No	No	No
HAIR BINDER?	Yes	Yes	Yes	No
SAND COLOR	Brown	Brown	Brown	White

Mortar Compositions BRICK MORTAR AVERAGES

DATE	1843		1872	1872	1872		1890		1917
SAMPLES WORI 02	10, 16		5, 13, 18, 20	8, 14	6, 11, 15		7		19
GENERAL LOCATION	Walls		Raised Walls	South Addition	1st North Addition		Wall		Wall Patch
PERCENT SAND	58		72	69	72		62		57
PERCENT FINES	4		3	7	3		13		3
PERCENT $CaOH_2$	39		25	25	24		25		39
PARTS/VOL SAND	41		50	49	49		48		40
PARTS/VOL LIME	39		27	28	27		28		44
CEMENT?	No		No	No	No		No		No
PEBBLES?	No		Yes	Yes	Yes		Yes		Yes
HAIR BINDER?	No		No	No	No		No		No
SAND COLOR	Brown		Brown	Brown	Brown		Brown		Brown

Conclusions

Both similarities and differences were observed in the plaster and brick mortar used at the Wesleyan Chapel in the 19th century (1843, 1872, and 1890). Similar characteristics include the fact that all of the mortars are a lime type. All sand components may be generally described as a brown color. All plaster samples have a hair binder; no hair was found in the brick mortar samples. Differences that characterize the various periods are found in the mixes and the sand component. In 1843, the mix for both plaster and brick mortar for sand and lime was a ratio of about 4:3. By 1872, the ratio of sand to lime changed to about 3:1. Most characteristic of the 1890 mortars is the high percentage of fines. A characteristic of the 1872 brick mortar that further differentiates it from the 1843 and 1890 brick mortars is its sand component, which contains some pebble-size aggregate. This pebble aggregate is clearly evident upon separation of the mortars, and may also be identified in situ by close examination of the mortar joints. Based on the mortar analysis, it was conclusively determined that the first north addition had been constructed in 1872.

The mortars used in 1917 were both a lime type and a cement type. The brick mortar used to reduce the size of some of the large second-story window openings and close up others was a lime mortar similar in mix to that used in 1843. Differentiating this 1917 brick mortar from the 1843 brick mortar is the large pebble aggregate similar to that used in 1872. Completely different is the plaster mix from 1917 that finished the interior walls of the Regent Theatre. This plaster contains cement and is easily distinguished from all other mortars by its white quartz sand.

APPENDIX B.

Nail Analysis

Objective

The reason for examining nails at the Wesleyan Chapel was to identify the various nail types used both in original construction and later alterations. With this knowledge, it was hoped that the nails could be used as a dating device in identifying building fabric of uncertain date.

Methodology

Nail samples were removed using a claw-headed hammer. Eleven (11) nails or groups of nails were removed and placed in individually labeled artifact envelopes. Each sample or sample group was assigned a log number. The log numbers assigned to the nails are provided by the same IROS system used for mortar analysis (see Appendix A). The only difference is that the letter "N" is used (to signify a nail) rather than the "M" (which signifies a mortar sample). The first nail sample, for example, is assigned log number "WORI 02 N01."

Dating

General dating of nails is possible based on a knowledge of the technology of nail-making as it has evolved over the years. In the United States, hand-wrought nails were used through the 18th century. Transitional nails made around the turn of the century, ca. 1800, were hand-wrought nails with crude machine-made heads. Machine-cut nails with machine-made heads appeared after 1815. Wire nails did not come into wide use in this country until the 1890's.[1]

The dating of nails from the Wesleyan Chapel was based primarily on the known dates of associated woodwork. Also useful was a general knowledge of nail technology as described above. The presence of a wire nail in a woodwork feature, for example, clearly indicates that the feature was not original to 1843, or that it was reused.

[1] Lee H. Nelson, "Nail Chronology as an Aid to Dating Old Buildings"; and W.F.M. Goss, *Bench Work in Wood*, p. 158.

Nail Sample Locations and Descriptions

WORI 02 N01

Location: Attaching original roof sheathing board, 1843 chapel.
Description: Machine-cut nails, 2 15/16" long, points, shanks clasped for heading on flat edges.

WORI 02 N02

Location: Attaching sawn lath to first-story wall at 1843 interior wood window lintel. Lath assumed to be 1843.
Description: Machine-cut nail, 1 3/16" long, round point, shank clasped for heading on cut edges.

WORI 02 N03

Location: Attaching former ceiling lath to undersides of king-post roof trusses. Plaster stain evidence indicates the ceiling has been plastered twice (most likely 1843 and 1872).
Description: Mixture of machine-cut nails. One type is 1 1/8" long with round points and shanks clasped for heading on cut edges (1843). Other type is 1 1/2" long with shear points and shanks clasped for heading on flat edges (1872).

WORI 02 N04

Location: Attaching former wood roof shingles (1843 or 1872).
Description: Machine-cut nails, 1 7/16" long, shear points, shanks clasped for heading on flat edges.

WORI 02 N05

Location: Attaching wood frame, first-story west wall.
Description: Machine-cut nails, 3 11/16" long, shear points, shanks clasped for heading on flat edges.

WORI 02 N06

Location: Attaching roof-sheathing board of first north addition built in 1872.
Description: Machine-cut nail, 3" long, shear point, shank clasped for heading on flat edges.

WORI 02 N07

Location: Attaching former lath on joists reused circa 1872 as vertical supports in the king-post roof trusses.
Description: Fragments only, poor condition.

WORI 02 N08

Location: Attaching former ledger strip at north side of 1843 northernmost roof truss (#1) to support ceiling joists in 1872 first north addition.

Description: Machine-cut nail, 3" long, shear points, shank clasped for heading on flat edges.

WORI 02 N09

Location: Attaching ceiling lath to undersides of king-post trusses. Plaster stain evidence indicates this is a second ceiling, most likely installed in 1872.

Description: Machine-cut nail, 1 1/8" long, shear point, head clasped for heading on cut edges.

WORI 02 N10

Location: Attaching lath at roof plate. Lath is assumed to date to 1872.

Description: Machine-cut nail, 1 3/16" long, shear point, head clasped for heading on cut edges.

WORI 02 N11

Location: Attaching metal hardware for 1892 sheet-metal roof.

Description: Wire nail, 1" long, barbed.

Conclusions

The nails used during original construction in 1843 and for the first major renovation of 1872 are virtually indistinguishable from one another. These are iron nails with machine-cut shanks and machine-made heads. The larger nails from both periods have shanks clasped for heading on the flat edge of the nail plate, and shear points. The smaller lath nails for 1843 all have shanks clasped for heading on the cut edge of the nail plate, and round points. The 1872 lath nails, on the other hand, were found to have both flat- and cut-edge clasps for heading, and all shear points.

Wire nails began to be used in the Wesleyan Chapel in 1892. Only one wire nail was cataloged, WORI 02 N11. This was found in association with the standing-seam sheet-metal roof installed in 1892.

APPENDIX C.

Paint Analysis

Objective

The paint analysis had two goals. The first was to determine how various architectural elements had been finished throughout the years. The second was to determine, if possible, what architectural elements were original to the 1843 Wesleyan Chapel. Such a determination would be made by comparing the paint finishes on likely chapel elements with paint finishes on datable architectural elements.

Methodology

Small samples of paint were extracted at the site using an X-Acto knife fitted with a no. 18 blade. Twenty-four samples were taken and placed in individually labeled envelopes. These samples were transported to the Cultural Resources Center (formerly North Atlantic Historic Preservation Center) in Boston, where they were assigned log numbers and examined microscopically.

The log numbers assigned to the paint samples are provided by the same IROS system used for mortar analysis (see Appendix A). The only difference is that the letter "P" is used (to signify a paint sample) rather than the "M" (which signifies a mortar sample). The first paint sample taken, for example, is assigned log number "WORI 02 P01."

In some cases, paint samples were removed from mortar/plaster substrates that were also sampled for mortar analysis (see Appendix A). Wallpaper may also have been applied on top of the painted surface. These samples are cross-referenced and listed in the section describing paint sample locations.

After labeling, each paint sample was permanently mounted in a wax-filled petri dish and examined in cross-section with a binocular microscope at 10 to 70 times magnification. The microscope used was a Bausch and Lomb "Stereozoom 7." Characteristics recorded include the number of layers in a sample and the colors of those layers ("chromochronologies"), and the types of paint used. Paints containing lead were identified by a spot chemical test using a solution of sodium sulfide and water. Paints composed of calcium carbonate ($CaCO_3$), such as calcimine and whitewash, were identified by a spot test using hydrochloric acid diluted with water.

The dating of specific paint layers was accomplished by taking paint samples from substrates with known dates of installation and by studying the historical photographs and the

written documentation. For example, the tongue-and-groove wainscot reused in the basement in 1917 is known from an earlier photograph to have been originally located in the second-story auditorium constructed in 1872. Therefore, the first finish on this wainscot—an imitation-wood graining—was most likely applied in 1872. In those cases where paint was removed from undated elements, such as the interior wood jambs of the only unaltered chapel window opening, dating of the jambs was accomplished by comparing the undated finishes with other finishes of known date. Based on this method, the jambs were determined as having been most likely installed in 1872 due to their first, "grained" finish.

Paint Sample Locations

Sample Number	*Location*	*Substrate Date*
WORI 02 P01	Interior upper east wall of the 1872 second-story auditorium. Substrate is plaster (WORI 02 M01) on bricks installed in 1872 to heighten the original chapel walls. Wallpaper is also attached to the painted surface. (See wallpaper samples W01 and W02.) A later pilaster and beam installed in 1917 cover the location of the sample. Sample removed from the present attic, built in 1971.	1872
WORI 02 P02	Interior upper east wall of 1872 second-story auditorium. Substrate is plaster (WORI 02 M02) on bricks installed in 1872 as part of the first north addition. Wallpaper is also attached to the painted surface. (See wallpaper samples W01 and W02.) Sample removed from the present attic, built in 1971. See also wallpaper samples W01 and W02.	1872
WORI 02 P03	Interior upper west wall of 1890 stage area. Substrate is plaster (WORI 02 M03) on bricks installed in 1890 as part of the second north addition. Sample removed from the present attic, built in 1971.	1890
WORI 02 P04	Interior upper east wall of 1917 Regent Theatre. Substrate is a plaster-finished (WORI 02 M04) pilaster-and-beam structure installed in 1917. Sample removed from the present attic, built in 1971.	1917
WORI 02 P05	Plaster-finished octagonal cast-iron column, first story (most likely a balcony support for the 1917 Regent Theatre).	1917
WORI 02 P06a	Interior window woodwork, 1872 second-story auditorium, west wall. Woodwork fragment is held with cut nail. Sample removed from the present attic, built in 1971.	1872

Sample Number	*Location*	*Substrate Date*
WORI 02 P06b	Interior window woodwork, 1917 Regent Theatre balcony level, west wall. Woodwork is held with wire nails. Sample removed from the present attic, built in 1971.	1917
WORI 02 P07	Interior west wall of original chapel sanctuary. Substrate is plaster (WORI 02 M09) applied to 1843 bricks and protected by a pilaster installed in 1917. Wallpaper is also attached to the painted surface (see WORI 02 W03).	1843?
WORI 02 P08	Interior window-frame stile, original 1843 window opening, first-story west wall.	1872
WORI 02 P09	Interior sash stop, original 1843 window opening, first-story west wall.	1917
WORI 02 P10	Interior window-frame header, original 1843 window opening, first-story west wall.	1872
WORI 02 P11	Interior architrave header, original 1843 window opening, first-story west wall.	1917
WORI 02 P12	Interior side of window sashes (one-over-one), original 1843 window opening, first-story west wall.	post-1917?
WORI 02 P13	Exterior window soffit, original 1843 window opening, first-story west wall.	1872
WORI 02 P14	Exterior window jamb, original 1843 window opening, first-story west wall.	?
WORI 02 P15	Interior lower west wall (main story) of 1917 Regent Theatre. Substrate is 1917 plaster on original 1843 bricks.	1917
WORI 02 P16	Interior upper west wall (main story) of 1917 Regent Theatre. Substrate is 1917 plaster on original 1843 bricks.	1917

Sample Number	*Location*	*Substrate*
WORI 02 P17	Interior lower east wall (balcony level) of 1917 Regent Theatre. Substrate is 1917 plaster on original 1843 bricks. Sample removed from apartment no. 7, created in 1971.	1917
WORI 02 P18	Interior mid-east wall (balcony level) of 1917 Regent Theatre. Substrate is 1917 plaster on original 1843 bricks. Sample removed from apartment no. 7, created in 1971.	1917
WORI 02 P19	Interior upper east wall (balcony level) of 1917 Regent Theatre. Substrate is 1917 plaster on bricks installed in 1872 to heighten the original chapel walls. Sample removed from the present attic, built in 1917.	1917
WORI 02 P20	Steel I-beam, ceiling of first-story garage.	1925
WORI 02 P21	Pressed-metal ceiling, first-story garage.	1925
WORI 02 P22	Painted woodwork reused circa 1917 as first-floor joist in southeast corner of building. Wood element measures 8 feet long by 6 inches wide by 1 3/4 inches thick.	1872
WORI 02 P23	Painted woodwork with bead detail reused in 1917 basement. Woodwork measures 5 feet 9 inches long by 2 inches wide by 1 inch thick, and tapers inward from the beaded face.	1872
WORI 02 P24	Painted tongue-and-groove boards reused in the 1917 basement (nailed to the undersides of the ceiling joists.) Boards measure 3 feet long by 3 1/2 inches wide.	1872

WORI 02 CHROMOCHRONOLOGIES

Date / Sample	P01	P02	P03	P04	P05	P06	P07	P08	P09
Substrate--	plaster	plaster	plaster	plaster	plaster	wood	plaster	wood	wood
1843							white (cal)		
1872	white (cal)	white (cal)				white -varnish-		white, pink -varnish-	
	fresco (cal)	fresco (cal)							
1890			blue (cal)			white -varnish-	wallpaper	mustard yellow	
	wallpaper	wallpaper					wallpaper		
		wallpaper				brick red bright red	wallpaper	light gray/ white	
						light gray white			
1917				cream		cream		light gray/ white	light gray
						brown-red		brick red	brick red
								cream	cream
								cream	cream
						gray		dark gray	dark gray
1925								black	black
				silver cream					
								green	green
								green	green
								red	red
								light gray	light gray
								light gray	light gray
				white				white	white

WORI 02 CHROMOCHRONOLOGIES

Date / Sample	P10	P11	P12	P13	P14	P15	P16	P17	P18
Substrate--	wood	wood	wood	wood	wood	plaster	plaster	plaster	plaster
1843									
1872	white, pink -varnish-			white					
				white	white				
1890	mustard yellow			gray					
	light gray/ white			brick red	brick red				
1917	light gray/ white	light gray/ cream		light gray	light gray	cream	cream		
	brick red	brick red				gray	cream		
	cream	cream				dark gray	cream		
	cream	cream				yellow	cream		
	dark gray	dark gray				dark gray	cream		
1925	black	black	black			black	yellow		
						silver black	silver	silver	silver -varnish-
						yellow	yellow/green	cream	cream
		light gray				light gray	cream	gray	white
	green	green				green	cream		
	green	green				green	white		
						cream			
	red	red				red			
	light gray	light gray				light gray		light gray	
	light gray	light gray				light gray	cream		
	white	white	white			dark gray			
						dark gray			
						dark gray			

WORI 02 CHROMOCHRONOLOGIES

Date / Sample	P20	P21	P22	P23	P24				
Substrate--	metal	metal	wood	wood	wood				
1843									
1872			white, pink -varnish-	yellow	white -varnish-				
				light pink					
			yellow	light pink	brick red				
1890			yellow	orange	white -varnish-				
				green-blue					
			gray		white				
1917			gray						
			green						
			dark gray/ black						
			dark green						
1925	cream-white	cream							
	silver	silver							
	cream-white	cream-white							
	cream-white	cream-white							
	cream-white								
	cream-white								

Conclusions

The following general observations can be made about the interior painted finishes. The earliest finish found, which may possibly date to the Wesleyan Chapel years, is a white calcimine or whitewash on plaster. This was found on the first-story west wall beneath later wallpaper and a pilaster installed in 1917. In 1872, the upper walls of the second-story auditorium were decoratively painted using calcimine paint. The interior woodwork at that time was "grained" and given a varnish finish. Wallpapers were applied to the painted surfaces during the opera house years, ca. 1890–1917. This is discussed in more detail in Appendix D. By 1917, both the interior walls and the woodwork were painted light colors, with cream and white predominating. During the automobile dealership years—from 1919 through the 1950's—a two-color paint scheme was popular for the walls. The lower walls were painted a dark color, and the upper walls and ceilings a light color. "Individual taste" seems to have been the rule of thumb for the painted finishes in the second-story apartments installed in 1971.

For a more detailed discussion of these results, see Chapter II. The paint analysis results are described for each period in the section entitled "Finishes."

APPENDIX D.

Wallpaper Analysis

Objective

Wallpaper was used at some time to finish the interior walls, judging by samples found in the building. These samples were studied for two reasons: first, to know if the walls were papered during the chapel period, 1843–72; and second, even if the samples were not from the chapel period, to determine when the wallpapers were applied in the evolutionary history of the building.

Methodology

Most of the wallpaper samples were obtained by simply pulling the papers from their plaster substrate. This was possible because the walls had first been painted with a calcimine-type paint, so that the bond between paper and plaster was easily broken. Multiple layers of papers were separated at the Cultural Resources Center using two methods. One involved prying the papers apart with a metal spatula. The other, used only if the first method failed, involved spraying the back side of the papers with water and then prying the layers apart with the spatula. Wet papers were dried on acid-free blotting papers. The individual layers were then encapsulated in clear mylar for protection.

The wallpaper samples were assigned IROS log numbers similar to the mortar, nails, and paint samples, with the letter "W" denoting a wallpaper sample. The first wallpaper sample taken, for example, was assigned log number "WORI 02 W01." A single wallpaper sample in some cases included multiple layers of papers. Each layer was labeled separately with a lower-case letter, with the earliest layer assigned letter "a," and the next, the letter "b."

Dating

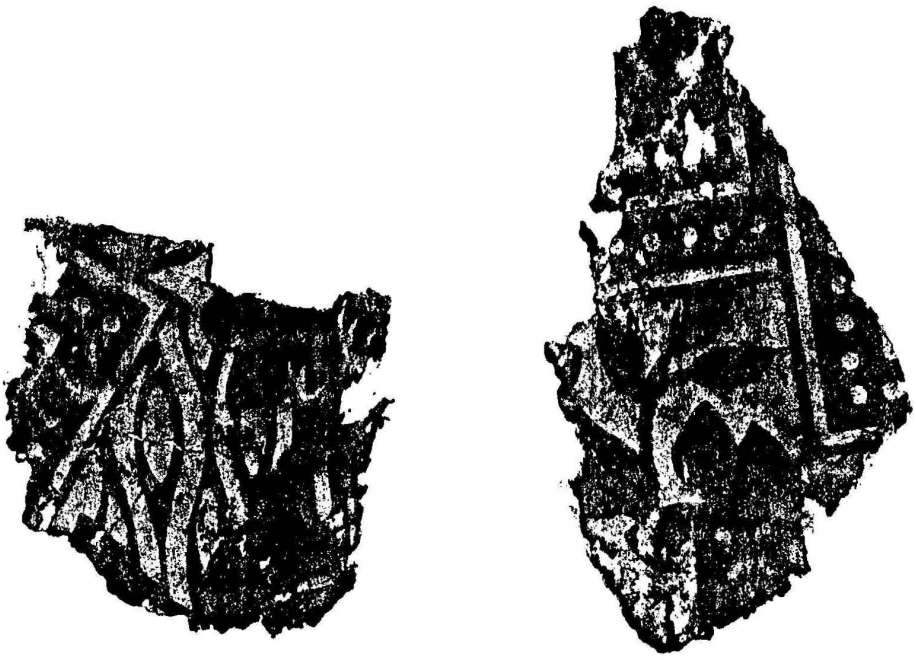
The wallpapers were dated by examining both the substrate to which the papers were attached and the papers themselves. For example, as indicated in Appendix A, a date is known for many of the wall plasters from which the papers were removed. These dates are 1843, 1872, and 1917. Clearly a wallpaper found on 1872 plaster could not have been applied before 1872.

The wallpapers themselves could also be dated on the basis of several characteristics, including paper size, paper type, printing type, and stylistic design. Generally speaking, the following guidelines may be used. Wallpapers with horizontal seams are early, hand-made papers predating 1835. Continuous roll paper with no horizontal seams may be dated to 1835–40 or later. Wallpaper made with mechanically processed wood pulp replaced the more expensive rag-pulp papers beginning around 1855. Designs printed by machine-driven rollers first appeared in the 1840's. Lastly, popular wallpaper designs changed over the years in a manner similar to clothing styles. Certain styles and colors therefore may be characterized as dating from a certain period such as "mid-" or "late 19th century."[1]

[1] Catherine Lynn, *Wallpaper in America*, 1982, and "Tests for Fiber Identification" on file at the Cultural Resources Center.

Locations and Descriptions

WORI 02 W01—Layer a (1 of 2)

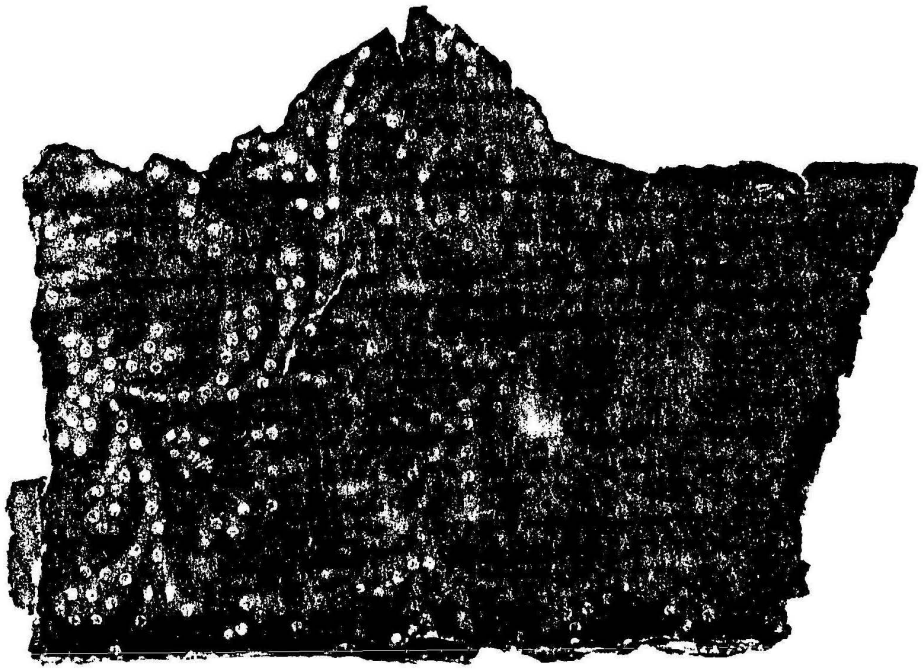


Location: Upper west wall of 1872 second-story auditorium, area within first north addition. Sample removed from present attic behind pilaster and beam installed in 1917.

Description: Geometric and foliate design machine printed in light blue on a gray-blue ground.

Date: Circa 1912.

WORI 02 W01—Layer b (2 of 2)



Location: Same as WORI 02 W01—Layer a.

Description: Mustard-yellow foliate design with white dots on a red background.

Date: Circa 1915.

WORI 02 W02—Layer a (1 of 1)

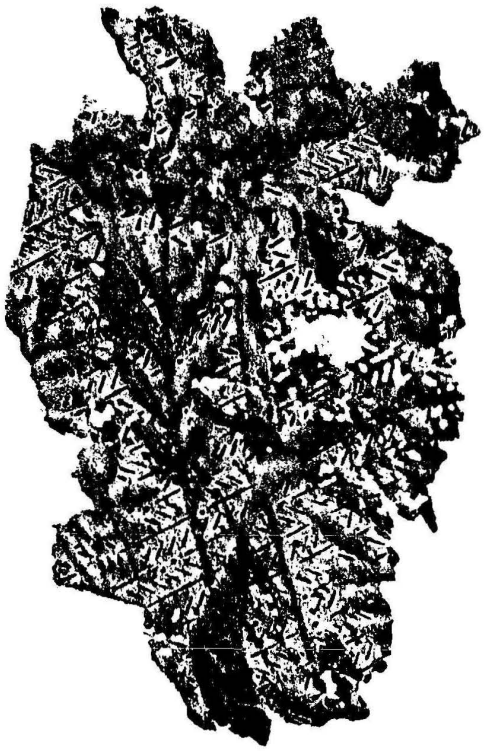


Location: Upper east wall of 1872 second-story auditorium. Sample removed from present attic behind pilaster and beam installed in 1917.

Description: A wide border paper, machine-printed in colors of brown, red, and maroon on a pink background. Paper is a mechanically treated wood-pulp type. This was most likely the border for WORI 02 W01—Layer b.

Date: Circa 1915.

WORI 02 W03—Layer a (1 of 3)

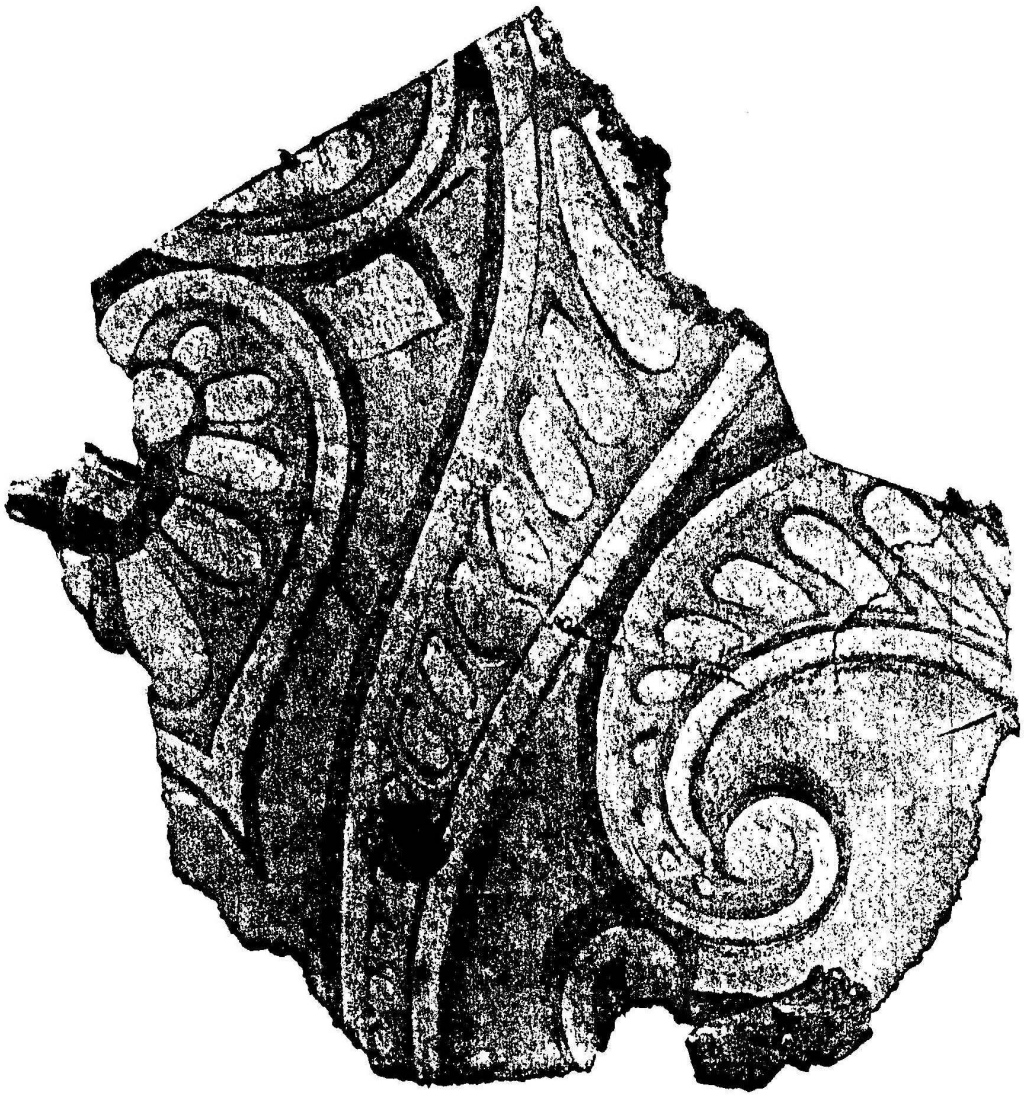


Location: First-story west wall, on 1843 plaster, behind pilaster installed in 1917 (within the west store 1872–1917). See also M09 and P07.

Description: Blue foliate pattern on mustard-yellow background. Design is machine-printed on a cotton-fiber paper.

Date: Circa 1902.

WORI 02 W03—Layer b (2 of 3)



Location: Same as WORI 02 W03—Layer a.

Description: Stylized floral pattern machine-printed in colors of yellow, white, light blue, and green on a mechanically treated wood-pulp paper.

Date: Circa 1907.

WORI 02 W03—Layer c (3 of 3)



Location: Same as WORI 02 W03—layer a. Date: Circa 1912.

Description: Blue diaper pattern machine-printed on a plain paper background. Paper is made of mechanically treated wood pulp.

Conclusions

None of the wallpapers examined date to the Wesleyan Chapel period. Rather, all appear to have been hung sometime between 1890 and 1915 when the building was known as the Johnson Opera House.

APPENDIX E.

Structural Load-Bearing Analysis

By Terry Wong
Calculations by Larry Reynolds
Denver Service Center, NPS

Introduction

This load-bearing analysis is intended to both examine the historic structural elements and evaluate the impact of the proposed use on the integrity of the structure. Recommendations for strengthening those areas that are deteriorated or inadequate are contained in the section of Chapter IV entitled, "ACTIONS TO BE TAKEN."

Structural load-bearing calculations were computed for the extant historic structural elements—i.e., the foundation, the walls, and roof framing (trusses, purlins, and rafters). The results of the structural load-bearing analysis conducted for the Wesleyan Chapel are presented below. The calculations for the analysis, however, are not included in this report. They are available upon request from:

Terry Wong, Structural Engineer
National Park Service
Denver Service Center, TWE
12795 W. Alameda Parkway
P.O. Box 25287
Denver, CO 80225
(303) 969-2560

Analysis

The load-bearing analysis for the Wesleyan Chapel is based on requirements of both the New York State Building Construction Code and the BOCA Basic National Building Code. The following structural loads were used as a basis for the analysis:

Snow Load:	40 psf (pounds per square foot); (modified for roof slope and unbalanced load where appropriate)
Wind Load:	15 psf
Earthquake:	Zone 2 (Z = 0.5)

This load-bearing analysis is primarily concerned with the remaining 1843 historic fabric, whether or not those elements will remain in structural use. New structural members or systems were not analyzed, other than to discuss their effect on the historic fabric.

The structure was analyzed for the historic configuration and the proposed use. The proposed use was fundamentally determined by a design competition whose program included a design for the remains (1843 fabric only) of the Wesleyan Chapel. The winning entry included new structural elements, some of which will affect the remaining historic fabric.

The proposed design relies on a new wall and a row of new columns to provide support for the historic walls and roof structure. The new wall will be built outside the existing east brick wall; the row of new columns will be erected inside the existing west wall. The function of the wall and the columns will be to carry new steel beams. The beams will span the width of the building, one beam being located parallel to and under each of the historic roof trusses. The new wall will carry the east end of the beams; the new columns will support the beams near the latter's west ends, as the beams pass over the columns and terminate above the existing west brick wall.

The beams will provide direct support for the historic roof trusses, which will bear on the beams at the truss ends (heel joints). The beams will also serve as a frame from which new steel panels will be hung. These panels will cover both sides of the extant east and west walls, thus stabilizing these historic features.

It should be noted that the new structural system above is only a concept at this time, and that refinements will be made as the design progresses.

The existing stone foundation was analyzed for the condition where the exterior brick walls remain as bearing walls for the roof trusses. Although this may not be correct in the final design, it is the maximum load for the foundation. The roof-truss load was distributed over an 8-foot width (the distance between the historic windows) at the foundation level. The total load is 4,309 pounds per linear foot, which includes the wall and foundation dead load. Using a footing width of 1 foot 8 inches, the resultant soil bearing pressure is 2,580 pounds per square foot (psf). BOCA Table 1001 lists the presumptive surface bearing value for stiff clay to be 2 tons per square foot (4,000 psf). Since the actual maximum load is less than this value, it is concluded that the existing foundation is adequate. Furthermore, the soil-bearing pressure above will probably be reduced with the introduction of the new wall and columns. In fact, the historic foundation may only support the wall dead load, which will result in a minimal load.

The existing east and west brick walls were analyzed as vertical beam elements spanning from the top of the foundation to the roof eave. This results in a span of 18 feet 5 inches (when the current roof is lowered to the historic location). Wind load, which controls over seismic load, was applied uniformly to the simple span. Horizontal reactions are provided by the foundation and roof diaphragm. The following load cases were analyzed:

Load Case 1: Dead Load + Live (Snow) Load
Load Case 2: (Dead Load + Wind Load) × 0.75
Load Case 3: (Dead Load + Live Load + Wind Load) ×. 0.75
Load Case 4: (Dead Load + Uplift Load) × 0.75

For wind and uplift loads, the design values were multiplied by 75 percent, which corresponds to the 33 percent stress increase allowed by code. The resultant maximum stresses were computed to be 28 pounds per square inch (psi) compression (load case 3), and 11 psi tension (load case 2). The compressive bearing stress under the roof truss was calculated to be 21 psi. Assuming a masonry-wall ultimate compressive strength (f'm) for the brick assemblage of 750 psi, and the compressive strength of mortar of 350 psi, the allowable compressive stress was computed to be 156 psi, and the allowable tensile stress was 19 psi (ACI 531). This indicates that the stresses resulting from the design loads are within the allowable values.

An additional condition was analyzed, in which the structure had no north or south end walls. (This is the present and proposed configuration of the structure.) In this configuration, the roof diaphragm cannot transfer horizontal wind loads to the end shear walls, because they do not exist. Therefore, the side walls (east and west) must resist these loads. These walls will act as vertical cantilevered beam elements, with horizontal loading at the top of the wall due to the wind load on the roof. With this configuration, the maximum compressive stress was computed to be 169 psi (load case 3), and the maximum tensile stress was 141 psi (load case 2). Although the actual compressive stress is only 8 percent over-stressed, the tensile stress is more than 7 times overstressed. This indicates the need to provide some means of horizontal support at the top of the existing east and west walls if the walls are to remain unaltered.

It is important to note that only portions of the historic east and west walls exist as a consequence of later openings cut into the walls. The fragmented walls by themselves are probably not capable of supporting or resisting any gravity or lateral loads. Furthermore, the brickwork above these openings must be supported if nonhistoric brickwork is removed. The steel wall panels must stabilize the historic walls against both gravity and lateral forces.

The heavy timber roof trusses actually function as "frames," since the vertical web members intersect the bottom chord at right angles. Furthermore, the trusses are loaded by the upper purlins between panel points (nodes). Both of these conditions induce shears and moments, in addition to axial forces, into the members, which is not typical of a pure truss. The terminology of "truss" will still be used, although in a structural-engineering sense, the element functions principally as a "frame." Member and node numbers used for the structural analysis are shown in figure 83.

The following loads and load combinations were used in the truss analysis:

Loads:
Dead Load (DL) - - - - - - - - - 11 psf
Snow Load (SL) (Balanced)- - - 30 psf (sloped roof)
Snow Load (SL) (Unbalanced) - 40 psf (sloped roof)
Wind Load (WL) - - - - - - - - -15 psf (basic)
Uplift Load (UL) - - - - - - - - -16 psf (open building)

Load Combinations:
Load Case 1: DL + SL (BAL)
Load Case 2: DL + SL (UNBAL)
Load Case 3: DL + SL (BAL) + WL
Load Case 4: DL + SL (UNBAL) + WL
Load Case 5: DL + UL

The loads were applied as point loads at the upper and eave purlins for the typical interior truss (13 feet tributary width). This is the critical loading condition, since the interior and exterior trusses are physically similar. The results of the roof-truss analysis are shown in figure 84. Indicated in the last column of this table are the maximum forces for each member.

To compute truss-member stresses, the species, grade, and condition of each of the members were determined. Samples of the two northernmost trusses (trusses 1 and 2) were taken and sent to the U.S. Department of Agriculture Forest Products Laboratory for identification. The results of this identification illustrated the use of many different wood species, both softwoods and hardwoods. This was probably due to availability rather than a conscious effort to use particular woods for the components of the trusses. The wood species are indicated below:

Top Chord - - - - - Elm
Bottom Chord - - - Basswood and Elm
Web Members - - - Elm, Eastern Hemlock, and White Oak

It seems reasonable to assume the wood species originally used to construct the trusses varied from truss to truss. Therefore, allowable member stresses were chosen conservatively for the weakest of the member species. Member grades and conditions were determined visually. Deriving from the above, the following allowable stresses were used in the analysis:

Fb - - - - - - 1200 psi (single member use)
Fv - - - - - - 85 psi
Fc - - - - - - 875 psi
Ft - - - - - - 875 psi
Fcl - - - - - 300 psi (perpendicular to grain)

The allowable stresses were modified for a load duration factor of 1.15 for snow load and 1.33 for wind load. Deflection was not considered critical in the member analyses.

Analysis of the roof-truss members was done for axial, bending moment, and shear forces, and combined (axial and bending) forces where appropriate. The results of this analysis indicate that all members are adequate, except for one portion of each top chord (chord sections 5 and 14 in figure 83). This is where the top chords bear on the diagonal web members. These areas are

overstressed 14 percent in shear. Such a degree of stress is not considered critical or unusual for historic buildings, so strengthening is probably not necessary.

The roof-truss joints were analyzed next. Two connections were found to be overstressed. First, the bearing connection of the diagonal web member to the top chord was calculated to be 20 percent overstressed. Again, this amount of stress is probably acceptable. The other connection that is overstressed is the heel joint (top chord to bottom chord). This joint is overstressed by 24 percent when the entire shear plane is considered. However, in many locations the end of the truss is decayed, such that only half of the shear plane is available to resist the force. When this condition is analyzed, the joint is overstressed by 147 percent. This obviously is the cause of the failure of the shear block, as cited in Chapter III.

The remaining structural roof members—purlins and rafters—were analyzed as simple beam members subjected to uniform loads. Samples of the members were taken and identified as Eastern Hemlock. Again, visual inspection was used to determine grade and condition. Based on this information, the following allowable stresses were determined:

Fb - - - -1350 psi (single member use)
Fb - - - -1500 psi (repetitive member use)
Fv - - - -85 psi
E - - - -1,200,000 psi

The allowable stresses were modified for a load duration factor of 1.15 for snow load. The live-load deflection was limited to length/240.

The method of analysis for the existing 8- by 6-inch upper and eave purlins differed. Although the members are the same size, the upper purlins actually support two times the load (twice the tributary width) of the eave purlins because rafters frame into them from either side. Furthermore, the upper purlins are rotated to match the slope of the roof, while the eave purlins are in a horizontal/vertical position. Because the upper purlins are rotated, asymmetrical bending exists that modifies the properties of the members. Both types of purlins were analyzed as simple spanning members—the probable historic condition—although the eave purlins are now supported intermittently by wood blocking. The results of the analysis are shown on the table that follows.

The stresses upon the existing 2 1/2-inch by 5 1/2-inch upper and lower rafters are similar, so the method of analysis used for them was basically the same. The only difference occurs in the end bearing condition of the members, which affects the shear strength. (These conditions are shown in figure 69.) In spite of this, the critical end condition is at the upper purlins, where both upper and lower rafters are mortised and tenoned into the purlins. Therefore, the allowable load for shear is identical for both members, as shown in the following table.

Roof Framing Analysis

	Allow Total Load (psf)			*DL (psf)*	*Allow Live Load (psf)*		
Member	*Shear*	*Bending*	*Defl.*		*Shear*	*Bending*	*Defl.*
Upper purlin	8	23	23	11	-0-	12	12
Eave purlin	17	59	42	11	6	48	31
Rafters	18	69	53	8	10	61	45

Notes:

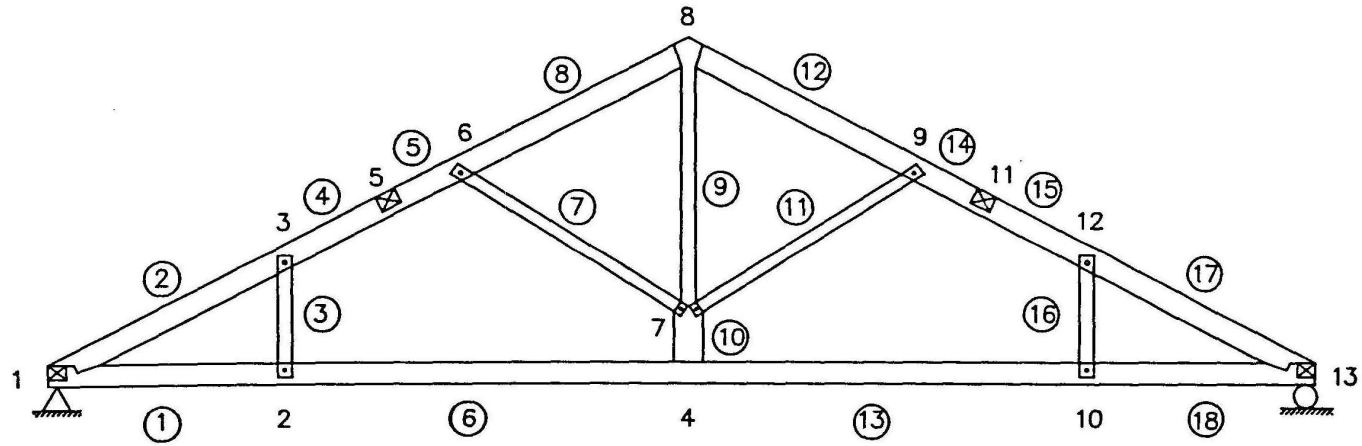
1. The eave purlin was analyzed as a simple spanning member, although it is now supported intermittently by wood blocking.
2. The dead load was approximated for the existing and new condition.
3. The allowable total load shown for the upper purlin has been adjusted for the rotated member.

The results of the analysis of the purlins indicated that neither the upper nor the lower purlins meet the load requirement for unbalanced snow loading. (The purlins should be capable of supporting a live load of 40 psf, or 30 psf for balanced snow load). The allowable live load values for shear are extremely low because the tenon into the roof trusses is only 2 1/2 inches deep. In the case of the eave purlins, the intermediate blocking must be retained so that the purlins do not have to span the entire distance between the trusses; otherwise, strengthening will be required. With the blocking retained, most of the load on the eave purlins will be transferred directly to the heavy timber plate below and then to the wall. In the case of the upper purlins, strengthening for both shear and bending is necessary. Although the deflection requirement is not met, it is probably not necessary in this instance. Strengthening for bending may improve the stiffness of the member and decrease the deflection.

The results of the analysis of the rafters indicated that both the upper and lower rafters are adequate with the exception of the shear stress. Again, because of the mortise-and-tenon connection at the upper purlins, the notched ends of the rafters have limited capacity. Strengthening of the mortise-and-tenon joints is needed to meet the snow-load requirement. (The bird's-mouth notch at the eave purlin has a shear capacity to support 38 psf, live load, which is satisfactory.)

Two other important considerations relating to the structural stability of the proposed design are uplift and lateral loads. As a consequence of "opening the building," the roof will be subject to uplift forces. Fortunately, all truss members and connections, as well as the purlins and rafters and most of their connections, are capable of resisting this load. Two areas that will require positive mechanical connections are the lower rafter-to-eave purlin connection, and the rafter-to-rafter connection at the ridge. Moreover, the roof trusses must be anchored to the new structural system.

Lateral loads will occur in both the north-south and the east-west directions. These loads must be transmitted through the structural system to the foundation. In the proposed design, both the north-south and the east-west lateral loads must be resisted by the new structural system. This is because the members of the historic system are insufficient to resist these loads, and they cannot transfer the forces to the foundation. At this time, it is not obvious how the new structural system will resist the lateral loads.



NODE AND MEMBER NUMBERS

4 0 4 8

SCALE OF FEET

ROOF TRUSS ANALYSIS HISTORIC STRUCTURE REPORT WESLEYAN CHAPEL – WOMEN'S RIGHTS NHP	DRAWN: TLW DATE: 4/88 ILLUS:

306

Figure 83. Wesleyan Chapel: Roof Truss Analysis, Node and Member Numbers, 1988.

TABLE 1
WOMEN'S RIGHTS NHP - WESLEYAN CHAPEL ROOF TRUSS ANALYSIS

MEMBER	CASE I D + S BAL			CASE II D + S UNBAL			CASE III D + S BAL + W			CASE IV D + S UNBAL + W			CASE V D + U			MAXIMUM FORCES		
	P	V	M	P	V	M	P	V	M	P	V	M	P	V	M	P	V	M
1	10.30	0.42	39.0	5.62	0.00	0.8	10.60	0.45	42.6	5.87	0.00	2.8	-1.25	0.05	4.8	10.6/-1.25	0.45	42.6
2	-11.70	0.28	29.8	-6.37	0.12	12.9	-10.70	0.27	28.3	-5.40	0.11	11.5	1.43	0.03	3.6	1.43/-11.7	0.28	29.8
3	-8.25	0.00	0.0	0.11	0.00	0.0	-0.93	0.00	0.0	0.00	0.00	0.0	0.10	0.00	0.0	0.11/-0.93	0.00	0.0
4	-12.10	1.07	67.5	-6.32	0.00	14.5	-11.20	1.14	68.7	-5.41	0.12	15.7	1.47	0.13	8.2	1.47/-12.1	1.14	68.7
5	-9.36	4.35	67.5	-5.59	1.42	19.7	-8.44	4.26	68.7	-4.67	1.34	16.6	1.14	0.53	8.2	1.14/-9.36	4.35	68.7
6	10.31	0.41	39.0	5.62	0.11	16.7	10.50	0.47	42.6	5.87	0.00	9.6	-1.25	0.00	4.8	10.5/-1.25	0.47	42.6
7	-5.98	0.00	0.0	-2.01	0.00	0.0	-5.85	0.00	0.0	-1.88	0.00	0.0	0.73	0.00	0.0	0.73/-5.98	0.00	0.0
8	-5.56	0.30	37.6	-4.31	0.16	19.7	-4.73	0.27	34.5	-3.48	0.13	16.6	0.68	0.00	4.6	0.68/-5.56	0.30	37.6
9	5.57	0.00	0.0	4.18	0.31	33.0	4.77	0.09	9.8	3.39	0.22	23.3	-0.68	0.00	0.0	5.57/-0.68	0.31	33.0
10	0.82	0.00	0.0	0.62	4.22	77.0	0.71	1.25	22.7	0.50	2.98	54.3	-0.10	0.00	0.0	0.82/-0.10	4.22	77.0
11	-5.98	0.00	0.0	-6.95	0.00	0.0	-4.39	0.00	0.0	-5.37	0.00	0.0	0.73	0.00	0.0	0.73/-6.95	0.00	0.0
12	-5.56	0.30	37.7	-4.03	0.29	36.8	-4.82	0.23	29.4	-3.29	0.23	28.6	0.68	0.04	4.6	0.68/-5.56	0.30	37.7
13	10.30	0.41	39.1	9.84	0.72	60.2	9.32	0.23	25.1	8.85	0.54	45.5	-1.25	0.05	4.8	10.3/-1.25	0.72	60.2
14	-9.36	4.32	67.1	-8.45	5.08	86.4	-7.61	3.17	47.4	-6.70	3.92	66.6	1.14	0.53	8.2	1.14/-9.36	5.08	86.4
15	-12.10	1.05	67.2	-11.80	1.54	86.4	-10.40	0.69	47.4	-10.10	1.18	66.6	1.47	0.13	8.2	1.47/-12.1	1.54	86.4
16	-0.83	0.00	0.0	-1.36	0.00	0.0	-0.50	0.00	0.0	-1.03	0.00	0.0	0.10	0.00	0.0	0.10/-1.36	0.00	0.0
17	-11.70	0.29	30.1	-11.20	0.30	32.1	-10.20	0.22	23.0	-9.64	0.24	25.0	1.43	0.04	3.7	1.43/-11.7	0.30	32.1
18	10.30	0.42	39.1	9.84	0.63	59.5	9.32	0.27	25.1	8.85	0.48	45.5	-1.25	0.05	4.8	10.3/-1.25	0.63	59.5

Notes:

1. Units are kips and inches

2. Loads
   D - Dead Load
   S - Snow Load: BAL - Balanced; UNBAL - Unbalanced
   W - Wind Load
   U - Uplift Load

3. Forces
   P - Axial: -P - Compression; +P - Tension
   V - Shear
   M - Moment
   Shear and Moment values shown are maximum for member

4. Loads and forces shown are typical for interior truss (maximum condition).
   Exterior loads and forces are half the values shown.
   truss

5. Maximum forces do not occur simultaneously.

Figure 84. Table 1. Women's Rights NHP—Wesleyan Chapel Roof Truss Analysis, 1988.

V. BIBLIOGRAPHY

A History of Seneca Falls, N.Y. (1779-1862). Excerpted from "Brigham's—1862—Geneva, Seneca Falls and Waterloo Directory"; reprinted in April 1975 by the Seneca Falls Historical Society.

Anderson, Elayne; Wong, Terry; and the Williamsport Preservation Training Center. "Preliminary Draft Historic Structure Report: Architectural Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York." U.S. Department of the Interior/National Park Service, Denver Service Center, 1987.

Brown, Sharon A. *Historic Structure Report: Historical Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York.* U.S. Department of the Interior/National Park Service, April 1987.

Bull, Mary Sherwood; ed. by Riegel, Robert E. "Woman's Rights and Other 'Reforms' In Seneca Falls" (1880). *New York History*, Vol. XLVI No. 1. Cooperstown: New York State Historical Association, 1965.

First Wesleyan Methodist Church Records, Seneca Falls Historical Society Archives Collection 22: Seneca Falls, N.Y., Churches Collection —

"Book No. 1, The Property of the First Wesleyan M. Church, Seneca Falls, N.Y." (1843-1871).

"Book No. 2, The Property of the First Wesleyan M. Church, Seneca Falls, N.Y." (1858-1863).

"Book No. 3, The Property of the First Wesleyan M. Church, Seneca Falls, N.Y." (1863-1870).

"Book No. 4, The Property of the First Wesleyan M. Church, Seneca Falls, N.Y." (1869-1874).

"Book No. 7, Clerks Records, First Wesleyan M. Church, Seneca Falls, N.Y." (1874).

Goss, W.F.M. *Bench Work in Wood.* Boston: Ginn and Co., 1887 and 1890.

Hamlin, Talbot. *Greek Revival Architecture in America.* N.Y.: Oxford University Press, 1944; reprinted 1964 by Dover Publications, Inc., of New York.

History of Seneca County, New York. Philadelphia: Everts, Ensign and Everts, 1876; reprinted in 1976 by W.E. Morrison and Company, Ovid, New York.

Lamps and Other Lighting Devices, 1850–1906. Princeton: The Pyne Press, 1972.

Lynn, Catherine. *Wallpaper in America.* N.Y.: W.W. Norton and Company, Inc., 1980.

Manual of the Churches of Seneca County With Sketches of Their Pastors 1895-1896. Seneca Falls, New York: Courier Printing Company, 1896.

Myers, Denys Peter. *Gaslighting in America: A Guide for Historic Preservation.* U.S. Department of the Interior/Heritage Conservation and Recreation Service, 1978.

National Park Service and the National Endowment for the Arts. *Women's Rights National Historical Park Design Competition Program.* July 1987.

Nelson, Lee H. "Nail Chronology as an Aid to Dating Old Buildings." Technical Leaflet 48, American Association for State and Local History, November 1968.

Pearson, Barbara E. "Architectural Survey, Women's Rights National Historical Park, Seneca Falls, New York." U.S. Department of the Interior/National Park Service, North Atlantic Historic Preservation Center, March 1984.

——. "Draft Historic Structure Report: African Meeting House, Boston, Massachusetts." U.S. Department of the Interior/National Park Service, North Atlantic Historic Preservation Center, June 1982.

Peirce, Josephine H. *Fire on the Hearth: The Evolution and Romance of the Heating-Stove.* Springfield: The Pond-Ekberg Co., 1951.

Stanton, Elizabeth Cady; Anthony, Susan B.; and Gage, Matilda Joselyn. *History of Woman Suffrage.* Vol. I. 1848-1861. N.Y.: Fowler and Wells, 1881.

Weber, Sandra S. *Special History Study, Women's Rights National Historical Park, Seneca Falls, New York.* U.S. Department of the Interior/National Park Service, September 1985.

Webster's Ninth New Collegiate Dictionary. Springfield, MA: Merriam-Webster Inc., 1983.

Zitzler, Paula A. "Draft Historic Structure Report: Archeological Data Section, Wesleyan Chapel, Women's Rights National Historical Park, New York." U.S. Department of the Interior/National Park Service and The American University, September 1986.

OTHER SOURCES

Seneca County deeds for the Wesleyan Chapel property, Seneca County Courthouse, Waterloo, New York:

1843 Deed Book 0^2, p. 238
1871 Deed Book 82, p. 48
1872 Deed Book 83, p. 277
1891 Deed Book 109, p. 339
1904 Deed Book 122, p. 163
1915 Deed Book 136, p. 591
1917 Deed Book 140, p. 587
1919 Deed not recorded
1921 Deed Book 146, p. 583
1925 Deed Book 153, p. 157
1926 Deed Book 154, p. 263
1944 Deed Book 189, p. 361
1956 Deed Book 273, p. 27
1959 Deed Book 292, p. 567
1971 Deed Book 353, p. 776
1985 Deed Book 405, p. 947

Seneca Falls maps, in the maps collection of the Seneca Falls Historical Society, Seneca Falls, New York:

1836 "Map of the Village of Seneca Falls for V.B. Ryerson by John Burton, Surveyor" (traced by S.S. Smith 8-8-21).

1852 "The Village of Seneca Falls," included in the Plat Book of Topographical Maps, Seneca County, N.Y.

1856 Cadastral Wall Map of Seneca Falls, published by J.H. French, Philadelphia.

1871 "Map of the Village of Seneca Falls, Seneca Co., New York," published by W.W. Richie, Philadelphia.

1873 "Birds' Eye View of Seneca Falls, N.Y.," by Parsons and Atwater, Bath, N.Y.

1881 Sanborn Maps of Seneca Falls.

1882 "Seneca Falls, New York, 1882, Looking North-West," by the Philadelphia Publishing House.

1886 Sanborn Maps of Seneca Falls.

1896 "Map of Seneca Falls, Seneca County, N.Y., from Official Records and Surveys under the direction and personal supervision of Lucius T. Tenney, C.E.," published by D.L. Miller and Company, Philadelphia.

1897 Sanborn Maps of Seneca Falls.

1911 Sanborn Maps of Seneca Falls.

1916 Sanborn Maps of Seneca Falls.

1925 Sanborn Maps of Seneca Falls.

1925 (corrected to 1955), Sanborn Maps of Seneca Falls.

☆ U.S. Government Printing Office: 1993—702-054