

**MINUTES  
BUSINESS MEETING  
NEW CASTLE COUNTY HISTORIC REVIEW BOARD  
DEPARTMENT OF LAND USE - NEW CASTLE ROOM  
87 READS WAY, NEW CASTLE, DELAWARE  
April 2, 2019  
5:00 P.M.**

The Business Meeting of the Historic Review Board of New Castle County was held on Tuesday, April 2, 2019 in the New Castle room of the Government Center Building, 87 Reads Way, Corporate Commons in New Castle, DE.

The meeting was called to order by Chairperson Barbara Benson at [5:00 p.m.]

The following Board members were present:

Dr. Barbara Benson  
John Brook  
Barbara Silber  
Karen Anderson

The following Board members were absent:

John Davis  
Steve Johns  
Rafael Zahralddin

Planning Board Attorney, Department of Law

Collen Norris

The following Department of Land Use employees were present at the meeting:

Elizabeth Caufield  
Christopher Jackson

The following members of the public were in attendance:

None.

**MINUTES**

March 5, 2019 Business Meeting Minutes

On a motion made by Mr. Brook and seconded by Ms. Silber, the New Castle County Historic Review Board voted unanimously to approve the March 5, 2019 Business Meeting Minutes.

**DEFERRALS**

None.

**OLD BUSINESS**

None.

**NEW BUSINESS**

National Register of Historic Places District Amendment: “**Eleutherian Mills-Hagley Historic District,**” 200 Hagley Creek Rd., Christiana Hundred, (TPs 07-024.00-028, 07-027.00-032, 06-098.00-003, 06-098.00-004, 06-117.00-001, 07-030.00-009, 07-027.00-061, & 07-027.00-036). SE & OR Zoning. CD 2.

At a business meeting held on April 2, 2019, the New Castle County Historic Review Board (HRB) considered the public testimony and proposed updates to the Eleutherian Mills-Hagley Historic District provided by the applicant (University of Delaware Center for Historic Architecture and Design).

In discussion preceding the vote, the Board members offered the following comments:

Dr. Benson clarified to the Board members the process for deliberating National Register Nominations, in which each Board member states whether they support the nomination or not as well as which criteria they believe the nomination is eligible under.

Mr. Brook stated that he was in support of the nomination under Criteria A, B, and C. He stated his support was particularly under Criterion B, based on the district’s affiliation with Louise DuPont Crowninshield, who played an active role in restoring the property, developing the garden and ruins of the older powder mills, and the Colonial Revivalist movement in Delaware. He stated that he supported including her and expanding the Period of Significance for the district.

Ms. Silber stated that the file was an excellent documentation for the district and the updated nomination is eligible under Criterion A, B, and C. She stated that the existing archaeological sites within the National Register District warrant mention in the nomination. She stated she understood the concern is that the resources are a little less finite, as they have not been fully evaluated. She stated that the documentation of the archaeological resources is extensive and robust and there is a long history of archaeological research within the district bounds. She acknowledged the Delaware State Historic Preservation Office’s (SHPO) opinion that there may be a manner in which the resources could be acknowledged with guidance from the National Park Service in the future. She stated that otherwise, the nomination does a successful job in documenting the architectural resources, the history, and the persons associated with the district.

Ms. Anderson stated her support for the nomination, as it is an excellent example of an open-air museum, as well as it is an example of the industrial movement in American history. She stated that she believed the nomination was eligible under Criteria A and D.

Dr. Benson stated she supported the nomination under Criterion A for its open-air museum development, Criterion B for its affiliation with Louise Crowninshield and the development of the gardens, and Criterion C for the further development of the property and addition of the Eleutherian Mills Historical Library. She stated that the library is a perfect example of mid-century modern architecture and its collections are outstanding.

The Board members proceeded to discuss the application after a motion made by Mr. Brook and seconded by Ms. Anderson to approve the nomination under Criteria A, B, and C. Dr. Benson stated that Hagley would need to consent to any archaeological work and investigation for the nomination,

and perhaps they may come back before the Historic Review Board in the future regarding the archaeological resources on the property. She stated that if Hagley did not choose to pursue archaeological work for the nomination, that she would be willing to not require archaeological work at this time.

Ms. Silber stated that she understood that the content of the nomination is the prerogative of those preparing the form; however, the responsibility of the Historic Review Board is to take into consideration of the form and its permanent record. She understood the addition of archaeological information at this stage in the nomination is difficult; however, there have been a number of archaeological surveys completed that should be mentioned some place in the nomination (i.e. through an exhibit or addendum). She stated that the SHPO seems to be looking for guidance to determine a place in the nomination to mention the archaeological resources.

Ms. Caufield stated that in her discussions with the SHPO, in order to include information about the archaeological resources there needs to be specific information regarding what type of work was done and potential eligibility. She stated in her communications with the SHPO, they indicated there did not seem to be enough information to fully incorporate specific information regarding those resources.

Ms. Silber understood that the resources need to be delineated and defined and she understood that they have not been delineated at this point. She stated the Board needs to consider these as a precautionary step for the future, as the omission of the resources can be misleading to the record. She stated the document as it stands is very thorough for A, B, and C but Criteria D appears to have been neglected. She stated she understood the circumstances as they are and believes that the SHPO's guidance at this point should be followed.

Dr. Benson stated that she had been looking at the criteria and believes that Hagley does continue to yield information in the future important to history as listed in Criterion D, and that seems to be a part of their mission.

On a motion by Mr. Brook and seconded by Ms. Anderson, the Historic Review Board voted unanimously to approve the proposed National Register Nomination Update for the Eleutherian Mills-Hagley Historic District under Criterion A, B, and C.

#### **REPORT OF THE PRESERVATION PLANNER**

None.

#### **REPORT OF THE CHAIRPERSON**

Dr. Benson stated that she did not have a report prepared; however, she did drive by the Emily Bissel School located on Newport Gap Pike, which appears to be deteriorating. She recommended that Code Enforcement evaluate the property for any potential code violations or demolition by neglect.

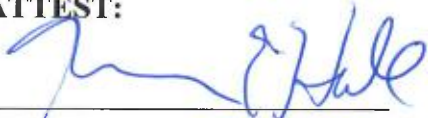
#### **COMMENTS FROM THE PUBLIC**

None.

**ADJOURNMENT**

The Board voted to adjourn the meeting at 5:17 p.m.

**ATTEST:**



Richard E. Hall, AICP  
General Manager  
Department of Land Use



Dr. Barbara Benson  
Chairperson  
Historic Review Board