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HISTORIC STRUCTURES REPORT

PART II (PORTION)

ARCHITECTURAL DATA SECTION

ON

HAMPTON MANSION

Rehabilitation of Exterior

Hampton National Historic Site

Prepared by
Norman M. Souder
Architect
June 1966

for

Philadelphia Planning and Service Center, Design and Construction
National Park Service

HISTORIC STRUCTURES REPORT

PART II (PORTION)

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ON

HAMPTON MANSION

Rehabilitation of Exterior

A P P R O V A L S H E E T

RECOMMENDED

Superintendent

Date _____

H. Reese Smith
Chief, Design and Construction

Date 6-3-66

Regional Director, Northeast Region

Date _____

APPROVED

Director

Date _____

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I. INTRODUCTION

This Part II (Portion), Architectural Data Section, Historic Structures Report on Hampton Mansion, deals only with the restoration of the exterior of the house as affected by the proposed re-stuccoing of the building.

The need for immediate attention to the exterior plastering is evident, and is fully detailed in this report.

In addition to the replastering there are necessary repairs to be made to the adjacent exterior woodwork surfaces, such as, pilasters, cornice, etc. If sufficient funds are available, the replacement of the circular windows in the chimney houses and the restoration of the chimneys should be included in the proposed project.

The funds for the project are available under Fiscal Year 1965 appropriation.

The Part I, Architectural Data Section was submitted to the Regional Director on May 20, 1966.

Norman M. Souder
Architect
June 1966

II. EXISTING CONDITIONS - EXTERIOR

A. Walls

The walls at Hampton Mansion are constructed of unusually small size rubble sandstone, over which plaster is applied. The construction of the walls indicates that it was the designer's (or builder's) intention that the stone surface be covered with stucco.

Investigation reveals that the original plaster was high in sand content and the color a peach-tan. The original surface and color has disappeared after years of patching and painting. The bonding of the plaster to the stone surface was poor and as a result, large areas of plaster have spalled off from time to time. The spalling process is continuous and is a constant maintenance problem. Currently there are a number of small areas of stone exposed and innumerable cracks which predict further plaster spalling.

The high base below the water table is scored to simulate large pieces of ashlar stone. The area between the pedestal and the band courses which form the water table is divided into three ashlar type courses, varying between thirteen and fourteen inches in width. The present surface is the third layer of plaster. The remains of the two earlier layers are still in place, each with the same joint pattern. The scorings in the base are cut-in and filled with white mortar.

Shortly after the property was acquired by the National Park Service, Architect Charles E. Peterson was engaged in the initial portion of the restoration of Hampton. A trace of the original ashlar pattern

on the walls above the water table was found, but it has since been concealed by newer plaster. Due to the repeated repairs and painting the surfaces above the water table have been plain (without the ashlar pattern) for an unknown length of time. Sufficient traces of the original imitation ashlar jointing were recently found by the author which helped to determine the original design.

One such area has been detected on the north facade of the west wing and another small area on the north wall of the west hyphen. The third ghost of the former pattern was discovered on the south facade of the main house, between the Music Room window and the south portico. The scorings are so faint as to be unnoticeable in full sunlight. The coursing of the walls above the water table averages eleven inches and the full blocks are approximately twenty-four inches between vertical joints. The pattern was established by fixing the nearest vertical joint next to the door and window openings at eight inches from the edge of the frame. The pattern, when drawn on the elevations, results in a type of dog-eared lintel over the openings, in a manner similar to those used on English-Georgian buildings.

The ashlar design was shallowly scored by a pointing tool and the simulated joint lined with white paint.

B. Woodwork

The pilasters on both the north and south porticos show deteriorated base mouldings. The same is true of several of the columns on the faces of the porticos.

It is difficult to assess the rotting on the main cornice members until scaffolding is erected for a close-up investigation.

The frames and exterior trim in the large circular windows in the east and west chimney houses on the main roof are decayed and should be replaced when the gables and chimneys are re-stuccoed. At the same time, it would be advisable to replace the original circular sash which are missing and replaced by boards. Examination of the old frames show that window sash were once installed to light the loft area and the approaches to the roof doors. Photographs show boarding painted black and outlined in white to serve as a false window.

C. Chimneys

The two pairs of chimneys on the main house roof and the single chimneys on the east and west wings are stucco covered and have bulbous tops. In the nineteenth century castellated Victorian tops were applied to the chimneys as shown in the photographs of the period. These tops appear to have been covered over in a later reworking.

The original cap treatment of the eight chimneys on the house is not presently known. Further investigation will be required to determine the early treatment. The stucco covering the chimneys must be replaced at the same time the re-stuccoing of the main house is done. Close cooperation between the architect and the contractor on this feature will be required. The restoration decision based on architectural evidence, will have to be made when the present plaster is removed.

D. Spouting, Gutters and Flashings

The existing gutters and downspouts on Hampton Mansion are copper replacements of the original. In most cases they are not in the early locations. This was probably due to the installation of a cistern in the nineteenth century. At that time, a series of marble drainage basins on masonry foundations were erected near the corners of the building. The elevated structures formerly contained sand to filter the roof water. At the present time the basins serve only to carry roof water away from the building.

When the proposed rehabilitation of the exterior walls and woodwork is being accomplished, it will be necessary to inspect the gutters, downspouts and flashings for leakage and disintegration, and replace all defective metal work abutting the restored areas.

III. RECOMMENDATIONS

A. Removal of existing exterior plaster on mansion, including wing buildings, chimneys and drain boxes.

B. Application of metal lath to stone surfaces.

C. Application of stucco to match original in texture, color and design to simulate ashlar joints as shown on the drawings.

D. Replacement of circular windows and frames on chimney houses.

E. Replacement of defective exterior woodwork and mouldings on pilasters, columns and cornices. Replacements to be copies of work removed.

F. Replacement of defective gutters and downspouts.

G. Restoration of eighteenth century chimney caps following removal of the Victorian portions.

H. Repainting of exterior wood portions of building.

HAMPTON ESTIMATE

1. Stucco

Removal of existing stucco, lathing and application
of 3 coats stucco with scoring as per details

\$44,880.00

2. Carpentry

Repairs of cornices, pilasters, mouldings, window
trim, etc.

10,000.00

3. Chimney Restoration

10,000.00

4. Sheet metal repairs

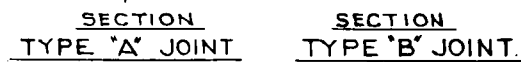
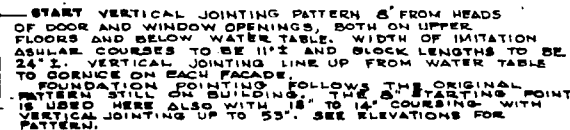
3,000.00

5. Exterior painting

8,000.00

TOTAL

\$75,880.00



SCALE - $3/32" = 1'-0"$

SCALE		DATE / INITIAL	
RECOMMENDED	_____	UNITED STATES DEPARTMENT OF THE INTERIOR NATIONAL PARK SERVICE DESIGN AND CONSTRUCTION PREPARED BY EASTERN STATE EXTERIOR REABILITATION TITLE OF DRAWING HAMPTON MANSION LOCATION WITHIN PARK HAMPTON NATIONAL HISTORIC SITE NAME OF PARK	REVISED
	_____		REGION
	_____		NORTH EAST
	_____		POP. NO.
	_____		SHEET 1 of 2
APPROVED	_____	DRAWING NO.	_____
	_____		_____
	_____		_____
	_____		DATE