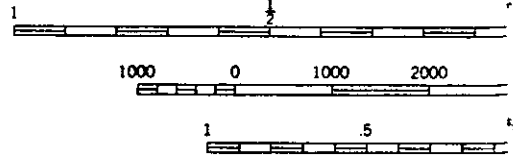
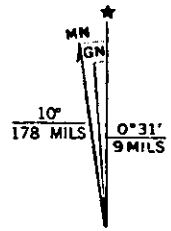


by the Geological Survey

tereoplanigraph
 1956
 datum
 coordinate system,
 Transverse Mercator



CONTOUR IN
 NATIONAL GEODETIC

operation with State of
 maps taken 1969 and 1974.

**CHESTER COUNTY
 HATFIELD-HIBERNIA HIS. DIS.
 PLOT PLAN
 USGS MAP**

THIS MAP COMPLIES WITH NAT
 FOR SALE BY U. S. GEOLOGICAL
 A FOLDER DESCRIBING TOPOGRAPHIC MAP

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See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic HATFIELD-HIBERNIA HISTORIC DISTRICT

and/or common N/A

2. Location

street & number at confluence of T376, LR15121, LR15123 N/A not for publication

city, town West Caln and West Brandywine Twps.
N/A vicinity of

state Pennsylvania code 42 county Chester code 029

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial
<input type="checkbox"/> structure	<input checked="" type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<u>N/A</u> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<u>N/A</u> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input checked="" type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input checked="" type="checkbox"/> park
			<input checked="" type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Multiple

street & number

city, town N/A vicinity of state

5. Location of Legal Description

courthouse, registry of deeds, etc. Chester County Courthouse

street & number Market and High Sts.

city, town West Chester state Pennsylvania

6. Representation in Existing Surveys

title Pa. Inventory of Historic Places has this property been determined eligible? yes no

date February 1984 federal state county local

depository for survey records Pennsylvania Historical and Museum Commission

city, town Harrisburg state Pennsylvania

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date <u> N/A </u>
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

The Hatfield-Hibernia Historic District encompasses an area of rural western Chester County. Located in the valley formed by the west branch of the Brandywine Creek and its surrounding rolling forested hills, the district was associated with the early grist milling and iron smelting complexes of the Hatfield and Brooke families. Many of the industrial buildings, workers' housing and community structures were originally part of the Hibernia Mansion lands or developed as service communities near the estate. The area still remained basically rural in character with the estate lands supplying the raw material, wood, to the operation of the forge and furnaces. This land is still associated with the mansion today and retains its forested character.

Hibernia Mansion and Estate, home of iron master Charles Brooke, lies to the west and north of the Brandywine Creek. The mansion itself is a restrained Georgian, stone structure, dating from the eighteenth century and remains the largest residence in western Chester County. The workers' houses associated with the estate, located south of the mansion, are one-story, stone cottages. The forge itself was also located on the plantation along the creek. Only below ground ruins of the stone forge remain today. Though no archaeological investigations have been made it is feasible that information on its size, location and operation could be gained from excavation.

The Hatfield Mansion and Estate located to the south and east of Hibernia was clustered around their grist mill on the Brandywine Creek. The mansion is a large stone, Federal structure, more typical of other housing in Chester County of the same period, than the Hibernia Mansion. The workers' housing associated with the Hatfield Estate are two and one-half story, stone structures, of a more substantial size and design than the Hibernia cottages. The stone grist mill stood just above the bend in the Brandywine Creek south of the Hibernia plantation, nothing of the mill remains today.

The district as nominated contains 828.7 acres, and encompasses the following resources: 21 structures of which only two are intrusions, 1 cemetery, a rail line right of way, and natural features of forest, farmland and a creek.

Today in the latter part of the twentieth century the buildings in the Hatfield-Hibernia Historic District retain their architectural integrity and rural character in a pastoral environment.

Inventory (numbers correspond to map numbers):

1. Cemetery, Hibernia Methodist Church.
West side of Hibernia Road.
Parcel #29-6-24

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Continuation sheet Property Owners Item number 4 Page 1

1. [Redacted] Tax Parcel 29-6-24
[Redacted]
[Redacted] PA
2. [Redacted] Tax Parcel 29-6-15
[Redacted]
[Redacted]
3. [Redacted] Tax Parcel 29-6-14
[Redacted]
[Redacted] HICKENSBY [Redacted] 6
[Redacted]
[Redacted] PA 19107
4. [Redacted] Tax Parcel 29-6-16
[Redacted]
[Redacted] PA 19369
5. [Redacted] Tax Parcel 29-6-23.6
[Redacted]
[Redacted] 1938
6. [Redacted] Tax Parcel 29-6-19.2
[Redacted]
7. [Redacted] Tax Parcel 19-6-19.1
[Redacted]
[Redacted] Wagonown PA 1937
8. [Redacted] Tax Parcel 29-6-19
[Redacted]
[Redacted] BOX 40
[Redacted] Wagonown PA 1937
9. [Redacted] Tax Parcel 29-6-17
[Redacted]
[Redacted] West Chester PA 19380
10. [Redacted] Tax Parcel 19-6-18
[Redacted]
[Redacted] 1938
11. [Redacted] Tax Parcel 29-6-38
[Redacted]
[Redacted] 1938
12. [Redacted] Tax Parcel 29-6-39
[Redacted]
[Redacted] 1938

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- 13. [REDACTED] Tax Parcel 29-6-40
[REDACTED] Court House
[REDACTED]
- 14. [REDACTED] Tax Parcel 29-6-41.1
[REDACTED]
- 15. [REDACTED] Tax Parcel 29-6-20
[REDACTED] Chester, Pa.
- 16. [REDACTED] Tax Parcel 29-6-23.5
[REDACTED]
- 17. [REDACTED] Tax Parcel 29-6-21
[REDACTED]
- 18. [REDACTED] Tax Parcel 29-6-41.2
[REDACTED]
- 19. [REDACTED] Tax Parcel 29-6-41.3
[REDACTED]
- 20. [REDACTED] Tax Parcel 29-6-21.1
[REDACTED]
- 21. [REDACTED] Tax Parcel 29-6-41
[REDACTED]
- 22. [REDACTED] Tax Parcel 29-6-44
[REDACTED]
- 23. [REDACTED] Tax Parcel 29-6-44.2
[REDACTED]
- 24. [REDACTED] Tax Parcel 28-6-119
[REDACTED]

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- 25. [REDACTED] Tax Parcel 28-6-118
[REDACTED] House
[REDACTED] Chester, PA 19380
- 26. [REDACTED] Tax Parcel 28-6-115
[REDACTED]
[REDACTED]
[REDACTED] Pa 19107
- 27. [REDACTED] Tax Parcel 28-6-117
[REDACTED] e
- 28. [REDACTED] Tax Parcel 28-6-116
[REDACTED]
- 29. [REDACTED] Tax Parcel 28-6-114
[REDACTED] House
- 30. [REDACTED] Tax Parcel 28-6-113
[REDACTED] House
- 31. [REDACTED] Tax Parcel 28-6-14
- 32. [REDACTED] Tax Parcel 28-6-43
- 33. [REDACTED] Tax Parcel 28-6-13.1
[REDACTED] Pa 19380
- 34. [REDACTED] Tax Parcel 28-6-13

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The Hibernia Methodist Church was historically associated with both estates and was located between them in order to provide easy accessibility to both communities. Its location along one of the main roads insured its usage by other surrounding communities as well. While today it appears isolated historically the area was open because of forge associated deforestation. SIGNIFICANT.

- 2. Hibernia Methodist Church.
West Side of Hibernia Road
Parcel #29-6-15 50.4 acres

Constructed A.D. 1841, the structure is a three bays wide, two and one-half stories, asphalt shingled gable roof with three chimneys, and the front facade faces southeast. Windows are either twelve over twelve or nine over six lights with extended sills. Box cornice has returns and an elliptical fanlight exists in front gable. The centered pedimented main door has fluted pilasters, horizontal wood dentils, glass and panelled door. Doorjam trim matches trim at Hatfield home. The chimneys are brick lipped. "S" wrought iron insignia on front facade is part of a reinforcement system employed to strengthen the building. Measurements are 38'2" by 40'2" and a height of 35' from base of front step to the peak of the gable. SIGNIFICANT

- 3. West Side of Hibernia Road
Parcel #29-6-14 10.6 acres

Railroad right of way.

- 4,5. Open land.

- 6. West Side of Hibernia Road.
Parcel #19-6-19.2 1.5 acres

One story, 3 bays wide, c1910 residence constructed on top of stone barn ruins whose front facade faces southeast. Gable roof has stucco lipped chimney and box cornice with returns. Windows are six over six lights or six light casements. All have broad surrounds. Doors are elliptical fanlights above raised panels. Full gable portico graces main entrance with square columns. CONTRIBUTING

- 7. West Side of Hibernia Road.
Parcel #29-6-19.1 1.4 acres

Residence is three bays wide, two stories, facing southeast, and has

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an asphalt shingled gable roof. The east end is log, circa 1740, with a massive tapered rubble coarsed fieldstone exterior chimney. The extended brick flue is on top of a stone lip. The exterior walls, including the log section are covered with hexagonal asphalt shingles. An enclosed front porch extends the entire width of the structure with horizontal siding on the facade and asphalt shingles on the gable porch roof. All broad surround windows are either six over six lights or one light casements; whereas the doors are four lights over raised panels. CONTRIBUTING

- 8. West Side of Hibernia Road.
Parcel #29-6-19 1.3 acres

The one and one-half story residence, c1940, is two bays wide with an asphalt shingled gable roof and faces east. The plain cornice and interior flush brick chimney compliment the horizontal clapboard facades. The windows are one over one single and double width and have extended sills. A double width wall dormer accents the area above the off center right hooded main entrance. Single vertical brackets support the hood over the main door or glass and raised wood panels. A small extension is on the north facade. INTRUSION

- 9 - 13. Small parcels of vacant land along the Brandywine Creek and the railroad right of way.

- 14. MILL WORKERS HOUSE
West Side of Hibernia Park Road and East of Brandywine Creek.
Parcel #29-6-41.1 3.7 acres

Front facade of the two and one-half stories, four-bay wide worker's house, circa 1810, faces southwest. This structure has been restored. Some elevations of the rubble coarsed fieldstone structure are stuccoed. The asphalt shingled gable roof has plain and box cornice trim; in addition to one exterior stuccoed chimney with a lip. The six over six light windows have broad surrounds. Panelled doors exist on balanced side main doors that possess a common lintel with a window. A gable roof porch extends full width of residence and is supported by square columns. A northwest extension has asphalt shingled gable roof, horizontal clapboard and windows of six over six or eight over eight lights. SIGNIFICANT

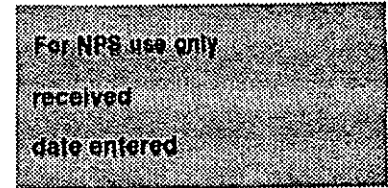
- 15. Small parcel of open land.
- 16. West Side of Hibernia Road.
Parcel #29-6-23.5 7.3 acres

Two story, four bays wide residence, circa 1800, faces southeast and has been restored. The rubble coarsed fieldstone walls are either pointed or stuccoed. The wooden shingled gable roof has

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both plain and box cornice trim with stone chimneys at gable ends. The six over six windows have extended sills and panelled shutters on the first floor. The double main entrances of panelled doors are topped with a common wood shingle pent roof that extends almost to the east corner. SIGNIFICANT

- 17. West Side of Hibernia Road. 9.5 acres
Parcel #29-6-21

Two story, three bays wide fieldstone residence faces east-southeast and has been restored. The wood shingle gable roof has a plain stack fieldstone interior chimney. Windows are six over six lights while the main door has vertical boards. The two-bay wide, one-story, frame addition accents beaded horizontal clapboard, six over six windows and steep pitch shingle roof. There is also a stone spring house and a small frame barn on this parcel. SIGNIFICANT

- 18. MILL WORKERS HOUSE
West Side of Hibernia Park Road and East of Brandywine Creek. 1.9 acres
Parcel #29-6-41.2

This two bay wide, two story workers' house, circa 1810, has stuccoed and pointed rubble coarsed fieldstone walls. The structure faces west and has been restored. The wood shingled gable roof is graced with a centered interior stuccoed and lipped chimney. Trim is either box cornice with no returns or plain flush. The broad surrounds and pegged windows have six over six lights. However, the gable windows are four lights. A two-story cedar frame addition is on the north elevation. It is two-bays wide and has the same windows as the main house. SIGNIFICANT

- 19. Small parcel of open land.
- 20. Northwest Corner of Hibernia Park Road and Hibernia Road. 1.5 acres
Parcel #29-6-21.1

This one-story, four bays wide, mid-twentieth century rancher, faces east-southeast. The asphalt shingled gable roof has an exterior twin stucco chimney. All windows are double hung sash with the exception of one picture window and one bay window. INTRUSION

- 21. MILL WORKERS HOUSE
West Side of Hibernia Road and East of Brandywine Creek. 2.4 acres
Parcel #29-6-41

Two and one-half story, four bays wide workers' house, circa 1810, faces south-southwest and has been restored. The wood shingled roof is accented by a double-wide massive stone lipped gable flush chimney.

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The trim is plain flush on the gable ends and box cornice with no returns at the eaves. The pointed rubble coarsed fieldstone walls have quoins in their respective locations. The six over six light windows have very broad pegged surrounds. The double balanced side front entrances have vertical beaded boards with a window beside it. A simple wood shingled gable roofed front porch extends the width of the residence with a brick floor and square support columns.
SIGNIFICANT

22. MILL WORKERS HOUSE.
East Side of Hibernia Road and West of Brandywine Creek.
Parcel #29-6-44 2.2 acres

Two story, circa 1800, two bays wide fieldstone worker's house faces south elevation and has been restored. The pointed and whitewashed rubble coarsed walls have large quoins. The gable wood shingled roof has an interior gable stone lipped, double wide chimney. The roof trim is either box or plain. All windows are six over six lights with pegged broad surrounds. A wood shingled pent roof exists on the front facade and above the off-centered left main entrance with a raised panel door. A one-bay wide, two stories high frame addition exists between the main house and the log house of one-story high. The windows are the same as the main house, but the door has diagonal boarding. SIGNIFICANT

23. MILL WORKERS HOUSE.
East Side of Hibernia Road in Bend of Brandywine Creek.
Parcel #29-6-44.2 5.1 acres

Two story, two bays wide, workers' house, circa 1810, faces west-southwest. The stucco over fieldstone walls support an asphalt shingled, gable roof with a box cornice and small returns. There are also twin stuccoed lipped chimneys. The six over six light windows have very broad surrounds. SIGNIFICANT

24. MILL WORKERS HOUSE.
Southeast Side of Hibernia Road and Southwest of Brandywine Creek.
Parcel #28-6-119 2.2 acres

The stone and frame "L" shape residence, circa 1810, faces north and has been restored. The rubble coarsed fieldstone section has six over nine light windows and panelled shutters. The 19th century frame addition has two over two light windows with panelled shutters and broad surrounds. All roofs are gabled and have wood shingles. Chimneys are brick lipped interior. Horizontal clapboard exists on frame addition as well as a wood shingled gable front porch. The support columns are square. SIGNIFICANT

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25. GRIST MILL SITE.
North of Hibernia Road, Between Brandywine Creek and Railroad
Right-of-way.
Parcel #28-6-118

The mill that once stood here was a three-story stone structure which in 1966 was demolished after being in operation between circa 1738 and 1945. There are no above ground resources and no archaeological testing has been done; therefore, research potential cannot be evaluated at this time.

26. North of Hibernia Road and West of Brandywine Creek.
Parcel #28-6-115 5.1 acres

Railroad right-of-way.

27. HATFIELD MANSION.
North of Hibernia Road and East of Sugarman Road.
Parcel #28-6-1117 33 acres

This structure was the main house for the entire Hatfield Mill complex. It was built in three stages and faces southeast. The left section of the front facade, circa 1745 is one-story, three bays wide and has a slate covered gable roof. The pegged trim of the windows surround the eight over eight lights or six over six lights. The main entrance is a double vertical boarded door. The two-story gable roof, with snowcatchers, has a stucco gable flush chimney. The stuccoed walls are accented by six over six or nine over six light windows with either panelled or louvered shutters. There are also three gable dormers on the front facade. A front porch extends the full width of the main house (c1840), with Tuscan support columns. A massive two and one-half story stuccoed rear extension was constructed in 1868. SIGNIFICANT

- 28 - 31. Open land along and near the railroad right-of-way; historically, part of the grist mill and forge estate lands and still retains its rural character.

32. West of Hibernia Park Road.
Parcel #28-6-43 56.9 acres

Three story two-bays wide stucco over fieldstone stack double-room mid-eighteenth century, Pennsylvania stack house faces south-south-east. The nineteen and one-half foot wide residence has an asphalt shingled roof and a double wide stucco over stone lipped interior chimney. Front porches exist on both floors. The extension is two bays, stucco over fieldstone with glass and wood panel door. The entire structure is in fair to poor condition and needs restoration plus it is an excellent site for an archaeological investigation.
CONTRIBUTING

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33. Small parcel in park.

34. HIBERNIA MANSION AND RELATED STRUCTURES FROM THE ESTATE.
East of Hibernia Park Road and West of the Brandywine Creek.
Parcel #28-6-13 530.9 acres

The Hibernia Mansion, listed on the National Register of Historic Places - December 5, 1973, consists of four stages of construction spanning nearly 150 years from the late eighteenth century to the early twentieth century. The original section was an 18' X 24' stone house with a cellar kitchen. Later alterations have obscured its detail, but it was probably a two bay, two-story structure with a gabled roof and a large fireplace in the west cellar wall. A one and one-half story stone kitchen addition to the east and large walk-in fireplace on the first floor completed the ironmaster's house in 1798. This portion presently comprises the west wing of the larger structure.

The central, mansion section was built circa 1821 after Charles Brooke purchased the property. It was a large, two and one-half story stone structure measuring 45' X 43' with four-bay front and shuttered windows. It had a gabled roof with a boxed cornice with return, 2 round-headed dormers in the rear roofline (north), large gable windows and semi-elliptical windows in each eave. It was distinguished by its floor plan that included a longitudinal front hall, large rooms, and a central chimney with two fireplaces on each floor.

Hibernia mansion today is the result of change made by Franklin Swayne in the period between 1895 and 1910. A 33' wide, heavily pedimented pavilion projects more than a foot from the wall of the central, mansion section. This pavilion also included a double front door with elaborate, corniced overhang supported by columns. A large stone ballroom with gabled roof and boxed cornice was added as the present east wing, and the east windows of the main section were converted to doors leading into the ballroom while the second floor windows now serve as wall cupboards. The east and west wings are tied to the main structure by means of two double story quarter-round additions.

The original Hibernia mansion nomination focused only on the house and immediate out buildings and in only nine acres. Further investigation and evaluation of the functional and historic relationship of the mansion and the surrounding area revealed that a much larger acreage was required to fully interpret the resource. Because the mansion lands originally included the source of raw materials, the actual furnace lands and the supporting workers' areas, a total of current actual mansion land (530.9 acres) and 297.8 acres of surrounding land is being considered for nomination, as essential for the full interpretation of this resource.

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C1: Cottage #1, five bays, stucco over fieldstone one story, workers' house, faces north. The asphalt shingled roof has three chimneys two of which are brick with covers and one has corbeling. The third is an exterior stucco stack. The broad surround windows have 9 over 6 lights with large returns. The door of the off-centered left entrance is glass and wood panels. CONTRIBUTING.

C2: Cottage #2, the one story stucco over fieldstone, three bays wide workers' cottage faces north. The asphalt shingled gable roof has a gable end interior chimney. The trim is plain with overhangs or box cornice with returns. The window apertures have no remaining lights, but the broad surrounds have survived. Remnants of a pent roof exist on south elevation, which probably was the original main entrance. Stone stoop for the vertical beaded board front door. Very poor condition. CONTRIBUTING.

C3: Cottage #3, the three bay one story stucco over stone cottage has a gable asphalt shingled roof. The gable interior chimney is brick with two sections of corbeling and a cover. The roof of the house extends over the front porch. Support columns are bulky stucco over stone. Six over nine light windows have broad surrounds and small pent roofs above each window. Two 20th century shed dormers dot the front facade roof. A small leanto with door is on the east elevation. CONTRIBUTING.

C4: Cottage #4, the two story three bay stucco over stone structure faces southwest elevation. The asphalt shingled gable roof has either plain trim or box cornices. The tapered massive exterior stucco over fieldstone chimney has an extended flue with cover. The door and window apertures have been boarded. Building is in poor condition and needs restoration. CONTRIBUTING.

C5: Cottage #5, the one story stucco over stone three bays wide structure faces south. The gable asphalt shingled gable roof has a flush chimney stepped stucco over stone also with stretcher bond brick and a slate cover. Front windows are eight over eight lights, extended lintels and small pent roofs over windows supported by vertical brackets. The cornice is plain and has an overhang. The rear extension is of shed roof leanto construction and has three over six light windows. The little pent roofs over windows are supported by vertical brackets. CONTRIBUTING.

P1: Pavillion #1, built 1966-1967, large logs support gable roof system covered with asphalt shingles. The 40' X 80' pavillion also has a central fieldstone fireplace that provides 24 square feet of cooking surface.

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P2: Pavillion #2, built 1969-1970, square support posts support gable roof system covered with asphalt shingles. The 30' X 50' pavillion has a small section attached to south elevation to provide cooking space.

P3: Pavillion #3, built 1969-1970, square posts support gable roof system covered with asphalt shingles. The 30' X 50' pavillion has a small section attached to the southeast elevation to provide cooking space.

B1: Main barn, circa 1830, the 30' X 80' fieldstone and vertical board barn was renovated in 1966 by the Chester County Parks and Recreation System in 1966. Lower level apertures have been in use with inserted garage doors. The structure supports a simple gable roof with asphalt shingles.

F1: Forge site, no above ground historic resource is evident.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input checked="" type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input checked="" type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates 1749 - 1905

Builder/Architect

N/A

Statement of Significance (in one paragraph)

Known for its iron forges and furnaces, the Hatfield-Hibernia Historic District played an important role in the industrial development of Chester County during the eighteenth and nineteenth centuries. In addition to its industrial significance, the district contains numerous good examples of vernacular architecture. As a whole, the district clearly reflects the sense of time and place of a self-contained early nineteenth century industrial town.

The success of the Hatfield-Hibernia area was, at least in part, dependent upon the abundant natural resources which surrounded the village. The west branch of the Brandywine Creek drops sharply in elevation for a short distance and forms a gorge. In addition, steep banks raise the level of water run-off. The above two factors contributed considerably to the rise in the availability of water power potential. The hardwood forest growing to the very edge of the creek was the third component in supplying such a concentration of natural resources for eighteenth century and early nineteenth century development of grist mills and iron forges.

During the mid-eighteenth century this section of Chester County was settled predominantly by Scots-Irish settlers. They harvested their fields and transported the grain to the nearest and earliest grist mill, owned and operated by Francis Swain. He began the area's first commercial enterprise that stayed in business continuously from circa 1738 to 1945.

Samuel Downing, a member of the successful entrepreneurialistic Downingtown family, recognized the water power potential and constructed a forge, circa 1795, on the west bank, thereby joining the tremendous and profitable Chester County iron industry found on both the east and west branches of the Brandywine Creek as well as the French and Pickering Creeks. Downing obtained pig iron from the northern furnaces to be refined into blooms or bar irons.

Shortly thereafter at the turn of the century another entrepreneur, Isaac Van Leer, purchased the complex on which he erected a new blast furnace and several stone tenement houses for workers. Fuel for the furnace came from the dense hardwood forest in the vicinity.

Rectangular in shape, the cottages he built were primarily one-story in height and were two to five bays wide with nine over six light windows. Very plain architecture was highlighted by the stuccoed and whitewashed facades over rubble coarsed fieldstone topped with shingled gable roofs and plain cornices. The nondescript workers' residences were stratgetically

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located near the Brandywine Creek south of the mansion. Today the buildings reflect an utilitarian sense of purpose for their once humble and hardworking inhabitants.

Flamboyant Charles Brooke was by far the most successful Hibernia iron-master. After purchasing the property in 1821 he expanded the mansion (placed on the National Register of Historic Places in 1975) and built his iron industry until it surpassed other area iron related businesses. Besides representing Chester County in the Pennsylvania legislature he donated ground for a cemetery and the Hibernia Methodist Church, which was constructed in 1841. The decline of the iron industry after the Civil War culminated in the panic of 1873 from which the Hibernia Iron Works never recovered and the area became a gentleman's farm.

During the same time Samuel Hatfield and his son Benjamin ran the enterprising grist mill and accompanying store nearby while weathering economic woes. The elder Hatfield had purchased the mill, started by Francis Swain in 1738, in 1807 and as his business grew built homes, circa 1810, for his workers.

The almost square structures, more spacious and pretentious than the Van Leer Iron Works cottages, exemplify a much more prosperous economy. The rubble coarsed pointed or stuccoed walls feature six over six light windows with broad surrounds, full or partial porches, symmetrical front facades sometimes broken by a flush chimney at the gable apex, and box cornices. A door and window sharing a common lintel is a frequent and distinctive highlight. The structures have been in continuous use as residences even after the demise of the grist mill in 1945 and today serve the community as carefully restored, privately owned residences.

The farmhouses that remain today are examples of an agrarian society supporting the grist mill business, which in turn supplied staples for the iron industry workers. The now denuded forests supplied fuel for the furnace and forges and the openfields became farmland. The side effects were the construction of housing for the common working man plus establishment of his house of worship.

The district represents the largest, intact concentration of structures, wholly contained in Chester County associated with the historic milling and iron industries. Its most valuable historic resource significance in Pennsylvania is the visible architectural documentation for early nineteenth century workers' homes that are located in close proximity and yet those built by Van Leer possess architectural qualities unlike and totally different from those constructed by Hatfield during the same era.

No other community in the geographical area had such a density of industrial growth in the latter part of the eighteenth century and the

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first half of the nineteenth century which stopped after the Civil War. However, the self-contained community remained basically unchanged in the part one hundred years. The area has not felt the influx of residential development, but probably will within the next few years unless steps are taken to preserve the area now.

9. Major Bibliographical References

SEE CONTINUATION SHEET

10. Geographical Data

Acreeage of nominated property 828.7

Quadrangle name Wagontown, PA

Quadrangle scale 1:24,000

UTM References

A

1	8	4	2	6	7	7	0	4	4	3	2	1	8	0
Zone		Easting						Northing						

B

1	8	4	2	7	5	9	0	4	4	3	2	3	0	0
Zone		Easting						Northing						

C

1	8	4	2	8	8	6	0	4	4	3	1	4	5	0
Zone		Easting						Northing						

D

1	8	4	2	8	5	2	0	4	4	3	0	9	4	0
Zone		Easting						Northing						

E

1	8	4	2	8	8	6	0	4	4	3	0	6	7	0
Zone		Easting						Northing						

F

1	8	4	2	7	9	4	0	4	4	3	0	2	8	0
Zone		Easting						Northing						

G

1	8	4	2	8	1	7	0	4	4	2	9	9	8	0
Zone		Easting						Northing						

H

1	8	4	2	8	1	8	0	4	4	2	9	5	7	0
Zone		Easting						Northing						

Verbal boundary description and justification

I 18 428200 4429300 M 18 426760 4431740
J 18 427890 4429440
K 18 427340 4430120
L 18 427050 4429980

SEE CONTINUATION SHEET

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
N/A	N/A	N/A	N/A
N/A	N/A	N/A	N/A

11. Form Prepared By

name/title Jane L. S. Davidson

organization Historic Research Associates

date February 1984

street & number Box 96, R. D. #2

telephone (215) 942-3616

city or town Glenmoore

state Pennsylvania 19343

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature

title Larry E. Tise, State Historic Preservation Officer date

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I hereby certify that this property is included in the National Register

date

Keeper of the National Register

Attest:

date

Chief of Registration

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1. Hatfield archival collection; including early surveys, ledgers, letters, property insurance papers, and deeds. Chester County Parks and Recreation Department, Wagontown, Pennsylvania.
2. Hatfield Grist Mill. Clipping File, Chester County Historical Society, West Chester, Pennsylvania.
3. "Hibernia Iron Works". American Republican. October 31, 1815. West Chester, Pennsylvania.
4. Hibernia Iron Works. Clipping File, Chester County Historical Society, West Chester, Pennsylvania.
5. Hibernia Property File. Private papers, including old property insurance file. Chester County Parks and Recreation Department, Chester County Courthouse, West Chester, Pennsylvania.
6. Nagy, John C., "History of Hibernia Iron Works", Chester County Parks and Recreation Board, West Chester, Pennsylvania, 1965.
7. Private papers, Hibernia Methodist Church, Wagontown, Pennsylvania.
8. Title Papers. Reid Title Plant, Chester County Historical Society, West Chester, Pennsylvania.

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VERBAL BOUNDARY DESCRIPTION

With the use of Chester County tax maps for West Caln Township 28-6 and West Brandywine Township 29-6 in the Commonwealth of Pennsylvania; beginning at the intersection of Legislative Route L15121 and Legislative Route L15123 proceed northwest and southwest along T376, three hundred fifty feet (350') to the intersection of township route T376 and township route T376; along edge of township route T376 northwest two thousand nine hundred seventy-five feet (2,975'); southwest one thousand two hundred feet (1,200'); northeast six hundred seventy-five feet (675'); east northeast two hundred feet (200'); northwest five thousand six hundred feet (5,600'); southeast to edge of Legislative Route L15121, three hundred (300'); north northwest along edge of Legislative Route L15121, one thousand two hundred feet (1,200'); east two thousand two hundred feet (2,200'); north one hundred feet (100'); east northeast to edge of Legislative Route L15121, eight hundred fifty feet (850'); along edge of Legislative Route L15121 southeast two thousand five hundred fifty feet (2,550'); southwest two hundred feet (200'); southeast three hundred fifty feet (350'); northeast to edge of Legislative Route L15121 one hundred fifty feet (150'); southeast along edge of Legislative Route L15121 on several courses to edge of Brandywine Creek, two thousand two hundred twenty-five feet (2,225'); southwest along edge of Brandywine Creek for several courses, two thousand six hundred twenty-five feet (2,625') on a line from edge of Brandywine Creek southeast one thousand fifty feet (1,050'); east southeast to the intersection of Legislative Route L15123 and township route T413 four hundred fifty feet (450'); along edge of Legislative Route L15123 southwest three hundred fifty feet (350'); northwest three hundred seventy-five (375'); southwest on two courses, two thousand four hundred twenty-five feet (2,425'); south two hundred feet (200'); southwest five hundred twenty-five feet (525'); south four hundred seventy-five feet (475'); northeast eight hundred feet (800'); southeast to edge of Legislative Route L15123, one hundred seventy-five feet (175'); south along edge of Legislative Route L15123 on several courses, two thousand one hundred feet (2,100'); northeast to edge of Brandywine Creek three hundred feet (300'); southeast, south and west for several courses on the west side of the Brandywine Creek, one thousand two hundred feet (1,200'); southwest across said Brandywine Creek to point intersecting with said Wilmington and Northern Branch of the Reading Company right-of-way, seventy-five feet (75'); west and northwest along boundary of The Reading Company right-of-way, crossing to northern edge of Legislative Route L15123, one thousand seventy-five feet (1,075'); northwest along edge of Legislative Route L15123 to the place of beginning, one hundred feet (100'); for a total acreage of eight hundred twenty-eight and seven tenths acres (828.7).

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The Hatfield-Hibernia Historic District is a valuable cohesive historic resource whose perimeter is surrounded by either farmland or twentieth century urban development. In order to fully interpret both industrial aspects of the resource, boundary delineations for the district included those natural resource areas that supported the iron smelting and grist milling industries; thereby, providing a better premise for a complete concept interpretation of eighteenth and nineteenth century American economic development enterprises.

Continuous physical use of the land by former owners influenced the present excellent integrity of the district and the choice of boundaries. Until recently all properties were utilized according to their original intended purposes. With the exception of properties 26 and 33 the district nomination west of the Brandywine Creek is owned by the County of Chester and has become a part of the Chester County Parks and Recreation System. On the east side of the Brandywine Creek properties 1 through 3 were associated with both industries while properties 4 through 23 were the direct result of the grist milling enterprise.

Properties outside the district do not possess the integrity of the district structures nor are they historically oriented to the same polarization of activity. Land use adjacent to properties 29, 30, 31, 32 and 34 which form the western boundary is divided between agrarian and small residential subdivision units. Cedar Knoll Road housing developments and farmland borders the northern boundary while substantial residential subdivisions are across from the southern properties: 23, 24, 25 and 27. With the exception of properties 22 and 23 that have the Brandywine Creek as their eastern boundary; the remainder of the eastern boundary is adjacent to either Hibernia Road or twentieth century development, especially that area between Hibernia Road and properties 1, 2, 5, 6, 7, and 8. In addition, rolling, hilly terrain is across the road from properties 16, 17, and 20.