

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Byers / Muma House

other names/site number N/A

2. Location

street & number 1402 Trout Run Road N/A not for publication

city or town East Donegal Township N/A vicinity

state Pennsylvania code PA county Lancaster code 071 zip code 17552

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property meets does not meet the National Register criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Brent D. Blasz December 18, 2001
 Signature of certifying official/Title Date
 PA Historical & Museum Commission
 State of Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

 Signature of commenting official/Title Date

 State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:	Signature of the Keeper	Date of Action
<input type="checkbox"/> entered in the National Register. <input type="checkbox"/> See continuation sheet.	_____	_____
<input type="checkbox"/> determined eligible for the National Register <input type="checkbox"/> See continuation sheet.	_____	_____
<input type="checkbox"/> determined not eligible for the National Register.	_____	_____
<input type="checkbox"/> removed from the National Register.	_____	_____
<input type="checkbox"/> other, (explain): _____	_____	_____

Byers / Muma House
Name of Property

Lancaster County, PA
County and State

5. Classification

Ownership of Property
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property
(Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
1	0	buildings
0	0	sites
1	1	structures
0	0	objects
2	1	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

N/A

Number of contributing resources previously listed in the National Register

0

6. Function or Use

Historic Functions
(Enter categories from instructions)

DOMESTIC / single dwelling

Current Functions
(Enter categories from instructions)

DOMESTIC / single dwelling

7. Description

Architectural Classification
(Enter categories from instructions)

Other: Pennsylvania German Colonial

Georgian

Other: Pennsylvania German vernacular

Materials
(Enter categories from instructions)

foundation Limestone

walls Limestone

STUCCO

roof Shake

other WOOD

BRICK

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** a birthplace or grave.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property.
- G** less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

ARCHITECTURE

Period of Significance

c. 1740-c. 1850

Significant Dates

N/A

Significant Person

(Complete if Criterion B is marked above)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:

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NARRATIVE DESCRIPTION

The Byers / Muma House property is located on the south side of Trout Run Road in East Donegal Township, Lancaster County, Pennsylvania. It is situated approximately 1-1/2 miles to the northeast of a small community named Maytown and about 1-3/4 miles to the north of Marietta, a slightly larger borough that sits along the north bank of the Susquehanna River. Less than an acre in size, the rectangular parcel of land is surrounded by large expanses of gently rolling agricultural land and widely spaced farmsteads. The 2-1/2-story four-over-four stone house sits back and faces away from Trout Run Road, standing in the midst of a level grassy lawn fringed with several mature deciduous trees. The southern end of the property is fenced for use as a horse pasture. Originally constructed in c. 1740 as a one-story farmhouse with a basement and loft, the four-room vernacular dwelling reflects both Pennsylvania German Colonial and English Georgian architectural influences. It was enlarged in c. 1805 when a full second story and attic were added. This enlargement created the outward appearance of the design commonly known as the Pennsylvania German vernacular farmhouse. At the same time a one-story, one-room kitchen wing was built onto the house's east gable elevation. Around 1840-50 the small stone wing was augmented by an upper half-story, which was then increased to a full story in 1998. The first-floor facade of the house and the entire kitchen wing are stuccoed and both have gable roofs covered with wood shakes. A nearby mid-18th-century well contributes to the historical significance of the property while a c. 1985 frame storage shed is a noncontributing resource. After years of neglect beginning in the mid-1950s, the Byers / Muma House was rehabilitated and the majority of its historical architectural features were preserved. It retains integrity and is in excellent condition.

Physical Description

Constructed in c. 1740 and enlarged around 1805, the 2-1/2-story dwelling is four bays (or 38') wide by two bays (or 30') deep. It was built of fieldstone, the majority of which is limestone and which is laid in irregular courses with randomly sized quoins. The first-floor facade is smoothly pargeted and is sheltered by a full-width cantilevered pent roof. A brick walkway runs along the facade below this overhang, which is covered with wood shakes. The house's gable roof, also covered with shakes, features a corbeled brick interior chimney at each gable end as well as molded wood facade and rear cornices, raking eaves and eaves returns. There are two entrances: a bulkhead entry into the basement in the west gable elevation and the off-center front doorway. The former has sloping stone walls and paired wooden doors with strap hinges while the latter has a pegged wooden doorframe, a wooden door with six raised panels, a decorative iron Dutch Elbow latch and a four-light transom. First-floor windows (three across the facade, two in the west gable elevation, two in the rear and one in the east gable elevation) have wide wooden pegged frames, wooden sills, wooden double-hung 9/6 sash and segmentally arched stone lintels with flat intrados. Windows in the second floor (6/6 sash) and in the gable ends (4/2 sash) are symmetrically positioned above those in the first floor and have similar frames and sills but do not have the decorative stone lintels. Facade and rear second-floor windows abut the roof cornices at the top.

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The two-story wing on the house's east gable elevation is slightly shorter than the house and is two bays (or about 21') wide by one bay (or about 23') deep. It is positioned toward the front so that the facades of both house and wing are in line. Originally built in c. 1805, the stone wing was enlarged in c. 1840-50 and again in 1998. It is smoothly pargeted and has a wood shake gable roof with molded wood facade and rear cornices and eaves returns. The solitary door and eight windows are similar to those in the house but have slightly narrower frames. The door, located in the facade at the conjunction of house and wing, is virtually identical to the house's front door except that it is a divided or Dutch door. It has a small shed-roofed over-hang and brick stoop. There are three first-floor windows (one in each exposed elevation) and five second-floor windows (two in the facade, two in the rear and one in the east gable elevation). Only the gable elevation windows are symmetrically positioned. All have wooden double-hung 6/6 sash.

There is a full-width basement beneath the north or rear half of the house. It has stone walls, a concrete floor and a functioning spring of fresh water located in the southeastern corner. The first- and second-floor layouts each consist of four rooms of unequal size with plaster walls and ceilings and wide random-width wooden floorboards with a natural finish. Although the interior wall separating the two eastern rooms on the first floor was removed many years ago, the division between them is still evident. Windows are deeply recessed with wooden jambs, and those in the first-floor parlor (southwestern room) are paneled. Doors are also paneled and retain original iron hardware including strap hinges and Dutch Elbow and Suffolk latches. Two of the doors still retain a hand-mahogany finish. Molded woodwork found throughout the house includes baseboards, window and door architraves, and chair rail at windowsill level. Peg rails are located high on the walls in various rooms, and there are two small built-in cupboards, sometimes call Bible cupboards, in the two western rooms on the first floor. A closed string rounder staircase decorated with paneling is located in the southeastern corner of the house while the enclosed staircase to the attic is located in the center of the second floor. The spacious attic room has wide random-width floorboards, unadorned woodwork and stone gable walls. The ceiling and other walls are plaster. Additional features of note in the house include two first-floor fireplaces. The corner fireplace in the southwestern parlor has an off-center plastered firebox surrounded by a molded wood mantelpiece. In the southeastern room is a plastered walk-in fireplace with a molded wood mantelshelf and brick floor.

The kitchen wing is accessed through a doorway immediately to the north of the rounder staircase on both first and second floors. The first floor of the wing contains the kitchen, which also has a small powder room in the southeastern corner. The second floor is divided into three small rooms: a full bathroom, a laundry room and a general purpose room. Architectural features in the wing are similar in almost every respect to those in the house with the exception of chair rail.

Not far from the house's northwest corner is a hand-dug stone-lined well with a wooden cover of simple design. It is likely that the well dates from c. 1740 when the house was originally constructed. A small frame storage shed stands immediately to the east of the kitchen wing. Built in the 1980s, the shed has vertical plank walls, an asphalt shed roof and a single door in the south elevation.

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Lancaster County, PA*Rehabilitations*

In the mid-1950s the Byers / Muma House was abandoned as a residence and used instead as a barn to shelter farm animals. It had been completely neglected for a period of about 15 years when it was purchased by Albert Christian Revi in 1970. Although the building was in a dilapidated condition, it was reasonably sound structurally except for the collapsed rear wall of the kitchen wing. The vast majority of its architectural features were intact including the staircase, the corner fireplace with mantelpiece, plaster walls and ceilings, floorboards, doors, most window sash, hardware, built-in cupboards, and most of the molded and paneled woodwork. The house had no electricity, plumbing or mechanical heating system.

Revi hired Claudia and Carroll Hopf to rehabilitate the house, making it fit once again for human habitation and preserving the existing features. The Hopfs began by clearing out the accumulated debris and replacing the collapsed stone wall with a new frame one. They removed what was left of the badly deteriorated exterior stucco on both house and wing, reapplying new smooth-finish stucco on the first-floor facade of the house and on the entire wing, and repointing the exposed stone walls. Other work involved the replacement of some modern 1/1 window sash to match the existing multi-paned sash, the removal of some modern floor covering that had been laid over top of the existing oak floorboards on the first floor, and the repair of surface damage to the plaster walls and ceilings and to the woodwork, both interior and exterior. Floorboards were refinished and woodwork was repainted. A forced air heating system was installed along with electrical wiring and plumbing facilities. Mechanicals and fixtures were contained as much as possible in the kitchen wing to avoid disturbing the older rooms in the house. By interpreting physical evidence found in the wall and floor, the Hopfs were able to recreate a c. 1740 walk-in fireplace that had been removed from the house in c. 1805 when the kitchen wing was constructed. The fireplace is located along the east wall of the first-floor southeastern room.

When Alethia and Don White bought the Byers / Muma House nearly 30 years after the Hopfs' largely cosmetic rehabilitation, they discovered that it required some fairly substantial structural work due to settling and rot, and that every one of the mechanical systems needed to be replaced. Therefore, their June 1998 to February 1999 restoration project was necessarily a more comprehensive one. The house's summer beam was raised and supported, and other structural members were repaired or replaced in kind as necessary. A new concrete floor was poured in the house's northern basement room except for the southeast corner where the spring continues to function. The two southern basement rooms, which had been solidly infilled with earth around 1805, were excavated by hand in order to provide adequate yet unobtrusive space for new mechanical systems. A crawl space was also excavated beneath the kitchen wing for the same purpose. All systems and ductwork were located in these basements or in the attics; none intrude into the first- and second-floor rooms. Floorboards, woodwork and plaster were repaired and refinished as necessary. Some components were replaced in kind but as much original fabric as possible was retained wherever feasible. A great deal of attention was paid to historic color schemes. Extensive research indicated that the exterior wooden trim was first painted a pale cream color, the interior plaster walls and ceilings were originally

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whitewashed, the baseboards and stair risers were painted black, the first-floor trim was painted red, the four second-floor rooms were each painted a different color, and so on. These colors were duplicated as closely as possible except for the red wash that originally decorated the kitchen wing's walls and ceiling. All of the second-floor doors in the house were initially hand-grained to resemble mahogany with a subtle design outlined in gold on each individual panel. This ornamentation was preserved on the two doors that still display it.

Another aspect of the 1998-99 rehabilitation work was the enlargement of the c. 1805 kitchen wing. Its c. 1840-50 upper half-story was increased four feet in height to a full story containing three rooms. The construction of this new frame extension necessitated the removal of the existing east gable, which was brick rather than stone like the rest of the wing. That brick was salvaged and reused in the facade walkway. The c. 1970 frame rear wall of the wing was also replaced since it had not withstood the test of time. The newly enlarged wing was finished off with a wood shake gable roof, smoothly pargeted walls and five second-story windows with double-hung 6/6 sash, four of which are located in original window openings. The main bathroom and the laundry room are located in this new portion.

The Byers / Muma House is in excellent condition, and it retains integrity since most of its historical architectural features are intact despite its great age and a long period of neglect and misuse. The building has gone through two rehabilitations during which the vast majority of existing features from the house's c. 1740 to c. 1840-50 evolution were carefully preserved. Historic fabric was retained wherever possible, modern conveniences were located in the least obtrusive areas and original paint colors were duplicated. Both rehabilitations were accompanied by research, written documentation and photography. While most of the work accomplished during these rehabilitation processes involved either straightforward preservation or the discreet installation of modern facilities, there were two modifications that changed the building's appearance. One is the c. 1970 recreation of the house's original walk-in fireplace, which had been removed around 1805 when the kitchen wing was constructed. The fireplace, which is fully functional, helps to interpret the house's past history. The second modification is the expansion of the kitchen wing's half-story into a full story. The increased height and larger windows do alter the exterior appearance to a certain extent, yet the overall form and historic character of the building remain intact. The wing's taller profile identifies it as a modern alteration, thereby differentiating it from the older portions of the building. At the same time its materials, features and proportion are compatible with the existing historic elements. The new second-floor interior rooms are visually separated from the older rooms in the house.

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STATEMENT OF SIGNIFICANCE

The Byers / Muma House meets eligibility requirements for listing in the National Register of Historic Places under Criterion C in the area of Architecture. It is locally significant as an excellent example of a vernacular Lancaster County farmhouse that evolved over a century of time from a one-story dwelling into a 2-1/2-story residence with an attached kitchen wing. One of the oldest buildings in East Donegal Township, the Byers / Muma House retains architectural features from all stages of its evolution and reflects both English and Germanic cultural influences. The period of significance begins in c. 1740 when the house was first constructed and ends in c. 1850 when the kitchen wing was enlarged.

History

The history of this property begins with the Scots-Irish Byers family when David Byers purchased 332 acres of land in Donegal Township, Lancaster County in c. 1720. Donegal had been mainly settled by Scots-Irish Presbyterians in the early 18th century and was named for a place in northern Ireland. Byers' land was surveyed on April 8, 1736. He never received a patent for the tract; however, he was issued a warrant for it on October 24, 1739. Township tax records seem to indicate that Byers passed away around 1759. He died intestate, leaving the property to his two sons, David and John Byers, and his two daughters, Jane Smith (married to Thomas Smith) and Martha Campbell (a widow). Byers' wife must also have been deceased by that time; her name is unknown. Sometime between 1759 and 1762, the Byers children sold the property to John Wilson. The land was resurveyed at that time and found to contain 342 acres. Wilson obtained a warrant and a patent for the property in September 1762 and then sold it to Margaret and George Clingen the following month. The deed of sale lists Wilson's wife's name as Martha; possibly he married the widowed Martha Byers Campbell. The year 1762 corresponds with the date when the entire Byers family permanently moved away from Donegal Township as part of the Scots-Irish migration from Pennsylvania into Ohio.

It is likely that the stone house in its original one-story form was the second dwelling built by David Byers. The 1864 and 1899 maps of East Donegal Township indicate that there was another house a short distance to the west. Since that house has been gone for so long that no one living today remembers it, one may speculate that it was Byers' first residence, built when he first settled on the land in c. 1720. No above-ground evidence of this earlier house exists today, and any below-ground remains are now located on a different tax parcel. It is not known precisely when the stone house was built, but physical evidence points to a c. 1740 date of construction. The Wilsons' 1762 deed of sale indicates a "...Messuage tract of land and Plantation..." The term *messuage* refers to a dwelling house and the other buildings and land associated with it. Also, a photograph of the house in its later 2-1/2-story design appears in an 1896 essay entitled *The Scotch-Irish in America* by Samuel Swett Green along with the caption, "Residence of Capt. John Byers."

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Just as the Byers had before them, the Clingens farmed the land. They owned the property until 1773 when they sold it to Barbara and Abraham Stouffer. The Stouffers divided the land, selling 140 acres to Elizabeth and John Heagy and retaining the rest themselves. The 140 acres of farmland on which the house stood changed hands two more times until it was purchased in 1795 by Elizabeth and Frederick Muma (Mumma). Frederick Muma left the property to his son Jacob in his 1811 will, but it is likely that Jacob already lived there and operated the farm since his name rather than his father's appears in the 1798 Federal Direct (or Glass) Tax. Jacob Mumma is listed as the owner of 139 acres, a log barn and a one-story stone house with eight windows, three with 15 lights (9/6 sash) and five with 12 lights (6/6 sash). The 1815 Direct Tax also lists Jacob Muma. In that year he owned 140 acres, a stone barn and a two-story stone house. The latter's dimensions are given as 38 feet in length and 30 in depth. It is clear, therefore, that the original one-story farmhouse was enlarged into its present form by Jacob Muma between 1798 and 1815.

Jacob Muma willed the property to his son Jonas in 1827, and Jonas' name is shown on the 1864 map of East Donegal Township. The 1899 map notes the name Jacob S. Mumma, presumably Jonas' son. Jacob S. was the last member of the Muma family to own the property. He sold it to George S. Rhoads in 1912 and it changed hands a number of times after that, always remaining a working farm. During the mid-1950s the stone farmhouse was abandoned and allowed to fall into disrepair. Rather than human occupants, it instead housed chickens, cows and pigs for a period of about 15 years. In 1970 it was rescued by Albert Christian Revi, who hired Claudia and Carroll Hopf to live in the house and rehabilitate it as far as possible without undertaking heavy structural work. The Hopfs found that despite its altered function and hard use by farm animals, the house still retained the majority of its historical architectural features, which they preserved. Revi sold the house in 1981 to Marguerite Jack, who in turn sold it in 1998 to the current owners, Alethia and Don White. The Whites immediately embarked on a second and more substantial rehabilitation, concentrating as much on structural soundness as on continued preservation of architectural features. While the surrounding property, now 117 acres in size, continues to be farmed, the house stands on a subdivided lot measuring about 200 by 150 feet. None of the historic outbuildings such as the log and stone barns mentioned in the 1798 and 1815 tax lists remain standing today.

Architectural significance

By about 1710 European emigrants had begun to settle in the area of Pennsylvania that would later become Lancaster County (created out of Chester County in 1729). The central region was colonized primarily by German and Swiss Anabaptists, the ancestors of present-day Amish, Mennonites and Brethren. English Quakers and Scots-Irish pioneers settled in the southern region to the west of the Octoraro Creek as well as along the Susquehanna River around the northwestern boroughs of Columbia and Marietta. Lancaster City and the north central region were inhabited by Germans of the Reformed and Lutheran faiths. There were also a few Welsh and French Huguenot settlers, who established small colonies in the northeast and east (The Historic Preservation Trust of Lancaster County, Our Present Past: An Update of Lancaster's Heritage, pages 3-4). All of these homesteaders brought their own architectural styles and methods of house

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construction along with them to the new country. Until the 1770s those of German or Swiss background built homes in the traditional medieval styles of their homeland while those of British origin used the traditional English and slightly later English Georgian styles. However, many pioneers simply built vernacular homes, often combining elements of both German and English architectural styles to suit individual preference. This was the case with the Byers / Muma House.

As first built by the Scots-Irish Byers family, the rectangular stone house was 1-1/2 stories tall with a gable roof and a stone interior chimney at each gable end. It had a full basement that consisted of three rooms, one located beneath the northern half of the house and two under the southern half. The central stone wall that separated the northern and southern halves had no opening save a small channel that allowed a spring of fresh water to run through the east end of the basement. Just as it is today, the house was four bays wide with an off-center door and three windows with 9/6 sash across the facade (south) elevation. There were two windows in the west gable elevation, two in the rear (north) elevation and one in the east gable elevation, all with 6/6 sash. The interior floor plan included four rooms separated by walls of random-width beaded board. Physical evidence shows that the two western rooms were originally of equal size and had back-to-back corner fireplaces in the center of the west exterior wall. The two rooms on the east side of the house were unequally sized with the larger one at the southeast corner. The front door opened into that southeastern room, which was the kitchen. A large walk-in fireplace was located along its east exterior wall. The Byers' home had oak floorboards, plaster walls and ceilings, and molded and paneled woodwork, which was especially fine in the southwestern parlor. There was also an attic loft.

Architectural details that exemplify the English Georgian style in the Byers / Muma House as it was first built include the multi-light double-hung window sash; multi-light door transom; molded woodwork; paneled window jambs, Bible cupboards and doors; and corner fireplace. The positioning of the fireplaces and chimneys at the gable ends also reflects the Georgian style. However, the builders incorporated some Germanic traditions as well; for example, the house was built with the characteristic four-bay facade, arched stone window lintels, and quoins. The original four-room layout with the main entrance leading into the kitchen also tended more toward German custom than English although it lacked the usual central fireplace. Traditional English floor plans were long and narrow and only one room deep. English Georgian floor plans often had four rooms but these were separated by a central entrance hall that bisected the house from front to back, with two rooms on each side of the hall. The initial floor plan of the Byers / Muma House was very similar to that of the early German dwelling built by Christian Herr in 1719 as a home for his parents Elizabeth and Hans Herr. It was also used as a Mennonite meetinghouse. One of the most widely recognized historic buildings in Lancaster County, the stone Herr House is located at 1849 Hans Herr Drive in West Lampeter Township. Its first-floor layout includes four rooms of differing size with the off-center facade entrance leading into the kitchen, which also features a rounder staircase in the corner next to the entrance. The cooking fireplace stands against the center wall in the German manner (The Historic Preservation Trust of Lancaster County, Lancaster County Architecture 1700-1850, pages x-xiii).

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At some point the floor plan of the Byers / Muma House was altered to its present configuration. Because these slight changes continued to represent traditional customs, it is likely that the work was accomplished by Margaret and George Clingen, Pennsylvania Germans who owned the house from 1762-1773. The interior wall separating the two western rooms was moved about 3' toward the rear so that the northwestern room became slightly smaller. The corner fireplace in the southwestern parlor was accordingly moved to its present location, but its counterpart in the northwestern room was taken out. Also, the interior partition wall separating the two eastern rooms from one another was removed, transforming the kitchen into one big room that extended from the front to the back of the house along the east side. The resulting three-room layout represents a plan commonly used in early to mid-18th-century Germanic dwellings in Lancaster and surrounding counties. In this plan the three rooms are differently sized. The largest, extending through the full depth of the house, was the kitchen, which was occasionally partitioned off to create a small sleeping or storage room in the rear. The facade doorway led into the kitchen rather than into the other front room, the parlor. The smallest room was the bedroom to the rear of the parlor (Henry J. Kauffman, Architecture of the Pennsylvania Dutch Country 1700-1900, pages 6-7). Upper stories, if any, were accessed by a staircase that was usually located in the rear or between the front and back rooms. The c. 1760-70 rearrangement corresponds exactly with this traditional Germanic floor plan except for one major discrepancy, the placement of the fireplaces. Rather than one centrally located fireplace in the German manner, the house had a fireplace at each gable end, one of them situated in a corner. In fact, such a floor plan is typical of early Quaker designs; however, that was probably not intentional. It seems more likely that while the Clingens desired a more familiar Germanic floor plan, they were content to leave the existing fireplaces and chimneys at the gable ends.

Sometime between 1798 and 1815 the house was given a stone second story by Jacob Muma, another Pennsylvania German farmer. Renovations included enlarging the first-floor windows in the west, north and east elevations to accept taller 9/6 sash to match those in the facade. The nine second-story windows, all with 6/6 sash, and the four attic windows (two in each gable end) with 4/2 sash were symmetrically positioned above their counterparts in the first floor. The new wood shake gable roof had two stone interior end chimneys, and a full-width pent-roofed porch was built onto the facade between the original first and new second stories. The first-floor interior layout remained unchanged except for the addition of one main feature and the removal of another. A wood paneled rounder staircase was built into the southeast corner of the kitchen in exactly the same location as the rounder staircase in the above-mentioned Herr House. Also, the walk-in fireplace along the kitchen's east wall was removed. The new second story followed a similar floor plan but with four rooms: two larger rooms in the front and two smaller rooms in the rear. An enclosed staircase leading to the large open attic room was positioned in the center of the second floor.

A one-story one-room kitchen wing was added to the house's east elevation at this time. This small stone wing had a door and a window in the facade and a window in the rear; the windows had 6/6 sash. Along the east gable wall was a walk-in fireplace with an attached exterior bake oven. Perhaps around 1840-50 Jonas Muma raised the wing's gable roof to create a half-story upper room with two small square windows

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in the facade and two in the rear. It seems likely that during this same time period the fireplace and bake oven were removed and the present window, also with 6/6 sash, was installed in the center of the east gable elevation.

Again these alterations reflect both English and Germanic trends. Just before the turn of the 19th century a new vernacular house design was being developed in the region. Such designs come about through years of adaptation to suit the specific needs and tastes of the inhabitants. Rather than reflecting formal architectural styles, vernacular building designs are the result of adjustments to traditional forms in order to better accommodate the climate, lifestyle, culture and other factors and characteristics of a particular group of people. Commonly known as the Pennsylvania German vernacular farmhouse, this new form represented a blend of English and Germanic styles. Eighteenth-century English Georgian houses were often five bays wide with a central entrance. They had symmetrical fenestration, interior gable end chimneys and uniformly proportioned interior spaces. In contrast, traditional Germanic dwellings of the same time period were often four bays wide with an off-center entrance. Fenestration was less uniform, chimneys were centrally located and interior rooms were unequally sized. While admiring the symmetrical exterior formality of the Georgian style, the Pennsylvania German farmers still wanted to keep their own interior design, which was familiar and comfortable and had worked well for many years. The answer was a square four-over-four two-door house with symmetrical fenestration and gable end chimneys. Disdaining the Georgian central entrance hallway as a waste of space, the Pennsylvania Germans eliminated it, opting instead for a four-room layout with slightly more uniformity than before. One front door led into the parlor and the other led into the family room. This design with some variations was used in Lancaster and surrounding counties throughout the entire 19th century and even into the first decade or two of the 20th century. After its c. 1805 enlargement, the Byers / Muma House took on the exterior appearance of a Pennsylvania German vernacular farmhouse although its interior spaces continued to reflect the customs of an earlier time period.

The Byers / Muma House may be the oldest surviving residence in East Donegal Township. According to a survey conducted by the Historic Preservation Trust of Lancaster County (published in 1985 as *Our Present Past: An Update of Lancaster's Heritage*), only eight other 18th-century buildings remain standing in that municipality. One is the c. 1740 Donegal Presbyterian Church and another is the c. 1780 Three Center Square Inn in Maytown. Three residences (c. 1760, c. 1762, c. 1790) are urban in character, and one farmhouse (c. 1756) has been adaptively reused as Groff's Farm Restaurant. The mansion at Donegal Mills Plantation has some slight similarities to the Byers / Muma House. Located about a half-mile to the east on the same side of Trout Run Road, the Plantation site was once part of David Byers' original 332-acre tract of land. It was divided off in 1773 by Barbara and Abraham Stouffer, who then constructed a grist mill with an attached residence around 1775-9. The mill was replaced in 1830 by the present brick mill, but the three-bay 3-1/2-story miller's house still stands. Around 1790 a stone mansion was built on the property by the succeeding owner Jacob Kraybill. As first built, this residence shared some characteristics with the Byers / Muma House in that it was a 38' by 33' two-story four-over-four house. It also had a small 1-1/2-story frame kitchen wing that had been added in c. 1810-20. Both first and second stories had a four-room interior

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Lancaster County, PA

layout, and two of the rooms on the first floor had corner fireplaces. In c. 1830 the house was almost doubled in width by means of a two-story stone extension. At the same time a two-story Greek Revival portico was added to the newly lengthened facade. The building is stuccoed and has a gable roof (Arthur C. Lord and Susan M. Zacher, National Register of Historic Places Registration Form: Donegal Mills Plantation, pages 7/1 and 8/1-2). Donegal Mills Plantation including the mansion, mill, miller's house and a bake house was listed in the National Register of Historic Places in 1978.

The closest comparison to the Byers / Muma House in East Donegal Township is the Ewing-Hershey House on the north side of Marietta Pike just outside of Marietta Borough. Its name refers to General James and Patience Wright Ewing, who owned the tract of land until 1768 when they sold it to the Hershey family. The Hersheys built a one or 1-1/2-story stone farmhouse on the property shortly afterward. The house was constructed of limestone laid in irregular courses with randomly sized quoins. It was four bays wide with an off-center front door and windows with 9/6 sash. The windows were topped with segmentally arched stone lintels. Inside the house was a traditional four-room Germanic layout with a central fireplace. Around 1790 a stone second story and attic were added, creating the appearance of the typical four-over-four Pennsylvania German vernacular farmhouse. Windows in the new second story had 6/6 sash. Part of the Ewing-Hershey House is stuccoed and it has a gable roof with a molded wood cornice. A small gable-roofed porch shelters its front door (The Historic Preservation Trust of Lancaster County, Our Present Past: An Update of Lancaster's Heritage, page 121; and Lancaster County Architecture 1700-1850, page 85). The house was determined eligible for listing in the National Register of Historic Places in 1980.

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Lancaster County, PA

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Snyder, John J., Jr. Handbook of Lancaster County Architecture: Styles and Terms. Lancaster, PA:
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White, Alethia G. Written information detailing history of the house by citing documentary and physical evidence; also photographs of house prior to c. 1970 Hopf rehabilitation as well as during recent White rehabilitation. June 1998-February 1999.

VERBAL BOUNDARY DESCRIPTION

Lancaster County tax parcel # 071-150-11E-3-6.

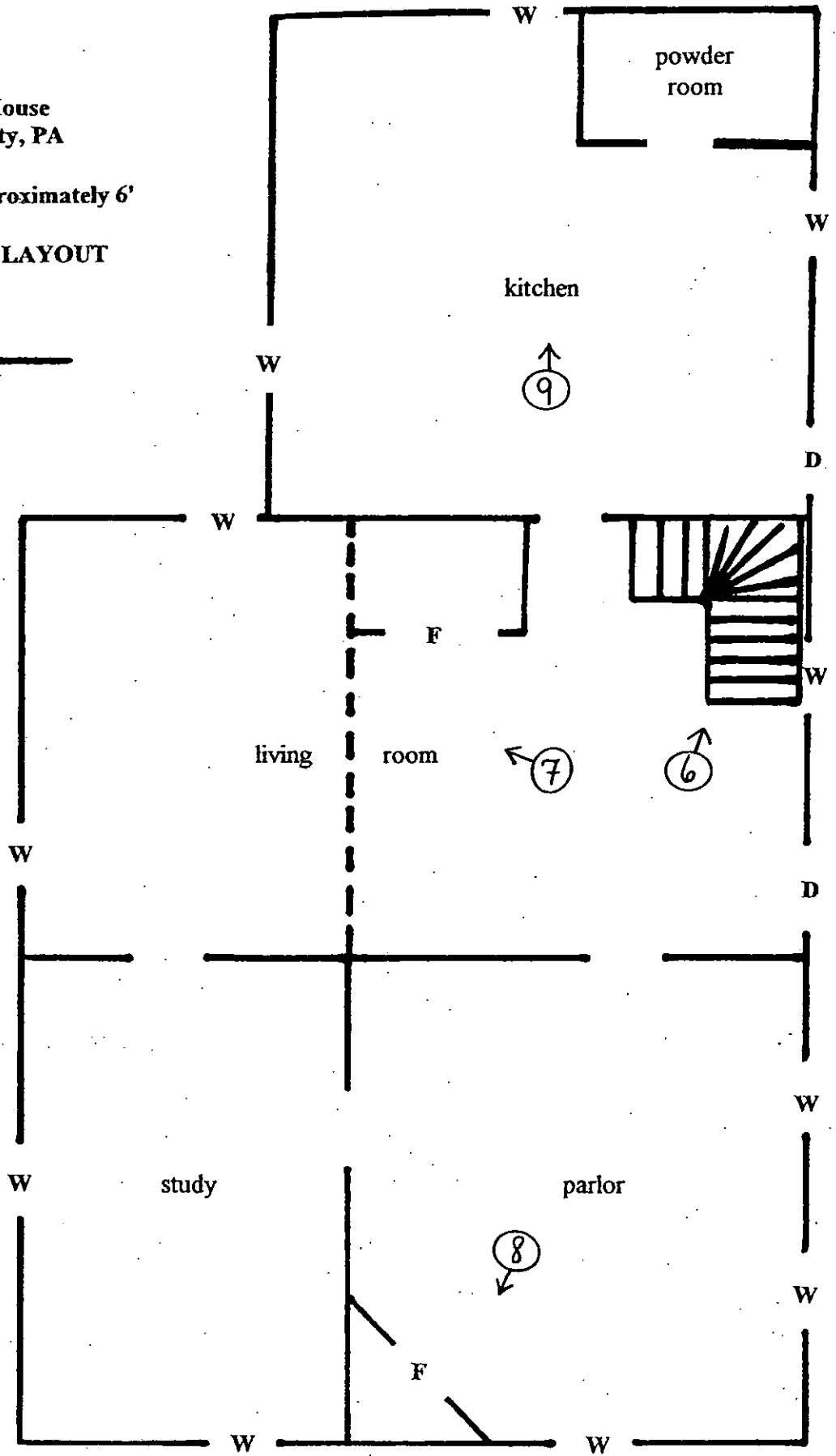
BOUNDARY JUSTIFICATION

The original 332-acre property purchased by David Byers in c. 1720 was divided by subsequent owners Barbara and Abraham Stouffer in 1773. The subdivided portion associated with the Byers / Muma House contained 140 acres. That 140-acre tract of land was reduced in size to about 122 acres over the years, and in the late 20th century it was subdivided into six parcels, the largest of which contains 117 acres and which continues to be farmed. The lot on which the Byers / Muma House stands has measured approximately 200' by 150' since 1981 when A. C. Revi sold the property to Marguerite Jack. Associated resources that once stood nearby have been gone since c. 1970.

Byers / Muma House
Lancaster County, PA

Scale: 1" = approximately 6'

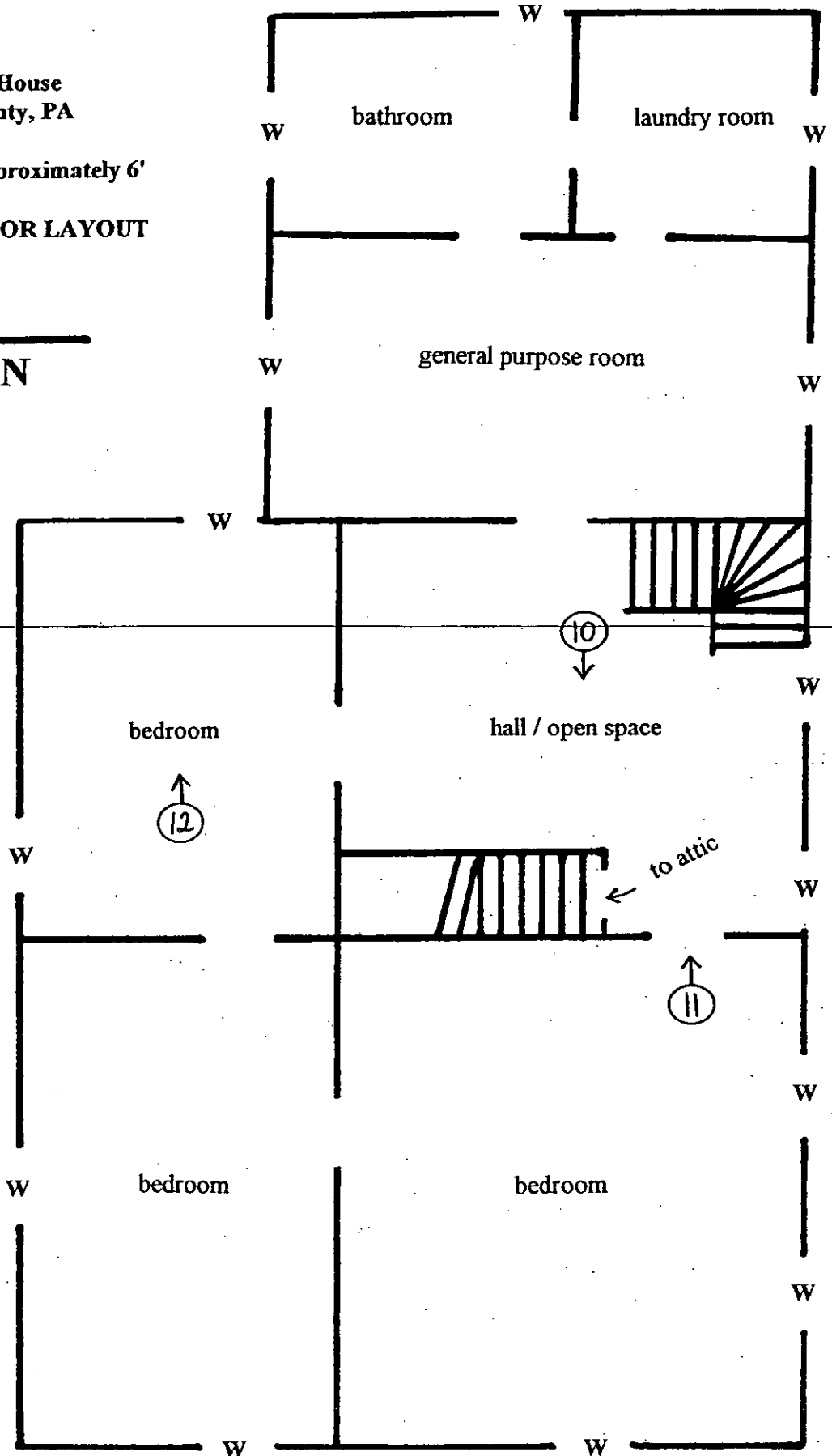
FIRST-FLOOR LAYOUT



Byers / Muma House
Lancaster County, PA

Scale: 1" = approximately 6'

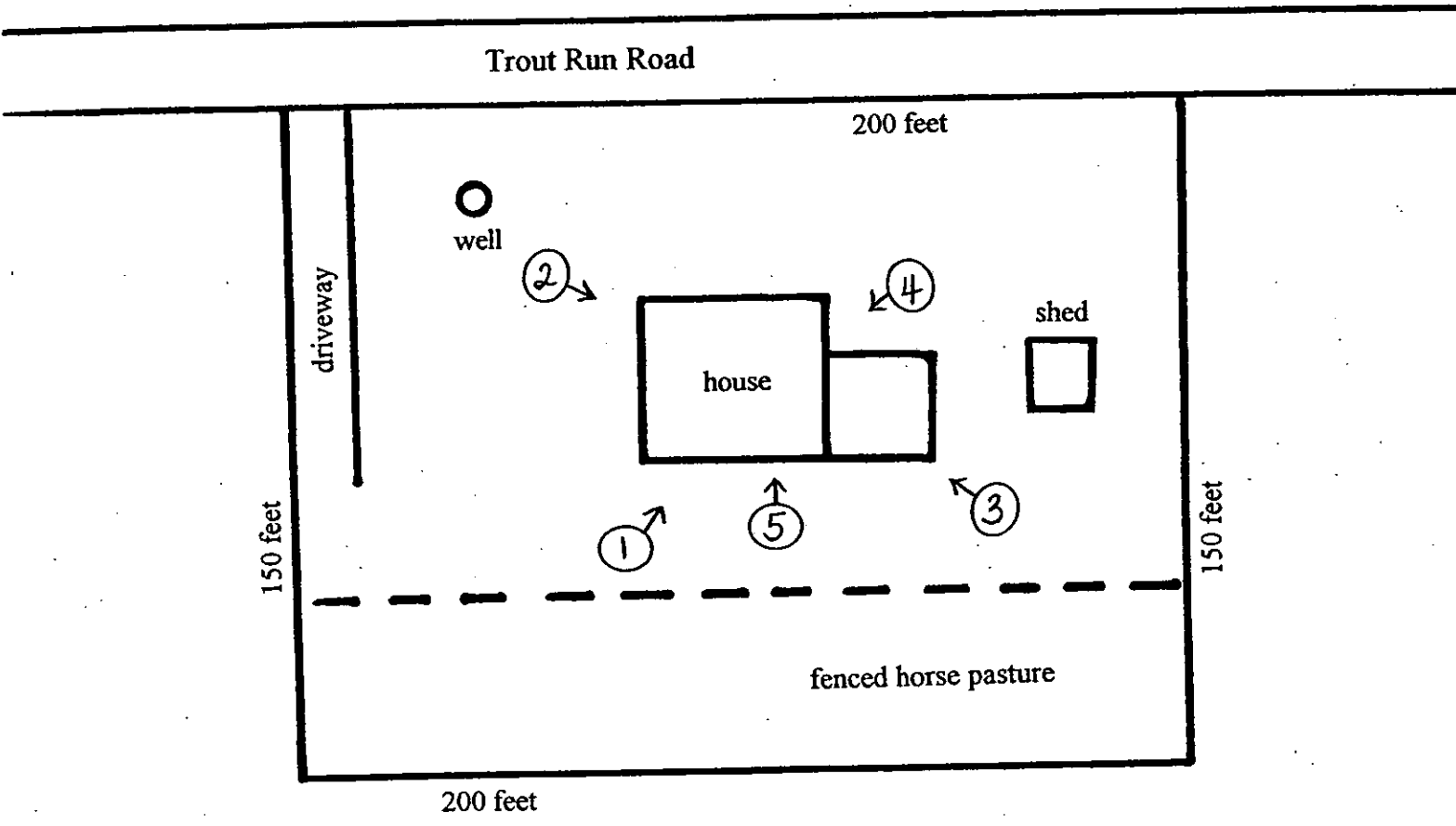
SECOND-FLOOR LAYOUT

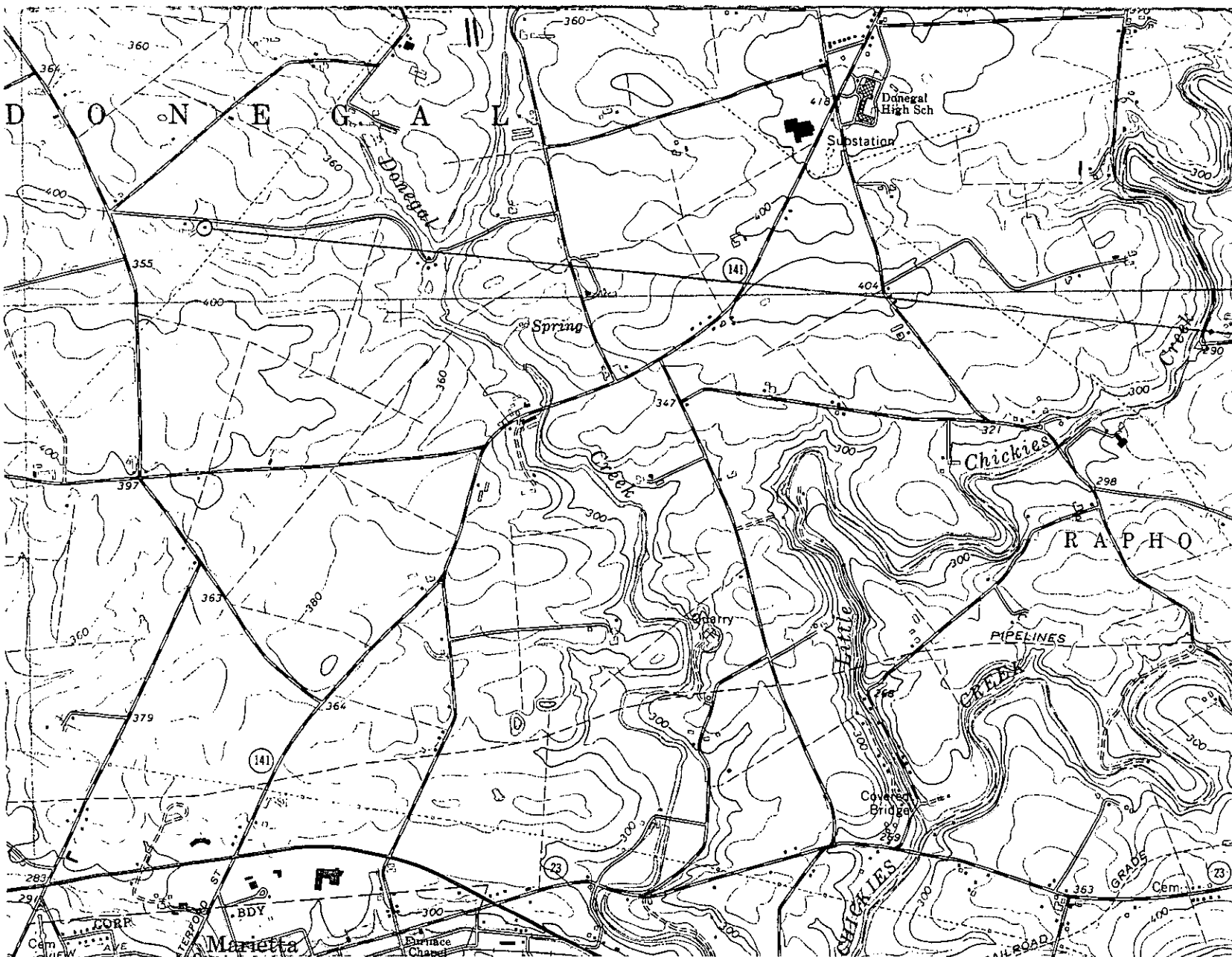


Byers / Muma House
Lancaster County, PA

Scale: 1" = approximately 40'

SITE PLAN





4439

Byers/muma HOUSE
 1402 TROUT
 RUN ROAD
 → LANCASTER
 COUNTY, PA

4438

COLUMBIA WEST
 QUAD, ZONE 18

4437

367750
 4438310

VG 3.6 MI. (COLUMBIA EAST)
 ER 10 MI. 5764 III SW