

United States Department of the Interior
National Park Service

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National Register of Historic Places Inventory—Nomination Form

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

1. Name

historic The David and Lucy Tarr Fleming Mansion; Fleming, David, House #1

and/or common The Oxtoby Mansion

2. Location

street & number 2000 Pleasant Avenue

not for publication

city, town Wellsburg vicinity of

state West Virginia code 54 county Brooke code 009

3. Classification

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

4. Owner of Property

name James R. and Frances Murphy

street & number 2102 Pleasant Avenue

city, town Wellsburg vicinity of

state West Virginia 26070

5. Location of Legal Description

courthouse, registry of deeds, etc. Brooke County Court House

street & number Main and Seventh Streets

city, town Wellsburg

state West Virginia 26070

6. Representation in Existing Surveys

title Pleasant Avenue Survey

has this property been determined eligible? yes no

date Winter-Spring, 1985

federal state county local

depository for survey records Wellsburg Landmarks Commission

city, town Wellsburg

state West Virginia 26070

7. Description

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

Describe the present and original (if known) physical appearance

The Fleming Mansion, or as it was known locally, the Oxtoby Mansion, is typical of Greek Revival country homes in the Upper Ohio Valley. The 2½-story structure with its long side toward the street is situated toward the front of the low bluff and originally looked out on the Ohio River and the river bottom farm beneath it. Only slightly longer than it is deep, the house originally had a brick ell, which was extended about 12 feet during the first half of the 20th century.

The hipped roof with platform has a large shed dormer with a horizontal band of four double-hung windows on the house front of the roof. This dormer emphasizes the height of the house and its central bay. The foundation of the mansion was composed of rough-hewn, large ashlar stones.

This Greek Revival structure has a five-bay front with a large central door. This center bay contains a trebeated entrance with wide rectangular overlights and side lights. The 6/6 windows on the first floor are considerably taller than those on the second floor; all are double-hung with undecorated lintels and louvered shutters.

The portico runs the entire length of the house. It has a hipped roof and is supported by six fluted Ionic columns on attic bases. Pilasters at each end of the porch are also Ionic and in the round; the capitals have egg-and-dart enrichment. The dentil cornice and all other trim, both woodwork and stone, is painted a light yellow.

The sides of the main house have three bays and two tall end-wall chimneys -- the side bays not being evenly spaced. The only modifications to the main house have been the enclosure of the sun porch with double-hung windows and the extension of the kitchen ell. Both of these changes were made at an undetermined date earlier in the 20th century. The modifications did not change the basic lines of the house, since the floor plan and stairway doors indicate clearly that some kind of enclosed porch was necessary for the family to have access to the second floor of the ell in the 19th century.

Characteristic of mansions of the Greek Revival period, the Fleming Mansion has a large central hall with a broad curved stairway. The four rooms on each floor of the main structure are balanced and each doorway has a shouldered architrave on the hall side.

Two outbuildings now exist on the 4½-acre lot. Most prominent of these is a carriage barn, which faces the back of the house. It is a two-story framed structure measuring 38' x 38'. The pyramidal roof is capped by a square cupola with hipped knob. The double-door entryway in the front center of the carriage house is emphasized by an ornamental pedimented dormer with simple tympanum ventilating lunette. All the trim is plain. The entire structure is painted yellow to match the trim of the mansion.

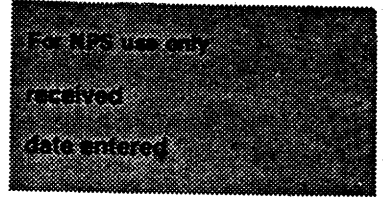
The second outbuilding is an early garage facing the carriage house and also painted yellow. It is a frame structure of 1½ stories, measuring 26' x 48' and providing parking space for four automobiles.

Both the garage and the carriage house are contributing structures. They were built during the first decade of the 20th century. The plantings and paved roadways, as well as color and style, relate them to the mansion.

Although it has been unoccupied for several years, the Fleming Mansion is in good condition. Some repair of the ceilings in the rooms in the southeast corner are necessary; the outbuildings are in need of repair and show some deterioration.

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CONTRIBUTING AND NON-CONTRIBUTING STRUCTURES

Contributing Buildings	1	(house)
Contributing Dependencies	2	(carriage barn, garage)
Non-Contributing Structures	<u>0</u>	
Total of Contributing Resources	3	

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 checked="" 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 checked="" type="checkbox"/> military	<input checked="" type="checkbox"/> social/ humanitarian
<input 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 checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input checked="" type="checkbox"/> other (specify) history
Specific dates	1845	Builder/Architect	Unknown	

Statement of Significance (in one paragraph)

The Fleming Mansion is significant because this Greek Revival structure established a pattern of architectural style and life style for wealthy Wellsburg persons of commerce and industry. Its builder was William H. Tarr who made one of the early commercial fortunes on Ohio River trade and then reinvested that fortune in the development of Wellsburg's industry. Its first owner, David Fleming, played an important role in the development of such Wellsburg institutions as Brooke Cemetery, but his most daring effort was to obtain armaments from President Lincoln to protect Wellsburg and the Upper Ohio River Valley from possible Confederate raids.

The Fleming Mansion was built in 1845 by William H. Tarr as a farm home for his daughter, Lucy and her husband, David Fleming. William H. Tarr was the son of Peter Tarr who introduced the iron foundry to the Upper Ohio Valley. William Tarr and his brother, Campbell Tarr, Sr., made substantial fortunes in Ohio River trade in the very earliest years of the city of Wellsburg. When Fleming Mansion was constructed, William Tarr's home was located on what is now Pleasant Avenue, about 50 yards south of the southwest corner of the lot of this property.

David Fleming was a prominent entrepreneur and farmer in Wellsburg during the Civil War period. He, with Adam Kuhn and Campbell Tarr, Jr., obtained armaments as civilians from President Lincoln. These were intended to protect Wellsburg and the Upper Ohio Valley from possible Confederate raids. He was also prominent in the public life of Wellsburg.

Greek Revival architecture was so common in the United States in the 1830's and 1840's that it almost became "the American style of architecture." Part of its appeal came from the often expressed sentiment that Americans were the spiritual successors of ancient Greece with its democratic ideals. Added to this philosophical connection was the widespread sympathy that Americans had for the Greeks in their battle for independence from the Ottoman Empire.

Columns and pilasters were the most easily identified features of Greek-inspired houses. Bold, simple moldings, pedimented gables, heavy cornices with unadorned friezes, horizontal transoms above entrances were other traits of this style.

The period of Greek Revival architecture was a time of prolonged economic recession in Wellsburg. The National Road had finally guaranteed the supremacy of Wheeling as the gateway to the west and the major shipping point on the upper Ohio River. Farmers in the hinterland were rapidly converting from labor-intensive grain to land-hungry sheep farming. Pressure from British financiers created a real shortage of capital throughout the Trans-Allegheny Region. Wellsburg especially suffered.

For that reason, the Wellsburg Historic District, which contains no less than 14 styles of residential architecture, has only one Greek Revival building, a commercial structure built on Water Street, the Northwestern Bank of Virginia. In addition to that there is one other simple Greek Revival structure, a private home at Bethany in Brooke County. If William Tarr and his son-in-law, David Fleming, had not built Greek Revival structures as country homes during the 1840's, Brooke County probably would have no examples of this style. As it is, they set a pattern and the Fleming Mansion was the

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first prototype of Greek Revival houses to serve as country homes and retreats for wealthy businessmen who were active in Wellsburg's industry and commerce. This pattern, even to the approximate dimensions of the rectilinear front section, was to be repeated in the Tarr, Hall and Duval Mansions. This was the pattern that shaped the development of Pleasant Avenue historically and architecturally.

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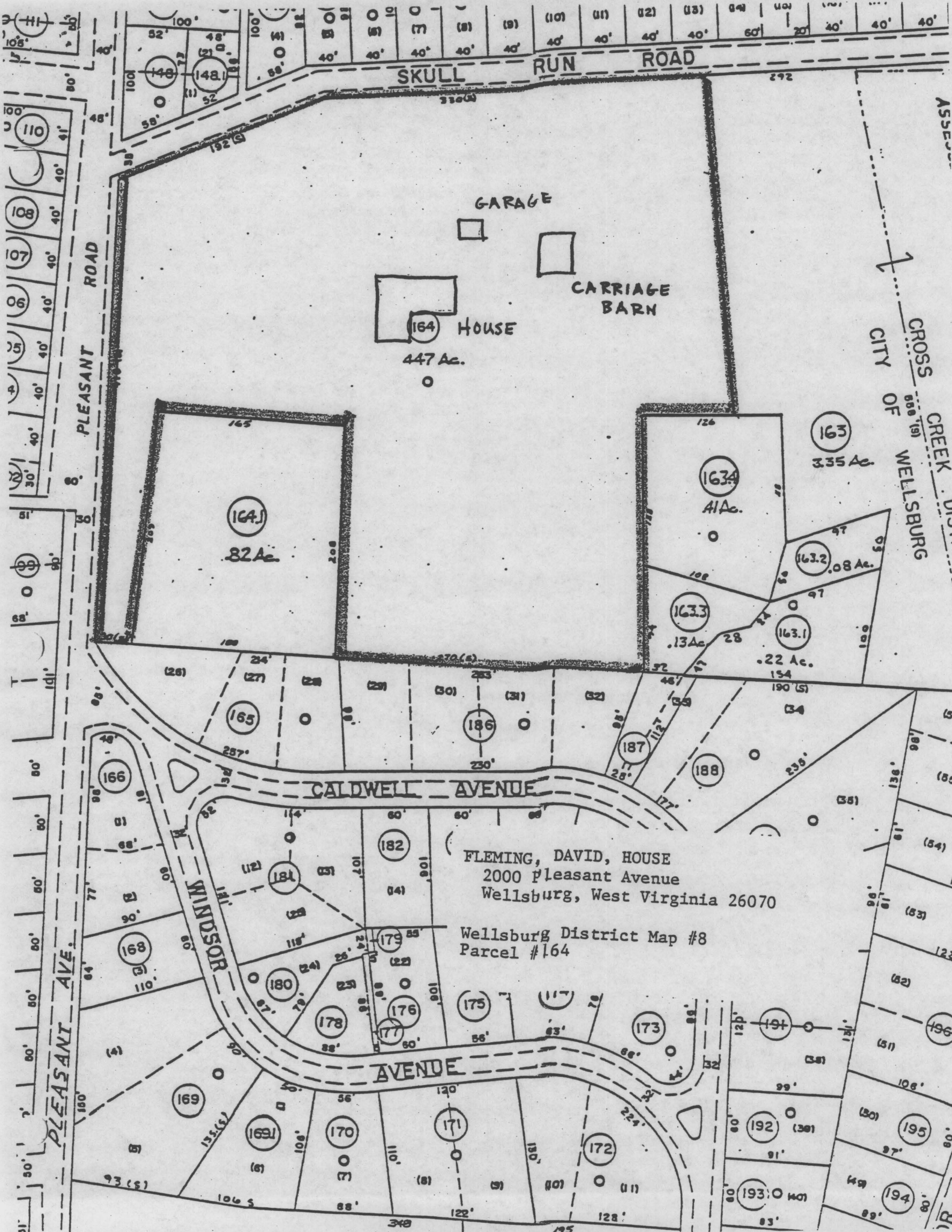
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Acreage

The large parcel of the Fleming House is included to insure recognition of the expansive lawns which surround the mansion. The grounds act as a framework, or natural setting, upon the hill crest and insure the rural character which this 19th century residence has historically enjoyed.



SKULL RUN ROAD

PLEASANT ROAD

GARAGE

CARRIAGE BARN

164 HOUSE
447 Ac.

164
82 Ac.

163
335 Ac.

1634
41 Ac.

1633
.13 Ac.

163.1
.22 Ac.

CALDWELL AVENUE

FLEMING, DAVID, HOUSE
2000 Pleasant Avenue
Wellsburg, West Virginia 26070

Wellsburg District Map #8
Parcel #164

WINDSOR AVENUE

PLEASANT AVE.

CITY OF WELLSBURG
CROSS CREEK DISTRICT



UTM :

PLEASANT AVE. M.R.A.
WELLSBURG, W.VA.

#1.) 17 | 533 520 | 4458 920

#2.) 17 | 533 480 | 4458 680
(OHIO)

#3.) 17 | 533 370 | 4458 160

#4.) 17 | 533 380 | 4458 050

#5.) 17 | 533 430 | 4458 440

#6.) 17 | 533 540 | 4458 550

#7.) 17 | 533 440 | 4458 510

#8.) 17 | 533 470 | 4458 120

#9.) BROOKE CEMETERY

A. 17 | 533 710 | 4459 680

B. 17 | 533 800 | 4459 430

C. 17 | 533 500 | 4459 370

D. 17 | 533 400 | 4459 600

STEUBENVILLE EAST
640 000 FEET
QUAD., W.VA.-OHIO(VA.)

7.5,

40° 15'
80° 37' 30"

533

1 690 000 FEET (W. VA.) | 2 530 000 FEET (OHIO)
BETHANY (W. VA.)

(TILTONSVILLE)
4304 II NW

Mapped, edited, and published by the Geological Survey
Revised in cooperation with State of Ohio agencies

Control by USGS, USC&GS, and USCE

Topography by photogrammetric methods from aerial
photographs taken 1954. Field checked 1958. Revised
from aerial photographs taken 1966. Field checked 1968
Polyconic projection. 1927 North American datum

10,000-foot grids based on West Virginia coordinate system, north zone,
Pennsylvania coordinate system, south zone and Ohio coordinate system,
north zone. 1000-meter Universal Transverse Mercator grid ticks,
zone 17, shown in blue

Fine red dashed lines indicate selected fence and field lines where
generally visible on aerial photographs. This information is unchecked
The state boundary as shown represents the approximate position of the
low water line as determined from U.S. Corps of Engineers Ohio River
charts, surveyed 1913, and supplementary information

Red tint indicates areas in which only landmark buildings are shown
Ohio area lies within the Old Seven Ranges.

Land lines based on the Ohio River Base

4 1/2°
30 MILS

UTM GRID AND 18
DECLINATION AT



W. VA



ANGL

