

## **Slave Housing Data Base**

**Building Name:** Oatlands Hamlet Stone Duplex

**Evidence Type:** Extant

**Historical Site Name:** Oatlands Plantation

**County:** Loudoun

**State:** Virginia

**Investigators:** Douglas W. Sanford, Dennis J. Pogue

**Institution:** Virginia Slave Housing, Inc.

**Project Start:** 5/18/18

**Project End:** 9/20/18

### **Summary Description:**

The Oatlands Hamlet stone duplex has undergone extensive interior and exterior alterations in the modern era, when it was incorporated into the much larger Eustis-Emmet family house. In recent years, the house has been converted to commercial use as a rental facility known as “The Inn at Oatlands Hamlet.” These modifications limited the extent of surviving period elements and materials, but sufficient evidence exists to indicate that the building at the Hamlet is similar in overall character, materials, and interior layout to the two structures at Little Oatlands, and likely was one of the buildings referenced in the 1819 newspaper article as having accommodated slaves.

The original stone, two-bay, side-gable-roofed structure, is approximately 20 by 30 feet in dimension, with a central chimney serving fireplaces in the two roughly equally-sized downstairs rooms. The 19-inch-thick walls feature irregular coursing and large, flat stones at the corners. Exterior doorways are located near the corners of the south-facing façade, with a window centered on the opposite, north wall of each room. The structure has been raised from its original height of one-and-one-half stories to two stories; a seam in the stonework in the east gable indicates that the angle of the current side-gable roof matches with the original roofline. A window is roughly centered in the east gable; the adjoining wing now covers a matching opening that presumably was positioned in the opposite gable.

### **Chronology:**

The substantial addition of the Emmet house attached to the west end wall of the duplex led to several modifications, and a renovation in the Colonial Revival style of the 1930s-40s. This is similar to the situation found at the other two stone duplexes located nearby at Little Oatlands. This work included removing and raising the original steeply pitched roof, and adding two gabled dormers to each side of the new roof. A shed-roofed porch was constructed across the south façade at the first-story level. Interior changes resulted in removing the original stair arrangements, installing new wood floors, replacing the original window and door treatments, and installing modern utilities, bathrooms, and closet spaces on both floors. Furthermore, the west gable-end wall was removed and rebuilt in order to join the western rooms with the Emmet house. Later upgrades for the building’s use as part of the Inn led to the modernization of utilities and bathrooms, and refreshed wall surfaces and ceilings.

The downstairs rooms of the duplex essentially retain their original dimensions and basic arrangement. On the other hand, the extent of modern alterations upstairs precludes the possibility of observing original fabric in these spaces, and of offering any interpretation beyond that provided by the sizes of the rooms. Whether or not these rooms were heated remains unconfirmed, except by comparison with the other stone duplexes at Little Oatlands, where fireplaces heated the upstairs rooms. The two exterior doorways and the window openings on the rear elevation of the Hamlet at the first-story level appear to be original, as are the two windows in the east end wall.

**Bibliography:**

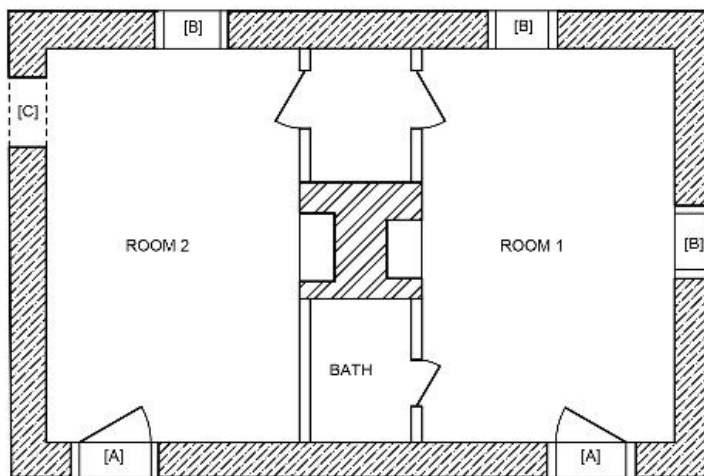
*The Journal of the Times* (1819)

“The Early History of Oatlands” (2017), Ms. on file, Oatlands Historic Site

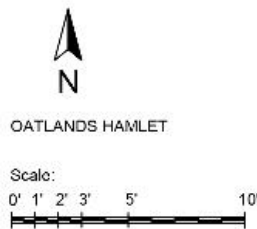
**Principal Construction Type:** Masonry (stone)

**Two Story** (originally 1.5 story)

**Footprint (20.0.2 x 30.1.2) (Additions/Second Floor Not Shown):**



- [A] Original doorway
- [B] Original window opening
- [C] Doorway cut through exterior wall



**Number of Rooms:** 4 total (2 down, 2 up)

**Dimensions:**

(1) Downstairs, east: 10.10.1 (E-W) x 16.9.3 (N-S), 7.6.0 (H)

(2) Downstairs, west: 10.9.2 (E-W) x 16.9.1 (N-S), 7.6.0 (H)

(3) Upstairs, east: 10.7.1 (E-W) x 16.10.0 (N-S), original height unknown, due to removal of original roofing and raising to full story.

(4) Upstairs, west: 14.1.2 (E-W)\* x 16.10.0 (N-S), original height unknown (see Room 3). \* The room's greater width, compared to the other rooms, is due to the removal of the west gable-end wall during construction of the modern addition. The distance from the west side of the bathroom wall (about even with the original chimneystack) to the current west wall is 12.2.0 (E-W). Originally, Room 4's width likely measured 10.9.2 (E-W).

**Doors:** 2 exterior doors

[Did not record modern, inserted doorways in the first- and second-story medial walls, or those allowing access to the modern additions to the west after removal of the original, west gable-end wall.]

**Rm. 1, S (1/A)**

**Rm. 2, S (2/A)**

|                     |  |   |  |
|---------------------|--|---|--|
| <b>Type:</b>        | ~3 x 3 glass panel in upper half, 2 vertical panels in lower half                        | ~3 x 3 glass panel in upper half, 2 vertical panels in lower half                       |  |
| <b>Dimensions:</b>  | 3.0.0 (W) x 6.1.2 (H)  | 3.0.0 (W) x 6.1.2 (H)   |  |
| <b>Hardware:</b>    | 5-knuckle butt hinges and metal door knob (both modern)                                  | 5-knuckle butt hinges and metal door knob (both modern)                                 |  |
| <b>Swing:</b>       | In   | In  |  |
| <b>Replacement:</b> | Sash with arched window panes may have been salvaged from the Oatlands main house cupola | Sash with arched window pane may have been salvaged from the Oatlands main house cupola |  |

**Windows: 4**

[At original openings; did not record 4 second-story, gabled dormer windows, which were added when the roof was raised.]

|   | <b>Rm.1, N (1/B)</b>                    | <b>Rm. 2, N (2/B)</b>                   | <b>Rm. 1, E (3/B)</b>                   |
|---|---|---|---|
| <b>Type:</b>                            | 6/6, double-hung sash                   | 6/6, double-hung sash                   | 6/6, double-hung sash                   |
| <b>Dimensions:</b>                      | 2.4.2 (W) x 4.4.2 (H)                   | 2.4.2 (W) x 4.4.2 (H)                   | 2.4.2 (W) x 4.4.3 (H)                   |
| <b>Hardware:</b>                        | Modern thumb latch                      | Modern thumb latch                      | Modern thumb latch                      |
| <b>Shuttered/<br/>Slide/<br/>Swing:</b> | Modern, replacement sash<br>and framing | Modern, replacement<br>sash and framing | Modern, replacement<br>sash and framing |

**Rm. 3, E (4/B)**

|   |  |  |  |
|---|--|--|--|
| <b>Type:</b>                            | 6/6, double-hung sash                  |  |  |
| <b>Dimensions:</b>                      | 2.4.2 (W) x 3.7.2 (H)                  |  |  |
| <b>Hardware:</b>                        | Modern thumb latch                     |  |  |
| <b>Shuttered/<br/>Slide/<br/>Swing:</b> | Modern replacement sash<br>and framing |  |  |

**EXTERIOR**

**Foundation:**

**Continuous Masonry:** Stone

**Thickness:** Estimated at 19½ inches

**Height:** N/A  
**Bond:** Irregular coursing  
**Mortar Type:** Unknown, original mortar not visible  
**Joint:** Unknown, original joint not visible  
**Repaired:** Yes, with Portland cement

**Porch:** Yes, modern porch on front (south) façade, with shed roof (not measured).

**Roof:**

**Roof Form:** Gable  
**Roof Covering:** Modern wooden shingles  
**Roof Framing:** Current roof is a modern replacement; original framing for a one-and-one-half story building removed.

**Building Height:**

**Ground to Peak:** 22.3.2 (east gable end); 17.7.0 as estimated apex of the original 1½-story height  
**Ground to Bottom of Rake Board:** 14.6.0 (NE corner)  
**Ground to Top of Eave:** 15.1.0  
**Ground to original gable end Eave:** 11.3.2

**Walls:**

**Masonry:** Stone

**Number of Courses:**  
**Bond:** Irregular coursing  
**Mortar Type:** Unknown, original mortar not visible  
**Joint:** Unknown, original mortar joints not visible  
**Repaired:** Yes, with Portland cement

**Chimney(s):**

**Chimney (1):**

**Material:** Brick (the brick stack, above the roof line, has been rebuilt)  
**Location:** Interior – Center  
**Height:** inaccessible

**INTERIOR**

**Wall Framing:** N/A – original stone walls not visible

**Wall Finish:** Current walls surfaces treated with sheetrock or drywall, covered with paint or wallpaper.

**Fireplace (1):** End – Center, Room 1

**Fireplace Material:** Brick, rebuilt with modern brick  
**Fireplace Overall Dimensions:** N/A, chimney base flush with current wall  
**Fireplace Opening Dimensions:** 2.6.0 (W) x 2.4.0 (H) x 1.5.0 (D)  
**Hearth Material:** Stone  
**Hearth Dimensions:** 1.6.0 (E-W) x 4.0.0 (N-S)

**Fireplace (2):** End – Center, Room 2

**Fireplace Material:** Brick, rebuilt with modern brick  
**Fireplace Overall Dimensions:** N/A chimney base flush with current wall  
**Fireplace Opening Dimensions:** 3.0.2 (W) x 2.5.2 (H) x 1.8.1 (D)  
**Hearth Material:** Stone  
**Hearth Dimensions:** 1.5.0 (E-W) x 4.0.0 (N-S)

**Stairs:** None at present, original stairs were likely at either side of the chimney base

**Subfloor Pit:** No

**Floor:** Wood, replaced

**Dating:** Before ca. 1819

The extensive alterations and additions to the structure have obscured/removed original finishes and fasteners throughout the building. The structure was raised from 1.5 to two stories, which has obliterated the original roof framing members. The overall character of the structure – the stone construction, symmetrical arrangement of the rooms, doorways, spacing, and central chimney – is similar to Stone Duplexes 1 and 2 at the nearby Little Oatlands property. In combination with their proximity, therefore, the dating evidence for Duplex 1 is inferred to apply to the Hamlet as well. The newspaper article (*Journal of the Times*) from 1819 refers to: “a neat and uniform row of stone-houses for the accommodation of the slaves, [and] form a village, having the public road for its street.” The proximity of Duplexes 1 and 2, along with the duplex at Oatlands Hamlet, and their location near the historic road leading to the Oatlands home complex, suggest that these are the buildings to which the article refers. Physical evidence found at Duplex 1 reinforces dating of that structure, and thus Duplex 2 and the Hamlet, to before ca. 1819.

**Notes**

According to members of the Finley family, the window sash with arched panes set into the exterior doorways may have been salvaged from the cupola in the Oatlands main house.

**Interior:**

*Room 1:* A modern bathroom has been inserted into the space between the base of the chimney and the front (south) wall. On the north side, a modern closet has been installed, along with a passageway between this room and Room 2. Originally, these two spaces likely contained ladder-like stairs for the occupants of each room to access the rooms of the half-story above. A similar arrangement of bathroom and closet space exists in the upper story, between Rooms 3 and 4.

*Stairs:* The original stairs have been removed, although it is suspected that stairs existed on one or both sides (north and south) of the central chimney, allowing each downstairs room to have access to a storage and sleeping space above. Within the modern closet on the south side of the chimney base (between Rooms 1 and 2), there is an odd step up against the chimney. This step could be a stair remnant. Such a step is not visible on the chimney's north side, although the modern installation of tub and shower at this location could have removed the evidence.