PRESERVATION SOCIETY of CHARLESTON
— FOUNDED 1920 —

35 Chapel Street   **2012 BVL**
c. 1850[1]
Residence of Andrea and Louis Weinstein
Guides: 5
Traffic flow: Entrance hall, living room, dining room and exit through the kitchen

House History

The two-bay, two-story frame house at 35 Chapel Street built c. 1850 is a fine Charleston example of vernacular Greek Revival architecture. Modest in size and ornamentation, the rectangular frame structure has changed very little throughout the past century and a half, retaining much of its original structural elements, both inside and out. Original 6/6 wood double hung sash windows with simple surrounds and hoods divide the wood clapboard front façade, and a Greek Revival bracketed door surround and transom define the principal entrance at the piazza screen.[2] A one-story piazza runs the length of the structure on the four-bay west elevation, outlining the original mid-nineteenth century structure. Two interior chimneys climb to the gable metal roof, which is outlined with a boxed cornice. In typical Charleston single house style, the structure's original central staircase is flanked on each side by a simple parlor both containing original interior Greek Revival woodwork and mantelpieces.[3] The house also contains original doors and flooring. The rear of the structure is defined by a twentieth century two-story addition that houses modern appliances and was constructed using a late nineteenth century footprint of a prior historic service wing that was added after the house was constructed.[4]

The residence at 35 Chapel Street was built sometime before 1852, most likely by Sylvia Miles, a free black woman, on land leased by Williams H. Holmes. It was not uncommon in the 18th and 19th century for a land owner to lease a vacant lot with the stipulation that the renter would construct a house.[5] By 1861, Holmes gained ownership of the wooden structure, which at the time was inhabited by "slaves and free persons."[6] It was a single family resident for owners, the Venning family, in 1900 (with a second family living in the dependency building in the rear of the yard), as well as railroad conductor W.G.

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[1] "Wraggborough: Chapel Street," Resources, Charleston County Public Library website, www.ccpl.org.
[2] "35 Chapel Street." Historic Preservation Certificate Application. 1985. Property File, Historic Charleston Foundation Archives.
[3] Ibid.
[4] Ibid.
[5] Ibid.
[6] "City of Charleston, South Carolina: Chapel Street," United States Census, 1861, Ancestry.com.

Rivers, his wife and five children through 1910 and railroad shopkeeper G.T. Summers and his nine children in 1920.[7] However, by the mid-twentieth century, 35 Chapel Street became vacant and had begun to deteriorate extensively.[8] Significant restoration efforts were completed in the 1980s to make 35 Chapel Street a livable single family residence once again, and in 1985 homeowners received the Carolopolis Award from the Preservation Society of Charleston for the sensitive restoration and retained integrity of the structure's original 19th century design and interior detailing. In 1982, prior to the restoration efforts, a service wing added in the 1880s was removed due to water damage, as well as a 1935 kitchen enclosure atop the piazza; yet in 1985, the historic service wing was rebuilt using it's original foundation, and a kitchen and two bathrooms were added without disrupting the original structure. Other retained historic fabric after restoration included a few undamaged piazza columns, wood mantelpieces, window and door surrounds, paneled doors, pine flooring and baseboards, piazza door surround, and west entrance and transom.[9]

The large dependency in the southwest corner of the property was originally an auxiliary structure added in the first half of the twentieth century, and has been recorded as an independent dwelling since the 1950s.[10]

The current owners purchased the property in 2011. The restoration of four wood burning fireplaces has been conducted and the owners have decorated the house with an extensive collection of American antiques.

Room Descriptions
Entrance Hall
- All original woodwork, floors, mantles and doors
- Floor cloths are 19th century reproductions made by the homeowner
- PA painted hall tree c.1840
- ME painted schoolmasters desk c.1830
- Collection of American samplers c. early 19th century
- Gilded eagle weathervane with original directionals c. 1880

Living Room
- Collection of 18th and 19th century mirror
  - Oldest: Queen Anne c. 1740
  - Best: Federal mirror by John Doggert of Roxbury MA c. 1820

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[7] "City of Charleston, South Carolina: Chapel Street," United States Census, 1900, 1910, 1920, Ancestry.com.

[8] Betty and J. Francis Brenner. *The Old Codgers' Charleston Address Book*, *1900-1999*.The Old Codgers Inc., 2000; "35 Chapel Street." Historic Preservation Certificate Application. 1985. Property File, Historic Charleston Foundation Archives.

[9] "35 Chapel Street." Historic Preservation Certificate Application. 1985. Property File, Historic Charleston Foundation Archives.

[10] "Charleston, South Carolina." 1902, 1944, 1951. Sanborn Fire Insurance Maps. New York: Sanborn Fire Company.

- Federal sofa from PA x. 1740
- Federal card table from Salem, MA c. 1800
- Painted settee with four chairs, NE c. 1860
- Collection of 18th and 19th century iron and tin lighting

Dining Room
- Chair table with shoe foot, NE c.1790
- Set of 6 Sheraton fancy chairs, NY c. 1820
- Pair of painted NE armchairs c. 1820
- Pair of side chairs signed by John Day Abbey, Portland, CT c.1830
- Two piece stepback cupboard, NC c. 1810
- Pie safe from Indiana c. 1870
- Portraits of Rev. and Mrs. William Moore in original gilded frames, painted by Samuel Earl, c. 1820
- Chandelier all original gas and electric, c. 1890
- Candlestands, curly maple c. 1820, iron and wood, NE c. 1790
- Collection of American samplers

Kitchen
- Amish slate dough board, PA c. 1870
- Antique copper kitchen ware on wrought iron window gate
- Large oval wrought iron entrance way, c. 1860
- Copper water cooler signed by Victor Clad Co., Philadelphia c. 1880