

NATIONAL HISTORIC LANDMARK NOMINATION

NPS Form 10-900

USDI/NPS NRHP Registration Form (Rev. 8-86)

OMB No. 1024-0018

HAMILTON GRANGE

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United States Department of the Interior, National Park Service

National Register of Historic Places Registration Form



1. NAME OF PROPERTY

Historic Name: Hamilton Grange (updated documentation)

Other Name/Site Number: Hamilton Grange National Memorial; The Grange

Designated a National Historic Landmark by the Secretary of the Interior December 19, 1960; Updated documentation December 16, 2012.



2. LOCATION

Street & Number: 414 West 141st Street

Not for publication: N/A

City/Town: New York City

Vicinity: Harlem

State: New York

County: New York

Code: 061

Zip Code: 10030



3. CLASSIFICATION

Ownership of Property

Private:
Public-Local:
Public-State:
Public-Federal: X

Category of Property

Building(s): X
District:
Site:
Structure:
Object:

Number of Resources within Property

Contributing

buildings 1
sites 0
structures 0
objects 0
Total 1

Noncontributing

buildings 0
sites 0
structures 0
objects 0
Total 0

Number of Contributing Resources Previously Listed in the National Register: 1

Name of Related Multiple Property Listing: N/A

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4. STATE/FEDERAL AGENCY CERTIFICATION

As the designated authority under the National Historic Preservation Act of 1966, 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.

Signature of Certifying Official

Date

State or Federal Agency and Bureau

In my opinion, the property ___ meets ___ does not meet the National Register criteria.

Signature of Commenting or Other Official

Date

State or Federal Agency and Bureau

5. NATIONAL PARK SERVICE CERTIFICATION

I hereby certify that this property is:

- Entered in the National Register
- Determined eligible for the National Register
- Determined not eligible for the National Register
- Removed from the National Register
- Other (explain): _____

Signature of Keeper

Date of Action

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6. FUNCTION OR USE

Historic: Domestic

Sub: Single Dwelling

Current: Recreation and Culture

Sub: Museum

7. DESCRIPTION

ARCHITECTURAL CLASSIFICATION: Early Republic/Federal

MATERIALS:

Foundation: Concrete; Stucco

Walls: Wood

Roof: Wood; Synthetics

Other: Brick (chimneys); Wood (porches, piazzas, railings, columns, trim, cornices, false chimneys; roof balustrades)

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Summary

Hamilton Grange is nationally significant under National Historic Landmark Criterion 2 for its personal association with Alexander Hamilton, one of America's most influential founders. It is also significant under Criteria Exception 2 as a building removed from its original location but which is nationally significant primarily for its association with a person of transcendent importance in the nation's history. Hamilton Grange is located at 414 West 141st Street in the Hamilton Heights section of Harlem in New York City. The house stands within St. Nicholas Park on the south side of West 141st Street, between Convent Avenue and St. Nicholas Avenue, facing northeast. In 2008, the Grange was moved to its current location from a site one block away on Convent Avenue between West 141st and West 142nd Streets. Prior to the relocation, the Grange stood within the boundaries of the Hamilton Heights Historic District, a local and National Register of Historic Places district. The Convent Avenue site was not the original location of Hamilton's country house. The Grange was constructed in 1801-1802 on what was then a bucolic, 32-acre parcel on the spine of Manhattan Island, over 200 feet above sea level, with views of the Hudson and Harlem Rivers. Hamilton Grange was first relocated in 1889 approximately 350 feet southeast to the Convent Avenue site. Despite two relocations during its two-hundred-year history, Hamilton Grange remains within the historical boundaries of the original Hamilton property.¹

Hamilton Grange was designated as a National Historic Landmark on December 19, 1960, and as was common practice then, the documentation consisted of a single page. On April 27, 1962, the Grange was designated a National Memorial under Public Law 87-438, which directed the Secretary of the Interior to acquire land by donation from the City of New York to relocate the building and assure its interpretation as a National Memorial. The Grange was listed in the National Register of Historic Places on October 15, 1966, but a nomination document was not prepared until 1977. This additional documentation updates the 1960 National Historic Landmark documentation and a boundary update approved in 2013.

A 1995 National Park Service General Management Plan for the Grange recommended that the building be relocated and "preserved in a fitting setting" for its proper administration and interpretation as a national memorial. In 2008, legislation was enacted to move the Grange from 287 Convent Avenue to a new site one block away in St. Nicholas Park. Submission of pre-move documentation to the Keeper of the National Register was completed in October 2007. The building was moved to a new site in 2008 and a major interior and exterior rehabilitation was completed in 2011. In 2013, a boundary change for the National Historic Landmark was approved.

The purpose of the Hamilton Grange National Historic Landmark updated documentation is to provide the Grange's administrative record with comprehensive documentation that goes far beyond what currently exists in the 1960 NHL documentation and the 2013 boundary update. The 2013 boundary update reflected the 2008 move and the 2011 rehabilitation and addressed the impacts of the move on the Grange's integrity and continued NHL eligibility. The 2013 update discussed items affected by the relocation, rehabilitation, and restoration. Site information and geographical data regarding the Grange's new location since 2008 were provided, along with a discussion of the relocation procedure and pre- and post-move documentation. The current documentation update expands the statement of significance, which was not changed when the new boundary was approved in 2013.

¹ The original site of Hamilton Grange is defined by the block bounded by West 142nd Street on the south, Amsterdam Avenue on the west, West 143rd Street on the north, and Convent Avenue on the east. The block is now occupied by a densely packed, urban mix of early-twentieth-century apartment buildings, a church, and a school.

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Describe Present and Historic Physical Appearance.

Alexander Hamilton's Federal-style country house was designed by the architect John McComb, Jr. (1763-1853). The two-story, wood-frame building with brick-filled walls and partitions was designed with a square footprint. The main block was originally constructed on a high stone foundation measuring approximately 52' x 48'. The front and rear entrances were each sheltered by a columned portico. Covered piazzas extended along the other two sides of the house. The front entry portico, rear portico, and side piazzas featured roof balustrades. The main hip roof was also ornamented with balustrades on all four elevations. Two brick and two wood-framed chimneys extended above the roof. The windows had double- and triple-hung sash configured with six-over-six lights. Leaded-glass sidelights and a fanlight transom decorated the front entrance. The second floor window directly above the front entrance also featured leaded-glass sidelights. The rear entrance had a fanlight transom. The front and rear entrances, centered on their respective elevations, formed a central axis along which the interior floor plan was arranged. The two largest interior spaces on the first floor, the parlor and dining room, were octagonal in shape. The main stair was located in an enclosed stair hall, separate from the first floor entrance hall, which was atypical for contemporary residential layouts. Also unique was the three-room-deep floor plan.

After Hamilton's death in 1804, the Grange remained in the possession of Elizabeth Hamilton and her children. Elizabeth sold the house in 1833 and continued to live in New York until moving to Washington, D.C. in 1845, where she resided until her death in 1854. Between 1833 and 1845, the property was conveyed a handful of times to various owners. In 1845, the property was purchased by the William C. Ward family who occupied the house part-time until 1876 when it was lost in foreclosure. The Grange was purchased in 1879 by William H. DeForest, a real estate investor. The former Hamilton property was slated for approximately 300 new building tracts. Instead of being razed, the Grange was fortuitously donated to St. Luke's Episcopal Church, which planned to construct a new church building nearby, and was moved south in 1889 just down the street to 287 Convent Avenue.² Subsequent development of the original site destroyed the remaining landscape features, the grove of thirteen trees, and the circular flower garden at the front of the house. The Grange stood heavily altered, jammed between a church and an apartment building, until 2008.

Changes that may have been made to Hamilton Grange during the time between its initial construction and the 1889 move, by Elizabeth Hamilton after her husband's death or by subsequent owners, are undocumented. Alterations made to the building concurrently with the 1889 move, or soon after, have been documented. Some of these exterior and interior modifications were described in a City of New York Department of Buildings filing prior to the move (December 4, 1888) as proposed changes to be made after the Grange was moved.³ Significant changes were made to the foundation, interior stair configuration, and certain exterior and interior architectural features necessitated primarily by the new position of the entrance and the reduced lot size. These modifications, first understood through historic photographs and written documentation, were confirmed through extensive physical investigations conducted before and after the building was moved in 2008.

During the 1889 move, the Grange was rotated slightly from its original southwest-facing orientation to a southerly orientation at its new site within the church property. The original west elevation was modified to serve as the new front facade along Convent Avenue. Prior to the 1892 construction of the new church building in the adjacent south lot, the Grange's front door, sidelights, and transom were moved to the Convent Avenue

² Mrs. H. Crosswell Tuttle, *History of Saint Luke's Church in the City of New York, 1820-1920* (New York: Apeal Printing, 1926), 563; and George A. Townsend, "Ghosts of the Grange," n.p., October 10, 1886, clipping file, Museum of the City of New York, both cited in Alfred Mongin and Anne D. Whidden, "Historic Structure Report: Hamilton Grange National Memorial" (Boston: North Atlantic Historic Preservation Center, National Park Service, 1980), 64, 70; Map in American Scenic and Historic Preservation Society, *Annual Report of the American Scenic and Historic Preservation Society to the Legislature of the State of New York* 17 (Albany, NY: Society, March 1912), 663.

³ Mongin and Whidden, "Historic Structure Report," 73 (hereafter cited as "HSR").

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(west) elevation, replacing the southernmost window of that facade. The rear door was also moved to the Convent Avenue elevation, replacing the northernmost window. The former front porch was moved to the west elevation where it was joined to the piazza and the original rear porch was completely removed. The southwest corner of the west piazza was removed to accommodate the new church colonnade that extended in front of the Grange. Interior changes made around this time included the relocation and reconfiguration of the main stair and cellar stair; the removal of the first floor partitions at the original stair hall; and the widening of the door opening between the parlor and dining room.

The 1889 relocation of Hamilton Grange necessitated that the original foundation be demolished. The relocated building was supplied with a new stone foundation and cellar at the new site on Convent Avenue. The only documented evidence that remains of the original cellar is from a written description by the architect, John McComb Jr., in an 1801 proposal to Alexander Hamilton for finishing the house. McComb mentions spaces designated for use as a kitchen, ironing room, hall, and passage.⁴ Physical investigations into the surviving original cellar ceiling prior to the 2008 move revealed some evidence of the original cellar configuration. A newer dropped plaster ceiling on metal lath was removed and it was discovered that most of the original plaster cellar ceiling was still intact. Evidence of removed partition walls were revealed as scars on the plaster ceiling surface. Also discovered was evidence of a removed main bearing wall, which is consistent with subsequent structural failures in the house.⁵

A six-story apartment building, facing Convent Avenue, was constructed on the adjacent north lot in 1923 directly against the north elevation (formerly, rear elevation) of Hamilton Grange. The addition of this apartment building, coupled with the expansion of St. Luke's Episcopal Church along the south and partial west elevations of the Grange, succeeded in partially barricading the building within its new site. The church sold Hamilton Grange to the American Scenic and Historic Preservation Society (ASHPS) in 1924, an organization devoted to preserving it as a national memorial. The ASHPS operated the property as a house museum, but neglected maintenance over time led to deteriorated conditions. Further changes to Hamilton Grange during the period of the ASHPS ownership included the eventual removal of the roof balustrade in 1929 as part of a re-roofing campaign. Other exterior renovations and repairs were made in 1932-33 that led to the removal of the piazza balustrades.⁶

Hamilton Grange was designated a National Historic Landmark in 1960. In 1962, The National Park Service acquired Hamilton Grange from the ASHPS. During the 1970s the NPS implemented preservation and stabilization repairs as necessary; in spite of this effort, the Grange's condition continued to decline. In 1977, a two-phase "restoration" plan was developed. Phase One included work to stabilize the exterior, which occurred in 1978-79, and the preparation of a historic structure report in 1980. Phase Two involved the relocation and full rehabilitation of Hamilton's house, an undertaking that was not fully realized until nearly thirty years later. Meanwhile, the National Park Service continued to maintain Hamilton Grange and operate the house as a historic interpretive site for visitors until preparations and funding were available to complete the second phase.

Investigations and studies of the proposed site were performed prior to the 2008 building move. An environmental impact study and cultural landscape analysis were completed in 2001 and 2003, respectively. An archeological survey of the St. Nicholas Park site was conducted in 2003-2004. The report concluded that no further archeological studies of the site were justified, due to the previous extensive ground disturbance in the area. In 2004, it was determined that St. Nicholas Park was not eligible for listing on the National Register, and thus the relocation of the Grange would not have an adverse effect on the park's historic resources.

⁴ Ibid., 29-30.

⁵ John G. Waite Associates, "Hamilton Grange: Draft Historic Structure Report Update" (New York, January 2009), 97-98.

⁶ Mongin and Whidden, "HSR", 81.

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In 2006, Hamilton Grange underwent a series of investigational probes in an attempt to better understand the extent of the remaining historic construction, the configuration of the original construction, and the nature of changes over time. Wall plaster, wood trim, and floorboards were selectively removed from the first floor stair hall to understand the original configuration of the main stair and landings, as well as the subdivision of the existing stair hall into the entry hall, stair hall, and closet. Other areas of wall plaster and floorboards were removed at the second-floor level that revealed information about the original second-floor stair landing, upper-stair run, and handrail location. Additional second-floor probes uncovered evidence of an infilled door opening and the original location of the attic stairs, which had been relocated. Microscopic paint analysis confirmed the findings of the building evolution investigation and assisted in identifying the original interior and exterior paint colors. Other physical investigations led to the discovery that the three dining room door openings on the first floor were originally taller and that the central door between the dining room and parlor was originally much narrower, matching the width of the other two dining room doors. The selective removal of interior wall plaster, trim, and floorboards also afforded a better opportunity to understand the structural frame and to inform design decisions regarding temporary shoring for the building move.

In March 2006, a report was produced for the National Park Service by John G. Waite Associates, Architects regarding the initial relocation planning phase, presenting various options for moving Hamilton Grange. The study considered the feasibility of and costs for moving the building while mitigating significant damage to the Grange and the adjacent buildings. The house needed to be extricated from its site since it was physically attached to the apartment building on the north and was separated from the north elevation of St. Luke's Church by a four-foot alley. The church colonnade along the west projected in front of the Grange, acting as a partial barricade that prevented pulling the building off the site in a straightforward, westward direction. Scenarios considered included dismantling the colonnade of St. Luke's Episcopal Church, partially dismantling or sectioning Hamilton Grange, and lifting the intact building thirty feet over the church colonnade roof. All options considered posed significant risks. The possibility of permanent damage to the church building, as well as budgetary and scheduling factors, eliminated the option to dismantle and reassemble the church colonnade. Sectioning and dismantling the Grange would lead to the imminent loss of historic material and probable structural damage. The liability of moving the building thirty feet up and over the church colonnade was a challenge that building movers were initially unwilling to consider.

As part of the Hamilton Grange relocation and planning process, the National Park Service issued a Request for Proposals in 2007 to move and rehabilitate the house by contract. Contractors submitted proposed methods for moving the house from Convent Avenue to St. Nicholas Park within the parameters of the NPS contract documents and other criteria that included the preservation of historic and architectural fabric, cost, duration of street closures, and any impacts to the neighborhood during the move. At that time, the option to section the Grange to avoid damage to the adjacent church building was a viable consideration. Ultimately, the selected contractor chose the option of jacking up the entire building high enough to clear the church colonnade and move it west, over the colonnade roof, and back down to the Convent Street level. The successful implementation of this option for extricating the Grange from its site resulted in a minimal loss of historic material and limited damage to the building's structure.

After Hamilton Grange was moved from the site onto Convent Avenue in June 2008, it was secured to a mobile steel framework exclusively designed for the building and began the journey to its new site. Prior arrangements had been made with the City of New York for the temporary removal of street signs, lights, and trees to allow for the building to pass without obstructions. The Grange was moved south along Convent Avenue to the intersection with West 141st Street, where it was rotated 90 degrees counterclockwise. The house continued east along West 141st Street. When it reached the entrance of the new site, the house was rotated 90 degrees clockwise simultaneously as it was moved off the street into the site. The Grange was rotated another 180

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degrees, prior to being secured onto the previously constructed new foundation, to allow the original front facade to face West 141st Street to the north.

The current formed-concrete and concrete-block foundation was constructed in 2008 at the St. Nicholas Park site to receive the relocated building. The new foundation was designed to provide a structurally sound pedestal for the historic first and second floors. Because of the steeply sloping site in St. Nicholas Park and the need for additional mechanical and storage space, a sub-basement cellar level was added below the ground floor level. Constructed within the known parameters of the original basement, the current ground floor was designed to accommodate the functional needs of an operational interpretive site.

The 2008 move to St. Nicholas Park provided Hamilton Grange with a setting far more reminiscent of the original than it had on Convent Avenue, where it was compressed between two buildings and surrounded by a neighborhood of late nineteenth-century row houses. Although St. Nicholas Park is bounded by an extension of the same residential neighborhood, as well as much larger academic buildings from the adjacent City College campus of The City University of New York, the open park setting and mature trees immediately surrounding Hamilton Grange are similar to the original setting. The house is now free-standing and situated on a steeply sloping grade, much like it was during the nineteenth century.

The orientation of the Grange was a significant consideration during the move planning phase. Returning the Grange to its original southwest-facing orientation would have situated the house as Hamilton had originally intended. However, positioning the Grange in St. Nicholas Park in this orientation would result in the rear elevation facing West 141st Street and the original front facade would be at the rear of the site, facing an uphill incline and the retaining wall of the adjacent college campus. Programmatically and aesthetically, this orientation did not make sense. The decision to situate the Grange approximately 180 degrees from its original orientation was justified by the fact that it was moved from a non-original site and orientation. The original context, with its open landscape and unique viewsheds, was lost after the 1889 move. The open, rural setting of St. Nicholas Park within a dense urban neighborhood presented the best solution for the relocated house. Orienting the front of the house to face West 141st Street provided an ideal opportunity for barrier-free access to the house, enhancing public interest in the historic building, and presenting the best solution for engaging the neighborhood.

The 2008 relocation removed the Grange from within the boundaries of the Hamilton Heights National Register Historic District (1983) and the Hamilton Heights District designated by the City of New York Landmarks Preservation Commission (1974 and extended in 2000). Hamilton Grange is now situated on the south side of West 141st Street in St. Nicholas Park, between Convent and St. Nicholas Avenues, an area adjacent to but technically outside of the current historic district boundaries.

After the building was moved, stabilized, and secured to its new foundation, an additional series of physical investigations took place in 2008. Exterior probes were carried out on the upper areas of the roof and on areas of exterior clapboard siding where the front and rear porches and the side piazzas were located. The roof probes uncovered evidence of original lead flashing and wrought iron nails at some original framing members of the upper roof. Areas of original wood roof shingles, which retain early paint evidence, were discovered under the two original wood-framed chimneys. Investigations of the clapboard siding and of the original sheathing uncovered areas of lead flashing, original framing locations and nailing patterns that confirmed the location and configuration of the original front and rear porches as portrayed in early photographs.

Additional probes of the main stair were undertaken on the interior of the house, confirming that the majority of the original stair components from the first to second floor were intact and had been reused during the stairway relocation in 1889. The original stair from the first floor to the basement was no longer extant. Upon the

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conclusion of this and other physical investigations, sufficient information was uncovered to accurately reconstruct the first floor and second floor stair halls; the main stair connecting the ground, first, and second floors; the mirrored dining room doors; the parlor and dining room mantels; the porches and piazzas; and the roofs and balustrades.

The exterior and interior of the relocated Hamilton Grange was comprehensively rehabilitated. The rehabilitation treatment, as defined by the Secretary of the Interior, involved repairs, in-kind replacement, adaptive use, and selective restoration work. The work was performed without damaging or destroying significant features or finishes. Previously altered character-defining features were restored to their original forms, configurations, and appearances. Also included in the scope of work were the installation of new mechanical, electrical, plumbing, alarm, and fire detection, notification, and suppression systems; the provision of a chair lift for universal access to all public areas by visitors; the design and installation of interpretive visitor exhibits at the ground floor level; and the updating and implementation of a historic furnishings plan for the main first floor spaces. New site improvements and landscaping included stone retaining walls, paved footpaths, a grass-paver parking area, planting areas, and site lighting. The existing metal fence design at the perimeter of St. Nicholas Park was replicated for a new electronic sliding access gate.

Many of the house's original character-defining features remain intact. Unchanged exterior elements include the horizontal wood clapboards; wood cornices and entablatures; front door and front door transom; and the wood double- and triple-hung window sash, frames, trim, and second-floor window sidelights. Other physical features were relocated, altered, or replaced such as the hipped roof; rear door and transom and front door sidelights; front and rear porticos and stairs; side piazzas; and roof balustrades. The original shutters that remained were salvaged and replicas were installed with the restored and replicated shutter hardware. Most of the original first- and second-floor interior features remain intact. These include the general layout of the first- and second-floor plans; plaster walls and ceilings; wood flooring; wood doors, trim, and baseboards; and plaster cornices. There is some evidence of selective removal, replacement or infill of walls, and other interior elements. Altered interior features include the interior stairs and adjacent partition walls; and first-floor fireplaces and mantels.

The majority of the exterior work was completed in 2010 during the first phase of the post-move rehabilitation. The original front door, frame, transom and sidelights were reinstalled in their original location on the front (north) elevation. The reproduction rear door was reinstalled in its original location on the rear (south) elevation. The two original window openings on the east elevation, which had been removed when the front and rear doors were moved, were restored with wood double-hung window sash, frames, and trim to match the surviving examples. The front and rear porticoes and the side piazzas were reconstructed to match the original in size and detail. Other minor exterior details were repaired or replaced in kind where missing.

Also completed during the first phase was the design and installation of a climate control system, electrical system, plumbing system, security alarm, and fire detection, notification, and suppression system. New barrier-free restrooms for visitors to the historic site were designed and installed. The restrooms were located at the ground floor, on the visitor reception level, which is accessed directly from grade by a sloped walkway. An accessible lift, concealed beneath the front porch, provides public access to the first-floor level from the ground floor level.

Phase Two of the rehabilitation commenced in June 2010 and was completed in September 2011 and focused on the interior. Physical evidence discovered during site investigations informed the historic material and finishes restoration and rehabilitation work. The main stair was reconstructed in its original location, using the surviving sections of the salvaged original stair elements. Removed original partitions, including the walls that separated the main stair hall from the closet and the entry hall, were reconstructed. The missing stairs from the first floor to the ground floor were reconstructed. The enlarged opening between the dining room and parlor was

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reduced and restored to its original width. The three dining-room door openings were enlarged to their original height and restored mirrored doors were installed. All interior and exterior hardware was repaired or replaced in kind. New door hardware and shutter hardware was custom manufactured to match the existing. Additional exterior work included the installation of new shutters to match existing, the restoration of the leaded-glass windows on the front elevation and fabrication of those missing to match the existing, and the addition of balustrades to the main and piazza roofs, in accordance with documentary and physical evidence.

The interior rehabilitation and restoration included repairing plaster walls and ceilings, wood trim, wood baseboards, plaster cornices, and fireplace mantelpieces. The finish surfaces were painted based on the colors discovered through microscopic paint analysis. Historic furnishings included installation of carpets, draperies, furniture, lighting, and other interior decorations that were installed in August 2011. The interpretive exhibits were installed, along with the final site improvements and landscaping.

Currently, the Historic Architecture, Conservation, and Engineering Center, Northeast Region, National Park Service is replacing materials and paint on the roof, west piazza, and front steps dating to the 2008 restoration as a result of a carpenter ant infestation, dry rot, and water damage. Reclaimed wood is being used where possible and is being treated with a vinegar-type substance to prevent future infestations. All work is in keeping with the historic character of the house.⁷

The relocation of Hamilton Grange did not compromise the building's historical significance and integrity. The Grange in its new location has been afforded the opportunity for a full rehabilitation and historic interpretation that would never have been possible at the Convent Avenue site. Additionally, physical investigations conducted after the move uncovered new evidence that further informed and augmented the rehabilitation plan.

⁷ Scope of Work, Hamilton Grange National Memorial, 2016.

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State Significance of Property, and Justify Criteria, Criteria Considerations, and Areas and Periods of Significance Noted Above.**Summary of Significance**

Hamilton Grange is nationally significant under National Historic Landmark (NHL) Criterion 2 for its close association with Alexander Hamilton, one of the most influential statesmen in the founding of the United States of America. The Grange was Hamilton's primary residence from its date of completion in the summer of 1802 until his death in the summer of 1804. The Grange also qualifies under NHL Criteria Exception 2 as a building moved from its original location but which is nationally significant primarily for its association with a person of transcendent importance in the nation's history. The period of significance spans from 1802 to 1804, correlating with Hamilton's occupancy and association with the house.

Alexander Hamilton built the Grange after the peak of his political and public service career. While it served as the retreat he had always envisioned, it was never a place of retirement. Hamilton remained politically active, if not in public service, and maintained a daily professional life, commuting to his law practice in New York City from his home at the Grange. The Grange was a preoccupation of Hamilton's for several years during its development, and the center of his existence during the last two years of his life. It was the place where he received the emotional support and intellectual stimulation that allowed him to continue to formulate and refine his vision for the United States government.

The Grange is the only extant house intimately associated with the Hamiltons and it is undoubtedly the only one they had constructed to their custom requirements. It remains a personal reflection of Alexander Hamilton's values and priorities from the prime of his life to his famous, untimely death, and the only remaining location associated with the transcendent contributions he made as a statesman and political theorist. Despite two relocations and urban encroachment that have altered the bucolic setting that attracted Hamilton to Harlem Heights, the Grange possesses excellent historic integrity and would be entirely recognizable to the early nineteenth-century eye.

Hamilton Grange was designated a National Historic Landmark in 1960 under NHL Criterion 2, Criteria Exception 2. It was acquired by the National Park Service as a National Memorial in 1962. Although the Grange was already included in the National Register (NR) by virtue of its NHL listing, a National Register nomination was prepared for the Grange in 1977 under Criterion B for its association with Hamilton, Criterion C for architecture, and Criterion Consideration B for moved properties.

Narrative Statement of Significance

Alexander Hamilton was in his early thirties when he signed the United States Constitution in Philadelphia in 1787. By that time, he had firmly established himself as a respected confidant and colleague of General George Washington during his tenure as Washington's chief of staff during the American Revolutionary War. A brilliant lawyer and architect of post-war New York's first bank, he had built a reputation as the leader of the Federalist Party and a member of New York's social elite. His most prolific work was yet to come, as the primary author of *The Federalist*, a series of essays dissecting the Constitution clause by clause. In the ten-month effort to achieve ratification of the Constitution in New York, Hamilton stood out as the document's most ardent and articulate supporter. In 1789, he became the nation's first secretary of the treasury and held the post for nearly five years. During his tenure as head of the treasury, Hamilton stabilized the post-war economy by establishing the country's first government bank, created a mechanism for state and federal debt payment, established the national mint, and improved the new nation's credit and ability to trade with other countries. Hamilton resigned from his post at the treasury in early 1795 but continued to exert an extraordinary influence

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on the policies and direction of the Washington administration, even penning President Washington's famous farewell address in 1797.⁸

By the time Hamilton reached his mid-forties, a series of personal and political setbacks caused him to retreat from public life. He finished his political career after two difficult years as inspector general of the army under President Adams and turned his focus toward building his country estate, The Grange, in Harlem Heights and spending time with his family. Mounting financial pressures made working in the private sector a necessity and he returned full time to his law practice in New York. He continued to stay active politically until his death in 1804, involving himself in state and federal elections, foreign policy, co-founding the Federalist newspaper the *New York Evening Post*, and excoriating Jefferson's presidential administration in a series of articles entitled "The Examination."

Hamilton's Early Life

Alexander Hamilton was born January 11, 1755 or 1757, in Charlestown, on the island of Nevis in the British West Indies. He was the second illegitimate child of Rachel Fawcett Lavien and James Hamilton. After years of financial instability, James Hamilton abandoned his family when Alexander was only ten years old. By the time he was thirteen, his mother died of a fever, leaving Alexander and his brother virtually penniless. The two brothers went to work, and Alexander took a job as a clerk in the St. Croix office of the New York merchant firm Beekman and Cruger.⁹

While working for Cruger, Hamilton spent his free time writing poems and letters, some of which were published in the *Royal Danish American Gazette*. An account of a deadly hurricane, written as a letter to his father, won Alexander local fame. Several wealthy residents of St. Croix who read the letter noted the young boy's intelligence and talent and decided to fund his education in America.¹⁰ He spent 1773 in Elizabethtown, New Jersey, preparing for college, and entered King's College, now Columbia University, in 1773, pursuing a course of independent study.¹¹

Hamilton as Pamphleteer

Hamilton became involved in colonial politics while still attending King's College. Aroused by the growing discontent with Great Britain, he entered the fray writing political pamphlets under the pseudonym "A Friend to America."¹² His first effort was published in November 1774 in response to a Loyalist pamphlet written by "A Westchester Farmer" just weeks after the adjournment of the First Continental Congress. Hamilton's essay, "A Full Vindication of the Measures of the Congress," supported Congress' decision of nonimportation and nonconsumption following the passage of the "Intolerable Acts" by British Parliament. He continued to express his political opinions in pamphlets entitled, "The Farmer Refuted: or a more impartial and comprehensive View of the Dispute," and "Remarks on the Quebec Bill."¹³

⁸ There are several biographies of Alexander Hamilton that cover his public career and private life in detail. For a detailed development history and architectural analysis of the Hamilton Grange, see "Historic Structure Report: Hamilton Grange National Memorial," prepared for the National Park Service by Alfred Mongin and Anne D. Whidden in 1980. Other worthy sources for Hamilton history include *The Intimate Life of Alexander Hamilton*, written by his grandson, Allen McLane Hamilton, available online through the Library of Congress; Ron Chernow's *Alexander Hamilton*, and the *Alexander Hamilton Papers*, which can be accessed online through the National Archives.

⁹ Thomas Fleming, *The Intimate Lives of the Founding Fathers* (New York: Oxford University Press, 1993), 210-212.

¹⁰ Alexander Hamilton, *Alexander Hamilton: A Biography in His Own Words*, ed. Mary Jo Kline (New York: Newsweek, 1973), 23.

¹¹ *Ibid.*, 38.

¹² *Ibid.*, 24.

¹³ *Ibid.*

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Political debate throughout the colonies soon turned into mob violence against British authorities and their allies, the Loyalists or Tories. Hamilton was vehemently opposed to this turn of events, and personally protected Myles Cooper, the President of King's College (and a Tory), from an angry group of New Yorkers. Soon after, Isaac Sears, a Sons of Liberty leader, took a group of followers, seized New York Loyalists, and destroyed the printing presses of the leading Tory newspaper. It was this series of events that provoked Alexander Hamilton to begin a correspondence with John Jay, one of New York's delegates to the Continental Congress; Hamilton asked for legislation to discourage further raids.¹⁴ Moving beyond the anonymity of newspaper articles, he began introducing himself to men of political power and influence.

Military Service

Shortly after the Battles of Lexington and Concord on April 19, 1775, Hamilton joined a New York militia regiment comprised of King's College students. The company, named the Corsicans, and also known as the Hearts of Oak, notably rescued several canons from Fort George while under fire from the HMS *Asia* in August 1775.¹⁵ In January 1776, Hamilton joined the Provincial Company of Artillery and was made captain in March. His duties included recruiting, training, feeding, clothing, and overseeing the payroll of his men. By the end of August, General George Washington had taken notice of Hamilton's abilities and asked him to join his staff as aide-de-camp on January 20, 1777. Hamilton accepted the offer and gained the rank of lieutenant colonel on March 1, 1777. He was well suited to the administrative tasks of his new commission, and much of the information Washington relied on was gathered, assessed, and organized by his young aide.¹⁶

During a social assembly in camp the winter of 1779-1780, Hamilton met Elizabeth "Eliza" Schuyler, daughter of wealthy congressman, Major General Phillip Schuyler. Hamilton was soon smitten and became engaged to Eliza.¹⁷ They were married at Eliza's childhood home, "The Pastures," in Albany, on December 14, 1780.

In mid-February 1781, Hamilton broke from Washington's staff. A minor quarrel between the two men, combined with Hamilton's frustrations over his failure to gain a field command, caused the split. By July, however, Hamilton found himself back in the service of Washington at Dobbs Ferry, New York.¹⁸

During the last campaign of the war, Hamilton finally received the military glory he desired. With the news that the French fleet was sailing for the Chesapeake Bay, Hamilton marched with the army south in preparation for the unexpected Yorktown campaign. At nightfall on October 14, 1781, he led 400 men from a light infantry battalion consisting of elite troops from five states to attack British Redoubt Ten near the York River. By quickly occupying the post, along with Redoubt 9 which had been taken by the French, the Allies' position was strengthened. Five days later, Cornwallis surrendered his army of 8,000 men to the Americans. Alexander Hamilton left the army with honor and traveled to Albany for the birth of his and Eliza's first child, Philip, who arrived on January 22, 1782.¹⁹

Foray into Politics

In January 1782, Hamilton resumed the law studies that he had begun at King's College before the war by using New York Congressman James Duane's library in Albany.²⁰ His rigorous studies of the peculiarities and nuances of New York's procedural law helped launch a successful legal career, in many cases even representing

¹⁴ Ibid., 45.

¹⁵ Ron Chernow, *Alexander Hamilton* (New York: Penguin Press, 2004), 67.

¹⁶ Stanley Elkins and Erik McKittrick, *The Age of Federalism* (New York: Oxford University Press, 1993).

¹⁷ Hamilton, *Biography*, 78.

¹⁸ Ibid., 94-97.

¹⁹ Ibid., 99-101.

²⁰ Richard Brookhiser, *Alexander Hamilton, American* (New York: Simon & Schuster, 1999), 55.

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former Loyalists.²¹ In July, Hamilton was admitted to the New York Bar and was also selected by the state to serve as a delegate to the Confederation Congress beginning in the November session.²² Witnessing the ineptitude of the Continental Congress during his military tenure, he had strong opinions on how the new government should be structured. In 1781, he penned a series of newspaper articles called “The Continentalist,” in which he decried the status of the country as a collection of “petty states... jarring, jealous, and perverse.”²³ Hamilton firmly believed in the need to reform the system under the Articles of Confederation and create a strong central government. He listed the defects as “A want of power in Congress... want of method and energy in the administration... and want of a proper executive.”²⁴ Hamilton quickly became frustrated with Congress’ ineffectiveness and its inability to collect revenue from the states. He left Congress in July 1783 and began practicing law in earnest.²⁵

Ratifying the Constitution

Hamilton returned to the political arena upon his election to the New York State Assembly in April 1786. During the Annapolis Convention, Hamilton called for a constitutional convention to “cement the union.”²⁶ The old government operating under the Articles of Confederation had no elected chief executive, no judicial body, only one house of congress, no power to levy taxes, and required a unanimous vote to amend the Articles. Hamilton stressed the need for a national government that reflected the sovereignty of the people and thus would be dominant over the states.

After much heated debate, the Convention proposed a Constitution made up of compromises. The document veered far from Hamilton’s beliefs yet he thought that the Constitution was the country’s best chance for establishing good government. Hamilton signed the Constitution; New York’s other two delegates had left the Convention two months before, in mid-July. The Convention abandoned the procedure in the Articles of Confederation for ratifying amendments by the unanimous approval of the state legislatures. Instead, it provided that the Constitution should be considered by state conventions and, when approved by nine states, would go into effect among the ratifying states.

Hamilton took up the challenge of defending the document within New York where there was great opposition. Hamilton and John Jay planned a series of essays to be known as *The Federalist*, written under the pseudonym of Publius. The essays, originally published two to four times a week in New York newspapers, explained the newly proposed national government to the public, criticized the ineffectiveness of the Articles of Confederation, outlined the virtues of the new Constitution, examined the pros and cons of a republican government, and overall, sought sufficient support to ratify the Constitution.²⁷ When Jay became ill, Hamilton asked James Madison to co-author the essays with him. Hamilton ultimately wrote almost two-thirds of the eighty-five essays.²⁸

The Federalist papers were among the most influential writings in support of the Constitution. Though a failure in swaying the votes of New Yorkers in electing their Convention delegates, the articles had a much broader influence. Newspapers throughout the country published the essays, which were then disseminated throughout the states to enlist support. *The Federalist* successfully convinced many Americans of the need for a strong

²¹ Ibid., 58.

²² Ibid., 51.

²³ Ibid., 53.

²⁴ Hamilton, *Biography*, 86-87.

²⁵ Brookhiser, *Hamilton, American*, 55.

²⁶ Ibid., 60.

²⁷ Ibid., 81.

²⁸ Ibid., 68-69.

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federal government and the necessity of ratifying the Constitution. It was a very close vote in many states, but the Constitution was ratified and became the legal authority that created the government of the United States of America. Constitutional scholars still look to the writings of *The Federalist* to gain insight into the ideas supporting the foundation of the United States. Alexander Hamilton's monumental role in securing the ratification of the Constitution through his literary efforts in *The Federalist* has rightly earned him the reputation as a "founding father" of the United States of America.

Establishing a National Financial System

One of the first tasks set for the First Federal Congress under the new Constitution of 1787 was the creation of several executive departments. Using the executive offices under the Articles of Confederation as models, the act creating the treasury department (September 2, 1789) was patterned on the former Office of Finance. Instead of a superintendent of finance or his successor, the three-man board of treasury, the new department would have a secretary who was given unique privileges of making reports and giving information to either branch of Congress in person or in writing as required.

President George Washington nominated Alexander Hamilton as the first secretary of the treasury on September 11, 1789, even though Hamilton had no previous experience in finance. After an easy confirmation by the senate on the same day, Hamilton immediately began to formulate a systematic program in a series of reports to Congress. Based on Superintendent of Finance Robert Morris's proposal in 1783 and upon the British financial system, Hamilton's proposals would greatly benefit the northern states to the detriment of southern interests while also promoting commercial relations with Great Britain. Hamilton's proposals divided the country politically and led to the creation of a new opposition political party.²⁹

Report on the Public Credit

In his Report on the Public Credit, Hamilton estimated the federal debt at \$54 million—a foreign debt of about 20 percent owed primarily to France and to a group of Dutch bankers and a domestic debt of about 80 percent owed to former soldiers, farmers, and others who had provided produce and services during the war, and to investors who had loaned the government money. Hamilton proposed to pay only about 2 percent of the principal of the federal debt annually. Interest payments would consume most of the revenue earmarked for debt servicing. Revenue was to be derived from a tariff, an excise tax on liquor, the sale of western lands, funds generated by the post office, and loans. To simplify accounting, the old debt consisting of a wide variety of federal securities was to be funded by a new issuance of federal securities bearing interest. After heated debate, Hamilton's plan of paying the full face value to the current holders of the securities was adopted as opposed to a plan championed by James Madison that would have discriminated against current holders (many of whom were speculators who had purchased securities for a fraction of their face value) in favor of paying a portion of the new federal securities to the original holders of the securities.³⁰

Hamilton also called for the federal government to assume the wartime debt of the states estimated to be \$25 million. Assumption became bitterly partisan because some southern states had already paid much of their debt while much of the remaining outstanding state securities were now owned by northern speculators who would stand to make huge profits if the federal government paid the holders the full face value of their securities. Congress approved this part of Hamilton's plan only through a compromise orchestrated by Hamilton and James Madison at a dinner hosted by Thomas Jefferson that exchanged enough southern votes for assumption

²⁹ Charlene Bangs Bickford and Kenneth R. Bowling, *Birth of the Nation: The First Federal Congress, 1789-1791* (Madison, WI: Madison House, 1989), 94.

³⁰ *Ibid.*, 64.

for enough Northern votes to move the federal capital to a permanent location on the banks of the Potomac River.³¹

Creating a National Bank

Hamilton's second report called for the establishment of a national bank modeled partly on the Bank of England, the Bank of North America in Philadelphia, and the Bank of New York, which Hamilton had helped create in 1784. The Bank of the United States was to be capitalized with shares valued at \$10 million. The first \$2 million was to be owned by the federal government; the balance would be offered to private purchasers in America and abroad. Private shares had to be purchased with at least one quarter of gold and silver, which would guarantee the bank a capitalization of at least \$500,000 in real money. The private shares could be sold on the open market, which they did at tremendously inflated prices. The bank, chartered for twenty years, would have branches throughout the country, would serve as a depository for federal funds and would make loans to the government as well as to private individuals. States were prohibited from chartering competing national banks but could charter intrastate banks.³²

Great opposition arose to the bank. Some feared that the bank would more readily make short-term loans to merchants to the exclusion of long-term loans to farmers. Opponents feared the northern speculative interests that would bid up the price of bank shares on the open market. Others argued that the Constitution did not authorize the public creation of a bank. President Washington asked for and received opinions from Secretary of State Thomas Jefferson and Attorney General Edmund Randolph both of whom argued that the bank was unconstitutional. Washington asked Madison to prepare a veto message. But Hamilton's defense of the bank convinced the president to sign the bill. Far less controversial was Hamilton's call for the creation of a mint that was easily passed by Congress and signed by President Washington.³³

A Report on Manufactures

Hamilton's third report took more than a year to draft and was submitted to Congress on December 5, 1791. It called for a selective tariff, bounties, and subsidies on various manufactured goods that would clearly commit the government to encourage the expansion of an industrial and commercial economy that would benefit the entire country. Congress never enacted its provisions.³⁴

Maintaining Neutrality

Gradually, two political parties formed in the young Republic. The division into opposing political parties began during the first Washington administration when both Jefferson and Hamilton served in Washington's cabinet. The Democratic Republicans, founded by Thomas Jefferson and James Madison, coalesced in 1792, and supported the agricultural interests of the South. They opposed Hamilton's Federalists, who argued for industrial development, a strong central government, and the commercial interests of the northern states. The Democratic Republicans claimed that Hamilton's ideas would lead to the creation of a system reminiscent of the British aristocracy and monarchy.³⁵ Hamilton's close relationship with President Washington furthered divisions with Jefferson and their respective parties.

³¹ Ibid.; Elkins and McKittrick, *Age of Federalism*, 118-21.

³² Elkins and McKittrick, *Age of Federalism*, 232-33.

³³ Ibid., 232-33, 235-36.

³⁴ Ibid., 258-62.

³⁵ Gordon S. Wood, *Empire of Liberty: A History of the Early Republic, 1789-1815* (New York: Oxford University Press, 2009), 146.

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Hamilton and Jefferson were constantly at odds with one another and took up opposing viewpoints on many matters, including the revolution in France. Jefferson was supportive of a revolution in the name of democracy, but Hamilton was fearful of embroiling the new nation in war. The issue came to a head with the arrival of French Minister to the United States, Edmond Charles Genêt. Citizen Genêt (who self-identified as such to underscore his pro-revolutionary views) was looking for support for the French cause among the American citizenry, and openly mocked the federal government's position of neutrality by seizing British ships within American waters and arming private ships to act as privateers.³⁶ Hamilton picked up his pen yet again, and used his skills as an essayist to garner support for President Washington's unpopular policy of neutrality.³⁷ Hamilton's writings disclosed the inappropriate and undiplomatic actions of Citizen Genêt and convinced the American people of the wisdom of remaining neutral. Eventually, France was asked to remove Genêt from his diplomatic post in the United States.³⁸

Domestic Issues

Even after the Citizen Genêt affair, Hamilton spent much of his time as secretary of the treasury fighting with Jefferson and the Republican Party. Jefferson, ever suspicious of Hamilton and his desire for a strong federal government, had instigated an audit on the treasury books certain that Hamilton was guilty of some criminal activity. Investigations by members of Congress, though invasive, could not produce any evidence of fiscal malfeasance. Hamilton, who had been considering resigning from Washington's cabinet to reestablish his law practice, waited until all charges were thoroughly investigated and his name was cleared before submitting a resignation from his post at the treasury.³⁹ Despite being exonerated, the charges, however false, had tarnished his good name.

Before Hamilton had the chance to step down from public life, the Whiskey Rebellion broke out in 1794, when angry farmers in western Pennsylvania defied the federal excise tax on whiskey. The Whiskey Rebellion soon spread to the back counties of Virginia and Maryland, creating the most serious domestic crisis the Washington administration had faced.⁴⁰ One of the ways which Hamilton planned to raise money to implement his federal financial plan was through an excise tax on liquor. Securing funding through the tax became problematic when many of the whiskey distillers and moonshiners actively evaded it. Things came to a head in July 1794 when the local militia in western Pennsylvania fought a two-day battle against the federal excise inspector, who was besieged in his house. A mob of 7,000 men threatened to burn Pittsburgh and then march on Philadelphia.⁴¹ Hamilton wanted to quash the rebellion through military force, and though Washington did begin to assemble the surrounding states' militias, he first sent out commissioners to demonstrate the government's desire for peace over violence.⁴² The federal commissioners reported that rebellion was still a possibility, so Hamilton rode out with 12,000 militiamen to quell the situation. By the time Hamilton arrived in the Pittsburgh area, many of the rebels had left, and of the 150 prisoners taken back to Philadelphia for trial, only two were convicted of treason. Washington pardoned them, and the rebellion subsided.

³⁶ Chernow, *Hamilton*, 441.

³⁷ *Ibid.*, 441.

³⁸ *Ibid.*, 446.

³⁹ *Ibid.*, 480.

⁴⁰ Wood, *Empire of Liberty*, 134.

⁴¹ Brookhiser, *Hamilton, American*, 117-118.

⁴² *Ibid.*, 119.

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Funding for his financial projects secured, and the rebellion peacefully and successfully quashed, Hamilton turned in his resignation from the treasury.⁴³ When Hamilton relinquished his post on January 31, 1795, he had left the federal government solvent and earned the United States one of the world's best credit ratings.⁴⁴

A Break from Public Service, but not from Politics

During Hamilton's time in office, he was a valued and trusted advisor to the president, and many of Hamilton's plans had been carried out as Washington's foreign and domestic policies.⁴⁵ His resignation from his government post did not sever his participation in politics. On July 1, 1795, the Jay Treaty, which essentially would resolve lingering issues between England and the newly established American republic following the American Revolutionary War, was negotiated by John Jay in London; it was leaked to the public through a Philadelphia newspaper. The treaty was wildly unpopular, especially among Republicans, and many decried the concessions made to England. The Federalists, on the other hand, were pleased that the treaty won peace with Britain and guaranteed American trade overseas.⁴⁶

Despite Hamilton's retirement from public service, Washington sent him a letter asking for his evaluation of the treaty. Hamilton replied quickly with a detailed analysis that supported the treaty and its promise of peace. Hamilton, then, fought for the passage of the treaty through the use of his most powerful weapon, his pen. Under the pseudonym "Camillus," Hamilton, with the assistance of Rufus King, wrote twenty-eight articles entitled "The Defence." His efforts were rewarded with the ratification of the Jay Treaty in 1795, and the required money to carry out the treaty was made available by House vote on April 30, 1796.⁴⁷

Washington also asked Hamilton to write a number of his speeches. He wrote Washington's seventh State of the Union message to Congress and was asked to draft the president's farewell address. Combining Washington's notes and a draft that James Madison had written four years prior, Hamilton created a document that warned of the dangers affecting the young country.⁴⁸ Washington's Farewell Address is known as his most famous speech, though it was never spoken aloud by the president, but published in letter form in a Philadelphia newspaper. It is still considered one of the most eloquent and influential addresses from a president to the American people. Alexander Hamilton significantly shaped this document.

In 1798, President John Adams appointed George Washington commander in chief of the US Army in anticipation of war with France, known as the Quasi-War.⁴⁹ At Washington's insistence, Adams made Hamilton second in command and awarded him the rank of major general. Together, Hamilton and Washington began building up the new republic's military forces. Hamilton was successful in establishing a permanent navy for the United States despite reluctance from Congress and the War Department.⁵⁰ When Napoleon dissolved the French Directory (a five-member council that ruled France and the last revolutionary government) essentially ending the French Revolution, fears of war with France dissipated. Congress gave Adams the power to disband

⁴³ Ibid., 120.

⁴⁴ Randall, *Hamilton: A Life*, 419.

⁴⁵ Staloff, *Politics of Enlightenment*, 45.

⁴⁶ Chernow, *Hamilton*, 486.

⁴⁷ Ibid., 499.

⁴⁸ Brookhiser, *Hamilton, American*, 127-128.

⁴⁹ The Quasi-War was an undeclared naval war between the United States and France, who were allies during the American Revolutionary War. The 1794 Jay Treaty with Great Britain was the first of several unpopular diplomatic decisions by the Americans, among the French. The XYZ Affair, a diplomatic incident involving three American envoys enlisted by President John Adams to reestablish friendly relations between the French and the Americans, resulted in the Quasi-War after failed negotiations between the two countries. For more information on the XYZ Affair and the Quasi-War with France, see Department of State, Office of the Historian, *Milestones: 1784-1800*, "The XYZ Affair and the Quasi-War with France, 1798-1800," accessed July 14, 2016, <https://history.state.gov/milestones/1784-1800/xyz>.

⁵⁰ Randall, *Hamilton: A Life*, 421.

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most of the new army in May 1800 and peace with France was signed on September 30, 1800, thus ending the Quasi-War with the French Republic.⁵¹

Hamilton spent his last days in politics helping elect his long-time rival Thomas Jefferson to the presidency in 1800. While enmity between the two men had continued, Hamilton was even more distrustful of Aaron Burr, who had tied Jefferson in electoral votes. Hamilton and Burr knew each other socially, and had even worked together on legal cases, but their friendship soured as their politics pitted them against each other in the New York State elections in May 1800. Because of the Electoral College tie in the presidential election, the Federalist House of Representatives selected the next president. Hamilton made his opposition to Burr clear to Federalist members of the House. On the 35th ballot, several Federalist House members abstained, throwing the election to Jefferson.

Burr later sought to rebuild his political fortunes by running for governor of New York in 1804 against a Republican candidate backed by the powerful Clinton and Livingston families. Frustrated at losing the race despite some Federalist support, Burr, according to a close friend, decided to settle matters with Hamilton, who had supported Burr's opponent in the race.⁵² Burr accused Hamilton of slander and challenged him to a duel.⁵³

Duel with Aaron Burr

Hamilton met Aaron Burr on the morning of July 11, 1804, on a rocky cliff in Weehawken, New Jersey. Two shots rang out simultaneously. Hamilton opposed taking a life in private combat and wasted his shot by firing in the air. Burr, however, hit his mark and shot Hamilton through the liver, mortally wounding him.⁵⁴ Hamilton was transported to the house of his friend William Bayard and died the following day in the presence of his family. New York City declared the day of his funeral, July 14, a day of mourning.⁵⁵ He was buried in Trinity churchyard in lower Manhattan.

Hamilton's New York

Throughout most of the 1780s, the Hamiltons lived in a rented house on Wall Street in New York City. Hamilton moved his family of six to Philadelphia in 1790 when he accepted the post of secretary of the treasury but relocated to Eliza's family estate in Albany following his resignation in 1795. The last half of the 1790s found the Hamilton family back in lower Manhattan renting a series of houses as the family continued to expand. New York was Hamilton's home, and had been since 1774, when he began his studies at King's College. However, his political involvements, the government offices he held, and his law practice kept him constantly traveling, and his family unsettled, particularly through the 1790s. It must have been welcome news to the family, relayed in a letter from Hamilton to Eliza in late 1798, that he had decided to purchase land north of New York City to build a family estate.⁵⁶

At the turn of the nineteenth century the boundaries of New York City were limited to what is known today as Lower Manhattan. The northern boundary of the densely settled city was roughly a west-to-east line following today's Christopher Street, W. Third, and E. Houston. North of that, Manhattan Island was hilly and wooded,

⁵¹ Chernow, *Hamilton*, 602.

⁵² Wood, *Empire of Liberty*, 383.

⁵³ Randall, *Hamilton: A Life*, 422-423.

⁵⁴ *Ibid.*, 424.

⁵⁵ Brookhiser, *Hamilton, American*, 214.

⁵⁶ Alexander Hamilton to Eliza Hamilton, November 19, 1798, Alexander Hamilton Papers, Founders Online, National Archives and Records Administration, <http://www.founders.archives.gov> (hereafter cited as AHP); Allan McLane Hamilton, *The Intimate Life of Alexander Hamilton* (New York: Charles Scribner's Sons, 1911), 43-44, 206-207; Public Broadcasting System, "Timeline: Alexander Hamilton Chronology," <https://www.pbs.org/wgbh/americanexperience/features/alexander-hamilton-chronology/>.

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cut with rivers, streams, and marshes. While rural and undeveloped, it was not uninhabited; the island north of New York City was dotted with small agricultural towns, farmsteads, and country estates.⁵⁷

While New York City was no longer the capital of the new republic, as it had been a decade earlier, it was considered the country's center of finance, commerce, and industry. Having recovered slowly from the devastation of a long British occupation during the Revolutionary War, New York City, and the island in general, had largely recovered and was moving forward by the late 1780s. Its population had doubled in the decade since the capital moved to Philadelphia—in 1800, just over 60,000 people lived in New York City. On Manhattan Island, aristocratic families, large landowners, attorneys, doctors, and rich merchants lived in sharp contrast to artisans, tradespeople, shopkeepers, and the very poor. A well-established social scene kept the social and political elite traveling between well-appointed city houses and country estates along the Hudson River, while the middle and lower classes stayed in the city all year round.⁵⁸

Within this complex socio-economic scenario, all residents of New York City shared one thing in common - living with the city's terrible sanitation problem. Waves of yellow fever and other contagions swept through the city on a regular basis, concentrating first in localized areas of acute poverty and spreading throughout the city. Yellow fever, in particular, could kill thousands of people in just one season. In the late 1790s, it was "de rigueur" for people in Alexander Hamilton's social class to own a country house where one could wait out the summer and autumn pestilence in a healthy, bucolic environment. In fact, the Hamilton family had rented a house in Harlem Heights, along with Eliza's sister Angelica and her husband, John Church, during the summer and fall of 1798.⁵⁹ After spending several months in the countryside, the notion finally crystalized for Hamilton to establish his own country estate in upper Manhattan; the resulting project was the Grange.

General Hamilton's Country House

Hamilton acquired the Harlem Heights property in three separate parcels over a period of two and a half years. He purchased the first two parcels within one month of each other from two different sellers, beginning in August 1800. The first roughly fifteen acres, including those on which the Grange was eventually constructed, were sold to Hamilton by Jacob and Hannah Schieffelin. It was an elevated piece of land located just east of the Bloomingdale Road (today's Broadway/Hamilton Place—generally). Schieffelin also owned the land running west from Bloomingdale Road to the Hudson River. Hamilton was unsuccessful in acquiring that land as well. However, he did immediately add three contiguous acres to the property with a purchase from his neighbors to the north, Mary and Samuel Bradhurst. A second transaction with the Bradhursts in January 1803 left Hamilton with another fourteen contiguous acres, essentially filling the triangle formed by Bloomingdale Road, Kingsbridge Road (today's St. Nicholas Avenue—generally), and the south boundary of his original parcel, today's 141st Street. It was a good location—the land was wooded, with two streams, a pond, and sweeping vistas that included the Hudson River to the west and the Harlem River to the east. It came with several usable outbuildings and was located right on Bloomingdale Road, which would provide the Hamiltons with good transportation by stagecoach or carriage to New York to the south and Albany to the north.⁶⁰

⁵⁷ Since the 1760s, the New York City elite had been taking advantage of the upper island's topography, situating country estates on the ridges and hills around Harlem Heights and northward; William Bridges, *Map of the City of New York and Island of Manhattan with Explanatory Remarks and References* (New York: William Bridges, 1811), <https://newcatalog.library.cornell.edu/catalog/3207413>.

⁵⁸ Theodore Roosevelt, "The Federalist City, 1783-1800" and "The Beginning of Democratic Rule, 1801-1821," in *New York: A Sketch of the City's Social, Political, and Commercial Progress from the First Dutch Settlement to Recent Times* (New York: Charles Scribner's Sons, 1906), <http://www.bartelby.com/br/171.html>.

⁵⁹ *Ibid.*, Alexander Hamilton's cash books reproduced in Hamilton, *Intimate Life*, 236.

⁶⁰ Mongin and Whidden, "HSR", 8, 28, 34; At the end of Mongin's second chapter, "Original Site Selection," he includes a plat map from the early 1800s showing the location of Hamilton's property as it related to his neighbors.

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While two years passed between Hamilton's letter to Eliza announcing his intentions to build a country estate and the actual purchase of land, it appears that the planning for the project commenced as soon as the letter was posted. Correspondence dating from late 1798 between Hamilton and his father-in-law, General Philip Schuyler, reveal that specifications for structural members and materials were already being discussed. By the time Hamilton purchased the land in the late summer of 1800, New York architect John McComb Jr. had formal plans for the house well underway. McComb was also busy supervising repair work and alterations to an existing farmhouse on Hamilton's property, which the Hamilton family used as their summer house while the Grange was under construction.⁶¹

Hamilton knew McComb from his days at the treasury, when he contracted the architect to design a lighthouse at Cape Henry, Virginia, in 1791, the first construction project funded by the US government. McComb was a young man in his late twenties, with only one known independent project, when he received the treasury commission. In the ten years since, McComb had emerged as New York's "most distinguished builder of the period" and was well known in Hamilton's circle of Federalist colleagues, having designed houses for at least two of them, James B. Watson and Archibald Gracie. McComb had just completed the Gracie Mansion job when Hamilton engaged him to design the Grange. Ezra Weeks, a prominent house builder and frequent collaborator of McComb, later joined the project as the builder.⁶²

McComb was more of a "carpenter-architect" than a trained designer. He came of age in the English stylistic tradition, learning from contemporary architectural pattern books by English builders and architects such as William Pain, Robert Adam, John Crunden, and James Paine. While McComb did not create anything highly inventive in the Grange, he shaped direct influences, his client's desires, and his own sensibilities into a refined design with distinctive spaces, fine proportions, and elegant detailing. He laid a contemporary Federal-style aesthetic over traditional bones, binding the house to its owner with an expression of both modesty and affluence.⁶³ While the bulk of the design work was left to McComb, all surviving correspondence indicates that Hamilton contributed very specific ideas, from the brick-filled exterior walls to the type of stone for the parlor mantels to the actual design of the fireplaces. This level of involvement leaves little doubt about how much the Grange meant to Hamilton.⁶⁴

Correspondence between Hamilton and Philip Schuyler and between Hamilton and McComb reveal that Hamilton was consistently involved in planning the house and grounds at a very detailed level throughout the design and construction process. Schuyler had a close relationship with his daughter Eliza and was exceedingly fond of Hamilton. Schuyler shared with Hamilton his specific ideas about materials, structural details, outbuildings, and grounds layout, most of which were ultimately adopted by Hamilton and his architect. Schuyler's sensibilities were undoubtedly influenced by his own estate in Albany, The Pastures. It is reasonable

⁶¹ Philip Schuyler was more than simply a father-in-law to Hamilton. He was a political ally and military cohort. General Schuyler served in the Continental Congress, attained the rank of major general during the Revolutionary War, helped Hamilton achieve New York's ratification of the Constitution, and served as a US Senator twice in the 1790s; Hamilton did not refer to his house as the "Grange" until after it was completed. We are using it prematurely in this narrative simply for ease of reference; Philip Schuyler to Alexander Hamilton, July 17, 1800, AHP.

⁶² McComb's first independent project was the 1790 Government House in NYC (demolished), proposed as the president's house when it was assumed the capital would remain in New York; Mongin and Whidden, "HSR", 19; David P. Handlin, "New England Architects in New York, 1820-40," *American Quarterly* 19, no. 4 (1967), 685; The 1791 Old Cape Henry Lighthouse is extant and is a designated National Historic Landmark. Gracie Mansion is extant and listed in the National Register of Historic Places.

⁶³ Philip Schuyler to Alexander Hamilton, August 25, 1800, AHP; Bill from John McComb Jr. to Alexander Hamilton, October 25, 1800, AHP; Mongin, "HSR", 19-22; Handlin, "New England Architects," 685-86.

⁶⁴ While inspector general under President Adams, Hamilton encountered the innovative fireplace designs of the British inventor Benjamin Thompson, or Count Rumford, as he was known. Hamilton had been so impressed by Rumford's ideas that during the Quasi-War with France he recommended to the secretary of war that Rumford's instructions be followed in all the garrison quarters. According to Alfred Mongin, who wrote the HSR for Hamilton Grange in 1980, the theories and principles of Rumford "appear to have been studied and adapted for use in the Grange fireplaces and in construction of the 'stewholes,' a form of early kitchen cookstove." Mongin, "HSR", 33; Hamilton, *Intimate Life*, 342-43; Hamilton's newspaper survives today as the *New York Post*.

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to suggest, too, that The Pastures colored the expectations of Eliza Hamilton, who was raised there in an aristocratic lifestyle and may have had similar aspirations for her life at the Grange.⁶⁵

There is speculation that two houses in particular influenced the design of the Grange: Mount Morris, the Roger Morris house in Harlem, and The Pastures, the Schuyler estate in Albany. Both houses were built in the 1760s, and while both were Georgian in architecture as opposed to the Federal style that was applied to the Grange, they both possess certain characteristics that are also present in the Grange. Hamilton would have been intimately familiar with both houses: Mount Morris was just north of the Grange property on Kingsbridge Road, the road to Albany traveled frequently by the Hamiltons on their journeys between New York City and the Schuyler property.⁶⁶

The Federalist Farmer

The Hamiltons kept a summer house on the Grange property during the development of the estate. In the winter, they lived in Lower Manhattan at 58 Partition (now Fulton Street), then later at 26 Broadway.⁶⁷ Hamilton's law office was in New York City and he traveled almost continuously between New York and Albany for his professional engagements. He traveled by sloop or mail stage, generating on these journeys a prodigious amount of correspondence to his wife regarding the development of the Grange grounds. During 1801 he wrote frequent letters giving direction, offering reminders, and leaving instructions for Eliza, who, along with their eldest son Philip, took on the vast majority of the tactical management of the project. Hamilton took an extraordinary interest in the landscape planning, from the placement of ditches, walks, and fences to the specific flowers he wanted in the garden. He sent away for seeds and plantings and coaxed cuttings, bulbs, and advice out of several friends and colleagues who shared the same interest in the science of gardening.⁶⁸ The following example is typical of Hamilton's enumerated directions, some even included diagrams with detailed references to specific plants. This note refers to the circular flower garden in front of the house:

3. If it can be done in time I should be glad if space could be prepared in the center of the flower garden for planting a few tulips, lilies, hyacinths, and [missing]. The space should be a circle of which the diameter is Eighteen feet: and there should be nine of each sort of flowers; but the gardener will do well to consult as to the season. They may be arranged thus: Wild roses around the outside of the flower garden with laurel at foot. If practicable in time I should be glad some laurel should be planted along the edge of the shrubbery and round the clump of trees near the house; also sweet briars and [illegible]. A few dogwood trees not large, scattered along the margin of the grove would be very pleasant, but the fruit trees there must be first removed and advanced in front. These labours, however, must not interfere with the hot bed.⁶⁹

Along with an existing farmhouse, the Grange property came with several outbuildings and Hamilton may have added more. A map from 1819 shows a milk house, root house, ice house, hen house, barn, and shed. The actual scope of this 32-acre "gentleman's farm" is unclear; for example, we don't know how many animals the Hamiltons may have kept. We know Hamilton owned horses, which he hitched to a two-wheeled cart for his

⁶⁵ Schuyler gifted all of the lumber and carved timber used in the house. Hamilton, *Intimate Life*, 339.

⁶⁶ The octagonal rooms and the main staircase at the Grange may have found their inspiration from Mount Morris and the gracious, airy spaces of the Schuyler estate may have inspired the same characteristic in the Grange. Mongin, "HSR", 31-32; Both Mount Morris and The Pastures are extant, and both are listed as National Historic Landmarks. Mount Morris is known today as the Morris-Jumel House.

⁶⁷ Raymond H. Torrey, "Hamilton Grange," *Scenic & Historic America*, 3, no. 3 (April 1934): 6-8. According to Torrey, the Hamiltons maintained a house in the city where they stayed during the depth of the winters, even after the Grange was completed, because the house was expensive to heat.

⁶⁸ Hamilton, *Intimate Life*, 206-207; Alexander Hamilton to Philip Schuyler, March 22, 1801, AHP; Hamilton, *Intimate Life*, 351; Alexander Hamilton to Eliza Hamilton, January 18, 1801, AHP; Alexander Hamilton to Eliza Hamilton, May 10, 1801, February 1801(?), October 16, 1801 or 1802, AHP.

⁶⁹ Hamilton, *Intimate Life*, 348.

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commute between Lower Manhattan and the Grange. In Hamilton's letters there are passing references to pigeons, which they evidently owned, and cattle, which they may or may not have owned. Nevertheless, it is clear that the Hamiltons made good use of the outbuildings on the property, kept them in good repair, and even improved them.⁷⁰

Home at the Grange

The development at the Grange continued to serve as a beacon of comfort and focus for the Hamiltons after their eldest child Philip was killed in a duel in late 1801, shortly after ground was broken for the house. The family was shattered, particularly the eldest daughter, Angelica, who was very close to her brother. After a very dark winter, at some point between April and July of 1802, the Hamiltons, with their seven children ranging in age from two months to eighteen years, moved in to the first house they had ever owned. The Hamiltons christened the house the "Grange" after Hamilton's paternal great-grandfather's estate in Scotland. Surviving correspondence suggests that moving into the house provided a fresh start for the family as the frequency of letters among the family, and between Hamilton and his business colleagues, increased and assumed a more positive tone.⁷¹

After moving in, Alexander and Eliza continued to furnish the house and develop the property. According to Hamilton's cash books, he began purchasing furniture and carpeting, presumably for the Grange, in 1800, continuing through 1803. He patronized the best New York cabinetmakers of the time, ensuring that the Grange would be fashionably, but not ostentatiously, decorated. Hamilton continued to experiment with landscape elements. Just east of the front porch of the house Hamilton planted thirteen liquidambar trees in a group to commemorate the thirteen original states.⁷²

Hamilton commuted to the Grange from his office in Lower Manhattan as often as he could. His Federalist colleague, lawyer and politician Rufus King, wrote this about Hamilton in November 1803:

Hamilton is at the head of his profession and in the annual receipt of a handsome income. He lives wholly at this house 9 miles from town, so that on an average he must spend 3 hours a day on the road going and returning between his house and town, which he performs 4-5 days each week. I don't perceive that he meddles or feels much concerning politics. He has formed very decided opinions of our system as well as of our administration and, as the one and the other has the voice of the country, he has nothing to do but to prophesy!⁷³

While Hamilton was, indeed, at the "head of his profession"—he was by this time among the most, if not the most, prominent attorney at the New York Bar—he was unable to avoid "meddling" in politics for long. He spent much of late 1803 and early 1804 fighting with Jefferson over freedom of the press, keeping abreast of secession rumors among the Federalist party, and trying to keep Aaron Burr from becoming New York's next governor. In addition, he had lofty intellectual pursuits in mind, planning a "magnum opus on the science of government" that would surpass *The Federalist Papers*, which had just been published in book form in 1802.

⁷⁰ Map in American Scenic and Historic Preservation Society, *Annual Report of the American Scenic and Historic Preservation Society to the Legislature of the State of New York* 17 (Albany, NY: Society, March 1912), 663; Mongin, "HSR", 47; AH to EH, October 4, 1801, AHP; Hamilton's residence at the Grange predates the first agricultural census of 1840.

⁷¹ Hamilton, *Intimate Life*, 210. The final Hamilton child was born on June 2, 1802. A son, Alexander and Eliza named him Philip in honor of the eldest son they lost just eight months prior; Mongin, "HSR", 42; AH to Louis Andre Pichon, August 6, 1802, AH Papers; Hamilton's paternal grandfather, Alexander Hamilton, was Laird of Grange in the town of Stevenston, Ayrshire County, Scotland. "Grange" was the name of his estate; probate court transaction on estate of Rachel Lavien, February 19, 1768, AH Papers.

⁷² Katherine B. Menz, "Historic Furnishings Report: Hamilton Grange National Monument, New York, New York" (Harpers Ferry, WV: National Park Service, 1986), 12; Hamilton, *Intimate Life*, 338; Presumably, the native *Liquidamber styraciflua* (American Sweetgum); Both the circular flower garden and the grove of trees survived until the house was moved in 1889.

⁷³ Chernow, *Hamilton*, 665.

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We know from Hamilton's correspondence that he worked a lot from the Grange. Historian Ron Chernow describes Hamilton's home study and library at the Grange: "...he commandeered for his study a tiny room to the right of the entryway and fitted it out with a beautiful roll-top desk that he called "my secretary at home." This compulsive bibliophile packed the Grange with up to one-thousand volumes."⁷⁴

The Hamiltons entertained at the Grange in a manner befitting their aristocratic social standing. They continued to maintain the house in New York City at 26 Broadway but spent most of their time at the Grange. Eliza's family members were frequent visitors, and the gracious country house was filled with children and teenagers much of the time. Visitors included friends and colleagues such as Rufus King, Gouverneur Morris, the painter John Trumbull, Robert Troup, James Kent, and many other prominent Federalists of the time. The Hamiltons also played host to Jerome Bonaparte, the youngest brother of Napoleon, at the Grange with an elegant dinner party after his marriage to an American woman, Elizabeth Patterson.⁷⁵

Conclusion

At the end of his life in 1804, Alexander Hamilton had only enjoyed two years at the place that had preoccupied his imagination and his heart for so many years. The Grange had also absorbed a significant portion of his finances. He left Eliza with crushing debts, and it took a dramatic administrative intervention and much legal wrangling by his best friends to ensure that she would not lose the Grange after Hamilton's death. The Hamilton family continued to use the Grange at least part of every year until Eliza finally sold it in 1833.

Despite the property's short temporal association with Hamilton, it is an intimate association, and one that no other building shares. Hamilton and his family lived in many places during the course of his transcendent career, both in New York City and Philadelphia, and he had an office in lower Manhattan as well. It is widely accepted that none of those buildings exist today. Buildings that played an important role in Hamilton's life, such as the Morris-Jumel House and the Schuyler Mansion, both in New York, still stand today, but neither have the close association with Alexander Hamilton that the Grange does. Because Hamilton actually owned the Grange and had a very personal hand in its design and appearance, and because he clearly considered the place his "home," the Grange stands alone as a reflection of Hamilton's personal values, intellectual pursuits, and professional interests. For those reasons, the Hamilton Grange remains eligible as a National Historic Landmark under Criterion 2 and Exception 2 for its association with Alexander Hamilton, a person of transcendent importance in the nation's history.

⁷⁴ Ibid., 642

⁷⁵ Ibid., 693.

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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. NR# 66000097, December 19, 1960; Boundary Update Approved October 16, 2012
- Recorded by Historic American Buildings Survey: # NY, 31-NEYO, 170-
- Recorded by Historic American Engineering Record: #

Primary Location of Additional Data:

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other (Specify Repository):

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10. GEOGRAPHICAL DATA

Acreage of Property: 0.93 acre

UTM References:	Zone	Easting	Northing
	18	588773	4519461

Verbal Boundary Description: The boundary is indicated by the dash-dot line on the Hamilton Grange National Memorial Site Plan Diagram.

Boundary Justification: Hamilton Grange was moved to its current site in 2008 within St. Nicholas Park, owned by the City of New York and managed by the Department of Parks and Recreation. The boundary was determined as part of the permanent easement granted by the City of New York to the National Park Service.

Hamilton Grange was originally constructed on a rural, wooded 32-acre parcel on the spine of Manhattan Island with views of the Hudson and Harlem Rivers. The 1889 move to Convent Avenue stripped all sense of setting and context from the house, which was subsequently reinforced by the surrounding development and infill construction. The new site within St. Nicholas Park, with its open space and sloping grade, offers more of a sense of the original setting than the Convent Avenue location. Even after the second move, Hamilton Grange continues to remain within the original boundary of the 32-acre Hamilton property. The move to St. Nicholas Park enabled the National Park Service to fulfill its commitment to rehabilitate Hamilton Grange and reopen the house to visitors as an interpretive site.

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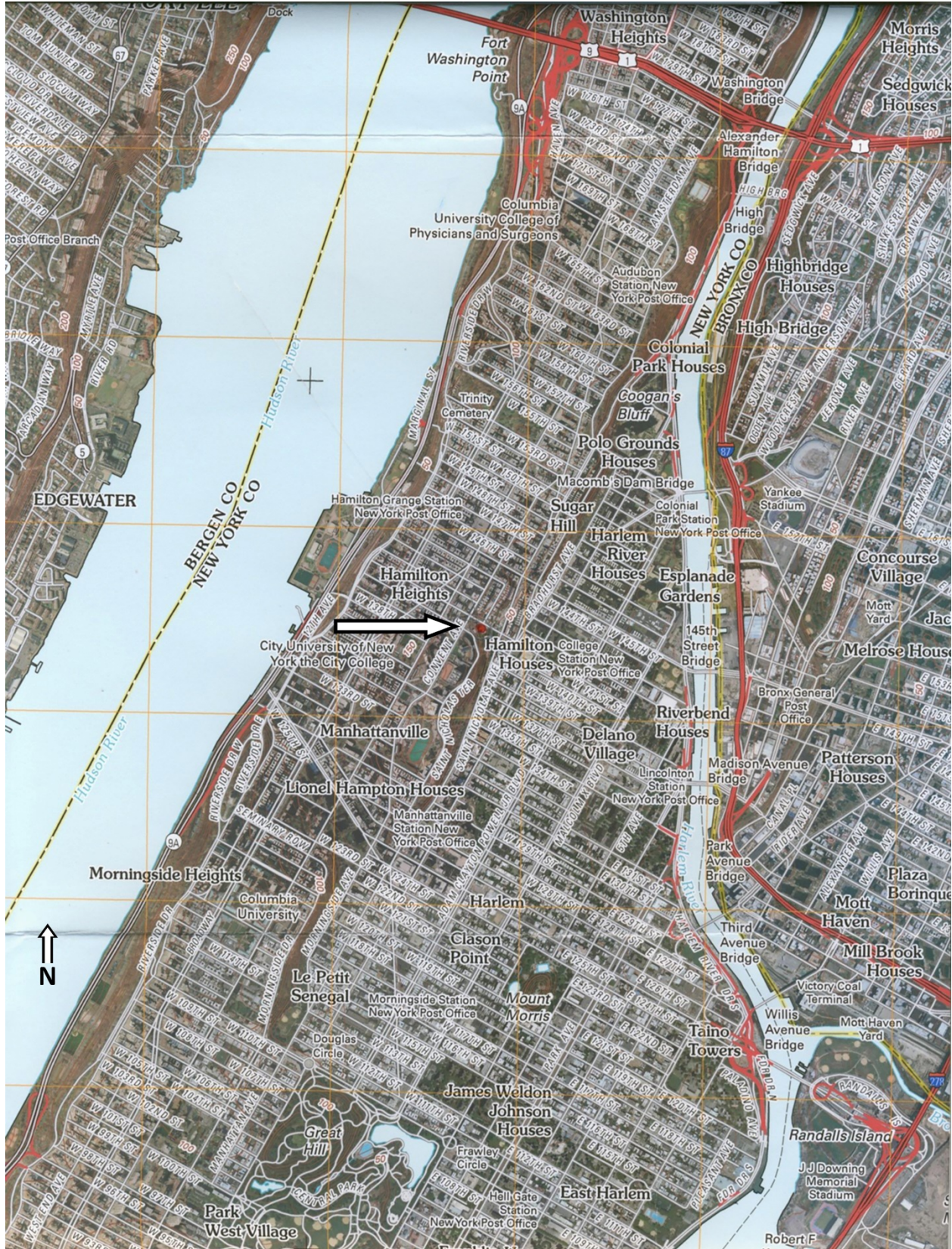
Telephone: (202) 354-2216 and (202) 354-2253

NATIONAL HISTORIC LANDMARKS PROGRAM

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UTM References: **Zone** **Easting** **Northing**
 18 588773 4519461
 Central Park Quad New York, New York
 Datum: NAD88

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North façade from 141st street, camera facing southwest (above).
South elevation (left) and east elevation (right), camera facing northwest (below).
Caridad de la Vega, photographer, July 22, 2016



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Detail of triple-hung window and shutters on east elevation, camera facing west.
Caridad de la Vega, photographer, July 22, 2016

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South elevation, camera facing north.
Caridad de la Vega, photographer, July 22, 2016

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West elevation, camera facing east.
Caridad de la Vega, photographer, July 22, 2016

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Exhibit Hall, ground floor, camera facing south (above).
Entry Hall, camera facing south (below).
Caridad de la Vega, photographer, July 22, 2016



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Entry Hall with portrait of Alexander Hamilton, camera facing east.
Caridad de la Vega, photographer, July 22, 2016

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Library, camera facing northwest (above).
Dining room, camera facing west (below).
Caridad de la Vega, photographer, July 22, 2016



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Dining room, camera facing northwest (above).
Parlor with reproduction portrait of George Washington, camera facing southeast (below).
Caridad de la Vega, photographer, July 22, 2016



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First-floor, rear hall, camera facing west.
Caridad de la Vega, photographer, July 22, 2016

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Stairs, camera facing southwest.
Caridad de la Vega, photographer, July 22, 2016

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Second-story hall, camera facing south.
Caridad de la Vega, photographer, July 22, 2016

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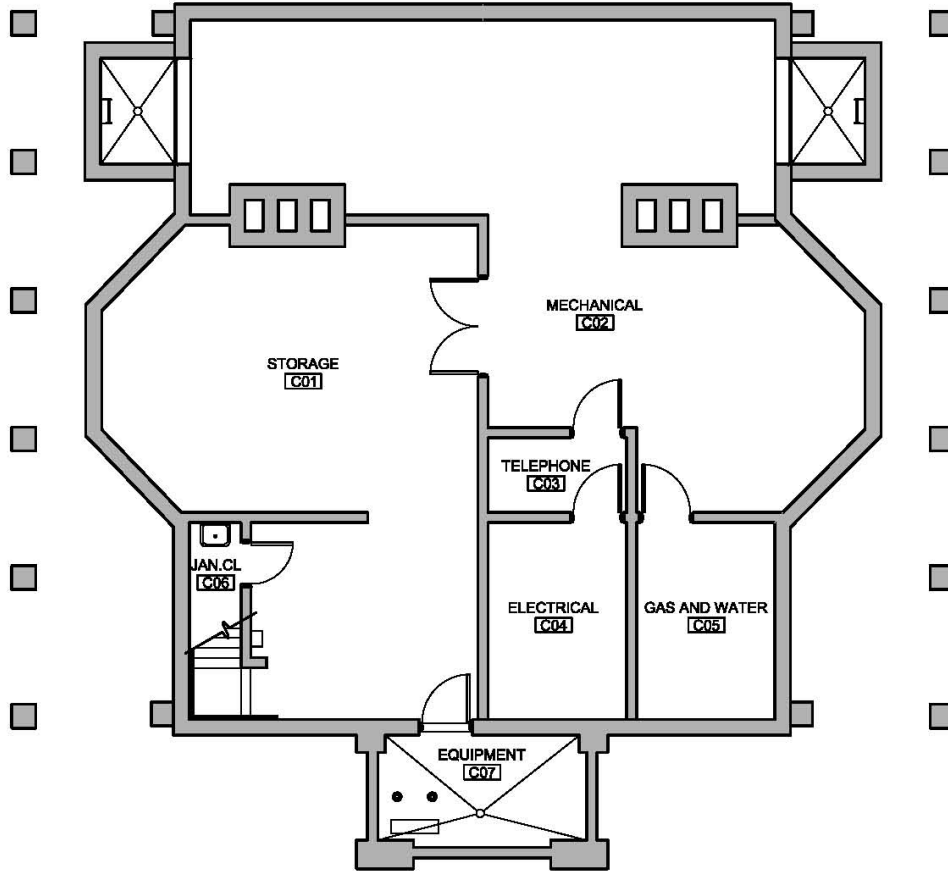


Upstairs room (204), camera facing south.
Caridad de la Vega, photographer, July 22, 2016

HAMILTON GRANGE

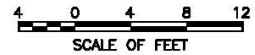
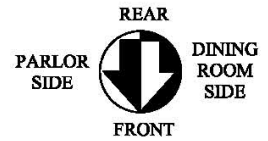
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HAMILTON GRANGE NATIONAL MEMORIAL
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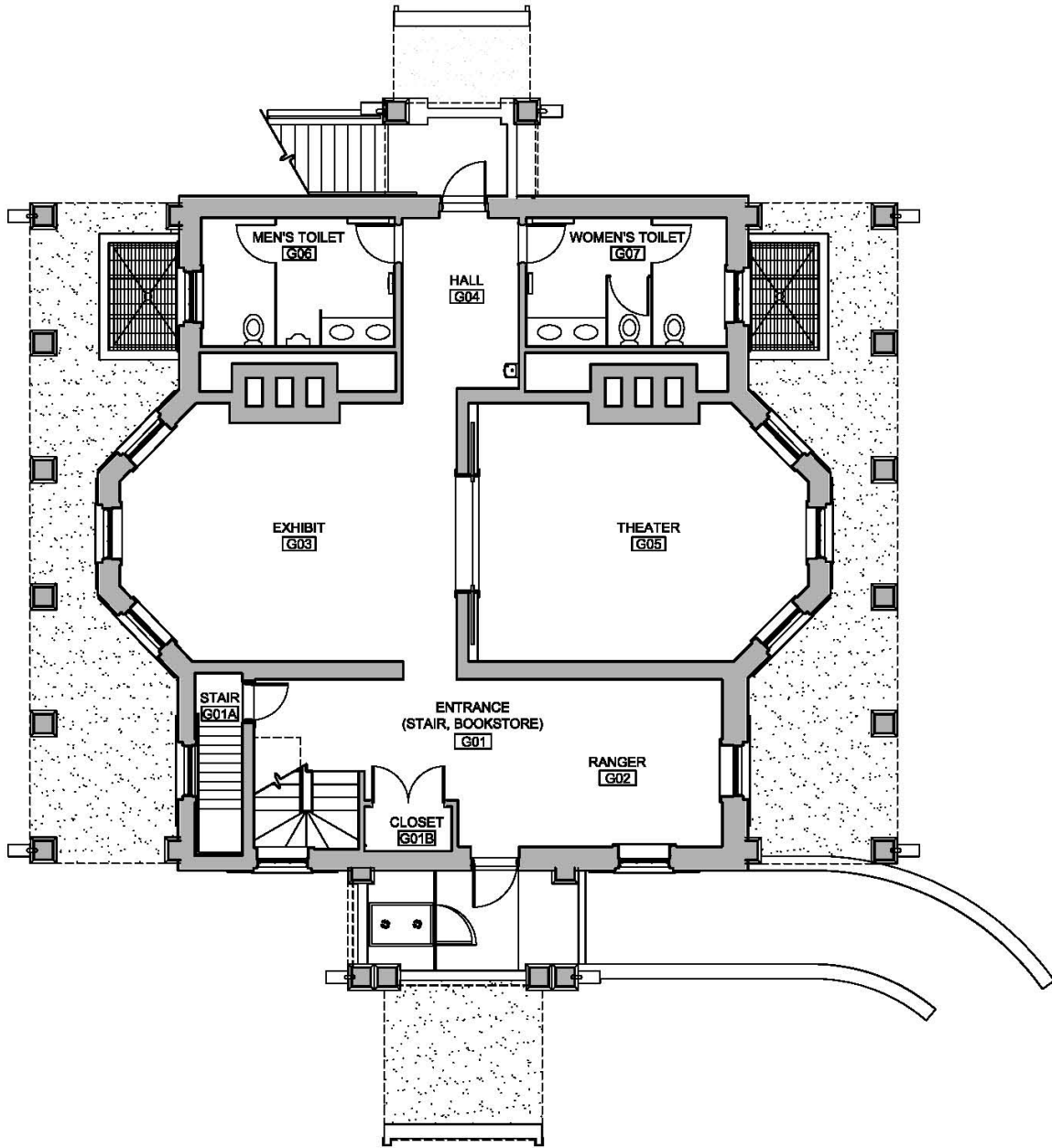
CELLAR PLAN



HAMILTON GRANGE

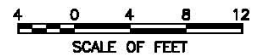
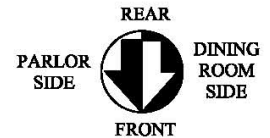
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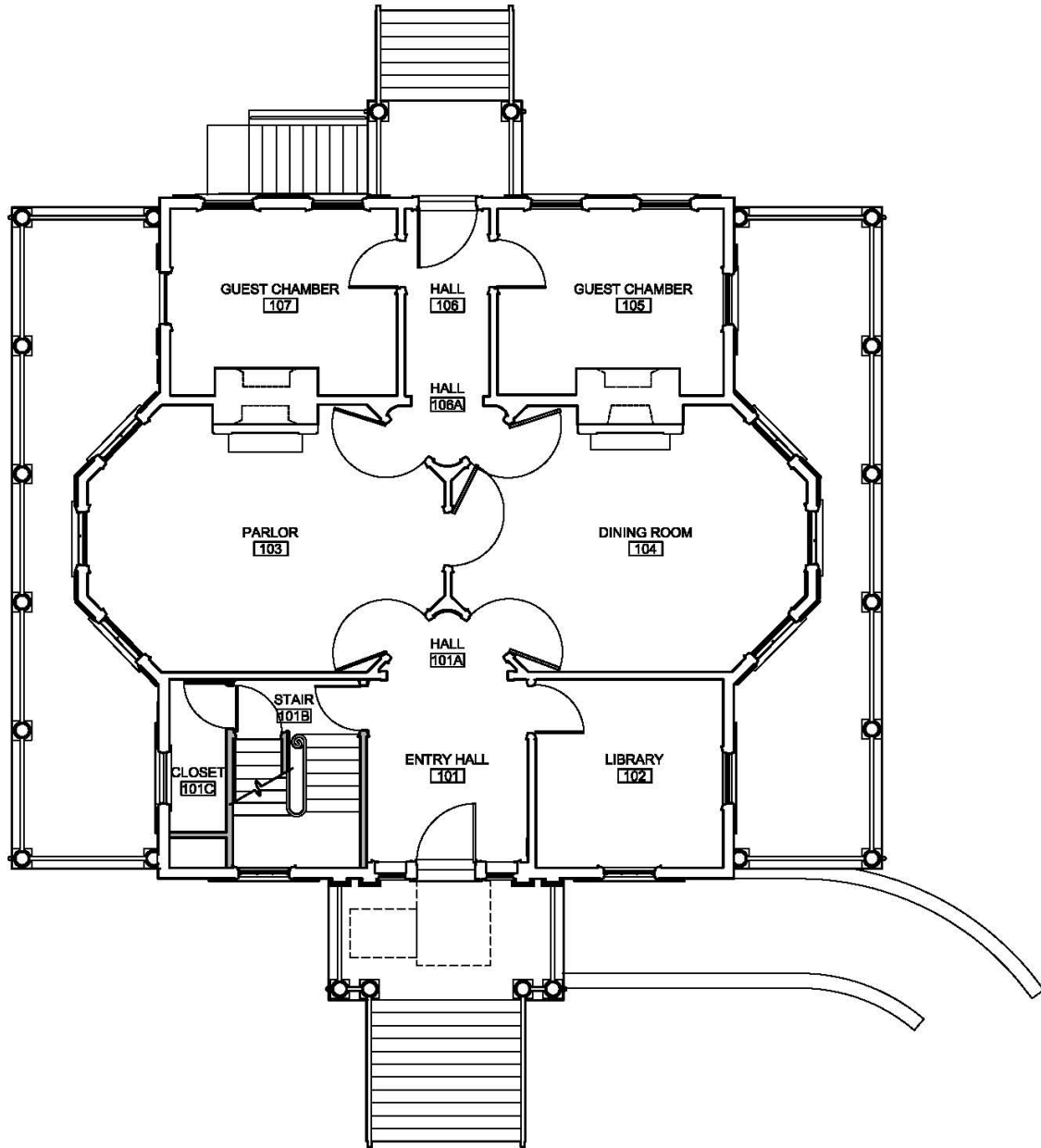
GROUND FLOOR PLAN



HAMILTON GRANGE

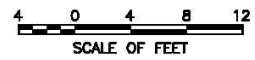
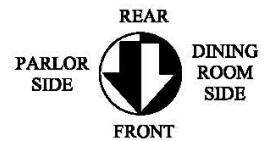
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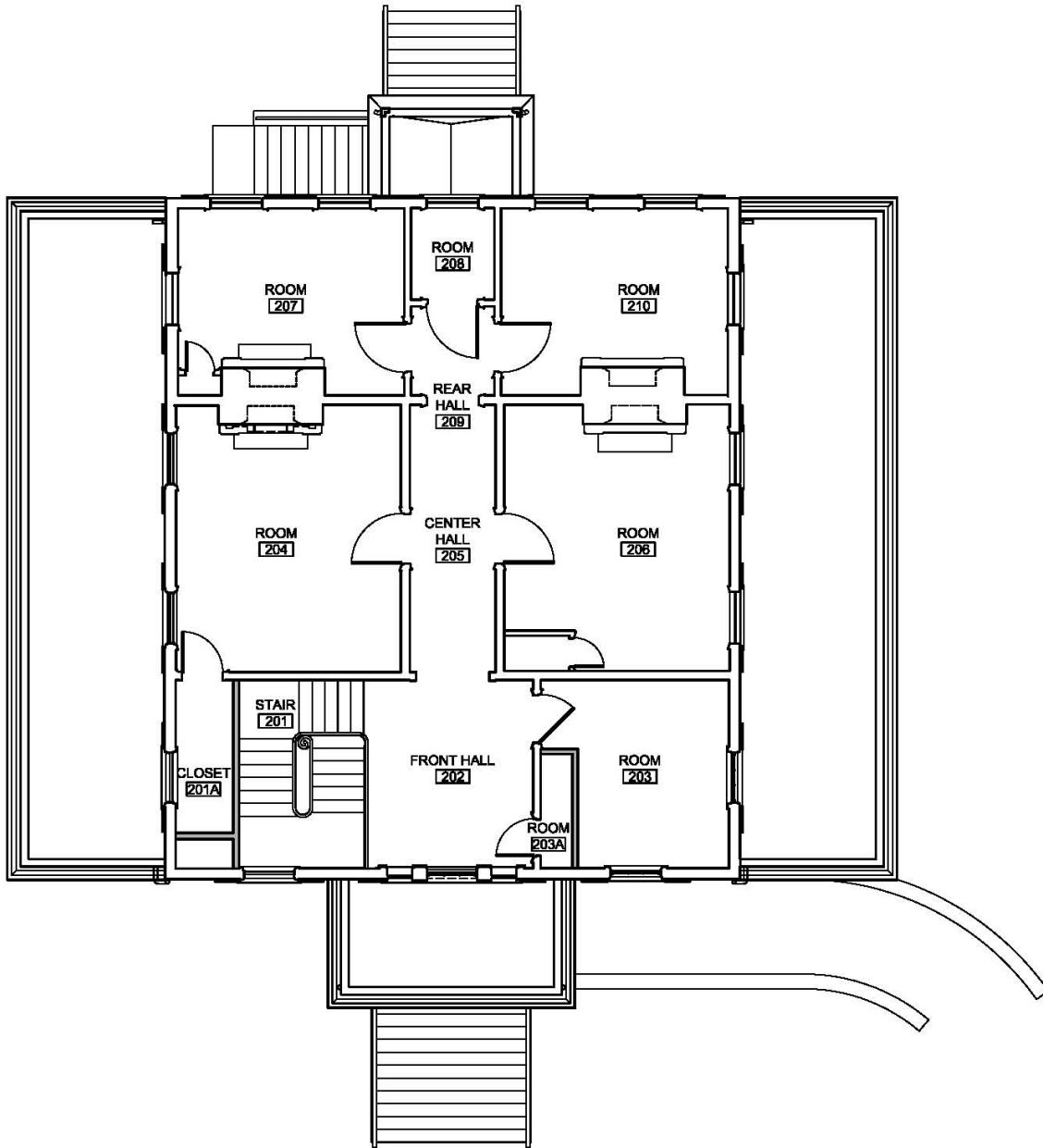
FIRST FLOOR PLAN



HAMILTON GRANGE

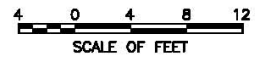
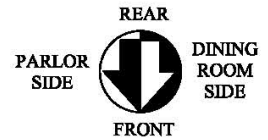
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SECOND FLOOR PLAN

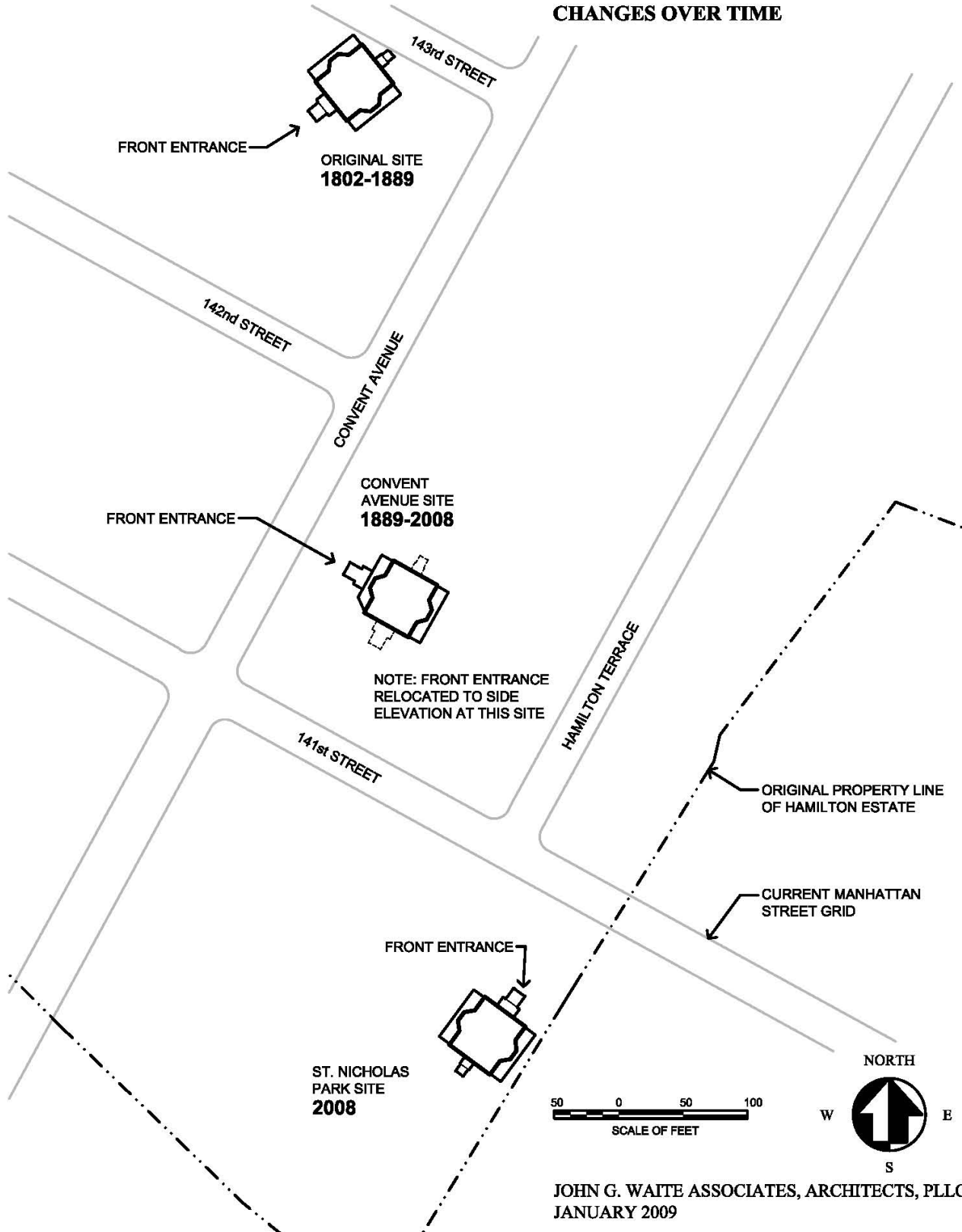


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HAMILTON GRANGE NATIONAL MEMORIAL BUILDING ORIENTATION CHANGES OVER TIME



JOHN G. WAITE ASSOCIATES, ARCHITECTS, PLLC
JANUARY 2009

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