<table>
<thead>
<tr>
<th>HISTORIC RESOURCES</th>
<th>BUILDING AND STRUCTURES</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>GENERAL INFORMATION</strong></td>
<td></td>
</tr>
<tr>
<td>Building Name (Common)</td>
<td>Bunnell Farm</td>
</tr>
<tr>
<td>Building Name (Historic)</td>
<td>Wright, Leah Bissell, Farmstead</td>
</tr>
<tr>
<td>Street Address or Location</td>
<td>498 Maple Street</td>
</tr>
<tr>
<td>Town/City</td>
<td>Litchfield</td>
</tr>
<tr>
<td>Owner(s)</td>
<td>Harold &amp; Frances Bunnell, 498 Maple Street, Litchfield CT 06759</td>
</tr>
<tr>
<td><strong>PROPERTY INFORMATION</strong></td>
<td></td>
</tr>
<tr>
<td>Present Use: Agriculture/Subsistence: agricultural outbuilding; Domestic: single dwelling</td>
<td></td>
</tr>
<tr>
<td>Historic Use: Agriculture/Subsistence: agricultural outbuilding; Domestic: single dwelling</td>
<td></td>
</tr>
<tr>
<td>Accessibility to public: Exterior visible from public road?</td>
<td>Yes</td>
</tr>
<tr>
<td>Interior accessible?</td>
<td>Yes</td>
</tr>
<tr>
<td>If yes, explain</td>
<td></td>
</tr>
<tr>
<td>Style of building</td>
<td>Extended English barn, Vernacular style</td>
</tr>
<tr>
<td>Material(s) (Indicate use or location when appropriate):</td>
<td></td>
</tr>
<tr>
<td>☑ Clapboard</td>
<td>☐ Asbestos Siding</td>
</tr>
<tr>
<td>☐ Fieldstone</td>
<td>☐ Board &amp; Batten</td>
</tr>
<tr>
<td>☑ Concrete (Type block masonry)</td>
<td>☑ Cut Stone (Type granite)</td>
</tr>
<tr>
<td>Structural System</td>
<td></td>
</tr>
<tr>
<td>☑ Wood Frame</td>
<td>☑ Post &amp; Beam</td>
</tr>
<tr>
<td>☐ Other</td>
<td></td>
</tr>
<tr>
<td>Roof (Type)</td>
<td></td>
</tr>
<tr>
<td>☑ Gable</td>
<td>☐ Flat</td>
</tr>
<tr>
<td>☐ Gambrel</td>
<td>☐ Shed</td>
</tr>
<tr>
<td>(Material)</td>
<td></td>
</tr>
<tr>
<td>☑ Wood Shingle</td>
<td>☐ Roll Asphalt</td>
</tr>
<tr>
<td>☐ Built up</td>
<td>☐ Tile</td>
</tr>
<tr>
<td>Number of Stories:</td>
<td>1 1/2, B</td>
</tr>
<tr>
<td>Structural Condition:</td>
<td>Excellent</td>
</tr>
<tr>
<td>Exterior Condition:</td>
<td>Excellent</td>
</tr>
<tr>
<td>Location Integrity:</td>
<td>☑ On original site</td>
</tr>
<tr>
<td>Alterations?</td>
<td>Yes</td>
</tr>
<tr>
<td>If yes, explain: Basement added below barn, various additions and demolition</td>
<td></td>
</tr>
<tr>
<td>FOR OFFICE USE:</td>
<td></td>
</tr>
<tr>
<td>Town #</td>
<td>Site #</td>
</tr>
<tr>
<td>District:</td>
<td>☐ S</td>
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</tbody>
</table>
PROPERTY INFORMATION (CONT’D)

Related outbuildings or landscape features:

- Barn  ✔ Shed  ✔ Garage
- Carriage House  ✔ Shop  ✔ Garden
- Other landscape features or buildings: Spring house, stone walls, silos

Surrounding Environment:

- Open land  ✔ Woodland  ✔ Residential  ✔ Commercial  ✔ Industrial  ✔ Rural
- High building density  ✔ Scattered buildings visible from site

• Interrelationship of building and surroundings:

See continuation sheet.

• Other notable features of building or site (Interior and/or Exterior)

See continuation sheet.

Architect ______________________________________  Builder ______________________________________

• Historical or Architectural importance:

See continuation sheet.

• Sources:


See continuation sheet.

Photographer  Charlotte Hitchcock ______________________________ Date 12/11/2012

View  Multiple Views ______________________________ Negative on File CTHP

Name  Charlotte Hitchcock ______________________________ Date 12/16/2012

Organization  Connecticut Trust for Historic Preservation

Address  940 Whitney Avenue, Hamden CT 06517

• Subsequent field evaluations:

Latitude, Longitude:
41.762465, -73.250659

Threats to the building or site:

- None known  ☐ Highways  ☐ Vandalism  ☐ Developers  ☐ Renewal  ☐ Private
- Deterioration  ✔ Zoning  ☐ Other __________________  ☐ Explanation __________________
• Interrelationship of building and surroundings:

The Bunnell Farm is located at the northeast corner of Maple Street and Milton Road in the village of Milton, in the northwest corner of the Town of Litchfield. Two Local and National Register Historic Districts are located in Litchfield as are several other individually-listed sites. The Milton Center Historic District is immediately to the north of this site and includes the village center of Milton with its common, a bridge crossing the Shepaug River, a historic water power site, and approximately 150 surrounding 18th- and 19th-century buildings (the LHD boundary is more inclusive than the NR district). The Borough of Litchfield Historic District, the first historic district established in Connecticut (in 1959) is 3.8 miles to the southeast of the Maple Street site, and focuses on the town green and approximately 475 surrounding structures dating from the 18th century onward. It is a Local and National Historic Landmark district. Other farmstead sites included in the current State Register of Historic Places thematic nomination represent the agricultural areas surrounding the Borough of Litchfield: Kar-Mic Dairy at 68 Prospect Mountain Road in Bantam; two sites formerly making up Toll Gate Farms on Chestnut Hill Road, the Ifland Farmstead at 374 East Litchfield Road and Echo Farm at 43 East Litchfield Road, both in East Litchfield; and the Curtiss-Goodwin Farmstead at 34 Goodwin Hill Road in the village of Northfield.

The c. 1767 Farmhouse is set near the corner, facing west toward Maple Street. It is a 2 ½-story center-chimney Colonial, 33’ x 28’ with its ridge-line oriented north-south and its west eave-side facing the road. The front entry is in the center of the five-bay west façade. The interior features three first-floor fireplaces including the large cooking hearth with its granite hearth slab and brick oven in the original kitchen, east of the chimney mass. A c. 1947 ell, 23’ x 22’, extends eastward and a garage is attached at the east end. A rear porch is attached at the southeast corner of the house. The house is largely clad in vinyl siding, has a granite slab foundation, and asphalt shingle roof.

A hip-roofed 1-story Garage, 18’ x 20’, with a shed-roofed south wing stands to the south of the house. The façade is oriented to the west and has two garage doors. The driveway from Maple Street passes to the north. This structure was the former milk house for Bunnell Farm. It stood close to the house and was moved a few yards south.

The L-shaped Main barn (Barn I) is located a few yards to the east of the house; the main banked block stands on a slight rise that slopes down to the east. A south-facing U-shape is formed by the main block, it southwest wing, and a new gable-roofed barn (Barn II) extending south from the east end of Barn I. Barn II was built on the foundation of an older cow stable barn that was demolished in 2007. A concrete block masonry Milk house with a gable roof stands between the arms of the U.

A poured concrete Silo (I) stands to the north of the main barn; this is a Dahle silo from Wisconsin and was built in the 1950s. A concrete (cinder) block Silo (II) stands to the south of the new Barn II; it was built in the 1960s from curved cinder blocks shipped from a manufacturer in Pennsylvania and constructed by the Bunnells with a local mason. The domed roof is of seamed metal and the concrete is painted red. The upper courses of block exhibit damage from spalling.

A 1 ½-story gable-roofed structure east of Barn II is a former Blacksmith shop/machine shop. This gable-roofed building, 15’ x 20’, stands with its gable ends oriented to the north and south. The south gable end contains the entrance, which is set slightly to the west of center and has a rolling barn door. A concrete block chimney is located on the east wall. The floor slab is poured concrete. This simple farm building originally functioned as a blacksmith’s shop for repairing tools and machinery. It is notable mainly because it was built using the recycled sheathing from the old wood-stave silos; its partial post and beam frame indicates re-use of an older structure.

A horse barn, 15’ x 25’, with a low-slope gable roof is located to the east, connected to a fenced paddock for the farm’s nine draft horses. This simple timber barn structure was used as a heifer barn in the 1960s. The easternmost structure of the barn complex is a small well-house east of the horse barn. It is a simple, functional structure, a half-story tall with a poured concrete floor. The driveway entering on the south side of the Farmhouse passes the barn complex and turns south to Milton Road. Fields open to the east and north. The site frontage along Milton Road is lined with a fieldstone wall.
• Other notable features of building or site (Interior and/or Exterior):

Architectural description:

Inventory of structures (C – contributing, NC – non-contributing):

- **Farmhouse**: c. 1767 C Blacksmith/machine shop mid-20th c. C
- **Barn I – Main barn**: c. 1800-1840 C Horse shed 20 c. C
- **Barn II**: 2007 NC Silo I – Concrete 1950s C
- **Garage (former Milk house)**: c. 1920 C Silo II – Concrete block 1960s C
- **Milk room**: mid-20 c. C Well house 20 c. C

**Barn I – Main barn:**

This barn consists of two sections that form an L-plan: the larger 2-story bank barn to the north (set with gable ends to the east and west), and the 1 ½-story south wing that intersects with the southwest corner of the bank barn, forming an I with its gable end to the south.

**Exterior:**

The main barn is a five-bay extended English barn 27' x 38'. It has an opening centered on the north eave-side wall to provide access to the haymow. On this north eave-side, a projecting roof overhang shelters the central bay with the door opening; the doors are no longer in place. The foundation of the eastern bays is concrete block masonry with a row of five six-pane steel-framed sash lighting the ground floor level. The westernmost bay appears to be an extension of the barn and its foundation is of massive roughly-cut granite blocks. The barn is partially banked by berming up along the north wall for access to the loft level. Much of the north and west sides has been re-sided with plywood siding.

The concrete silo (Silo I) is located close to the northeast corner. The east gable-end shows the flashing line where a 2-story shed addition formerly stood, also wrapping around the silo and attaching to the previous southeast barn (where Barn II is now located). The ground level is exposed on this side. The south eave-side is partially covered by Barn II which abuts it at the eastern portion. The central portion is exposed in the yard formed by the south wing and Barn II. This has at the left (west) some half-height fieldstone foundation wall, then towards the right there is a sliding barn door at grade, and three six-pane stable windows above a concrete block masonry foundation wall. The main level above has vertical board siding and there are two windows in the upper part of the wall. The western bays are covered by the attached south wing.

The gable-roofed south wing, 20' x 38', is at an oblique angle to the main block of the barn, and has its floor at the lower grade level even with the ground level stable and was historically a horse barn. The northern half has a course of exposed fieldstone foundation below the vertical wood siding. Right of center is a sliding pass-through door and above is a hay door. The south gable-end has a wide sliding door whose track extends east beyond the building wall as an outrigger. Above is a hinged hay door and in the attic is a sign “BUNNELL FARM” in white letters on a red ground. The west eave-side has two stable windows evenly spaced. The roof is metal panels, in contrast to the other buildings which have asphalt shingle roofs.

**Interior:**

The framing of the main barn’s haymow level is hand hewn post and beam, appears likely to be scribe rule construction, with rafters rising to half-lapped and pegged joints at the peak; the floor is laid with wooden boards. The upper hay barn is notable for the size of the hewn timbers – one tie-girt is at least 12” – while wide (up to 18”) boards form the rafter sheathing. The tie-girts meet the end posts at or just below the plates and there are no interior posts in the inner girts. The rafters are unsupported common rafters (no queen or king posts) and are exhibiting noticeable deformation. There appear to be two bays east of the doorway, although stored hay made observation difficult. The end bay at the west has differences in framing that suggest it as an addition. The west end wall has a center post and a dropped tie-girt. Its rafters are sawn dimension lumber and its floor is at the lower grade level rather than at the upper loft level.
The lower level is a stanchion barn constructed with concrete block masonry walls, dimensional millwork and a concrete floor. This is a 20th-century modernized interior installed below the older barn. An unusual layout as a dairy stable consisted of three rows of cows facing east-west, with the easternmost rank of stanchions located in a 2-story shed addition to the east of the extant barn. The floor slab is still visible with manure gutter locations marking the layout. This rank and the middle rank of stanchions continued southward into a 1 ½-story ground-level stable barn to the south, now replaced by a new clear-span structure.

The four-bay south wing was built in two stages. The part adjoining the bank barn (approximately 19') and resting on a fieldstone foundation, is the oldest, and is framed with hand-hewn timbers, probably chestnut; the curved, yoke-like girts over the west window and east door are especially notable. Planks more than 12'' wide form the loft floor. The south gable end of the ell stands on a concrete foundation and is built with milled framing members.

• Historical or Architectural importance:

Applicable Connecticut State Register Criteria:

1. Associated with the lives of persons significant in our past (women’s history);
2. Embodying the distinctive characteristics of a type, period, or method of construction.

Bunnell Farm is significant as an intact working farm that has remained in the same family since 1888. The house, farmyard complex, and the 110-acre landscape – encompassing open fields, stone walls, and distant ridge lines to the north and east – constitute an important historical resource in Litchfield. The farmstead derives significance from the continuity of ownership by only two families since the mid-1700s, from its ownership by a woman, Leah Bissell Wright, and by its extant early English barn and 18th-century farmhouse.

Historical background:

The premises were first laid out in a lot division to Lempel Sanford—the Sanfords being among the first proprietors in Litchfield – then passed to Isaac Bissell, Jr., who sold it to his son Benjamin Bissell in 1744. The property was likely inherited by Benjamin’s daughter, Leah Bissell, who married Jonathan Wright (1746-1836), of East Haddam, in 1767. It is believed that this house, long known as “The Wright Place,” was built around the time of their marriage. The substantial size of the house is notable. The Wrights had 8 children before Leah died in 1782. It was she who owned the 65-acre farm, and it passed to her children. In 1792 four of her offspring deeded it to their father, Jonathan, who remained in the house until 1815. (Jonathan Wright married twice more and by 1816 was living on Saw Mill Road).

Upon Jonathan’s death the farm passed to two sons (by Jonathan’s third wife Thankful Landon); these two men were Charles and Samuel Wright. In 1846 Samuel increased the acreage to 100 acres by adding the Birge lot. The 1859 will of Samuel Wright mentions both the house and a barn. By 1888, when the farm was sold from the Wright family to Dwight H. Bunnell, it comprised 136 acres. Dwight and Estella Hard Bunnell were the progenitors of the long line of Bunnells who have owned the farm ever since. Dwight Bunnell had come to Litchfield from Pennsylvania around 1860. He first owned a farm (the Aurell Place) in Bantam. Dwight Bunnell was married to Estella Hard, reportedly the first couple to be wed in the Milton Congregational parsonage. The next Bunnell to farm the old Wright Place was Dwight’s son George Kirby Bunnell, who was married to Sarah McKeeman of Bantam. Around that time the house was converted for two families; George and Sarah lived downstairs and Dwight and Estella lived above. The next generation was Frederick and Louise Chappuis Bunnell, followed by Harold and Frances who converted the house back into a one-family dwelling. There was no electricity here until the 1930s, and the house did not have a furnace until the 1960s. There is a dug well directly under the kitchen and water came into a sink there via a hand pump. It could also be pumped upstairs.

Both the main barn (loft level) and the north end of the south wing appear to be of scribe-rule construction, suggesting a date of the early 1800s or possibly the late 1700s for the oldest parts of this barn. The English barn and/or the north part of the south ell is likely the barn mentioned in the 1859 will of Samuel Wright. In the early 20th century, the south section was used by the Bunnells as a horse and wagon barn. The family had three workhorses, and in the spring they would pick up a fourth to make two teams.
The cow barn (lower level of the barn) originally had wood stanchions. By about the 1930s the Bunnells had 27 cows. In the 1940s they expanded to 60 cows and added on to the barn to accommodate the larger herd. The east section of the barn was torn off in the summer of 2007.

As a small-scale commercial dairy operation, the Bunnells had a mixed herd, including Ayrshires, Holsteins and Guernseys and a Jersey or two. There were 27 head by the 1920s, and the herd was increased to 60 cows in the 1940s. In earlier days, the raw milk went in 40-quart cans to the Litchfield turnaround, then was shipped to a dairy in Port Chester, NY. In the 1940s, the cans were left on a stand on Litwin Road and picked up by a truck where they were packed in chipped ice for transport. From there the raw milk went to the Mitchell Dairy in Bridgeport.

The first milk room (now the garage) was just large enough to hold a cooling vat, which could hold 8 40-quart cans. These were cooled by filling the vat with water to the neck of the cans; ice was added to the vat in the summer. An icehouse stood to the northeast of the house (but no longer exists). The Bunnell cows produced milk to fill six to eight 40-quarts cans per day.

The next advancement was a refrigerated tank, followed by a bulk tank housed in a new milk house (the cement block structure south of the main barn (c. 1950s). When Harold Bunnell took over the farm in the 1960s he installed a transfer system that enabled him to pump milk from the cows to the tank.

Prior to construction of the concrete silos, there were two wood-stave silos on the farm. These were taken down when the new ones were built and some of the wood was recycled for siding a few of the outbuildings, including the blacksmith’s shop.

The Bunnells cut their own hay and grew their own corn for silage. Their harvesting methods followed the advances of each era. Hay was first cut with a horse-pulled mower and gathered with a hayrack and wagon. The next advance was a hay loader that was pulled behind the wagon; then, finally, a hay baler.

Harold Bunnell, great grandson of Dwight, took over the farm in the 1960s when his father was 65, and retired around 1984. Frederick (Rick) Bunnell, the fifth generation, kept the dairy going for three years, but now has shifted to pumpkins, vegetables, turkeys, corn and hay; the farm is a popular site for pick-your-own pumpkins and hay rides behind the Bunnells’ draft horses.

Architectural significance:
Bunnell Farm has remained in the same family since 1888. Although a cow barn was torn down in summer 2007, the house, remaining farmyard complex, and the 110-acre landscape encompassing open fields, stone walls, and distant ridge lines to the north and east constitute an important historical resource for Litchfield. The farmstead derives significance from the continuity of ownership by only two families since the mid-1700s, from its ownership by a woman, Leah Bissell Wright, and by its extant early English barn and 18th-century farmhouse.

* Sources (continuation):


Interview with Rick Bunnell 12/11/2012, at the site.

Litchfield Assessor’s Records.

Map resources:
Aerial views from:  

Historical aerial photography and maps accessed at UConn MAGIC:
http://magic.lib.uconn.edu/mash_up/1934.html
http://magic.lib.uconn.edu/historical_maps_connecticut_towns.html

Beers, F.W., Atlas of Litchfield County, F.W. Beers & Co., 1874
Hopkins, G.M., Jr., Clark’s Map of Litchfield County, Richard Clark, Philadelphia PA, 1859.


**Print and internet resources:**


2. Southeast aerial view c. 1960 of Bunnell Farm, 498 Maple Street, Litchfield CT, courtesy of Bunnell Family. Extant buildings include the Farmhouse, Garage, Main barn (Barn I), two silos, Milk room (behind red silo), Blacksmith shop, and Horse barn. The old Barn shown here has been replaced by Barn II, and the shed addition east of Barn I has been demolished, as have the corn crib (north of the Horse barn) and a wagon shed north of the barn complex. The well-house has been replaced by a smaller structure.

3. Detail Site Plan Sketch showing contributing resources – base image from Google Maps https://maps.google.com/.
4. West view of Farmhouse, camera facing east from Maple Street. Barn I and Silo I are at left rear.

5. Southwest view of Farmhouse, camera facing northeast from Maple Street. Barn II and Silo II are at right rear.
6. South view of Garage (former Milk room), camera facing north. Barn I south wing and Barn I at left rear; Silo II at right rear; Blacksmith shop and Horse barn at far right rear.

7. Southwest view of Milk room, camera facing northeast. Barn I and Silo I are at rear, Barn II at right.
8. West view of Silo I with the Barn I at right, camera facing east.

9. Southeast view of Silo II with the new Barn II, camera facing northwest.
10. Southwest view of Blacksmith shop with Horse barn beyond, camera facing northeast.

11. Northeast view of Blacksmith shop, camera facing southwest.
12. Interior view of Blacksmith shop, camera facing southwest, showing timber framing.

13. Interior view of Horse barn, camera facing east.
14. View of pasture and well house, camera facing east.

15. North view of Main barn I, camera facing south.
16. East view of Main barn I, camera facing west. The flashing line below the eaves indicates the peak of the former shed-roofed addition; the floor slab can be seen in the foreground. Barn II is at left.

17. South view of Main barn I, camera facing north. The south wing is at left; Barn II is at right.
18. Southeast view of the south wing of Barn I, camera facing northwest.

19. Southwest view of Barn I (south wing in foreground), Milk house, Barn II, and Silo II, camera facing northeast.
20. Northwest view of the foundation of Barn I and the south wing, camera facing south.

21. Interior view of the Main Barn I, camera facing southwest. Note the change in rafter framing at the last bay to the right.
22. Interior view of the Main Barn I, camera facing southeast. Note the hewn common rafters, the hay track at the ridge, and the over-sized tie-girt with notches, likely for attic loft joists.

23. Aerial view of the farm in 1953. Annotation on the back indicates the date and that the framed photograph was a birthday gift for Freddy (Rick).