**HISTORIC RESOURCES**

Please send completed form to: Stacey Vairo, National Register and State Register Coordinator, State Historic Preservation Office, Department of Economic and Community Development, One Constitution Plaza, 2nd Floor, Hartford CT 06103

*Note: Please attach any additional or expanded information on a separate sheet.*

**GENERAL INFORMATION**

<table>
<thead>
<tr>
<th>Building Name (Common)</th>
<th>Mckinney Farmstead</th>
<th>Record No. 9670</th>
</tr>
</thead>
<tbody>
<tr>
<td>Building Name (Historic)</td>
<td>McKinney, Patrick and Anne, Farmstead</td>
<td></td>
</tr>
<tr>
<td>Street Address or Location</td>
<td>45 Maltby Lane</td>
<td></td>
</tr>
<tr>
<td>Town/City</td>
<td>Wallingford</td>
<td>Village</td>
</tr>
<tr>
<td>Owner(s)</td>
<td>Carta, Harold; 45 Maltby Lane, Wallingford, CT 06492</td>
<td></td>
</tr>
<tr>
<td>☑ Public</td>
<td>☐ Private</td>
<td></td>
</tr>
</tbody>
</table>

**PROPERTY INFORMATION**

Present Use: **Agriculture/Subsistence: agricultural outbuilding**

Historic Use: **Agriculture/Subsistence: agricultural outbuilding**

Accessibility to public: Exterior visible from public road?  ☑ Yes  ☐ No

Interior accessible?  ☑ Yes  ☐ No  If yes, explain ____________________________

Style of building: **English bank barn, Vernacular style**  Date of Construction: **Mid-late19th c.**

Material(s) (Indicate use or location when appropriate):

- ☑ Clapboard
- ☐ Asbestos Siding
- ☐ Brick
- ☐ Wood Shingle
- ☐ Asphalt Siding
- ☐ Fieldstone
- ☐ Board & Batten
- ☐ Stucco
- ☐ Cobblestone
- ☐ Aluminum Siding
- ☐ Concrete (Type ______________)
- ☐ Cut Stone (Type ______________)
- ☑ Other  **Vertical wood board siding**

Structural System

- ☑ Wood Frame  ☑ Post & Beam
- ☐ Balloon
- ☐ Load bearing masonry
- ☐ Structural iron or steel
- ☐ Other ____________________________

Roof (Type)

- ☑ Gable
- ☐ Flat
- ☐ Mansard
- ☐ Monitor
- ☐ Sawtooth
- ☐ Gambrel
- ☐ Shed
- ☐ Hip
- ☐ Round
- ☐ Other ____________________________

(Material)

- ☐ Wood Shingle
- ☐ Roll Asphalt
- ☐ Tin
- ☐ Slate
- ☑ Asphalt Shingle
- ☐ Built up
- ☐ Tile
- ☐ Other ____________________________

Number of Stories: **1 1/2, B**  Approximate Dimensions: **30' x 40’**

Structural Condition:  ☑ Excellent  ☐ Good  ☐ Fair  ☐ Deteriorated

Exterior Condition:  ☑ Excellent  ☐ Good  ☑ Fair  ☐ Deteriorated

Location Integrity:  ☑ On original site  ☐ Moved  When? __________________

Alterations?  ☑ Yes  ☐ No  If yes, explain: __________________________________________________

**FOR OFFICE USE:**

<table>
<thead>
<tr>
<th>Town #</th>
<th>Site #</th>
<th>UTM</th>
</tr>
</thead>
<tbody>
<tr>
<td>☑ S</td>
<td>☐ NR</td>
<td>If NR, Specify: ☑ Actual  ☐ Potential</td>
</tr>
</tbody>
</table>
PROPERTY INFORMATION (CONT’D)

Related outbuildings or landscape features:

☑ Barn    ☐ Shed    ☐ Garage    ☐ Carriage House    ☐ Shop    ☑ Garden

☑ Other landscape features or buildings: Stone wall, inground swimming pool

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 __Geoffrey Fox_________________________ Date 10/18/2012
View ______Multiple Views_________________________ Negative on File CTHP
Name __Geoffrey Fox and Todd Levine_________________________ Date 11/5/2012
Organization Connecticut Trust for Historic Preservation
Address 940 Whitney Avenue, Hamden CT 06517

• Subsequent field evaluations:
Latitude, longitude: 41.416409, -72.786247

Threats to the building or site:

☑ None known    ☐ Highways    ☐ Vandalism    ☐ Developers    ☐ Renewal    ☐ Private
    ☐ Deterioration    ☐ Zoning    ☐ Other ______________________    ☐ Explanation ______________________

See continuation sheet.
• Interrelationship of building and surroundings:

The barn at 45 Maltby Lane, Wallingford, sits on two acres of land on the west side of Maltby Lane, a narrow one- lane road. The barn runs west to east perpendicular to the road in the southeastern corner of the property, roughly ten to fifteen feet away from the street. A modern Cape-style house at 45 Maltby Lane is now associated with the barn. It has its main façade facing east towards the road, and is set back from the road behind a lawn. The house sits approximately 100’ northwest of the barn. The driveway of the house runs from an attached garage on the north end, east to Maltby Lane. Maltby Lane extends south from the property until it crosses into the Northford section of North Branford and intersects Middletown Avenue (Route 17). A 2 ½-story vernacular-style gable-roofed house to the south at 61 Maltby Lane, was at one time associated with the parcel on which the barn sits, but was subsequently subdivided.

Next to the east gable-end of the barn is a low stone wall, a few feet east of the barn, running north to south along the road. On the south eave-side of the barn there is a fenced garden extending south from the western section of the basement, which allows a place for chickens to walk outside. Approximately twenty feet west of the west gable-end of the barn is a fenced in-ground swimming pool. A wooded area is in the western section of the property signifying the property line. Across the street from 45 Maltby Lane, on the east side of the street, is a heavily-wooded area owned by the Town of Wallingford and designated as open space.

The property is in a wooded, rural residential area near the southeast corner of Wallingford. The neighborhood lies between I-91 to the west and Middletown Avenue (Route 17) to the southeast. To the northwest, the Wallingford Center Historic District is a National Register-listed district recognizing the core of the town center, built during the 18th-19th centuries along a north-south ridge, now North and South Main Streets.

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

Architectural description:

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

<table>
<thead>
<tr>
<th>Structure</th>
<th>Year</th>
<th>Status</th>
</tr>
</thead>
<tbody>
<tr>
<td>House</td>
<td>1967</td>
<td>NC</td>
</tr>
<tr>
<td>Barn</td>
<td>Mid-late 19th c.</td>
<td>C</td>
</tr>
</tbody>
</table>

Barn:

This is a 1 ½-story, gable-roofed English bank barn. The barn measures 30’ x 40’ with three bays. The main eave-side faces north, with the ridge-line of the barn running east to west, perpendicular to Maltby Lane. The grade is bermed up to meet the main façade of the barn, forming an artificial hill or embankment which the barn is built into. The lower grade on the south eave-side and west and east gable-ends exposes the fieldstone foundation and basement beneath the barn. The siding is vertical wood boards, foundations of dry-laid masonry fieldstone, with an asphalt shingle gable roof.

Exterior:

The main entry on the north eave-side is a pair of sliding doors in the center bay. There is a narrow hood covering the track of the door, extending beyond opening. Above the main entry is a transom light that has a wood board filling the opening. The doors were previously hinged, and there is evidence in the door frame of the location of the old hinges. At the foot of the doorway is a concrete ramp, built by the current owner, connecting the floor of the main level of the barn to the ground level outside. The north eave-side features vertical wood siding showing minor signs of deterioration. The dry-laid fieldstone foundation is exposed at the western and eastern ends of the north eave-side where the grade slopes down.

The grade decreases slightly from the main entry, west to east, toward the east gable-end exposing the basement level. The corner of the east gable-end and north eave-side shows the fieldstone foundation that is partially dry-laid and partially mortared. A fieldstone wall extends east from that corner a few feet, and runs south the length of the
gable-end. The east gable-end has vertical wood siding with evidence of minor deterioration, and a visible dropped girt-line siding divide. The foundation wall at ground level is a wood infill of vertical boards with three windows; a boarded up window near the north corner, a twelve-pane window just off-center, and a six-pane window towards the south corner. The rest of the east gable-end is blank.

At the same grade level as the east gable-end, the south eave-side allows for access into the basement level. The basement can be entered from the outside in three ways; one entry under each bay. At the corner of the south eave-side and east-gable end, under the east bay of the barn is a full opening. Under the center bay of the south eave-side is a hinged door and a window adjacent. At the corner of the south eave-side and west gable-end, under the west bay of the barn is a pair of hinged doors that open outward. The south eave-side of the main barn level is vertical wood siding painted red with some evidence of damaged or missing boards. In the center bay there are two windows, a single-pane window above a modern double-hung sash, and a small flood light.

The west gable-end of the barn has vertical wood boards painted a faded red, a visible dropped girt line, and a flood light. The foundation wall is exposed and made of mortared fieldstone, with two windows in the wall; one towards the north eave-side and the other towards the south-eave side. The foundation at the corner of the west gable-end and north eave-side is a combination of both dry-laid and mortared fieldstone. The rest of the gable-end is blank.

**Interior:**

The interior of the main level of the barn is a three-bay volume with square rule post and beam timber framing. The center bay measures 12’ wide, while both the east and west bays measure 14’ wide. The frame is made up of four bents, two interior and one at each end wall, each with a single post at center. Both gable-ends show a dropped girt line, with the girt installed a few feet below the plate. Resting atop the tie-girts is a queen-post truss with canted queen posts braced diagonally toward the outer walls. The queen posts support longitudinal purlin plates at the mid-span of the common rafters. The framing in the northwest corner of the interior shows signs of deterioration and water damage. The framing has circular saw-cut timbers using treenails for the joints. The main entry is a pair of sliding doors in the north eave-side and across from the main entry on the south eave-side are two small window openings one above the other. The flooring has machine cut wood boards. Towards the northeast corner of the interior is a trap door hatch on the floor allowing for access into the basement. The barn features a roof with common 2” x 6” rafters meeting at a ridge board, with horizontal machine-cut wooden plank deck. Attached to the ridge board is a hay track.

The interior of the basement level can be accessed on the south eave-side. The basement is split into three distinct sections, under the east, center, and west bays respectively. The interior, configured as a dairy stable, features whitewashed mortared fieldstone foundation walls on the north and east side, and a wooden plywood wall to divide the east and center sections. The ceiling is comprised of the machine cut wooden planks for the floor of the main level, with hand hewn post and beam framing and log support timbers, also whitewashed. The floor is concrete featuring an augur, to remove manure, running north to south down the center of the floor, covered over by pieces of plywood. The middle section of the basement is under the center bay of the barn. The interior has a wooden wall separating the center and east basement sections, and a fieldstone foundation for the north wall, with whitewashing. The western wall is made of chicken wire with a wooden frame to separate the center section from the west basement section. The ceiling shows the wooden planks of the main barn flooring with hand hewn timbers for framing. The concrete floor features set-in trenches for manure collection, from when the basement previously housed livestock; mainly cows. The western section of the basement, under the western bay of the barn, features fieldstone foundation for the north and west walls with faded whitewashing. The western foundation wall has two windows allowing light to enter the basement. The east dividing wall is chicken wire. The concrete floor is covered with straw, as the section of the basement houses a small flock of chickens.
• Historical or Architectural importance:

Applicable Connecticut State Register Criteria:
1. Associated with the lives of persons significant in our past; ethnic history of immigrant farmers;
2. Embodying the distinctive characteristics of a type, period, or method of construction.

The barn is significant as a typical example of an English bank barn with a post-and-beam frame built in the mid-19th century. Adding to the significance of this barn is the intact structure including dropped girts as well as canted queen-post trusses. Features seen in the basement are built-in pieces to accommodate the barn’s use with livestock; the machine augur barn-cleaning system. Both are evidence of the transition in agriculture to the ground level stable barn in the early 1900s. This barn is a significant resource as it is still located on the original site. Although much of the neighborhood has been developed with residences, the surrounding open space preserves a sense of the original landscape. The history of Irish immigration is illustrated here in the 19th-century ownership by the McKinneys.

Historical background:
The house and barn at 45 Maltby Lane sit on two acres of property that was once part of a larger farm stretching north and south on the western side of Maltby Lane. The property was previously owned by Patrick McKinney during the middle of the 19th century, with the barn built between 1850 and 1880, with the circular-sawn timbers suggesting the later part of the range. McKinney was an Irish immigrant along with his wife, Anne; they owned and farmed the land for a number of years. By 1880 the McKinneys had four sons: Joseph, Edward, Frank, and Hugh.

The property was acquired by the Anderson family who also owned the property across the street from 45 Maltby Lane. Anderson built a house on a section of the plot south of where the barn stands (61 Maltby Lane, Parcel ID: 220/004), for his daughter as a wedding gift, but their primary land was across the street. The open land was used mainly for cows, and the Anderson farmhouse and their barns were on the other side of the property. The property across from 45 Maltby Lane, which is still open space, was then acquired by the New Haven Water Authority, and later by the Town of Wallingford, the present owner.

Paul Wright acquired the property encompassing 45 Maltby Lane, continuing to use the land for agricultural purposes. On the property along with the main barn was a farmhouse, three more barns, a milk house and a silo, all to the south of the main barn, allowing for the open land to the north to be used for agriculture. The farmhouse still stands today south of the main barn on the adjacent property, but the other original structures, excluding the main barn, have been torn down and replaced with modern homes.

Finally, Trans-New England Corporation purchased the land from Paul Wright in 1964 and sold the 45 Maltby Lane two acre plot to Harold Carta, the present owner, in October 1965. The plot was vacant except for the barn perpendicular to the road and by 1967 Harold had built a house in the center of his property, roughly a hundred feet northwest of the barn, where he still lives today. The property and barn had been used for a variety of agricultural purposes including housing horses, cows, turkeys, and chickens, and still remains active in agriculture today.

Architectural significance:
The barn is significant as a typical example of a three-bay, 30’ x 40’ English bank barn with a post-and-beam frame, built in the mid-19th century. Adding to the significance of this barn is the intact structure including dropped girts as well as canted queen-post trusses. The doorway of the main barn is currently sliding doors on a track but the architecture shows evidence of the doors having previously been hinged; the evidence of a move from hinged to sliding doors. Features seen in the basement are the machine augur built into the concrete floor to move manure out of the barn, and trenches constructed to allow for easy cleaning. Both are evidence of the transition in agriculture to the ground level stable barn in the early 1900s. This barn is a significant resource as it is still located on the original site, and has been used for agricultural purposes from its original construction to the present. Although much of the neighborhood has been developed in the 20th century, narrow lane and the surrounding open space preserve some sense of the original landscape. The history of Irish immigration is illustrated here in the 19th-century ownership by the McKinneys.
Sources (continuation):
Photographs and field notes by Geoffrey Fox, 10/18/2012; Charlotte Hitchcock, 2/18/2009.
Interview with Harold Carta, 10/18/2012, 45 Maltby Lane, Wallingford, CT.
Town of Wallingford Tax Assessor’s records, 10/18/2012; Parcel ID: 220/003.

Map resources:
Historical aerial photography and maps accessed 10/22/2012 at UConn MAGIC:
http://magic.lib.uconn.edu/mash_up/1934.html
http://magic.lib.uconn.edu/historical_maps_connecticut_towns.html.

Print and internet resources:
Connecticut State Library online: iconn.org or http://www.cslib.org/iconnsitemap/staff/SiteIndex.aspx#directories- accessed 10/22/2012.


3. Northeast view of 45 Maltby Lane, camera facing southwest. Barn is at left, house at the right.
4. Southeast view of 45 Maltby Lane, Wallingford, CT, camera facing north.

5. North view of Barn, camera facing south. Picture showing main entry, and bermed embankment.
6. East view of Barn, camera facing west.

7. South view of Barn, camera facing north.
8. West view of Barn, camera facing east.

10. Interior view of Barn main level northeast corner, camera facing northeast, showing post and beam timber framing.

11. Interior view of Barn east gable-end and southeast corner, camera facing southeast, showing two interior bents with center post.
12. Interior view of Barn east gable-end, camera facing east. Note dropped girt and queen-post truss.

14. Interior view of Barn southern roof section, camera facing south. Note purlin plate, common 2”x 6” rafters, and hay track running east to west in the peak of the roof.

15. Interior view of Barn basement, east section north wall, camera facing north. Note whitewashed fieldstone foundation wall, and above un-dressed timber joists supporting floor planks, also whitewashed, indications of dairy stable use.
16. Interior view of Barn basement western wall, camera facing west showing west foundation wall. West section of basement used as chicken coop.

17. Southwest historic view of Barn exterior, camera facing northeast. Note the attached silo, fenced area, and outbuilding, no longer extant. Photo courtesy of Harold Carta.