STATE OF CONNECTICUT

HISTORICAL COMMISSION
South Prospect Street, Hartford, Connecticut 06106
203) 566-3005

TORIC RESOURCES INVENTORY FORM
for Buildings and Structures

IDENTIFICATION
1. BUILDING NAME: Common: _____________________________ Historic: Warner House
   . TOWN/CITY: Middletown VILLAGE: _____________________________ COUNTY: Middlesex
   . OWNER(S): Chester Fudge __________________________________________________________________________
   . STREET & NUMBER (and/or location): 1 George Street ___ PUBLIC X PRIVATE
   . USE: Present: Residence Historic: same
   . ACCESSIBILITY TO PUBLIC: Exterior visible from public road: X yes _ no
   ___ Interior accessible: X yes, explain with owner's permission _ no

DESCRIPTION
8. STYLE OF BUILDING: Spanish Colonial Revival DATE OF CONSTRUCTION: 1932
   . MATERIAL(S) (indicate use or location when appropriate):
     __________________的梦想 asbestos siding
     __________________ asphalt siding
     __________________ stucco
     __________________ concrete: type: X poured foundation
     __________________ brick
     __________________ fieldstone
     __________________ cobblestone
     __________________ cut stone: type: __________________
   . BRICK: X face
   . CONCRETE: ____________
   . OTHER: __________________

9. STRUCTURAL SYSTEM:
   X wood frame: X post and beam X balloon
   __ load bearing masonry
   __ structural iron or steel
   __ other:

   __ gable
   __ gambrel
   __ material: wood shingle
   __ material: asphalt shingle
   __ built up
   __ roll asphalt
   __ asphalt shingle
   __ other:

   __ shed
   __ hip
   __ mansard
   __ monitor
   __ round
   __ sawtooth
   __ other

   __ X number of stories: 2 1/2 APPROXIMATE DIMENSIONS: 40'x20'; angled wings 20'x20'

12. CONDITION: Structural:
   __ excellent
   __ X good
   __ fair
   __ deteriorated

   Exterior:
   __ excellent
   __ X good
   __ fair
   __ deteriorated

3. INTEGRITY: Location: X on original site moved, when:
   Alterations: _no X yes, explain: Radio antenna tower

4. RELATED OUTBUILDINGS OR LANDSCAPE FEATURES:
   __ barn
   __ shed
   __ garage
   __ carriage house
   __ shop
   __ garden
   __ X other landscape features or buildings: gatehouse same style and details; greenhouse at south end of property

5. SURROUNDING ENVIRONMENT:
   __ open land
   __ woodland
   __ X residential
   __ commercial
   __ industrial
   __ rural
   __ X scattered buildings visible from site
   __ building density medium

6. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS: Sited on a plateau on the uplands east of Middletown, this Spanish Colonial Revival enclave contrasts with surrounding residential and business architecture on nearby Route 66. There are four buildings on the property, which is located on the east side of George Street overlooking former farm meadows, some of which have been converted to shopping center use.
17. OTHER NOTABLE FEATURES OF BUILDING OR SITE (interior and/or exterior):

- Fieldstone walls around property
- Arched portals
- Terra cotta half-round tiles on roof and chimney caps
- Heavy timber posts and beams from demolished buildings (interior)

SIGNIFICANCE

Architect: 
Builder: 

18. HISTORICAL OR ARCHITECTURAL IMPORTANCE: Starting in 1930, Howard Warner constructed this reproduction of a Colonial-era Spanish Mission on land west of Middletown. He found the model for his home in New Mexico. Using measured drawings of the model, and incorporating reused materials from former factory buildings in the area, the project was completed in 1932. The current owner, Chester Fudge, a Middlefield engineering company president, has maintained the property’s integrity. He added a greenhouse from the former MacNeil’s Plantland when that Cromwell firm closed in the early 1970s.

The main building has a 2½-story main block with matching wings that angle toward the roadway. The house is set below road level with terraced gardens and a fountain leading to the facade. A front porch in loggia-style is pierced with round-arched openings. Behind the house the land slopes down toward the Coginchaug River in the Middlefield Street-Boston Road area. A large garage to the north of the main building and a commodious guest house are finished in the same Spanish Colonial Revival style. Inside, the same high quality of period reproduction prevails. There are terra cotta floor tiles, stuccoed walls exposed beams, and large hooded fireplaces. Just off the main entrance, a hand-carved

(see continuation sheet)

PHOTOGRAPH

photographer: Roger Sherman
date: 9/78 view: east
negative on file: Roll 42, #14-14A

COMPILED BY:

name: Roger Sherman date: 8/78
organization: Greater Middletown Preservation Trust
address: 27 Washington St., Middletown, Ct. 06457


20. SUBSEQUENT FIELD EVALUATIONS:

21. THREATS TO BUILDING OR SITE:

- none known ■ highways ■ vandalism ■ developers ■ other: ____________________________
- renewal ■ private ■ deterioration ■ zoning ■ explanation: ____________________________
stair rail and balcony balustrade enclose the stairs leading to the second floor rooms. This carefully articulated replica of a New Mexico Spanish Mission is a unique example of architectural reproduction in Middletown.