NORTH CAROLINA STATE HISTORIC PRESERVATION OFFICE
Office of Archives and History
Department of Natural and Cultural Resources

NATIONAL REGISTER OF HISTORIC PLACES

Flint Mill No. 2 – Burlington Industries, Inc. Plant

Gastonia, Gaston County, GS0495, Listed 4/19/2023
Nomination by Heather Fearnbach, Fearnbach History Services, Inc.
Photographs by Heather Fearnbach, August 2021

South elevation, looking northeast

1923 First floor, looking east

NPS Form 10-900
(Oct. 1990)

OMB No. 10024-0018

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Flint Mill No. 2 - Burlington Industries, Inc. Plant

other names/site number Galey and Lord Plant, Swift Galey Plant

2. Location

street & number 1910 Hunt Avenue **N/A** not for publication

city or town Gastonia **N/A** vicinity

state North Carolina code NC county Gaston code 071 zip code 28054

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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 for in 36 CFR Part 60. In my opinion, the property ☒ meets ☐ does not meet the National Register criteria. I recommend that this property be considered significant ☐ nationally ☐ statewide ☒ locally. (See continuation sheet for additional comments.)

Signature of certifying official/Title — Date 2/27/23

North Carolina Department of Natural and Cultural Resources
State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. (☐ See Continuation sheet for additional comments.)

Signature of certifying official/Title — Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

- ☐ entered in the National Register. ☐ See continuation sheet
- ☐ determined eligible for the National Register. ☐ See continuation sheet
- ☐ determined not eligible for the National Register.
- ☐ removed from the National Register.
- ☐ other,(explain:) _____

Signature of the Keeper — Date of Action

5. Classification

Ownership of Property
(Check as many boxes as apply)

- ☒ private
- ☐ public-local
- ☐ public-State
- ☐ public-Federal

Category of Property
(Check only one box)

- ☒ building(s)
- ☐ district
- ☐ site
- ☐ structure
- ☐ object

Number of Resources within Property
(Do not include previously listed resources in count.)

Contributing	Noncontributing	
2	0	buildings
0	0	sites
0	0	structures
0	1	objects
2	1	Total

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing.)

N/A

Number of Contributing resources previously listed in the National Register

N/A

6. Function or Use

Historic Functions
(Enter categories from instructions)

INDUSTRY: Manufacturing Facility
INDUSTRY: Industrial Storage

Current Functions
(Enter categories from instructions)

INDUSTRY: Manufacturing Facility
INDUSTRY: Industrial Storage

7. Description

Architectural Classification
(Enter categories from instructions)

Other: Heavy-timber construction
Other: Steel-framed, load-bearing-brick-wall construction
Other: Reinforced-concrete construction

Materials
(Enter categories from instructions)

foundation BRICK
walls BRICK
CONCRETE
roof SYNTHETICS: Rubber
ASPHALT
other

Narrative Description
(Describe the historic and current condition of the property on one or more continuation sheets.)

8. Statement of Significance

Applicable National Register Criteria
(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- ☒ **A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☐ **B** Property is associated with the lives of persons significant in our past.
- ☒ **C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ **D** Property has yielded, or is likely to yield, information important in prehistory or history.

Areas of Significance
(Enter categories from instructions)

Industry
Architecture

Period of Significance
1923-1972

Criteria Considerations
(Mark "x" in all the boxes that apply.)

Property is:

- ☐ **A** owned by a religious institution or used for religious purposes.
- ☐ **B** removed from its original location.
- ☐ **C** a birthplace or grave.
- ☐ **D** a cemetery.
- ☐ **E** a reconstructed building, object, or structure.
- ☐ **F** a commemorative property
- ☐ **G** less than 50 years of age or achieved significance within the past 50 years.

Significant Dates
1923
1950
1955
1966

Significant Person
(complete if Criterion B is marked)
N/A

Cultural Affiliation
N/A

Architect/Builder
Robert and Company, architect, 1923
Turner Construction Company, builder, 1923

Narrative Statement of Significance
(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

Bibliography
(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

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
- ☐ recorded by Historic American Buildings Survey # _____
- ☐ recorded by Historic American Engineering Record _____

Primary location of additional data:

- ☒ State Historic Preservation Office
- ☐ Other State Agency
- ☐ Federal Agency
- ☐ Local Government
- ☐ University
- ☒ Other

Name of repository:
Gaston County Public Library, Gastonia

10. Geographical Data

Acreage of Property 7.66 acres

UTM References
(Place additional UTM references on a continuation sheet.)
See Latitude/Longitude coordinates continuation sheet.

	Zone	Easting	Northing		Zone	Easting	Northing
1	17	35.276113	-81.151958	3			
2				4			

☐ See continuation sheet

Verbal Boundary Description
(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification
(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Heather Fearnbach
organization Fearnbach History Services, Inc. date 10/28/2021
street & number 3334 Nottingham Road telephone 336-765-2661
city or town Winston-Salem state NC zip code 27104

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional items
(Check with the SHPO or FPO for any additional items.)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name 1910 Hunt LLC, c/o Raffaele Allen
street & number 207 Granby Street, Suite 203 telephone 757-627-9873
city or town Norfolk state VA zip code 23510

Section 7. Narrative Description

Summary

The Flint Mill No. 2 – Burlington Industries, Inc. Plant gradually increased in size as additions were erected to facilitate its operation. The plant consists of the 1923 Flint Mill No. 2 and a series of one- and two-story brick, concrete, and steel manufacturing, storage, and office additions erected by Burlington Industries between 1950 and 1997. When completed in 1923, the main block's west nine bays (including the south stair tower) and the northwest wing were two stories tall, while the eight-bay-long east wing had only one story. A second story was erected above the east wing's west three bays in 1950, and a one-story 1955 addition extended the wing two bays to the east. A windowless second story was added to the 1955 addition and the remainder of the 1923 east bays in 1966. The expansive, one-story, running-bond-red-brick, windowless addition at the plant's east end was also built in 1966. Humidification and HVAC system installation required the 1966 and 1969 construction of cooling towers and mechanical rooms that extend from the mill's north elevation. The originally freestanding one-story-on-raised-basement brick building west of the mill comprises a 1923 warehouse, waste house, and opening room; 1950 north loading dock addition; small shed-roofed 1950 east addition; rectangular, flat-roofed, running-bond red-brick addition erected in 1955, and an expansive flat-roofed, running-bond red-brick south addition constructed in 1966. A brick and concrete 1969 loading dock spans the distance between the north three bays of the west elevation of the mill's northwest wing and the 1923 warehouse.

Setting

Located approximately three miles northeast of Gastonia's commercial center, the Flint Mill No. 2 – Burlington Industries, Inc. Plant occupies a 6.92-acre tax parcel bounded by Separk Circle on the east, Hunt Avenue on the south, Mill Road on the west, and One Avenue and the railroad corridor on the north. The complex is rotated approximately thirty degrees clockwise from true cardinal direction alignment. However, for the purposes of this document the narrative is written as if the plant has true east-west orientation. The Hunt Avenue façade will thus be referred to as the south elevation.

The 1923 mill's deep setback from Hunt Avenue allows for a grass front lawn. A straight concrete north-south sidewalk spans the distance between Hunt Avenue and the primary entrance in the south stair tower. The east-west sidewalk adjacent to the road extends east from the north-south sidewalk's south end to the small paved parking lot immediately adjacent to the mill's east six bays and west of the 1966 addition. Most employees parked in the gravel lot on Hunt Avenue's south side at the plant's west end, outside of the National Register boundary. The large paved lot east of the 1966 warehouse loading docks is accessed from Separk Circle. The two-hundred-foot railroad right-of-way south of the tracks encompasses One Avenue and a 0.76-acre portion of the north lawn ranging in width from forty-two feet at the parcel's northeast corner to sixteen feet at its southwest corner. Most of the north section of the tall barbed-wire-topped chain-link fences and gates that secure the plant is in the railroad right-of-way.

Much of the surrounding area historically contained industrial buildings close to the railroad corridor and modest houses erected for mill workers within walking distance of plants. However, some plants and residences have been demolished as commercial development proliferated along heavily trafficked New Hope Road to the east and Interstate 85 to the south. Flint Mill No. 1, built on the north side of the railroad tracks across from Flint Mill No. 2 in 1907 and enlarged through the 1950s, was demolished in 2014 and the parcel remains vacant.[1]

Resource List

Flint Mill No. 2 – Burlington Industries, Inc. Plant, 1923, 1950, 1955, 1966, 1969, between 1984 and 1997, contributing building
Warehouse, 1923, 1950, 1955, 1966, contributing building
Security Fence, between 1984 and 1997, circa 2008, noncontributing object

Inventory List

Each building is assigned a name based on the initial and/or long-term use. Actual or approximate completion dates and the dates of any major alterations or additions follow the resource name. Construction and alteration dates are based on deeds, historic documents, city directories, photographs, newspaper articles, Sanborn Map Company maps, Gaston County property record cards and aerial photographs, and architectural style. The period of significance begins in 1923 with Flint Mill No. 2's completion and continues to 1972. Each resource is designated as contributing or noncontributing to the property's historic significance and integrity. The evaluations are based on age and degree of alteration. Resources constructed in or before 1972 are considered to be contributing if they retain architectural and historic integrity from the period of significance. Contributing resources must possess integrity of location, design, setting, materials, workmanship, feeling, and association. In the following inventory list, principal resource headings are in bold and underlined.

Flint Mill No. 2 – Burlington Industries, Inc. Plant, 1923, 1950, 1955, 1966, 1969, between 1984 and 1997, contributing building

The plant consists of the 1923 Flint Mill No. 2 and a series of one- and two-story brick, concrete, and steel manufacturing, storage, and office additions erected by Burlington Industries between 1950 and 1997. The following description begins with the mill's primary façade (south elevation) fronting Hunt Avenue and moves counter-clockwise around the building.

[1] Gaston County GIS aerial photograph, 2014.

Exterior

The 1923 mill's reinforced-concrete superstructure is readily apparent on the exterior, where slightly projecting concrete pilasters, lintels, and foundation walls frame each bay, creating a paneled effect. Most bays originally contained large three-part multi-pane steel windows with concrete sills and redbrick curtainwalls. Although all sash other than two in the south stair tower were removed, likely in conjunction with 1966 HVAC system installation, and the openings filled with pressed-redbrick-veneered concrete block, original sills and curtainwall spandrels remain on the main block's west and north elevations and the northwest wing. The south elevation enclosures have the most uniform appearance due to sill and spandrel removal. Elsewhere, the pressed redbrick veneer contrasts in texture, color, and size with original brick and is pointed in a different manner, resulting in an incongruous aesthetic that obscures the 1923 design intent. Concrete cornices punctuated by molded concrete eave brackets surmount the 1923 walls.

The roof system comprises wood and concrete decking topped with rubber membrane and aluminum scuppers, gutters, and downspouts. The concrete structural elements of the long, rectangular, low-gable roofed monitor that illuminated the 1923 second story are intact. The window openings were enclosed with concrete block, likely in the late 1960s. The concrete-framed brick walls of the low-gable roofed square monitor that illuminated the northwest wing's second-story picker room also remain. The window openings are filled with brick and wood panels.

When completed in 1923, the main block's west nine bays (including the south stair tower) and the northwest wing were two stories tall, while the eight-bay-long east wing had only one story. The full-height cast-stone streamlined classical stair tower on the south side of the 1923 two-story section's easternmost bay is topped with a flat cornice and stepped parapet that rises to a point above the tower's projecting central bay. Wide full-height pilasters flank the mid-twentieth-century aluminum-frame double-leaf door, sidelights, and transom, as well as the two original multi-pane steel sash on the upper levels. The eighteen-pane window immediately above the door has a canted concrete sill. The much taller forty-two-pane upper sash has a projecting concrete sill. The recessed spandrel between the windows bears the plant name, "Flint Mill," in bas-relief capital letters. The tower base, pilasters, belt course above the upper-level windows, and cornice project slightly beyond the wall plane. A straight run of wide concrete steps with concrete end walls and two central tubular-steel railings rise from the concrete sidewalk to the entrance.

The mill's east section is also characterized by slightly projecting concrete pilasters, lintels, and foundation walls. The upper floor was erected in phases beginning in 1950 with the west three bays,

which have a concrete cornice with molded concrete eave brackets.[2] Brick fills all window openings. A corrugated-metal roll-up door has been installed in the fifth bay east of the stair tower. A one-story 1955 addition extended the wing two bays to the east. A windowless second story was added to the 1955 addition and the remainder of the 1923 east bays in 1966.[3] Corrugated-metal siding sheathes the second-story 1966 addition's east windowless wall.

The expansive, one-story, running-bond-red-brick, windowless addition at the plant's east end was also built in 1966. The addition, which encompasses a production, distribution, and administrative areas as well as an elevator and stair tower in the southwest section, extends further south than earlier portions of the mill. A long, straight, brick-and-concrete ramp and a short run of steel steps, both with tubular-steel railings, rise from the parking lot to the stair tower entrance, a single-leaf aluminum-frame glazed door and transom. The flat corrugated-metal canopy above the stair tower entrance extends south to the projecting Modernist office entrance bay, which features concrete-aggregate walls, terra-cotta-tile-covered steps, a flat corrugated-metal roof, and a single-leaf aluminum-frame glazed door and transom. Small louvered metal vents, most at basement level, punctuate the blind south elevation. A single-leaf painted-plywood door secures the basement entrance near the wall's east end.

The windowless rectangular pressed-red-brick-veneered concrete-block addition that extends south from the 1966 addition's southeast bays was erected between 1984 and 1997.[4] The original function of the large brick- and concrete-block-filled openings on the west and south elevation is unknown. They may have contained louvered vents, as sill height is above interior floor level. A double-leaf steel door remains in the south wall's east bay. The east wall is blind.

On the 1966 addition's east elevation, a flat corrugated-metal canopy shelters a single-leaf steel door and three loading-dock entrances with roll-up wood doors, each comprising eight horizontal panels and two central glazed horizontal panes. The doors have steel surrounds. The textured-steel drop-down platforms that extended to truck beds remain. The large brick-filled opening to the north was another loading-dock entrance. North of the loading dock, a white plastic sign with the Swift Galey Corporation's name and logo is mounted on the wall above raised letters spelling "Flint." Louvered metal vents and projecting duct ends pierce the blind north wall. A concrete-walled stairwell provides access to the partially below-

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[2] The addition does not appear on the February 1950 Sanborn map but had been constructed by 1951. Gaston County GIS aerial photograph, 1951; "Flint Employees Celebrate Anniversary with Outings," *Gastonia Gazette (*hereafter abbreviated *GG*), May 10, 1951, p. 16.

[3] Undated (circa 1946-1949) aerial photograph, Burlington Industries, Inc. Records #4995, Southern Historical Collection, Wilson Library, University of North Carolina at Chapel Hill; "Construction Permits Climb," *GG*, July 13, 1955, p. 3;1959 aerial photograph in Robert Allison Ragan, *The Textile Heritage of Gaston County, North Carolina, 1848-2000* (Charlotte: R.A. Ragan and Company, 2001), 194; Gaston County GIS aerial photographs, 1956, 1968.

[4] Gaston County GIS aerial photographs, 1984, 1997.

grade double-leaf steel door near the wall's west end. The 1966 addition's north wall is further north than the main block, allowing for a large louvered metal vent in its short west wall.

To the west, a windowless second story was added to the one-story 1955 addition and the 1923 east bays in 1966. The first-story of the east two bays of the 1955-1966 addition's north wall is obscured by a flat-roofed, corrugated-metal-sided, one-story mechanical room addition erected between 1984 and 1997. Two double-leaf steel doors secure the north entrances. The flat-roofed, running-bond-red-brick, windowless, 1966 HVAC tower to the west has a two-story south section and one-story north end. Metal panels sheathe the upper north wall of the two-story section. Large louvered metal vents pierce the east and north walls.

The 1966 HVAC tower abuts the east wall of the tall-one-story 1923 boiler and mechanical room wing, which is distinguished by slightly projecting concrete pilasters (stepped on the wing's northeast and northwest corners), lintels, and sills; concrete foundation walls; and concrete coping. Brick fills an original window opening in each of the three bays of the north elevation. A small square louvered metal vent pierces the middle bay infill and an identical vent and a single-leaf steel door pierce the west bay infill. The shorter one-story, two-room, flat-roofed portion of the 1923 wing that extends from the boiler and mechanical room's west elevation has paneled concrete walls and a tall stepped concrete cornice. The south room is a few feet taller. A flat-roofed, one-story, running-bond-red-brick circa 1955 addition spans the distance between the south room and the mill. A single-leaf steel door with a glazed upper portion provides egress. West of the door, a steel post-and-I-beam structure supports exposed piping and ductwork.

Two bays west of the 1923 boiler and mechanical room wing, a flat-roofed, running-bond-red-brick, windowless, 1969 HVAC tower projects from the mill's north elevation. The tower comprises a two-story east section and a one-story west section. Large louvered metal vents pierce the east, north, and west walls. The one-story flat-roofed, running-bond-red-brick, windowless, equipment room that extends north from the tower's two-story section has a double-leaf steel door with a paneled base and eight-pane upper section. On the 1923 mill's north elevation, original brick curtainwall spandrels and slightly projecting concrete sills remain beneath redbrick-veneered concrete-block-filled window openings.

Two bays west of the 1969 HVAC tower, a two-story, running-bond-red-brick, windowless, 1966 restroom tower abuts a two-story 1923 restroom tower, which is executed in the same manner as the mill and topped with a stepped parapet that rises to a central point. The double-leaf steel door in the south bay of the 1923 tower's west wall is fixed closed.

Two bays west of the 1923 restroom tower, the two-story, three-bay-wide by four-bay-long, northwest 1923 wing originally contained picker and mechanical rooms. The projecting southeast section is three narrow bays wide, one-and-a-half stories at the middle and south bays with the stair tower in the north bay

rising the full height of the wing to a stepped parapet. In the east wall's south bay, a rectangular transom surmounts a steel door with a paneled base and four-pane upper section. A one-story, shed-roofed, painted-plywood-sheathed, late-twentieth-century addition extends from the stair tower's north elevation to end just short of the wing's north wall. Near the base of the wing's north elevation, a flat-roofed, mid-1960s corrugated-metal canopy spans the elevation to cover the brick-and-concrete-lined light well adjacent to the below-grade basement windows. A smaller flat-roofed, mid-1960s corrugated-metal canopy shelters the straight run of steel steps with tubular steel railings that rises to the loading platform's northeast corner.

On the wing's west wall, a steel-frame roll-up corrugated-metal door has been installed in the wide loading dock door opening in the second bay from the north end. A ten-panel metal door fills the second-story opening in the third bay. The brick and concrete loading dock that spans the distance between the northwest wing's north three bays and the 1923 warehouse was erected in 1969. Steel beams and canted posts support the low-gable-roofed steel loading dock canopy.[5] The narrow concrete loading dock that extends from the 1969 loading dock's southeast corner across the north two bays of the main block's ten-bay west elevation was likely erected in 1950, as it was constructed in the same manner as the 1950 loading dock addition to the 1923 warehouse to the west. The 1950 loading dock provides egress to a wide opening containing a sliding metal door in the main block's north bay. Beneath the loading dock's north end, a straight run of concrete steps leads to the below-grade basement entrance. On the main block's west elevation and the northwest wing, original brick curtainwall spandrels and slightly projecting concrete sills remain beneath redbrick-veneered concrete-block-filled window openings at both stories.

The courtyard between the 1923 mill and warehouse is paved with concrete and asphalt. Metal ductwork and piping mounted on the mill's west elevation extend to the warehouse. A corrugated-metal-sheathed elevated walkway with a canted flat roof provides egress between the southwest corner of the mill's second-floor manufacturing area and the upper level of the warehouse addition to the west. The walkway and warehouse addition were constructed in 1966.[6]

Interior

The mill's open plan facilitated production, finishing, storage, and shipping. Concrete, brick, and steel structural elements are exposed and painted throughout the building. Single- and double-leaf wood and steel doors hang in many interior doorways. Kalamein doors, which slide on steel tracks and are held open by weighted pulleys, remain between most production, storage, and mechanical areas. Triple-thickness pine and maple floors are generally in good condition, although some areas have deteriorated or

[5] Gaston County GIS aerial photograph, 1968; "Burlington adds more dock space," *Gastonia Gazette*, January 6, 1969, p. B1.

[6] 1959 aerial photograph in Ragan, *The Textile Heritage of Gaston Count*y, 194; Gaston County GIS aerial photograph, 1968.

buckled due to water infiltration. Fluorescent lights, sprinkler system pipes, equipment pipes, and rigid metal ventilation system ductwork hang from the ceilings. Surface-mounted metal conduit houses electrical wiring.

The 1923 mill displays the most advanced industrial construction technology of its era. Each level contains an expansive open manufacturing area. A poured-concrete foundation and fire-resistant reinforced-concrete slabs, beams, and mushroom columns comprise the inner structural system. The column name derives from the flared top, which has a mushroom-like appearance. All levels have formed-concrete ceilings. Roof monitor openings were filled with concrete block (main block) and brick (northwest wing) and sheathed with plywood on the interior, likely in the late 1960s. Reinforced-concrete stairs with rubber-covered treads and painted tubular-steel railings remain in the north and south stair towers. Masonry exterior walls are painted throughout the mill.

The second story of the 1923 mill's east wall was removed in conjunction with the construction of the 1950 second story and the first-story 1923 east wall was demolished with construction of the one-story 1955 addition. The 1950 and 1955 additions have reinforced-concrete structural systems and triple-thickness pine and maple floors like the 1923 building. However, steel I-beams and posts provide interior support. Wide-board roof decking is exposed in the 1950 addition. The east 1950 wall was removed in 1966 when the second floor's eastern section, which has pre-cast concrete roof panels and concrete-block exterior walls, was constructed. Low-ceilinged late-twentieth-century offices and workrooms with wood-panel wall sheathing and dropped-acoustical-tile ceilings abut the east wall.

The series of 1966 and 1969 restroom and HVAC towers and mechanical rooms that extend from the north elevation have concrete-block walls, poured-concrete floors, pre-cast concrete roof panels, and steel posts and beams. Portions of the north wall were removed facilitate egress and air flow to these additions. Restrooms have square blue-glazed ceramic-tile wainscoting and small-variegated-blue ceramic-tile floors. After the 1966 restrooms were placed into service, the adjacent 1923 restroom tower to the west was converted into offices with faux-wood-panel wall sheathing, dropped-acoustical-tile ceilings, and square-vinyl-composition-tile floors. Metal screens, metal-panel walls, and some equipment remain in HVAC towers and mechanical rooms.

The basement beneath the 1923 northwest wing has a poured-concrete floor, reinforced-concrete posts and beams, and formed-concrete ceilings. The open south room contains mechanical equipment. An office with faux-wood-panel wall sheathing, a dropped-acoustical-tile ceiling, and a square-vinyl-composition-tile floor abuts the north exterior wall. Square blue-glazed ceramic tiles sheathe the restroom walls and ceiling and small variegated-blue ceramic tiles cover the floor. Office and bathroom renovation likely occurred in 1966. The basement is accessible from the west courtyard or via the freight elevator that links the mill's three levels.

The expansive 1966 addition encompasses a production and distribution area, stair tower, offices, conference rooms, restrooms, canteen, kitchen, computer server room, and mechanical rooms. The structural system—concrete-block walls, steel I-beams and posts, and pre-cast concrete roof panels—is exposed in the open-plan production and distribution area. Most of the floor is wood, covered with metal plates in high-traffic areas. The east bays, adjacent to the loading docks, have concrete floors, some of which were topped with asphalt as concrete deteriorated. Low, floor-mounted, yellow-painted, tubular-steel bumper guards abut the west elevation and the north wall's west end. The low-ceiling northwest corner rooms have wood-panel walls. Metal screens, metal-panel walls, and some equipment remains in the HVAC room at the production area's northwest corner. West of that room, the mechanical room addition erected between 1984 and 1997 has a concrete floor, exposed steel structure, and insulated metal walls. A concrete ramp ameliorates the grade differential between the addition and production area floor levels.

In the 1966 addition's southwest corner, an entrance vestibule, offices, conference and storage rooms, and restrooms flank narrow corridors. Finishes include polycarbonate-panel vestibule and corridor walls, faux-wood paneling in offices, single-leaf flat wood doors with metal surrounds, square-vinyl-composition-tile floors, commercial-grade carpeting, and dropped acoustical-tile ceilings with fluorescent light panels. The aforementioned administrative area is enclosed by concrete-block north and east walls, while frame walls enclose the computer server room, kitchen, and canteen to the east. The north concrete-block and frame walls are in the same plane. The administrative area abuts the addition's south and west exterior walls. However, the south walls of the computer server room, kitchen, and canteen are offset from the building's exterior wall, leaving a narrow intermediary open space. The computer server room is accessible from the northeast conference room as well as the kitchen. The south section of the server room floor is elevated to accommodate wiring. A narrow window pierces the kitchen's north wall. The canteen walls are embellished with low vertical-board dark-stained wainscoting and painted vertical-board and diamond-shaped upper panels. Three sections of the east wall are mirrored behind dark-stained boards installed in a diamond pattern. The double-leaf door with a two-vertical-panel-base and nine-pane upper section on the north wall opens into the production and distribution area. A pent roof surmounts the door on its north side. Diagonal painted boards sheath the wall around the door. The lower two-thirds of the east portion of the canteen's north wall and the kitchen and computer server room walls to the west are covered with painted vertical boards. Worker restrooms accessed from the production area have square blue-glazed ceramic-tile wainscoting and small-variegated-blue ceramic-tile floors, while staff restrooms in the administrative area have square beige-glazed ceramic-tile wainscoting and small-variegated-beige ceramic-tile floors.

The addition erected between 1984 and 1997 that extends south from the 1966 addition's southeast bays has a lower floor level than the 1966 addition, thus necessitating a short run of steel steps with tubular steel railings. The open room has concrete-block walls, steel I-beams, and pre-cast concrete roof panels low-ceiling. The northeast corner rooms have wood-panel walls.

Warehouse, 1923, 1950, 1955, 1966, contributing building

Exterior

The one-story-on-raised-basement brick building comprises a 1923 warehouse, waste house, and opening room; 1950 north loading dock addition; small shed-roofed 1950 east addition; rectangular, flat-roofed, running-bond red-brick addition erected in 1955 on the original warehouse's south side, and an expansive flat-roofed, running-bond red-brick south addition constructed in 1966. Brick fire walls separate the three primary warehouse sections. The roof system consists of wood and concrete decking topped with rubber membrane. Aluminum gutters and downspouts drain the roof scuppers.

The following description begins with the 1923 east elevation and moves counter-clockwise around the original building before describing the 1955 and 1966 additions in their entirety.

Two roll-up corrugated-metal doors and an intermediary single-leaf steel door on the 1923 east elevation provide egress to the loading dock. The east wall's central and south sections are original brick. The remaining portions of the wall, which are variegated brick laid in five-to-one common bond, were likely constructed in 1950, as was the one-bay-deep shed-roofed addition that extends from the warehouse's east end and abuts the loading dock's southwest corner. Steel-frame twelve-pane sash with central six-pane hoppers—one on the south elevation and two pairs on the east elevation—light the addition. The window openings have slightly projecting header-course sills. A single-leaf steel door secures the below-grade basement entrance on the east elevation accessed via concrete steps. An original sliding metal door remains at the loading-dock door on the addition's north elevation.

The 1923 north wall's upper portion was reconstructed in the same manner as the east wall, also likely in 1950. Wood rafter ends support deep eaves with narrow-board soffits. The shed-roofed, concrete-block, upper-level, 1950 addition that spans much of the north wall (the opening room and about half of the waste house is elevated on reinforced-concrete posts and beams.[7] In the addition's open central bay, a sliding cross-braced vertical-board door remains on the waste house's north wall. Double header-course lintels surmount two basement-level plywood-enclosed window openings near the center and east end of the north wall's original lower portion. A louvered metal vent fills the larger basement-level opening in the north wall's westernmost bay. A single-leaf steel door pierces the basement wall near its center.

Most of the 1923 west wall was reconstructed with running-bond red-brick in 1966. Two small square louvered metal vents, one in the waste house and the other in the warehouse, pierce the wall near the eave. A flat corrugated-metal canopy shelters the late-twentieth-century corrugated-metal roll-up door on the warehouse's west elevation. The upper portion of the firewall between the waste house and the

[7] "Road Paving Is Big Improvement," *GG*, December 13, 1950, p. 22.

warehouse steps upward past the east and west wall planes to a flat parapet. The firewall between the 1923 and 1955 warehouse is designed in the same manner but is slightly taller to match the height of the other 1955 walls. Terra-cotta coping tops the parapets.

The 1955 warehouse has variegated brick walls laid in five-to-one common bond. A roll-up corrugated-metal door with a steel surround pierces the west wall. Also on this wall, brick fills four upper-level and three basement window openings. The four brick-filled upper-level windows on the east elevation retain slightly projecting concrete sills.

The running-bond red-brick, windowless, 1966 south addition more than doubled the warehouse's size. Two small square louvered metal vents pierce the west wall at basement level. On the upper level, two small brick-filled openings flank a large louvered metal vent. Another large louvered metal vent pierces the west bay of the south wall's upper level. A straight run of steel steps with a steel railing leads to the single-leaf steel upper-level door near the south elevation's center. To the east, a small square louvered metal vent pierces the wall near the top. A large louvered metal vent projects beyond the wall plane at grade in the south wall's east bay. On the east elevation's upper level, a small louvered metal vent and a brick-filled opening are south of the corrugated-metal-sheathed elevated walkway that spans the driveway between the between the warehouse and the southwest corner of the mill's second-floor manufacturing area. Aluminum coping caps the flat parapets.

Interior

Each section of the warehouse has an open plan and concrete floors to facilitate storage and shipping. The structural system varies. Heavy-timber posts and beams, supplementary steel plates and round posts, and wood decking and ceiling boards characterize the 1923 section. The 1950, 1955, and 1966 additions have concrete-block walls, steel I-beams and posts, and pre-cast concrete roof panels. The 1966 addition's basement has a corrugated-metal ceiling. Brick, heavy-timber, concrete, and steel structural elements are exposed and painted throughout the building. Kalamein doors, single-leaf steel doors, and corrugated-metal roll-up doors remain. Fluorescent lights, sprinkler system pipes, equipment pipes, and rigid metal ventilation system ductwork hang from the ceilings. Surface-mounted metal conduit houses electrical wiring. Mid-twentieth-century 1923 warehouse modifications include the construction of southeast corner rooms with wood-panel walls and the long straight concrete ramp that abuts the north wall. A large cotton scale is located near the east loading dock entrance. Concrete ramps at the 1955 and 1966 additions' northwest corners ameliorate grade differentials between warehouse sections. Near the 1966 addition's east wall, a steel spiral staircase with tubular-steel railings connects the basement and upper level. To the east, a straight run of steel steps with tubular-steel railings rise to the steel landing adjacent to the elevated walkway entrance. The walkway has a wood floor and painted wood-panel walls. Wood steps with tubular-steel railing provide access to the southwest corner of the mill's second floor.

Security Fence, between 1984 and 1997, circa 2008, noncontributing object

Tall barbed-wire-topped chain-link fences and gates secure the plant. Most of the north section of the fence is in the railroad right-of-way. Aerial photographs indicate that the north section was installed between 1984 and 1997. The remaining fences and gates were erected to prevent vandalism after the plant closed in 2008.

Integrity Statement

The Flint Mill No. 2 – Burlington Industries, Inc. Plant possesses integrity of location, setting, feeling, association, design, materials, and workmanship from its period of construction and historic modification to accommodate continued use. The 1923 mill and additions erected between 1950 and 1969 maintain original structural components, features, and finishes. Intact exterior elements include exposed concrete framing, concrete cornices punctuated by molded concrete eave brackets, and the striking full-height cast-stone streamlined classical south stair tower with a stepped pointed parapet, wide full-height pilasters, and two original multi-pane steel sash. Although all other sash have been removed, likely in conjunction with 1966 HVAC system installation, and the openings filled with redbrick-veneered concrete block, original slightly projecting concrete sills and curtainwall spandrels remain on the main block's west and north elevations and the northwest wing. The south elevation enclosures have the most uniform appearance due to sill and spandrel removal. Elsewhere, the pressed redbrick veneer contrasts in texture, color, and size with original brick and is pointed in a different manner, resulting in an incongruous aesthetic that obscures the 1923 design intent. The concrete structural elements of the long rectangular low-gable roofed monitor that illuminated the 1923 main block's second-story are intact. Likewise, the concrete-framed brick walls of the low-gable roofed square monitor that illuminated the picker room's second-story remain. The interior is characterized by a predominantly open plan with exposed and painted structural elements. The 1923 building features mushroom columns, formed-concrete floor slabs, triple-thickness pine and maple floors, and wide-board roof decking. The 1950, 1955, 1966, and 1969 additions have concrete-block walls, steel I-beams and posts, and pre-cast concrete roof panels. Single- and double-leaf steel doors and Kalamein doors remain throughout the mill. The 1923 warehouse enlarged in 1950, 1955, and 1966 is also substantially intact. Heavy-timber posts and beams, supplementary steel plates and round posts, and wood decking and ceiling boards support the 1923 section. The mid-twentieth-century additions employ the same building technology as the mill additions from the period. The 1966 addition's basement has a corrugated-metal ceiling. Brick, heavy-timber, concrete, and steel structural elements are exposed and painted. Kalamein doors, single-leaf steel doors, and corrugated-metal roll-up doors are intact. Updates in the mill and warehouse such as interior partition wall construction or removal are minimal in scope and occurred within the period of significance. Ongoing modification and expansion necessary to meet manufacturing and storage needs did not diminish the plant's integrity.

Statement of Archaeological Potential

A statement of archaeological potential for this property is not recommended. There are no archaeological sites recorded within the vicinity, and it is unlikely that archaeological deposits related to the early history and period of significance of the mill remain intact due to numerous subsequent renovations and additions at and around the property.

Section 8. Statement of Significance

The 1923 Flint Mill No. 2 – Burlington Industries, Inc. Plant, expanded through the 1960s, is locally significant under Criterion A for industry and Criterion C for architecture. The building was associated with two of the primary textile manufacturers that drove Gastonia's economic and physical growth during the twentieth century. The industrial concerns' contributions as manufacturers, employers, consumers of local goods and services, and taxpayers were enormous. Flint Manufacturing Company, organized in 1906, commissioned the construction of Gastonia's tenth textile mill, which commenced operation in August 1907. To increase capacity, the company erected a second factory south of the original plant on the opposite side of the Southern Railway line. When Flint Mill No. 2 was placed into service in 1923, the plants' combined spindleage was 35,712, making the company Gastonia's second-largest (by spindle quantity) textile manufacturer after Loray Mill. Approximately 450 workers, many of whom resided in the village surrounding the plant, produced combed cotton yarn at Flint Mills Nos. 1 and 2 in 1923. Textiles-Incorporated assumed management of Flint Manufacturing Company in 1931, acquired the concern in 1937, and sold it in March 1946 to Greensboro-based industrial conglomerate Burlington Mills, the nation's largest textile producer. Burlington Mills, which reorganized as Burlington Industries, Inc. in 1955, erected additions, replaced equipment, and installed HVAC systems in 1950, 1955, 1966, and 1969 in conjunction with company-wide modernization initiatives. Flint Mill No. 2 improvements bolstered production capacity and more than doubled the building footprint. Employment remained high, building improvements and equipment updates continued, and production escalated through the 1970s. The Flint Mill No. 2 – Burlington Industries, Inc. Plant's ongoing operation and high level of integrity reflects the textile industry's importance to Gastonia. Executed per the design of the Atlanta-based architectural and engineering firm Robert and Company, the building manifests significant twentieth-century advances in fire-resistant industrial building technology. Flint Mill No. 2 is one of only two Gastonia mills with a reinforced-concrete structural system comprised of mushroom columns and formed-concrete floor slabs. Intact exterior elements include exposed concrete framing, concrete cornices punctuated by molded concrete eave brackets, and the striking full-height cast-stone streamlined classical south stair tower. The interior is characterized by mushroom columns, formed-concrete floor slabs, triple-thickness pine and maple floors, and wide-board roof decking in the 1923 building and concrete-block walls, steel I-beams and posts, and pre-cast concrete roof panels in the 1950, 1955, 1966, and 1969 additions. The period of significance begins in 1923, when the first portion of the building was erected, and ends in 1972. Although the plant's industrial function continued after 1972, that period is not of exceptional significance.

Criterion A: Historical Background and Gaston County Textile Industry Context

North Carolina's early textile operations depended on waterpower, making locations along the Haw, Deep, and Catawba rivers, where slate formations create falls and rapids, ideal for manufacturing. German merchant Michael Schenck erected a sawmill, gristmill, and several ironworks in Lincoln County

before hiring ironworkers Absolom Warwick and Michael Beam to construct North Carolina's first cotton mill on a Catawba River bank east of Lincolnton in 1813. Only a few other entrepreneurs attempted textile manufacturing before the late 1820s, when the North Carolina legislature approved the incorporations of approximately fifteen new companies. It was not until the late 1830s that industrialists such as Charles Mallet, Francis Fries, John Motley Morehead, John Trollinger, Henry Humphreys, Benjamin Elliot, and Edwin Michael Holt capitalized on the piedmont's available sites, transportation, and labor force to establish textile mills. Henry Humphreys was the first North Carolina manufacturer to experiment with steam power, installing a system in 1828 at his Mt. Hecla Cotton Factory near Greensboro that inspired entrepreneurs including Edwin Michael Holt to invest in textile production.[8]

Gaston County, created in 1846 from Lincoln County, is bounded on the east by the Catawba River, which, along with the South Fork River, powered early commercial textile factories including Mountain Island Mill (1848), Woodlawn Factory (1852), and Stowe's Factory (1853). Manufacturing of all types burgeoned during the late nineteenth century due to transportation infrastructure improvements and technological advances such as the steam engine. The Atlanta and Richmond Air Line's 1873 extension of its line through Gaston County facilitated access to market centers and stimulated proximal residential, commercial, and industrial growth. Since the line was four miles south of Dallas, the original Gaston County seat, the railroad company built a warehouse and one-room stationmaster's dwelling near Shiloh Methodist Church and named the stop Gastonia Station. In June 1876, the Chester and Lenoir Narrow Gauge Railroad line reached Gastonia Station, further incentivizing development. In recognition of the community's rapid expansion, the General Assembly chartered the town of Gastonia in 1877.[9]

By 1880, the community of 236 residents included churches, two schools, myriad stores, and businesses such as the town's first successful newspaper, the *Gazette*. Within five years, entrepreneurs and investors, many from neighboring Mecklenburg County, had established eight Gaston County textile mills, none of which were in in Gastonia. However, Laban L. Jenkins, J. D. Moore, R. C. G. Love, John

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[8] Brent D. Glass, *The Textile Industry in North Carolina: A History* (Raleigh: North Carolina Department of Cultural Resources, Division of Archives and History, 1992), 4-10, 14; Carole Watterson Troxler and William Murray Vincent, *Shuttle & Plow: A History of Alamance County, North Carolina* (Burlington: Alamance County Historical Association, 1999), 345. "Humphreys" is also spelled "Humphries" in various sources, but as period documents use "Humphreys," that spelling is repeated here.

[9] In 1877, the Atlanta and Richmond Air Line was reorganized as the Atlanta and Charlotte Air-Line Railway. That concern and its parent company, the Richmond and Danville Railroad, were acquired by Southern Railway in 1894. The Chester and Lenoir became the Carolina and Northwestern Railway in 1897 and was acquired in 1940 by Southern Railway, now the Norfolk Southern Corporation. "Atlanta and Charlotte Air-Line Railway," and "Carolina and Northwestern Railway," https://www.carolana.com/NC/Transportation/railroads/ (accessed August 2021); Robert F. Cope and Manly Wade Wellman, *The County of Gaston: Two Centuries of a North Carolina Region* (Gastonia: Gaston County Historical Society, 1961), 1, 6, 107-108; Joseph Separk, *Gastonia and Gaston County, North Carolina, 1846-1946* (Gastonia, NC: Joseph Separk, 1949), 4-5, 83-84; Robert Allison Ragan, *The History of Gastonia and Gaston County* (Charlotte: Loftin and Company, 2010), 266; Ragan, *The Textile Heritage of Gaston County*, 405.

H. Craig, George A. Gray, T. W. Wilson, Robert H. Adams, William A. Robinson, and George W. Ragan capitalized on the thriving textile industry by organizing Gastonia Cotton Manufacturing Company in 1887. In February 1888, the concern engaged African American brick maker and mason Bill Howser of Charlotte to supply brick and build the mill walls. Employees at the steam-powered factory commenced spinning cotton yarn on 3,000 spindles in 1888 under the management of George A. Gray. Gastonia Cotton Manufacturing Company added 3,000 spindles in 1889. Gastonia's population burgeoned to 1,033 in 1890 and continued to grow as three more cotton mills—Trenton, Modena, and Avon—opened between 1893 and 1896. Ozark Mills was incorporated in 1899.[10]

The dawn of the twentieth century heralded the beginning of an era of sweeping social and economic change. Abundant employment opportunities fueled relocation from rural areas to rapidly growing towns. In early 1900, Gastonia's five cotton mills employed approximately 1,140 of the town's 4,610 residents. Merchant, banker, and Trenton Cotton Mills founder George Washington Ragan organized Arlington Cotton Mills, the first Southern company to manufacture fine combed cotton yarn, in January 1900. The following month, George A. Gray and John F. Love established Loray Mills. The concern commissioned prominent Boston engineering firm Lockwood, Greene and Company to design the five-story, brick, 350,000-square-foot factory completed in 1901 by Palmer, Massachusetts-based Flynt Building and Construction Company. Printed cotton cloth and sheeting were produced utilizing 1,650 looms and 60,000 spindles. The plant, one of the nation's largest textile factories, bolstered Gaston County's prominence in the textile industry. The population grew to 6,030 by 1904 as industrialists recruited laborers to build and operate factories. By 1906, Gaston contained thirty-six textile mills, more than any other Southern county, and the most looms and spindles in North Carolina. Nine Gastonia factories employed approximately four thousand workers, about half of the town's population. Fourteen daily passenger trains stopped in Gastonia.[11]

Industrial operations lined the railroad corridor. Flint Manufacturing Company, chartered on October 5, 1906 by George A. Gray, Laban F. Groves, Laban L. Jenkins, John R. Withers, James D. Moore, J. D. Ragan, and W. F. Kincaid, purchased a large tract adjacent to the Southern Railway line northeast of the town's center upon which to build a textile mill and houses for mill workers. Gray served as the

[10] Jenckes Spinning Company of Pawtucket, Rhode Island purchased Loray Mill in 1919, making it Gaston County's first textile concern to be owned by out-of-state investors. "Notice of Incorporation," *GG*, December 23, 1887, p. 3; "The Cotton Factory," *GG*, February 24, 1888, p. 3; "Cotton Mill," *Concord Times*, April 5, 1889, p. 2; Cope and Wellman, *County of Gaston,* 114-115, 125-126, 130; Ragan, *History of Gastonia*, 266-278; Separk, *Gastonia and Gaston County*, 6-5, 125, 151; Gastonia Commercial Club, *Illustrated Handbook of Gastonia, North Carolina* (Charlotte, Ray Printing Company, 1906), 18.

[11] Ten of the passenger trains operated on the Southern Railroad, formerly the Atlanta and Charlotte Air-Line Railroad, and four on the Carolina and Northwest Railroad, formerly the Chester and Lenoir Railroad. Davison Publishing Company*, The Blue Book*: *Textile Directory: United States and Canada* (New York: Davison Publishing Company, 1900), 121; *The Blue Book*, 1904, 132; Gaston County Board of Commissioners, *Some Facts about Gaston County, North Carolina* (Gastonia: Gaston County Board of Commissioners, 1905), 5; Cope and Wellman, *County of Gaston,* 136 and 140-141; Separk, *Gastonia and Gaston County*, 55; 13, 18-21*;* Ragan, *History of Gastonia*, 272-275, 359-364.

company's president. McAllister Brothers of Gastonia commenced constructing the two-story brick factory in late November 1906 and completed work in July 1907. Electricity provided by Southern Power Company powered the mill rather than steam. Operatives began spinning combed cotton yarn on 5,500 spindles in August under the direction of superintendent John R. Withers. Some employees and their families resided in thirty company-owned houses east and west of the mill. Mill village expansion and plant improvements were ongoing. In 1909, the company erected a school for mill workers' children and increased production capacity by adding 2,016 spindles. In March 1911, M. A. Griggs began constructing eleven houses and the company ordered 2,500 spindles.[12]

Gastonia, with 5,759 residents in 1910, was Gaston County's largest town and its social and economic hub. Thus, Gastonia replaced Dallas as the county seat in 1911. Flint Manufacturing Company continued to prosper. In 1912 the concern engaged C. M. Crowder to build eight dwellings for mill workers, installed card room machinery and 1,000 spindles, and constructed a large brick warehouse. In 1914, the concern commissioned J. E. McAllister to erect two sizable one-story additions to the mill, allowing for the 1915 installation of 11,500 spindles that doubled overall quantity to 23,088. Many of the plant's approximately three hundred employees resided in sixty dwellings near the mill. Women residing in the village organized a Betterment Association and advocated for the construction of a community house. In 1917, Flint Manufacturing Company erected a two-story, hip-roofed, brick, Colonial Revival-style building where social events took place, nurses provided medical care, and home economics instructors taught meal preparation, dressmaking, interior design, and gardening. The company sponsored picnics, day trips, holiday celebrations, an employee band, and a baseball team.[13]

Despite a slight economic downturn following World War I, rising textile demand precipitated the 1920 incorporation of seven Gastonia weaving and spinning mills, resulting in a total of forty-one such concerns in the city. Production increases at the city's cotton mills required more employees, fueling population rise to 12,871 by 1920. The Jenckes Spinning Company equipped Loray Mill with 90,000 spindles to manufacture yarn for Firestone Tire and Rubber Company tire fabric. At the Gray-Separk group of mills—Gray, Arrow, Parkdale, Myrtle, Arlington, and Flint—employees used 104,082 spindles to produce fine combed yarn. Flint Manufacturing Company, with 23,040 spindles, was the most sizable

[12] "The Flint Mill," *GG*, October 5, 1906, p. 3; *GG*, November 23, 1906, p.2; Gastonia Commercial Club, *Illustrated Handbook of Gastonia*, 22; "Gastonia's Newest Cotton Mill," *GG*, July 12, 1907, p. 2; *GG*, August 13, 1907, p. 3; *Evening Chronicle* (Charlotte), July 31, 1909, p. 5; "Adding 2,500 Spindles," *GG*, March 21, 1911, p. 4; *GG,* March 21, 1911, p. 7; Ragan, *History of Gastonia*, 194-195.

[13] Cope and Wellman, *County of Gaston*, 150, 163; "To Fill up Plant," *GG*, August 30, 1912, p. 1; "Flint," *Evening Chronicle*, November 9, 1912, p. 3; "Doubles its Equipment," *GG*, June 9, 1914, p. 8; "Textile Activity," *Charlotte News* (hereafter abbreviated *CN*); January 10, 1915, p. 4; "Earned 85 percent in 1914," *Durham Morning Herald*, March 12, 1915, p. 9; "Was an Error, it is Said," *GG*, March 30, 1915, p. 1; "Mr. Jenkin Donates Piano," *GG*, October 10, 1917, p. 1;"Gray-Separk Community Life Interesting, Varied," *CN*, December 1, 1929, p. 43; Ragan, *History of Gastonia*, 196-197.

of those operations and the fifth largest (based upon spindle quantity) in the city. Although each plant was a separate corporation, management and board leadership varied only slightly.[14]

In April 1920, the Gray-Separk group announced plans to expand the Flint plant with a second mill and to build a new factory, Arkray Mill, in west Gastonia. The Atlanta-based architectural and engineering firm Robert and Company designed the mills, both of which featured innovative reinforced-concrete structural systems. Flint Mill No. 2's plan allowed for future expansion at its east end. The general contractor, New York-headquartered Turner Construction Company, sent Massachusetts native Dwight M. Bartlett to Gastonia to oversee the work. Charlotte builder E. H. Clement Company was engaged to erect140 bungalows in the Arkray and Flint mill villages. Local residents were among the laborers, carpenters, and masons who commenced work in October 1920, beginning with warehouses and dwellings on each site. Progress was slow. Work ceased in 1921 due to building material shortages and funding deficits, resumed in fall 1922, and finished in fall 1923. When placed into service, Arkray Mill housed 12,576 spindles and Flint Mill Nos. 1 and 2's combined spindleage was 35,712, making the Flint plant Gastonia's second-largest (by spindle quantity) after Loray Mill. Flint Mill No. 2, built and equipped at an approximate cost of $250,000, housed 12, 672 ring spindles, 7,056 twister spindles, 46 cards, and 24 combs. Westinghouse Electric and Manufacturing Company supplied motors and Whitin Machine Works provided machinery. Around 450 workers produced combed cotton yarn at Flint Mill Nos. 1 and 2.[15]

In 1924, forty-three of Gaston County's ninety-four textile mills were located in Gastonia. Only two counties in the nation (both in New England) contained more spindles than Gaston County's 1,135,793, and only one of those counties generated more fine combed yarn. Flint Manufacturing Company's employees operated 77 cards and 37,756 spindles. At Loray Mill, workers utilized 326 cards, 126,384 ring spindles, and an undisclosed number of looms to generate tire fabric and cord. By 1930, Gaston County's 103 textile mills manufactured a wide variety of products including gingham, flannel, damask, and tire fabric; sheeting; mattress covers; labels; rayon yarn; hosiery; and ninety percent of the fine combed cotton yarn produced in the United States. Forty-two textile mills operated in Gastonia, which

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[14] Liston Pope, *Millhands and Preachers: A Study of Gastonia* (New Haven, CT: Yale University Press, 1942), 223; S. H. Hobbs Jr., *Gaston County: Economic and Social* (Chapel Hill: University of North Carolina, 1920), 18-22, 25; "Separk-Gray Chain Has More Than 100,000 Spindles In Active," *GG*, February 12, 1920, p. 1; "Gray-Separk Group," *Charlotte Observer* (hereafter abbreviated *CO*), March 2, 1928, p. 11.

[15] "Two More Mills for Gastonia," *CN*, April18, 1920, p. 17; "Gray-Separk Interests Announce Two Cotton Mills Costing $2,500,000," *GG*, April 17, 1920, p. 1; "Help Wanted," *GG*, October 15, 1920, p. 5; *GG,* October 22, 1920, p. 8; "Contractor Gets Job for 140 New Houses," *CN*, July 20, 1920, p. 13; "E. H. Clement Company," *CO*, September 11, 1921, p. 64; "Bartlett-Holman Wedding," *GG,* February 12, 1921, p. 8; "Good Record of Gaston County," *CO*, April 18, 1923, p. 7; "To Pass Six Million Mark," *Concord Daily Tribune*, January 3, 1923, p. 3; "Gray-Separk Group of Mills," *Southern Textile Bulletin*, November 1923, 74-76; "Another Gaston County Mill Starts Production," *Manufacturers' Record*, November 22, 1923, p. 78, Ragan, *The Textile Heritage of Gaston County*, 197, 200.

had 17,093 residents. Most concerns, including Flint Manufacturing Company, employed New York agents to market their goods.[16]

During the early 1930s, the textile industry faced challenges exacerbated by the Great Depression's onset. More efficient equipment and mechanization that transformed manufacturing operations led to employee layoffs. Job loss, decreased pay, and poor working conditions made unions more appealing. These factors set the stage for demonstrations across the South. In July 1932, approximately 360 workers from High Point's sixteen hosiery mills fought wage reductions by organizing a walk-out. Their protest inspired almost 15,000 North Carolina cotton, furniture, and hosiery mill laborers to do the same within a week. Demonstrators were quickly pacified, but other strikes followed. Two years later, around 65,000 North Carolinians were among approximately 400,000 laborers who forced plant closures throughout the southern United States during the three-week General Textile Strike of September 1934. All of Gaston County's 104 mills shut down for at least a few days. Although many Gaston County mill workers supported the effort, the specific nature of Flint mill employees' response is unknown. Many mill owners fired known union members and sympathizers. Union efforts were not in vain, however, as the Roosevelt administration's social and economic reform programs eventually resulted in the institution of a forty-hour work week and increased worker pay.[17]

In April 1931, the Gray-Separk, Myers, Armstrong, and Rankin groups of mills merged to create Textiles-Incorporated, then the nation's largest combed cotton yarn manufacturing concern, under the direction of Albert G. Myers and J. H. Separk. The company's assets valued at $17,000,000 included fourteen North and South Carolina factories containing 300,000 spindles as well as Hampton Textile, Inc. in Easthampton, Massachusetts. That plant, headed by Thomas McConnell, finished the yarn spun in the North and South Carolina mills. Flint Manufacturing Company remained an independent entity. Textiles-Incorporated marketed a wide range of yarn and fabrics during the 1930s, but struggled to realize a profit and was placed into an operating receivership managed by Albert G. Myers and R. Grady Rankin in June 1933 to facilitate debt consolidation. The receivership did not negatively affect production at Flint Mill Nos. 1 and 2 or other subsidiaries. Laban Jenkins and his heirs retained controlling interest in Flint Manufacturing Company until 1937, when Textiles-Incorporated purchased the concern. To reduce overhead in the late 1930s, Textiles-Incorporated sold assets including real estate. In June 1939, Flint

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[16] Davison Publishing Company, *Davison's Textile Blue Book: United States and Canada* (New York: Davison Publishing Company, 1925), 310; "Gastonia Leads Southern Cities in Number Cotton Mills," *CO*, November 21, 1926, Section 2, p. 2; Gastonia Chamber of Commerce, *Gastonia, North Carolina: Combed Cotton Yarn Center of America* (Gastonia: Loftin and Company, 1930); *The Fifteenth Census of the United States, Population, Volume III, Part 2* (Washington, D. C.: Government Printing Office, 1932), 367.

[17] Jacquelyn Dowd Hall, James Leloudis, Robert Korstad, Mary Murphy, Lu Ann Jones and Christopher B. Daly, *Like a Family: The Making of the Southern Cotton Mill World* (York: W.W. Norton and Company, 1987), 202-208, 217; Margaret Crawford, *Building the Workingman's Paradise: The Design of American Company Towns* (London and New York: Verso, 1995), 194-195; "Hosiery Mills to Open Today," *Asheville Citizen-Times*, July 28, 1932, p. 2; Ragan, *History of Gastonia*, 439-446.

Manufacturing Company announced plans to sell 143 houses in its mill village. Employees were offered the opportunity to purchase their residences, aided by company financing. Loray Mill, which also experienced depression-triggered financial difficulties during the early 1930s, reorganized in April 1935 as Firestone Cotton Mills, Inc., a Firestone Tire and Rubber Company subsidiary.[18]

Gastonia's population increased by almost twenty-five percent as the economy recovered from the Great Depression, numbering 21,313 by 1940.[19] Approximately 11,695 Gaston County residents served in the military during World War II, and those left behind were occupied with the war effort in a variety of ways, from participating in bond drives to filling vacant positions at mills and factories that accelerated their production to meet the needs of servicemen and women. America's goal to become "the arsenal of democracy" benefited large corporations—more than half of the $175 billion-worth of government contracts awarded between 1940 and 1944 went to thirty-three nationally-known firms who had demonstrated their capacity to produce large quantities of quality goods—as well as small businesses, finally remedying the high unemployment rates that lingered after the late 1930s recession. Industrial jobs rose by seventy-five percent in the South over the course of the war, with traditionally underemployed groups such as women, African Americans, and the elderly receiving invaluable education, training, and experience. Output soared after May 1943, when President Franklin D. Roosevelt established the Office of War Mobilization to coordinate a diverse array of support endeavors including manufacturing, scientific research, and agricultural production. Textiles-Incorporated's twenty-three plants employed approximately five thousand workers during the war. Flint Manufacturing Company's combed yarns were used to weave fabrics for U. S. Army and Navy uniforms. Firestone Cotton Mills, Inc. remained Gaston County's largest textile producer, supplying tire fabric to Firestone Tire and Rubber Company's Akron, Ohio, plant.[20]

Textile mill consolidation, which started before World War II, accelerated at the war's end. Gaston County contained 140 textile plants, sixty of which were in Gastonia, in 1946. In March, Textiles-Incorporated sold Flint Manufacturing Company to Greensboro-based industrial conglomerate Burlington

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[18] "Big Mill Merger is Given O. K. by Managing Bodies," *News and Observer* (Raleigh; hereafter abbreviated *NO*), April 15, 1931, p. 1; "Hampton Group is Final Link in Textile Chain," *CN*, June 28, 1931, p. 1; "Receivers for Textile, Inc. Are Appointed," *CN*, June 16, 1933, pp. 1 and 10. "Mill's Houses Will Be Sold," *CO*, June 4, 1939, p. 6; "Receivership Was Terminated," *CO*, January 23, 1941, p. 6; Ragan, *The Textile Heritage of Gaston County*, 198; "Papers in Deal are Filed," *CN*, April 3, 1935, p. 1.

[19] Truesdell, *Sixteenth Census of the United States: 1940, Population, Volume I*, 772; Thomas J. Fitzgerald, supervisor, *Sixteenth Census of the United States: 1940, Manufactures, 1939, Volume III* (Washington, D. C.: United States Government Printing Office, 1942), 745; Fred A. Gosnell, supervisor, *Sixteenth Census of the United States: 1940, Retail Trade, 1939, Part 3* (Washington, D. C.: United States Government Printing Office, 1941), 740.

[20] "Order Labor Election At Plants in Gastonia," *CO*, July 3, 1945, p. 7; Spencer B. King, Jr., *Selective Service in North Carolina in World War II* (Chapel Hill: University of North Carolina Press, 1949), 321; Marilyn M. Harper, et. al., *World War II and the American Home Front* (Washington, D. C.: The National Historic Landmarks Program, October 2007), 3, 13-16; Ragan, *History of Gastonia*, 462-463.

Mills, the nation's largest textile producer. Flint Mill Nos. 1 and 2 together employed 440 workers who operated 39,360 ring spindles, 13,000 twisting spindles, 90 cards, and 46 combs. Burlington Mills already had a Gaston County presence, as the concern had purchased Modena Cotton Mills and Ranlo Manufacturing Company in 1941. Flint Mill No. 2 workers continued spinning cotton yarn after the merger, but Flint Mill No. 1 was converted to rayon yarn production. Burlington Mills also acquired Cramerton Mills, which operated an expansive plant in Cramerton, in 1946.[21]

Gastonia textile mills increased capacity through the late 1940s, serving as an important catalyst in the city's post-war industrial expansion. Burlington Mills provided jobs and significant economic impact in Gaston County and elsewhere. By 1948, the company's 28,000 employees operated seventy-two plants in seven states as well as eleven in Australia, Canada, Columbia, Cuba, and Mexico. Products included cotton fabrics and yarn, industrial and transportation fabrics, ribbons, hosiery, and woven and knit underwear and outerwear. At the six Gaston County mills—Modena and Flint Mill Nos. 1 and 2 in Gastonia, Mays and Mayflower in Cramerton, and Ranlo in its namesake community—approximately 3,300 operatives produced rayon and cotton yarn and fabric on around 132,000 spindles and 1,000 looms in 1950. By 1951, Flint Mill No. 1's workforce had grown to 300, and Flint Mill No. 2's 280 workers spun combed cotton yarn under the direction of superintendent A. H. Thomas.[22]

Burlington Mills reported twenty-three million dollars in plant acquisitions and equipment improvements in 1950. Flint Mill No. 2 received new lighting, humidification, and heating systems; floor refurbishment; roof repair; a three-bay addition to the second story's east end; and a warehouse addition. The site was landscaped, parking lots and adjacent roads paved, and concrete sidewalks built. Burlington Mills reorganized as Burlington Industries Inc. in 1955, at which time its subsidiary and affiliated companies included Burlington Decorative Fabrics, Burlington Narrow Fabrics, Burlington Hosiery, Burlington International, Burlington Mills, Galey and Lord, Goodall Sanford, National Mallinson, Pacific Mills, and Peerless Woolen Mills. Burlington Industries also initiated a $2-million expansion and modernization program at four Gaston County plants in 1955. Flint Mill No. 2 was again expanded to the east, and Greenville, S. C.-based Fiske Carter Construction Company executed $300,000-worth of Flint Mill No. 1 improvements that included two additions, brick veneer, and air conditioning system installation.[23]

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[21] *Davison's Textile Blue Book, 1944,* 248; Gastonia Chamber of Commerce, "Gastonia, Gastonia," circa 1946; "Textile Plants in Large Number are Being Sold," *Asheville Citizen*, March 15, 1946, p. 12; "Two Textile Mills in Gastonia Sold," *CN*, February 20, 1946, p. 3; "Flint Textile Control Sold," *CO*, February 21, 1946, p. 8; "Burlington Mills Has Six Plants in Gaston County," *GG*, October 17, 1950, section G, p. 2; "Diversity keys growth of Textiles-Incorporated," *GG*, April 17, 1971, Section 8, p. 1; Ragan, *History of Gastonia*, 482-483; Ragan, *Textile Heritage of Gaston County*, 260.

[22] "Burlington Mills Has Six Plants in Gaston County," *GG*, October 17, 1950, section G, p. 2; Ragan, *Textile Heritage of Gaston County,* 198.

[23] Upon the 1956 completion of Flint Mill No. 1 improvement, the mill was renamed R. C. G. Love plant in honor of Burlington Industries executive J. Spencer Love's grandfather, a Gaston County textile pioneer. "New Overhead Blower Useful," *GG,* November 3, 1950, p. 11; "Road Paving Is Big Improvement," *GG*, December 13, 1950, p. 22l; "Construction

The 1950 census revealed only a slight population increase to 23,069 residents over the course of the previous decade, but the population burgeoned to 37,276 by 1960, fueled by industrial growth. Textile mills remained Gastonia's largest employers, tax payers, freight shippers, and power consumers. Burlington Industries expanded and updated facilities as production soared in the early 1960s. HVAC system installation and sizable manufacturing and warehouse additions were undertaken at Flint Mill No. 2 at a cost of approximately $700,000 in 1966. That year, Burlington Industries comprised thirty-two divisions and operated seventy-three North Carolina plants with around 33,000 employees. In 1969, Flint Mill No. 2's interior was refurbished and a $17,000 loading dock and $13,600 HVAC tower were erected by Salisbury contractor John Barger and Company.[24]

In 1971, Burlington Industries employed approximately 3,900 of Gaston County's 15,000 textile mill workers at eleven plants in Cherryville, Cramerton, Gastonia, Mount Holly, and Ranlo. The three Gastonia factories—Flint Mill No. 1, known as the R. C. G. Love plant since 1956; Flint Mill No. 2, which was then referred to simply as Flint; and Modena—produced spun yarn and fabrics for the company's Galey and Lord division. Despite plant closures and employee termination precipitated by losses resulting from the early 1970s recession, energy crisis, tariffs, and increased federal regulation, Burlington Industries attained its second-largest annual sales and earnings levels in 1976. The company upgraded facilities, increased capacity, and repurposed factories. Flint Mill No. 2 began producing yarn for corduroy fabrics in February 1978. Later that year, the four-million-dollar modernization of the W. G. Lord plant in Cramerton doubled the firm's finished corduroy production capacity. The company was the world's leading textile manufacturer in 1980, with approximately 67,000 employees, 30,000 of whom were in North Carolina, about 300 at Flint Mill No. 2.[25]

Authorized for More than $3 Million," *Daily Times-News*, January 29, 1951, p.2C; "Burlington Mills: $23,000,000 Plant Increase," *NO*, January 4, 1951; "Flint Employees Celebrate Anniversary with Outings," *GG*, May 10, 1951, p. 16; "Burlington Mills is Largest Synthetic Textile Producer," *ESC Quarterly*, Summer-Fall 1952, 95-96; A. C. Snow, "Burlington Project, Dream for 10 Years, Nears Reality," *NO*, January 31, 1954; "Business Notes," *NO*, February 3, 1955, p. 30; "Burlington Mills Changes Name as Leaders Meet," *GG*, February 5, 1955, p. 7; "Textile Mills Push 53 Dixie Projects," *CO*, March 12, 1955, p. 5B;"Construction Permits Climb," *GG*, July 13, 1955, p. 3; "Congratulations," *GG*, September 5, 1955, p. 13; *CN*, December 3, 1956, p. 13; Burlington Chamber of Commerce, "Let's Go to Burlington, North Carolina," ca. 1959; Ragan, *Textile Heritage of Gaston County,* 198.

[24] "Construction Opens Fast with $845,000 in Week," *GG*, January 11, 1966, p. 6; "Burlington to Build $4 Million Fabric Finishing Plant Here," *Rocky Mount Telegram*, March 17, 1966, pp. 1 and 13; "Burlington adds more dock space," *GG*, January 6, 1969, p. B1; Bob Hallman, "Mills," *CN*, December 16, 1969, pp. 1B and 4B.

[25] "Burlington continues lead, and "County makes 5th of nation's yarn," *GG*, April 17, 1971, Section 2, p. 1; "What's New in '72," *GG*, April 15, 1972, p. 78; "Burlington Industries Featured as Kiwanis 'Industry of Month,' " *Rocky Mount Evening Telegram,* February 18, 1977, p. 9; Don Bedwell, "Burlington Nears End of Employee Cutbacks," *CO*, February 5, 1978, p. 7B; Don Bedwell, "Burlington Betting $4 million or Corduroy," *CO*, September 7, 1978, p. 7B; "Industrial Development Commission Salutes Burlington Industries," *Rocky Mount Telegram*, October 16, 1980, p. 7; "Yarn Plant Announces New Schedule," *CO*, February 27, 1981, p. 2B.

Burlington Industries conveyed Flint Mill No. 1 to MFB Knitting Company in 1986. Parkdale Mills subsequently acquired and updated the mill to serve as its Plant No. 10. Parkdale Mills sold the property in 2012. B & B Recycling acquired the mill that year, demolished it in 2014, and sold the parcel, which remains vacant, in 2017.[26]

Burlington Industries' Galey and Lord division became an independent entity in 1987 and incorporated the following year. The Greensboro-based concern continued to produce yarn and cloth at six plants including Flint Mill No. 2. Corduroy demand waned in the 1980s, but the fabric enjoyed renewed popularity for apparel and home furnishings in the 1990s. Corduroy sales rose seven percent in 1993 and thirty percent in 1996. However, the late 1990s were a particularly challenging period for the American textile industry, as foreign manufacturers flooded the market with less expensive products. Intense competition within the domestic textile industry, rising raw materials costs, rapidly changing technology, and globalization negatively impacted the market for American textiles. More than seven thousand Gaston County textile mill workers were terminated between 1995 and 2000, resulting in a forty-one percent employment decline in the textile manufacturing sector. Diminishing product demand precipitated more plant closures during the early 2000s. Galey and Lord's mounting losses triggered bankruptcy filings in 2002 and 2004, when the concern reorganized as Swift Galey Corporation. Flint Mill No. 2 ceased operation in March 2008, rendering 250 workers jobless. Flint Partners LLC acquired the property on May 17, 2013 and conveyed it to 2625 North Davidson LLC, on May 18, 2016. 1910 Hunt LLC purchased the property on August 30, 2022.[27]

Criterion C: Textile Mill Architecture

Many of North Carolina's nineteenth-century textile producers adapted existing frame buildings to serve as their first mills. Such structures, which usually had rough-sawn wood floors and wood-shingle roofs, often resembled large residential or agricultural buildings as they were typically located in rural settings along the rivers and streams that generated their power. Edwin Michael Holt and William A. Carrigan's frame 1837 mill on Alamance Creek, was one of the piedmont's earliest sizable textile mills.[28] In the first purpose-built industrial buildings erected in the United States, engineers and architects strove to accommodate machinery in a manner that allowed for efficient access to power sources as well as maximum utilization of natural light and ventilation. By the mid-nineteenth century, "slow-burn"

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[26] Ragan, *Textile Heritage of Gaston County,* 198; Gaston County Deed Book 1791, p. 209; Deed Book 2739, p. 33; Deed Book 4611, p. 1564; Deed Book 4621, p. 1862; Deed Book 4939, p. 387; Gaston County GIS aerial photograph, 2014.

[27] "CRS-Gastonia Closing Plant, Leaving 200 People Jobless," *CO*, September 14, 2004, p. 3D; Kristen Valle, "In Gaston County, joblessness spreading," *CO*, August 22, 2008, pp. A1, A5. *International Directory of Company Histories*, Vol. 66 (St. James Press, 2004); Gaston County Deed Book 4674, p. 2306; Deed Book 4844, p. 1319; Deed Book 5361, p. 694.

[28] Betsy Hunter Bradley, *The Works: The Industrial Architecture of the United States* (Oxford: Oxford University Press, 1999), 16-17; Glass, *Textile Industry*,16-17.

masonry construction, with load-bearing brick walls, exposed heavy-timber framing, thick plank floors, gabled roofs, large operable windows and transoms, and metal fire doors predominated.[29]

During the late nineteenth century, steam and electric power availability encouraged factory movement to urban areas in close proximity to railroad lines and sizable potential employee pools. Mill and factory design evolved from a process whereby owners worked with builders who erected edifices based on mutually understood norms in a field dominated by professionally-trained engineers who rendered plans for industrial buildings and supervised their execution. Although the construction of durable, economical structures was the primary objective, variegated, patterned, and corbelled brick and cast-stone accents were employed as an inexpensive means of distinguishing buildings by increasing aesthetic interest. Expressed pilasters, stringcourses, water tables, window sills, arched door and window lintels, and exterior stair towers enhanced visual appeal while serving important structural functions. Stair towers were often the most ornate elements of an industrial complex, featuring complex roofs and decorative masonry.[30]

Standards imposed by machinery manufacturers and insurance companies also guided industrial architecture's evolution during the late nineteenth century. In order to minimize fire risk, stairwells, which could serve as conduits for fire movement between floors, were located in projecting stair towers. Brick interior walls and galvanized-sheet-metal-clad, solid-core-wood doors, known as kalamein doors, separated the mill sections where fires might start or spread rapidly. These heavy doors would automatically close in the case of a fire, as the heat would melt a soft metal link in the door's counterweight assembly and the door would slide shut on the sloped metal track. As an additional precaution, water reservoirs and elevated water tanks supplied automatic sprinkler systems in many industrial complexes. In order to achieve sufficient altitude to pressurize the sprinkler system, tanks needed to be at least twenty-five feet higher than sprinkler heads and were thus typically housed on the upper floor of stair towers or mounted on freestanding steel frames.[31]

During the twentieth century's first decades, architects and engineers continued to plan manufacturing complexes that were similar in appearance to earlier industrial buildings. However, new materials, technology, and forms manifested efficiency, modernity, and economic progress. Mill and factory designers specified steel and reinforced-concrete columns, posts, and beams in conjunction with brick, concrete, terra cotta block, or tile curtain walls that provided structural bracing but did not carry any weight. Bands of steel-frame multipane windows and roof monitors provided workers with abundant

[29] Sara E. Wermiel, "Heavy Timber Framing in Late-Nineteenth-Century Commercial and Industrial Buildings," *APT Bulletin: Journal of Preservation Technology*, Volume 35, No. 1, 2004, 56.

[30] Bradley, *The Works*, 15-21, 230-234; Glass, *Textile Industry*, 38.

[31] Glass, *Textile Industry*, 38; John A. Collins Jr., "Extinguishing Textile Mill Fires," *Textile World*, March 4, 1922, p. 81.

light and ventilation. Steel truss roof systems spanned open interiors that accommodated sizable equipment and allowed for flexibility as manufacturing needs changed.[32]

Although structural systems for some late-nineteenth-century industrial buildings included cast-iron or wrought-iron columns or steel posts and beams, high cost greatly limited the materials' use until the early twentieth century. The ability to withstand the weight and vibrations of heavy machinery without failing contributed to the widespread use of structural-steel construction by the 1910s, as did the ease of fabricating framing systems from standard factory-generated parts. Typical elements include I-, T-, H-, and box-shaped beams and posts; round columns; reinforcing plates; and angles, which serve as braces, tension members, struts, or lintels. Steel components could be riveted together, creating strong connections, and tended to be smaller and lighter than heavy-timber or iron framing members. This allowed for wider and taller buildings with more square footage for equipment. The popularity of flat roofs and sizable roof monitors also resulted in structural-steel framing prevalence. In order to reduce oxidation and achieve fire resistance, steel members were coated with fire-retardant paint; sprayed with a thin mixture of cement, sand, and water called gunite; or encased in concrete.[33]

Concrete construction technology also improved during the early twentieth century. Engineer Claude A. P. Turner patented a structural system comprised of reinforced-concrete mushroom columns and concrete floor slabs in 1908 after utilizing it in his plans for Minneapolis's 1906 Johnson-Bovey Building. He then designed the first American bridge supported by the columns, which carried Lafayette Avenue over the Soo Line in St. Paul, Minnesota. The Cameron Avenue Bridge over Falling Branch Creek in Winston-Salem, completed in 1920, possesses statewide engineering significance as North Carolina's only such structure employing reinforced-concrete mushroom columns to carry a concrete slab span. The technology, which required fewer vertical support members due to reinforced-concrete's strength, was often used in mill construction as it was economical, fire-resistant, and allowed for more open interiors. Early North Carolina examples include Winston-Salem factories such as those erected by R. J. Reynolds Tobacco Company beginning in 1915 and the six-story knitting mill that P. H. Hanes Knitting Company built in 1921. Flint Mill No. 2 and Arkray Mill in Gastonia, both completed in 1923 per the design of the Atlanta-based architectural and engineering firm Robert and Company, appear to be the only Gastonia textile mills to manifest this technology.[34]

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[32] Bradley, *The Works*, 144-147.

[33] Ibid.

[34] As construction drawings for the Cameron Avenue Bridge have not been located, the engineer is unknown. However, R. J. Reynolds Tobacco Company commissioned the bridge's construction as part of its development of the surrounding neighborhood for its employees. J. E. Sirrine and Company, architects and engineers of many of the company's structures, specified mushroom columns for buildings erected during that period. A. S. Macolmson, "The Mushroom System of Reinforced Concrete Building Construction," *Engineering-Contracting*, September 4, 1907, p. 137; Lichtenstein Consulting Engineers, Inc., "Bridge ID No. 330373," North Carolina Department of Transportation Historic Bridge Inventory Report, 2003; Nannie M. Tilley, *The R. J. Reynolds Tobacco Company* (Chapel Hill: University of North Carolina Press, 1985), 307; *Manufacturers' Record*, August 26, 1915 and October 14, 1915.

Albert Kahn was one of only a few American architects who specialized in industrial building design during the early twentieth century. In many of his commissions, traditional load-bearing walls were replaced with curtain walls containing large steel-frame windows, and monitor roofs provided illumination and ventilation. His office supplied factory plans to hundreds of American industrialists including automobile manufacturers Packard, Chrysler, Ford, and General Motors, as well as for international clients. At the Packard Motor Car Company Forge Shop (1910) in Detroit, Kahn used a steel structural frame to support a traveling crane mounted to the roof trusses and glass curtain walls to allow for maximum light and air circulation. He minimized the exterior walls' bay articulation by specifying narrow steel columns of about the same size as steel window sashes. Kahn's firm continued to employ bands of steel windows in conjunction with masonry or concrete screens to conceal steel structural framing in edifices such as the Industrial Works (circa 1915) in Bay City, Michigan. The firm's design for the Dodge Half-Ton Truck Plant in Detroit, completed in 1937, was a much more sophisticated building with tall glazed curtain walls reminiscent of Walter Gropius's Bauhaus School (1926) in Dessau, Germany.[35] Gropius's streamlined design for the 1911 Fagus Factory in Germany, which features steel-frame multipane curtain walls, was also internationally influential.[36] Such structural systems are prevalent in industrial buildings erected through the mid-twentieth century.

Modernist architectural principles such as simplicity, efficiency, affordability, and intrinsic material expression were inherently applicable to industrial buildings. Industrial architecture continued to reflect these tenets as the twentieth century progressed. Building materials and labor were in short supply during World War II, but when construction resumed after the war's end, steel and reinforced-concrete industrial edifices with masonry (brick, tile, or concrete) curtain walls predominated. Fire-resistant corrugated metal and asbestos panels were often used as warehouse sheathing. Existing window openings were filled with brick, roof monitors removed, and windows in new construction decreased in size and number as central air conditioning, humidification, and ventilation systems were installed during the 1960s. Artificial lighting replaced natural light sources.

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[35] "Art: Industrial Architect," *Time*, August 8, 1938; Bradley, *The Works: The Industrial Architecture of the United States*, 248, 248-258.

[36] Gropius, the highly influential founder of the German design school known as the Bauhaus, which operated from 1919 until 1933, taught at Harvard's Graduate School of Design beginning in 1937. Bradley, *The Works*, 250; Henry-Russell Hitchcock Jr. and Philip Johnson, *The International Style: Architecture since 1922* (New York, W. W. Norton & Company, 1932, 20; Henry-Russell Hitchcock Jr., *In the Nature of Materials: The Buildings of Frank Lloyd Wright, 1887-1941* (New York: Da Capo Press, Inc., 1942), 52, 92-93, Figures 99 and 328-338; Historic New England "Gropius House," http://www.historicnewengland.org/visit/homes/gropius.htm (accessed in August 2021).

Gastonia Textile Mills

Gastonia's rapid late nineteenth- and early twentieth-century industrial growth greatly influenced the city's development. To take advantage of lower land prices and allow for unfettered expansion, industrialists typically erected mills and worker housing on the town's outskirts. These complexes evolved over time. In the context of a 2017 environmental review project, Mattson, Alexander and Associates, Inc. determined that Flint Mill No. 2, Groves, McAden No. 2, and Modena mills were eligible for listing in the National Register of Historic Places. In addition to intensively investigating the three aforementioned mills within the road improvement project's area of potential effect, the consultants conducted a windshield survey of other Gastonia textile mills to verify the status of twenty-five plants shown on the 1922, 1930, and 1950 Gastonia Sanborn maps. They reported that eleven plants of that sample had been demolished and five—Holland, Osceola, Pickney, Rankin, and Ridge—had been extensively altered. Seven mills—Arkray, Avon, Dixon, Hanover, Seminole, Victory, and Winget—all have brick-filled windows and sizable additions, most erected in the mid-twentieth century. The remaining two mills—Loray and Trenton—have been recently renovated. The first phase of the 1901 Loray Mill's (NR 2001) $39-million rehabilitation, which created 190 apartments and commercial and amenity space, was finished in 2015. The renovation of Trenton Mill (NR 2020), built in 1893, to provide eighty-five apartments neared completion in late fall 2022.[37]

Flint Mill No. 2 and Arkray Mill, both completed in 1923 per the design of the Atlanta-based architecture firm Robert and Company, appear to be the only Gastonia textile mills with reinforced-concrete structural systems comprising mushroom columns and formed-concrete floor slabs. Priscilla Spinning Company, incorporated in 1920, engaged Watson Engineering Company of Cleveland to erect a three-story mill with a reinforced-concrete, concrete slab, and steel structural system in the neighboring town of Ranlo. Like Flint Mill No. 2 and Arkray Mill, the 1923 building has exposed concrete framing and large brick-filled window openings.[38] At each plant, the brick, concrete, and steel mills and mid-twentieth-century additions are characterized by functionalist building form, massing, expressed structure, minimal embellishment, and open plans with fenestration dictated by spatial use. Modernization initiatives enhanced the work environment, bolstered production capacity, and precipitated the evolution of industrial building design.

The Flint Mill No. 2 – Burlington Industries, Inc. Plant is particularly significant in the context of Gastonia's surviving historic textile mills as it manifests myriad twentieth-century advances in fire-

[37] Mattson, Alexander and Associates, Inc., "Historic Structures Survey Report: Widen I-85 from US 321 to NC 273 and Improve Existing Interchanges, Gaston and Mecklenburg Counties, North Carolina," May 2017, 101-105, 187; Dave Baity, "Modern use found for historic mill," *CO*, March 1, 2015, p. L1; "Trenton Mill Lofts," https://livetrentonmill.com/ (accessed August 2021).

[38] "Another Million Dollar Cotton Mill," *GG*, February 9, 1920, p. 1; "Priscilla Mill Contract is Let," *GG*, May 19, 1920, p. 4; "Mayes Resigns as Priscilla President," *CO*, December 29, 1923, p. 3.

resistant industrial building technology. Original structural components, features, and finishes are remarkably intact in all construction phases. The 1923 mill exterior is characterized by exposed concrete framing, concrete cornices punctuated by molded concrete eave brackets, and a striking full-height cast-stone streamlined classical south stair tower with a stepped pointed parapet, wide full-height pilasters, and two original multi-pane steel sash. Interior structure comprises mushroom columns, formed-concrete floor slabs, triple-thickness pine and maple floors, and wide-board roof decking. The 1950, 1955, and 1966 additions have concrete-block walls, steel I-beams and posts, and pre-cast concrete roof panels. Single- and double-leaf steel doors and Kalamein doors remain throughout the mill. Interiors are predominantly open with exposed and painted structural elements. The 1923 warehouse enlarged in 1950, 1955, and 1966 is also substantially intact. Heavy-timber posts and beams, supplementary steel plates and round posts, and wood decking and ceiling boards characterize the 1923 section. The mid-twentieth-century additions employ the same building technology as the mill additions from the period. Brick, heavy-timber, concrete, and steel structural elements are exposed and painted. Kalamein doors, single-leaf steel doors, and corrugated-metal roll-up doors are intact.

Robert and Company

Civil engineer Lawrence Wood Robert Jr. (1887-1976), a Monticello, Georgia, native and 1908 Georgia Institute of Technology graduate, established Robert and Company in 1917. The prolific firm's oeuvre ranges from industrial, institutional, municipal, educational, commercial, religious, recreational, and U.S. military operations buildings to airports and infrastructure systems throughout the United States and in the Middle East and Europe. In 1933, President Franklin Delano Roosevelt appointed Robert to serve as undersecretary of the Treasury in charge of public works. Robert and Company is said to have supplied architectural and engineering services for ninety percent of the industrial buildings erected in the South during the 1930s. Over the course of the decade, as the country rebounded from the Great Depression, Robert and Company-designed projects valued at $350-million were constructed in 250 municipalities in thirty-seven states. The firm was engaged by the U.S. Army Corps of Engineers to provide design and construction management services during World War II. In 1957, Robert and Company, with 240 employees, became the largest Southern architectural and engineering firm. Mid- to late-twentieth century Georgia commissions include Grady Memorial Hospital (1958), the Atlanta Civic Center (1968), Hartsfield Jackson Atlanta International Airport, and buildings at Callaway Gardens and on the campuses of Emory University and the Georgia Institute of Technology. Robert and Company maintains offices in Atlanta and Jacksonville, Florida.[39]

In addition to Flint Mill No. 2 and Arkray Mill, Robert and Company's Gastonia commissions included the brick-veneered Classical Revival-style one-story cafeteria and two flanking two-story dormitories

[39] "History of Robert and Company," https://www.robertandcompany.com/History.html (accessed August 2021); Bill King and Sam Hopkins, "Chip Roberts is Dead at 88," *Atlanta Constitution*, June 10, 1976, pp. 1A and 20A.

(one for women and one for men) that were built in the Loray Mill village by the E. H. Clement Company of Charlotte in 1920. The no-longer-extant complex had a reinforced-concrete structural system. Jenckes Spinning Company subsequently engaged Robert and Company to design the $290,000, five-story, 170,000-square-foot Loray Mill addition completed by Atlanta-based Aberthaw Construction Company in September 1923. The structural system encompasses brick walls, round cast-iron posts, heavy-timber beams with chamfered edges, triple-thickness wood floors, and wide roof decking boards. Robert and Company also designed the 1924 Wade Manufacturing Company mill in Wadesboro, built by Thompson and Company of Charlotte, which has an exposed concrete superstructure.[40] Thus, Flint Mill No. 2 is one of only three Robert and Company commissions identified in Gastonia and one of only two extant there.

[40] "Loray Mill Will Use Dormitories,"*CN*, September 30, 1919, p. 2; "Loray Mill Will Have Large Number Spindles," *CO*, September 2, 1923, p. C7; "Loray Mills Dormitory and Cafeteria," undated photograph, Millican Pictorial History Museum, Belmont, NC; "Thompson Bros. to Build 150 Houses," *CO*, July 13, 1923, p. 5: "Mill Begins Operation," *NO*, August 21, 1924, p. 2.

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Section 10. Geographical Data

Verbal Boundary Description

The Flint Mill No. 2 – Burlington Industries, Inc. Plant National Register boundary encompasses the 6.92-acre Gaston County tax parcel number 3556728440 except for the very small (0.02-acre) triangular piece of land across Separk Circle from the east mill parking lot's northeast corner. The boundary also includes a 0.76-acre portion of the north lawn that ranges in width from forty-two feet at the parcel's northeast corner to sixteen feet at its southwest corner. This area, part of the railroad's two-hundred-foot right-of-way south of the tracks, has always been associated with the mill and is an important part of its setting. Most of the north section of the tall barbed-wire-topped chain-link fences and gates that secure the plant is in the railroad right-of-way. The boundary is indicated by the bold line on the enclosed map. Scale: one inch equals approximately one hundred feet.

Boundary Justification

The 7.66-acre National Register boundary encompasses all of the property historically and currently associated with the Flint Mill No. 2 – Burlington Industries, Inc. Plant, except for the very small and superfluous piece of land to the east.

United States Department of the Interior
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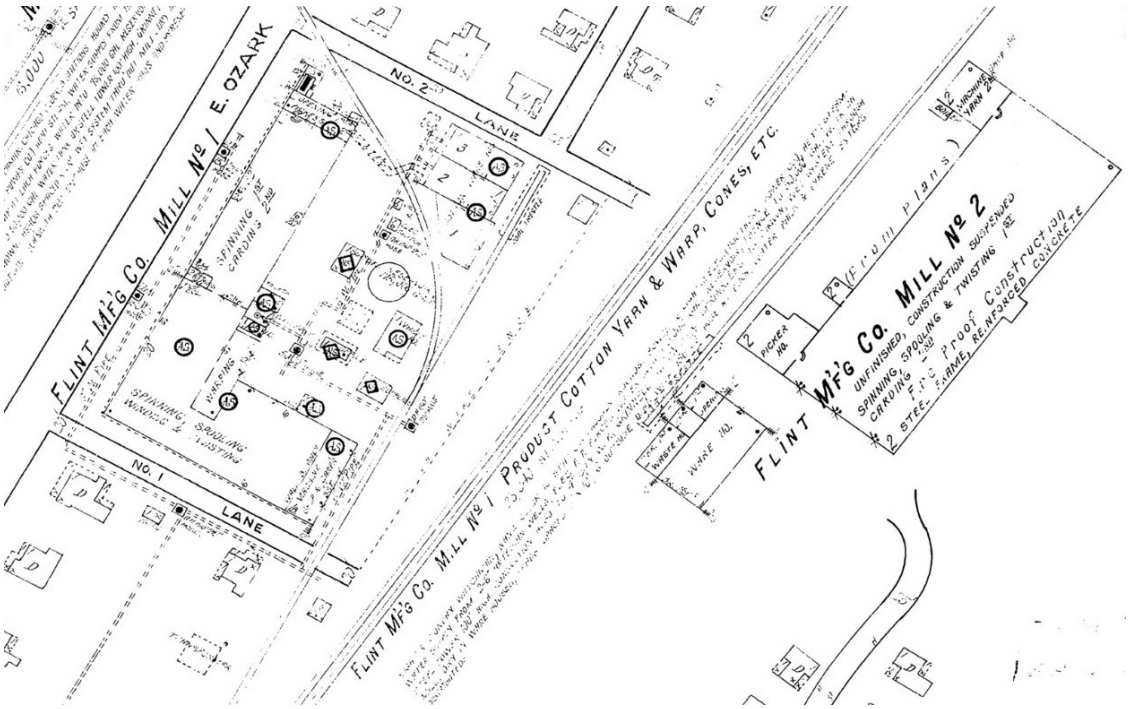
National Register of Historic Places Continuation Sheet

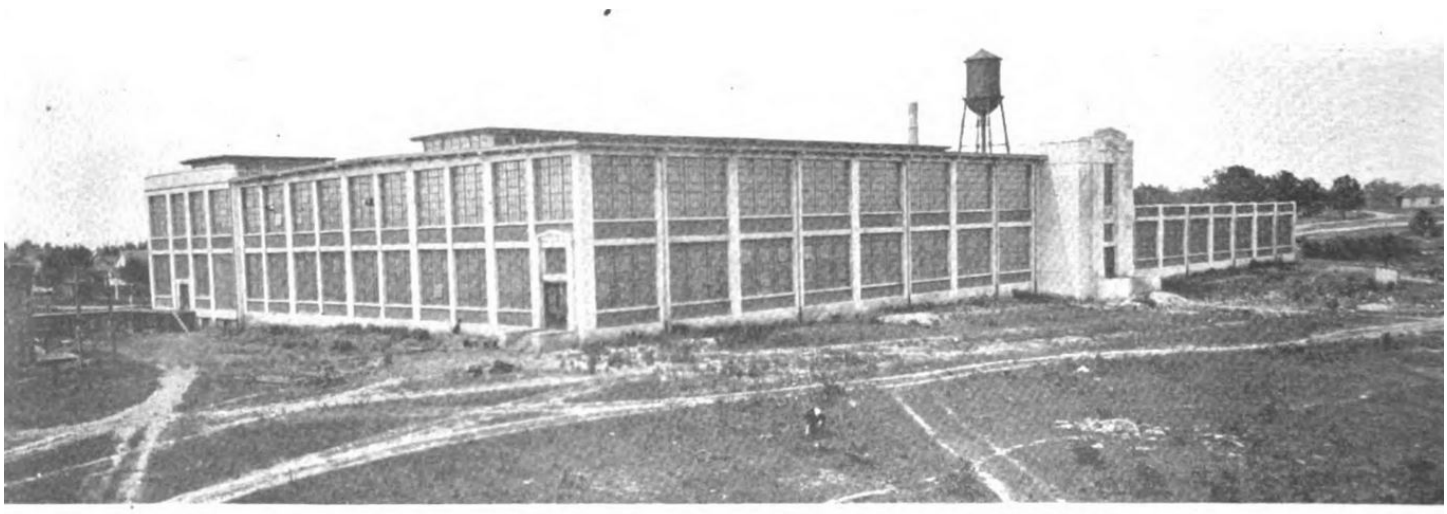
Section number Images Page 33

Flint Mill No. 2 – Burlington Industries, Inc. Plant
Gaston County, NC

Documentary Images



Sanborn Map Company, "Gastonia," June 1922, Sheet 28 (above)
Flint Mill No. 2 southwest oblique, *Manufacturers' Record*, November 22, 1923, p. 78 (below)



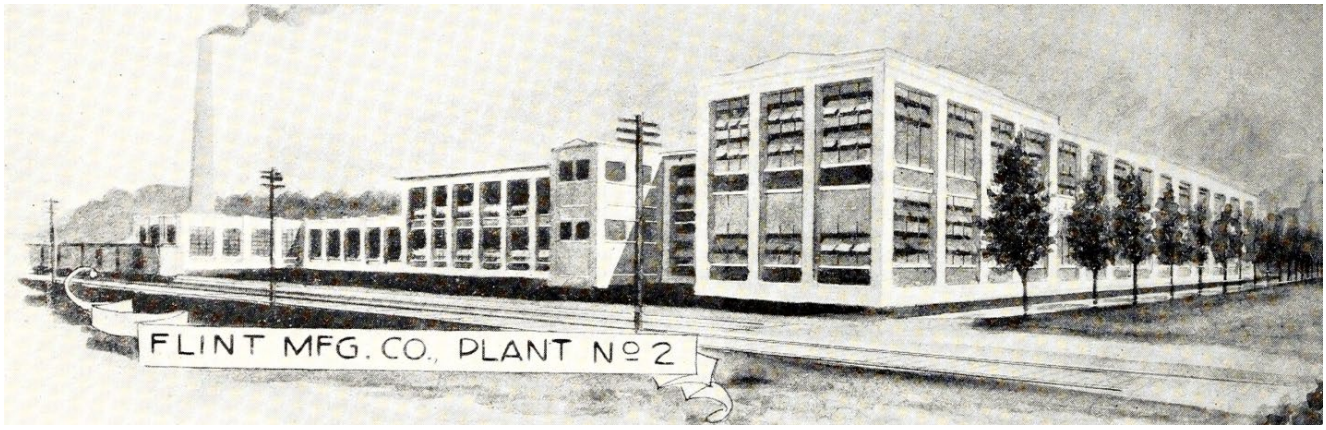
FLINT MANUFACTURING COMPANY PLANT RECENTLY PLACED IN OPERATION.

United States Department of the Interior
National Park Service

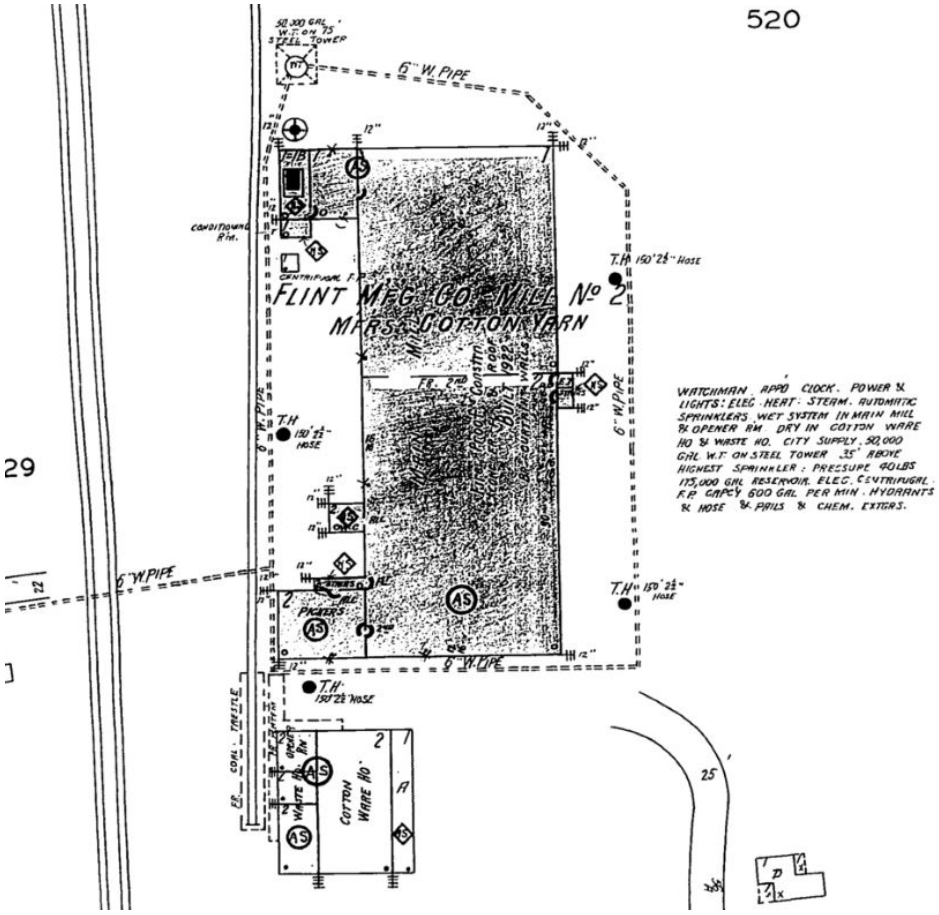
National Register of Historic Places Continuation Sheet

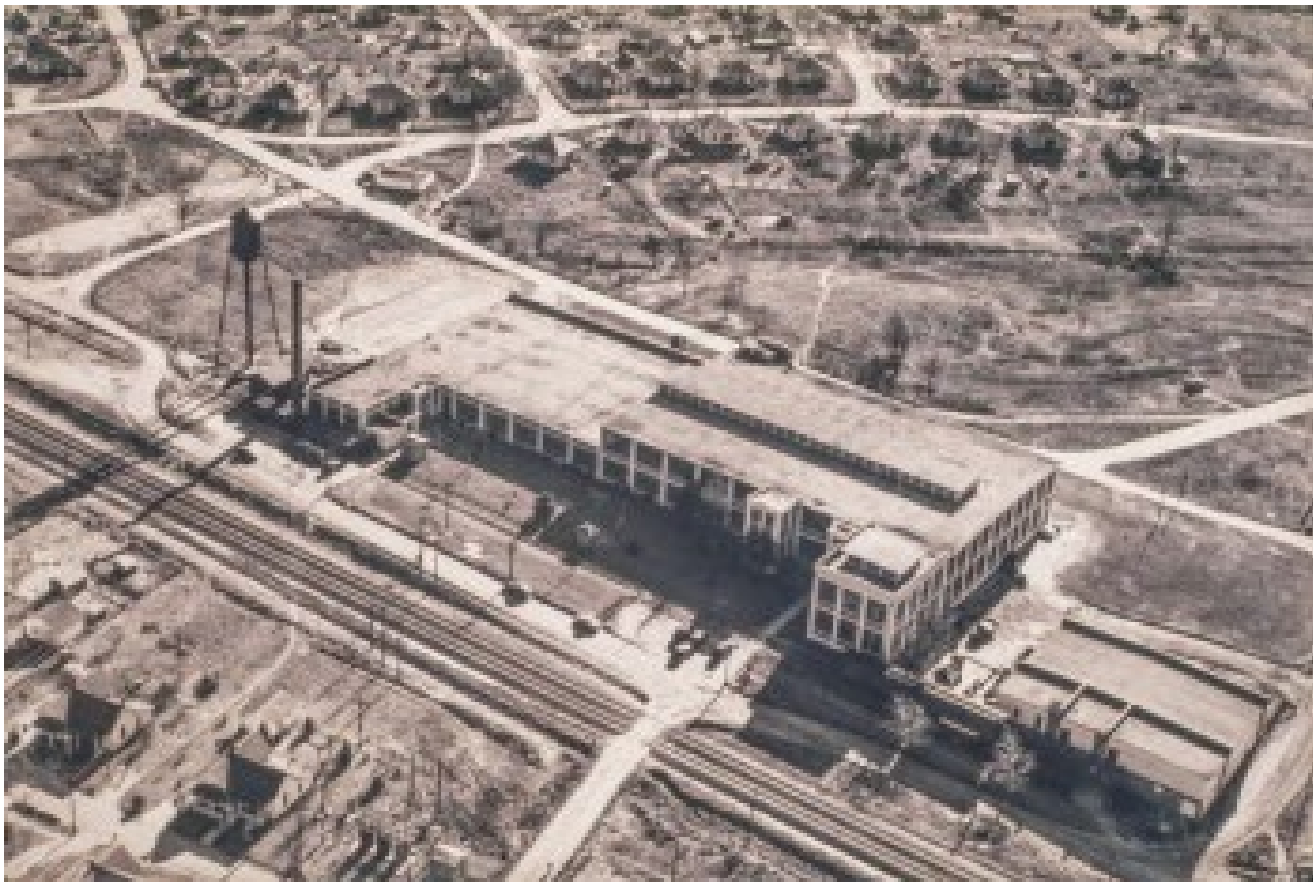
Section number Images Page 34

Flint Mill No. 2 – Burlington Industries, Inc. Plant
Gaston County, NC



Flint Mill No. 2, northwest oblique, "Gray-Separk Group of Mills," *Southern Textile Bulletin*, 1923 (above)
Sanborn Map Company, "Gastonia," March 1930, Sheet 44 (below)





Flint Mill No. 2, northwest oblique, image 04995_pf1120_0007, undated (circa 1946-1949) Burlington Industries, Inc. Records #4995, Southern Historical Collection, Wilson Library, University of North Carolina at Chapel Hill (below)

Flint Mill No. 1 (foreground) and Flint Mill No. 2, 1959, photograph in Robert Allison Ragan, *The Textile Heritage of Gaston County, North Carolina, 1848-2000* (Charlotte: R.A. Ragan and Company, 2001), 194

Photographs

The following photographs were taken by Heather Fearnbach, 3334 Nottingham Road, Winston-Salem, NC, on August 24, 2021. Digital images located at the North Carolina SHPO.

1. South elevation, looking northeast (above) and 2. south entrance (below)

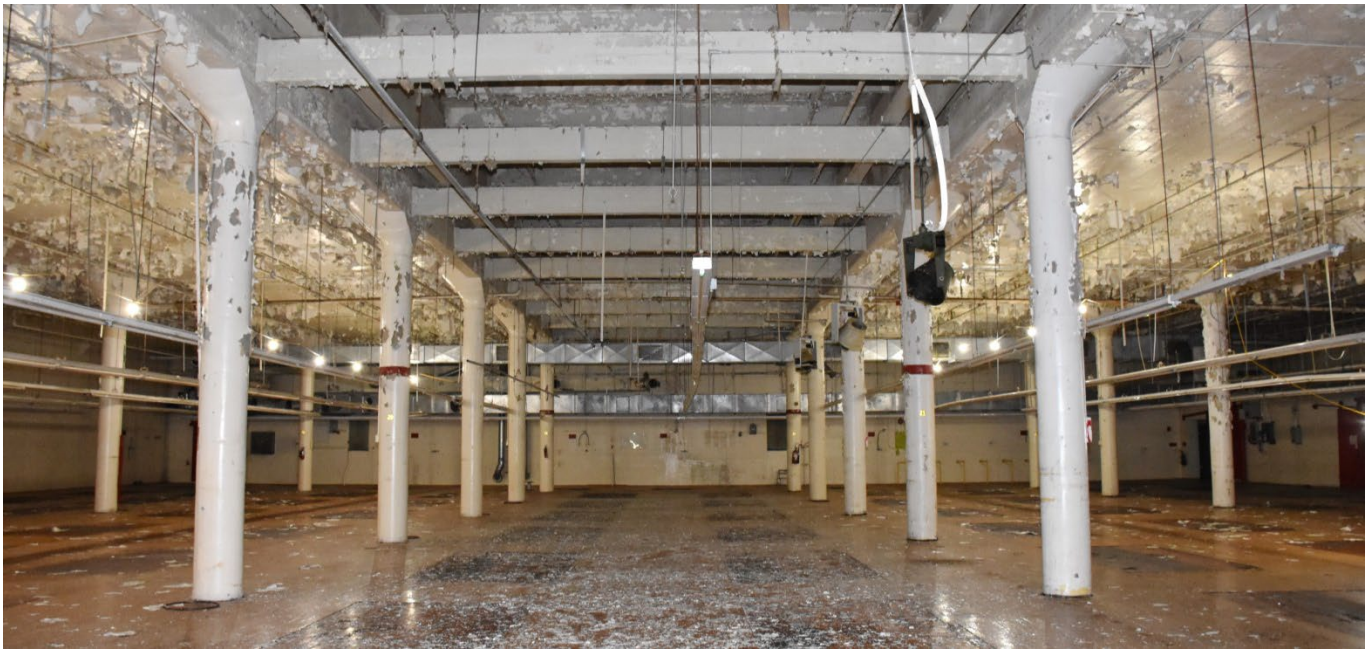
3. South elevation, looking northeast (above) and 4. northeast oblique (below)

5. North elevation, looking southeast (above) and 6. southwest (below)

United States Department of the Interior
National Park Service

National Register of Historic Places Continuation Sheet

7. West elevation, looking southeast (above) and 8. 1923 first floor, looking east (below)



9. 1923 second floor, looking west (above) and 10. 1966 warehouse, looking west (below)

11. 1923 warehouse, looking southeast (above) and 12. 1966 addition, looking northeast (below)

13. 1923 warehouse, east elevation, and 1969 loading dock (above) and
14. 1923 warehouse, looking east (below)

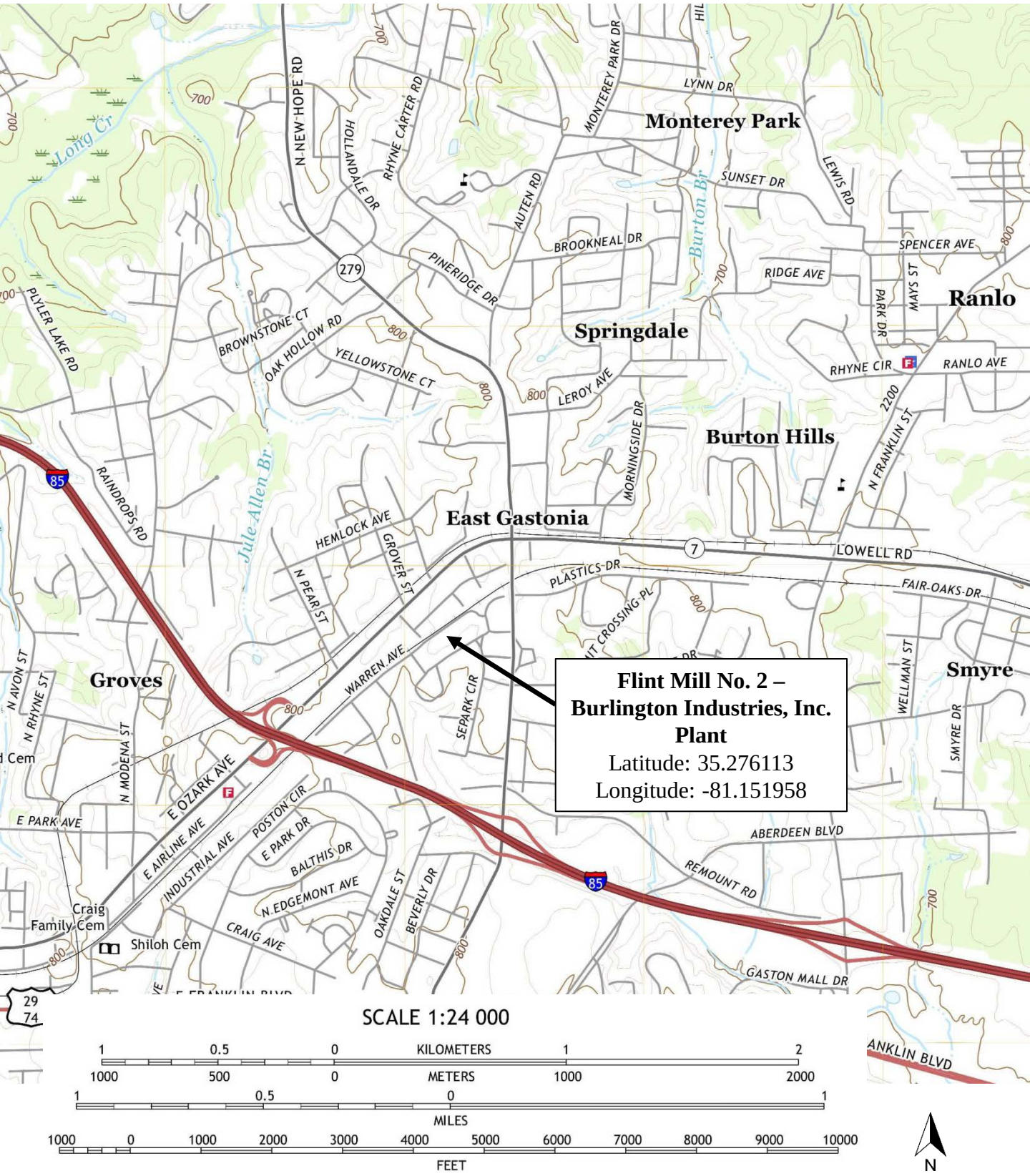
15. 1955 warehouse, looking east (above) and 16. 1966 warehouse, looking east (below)

Property Owner (continued)

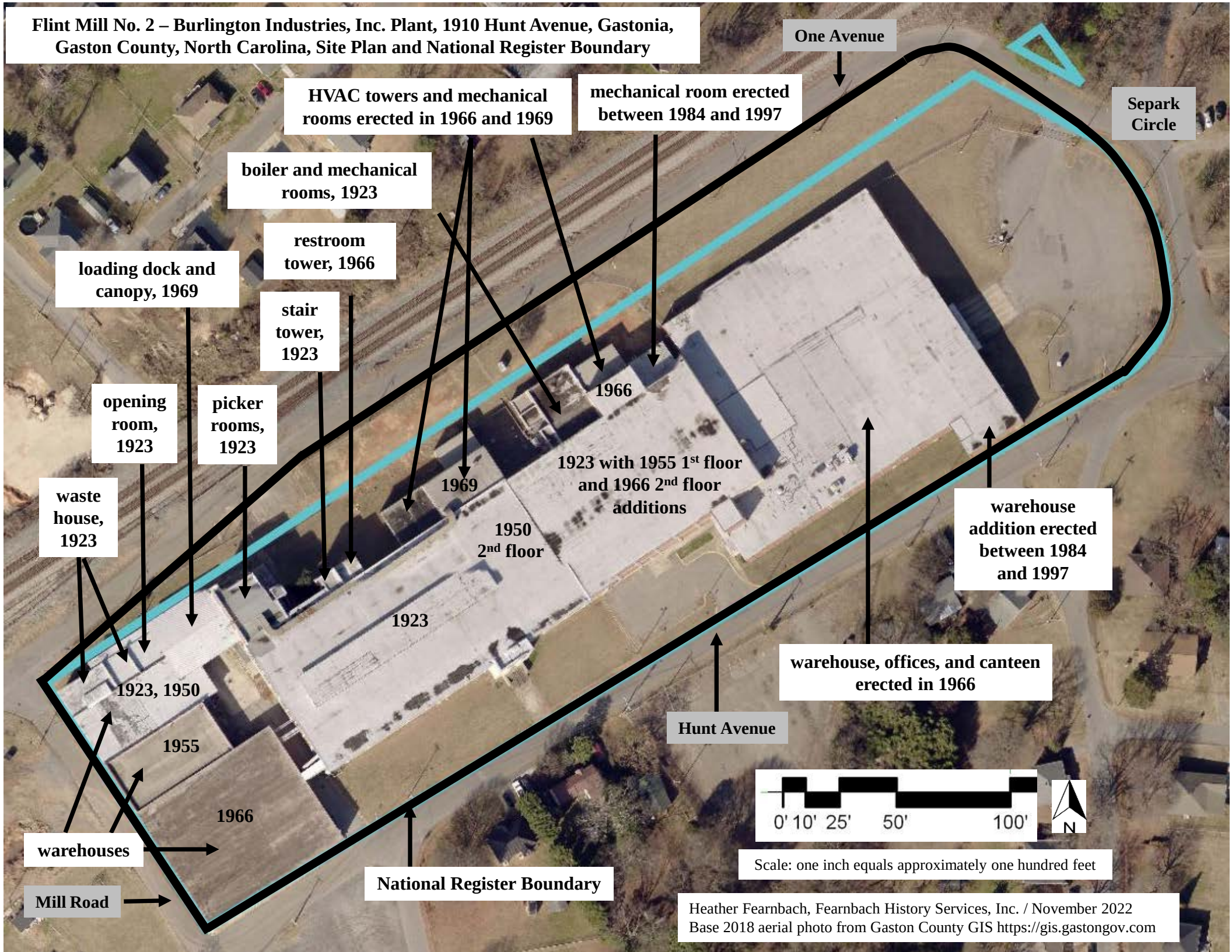
Norfolk Southern, c/o Steven Bray, Roanoke region real estate manager
209 Shenandoah Avenue NE
Roanoke, VA 24016
540-524-4909

Flint Mill No. 2 – Burlington Industries, Inc. Plant
1910 Hunt Avenue, Gastonia
Gaston County, North Carolina

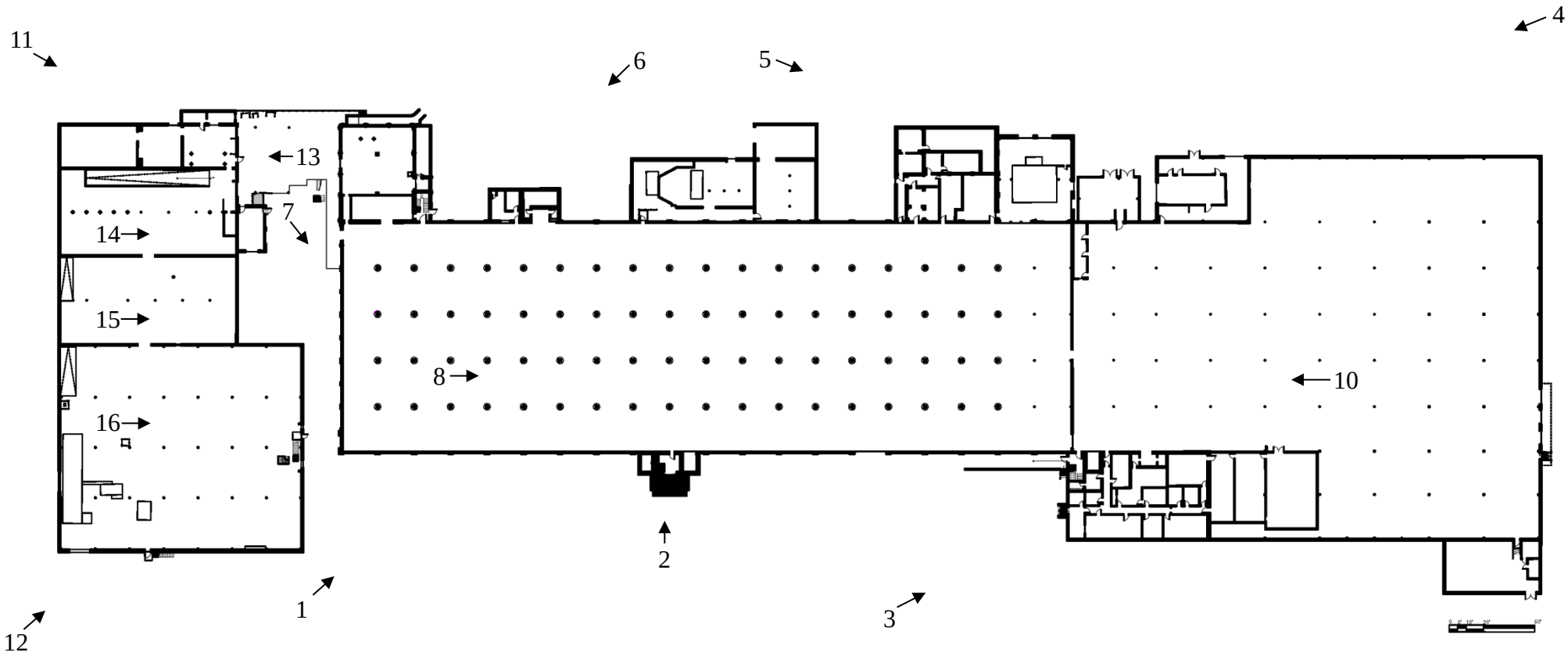
U. S. Geological Survey
Gastonia North Quadrangle, 2019



Heather Fearnbach, Fearnbach History Services, Inc. / October 2021

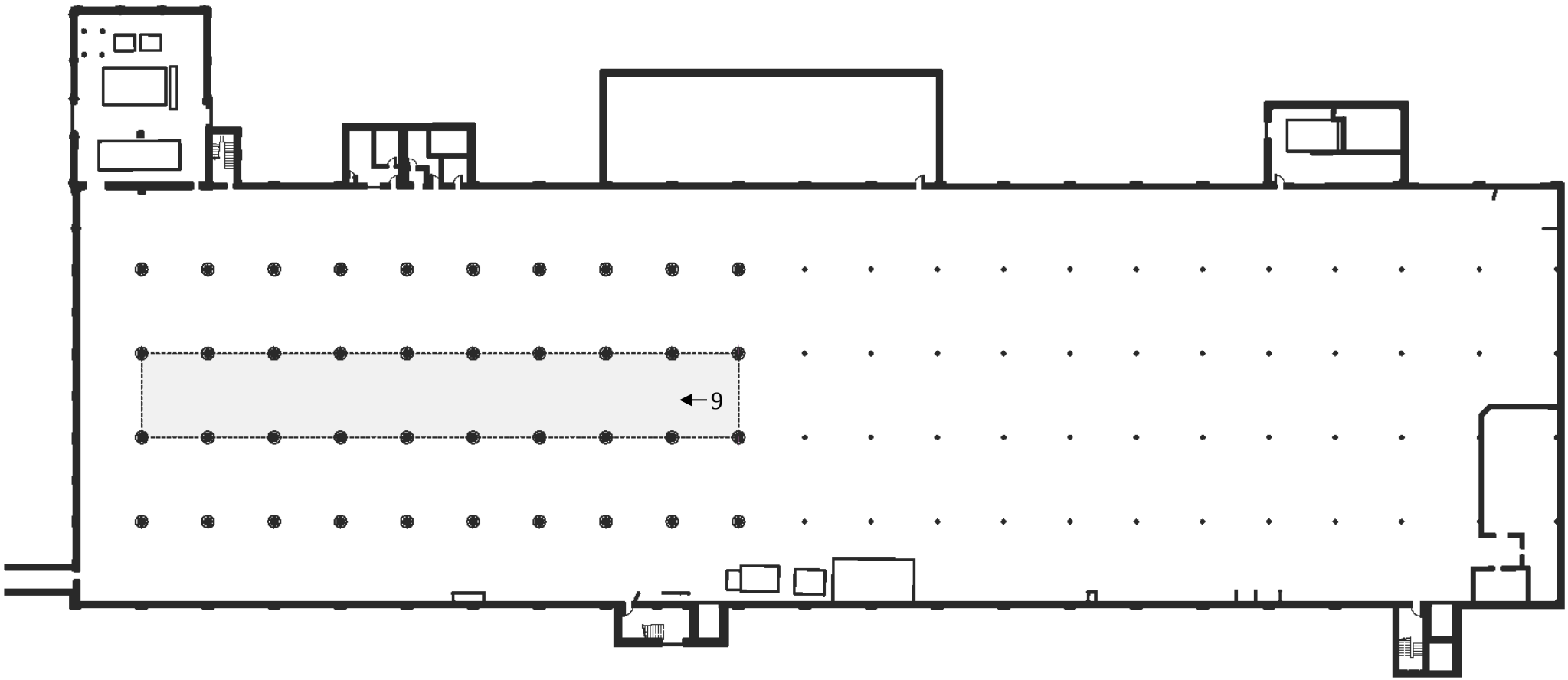

Flint Mill No. 2 – Burlington Industries, Inc. Plant, 1910 Hunt Avenue, Gastonia, Gaston County, North Carolina, Site Plan and National Register Boundary
One Avenue
Separk Circle
HVAC towers and mechanical rooms erected in 1966 and 1969
mechanical room erected between 1984 and 1997
boiler and mechanical rooms, 1923
restroom tower, 1966
loading dock and canopy, 1969
stair tower, 1923
opening room, 1923
picker rooms, 1923
waste house, 1923
1966
1969
1923 with 1955 1st floor and 1966 2nd floor additions
1950 2nd floor
1923
warehouse addition erected between 1984 and 1997
warehouse, offices, and canteen erected in 1966
Hunt Avenue
1923, 1950
1955
1966
warehouses
Mill Road
National Register Boundary
0' 10' 25' 50' 100'
N
Scale: one inch equals approximately one hundred feet
Heather Fearnbach, Fearnbach History Services, Inc. / November 2022
Base 2018 aerial photo from Gaston County GIS https://gis.gastongov.com

Flint Mill No. 2 – Burlington Industries, Inc. Plant
1910 Hunt Avenue, Gastonia, Gaston County, North Carolina
First Floor Plan and Photograph Views



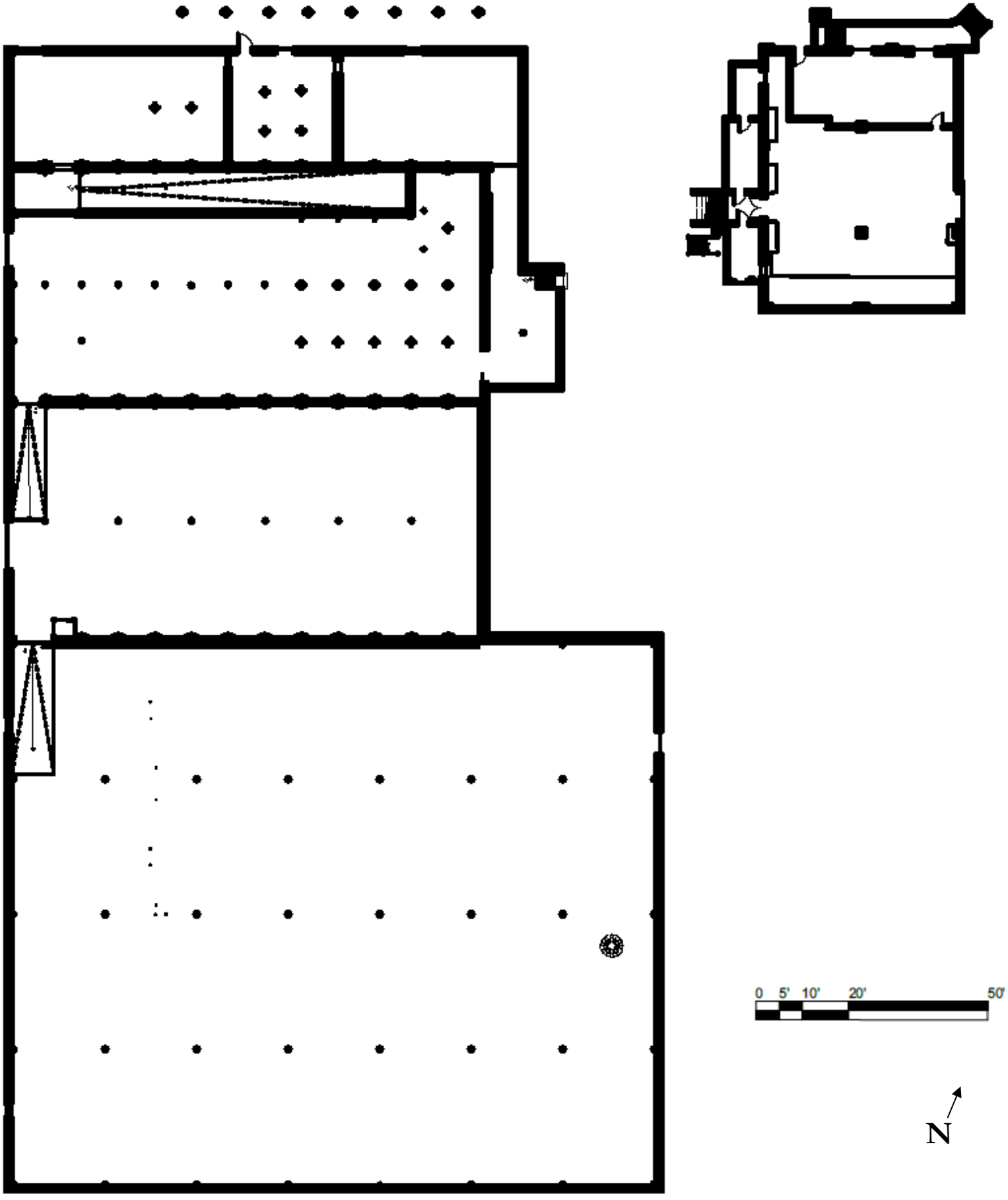
Base plan created by Walter Parks Architects and annotated by Heather Fearnbach, Fearnbach History Services, Inc. in October 2021

Flint Mill No. 2 – Burlington Industries, Inc. Plant
1910 Hunt Avenue, Gastonia, Gaston County, North Carolina
Second Floor Plan and Photograph Views

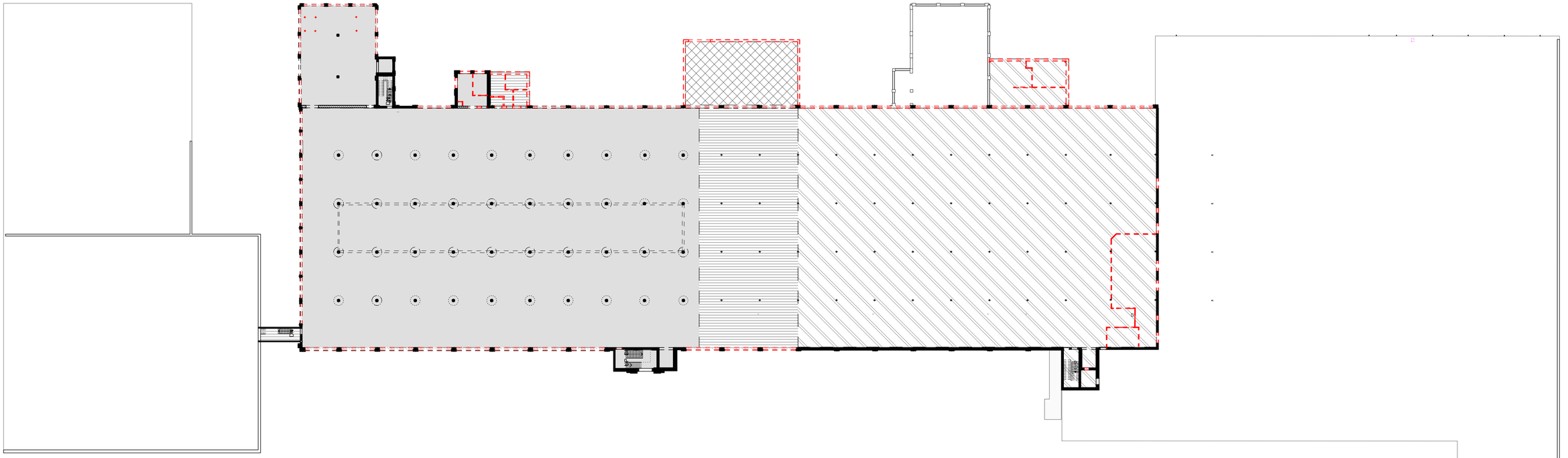


Base plan created by Walter Parks Architects and annotated by Heather Fearnbach, Fearnbach History Services, Inc. in October 2021

Flint Mill No. 2 – Burlington Industries, Inc. Plant
1910 Hunt Avenue, Gastonia, Gaston County, North Carolina
Basement Floor Plan

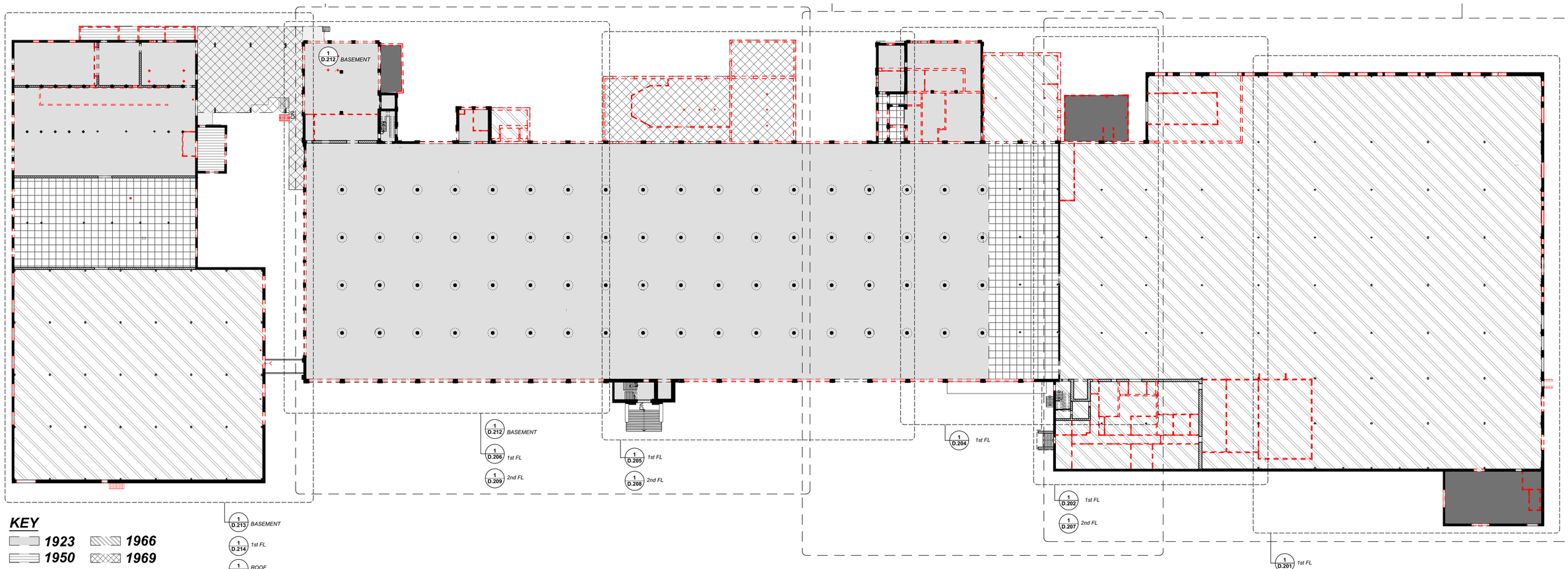


Base plan created by Walter Parks Architects in August 2021



SECOND FLOOR DEMO KEY DHR
SCALE: 1:275

2



FIRST FLOOR DEMO KEY DHR
SCALE: 1:275

1

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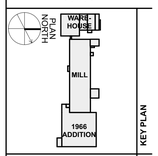
COMMONWEALTH OF VIRGINIA
WALTER G. PARKS, JR.
Lic. No. 007463
REGISTERED



KEY PLAN

FLINT MILL No. 2

1910 HUNT AVENUE
GASTONIA, GASTON, NC 28054

PART 2 SET

ID	DATE	ISSUE
0	09.21.22	SHPO SUBMITTAL

PROJECT #: 22.16

KEY PLAN
A.1