

United States Department of the Interior  
National Park Service

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National Register of Historic Places  
Registration Form

This form is for use in nominating or requesting determinations of eligibility for individual properties or 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 listed in 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 Brookdale Farm Historic District

other names/site number Thompson Park

## 2. Location

street &amp; number 805 Newman Springs Road

☐ not for publication

city or town Middletown Township

☐ vicinity

state New Jersey code NJ County Monmouth zip code 07738

## 3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I certify that this ☒ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property ☒ meets ☐ does not meet the National Register criteria. I recommend that this property be considered significant ☐ nationally ☒ statewide ☒ locally. ☐ See continuation sheet for additional comments.

Signature of certifying official/Title

Date

Deputy SHPO Assistant Commissioner for Natural &amp; Historic 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 this property is:

Signature of the Keeper

Date of Action

☐ 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:)



Brookdale Farm HD  
Name of Property

Monmouth County, NJ  
County and State

## 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.

### 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.

### Narrative Statement of Significance

(Explain the significance of the property on continuation sheets.)

### Areas of Significance

(Enter categories from instructions)

AGRICULTURE

ARCHITECTURE

### Period of Significance

1786-1968

### Significant Dates

1786, 1872, 1889

1895, 1915, 1930

### Significant Person

(Complete if Criterion B is marked above)

David Dunham Withers, Harry Payne Whitney, James G. Rowe

### Cultural Affiliation

N/A

### Architect/Builder

Carrère and Hastings

Delano and Aldrich

## 9. Major Bibliographical References

### Bibliography

(cite the books, articles, and other sources used in preparing this form on 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:

Brookdale Farm HD  
Name of Property

Monmouth County, NJ  
County and State

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## 10. Geographical Data

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**Acreage of property** 228 acres

### Latitude / Longitude Coordinates

(Note to Preparers: NJ HPO will complete this portion of the Registration Form for all Preparers, based on the coordinates derived from the Site Map or District Map that HPO produces.)

	<b>Latitude</b>	<b>Longitude</b>
1.	40.329648	-74.149962
2.	40.336855	-74.142146
3.	40.332792	-74.134006
4.	40.325103	-74.143105

(NJ HPO will place additional coordinates, if needed, on a continuation sheet for Section 10.)

### Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet for Section 10.)

### Boundary Justification Statement

(Explain, on the section sheet following the Verbal Boundary Description, how the chosen boundaries meet the requirements for boundary selection and are the most appropriate boundaries for the nominated property or district.)

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## 11. Form Prepared By

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name/title Clifford Zink

organization \_\_\_\_\_ date September 10, 2020

street & number 54 Aiken Avenue telephone 609-439-7700

city or town Princeton state NJ zip code 08540

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### Additional Documentation

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(Submit the additional items with the completed form that are outlined in the "Standard Order of Presentation" that NJ HPO provides. Each page must contain the name of the nominated property or district, and the State and the county in which the property or district is located. Consult with NJ HPO if you have questions.)

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### Property Owner

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(Either provide the name and address of the property owner here or provide the information separately to NJ HPO. Check with NJ HPO for other requirements. All owners' names and addresses must be provided, including public and non-profit owners, but their presence on the form, itself, is not required).

name Monmouth County Park System (attn: Gail Hunton)

street & number Thompson Park, 805 Newman Springs Road telephone 732-842-4000

city or town Lincroft state NJ zip code 07738

\_\_\_\_\_

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**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties and to amend existing listings. The proper completion of this form and the related requirements is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.470 *et seq.*)

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

Direct questions regarding the proper completion of this form or questions about related matters to the Registration Section, New Jersey Historic Preservation Office, Mail code 501-04B, PO Box 420, Trenton, NJ 08625-0420.



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# National Register of Historic Places

## Continuation Sheet

Brookdale Farm Historic District  
Monmouth County, NJSection number 7 Page 1

### Summary Paragraph

The 228-acre Brookdale Farm Historic District is part of the 667-acre Thompson Park owned and operated for public use by the Monmouth County Park System. The Historic District contains buildings and features from three periods: the 18<sup>th</sup> century occupation of the site to 1872, the Brookdale Farm breeding, training, and stabling facility from 1872 to 1968, and its use as a public park since 1969. The remarkably-preserved stud farm facility dominates the site with two major residences plus a third house, stables of varying sizes, a vestigial horse track, and several support buildings that originally served farm staff and maintenance functions. All the historic buildings have been preserved and adapted for current use by the Park System. The site includes ten buildings and structures erected by the Park System mostly away from the core historic area for recreational use and for park maintenance. The overall landscape reflects the site's historic development as an equine landscape with the grouping and relationship of buildings, the continuing use of original entrance and farm lanes, the preservation of specially-landscaped areas, and the conservation of fields and other open spaces that once served as paddocks, farm fields, or lawns. Parking areas have been installed away from the historic buildings except where required for specific access.

### Narrative Description

The Monmouth County Park System surveyed Brookdale Farm in 1981 as part of the Monmouth County Historic Sites Inventory (HSI 1331-88), which identified it as eligible for the National Register. The Brookdale Farm Historic District (Map 1) comprises the core of Brookdale Farm, a Thoroughbred stud farm established by David Dunham Withers in 1872 and expanded by him to 838 acres in 1889. (Map 2) The Historic District's 228 acres include the 215-acre bequest by Geraldine L. Thompson in 1969 to Monmouth County to create Thompson Park, plus 13 acres of the adjacent Marlu Farm acquired by the County in 1985. With other acquisitions, Thompson Park now comprises 667 acres. (Map 3) Thirty-six buildings and one historic landscape feature are numbered below within the periods of their construction and listed in a chart at the end of this section. Construction and renovations that can be attributed to Withers, the Thompsons, or the Whitneys are noted below, while others are referred to as occurring during the Brookdale Stable period, 1872-1932. Construction and renovations by the Monmouth County Park System after 1968 are noted as MCPS. All the roofs have asphalt shingles unless otherwise noted.

### The Site

The Brookdale Farm Historic District retains many equine landscape features from its historic use as a stud farm and working farm, including open and forested areas, original clusters of historic buildings, and most of the original circulation system. The addition of some new circulation, parking, and maintenance facilities for the site's use for public open space and recreation has carefully respected the original features, and 23 historic buildings from the period of significance have been rehabilitated for current use or preserved for future rehabilitation.

The center of the 2,915-foot frontage on Newman Springs retains Brookdale's two original entrances with planted trees and lawn providing intermittent views of the reconstructed Thompson Mansion that now serves as the Thompson Park Visitor Center. The eastern portion and the far western portion of the frontage remain open

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with managed meadows where there were formerly farm fields. West of the west entrance, the Park System dredged the Thompson's duck pond to retain it as a landscape feature, and cleared invasives and planted native species in the wooded wetlands and along the watercourses that feed and drain it.

The original east lane leads to the Visitor Center and to its east the Park System's Headquarters in the former Dr. William P. Thompson Jr., house. The original west service lane (Photo 0.1) leads to the farm complex (P0.2 & P0.3) that now houses Park System operations. The Park System has preserved the landscape in front of the Visitor Center as a lawn with planted trees and shrubs in keeping with the historic landscaping of the Thompsons. The Park's tree inventory on the front lawn, along the original lanes, and around the farm complex includes over 90 trees dating from the Thompson era, and some of them possibly earlier. The native species include ash, maple, oak, elm, black walnut, black cherry, poplar, and red cedar, and rarer or exotic species include Kentucky coffee tree, horse chestnut, white fir, balsam fir, European larch, eastern cottonwood, and Norway spruce.

South of the Visitor Center and southwest of the farm complex, former paddocks and farm fields from the Withers and Thompson eras are defined by tree lines and hedgerows and remain open as lawn and managed meadows. The southeastern border remains natural woodlands as it was during the Thompson era. The southwest portion of the Historic District is dominated by the former one-mile Training Track – the site's largest historic landscape feature that now serves as a Park trail. (P0.5 & 0.6)

The stud farm/park operations area (P0.4) is dominated by the large Training Stable south of the farm/service lane, and has former stables, employee buildings, and garages north of the lane along with some recent park service buildings to the west. The site contains 35 structures (see chart at end of this section): 20 of them are labeled on the 1932 Brookdale Farm Map (H63), five others predate Thompson Park, and ten were erected by the Park System after 1969. The site includes gravel lanes and expansive lawn areas, and a wide variety of mature and recently planted trees, shrubs, and hedges, and woodland along the reservoir and around the former Track. The site also includes paved roads and parking areas, gravel lanes, fences, signage, and lighting installed by the Park System for the site's public use and maintenance. MCPS has rehabilitated several of the buildings in accordance with the Secretary of the Interior's Standards, and the dates are noted below.

Contributing structures and buildings are those that convey the historical and architectural significance of the Historic District in the period of significance, 1786-1968. Non-contributing buildings are those 1) with little or no historical significance or architectural integrity, 2) those erected after 1969 by the Monmouth County Park System, and 3) the reconstructed Thompson House/Visitor Center, which upon further examination may qualify as Contributing under Consideration E. The Park System's numbers are included for each building.

### Lloyd/Conover Farm 1786-1872

#### 1. Thomas Lloyd House/Trainer's Dwelling/Acquisition & Design Office #506 – Contributing

Thomas Lloyd built the two-story east section as a five-bay, center-hall Georgian house in 1786, as inscribed on a foundation date stone. (P1.1 & 1.2) In a Colonial Revival renovation and expansion in 1914, Harry Whitney added a gabled portico with four square columns on the front; a one-story porch (later enclosed) on the east

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side; a small one-story, shed roof section on the rear (P1.3); and a two-story, four-bay, gabled west section stepped back from the 1786 façade, with a gabled northwest extension. The renovation included new windows and siding, replacing the original twin end wall chimneys with a single exterior chimney on the east side, and a unifying dentil cornice along the eaves and on the gable ends. The front door has an original five-lite transom above an original Dutch door that was altered with four glass panes in place of the original panels in the upper part.

The 1786 section retains its original center hall, stairway, and pegged handrail (P1.4). Other parts of the floor plan have been altered, but the first-floor southwest room on the west side of the hall has an original arch-top corner cupboard with glass upper doors and butterfly shelves above paneled doors. (P1.5) A large room on the east side of the hall has a Colonial Revival fireplace and mantle. (P1.6) MCPS rehabilitated the Lloyd House in 2009-2010.

### 2. Lloyd Barn 1/Garage Storage #512e – Contributing

The two Lloyd Barns are located perpendicular to each other in a barnyard arrangement associated with the site's 18<sup>th</sup> Century development. The one-and-a-half story, three-bay Lloyd Barn 1 (P2.1) appears to have been built in the late 18<sup>th</sup> Century and likely had wide double doors on the front and rear opening to the central bay. When the Ten Mare Barn was built attached to it around 1883, the Lloyd Barn 1 was renovated with similar details, including wide clapboard siding, single board and batten doors on strap hinges with transom windows, awning windows above the reach of horses, and hayloft doors. The Lloyd Barn 1 transoms and awning windows on the front and rear have four-lite sash.

The barn has a traditional English box frame with hand-hewn and pegged posts and beams (P2.2). The central bay was originally open to the roof, and the upper portions of the side bays likely served as hay mows with the hay supported on tree poles. Brookdale Stable renovations included installing tongue-and-groove planks on the walls and wood bars on the windows to protect the horses, and a full second floor framed with wide dimensional lumber (P2.3). The timber framing has been patched and reinforced by MCPS in several areas. The original gable and siding is visible from the Ten Mare Barn loft (P2.4 & 2.5), and the hand-hewn rafters (P2.6) appear to date from the original construction in the late 18<sup>th</sup> Century. MCPS rehabbed this barn in 2011-2012 based on its historical significance.

### 3. Lloyd Barn 2/Graphics Office #511 – Contributing

Lloyd Barn 2 (P3.1 & 3.2) also appears to date from the 18<sup>th</sup> Century, as evidenced by some visible hand-hewn framing members (P3.3) and by its hand-hewn rafters (P3.4). Brookdale Stable's conversion of the barn to "Help's Quarters" (1932 Map) included clapboard siding, randomly-placed six-over-six windows, front and rear doors with shed roofs supported on brackets, and a shed-roof addition with a porch on the south. The addition has a south-facing door and paired six-over-six windows. The interior has finished walls and strip flooring, and some of these features may date from Geraldine Thompson's upgrading of buildings for use by Fort Monmouth soldiers during World War Two, and others from more recent MCPS upgrades. MCPS rehabbed this barn in 2004.

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### 4. Wagon House/Outdoor Adventures Office #508 – Contributing

The Wagon House is a one-and-a-half story, wood-framed building with a gable roof over the center portion and shed roofs over the side portions. (P4.1) The façade has a full porch with turned columns and an asymmetrical placement of three doors and four six-over-six windows on the first story. The half-story has three similar windows, and there are two brick chimneys.

The hand hewn, matched rafters (P4.2) indicate that the central section was erected in the Lloyd Farm period as a small barn or a carriage house. During the Brookdale era the building was repurposed as “Office and Help’s Quarters” (1932 Map) and expanded with the shed-roof side sections. The first floor has a hallway leading to three rooms, and a stairway to a large room on the second story. The interior renovations date from a combination of the Brookdale Stable, Thompson, and MCPS periods.

### Brookdale Farm Withers 1872-1892

### 5. Training Stable/Storage #520 – Contributing

Measuring 64 feet by 296 feet, the two-story, forty-stall Training Stable is the largest and most significant building on Brookdale Farm, and one of the largest stable buildings erected in the “Golden Age” of Thoroughbred racing in New Jersey. (P5.1-5.3) The only known building that rivals it in size and age is the Bell Barn at Rancocas Farm. (H18) The Training Stable was built in several sections. David Dunham Withers erected the eastern section sometime around 1879 with ten “loose box” stalls on either side of a service “alley” and an open-sided bay on the east end. Within a short period of time, Withers erected the similar west section with an open-sided west bay. Each section has a gabled cupola with eight-lite sash in the center of its ridge. Prior to 1906, the Thompsons or Harry Whitney covered the space between the east and west sections and added shed roofs along the sides (H39 & 40), and enclosed the outside of the north shed with sash windows above plank walls with cross-bucks (H41 & 5.4); and 3). At a later time, the south shed was enclosed like the north shed, and the central cupola was added.

The Training Stable has wide clapboard siding similar to that on the Ten Mare Barn and other early Brookdale buildings. The gable ends of the Training Stable have roof extensions supported by brackets, two three-lite windows on the first story, second story doors and large hay-loading double doors at the top (all with strap hinges), and tilted six-lite sash under the extensions. On the ground story, the east end has the original sash and cross-buck panel enclosure on the north shed, and a replacement garage door on the south shed. The west has the opposite shed ends. The central bay of each shed has replacement garage doors. The original variation the upper and shed roofs (H39-41) was obscured in a reroofing with asphalt shingles.

The floor plan of the Training Stable is open under the shed roofs of the north and south sides, has passages on the ends and in the center and “alleys” in the middle between the rows of stalls, creating a complete perimeter “walk” or “ambulatory” around the interior of the barn (H42). Interior features are remarkably intact from the original construction c1880, with many exhibiting the stabling of Thoroughbred racehorses in the late 19<sup>th</sup> Century, and others the refined timber-framed construction of the period. The siding, doors, windows, trim, and hardware are original with the exceptions of some repairs and missing components. (P5.5) The split doors have

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board and batten construction, with horizontal boards on the inside of the lower portion and a diagonal brace on the upper portion. (P5.6 & 5.7) Most of the doors have their original Tee hinges, latches, and keepers. The windows have three disappearing components for different weather conditions — iron bars, louvered shutters, and four-lite sash. Along the stall walls, the ground has multiple rows of wooden blocks and the “loose box” stalls have brick floors to enable traction for the horses. The box stalls are lined with tongue and groove planks and have high widows opening to the central alley. (P5.8) The doors and planking appear to be southern yellow pine. Withers’ reportedly had connections in the south to obtain the large quantities of such lumber that he needed.

The central passage has the original wide clapboards of the east and west sections, and ceiling planks from the subsequent covering of the space prior to 1906. (P5.9) The north and south alleys between the stalls have wood floors, tongue and groove planks, and a pair of three-lite sliding sash for each of the stalls. (P5.10) The north section has iron brackets supporting girders that butt into posts that extend to tie beams on the second story. Also in the north section, a stairway that looks like it could be original leads through a second-floor opening framed with heavy timbers and capped with original post and rail protection around the edge. (P5.11 & 5.12) The posts have chamfered sides and rounded tops, and some of the rails are let into slots in the posts for easy removal when needed. The second story doors with strap hinges on the north and south sides were originally hung on the exterior, as on the Ten Mare Barn, but when the shed roofs were added the pintles were reversed to hang the doors on the interior.

The east hayloft has several feed bins made of planks between the posts and exterior walls. (P5.13) The bins have angled tops and the outer ends of some of the bins are square to their long sides, while others have triangular ends that required moving the original posts towards the center. The bins have flap doors and all the interior surfaces are lined with sheet metal.

On the east section, the second story end walls and gables have door openings at the second-floor level and larger door opening above up to the ridge. (P4.14 & 5.15) On the east end the lower opening has a braced board and batten door, and the upper opening has a pair of braced board and batten doors with triangular sections at the top that fold down to facilitate the loading of hay via a hay fork track along the ridge beam. The upper doors and the hayfork track may have been installed subsequent to the original construction. The doors are missing on the west end. Both ends have tilted six-lite sash on each side of the upper openings. The original construction of the facing ends of the east and west sections and the subsequent covering of the former open area in between is clearly visible on the second floor. (P5.16) A ladder on top of the upper doorsill on the east section leads to the central cupola above. The east end of the west section has a single door opening at the second-floor level, while the west end has upper and lower doors and tilted six-lie sash (P5.3) similar to the east end of the east section (P5.1).

In the east section, the interior posts are continuous to full-length upper tie beams tenoned and braced to outer posts. In the west section the lower tie beams are also continuous and the interior posts are separate on each story. In both sections, the roof rafters are supported midway by purlins that are connected with scarf joints and supported by perpendicular struts braced to the purlins. (P5.17 & 5.18) Since the purlin struts do not sit on the tie beams directly above the interior posts, the carpenters added short timbers between the tie beams and the top of the posts to relieve the off-center stress on the tie beams. On the east section the ends of the short timbers are



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partially angled, while on the west section they are fully angled. The similarities and subtle differences in the materials, framing, and finishing of the east and west sections suggest that they were built by the same carpenters within a relatively short period of time.

### 6. Ten Mare Barn/Garage Storage #512w – Contributing

David Withers likely built this two-story, gable roof stable in 1883, as the *Red Bank Register* reported in June that he was erecting “a breeding-stable” that would be “the most complete establishment of its kind in the State.” Built attached to Lloyd Barn 1, the Ten Mare Barn has full 1-inch by 10-inch clapboard siding, board and batten loft doors, and high awning-type windows in the stable areas, like other Brookdale Stable buildings. (P6.1 & 6.2) The front of the building had open bays on the first floor in 1906 (H10), but whether they were open when the building was erected in 1883 is unknown. Sometime after about 1960, 11 garage doors were installed on the formerly open bays, and a sunburst-pattern panel was installed in the former semicircular opening above the central bay. (P6.3)

The first floor has eleven bays delineated by columns down the center, and a stairway has been added in the northwest corner. (P6.4) The barn originally had ten broodmare “loose box” stalls — five on each side of the central bay — in the rear half of the first floor. (P6.5) At approximately 13 feet by 15 feet, the stalls were larger than others at Brookdale Stable to accommodate a mare and her foal. To protect the mares, the first-floor walls were covered with tongue and groove planks and the windows have wooden bars, both features similar to those in the attached Lloyd Barn 2. The central bay is partially open to the loft above, initially to facilitate the loading and serving of hay. The loft is continuous with ten tie beams supporting struts braced to purlin plates supporting the rafters midway. (P6.6)

### 7. Training Track/Park Trail – Contributing

The outline of the one-mile track built by David Withers (H43) on the south side of Brookdale Farm is clearly visible from above (P0.5 & 0.6). The track was lined originally with trimmed privet hedge but now trees and shrubs have grown up along a narrow sand and gravel path that follows the original hedgerow. (P7.1 & 7.2) The northeastern portion of the track infield remains open space with mowed areas and a football field. The southwestern portion of the track infield is now partially wooded wetlands with small meadow areas.

### 8. Yearling Barn 1/Theatre Barn #519 – Contributing

David Withers likely built Yearling Barns 1 & 2 in 1884 as the *Red Bank Register* reported that spring on the building of “two new stables, each 55x110 feet in size,” and these measurements match both of the single-story Yearling Barns. Both have the wide clapboard typical of the original Brookdale Stable construction, plus overhanging eaves and gable extensions. The long sides of the barns have central openings with garage doors and transom sash above, six high 20-lite pivoting windows, and upper board and batten doors near each end. (P8.1 & 8.2) The central openings originally had board and batten doors. The ends have five four-lite awning windows and a four-lite round window under the peak, and the southeast end also has three large grouped windows below the round window. On Yearling Barn 1, the 16-lite lower sash on the grouped windows appear to be original, while the six-lite upper sash are replacements.

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On the interior, both Yearling Barns have tongue and grove planks covering all the walls. (P8.3) The Barns were designed with five loose box stalls at each end, and the large open area in between for exercising the yearlings. To provide the open exercise area, the Barns have eight clear-span roof trusses, discussed below under Yearling Barn 2. Both Barns have joists and flooring on the tie beams of the four northwestern trusses, and Yearling Barn 1 has its five original box stalls at each end, with a platform above them with grain bins. (P8.4) The stalls have split doors with double planking on the bottom part (vertical on the outside and diagonal on the interior), and vertical slats on the top part. (P8.5) The partitions between the stalls have horizontal tongue and grove planks on the lower portion and vertical slats above. (P8.6) Both Barns originally had dirt floors but no have concrete.

### 9. Yearling Barn 2/Activity Barn #550 – Contributing

Yearling Barn 2 (P9.1 & 9.2) was built 55 feet wide by 110 feet long almost identical to Yearling Barn 1. Both now have garage doors in place of the original double board and batten doors in the center of each side, and Yearling Barn 2 also now has two additional personnel doors on the southwest side and one on the northeast side. Yearling Barn 2 does not have the upper board and batten doors that provide access to the end platforms in Yearling Barn 1.

The most distinctive features of the Yearling barns are their eight queen-post, timber trusses with pairs of vertical iron rods supporting continuous 55-foot long tie beams. (P9.3 & 9.4) The trusses are braced to posts within the walls by diagonal planks on each side of the tie beams. The trusses support two purlins on each side of the roof. The vertical upper purlin is carried on the top ends of the trusses, and the canted lower purlins are reinforced with struts braced at the bottom by transverse beams held vertical by the iron bars. This type of 19<sup>th</sup> Century truss is typically associated with factory, church, and public buildings requiring wide, clear spans, and not with barns. The 55-foot long tie beams are particularly noteworthy as simply transporting timbers of that length to the site would have been a major undertaking. Master timber framing carpenters would have also been necessary to make and erect the trusses. Along with the Training Stable, the Brookdale Farm Yearling Barns represent the special requirements of Thoroughbred breeding and training, and thus should be considered as exceptional and perhaps unique examples of late 19<sup>th</sup> Century equine architecture.

In Yearling Barn 2, the loose box stalls at the ends have been removed, but the original overhead platform is extant at the northwest end and the original triangular platforms and grain bins are extant at the southeast end. Both Yearling Barns have foot slats in the walls adjacent to the platforms to provide access to them. MCPS rehabilitated this barn in 1995.

### 10. Two-Stall Stable/Administrative Office Storage #538 – Contributing

The gable roof, Two-Stall Stable has split doors at either end of the west side that lead to two loose box stalls, and two high, four-lite windows on the east side. (P10.1-10.2) The partition between the stalls has an opening on its west end. The Stable has similar wide clapboard, board and batten doors and hardware, and tongue and groove interior planking similar to those in the Training Stable, Ten Mare Barn, and Yearling Barns, and thus appears to have been built by David Withers as part of the original development of Brookdale Stable, although

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its original location on the farm has not been determined to date. The Two-Stall Stable is not shown in its present location on either the 1911 Survey or the 1932 Map, but does appear on a 1940 aerial and thus must have been moved after 1932 to serve as an ancillary structure to the Dr. William P. Thompson House.

### Brookdale Farm Thompson/Whitney 1893-1969

#### 11. Pump House-Reservoir/Carpenter Shop-Sign Shop #524 – Contributing

Either Lewis Thompson or Harry Whitney built this hipped-roof, brick building after 1911, apparently to replace a former pump house and water tower at the same location. (P11.1-11.4) The building exhibits commercial-quality construction with corbeled brick courses over recessed panels in between projecting corners, and semicircular brick arches over the openings. The overhangs are supported by angled rafter ends.

The one-story Pump House has six-lite casement windows with semicircular transoms on the north, east, and south sides. The south side has a wood-framed addition with a shed roof, and the easternmost window has been converted to a door. The west side has a modern garage door opening and an adjacent single door. The half-story Reservoir has two semicircular windows at the ground level on its north side and three on its east and west sides, and a hipped roof monitor with louvers on the ridge. On the Reservoir's west side, a gable roof entrance with traditional plank garage doors with cross bucks on the bottom and eight-lite sash above was likely added at a later date. On the interior, both sections have exposed brick walls. The Pump House has a matched-board ceiling and has been altered slightly to include a lavatory. (P11.5) The Reservoir has been altered with a finished ceiling and a floor at ground level. (P11.6)

The Pump House-Reservoir is distinguished on Brookdale Farm for its commercial brick construction and its historic role in supplying the extensive amount of water required to support the occupancy of the Thompson House, the agricultural operation, the Thoroughbred breeding and training of 100-plus horses, and the residency of a 50-plus staff.

#### 12. School & Office/Sites Project Office #510 – Contributing

This one-story building was built prior to 1911 apparently as the office of the Brookdale Farm manager. It has an overhanging gable roof, a full-width porch on the south side, and a shed roof section on the north side. (P12.1) The façade is symmetrical with large, paired six-over-six windows on either side of a central door. These double-hung windows are larger than those on other farm buildings on the property and may have been installed to maximize the building's use as a school. The sides of the main section have pairs of similar windows, and the shed section has a door on its west side. The interior of the main section is divided into two rooms, and the finishing includes a matched-board ceiling. (P12.2) In the early 20<sup>th</sup> Century the building also served as a school for teenagers living and working on the farm, most of whom were black.

#### 13. Garage/Maintenance Auto Shop #503 – Non-Contributing

The oldest, southeastern portion of this one-story building was apparently erected by Lewis Thompson before 1911 to serve as an automobile garage, as he was an early adopter of automobiles. The building has undergone

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multiple alterations including large roll-up garage doors but retains a remnant early metal cornice on the gabled façade. (P13.1)

### 14. Garage/Maintenance #504 – Non-Contributing

Part of this one-story building was erected freestanding before 1932, but with several alterations and additions it is now integrated with #13, and has shed roof extensions on its west side. (P14.1)

### 15. Shop/Maintenance Small Engine #505 – Contributing

This one-story building with a long rectangular plan and a low-pitched, gable roof is noted as a “Shop” on the 1932 Map. The building is now attached to #15 and has been altered several times, and now has four roll-up garage doors and a personnel door on the south façade, along with 12 four-lite sash overhead. The interior has been renovated for its current use. Diagonal braces in the interior and principal rafter extensions visible on the exterior overhang show that the building is at least partially timber framed. (P15.1)

### 16. Dwelling & Office/Ranger Residence #502 – Contributing

This two-story Bungalow-style house was likely built by Lewis Thompson for his farm manager after Harry Whitney hired James Rowe to be his trainer in 1911 and Rowe moved into the Lloyd House. The house is dominated by its broad roof that extends over its front porch, with pent roofs on the side emphasizing its triangular gable. The first story has stucco and the second story wood shingles, and there are brick chimneys on the northeast side and on the rear. The house has single and paired six-over-six windows and the front dormer has a grouping of four. (P16.1)

### 17. Hose House/Garbage Shed #535 – Contributing

This small brick building with an overhanging hip roof was likely built as part of the water supply infrastructure associated with the Pump House/Reservoir. The 1932 Map shows similar Hose Houses in other locations on the Farm and underground water lines to them. The Hose Houses would have held linen hoses for use during fires. The building has a pair of matched-board doors outlined with stile and rail boards. (P17.1 & 17.2)

### 18. Garage & Dwelling/Acquisition and Design Annex #507 – Contributing

The two-story, gabled roof building was built prior to 1932 as a garage with dwelling quarters overhead, as noted on the 1932 Map. The exterior is stuccoed, and the façade on the first story has four garage doors and a door to a stairway, and five six-over-one windows on the second story. The sides have two similar windows on each story and one in the gable above. Portions of the interior have pressed tin ceiling. (P18.1)

### 19. Shed/Lumber Shed #513 – Non-Contributing

This long, narrow shed is outlined on the 1932 Map as a concrete building. It has concrete block walls with sash three-light windows on the long northwest side and sliding doors apparently on the southeast side. The gable

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roof has dimensional framing and along with the sliding doors may date to a later renovation. The building is non-contributing because its design and construction have no relationship to the significance of the Historic District. (P19.1)

### 20. Five-Stall Stable/Lumber Storage #514 – Contributing

The one-story, gable-roof building was built before 1932, with a taller and deeper west section with three split doors on the façade, and a smaller east section with two split doors and a lower ridge. (P20.1) The roof overhangs the façade, and the exterior has wood shingles. The board and batten doors were made with matched boards but have hinges and latches similar to those in the Training Stable. (P20.2)

### 21. Mash House/Construction & Repair Office #521 – Contributing

Erected before 1932, this building has a symmetrical exterior with stuccoed tile walls, a two-story center section, and one-story wings, and dormer windows, all with hipped roofs. (P21.1) The façade has a door with a gabled portico and two windows on the first story and five similar windows on the second story of the center section, and a door and two windows on each wing. All the windows have six-over-one double-hung sash.

On the 1932 Map, the building is noted as a Mash House, where feed grain would have been prepared for the horses, and purposely near a corn crib that is no longer extant. Sometime after 1932 the Mash House interior was finished for use as a farm dwelling or office with tin ceilings in the first-floor rooms and old wallpaper visible in some areas. (P21.2)

### 22. Construction & Repair Storage #526 – Non-Contributing

This one-story, concrete block building has a hipped roof and a rear shed addition. The façade has a door close to the east side, and there is a brick chimney on the west side. The 1932 Map shows a Blacksmith Shop in this location, but this building appears to be a later construction.

### 23. Dr. William P. Thompson Residence/Administrative Offices #531 – Contributing

Commissioned by Dr. William P. Thompson, the prominent New York Architects Delano and Aldrich designed his one-story Colonial Revival house with an elongated plan as a summer residence south east of the 1896 Thompson House. On the façade, the central pavilion has two windows and a gabled portico, which was added later, recessed connecting sections with three windows each, projecting wings with gables and two windows, and hipped roof additions. (P23.1) After the house was completed in 1930, Dr. Thompson added a Colonial Revival office wing on the southeast corner. (P23.2) The MCPS converted the building to its Administrative Office, and added a compatibly-styled wing to the rear of the original house in the 1980's.

### 24. Administrative Offices Garage #532 – Non-Contributing

This gable roof building shows signs of alteration and may have been moved to this location as it does not appear on the 1932 Map. The roof projects on the gables and eaves, and the façade has two regular garage doors



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and one tall garage door, plus two six-lite awning windows near the east side. (P24.1) The vertical board siding on the façade has approximately six-inch wide boards by the garage doors and narrower boards by the windows. The other sides have clapboards. On the interior the roof is framed with king-post trusses but the materials and construction are later than those of the significant barns on the farm. (P24.2) The building appears on the 1940 aerial, and thus was moved or constructed at this location as an ancillary building to the William Thompson Residence.

### 25. Ski Hut #525 – Non-Contributing

A building of this size in this location near the northwest corner of Yearling Barn 1 is shown on a 1969 aerial but not on a 1954 aerial map, so it was likely built by a Brookdale Farm tenant between those dates. It has a single story and an overhanging gable roof and clapboard siding. (P25.1 & 25.2)

### 26. Recreation Barn #523 – Non-Contributing

The one-story, gable roof building first appears on the 1954 aerial. The exterior was built to resemble other barns on the Farm with clapboard siding, gable extensions, and overhanging eaves with angled rafter ends. (P26.1) The east entrance has a door and two three-lite awning windows on the first story and a larger six-lite window on the gable. The south side has two similar awning windows towards the west end, and a more recently installed garage door near the center. The north side has four three-lite awning windows, and the west side has upper and lower board and batten doors in the center and a three-lite awning window on each side. The interior has stalls and partitions constructed with a mélange of materials and components, including doors and planks from older structures probably elsewhere on the farm. (P26.2)

### Thompson Park 1969-Present

### 27. Saw Building #578 – Non-Contributing

This small, one-story, gabled-roof building was built to match details on the adjacent Reservoir entrance, including clapboard siding and garage doors on the north and south sides with cross-buck lower sections and eight-lite glass panels above. No structure is shown in this location on a 1969 aerial map, so it was either moved here or built afterwards. (See P11.3 & 11.4)

### 28. Vending Building #577 – Non-Contributing

This small gabled-roof building with clapboard siding and a pair of sliding doors on the south side was erected by the MCPS south of the Ten Mare Barn in 1995. (P28.1)

### 29. Storage Building #579 – Non-Contributing

MCPS erected this small gabled-roof building with plywood siding and a pair of doors on the front in the woods near the southeast corner of the Training Track in 1995. (P29.1)

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### 30. Sand Storage Building #580 – Non-Contributing

This modern semi-circular building was erected north of the Brookdale Stable complex by MCPS in 2004. (P30.1)

### 31. Central Supply Warehouse #581 – Non-Contributing

This modern Butler-type building with a gable roof was erected north of the Brookdale Stable complex by MCPS in 2006. (P31.1)

### 32. Visitor Center (Reconstructed Thompson House) #501 – Non-Contributing

The New York architects Carrère and Hastings designed an extensive remodeling and expansion of David Withers' 1870s house for William Thompson in 1896, as the *Red Bank Register* noted, "nearly in the shape of a cross. Large wings will be added to the present house in each direction." The house was 150 feet wide by 85 feet deep, with a piazza "across the center of the projecting front...with fluted columns with carved capitals that will reach to the top of the house to support the roof. Two other piazzas of semi-circular shape will be at the ends of the house." The resulting three-story house, with a reception hall and grand staircase, and large rooms with fine paneling and woodwork, became the Thompson Park Visitor Center in 1970.<sup>1</sup>

In 1999 the Park System engaged Ford Farewell Mills & Gatsch Architects of Princeton to undertake a Thompson House Conditions Assessment and Preservation Plan in 1999, and subsequently engaged the firm to rehabilitate the building for its Visitor Center use according to the Secretary of the Interior's Standards for Rehabilitation. After the 2006 fire that destroyed the building, the Park System accurately and suitably reconstructed the Thompson House/Visitor Center in adherence with the 2004 Thompson Park Master Plan and its 2006 updating: "Reconstruction of historic elements destroyed by natural or manmade disaster is encouraged in order to retain the historic character (appearance, spatial organization) of the park landscape."

With a \$10 million fire insurance claim, the Park System again engaged Ford Farewell Mills & Gatsch Architects to develop a reconstruction strategy with the Park System to salvage architectural elements for replication and reuse, and to prepare reconstruction plans based on the 1999 Conditions Assessment and Preservation Plan and plans for the recently-completed rehabilitation. Completed in 2009 on the exact same location and footprint with some salvaged components, the main block replicates the original design and construction, including the T-shaped plan with the monumental columned portico and semi-circular piazzas at each end. (P32.1 & 32.2) Some adjustments to the plan were made to meet code requirements and current uses. Today, it once again serves as the centerpiece of the historic complex and continues to honor the legacy of Geraldine Thompson's bequest to Monmouth County.

Examples of replicated details – which were custom fabricated from salvaged elements in the original building – include the glazed and paneled front door with leaded tracery sidelights; French doors with pronounced

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<sup>1</sup> "Improvements at Col. Thompson's," *Red Bank Register*, October 23, 1895; "250 Gallons Per Minute," *Red Bank Register*, October 16, 1895.

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cornices on the first story; large 8/8 sash windows on the second story of the main section; a central tripartite window on the second story of the façade; pediment dormers, and standing-seam metal roofs. The only elements of the original building that survived intact and could be re-used were the brick chimneys, which were carefully braced, removed and reinstalled for the reconstruction. With minor revisions to accommodate public use and code requirements, the original first and second floor plans of the main block were largely replicated. Interior features such as the grand staircase, interior trim, doors, and the oak and walnut paneling were also reproduced from salvaged elements. The two-story rear wing of the Thompson House/Visitor Center, originally a service wing with the kitchen below and small servants' rooms above, was redesigned to accommodate the needs and code requirements of a modern public building such as fire stairs, an elevator, and restrooms. A large room for public programs on the second floor overlooks the broad landscape of Thompson Park.

The reconstruction of the Thompson House/Visitor Center follows the National Park Service Reconstruction Treatment Standard: "When a contemporary depiction is required to understand and interpret a property's historic value (including the re-creation of missing components in a historic district or site); when no other property with the same associative value has survived; and when sufficient historical documentation exists to ensure an accurate reproduction, Reconstruction may be considered as a treatment."

The Thompson House/Visitor Center may be re-evaluated in the future as a Contributing building because of 1) its association with the prominent architects Carrère and Hastings and Geraldine Livingston Thompson; 2) its commanding location and presence on Brookdale Farm; and 3) its replication of the original Colonial Revival design on the original site was based on "archeological, architectural, and historic data" accumulated in the 1999 Conditions Assessment and Preservation Plan, the rehabilitation plan, the post-fire examination and recovery, and archival sources. The reconstruction is noted on a date stone on the front of the building, in the Visitor Center exhibition on Thompson Park, on the Park System website, and on Park System publications.

### 33. Old Orchard Picnic Shelter #583 – Non-Contributing

This modern open shelter with exposed posts and a clear span gable roof was erected near a loop trail in the south section of the Historic District in 2011. (P33.1)

### 34. Garbage Shed #516 – Non-Contributing

This small concrete block, shed-roof structure lies northwest of the #12 School & Office. It has a wooden top with latticework and an off-center door on the façade. (P34.1)

### 35. Storage Shed #536 – Non-Contributing

West of the #16 Dwelling & Office, MCPS built this small storage building with a gable roof, plywood siding, two small windows on the sides, and a door on one the gable end. (P35.1)

### 36. Gazebo #540 – Non-Contributing

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This open hexagonal gazebo was constructed by the MCPS and is located adjacent to a trail south of the Visitor Center. (P36.1)

## Brookdale Farm Historic District Buildings &amp; Features

Nom #	PS Bldg #	1932 #	Date	Historic Name/"1932 Map"	Current Name	Status
<b>LLOYD &amp; CONOVER FARM</b>						
1	506	37	1786	Lloyd House/"Trainer's Dwg"	Acquisition & Design Office	Contributing
2	512e	31	c1786	Lloyd Barn 1/"Barn"	Garage Storage	Contributing
3	511	32	c1786	Lloyd Barn 2/"Help's Qtrs"	Graphics Office	Contributing
4	508	40	pre 1911	Wagon House/"Office & Help's Qtrs"	Outdoor Adventures Office	Contributing
<b>BROOKDALE FARM WITHERS</b>						
5	512w	30	c1880	"Ten Mare Barn"	11-Bay Garage Storage	Contributing
6	520	44	c1880	"Training Stable"	40-Stall Horse Barn (Storage)	Contributing
7	-	-	c1880	"Training Track"	One-Mile Trail	Contributing
8	519	27	1884	"Yearling Barn" (1)	Theatre Barn	Contributing
9	550	29	1884	"Yearling Barn" (2)	Activity Barn	Contributing
10	538		1880s?	Two-Stall Stable	Administration Office Storage Barn (moved)	Contributing
<b>BROOKDALE FARM THOMPSON/WHITNEY</b>						
11	524	46	pre 1911	"Pump House/Reservoir"	Carpenter Shop / Sign Shop	Contributing
12	510	33	pre 1911	"School & Office"	Sites Project Office	Contributing
13	503	73	pre 1911	"Garage"	Maintenance/Auto Shop/Equipment Services	Contributing
14	504	72	pre 1932	"Shop"	Maintenance Small Engine-Welding	Contributing
15	505	70	pre 1932	"Garage"	Maintenance	Contributing
16	502	73A	pre 1932	"Dwelling & Office"	Ranger Residence	Contributing
17	535	34	pre 1932	"Hose House"	Garbage Shed	Contributing
18	507	41	pre 1932	"Garage & Dwelling"	Acquisition & Design Annex	Contributing
19	513	-	pre 1932	"Shed"	Lumber Shed	Contributing
20	514	-	post 1932	Five-Stall Stable	Lumber Storage	Contributing
21	521	45	pre 1932	"Mash House"	Old Construction & Repair Office	Contributing
22	526	36	pre 1932?	-	Construction & Repair Storage	Contributing
23	531	-	1929	Dr. Lewis Thompson Jr. House	MCPS Administrative Offices	Contributing
24	532	-	post 1932	-	MCPS Administrative Offices Garage	Contributing
25	525	-	post 1954	-	Ski Hut	Contributing
26	523	-	post 1940	-	Recreation Barn	Contributing
<b>THOMPSON PARK</b>						
27	578		post 1969	-	Saw Building	Non-Contributing
28	577		1995	?	Vending Building	Non-Contributing
29	579		2001	-	Storage Building	Non-Contributing
30	580		2004	-	Sand Storage Building	Non-Contributing
31	581		2006	-	Central Supply Warehouse	Non-Contributing
32	501		2009	L. S. Thompson House	Visitor Center (Reconstructed)	Non-Contributing
33	583		2011	-	Old Orchard Picnic Shelter	Non-Contributing
34	516		?	-	Garbage Shed	Non-Contributing
35	536		?	-	Storage Shed	Non-Contributing
36	540		?	-	Gazebo	Non-Contributing

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### Statement of Significance

#### Summary Paragraph

The Brookdale Farm Historic District has statewide significance, as *The New York Times* reported in 1904: “Brookdale is the oldest and most famous breeding farm in New Jersey, and was founded by the late David Dunham Withers, who bred many celebrated horses there.” Starting that year, under the tenure of Withers’ successor Harry Payne Whitney, Brookdale Farm achieved even greater fame as the most successful stud farm in New Jersey. Brookdale Farm’s period of significance is from 1786 to 1968 for its agricultural and architectural history and features. Brookdale Farm meets Criterion A for eligibility in the area of Agriculture for its major contributions in horse breeding and horse training to the “Golden Age” of American Thoroughbred racing in the late 19th and early 20th Centuries. Thoroughbred horses bred and/or trained at Brookdale Farm won numerous regional and national races, and for several years won the highest national earnings. Brookdale Farm meets Criterion B as the primary locus of the achievements of three of the most prominent American turfman of that era – David Dunham Withers, who was instrumental in post-Civil War Thoroughbred racing and in the development of Monmouth Park; Harry Payne Whitney, whose Whitney Stable dominated American Thoroughbred racing over several years and who is honored by the National Racing Museum and Hall of Fame as a Pillar of the Turf; and James G. Rowe, who is recognized by the Museum as “America’s greatest trainer” for training the highest number of champion Thoroughbreds. Brookdale Farm is locally significant under Criterion C in the area of Architecture for the 1786 Thomas Lloyd house, and statewide for its equine estate complex, particularly its equine barns and stables that illustrate specialized design, materials, construction, and craftsmanship of the 1870-1880s. In the absence of an historic context for late-19th–early-20th century thoroughbred stud farms in the Northeast, this nomination includes information and details that will contribute toward developing one, which may ultimately identify Brookdale Farm’s significance on the national level.<sup>1</sup>

#### The Historical Significance of Brookdale Farm

The 228-acre Brookdale Farm Historic District comprises the core of the historic equine estate that has been preserved by the generosity of Geraldine L. Thompson and the stewardship of the Monmouth County Park System. Under Criterion A Brookdale Farm has statewide significance for agriculture for its development and prominent contributions to the “Golden Age” of American Thoroughbred racing and breeding in America in the late 19<sup>th</sup> and early 20<sup>th</sup> centuries. Under its development and supervision by David Dunham Withers 1872-1892, Brookdale Farm became a showplace for the breeding and training of Thoroughbred horses in the New York region. As Nelson Dunstan wrote in his 1944 book, *The Thoroughbred in New Jersey*, published by the Garden State Racing Association, “This famous New Jersey establishment...occupied a position of great importance when New Jersey breeding was at its peak.” Under “Withers, President of Monmouth Park, it housed such stallions as *Uncas*, *Laggard*, *King Ernest*, *Kinglike* and *Stonehenge*. Modeled after a southern plantation, the scenes were typical of the Old South and when completed it was a true showplace of New Jersey. It was at Brookdale that much of the reorganization of Monmouth Park was planned.”<sup>2</sup>

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<sup>1</sup> “Brookdale For Mr. Whitney,” *The New York Times*, May 11, 1904, 7; <https://www.racingmuseum.org/hall-of-fame/james-g-rowe>.

<sup>2</sup> Nelson, Dunstan, *The Thoroughbred In New Jersey*, Camden, New Jersey: Garden State Racing Association, 1944, 9, 12.



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Withers assembled five farms into the 833-acre Brookdale Farm, creating an equine agriculture estate with buildings and agricultural landscape features for the breeding, care, and training of horses and the housing of the various managers and workers needed to run the complex operation. Withers' development of Brookdale evolved from the Lloyd-Conover farmstead, wherein he renovated existing agricultural buildings for stables and housing, and most notably he erected purposely-designed buildings for the three stages in a Thoroughbred's development – broodmares and foaling, yearlings, and training. The estate's equine landscape included lanes, tracks, sheds, and paddocks, and also farm fields for growing hay, corn, and vegetables for feeding animals and staff. While no documentation has surfaced of the proprietary breeding and training at Brookdale Farm, its success is well documented in contemporary accounts and in the highest levels of recognition for its prominent turfman and many of its horses by the National Museum of Racing and Hall of Fame in Saratoga Springs, New York.

Under Harry Payne Whitney's tenure, Brookdale Farm achieved its greatest Thoroughbred fame. Nelson Dunstan cited Whitney as one of two turfmen who "stand out in New Jersey breeding of the past." The other was Pierre J. Lorillard IV of Rancocas Farm in Jobstown. These two New Yorkers and men of great wealth "established their farms in New Jersey so they could visit and see the horses as often as their urban affairs would permit." Starting in 1904, Whitney "moved all of his horses to Brookdale Farm" and it soon became "an establishment of spectacular breeding achievements and a training ground of horses second to none of that era. It was an ideal place for wintering horses. Many of the buildings, which formed a compact community in the 870 acres, were enclosed. This allowed the horses to be exercised indoors when the weather conditions were such that the horses could not be jogged on the open mile track. *Hamburg*, standing at Brookdale, was the leading sire of the land in 1905 when thirty of his performers won sixty races and \$158,150 (about \$4.6 million in 2020)."<sup>3</sup>

Though no specific details have emerged of the number of horses bred and trained over a given period of time, or of its management or operation, a population census of 1905 discussed below sheds some light on the number of employees and their roles at Brookdale Farm near the beginning of the Whitney era.

Brookdale Farm's location and setting in central Monmouth County is agriculturally significant because of the area's long history of horse breeding and training dating back to the 18th century, and for its proximity to historic racing venues in the New York City region, particularly Monmouth Park. With its long, open frontage on a major county road, its prominent historic character, and the notable design, materials, and workmanship of its equine complex, Brookdale Farm retains the feeling and association of a major historic stud farm.

Brookdale Farm has statewide significance (and potentially national significance) under Criterion B for three prominent turfmen who made significant contributions to the development of Thoroughbred racing in America, and for whom Brookdale Farm was the primary locus of their major achievements in Thoroughbred racing.

1) **David Dunham Withers** made a fortune in cotton trading and devoted the last three decades of his life to Thoroughbred racing. He played a major role in developing Jerome Park in the Bronx in the late 1860s and in developing Monmouth Park in the years 1878-1892 into one of the three top racetracks in

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<sup>3</sup> Dunstan, 26.

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the Northeast. Withers served as its President of Monmouth Park and also served along with the prominent financiers and turfmen Leonard Jerome and August Belmont as a Governor of the American Jockey Club, where he was widely recognized as America's leading expert on the rules of Thoroughbred racing and called the "Solon of the Turf." Withers established, operated, and expanded Brookdale Farm over two decades – 1872-1892. Contemporary accounts note that he personally attended to many of its details with the help of his fine library on the Farm, but no specific details of Withers' proprietary practices or his construction and design ideas have emerged. Prior to establishing Brookdale Farm, however, Withers was involved in cotton trading and plantations in antebellum Louisiana and Mississippi, and some details on these activities shed light on the role of slavery in amassing the wealth that supported his equine activities. After 1872, Withers spent part of his time at a hotel in New York, but Brookdale was the locus of his breeding and training activities as well as much of his efforts on Monmouth Park.<sup>4</sup>

2) **Harry Payne Whitney**, a financier and "noted sportsman...devoted much energy to horse racing and to the government of the American turf. His Thoroughbreds at one time and another won all the important purses offered on American courses." Whitney is especially recognized in the National Racing Museum Hall of Fame in Saratoga Springs, New York, as a Pillar of the Turf, a distinguished category honoring those "who have made extraordinary contributions to Thoroughbred racing at the highest national level." At Brookdale Farm starting in 1904 Whitney "centralized" his father's far-flung breeding and training activities and he continued developing "the Whitney Stud" at "the Brookdale Stable" until his death in 1930. During that period he bred 192 winners of stakes races (races in which owners put up part of the purse), a record that stood for 50 years. His horses won ten races in the Triple Crown series, including the 1915 Kentucky Derby with *Regret*, the first filly to win that race. He was "the leading breeder in earnings, individually or in tandem with his son, 11 times, and also topped the list of leading owners eight times." Whitney also maintained horses in Kentucky and on Long Island, but Brookdale Farm was the primary locus of "the Whitney Stable" under the personal management of James G. Rowe.<sup>5</sup>

3) **James G. Rowe** trained 34 champion horses, the highest number among trainers in the National Museum of Racing Hall of Fame, which recognizes him as "America's greatest trainer." He started as a track boy at age ten, became an apprentice rider and then a full jockey, winning the Belmont Stakes twice. Rowe trained the famed turfman James R. Keene's horses at Brookdale Farm and then Harry Payne Whitney's horses there over more than three decades, producing 11 Hall of Fame champions including *Regret*, *Top Flight*, and *Equipoise*, all three recognized as National Racing Museum Hall of Fame Horses. At Brookdale Farm, where he achieved his greatest fame, Rowe lived in the 1786 Thomas Lloyd House, which the Thompsons and Harry Payne Whitney expanded to accommodate his family. After his death in 1929, *The New York Times* called him the "dean of American horse trainers."<sup>6</sup>

<sup>4</sup> Riess, Steven A., *The Sport of Kings and The Kings of Crime*, Syracuse, New York: Syracuse University Press, 2011, 105.

<sup>5</sup> Malone, Dumas, Editor, "Harry Payne Whitney," *Dictionary of American Biography*, New York: Charles Scribner's Sons, Volume 20, 1936; [https://en.wikipedia.org/wiki/National\\_Museum\\_of\\_Racing\\_and\\_Hall\\_of\\_Fame](https://en.wikipedia.org/wiki/National_Museum_of_Racing_and_Hall_of_Fame); <https://www.racingmuseum.org/hall-of-fame/harry-payne-whitney>.

<sup>6</sup> <https://www.racingmuseum.org/hall-of-fame/james-g-rowe>; "James G. Rowe Left \$600,000 To His Family," *The New York Times*, August 31, 1929, 15.

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Brookdale Farm meets Criterion C as the best-preserved stud farm from the Golden Age era of Thoroughbred Racing in New Jersey from 1870 to the outlawing of betting by the State Legislature in 1892. Only one other contemporary stud farm of comparable size and stature – Pierre J. Lorillard IV’s Rancocas Farm in Jobstown in Burlington County – has been identified in New Jersey, but some of its original 1870s and 1880s facilities have been lost through fire or demolition. No historic context has been developed for equine estates in New Jersey, but Brookdale Farm is remarkably intact from its period of significance with 20 historic buildings, including several unique, significant, and well-preserved examples of equine architecture that represent a special type and method of construction from the 1870s and 1880s. The Training Stable design from the 1870s with box stalls on either side of an alley with a cupola in the loft above enabled central ventilation, and the subsequent shed roofs on the sides provided “walks” for exercising horses in inclement weather. The two Yearling Barns erected in 1884 contain industrial-type roof trusses with impressive clear spans of 55 feet to provide indoor exercise space for the young horses. No comparable stables or barns from that time have been identified.<sup>7</sup>

Under the stewardship of the Monmouth County Park System, Brookdale Farm’s historic equine landscape also includes vestiges of a half-mile horse track, estate grounds planted with specimen trees and shrubs and lined with hedges, farm lanes, and open space that formerly served as paddocks and fields associated with its operation as a stud farm, all of which are well documented on historic maps and images of Brookdale Farm, many of which are contained herein.

The period of significance of Brookdale Farm begins in 1786 because of the Thomas Lloyd House, one of the largest 18<sup>th</sup> century farmhouses erected in Middletown Township, as documented in the 1798 Federal Direct Tax. Thomas Lloyd was a prominent resident, farmer, and entrepreneur in Monmouth County. The Lloyd House has undergone renovations and expansion over the years, but its historic form as a prominent two-story, double-pile, five bay, center hall, Georgian house remains intact along with significant original features, including its original front Dutch door, center hall staircase, attic flooring, and substantial timber frame structure visible in both the cellar and the attic. The Colonial Revival expansion and renovation of the Lloyd House by the Thompsons and Harry Payne Whitney for James Rowe included a dentiled cornice and setting a new west wing with a lower roof back from the main façade. Under the Park System’s stewardship, the Lloyd House retains its overall appearance as at the end of the Thompson ownership in 1968.

Other extant Lloyd Farmstead buildings that Withers incorporated into Brookdale Farm include two barns and a carriage house from the late 18<sup>th</sup> to early 19<sup>th</sup> centuries that the Park System has preserved and adapted for current use. The Lloyd Farmstead and Brookdale Farm represent the continuity and evolution of agriculture in central Monmouth County from yeoman farms to stud farms during the period of significance, 1786-1968.

When a national historic context is developed for Thoroughbred breeding and training, Brookdale Farm may also qualify for national significance in all three criteria because of its broad contributions to the development of the American “Turf” in the late 19<sup>th</sup>-early 20<sup>th</sup> centuries, its associations with nationally prominent turfmen, and the representative quality and characteristics of its notable equine architecture and landscape from that period.

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<sup>7</sup> While Rancocas Farm retains examples of 1870s-1880s equine architecture, the property is currently not accessible.

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### THOMAS LLOYD FARM – 18<sup>th</sup> CENTURY FOUNDATIONS

The earliest European-American history of the land along the north bank of the Swimming River that eventually became Brookdale Farm dates to 1665, when twelve Englishmen from Long Island received the “Monmouth Patent” for land in present-day Middlesex, Monmouth and Ocean Counties that they acquired from Lenni Lenape Native Americans after the English conquest of New Amsterdam in 1664. Early settlers among the proprietors who owned land that eventually became part of Withers’ Brookdale Farm include Thomas Leeds, John Johnston, Daniel Tilton, Obadiah Holmes and James Grover, Sr.<sup>8</sup>

The development of the Brookdale Farm site dates back to the 18<sup>th</sup> settlement of the land north of Hop Brook in the southwest end of Middletown. In 1708, Thomas Shepherd Sr. and his wife Deborah acquired several parcels of land in this area of Middletown from the owners noted above, including 200 acres from James Grover Jr., Deborah’s grandfather. Thomas Shepherd Jr. and his wife Sarah Dennis Shepherd acquired land from his father, and in 1774 they sold 200 acres to Thomas Lloyd and his wife Clemence Shepherd Lloyd, their daughter, for 750£. This parcel, bounded by the “Church Farm” to the east, Hop Brook to the south, Borden’s Brook to the west and Hendrick Bennet’s Land to the north and east, appears to be the core of the later Lloyd Farm that eventually became Brookdale Farm.

Middletown Township listed Thomas Lloyd as a taxpayer in 1761, possibly as he and his wife were already living on her parents’ 200-acre parcel but had not yet acquired title to it. The 1793 Middletown Township tax assessment for Thomas Lloyd appears to be the earliest record of the occupation of the Brookdale Farm site. The assessment itemizes ratables of 320 acres of improved land, 7 horses and 18 cows over three years of age, 2 male slaves fit for work between the ages of 16 and 50, 1 pleasure slay (sic), 1 dog, a tanyard, and a half-share of a boat. Lloyd’s assessment was in the top 10% of Middletown taxpayers.<sup>9</sup>

The rare surviving 1798 Federal Direct Tax for Middletown assessed Thomas Lloyd for 316 acres valued at \$4,100, a two-story wood dwelling house measuring 32 x 47 feet (as existing) with 24 windows plus an outkitchen along with two acres for a total of \$1,650, a second one-story wood dwelling house occupied by a cooper and measuring 20 x 24 feet with three windows with an outkitchen and two acres for a total of \$270. Lloyd appears to have built his house (P1.1-1.6) in 1786, as inscribed on a date stone. It was the largest house by square footage listed for Middletown Township in 1798. The Federal Direct Tax also assessed two slaves but noted four additional slaves in Lloyd’s possession that were exempt through the New Jersey Slave Taxation Law.

The high value of the Lloyd Farm, including the largest house in Middletown, attested to its propitious site, with level terrain, fertile soils, water sources, mild climate, and its proximity to Middletown Point (now Matawan), where ships connected it to New York markets. These conditions also favored horse breeding, and “in

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<sup>8</sup> The deed research, supplementary research, and GIS for this nomination (excepts Maps 1 – 1d) were undertaken by Kristen Norbut, Historic Preservation Specialist, Monmouth County Park System.

<sup>9</sup> Salter, Edwin, *A History of Monmouth and Ocean Counties*, Bayonne, New Jersey: Gardner & Sons, 1890, 38; By New Jersey taxation law, younger and older males slaves and all female slaves were not assessed.

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Leedsville, Middletown, Holmdel, and Colts Neck, flatland was converted to private racetracks and racing became the premiere sport.”<sup>10</sup>

Thomas Lloyd died in 1812 and was buried at Christ Church in Shrewsbury. The value of his personal estate totaled \$43,103 (about \$660,000 in 2020), which included “contents of bark house and tanyard” in his inventory plus \$39,430 in credits due to him. Besides income from his tanyard and farm, it is unclear how Lloyd accumulated the impressive value of his estate. The 1815 Middletown Tax assessment for his widow Clemence Lloyd listed 300 acres and 2 tanyards. Lloyd bequeathed his land to his four surviving sons, all as executors. With the large amount of money due to their father’s estate, the brothers apparently had problems meeting the estate’s obligations and those of their mother, who died in 1819. The eldest Lloyd son, John, and his wife Mary mortgaged the eastern one third of the Thomas Lloyd’s land in 1818 for \$432. This parcel eventually became known as the Roberts Farm and later became part of Brookdale.<sup>11</sup>

The other two-thirds of the Thomas Lloyd Farm, totaling 519 acres, was sold at a sheriff’s sale in 1821 to Joseph Van Mater, a Lloyd brother-in-law. Gilbert Van Mater acquired the parcel through a judgment in 1842, and sold it two years later to Joseph Conover for \$12,000 (about \$235,000 in 2020). Joseph Conover’s son, Samuel Ely Conover, was a breeder of Thoroughbred horses and lived on the farm, possibly converting barns into stables or building new ones. Joseph Conover sold 200 acres with the Lloyd homestead to Michael and Sarah Taylor in 1869 for \$35,098 (about \$687,000 in 2020). The almost tripling in value in 25 years from 1844 reflects the increasing worth of New Jersey farmland in the mid-19th Century, but it also suggests some significant improvements during the Conover tenure. The 200-acre Taylor Farm was the first parcel of land acquired in 1872 by David Dunham Withers to establish his Brookdale Stable, and it constitutes most of the Brookdale Farm Historic District.<sup>12</sup>

**DAVID DUNHAM WITHERS AND THE FOUNDING OF BROOKDALE FARM 1872 - 1892**

In 1872, David Dunham Withers (H1) acquired the 200-acre Lloyd-Conover Farm for \$26,500. Withers was a wealthy businessman living in New York racing Thoroughbred horses and interested in breeding them as well. He was born in 1821 in Greenwich Village in favorable circumstances, as his father Reuben Withers was president of the Bank of the State of New York, and his maternal grandfather David Dunham was a prominent merchant. As an 1892 obituary of D.D. Withers notes, “Young, energetic, and shrewd, he saw many opportunities for making money, and taking advantage of them, accumulated wealth at a rapid rate.”<sup>13</sup>

Around 1843, 21-year-old David Dunham Withers moved to New Orleans to conduct business for the trading and shipping house Howland and Aspinwall. In the second quarter of the 19<sup>th</sup> century steamboats made cotton grown by slaves on Mississippi plantations highly profitable. As L.H. Weeks noted in *The American Turf* in

<sup>10</sup> *Triangle of Land: A History of the Site and the Founding of Brookdale Community College*, Lincroft, New Jersey: Brookdale Community College, 1978, 25.

<sup>11</sup> Brookdale Farm Leonard Tract Summary, Kristen Norbut, 2018.

<sup>12</sup> Brookdale Farm Taylor Tract Summary, Kristen Norbut, 2018.

<sup>13</sup> “David Dunham Withers,” *The Illustrated American*, March 12, 1892, 151.



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1898, "In the Southern city Withers soon set up independently, becoming a large dealer in cotton and farming properties and buying and selling plantations in Louisiana and Mississippi."<sup>14</sup>

In 1847, Withers bought contiguous Mississippi River plantations in Wilkinson County, Mississippi, near Fort Adams, about 20 miles west of Woodville, about 40 miles south of Natchez, and about 150 miles north of New Orleans. (H2) He purchased Loch Levin Plantation, Lochdale Plantation, Artonish Plantation, the Pandelly Lands (later called Pandella), and the Pitcher Lands from "the northeastern commercial firm of Brown Bros. & Co....The 1847 deed listed 79 slaves at Artonish and 96 slaves at Pandelly, Loch Levin, and the Pitcher Lands, along with all the horses, mules, cattle, farming utensils and plantation supplies." In a 1937 Works Progress Administration Slave Narrative, James Lucas, age 104, and a former slave owned by Withers, recalled:<sup>15</sup>

My fust white folks...owned a heap o land and five hundred slaves. Dare was Artonish, Lochdale en Loch Leven, all three dem big plantations was along de Mississippi ribber in Wilkinson County...Dey is all 'long together.<sup>16</sup>

Four masters owned James Lucas in his lifetime. William and Lucinda Davis Stamp, who lived on Artonish Plantation, were the first. Lucinda was the sister of Jefferson Davis, who spent part of his youth at Poplar Grove, his family's plantation in Woodville. Jefferson Davis appears to have been Lucas' second owner and proprietor of the three Mississippi River plantations, and Withers was the third. As Lucas recalled of Withers,

I was a house servant an' de ober-seer dasn't hit me a lick. Marster done lay de law down he wazn' eber to punish me. D.D.Withers was my young marster an' he was a little man but ebery body stept when he cum 'round... He was frum de nawth an' he didn' have no wife. Marsters wid out wives was de debble...wives made a big diffe'ence. Dey was kind an' went 'bout amongst de niggers lookin after 'em. Dey give out food, an' close an' shoes an' doctored de little babies."

Through his cotton trading and ownership of the Mississippi River plantations, Withers made at least part, and likely a substantial part, of his fortune through the labor of slaves. He got involved in politics and in 1856 ran in a highly contested election for the Louisiana Senate from New Orleans Parish. By 1860, the North-South slavery conflict was weighing heavily on him. He was elected as a Louisiana delegate to the Democratic National Convention in Charleston, but in March, a month before the Convention, "Withers sold his river plantations to John Kingsbury Elgee, an Alexandria, Louisiana, attorney and judge...the total number of slaves for all five properties had grown to 515." Amidst the slavery controversy, it took a second Democratic Convention in June to nominate Stephen Douglas for President.<sup>17</sup>

As South Carolina seceded that December, Withers' dilemma intensified. He had likely already known Jefferson Davis for several years when in January 1861, Mississippi Governor John Pettus appointed Davis as major general of the Army of Mississippi. A month later, the Confederate States Constitutional Convention in

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<sup>14</sup> L. H. Weeks, *The American Turf*, 1898, 133.

<sup>15</sup> "Cultural Resources Survey of Palmetto and Coochie Revetments, Mississippi River, M-326 To M315," U.S. Army Corps of Engineers, New Orleans District, 1993, 36.

<sup>16</sup> <http://msgw.org/slaves/lucas-xslave.htm>

<sup>17</sup> "Cultural Resources Survey of Palmetto and Coochie Revetments," op. cit., 36.

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Montgomery, Alabama, elected Davis as President of the Confederacy. “When the Civil War broke out,” as L. H. Weeks noted, Withers “gave his allegiance to the South, although his father was for the North, his long residence in the former section, begun at a youthful and impressionable age, having made him thoroughly Southern in sympathies and opinions.”<sup>18</sup>

“At the breaking out of the war” Withers’ 1892 obituary noted, “he had heavy business interests in the North as well as in the South, and, not desiring to take the part of either side of the struggle, he went abroad, and lived for the greater part of the time in Paris, until the end of the Rebellion.” He sold Southern investments including the three Natchez plantations, on which he held a mortgage of \$600,000 (about \$17.4 million in 2020), which gives an idea of the antebellum value of cotton plantations. In France and England during the war he attended horse races and visited with owners and breeders. Returning to New York in 1866, he bought *Vespucius*, “one of the best horses he ever owned. From the date of purchase of this animal up to his death he devoted most of his time to racing.” He also spent time and effort in lawsuits in the South seeking money owed to him, including about half of the Natchez mortgage, and he made more southern investments, including a one-half million dollar stake in the New Orleans Gas Company.<sup>19</sup>

### Withers and Thoroughbred Racing

Withers developed his strong interest in horse racing during his two decades in New Orleans conducting business and socializing with plantation owners and southern horsemen. The long tradition of horse breeding and racing among wealthy landowners in the South, and in several northern states as well, reaches back to the British Isles, where aristocratic horsemen in the 17<sup>th</sup> Century imported fast Arabian stallions to breed with their “foundation mares.” Their goal was to develop a breed of horses for “flat racing” on level “turf,” and the breed came to be known as “Thoroughbred.”

Around 1750, aristocratic horsemen founded the Jockey Club in London to develop rules for racing, but it also served as an “exclusive high society social club...sharing some of the functions as a gentleman’s club such as high-level socializing.” The root of “jockey” is said to derive from “the late medieval word for ‘horseman,’ pronounced ‘yachey,’ and spelt Eachaidhe in Gaelic.” In 1776, the Jockey Club established the first of the five British Classic Races for three-year olds that are still considered the pinnacle of Thoroughbred racing in Britain. The sport came to be known as the “Turf,” and practitioners as “Turfmen.”<sup>20</sup>

English settlers brought horses and racing to the New World, and records from the 1660s document racing on a “Newmarket” course on Long Island’s Hempstead Plain not far from today’s Belmont Park. Other documents recorded a “Middletown Cup” race near Red Bank in 1699. In the middle of the 18<sup>th</sup> Century races were noted at Mt. Holly, Philadelphia, and Paulus Hook (Jersey City). Horse breeding and racing was even more popular in Virginia and other southern colonies, and a racecourse was laid out in Louisville in 1789. In New Jersey, the Morris family in Morristown and the Stocktons in Princeton both maintained Thoroughbred “nurseries” and imported English stallions to sire the “Morris Stud” and “Morven Stud” lines of “blooded horses.”

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<sup>18</sup> Weeks, op. cit., 133.

<sup>19</sup> “David Dunham Withers,” *The Illustrated American*, March 12, 1892, 151.

<sup>20</sup> <https://www.thejockeyclub.co.uk/>

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Race tracks established in the first half of the 19<sup>th</sup> Century spurred more interest in racing: Union Course opened in Queens in 1821, a track for harness racing opened in 1830 in Freehold (now Freehold Raceway – the oldest operating race track in the U.S.), Beacon Course opened in Camden in 1834, Metairie Race Course in New Orleans in 1838, and a racetrack at Saratoga Springs in New York in 1847.

New Yorker Richard Ten Broeck, who came from a wealthy Albany family and had attended West Point with Robert E. Lee, acquired the Metairie Race Course in 1848 with other turfmen. In 1851, Ten Broeck refurbished the Metairie grandstand with “special stands and parlors for the ladies, making the track a popular venue for all...and one of the south’s leading tracks.” (H3). The Metairie Jockey Club became “the heart of antebellum social life in New Orleans,” and as a member Withers would have keenly observed Ten Broeck’s development of the Metairie Race Track into a prime racing venue. Facilities for spectators at these early courses were scant, as at Union or rudimentary. Beacon Course closed after its lightweight grandstand collapsed in 1845.<sup>21</sup>

In New Jersey, the Stocktons’ English Thoroughbred, *Trustee*, sired *Fashion*, a filly born in 1837 in Madison that was trained and raced by Samuel Laird in Colts Neck, not far from the future Brookdale Farm. At Union Course on Long Island in 1842, *Fashion* famously set a record winning a huge stake of \$20,000 (about \$541,000 in 2020) in two heats of a four-mile, north-south match race against the “invincible” *Boston*, an outstanding stallion from Virginia. In 1845, *Fashion* lost another closely watched North-South match race at Union Course against the formidable filly *Peytona*, but then beat her two weeks later in Camden. Racing historians put the attendance at the Union Course match races at 70,000, which seems quite high but even a fraction of that highlights the popularity of racing before the Civil War.

Post Civil-War Thoroughbred Racing in the New York Region

With racing and breeding in the South constrained by the War, elite horsemen in the North had new impetus, and wartime prosperity, to improve existing tracks and build new ones. After sponsoring Thoroughbred races in Saratoga in 1862, former boxing champion John Morrissey established the Saratoga Association for the Improvement of the Breed with backing from Cornelius Vanderbilt and other elite New Yorkers. In 1863, the Passaic County Agricultural Society sponsored meets on a Riverside Racetrack in Paterson, and the following year staked the “Jersey Derby,” the first sweepstakes derby race for three-year olds in the U.S. The Paterson and Saratoga meets attracted wealthy financier horsemen like Leonard W. Jerome and August Belmont, who each drove “four-in-hand” carriages with friends on board to the spring and autumn races in Paterson.

Leonard Jerome was a New York lawyer and stock speculator known as the “King of Wall Street.” (His oldest daughter Jeanette later married Lord Randolph Churchill and they named their first son Winston.) To foster Thoroughbred racing closer to home, Jerome in 1865 led the organization of the American Jockey Club with financier August Belmont, James Gordon Bennett, publisher of *The New York Herald*, D.D. Withers, and other turfmen who together capitalized it with \$750,000. They spent \$250,000 acquiring the 230-acre Bathgate stud farm near Fordham Village and another \$280,000 building a racetrack with a 450-foot long two-tier, 8,000-seat

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<sup>21</sup> <http://websitesneworleans.com/neworleansmaps/id124.html>;  
[https://www.nola.com/175years/index.ssf/2011/08/1860\\_metairie\\_race\\_course\\_was.html](https://www.nola.com/175years/index.ssf/2011/08/1860_metairie_race_course_was.html).

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grandstand plus a year-round clubhouse with a dining hall, a ballroom, and sleeping quarters. (H4) They named the magnificent track Jerome Park in honor of its leading proponent.

Jerome Park opened in September 1866 with General Ulysses Grant, a noted horseman, as the guest of honor and newspapers estimated the crowd at 25,000. American Jockey Club co-founder Judge A.C. Monson, who served as executor for D.D. Withers' estate after his death in 1892, recalled in 1897 that "Social leaders were thick in the gathering, and the enjoyment was general." At the spring meeting in 1867, August Belmont established the Belmont Stakes Race, which is run annually today at Belmont Park as the final Triple Crown Race. Judge Monson's recollection provides a view of elite New York racing in the early postwar years.<sup>22</sup>

What prettier site was there in the universe than Jerome Park on race day in the spring! Over green grass ladies trailed the skirts of fashion, and the coaches on the lawn were as bright as paint and varnish could make them. The lunch parties on the lawn added to the picturesqueness of the scene, and the popping of corks enlivened the spirit of conversation. Then there was the excitement of the multitude over hard-fought finishes... What delightful times we had in the club-house. After the races, the big room would be cleared and dancing would begin and be kept up until 10 o'clock. The best people were enrolled as club members and at these informal dances the brightest side of social New York was presented. By George, they were great days!<sup>23</sup>

Judge Monson, Belmont, and Withers served on the American Jockey Club's board of governors, elected at the first meeting. As Monson wrote,

Mr. Withers and Mr. Belmont frequently locked horns over programme conditions. Mr. Withers was the best authority on racing rules that I ever knew. He gave much thought to the subject and was really the Admiral Rous of America. [Admiral Henry John Rous, 1795-1877, was a British MP, a leading horse racing authority, and author of *On the Laws and Practice of Horse Racing*.] He was prominently identified with racing at New Orleans before the war, and was a student of racing in England during the war. He improved his opportunities to acquire practical knowledge and was a master of the subject. Mr. Withers was also a student of the science of breeding and the success that he achieved in this field showed that he had studied to some purpose...

A great deal of history was made at Jerome Park. The popularity of racing in the United States, which gave tremendous impetus to the breeding industry, dates after the war, from the birth of the American Jockey Club. We placed the standard high, and the tone of racing everywhere improved. It was not until the commercial element reached out for control that the turf began to lose prestige.

Among the rich New Yorkers who became enthralled with Jerome Park's "racing spirit" and the grand life in its baronial clubhouse were Pierre J. Lorillard IV, born in 1833, and his brother George Lyndes Lorillard, born in 1840. P. Lorillard and Company, established in New York by their great grandfather Pierre Abraham Lorillard in 1760, was America's oldest and largest tobacco business processing tobacco for snuff, pipes, and cigars. The excitement of racing and the appeal of socializing and sharing turf knowledge and experiences with prominent American and English turfmen inspired the Lorillard brothers to immerse themselves and vast amounts of their

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<sup>22</sup> "The Turf Recollections of Judge Monson," *Turf, Field & Farm*, Vol. LXIV, No. 22, May 28, 1897, 834.

<sup>23</sup> *Ibid.*, 835.

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fortunes in breeding and racing. Like D.D. Withers, both Lorillards would be among the most conspicuous turfmen of their lifetimes.

In their gentlemanly pursuit of Thoroughbred racing glory, American Jockey Club members barred gambling and alcohol at Jerome Park and designed accommodations and non-racing activities to appeal to women spectators, and the large number of finely dressed women who attended races contributed much to the high status of racing. Betting largely took place out of sight in auction pools that favored wealthy betters. Not to be left out, however, some race attendees saw opportunities for expanding betting and profiting from it.

To advance his racing interests, Withers partnered in 1869 with John F. Purdy, a wine merchant, gentleman jockey (racing for pleasure rather than purse), and Vice President of the Saratoga Racing Association. They hired the noted Jeter Walden to train their horses, including *Tasmania*, which won the Ladies Stakes at Jerome Park, and *Vespucius*, which won the Annual Stakes.

### The First Monmouth Park 1870

The notable success of the Saratoga and Jerome Park racetracks soon stimulated new racing and breeding activities in New Jersey that would lure D.D. Withers to the state. The beach town of Long Branch, named for the eastern branch of the Shrewsbury River running by it, had been a summer destination dating back to the late 18<sup>th</sup> Century, particularly among Philadelphians. Steamer service down the Shrewsbury connected Long Branch to New York in 1830; one observer called the steamer trip “in itself an exhilarating recreation.” In his 1834 *Gazetteer of the State of New Jersey*, Thomas Gordon wrote:<sup>24</sup>

Long Branch, well known and much frequented sea-bathing place, on the Atlantic ocean, 75 miles from Philadelphia, and 45 from New York... The inducements to the invalid, the idle, and the hunters of pleasure, to spend a portion of the hot season here, are many. Good accommodations, obliging hosts, a clean and high shore, with a gently shelving beach, a fine prospect seaward, enlivened by the countless vessels passing to and from New York, excellent fishing on the banks, 3 or 4 miles at sea, good gunning, and the great attraction of all watering places, much, and changing and fashionable company. During the season, a regular line of stages runs from Philadelphia, and a steamboat from New York, to the boarding houses here, of which there are several... Many respectable farmers also receive boarders, who, in the quiet of rural life, enjoy in comfort and ease, their season of relaxation, perhaps more fully than those at the public hotels.

On the eve of the Civil War in 1860, the Raritan and Delaware Bay Railroad completed its first section from Port Monmouth on the Bay through Red Bank to Eatontown with a branch line eastward through what later became Oceanport to Long Branch. After the Civil War Long Branch expanded notably with the opening of new hotels like the 1200-room Continental Hotel in 1866. General Ulysses S. Grant started summering with his family in Long Branch as the guest of Philadelphia publisher George S. Childs in 1867, and that year the N.J. Legislature incorporated Long Branch as a borough. The New York and Long Branch Railroad opened in 1868, and after Grant was elected President that November, Childs, New York sugar merchant Moses Taylor, and Chicago sleeping car manufacturer George Pullman bought a “summer cottage” on the beach that they let

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<sup>24</sup> Gordon, Thomas F. *A Gazetteer of the State of New Jersey*, Trenton, New Jersey: Daniel Fenton, 1834, 170.

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President Grant use for the rest of his life. An accomplished horseman, Grant prominently drove his carriage down Ocean Avenue for morning exercise.

President Grant's "summer White House" naturally attracted more visitors and entrepreneurs to Long Branch. In 1869, John Chamberlain, a former riverboat gambler who had helped John Morrissey develop gaming and horse racing at Saratoga, opened a gaming house in Long Branch with an idea to bring Thoroughbred racing to "the Branch" with a "proprietary track." He and a fellow investor bought the 120-acre Hulick Farm, three miles to the west in Oceanport, that already had a half-mile Standardbred or trotting track. Chamberlain planned to profit through admissions, concessions, and fees from bookmakers and from telegraph companies that transmitted race results to "poolhouses" in New York where betters placed their wagers. His timing was excellent.

Chamberlain organized the Long Branch and Seashore Improvement Association in early 1870 with \$100,000 (about \$2 million in 2020) in capital from investors including tobacco merchant Pierre Lorillard, financier Jay Gould, and New York politician, William "Boss" Tweed. The Association built the first "Monmouth Park" next to the Long Branch line of the Raritan and Delaware Bay Railroad. (H5 & H6) Its one-mile, eighty-feet wide, track extended nearly to the Eatontown-Long Branch Turnpike (today's Broadway). A stop 100 yards from the track gate provided rail access for horse owners and trainers, and for racing enthusiasts from Long Branch, New York and Philadelphia. Steamers also provided access from New York down the South Shrewsbury River to docks in Oceanport within walking distance to the racetrack.

Thoroughbred owners and breeders welcomed the new racing opportunity on the northern New Jersey coast, and with racing luck possibly made some money to defray some of their expenses, and in rare cases made a lot of money. "In the Northern states," *The New York Times* reported at the beginning of 1870, "the turf has attained a higher degree of popularity than it ever before enjoyed, and it is patronized and supported by men of the highest social position, intellect and wealth...Owners of racing stock have a chance of securing a remunerative return for the capital invested in their stables in the purses and stakes they may win, in addition to the pleasure they derive from the indulgence in 'the sport of Kings.'"<sup>25</sup>

While racing provided elite Thoroughbred owners with a noble, exciting, and manly preoccupation spiced with speculation, middle class and workingmen patronized the tracks specifically for the thrills of the contests and the wagers, and fees on the latter provided most of the money for the overall enterprise.

In April 1870, Purdy and Withers nominated *Vespucius* for the two-miles-and-a-half Monmouth Stakes to be run on the opening day of Monmouth Park on July 30. Purdy's interest in racing was primarily to serve as an agent for Thoroughbred buyers, but Withers had grander ambitions as a racer and breeder and they decided to go their separate ways. Withers entered *Vespucius* in a three-mile race with a \$1,000 purse for all ages at Saratoga that July, and the four-year-old colt placed second in a "desperate struggle" with the favored horse. At Jerome Park, Withers raced his three-year-old colt *Milesian* and his two-year-old filly *Corona*, but both finished

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<sup>25</sup> "The American Turf," *The New York Times*, January 3, 1870, 3.

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out of the money. His best move that year was importing *King Ernest*, who would go on to sire “many speedy representatives on the turf.”<sup>26</sup>

To attract Thoroughbred owners and thousands of patrons to the opening of Monmouth Park on July 30, the Long Branch and Seashore Improvement Association had spent \$40,000 building a majestic 400-foot long, 6,000-seat grandstand capped by three pavilions with Mansard roofs decorated with ornamental slate. (H7) Behind the Grandstand, the Association built stables for 150 horses. *The New York Times* reported enthusiastically on the opening of the racetrack.<sup>27</sup>

For years the want of a race-course has been experienced at the rapidly increasing sea-side resort of Long Branch, whose myriads of fashionable visitors unanimously expressed their conviction that to make it the most attractive and delightful of watering-places, a race-course and racing, properly and decorously managed, was the only desideratum...

A more gloriously delightful day for the thorough enjoyment of the exciting contests of the turf, so happily termed ‘the sport of kings,’ could not have been desired for the inauguration of the magnificent Monmouth Park Race-course,” an institution of pleasurable, social and public enjoyment.

*The New York Times* called Monmouth Park “the finest, fastest and safest race-course that Americans boast the possession of,” and lauded “the admirable construction of the course, with its eighty feet in width, ample enough to start the largest field of horses, and the elegant and artistic architecture and beautiful scenery spread out in panoramic view before the visitors.”<sup>28</sup>

Leonard Jerome, August Belmont and other turfmen entered over 140 horses in flat and steeplechase races for Monmouth Park’s inaugural five-day meeting. The racing enthralled the crowd, and by the third day the “visitors” numbered over 10,000, with many viewing from their “‘turn-outs’ of all kinds and patterns, from the prancing six-in-hand to the unpretentious countryman’s conveyance; the handsome landau and the venerable ‘one-horse shay’ stood side by side within the vast inclosure.” (H8) “New Jersey is essentially a race-loving State...which gave the American turf the world-renowned racer *Fashion*,” *The New York Times* noted, “and great and unequalled has been the success of Monmouth Park in its inaugural meeting.”

The inaugural meeting brought out “the most famous turfmen, the most distinguished politicians (in their own estimation), the nobbiest nabobs, the heaviest betters, the gayest cavaliers, and the prettiest women in the land...The ‘turf’ may now be considered an established institution at Long Branch...and an agreeable diversion from the monotonous surf bathing flirtation and gormandizing of that seaside retreat. The farmers of Monmouth County are also delighted with the change, and think they see in the new and exciting sport what they have often heard but never before believed — an incentive to the more thorough breeding of horse flesh.”<sup>29</sup>

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<sup>26</sup> *The Illustrated American*, op. cit., 151.

<sup>27</sup> “Racing at the Branch,” *The New York Times*, July 31, 1870, 1.

<sup>28</sup> “Long Branch Races,” *The New York Times*, August 3, 1870.

<sup>29</sup> “Sports Out of Doors,” *The New York Times*, August 7, 1870, 8.

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Withers ran his two-year-old filly *Corona* in a one-mile race in the fall Jerome Park meeting, but she came in last. That year August Belmont topped the list of “lucky” owners, winning \$34,755 (about \$718,000 million in 2020). Withers made the list among others winning between \$1,000 and \$2000. By the start of 1871 season, Withers had notably expanded his “stable,” although its location is unknown. For races at the spring meeting at Jerome Park, he nominated five horses, including his imported colts *King Ernest* and *Blenkiron*, and fillies *Conceit* and *Miss Nelly*.

For Monmouth Park’s second racing season that summer, Chamberlain planted hundreds of trees to give the horses some shade and built more stables and a depot at the railroad for visitors and owners, and he successfully marketed the racetrack for training horses. Among the race horses that trained at Monmouth Park that year were three-year-old *Harry Basset* in the stable of Colonel David McDaniel of Princeton, who had paid \$315 for him and had recently refused \$25,000 (about \$516,000 in 2020), and the four-year-old *Longfellow* in the stable of John Harper of Kentucky. As the two stallions enjoyed “their comfortable quarters in their cottage stables by the sea,” little did anyone know that they would soon make history in legendary North-South match races.<sup>30</sup>

On July 4<sup>th</sup>, the opening day of Monmouth Park’s second season, *Harry Bassett* pleased McDaniel by winning the \$1,500, one-and-a-half mile dash, Jersey Derby Stakes. On the next day Harper’s *Longfellow* ran off with the \$1,500, two-miles-and-a-half Monmouth Cup, and Harper, who had also received an offer of \$25,000 for him, was now “less disposed to sell him than ever.” The separate victories whetted everyone’s appetite for a match race between the two great stallions. *The New York Times* lauded Monmouth Park’s great success:<sup>31</sup>

Long Branch long ago established the reputation of being one of the most fascinating, because it is one of the most charming, Summer resorts to be found on the Atlantic shore...But it was not until the devotees of the turf went deftly to work, and with an enthusiasm in every way worthy of their cause, established Monmouth Park, making that place a thing of beauty, and, it is to be hoped, a joy forever – it was not until this was done, that Long Branch placed itself in the first rank of American watering-places.

At the opening of Monmouth Park’s second meeting that year on August 1, D.D. Withers ran three-year-old *Miss Nelly* in a \$600 Mile Dash for all ages and she placed fifth. The next day he entered an unnamed brown filly – Withers had a habit annoying to many of holding off on naming his young horses until they proved themselves – in the \$500 Thespian Stakes, a mile-and-three-quarters dash for two-year-old colts and fillies, and she lost by a neck to a filly from Kentucky. For the \$500 “selling race” for horses of all ages, at the end of which the winning horse would be sold for \$1,500, he registered *Miss Nelly* but withdrew her before the start. Withers had attended previous Monmouth Park meetings, but competing at its second meeting that summer no doubt furthered his view of Monmouth County as a racing Mecca.

Not everyone was pleased with racing at Monmouth Park. Chamberlain’s running of auction pools and some unreliable bookmakers bothered some race attendees and Long Branch residents and visitors who abhorred gambling of any kind. Chamberlain’s reputation also suffered as his associates Jay Gould and William “Boss” Tweed became entangled in financial manipulation and corruption. These problems foreshadowed bigger troubles ahead for Chamberlain that ultimately opened opportunities for more reputable horsemen.

<sup>30</sup> “Turf Prospects,” *The New York Times*, March 20, 1871.

<sup>31</sup> “Long Branch Races,” *The New York Times*, July 8, 1871, 8.



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Despite the misgivings of some observers, a *New York Times* reporter that summer attributed the exceptional growth in Thoroughbred racing in the northeast to the exhilaration of watching a “running horse.”<sup>32</sup>

Little more than ten years ago, there was in this part of the country no such thing as a track devoted exclusively to racing...Trotting matches were the passion of the hour...Today all that has changed. The trotting track is deserted...Trotting, indeed, as a spectacle may be said to have fallen into comparative disrepute, and fashion and popularity alike have declared in favor of its long-neglected rival. The reasons for this revolution in public taste are sufficiently obvious. Regarded purely as a spectacle, a race is at once more exciting and more attractive than a trot. The far greater speed of the running horse, and the enhanced grace of his movements in the natural gait, combine to this result...The slowest race horse, it must be remembered, is faster than express trains are commonly run with us...

In every instant of the race, from the uncertainty of the start, through all its wavering fortunes to the breathless excitement of the finish, there is an excitement which hardly any similar contest can parallel. The emotion is all the more intense for being concentrated. Almost as soon as begun the struggle is over. There is a lightening-like rush, a kaleidoscope flash of blended colors and shifting steed, a hoarse shout, and within a few seconds all is over. But to the lover of the sport, these few seconds are moments of exhilaration.

Withers enjoyed more moments of exhilaration that season. At Saratoga he raced an unnamed two-year-old colt and his three-year-old filly *Mimi* sped from last place in the home stretch to place fourth. At the Jerome Park fall meeting, *Mimi* again placed fourth in a race, but his three-year-old bay filly *Elsie* “took the lead from the start” in the mile-and-three-quarters Hunter Stakes, and “passed under the string winner of the race by a length and a half.” August Belmont again led Thoroughbred owners with winnings over \$35,000, and Withers again was among many owners winning between \$1,000 and \$2,000.<sup>33</sup>

### Withers establishes Brookdale Farm 1872

Pleased with his early racing success, Withers notably increased his participation and investment in racing in 1872. On April 25, the American Jockey Club announced handicap weights for two of his colts — 3-year-old *Blenkiron* and six-year-old *Vespucius* — for the Jerome Park meeting that spring. The next day Withers purchased the 200.56-acre Taylor Farm on Leedsville Road (later renamed Holmdel Road and afterwards Newman Springs Road) in Middletown from Michael and Jane Taylor for \$36,500 (about \$785,000 million in 2020). By comparison, the average daily wage at this time was around \$2.45 per day, or \$735 (about \$21,600) annually for a six-day week. Thus it would take almost 50 years of a workingman’s annual wages to buy the Taylor Farm. The property was previously the Thomas Lloyd Farm with Lloyd’s 1786 house plus 18<sup>th</sup> and 19<sup>th</sup> century outbuildings, and it included much of the land within the 228-acre Brookdale Farm Historic District. (Map 2)

Three days later on April 28, *The New York Times* reported that turfmen had sent a total of 110 horses to Jerome Park to train for its spring meeting. “Mr. D.D. Withers’ stable arrived last week,” the notice read, “under the

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<sup>32</sup> “Our Race Horses,” *The New York Times*, August 18, 1871, 4.

<sup>33</sup> “The Races, Second Day of the Fall Meeting at Jerome Park,” *The New York Times*, October 11, 1871, 2.

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charge of Frank Midgely. The string consists of nine horses.” Withers may have been stabling his horses adjacent to Monmouth Park, as a year later *The New York Times* reported that “Wither’s...training stables are just opposite the grand entrance on the Oceanport Road.” That summer, his “nominations,” or registering, of several horses with the American Jockey Club for races to be run at Jerome Park and at Saratoga in 1873 for foals of 1871, and in 1874 for foals of 1872 highlighted his breeding and racing ambitions.<sup>34</sup>

That July, all “turf” eyes were on the much-heralded North-South “race that has been the talk of the country for months,” between *Longfellow* from New Orleans and *Harry Basset* from Princeton in the two-and-a-half mile, \$1,500 Monmouth Cup. Some 30,000 spectators, most from New York, flooded Monmouth Park, where “the excitement and enthusiasm swayed the vast multitude,” and *Longfellow*’s “stables boys were dancing with delight” watching him best *Harry Bassett* by 200 yards and be “crowned king of the turf.”<sup>35</sup>

Withers didn’t enter horses in the July 1872 Monmouth Park meeting but at the Saratoga meeting that August, his three-year-old filly *Mimi* ran second in a mile and an eighth Free Handicap for all ages, and his four-year-old “fine filly” *Elsie*, “the trim looking daughter” of *Leamington* and *Babta*, won a four-mile \$500 sweepstakes in a “walk over.” *Elsie* also ran a commendable second in a three-quarter mile dash against the great Harry Bassett. At the fall Jerome Park meeting Withers entered horses in several races and *Mimi* placed second in a \$500 mile-and-three-quarters dash, *Elsie* placed second in a one-mile dash, and an unnamed Wither’s horse placed second in a three quarter-mile dash. An end-of-year recap of the Jerome Park, Saratoga, and Monmouth Park meetings, cited *Elsie*’s four-mile August victory as the only win for D.D. Withers’ stable.<sup>36</sup>

Pierre Lorillard imported his first Thoroughbreds from England in 1871, and, enticed like Withers by the success of Monmouth Park, he decided to establish his own racing stable in New Jersey. In 1872, he bought a 200-acre farm in Jobstown in Burlington County. The location was accessible by train about seventy miles south of Manhattan and thirty miles north of Philadelphia, and its slightly milder climate would enable a longer period of outdoor training. For the next 14 years Lorillard’s Rancocas Stud Farm and Withers’ Brookdale Stud Farm would compete on racetracks and in the outfitting of their stables, as “neither of these sportsmen spared cost or energy in efforts to outdo the other at the race course.” With his larger fortune, outsize personality, and grander vision, Lorillard would dominate, but the two turfmen built the most prominent Thoroughbred stud farms in New Jersey, and their successors would continue their rivalry.<sup>37</sup>

In contrast to Lorillard’s flamboyant lifestyle, Withers lived quietly out of the limelight. He never married and at this point in his life he was devoting most of his efforts and his fortune to breeding and racing Thoroughbreds. He raced his horses regularly at Monmouth Park, Jerome Park, and Saratoga. At the 1873 spring meeting at Jerome Park, he introduced his imported colt *Stonehenge*. *The New York Times* reported that many turfmen preferred Saratoga or Monmouth Park over Jerome Park because of the latter’s “curiously shaped track, since invariably some of the fastest horses come together and make things lively.” Nevertheless, he chose

<sup>34</sup> “The Turf,” *The New York Times*, April 28, 1872, 7; “Monmouth Park, A Visit to the Stables,” *The New York Times*, June 25, 1873, 8.

<sup>35</sup> “The Great Race,” *The New York Times*, July 3, 1872, 5.

<sup>36</sup> “Jerome Park,” *The New York Times*, September 28, 1872, 4; “The Racing,” *The New York Times*, October 3, 1872, 10.

<sup>37</sup> Cole, Peter and Ronald C. Weyer, *The Thoroughbred Horse of New Jersey*, Newark, New Jersey: New Jersey Historical Society, 1960.

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Jerome Park in 1874 to inaugurate the Withers Stakes, which has run almost continuously since then and is now a mile and one sixteenth race for three-year olds at Aqueduct Racetrack every February with a purse of \$250,000.<sup>38</sup>

In June 1874, *The New York Times* reported that *Stonehenge* was in training outside Monmouth Park. “Withers’ horses are in the vicinity, but do not train within the precincts of the Park.” Instead, he trained them at his aforementioned stable across Oceanport Road from the Park entrance. Meanwhile, he was rapidly converting the Taylor Farm to a stud farm that he soon called Brookdale Farm. The name, the *Red Bank Register* later noted “doubtless was derived from Yellow Brook, which bounds the farm on one side, and from the dales of the rolling country.”<sup>39</sup>

Brookdale Farm fit in comfortably with Monmouth County’s long history of horse breeding and training, which the *Monmouth Inquirer* highlighted that year.

The county is famous in turf history as the home of the Van Mater’s, Holmes’s, Schenck’s, Laird’s, and Lloyd’s...It was here that on these classic grounds that Old Honesty, by Expedition, first made her appearance; Lettery, Katy-did, Monmouth Eclipse, Tormentor, Tempest and Leopold—trained and run by Joseph H. Van Mater. It was also in this county that Samuel Laird trained the celebrated Mingo, Clara Howard, Shark, Henry Archy, Charles, and the great Fashion...It was here that the great Fashion received her grand preparation for the great match with Boston.<sup>40</sup>

After visiting Charles Laird’s well-known stable, with its prominent training track, and other stables in the vicinity, the reporter noted:

We drove to the Brookdale Stud, the property of Mr. D.D. Withers, whom we found at home. After a hearty welcome, we inspected the horses in training for the season—eight in number, all in fine blooming condition, and a better or finer looking lot would be difficult to find. They are in charge of Mr. F. Midgely, who is a careful, painstaking man, but has been unfortunate in having several very fine, promising imported colts break down when just in condition to run.

Withers became interested in English racing stock during his time in England, and reflecting his preference for English Thoroughbreds, two of his four fillies in training were imported, as were all four of his colts.

Now exercising, *Stonehenge*, imported bay colt...a fine, large, well-developed four year old...Macaroon, chestnut colt, 3 years old...one of the finest and most promising colts that ever crossed the ocean: he is almost faultless in form, and possesses great substance with plenty of bone and high finish. In action he is grand and without an accident, He will make his mark upon the turf.

Withers had four brood mares – *Elsie*, *Mimi*, and two imported mares that he never raced but purchased “upon the *Blenkiron* theory—that he would rather own the sister of the winner of the Oaks, as a brood mare, than the

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<sup>38</sup> “Monmouth Park, A Visit to the Stables,” *The New York Times*, June 25, 1873, 8.

<sup>39</sup> “C. V. Whitney to Leave Brookdale Farm,” *Red Bank Register*, July 5, 1933; Brookdale Farm McGee Tract Summary, Kristen Norbut, 2018.

<sup>40</sup> “Horse Training in Monmouth County,” *Monmouth Inquirer*, April 2, 1874.

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winner himself.” In its April 1875 annual “review of the racing stables in our immediate vicinity” *The New York Times* noted the limited results of Withers breeding efforts at “The Brookdale Stable.”

Mr. D.D. Withers has experienced the fact that men cannot command success however much they deserve it. He has invested largely in imported stock, but the returns have thus far been inadequate to remunerate Mr. Withers, even for the expense of training. His deferred hopes, however, may be unexpectedly realized, for he does not lack confidence in his purchases abroad whatever the turf may think of them...But nothing succeeds like perseverance and there is still hope for the Brookdale establishment.<sup>41</sup>

In its next annual review in 1876, *The Times* finally noted some progress at the Brookdale Stable. “Mr. D.D. Withers has imported many colts and fillies at great expense, but up to last year was unsuccessful. *Athlete* finally won a race and thus broke the ice. There is a fair promise for the Brookdale establishment this year, although it will be represented by four animals only.” Again, three of the four colts and fillies racing for Brookdale were imported by Withers.<sup>42</sup>

### Withers’ Construction of Equine Facilities at Brookdale Farm 1874

When the *Monmouth Inquirer* visited the Brookdale Stud in 1874, the reporter also highlighted Withers’ progress in building its first class facilities.

Mr. W. is engaged in improving his place, having finished a very handsome dwelling upon a commanding site, and really magnificent stables, with 16 box stalls, large and roomy, and with the best of ventilation. He has another stable with four large roomy foaling stalls, all in close proximity to the quarters of the employees. He has also laid out and completed a very fine training track, and has, in addition, a covered circle one-eighth of a mile in circuit, covered with tanbark to exercise upon in bad and cold weather. In fact, nothing which can add to the comfort and convenience of the animals and the successful training of them has been neglected.<sup>43</sup>

Withers’ building campaign of renovating Lloyd-Conover-Taylor buildings plus erecting specialized buildings illustrates the agricultural development of the estate for the specific use of thoroughbred breeding and training. His “really magnificent stables” may refer to the first part of his new Training Stable (P5.1-5.2, 5.5-5.8, & 5.10-5.17), which actually has 20 box stalls rather than the 16 that the reporter noted. The stable with “four large roomy foaling stalls” may refer to the Lloyd Barn 1 (P2.1-2.3), which has evidence of stalls in each corner. “Quarters for his employees” likely refers to adapting the Lloyd House (P1.1-1.6) and possibly Lloyd Barn 2 (P3.1-3.3) and the Wagon House (4.1-4.2) for his growing staff of trainers, exercisers, grooms, and farmhands. Withers’ “covered circle” was later noted as “a covered track for training horses, six laps to the mile.” Unlike the typical oval covered track that Pierre Lorillard built at Rancocas (See H17), Withers’ was octagonal.<sup>44</sup> (See H44)

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<sup>41</sup> “The Turf,” *The New York Times*, April 17, 1875, 3.

<sup>42</sup> “The Turf: Good Horses in Training,” *The New York Times*, April 17, 1876, 5.

<sup>43</sup> “Horse Training in Monmouth County,” *Monmouth Inquirer*, April 2, 1874.

<sup>44</sup> “Whitney’s Stable in Jersey,” *Red Bank Register*, May 14, 1904.

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Withers' primary residence was "a suite of apartments at the Brevoort House," a fashionable hotel built in 1854 on Fifth Avenue at 8<sup>th</sup> Street in New York City, where he had many investments, including in the East River Ferry Company, in which he served as president. He had a reputation as being austere—his racing colors were 'all black'—and at Brookdale he built a two-story, stucco house in a restrained version of the Italianate Style prevalent in the 1870s. (H9) It had a hipped-roof Palladian form with attic dormers on at least three sides, three bays on the façade and two on the sides, a plain porch across the front, and a rear extension. As one of his employees noted in 1892:

Mr. Withers loved his home very much, and enjoyed his visit from Saturday to Monday on the farm; always divided the time between his horses and his books; had written much on the horse and race-course, and formed the plan of the great new track here (Monmouth Park) in his own house; was always a very busy man; two and three o'clock in the morning would often find him up and writing on the racing rules or on other matters connected with the turf—indeed, he worked too hard.<sup>45</sup>

While his house may have been modest, he enjoyed entertaining turfmen from the North and the South at Brookdale, where they consulted turf books in his extensive library and engaged in lively debates about rules, breeding, training, the Jockey Club, and other turf matters, as one guest recalled in 1898:

What famous, gay and brilliant meetings have been held at this same library in the piping days of the black silk jacket. Editor Hurlburt (William Henry Hurlburt of the influential New York World) and Mr. Sam Ward (a prominent poet and politician), Wade Hampton (a Confederate General and South Carolina Governor and Senator), Beauregard (the famous Confederate General), rather grizzled, but as erect and polite as in the old Fort Sumter days; Duncan Kenner (a Louisiana delegate to the Confederate Congress and one of the largest breeders in the South), who revived old New Orleans recollections; August Belmont; John F. Purday, silver-voiced but bright as gold on racing questions; Judge Monson, austere and authoritative; J.G.K. Lawrence (racing Partner of George Lorillard), with whom the old gentleman (Withers) quarreled, but respected most profoundly.<sup>46</sup>

That same guest described Withers at home and his focused devotion to racing and breeding:

It was in the library at Brookdale that the sage would buckle down at his desk after his guests had retired to sleep and frame his stake conditions, enter his foals on 'the foal list,' and mate his mares by aid of tables showing the percentage of *Touchstone*, *Partisan*, and *Birdcatcher* blood. Here also he framed the Rules of Racing, codifying the latest English rules into an amended digest to suit American conditions. Midnight oil burned low, for it was in the 'wee sma' hours,' when he sought his couch, but if there was a trial of Juvenile or Criterion candidates set down for the next morning none rose earlier than he.

Withers' library, which at the time of his death contained more than 2,000 books, no doubt included English and American books on breeding, stable design, stable management, training, diseases, and veterinary practices. His years in the south and in England and France also acquainted him with numerous breeders and racers and their stud farms and practices. Absorbing all that plus the experience of breeders and trainers sizing up, mating, and training horses though observation and intuition, Withers developed his own ideas on percentages of

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<sup>45</sup> *The Illustrated American*, op. cit., 151.

<sup>46</sup> Weeks, op. cit., 134.

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lineage, akin to counting numbers in his prime business days. Some turfmen considered his ideas eccentric and no doubt the cause of his often-mediocre results. No documentation of his proprietary breeding and training ideas has surfaced.

### Withers Expands Brookdale Farm

Undeterred by his lack of success, Withers continued investing in heavily in Brookdale Farm. In 1876, he purchased a 123-acre farm northwest of Brookdale from Jerome and Catherine McGee for \$18,000 (about \$442,000 in 2020). The McGees had bought the slightly larger parcel of 125-acres five years earlier through a sheriff's sale from William Conover and Rulief Smock for \$15,500. Conover and Smock had acquired the 125-acres in 1870 through a will conveying 175 acres valued at \$20,000 from Peter S. Smock. An 1852 deed from David Baird and Wife to Rulief Smock conveyed the 125 acres as part of 132-acre parcel for \$12,000. The Bairs had acquired the 132 acres just one year earlier from Elias Hubbard and Wife for \$2,000, suggesting that the Bairs had made a substantial improvement to the property by the time they sold it to Rulief Smock. The Hubbards had acquired the 132 acres from Jacobus Hubbard and his three brothers in 1820 for \$5,508 as part of a 198-acre parcel. With the acquisition of the McGee Farm, Brookdale Farm now comprised 323 acres. (Map 2)

In its April 1, 1877 review of the upcoming racing season, *The New York Times* again highlighted his prominent position and perseverance:

Mr. D.D. Withers, one of the Governors of the American Jockey Club, is a staunch supporter of the turf, and has used the large means at his disposal in importing stock from England. He has spent quite a fortune in this way, but thus far his efforts, in a racing point of view, have not been crowned with success, as in 1875 his winnings only amount to \$735, and last year his only reward was the insignificant sum of \$200. It is evident, however, that his enterprise will soon bear its proper fruit. He is now breeding extensively from his young imported stallion King Ernest, by the famous Rothschild stallion, King Tom...At the Brookdale farm Mr. Withers has 10 head in training under the care of Bernard Riley, who is yet to make a reputation for himself.<sup>47</sup>

While other breeders often employed proven trainers, Withers relied on trainers who followed his dictum. Brookdale's showing in 1877 was again middling, with its fillies and colts usually finishing near the bottom and in the money only a few times in lesser races. Withers himself was busy that year planning a new future for Monmouth Park. Attendance had slipped as John Chamberlain's shady business dealings with William Boss Tweed, Jay Gould, and others caught up to him, saddling the racetrack with an aura of corruption. With Chamberlain skimming away revenues, shareholders in his Long Branch and Seashore Improvement Association and creditors foreclosed on the property.

In contrast to the seediness hanging over Monmouth Park that summer, *The New York Times* heralded Saratoga as "The Turf Center of America...The meetings here have most certainly furnished the most brilliant series of events ever witnessed in this country, and have been witnessed by the very best class of people...Day after day,

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<sup>47</sup> "The Racing Season of 1877," *The New York Times*, April 1, 1877, 10.

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the grandstand has been the resort of people eminent in literature, the arts, and the politics of the country,” and of course the most prominent turfmen.<sup>48</sup>

### Withers and the Monmouth Park Association

With his cultivated reputation of integrity and fair dealing, Withers resolved to revitalize Monmouth Park along with other “gentlemen interested in legitimate sports.” The claims totaled \$56,659 (about \$1.5 million in 2020) against the property, which was said to have cost the Improvement Association \$250,000 (about \$9 million) to build and outfit. At the auction in April 1878, Withers, “leaning luxuriously back in his chair,” led the bidding to win the property for \$9,655 (about \$261,000 in 2020). “Mr. Withers announced at the sale that he had bought the property for a number of gentlemen, most of whom are members of the Executive Committee of the American Jockey Club...Messrs. Pierre Lorillard, George Lorillard, George Peabody Wetmore, August Belmont, D.D. Withers, and any others these may associate with them.” The investors formed the Monmouth Park Association to operate the track and elected George Lorillard as president. Lorillard reigned over the New York turf. His 800-acre stud and training estate near Great River, Long Island, was considered one of the finest in America, and that year he led American turfmen with winnings of \$67,875 (about \$1.8 million in 2020).<sup>49</sup>

By this time Withers was considered “the Solon of the turf”—comparing him to one of the seven wise men of ancient Greece who fought against political and moral decline—and “the preeminent racing authority in America” for his leading role in writing the “Rules of Racing.” Some, however, “considered him arbitrary and stubborn and called him ‘the autocrat of the American turf’ in part because he preferred English racing ideas over American customs.” No documentation of Withers’ specific preferences has surfaced, but English turfmen bred long and lean Thoroughbreds to run long-distance, marathon races of one-and-a-quarter to one-and-a-half miles, whereas many American turfmen have preferred shorter and stockier horses running shorter sprint races.<sup>50</sup>

The Monmouth Park Association extended the nearby railroad tracks to bring visitors closer to the grandstand and it also built a three-quarter track for young horses within the original larger track. The reopening of the race track was heralded a new beginning as “the gentlemen who now control the management of Monmouth Park have the confidence of the public.” The management enabled auction and pari-mutual betting and the first meeting was called “splendid,” “auspicious.” On the first day of the meeting Withers entered his two-year-old filly *Belinda* in the half-mile Hopeful Stakes with a purse of \$1,650 on the new inside track. George Lorillard’s filly *Idler* “won the race handily,” while *Belinda* came in eighth. In a \$1,000 race a few days later for three-year olds, Wither’s filly *Invermore* placed fifth. Wither’s racing luck had not yet changed.<sup>51</sup>

Later in 1878, the recently-established *Red Bank Register* reported that “Mr. D.D. Withers has very much improved his property, known as the Brookdale farm, by graveling all the lanes and drives.’ With Monmouth Park’s renewal, Withers again set about expanding Brookdale. In February 1879, he bought 79.95 acres for

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<sup>48</sup> “The Turf Center of America,” *The New York Times*, August 25, 1877, 2.

<sup>49</sup> “The Monmouth Park Race-Course,” *The New York Times*, March 14, 1878, 8.

<sup>50</sup> Riess, Steven A., *The Sport of Kings and The Kings of Crime*, Syracuse, New York: Syracuse University Press, 2011, 105.

<sup>51</sup> “The Long Branch Races,” *The New York Times*, April 24, 1878, 2.

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\$12,500 from Rulief and Harriet Smock northwest of his 1876 purchase, the McGee Farm. (Map 2) The Smock's land had been owned by Smock family members going back to 1712.<sup>52</sup>

### Brookdale Farm Training Stable

Withers was also expanding his breeding and training facilities, and although no documentation of his construction ideas or plans has surfaced, he likely oversaw the design and construction carefully with his builders. In the earliest known documentation of building at Brookdale Farm, the *Red Bank Register* that spring reported that "Mr. D.D. Withers' barn is nearly completed, and does credit to his builders: it is a great improvement to the Brookdale farm." The great improvement was his huge two-story Training Stable (P5.1-5.18) that he built in two sections—the northern section first with ten "loose boxes" on either side of a central alley, and the almost identical southern section shortly thereafter. Subtle design differences in the materials, framing, and finishing indicate separate but closely timed builds for the two sections.<sup>53</sup>

The layout of the Training Stable reflected ideas akin to those described in *The Illustrated Horse Management*, published in Philadelphia in 1864 to maximize the care and performance of horses by providing each one with "a healthful abode." In Western Europe and America, horses were traditionally tethered in narrow stalls open at the rear. The loose box, originally recommended to be eighteen feet square, provided some freedom of movement for the horse and ample space for grooming and feeding. Withers made his loose boxes in the Training Stable twelve feet square and nearly 13 feet high. In the outer corner of each box, a two-part door could provide ventilation while also enabling the social inhabitant to observe other horses and the activities outside. For additional ventilation each box also has a window adjacent to the door and high windows on the opposite wall. The outside windows were fitted with drop down wooden sash, shutters, and iron grills. The central alley facilitated the delivery of straw, hay and grain from the second story to each box.<sup>54</sup>

Withers originally built each section of the Training Stable with a passage on one end that was open to the sides on the first story—the northern end on the north section and the southern end on the south section. That spring while Withers was completing his Training Stable, *The New York Times* reported on his improved results in the 1878 season:

No stable in the country is more prolific in surprises than the Brookdale establishment of Mr. D.D. Withers. Last year the stable created a sensation on two important occasions, which upset the calculations of leading turfmen and the shrewdest turf speculators. Mr. Withers has imported largely from the English studs, and though his progress has been slow it has been sure, and last year he stood fifth on the list of winning owners in the eastern circuit, with \$8,850 to his credit, with but a small string of horses. This year Mr. Withers has a dozen animals of high lineage in training for the campaign.<sup>55</sup>

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<sup>52</sup> "Monmouth County Notes," *Red Bank Register*, December 12, 1878, 1; In 1712, when Johannes Smock acquired 230 acres for 800£ from John Bowne, who had acquired 235 acres the same year for 612£ from Benjamin Borden, who had acquired land in 1677 from the proprietors of the Monmouth Patent. Brookdale Farm Smock Tract Summary, Kristin Norbut, 2018.

<sup>53</sup> "Leedsville," *Red Bank Register*, June 12, 1879.

<sup>54</sup> Mayhew, Edward, *The Illustrated Horse Management*, Philadelphia: J.B. Lippincott & Co., 1864, 298.

<sup>55</sup> "Coming Racing Events," *The New York Times*, March 31, 1879.



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Brookdale's 1879 campaign proved disappointing, as *The New York Times* highlighted in early 1880. "Although largely interested in the turf, and breeding extensively, Mr. D.D. Withers has not met with great success. His colors, 'all black,' have a moderate following, and the surprises which his horses occasionally achieve make a commotion in the betting ring, and the effect is something akin to a thunder-clap from a clear sky." While Brookdale was "the most important stud farm in New Jersey after Rancocas (Pierre Lorillard's stable in Jobstown)...with a magnificent lot of brood mares on the place," the problem was "Mr. Withers' peculiar theories of training which conflict with the practice of the professional trainer, whose practice has inculcated the belief that former triumphs in his art are precedents worth following...The Brookdale string for the coming season consists of 20 head, the largest portion being young stock, mostly bred on the farm." For Withers, no expense at Brookdale seemed too large. Early that season the *Red Bank Register* reported that "Three car-loads of ice have arrived from Maine for Mr. D.D. Withers, near Leedsville."<sup>56</sup>

Agricultural Census of Brookdale Farm 1880

The 1880 Agricultural Census contains details on Withers' farming activities but does not convey the full extent of his stud farm and training facilities and operation. His holdings are listed as 392 improved acres and 8 unimproved, with values of \$48,000 (about \$1.3 million in 2020) in land, fences and buildings, \$1,480 in farming implements and machinery, and \$11,700 in livestock. Since Withers paid \$36,500 for the 200-acre Taylor tract in 1872 and \$18,000 for the 123-acre McGee tract, totaling \$48,500 for 323, the Census values appear to not include some of his extensive improvements, and the 68-acre discrepancy suggests that he might have been leasing land.<sup>57</sup>

The reported labor, presumably farm production only, was \$1,425 in 1879 on wages and board for 1,300 weeks of labor, which amounts to \$1.10 per week, or \$4.40 per month. These figures seem low, as the U.S. Department of Agriculture listed 1879 average wage rates as \$10.43 per month with board and \$16.42 without.

1879 production details in the 1880 Agricultural Census appear more accurate—Hay, 100 acres mown, 152 tons; Indian Corn, 44 acres, 2,000 bushels; Oats, 6 acres, 180 bushels; Rye, 44 acres, 621 bushels; Wheat, 20 acres, 250 bushels; Potatoes (Irish), 2 acres, 837 bushels; Butter, 600lbs; Market Gardens produce sold, \$574; total value of all farm productions, \$4,900 (about \$133,000 in 2020). Withers was thus producing much, but probably not all, of the feed and bedding he needed for his horses plus food for his help. The Census listed on hand as of June 1, 1880: 14 milch cows, 3 others; 11 calves dropped, 11 slaughtered; 43 Swine; 207 Poultry; 82 horses of all ages. There is no mention of foals and the reported \$11,700 (about \$317,000 in 2020) in livestock does not appear to include the full value of Withers' racehorses, stallions, and broodmares.

By 1880, Withers' breeding efforts were earning more respect. "The importation of English thorough-bred stallions," *The New York Times* reported, "has been the means of placing the American thorough-bred to the front, and the gentlemen who have contributed so liberally in money toward the pleasing result are deserving the recognition bestowed by the racing public. One of these importers and breeders is Mr. D.D. Withers, the proprietor of the Brookdale Stud Farm, in the vicinity of Red Bank, N.J." As proof of his recognition, one

<sup>56</sup> "The Brookdale Stable," *The New York Times*, April 4, 1880; "Red Bank and Vicinity," *Red Bank Register*, March 11, 1880, 1.

<sup>57</sup> U.S. Agricultural Census, Middletown, Monmouth County, New Jersey, 1880.

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turfman offered Withers \$10,000 (about \$271,000 in 2020) in 1881 for a two-year-old unnamed colt that he bred from his imported stallion *Stonehenge*. That season, only eight Brookdale horses carried “the all black of the stable,” but they accumulated a respectable \$9,115 (about \$247,000 in 2020) in winnings. It’s 1882 string of “21 head” included “a fine lot of youngsters.” That year, Withers was happy that he hadn’t sold his now three-year-old unnamed colt from *Stonehenge*, as he placed second in the Withers Stakes at Jerome Park. Brookdale’s other results that year were mediocre.<sup>58</sup>

While racing only occasionally paid off, yearlings could be sold every year to help pay the costly operation of a stud farm. To produce more youngsters, Withers expanded his broodmare facilities, as the *Red Bank Register* reported in June of 1883. “D.D. Withers will erect a breeding-stable on his Brookdale farm, near Holmdel, this summer. When finished the stable will be the most complete establishment of the kind in the State.” This article likely refers to the extant two-story Ten Mare Barn. (H10) (P6.1-6.6) Its south façade had ten open bays on the first story with the center one crowned with an open semicircle. Ten loose boxes were aligned on the rear wall — five on either side of a central bay mostly open to the second story for loading and distributing straw, hay and feed. While the Training Stable box stalls originally opened directly to the outdoors, the covered front portion of the Ten Mare Barn provided extra protection for the mares and their foals during inclement weather. Because a mare and her foal needed more room during a birth and for a time thereafter, the boxes measured nearly 13 feet by about 15 feet, about thirty percent larger than those in the Training Stable. That summer, the *Red Bank Register* highlighted the risks in horse breeding.<sup>59</sup>

Death of a Promising Colt — Last week one of the most promising colts in the stables of D.D. Withers died from colic. The colt was a full brother to *Buckstone*, and was entered for many of the important events of next year. The colt was two years old, and was on the farm at Leedsville when it died.<sup>60</sup>

Brookdale Farm Yearling Barns 1884

To accommodate his production ambitions, Withers built two Yearling Barns west of the Training Stable in 1884, as the *Red Bank Register* reported that April:

Brookdale Farm near Holmdel, the training place of D.D. Withers, is now a scene of activity. The horses of the Withers stables which are entered for races this summer are undergoing their preparatory training. Kinglike, Duplex and others are exercised everyday. The Withers farm is one of the largest in the country, and is devoted wholly to the raising and training of race-horses. There are two tracks on the place, one a mile track and the other one-seventh of a mile, the latter track is enclosed, and is used as a training track in very cold and wet weather.

Upwards of ninety horses are now on the place, all of which are race-horses of good pedigree. Five stallions and a considerable number of broodmare are also kept. This spring fifteen colts were foaled on the farm. A large number of men and boys are employed to care for the animals and the whole establishment is under the direction of Barney Reilly, the well-known horseman. Under his care and

<sup>58</sup> “The Brookdale Stable,” *The New York Times*, April 4, 1880 and May 7, 1882.

<sup>59</sup> “Town Topics,” *Red Bank Register*, June 27, 1883, 2.

<sup>60</sup> “Death of a Promising Colt,” *Red Bank Register*, September 19, 1883, 1.

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training the Withers colors came under the wire first at a number of races held in different parts of the country.

Two new stables, each 55x110 feet in size, are to be built on the place in the spring, and a number of other minor improvements are to be made. No part of the estate is used for farming purposes, all the supplies for the farm being purchased. The total expenses of conducting the farm amounts to over \$30,000 per year.<sup>61</sup> (about \$872,000 in 2020)

Withers' two new Yearling Barns, as they came to be called, were a major innovation on Brookdale Farm. (H11) (P8.1-8.6; P9.1-9.4) He built them, and shortly thereafter a third adjacent to them, with a large open area for exercising the yearlings and five loose boxes on each end to house them. To provide the central open space, the builders erected 55-foot long trusses akin to those used in factories, churches, and other buildings requiring a wide clear span. An undocumented reference states that "the timbers and the labor for the barns were brought north by D.D. Withers," which could be true for the Yearling Barns or others that Withers built because of his connections in the south and because of the size and length of the timbers. The two extant Yearling Barns, which are currently known as the Theatre Barn and the Activity Barn attest to the scale and innovation of Withers' stud farm.<sup>62</sup>

While Withers was building his big new barns, his horses were enhancing Brookdale's reputation at Monmouth Park. "Mr. Withers Has His Day," *The New York Times* reported. "The Brookdale stable was in great favor, and won the first three races." His four-year-old colt *Buckstone* by his stallion *Stonehenge* "came away" to beat Pierre Lorillard's *Pinafore*, raised on his Rancocas Stud Farm, by two lengths. In the second race, "great excitement was intensified as Mr. Withers' unnamed colt came rushing up to the rails, being admirably ridden by young Meaton (the jockey). The colt under the vigorous riding of the boy, came to the front in the last hundred yards." Withers had bred his two-year-old colt from *Mimi*, one of his earliest horses, and winning the Omnibus Stakes that day her unnamed colt "surprised the knowing ones and brought dismay to the betting ring, the mutual dividends being the largest of the meeting." (H12) In the third race, as another horse "was dangerously close and making a rush for the lead," Withers' jockey Donahue riding his four-year-old colt *Kinglike* "jostled against him and knocked him against the fence. Then Donahue applied the whip vigorously and *Kinglike* responding gamely kept at the front and won the race by a length." Withers' success was finally validating his breeding and training practices.<sup>63</sup>

Amidst his improved racing results, Withers had to fend off growing opposition to the betting at Monmouth Park by religious conservatives in the County and State, and despite his reputation he reportedly sought to influence public policy. Both he and the Lorillard brothers were known for "hiring only those workmen for their farms and the track who pledged to vote correctly on election day" to ensure support for racing. His reputation suffered a bit when a New York State assemblyman accused him of offering a bribe to resist efforts to lower the fares of the East River Ferry Company, of which Withers was the president.<sup>64</sup>

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<sup>61</sup> "Matters at Brookdale Farm," *Red Bank Register*, April 16, 1884.

<sup>62</sup> Elizabeth Thompson Babcock to Dr. Ervin Harlacher, December 8, 1971.

<sup>63</sup> "Mr. Withers Has His Day," *The New York Times*, July 10, 1884.

<sup>64</sup> Riess, op. cit., 106.

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Withers proceeded undaunted with his ambitious plans for Monmouth Park and Brookdale Farm. In early 1885, he bought a 50-acre adjacent parcel to build a new depot for track patrons. That September, the *Red Bank Register* reported, "There are 45 outbuildings and five dwellings on D.D. Withers' stock farm," and in Middletown news in early November, "D.D. Withers is the largest taxpayer in this township." In 1886, Withers expanded Brookdale Farm with two acquisitions. On the southeast side of Brookdale he purchased 32/100s of an acre from Richard and Jane Oliver. Directly east of Brookdale he purchased 234 acres for \$14,500 (about \$421,000 in 2020) from Sarah Leonard and four others. (Map 2) They bought the farm the previous year from Daniel and Martha Roberts for a higher price of \$15,675. The Roberts had owned the property since 1868 and it was commonly known as the Roberts Farm.<sup>65</sup>

The Roberts' 234 acres had originally been part of the aforementioned Thomas Lloyd Farm, bequeathed by Thomas to his four surviving sons in 1812. As noted, the eldest Lloyd son, John, and his wife Mary mortgaged part of the Lloyd Farm in 1818 for \$432, and after three transfers of that mortgage, the last transferee, Phineas Munday, acquired 250 acres of the Lloyd Farm in 1829. Munday sold the 250-acre parcel the next day for \$2,500 to Thomas Lloyd's daughter Sarah, who sold it in 1850 to her nephew, Charles S. Lloyd, and her nephew-in-law Aaron Longstreet for \$1,500. Thirteen individuals including another Thomas Lloyd sold 234 acres of the parcel in 1867 for \$3,000 to Daniel and Martha Field, who sold it to the Roberts in 1868 for \$17,512, **the higher price reflecting the increasing value of farmland at this time and the likelihood that the Fields made substantial improvements during their brief tenure.**

That November, the *Red Bank Register* reported that "D.D. Withers is building a fish pond" with a dam on the Roberts Farm, and in January 1887, that "D.D. Withers is about building a large racing stable on the Roberts farm. The plans have been prepared, and its is estimated to require the labor of twenty men a year to complete." In May 1887, it reported that "D.D. Withers is building a half-mile track" on the Roberts Farm, and in June 1888 that, "David D. Withers is building a fine house on his Roberts property at Leedsville," close to Holmdel Road (formerly Leedsville Road and later named Newman Springs Road). In 1889, Withers erected more "extensive frame buildings," "chiefly stables for his racing stock," on the same property.<sup>66</sup> (H13 & H14)

The house and track that Withers built on his Roberts parcel are no longer extant but the timber framing of several barns or stables he erected there are extant within repurposed buildings at Brookdale Community College. The timber framing in the College buildings resembles that of the Training Stable and Yearling Barns in the Brookdale Farm Historic District.

While Withers spent large sums acquiring 883 acres, building substantial structures, and operating a stud farm with typically around 100 horses, Pierre Lorillard (H15) at Rancocas surpassed him on every count. Like the

<sup>65</sup> "In and Out of Town," *Red Bank Register*, September 16, 1885; "News From Middletown," *Red Bank Register*, November 4, 1885; Brookdale Farm Leonard Tract Summary, Kristen Norbut, 2018.

<sup>66</sup> "An Artificial Fish Pond," *Red Bank Register*, November 24, 1886; "Leedsville News," *Red Bank Register*, January 26, 1887; "Leedsville News," *Red Bank Register*, May 11, 1887; *Red Bank Register*, June 13, 1888; "Stables for Racing Stock," *Red Bank Register*, July 18, 1888. *Red Bank Register*, July 20, 1889.

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grandstand that Withers would later build at Monmouth Park, and like his house at Brookdale, Withers' barns had "no such elaboration of details" as could be found at Jerome Park, or at Rancocas. "Mr. Withers had everything very good and substantial but essentially plain...All the arrangements are made in an admirably practical fashion."<sup>67</sup>

Lorillard accumulated 1,500 acres, and his stable facilities included a circular "Racing Stable" (H16); a half-mile "ring barn" Training Stable with a covered track and two sections of loose boxes (H17); a mile-and-a-quarter race track; a brick stallion barn; a "mammoth" "glass barn" – 350-feet long by 250-feet wide – for weanlings that contained a large exercise area under a glass roof for "turning out" the weanlings in winter; a "bell barn" with an elaborate cupola housing a large bell (H18); a bath house for rheumatic horses; plus kennels for hunting dogs, a greenhouse for growing fruits and vegetables, and a game preserve (H16). Of Lorillard's stock, one visitor noted that "The stud consists of eighty brood-mares, eight stallions, forty-eight horses in training, including yearlings, forty-four weanlings, plus a large number of half-breeds and horses for general use."<sup>68</sup>

Lorillard decorated several of his farm buildings with multi-colored, semi-octagonal slate, scalloped bargeboards, and sculpted rafter ends. His yellow brick mansion, which he greatly expanded from the original owner's farmhouse, contained elaborate Victorian decorations and numerous paintings of his horses. He kept a wine cellar reported to contain up to \$20,000 (about \$581,000 in 2020) of fine wines, and employed a French chef to prepare three meals a day for him and his guests from the farm's produce and stock. In contrast to Withers' penchant for not naming his young race horses until they proved themselves and his austere black on black colors, Lorillard was known for his lively names, like those of his champions *Parole* (NRM Hall of Fame) and *Iroquois*, the latter the first American horse to win the English Derby, and his distinguished cherry and black silks. As a poet of the era opined:

*The "Silks and the Satins"*  
*Most famed on the track—*  
*To wear them all jockeys aspire—*  
*The jacket of Withers,*  
*Of shimmering "Black";*  
*The "Red and Blue" banner of Dwyer;*  
*The "Maroon with Red Sash,"*  
*The "White with Blue Spots,"*  
*Of Belmont and Keene share in glory;*  
*Haggin's "Orange and Blue,"*  
*Cassatt's "Tricolor," too,*  
*Are famous in deed and in story.*

*But whatever the hue—*  
*Orange, green, red, or blue—*

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<sup>67</sup> Francis Trevelyan, "The American Turf – The Race Courses of the East," *Outing*, May 1892, No.2, 129-140.

<sup>68</sup> Vosburgh, W. S., *Cherry and Black: The Career of Mr. Pierre Lorillard on the Turf*, Privately Printed, 1916, 81.

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*With the lads of the pigskin, so merry,  
There's no colors named, no jacket more famed,  
Than the Lorillard jacket of "Cherry."*<sup>69</sup>

Despite his turf successes, Lorillard tired of racing after his brother George died prematurely in 1886. Lorillard put his Rancocas racing stock at auction, and D.D. Withers bought his prized stallion *Mortimer*. Withers had his greatest racing triumph on July 30, 1887, in an exciting mile-and-a-quarter Raritan Stakes for three-year-olds at Monmouth Park. The Brooklyn Dwyer Brothers' "invincible" colt *Hanover*, son of the legendary *Hindoo*, had won 18 straight races, three as a two-year-old and 15 that year, and was favored 15 to 1, while Withers' chestnut colt *Laggard*, which he bred from his stallion *Uncas*, was wagered 1 to 10. Earlier when Withers had finally bought *Uncas* from Lorillard after many entreaties, he proclaimed, "Well, I've got the horse I've been after all my life. There is the best stallion in America."<sup>70</sup>

Some people at Monmouth Park that day claimed that *Hanover* had been raced too much, but shortly after the start Withers' jockey "McCarthy kept *Laggard* so close to *Hanover* that the two looked as if they were running in double harness...going around the turn...*Laggard* dropped behind *Hanover* a length...McCarthy gave *Laggard* his head for an instant, and the colt shot by *Hanover*...As they entered the stretch...McCarthy turned in his saddle and smiled back...while he lifted the son of *Uncas* faster and faster, and when he went under the wire *Hanover* was three lengths away."<sup>71</sup>

Having bred *Laggard*, Withers was especially pleased with his victory. However, he likely did not share in any of the 10 to 1 payout on *Laggard's* win, as he had a reputation of not betting on horses after he started racing his own. "Previous to 1870 he did stake money on the results of certain results," an observer noted, "but after that date, until his death, he never made a bet for himself, though he would sometimes put up twenty dollars or so on an event, and if he won, divide the money among the men and boys connected with his stable."<sup>72</sup>

Thanks to *Laggard* and several other Withers horses, Brookdale Farm compiled \$33,000 (about \$957,000 million in 2020) in winnings that year, and the following year \$37,000. Withers' breeding and training ideas were finally paying off for his stable. A short time later, sadly, his 30-year-old trainer, Thomas Henrichen, who had started at Brookdale Farm as a stable boy at the age of 15, died of tuberculosis at his house on the Farm, leaving his widow with four children.<sup>73</sup>

Withers balanced his focus on Brookdale with managing his investments and new business opportunities. In March 1888, he co-founded the New York and New Jersey Power Company "for the purpose of manufacturing, selling and renting boilers and machinery for obtaining power for heat and refrigeration." That April, he completed his sixth and final addition to Brookdale with his purchase of 187.73 acres for \$12,672 from the Ministers and Christ Church, Middletown. (Map 2) The Church property was part of a 1739 bequest by William Leeds, whose ancestor acquired land from East Jersey Proprietor Richard Stout and subsequently purchased

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<sup>69</sup> Ibid., 10.

<sup>70</sup> *The Illustrated American*, op. cit., 152.

<sup>71</sup> "No Longer The Unbeaten: Laggard Defeats The Great Hanover," *The New York Times*, July 31, 1887.

<sup>72</sup> *The Illustrated American*, op. cit., 152.

<sup>73</sup> "Obituary, Thomas Henrichen," *Red Bank Register*, June 5, 1889.

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“the Indian rights to the land from a council of ten Indian chiefs.” With the Church Farm parcel, Brookdale Farm encompassed 833 acres.<sup>74</sup>

In the summer of 1888, Withers built a half-mile track on his property, and had another fine showing at Monmouth Park. In a race for three-year olds his unnamed colt beat one of Pierre Lorillard’s remaining horses, which was favored to win, by a neck. “Mr. Withers’ colt,” *The New York Times* noted, “upset the calculations of the best of the talented ones, by going out and winning the race in the cleverest sort of style, getting the trifle best of a remarkably good send off and keeping with the leaders throughout.” In the Lassie Stakes for two-year olds, Withers’ chestnut filly *Auricoma* beat August Belmont’s favored filly “by a half dozen lengths.” Withers’ laurels were marred, however, when several horses fell and a jockey got seriously injured “in the farce known as a steeplechase.” “It is singular, *The New York Times* opined about the dangerous steeplechase races, “that the Monmouth Park Association or Mr. Withers—and the terms are synonymous—should be determined to keep up this break-neck swindling sort of miscalled racing and run the risk of killing both jockeys and horses every race day.”<sup>75</sup>

### Withers and the Second Monmouth Park 1890

Spurred on by his successes and the increasing crowds at Monmouth Park, Withers announced plans in 1888 to build a new Monmouth Park. “For years it had been the dream of Mr. Withers’ life,” an observer noted, “to build the largest and most perfect race course in the world...and soon after work was commenced on a great tract near Little Silver,” just a short distance for the existing track. Noting “the vast extent of Mr. Withers’ plans” on the 650-acre site, *The New York Times* reported,<sup>76</sup>

To carry them out in detail will require an expenditure approaching about a million dollars. With a straight track of 1 3/8 miles, a circular track of 1 3/4 miles, and an exercising track of a mile, it will certainly be the best equipped course in this country, and almost a counterpart of the famous Newmarket Heath...

The grandstand will be different from anything in this country, being built high in the air, with a seating capacity for 10,000 people, all of which will be able to see the entire race over the straight track.<sup>77</sup>

The plans also called for “an immense betting pavilion in the rear of the grandstand.” “The jockey club managers are in a peculiar state of worriment,” *The New York Times* noted, “the result of a fear the Legislature would do something to change the law relating to racing.” Conservative Christians in the state were vehemently opposed to gambling of any sort and were pressing the Legislature for action. Withers pressed ahead, despite the opposition. He had taken many risks in his life, and this was just one more that he and his fellow Association members could overcome for their grand vision. As *The New York Times* noted, “The Monmouth people intend to do their share toward revolutionizing racing in America.”<sup>78</sup>

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<sup>74</sup> “A New Power Company,” *The New York Times*, March 29, 1888.

<sup>75</sup> “Two Races for Brookdale,” *The New York Times*, July 18, 1888, 3.

<sup>76</sup> *The Illustrated American*, op. cit. 152.

<sup>77</sup> “Two Races for Brookdale,” *The New York Times*, July 18, 1888, 3.

<sup>78</sup> *Ibid.*, 3; “A New Track at Monmouth,” *The New York Times*, January 20, 1889.

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With construction underway on the new Monmouth Park in the summer of 1889, more controversy and grumbling erupted at the old track. Under the headline "Queer Racing at Monmouth Park," *The New York Times* blamed the management scathingly for ignoring "strange running," "flagrant pulling," and "in-and-out running" by "queer racing stables" apparently fixing the outcomes of races.

He knows he cannot afford to do that.<sup>79</sup> Unless a radical change is made at Monmouth what is facetiously termed "Monmouth Park form" in racing circles will become even more of a laughing stock, a delusion, and a snare than it is today...

It is money, money, money, all the time at Monmouth as elsewhere, and in this continual striving for gain the racing associations, one and all, great and small, are forgetting that a little something is due the public which enjoys racing as a sport, supports it, and enables the clubs to earn the enormous dividends they do on their almost universally greatly watered stock...

The public is sensitive. It likes to know what these honorable gentlemen who own horses are doing, and why their horses are not run to win. They have a right to this information from the racing associations which ask them to gamble on the races, and promises to protect them from being swindled in their gaming operations. They have a right to this protection just as they have a right to a pack of cards that are not marked ones...

Why in the world doesn't the Monmouth Park Association insist upon shuffling the cards and throwing out the marked ones is what a greatly wondering and bewildered public wants to know. Mr. Withers owes it to his patrons to find out. He also owes it to the public to make the judges absolute in their power instead of mere creatures working in accordance with a certain financial policy of a money-making association...

If Monmouth doesn't do something soon, the Association will not need any new track to race over, and can cut its present track up into farming lands. A policy with honest racing as its chief feature instead of the almighty dollar is very badly needed, and if Mr. Withers could hear the race goers talk he wouldn't hesitate long about adopting and enforcing it. If he doesn't Monmouth will sink to the level of the Saratoga and New-Orleans racing associations. He

The public pressure continued to grow, and a month later Withers and the treasurer of the Monmouth Park Association were arrested at the old track for keeping a "disorderly house" under a long-ignored New Jersey law against betting.

Despite all the controversy, the construction of the grand new Monmouth Park inspired, among others, Pierre Lorillard. After a four-year hiatus, he reactivated his Rancocas Stable and Stud in 1890 with the best broodmares and stallions that he could buy.

Withers and other turfmen pressed Legislators to pass a Race Track Bill authorizing pool betting 55 days a year. Racing opponents, notably Newark churches and its YMCA, heavily lobbied Governor Leon Abbett with

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<sup>79</sup> "Queer Racing At Monmouth," *The New York Times*, July 14, 1889.



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petitions and personal appeals about “the demoralizing effect of the rack track on the youth of the state.” After “one of the managers” of Monmouth Park let him know that they would work to defeat his efforts to run for the Senate if he didn’t sign the bill, the incensed Governor, already sympathetic to the betting opponents, pocket vetoed the bill on June 21. This was a huge blow to Withers and his associates because betting would now be fully controlled by bookmakers and New York betting houses.<sup>80</sup>

Ten days later on May 30, “D.D. Withers was seen to smile after the third race was run. It was at a mile, for three-year olds, and was one of the historic races of the American turf—the Withers, named in honor of the master of Brookdale.” Withers had inaugurated the Withers Stakes at Jerome Park in 1874 and in 1890 it was run at Morris Park for the first time. Withers’ unnamed colt from his stallion *King Ernest* “cleverly won” the close race in one minute, 41 seconds, a “very fast time for the track. The victory was so extremely satisfactory for Mr. Withers that he at once christened his colt King Eric.”<sup>81</sup>

Withers welcomed more good news as *The New York Times* praised the new Monmouth Park as “The Finest Running Race Course Ever Constructed.”<sup>82</sup>

It is simply impossible to tell in print what this grand work of Mr. Withers, the crowning effort of his career as a racing man is like. Massively magnificent, superbly appointed in every way, imposing in each detail, and perfect as a spot for crucial tests of great racers, It is a monument to D.D. Withers which will make him remembered gratefully by every race goer for decades to come. The architectural and engineering triumphs are his alone, for he planned every detail after years of study as to the needs not only of race goers, but of horse owners. To him alone, therefore is all the credit to do. That’s so much could have been accomplished and 10 short months seems impossible to such as remember the two old farms whose hundreds of acres were used in the construction...

Adjectives fail utterly in an attempt to tell of this track of magnificent distances, of agreeable surprises at every turn, and unparalleled excellences for the purposes for which it was built. It is probably without a peer in the world. It certainly has nothing like an equal or a rival in America.

The new Monmouth Park included five tracks (H19), an “enormous cantilevered grandstand of iron” measuring 700 feet by 110 feet for comfortably seating 10,000 people (H20), a 400-foot long clubhouse with a porte cochère entrance and a 300 feet by 50 feet dining hall, ninety-six box stalls, “commodious” jockey quarters isolated from “touts and tipsters,” and a 350 feet by 175 feet betting ring where bookmakers would be set to continue ignoring the old anti-betting law. “The only criticism that can be made,” said a visitor to Mr. Withers “is that it is too enormous.” “But it was not built for today,” said the Master of Brookdale, “but for all time.”

Twenty-five thousand people attended the opening of Monmouth Park on the Fourth of July, as Withers bathed in the glory of his accomplishment. (H21) His three-year-old colt *Sluggard* placed second in a one-mile third race, and his two-year-old filly *Orangeuse* won the next three-quarters-of-a-mile Independence Stakes. “The

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<sup>80</sup> “Against the Bookmakers,” *The New York Times*, June 18, 1890; “Couldn’t Bulldoze Gov. Abbett,” *The New York Times*, June 25, 1890.

<sup>81</sup> “A Red Letter Racing Day,” *The New York Times*, May 31, 1890, 3.

<sup>82</sup> “The New Monmouth Park,” *The New York Times*, June 30, 1890, 2.

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expected raid on the makers of the odds” came after the fifth race, when a man from Peter DeLacy’s New York poolroom — where horse race betters placed their wagers on Monmouth Park races in betting “pools” — served papers on 68 of the 75 bookmakers at the Park and a county detective arrested them. DeLacy was retaliating against the Monmouth Park Association’s prohibition against telegraphing racing results in order to favor betting at the track. One by one the arrested bookmakers appeared before a judge who held court in a nearby room, posted \$100 in bail, and then “resumed business.” “Few people knew of the trouble” as the next three races were run. DeLacy had “worked hard to rouse the clergymen of New Jersey into raising a strong protest against the Governor signing the betting bill.” The magnificence of the new park juxtaposed with the arrest of bookmakers highlighted the hubris of Withers and his fellow members of the Monmouth Park Racing Association in building the new Monmouth Park despite the opposition.<sup>83</sup>

On the second day of racing, the Monmouth County detective, again prompted by the DeLacy’s man, arrested 75 bookmakers plus the president of the Association, Withers—the treasurer, and the general manager, all of whom posted \$100 in bail. Seeing the negative impact of the arrests on attendance and local businesses, Monmouth County officials soon stopped heeding the agitator’s admonitions to enforce the anti-betting law and left the bookmakers unmolested. The damage, however, had been done to Withers’ and the Park’s reputation. During the 26-day Monmouth meeting that summer of 1890 (H22), 381 horses ran in 179 races and split winnings of \$659,000 (about \$19 million in 2020). Of the 83 owners, Withers’ earnings of \$33,100 (about \$1.1 million) were the fifth highest, just under August Belmont’s. In November, Belmont a founding member of the New York Jockey Club and the Monmouth Park Association and one of the most notable and successful turfmen of his time, died at the age of 77 from pneumonia he contracted after officiating as a judge at a horse show at Madison Square Garden. J. Pierpont Morgan, Grover Cleveland, and D.D Withers were among the pallbearers. Shortly after Belmont’s death his executors auctioned off the horses in his famous Belmont Stable.

Anti-Betting Efforts

Difficulties for Withers and his fellow Monmouth Park associates mounted as Monmouth County grand juries, urged on by betting opponents, indicted jockeys for allegedly holding back their horses. In early January 1891, a jury in Elizabeth convicted members of the New Jersey Jockey Club for permitting bookmaking at their track in Linden. A few weeks later, a Passaic County jury “surprised” five Clifton racetrack officials with convictions for repeatedly violating the anti-betting law by keeping a “disorderly house” and the judge sentenced them to one year in jail. Both the Linden and Clifton tracks shut down.

By affirming the anti-betting statute, “The gambling convictions terrified Withers about the future of New Jersey racing.” He lobbied the legislature to permit betting limited to the times when Monmouth Park and other racetracks held meetings. The Pennsylvania and New Jersey Central Railroads supported the effort to maintain their revenues from track goers and turfmen transporting their horses. “Withers was so confident of the outcome that he advertised a summer meet with \$250,000 (about \$7.2 million in 2020) in added money and purses.”<sup>84</sup>

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<sup>83</sup> “Racing Topics,” *The New York Sportsman*, July 5, 1890, 1.

<sup>84</sup> Riess, op. cit., 117.

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In February, an assemblyman from Monmouth County, “acting on Withers’ behalf, “introduced a package of four bills to authorize local governments to license racetracks for up to five years.” Racing opponents submitted a petition signed by 17,000 women urging legislators to vote against any bills authorizing racing in the state. The opponents held meetings and rallies with prominent anti-gambling speakers, and the *Daily True American* of Trenton termed the proposal of giving local officials the ability to issue racing licenses “dangerous,” as they would not be able to resist the “venal solicitation by interests which need only spend a small percentage of their illicit gains to create a very large corruption fund. The whole business has degenerated into a public nuisance, which ought no more to be licensed than prostitution or house breaking.”<sup>85</sup>

Citing the “degradation of Long Branch” by disreputable gamblers, the *Daily True American* praised opponents of racing as “the best element of our people—the mothers and wives who see their homes endangered, the businessmen, who see society disorganized; the clergy who see the moral anguish and misery in their midst.” Republican legislators, in “deference to the expressed sentiments of religious people of the State,” voted down the bills, indicating that Monmouth Park would have to close. “Leading businessmen,” *The New York Times* reported, “in Red Bank and Long Branch feel very badly about it.”<sup>86</sup>

Despite the betting ban and the opposition, Withers persevered with his improvements at Monmouth Park and preparations for the 1891 meeting in hopes that area businessmen would prevail on the politicians to authorize limited betting. He resurfaced tracks, replanted lawns, installed new flower beds, drilled two new artesian wells, and built a 500-foot long shed for 120 “equipages of those attending the races,” a 500-foot long yearling stable with 132 loose boxes, a yearling training track, and a cottage for yearling trainers. On the bank of the river he erected “a fine hotel opposite the track for the accommodation of racing men and followers of the turf.” While “Mr. Withers’ plans for the possession of the finest racetrack in the world were practically complete,” he hedged his bets by taking “an option to lease for the upcoming season the recently closed Jerome Park.” Finally recognizing the supremacy of the betting opponents, Withers transferred the Monmouth Park Association’s 1891 racing schedule to Jerome Park and closed his glistening one-year-old racetrack.<sup>87</sup>

Withers had more to feel very badly about that June, when his prized aging horse “*Mortemer*, the imported French-bred stallion, was shot at Mr. Withers Brookdale farm,” Queen Victoria had reportedly wanted *Mortemer* for the Royal Stable, but Pierre Lorillard had secured him for \$25,000. “A handsome chestnut, standing 16 ½ hands and considered one of the best horses on the continent,” had won 26 races out of 48 starts and had sired a number of champions in his 26 years. Withers had bought him for \$5,000 in 1886 when Lorillard sold off his Rancocas stud. In addition, a “splendid Thoroughbred broodmare” who broke her leg was also put down at Brookdale, and “another highly valued mare was lost with the foal while foaling.”<sup>88</sup>

A week later Withers finally had some good news. “David Dunham Withers, the Admiral Rous of the American Turf, Master of Brookdale, President of the Board of Control, and Treasurer of the Monmouth Park Association,” *The New York Times* reported, “has finally won a race. His horses haven’t been seen much this

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<sup>85</sup> Riess, op. cit., 117-118.

<sup>86</sup> Riess, op. cit., 118; “Monmouth Park Closed,” *The New York Times*, March 22, 1891.

<sup>87</sup> “Improvements At Monmouth,” *The New York Times*, April 23, 1891, 1; “End of Monmouth Park,” *The New York Times*, March 3, 1897.

<sup>88</sup> “Horses Lost by D.D. Withers,” *Red Bank Register*, June 3, 1891; “A Famous Stallion Dead,” *The New York Times*, May 28, 1891, 12.

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year, as he saves them for his own meeting. But yesterday he sent the *Mortemer* filly *Castalia* to the post to run for the Ladies Stakes,” a 1,400-yard race for three-year-olds that she won in a close finish. A month later, *Mortemer*’s two-year-old chestnut fillies *Crochet* and an unnamed one, ran first and second in the \$1,500 Lassie Stakes at Jerome Park. “The victories of the Withers Stables are always popular ones, even if the owner of the stable is one of the weirdest of men,” *The New York Times* noted along with his fair racing, “for it is known that his horses are always out to win, and that when they are backed, a player is going to get a good honest run for his money.” Withers, however, was disappointed as he hoped his unnamed filly would win the race.<sup>89</sup>

In August, Withers’ two-year-old, brown unnamed colt by *Uncas* won the three-quarter mile, \$1,500 Red Bank Stakes, in which the first three horses “finished only necks apart,” and Withers’ unnamed colt from *Uproar*, was “but a half length further back.” In “the closing table” of results that year for horses five years and older,” *The New York Times* noted, “As the most successful breeder of these horses, Mr. Withers holds the place of honor, he having sent out four—*Major Domo*, *Cynosure*, *Fan King*, and *Salisbury*—from his famous Brookdale Stud.” While Withers savored his horses’ victories, the overall attendance at the Monmouth Park Racing Association’s events that he had transferred to Jerome Park that summer proved disappointing.<sup>90</sup>

### Withers, the Racing Control Board, and His Death 1891

To address the problems on the racetracks, Withers, Lorillard, August Belmont Jr. and other turfmen established the Racing Control Board in 1891 and elected Withers president. By November, Withers must have been slowing down as he relinquished the presidency to “the lottery magnate, John Morris.” As the Board was set to argue rules about betting and entering horses in races, *The New York Times* noted “Mr. Withers is a peculiarly stubborn person, who objects to having his vagaries interfered with or criticized, but he really has the best interests of the turf at heart, and if any of his associates would dare to point out to him the fact that he would be doing everyone connected with racing a favor if he would spend a few minutes of his valuable time in giving names to his horses, he could probably be induced to do so.”<sup>91</sup>

On February 4, 1892, in a meeting with the Governor and track officials around the State regarding a compromise betting bill, “the consensus was that prestigious Monmouth deserved help in resuming operations because it would enhance the prestige of the turf, benefit all racing interests, and assist local hotel keepers, who had lost heavily when the track closed in 1891.”<sup>92</sup>

For Withers, the effort was too late. On February 13, he died in his suite at the Brevoort Hotel, having recently turned 72. (H23) The stress of constructing the new Monmouth Park for the 1890 meetings, and shutting it down in 1891 after he and his fellow Monmouth Park Association investors had spent \$1.3 million (about \$38 million in 2020) building the “magnificent” Park, no doubt exacted a heavy toll on his health. Reporting on “The Status of the American Turf” two months after his death, the London publication *Outing* noted:

<sup>89</sup> “A Great Colt, St. Florian,” *The New York Times*, June 6, 1891; “Withers Won The Lassie,” *The New York Times*, July 17, 1891, 8.

<sup>90</sup> “A Stake for Mr. Withers,” *The New York Times*, August 5, 1891, 8; “Great Winners Last Year,” *The New York Times*, January 10, 1892, 15.

<sup>91</sup> “Racing News And Notions,” *The New York Times*, November 9, 1891, 2.

<sup>92</sup> Riess, op. cit., 121.

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Mr. D.D. Withers...besides having effectively demonstrating his right to the title of “Mentor of the American Turf,” was the highest ideal of a true sportsman this country and perhaps any other has ever produced...

As the owner of an extensive stable, as a large breeder, as the founder of the finest race course in America, and perhaps in the world, as an able indefatigable administrator of turf law, he has conferred endless obligations on our racing community...

Moneymaking was a very subsidiary matter in his racing. He raced for the same reason that he devoted a large share of his time to turf management—because he loved the sport for itself, not for the money that is in it.<sup>93</sup>

After noting that Withers’ reliance on his own breeding and training ideas had been slow to produce winners, *Outing* cited 1888 as the best year for his “all black,” with ten of the 12 two-year olds that Withers started winning a total of \$73,265 (about \$2.1 million in 2020). His unnamed colt *Faverdale* led the pack with winnings of \$21,340 (about \$620,000). In his last year of racing in 1891, Withers started 19 of his horses and several were winners, as noted above, but none were in major stakes races and their winnings totaled only \$22,455 (about \$652,000).

### Withers’ Estate

After Withers’ death, it was clear why he didn’t race for the money, as the *Red Bank Register* reported that his estate “is believed to be about \$4,000,000” (about \$116 million in 2020). Withers’ 1878 will appointed his friend Judge Alonzo C. Monson as executor to divide his estate into five equal trusts for five of his six siblings and their children. It directed Judge Monson to sell Brookdale Farm and plantations that he still owned in Mississippi, the latter suggesting that he was still making money in the cotton business.<sup>94</sup>

To maximize the value of Withers’ racing stock, Judge Monson arranged the auction of “the entire Brookdale Stable of race horses” just six weeks after Withers’ death. “The selected stock,” the auction prospectus noted, “comprises twenty-four horses, of which seven are three-year olds and the remainder two-year olds...The colts and fillies are in active training and can be ready for racing at all the Spring meetings.” Withers bred almost all of them from his prized stallions, *Uncas*, *Mortemer*, *Stonehenge*, and *King Ernest*, who he imported in 1870, and several with his prized broodmares *Mimi* and *Wyandotte*. The 24 “horses in training” fetched \$83,750 (about \$2.4 million in 2020). Judge Monson also sold 25 yearlings and two stallions for \$25,370 (about \$737,000 in 2020).<sup>95</sup>

At the time of the auction, the future of Brookdale remained uncertain. “Until a fair price for the place is offered,” *The New York Times* noted, “it will be managed by Judge Monson, who will preserve the full breeding stud, and will sell off the yearlings annually...The stud will be thrown open to the public, a privilege not

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<sup>93</sup> “The Status of the American Turf,” *Outing*, April, 1892, 35.

<sup>94</sup> “Mr. Withers’ Will, *The New York Times*, February 24, 1892.

<sup>95</sup> “Sale of Brookdale Stable,” *The New York Times*, March 17, 1892, 9; Inventory of David D. Withers, Monmouth County, September 17, 1892.

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enjoyed by the public during Mr. Withers' lifetime. The stallions in the stud are *Uncas*, *Ventilator*, *Stonehenge*, *Macaroon*, *Centaur*, *Kinglike*, imp. (imported) *Eothen*, and imp. *Stalwart*. "Withers had purchased, imported, or bred the horses in his stable, and had raced many of them and had had multi-year relationships with most — *Stonehenge* since 1871 and *Macaroon* since 1872. "His hobby was to reach the highest point of breeding," an obituary noted. "Every Thoroughbred that he raced in recent years was bred by himself. His theories about breeding had not brought about any grand results when he died; but had he lived a few years longer...his ideas of conducting a breeding farm might have proved superior to those of others." Withers had only started breeding at the age of 52, and thus had only twenty years to pursue his goal.<sup>96</sup>

Withers also had long relationships with many of the hands at Brookdale, where, "he supported a large establishment," one noted. "Indeed, his people will scarcely ever find such another kind, good employer. His people are grieved to the heart for the loss of their kind and good friend...He was very much pleased with the completion of Monmouth Park's great racecourse. All his aims were of the grandest." The shuttering of his greatest accomplishment — the magnificent 1890 Monmouth Park — must have been particularly hard on him.<sup>97</sup>

That spring and summer, Judge Monson sold Brookdale hay five times for a total of \$1,466, plus he sold Wine and Liquors in Withers' cellar for \$1,976. In September, local appraisers Rulief Smock and James Laird inventoried Withers' personal estate still at Brookdale, including Seven Stallions (\$7,000); Fifty-five Broodmares (\$27,500); One Yearling Filly (\$250); and Thirty Two Foals (\$6,400); Six Farm Horses, 20 Mules, 19 Cows, 17 Heifers, 2 Calves, 1 Bull, 9 Brood Sows, 50 Pigs, 1 Boar, Poultry Farm Wagons, Cultivators, Mowers, Harness, Farming implements, Bedsteads Bedding, Kitchen Utensils in Farm House (\$4,000); Furniture, Household effects, Bric-a-Brac, Kitchen Utensils etc. in dwelling House at Brookdale Farm and Wearing Apparel (\$2,500); Carriages, Wagons, Harness, Two Horses (old) (\$400); Library, about 2,000 Volumes (\$2,000).<sup>98</sup>

With cash from the auctions and sales, Withers' personal estate at Brookdale totaled \$163,723. (about \$4.8 million in 2020) The \$150,270 (about \$4.4 million) total value of his remaining Thoroughbred stock represented nearly 92 percent of his personal estate at Brookdale. The number of mules, cows, etc., shows Brookdale to be a fully working farm beyond its Thoroughbred breeding and training. The Inventory suggests that Withers' lived fairly simply at Brookdale, as the value of his household items was barely above the values of his wine cellar and his library, his only apparent extravagances. "At his home in Brookdale," an obituary noted, "there are books which show that he was fond of works of art. The books on racing and breeding which he possessed are invaluable, as it took years of research to collect them. When he was abroad during the Civil War he collected many valuable books. Not a few of them, which were in French, he had translated into English."<sup>99</sup>

<sup>96</sup> "Sale of Brookdale Stable," *The New York Times*, March 17, 1892, 9; *The Illustrated American*, op. cit., 151.

<sup>97</sup> *The Illustrated American*, op. cit., 152.

<sup>98</sup> "David D. Withers Inventory," September 17, 1892, Monmouth County Surrogates Office.

<sup>99</sup> *The Illustrated American*, op. cit., 153.

United States Department of the Interior  
National Park Service

# National Register of Historic Places

## Continuation Sheet

Brookdale Farm Historic District  
Monmouth County, NJ

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The *Spirit of The Times* noted “the crushing nature of the blow that fell on the American turf when David Dunham Withers died...can scarcely be appreciated to the full at first. The name of ‘Mentor of the American Turf,’ which was bestowed on him, partly, no doubt, in joke, was truer than many a name given in all serious intent. What such men as Lord George Bentinck and Admiral Rous were to the English turf, Mr. Withers was to the American turf, and more.” With the death of “the Sage of Brookdale,” an obituary noted, “the American turf has lost its most honored patron, and a sportsman who did more than any in his generation to elevate its tone. A man strictly honorable in all his dealings, he raced not for money, but out of pure love for the sport.” Withers death marked the end of the formative years of Brookdale Farm.<sup>100</sup>

Withers’ death also triggered a changing of the guard at Monmouth Park, as most of his associates there wanted to move on. Shortly after his death, the Legislature passed a bill allowing local magistrates, who typically supported racing and betting, to handle complaints. With this encouragement and in anticipation of more enabling legislation to come, a new group of turfmen and investors reformed the Monmouth Park Racing Association and acquired Monmouth Park. After Grover Cleveland was elected Governor and Democrats took over the Legislature that fall, it passed a racetrack licensing bill in early 1893, and the Monmouth Park Racing Association scheduled racing meetings for that summer.

### THE THOMPSON ERA AT BROOKDALE FARM 1893-1968

#### Colonel William Payne Thompson buys Brookdale Farm 1893

Encouraged by the reopening of Monmouth Park (H24), Colonel William Payne Thompson, “the head of the lead trust,” bought Brookdale Farm in June 1893, not “for himself but for his two sons, Lew and William Payne Thompson, Jr., who for a number of years have taken a more or less active interest in racing matters. For some time past they have been quietly buying up desirable yearlings, and together with those of the Withers stable that were included in the purchase of Brookdale, will give them a formidable string of horses. It is said that the Thompsons will continue the use of the Withers colors, all black.”<sup>101</sup>

Although Colonel Thompson entered the world of New York turfmen many years after Withers, they almost certainly knew each other and Col. Thompson likely visited Brookdale as a guest of Withers. Col. Thompson has been noted as a founder of the Monmouth Park Jockey Club, and as part of the group that took over the Park after Withers’ death. Thompson was eager to expand his turf involvement and Brookdale was the perfect place for his ambitions when he bought it for \$185,000 (about \$5.4 million in 2020), not including the horses and personal property on the farm that he also bought.

Col. Thompson was born in Wheeling in Virginia in 1837. After attending Jefferson College, he opened a law practice at age 20 in Fairmount, now West Virginia. Although opposed to secession, he became a Colonel of the Ninth Virginia Cavalry Fairmount Group and served at Bull Run and other battles, and was present at the Confederate surrender at Appomattox. He married Mary Moffett of a distinguished Virginia family, edited a newspaper and then joined his brother-in-law’s Camden Consolidated Oil Company in Parkersburg, West

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<sup>100</sup> *The Illustrated American*, op. cit., 153, 151.

<sup>101</sup> “Brookdale Farm Sold,” *Red Bank Register*, January 25, 1893.

United States Department of the Interior  
National Park Service

# National Register of Historic Places

## Continuation Sheet

Brookdale Farm Historic District  
Monmouth County, NJ

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Virginia. They sold the Company in 1876 to John D. Rockefeller's Standard Oil Company, where Col. Thompson became a vice president. He was transferred to New York in 1887 and a few years later assumed control of the National Lead Trust, which later became the National Lead Company.

Col. Thompson and his wife Mary Evelyn (H25) had three children, Lewis Steenrod Thompson II born in 1865 and named after his uncle who had died in the Civil War at the age of 18, Elizabeth Steenrod Thompson, 1868, and William Payne Thompson, Jr., 1870. Col. Thompson sent Lewis to boarding schools in Virginia and the Virginia Military Institute in Lexington. After completing courses at Massachusetts Institute of Technology in 1888, he spent two years traveling around the world. He unfortunately contracted tuberculosis and typhoid, and afterwards his "doctors advised 'the outdoor life' as the necessary means to his survival."<sup>102</sup>

The 1893 Monmouth Park meeting suffered from poor management and the shady reputations of some of the new owners, and racing opponents and newspapers mounted even more opposition to betting than before. Pierre Lorillard, whose stable of "a very ordinary lot of horses" had a mediocre showing the previous year, put his Rancocas Stock up for sale on the advice of his doctors, but there were few takers.<sup>103</sup>

The Thompsons' ambitions for racing at Monmouth Park deflated in January 1894 when the N.J. Supreme Court declared the Legislature's 1893 racing laws unconstitutional. The Monmouth Park Racing Association stopped paying taxes on the property and collapsed, leaving a mortgage of \$460,000, (about \$13.8 million in 2020). D.D. Withers' estate held \$384,000 (about \$11.6 million) of the mortgage, and to protect his investment in the Park, Judge Monson, Withers' executor, and Withers' nephew, Augustus Carson, bought it in early 1895 in four auction lots for a total of \$73,500 (about \$2.3 million). The lots contained 654 acres with the old and new tracks, the cantilevered iron grandstand, the clubhouse, stables, sheds, paddocks, the 160-room hotel on a tributary of the Shrewsbury River, and several residences.

"One of the finest racetracks in America," *The New York Times* called Monmouth Park. "It was designed by the late D.D. Withers, who built it. He aimed to have the greatest racing track in the world, and the track was his ideal." The Withers' interests bought Monmouth Park to recoup as much of his substantial investment in it as they could, but they also harbored hopes, as "The property is very valuable," *The New York Times* noted, to any one who can hold it until there is a change in the racing laws in the State." Monson and Withers' nephew gave up in 1897 and put the property up for auction.<sup>104</sup>

Despite the shuttering of Monmouth Park, Col. Thompson continued pursuing his Thoroughbred racing ambitions in New York. In February 1894, he co-founded the Jockey Club to serve as the Registry for Thoroughbreds along with 26 other prominent turfmen, including Phillip Dwyer, August Belmont Jr., William Kissam Vanderbilt, William Collins Whitney, and James R. Keene. Belmont, Keene, and Thompson served as Founding Stewards along with four others. Now sporting the red and green Thompson colors, the Colonel's jockeys won for Brookdale that summer with *Golden Rod*, a colt bred by Withers, and another colt named *Sage* in honor of the Sage of Brookdale. In April 1895, Colonel's two-year-old filly *One I Love*, won five consecutive

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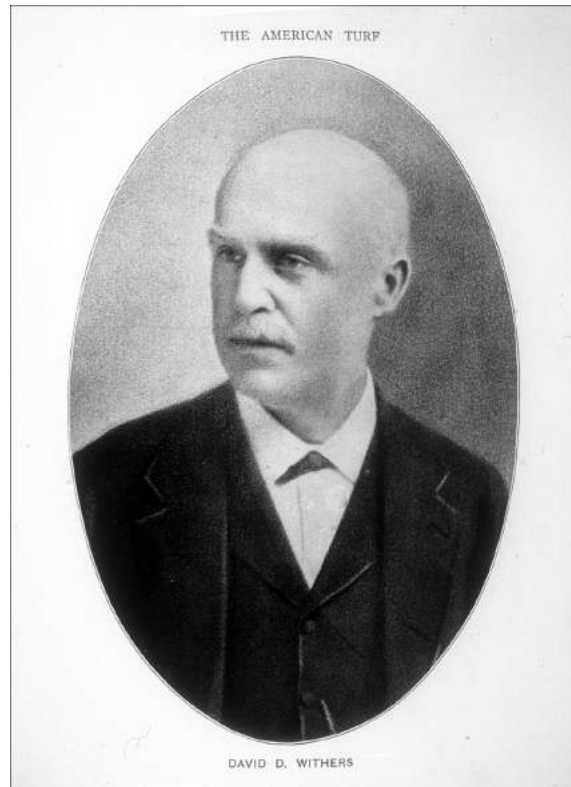
<sup>102</sup> *Triangle of Land*, op. cit., 188.

<sup>103</sup> "Racing News And Gossip," *The New York Times*, 1893.

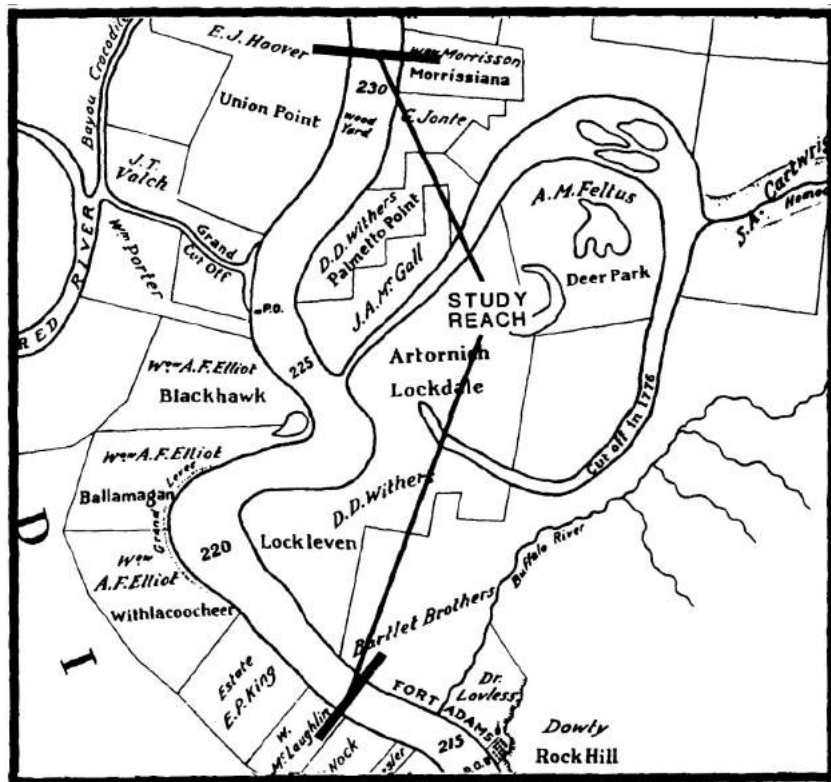
<sup>104</sup> "Monmouth Track Sold," *The New York Times*, March 22, 1895, 3.



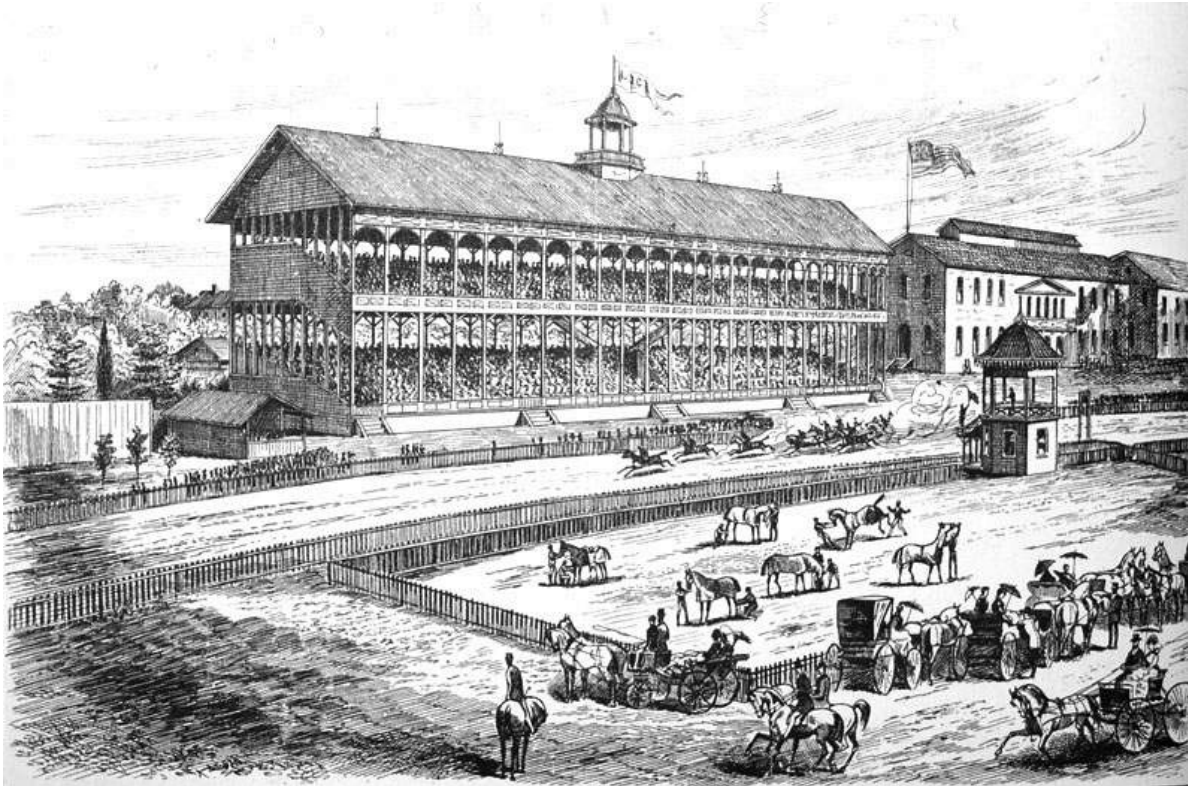
# NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



H1. David Dunham Withers, c1890, The American Turf, 1897.tif



H2. D. D. Withers' Mississippi Plantations, U.S. Army Corps of Engineers.tif



H3. Metairie Race Course, New Orleans, c1845.tif



H4. The False Start - Jerome Park, 1868, Library of Congress.tif



# NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



H5. Monmouth Park, Monmouth County Atlas, 1873.tif



H6. Monmouth Park Entrance, 1870.tif



H7. Summer Meeting at Long Branch, Monmouth Park, c1870, Library of Congress.tif



H8. The Race at Monmouth Park, Long Branch, c1872, N.Y. Public Library.tif





H9. D. D. Withers House at Brookdale, Illustrated American, March 12, 1892, Hathi Trust.tif



H10. Ten Mare Barn, 1906 MCPS.tif

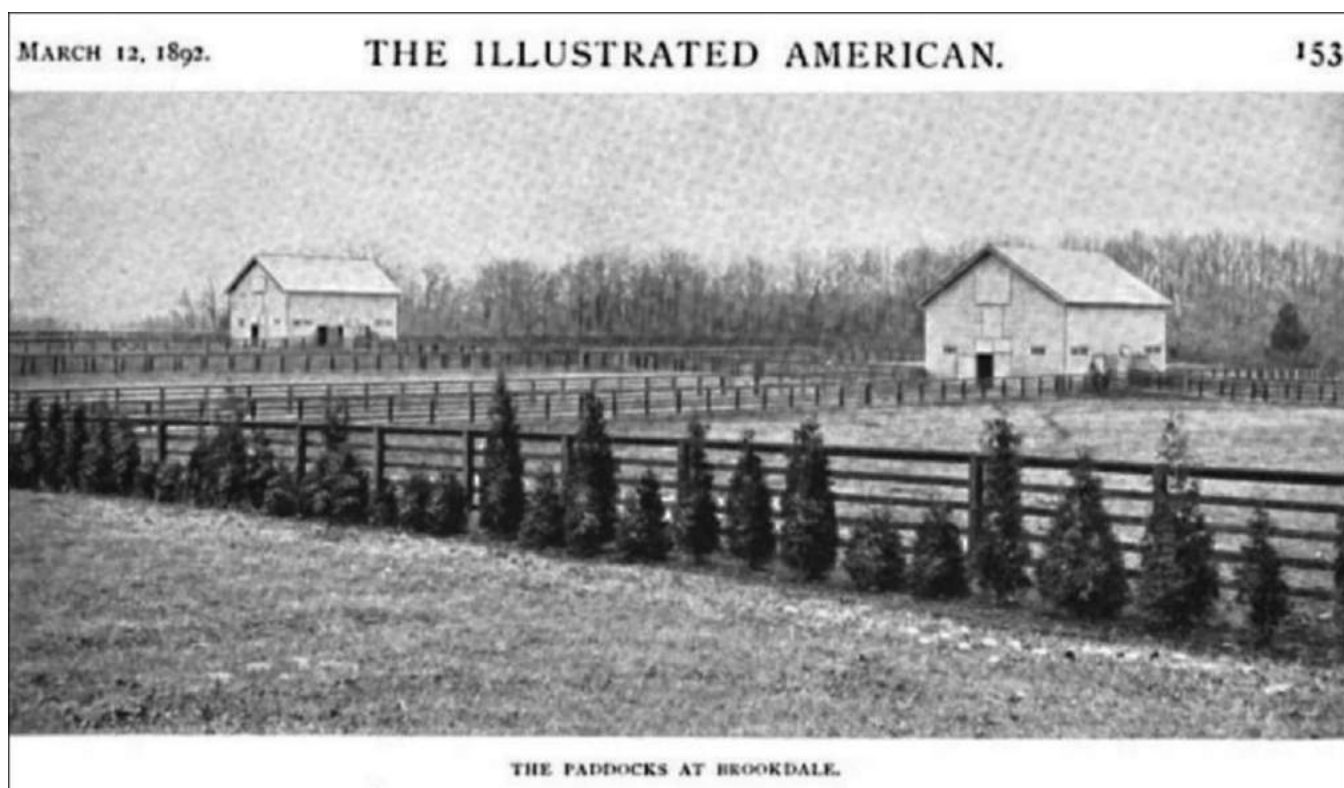
# NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



H11. Withers' Mimi Colt, N.Y. Sportsman, August 23, 1894.tif



H12. Yearling Stable, Brookdale Farm, c1905, MCPS.tif



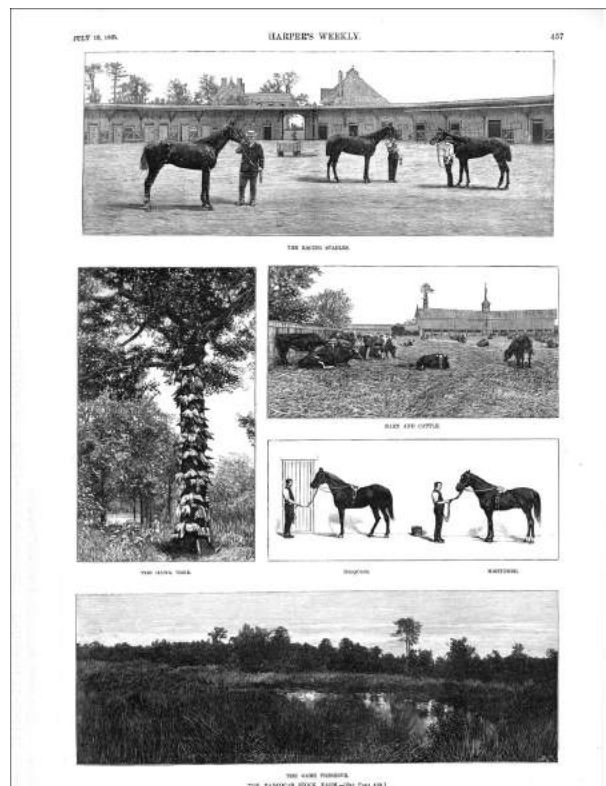
H13. The Paddocks at Brookdale, Illustrated American 3.12.1892 Hathi.tif



H14. Brookdale Farm Stable, c1970, Brookdale Community College.tif



H15. Pierre Lorillard, c1890, N.Y. Public Library.tif



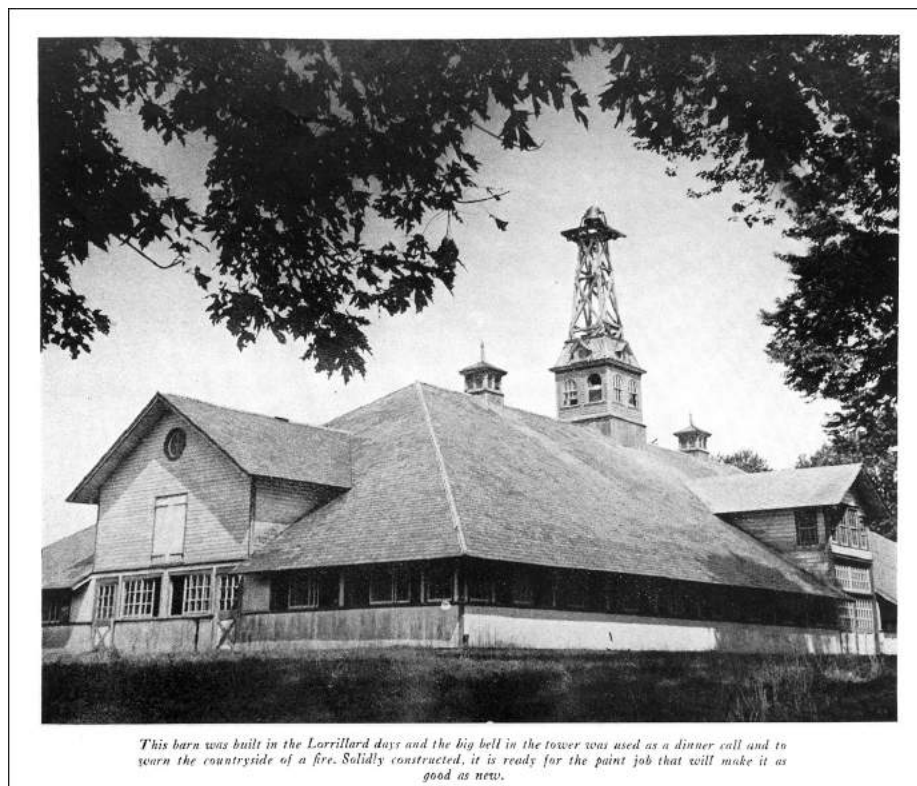
H16. Rancocas Farm, Harpers Weekly, July 18.1885.tif



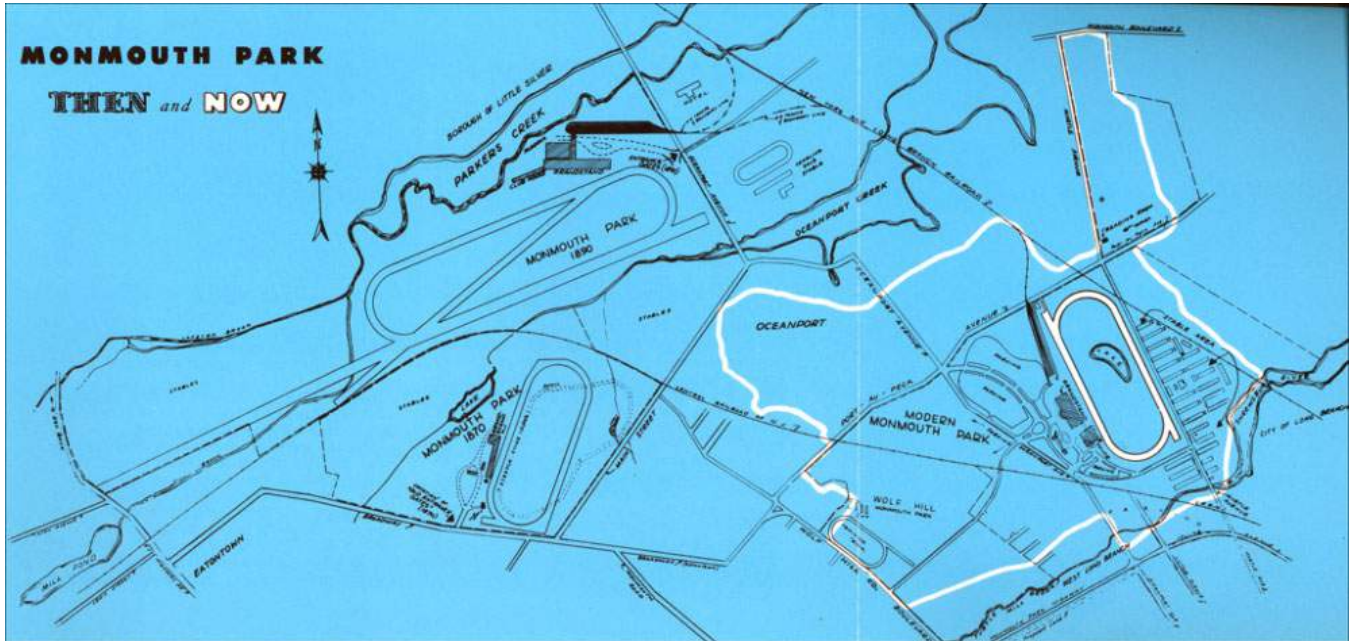
## NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



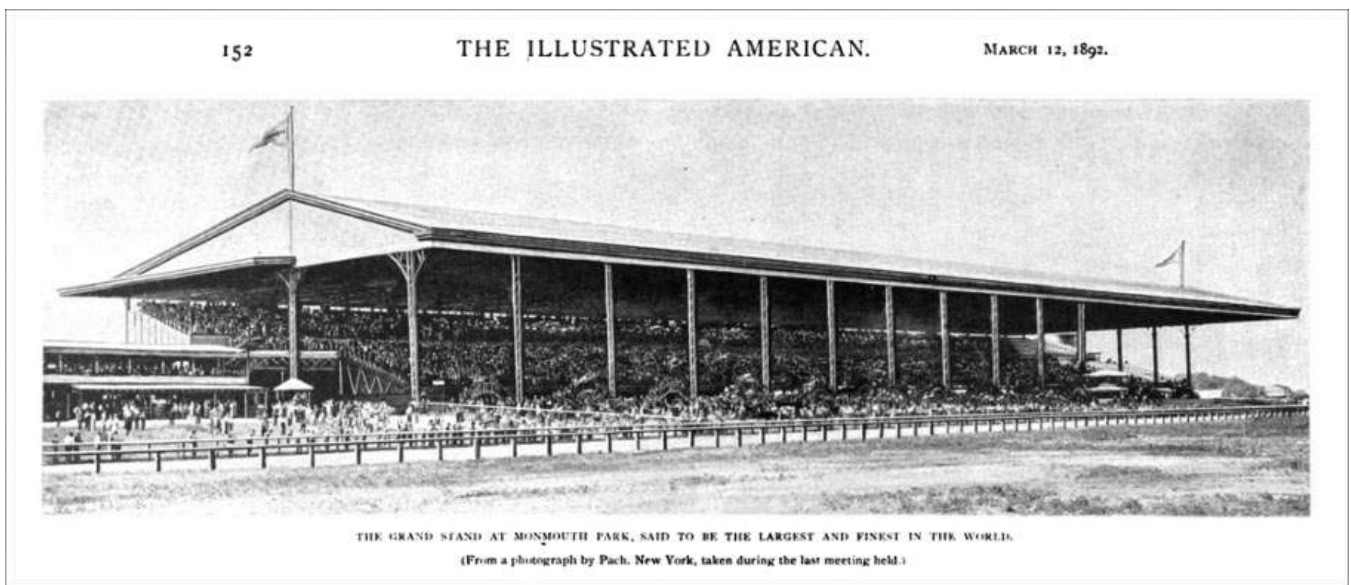
H17. Helis Stock Farm Training Stable, 1956, Helis Stock Farm.tif



H18. Helis Stock Farm Bell Barn, 1956, Helis Stock Farm.tif



H19. Monmouth Park, Then & Now, c1950, MCPS.tif



H20. 1890 Monmouth Park, The Illustrated American, March 12, 1892, Hathi Trust.tif

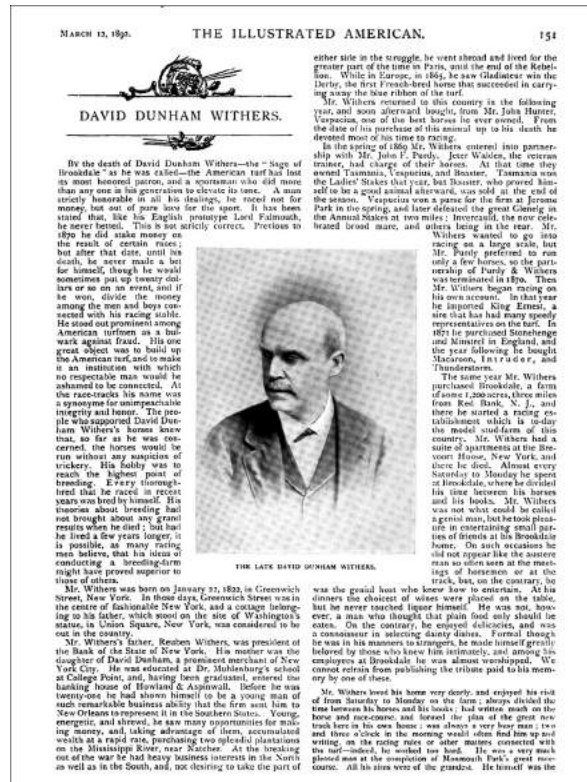


H21. D. D. Withers, N.Y. Sportsman, July 5, 1890, MCPS.tif

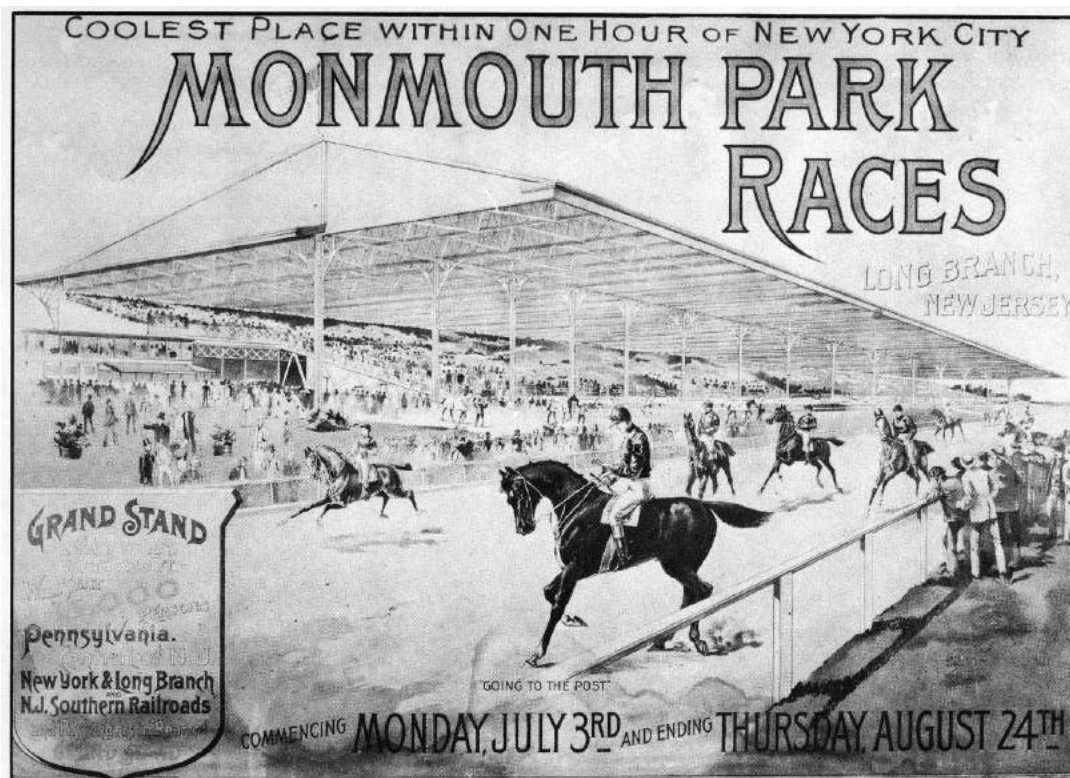


H22. Monmouth Park Association Official Programme, July 5, 1890.tif

# NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs

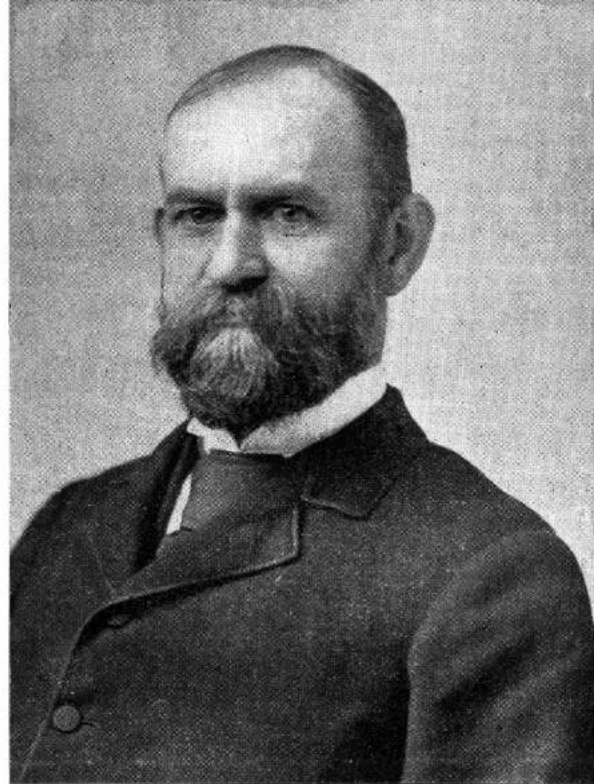


H23. D. D. Withers, The Illustrated American, March 12.1892, Hathi Trust.tif



H24. Monmouth Park Races, 1893, Monmouth Park.tif





H25. Evelyn & William Payne Thompson, c1890, MCPS.tif

CATALOGUE  
— OF THE —  
**BROOKDALE STUD**  
THOROUGHbred YEARLINGS,  
THE PROPERTY OF  
**COL. W. P. THOMPSON & SONS,**  
RED BANK, N. J.  
— TO BE —  
Sold By Auction, Without Reserve,  
Alternating with the Silver Brook Stud Yearlings,  
— AT THE —  
**EASTON COMPANY'S SALE PADDOCKS,**  
Sheepshead Bay, N. Y.,  
Opposite Main Entrance to Sheepshead Bay Race Track.  
— ON —  
**SATURDAY, JUNE 23, AND MONDAY, JULY 2, 1895**  
Beginning Each Day at 12 noon.  
**WM. EASTON,** - - - Auctioneer.  
922cc 1129 Broadway, New York City.  
THOMAS A. CRANFORD, 26 & 27 OLIVE STREET, NEW YORK.

1034 *The Spirit of the Times*, JULY 15

**THE  
BROOKDALE STUD  
YEARLINGS,**  
PROPERTY OF  
**COL. WM. P. THOMPSON & SONS,**  
WILL BE SOLD AT PUBLIC AUCTION BY  
**Tattersalls, of New York, Limited,**  
IN THE SADDLING PADDOCK OF THE  
**MONMOUTH PARK RACE COURSE,**  
Beginning at 12 O'clock Noon,  
**On Saturday, July 22, 1893,**  
TOGETHER WITH THE  
**SILVER BROOK YEARLINGS,**  
THE PROPERTY OF  
**MR. LUCIEN O. APPLEBY.**  
THEY INCLUDE THE GET OF  
**Imp. EOTHEN, FAVERDALE, Imp. KING ERNEST,  
KINCLIKE, Imp. MACARON, Imp. STALWART,  
Imp. STONEHENCE, UNCAS, VENTILATOR,  
SENSATION, Imp. ST. BLAISE, TURCO,  
PONTIAC and TRISTAN.**

Among the number are near relatives to  
MAJOR DOMO, GREGORY, STONENELL, CHARLIE POST,  
ADAMANT, CATARACT, KING FAN, CHIEFTAIN,  
AIRPLANT, ST. MICHAEL, BUBLOT, CHEMISE,  
EL TRINIDAD, AIRSHAF, SORCERER, SURPLUS,  
CROCHET, PLETTY, BROOKDALE, QUEEN FAN, LIZZIE T. ROSE, SOHO,  
FAN KING, AIRIGHT, INVERWICK, HOPELESS, KITTY H. MASHIE,  
BASS VIOL, PLAINIE, FARVENUE, PUNKA, PANATIO, BOULOTTE,  
PURSE, REHITIDE, RENEGADE, ANARCHY, CASAR, KING  
VOLF, MORDOTTE, CONROSS, OLIVA, ORATOR, (SCULLA,  
ST. OMER, MIDGET, CONTEST, ETC., ETC., ETC.

FOR CATALOGUES ADDRESS  
**WM. EASTON, - Managing Director.**  
Tattersalls (of New York), Limited, 7th Ave. and 55th St., N. Y.

H26. Brookdale Stud Auctions, W. P. Thompson, 1895, MCPS.tif



H27. Thompson House, Architectural Record, 1910, MCPS.tif



H28. Thompson House, 1906, MCPS.tif

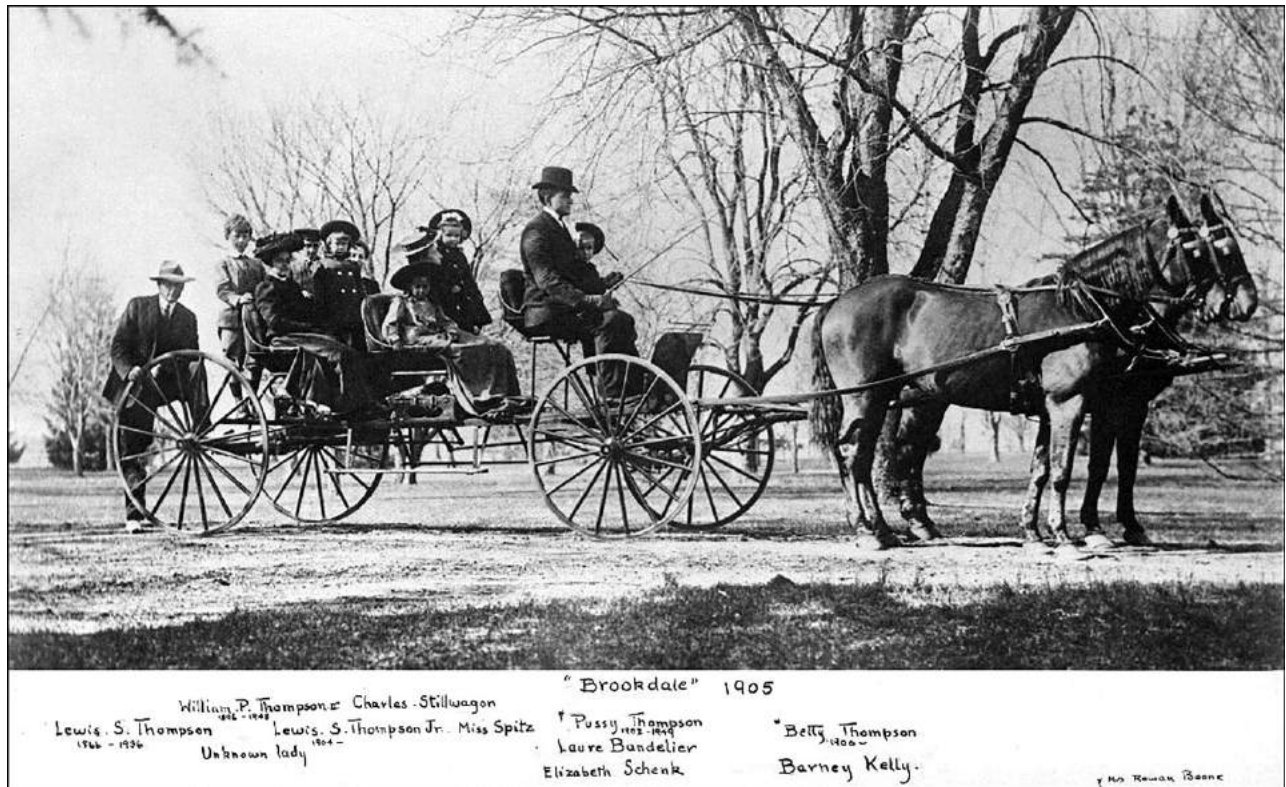


H29. Geraldine Thompson, c1895, MCPS.tif



H30. Lewis S. & Geraldine L. Thompson, MCPS.tif





H31. Lewis Thompson & Family at Brookdale, 1905, MCPS.tif



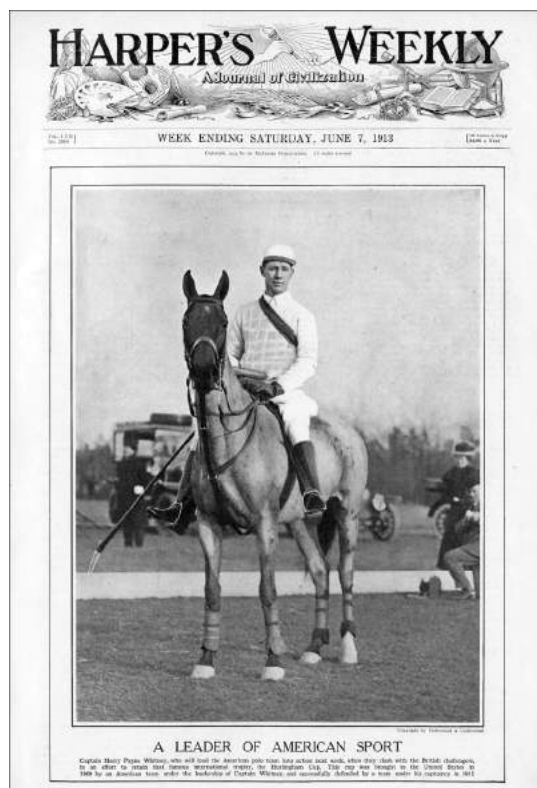
H32. Geraldine Thompson & Lewis Thompson Hunting, MCPS.tif



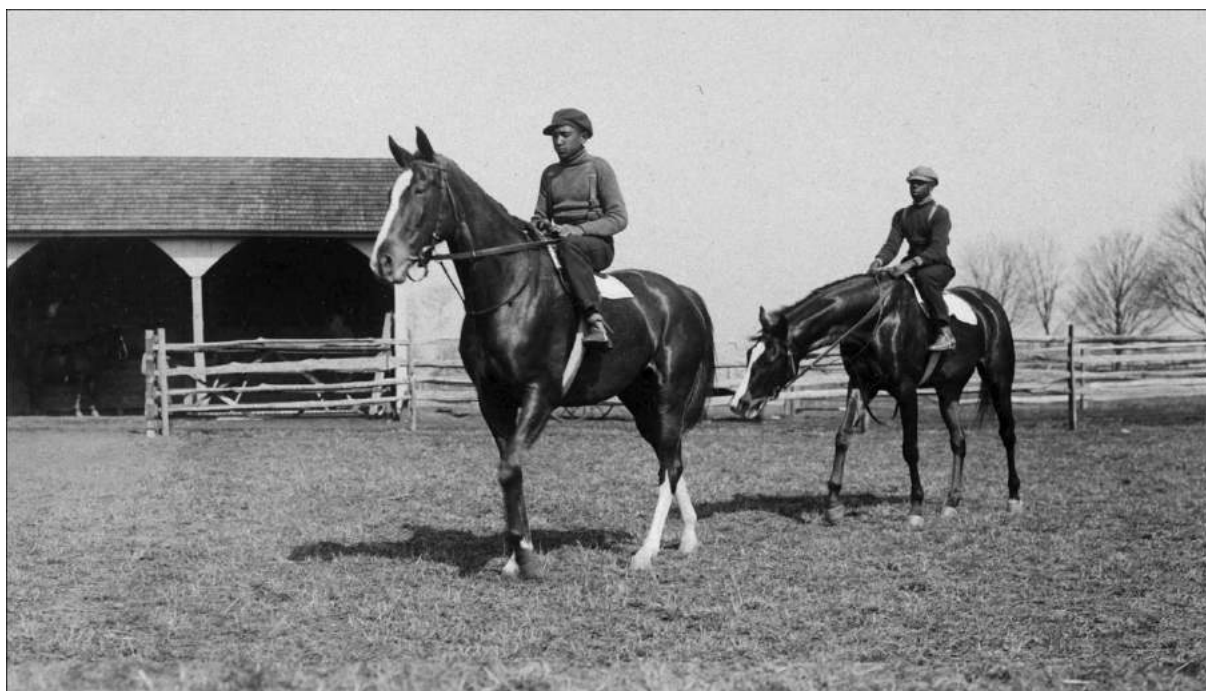
## NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



H33. Harry Payne Whitney & James Robert Keene, MCPS.tif



H34. Polo Captain Harry Payne Whitney, Harper's Weekly June 7, 1910, Univ. of Michigan.tif



**TANYA AND ARTFUL**

H35. Tanya & Artful, Brookdale Farm, 1906, MCPS.tif



**BURGOMASTER**

H36. Burgomaster, Brookdale Farm, 1906, MCPS.tif



H37. Brookdale Stable Hands, c1910, MCPS.tif



H38. Marshall Lilly with James R. Keene's Colin, c1904, MCPS.tif

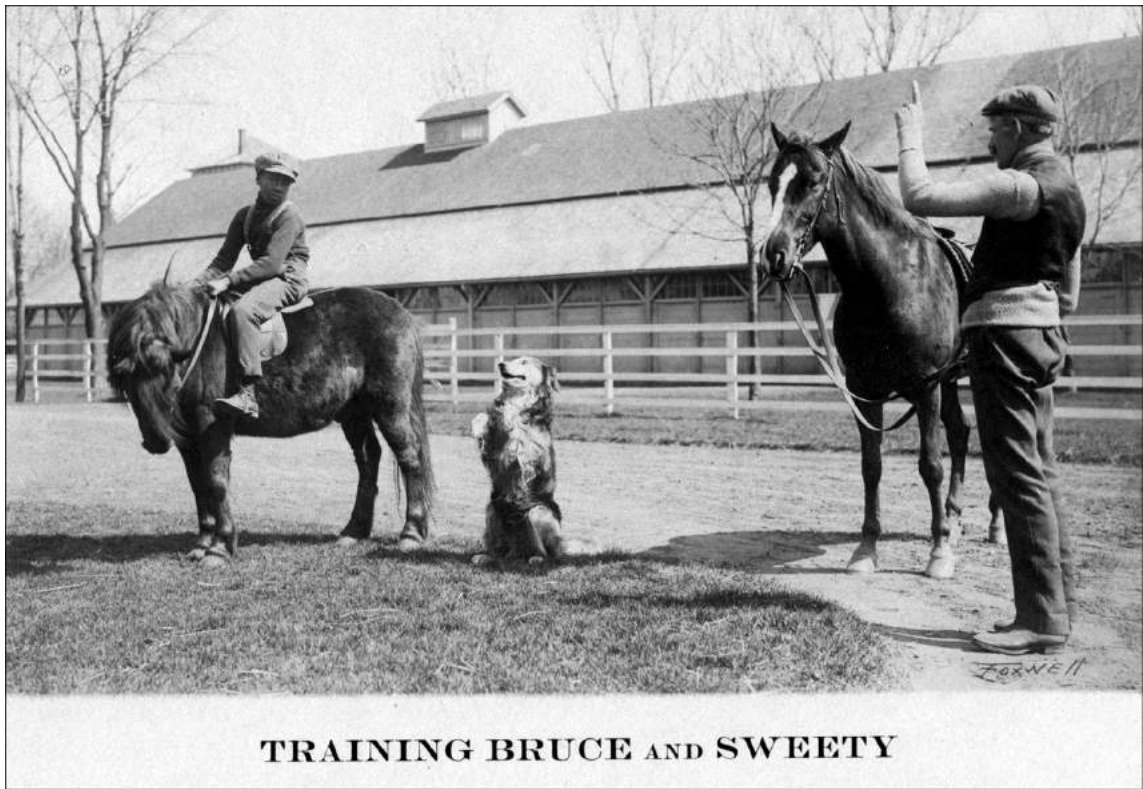




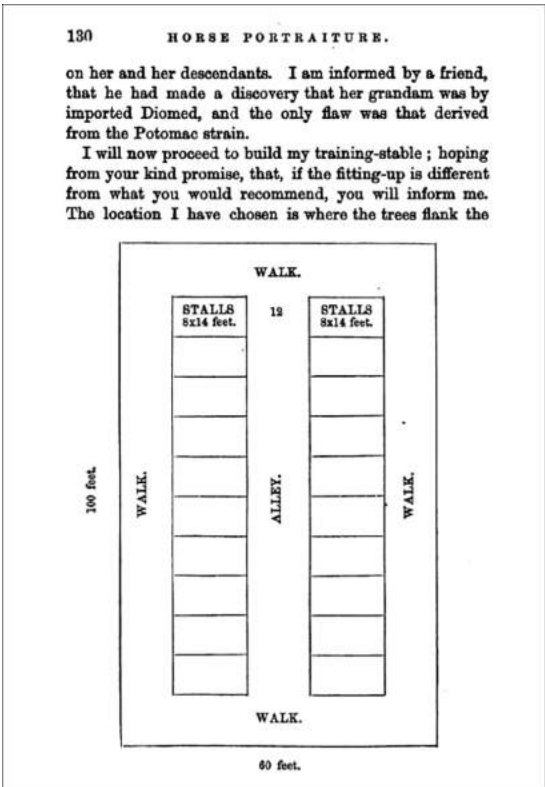
H39. Cooling Out, Training Stable, Brookdale Farm, 1906, MCPS.tif



H40. Training Stable east side, Brookdale Farm, 1906, MCPS.tif



H41. Training Stable west side, Brookdale Farm, 1906, MCPS.tif



H42. Stable Plan, Horse Portraiture, 1867, Hathi Trust.tif



## NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



H43. Brookdale Farm, Property of L. S. Thompson, 1911, MCPS.tif

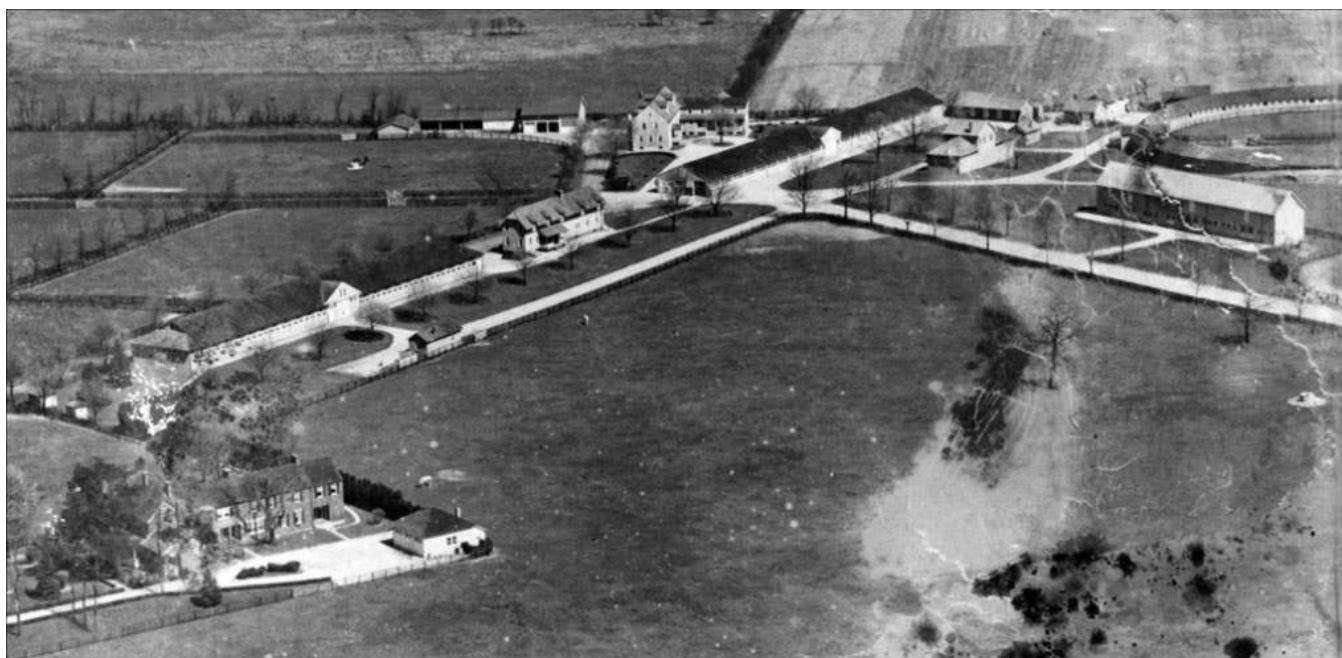


H44. Brookdale Farm, Property of L. S. Thompson, 1911, detail, MCPS rd.tif

NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs

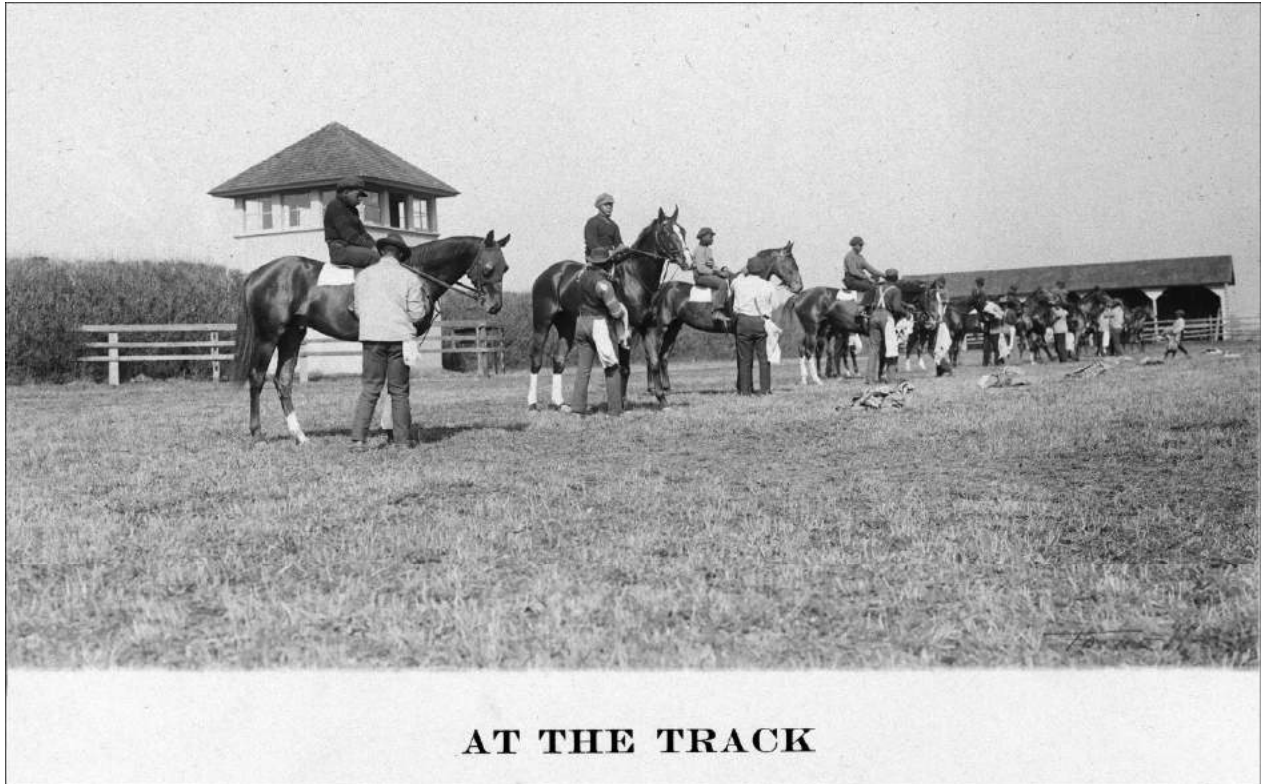


H45. Greentree Farm, Newman Springs Road, Middletown, Dorn, MCPS.tif

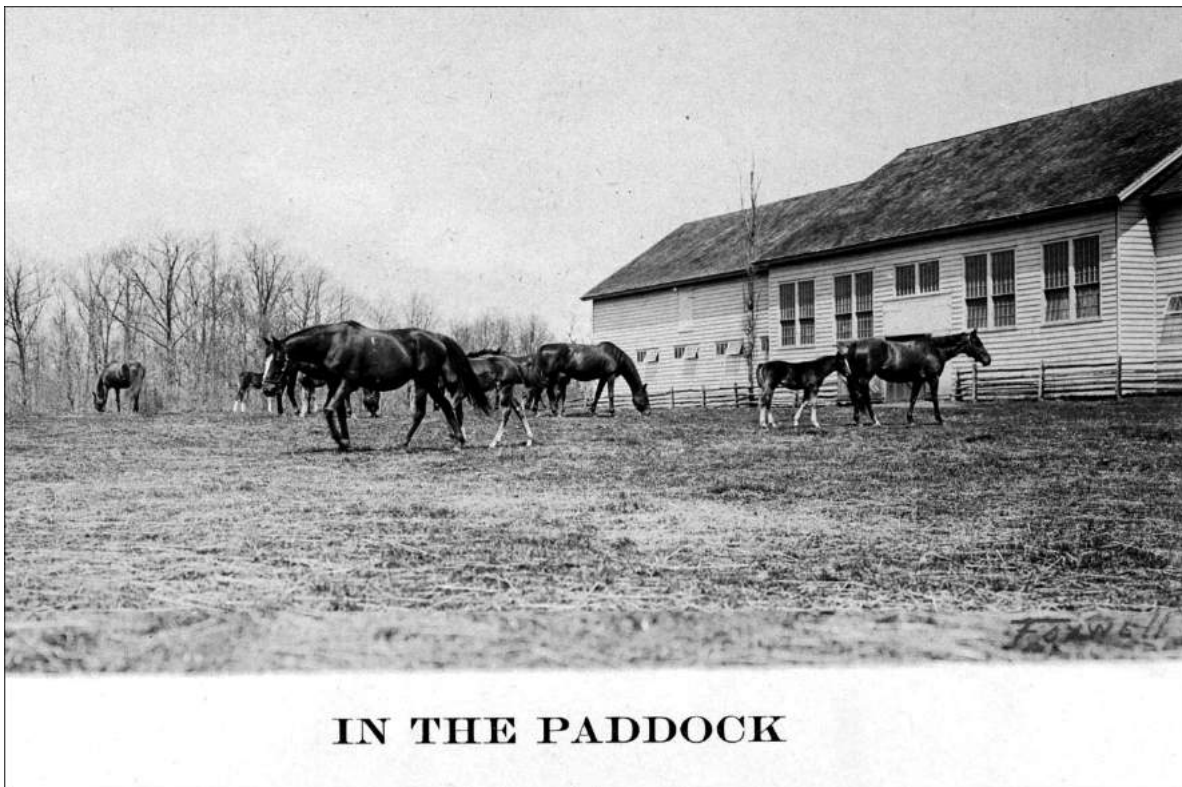


H46. Greentree Farm, 1947, Monmouth County Archives.tif



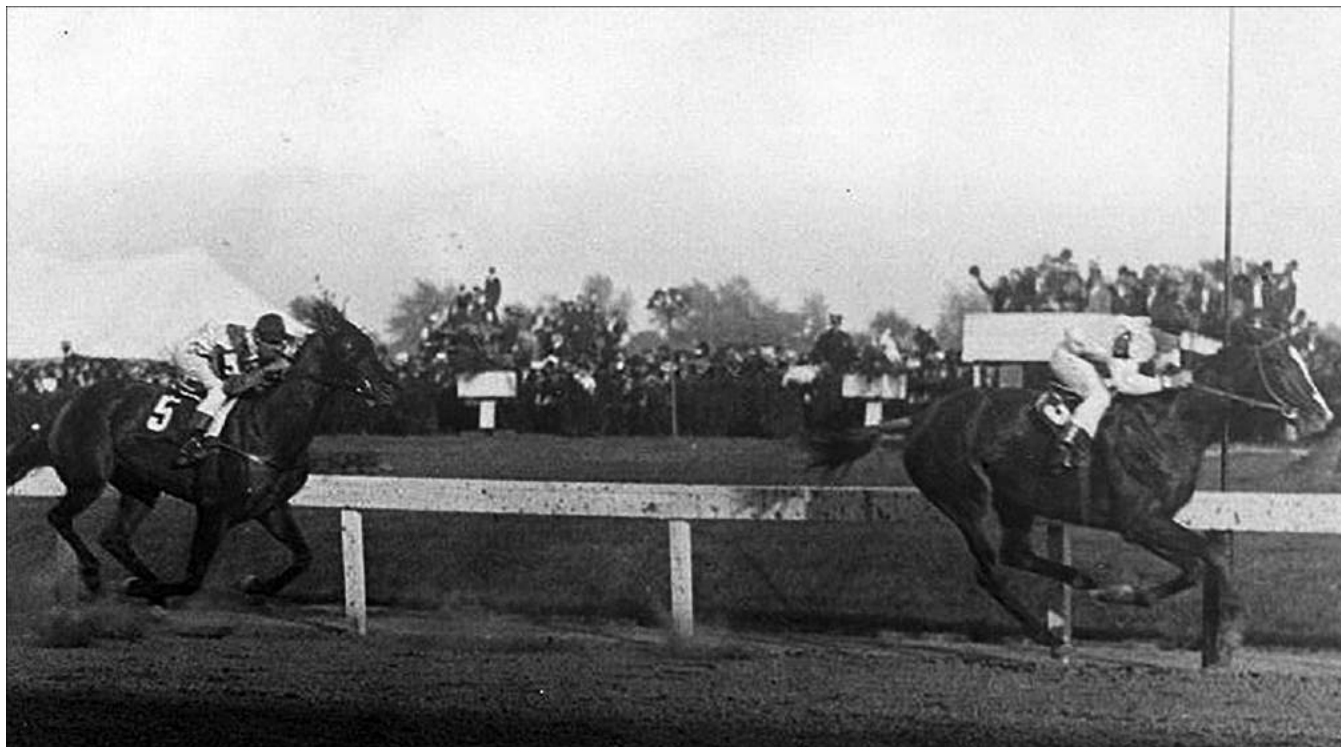


H47. One-Mile Track, Brookdale Farm, 1906, MCPS.tif



H48. Stable on east part of Brookdale Farm, 1906, MCPS.tif





H49. Regret Winning 1915 Kentucky Derby, MCPS.tif



H50. James Rowe Sr. & Joe Notter for Regret, 1915 Kentucky Derby, MCPS.tif



H51. Regret, Winner of 1915 Kentucky Derby, MCPS.tif



H52. James Rowe & Harry Whitney with Regret, 1915 Kentucky Derby, WIK.tif



H53. Marshall Lilly exercising James R. Keene's Colin, MCPS.tif



H54. Brookdale Farm Office-School, MCPS.tif



H55. Jimmy Rowe & James Rowe Sr., MCPS.tif



H56. Moses Gable, Marshall Lilly, & Jack Whitney, c1935, MCPS.tif



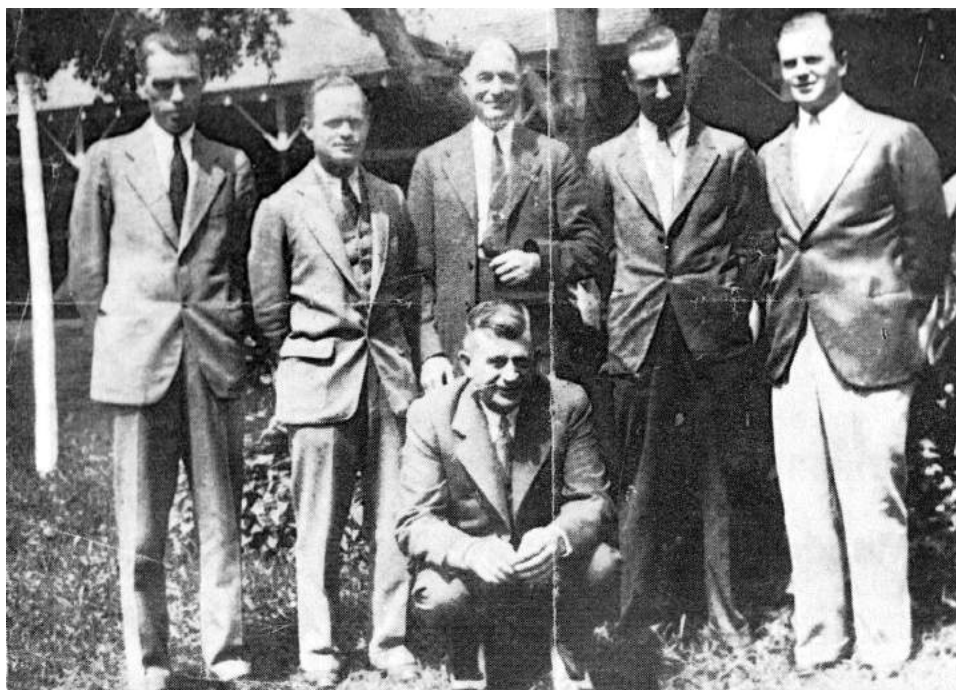
H57. Geraldine Thompson at Brookdale Farm, MCPS.tif



H58. Eleanor Roosevelt & Geraldine Thompson, Visiting Nurses Assoc., 1949, MCPS.tif



H59. Thomas J. Healey with Equipoise, MCPS.tif



The staff of the Whitney Stable in 1931 included, from the left, Wilfred Mullin, agent; Duval A. Headley, apprentice trainer, now a prominent breeder; John Lambert, steeplechase trainer; Freddie Hopkins and Jack Healey, assistant trainers. Head trainer Thomas J. Healey is shown kneeling.

H60. Thomas J. Healey & Whitney Stables Staff, c1932, MCPS.tif



# NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs

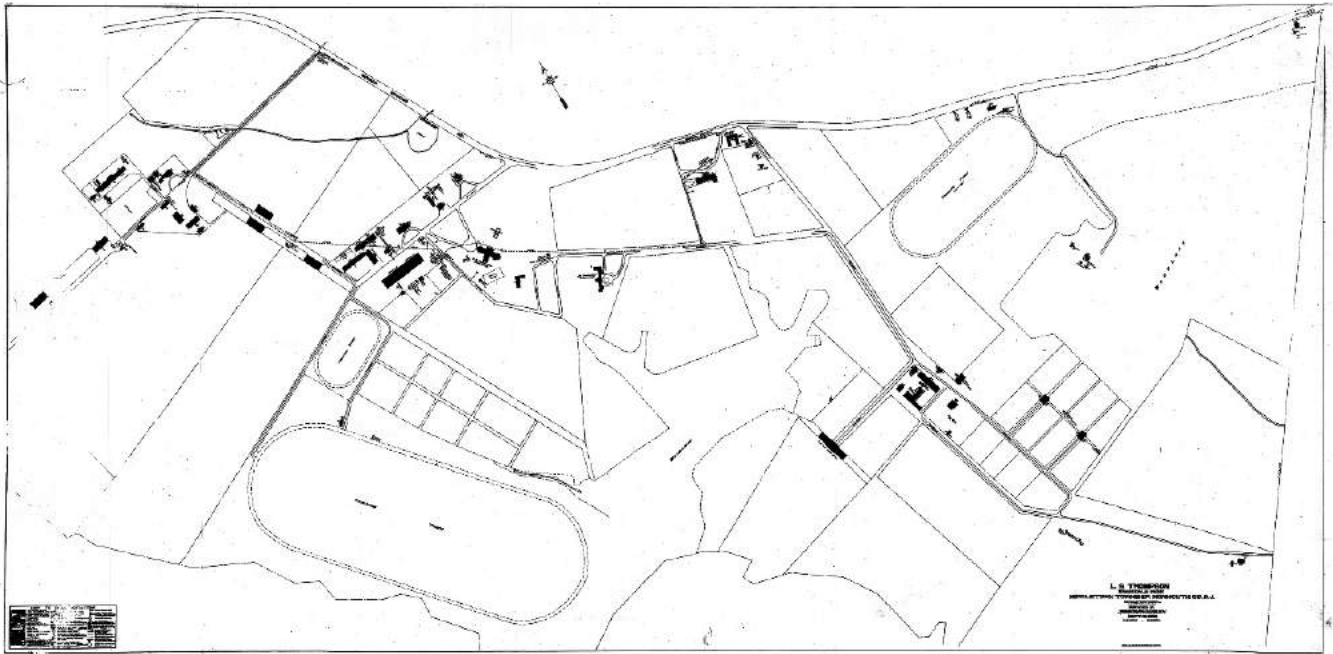


H61. Equipoise, Franklin B. Voss, 1934, Clark Art Institute.tif



H62. Top Flight, Franklin B. Voss, 1934, Clark Art Institute.tif

## NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



H63. Brookdale Farm Insurance Map, 1932, MCPS.tif



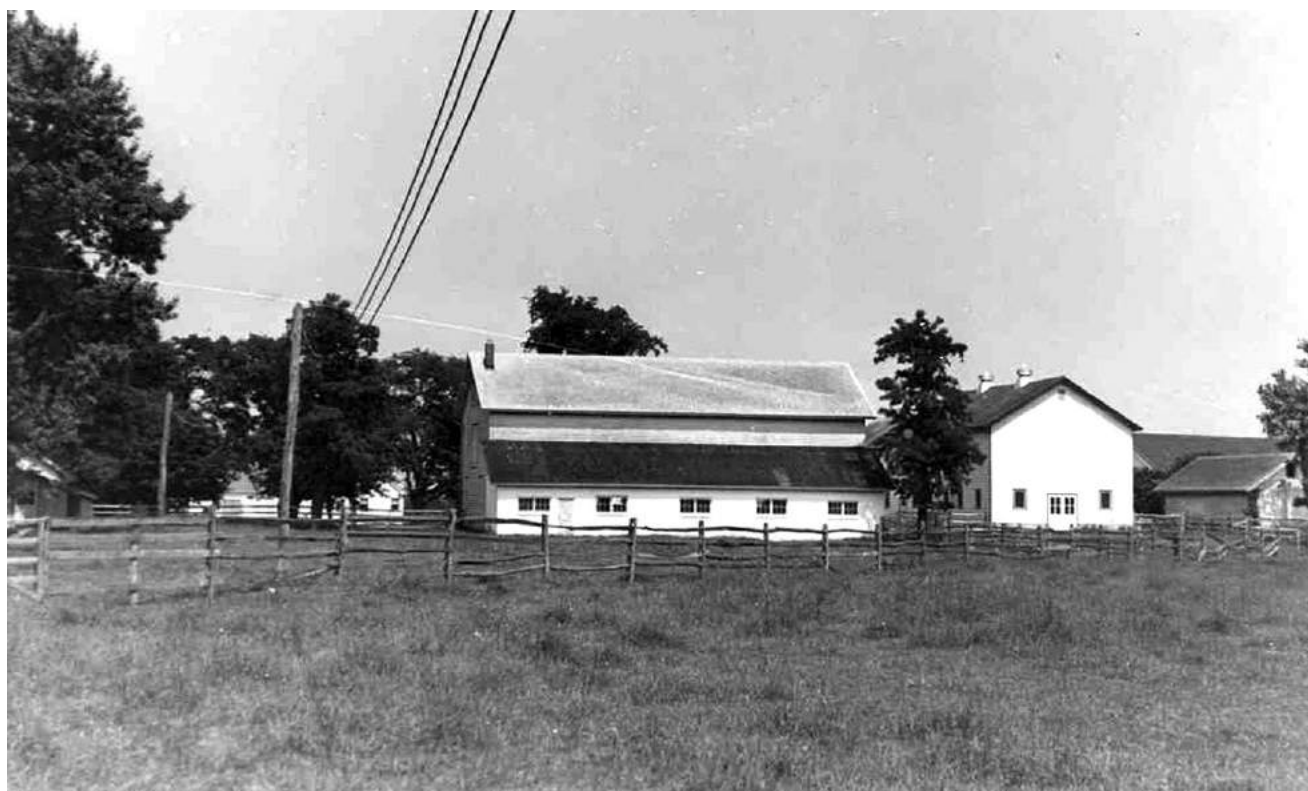
H64. Brookdale Farm Insurance Map, 1932, detail, MCPS.tif



NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



H65. Marlu Farm , c1960, MCPS.tif



H66. Marlu Farm, c1955, MCPS.tif



H67. Geraldine Thompson Colored Scholarship Committee, 10.30.52 Red Bank Register.tif



H68. Geraldine Thompson, 1957, MCPS.tif

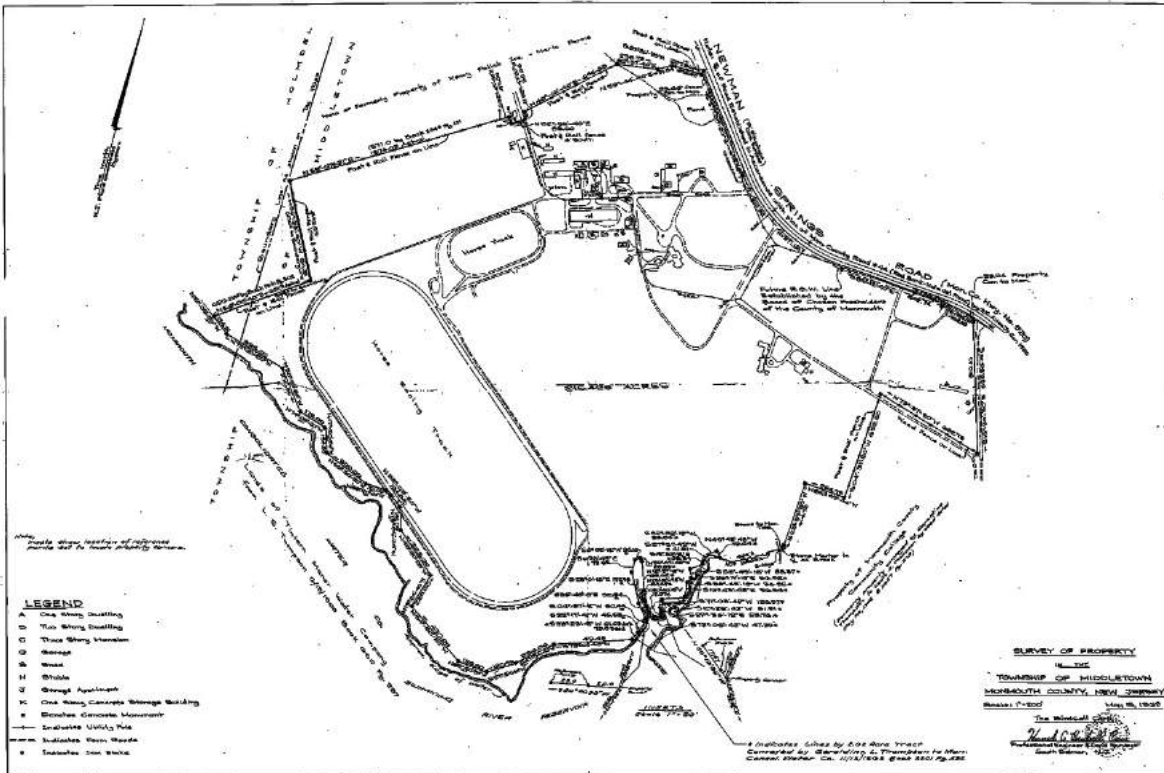


H69. Thompson Park, 1974, Monmouth County Archives.tif



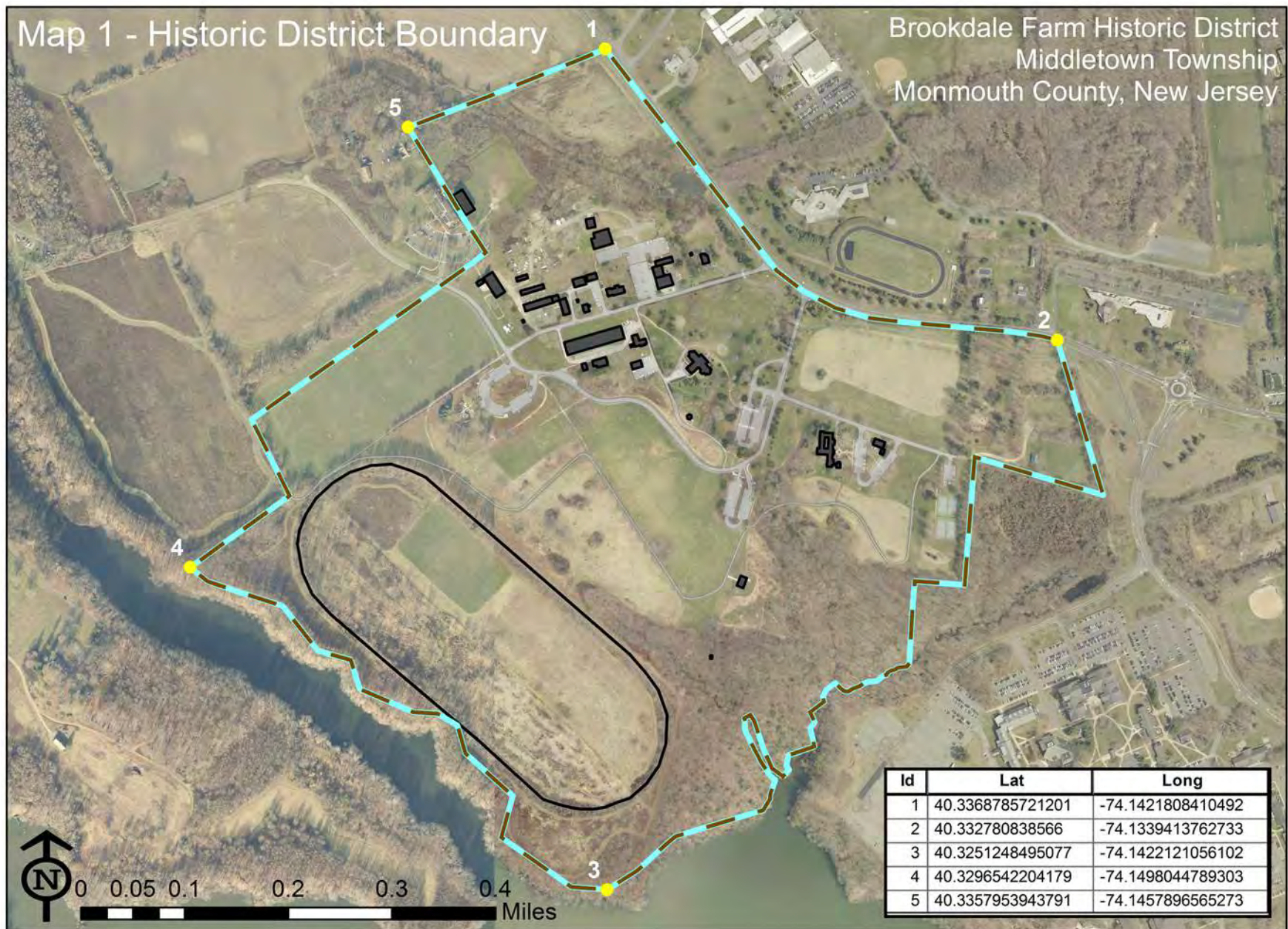
H70. Thompson Park, 1969, Monmouth County Archives.tif

## NJ\_Monmouth County\_Brookdale Farm Historic District\_Historic Photographs



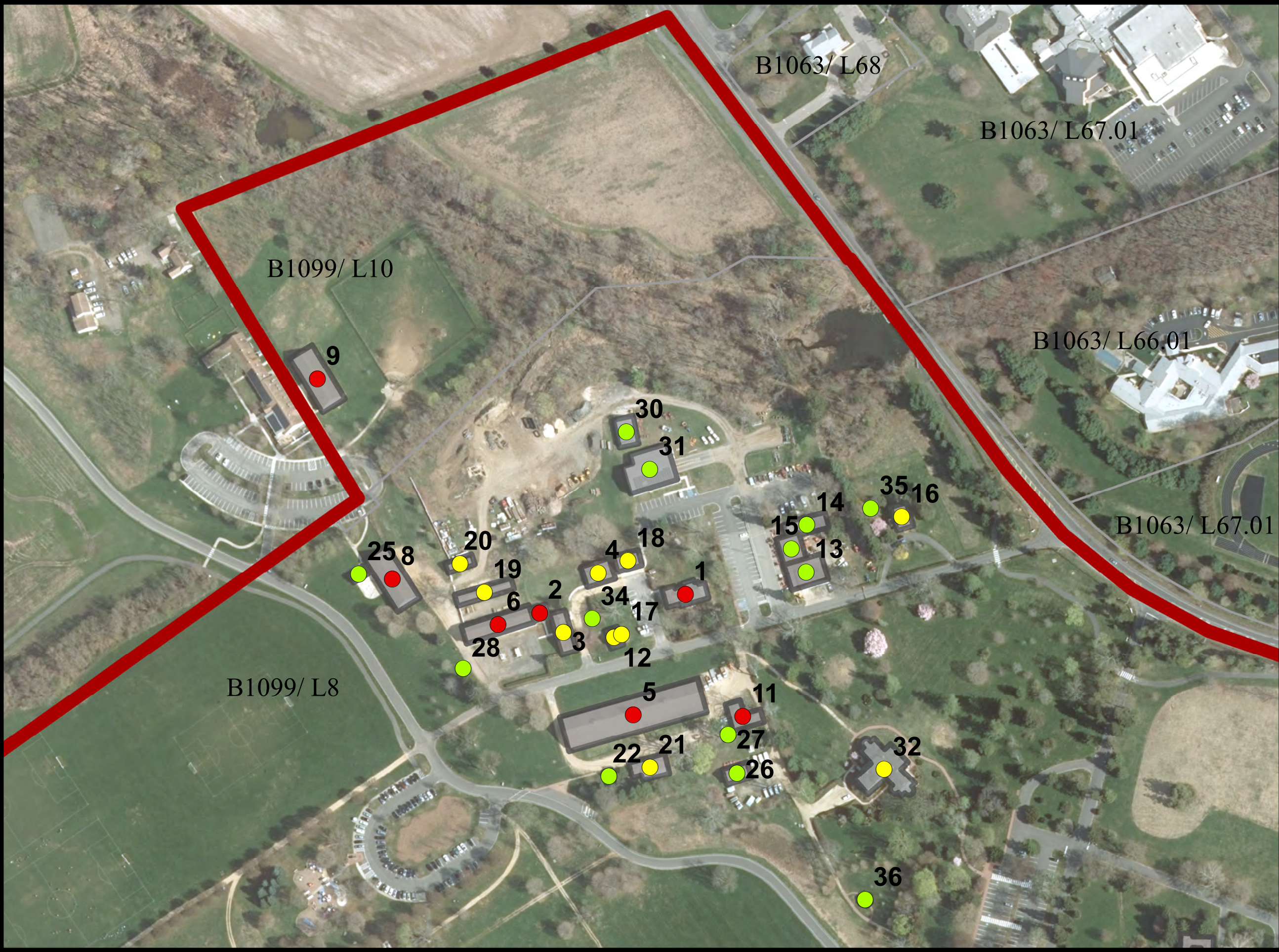
H71. Thompson Park Survey, 1969, MCPS.tif





Prepared by the Monmouth County Park System 2018





**Map 1a**

**Brookdale Farm Historic District**

New Jersey and National  
Registers Nomination  
805 Newman Spring Road  
Middletown Township,  
Monmouth County, New Jersey

Boundary and Tax Map

**Legend**

**Historic District Status**

- Contributing
- Key-contributing
- Non-contributing

Buildings and Structures

Brookdale Farm H.D.

Parcels Data (Block and Lot)

N

Scale: 1:2,400

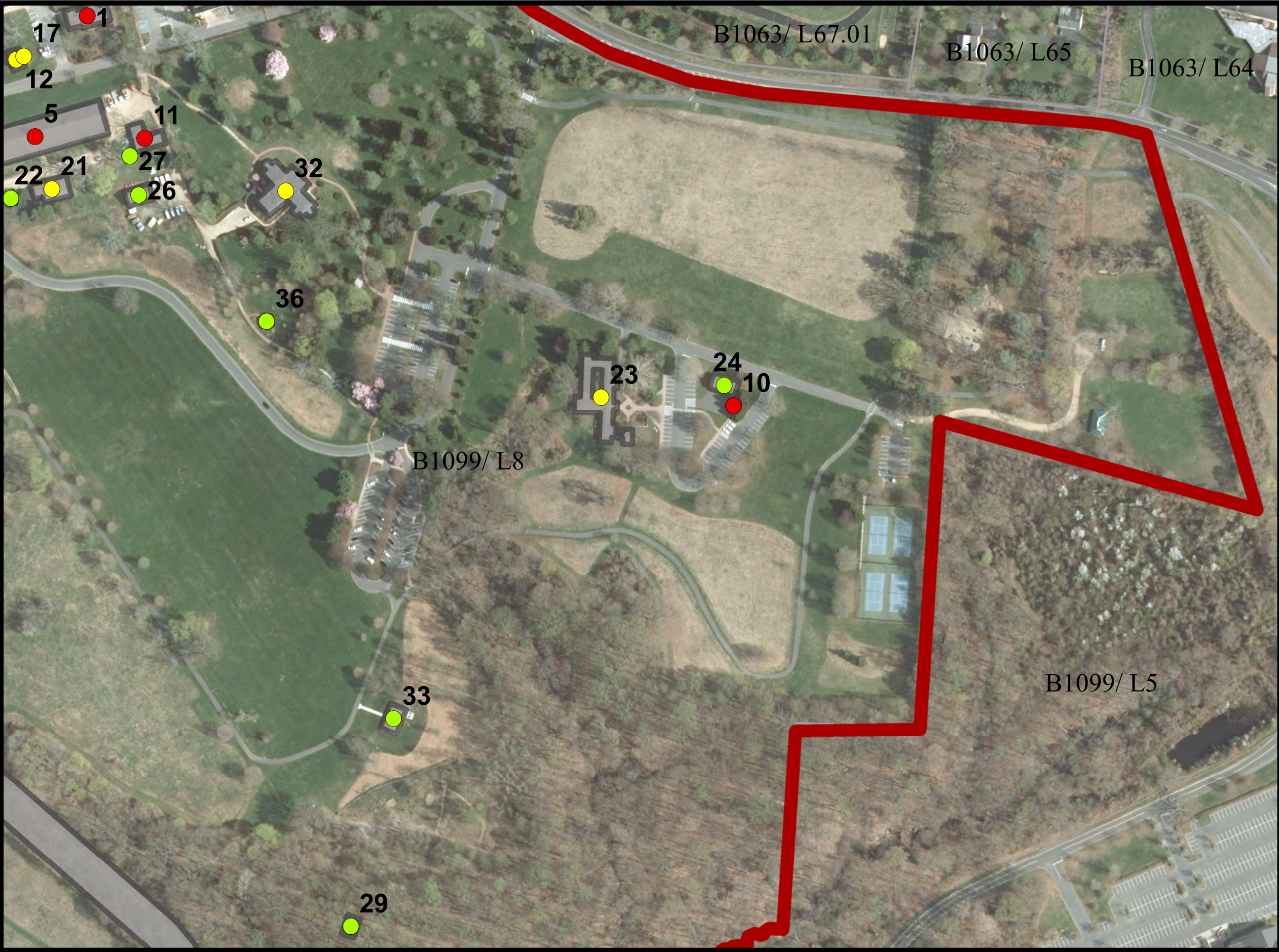
0 100 200 400 Feet

228.5 Acres

**BFHD Detail**  
**1 of 4**

NJDEP, Historic Preservation Office  
December 2018





**Map 1b**

**Brookdale Farm Historic District**

New Jersey and National  
Registers Nomination  
805 Newman Spring Road  
Middletown Township,  
Monmouth County, New Jersey

Boundary and Tax Map

**Legend**

**Historic District Status**

- Contributing
- Key-contributing
- Non-contributing

Buildings and Structures

Brookdale Farm H.D.

Parcels Data (Block and Lot)

N

Scale: 1:2,400

0 100 200 400 Feet

228.5 Acres

**BFHD Detail**  
**2 of 4**

NJDEP, Historic Preservation Office  
December 2018





**Map 1c**

**Brookdale Farm Historic District**

New Jersey and National  
Registers Nomination  
805 Newman Spring Road  
Middletown Township,  
Monmouth County, New Jersey

Boundary and Tax Map

**Legend**

**Historic District Status**

- Contributing
- Key-contributing
- Non-contributing

Buildings and Structures

Brookdale Farm H.D.

Parcels Data (Block and Lot)

N

Scale: 1:2,400

0 100 200 400 Feet

228.5 Acres

**BFHD Detail**  
**3 of 4**

*NJDEP, Historic Preservation Office  
December 2018*





**Map 1d**







**Brookdale Farm Historic District**

New Jersey and National  
Registers Nomination  
805 Newman Spring Road  
Middletown Township,  
Monmouth County, New Jersey

Boundary and Tax Map

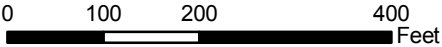
**Legend**

**Historic District Status**

-  Contributing
-  Key-contributing
-  Non-contributing
-  Buildings and Structures
-  Brookdale Farm H.D.
-  Parcels Data (Block and Lot)



Scale: 1:2,400

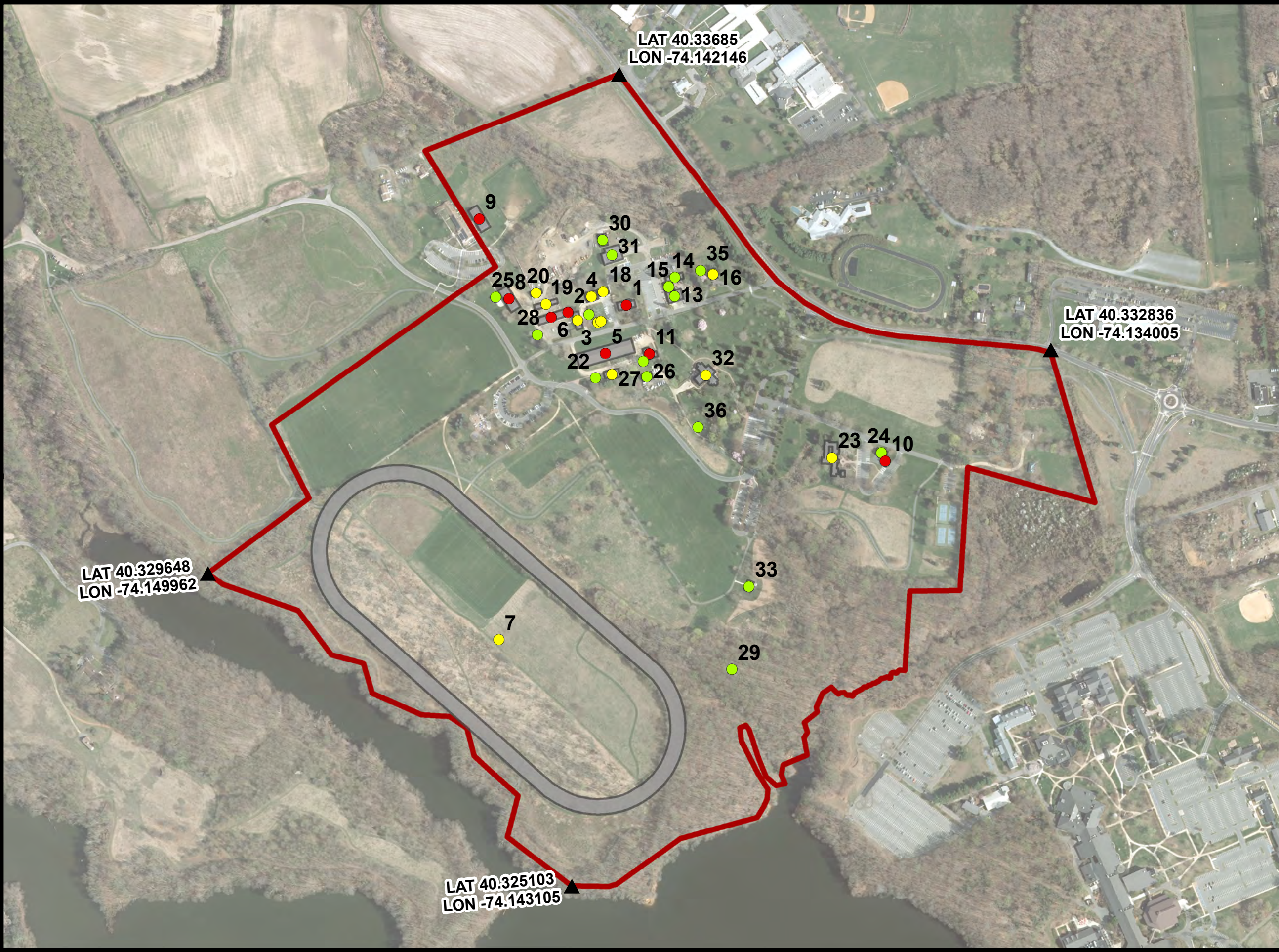


228.5 Acres

**BFHD Detail**  
**4 of 4**

*NJDEP, Historic Preservation Office  
December 2018*





**Map 1e**

**Brookdale Farm Historic District**

New Jersey and National  
Registers Nomination  
805 Newman Spring Road  
Middletown Township,  
Monmouth County, New Jersey

Boundary and Tax Map

**Legend**

- ▲ Coordinates
- Contributing
- Key-contributing
- Non-contributing
- Buildings and Structures
- Brookdale Farm H.D.



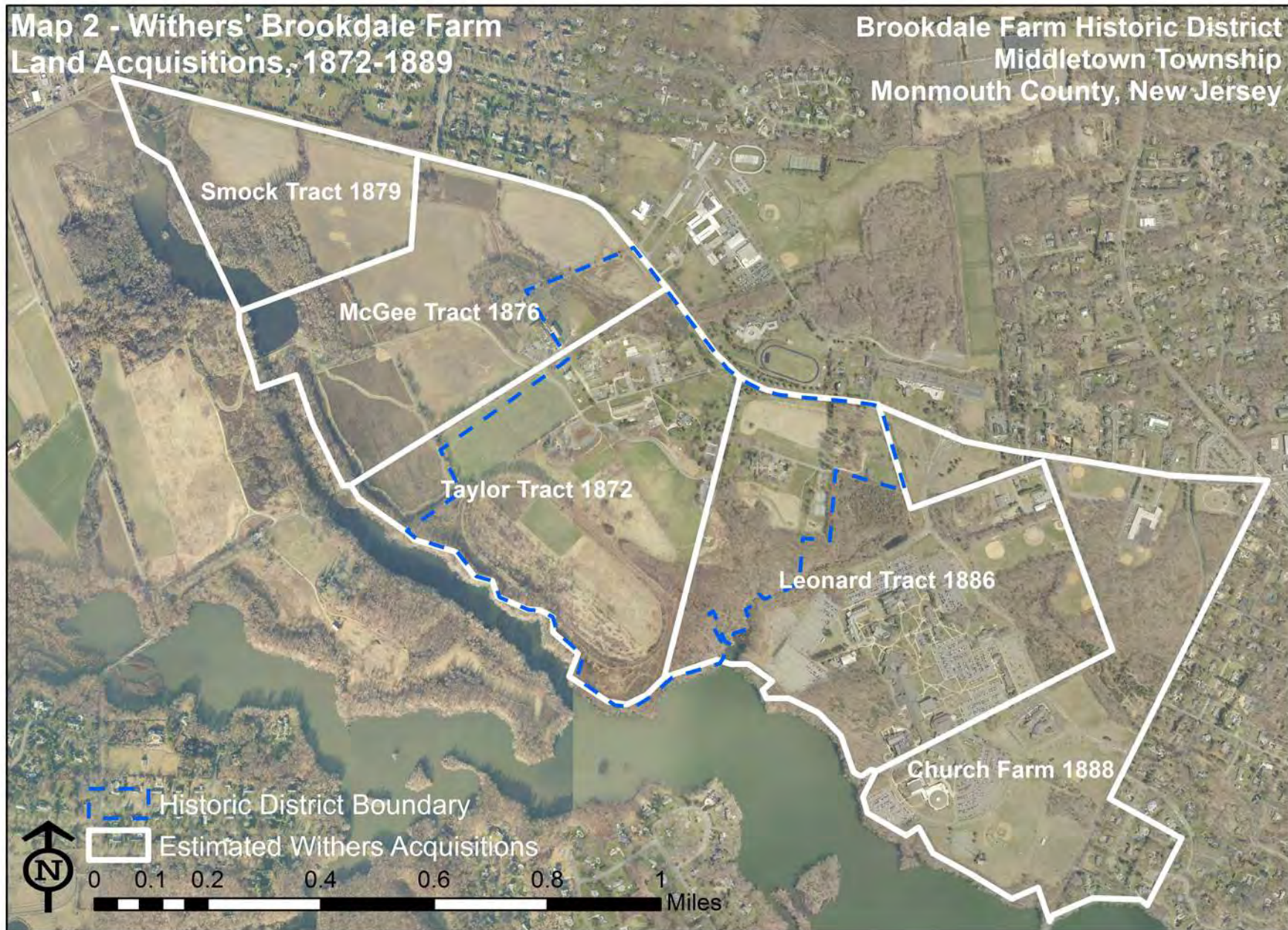
Scale: 1:6,000

0 215 430 860 Feet

228.5 Acres

NJDEP, Historic Preservation Office  
December 2018





Prepared by the Monmouth County Park System 2018

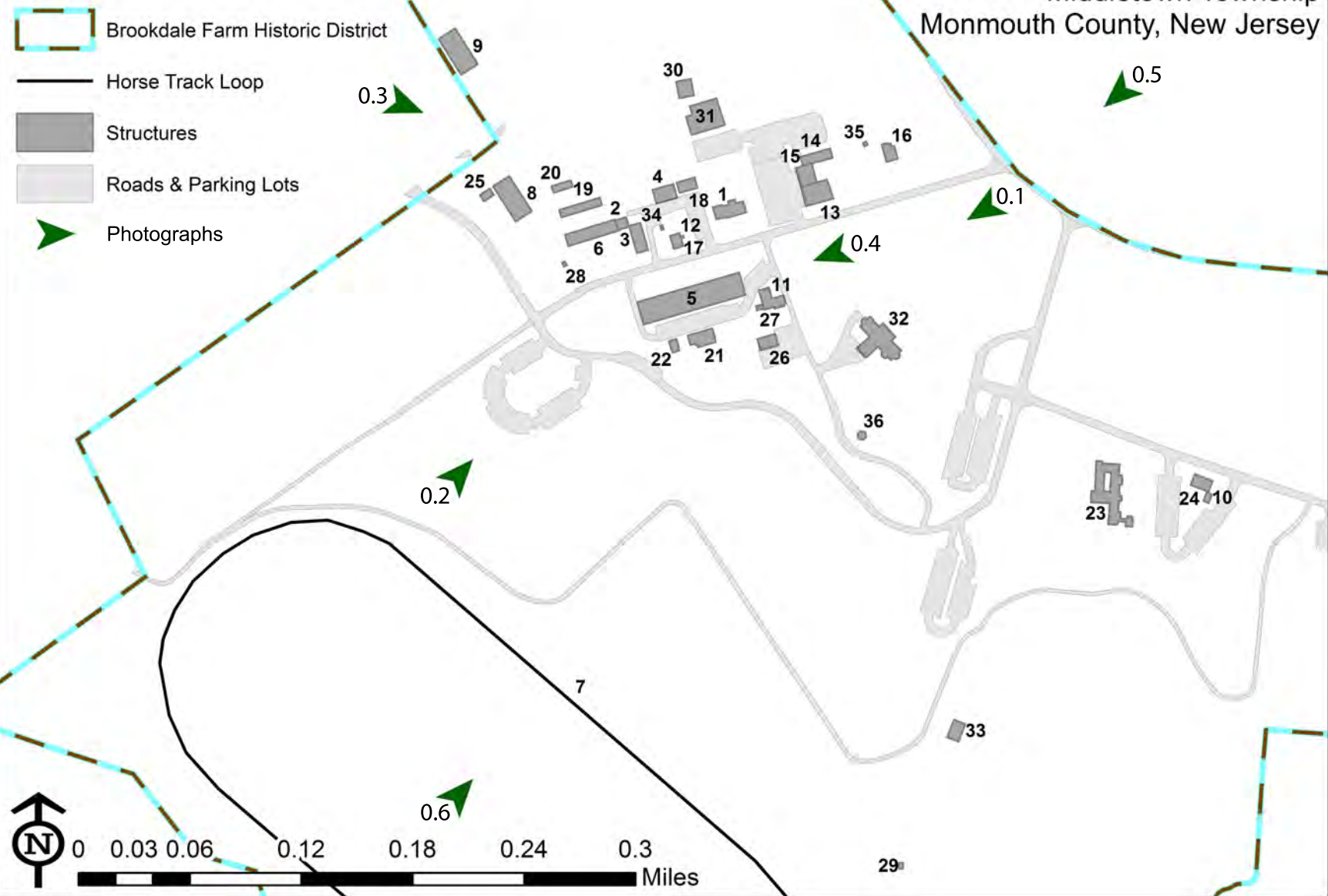






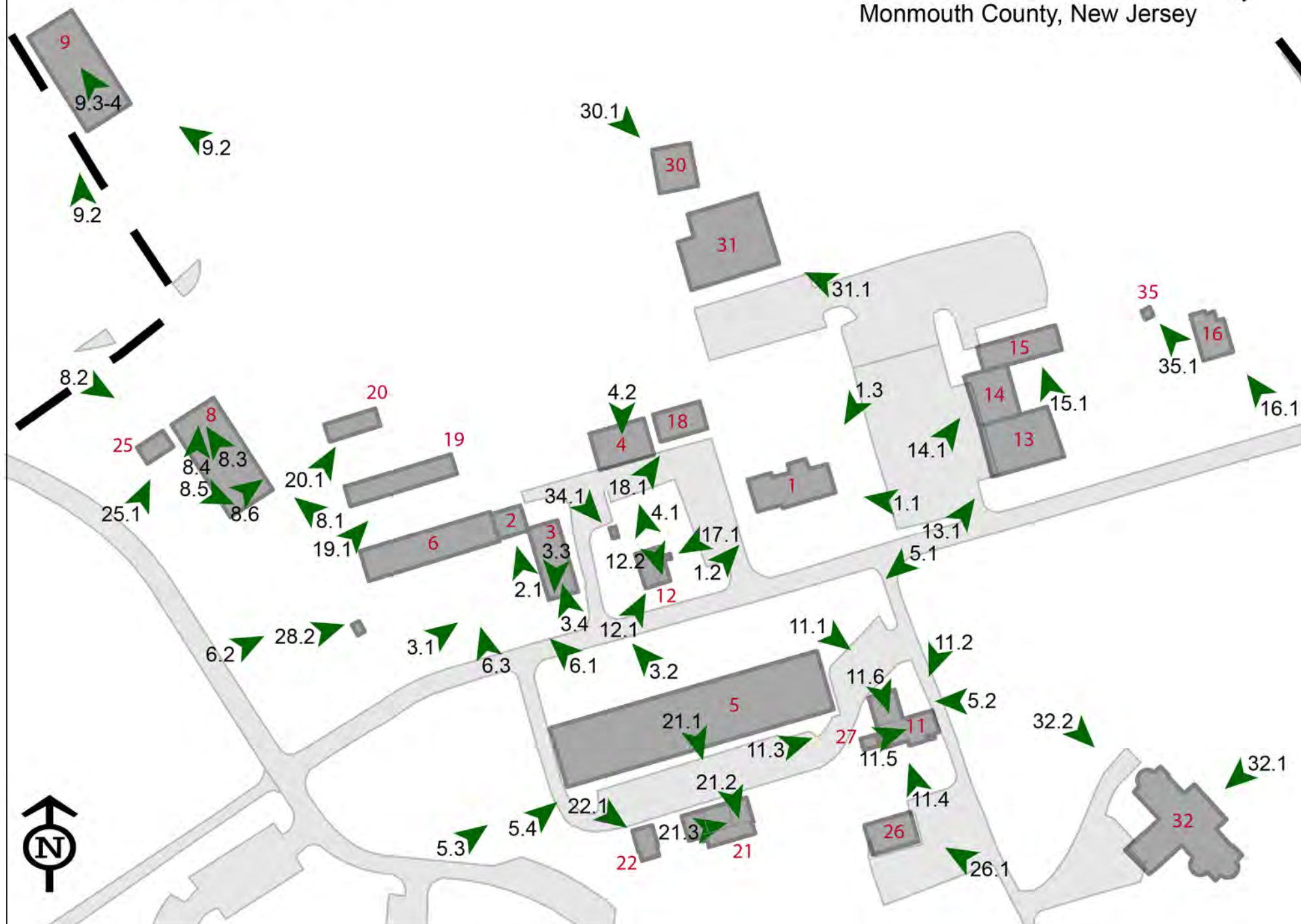
# Map 4 - Detail of Historic District

Brookdale Farm Historic District  
Middletown Township  
Monmouth County, New Jersey



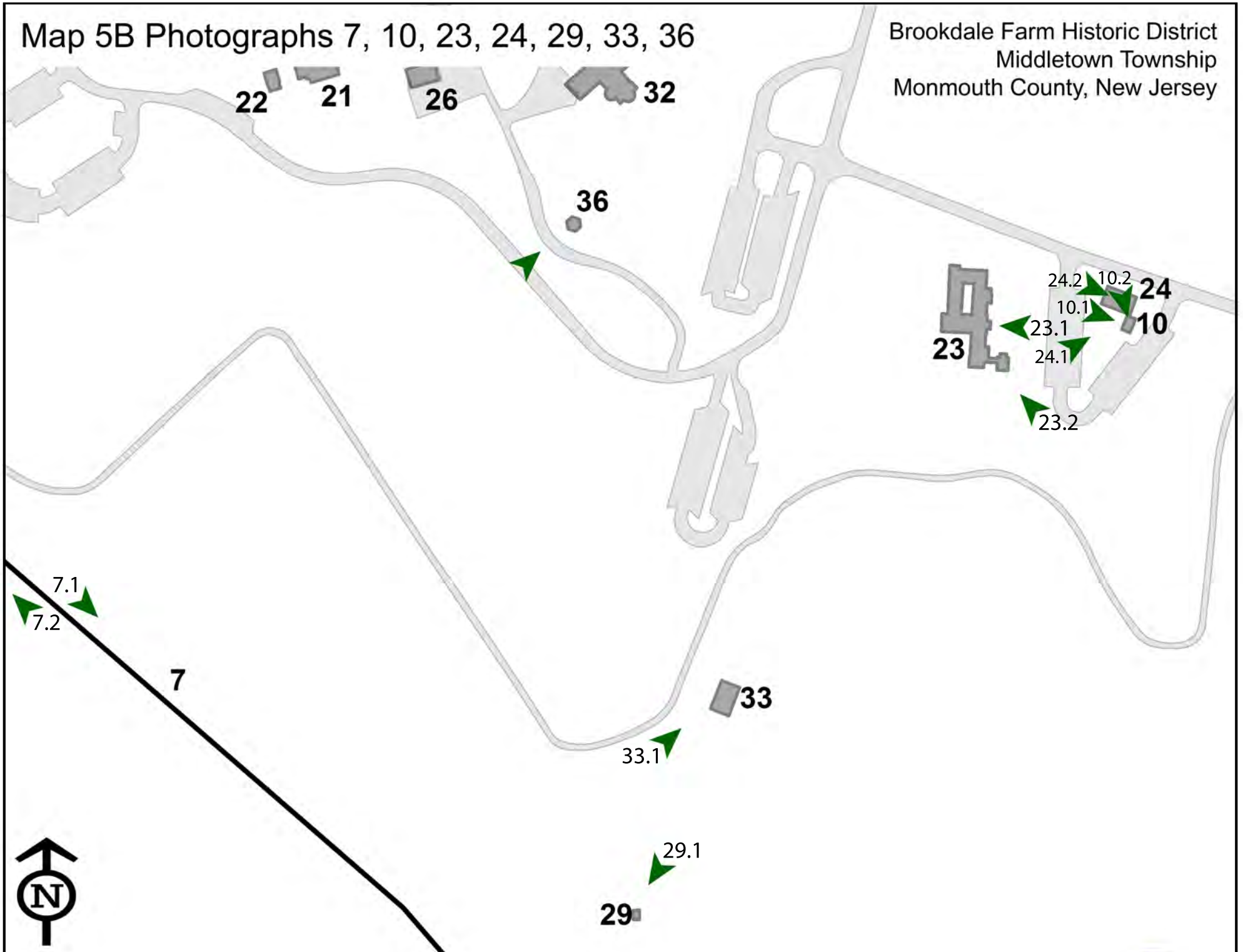
# Map 5A Photographs

Brookdale Farm Historic District  
Middletown Township  
Monmouth County, New Jersey



# Map 5B Photographs 7, 10, 23, 24, 29, 33, 36

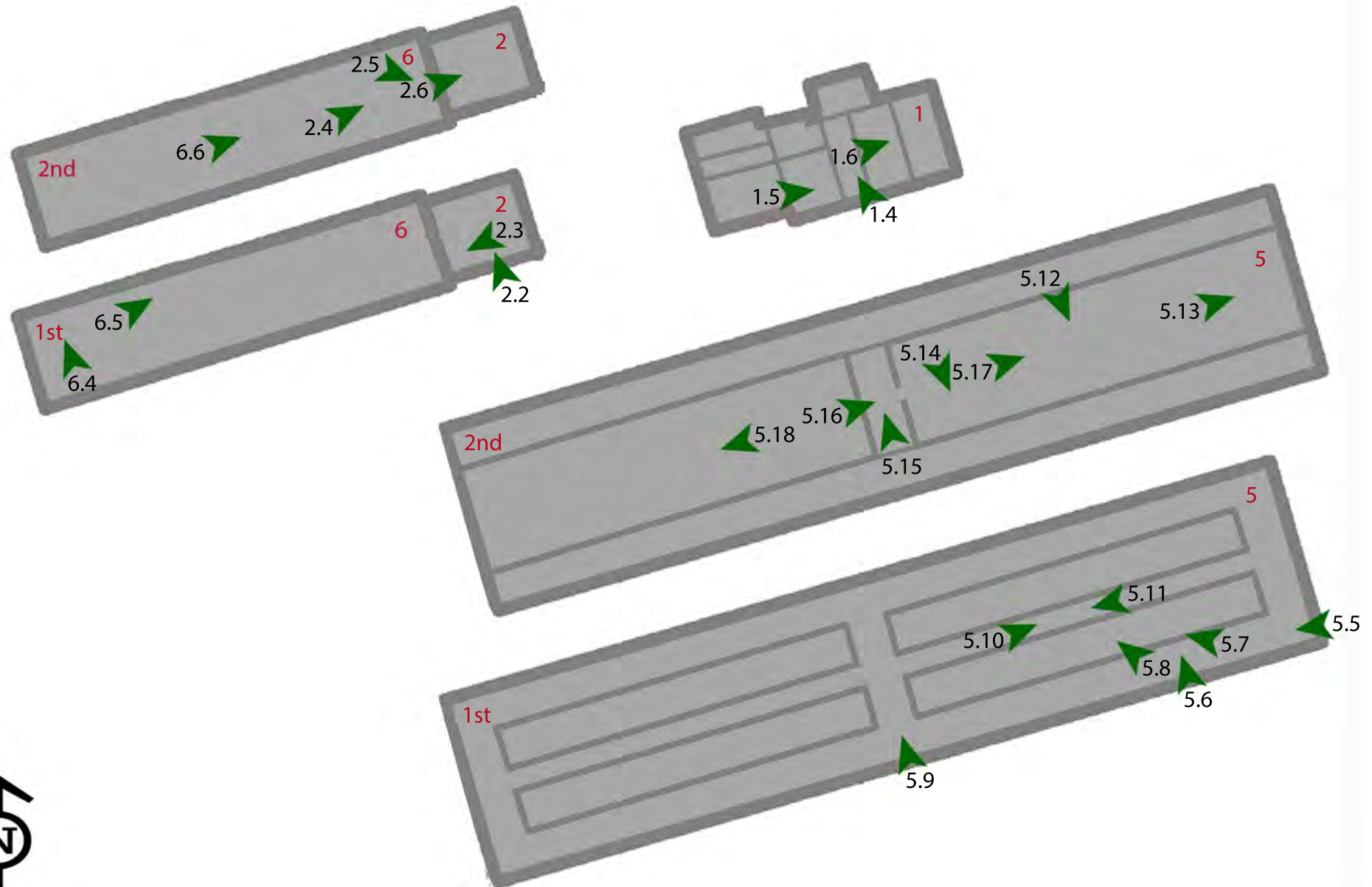
Brookdale Farm Historic District  
Middletown Township  
Monmouth County, New Jersey

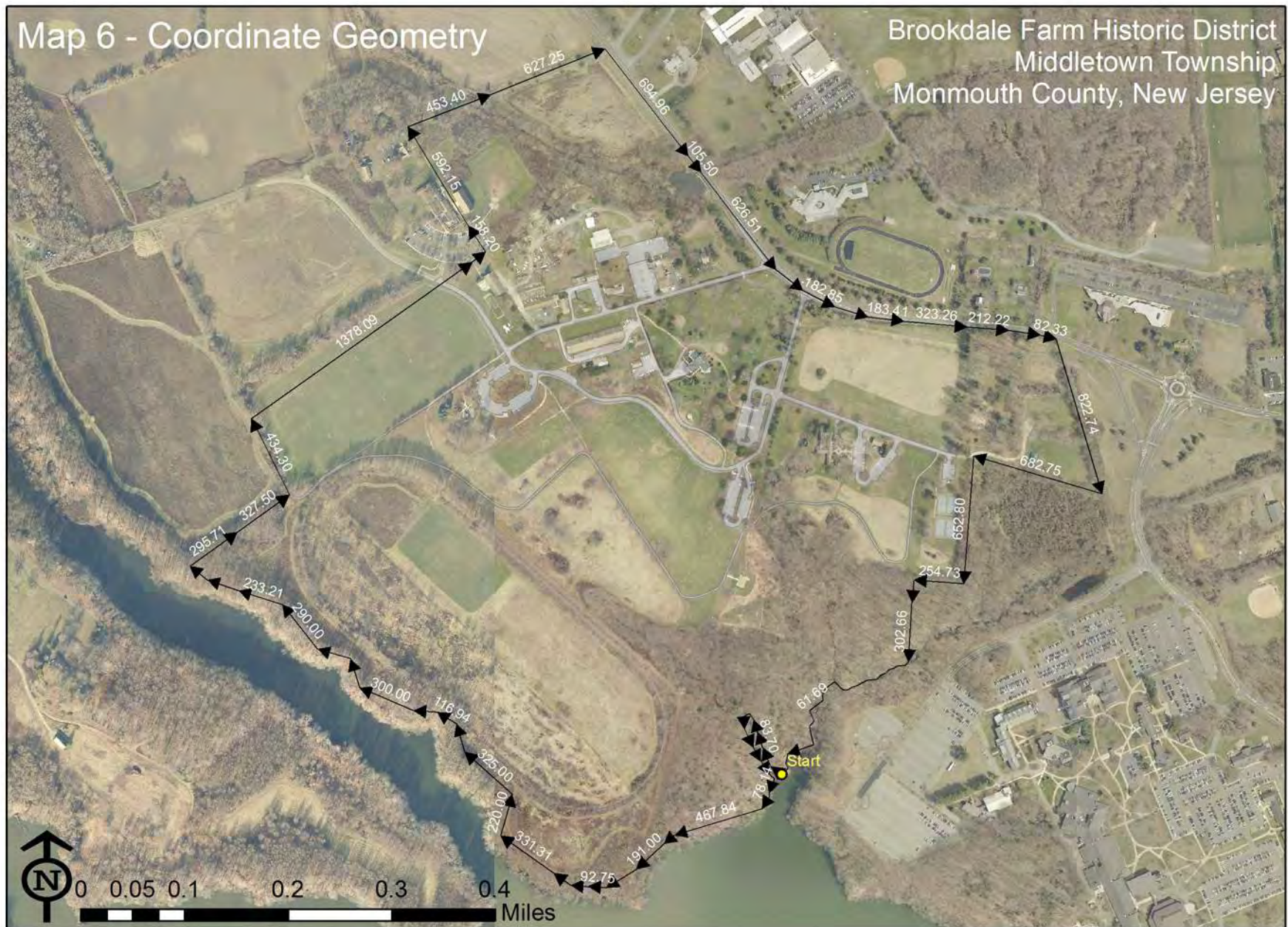




# Map 5C Photographs - 1, 2, 5, & 6 Interiors

Brookdale Farm Historic District  
Middletown Township  
Monmouth County, New Jersey



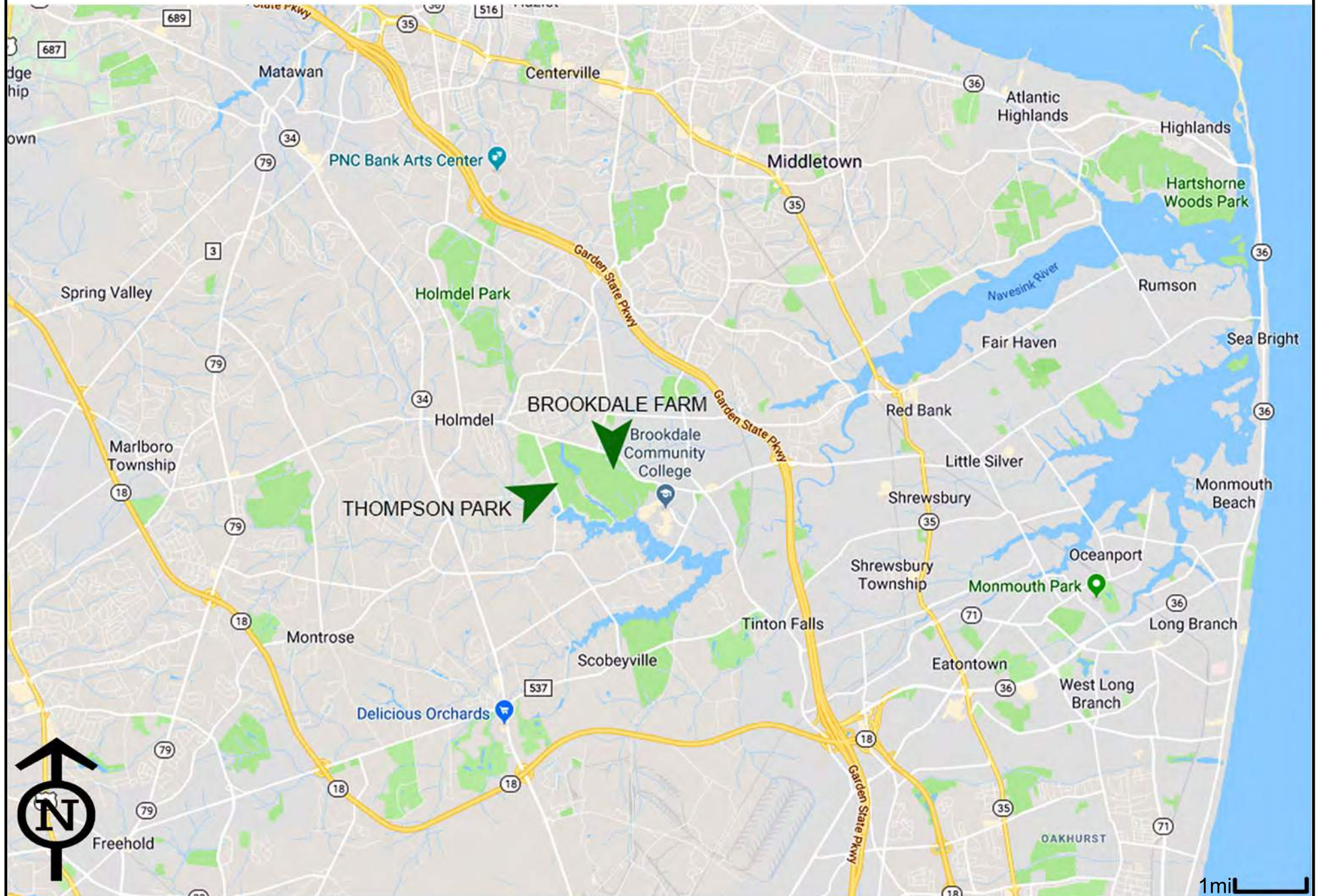


Prepared by the Monmouth County Park System 2018



# Map 7 Brookdale Farm in Thompson Park

Brookdale Farm Historic District  
Middletown Township  
Monmouth County, New Jersey







0.1 Brookdale Farm, view south, B. Parigian.tif



0.2 Brookdale Farm, view northwest, B. Parigian.tif





0.3 Brookdale Farm, view northeast, B. Parigian.tif



0.4 Brookdale Farm, Operations Area, view southwest, B. Parigian.tif





0.5 Brookdale Farm, view south, B. Parigian.tif



0.6 Brookdale Farm, view northeast, B. Parigian.tif





1.1 Lloyd House - Acquisition & Design Office, view west, C.W. Zink.tif

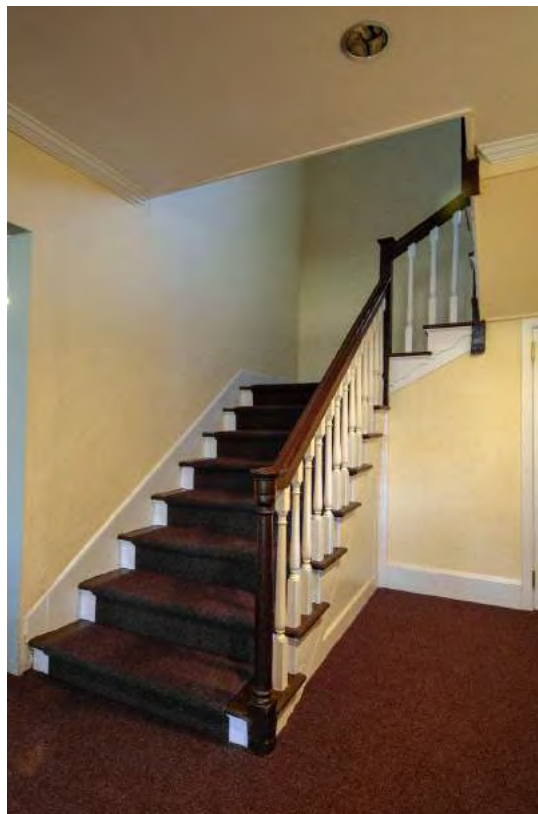


1.2 Lloyd House - Acquisition & Design Office, view northeast, C.W. Zink.tif





1.3 Lloyd House - Acquisition & Design Office, view south, C.W. Zink.tif



1.4 Lloyd House - Acquisition & Design Office, Stair, view northwest, C.W. Zink.tif



1.5 Lloyd House - Acquisition & Design Office, Cupboard, view east, C.W. Zink.tif



1.6 Lloyd House - Acquisition & Design Office, Fireplace, view east, C.W. Zink.tif





2.1 Lloyd Barn 1 - Garage Storage, view northwest, C.W. Zink.tif



2.2 Lloyd Barn 1 - Garage Storage, view northwest, C.W. Zink.tif





2.3 Lloyd Barn 1 - Garage Storage, view northeast, C.W. Zink.tif

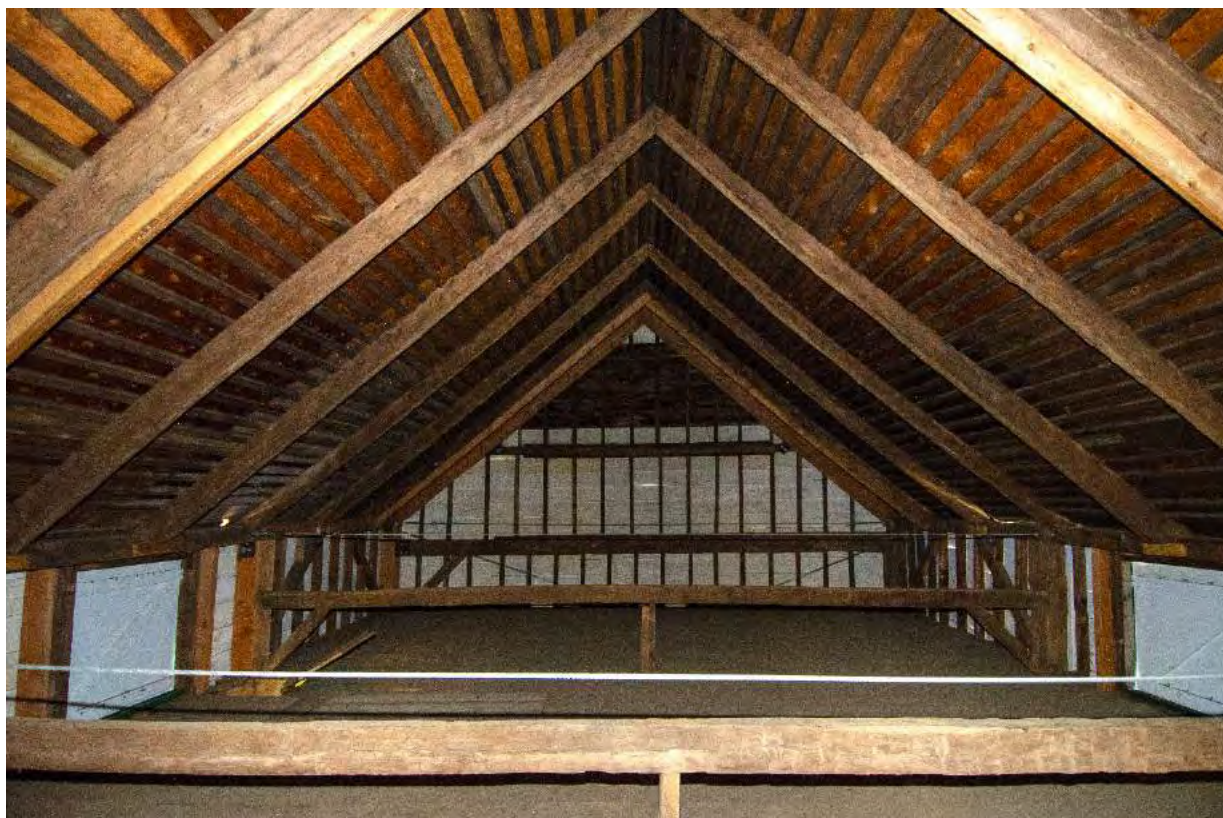


2.4 Lloyd Barn 1 - Garage Storage, view northeast, C.W. Zink.tif





2.5 Lloyd Barn 1 - Garage Storage, view southeast, C.W. Zink.tif



2.6 Lloyd Barn 1 - Garage Storage, view northeast, C.W. Zink.tif





3.1 Lloyd Barn 2 - Graphics Building, view north, B. Parigian.tif



3.2 Lloyd Barn 2 - Graphics Building, view west, B. Parigian.tif





3.3 Lloyd Barn 2 - Graphics, Building, C.W. Zink.tif



3.4 Lloyd Barn 2 - Graphics Building, view west, C.W. Zink.tif





4.1 Wagon House - Outdoor Adventure Office, view north, C.W. Zink.tif



4.2 Wagon House - Outdoor Adventure Office, view south, C.W. Zink.tif





5.1 Training Stable, view southwest, B. Parigian.tif



5.2 Training Stable\_view west, C.W. Zink.tif





5.3 Training Stable, view northeast, B. Parigian.tif



5.4 Training Stable, view north, C.W. Zink.tif





5.5 Training Stable, South Walk, view west, C.W. Zink.tif



5.6 Training Stable, South Walk, view north, C.W. Zink.tif





5.7 Training Stable, South Walk, view west, C.W. Zink.tif



5.8 Training Stable, South Walk Loose Box, view west, C.W. Zink.tif



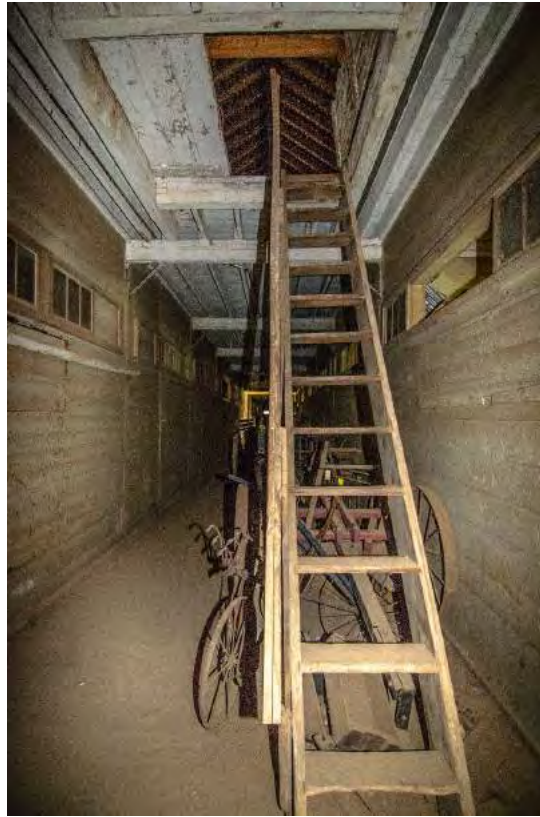


5.9 Training Stable, Center Passage, view west, C.W. Zink.tif



5.10 Training Stable, North Alley, view north, C.W. Zink.tif





5.11 Training Stable, North Alley, view southwest, C.W. Zink.tif



5.12 Training Stable, North Loft, view west, C.W. Zink.tif





5.13 Training Stable, North Loft, view south, C.W. Zink.tif



5.14 Training Stable, North Loft, view north, C.W. Zink.tif





5.15 Training Stable, Loft Center, view north east, C.W. Zink.tif



5.16 Training Stable, Loft Center, view west, C.W. Zink.tif





5.17 Training Stable. North Loft, view south west, C.W. Zink.tif



5.18 Training Stable, South Loft, view southwest, C.W. Zink.tif





6.1 Ten Mare Barn - Garage Storage & Lloyd Barn 1, view west, C.W. Zink.tif



6.2 Ten Mare Barn - Garage Storage, view northeas, B. Parigian.tif





6.3 Ten Mare Barn - Garage Storage, view north, B. Parigian.tif



6.4 Ten Mare Barn - Garage Storage, view north, C.W. Zink.tif





6.5 Ten Mare Barn - Garage Storage, view north, C.W. Zink.tif



6.6 Ten Mare Barn - Garage Storage, view northeast, C.W. Zink.tif





7.1 Training Track, view southeast, C.W. Zink.tif



7.2 Training Track, view northwest, C.W. Zink.tif





8.1 Yearling Barn 1 - Theatre Barn, view west, B. Parigian.tif



8.2 Yearling Barn 1 - Theatre Barn, view east, C.W. Zink.tif





8.3 Yearling Barn 1 - Theatre Barn, view west, C.W. Zink.tif



8.4 Yearling Barn 1 - Theatre Barn, view west, C.W. Zink.tif





8.5 Yearling Barn 1 - Theatre Barn, view north, C.W. Zink.tif



8.6 Yearling Barn 1 - Theatre Barn, view north, C.W. Zink.tif





9.1 Yearling Barn 2- Activity Barn, view west, B. Parigian.tif



9.2 Yearling Barn 2 - Activity Barn, view west, C.W. Zink.tif





9.3 Yearling Barn 2 - Activity Barn, view northwest, B. Parigian.tif



9.4 Yearling Barn 2 - Activity Barn, view northwest, B. Parigian.tif





10.1 Two-Stall Stable, Administration Storage, view east, C.W. Zink.tif



10.2 Two Stall Stable, Administration Storage, view south, C.W. Zink.tif





11.1 Pump House & Reservoir - Construction & Sign Shops, view east, B. Parigian.tif



11.2 Pump House & Reservoir - Construction & Sign Shops, view south, B. Parigian.tif





11.3 Pump House & Reservoir - Construction & Sign Shops, view northeast, B. Parigian.tif

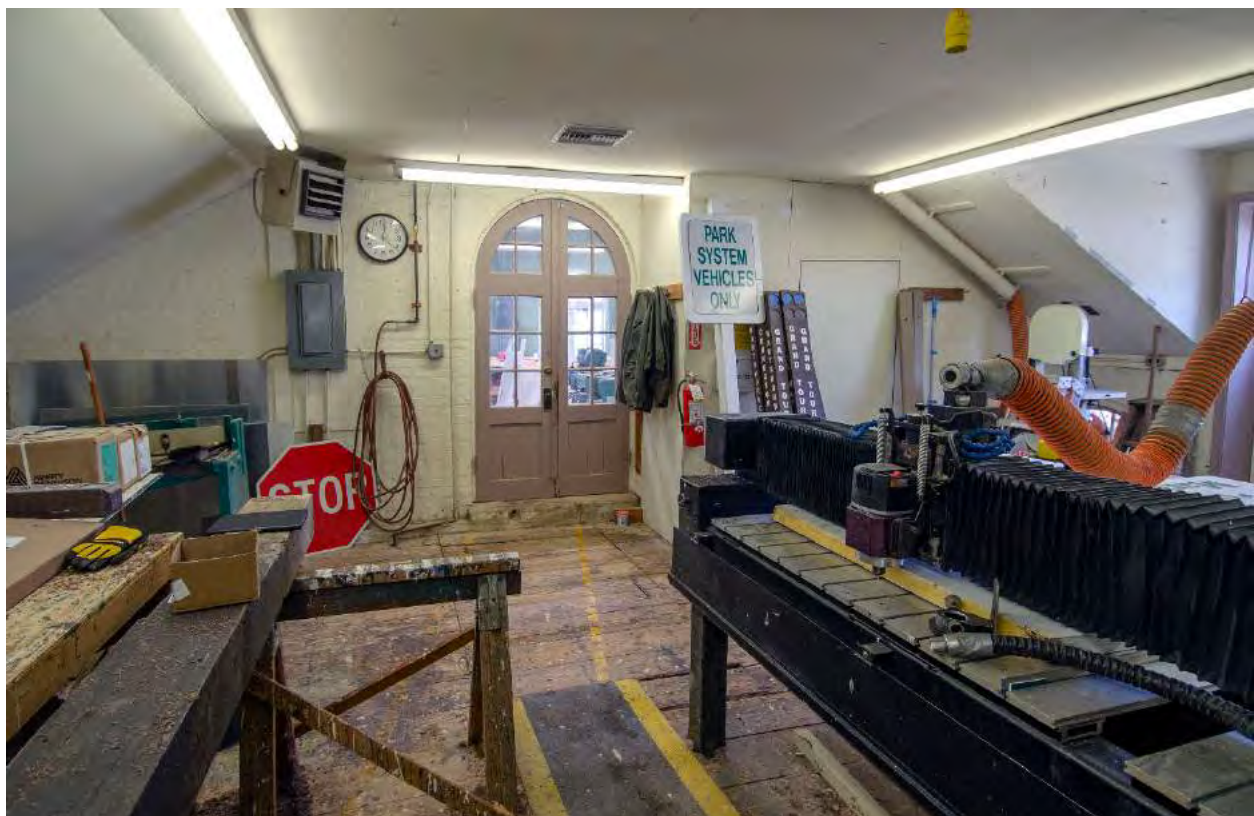


11.4 Saw Building & Pump House, View North, C.W. Zink.tif





11.5 Pump House - Carpenter Shop, view east, C.W. Zink.tif



11.6 Reservoir - Sign Shop, view south, C.W. Zink.tif





12.1 School & Office - Sites Project Office, view north, C.W. Zink.tif



12.2 School & Office - Sites Project Office, view south, C.W. Zink.tif





13.1 Garage - Maintenance Shop, view north, C.W. Zink.tif



14.1 Garage - Maintenance, view north, C.W. Zink.tif





15.1 Shop - Maintenance, K. Norbut.tif



16.1 Dwelling & Office - Ranger's Residence, view west, C.W. Zink.tif





17.1 Hose House - Garbage Shed, view south, C.W. Zink.tif



17.2 Hose House - Garbage Shed, view south, C.W. Zink.tif





18.1 Garage & Dwelling - Acquisition & Design Annex, view north, C.W. Zink.tif



19.1 Shed - Lumber Shed, view north west, K. Norbut.tif





20.1 Five-Stall Stable - Lumber Storage, view north, C.W. Zink.tif



20.2 Five-Stall Stable - Lumber Storage, view northwest, C.W. Zink.tif





21.1 Mash House - Construction & Repair Office, view south, B. Parigian.tif



21.2 Mash House - Construction & Repair Office, view west, C.W. Zink.tif





21.3 Mash House - Construction & Repair Office, view east, C.W. Zink.tif



22.1 Construction & Repair Storage, view east, C.W. Zink.tif





23.1 Dr. Thompson House - Administration Office, view southwest, C.W. Zink.tif



23.2 Dr. Thompson House - Administration Office, view west, C.W. Zink.tif





24.1 Administration Garage & Two-Stall Stable, view north, C.W. Zink.tif



24.2 Administration Garage & Two-Stall Stable, view east, C.W. Zink.tif





25.1 Ski Hut, view north, C.W. Zink.tif



25.2 Ski Hut & Yearling Barn 1, view northeast, B. Parigian.tif





26.1. Recreation Barn, view northwest, C.W. Zink.tif



26.2 Recreation Barn, view west, K. Norbut.tif





28.1. Vending Building, view north, K. Norbut.tif



29.1 Storage Building, view west, K. Norbut.tif





30.1 Sand Storage Building, view south, K. Norbut.tif



31.1 Central Supply Warehouse, view west, C.W. Zink.tif





32.1 Thompson House - Visitor Center, view southwest, B. Parigian.tif



32.2 Thompson House - Visitor Center, view south east, C.W. Zink.tif





33.1 Old Orchard Picnic Shelter, view north, K. Norbut.tif



34.1 Garbage Shed, view east, K. Norbut.tif





35.1 Storage Shed, view west, K. Norbut.tif



36.1 Gazebo, view north, K. Norbut.tif