

PH0014261

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM**

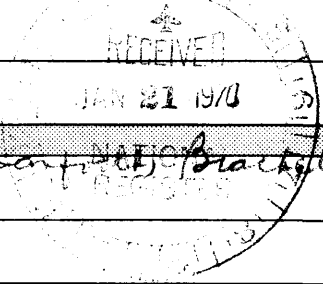
(Type all entries - complete applicable sections)

STATE: Maine	
COUNTY: Cumberland	
FOR NPS USE ONLY	
ENTRY NUMBER 70.4.18.0051 0025	DATE 4/3/70

1. NAME

COMMON:
~~Portland's~~ Spring Street Historic District

AND/OR HISTORIC:



2. LOCATION

STREET AND NUMBER: *loosely bounded by Grand Oak, Sanborn, Black Hill and Pine Sts. (2 mi)*
Boundaries as shown on annexed map

CITY OR TOWN:
Portland

STATE Maine	CODE 18	COUNTY: Cumberland	CODE 005
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3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP	PUBLIC ACQUISITION	STATUS	ACCESSIBLE TO THE PUBLIC
<input checked="" type="checkbox"/> District <input type="checkbox"/> Site <input type="checkbox"/> Building <input type="checkbox"/> Structure <input type="checkbox"/> Object	<input type="checkbox"/> Public <input type="checkbox"/> Private <input checked="" type="checkbox"/> Both	<input type="checkbox"/> In Process <input type="checkbox"/> Being Considered	<input checked="" type="checkbox"/> Occupied <input type="checkbox"/> Unoccupied <input checked="" type="checkbox"/> Preservation work in progress	Yes: <input checked="" type="checkbox"/> Restricted <input checked="" type="checkbox"/> Unrestricted <input type="checkbox"/> No

PRESENT USE (Check One or More as Appropriate)

<input type="checkbox"/> Agricultural	<input type="checkbox"/> Government	<input type="checkbox"/> Park	<input checked="" type="checkbox"/> Transportation	<input type="checkbox"/> Comments
<input checked="" type="checkbox"/> Commercial	<input type="checkbox"/> Industrial	<input checked="" type="checkbox"/> Private Residence	<input type="checkbox"/> Other (Specify)	
<input checked="" type="checkbox"/> Educational	<input type="checkbox"/> Military	<input checked="" type="checkbox"/> Religious		
<input checked="" type="checkbox"/> Entertainment	<input checked="" type="checkbox"/> Museum	<input type="checkbox"/> Scientific		

4. OWNER OF PROPERTY

OWNER'S NAME:
Multiple public and private

STREET AND NUMBER:
City of Portland

CITY OR TOWN: Portland	STATE: Maine	CODE 18
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5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.:
Cumberland County Courthouse

STREET AND NUMBER:

CITY OR TOWN: Portland	STATE Maine	CODE 18
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6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY: Some of the properties in this district have been named in the Historic American Buildings Survey

DATE OF SURVEY: 1933-1965 Federal State County Local

DEPOSITORY FOR SURVEY RECORDS:
Library of Congress

STREET AND NUMBER:

CITY OR TOWN: Washington	STATE: District of Columbia	CODE 08
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STATE: Maine
COUNTY: Cumberland
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DATE

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7. DESCRIPTION

CONDITION 75	(Check One)					
	<input type="checkbox"/> Excellent	<input checked="" type="checkbox"/> Good	<input type="checkbox"/> Fair	<input type="checkbox"/> Deteriorated	<input type="checkbox"/> Ruins	<input type="checkbox"/> Unexposed
	(Check One)			(Check One)		
	<input checked="" type="checkbox"/> Altered	<input type="checkbox"/> Unaltered	<input type="checkbox"/> Moved	<input checked="" type="checkbox"/> Original Site		

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

Portland's Spring Street Historic District lies within an area of approximately 101 acres. Beyond the southeastern border of Danforth Street, which makes an unbroken line, lies the old commercial and wharf area. The northwestern and northeastern borders of this district are made from lines which cross streets and blocks not always on streets as laid out. To the southwest, bordered by the unbroken line of Brackett Street, lies a more recent residential area. Spring Street bisects this district. This district is noteworthy today for the following reasons: It is the center of the religious community, as it contains seven churches. There are five schools and it is here that many social, charitable, medical and cultural institutions make their local and state headquarters. This is an active section of modern day Portland, yet this district retains the flavor and appearance of an older time. There are only a few modern structures and these front on streets such as Congress and Free which are commercial. In recent times blight has made its inroads into the district on the northeastern and southeastern sections. An urban renewal project has levelled a section giving rise to the location of a new Sears-Roebuck store and parking area, on the eastern part of Spring Street. Some cleared land lies vacant. With the exceptions of the above the remaining district contains a great many old, but proud, structurally sound residences. The residences of this district are old and historic. The district is unique for during the period of 1800 on into the 1890's it was that section of Portland in which many of her prosperous citizens made their homes. For over 150 years this district was able to retain its character. There were cases where the ownership of properties fell away from private hands. In those cases the buildings were purchased by charitable, social and cultural organizations. When original buildings were taken down, it was for needed area in which churches and schools could expand their facilities. Architectural styles represented are Greek Revival, Victorian, Gothic Revival, Federal, Italian Revival, and examples of Row Houses. Building materials commonly used were red brick, granite, brownstone and wood. Portland today is in the process of change. City planners and urban renewal forces have exerted time and energy with expansive plans. These plans have met with a public response not always agreeable to radical change. This historic district is deserving of being and can be preserved. It still can retain its historic dignity while at the same time contribute to the needs of the city.

SEE INSTRUCTIONS

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(Continuation Sheet)

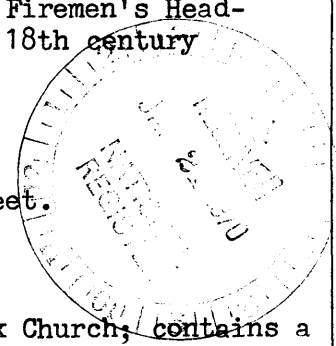
STATE Maine	
COUNTY Cumberland	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE
70-4-18-0025	4/3/70

(Number all entries)

Continuation of statement of description:

Listed below are 25 of the more noteworthy buildings to be found in this district. Unless otherwise specified, all buildings are privately owned, and closed to the public. A (P) preceding the list number indicates that a photo accompanies this nomination.

- (P) 1. Hugh McLellan House, Federal, 1800. Designed by Alexander Parris. Presented by Margaret Mussey Sweat to the Portland Society of Art in 1908. Restored and furnished in the period. Open to the public. 111 High Street.
- (P) 2. Charles Q. Clapp House, Greek Revival, 1833. Now the Portland School of Fine and Applied Art. 97 Spring Street.
- (P) 3. McLaughlin-Davis Houses, Victorian, 1869. 92 and 94 Spring Street.
- (P) 4. John J. Brown House, Gothic Revival, 1845. Designed by Henry Rowe. 87 Spring Street.
- 5. Charlotte A. Miller House, Gothic Revival, 1867. 84 Spring Street.
- (P) 6. Nathan Cummings House, 1826. Now the Women's Literary Union. 78 Spring Street.
- (P) 7. Firehouse of Casco No. 1, 1836. Now the Veteran Firemen's Headquarters; formerly the site of a spring at which 18th century mariners filled their casks before going to sea.
- (P) 8. Daniel How House, 1799. 38 Pleasant Street
- 9. Elihu Deering House, Federal, 1800. 79 High Street.
- 10. Thomas Delano House, 1800. 127 Pleasant Street.
- 11. Park Street Church, 1828. Now the Greek Orthodox Church; contains a Paul Revere bell. 133 Pleasant Street
- (P) 12. Park Street Block, Row House, 1835. West side of Park Street
- 13. J. B. Carroll Mansion, 1851. 79 Park Street.
- 14. Ruggles Sylvester Morse Mansion. Italian Revival, 1859. Designed by Henry Austin; maintained by the Victoria Society of Maine. Open to the public. Park and Danforth Streets.
- 15. Edward M. Rand House, Victorian c. 1870. Now Northeastern Business School. 97 Danforth Street.



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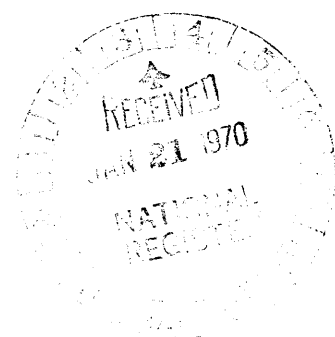
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70-418-005	4/3/70

(Number all entries) Continuation of statement of description

0025

16. Thomas Robison House, Federal, 1820. Now the Home for Aged Men. 117 Danforth Street.
17. Ward Houses, 1833. James Rangeley, whose name is born by Maine's famous Rangeley Lakes, lived in No. 99 from 1837 to 1842. From 1901 to 1963, U. S. Senator Frederick Hale occupied the same house. No. 97 now houses the American Red Cross. 97-99 State Street.
18. John Neal Houses, Row House, 1836. Designed by John Neal, early American writer. 173-175 State Street.
19. Fitch-Swan Houses, Bow Front, 1860. Built by Charles and Luther Frost. 177-179 State Street.
20. William O'Brien House, Greek Revival, 1847. 172 State Street.
21. Prentiss Mellen House, Federal, 1807. Mellen was Maine's first Chief Justice. Later the home of William Pitt Fessenden, U. S. Senator and Secretary of the Treasury under Abraham Lincoln. Now the Monastery of the Precious Blood. 166 State Street.
22. Richard Hunnewell House, Federal, 1805. Designed by Alexander Parris. Now Houses the Portland Club. 156 State Street.
23. Bailey-Tinkham Houses, 1832. 116-118 State Street.
24. Elias Thomas House, Federal, c. 1805. 163 Danforth Street.
25. Stephen McLellan House, Federal, 1800. Designed by Alexander Parris. Now the Cumberland Culb. 116 High Street.



3. SIGNIFICANCE

PERIOD (Check One or More as Appropriate)

- Pre-Columbian | 16th Century | 18th Century | 20th Century
 15th Century | 17th Century | 19th Century

SPECIFIC DATE(S) (If Applicable and Known)

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

- | | | | |
|--|--|--|--|
| <input type="checkbox"/> Aboriginal | <input checked="" type="checkbox"/> Education | <input type="checkbox"/> Political | <input type="checkbox"/> Urban Planning |
| <input type="checkbox"/> Prehistoric | <input type="checkbox"/> Engineering | <input type="checkbox"/> Religion/Philosophy | <input type="checkbox"/> Other (Specify) |
| <input type="checkbox"/> Historic | <input type="checkbox"/> Industry | <input type="checkbox"/> Science | _____ |
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Invention | <input type="checkbox"/> Sculpture | _____ |
| <input checked="" type="checkbox"/> Architecture | <input type="checkbox"/> Landscape | <input type="checkbox"/> Social/Humanitarian | _____ |
| <input checked="" type="checkbox"/> Art | <input checked="" type="checkbox"/> Literature | <input type="checkbox"/> Theater | _____ |
| <input type="checkbox"/> Commerce | <input type="checkbox"/> Military | <input type="checkbox"/> Transportation | _____ |
| <input type="checkbox"/> Communications | <input type="checkbox"/> Music | | |
| <input type="checkbox"/> Conservation | | | |

STATEMENT OF SIGNIFICANCE

The Spring Street Historic District, together with that of the Victorian business district, forms the heart of the city of Portland today. The first of these luckily escaped the great fire of July 4, 1866, and so preserves over a century of Portland architecture beginning with the Daniel How house of 1799. The other section, for the most part, rose from the ashes of the great fire which swept northeastward through the city from the foot of High Street leaving 10,000 people homeless and 12 million dollars worth of damage.

Permanent settlements had existed for more than 150 years on the peninsula which forms the center of the modern city. There were few remnants of these early days by the time the town was named Portland in 1786. The earliest settlement was established in 1632-1633 by George Cleeve and Richard Tucker. First known by its Indian name, Machigonne, the community was later called Casco; and then, in 1658, Falmouth - the name it bore to the end of the eighteenth century. The northerly isolation of the town left it constantly open to attack. In 1675 during King Philip's War it was completely destroyed by Indians. Again in 1690 the town was left in ruins by the French and the Indians, and a quarter of a century passed before a permanent settlement was re-established.

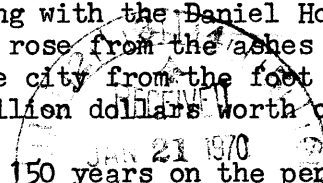
The excellent harbor also made the town vulnerable to enemy naval action. During the Revolutionary War, the community was severely damaged by the bombardment of the British Navy under the command of Captain Henry Howat, October 18, 1775. Only with the establishment of the Republic did Portland begin to realize the potential of its great port.

The superb Federal houses in the Spring Street Historic District are eloquent testimony to the flourishing mercantile and maritime trade carried on before the Embargo Act of 1807 brought financial ruin to the city. In spite of this, the setback was only temporary. When Maine became a state in 1820, Portland was the largest and fastest growing town in it, and until 1832 served as its capital. While the population of the District of Maine had doubled from 1790 to 1820, Portland during that period had increased from 2240 to 8581. At mid-century it reached 20,815, located in the smallest area of any municipality in the state.

Merchant-shipping continued to be the key to its economy. Names such as the Deerings, the McLellans, the Musseys, the Prebles, and the Clapps were linked with the town's growing prosperity. Wharves and warehouses sprang up. In 1820 over 300 shops, 6 distilleries, 7 tanneries and vessels totalling over 15,000 tons were in part the symbols of Portland's business enterprise and the measure of its wealth.

As the century moved ahead railroads linked the port of Portland to the back country. Lumber and wood products were sent from neighboring towns to

SEE INSTRUCTIONS



9. MAJOR BIBLIOGRAPHICAL REFERENCES

Federal Writers Project, WPA, Portland City Guide, Portland, 1940
 Elwell, Edward H., Portland and Vicinity, Portland, 1876
 Calderwood, Cornelia L., The Story of Victoria Mansion, Brochure, Portland 1945
 Greater Portland Landmarks, Inc., A Walking Tour of Historic Portland, brochure
 Maine Writers Research Club, Historic Churches and Homes in Maine, Portland 1937
 Gould, William, Portland in the Past, Portland, 1886
 Willis, William, History of Portland 1632-1864, Portland, 1865

① 19/398480/4833900
 ② 19/398090/4833940

10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY				O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES				
CORNER	LATITUDE				LONGITUDE				
	Degrees	Minutes	Seconds	Degrees	Minutes	Seconds	Degrees	Minutes	Seconds
NW	43	39	26	70	15	47			
NE	43	39	16	70	15	28			
SE	43	38	56	70	15	53			
SW	43	39	5	70	16	10			

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: **75 acres**

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE:	CODE	COUNTY	CODE

③ 19/392070/4833900
 SEE INSTRUCTIONS

11. FORM PREPARED BY

NAME AND TITLE:
John W. Briggs, Historian

ORGANIZATION: **State Park & Recreation Commission** DATE: **Dec. 31, 1969**

STREET AND NUMBER:
State House

CITY OR TOWN: **Augusta** STATE: **Maine** CODE: **18**

12. STATE LIAISON OFFICER CERTIFICATION

NATIONAL REGISTER VERIFICATION

As the designated State Liaison Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service. The recommended level of significance of this nomination is:

National State Local

Name Lawrence Stuart
Lawrence Stuart
 Title Director

Date 1/16/70

I hereby certify that this property is included in the National Register.

Ernest Allen Connally
 Chief, Office of Archeology and Historic Preservation

APR 3 1970

Date _____

ATTEST:
William J. Huntington
 Keeper of The National Register

MAR 13 1970

Date _____

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(Continuation Sheet)

STATE Maine	
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(Number all entries)

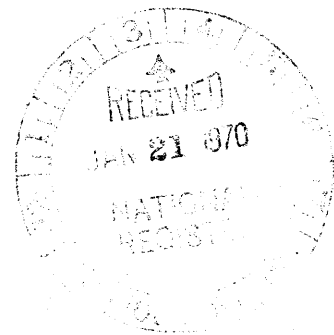
Continuation of Statement of significance:

0025

Portland for shipment abroad. Grain, moving by rail from Montreal during the winter months after the completion of the Atlantic and St. Lawrence Railroad, was channelled through Portland to all parts of the world. During the heyday of wooden shipping, import duties collected at the Portland Customs House averaged annually almost a million dollars. Manifold enterprises associated with the shipping economy touched men in all walks of life. As the iron horse linked the city with other inland areas, so water carriers kept it in touch with other seaport towns to the south as steamboats plied regularly to Boston and New York.

Prosperity brought with it cultivation. Self-improvement societies were nurtured; social libraries came into existence. Private schools for the study of French or navigation sprang to life, or for those interested in the study of the arts, as music, painting and the drama. As early as 1820 over forty such schools existed, while the number of public schools increased as time passed. John Neal returned to his native city after his sensational entry into the literary circles of England. The Longfellows, the Wares, the Mellons, and the Deerings were names to be associated with literary effort, while in painting there was brought to light the talents of many - Charles Codman, Charles O. Cole, Harrison Brown, John Bradley Hudson, Jr. and others, to be followed by sculptors, Paul Akers and Franklin Simmons.

The Neal houses, the Park Street block, and the Morse House are monuments to the urbanity of a city that was the home port of one of the great commercial fleets of the nineteenth century.



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Cont. Statement of description
(Continuation Sheet)

(Number all entries)

Revision of Boundaries for Portland's Spring Street Historic District -75 acres.

Start at coordinate point N. E. Lat. $43^{\circ} 72' 11''$, Long. $70^{\circ} 15' 33''$ on Forest Avenue mid way between Cumberland Avenue and Congress Street, go southeast across Congress Street and then across a flat iron block to Free Street. Cross Free Street and then across a block to Spring Street at the corner of Spring and Oak Streets. Proceed down Oak Street to High Street. Cross High Street and then go across a block to a point on Danforth Street which is $3/4$ the distance between the interesections of High and Maple Streets on Danforth Street. This point becomes coordinate S. E. Lat. $43^{\circ} 72' 5''$, Long. $70^{\circ} 15' 49''$. This forms the northeast boundary.

From S. E. Lat. $43^{\circ} 72' 5''$, Long. $70^{\circ} 15' 49''$, go southwest on Danforth Street to the corner of Danforth and Brackett Streets at coordinate point SW Lat. $43^{\circ} 71' 55''$, Long. $70^{\circ} 16' 8''$. This forms the southeast boundary.

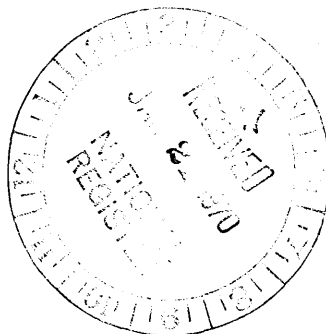
From S. W. Lat. $43^{\circ} 71' 55''$, Long. $70^{\circ} 16' 8''$, go northwest on Brackett Street to the corner on Brackett and Pine Streets at coordinate point N. W. Lat. $43^{\circ} 72' 20''$, Long. $70^{\circ} 15' 53''$. This forms the southwest boundary.

From N. W. Lat. $43^{\circ} 72' 20''$, Long. $70^{\circ} 15' 53''$ proceed on Pine Street in a northeast direction to Longfellow Square. At the intersection of State, Pine and Congress Streets, cross Longfellow Square to Vernon Street. Then go across Vernon Street and across a block to Avon Street. Cross Avon Street and then go across a block to Henry Street. Cross Henry Street and then go across a block to Deering Place. Cross Deering Place and then go across a block to Forest Avenue to the coordinate point NE Lat. $43^{\circ} 72' 11''$, Long. $70^{\circ} 15' 33''$.

These new boundary lines reduce the original 101 acre district down to 75 acres. Two noteworthy buildings which are in a Housing and Urban Development project area are hereby eliminated from the original district. These buildings are as follows: Number 7. Firehouse of Casco No. 1 1836. Now the Veteran's Fireman's Headquarters, formerly the site of a spring at which 18th century mariners filled their casks before going to sea.

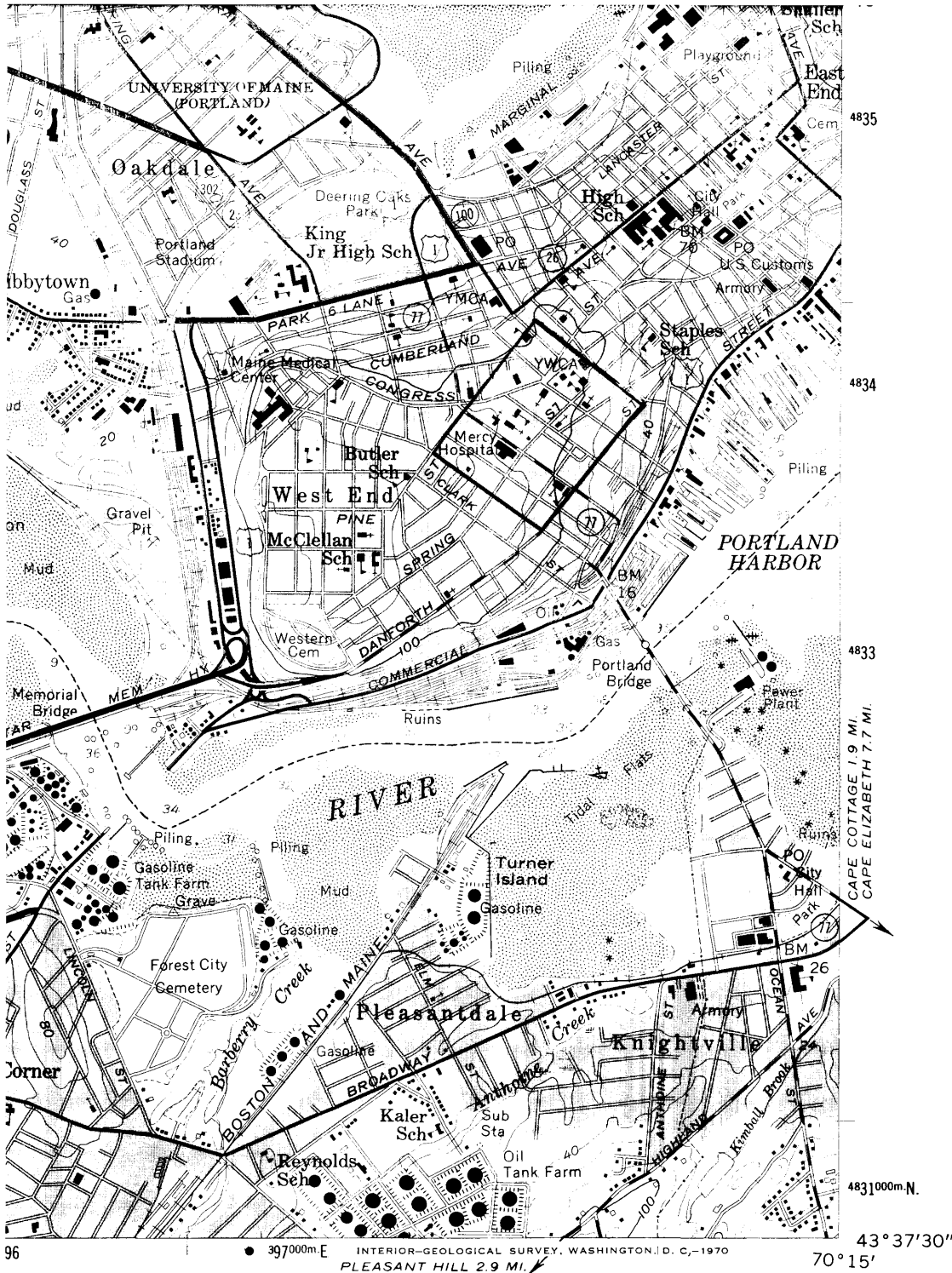
Number 8. Daniel How House, 1799. 38 Pleasant Street. A change must be made on the Section 10. Geographical Date. New coordinates follow:

Latitude	Longitude
NW $43^{\circ} 72' 20''$	$70^{\circ} 15' 53''$
NE $43^{\circ} 72' 11''$	$70^{\circ} 15' 33''$
SE $43^{\circ} 72' 5''$	$70^{\circ} 15' 49''$
SW $43^{\circ} 71' 55''$	$70^{\circ} 16' 8''$



Portland's Spring Street Historic District - 75 acres

	Latitude	Longitude
NW	43° 72' 20"	70° 15' 53"
NE	43° 72' 11"	70° 15' 33"
SE	43° 72' 5"	70° 15' 49"
SW	43° 71' 55"	70° 16' 8"



INTERIOR-GEOLOGICAL SURVEY, WASHINGTON, D. C., 1970
 PLEASANT HILL 2.9 MI.

ROAD CLASSIFICATION

- Heavy-duty
- Medium-duty
- Light-duty
- Unimproved dirt
- U. S. Route
- State Route



PORTLAND WEST, ME.
 NE/4 PORTLAND 15' QUADRANGLE.
 N4337.5—W7015/7.5

1956

AMS 6971 III NE—SERIES V811

(CAPE ELIZABETH)
 6971 II SW