

**United States Department of the Interior
National Park Service**

For NPS use only

**National Register of Historic Places
Inventory—Nomination Form**

received **SEP 25 1986**

date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Winchester Center Historic District

same

and or common

2. Location

street & number Multiple: Roughly bounded by Mt. Vernon St., Washington St.,

Street, Waterfield Rd., Church St., and Main St.

city, town Winchester N/A vicinity of

state Massachusetts

code 025

county Middlesex

code 017

3. Classification

Category	Ownership	Status	Present Use	
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input type="checkbox"/> museum
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input checked="" type="checkbox"/> park
<input type="checkbox"/> structure	<input checked="" type="checkbox"/> both	<input type="checkbox"/> work in progress	<input checked="" type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input checked="" type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input checked="" type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input checked="" type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name Multiple (see attached list)

street & number

city, town

N/A vicinity of

state

5. Location of Legal Description

courthouse, registry of deeds, etc. Middlesex County Registry of Deeds

street & number 208 Cambridge Street

city, town Cambridge

state Massachusetts 02141

6. Representation in Existing Surveys

title Inventory of Historic Assets of the Commonwealth has this property been determined eligible? yes no

date 1978-1984 federal state county local

depository for survey records Massachusetts Historical Commission, 80 Boylston Street

city, town Boston

state Massachusetts

7. Description Winchester Center Historic District, Winchester, Massachusetts

Condition		Check one	Check one
<input checked="" type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input checked="" type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date <u>N/A</u>
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed	(see text)	

Describe the present and original (if known) physical appearance

Winchester, legally incorporated in 1850, is an affluent suburban town located in the Mystic River Valley on the northern (Rte. I-93) axis of metropolitan Boston. The Winchester Center Historic District occupies relatively flat terrain along the course of the Aberjona River in the town's geographic center. Containing approximately 40 acres, the district is characterized by a mix of mid-nineteenth to mid-twentieth century commercial and institutional structures tightly lining the four major roadways that radiate from the center: Main Street (north and southeast), Church Street (southwest) and Mount Vernon Street (east). Secondary roads, which connect the major arteries, are only slightly less densely developed with residential structures in the northwest corner of the district and commercial structures elsewhere. Finally, the district is bisected by the elevated railroad bed (ca. 1950) of the Boston & Lowell Railroad, which was laid out in 1835.

The district includes the site of the original mid-seventeenth century European settlement in Winchester (first as part of Charlestown and from 1642-1850 as part of Woburn), which developed along the corridor of Main Street. Although the district has been continuously occupied since that time, its components--river and millpond, parks, mature plantings, and irregularly spaced and set back buildings--preserve a sense of the district's historic landscape. Included in the district are 56 contributing buildings, 14 noncontributing structures, one vacant lot, three parks, and two historic bridges.

The architectural character of the district is varied, including commercial, civic, religious, and residential building types in styles that range from Greek Revival and Italianate to Queen Anne and Classical Revival. Materials of construction are varied as well; wood-frame construction tends to characterize the earliest residential buildings while the later commercial and institutional buildings are generally of brick or other masonry materials. The few intrusions in the district are defined as buildings less than 50 years old or earlier buildings completely rebuilt in the last 50 years. Generally, the district is in good condition and most buildings retain important original architectural features such as entries, window surrounds, and cornices.

Representative and major buildings are described below. Map numbers are those assigned by the Winchester Historical Commission during its 1978 survey of the area.

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1850-1860The First Congregational Church, 24 Church Street (map #107; photo #6)

Facing the town common over its own broad expanse of lawn, the Italianate/Norman Romanesque-style First Congregational Church was erected in 1854. Replacing an 1840 structure that burned to the ground in 1853, the church symbolized Winchester's mid-nineteenth century break with Woburn. Set on a cut-granite foundation, the building is a wood-frame structure that has a six-bay nave articulated by pilasters, elongated arched windows, and a bracketed cornice. Its focus is a projecting central steeple tower combining a Romanesque Revival-style entry surmounted by a second stage with Italianate-style arched openings and a belfry with Stick Style ornament. Some of the Romanesque Revival and all of the Stick Style features result from an 1884 remodeling. In 1926, a 1 1/2-story Tudor Revival-style parish hall was added to the rear of the church.

Old District 5 School, 1-5 Elmwood Avenue (map #110; photo #5)

The District 5 School of 1846 was moved from its original location on the corner of Dix and Church Streets in 1885 and remodeled with the application of brick siding and Colonial Revival-style detail ca. 1955-1960. Despite these changes to the original wood frame 2 1/2-story Greek Revival-style schoolhouse, the building contributes to the significance of the district because it is the earliest civic building remaining in the town center and because it retains its original form and massing.

Asa Fletcher House, 25-27 Elmwood Avenue (map #113)

The Asa Fletcher House of ca. 1850 is a 2 1/2-story, wood-frame, vernacular Greek Revival-style house facing gable end to the street. Its clapboard surface is articulated by wide corner pilasters and frieze boards and simple window surrounds containing original 6/6 sash. Probably built as a double house, the building retains original entries with side lights and porches with shed roofs. A large three-bay ell, which appears to be part of the original construction, extends the house to the rear. Fletcher was a carpenter and builder who likely built the house himself.

Ingalls House, 33-35 Thompson Street (map #131)

The Ingalls House of 1846 is representative of the several mid- to late-nineteenth century houses in the town center that have been converted to commercial use in the twentieth century.

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The Ingalls House is a 2 1/2-story wood-frame Greek Revival-style house of side hall plan. Important original features include clapboard siding, 6/6 sash, corner pilasters and frieze, a flush-board gable with quarter round windows, and a recessed entry with 3/4 side lights. Alterations are confined mainly to the introduction of large, bowed picture windows at the first story. The house was built for Dr. William Ingalls, Winchester's first physician and an 1836 graduate of Harvard Medical School. His move to Winchester probably reflects the arrival of the Boston & Lowell Railroad in 1835.

1860-1875William Harriman House, 594-596 Main Street (map #125)

The William Harriman House of ca. 1870 is a vernacular example of the late Italianate style, which typically has more vertical proportions and fewer distinguishing features than its predecessors. This 2 1/2-story wood-frame structure has a projecting cornice, which faces gable end to the street. It has undergone a number of changes in use and appearance. Probably built on a side hall plan for residential purposes, the house was converted to a variety store in 1908 when it appears that the ground floor was rebuilt with display windows and recessed central entry. Subsequent mid-twentieth century changes to the ground floor include plywood paneling and picture windows.

1875-1900Winn House, 9-11 Elmwood Avenue (map #111)

The Winn House of ca. 1880 is a vernacular Italianate style double house with paired entries centered on a three-bay facade. Rising 2 1/2 stories from a brick foundation, the wood-frame house is covered with asbestos shingle, its major alteration. Original features of note include bay windows flanking the entries, glazed and paneled doors, and fenestration with 2/2 sash. The house was built by Alanson Winn, owner of the local livery business, who originally rented half to his son, Dennis.

Clark House, 24-26 Vine Street (map #121)

Dating from 1890, the Clark House is a well-preserved example of a large, commodious Queen Anne style double house. It is a 2 1/2 story wood-frame structure whose first story is sheathed with clapboards, while upper stories have a decorative shingle covering. Double entries, located beneath a central projecting gable, retain original glazed and paneled doors. Other original features include a shed-roof porch extending across two thirds of the

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facade and multipaned Queen Anne sash. The house was built by Anne P. Clark as an investment with money inherited from her piano-maker father, Jonathan. The house has recently been restored.

Brown & Stanton Block, 553-589 Main Street (map #127; photos 3 & 4)

The Brown & Stanton Block of 1879 is the earliest and one of the most architecturally distinguished commercial blocks in Winchester Center. Occupying a prominent corner lot at the intersection of Main and Mount Vernon Streets, it is designed with two principal elevations and an irregular plan conforming to its curved site. Constructed of pressed red brick with burnt headers and elaborate corbeling for trim, the building rises 2 1/2 stories to a slate hipped roof with two cross gables on the Main Street elevation, one on the Mount Vernon Street elevation, and a conical-roofed turret at the curved corner. Gables contain large arched windows with small pane sash. This locally outstanding example of the Queen Anne style has lost its ground floor to extensive mid-twentieth century remodelings but preserves its ornate upper stories.

Post-1900

Winchester Savings Bank, 35 Church Street (map #104; photo #7)

The Winchester Savings Bank of ca. 1913 is an imposing two-story building designed in the Neo-Classical style. It is constructed of red brick laid in Flemish bond and is trimmed with limestone pilasters, window casings, entry surround, and a colossal Tuscan portico. Lateral one-story wings of sympathetic design appear to have been added in the mid-twentieth century.

Hersey Apartment House, 45-49 Vine Street (map #118; photo #9)

The Hersey Apartment House of 1902 is a rambling 2 1/2 story gable roofed, wood-frame structure organized with large bracketed end gables. A one-story Tuscan porch extends across the southern two thirds of the facade and a lateral porch is located at the northern end. Sash, which is set in simple frames, is 2/1 on the body of the building and multipaned in the gables. Currently in fair condition, the building has been covered with asbestos siding.

Locatelli Building, 522-546 Main Street (map #129; photos 1, 3, 4 & 11)5

The Locatelli Building of 1935-1936 is a regionally important example of an early twentieth-century commercial block designed in a typically free interpretation of currently popular styles--here, the Colonial Revival.

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Occupying a prominent location at the corner of Main and Thompson Streets, it is a two-story brick structure with cast-stone trim consisting of entry surrounds, belt courses, quoins, and keystones over second-story windows. The classically inspired main entry, located at 546 Main Street near the corner of Thompson Street, is highlighted with a console-supported entablature bearing the building's name in its frieze. The Locatelli Building includes entries on Thompson Street as well as an early courtyard/mall with shops leading to a small, town-owned park.

Police & Fire Stations, Mount Vernon Street and Winchester Place
(map #148; photo #8)

Winchester's Police and Fire Stations of 1914 form a handsome Colonial Revival style ensemble of L-shaped plan, with the police station facing Winchester Place and the fire station facing Mount Vernon Street toward the Town Hall. Both rise two stories and are constructed of red brick laid up in Flemish bond with cast-stone trimmings. In the case of the police station, trim is confined largely to a simple cornice and splayed window lintels. The more elaborate fire station, which faces gable end to the street with a three-engine bay facade, has rusticated engine-bay surrounds, stylized Corinthian pilasters, a railing, ventilated cornice and a rondel in the gable. A cupola, based on eighteenth-century designs for public buildings, rises from the center of the fire station's roof. Winchester formed its first volunteer fire company in 1854, three years after incorporation, thus ending dependence on the neighboring towns of Woburn and Medford. The town's first firehouse was built on Vine Street on the site on the site of the present Winchester Cooperative Bank (19 Church Street).

Winchester Public Library, Washington Street (map #151; photo #2)

The Public Library of 1931 is a Gothic Revival style structure of irregular plan designed by architect Robert Coit. Constructed of rough-faced, uncoursed granite ashlar, it rises one and one-half stories to a complex gable roof clad in slate. The main entry, which faces Washington Street and is emphasized by a cross gable, is round arched and decorated with a mosaic intrados. Casement windows, with splayed lintels or segmental arches, light the stacks and reading rooms. Winchester's Library Association was formed on March 20, 1848, as a stock company with a constitution and duly elected board of officers.

Lincoln School, Washington Street (map #152; photo #10)

The Lincoln School, erected in 1903 as the High School, is an impressive three-story Beaux Arts-style structure. Designed on the then popular H-plan to allow maximum air and light to reach the classrooms, it was built of

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buff-colored Roman brick with elaborate cast-stone trimmings. The north facade, which originally faced Mystic Valley Parkway, consisted of a nine-bay, recessed central section with four-bay projecting end pavilions, whose gable fields are decorated with richly carved swags. Windows have splayed lintels at the second story and blocked lintels at the third. A modillion cornice completes the composition. Around 1950, the school's entry was reoriented to Washington Street where it was emphasized by a flaring one-story portico; at the same time, a one-story bow projection was appended to the central section of the facade.

McCall Junior High School, 458 Main Street (map #154)

The McCall Junior High School of 1932 is a well-designed example of an institutional building in the Georgian Revival style. Rising three stories to a gabled roof, it is constructed of red brick laid up in Flemish bond and is trimmed with cast stone. The facade consists of six-bay wings flanking a five-bay projecting central pavilion. This pavilion is accented by quoins and a four-column Corinthian temple front whose vertical emphasis is continued by a cupola that is centered on the roof. The school was named for three-term governor of Massachusetts Samuel W. McCall, a Winchester resident.

Archaeology

No prehistoric sites are currently reported either in the district or in close proximity to it; in fact, only two sites are recorded for the entire town. Nonetheless, the district's location adjacent to Wedge Pond and astride the Aberjona River argues that sites were present and may still survive. Any surviving sites would be significant in reconstructing the patterns of prehistoric occupation in the Upper Mystic River drainage.

There is also a potential for significant historical archaeological remains within the district. No buildings or structures predating 1850 are extant. Despite later development, building foundations and occupation-related features for this period may survive. For example, several mills were built along the Aberjona from the mid 17th century through the mid 19th century. Archaeological remains for several of these mills appear to be within the district. Testing and analysis of surviving historical archaeological sites would help to document and detail the characteristics of settlement within the district from its 17th century origins as a milling center through its development as a mid 19th century railroad-related commercial center.

8. Significance

Winchester Center Historic District, Winchester, Massachusetts

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input checked="" type="checkbox"/> other (specify) community development
<input type="checkbox"/> invention				

Specific dates 1835-1935 **Builder/Architect** see text

Statement of Significance (in one paragraph)

The Winchester Center Historic District possesses integrity of location, design, setting, materials, and workmanship as well as significant associations with the town's commercial, institutional, and residential development during the 100-year period from its incorporation in 1850 to the mid-twentieth century. Additionally, it retains some important features from its earlier settlement period. It is an exceptionally well-preserved example of an affluent Boston suburb characterized by an eclectic and well-designed mix of buildings and landscaped parks. Thus, the district meets Criteria A and C of the National Register of Historic Places on the local level.

The area known as Winchester was settled by Europeans in 1640 as part of the large Charlestown grant. After 1642, it became part of Woburn, when Woburn gained independence from Charlestown. Although a grist mill and bridge were promptly erected in the present town center, at the conjunction of Main Street (a former native trail) and the Aberjona River, no more than a dozen families had located there by 1670; as late as 1798, only 35 houses (perhaps 200 people) were reported in this area.

Winchester remained a dispersed agricultural settlement until well into the nineteenth century. The expanding cottage-level production of shoes (a regional industry) may have caused the population to increase to 400-500 by 1830, but little real growth occurred until after 1835, when the Boston & Lowell Railroad was constructed through Winchester Center. The introduction of the railroad led to the rapid formation of a centralized village. Within one year, Winchester Center had a blacksmith and wheelwright shop, a small grocery store, and Cutter's Corn Mill. By the early 1840s, a number of machinists involved with shoe and leather manufacture and the cutting of mahogany veneers had located in Winchester Center as well. The population had increased to 1,353 by 1850.

This rapid growth in the community's economy and population brought about factional and religious unrest that led to the formation of a local Congregational society in 1840 and incorporation of Winchester as a separate town in 1850. Residents of Winchester, which had been known as South Woburn, originally worshipped in Woburn Center until 1839. In 1839, they petitioned the General Court for the right to establish their own church, citing the distance from Woburn as the principal reason for needing a separate meeting house. Although their petition was denied in 1840, members of the dissident faction, including Zachariah Symmes, Henry Cutter, Sumner Richardson, Stephen Swan, Harrison Parker, and the Deacons B. F. Thompson, Nathan B. Johnson, and Marshall Wyman, proceeded to organize a new church. They bought a parcel of

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land between Church Street and Wedge Pond on a hill overlooking the town center. Their new "South Congregational Church in Woburn" was a simple wood-frame structure with belfry and steeple. The sale of pews financed the construction. This church burned in 1853 and was replaced by the present First Congregational Church the following year (1854).

After the town's incorporation, Winchester Center developed rapidly, providing a focus for municipal, religious, and commercial activities. Grocery and provision stores, livery stables, blacksmiths, druggists, and other businesses began to locate near the Congregational Church and the railroad. Larger commercial structures such as the Lyceum Building (1851) and the Brown & Stanton Block (ca. 1879) provided office space for civic organizations, banks, and town offices.

Residential areas developed nearby for people who worked in the center, while farmers still occupied the outlying regions. Picturesque sections along the Mystic Lakes were developed for Boston commuters. As the town center became less desirable for residential purposes and commercial pressures increased, former houses (i.e., 23-25 Thompson Street, ca. 1883; 33-35 Thompson Street, ca. 1846; 39-41 Thompson Street, ca. 1883; 594-596 Main Street, ca. 1870) were converted to stores, and increasing numbers of multifamily housing were built (25-27 Elmwood Avenue, ca. 1840; 9-11 Elmwood Avenue, ca. 1880; 24-26 Vine Street, ca. 1890).

Following a brief hiatus during the Civil War, Winchester experienced sustained growth lasting well into the twentieth century. Some of this prosperity may be attributed to the introduction in the 1890s of a complex streetcar system, which radiated from the town center to the neighboring towns of Medford, Arlington, Cambridge, and Woburn, supplementing the existing transportation system of roads and railroad. The presence of the trolley and the increasing affluence of the town attracted substantial numbers of new residents; population figures for the peak years 1890-1910 reveal increases of approximately 220 people per year. The population reached 10,005 by 1915. Of this number, about 9% (936) were Irish, with smaller numbers from Nova Scotia (262), Italy (159), and Sweden (147). During the late nineteenth century, Winchester's economy was primarily based on a few large industries producing leather and felt, which was typical of other towns in the region. A more unusual enterprise was the Winchester Laundry, begun in 1895, which by 1930 was known as the New England Laundries and was New England's largest laundry business. The early twentieth-century building in which this venture was located, on Mill Pond in Winchester Center, was extensively rebuilt in 1974 (10 Converse Place).

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Winchester's growth in the late nineteenth and early twentieth centuries is represented in the quality and number of buildings in the town center from that period. Major commercial blocks of the period include: the Romanesque Revival-style Winchester Bank (NR-1979; built 1892); the Queen Anne-style White Block (1890); and the Classical Revival Winchester Savings Bank (ca. 1913). Public buildings constructed at the turn of the century include: the Richardsonian Romanesque-style Town Hall (NR 1983; built 1887); the Beaux Arts-style Lincoln School (1903); and the Georgian Revival-style Fire and Police Station Complex (1914). Complementing these well-designed commercial and institutional buildings are several large masonry and wood-frame apartment houses including the Richardsonian Romanesque-style Boone Building (ca. 1902) and the later brick neoTudor-style Stetson Hall (1921).

Like other affluent Boston suburbs, Winchester has experienced steady growth and prosperity throughout the twentieth century. Transportation systems remained an important factor in the town's development. Streetcars were replaced in the 1920s by improved highways such as the Mystic Valley Parkway. In addition, Main Street was upgraded to become State Route 38. The population also continued to grow, with about 5,000 persons arriving between 1920-1940 for a total population of 15,081. A few large industries such as the Bacon & Eastern Felt Company, the Beggs & Cobb Tannery, and the William F. Baird Trucking Company remained active, but increasing numbers of Winchester residents found employment outside their community, principally in Boston.

The district's twentieth-century building stock reflects these trends. Fine commercial blocks such as the Colonial Revival-style Locatelli Building (1935-1936) were erected, and the town continued to display its pride and wealth with construction of the Gothic Revival-style Public Library (1931) and the Georgian Revival style McCall Junior High School (1932). Additionally, a number of auto-related structures were built, such as the Mystic Valley Garage (1901) and the Kelley & Hawes Stable (ca. 1896). Continued growth during the mid-twentieth century has resulted in alteration of some of the district's historic fabric. A few buildings, such as the Lyceum Building (1851/1960) and the Winchester Laundry (1912/1974) have been altered beyond recognition. Others, such as the Brown & Stanton Block (1879) and the White Building (ca. 1889) have lost their original storefronts and ground floors to extensive modernization. Finally, the elevating of the Boston & Lowell Railroad bed tracks (now the Boston & Maine Railroad) around 1950 has visually bisected the district. Fortunately, however, these changes have not obscured the district's character as a mid-nineteenth to mid-twentieth century suburban town center graced by fine commercial and residential structures, and imposing civic and ecclesiastical buildings on large lots, all complemented by several town parks.

9. Major Bibliographical References

Winchester Historical Commission: Historical Inventory of the Town of Winchester.

10. Geographical Data

Acres of nominated property 40 acres

Quadrangle name Lexington, Massachusetts

Quadrangle scale 1:25,000

UTM References

A

1	9	3	2	4	6	2	4	4	7	0	2	1	3	0
Zone	Easting				Northing									

B

1	9	3	2	4	4	3	0	4	7	0	1	6	0	0
Zone	Easting				Northing									

C

1	9	3	2	3	9	5	0	4	7	0	1	9	0	0
Zone	Easting				Northing									

D

1	9	3	2	4	0	1	0	4	7	0	2	2	3	0
Zone	Easting				Northing									

E

Zone	Easting				Northing									

F

Zone	Easting				Northing									

G

Zone	Easting				Northing									

H

Zone	Easting				Northing									

Verbal boundary description and justification

See continuation sheet, p. 1 and sketch map.

List all states and counties for properties overlapping state or county boundaries

state N/A code county code

state code county code

11. Form Prepared By

name/title Betsy Friedberg, Preservation Planner, Massachusetts Historical Commission
with Kim Withers Brengle, Preservation Planner

organization Massachusetts Historical Commission date July, 1986

street & number 80 Boylston Street telephone 617-727-3470

city or town Boston state Massachusetts

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation 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.

State Historic Preservation Officer signature Valerie Talmage

title Executive Director, Massachusetts Historical Commission
State Historic Preservation Officer date 9/19/86

For NPS use only

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

date

Keeper of the National Register

Attest:

date

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date entered

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10. Geographical Data

Verbal boundary description and justification:

See attached Assessors' and U.S.G.S. maps for an exact delineation of boundaries. The selection of boundaries has been based on consideration of topographical features, historic development, and the extent of modern development surrounding the area. In general, boundaries encompass the commercial and institutional core of the town, although a small group of nineteenth-century residential structures at the northwest corner of the district has been included to illustrate the range of building types present within the district.

Specifically, boundaries have been drawn on Church Street at the beginning of the town's commercial center to exclude residential areas of late Victorian suburban houses south of the district. Heavily altered and contemporary commercial buildings on the east side of Church Street have been excluded as well. The western boundary follows the rear lot lines on the west side of Church Street, extending to Dix Street to include the large lot on which the First Congregational Church stands. Boundaries proceed northward along the rear lot lines of houses on the west side of Vine Street, behind which ground level slopes sharply away to Wedge Pond. At the northern edge of the district, boundaries exclude more recent and/or heavily altered housing stock. On Main Street, the boundary has been drawn to exclude new construction of the east side of the street. At Mount Vernon Street, the boundary follows the rear lot lines of commercial and institutional structures, excluding several large parking lots to the north; the boundary excludes the north side of Mount Vernon Street east of the the Fire and Police Station due to the presence of new construction. The eastern boundary is drawn to include several major civic buildings set on large parcels, namely the Town Hall, Public Library, and Lincoln School, as well as the Baptist Church and its adjacent park; excluded is a residential area of Victorian suburban houses to the east, which might more properly be considered as a separate district. Southern boundaries have been drawn to include the Unitarian Church and the McCall Junior High School, while excluding the latter's playing fields.

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
109	3-5 Church St. (6-8 Park St)	99/4038	Winchester Star Building	ca. 1913	Colonial Revival	C
108	13 Church St.	99/6440	Lane Buildings	1914/1950	n/a	NC
-	19 Church St.	99/2749	Winchester Cooperative Bank	1931	Art Deco	C
107	21 Church St.	98/	First Congregational Church	1854	Italianate	C
106	27 Church St.	97/4365	Daniel Marsh House	ca. 1886	Queen Anne	C
105	31 Church St.	97/8936	Boone Building	ca. 1902	Colonial Revival	C
104	35 Church St.	97/8546	Winchester Saving Bank (now Bay Bay Bank, Middlesex)	ca. 1913	Colonial Revival	C
-	39 Church St.	97/3346	Red Cross Building	ca. 1910	Classical Revival	C
101	41 Church St.	97/5514	Mary Dodge House	ca. 1860	Mansard	C
-	43 Church St.	97/n/a	n/a	ca. 1960	n/a	NC

KEY

C = Contributing
NC = Noncontributing
V = Vacant
n/a = Not Applicable

SEP 25 1986

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
100	45 Church St.	97/8488	Dr. J. W. Stearns House	ca. 1904	Shingle	C
142	10 Converse Place	63/10,948	Winchester Laundry	ca. 1912/1974	n/a	NC
-	27 Converse Place	63/5706	unknown	ca. 1915	n/a	C
-	Converse Place	63/4752	F. W. Woolworth Co.	ca. 1930	n/a	C
-	2 Dix St.	97/4830	Ferguson Tenant House	ca. 1904	Vernacular Shingle	C
-	4 Dix St.	97/10,258	Kelley House	ca. 1910	Medieval Revival	C
-	2 Elmwood Avenue	99/9783	Stetson Hall	1921	Neo-Tudor	C
-	18 Elmwood Avenue	99/15,641	Vacant lot	---	---	NC-V
114	30 Elmwood Avenue	99-B/5064	Winn Barn	ca. 1890	n/a	C
115	38-40 Elmwood Avenue	99-A/5000	Mary Winn House	ca. 1906-1916	Queen Anne	C
110	1-5 Elmwood Avenue	99/4112	Old District Five School	1846/1950	Greek Revival, Colonial Revival	C
111	9-11 Elmwood Avenue	99/3600	Winn House	ca. 1880	Italianate	C
113	25-27 Elmwood Avenue	99/4533	Asa Fletcher House	ca 1850	Greek Revival	C
154	458 Main St.	65/125,000	McCall Jr. High School	1932	Georgian Revival	C

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
153	478 Main St.	65/68,200	Winchester Unitarian Church	1899	Gothic Revival	C
129	522-546 Main St (2-18 Thompson)	64/22,763	Locatelli Building	1935-1936	Colonial Revival	C
	552-564 Main St.	64/6037	unknown	ca. 1915	n/a	C
126	568-572 Main St.	99/2436	White Building	ca. 1880s	Panel Brick	C
	576 Main St.	99/2076	n/a	ca. 1960	n/a	NC
	584 Main St.	99/4189	n/a	1970	n/a	NC
125	594-596 Main St.	99/4777	Harriman House	ca. 1870	Italianate	C
	600 Main St.	99/	n/a	ca. 1940	n/a	NC
	Main St.	99/20,081	vacant lot	n/a	n/a	NC-V
124	612-626 Main St.	99/6174	Niles Block	ca. 1896	Classical Revival	C
123	632 Main St.	99/11,261	Mystic Valley Garage	1909	Mission Revival	C
128	527-535 Main St.	63/4923	Ripley Block	1910	n/a	C
	539 Main St.	63/5673	F. W. Woolworth Co.	1927; 1932	Commercial Colonial Revival	C
	547 Main St.	63/	Lieberman Block	Structure 1890 Facade 1926	Classical Revival	C

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
127	553-589 Main St.	63/6009	Brown & Stanton Block	ca. 1879	Queen Anne	C
143	2-8 Mt. Vernon St.	62/6652	Lyceum Building	1851/1960	n/a	C
145	10-16 Mt. Vernon St.	62/3698	Richardson Block	1893	Colonial Revival	C
147	26 Mt. Vernon St.	62/5406	Winchester Savings Bank	1892	Romanesque Revival	C (NR 1979)
148	36 Mt. Vernon St.	62/25,600	Police & Fire Station	1914	Colonial Revival	C
144	5-13 Mt. Vernon St.	63/5015	White Block	1890	Queen Anne	C
146	15-19 Mt. Vernon St.	63/3530	Ames Block	1907/1960	n/a	NC
150	71 Mt. Vernon St.	63/42,652	Winchester Town Hall	1887	Romanesque Revival	C (NR 1983)
	10-12 Park St.	99/5852	Garage	ca. 1920	n/a	C
122	18-22 Park St.	99/4012	Hawes Storage Company	ca. 1911	n/a	C
-	7-11 Park St.	99/2256	Embassy Laundry	ca. 1930	n/a	NC
-	7-11 Thompson St.	64-1/4362	-	ca. 1930	n/a	C
-	15-21 Thompson St.	64-2/4087	n/a	ca. 1930/1960	n/a	NC

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
132	23-25 Thompson St.	64-3/4355	Houston House	1883	Italianate	C
131	33-35 Thompson St.	63-4/3234	Ingalls House	1846	Greek Revival	C
130	39-41 Thompson St.	63-5/3981	Second Houston House	ca. 1883	Italianate	C
121	24-26 Vine St.	99/14,300	Clark House	ca. 1890	Queen Anne	C
120	30 Vine St.	99/	Coffin House	ca. 1895	Queen Anne	C
-	34 Vine St.	99/23,476	n/a	ca. 1970	n/a	NC
119	42 Vine St.	99/190,975	Blood House	1895	Queen Anne	C
-	44 Vine St.	99/7380	Underhill House	ca. 1870	Italianate	C
-	50-52 Vine St.	99-2 & 3/12,293	-	ca. 1910	Arts & Crafts	C
-	29 Vine St.	99/10,346	n/a	ca. 1970	n/a	NC
-	41 Vine St.	99-4/4007	Sullivan House	ca. 1900	Shingle Style	C
118	45-49 Vine St.	99/7093	Hersey Apartment House	1902	Shingle Style	C
-	90 Mt. Vernon St.	33/	Baptist Church	1928-1929	English Gothic Revival	C
151	80 Washington St.	63/37,725	Winchester Public Library	1931	Gothic Rev.	C
310	161 Mystic Valley Pkwy	63/12,2395	Lincoln School	1903-1904	Beaux Arts	C
-	cor. Mystic Valley Pkwy.	63/12,2395	World War I Memorial	1926	n/a	C

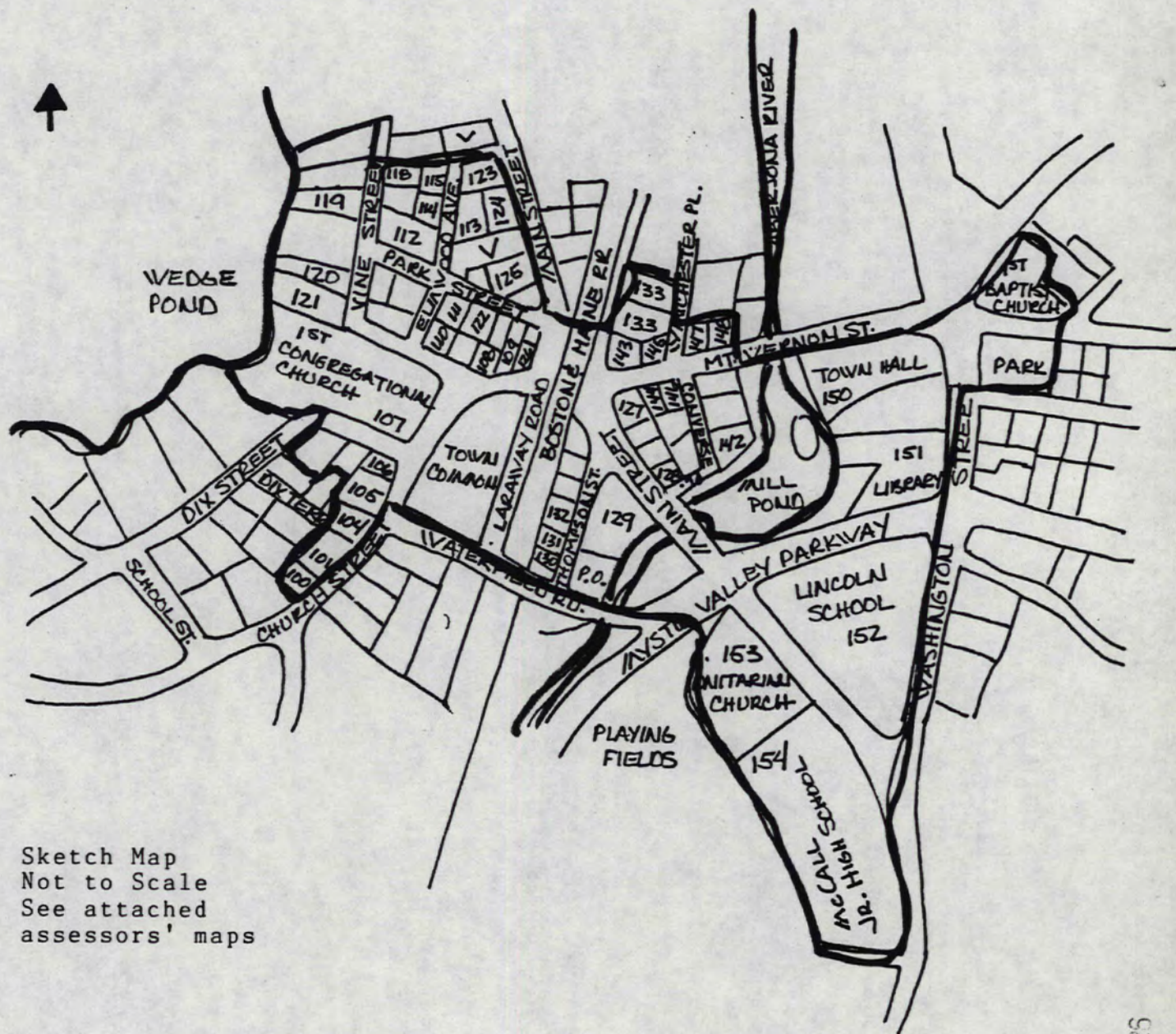
WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
-	Waterfield Rd.	64/12,542	U. S. Post Office	1927-1928	Colonial Revival	C (NR pending, 1986)
-	32-38 Waterfield Rd.	64-6/2651	n/a	ca. 1960	n/a	NC
-	8 Winchester Place	62/10,959	Kelley & Hawes Storage Company	1916	n/a	C
133	10 Winchester Place (19-23 Shore Rd.)	62/9025	Kelley & Hawes Stable	ca. 1896	n/a	C
901		n/a	Converse Bridge	1915	n/a	C
903		n/a	Waterfield Bridge	1914	Colonial Revival	C
-			MBTA Overpass		n/a	NC
-		n/a	Mt. Vernon St. Bridge			
-	-	97/1.3 acre	Town Common	n/a	n/a	C
-	Washington St.	31/28,413	Wadleigh Park	n/a	n/a	C
902	Converse Place	63/9759	Yard Abutting Mill Pond Park	n/a	n/a	C
902	Mt. Vernon St.	63/5195	Yard Abutting Mill Pond Park	n/a	n/a	C

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
902	Mystic Valley	63/12,000	Mill Pond Park	n/a	n/a	C
902	Mystic Valley Pkwy	64/26,440	Mill Pond Park	n/a	n/a	C
902	Washington St.	63/30,000	Mill Pond Park	n/a	n/a	C
902	Mt. Vernon St.	63/10,2201	Mill Pond Park	n/a	n/a	C

WINCHESTER CENTER HISTORIC DISTRICT
Winchester, Mass.



Sketch Map
Not to Scale
See attached
assessors' maps

86002943 125

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Winchester Center Historic District
Middlesex County
MASSACHUSETTS

Working No. SEP 25 1986

Fed. Reg. Date: _____

Date Due: 10/23/86 - 11/9/86

Action: ACCEPT

RETURN 10-23-86

REJECT

Federal Agency: _____

- resubmission
- nomination by person or local government
- owner objection
- appeal

Substantive Review: sample request appeal NR decision

Reviewer's comments:

Recom./Criteria _____

Reviewer _____

Discipline _____

Date _____

_____ see continuation sheet

Nomination returned for: technical corrections cited below
 substantive reasons discussed below

1. Name

2. Location

3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible? yes no

7. Description

Condition	Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> unaltered	<input type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> deteriorated	
	<input type="checkbox"/> ruins	
	<input type="checkbox"/> unexposed	

Describe the present and original (if known) physical appearance

- summary paragraph
- completeness
- clarity
- alterations/integrity
- dates
- boundary selection

8. Significance

Period _____ Areas of Significance—Check and justify below _____

Specific dates _____ Builder/Architect _____
Statement of Significance (*in one paragraph*) _____

- summary paragraph
- completeness
- clarity
- applicable criteria
- justification of areas checked
- relating significance to the resource
- context
- relationship of integrity to significance
- justification of exception
- other

Worcester Center Historic District
Middlesex County
MASSACHUSETTS

9. Major Bibliographical References

10. Geographical Data

Acreage of nominated property _____
Quadangle name _____
UTM References _____

Verbal boundary description and justification _____

11. Form Prepared By

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

____ national ____ state ____ local

State Historic Preservation Officer signature _____

title _____ date _____

13. Other *Federal representation in Wash. DC. for contributing U.S. Post Office must be notified of pending listing for national register listing.*

- Maps
- Photographs
- Other

Questions concerning this nomination may be directed to _____

Signed *Melaine Byer* Date *10/23/86* Phone: _____

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received SEP 25 1986

date entered NOV 2 1986

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Winchester Center Historic District

same

and/or common

2. Location

street & number Multiple: Roughly bounded by Mt. Vernon St., Washington Street, Waterfield Rd., Church St., and Main St. **not for publication**

city, town Winchester N/A vicinity of

state Massachusetts code 025 county Middlesex code 017

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial
<input type="checkbox"/> structure	<input checked="" type="checkbox"/> both	<input type="checkbox"/> work in progress	<input checked="" type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input checked="" type="checkbox"/> government
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input checked="" type="checkbox"/> military
			<input type="checkbox"/> museum
			<input checked="" type="checkbox"/> park
			<input checked="" type="checkbox"/> private residence
			<input checked="" type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input checked="" type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Multiple (see attached list)

street & number

city, town N/A vicinity of state

5. Location of Legal Description

courthouse, registry of deeds, etc. Middlesex County Registry of Deeds

street & number 208 Cambridge Street

city, town Cambridge state Massachusetts 02141

6. Representation in Existing Surveys

title Inventory of Historic Assets of the Commonwealth has this property been determined eligible? yes no

date 1978-1984 federal state county local

depository for survey records Massachusetts Historical Commission, 80 Boylston Street

city, town Boston state Massachusetts

7. Description Winchester Center Historic District, Winchester, Massachusetts

Condition		Check one	Check one
<input checked="" type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input checked="" type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date <u> N/A </u>
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed	(see text)	

Describe the present and original (if known) physical appearance

Winchester, legally incorporated in 1850, is an affluent suburban town located in the Mystic River Valley on the northern (Rte. I-93) axis of metropolitan Boston. The Winchester Center Historic District occupies relatively flat terrain along the course of the Aberjona River in the town's geographic center. Containing approximately 40 acres, the district is characterized by a mix of mid-nineteenth to mid-twentieth century commercial and institutional structures tightly lining the four major roadways that radiate from the center: Main Street (north and southeast), Church Street (southwest) and Mount Vernon Street (east). Secondary roads, which connect the major arteries, are only slightly less densely developed with residential structures in the northwest corner of the district and commercial structures elsewhere. Finally, the district is bisected by the elevated railroad bed (ca. 1950) of the Boston & Lowell Railroad, which was laid out in 1835.

The district includes the site of the original mid-seventeenth century European settlement in Winchester (first as part of Charlestown and from 1642-1850 as part of Woburn), which developed along the corridor of Main Street. Although the district has been continuously occupied since that time, its components--river and millpond, parks, mature plantings, and irregularly spaced and set back buildings--preserve a sense of the district's historic landscape. Included in the district are 56 contributing buildings, 14 noncontributing structures, one vacant lot, three parks, and two historic bridges.

The architectural character of the district is varied, including commercial, civic, religious, and residential building types in styles that range from Greek Revival and Italianate to Queen Anne and Classical Revival. Materials of construction are varied as well; wood-frame construction tends to characterize the earliest residential buildings while the later commercial and institutional buildings are generally of brick or other masonry materials. The few intrusions in the district are defined as buildings less than 50 years old or earlier buildings completely rebuilt in the last 50 years. Generally, the district is in good condition and most buildings retain important original architectural features such as entries, window surrounds, and cornices.

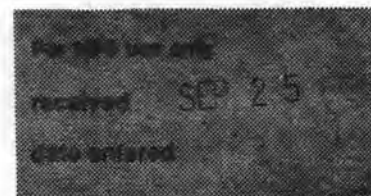
Representative and major buildings are described below. Map numbers are those assigned by the Winchester Historical Commission during its 1978 survey of the area.

continued

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

Winchester Center Historic District,
Winchester, Massachusetts



Continuation sheet

Item number

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1850-1860

The First Congregational Church, 24 Church Street (map #107; photo #6)

Facing the town common over its own broad expanse of lawn, the Italianate/Norman Romanesque-style First Congregational Church was erected in 1854. Replacing an 1840 structure that burned to the ground in 1853, the church symbolized Winchester's mid-nineteenth century break with Woburn. Set on a cut-granite foundation, the building is a wood-frame structure that has a six-bay nave articulated by pilasters, elongated arched windows, and a bracketed cornice. Its focus is a projecting central steeple tower combining a Romanesque Revival-style entry surmounted by a second stage with Italianate-style arched openings and a belfry with Stick Style ornament. Some of the Romanesque Revival and all of the Stick Style features result from an 1884 remodeling. In 1926, a 1 1/2-story Tudor Revival-style parish hall was added to the rear of the church.

Old District 5 School, 1-5 Elmwood Avenue (map #110; photo #5)

The District 5 School of 1846 was moved from its original location on the corner of Dix and Church Streets in 1885 and remodeled with the application of brick siding and Colonial Revival-style detail ca. 1955-1960. Despite these changes to the original wood frame 2 1/2-story Greek Revival-style schoolhouse, the building contributes to the significance of the district because it is the earliest civic building remaining in the town center and because it retains its original form and massing.

Asa Fletcher House, 25-27 Elmwood Avenue (map #113)

The Asa Fletcher House of ca. 1850 is a 2 1/2-story, wood-frame, vernacular Greek Revival-style house facing gable end to the street. Its clapboard surface is articulated by wide corner pilasters and frieze boards and simple window surrounds containing original 6/6 sash. Probably built as a double house, the building retains original entries with side lights and porches with shed roofs. A large three-bay ell, which appears to be part of the original construction, extends the house to the rear. Fletcher was a carpenter and builder who likely built the house himself.

Ingalls House, 33-35 Thompson Street (map #131)

The Ingalls House of 1846 is representative of the several mid- to late-nineteenth century houses in the town center that have been converted to commercial use in the twentieth century.

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Winchester, Massachusetts

Continuation sheet

Item number

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The Ingalls House is a 2 1/2-story wood-frame Greek Revival-style house of side hall plan. Important original features include clapboard siding, 6/6 sash, corner pilasters and frieze, a flush-board gable with quarter round windows, and a recessed entry with 3/4 side lights. Alterations are confined mainly to the introduction of large, bowed picture windows at the first story. The house was built for Dr. William Ingalls, Winchester's first physician and an 1836 graduate of Harvard Medical School. His move to Winchester probably reflects the arrival of the Boston & Lowell Railroad in 1835.

1860-1875William Harriman House, 594-596 Main Street (map #125)

The William Harriman House of ca. 1870 is a vernacular example of the late Italianate style, which typically has more vertical proportions and fewer distinguishing features than its predecessors. This 2 1/2-story wood-frame structure has a projecting cornice, which faces gable end to the street. It has undergone a number of changes in use and appearance. Probably built on a side hall plan for residential purposes, the house was converted to a variety store in 1908 when it appears that the ground floor was rebuilt with display windows and recessed central entry. Subsequent mid-twentieth century changes to the ground floor include plywood paneling and picture windows.

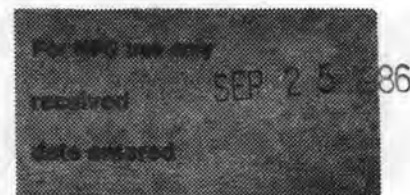
1875-1900Winn House, 9-11 Elmwood Avenue (map #111)

The Winn House of ca. 1880 is a vernacular Italianate style double house with paired entries centered on a three-bay facade. Rising 2 1/2 stories from a brick foundation, the wood-frame house is covered with asbestos shingle, its major alteration. Original features of note include bay windows flanking the entries, glazed and paneled doors, and fenestration with 2/2 sash. The house was built by Alanson Winn, owner of the local livery business, who originally rented half to his son, Dennis.

Clark House, 24-26 Vine Street (map #121)

Dating from 1890, the Clark House is a well-preserved example of a large, commodious Queen Anne style double house. It is a 2 1/2 story wood-frame structure whose first story is sheathed with clapboards, while upper stories have a decorative shingle covering. Double entries, located beneath a central projecting gable, retain original glazed and paneled doors. Other original features include a shed-roof porch extending across two thirds of the

continued

**United States Department of the Interior
National Park Service****National Register of Historic Places
Inventory—Nomination Form**

Continuation sheet Winchester Center Historic District, Winchester, Massachusetts Item number 7 Page 3

facade and multipaned Queen Anne sash. The house was built by Anne P. Clark as an investment with money inherited from her piano-maker father, Jonathan. The house has recently been restored.

Brown & Stanton Block, 553-589 Main Street (map #127; photos 3 & 4)

The Brown & Stanton Block of 1879 is the earliest and one of the most architecturally distinguished commercial blocks in Winchester Center. Occupying a prominent corner lot at the intersection of Main and Mount Vernon Streets, it is designed with two principal elevations and an irregular plan conforming to its curved site. Constructed of pressed red brick with burnt headers and elaborate corbeling for trim, the building rises 2 1/2 stories to a slate hipped roof with two cross gables on the Main Street elevation, one on the Mount Vernon Street elevation, and a conical-roofed turret at the curved corner. Gables contain large arched windows with small pane sash. This locally outstanding example of the Queen Anne style has lost its ground floor to extensive mid-twentieth century remodelings but preserves its ornate upper stories.

Post-1900

Winchester Savings Bank, 35 Church Street (map #104; photo #7)

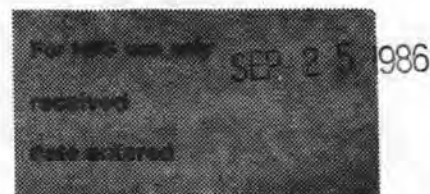
The Winchester Savings Bank of ca. 1913 is an imposing two-story building designed in the Neo-Classical style. It is constructed of red brick laid in Flemish bond and is trimmed with limestone pilasters, window casings, entry surround, and a colossal Tuscan portico. Lateral one-story wings of sympathetic design appear to have been added in the mid-twentieth century.

Hersey Apartment House, 45-49 Vine Street (map #118; photo #9)

The Hersey Apartment House of 1902 is a rambling 2 1/2 story gable roofed, wood-frame structure organized with large bracketed end gables. A one-story Tuscan porch extends across the southern two thirds of the facade and a lateral porch is located at the northern end. Sash, which is set in simple frames, is 2/1 on the body of the building and multipaned in the gables. Currently in fair condition, the building has been covered with asbestos siding.

Locatelli Building, 522-546 Main Street (map #129; photos 1, 3, 4 & 11)5

The Locatelli Building of 1935-1936 is a regionally important example of an early twentieth-century commercial block designed in a typically free interpretation of currently popular styles--here, the Colonial Revival.

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Occupying a prominent location at the corner of Main and Thompson Streets, it is a two-story brick structure with cast-stone trim consisting of entry surrounds, belt courses, quoins, and keystones over second-story windows. The classically inspired main entry, located at 546 Main Street near the corner of Thompson Street, is highlighted with a console-supported entablature bearing the building's name in its frieze. The Locatelli Building includes entries on Thompson Street as well as an early courtyard/mall with shops leading to a small, town-owned park.

Police & Fire Stations, Mount Vernon Street and Winchester Place
(map #148; photo #8)

Winchester's Police and Fire Stations of 1914 form a handsome Colonial Revival style ensemble of L-shaped plan, with the police station facing Winchester Place and the fire station facing Mount Vernon Street toward the Town Hall. Both rise two stories and are constructed of red brick laid up in Flemish bond with cast-stone trimmings. In the case of the police station, trim is confined largely to a simple cornice and splayed window lintels. The more elaborate fire station, which faces gable end to the street with a three-engine bay facade, has rusticated engine-bay surrounds, stylized Corinthian pilasters, a railing, ventilated cornice and a rondel in the gable. A cupola, based on eighteenth-century designs for public buildings, rises from the center of the fire station's roof. Winchester formed its first volunteer fire company in 1854, three years after incorporation, thus ending dependence on the neighboring towns of Woburn and Medford. The town's first firehouse was built on Vine Street on the site on the site of the present Winchester Cooperative Bank (19 Church Street).

Winchester Public Library, Washington Street (map #151; photo #2)

The Public Library of 1931 is a Gothic Revival style structure of irregular plan designed by architect Robert Coit. Constructed of rough-faced, uncoursed granite ashlar, it rises one and one-half stories to a complex gable roof clad in slate. The main entry, which faces Washington Street and is emphasized by a cross gable, is round arched and decorated with a mosaic intrados. Casement windows, with splayed lintels or segmental arches, light the stacks and reading rooms. Winchester's Library Association was formed on March 20, 1848, as a stock company with a constitution and duly elected board of officers.

Lincoln School, Washington Street (map #152; photo #10)

The Lincoln School, erected in 1903 as the High School, is an impressive three-story Beaux Arts-style structure. Designed on the then popular H-plan to allow maximum air and light to reach the classrooms, it was built of

continued

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Inventory—Nomination FormWinchester Center Historic District,
Winchester, Massachusetts

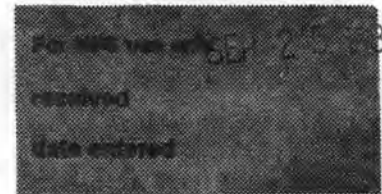
Continuation sheet

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buff-colored Roman brick with elaborate cast-stone trimmings. The north facade, which originally faced Mystic Valley Parkway, consisted of a nine-bay, recessed central section with four-bay projecting end pavilions, whose gable fields are decorated with richly carved swags. Windows have splayed lintels at the second story and blocked lintels at the third. A modillion cornice completes the composition. Around 1950, the school's entry was reoriented to Washington Street where it was emphasized by a flaring one-story portico; at the same time, a one-story bow projection was appended to the central section of the facade.

McCall Junior High School, 458 Main Street (map #154)

The McCall Junior High School of 1932 is a well-designed example of an institutional building in the Georgian Revival style. Rising three stories to a gabled roof, it is constructed of red brick laid up in Flemish bond and is trimmed with cast stone. The facade consists of six-bay wings flanking a five-bay projecting central pavilion. This pavilion is accented by quoins and a four-column Corinthian temple front whose vertical emphasis is continued by a cupola that is centered on the roof. The school was named for three-term governor of Massachusetts Samuel W. McCall, a Winchester resident.

Archaeology

No prehistoric sites are currently reported either in the district or in close proximity to it; in fact, only two sites are recorded for the entire town. Nonetheless, the district's location adjacent to Wedge Pond and astride the Aberjona River argues that sites were present and may still survive. Any surviving sites would be significant in reconstructing the patterns of prehistoric occupation in the Upper Mystic River drainage.

There is also a potential for significant historical archaeological remains within the district. No buildings or structures predating 1850 are extant. Despite later development, building foundations and occupation-related features for this period may survive. For example, several mills were built along the Aberjona from the mid 17th century through the mid 19th century. Archaeological remains for several of these mills appear to be within the district. Testing and analysis of surviving historical archaeological sites would help to document and detail the characteristics of settlement within the district from its 17th century origins as a milling center through its development as a mid 19th century railroad-related commercial center.

8. Significance

Winchester Center Historic District, Winchester, Massachusetts

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input checked="" type="checkbox"/> other (specify) community development
Specific dates	1835-1935	Builder/Architect	see text	

Statement of Significance (in one paragraph)

The Winchester Center Historic District possesses integrity of location, design, setting, materials, and workmanship as well as significant associations with the town's commercial, institutional, and residential development during the 100-year period from its incorporation in 1850 to the mid-twentieth century. Additionally, it retains some important features from its earlier settlement period. It is an exceptionally well-preserved example of an affluent Boston suburb characterized by an eclectic and well-designed mix of buildings and landscaped parks. Thus, the district meets Criteria A and C of the National Register of Historic Places on the local level.

The area known as Winchester was settled by Europeans in 1640 as part of the large Charlestown grant. After 1642, it became part of Woburn, when Woburn gained independence from Charlestown. Although a grist mill and bridge were promptly erected in the present town center, at the conjunction of Main Street (a former native trail) and the Aberjona River, no more than a dozen families had located there by 1670; as late as 1798, only 35 houses (perhaps 200 people) were reported in this area.

Winchester remained a dispersed agricultural settlement until well into the nineteenth century. The expanding cottage-level production of shoes (a regional industry) may have caused the population to increase to 400-500 by 1830, but little real growth occurred until after 1835, when the Boston & Lowell Railroad was constructed through Winchester Center. The introduction of the railroad led to the rapid formation of a centralized village. Within one year, Winchester Center had a blacksmith and wheelwright shop, a small grocery store, and Cutter's Corn Mill. By the early 1840s, a number of machinists involved with shoe and leather manufacture and the cutting of mahogany veneers had located in Winchester Center as well. The population had increased to 1,353 by 1850.

This rapid growth in the community's economy and population brought about factional and religious unrest that led to the formation of a local Congregational society in 1840 and incorporation of Winchester as a separate town in 1850. Residents of Winchester, which had been known as South Woburn, originally worshipped in Woburn Center until 1839. In 1839, they petitioned the General Court for the right to establish their own church, citing the distance from Woburn as the principal reason for needing a separate meeting house. Although their petition was denied in 1840, members of the dissident faction, including Zachariah Symmes, Henry Cutter, Sumner Richardson, Stephen Swan, Harrison Parker, and the Deacons B. F. Thompson, Nathan B. Johnson, and Marshall Wyman, proceeded to organize a new church. They bought a parcel of

continued

9. Major Bibliographical References

Winchester Historical Commission: Historical Inventory of the Town of Winchester.

10. Geographical Data

Acreage of nominated property 40 acres

Quadrangle name Lexington, Massachusetts

Quadrangle scale 1:25,000

UTM References

A

1	9	3	2	4	6	2	4	4	7	0	2	1	3	0
Zone		Easting				Northing								

B

1	9	3	2	4	4	3	0	4	7	0	1	6	0	0
Zone		Easting				Northing								

C

1	9	3	2	3	9	5	0	4	7	0	1	9	0	0
Zone		Easting				Northing								

D

1	9	3	2	4	0	1	0	4	7	0	2	2	3	0
Zone		Easting				Northing								

E

Zone		Easting				Northing								

F

Zone		Easting				Northing								

G

Zone		Easting				Northing								

H

Zone		Easting				Northing								

Verbal boundary description and justification

See continuation sheet, p. 1 and sketch map.

List all states and counties for properties overlapping state or county boundaries

state N/A code county code

state code county code

11. Form Prepared By

name/title Betsy Friedberg, Preservation Planner, Massachusetts Historical Commission with Kim Withers Brengle, Preservation Planner

organization Massachusetts Historical Commission date July, 1986

street & number 80 Boylston Street telephone 617-727-3470

city or town Boston state Massachusetts

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation 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.

State Historic Preservation Officer signature Valerie Talmage

title Executive Director, Massachusetts Historical Commission date 9/19/86
State Historic Preservation Officer

For NPS use only

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

[Signature] Entered in the National Register date 11-21-86
Keeper of the National Register

Attest: _____ date _____

Chief of Registration

**United States Department of the Interior
National Park Service****National Register of Historic Places
Inventory—Nomination Form**

Winchester Center Historic District,

Continuation sheet Winchester, Massachusetts Item number

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received
date entered

land between Church Street and Wedge Pond on a hill overlooking the town center. Their new "South Congregational Church in Woburn" was a simple wood-frame structure with belfry and steeple. The sale of pews financed the construction. This church burned in 1853 and was replaced by the present First Congregational Church the following year (1854).

After the town's incorporation, Winchester Center developed rapidly, providing a focus for municipal, religious, and commercial activities. Grocery and provision stores, livery stables, blacksmiths, druggists, and other businesses began to locate near the Congregational Church and the railroad. Larger commercial structures such as the Lyceum Building (1851) and the Brown & Stanton Block (ca. 1879) provided office space for civic organizations, banks, and town offices.

Residential areas developed nearby for people who worked in the center, while farmers still occupied the outlying regions. Picturesque sections along the Mystic Lakes were developed for Boston commuters. As the town center became less desirable for residential purposes and commercial pressures increased, former houses (i.e., 23-25 Thompson Street, ca. 1883; 33-35 Thompson Street, ca. 1846; 39-41 Thompson Street, ca. 1883; 594-596 Main Street, ca. 1870) were converted to stores, and increasing numbers of multifamily housing were built (25-27 Elmwood Avenue, ca. 1840; 9-11 Elmwood Avenue, ca. 1880; 24-26 Vine Street, ca. 1890).

Following a brief hiatus during the Civil War, Winchester experienced sustained growth lasting well into the twentieth century. Some of this prosperity may be attributed to the introduction in the 1890s of a complex streetcar system, which radiated from the town center to the neighboring towns of Medford, Arlington, Cambridge, and Woburn, supplementing the existing transportation system of roads and railroad. The presence of the trolley and the increasing affluence of the town attracted substantial numbers of new residents; population figures for the peak years 1890-1910 reveal increases of approximately 220 people per year. The population reached 10,005 by 1915. Of this number, about 9% (936) were Irish, with smaller numbers from Nova Scotia (262), Italy (159), and Sweden (147). During the late nineteenth century, Winchester's economy was primarily based on a few large industries producing leather and felt, which was typical of other towns in the region. A more unusual enterprise was the Winchester Laundry, begun in 1895, which by 1930 was known as the New England Laundries and was New England's largest laundry business. The early twentieth-century building in which this venture was located, on Mill Pond in Winchester Center, was extensively rebuilt in 1974 (10 Converse Place).

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United States Department of the Interior
National Park ServiceNational Register of Historic Places
Inventory—Nomination FormWinchester Center Historic District,
Winchester, Massachusetts

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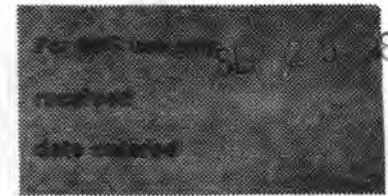
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Winchester's growth in the late nineteenth and early twentieth centuries is represented in the quality and number of buildings in the town center from that period. Major commercial blocks of the period include: the Romanesque Revival-style Winchester Bank (NR-1979; built 1892); the Queen Anne-style White Block (1890); and the Classical Revival Winchester Savings Bank (ca. 1913). Public buildings constructed at the turn of the century include: the Richardsonian Romanesque-style Town Hall (NR 1983; built 1887); the Beaux Arts-style Lincoln School (1903); and the Georgian Revival-style Fire and Police Station Complex (1914). Complementing these well-designed commercial and institutional buildings are several large masonry and wood-frame apartment houses including the Richardsonian Romanesque-style Boone Building (ca. 1902) and the later brick neoTudor-style Statson Hall (1921).

Like other affluent Boston suburbs, Winchester has experienced steady growth and prosperity throughout the twentieth century. Transportation systems remained an important factor in the town's development. Streetcars were replaced in the 1920s by improved highways such as the Mystic Valley Parkway. In addition, Main Street was upgraded to become State Route 38. The population also continued to grow, with about 5,000 persons arriving between 1920-1940 for a total population of 15,081. A few large industries such as the Bacon & Eastern Felt Company, the Beggs & Cobb Tannery, and the William F. Baird Trucking Company remained active, but increasing numbers of Winchester residents found employment outside their community, principally in Boston.

The district's twentieth-century building stock reflects these trends. Fine commercial blocks such as the Colonial Revival-style Locatelli Building (1935-1936) were erected, and the town continued to display its pride and wealth with construction of the Gothic Revival-style Public Library (1931) and the Georgian Revival style McCall Junior High School (1932). Additionally, a number of auto-related structures were built, such as the Mystic Valley Garage (1901) and the Kelley & Hawes Stable (ca. 1896). Continued growth during the mid-twentieth century has resulted in alteration of some of the district's historic fabric. A few buildings, such as the Lyceum Building (1851/1960) and the Winchester Laundry (1912/1974) have been altered beyond recognition. Others, such as the Brown & Stanton Block (1879) and the White Building (ca. 1889) have lost their original storefronts and ground floors to extensive modernization. Finally, the elevating of the Boston & Lowell Railroad bed tracks (now the Boston & Maine Railroad) around 1950 has visually bisected the district. Fortunately, however, these changes have not obscured the district's character as a mid-nineteenth to mid-twentieth century suburban town center graced by fine commercial and residential structures, and imposing civic and ecclesiastical buildings on large lots, all complemented by several town parks.



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Inventory—Nomination Form**

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Major Bibliographic References

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Cooke, George, "Chronicles of our Rocks," WINCHESTER RECORD 3 (1887), 1-15.
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-----, "Amos Whittemore (1814-1882)," WINCHESTER RECORD 1
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**United States Department of the Interior
National Park Service****National Register of Historic Places
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Winchester Center Historic District,

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10. Geographical Data

Verbal boundary description and justification:

See attached Assessors' and U.S.G.S. maps for an exact delineation of boundaries. The selection of boundaries has been based on consideration of topographical features, historic development, and the extent of modern development surrounding the area. In general, boundaries encompass the commercial and institutional core of the town, although a small group of nineteenth-century residential structures at the northwest corner of the district has been included to illustrate the range of building types present within the district.

Specifically, boundaries have been drawn on Church Street at the beginning of the town's commercial center to exclude residential areas of late Victorian suburban houses south of the district. Heavily altered and contemporary commercial buildings on the east side of Church Street have been excluded as well. The western boundary follows the rear lot lines on the west side of Church Street, extending to Dix Street to include the large lot on which the First Congregational Church stands. Boundaries proceed northward along the rear lot lines of houses on the west side of Vine Street, behind which ground level slopes sharply away to Wedge Pond. At the northern edge of the district, boundaries exclude more recent and/or heavily altered housing stock. On Main Street, the boundary has been drawn to exclude new construction of the east side of the street. At Mount Vernon Street, the boundary follows the rear lot lines of commercial and institutional structures, excluding several large parking lots to the north; the boundary excludes the north side of Mount Vernon Street east of the the Fire and Police Station due to the presence of new construction. The eastern boundary is drawn to include several major civic buildings set on large parcels, namely the Town Hall, Public Library, and Lincoln School, as well as the Baptist Church and its adjacent park; excluded is a residential area of Victorian suburban houses to the east, which might more properly be considered as a separate district. Southern boundaries have been drawn to include the Unitarian Church and the McCall Junior High School, while excluding the latter's playing fields.

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
109	3-5 Church St. (6-8 Park St)	99/4038	Winchester Star Building	ca. 1913	Colonial Revival	C
108	13 Church St.	99/6440	Lane Buildings	1914/1950	n/a	NC
-	19 Church St.	99/2749	Winchester Cooperative Bank	1931	Art Deco	C
107	21 Church St.	98/	First Congregational Church	1854	Italianate	C
106	27 Church St.	97/4365	Daniel Marsh House	ca. 1886	Queen Anne	C
105	31 Church St.	97/8936	Boone Building	ca. 1902	Colonial Revival	C
104	35 Church St.	97/8546	Winchester Saving Bank (now Bay Bay Bank, Middlesex)	ca. 1913	Colonial Revival	C
-	39 Church St.	97/3346	Red Cross Building	ca. 1910	Classical Revival	C
101	41 Church St.	97/5514	Mary Dodge House	ca. 1860	Mansard	C
-	43 Church St.	97/n/a	n/a	ca. 1960	n/a	NC

KEY

C = Contributing
NC = Noncontributing
V = Vacant
n/a = Not Applicable

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WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
100	45 Church St.	97/8488	Dr. J. W. Stearns House	ca. 1904	Shingle	C
142	10 Converse Place	63/10,948	Winchester Laundry	ca. 1912/1974	n/a	NC
-	27 Converse Place	63/5706	unknown	ca. 1915	n/a	C
-	Converse Place	63/4752	F. W. Woolworth Co.	ca. 1930	n/a	C
-	2 Dix St.	97/4830	Ferguson Tenant House	ca. 1904	Vernacular Shingle	C
-	4 Dix St.	97/10,258	Kelley House	ca. 1910	Medieval Revival	C
-	2 Elmwood Avenue	99/9783	Stetson Hall	1921	Neo-Tudor	C
-	18 Elmwood Avenue	99/15,641	Vacant lot	---	---	NC-V
114	30 Elmwood Avenue	99-B/5064	Winn Barn	ca. 1890	n/a	C
115	38-40 Elmwood Avenue	99-A/5000	Mary Winn House	ca. 1906-1916	Queen Anne	C
110	1-5 Elmwood Avenue	99/4112	Old District Five School	1846/1950	Greek Revival, Colonial Revival	C
111	9-11 Elmwood Avenue	99/3600	Winn House	ca. 1880	Italianate	C
113	25-27 Elmwood Avenue	99/4533	Asa Fletcher House	ca 1850	Greek Revival	C
154	458 Main St.	65/125,000	McCall Jr. High School	1932	Georgian Revival	C

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WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
153	478 Main St.	65/68,200	Winchester Unitarian Church	1899	Gothic Revival	C
129	522-546 Main St (2-18 Thompson)	64/22,763	Locatelli Building	1935-1936	Colonial Revival	C
	552-564 Main St.	64/6037	unknown	ca. 1915	n/a	C
126	568-572 Main St.	99/2436	White Building	ca. 1880s	Panel Brick	C
	576 Main St.	99/2076	n/a	ca. 1960	n/a	NC
	584 Main St.	99/4189	n/a	1970	n/a	NC
125	594-596 Main St.	99/4777	Harriman House	ca. 1870	Italianate	C
	600 Main St.	99/	n/a	ca. 1940	n/a	NC
	Main St.	99/20,081	vacant lot	n/a	n/a	NC-V
124	612-626 Main St.	99/6174	Niles Block	ca. 1896	Classical Revival	C
123	632 Main St.	99/11,261	Mystic Valley Garage	1909	Mission Revival	C
128	527-535 Main St.	63/4923	Ripley Block	1910	n/a	C
	539 Main St.	63/5673	F. W. Woolworth Co.	1927; 1932	Commercial Colonial Revival	C
	547 Main St.	63/	Lieberman Block	Structure 1890 Facade 1926	Classical Revival	C

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
127	553-589 Main St.	63/6009	Brown & Stanton Block	ca. 1879	Queen Anne	C
143	2-8 Mt. Vernon St.	62/6652	Lyceum Building	1851/1960	n/a	C
145	10-16 Mt. Vernon St.	62/3698	Richardson Block	1893	Colonial Revival	C
147	26 Mt. Vernon St.	62/5406	Winchester Savings Bank	1892	Romanesque Revival	C (NR 1979)
148	36 Mt. Vernon St.	62/25,600	Police & Fire Station	1914	Colonial Revival	C
144	5-13 Mt. Vernon St.	63/5015	White Block	1890	Queen Anne	C
146	15-19 Mt. Vernon St.	63/3530	Ames Block	1907/1960	n/a	NC
150	71 Mt. Vernon St.	63/42,652	Winchester Town Hall	1887	Romanesque Revival	C (NR 1983)
	10-12 Park St.	99/5852	Garage	ca. 1920	n/a	C
122	18-22 Park St.	99/4012	Hawes Storage Company	ca. 1911	n/a	C
-	7-11 Park St.	99/2256	Embassy Laundry	ca. 1930	n/a	NC
-	7-11 Thompson St.	64-1/4362	-	ca. 1930	n/a	C
-	15-21 Thompson St.	64-2/4087	n/a	ca. 1930/1960	n/a	NC

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
132	23-25 Thompson St.	64-3/4355	Houston House	1883	Italianate	C
131	33-35 Thompson St.	63-4/3234	Ingalls House	1846	Greek Revival	C
130	39-41 Thompson St.	63-5/3981	Second Houston House	ca. 1883	Italianate	C
121	24-26 Vine St.	99/14,300	Clark House	ca. 1890	Queen Anne	C
120	30 Vine St.	99/	Coffin House	ca. 1895	Queen Anne	C
-	34 Vine St.	99/23,476	n/a	ca. 1970	n/a	NC
119	42 Vine St.	99/190,975	Blood House	1895	Queen Anne	C
-	44 Vine St.	99/7380	Underhill House	ca. 1870	Italianate	C
-	50-52 Vine St.	99-2 & 3/12,293	-	ca. 1910	Arts & Crafts	C
-	29 Vine St.	99/10,346	n/a	ca. 1970	n/a	NC
-	41 Vine St.	99-4/4007	Sullivan House	ca. 1900	Shingle Style	C
118	45-49 Vine St.	99/7093	Hersey Apartment House	1902	Shingle Style	C
-	90 Mt. Vernon St.	33/	Baptist Church	1928-1929	English Gothic Revival	C
151	80 Washington St.	63/37,725	Winchester Public Library	1931	Gothic Rev.	C
310	161 Mystic Valley Pkwy	63/12,2395	Lincoln School	1903-1904	Beaux Arts	C
-	cor. Mystic Valley Pkwy.	63/12,2395	World War I Memorial	1926	n/a	C

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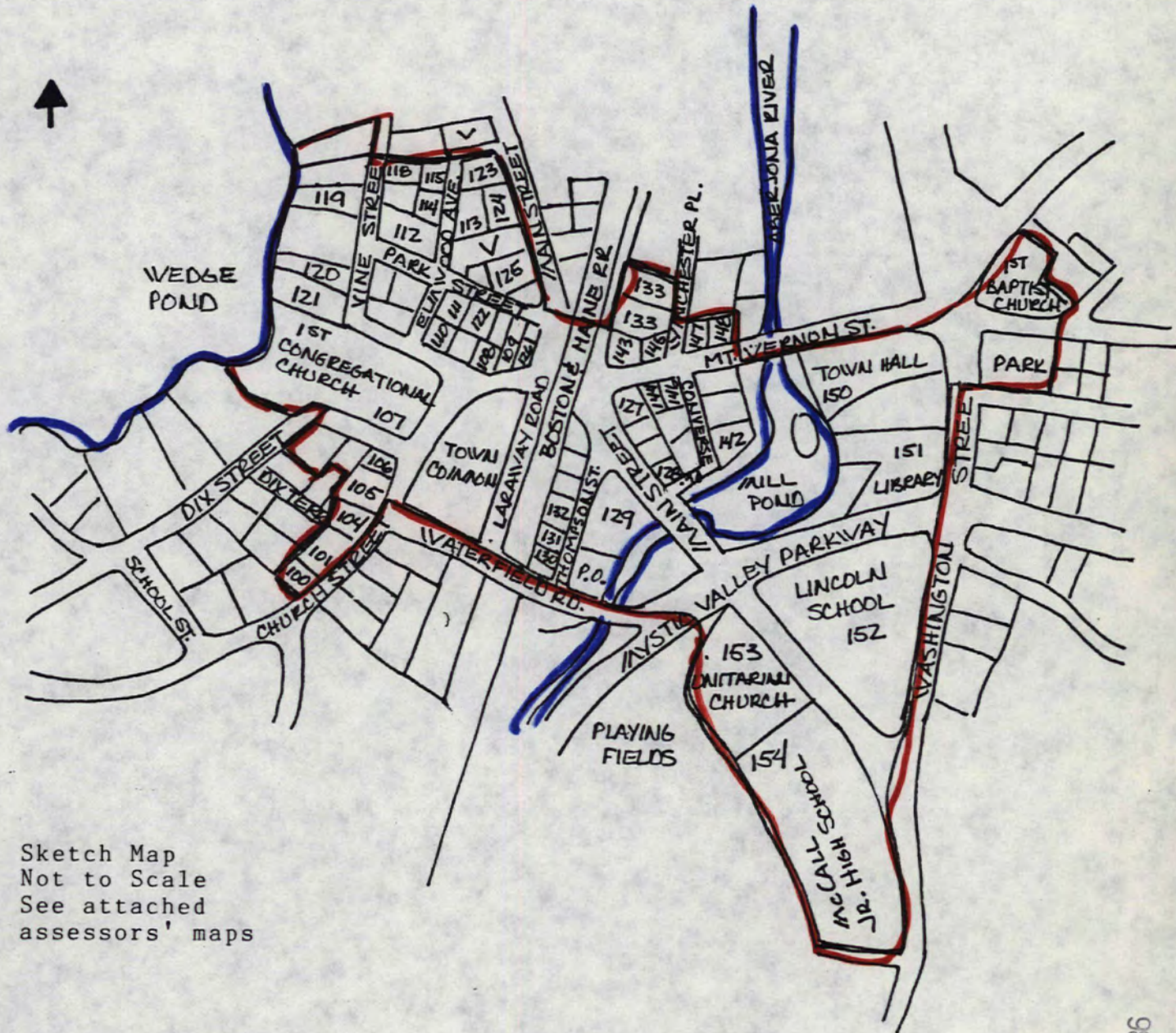
WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
-	Waterfield Rd.	64/12,542	U. S. Post Office	1927-1928	Colonial Revival	C (NR pending 1986)
-	32-38 Waterfield Rd.	64-6/2651	n/a	ca. 1960	n/a	NC
-	8 Winchester Place	62/10,959	Kelley & Hawes Storage Company	1916	n/a	C
133	10 Winchester Place (19-23 Shore Rd.)	62/9025	Kelley & Hawes Stable	ca. 1896	n/a	C
901		n/a	Converse Bridge	1915	n/a	C
903		n/a	Waterfield Bridge	1914	Colonial Revival	C
-			MBTA Overpass		n/a	NC
-		n/a	Mt. Vernon St. Bridge			
-	-	97/1.3 acre	Town Common	n/a	n/a	C
-	Washington St.	31/28,413	Wadleigh Park	n/a	n/a	C
902	Converse Place	63/9759	Yard Abutting Mill Pond Park	n/a	n/a	C
902	Mt. Vernon St.	63/5195	Yard Abutting Mill Pond Park	n/a	n/a	C

WINCHESTER CENTER HISTORIC DISTRICT, WINCHESTER, MASS.
DISTRICT DATA SHEET

<u>MHC #</u>	<u>Street Address</u>	<u>Map/Square Footage of Lot</u>	<u>Historic Name</u>	<u>Date of Construction</u>	<u>Style</u>	<u>Status</u>
902	Mystic Valley	63/12,000	Mill Pond Park	n/a	n/a	C
902	Mystic Valley Pkwy	64/26,440	Mill Pond Park	n/a	n/a	C
902	Washington St.	63/30,000	Mill Pond Park	n/a	n/a	C
902	Mt. Vernon St.	63/10,2201	Mill Pond Park	n/a	n/a	C

WINCHESTER CENTER HISTORIC DISTRICT
Winchester, Mass.



Sketch Map
Not to Scale
See attached
assessors' maps

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**



Continuation sheet

Item number

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SUPPLEMENTARY LISTING RECORD

Reference Number: 86002943

Date Listed: 11/21/86

Winchester Center Historic District

Middlesex

MA

Property Name

County

State

This property is listed in the National Register of Historic Places in accordance with the attached nomination documentation subject to the following exceptions, exclusions, or amendments, if any, notwithstanding the National Park Service certification included in the nomination documentation.

for Patrick W. Andrus

Signature of the Keeper

1/7/88

Date of Action

=====
Amended Items in Nomination:

As requested by the Mid-Atlantic Regional Office on 12/14/87 in accordance with National Register Bulletin #19, the district documentation has been reviewed for an inconsistency regarding the Lyceum Block, located at 2-8 Mt. Vernon Street, 578 Main Street, and 5 Shore Road. The inventory list in section #7 lists this building as "contributing," however, in section #8 the building is described as "altered beyond recognition." The SHPO and the MARO opinion is that the building has lost integrity because of severe alterations over time.

The nomination file now recognizes the Lyceum Building as a noncontributing building.

DISTRIBUTION: National Register property file
Nominating Authority (without nomination attachment)

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Winchester Center Historic District
Middlesex County
MASSACHUSETTS

Working No. 11/14/86

Fed. Reg. Date: 2/2/87

Date Due: 12/29/86

Entered in the National Register
Action: ACCEPT 11-21-86
 RETURN
 REJECT

Federal Agency: _____

- resubmission
- nomination by person or local government
- owner objection
- appeal

Substantive Review: sample request appeal NR decision

Reviewer's comments:

Recom./Criteria _____
Reviewer _____
Discipline _____
Date _____
_____ see continuation sheet

Nomination returned for: _____ technical corrections cited below
_____ substantive reasons discussed below

1. Name

2. Location

3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible? yes no

7. Description

Condition		Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

Describe the present and original (if known) physical appearance

- summary paragraph
- completeness
- clarity
- alterations/integrity
- dates
- boundary selection

8. Significance

Period _____ Areas of Significance—Check and justify below

Specific dates _____ Builder/Architect _____

Statement of Significance (*in one paragraph*)

- summary paragraph
- completeness
- clarity
- applicable criteria
- justification of areas checked
- relating significance to the resource
- context
- relationship of integrity to significance
- justification of exception
- other

9. Major Bibliographical References

10. Geographical Data

Acreage of nominated property _____

Quadrangle name _____

UTM References _____

Verbal boundary description and justification _____

11. Form Prepared By

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

____ national ____ state ____ local

State Historic Preservation Officer signature _____

title _____ date _____

13. Other

- Maps
- Photographs
- Other

Questions concerning this nomination may be directed to _____

Signed _____ Date _____ Phone: _____



Winchester Center Historic District Photo #1 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File At: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View Of: Winchester Center from the south,
facing north on Main Street with part of Millpond Park
(902) traversed by the Waterfield Bridge (903) in the
foreground; Locatelli Building to the west.

SEP 25 1986



Winchester Center Historic District Photo #2 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File At: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View Of: Winchester Center facing north
from the grounds of the Lincoln School (152) over
Mill Pond Park (902) to the Town Hall (150-left) and
Library (151-right).

SEP 25 1986



Winchester Center Historic District Photo #3 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File at: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View Of: Winchester Center facing north on
Thompson Street with the Locatelli Building (129) on
the east and the Brown & Stanton Block (127) straight
ahead.

SEP 25 1986



Winchester Center Historic District Photo #4 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File at: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View of: Winchester Center facing south on
Main Street from intersection of Mt. Vernon Street with
the Brown & Stanton (127) Lieberman and F. W. Woolworth
Blocks to the east and the Locatelli Building (129)
to the west.

SEP 25 1986



Winchester Center Historic District Photo #5 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File At: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View of: Winchester Center facing north on
Church Street toward the Lane Building (108), the
Winchester Cooperative Bank, the Old District Five School
(110) and Stetson Hall.

SEP 25 1986



Winchester Center Historic District Photo #6 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File at: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View of: Winchester Center facing west
toward the First Congregational Church (107) from the
elevated railroad tracks.

SEP 25 1986



Winchester Center Historic District Photo #7 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File at: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View Of: Winchester Center facing south on
Church Street showing (right to left) the Boone Building
(105) the Winchester Savings Bank (104) and the Red
Cross Building. (Building on opposite side of street
is not in district)

SEP 25 1986



Winchester Center Historic District Photo #8 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File At: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View Of: Winchester Center facing north on
Mt. Vernon Street showing (right to left) the Fire &
Police (rear lateral ell) Station (148) and the
Winchester Savings Bank (147-NR)

SEP 25 1986



Winchester Center Historic District Photo #9 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File at: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View of: Winchester Center facing south on
Vine Street showing the Hersey Apartment House (118)

SEP 25 1986



Winchester Center Historic District Photo #10 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File at: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View of: Winchester Center east on Mystic
Valley Parkway showing the north facade of the Lincoln
School (152)

SEP 25 1986



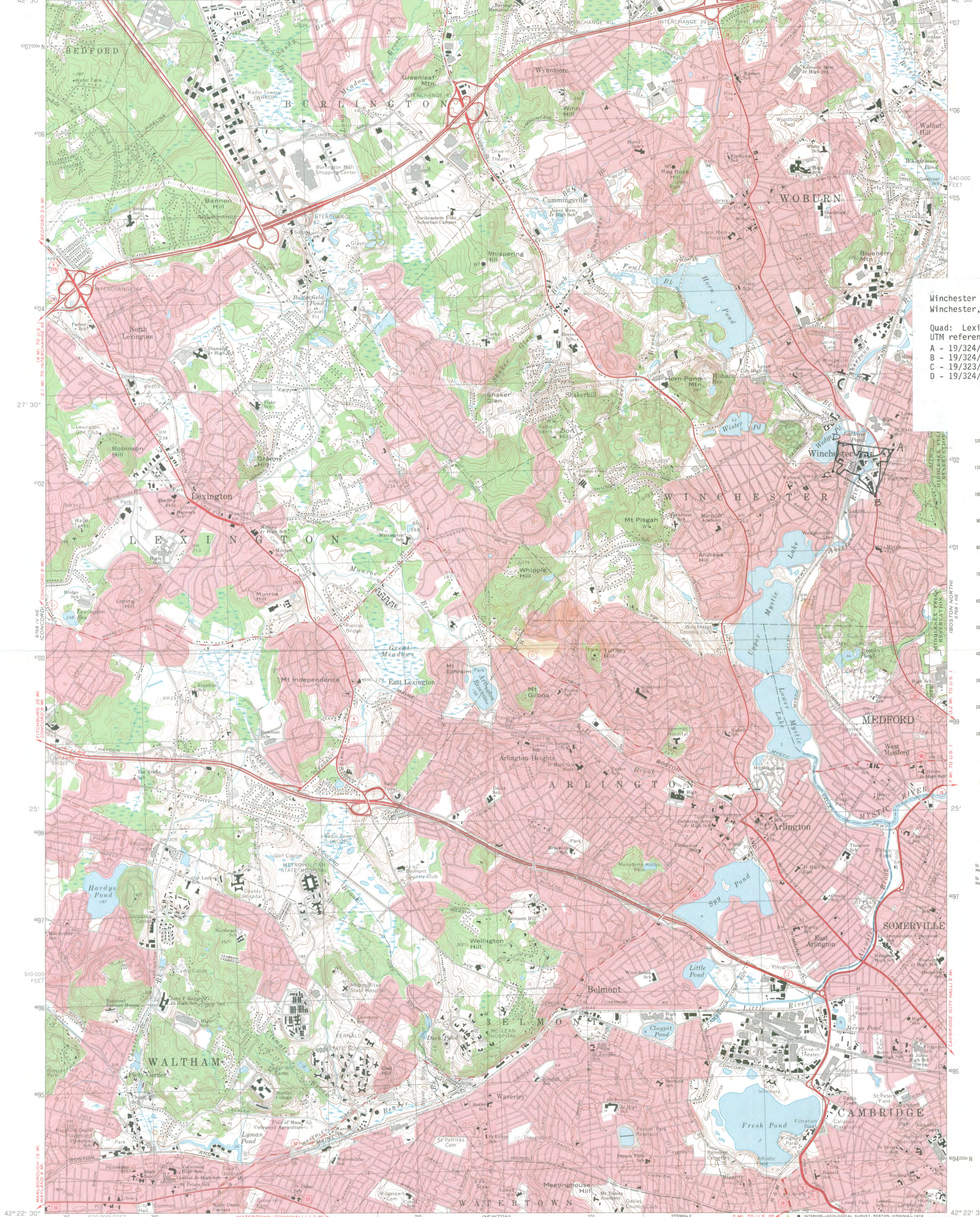
Winchester Center Historic District Photo #11 of 11
Winchester, Massachusetts

Photograph Courtesy of Winchester Historical Commission
March, 1984

Negative on File at: Winchester Historical Commission
15 High Street
Winchester, Massachusetts

View of: Winchester Center facing northeast
from elevated railroad tracks at Waterfield Street show-
ing the U.S. Post Office with the Locatelli Building
to the left rear and the tower of Town Hall (150) beyond
(modern tower is excluded from district).

SEP 25 1986



Winchester Center Historic District
 Winchester, MA
 Quad: Lexington, Mass.
 UTM references:
 A - 19/324/624/4702/130
 B - 19/324/430/4701/600
 C - 19/323/950/4701/900
 D - 19/324/010/4702/230



Feet Meters
 1 3048
 2 6096
 3 9144
 4 12192
 5 15240
 6 18288
 7 21336
 8 24384
 9 27432
 10 30480

To convert feet to meters multiply by 0.3048
 To convert meters to feet multiply by 3.2808

Mapped, edited, and published by the Geological Survey
 Control by USGS, USC&GS, and Massachusetts Geodetic Survey
 Planimetry by photogrammetric methods from aerial photographs taken 1939. Topography by planetable surveys 1943. Revised from aerial photographs taken 1969. Field checked 1971.
 Polyconic projection. 1927 North American datum. 10,000-foot grid based on Massachusetts coordinate system, mainland zone.
 1000-meter Universal Transverse Mercator grid, zone 19.
 Red tint indicates areas in which only landmark buildings are shown.

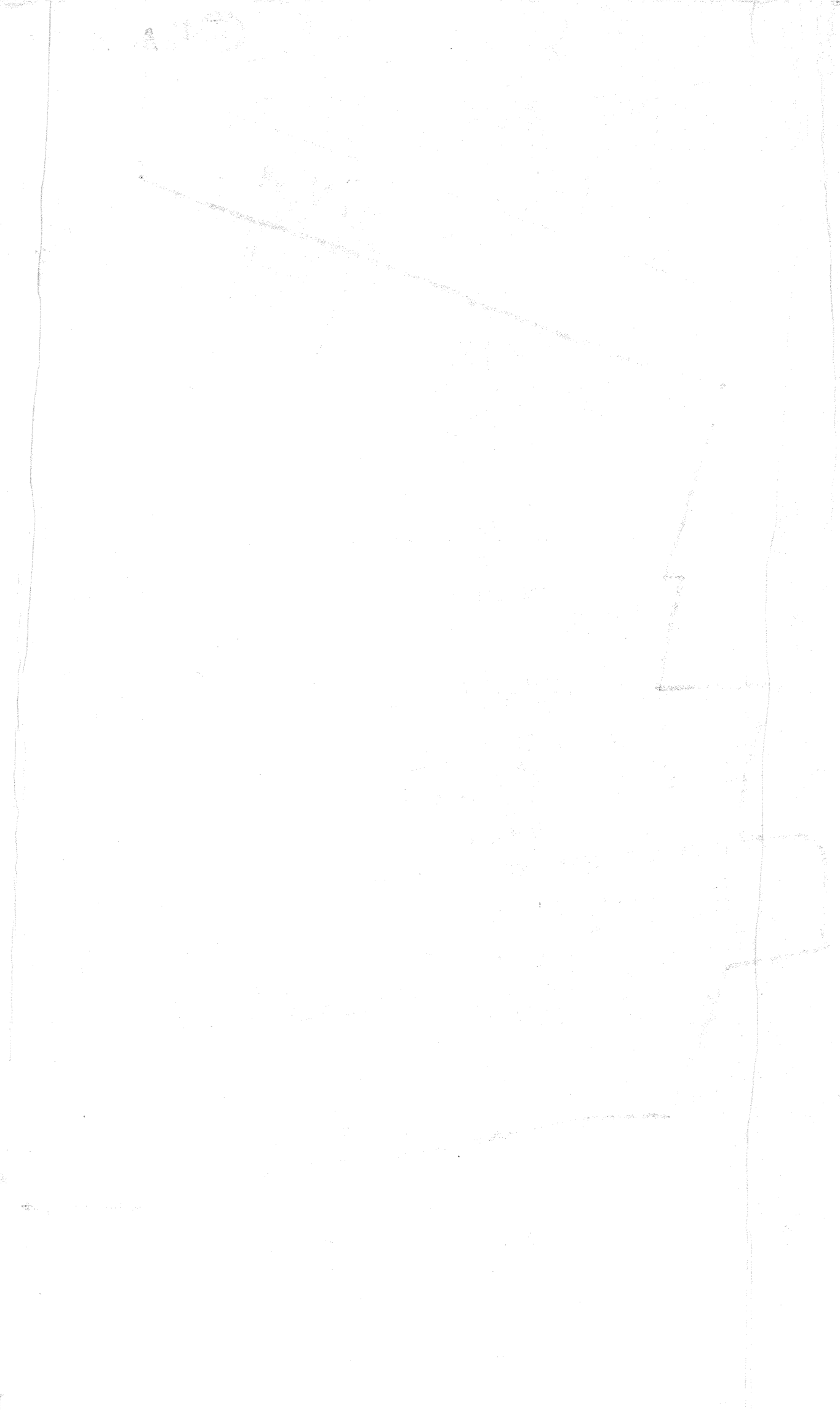
SCALE 1:25 000
 1000 0 1000 2000 3000 4000 5000 6000 7000 FEET
 1 0 1 2 3 4 5 6 7 8 9 10 KILOMETER
 CONTOUR INTERVAL 10 FEET
 NATIONAL GEODETIC VERTICAL DATUM OF 1929

ROAD CLASSIFICATION
 Primary highway, hard surface
 Secondary highway, hard surface
 Interstate Route
 U. S. Route
 State Route
 Light duty road, hard or improved surface
 Unimproved road

LEXINGTON, MASS.
 N4222.5—W7107.5/7.5
 1971
 AMS 6768 I NW—SERIES V814

SEP 25 1966

110



RECEIVED

MAR 11 1985

MASS. HIST. COMM.

National Register Nomination
Winchester Center Historic District
Winchester, Massachusetts

Winchester Assessors' Maps

Scale:

2

Town of Winchester

100

61

MAIN

MBTA

SHORE ROAD

WINCHESTER PLACE

ABERJONA RIVER

MT. VERNON STREET

CHURCH STREET

STREET

CONVERSE PL.

63

1981

62

MAP 2

1

133

148

143

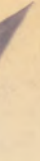
145

147

36

WINCHESTER CTR. HD
WINCHESTER, MASS.
BOARD OF ASSESSOR'S MAPS
80' = 1"
1981

to 3



parking lot

parking lot

END OF PUBLIC WAY

19-23 James A. Cullen

POLICE & FIRE BLDG.

PARK DEPT.

Win Realty Trust

Mount Vernon Realty Trust

E. Estabrook Trustee

Charles F. Lawrence

Quigley Jr.

Lot J 2335sf

6330sf

Abt. 13,660sf

55

53

1928

39

93

3958sf

8212sf

10,635sf

Abt. 9025sf

Abt. 10,959sf

10

8

26

5406sf

26

44-48

5267sf

4700±sf

2

4

6

8

10

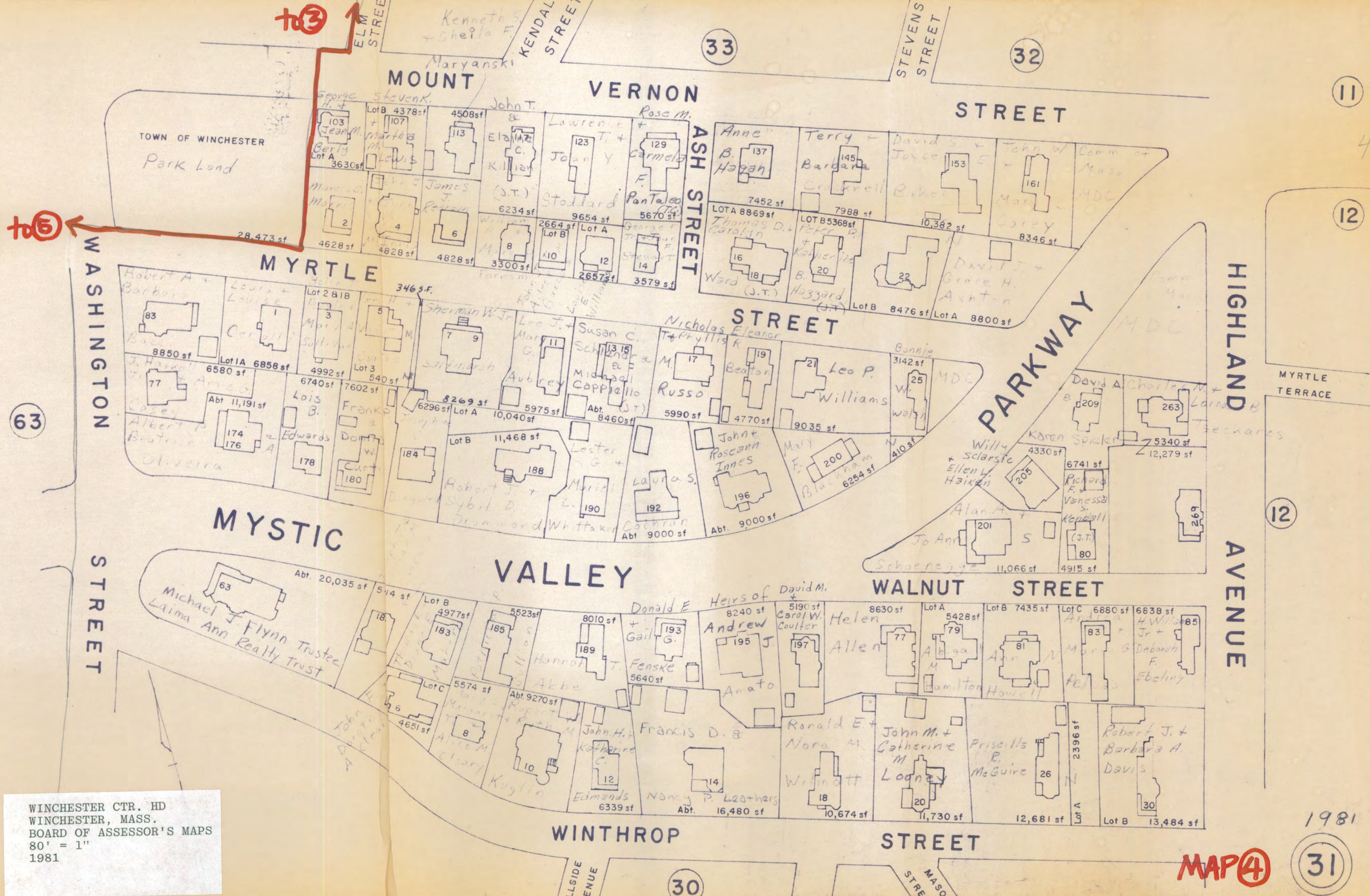
16

WINCHESTER CTR. HD
WINCHESTER, MASS.
BOARD OF ASSESSOR'S MAPS
80' = 1"
1981



MAP 3

33



WINCHESTER CTR. HD
 WINCHESTER, MASS.
 BOARD OF ASSESSOR'S MAPS
 80' = 1"
 1981

MAP 4

31

1981

SKILLINGS ROAD

to 4

61

STREET



Town OF WINCHESTER
30,000 S.F.



Comm. of Mass.
Abt. 12,000 S.F.

WASHINGTON

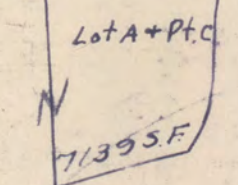
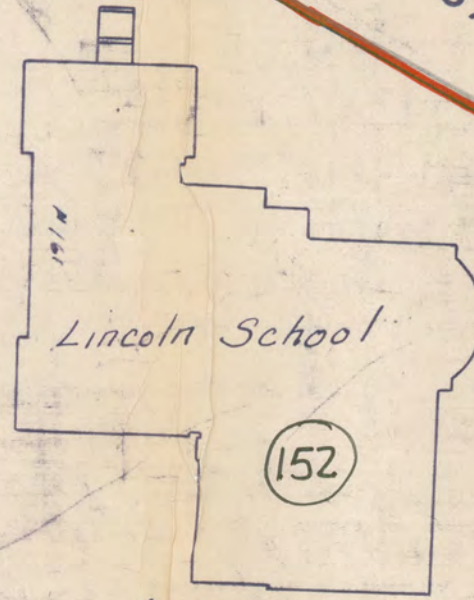
31

WINTHROP ST.

STREET

30

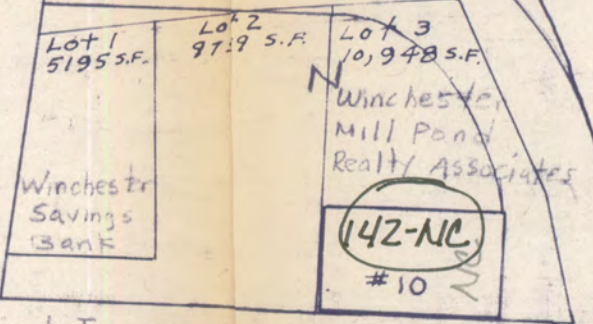
FRANCIS CIR.



MT. PLEASANT STREET

62

VERNON STREET



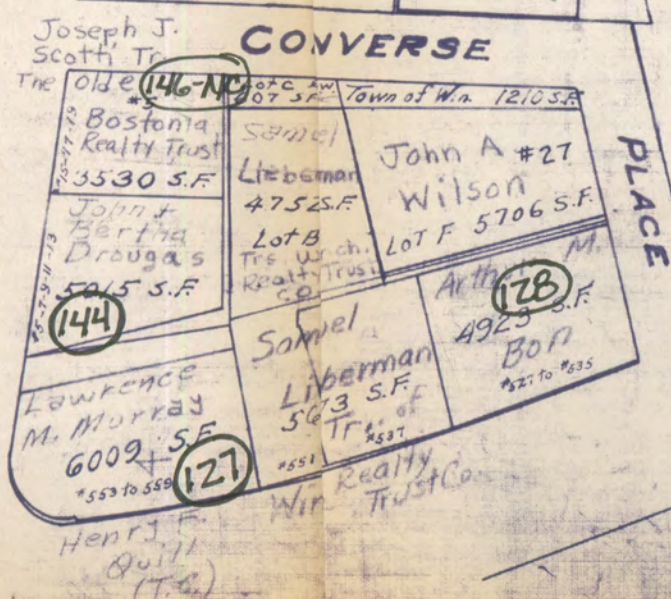
102,201 S.F.
or 2.34 ACRES

902

142-NC #10

WINCHESTER PL.

MT.



MAIN 901

PARKWAY
VALLEY
MYSTIC

STREET

65

to 6

WINCHESTER CTR. HD
WINCHESTER, MASS.
BOARD OF ASSESSOR'S MAPS
80' = 1"
1981

1981
MAP 5
63

66.

Town of Winchester
12.5 Acres

WARWICK TER

FAIRVIEW TER.

452
McCall Junior High School

154

68,200 S.F.
Winchester
Unitarian Society

153

478

MYSTIC VALLEY PARKWAY

WATERFIELD ROAD

to 7

64.

MAIN

STREET

MT. PLEASANT STREET

WASHINGTON STREET

to 5

63.

1981

MAP 6

65

WINCHESTER CTR. HD
WINCHESTER, MASS.
BOARD OF ASSESSOR'S MAPS
80' = 1"
1981

WINCHESTER CTR. HD
WINCHESTER, MASS.
BOARD OF ASSESSOR'S MAPS
80' = 1"
1981

1981
MAP 64



WINCHESTER CTR. HD
WINCHESTER, MASS.
BOARD OF ASSESSOR'S MAPS
80' = 1"
1981

tees of the Methodist Episcopal

MAP 8

1981

95

96

98

64

93

97

PINE ST

DIX

GLENGARRY

STREET

SCHOOL STREET

CHURCH

RANGELEY ROAD

DIX TERR.

STREET

WATERFIELD ROAD

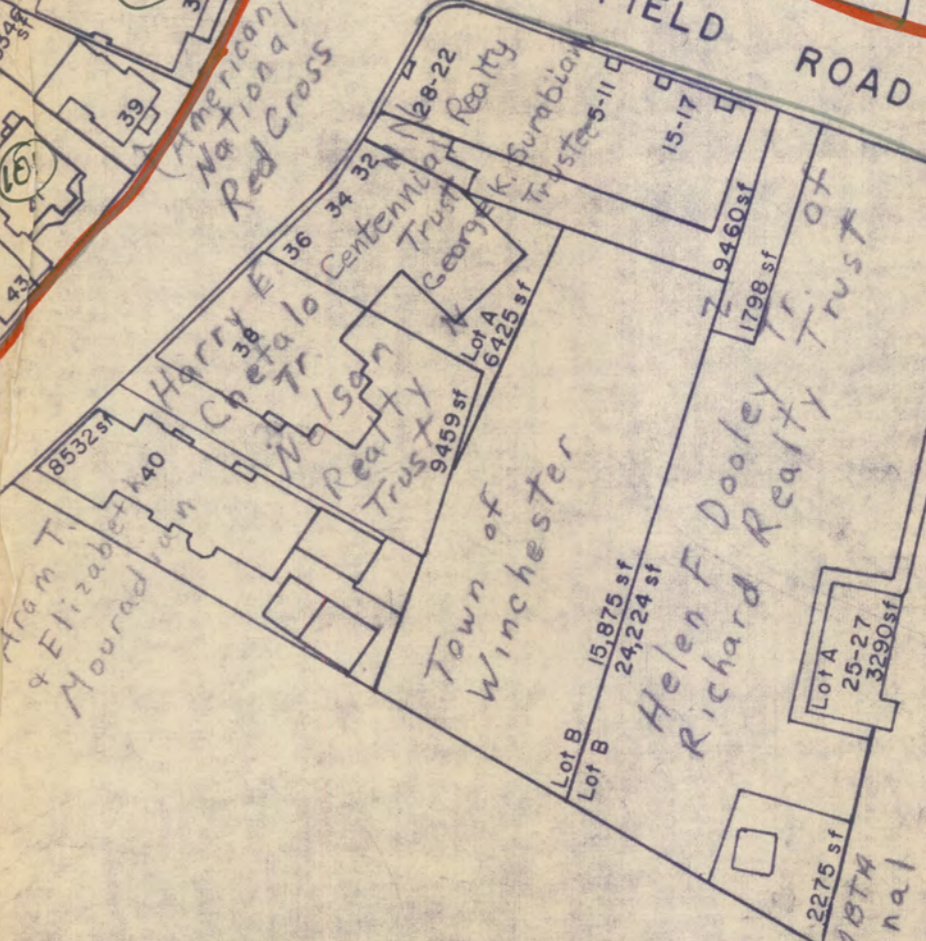
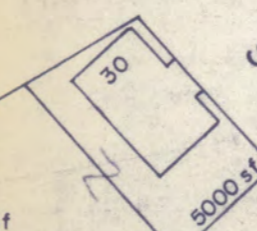
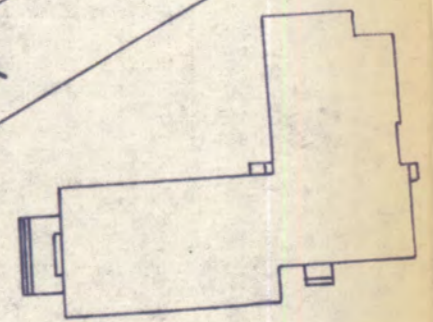
MBTA

WATERFIELD ROAD

LARAWAY ROAD

The Common

1.3 Acres



Catherine A. + Mary A. Murray (Jr.)
Robert + Louise G. Painter
Seymour W. + Rendell W. Russell
Barone

Robert + Arthur E. Rond Trustee
M. Namira
Mabelle
F. Trust
K. Trust
M. Trust
Leon + Anne Merjanian
Harry E. Chetalo
Wilson Realty Trust
Centennial Trust
George K. Surabian Trust
Helen F. Dooley Trust
Richard Realty Trust

Robert + Wilma Blanchard
J. Trust
Winchester Committee for a Better Chance
James
Schwab
William H. + Lois
Trust Co

Lot A 2275 sf
Lot B 15,875 sf
24,224 sf
Lot A 25-27 3290 sf

Lot A 1798 sf
Lot B 7,9460 sf

Lot 1 13,234 sf
Lot 2 12,664 sf
Lot 3 14,779 sf

Lot 4 13,713 sf
Pt Lot 2 12,664 sf

Lot 10 10,258 sf
Lot 2 4368 sf

Lot 100 6000 sf
Lot 101 18,546 sf
Lot 102 18,546 sf
Lot 103 18,546 sf
Lot 104 18,546 sf
Lot 105 18,546 sf
Lot 106 18,546 sf
Lot 107 18,546 sf
Lot 108 18,546 sf
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Lot 194 18,546 sf
Lot 195 18,546 sf
Lot 196 18,546 sf
Lot 197 18,546 sf
Lot 198 18,546 sf
Lot 199 18,546 sf
Lot 200 18,546 sf



P 093 546 381

The Commonwealth of Massachusetts

Office of the Secretary of State
Michael Joseph Connolly, Secretary

Massachusetts Historical Commission

Valerie A. Talmage

Executive Director

State Historic Preservation Officer

September 12, 1986

Carol Shull
National Register of Historic Places
Department of the Interior
National Park Service
P.O. Box 37127
Washington, DC 20013-7127

Dear Ms. Shull,

Enclosed you will find the following nomination forms:

Haverhill, THE PEABODY SCHOOL, 170 Salem Street
(control # 0786-85-MA-85-0807)
Haverhill, SCHOOL STREET SCHOOL, 40 School Street
(control # 10236MA)
Plymouth, PLYMOUTH POST OFFICE BUILDING, 5 Main Street
(no control number available)
Winchester, WINCHESTER CENTER HISTORIC DISTRICT, roughly bounded by
Mt. Vernon Street, Washington Street, Waterfield Road, Church Street,
and Main Street.

All have been voted eligible by the State Review Board and have been signed by the State Historic Preservation Officer. Owners were notified of pending State Review Board consideration 30-75 days before the meeting and were afforded the opportunity to comment. Comments received to date are attached to the nomination forms.

Sincerely,

A handwritten signature in cursive script that reads "Sarah J. Zimmerman".

Sarah J. Zimmerman
Director of Preservation Planning
Massachusetts Historical Commission

SEP 25 1986



093546489

The Commonwealth of Massachusetts

Office of the Secretary of State
Michael Joseph Connolly, Secretary

Massachusetts Historical Commission
Valerie A. Talmage
Executive Director
State Historic Preservation Officer

31 October 1986

Beth Savage
National Register of Historic Places
National Park Service
P.O. Box 37127
Washington, D.C. 20013-7127

Dear Beth:

Enclosed are copies of the correspondence that has passed between the MHC and the Postal Service regarding the Winchester Center Post Office. If this does not sufficiently cover your concerns about the notification of the Postal Service of the MHC's intentions to nominate the Post Office to the Register, I will notify the Postal Service directly and include a copy of the nomination.

Let me know if this will do. I've also enclosed the returned Winchester Center Historic District.

Sincerely,

A handwritten signature in cursive script that reads "Sally".

Sarah J. Zimmerman
Director, Preservation Planning

/sjz

NOV 5 1986



**MASSACHUSETTS
HISTORICAL
COMMISSION**

**COMMONWEALTH OF MASSACHUSETTS
Office of the Secretary of State**

294 Washington Street
Boston, Massachusetts
02108
617-727-8470

MICHAEL JOSEPH CONNOLLY
Secretary of State

August 17, 1983

Gregory Gilleland
Field Real Estate & Building Office
P.O. Box 324
Lexington, MA 02173

Thank you for the opportunity to review the most recent set of U.S. Postal Service Inventory forms submitted on July 29, 1983. In most cases MHC staff agree with the evaluation/recommendations of your consultant, although in some cases we have noted that individually undistinguished buildings may contribute to potential National Register districts.

Our specific recommendations are as follows:

- ✓ 1. MHC staff considers individually eligible: Lynn, Wakefield, Weymouth, Winchester, Woburn.
2. MHC staff considers individually ineligible: Canton, Concord, Mansfield, Saugus, Wollaston.
3. The remainder - Ashland, East Walpole, Foxboro, Natick, Norwood, Walpole, and Whitman - may be eligible as components of potential historic districts.

The original forms are attached. If you have any questions, please let me know.

Sincerely,

Candace Jenkins
(VF)

Candace Jenkins
Preservation Planner Director
Massachusetts Historical Commission

CJ/hi
Enclosure

Rec. 11/6/86



FIELD REAL ESTATE AND BUILDINGS OFFICE
P.O. Box 324
Lexington, MA 02173-0324

July 29, 1983

52
please review
by 8/12

RECEIVED

AUG 1 1983

MASS HIST. COMM.

Candace Jenkins, Registration Director
Massachusetts Historical Commission
294 Washington Street
Boston, Massachusetts 02108

Dear Ms. Jenkins:


Please find enclosed two sets (one original and one copy) of the Historical Investigative Survey Reports (PS Form 4902) of the following seventeen (17) Group 2 postal facilities:

Ashland	Mansfield	Weymouth
Canton	Natick	Whitman
Concord	Norwood	Winchester
East Walpole	Saugus	Woburn -
Foxboro	Wakefield -	Wollaston
Lynn - MPO	Walpole	

We trust this transmittal will permit a thorough review and judgment of the Group 2 reports prior to the scheduled August 16, 1983 - 10:00 a.m. meeting at your office. Please return the original set of reports when you forward your formal comments to me.

Your continued interest in assisting us with these surveys is greatly appreciated. Feel free to call upon me or Mr. Chleapas should there be any questions.

Sincerely,


Gregory Gilleland
General Manager

Enclosures (2)

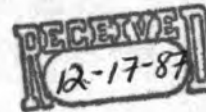
JPC/hds



United States Department of the Interior

NATIONAL PARK SERVICE

MID-ATLANTIC REGION
143 SOUTH THIRD STREET
PHILADELPHIA, PA. 19106



IN REPLY REFER TO:

F 78(MAR-CRS)

DEC 14 1987

Memorandum

To: Keeper, National Register of Historic Places, WASO

From: Chief, Preservation Services Division, MARO

Subject: Request for National Register Review of Tax Certification
Application: Lyceum Block, 2-8 Mt. Vernon Street, 578 Main Street,
and 5 Shore Road, Winchester, MA (11039MA)

An Historic Preservation Certification Application--Part I for the Lyceum Block in the Winchester Center Historic District, Winchester, MA, was recently submitted to this office through the MA SHPO. While the owner requests certification of the building, the SHPO feels the property lacks sufficient integrity to be a contributing structure to the historic district. Unfortunately, the National Register documentation contains a contradictory evaluation of this property: Section 8 describes the Lyceum Block as "altered beyond recognition;" yet it is listed as a contributing structure in the District Data Sheet.

The photographic documentation accompanying the certification request clearly shows the building to be "altered beyond recognition." As originally constructed around 1851, it was a 3 1/2-story Gothic Revival structure. Later, in the early 1900s, it was rebuilt in the Shingle Style, with a 2-story, 4-bay commercial addition facing Shore Road. After a 1950s fire, the upper 1 1/2-stories of the main structure were removed and stucco applied on the front facades of both the original building and the addition. The storefronts of the main structure also were renovated, although those on the addition remained virtually intact. No historic fabric survives in any interior spaces.

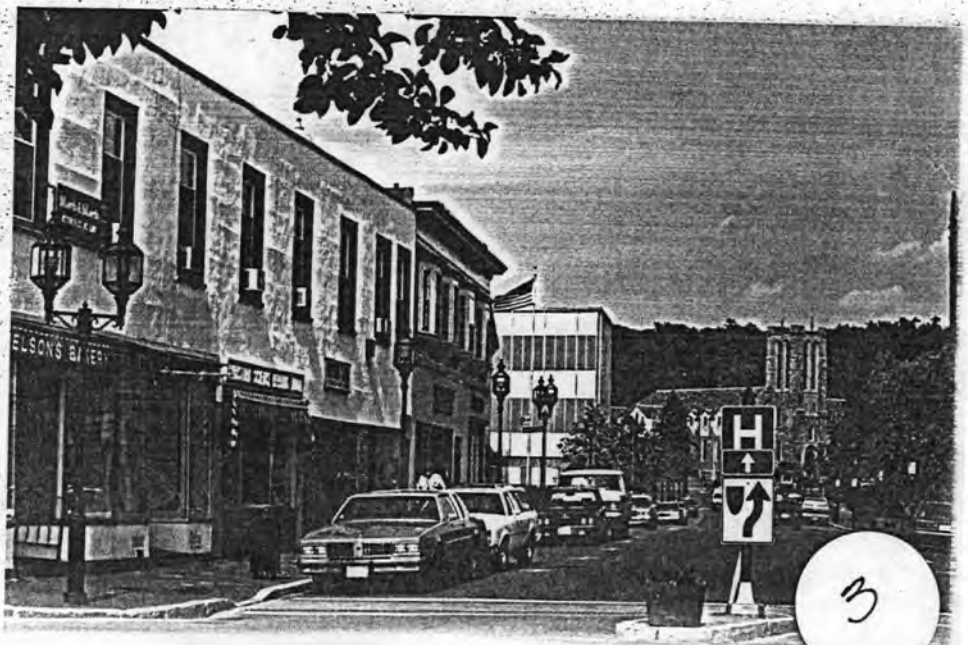
We believe this building has lost its integrity and therefore does not contribute to the significance of the Winchester Center Historic District. Since the SHPO has no plans at the present time to revise the NR documentation, our office requests a Supplementary Listing Record (Attachment B) be issued, revising the NR nomination and listing this building as a "non-contributing" structure. We will then be able to deny the owner's application for certification of significance, as recommended by the SHPO.

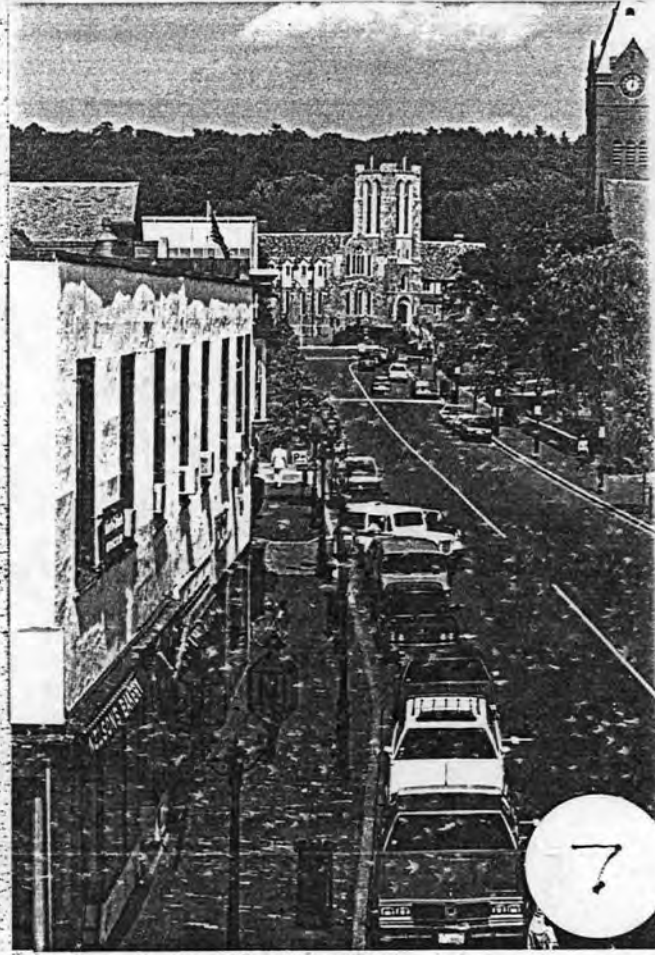
Enclosed please find copies of the Part I application, State Review Sheet, and all photographic documentation. Should you require any additional information, please contact Kathleen Catalano of our office at 597-1160. Thank you.

for Martha Raymond
Cynthia MacLeod

Enclosure

cc:
MA SHPO





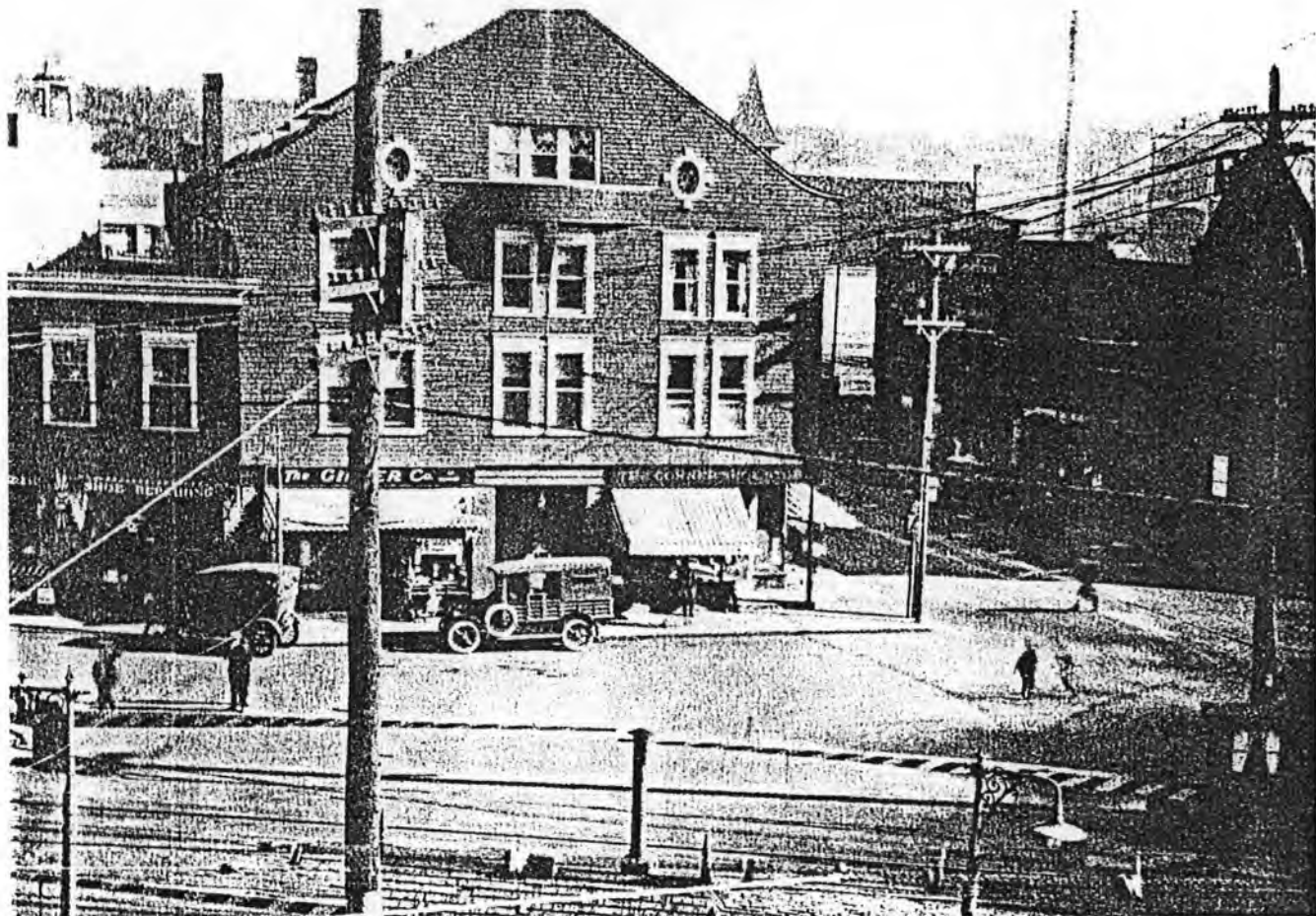


Alan Schoenegge AIA

Architecture & Planning

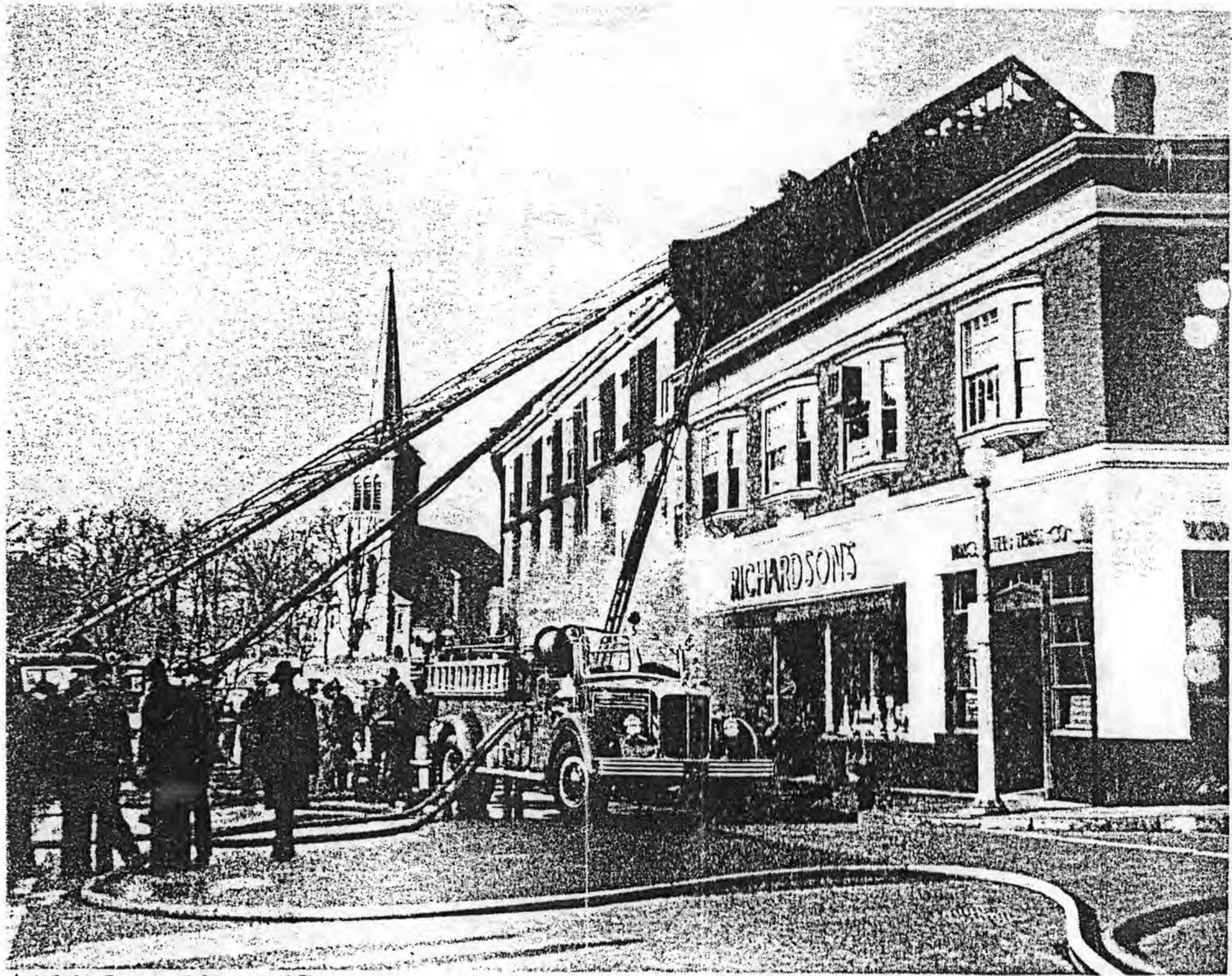
One Mount Vernon Street
Winchester
Massachusetts 01890
617 729-3906

1. Corner of Mt. Vernon Street and Shore Road looking N.E.
2. View looking West up Mt. Vernon Street, Lyceum Block on Right
3. View looking East down Mt. Vernon Street, Lyceum Block on Left
4. View looking South toward Main Street, Lyceum Building at immediate Left along Shore Street
5. View of "Pisces Pantry" on Shore Road, typical storefront to be replicated
6. View looking N.E. toward Mt. Vernon Street Elevation
7. View looking East down Mt. Vernon Street, Lyceum Block at immediate Left
8. View looking East into Shore Rd. alleyway
9. Shore Rd. alley facade detail showing window trim to be replicated



AN EARLY VIEW of Mt. Vernon St. and the present Shore Road. The Lyceum Building on the corner, a central meeting place for many years, would later be damaged by fire. Its top two stories were then removed, giving it its present appearance.

C. 1910



LYCEUM BLOCK FIRE c. 1950

REVIEW SHEET

Historic Preservation Certification Application—Significance

Property: Lyceum Block, 573 Main Street and 2-8 Mt. Vernon St., Winchester, MA Project No.: 11637 MA
+ 5 Shore Road

Historic District: Winchester Center
7/9/87 date initial application received by State 8/21/87 date(s) additional information requested by State
9/23/87 date complete information received by State _____
10-1-87 date of this transmittal to NPS _____
Inspection of property by State staff? no ___ yes date(s): _____

There is adequate documentation enclosed to evaluate the historic character and integrity of this property.
 There is insufficient documentation to evaluate the property adequately. The application is missing the following items:

Reasonable efforts have been made to obtain this information. Copies of the information requests are enclosed.

NUMBER 1 This property involves:
 Extensive loss of historic fabric
 Substantial alterations over time
 Preliminary determination of listing
 for district
 for individual property
 Significance less than 50 years old
 Obscured or covered elevation(s)
 Moved property
 State recommendation inconsistent with NR documentation
 Recommendation different from the applicant's request

NUMBER 2 Complete item(s) below as appropriate.
(1) The documentation on file with the National Register cites the period(s) of significance of this historic district as 1835-1935
(2) The property ___ contributes does not contribute to the historic significance of this registered historic district in:
___ location design ___ setting materials workmanship feeling ___ association
 Property is mentioned in the NR or State or local district documentation in Section 8, page 2.
NR nomination enclosed and Data Sheet #143
(3) For properties less than 50 years old:
___ the historical merits of the district (the periods and areas of significance) are documented in the National Register form or district documentation on file as less than 50 years old, justifying the certification of this property's contribution.
___ the exceptional historical or architectural significance of this property as described in the National Register form or district documentation on file justifies its certification as contributing.
___ there is insufficient justification to consider this property as contributing to the district for its individual exceptional architectural or historical significance or the significance of the district does not extend to the last 50 years.
(4) For preliminary determinations:
A. The status of the nomination for the property/historic district:
___ Nomination has already been submitted to State review board, and nomination will be forwarded to the NPS within ___ months. (Draft nomination is enclosed.)
___ Nomination was submitted to the NPS on _____.
___ Nomination will be submitted to the State review board within twelve months.
___ Nomination process likely will be completed within thirty months.
___ Other, explain:
B. Evaluation of the property:
___ Property is individually eligible and meets National Register Criteria for Evaluation
___ Property is located within a potential registered district that meets National Register Criteria for Evaluation: ___ A ___ B ___ C ___ D
Criteria Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G

(5) The property is located in a registered district, is outside the period(s) or area(s) of significance as documented in the NR form and:
___ appears to contribute to the expanded significance of the district. Enclosed is the revised nomination documentation.
___ does not appear to contribute to the period(s) or area(s) of significance of the district.

Describe and evaluate the physical characteristics of the property, its integrity, and its significance within the context of the historic district (or individually for preliminary determinations of individual listings).

The present "Lyceum Block," a two-story stuccoed commercial building with a U-shaped plan, is an altered remnant of two historic buildings that were combined after a fire in the 1950s. The original Lyceum Block meeting hall, built in 1851 in the Gothic Revival style, was remodeled in the Shingle Style after a fire in the early 1900s. This Shingle Style version had four stories. Adjacent to it was a small two-bay, two-story Italianate wood-frame commercial building (see photo ca. 1910). A fire in 1950 destroyed the upper two stories of the Shingle Style building; the only intact historic fabric on the facade is the wooden window frames on the second story. The two-bay Italianate building lost its separate identity during the alterations, although a historic wood storefront survives.

The NR documentation is contradictory: Section 8 describes the Lyceum Building as "altered beyond recognition," yet it is listed as a contributing building in the District Data Sheet. MHC finds that the present building lacks sufficient integrity to be considered contributing.

State Official Recommendation:

- This application for the above-named property has been reviewed by Kim Lovejoy, a professionally qualified architect, architectural historian, or historian on my staff.
- The property is included within the boundaries of a registered historic district, contributes to the significance of the district, and is a "certified historic structure" for the purpose of rehabilitation.
- The property is included within the boundaries of a registered historic district, contributes to the significance of the district, and is a "certified historic structure" for a charitable contribution for conservation purposes in accordance with the Tax Treatment Extension Act of 1980.
- The property does not contribute to the significance of the above-named district.
- The property appears to meet the National Register Criteria for Evaluation and will likely be nominated.
- The property does not appear to meet the National Register Criteria for Evaluation and will not be nominated.
- The property appears to contribute to the significance of a:
- potential historic district which appears to meet the National Register Criteria for Evaluation and will likely be nominated.
- registered historic district but is outside the period(s) or areas of significance as documented in the National Register nomination or district documentation on file with the NPS. Revised nomination or district documentation is enclosed.
- The property should be denied a preliminary determination that it could qualify as a certified historic structure.
- Insufficient documentation has been provided to evaluate the structure.

Detailed NPS review recommended Precedent-setting case Forwarded without recommendation

Oct. 1, 1987
Date

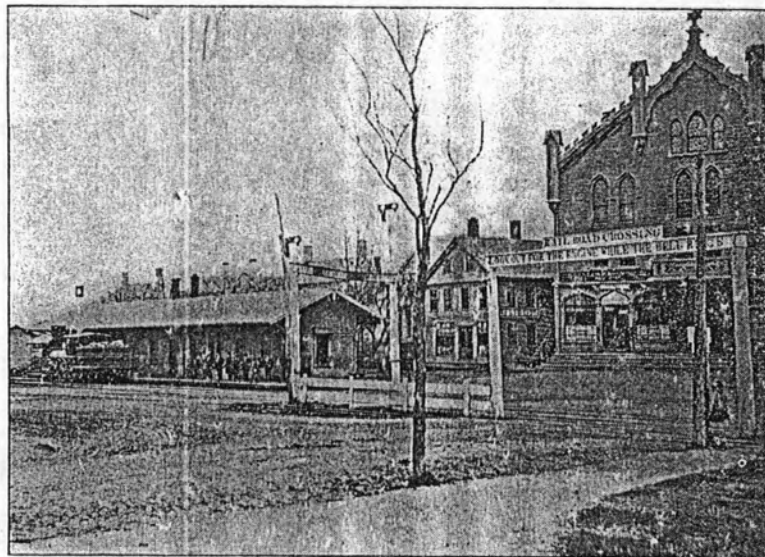
Valerie A. Talmage
State Official Signature
SNPO

See attachments:

IPS Comments:

Agree with state (see attached summary) - bldg. has lost its integrity. However, since it is listed as a "contributing" structure in NR documentation, MARCO needs to request Supplementary Listing Record.

20 Nov 87 of Catalano
Date NPS Reviewer



WINCHESTER HISTORICAL SOCIETY Winchester Centre, 1851

..... Treas.

From Aunt Sarah

Alan Schoenegge AIA

Architecture & Planning

One Mount Vernon Street
Winchester
Massachusetts 01890
617 729-3906

November 6, 1987

U.S. Department of the Interior
National Park Service
600 Arch Street Room 9414
Philadelphia, Pennsylvania 19106
att: Kathleen Catalano

Dear Ms. Catalano:

This is in response to your October 14 letter to Lawrence Murray and Henry Quill, owners of the Lyceum Block in Winchester, Ma. Answers to the questions are in the order presented in your letter.

1. See exhibit 13 - Main St. facade. This is the best view possible due to the proximity of the railroad overpass.
2. I believe you may have misinterpreted the photo regarding the number of windows. The two windows to which you refer are on the side elevation of a small building which was taken down between 1889 and 1898. This building was separated from and at an angle to the Lyceum Block. Exhibits 1,2,3.
3. There is no internal connection. See letter from the Winchester Historical Commission regarding the Pisces wing of the Building, as well as exhibits enclosed, which are in order by date.
4. Photos of the rear are difficult due to the proximity of the adjacent brick building. See exhibits 11 & 12.
5. The interior is divided into small shops of no significant character. No original detailing is visible, and apparently the first floor was divided in this way from the beginning.
6. Pisces Pantry - 5 Shore Road. Other addresses for the tenants are 573 Main Street and 2-8 Mt. Vernon Street.

Regarding your last paragraph, please note from the exhibits that the wing containing Pisces was existing as early as 1898 (exhibit 3); thus is earlier than the 1935 date to which you refer.

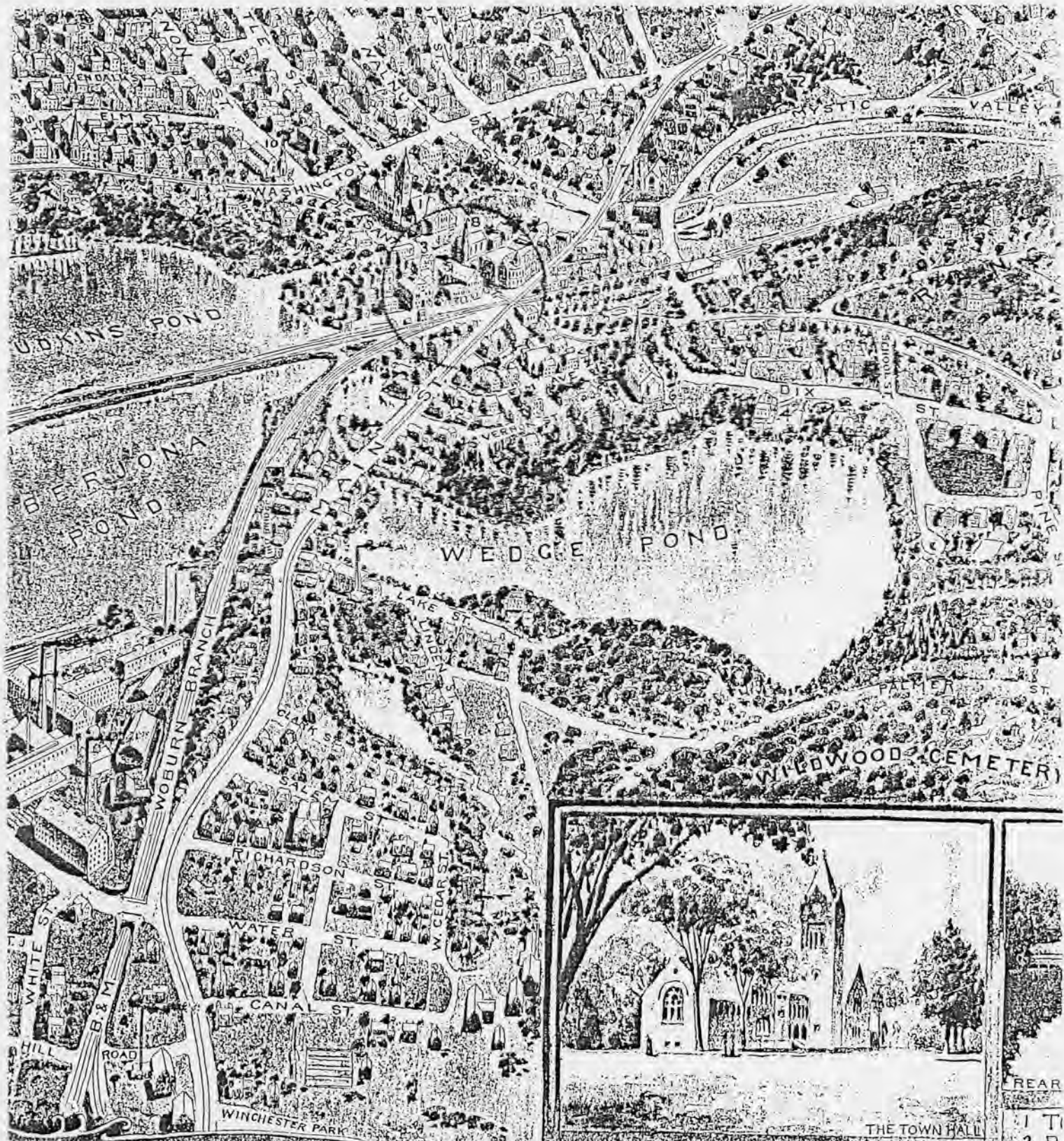
I hope the material enclosed will be helpful in clarifying your determination. If the careful work now in progress does not qualify for the 15% credit, I believe it clearly qualifies for 10% and would appreciate a letter so indicating.

Very truly yours,

Alan A. Schoenegge
Alan A. Schoenegge AIA

cc: Murray & Quill, Massachusetts Historical Commission



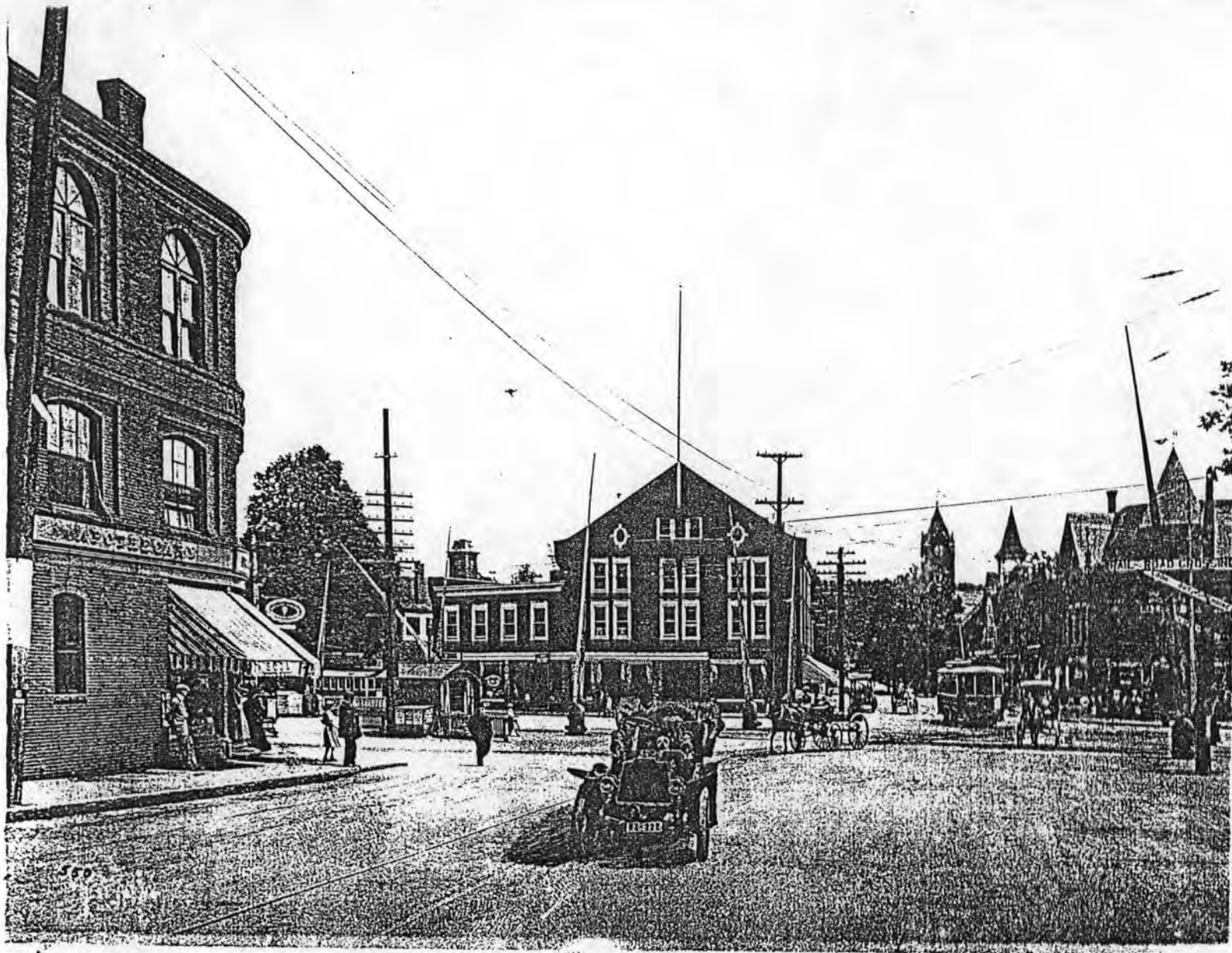


WINCHESTER

MASSACHUSETTS. 1898

- 1 T
- 2 P
- 3 S
- 4 C
- 5 W
- 6 C
- 7 U
- 8 M
- 9 E
- 10 B
- 11 CA

EXHIBIT 3



From files at Society for the Preservation of

C. 1903

1901

EXHIBIT 4



1905

EXHIBIT 5

1922



1922 PHOTO (SEE OTHER SIDE)

1110



EXHIBIT 9

CA 1954



EXHIBIT 10

Alan Schoenegge AIA

Architecture & Planning

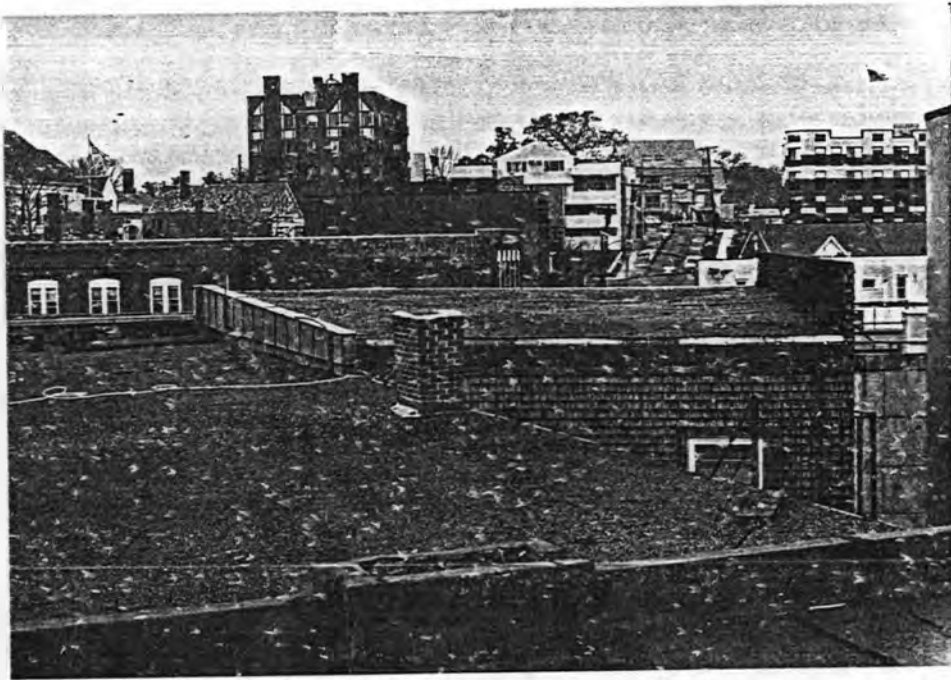


EXHIBIT 11

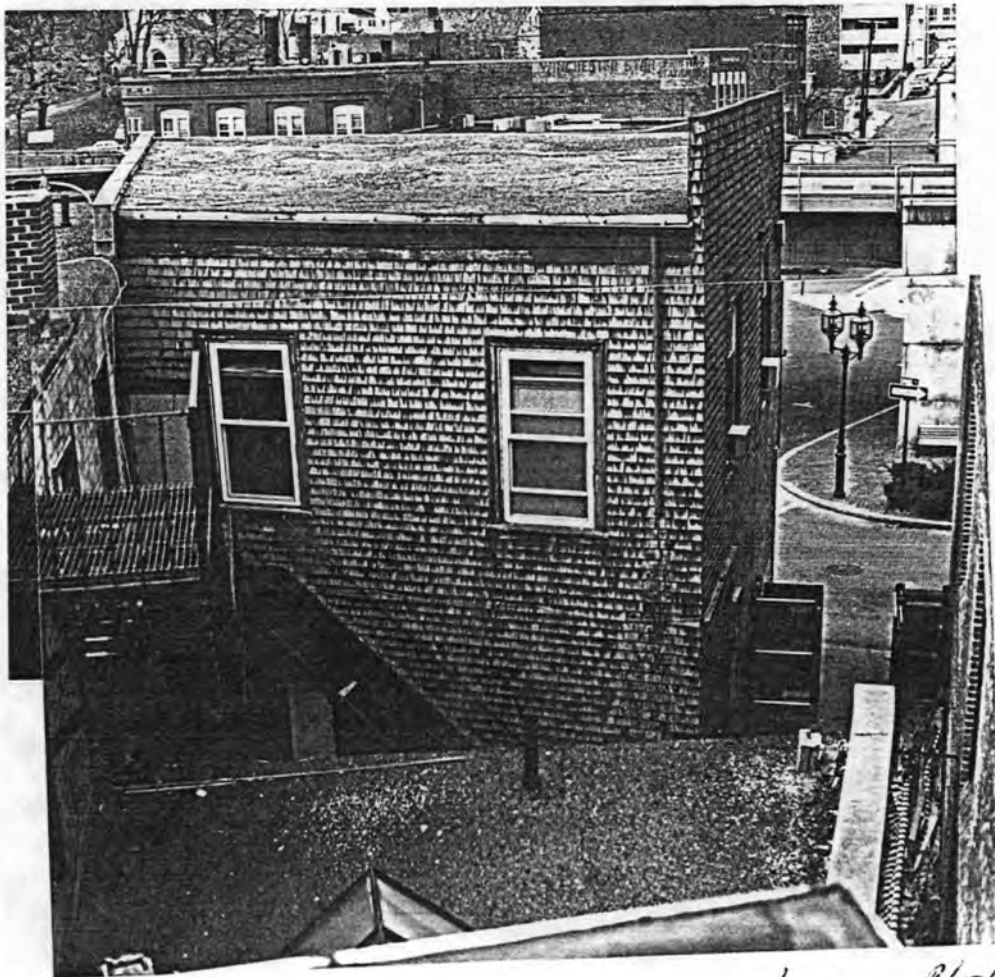


EXHIBIT 12

Lyceum Block
Lynchwood Ave.

11-4-87

Alan Schoenegge AIA

Architecture & Planning



EXHIBIT 13

Lyceum Block, Winchster MA.

11-4-87

Winchester Historical Commission

15 High Street, Winchester, MA 01890



Mr. Alan Schoenegge
One Mount Vernon Street
Winchester, MA 01890

Dear Mr. Schoenegge:

This letter is in response to your question about the historic composition of the Lyceum Block.

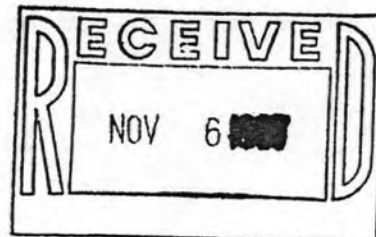
Early records and photographs indicate that the small building signed "Lewis A. Bruce" in the oldest photos is not the same building as the current Pisces Pantry Fish Market. Photographs show the Bruce Building to be much lower, rectangular, and separated from the main building by 20 - 30 feet.

The wing containing Pisces Pantry first appears in a 1905 photograph, and was apparently an addition made when the gothic revival building was renovated in the shingle style.

I hope this information is helpful to you in your current renovation project.

Sincerely yours,

Ellen Spencer
Chairman



ALAN SCHOENEGGE, ARCHITECT
ONE MOUNT VERNON STREET
WINCHESTER, MASS. 01890

EXHIBIT 14

NATIONAL PARK SERVICE

HISTORIC PRESERVATION CERTIFICATION APPLICATION
PART 1 — EVALUATION OF SIGNIFICANCE

NPS Office Use Only

NRIS No:

NPS Office Use Only

Project No:
11038MA

Instructions: Read the instructions carefully before completing application. No certification will be made unless a completed application form has been received. Type or print clearly in black ink. If additional space is needed, use continuation sheets or attach blank sheets.

1. Name of property: Lyceum Block
Address of property: Street 573 Main Street & 2-8 Mt. Vernon Street
City Winchester County Middlesex State MA Zip 01890
Name of historic district: Winchester Center Historic District
 National Register district certified state or local district potential historic district

2. Check nature of request:
 certification that the building contributes to the significance of the above-named historic district for the purpose of rehabilitation.
 certification that the structure or building and, where appropriate, the land area on which such a structure or building is located contributes to the significance of the above-named historic district for a charitable contribution for conservation purposes.
 certification that the building does not contribute to the significance of the above-named district.
 preliminary determination for individual listing in the National Register.
 preliminary determination that a building located within a potential historic district contributes to the significance of the district.
 preliminary determination that a building outside the period or area of significance contributes to the significance of the district.

3. Project contact:
Name Alan Schoenegge AIA Architect
Street One Mt. Vernon Street City Winchester
State MA Zip 01890 Daytime Telephone Number 729-3906

4. Owner:
I hereby attest that the information I have provided is, to the best of my knowledge, correct, and that I own the property described above. I understand that falsification of factual representations in this application is subject to criminal sanctions of up to \$10,000 in fines or imprisonment for up to five years pursuant to 18 U.S.C. 1001.
Name Henry F. Quill Signature Henry F. Quill Date 7-1-87
Organization Individuals own as tenants in common
Social Security or Taxpayer Identification Number Henry F. Quill 027-28-2220 Lawrence M. Murray 015-32-4548
Street 165 Washington Street City Winchester
State Massachusetts Zip 01890 Daytime Telephone Number 729-5115

NPS Office Use Only

The National Park Service has reviewed the "Historic Preservation Certification Application — Part 1" for the above-named property and hereby determines that the property:

- contributes to the significance of the above-named district and is a "certified historic structure" for the purpose of rehabilitation.
- contributes to the significance of the above-named district and is a "certified historic structure" for a charitable contribution for conservation purposes in accordance with the Tax Treatment Extension Act of 1980.
- does not contribute to the significance of the above-named district.

Preliminary Determinations:

- appears to meet the National Register Criteria for Evaluation and will likely be listed in the National Register of Historic Places if nominated by the State Historic Preservation Officer according to the procedures set forth in 36 CFR Part 60.
- does not appear to meet the National Register Criteria for Evaluation and will likely not be listed in the National Register.
- appears to contribute to the significance of a potential historic district, which will likely be listed in the National Register of Historic Places if nominated by the State Historic Preservation Officer.
- appears to contribute to the significance of a registered historic district but is outside the period or area of significance as documented in the National Register nomination or district documentation on file with the NPS.
- does not appear to qualify as a certified historic structure.

Date _____ National Park Service Authorized Signature _____ National Park Service Office/Telephone No: _____

See Attachments

HISTORIC PRESERVATION
CERTIFICATION APPLICATION—
PART 1

NPS Office Use Only

Property Name

Project Number:

Property Address

5. Description of physical appearance:

The present building, a two story U-shaped plan is the survivor of 2 fires, in the early 1900's and 1950. A considerable amount of detail from its "Shingle Style" era survives on the back side and in the form of handsome iron spot brick piers and a partial cornice along the street. The second floor has a deteriorated stucco face, with a flat roof. On Shore Road, two original wood trimmed store fronts are in place. Others have been replaced by aluminum detailing after the 1950 fire. Its location at the "Rotary" is the most prominent corner in the Center.

Date of Construction: 1851 Source of Date: Town Archives

Date(s) of Alteration(s): 1900 Approx and 1950

Has building been moved? yes no. If so, when? _____

6. Statement of significance:

Originally built in 1851, the Lyceum Block predated the Winchester Town Hall and provided, with 450 seats, the largest assembly hall in town for meetings, lectures, and entertainment. Literary and scientific figures such as Wendell Phillips, Rev. Horace Bushnell and Oliver Wendell Holmes were among the many who lectured here. The original building was built by Sumner Richardson in the Gothic Revival style. After a fire in the early 1900's, the building was reconstructed in what has come to be called the shingle style. Window openings and proportions from the original were clearly visible in the careful reconstruction.

After a fire in 1950 the top two floors were removed resulting in the present appearance. Original window openings remain as well as trim, cornice, and brick piers which provide a basis for the planned reconstruction.

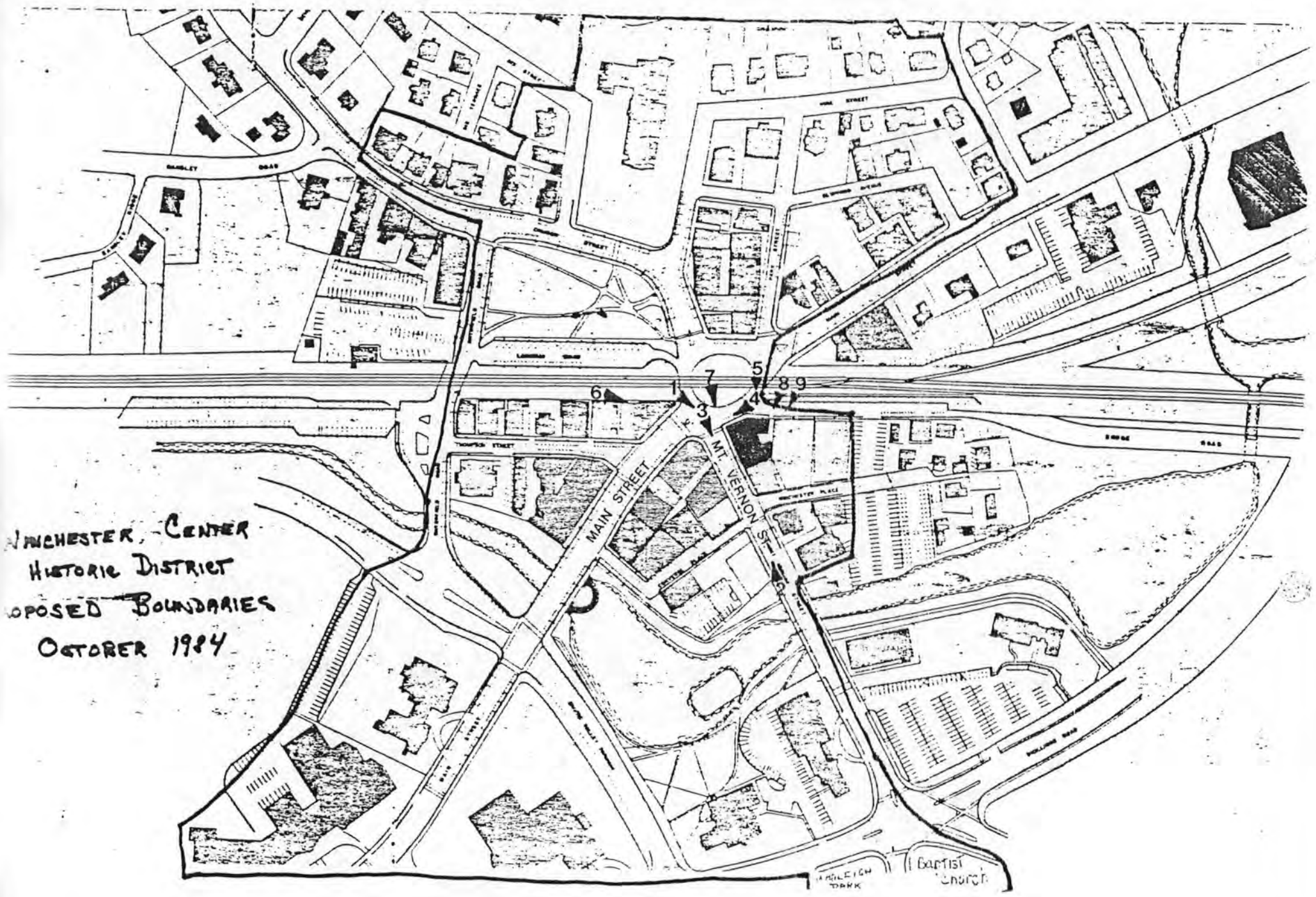
In the early years two Banks which survive to the present day were founded here - The Winchester Savings Bank and the Winchester Cooperative Bank, as well as several of the local churches and fraternal societies.

7. Photographs and maps.

Attach photographs and maps to application.

Continuation sheets attached: yes no

WINCHESTER, CENTER
HISTORIC DISTRICT
PROPOSED BOUNDARIES
OCTOBER 1984



H32 (413)

Valerie A. Talmage
Executive Director, Massachusetts
Historical Commission
80 Boylston Street, Suite 310
Boston, Massachusetts 02116

JAN 26 1988

Dear Valerie:

Enclosed is the supplementary listing record for the Lyceum Block located at 2-8 Mt. Vernon Street, 578 Main Street and 5 Shore Road within the boundaries of the Winchester Center Historic District, Winchester, Massachusetts. This action was requested by the Mid-Atlantic Regional Office, National Park Service, and recommended by your staff in accordance with the guidelines regarding tax certifications contained in National Register Bulletin #19. The property is now considered not to contribute to the significance of the district and the nomination documentation reflects this action.

Sincerely,

Carol D. Shull (Sgd.)

Carol D. Shull
Chief of Registration
National Register of Historic Places
Interagency Resources Division

Enclosures

cc: 400 RF
413 RF
Record Center

Basic File Retained in 413

FNP:BLS:bs:01/25/88 343-9536

Sys64:(BLS)SLRSHPO

Identical letter sent to:

Mr. John W. Shannahan
Director, Connecticut Historical
Commission
59 South Prospect Street
Hartford, Connecticut 06106

RE: 770-774 and 776-780 Chapel Street, Ninth Square Historic
District, New Haven County, Connecticut