

FORM B - BUILDING

Area	Form no.
C	125

MASSACHUSETTS HISTORICAL COMMISSION H-29  
 204 Washington Street Boston, MA 02108



Reading

123 Prescott Street

Name Gilman Coggin House

Original dwelling

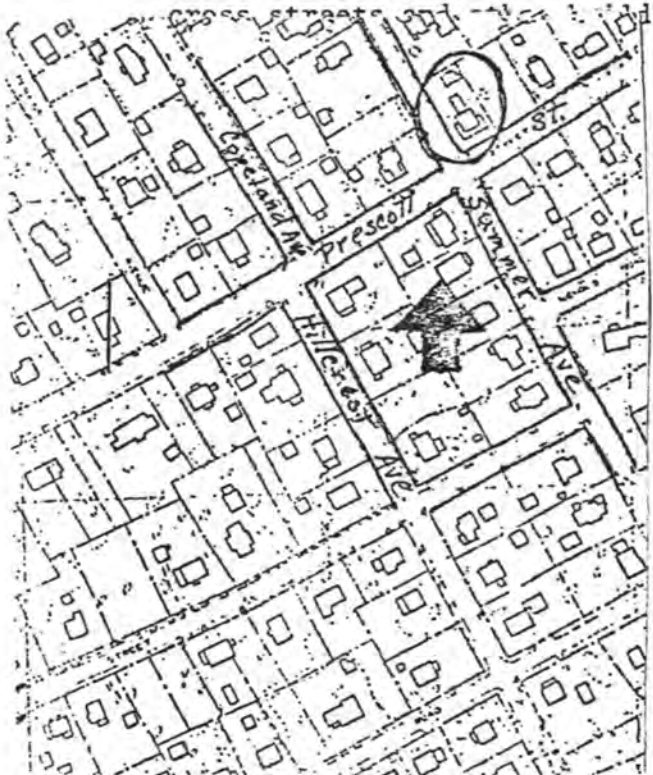
Present dwelling

Property:  Private individual  
 Private organization

Public

Original owner Gilman Coggin

Draw map showing property's location in relation to nearest streets and buildings



DESCRIPTION:

Date 1847

Source Wadlin, Concerning the Past

Style Greek Revival

Architect --

Exterior wall fabric clapboards

Outbuildings barn, with sign saying it was raised September 17, 1851

Major alterations (with dates) 19th-century rear extension; 19th-century veranda

Moved no Date

Approx. acreage 19,917 sq. ft. (2 lots)

Setting on a slight rise, corner lot, facing toward the street; a mature copper beech tree shades west facade

Recorded by Architectural Preservation Associates  
 Organization Reading Historical Commission  
 Date November 30, 1980

Date 2/16/84

UHM: 19/326240/4709320

ARCHITECTURAL SIGNIFICANCE (describe important architectural features and evaluate in terms of other buildings within community)

This Greek Revival house was built with its gable-end facing not the more important Summer Avenue, but the quieter Prescott Street. In this, it seems to reflect the growing Victorian preference for less busy, more residential settings for their homes. This house's gable returns continue to form a complete pediment, which is "supported" by wide corner pilasters. The tall, thin chimney attests to the use of stoves at the time this house was built. The recessed main doorway is primarily Federal in design, with pilasters, half-length sidelights, and a fan-shaped transom. It is not known if this arrangement is original. The porch, which wraps around three sides of the house, appears to be a Colonial (con't.)

HISTORICAL SIGNIFICANCE (explain the role owners played in local or state history and how the building relates to the development of the community)

Gilman C. Coggin was a manufacturer of shoes. Reading was known for its shoe trade in the 19th century, particularly for infants' and children's shoes. At first, production was via the cottage-industry system, with mostly women workers making shoes by hand and selling them to a jobber. A few men made tidy profits by setting up small manufactories, and perhaps Coggin was one of them. The value of boots and shoes produced in Reading in 1855 was \$191,500. In 1865, the figure was \$157,741. And in 1875, it was \$165,210. In 1880, there were 15 establishments, employing 150 persons. The industry gradually declined, with only five manufacturers listed in the 1894/5 business directory. Coggin moved his shoe business to Somersworth, N.H., in 1897, and the Chronicle noted that fact with the headline, "Shoe Industry Gone." Other shoe manufacturers moved to New Hampshire; some returned to Reading, but in 1898 there were no shoe manufacturers listed in the business directory. Shoes continued to be produced in Reading until 1920, however. Perhaps the last firm to do so was the Basker company, located in Black's Block at the corner of Haven and High Streets.

The 1897 business directory apparently misspelled Coggins' name as "Coburn."

BIBLIOGRAPHY and/or REFERENCES

- 1854 map - G.A. Coggin (Gilman A.)
- 1875 map - G.A. Coggin (Gilman A.)
- 1889 map - G.A. Coggin (Gilman A.)
- Wadlin, Concerning the Past, Ch. 68
- Eaton, Memorial Volume  
Vignettes, 40
- 1894/5, 1897 business directories

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION  
Office of the Secretary, Boston

Community: Reading	Form No: C-125
Property Name: --	

Indicate each item on inventory form which is being continued below.

ARCHITECTURAL SIGNIFICANCE (con't.)

Revival addition, featuring square posts with entasis.

CRITERIA FOR EVALUATION

This house is significant (1) for its role in the 19th-century development of Reading's west side; (2) for its connection with Reading shoe manufacturer Gilman A. Coggin; and (3) as an example of Greek Revival architecture updated during the Colonial Revival period, to take advantage of healthful outdoor living. It retains integrity of location, general design, setting, materials, workmanship, and feeling, and meets Criteria A, B, and C of the National Register.

Staple to Inventory form at bottom

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Inventory—Nomination Form

For NPS use only  
received 6/4/84  
date entered

Continuation sheet

Item number

Page 3 of 9

Multiple Resource Area  
Thematic Group

Name Reading Multiple Resource Area  
State Middlesex County, MASSACHUSETTS

Nomination/Type of Review

Date/Signature

21. Beard, Benjamin, House

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

22. Boston and Maine Railroad Depot

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

23. Bowser Gazebo

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

24. Brackett House

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

25. Brande House

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

26. Brooks, Francis, House

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

27. Carroll-Hartshorn House

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

28. Carter Mansion

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

29. Coggin, Gilman, House

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

30. Cook, Asa M., House

Entered in the  
National Register

for Keeper

Delores Byers 7/19/84

Attest

Ref # E4602551

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

Coggin, Gilman, House (Reading MRA)  
Middlesex County  
MASSACHUSETTS

Working No. JUN 4 1984  
Fed. Reg. Date: 2/5/85  
Date Due: 7-5-84 / 7-19-84  
Action:  ACCEPT 7-19-84  
 RETURN  
 REJECT  
Federal Agency: \_\_\_\_\_

Entered in the  
National Register

- 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

Gordon, Elman, House (Reading MRA)  
 Middlesex County  
 MASSACHUSETTS

**9. Major Bibliographical References**

**10. Geographical Data**

Acreeage 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: \_\_\_\_\_



NO  
TURN  
ON RED

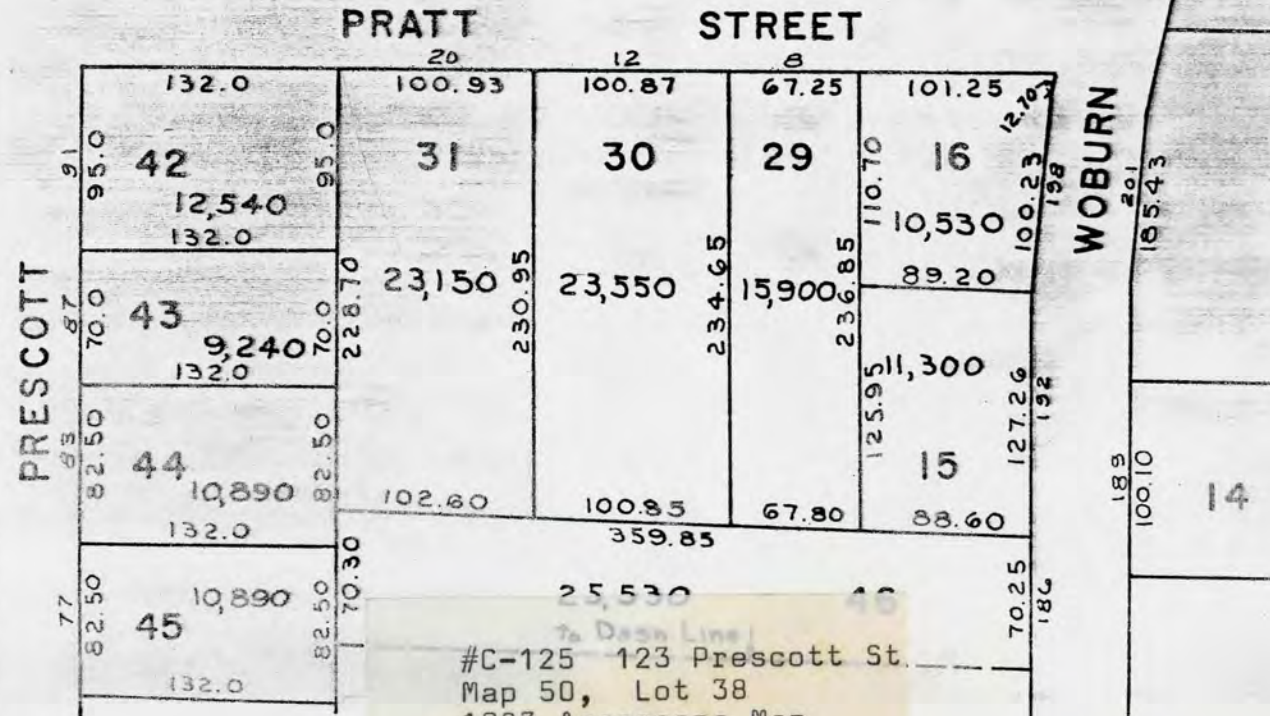
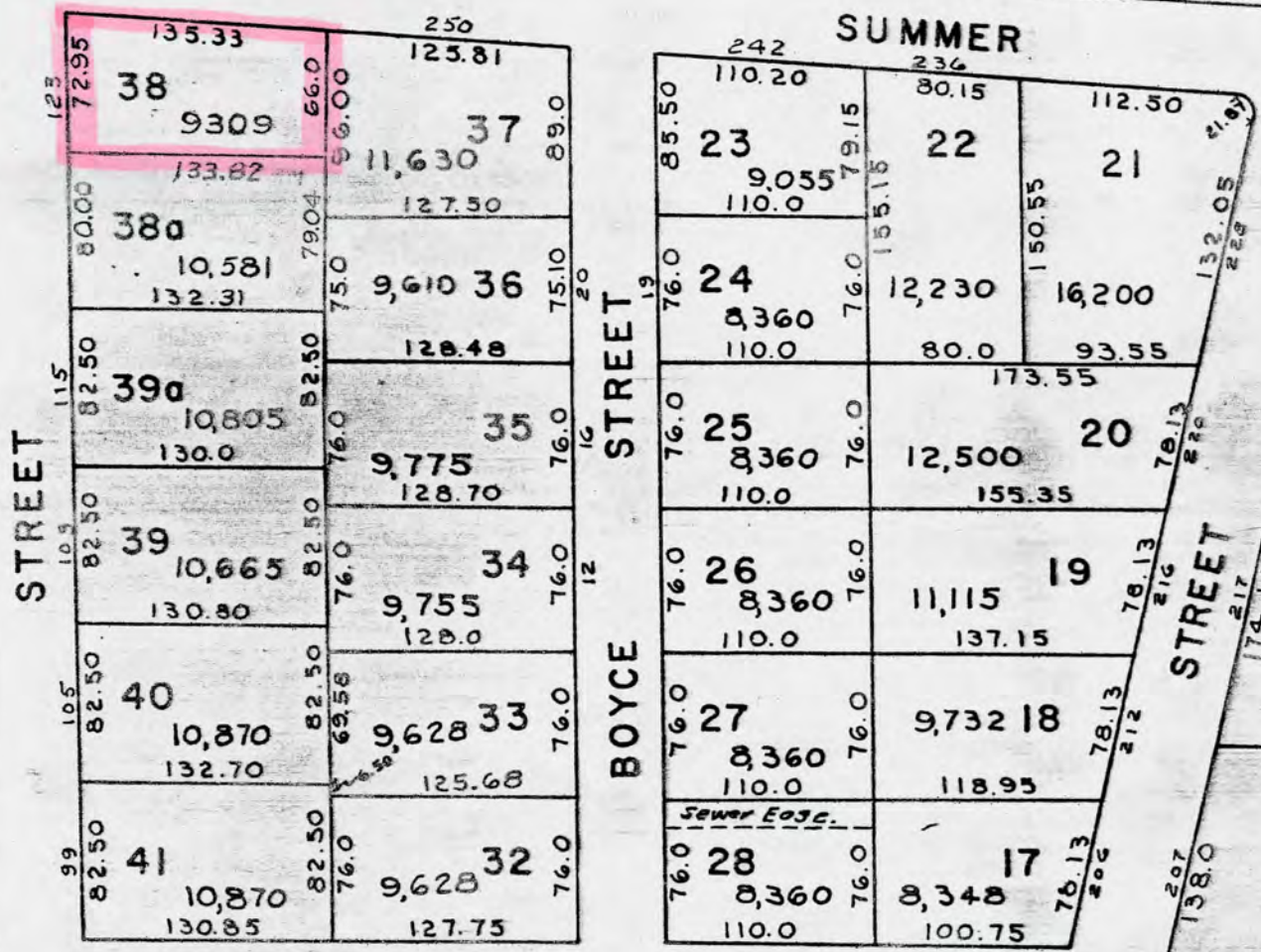
Coggin, Gilman, House

Residing M.A. 1880



H-29A

123 Prescott St.



#C-125 123 Prescott St.  
 Map 50, Lot 38  
 1983 Assessors Map  
 1" = 100'

Please refer to the map in the  
Multiple Property Cover Sheet  
for this property

Multiple Property Cover Sheet Reference Number: \_\_\_\_\_ 64000290