

United States Department of the Interior
National Park Service

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

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

For NPS use only

received

MAR 2

1983

date entered

1. Name

historic Hale-Boynton House (preferred)

and/or common Boynton House

2. Location

street & number Middle Street N/A not for publication

city, town Newbury (Byfield) N/A vicinity of ~~Congressional district~~

state Massachusetts code 025 county Essex code 009

3. Classification

Category	Ownership	Status	Present Use
☐ district	☐ public	☒ occupied	☐ agriculture
☒ building(s)	☒ private	☐ unoccupied	☐ commercial
☐ structure	☐ both	☐ work in progress	☒ educational
☐ site	Public Acquisition	Accessible	☐ entertainment
☐ object	N/A in process	☒ yes: restricted	☐ government
	☐ being considered	☐ yes: unrestricted	☐ industrial
		☐ no	☐ military
			☐ museum
			☐ park
			☒ private residence
			☐ religious
			☐ scientific
			☐ transportation
			☐ other:

4. Owner of Property

name Board of Trustees, Governor Dummer Academy

street & number 1 Elm Street

city, town (Byfield) Newbury N/A vicinity of state Massachusetts

5. Location of Legal Description

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

street & number 32 Federal Street

city, town Salem state Massachusetts

6. Representation in Existing Surveys

Inventory of the Historic Assets
title of the Commonwealth #165 has this property been determined eligible? ☐ yes ☒ no

date June, 1972 ☐ federal ☒ state ☐ county ☐ local

depository for survey records Massachusetts Historical Commission, 294 Washington St

city, town Boston state MA

7. Description Hale-Boynton House, Middle Street, Newbury, MA

Condition		Check one	Check one	
☒ excellent	☐ deteriorated	☐ unaltered	☒ original site	date <u>N/A</u>
☐ good	☐ ruins	☒ altered	☐ moved	
☐ fair	☐ unexposed			

Describe the present and original (if known) physical appearance

The Hale-Boynton House (1764) is a Georgian period dwelling located on the campus of Governor Dummer School in Byfield, a subsection of the town of Newbury, Massachusetts. It is situated on a small rise, rolling east across Middle Road, formerly the Old Bay Colony Road. The Governor Dummer campus, an informally arranged group of domestic and moderate scaled institutional buildings, occupies a rural setting on the south bank of the Parker River.

The house rises two-and-one-half stories high from a low rubble stone foundation. Above the symmetrical five bay main facade, two twin interior chimneys punctuate an expansive, steeply pitched gable roof. A one story addition, fifteen feet deep, extends across the rear of the house. Of post and beam construction, the house is clapboarded on the main (east) and rear (west) elevations, and shingled on the side elevations. Decorative shingles in the gables date this alteration to c. 1890-1900, when the house changed ownership for the first time. Other extensive woodwork details such as the cornice and window casings are simple and restrained in design. The original six light transom above the wide central doorway is characteristic of late 18th century rural designs. Other elements of the entrance have been modified, although a c. 1951 view indicates that a simple surround existed even before 1960 rehabilitation, which also enlarged the earlier 6/6 sash to the existing 12/12 double hung sash.

While the exterior is strikingly handsome for its generous proportions and dignified simplicity, it is the interior which has drawn the most comment from architectural historians. From the traditional four room plan with back to back fireplaces, the plan departs significantly, arranging five rooms around a double and a triple fireplace chimney. The southern stack is rectangular with a shallow west room. The northern stack, almost trapezoidal in plan, originally had three fireplaces; a modest opening in the northeast room, and two angled openings, one of small size in the northwest room and the other for the kitchen of quite vast proportions. On the second floor four shallow fireplaces are found in each of the corner rooms: angled in the northwest room and flush elsewhere. Throughout the house, raised panel wainscot of varying elaboration accentuates the chimney breast walls.

The fireplace openings in the southwest room and the kitchen on the first floor are massive in size and contain some wrought iron cranes and hooks still in place. Raised wood paneling stretches across the top of the openings with small closet doors near the ends. A smaller fireplace opening for the northwest room was filled in in the 1960 alteration.

The raised panel wainscot on the chimney walls of the front parlors and bedrooms on the first and second floors is nearly identical. Cable

(continued)

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

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

For NPS use only

received

date entered

Continuation sheet Hale-Boynton House Item number 7 Page 1
Middle Street, Newbury

fluted pilasters flank the fireplaces and two-paneled chimneybreast. Bolection moldings surround the fireplace openings which retain most of their early hearth brick. Sections of bolection molding mark the dado on the vertically panelled flanking walls and breast closet doors. Though accoustical tile has been added to the first floor rooms, the fasciated cornice has been preserved in all the spaces and the center stairhall. Also preserved in the stairhall are the quarter-turn with landing stairs; sawn and turned balusters; undulating sawn string decoration; and both dado and wainscot raised panelling.

The two rooms at the second floor rear exhibit modest versions of the wainscot in the front rooms. In the attic, several wall partitions of 18' wide, lapped sheathing appear to date from the early history of the house when students for the Academy were boarded here; plaster partitions probably were added c. 1960.

A one story, clapboard porch and bedroom addition existed across the rear of the house prior to 1950, and were enlarged to the present size about 1960. At the same time, bathrooms were created out of small spaces on the first and second floors which involved the filling of the northwest fireplace opening on the first floor and removal of the rear stair between first and second floors. New wood flooring was laid at this time as well.

No outbuildings associated with the house remain standing, although sub-surface foundations may exist, as well as discrete and scattered trash deposits and evidence of past landscaping. These archaeological resources may yield information important for relevant research questions pertaining to changes in form, function, ownership, and rural lifeways.

8. Significance Hale-Boynton House, Middle Street, Newbury, MA

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

Specific dates 1764 Builder/Architect Unknown

Statement of Significance (in one paragraph)

The Hale-Boynton House possesses integrity of location, design, setting, materials, workmanship, feeling and association. Completed in 1764, it is significant for both its historic associations and the excellent preservation of its fine period architectural detailing. The house was built and owned for 133 years by the Hale family who were closely associated with Governor Dummer Academy, the oldest boys' boarding school in the U.S. Subsequently, it was owned by E. Moody Boynton, inventor of the M-toothed speed saw and the first working monorail system in the country. Architecturally, as noted by Abbott Lowell Cummings in 1956, "(the house) contains in an unusually unaltered condition, considerable typical woodwork and hardware of its period. In addition, it exhibits out of the ordinary arrangement of the fireplaces." Thus, the property meets criteria B and C of the National Register of Historic Places.

The history of the property began for the English in 1634 when Richard Dummer, Richard Saltonstall, and Henry Sewall contracted for the importation of cattle and selected this territory along the Parker River for settlement. By 1658, they had built a bridge across the river and a road, which was an important segment of the highway from Boston to Portsmouth. The Hales were among the first settlers in the area. By 1733 Joseph Hale had built and was operating a tavern on this Bay Colony Road; he was also a cordwainer and "gentleman."

His son, Captain Joseph Hale began keeping family ledgers in 1738, which were maintained for over a century and are a source of information on the Hale-Boynton House. An entry of 1764 states that the tavern was taken down in that year and the new Hale house begun on the same site. A ledger entry of 1775 describes the purchase of wallpaper and border for the house.

Governor Dummer Academy was founded in 1763, and Deacon Joseph Hale and his son Deacon Daniel, (of the Byfield Congregational Church) served successive terms as trustees for the Academy from 1786 to 1837. The latter boarded boys in the Hale house for \$1.00 a week over a period of 45 years, and also supervised the Academy farm. One boarder later recalled: "I...was received by Deacon Hale... the other boys were gathered around an immense fireplace...Madam Hale put a tallow dip in my hand and escorted me to my bed chamber." Among the more famous of the boarders in the house was Edward Preble of Portland, Maine (1761-1807) was later to become Commodore Preble of the Tripolitan War (1801-05); his squadron served as a training school for many distinguished subsequent naval officers.

(continued)

9. Major Bibliographical References

Architectural Preservation Associates. "The Hale-Boynton House, Byfield, Massachusetts." Unpublished manuscript on file, Massachusetts Historical Commission, Boston, May, 1982.
Clippings file, Governor Dummer Academy Archives, Byfield, Massachusetts. (Cont.)

10. Geographical Data

Acreage of nominated property 3/4 acres

Quadrangle name Newburyport West

Quadrangle scale 1:25,000

UMT References

A 19 344431 473147141
Zone Easting Northing

B
Zone Easting Northing

C

D

E

F

G

H

Verbal boundary description and justification

See attached site plan.

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

state	code	county	code
<u>N/A</u>			
state	code	county	code

11. Form Prepared By

name/title Virginia A. Fitch, Preservation Planner with Sarah Sweetser Theis and Bonnie Parsons Marxer, Architectural Preservation Associates

organization Massachusetts Historical Commission date

street & number 294 Washington Street

telephone (617) 727-8470

city or town Boston

state MA 02108

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

 national state X 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 Patricia L. Weslowski

2/24/83

title State Historic Preservation Officer MHC

date

For NPS use only

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

Bruce A. Dwyer

date 1/14/83

Keeper of the National Register

Attest:

date

Chief of Registration

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

For NPS use only

received

date entered

Hale-Boynton House

Middle Street, Newbury

Item number

8

Page 1

Continuation sheet

On July 20, 1897 the Hale property was transferred by Mrs. Todd of Rowley and other Hale heirs to William D. Knapp of Somersworth, NH, but on March 9, 1898, William D. Knapp as trustee, transferred the property to E. Moody Boynton and Charles E. Boynton in trust for life. Charles Boynton died shortly after leaving the property to E. Moody Boynton. The Boyntons were another Byfield family of equally long residence. However, whereas the Hale family typify steady and industrious farmers, tavern keepers and tradesmen, the Boynton family represents qualities of brilliant ingenuity coupled with a fabled eccentricity. Enoch Boynton, a locally controversial character, was noted for his experiments in cultivating silkworms and spinning silk. This attempt at creating a silk industry in New England failed when an especially harsh winter in 1834 destroyed most of the 42,000 mulberry trees which he had raised on the property adjacent to the Hale's.

Enoch Boynton's grandson, Eben Moody Boynton, who took over the Hale house in 1898 was born in Ohio in 1840. E. Moody first took residence in Massachusetts in 1857 before moving west to enter the lumbering business with his brother. Faced with the extreme difficulty of felling black walnut trees, he invented the M-toothed speed saw, an important advancement for the industry of its day.

By the early 1860s, E. Moody was a millionaire from the sales of his patented saw. In the early 1870s, Boynton was sent as a representative of the prestigious New York Board of Trade to England, where, in recognition of his achievement, he was presented to Queen Victoria.

In the mid-1890s he began working on a form of steam powered mass transportation known at the time as the Bicycle Railroad. Despite problems in financing a full system, he actually erected a short run at Coney Island proving the speed (over 100 miles per hour) of the double decker cars filled to capacity. Boynton's plans for the system never came to fruition, blocked by the electric railroad lobby. Still, Boynton persisted, inventing along the way in 1918 "Unsinkable Passenger Ships and Ocean Freight Vessels for Sail or Steam Purposes."³ In 1920 the Interstate Commerce Commission filed Lunacy Proceedings against him which came to nought.

In 1921, at the age of 81, E. Moody Boynton remarried in the parlor of the Hale-Boynton House, and died six years later. His widow sold a portion of the property to Governor Dummer Academy in 1929 and conveyed the house in 1951. The Academy has since used the buildings, the second oldest on campus, as a residence for faculty and students.

Due to the long residency of the two family occupants, the house has undergone very littler alteration from its original construction. Each of the

(continued)

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

Hale-Boynton House

Middle Street, Newbury

Item number

8

Continuation sheet

Page

2

For NPS use only

received

date entered

four major rooms on the two floors retains the original wood paneling, fireplaces and cornices. The overall character of the exterior has also been preserved, with the 1960 addition sensitively added to the back of the house. As summarized by W. S. Appleton, Director of the Society for the Preservation of New England Antiquities in 1933, "it is extremely good in some ways and very good in others, and a house well worth preserving in its present condition. It has been altered at times but everything well done and in an interesting way, and the flavor of antiquity is over the whole. It is decidedly a worthwhile building."⁴

¹Abbott Lowell Cummings to Mrs. Moody Boynton, Correspondence in Collection of the Society for the Preservation of New England Antiquities, 1956.

²"My School Days at Byfield", Daily Evening Herald, March 3, 1885, clipping in Governor Dummer Academy Archives.

³Patent no. 1, 279,079 of the issue dated September 17, 1918, Application of EMB for Unsinkable Passenger Ships and Ocean Freight Vessels for Sail or Steam Purposes, Governor Dummer Academy Archives.

⁴William S. Appleton to Mrs. Moody Boynton, Correspondence in Collection of the Society for the Preservation of New England Antiquities, 1933.

United States Department of the Interior
National Park Service

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

Hale-Boynton House

Middle Street, Newbury

Continuation sheet

Item number

9

Page

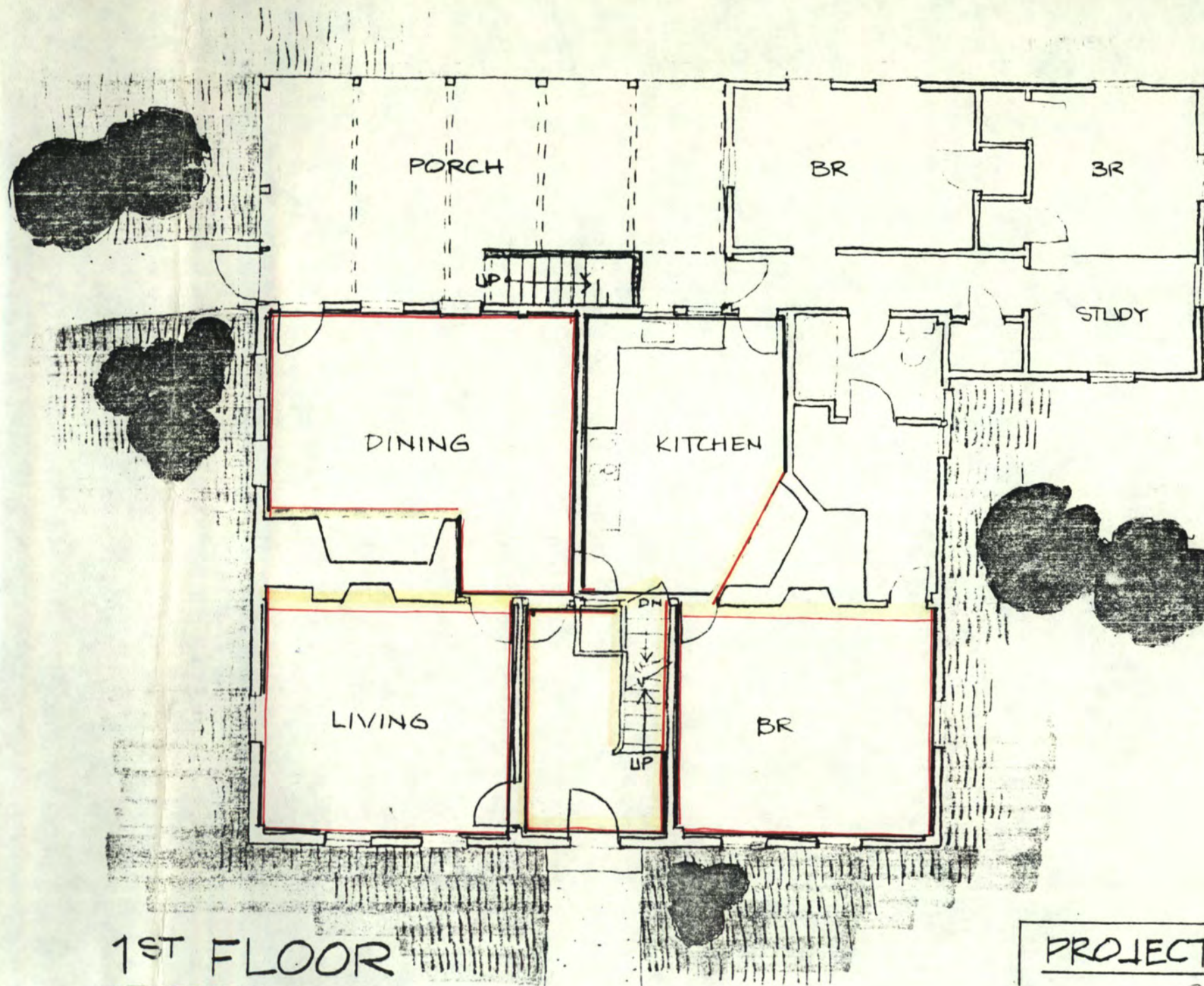
1

For NPS use only

received

date entered

Elwell, John Lewis. The Story of Byfield, A New England Parish, George
E. Littlefield, Boston, 1904.
Fuess, Carl M. (ed.) and Scott H. Paradise. The Story of Essex County,
N.Y., 1935.
Ragle, John. Governor Dummer Academy History, Newburyport, 1963.



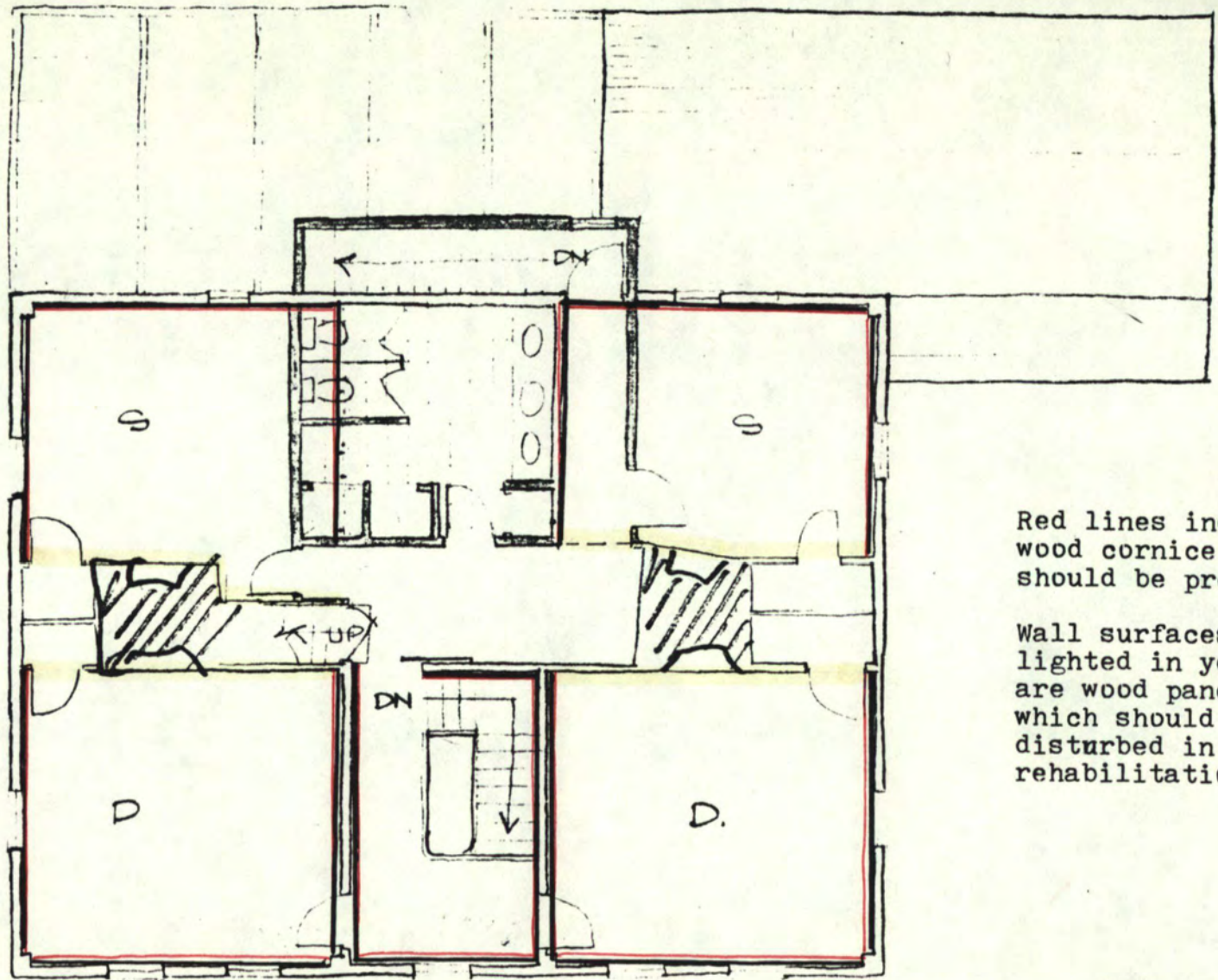
Red lines indicate wood cornice which should be preserved

Wall surfaces highlighted in yellow are wood paneling which should not be disturbed in the rehabilitation

Boynton House
Gov. Dummer Academy
Proposed Rehabilitation

1ST FLOOR

PROJECT DATA



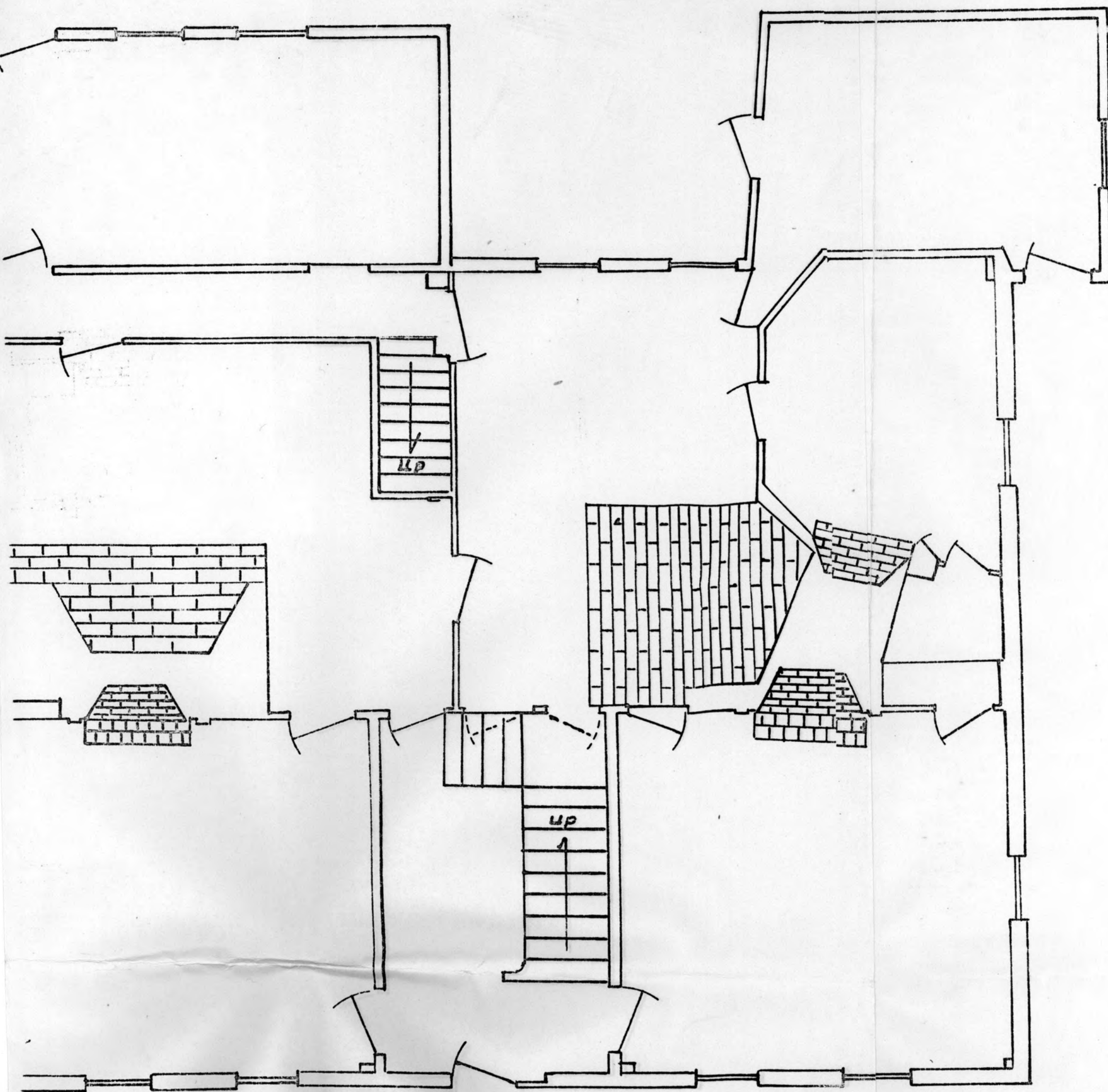
Red lines indicate wood cornice which should be preserved.

Wall surfaces highlighted in yellow are wood paneling which should not be disturbed in the rehabilitation

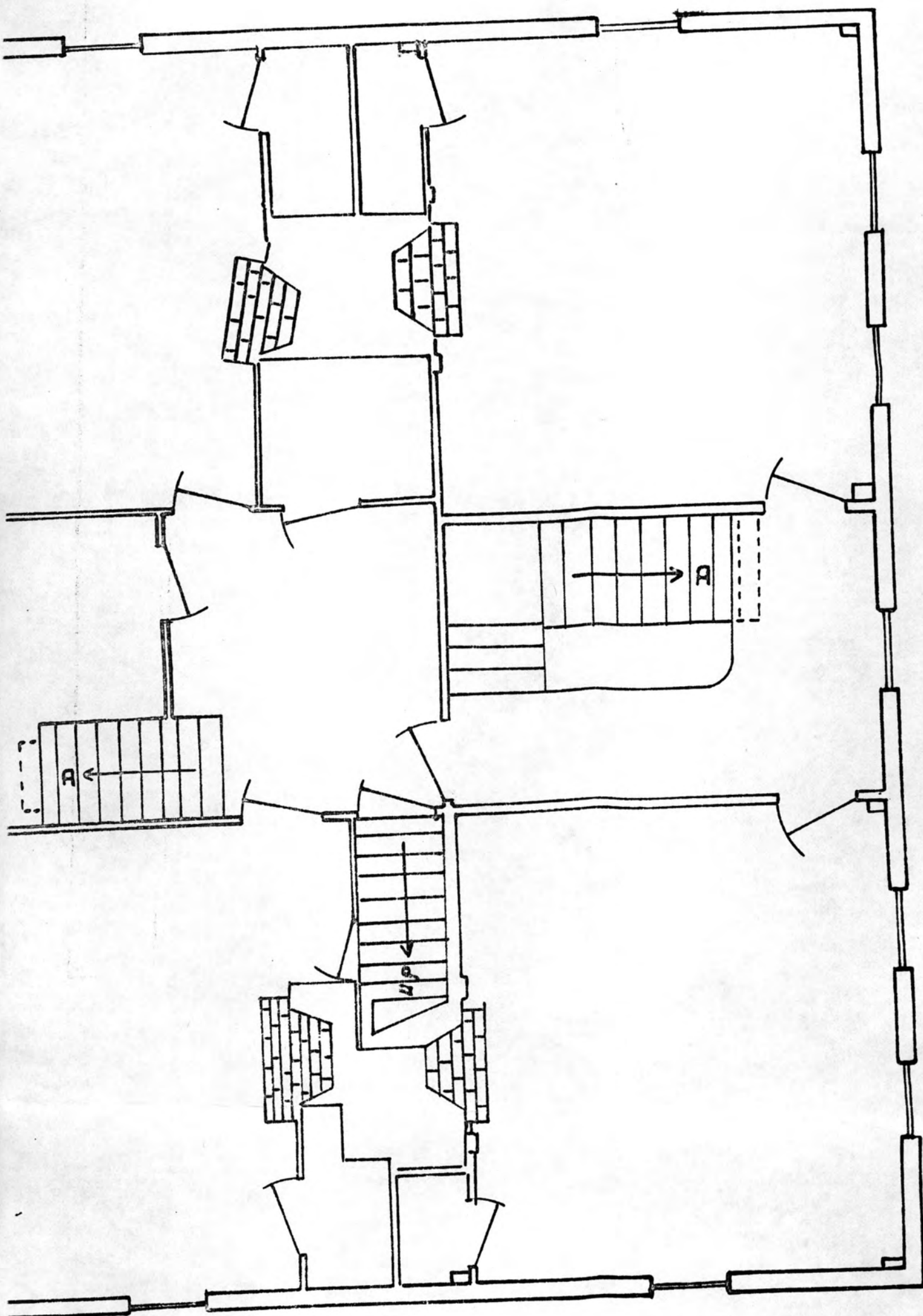


2ND FLOOR

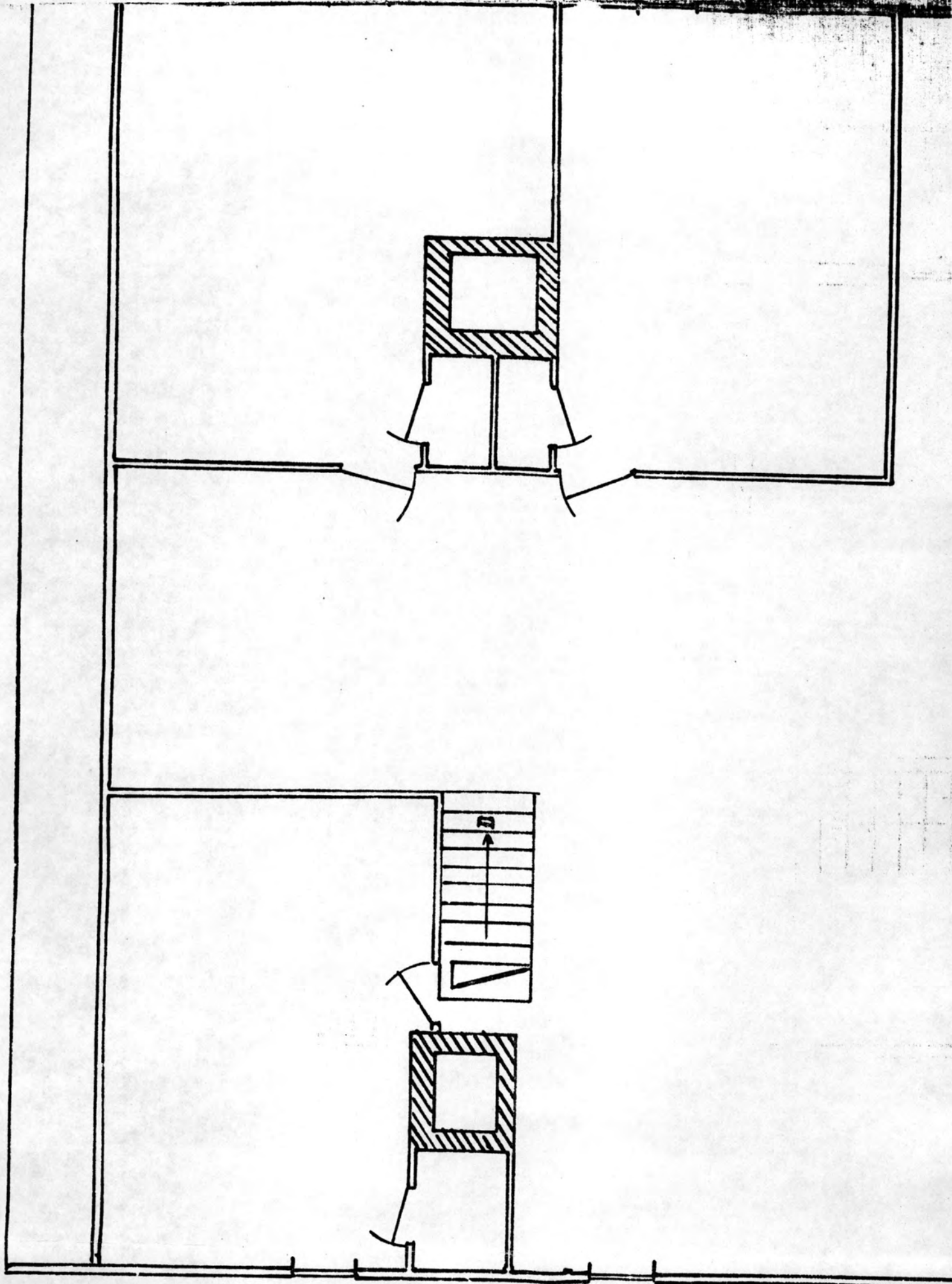
Boynton House
Gov. Dummer Academy
Proposed Rehabilitation



Hale-Boynton House
First Floor
c. 1955



Hale-Boynton House
Second Floor
c. 1955

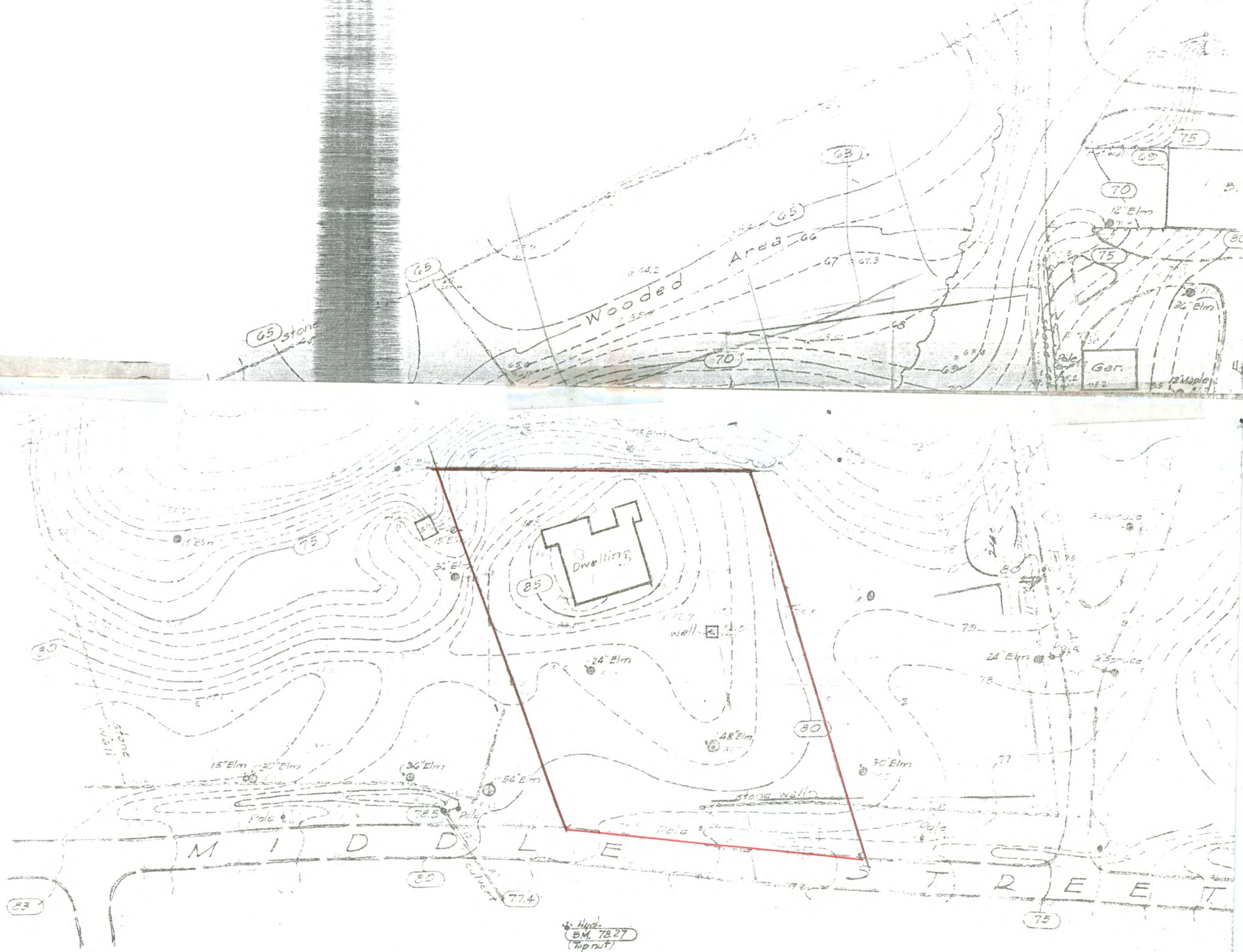


Hale-Boynton House
Attic Floor
c. 1955

TOPOGRAPHICAL PLAN
OF A PORTION OF LAND
OWNED BY
GOVERNOR DUMMER ACADEMY
SOUTH DUNFIELD, MASS.

STATIONED NOV. 1855

(MOODY-BENTON PIECE)



United States Department of the Interior
National Park Service

Hale-Boynton House
Essex Co., MA

Working No. _____

Fed. Reg. Date: _____

Date Due: _____

Action: ☐ ACCEPT ☐ RETURN ☐ REJECT

Federal Agency: _____

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

Substantive Review: ☒ sample ☐ request ☐ appeal ☐ NR decision

Reviewer's comments: This house, dating from 1764 is more strongly justified for listing under Criterion A than B as a Georgian dwelling, whose exterior has undergone only minor alteration & whose interior possesses highly unaltered interiors, of fine architectural detailing in excellent condition as well as both traditional and unique floorplan.

Recom./Criteria ☒ A ☒ B Accept

Reviewer Jefferson

Discipline Architecture

Date 4/7/83

☐ 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 ☒ excellent ☐ deteriorated ☒ Check one ☒ original site ☐ moved ☐ date ☐
☐ good ☐ ruins ☒ unaltered ☐ altered ☐
☐ fair ☐ unexposed

Describe the present and original (if known) physical appearance

- ☐ summary paragraph
☐ completeness
☐ clarity
☐ alterations/integrity

Persons significant to the locality's & perhaps to the State's & Nation's history are mentioned in the nomination, although in one case, accomplishments are not strongly enough related to association with structure.

8. Significance

Period _____ Areas of Significance—Check and justify below

Specific dates _____ Builder/Architect _____

Statement of Significance (in one paragraph)

- ☒ summary paragraph - none provided
- ☒ completeness
- ☒ clarity
- ☒ applicable criteria - I felt that criterion B justification was a bit weak.
- ☒ 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

Average of estimated property _____

Geographic name _____

UNIT Reference _____

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 Warrilee Jefferson

Date 4/7/83

Phone: 202 272-3500

United States Department of the Interior
National Park Service

Substantive Review

Hale-Boynton House
Essex County
MASSACHUSETTSWorking No. MAR 2 1983
Fed. Reg. Date: 2.7.84
Date Due: 3/3/83 - 4/16/83
Action: ☒ ACCEPT 4/14/83
☐ RETURN
☐ REJECT

Federal Agency: _____

☐ resubmission
☐ nomination by person or local government
☐ owner objection
☐ appealSubstantive Review: ☒ sample ☐ request ☐ appeal ☐ NR decision

Reviewer's comments: _____

Recom. / Criteria B, C / ACCEPT
Reviewer Mar Druggell
Discipline A.H.
Date 4.16.83
☐ see continuation sheetNomination returned for: ☐ technical corrections cited below
☐ substantive reasons discussed below1. Name2. Location3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property5. Location of Legal Description6. Representation in Existing Surveyshas this property been determined eligible? ☐ yes ☐ no7. Description

Condition		Check one	Check one
☐ excellent	☐ deteriorated	☐ unaltered	☐ original site
☐ good	☐ ruins	☐ altered	☐ moved date _____
☐ fair	☐ 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 *SH*
- ☐ 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

Average of nominated property _____

Quadrangle name _____

USGS 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: 202 272-3504

Comments for any item may be continued on an attached sheet



1. Hale Boynton House 5/82
Byfield, Mass.
S. Sweetser Theis
View west of entrance facade
with 1959 addition on back.



2. Hale-Boynton House 5/82
Byfield, Mass.
S. Sweetser Theis
First Floor Entry and Stair



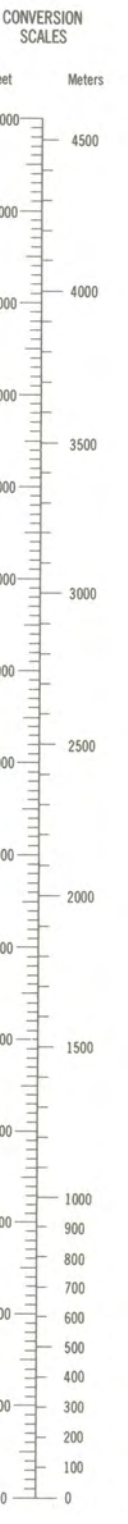
3. Hale-Boynton House 5/82
Byfield, Mass.
S. Sweetser Theis
First floor NE room paneling



4. Hale-Boynton House 5/82
Byfield, Mass.
S. Sweetser Theis
Second Floor, SW room
paneling, early doors and
hardware



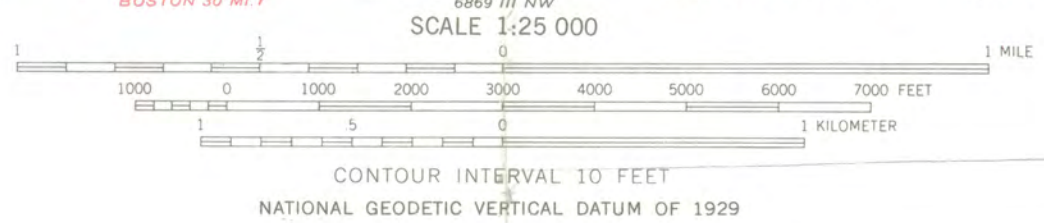
5. Hale-Boynton House 5/82
Byfield, Mass.
S. Sweetser Theis
Second Floor, NE room
paneling



Feet	Meters
1	0.3048
2	0.6096
3	0.9144
4	1.2192
5	1.5240
6	1.8288
7	2.1336
8	2.4384
9	2.7432
10	3.0480

Hale-Boynton House
Byfield, Mass.
UTM reference
19/34443/473474
Newbury, MA

Mapped, edited, and published by the Geological Survey
Control by USGS, USC&GS, and Massachusetts Geodetic Survey
Topography by planetable surveys 1942. Revised from
aerial photographs taken 1966. Field checked 1968
Polyconic projection. 1927 North American datum
10,000-foot grid based on Massachusetts coordinate system,
mainland zone, and New Hampshire coordinate system
1000-meter Universal Transverse Mercator grid,
zone 19
Fine red dashed lines indicate selected fence and field lines where
generally visible on aerial photographs. This information is unchecked
Red tint indicates areas in which only landmark buildings are shown
Revisions shown in purple compiled in cooperation with State of
Massachusetts agencies from aerial photographs taken 1977 and other
source data. This information not field checked. Map edited 1979



ROAD CLASSIFICATION

Primary highway, all weather, improved surface	Light-duty road, all weather, improved surface
Secondary highway, all weather, hard surface	Unimproved road, fair or dry weather

Interstate Route U.S. Route State Route

NEWBURYPORT WEST, MASS.-N. H.
SW/4 EXETER 15' QUADRANGLE
N4245-W7052.5/7.5
1968
PHOTOREVISED 1979
AMS 6869 IV SW-SERIES V814



**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

February 24, 1983

Ms. Carol Shull, Chief
National Register of Historic Places
National Park Service
Department of the Interior
Washington, D.C. 20243

Dear Ms. Shull:

Enclosed you will find the following nomination forms:

Boston - Harvard Avenue Fire Station (Local)
Dedham - Ames School (Local)
Needham - Amos Fuller House (Local)
✓ Newbury - Hale-Boynton House (Local)
Northbridge - Rockdale Common Housing District (Local)
Springfield - Upper Worthington Historic District (Local)
Winchester - Town Hall (Local)

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,

Candace Jenkins

Candace Jenkins
Registration Director

CJ/lk

RECEIVED

NATIONAL
REGISTER