

**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 OCT 23 1986

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

1. Name

historic The Peabody School

and/or common same

2. Location

street & number 170 Salem Street

N/A not for publication

city, town Haverhill

N/A vicinity of

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	☒ private residence
☐ object	☒ in process	☒ yes: restricted	☐ religious
	☐ being considered	☐ yes: unrestricted	☐ scientific
		☐ no	☐ transportation
			☐ other:

4. Owner of Property

name Various -- See Owners' List

street & number

city, town

N/A vicinity of

state

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

title Massachusetts Historical Commission
Inventory

has this property been determined eligible? ☐ yes ☒ no

date November 30, 1984

☐ federal ☒ state ☐ county ☐ local

depository for survey records Massachusetts Historical Commission, 80 Boylston Street

city, town Boston

state Massachusetts

7. Description

The Peabody School, Haverhill, Massachusetts

Condition

☐ excellent
☒ good
☐ fair

☐ deteriorated
☐ ruins
☐ unexposed

Check one

☒ unaltered
☐ altered

Check one

☒ original site
☐ moved date _____

Describe the present and original (if known) physical appearance

The Peabody School, built in 1895, is a red brick structure located in the part of Haverhill that was formerly the town of Bradford. The schoolhouse, which faces south onto Salem Street, remains in a semirural setting. To the east and northeast of the school lies Elm Wood Cemetery, originally farmland belonging to the Peabody family, whose farmhouse still stands at 172 Salem Street. A residential area adjoins the property to the west. The school is set back about 40 feet from Salem Street, on a lot of approximately 1 1/2 acres that slopes gently from south to north. The school grounds are bounded on the west and south by a stone wall, built in 1937 as a W.P.A. project.

The school is an imposing structure, designed in a restrained version of Victorian Romanesque that befitted a municipal building. The 2 1/2 story school is built into the hillside, with a fully exposed basement visible on the rear, northern side. The building is capped by a hipped roof of dark gray slate, intersected in the center of the front facade by a projecting gable. A rectangular chimney rises from the center of the roof, and a cornice of corbelled brickwork with modillion blocks runs along the roofline.

The front (south) facade is symmetrical and consists of a central pavilion, incorporating the gable, and flanking bays. Six long wood-framed 4/4 windows, grouped in pairs by common sills and lintels, characterize the first and second floors of the pavilion. On the basement level, six smaller 4/4 windows also have sills and lintels of granite. The central gable is pierced with three short 4/4 windows--two narrow windows flanking a single wider one--that are united by a common granite sill and lintel. A granite inset inscribed with the words "Peabody School" lies between the first and second floors in the center of the facade.

The bays flanking the center pavilion are slightly set back. Each contains a single round-arched window on the second floor placed close to the pavilion and, projecting forward from the plane of the center pavilion and directly beneath the window, a flat-roofed single-story entry porch. The porches feature boldly arched openings. Two granite steps lead up to the wooden double doors which, like the windows, have granite sills and lintels, and which are recessed within the arches. The porches are embellished with a band of corbelling, beneath which is a recessed panel and a brick string course. Decorative corbelling also enframes the arch, and a string course of granite corresponds to the first floor window sills on the central section of the facade.

The east and west facades are three bays deep, with six long, narrow window openings symmetrically arranged. All have granite sills and lintels.

continued

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Continuation sheet The Peabody School
Haverhill, Massachusetts Item number 7 Page 1

Basement windows are progressively longer from south to north, reflecting the building's rear-sloping site. The cornice and a brick string course above the basement windows are the only ornamentation on these facades.

The rear (north) facade lacks the projecting gable and pavilion of the front. Because of the slightly sloping grade of the site, this facade has three full stories. Eight windows and two doors on the basement level are arranged with two windows on each end, and the doors on either side of the central four windows. The first and second floors each have a central window, flanked by six banded windows. As on the other facades, these windows have wood sashes and granite sills and lintels. A steel skeletal frame used on this facade made possible the greater area of glazing, which provided desirable north light to the classrooms.

The interior of the school is divided into 3 1/2 stories, including the basement. The first and second floors are symmetrical in plan, with two classrooms along the north facade and an entry/landing hallway along the south facade. The hallways were repartitioned ca. 1920 when bathrooms and janitor's closets were added. The basement level houses two restrooms and storage areas. An attic story is created by the central gable; access is by a stairway on the east end of the second-story landing hall. The interior retains much of its original wainscotting. The building has been recently rehabilitated following the Secretary of Interior's standards for rehabilitation and now serves as residential space.

Archaeology

While no prehistoric sites are currently recorded on the property, it is possible that sites may be present. Several sites have been reported within the immediate area, especially on the Merrimack River. Given the large lot size and rural use of the land prior to the construction of the school, the potential for site survival is good, despite some previous disturbance. Any surviving sites would be significant in helping to document the pattern of prehistoric occupation in this part of Haverhill.

8. Significance

The Peabody School, Haverhill, Massachusetts

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)
				Community Development

Specific dates 1895

Builder/Architect C. Willis Damon

Statement of Significance (in one paragraph)

The Peabody School retains integrity of location, design, materials, workmanship, feeling, and association. Built in 1895, the building holds historical associations with the growth of Bradford (now part of Haverhill), a prosperous residential community for Haverhill manufacturers in the late 19th century. The imposing Romanesque Revival-style school is a well-conceived reflection of the educational theory of the period, with its concern for health, lighting, and thoughtful design. The Peabody School fulfils Criteria A and C of the National Register of Historic Places on the local level.

The town of Bradford (annexed to Haverhill in 1897) was originally part of the Rowley Plantation, settled in 1639, and served as agricultural land for that community. In 1672, Bradford was established as a separate town, settled primarily by immigrants from the Bradford area of England. The area was still agrarian, and remained so throughout the 18th century. Daniel Hardy, a Bradford resident, began the manufacture of shoes in 1760, and thereby established a cottage industry that grew to include most households in the town. Although shoemaking became an increasingly important part of Bradford's economy, the focus of the industry was across the Merrimack River in Haverhill (established 1645). In 1837, when a railroad bridge was constructed across the river, Bradford's shoe manufacturers moved their plants to Haverhill, and according to a late 19th century local history, "the town has been a quiet place of residence, while its people have been among the most active, industrious and successful in the pursuit of industry." By the 1870s, Haverhill, on the other hand, was known as the "Queen Shoe City."

At the time the railroad crossed the Merrimack, only three streets comprised Bradford--Andover, Salem, and Old Ferry Street. The area's focus evolved from agrarian to residential, and served as a bedroom community for the manufacturers of Haverhill. Although Bradford experienced a rise in population in the second half of the 19th century, this was not due to an influx of immigrants, as in Haverhill's case, for other than domestic service there was little employment to be found there. Rather, the population increase can be attributed to an incremental growth in families and to Haverhill manufacturers and managers who, as they became more prosperous, moved across the river to more suburban Bradford. Bradford was a relatively affluent town throughout the 19th century.

Despite its eventual affluence, Bradford was slow to develop its public school system, and improvements lagged behind those in Haverhill. Bradford Academy, a private school founded in 1803, drew many pupils from wealthy families, but public facilities were minimal. A Bradford resident, Arthur Howard Hall, reminisced about his school days during the Civil War, commenting on "the

continued

9. Major Bibliographical References

The Peabody School
Haverhill, Massachusetts

Annual Reports of Bradford School Committee
Bradford Town Records
A City Grows: The Story of Haverhill, 1954
Haverhill Gazette, 1896

Freeman, Donald C., The History of Education
in Haverhill, 1970

10. Geographical Data

Acreage of nominated property less than one acre

Quadrangle name Haverhill

Quadrangle scale 1:25,000

UTM References

A

1	9
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3	3	0	5	6	0
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4	7	3	6	4	1	0
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Zone Easting Northing

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Zone Easting Northing

C

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Verbal boundary description and justification

See Assessors' 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 Frederic Lyman, Preservation Consultant

organization Massachusetts Historical Commission date July 1986

street & number 80 Boylston Street telephone (617) 727-8470

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 State Historic Preservation Officer
Executive Director, Massachusetts Historical Commission date 9/17/86

For NPS use only

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

Entered
National Register

date 10/23/86

[Signature]
Keeper of the National Register

Attest:

date

Chief of Registration

United States Department of the Interior
National Park ServiceNational Register of Historic Places
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The Peabody School

Continuation sheet Haverhill, Massachusetts

Item number

8

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crudeness of the ungraded public school."² At that time, there was apparently just one primary school, known as "The Little Brick," and four grammar schools. Of the grammar schools, only Master's School, located near the Bradford Town Common, seems to have been more than a simple one-room schoolhouse. Even in the Master's School, students from ages 8 to 18 were accommodated in a single large room. As was the case with many rural or semi-rural areas, there were too many small scattered schools, and schools were "therefore poorer than they need have been." A unified and coordinated school system was lacking in Bradford throughout the 1850s and 1860s, and schools "suffered from inadequate support and untrained or poorly trained teachers."³

Tuition students from Bradford attended Haverhill High School until 1869, although a high school was established in Bradford in 1866. The expansion of Bradford, corresponding as it did to the rapid growth of Haverhill, eventually led to the construction of new schools.⁴ In 1884, the Greenleaf School, a two-story Italianate structure, was built to house the primary grades as well as town offices (NR 1977). Town records for the year 1890 note that "for a considerable time school censuses had shown an increase in the number of school age children,"⁵ and accordingly construction was begun on the George Cogswell School on South Main Street. At the time of its opening in 1891, only six of the school's eight rooms were utilized, but by 1894, all eight were in use and in danger of overcrowding. The town rented an old engine house on Elm Street to house the fifth grade, and once again construction of a new school building was taken into consideration. Later that year, the decision was made to build a school on Salem Street, in the eastern part of Bradford. Town reports for April 25, 1894, show an appropriation of \$15,000, and the Town Meeting voted to name the new school "Peabody" in honor of one of Bradford's oldest families. The town obtained a 1 1/2-acre parcel of land from John Peabody that had originally been part of his farm, but was being used at the time as drainage land. Considerable expense was incurred in draining and grading the lot, but records report that this expense was more than made up for in the value of the stone found during the excavation of preexisting foundations and fence walls.⁶

The School Committee sought to incorporate the latest in design technology to provide pleasant and sanitary schoolrooms through ventilation, lighting, and heating techniques. The introduction of a greater quantity and better quality of light was cited in particular as one of the School Committee's chief objectives. Records of the School Committee report that 192 square feet of light entered through the north windows of the school. Ventilation was facilitated by outdoor airducts, which reportedly allowed 32 cubic feet/per student/per minute of fresh air to penetrate each classroom. Extra care was taken to heat this air in damp and cold weather. Also noted in this report

continued

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Continuation sheet The Peabody School
Haverhill, Massachusetts Item number 8 Page 2

were the sanitary benefits of the new open-air clothing racks, which replaced the traditional cloak closets.⁷ Heating and plumbing systems were also designed using the latest technology. The result of this concern for sanitation was a technologically advanced structure that reflected the town's affluence and growing awareness of public education needs.

The School Committee in the 1896 Town Reports congratulated Bradford on its acquisition of the Peabody School, "which combines more points of excellence for practical school purposes than any other school building in this part of the state. Add to this fact its substantial construction and architectural appearance and we have a building of which the town may well be proud."⁸ The committee went on to acknowledge the gift of a flag, made for the school by the Peabody family "in recognition of the honor conferred upon that name by vote of the town placing it upon the Peabody School."⁹ The Peabody School was the last school constructed by Bradford before the town's annexation by Haverhill in 1897.

The architect of the Peabody School, C. Willis Damon, was a Haverhill resident who was also responsible for the design of a number of late 19th century industrial and commercial properties elsewhere in the city (including several buildings within the Washington Street Shoe NR District, 1976). Very little is known about his training or his career outside of Bradford, but it seems that he was familiar with the structural and stylistic trends of the period. His use of a steel skeletal frame on the north (rear) elevation, which made possible larger areas of glazing, demonstrated his knowledge of technological advances as well as his awareness of educational needs. (The other three walls are of load-bearing masonry construction.) The design of the building is a good example of a Victorian Revival style adapted to a functional plan. The two entrance porches, which give a Romanesque quality to the front facade, were functionally important as separate entrances for boys and girls, a key concern at the time. The interior was arranged with classrooms on the north side, and pupils sat facing east or west, so that they would receive indirect north light.

The Peabody School represents the final phase in the growth of an independent Bradford school system. In 1897, Bradford was officially annexed by the city of Haverhill, which eased overcrowding in Bradford schools. After the turn of the century, other schools were built in Bradford. The Wood School was designed by Damon in 1905 and is similar in massing to its predecessor, as are the Kimball school (ca. 1903, architect unknown) and the Knipe School (1914, architect unknown), both of whose designs echo the concern for light and air evidenced in the Peabody School.

continued

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Continuation sheet	The Peabody School Haverhill, Massachusetts	Item number	8	Page	3
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The community served by the Peabody School was a stable one, and has changed very little in the years since the school was built. The area is still residential in character and has not been heavily built up. The land to the east and north of the school, formerly part of the Peabody farm, is now occupied by Elm Wood Cemetery, but the Peabody Family farmhouse, occupied by a Peabody descendent, still stands at 172 Salem Street as a reminder of the history of the land.

Although Bradford has been affected by the decline of the shoe industry since 1930, it never experienced the economic depression and loss of population that the rest of Haverhill did. Enrollment at the Peabody School was steady throughout the 1970s, when the school-age population as a whole declined. The Peabody School operated continuously as an elementary school until June 1981, when it was closed by the City of Haverhill. The building has stood vacant since then.

continued

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form



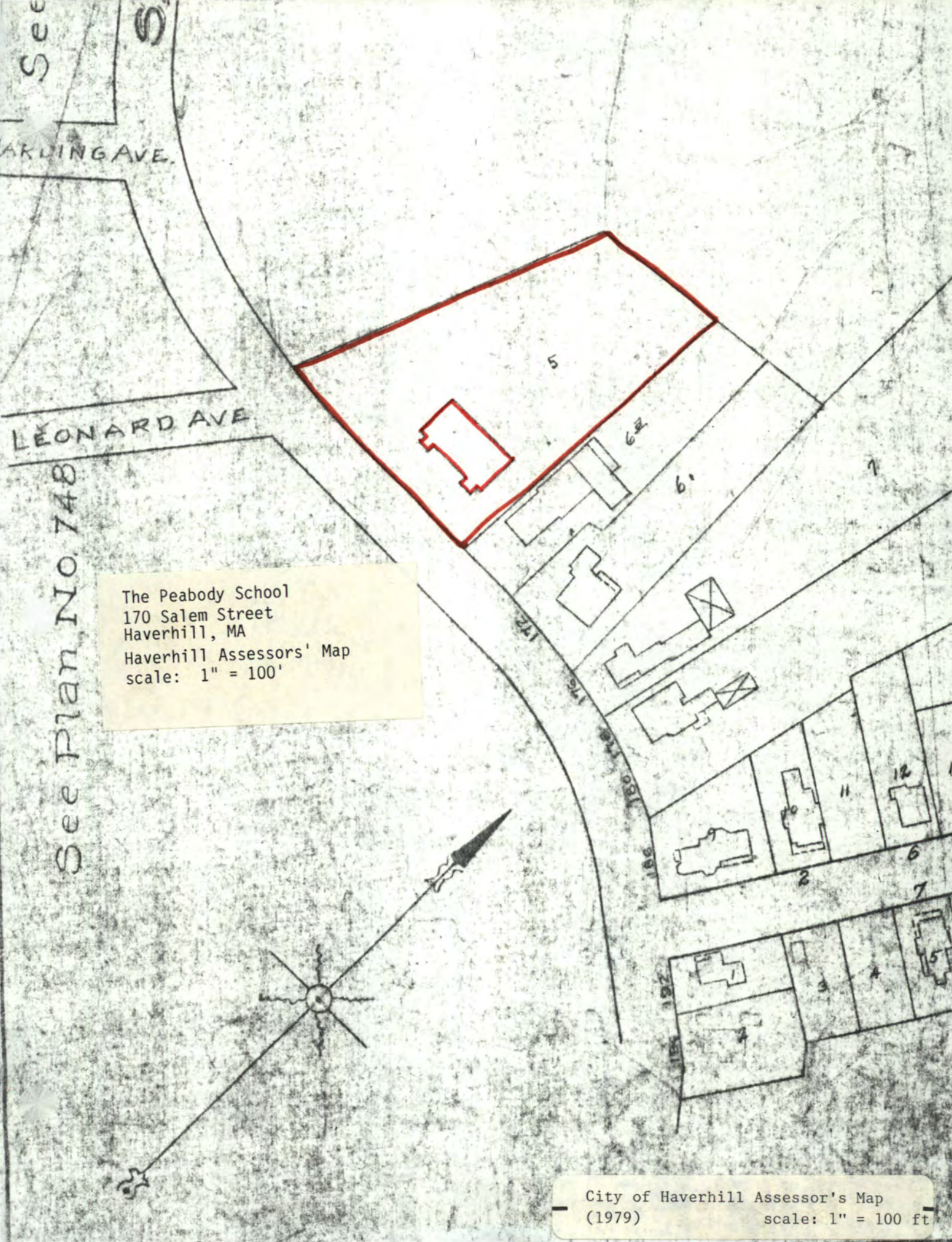
Continuation sheet The Peabody School Item number 8 ; 10 Page 4 ; 1
Haverhill, Massachusetts

NOTES:

- 1 J.D. Kingsbury, Memorial History of Bradford, 1883
- 2 Arthur Howard Hall, Old Bradford School Days, 1910
- 3 Donald C. Freeman, The History of Education in Haverhill, 1970
- 4 Unfortunately, when Bradford became a part of Haverhill, many of its records were lost, and so the particulars of the development of the Bradford school system are difficult to trace. See Freeman, The History of Education in Haverhill.
- 5 Bradford Town Records, 1896
- 6 Annual Reports of the Bradford School Committee, 1896
- 7 Bradford Town Records, 1896
- 8 Bradford Town Records, 1896
- 9 Bradford Town Records, 1896

Geographic Data:

The nomination is confined to the school building and the lot on which it stands, as indicated by the red line on the attached Assessors' Map



The Peabody School
170 Salem Street
Haverhill, MA
Haverhill Assessors' Map
scale: 1" = 100'

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Peabody School
Essex County
MASSACHUSETTS

SEP 25 1986

Working No. _____
Fed. Reg. Date: 2/2/89
Date Due: 10/23/86 - 11/9/86
Action: ☒ ACCEPT 10-23-86
☐ 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
☐ excellent	☐ deteriorated	☐ original site
☐ good	☐ ruins	☐ 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
- ☐ 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: _____



Peabody School, Haverhill, MA
East and South Facades

The Peabody School
170 Salem Street
Haverhill, MA

date: July, 1936
photographer: Frederick Lyman
negatives located at American Landmarks, Inc.
167 Milk Street
Boston, MA 02114

#1 of 2 photos

view: East and South Facades



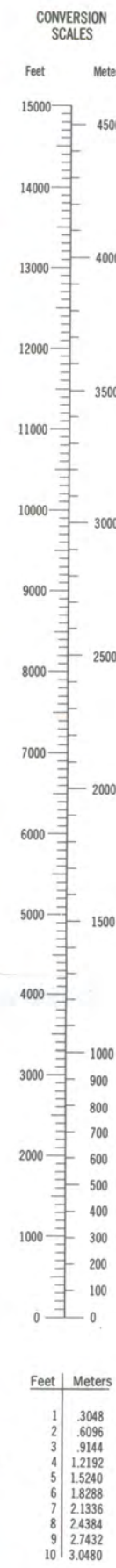
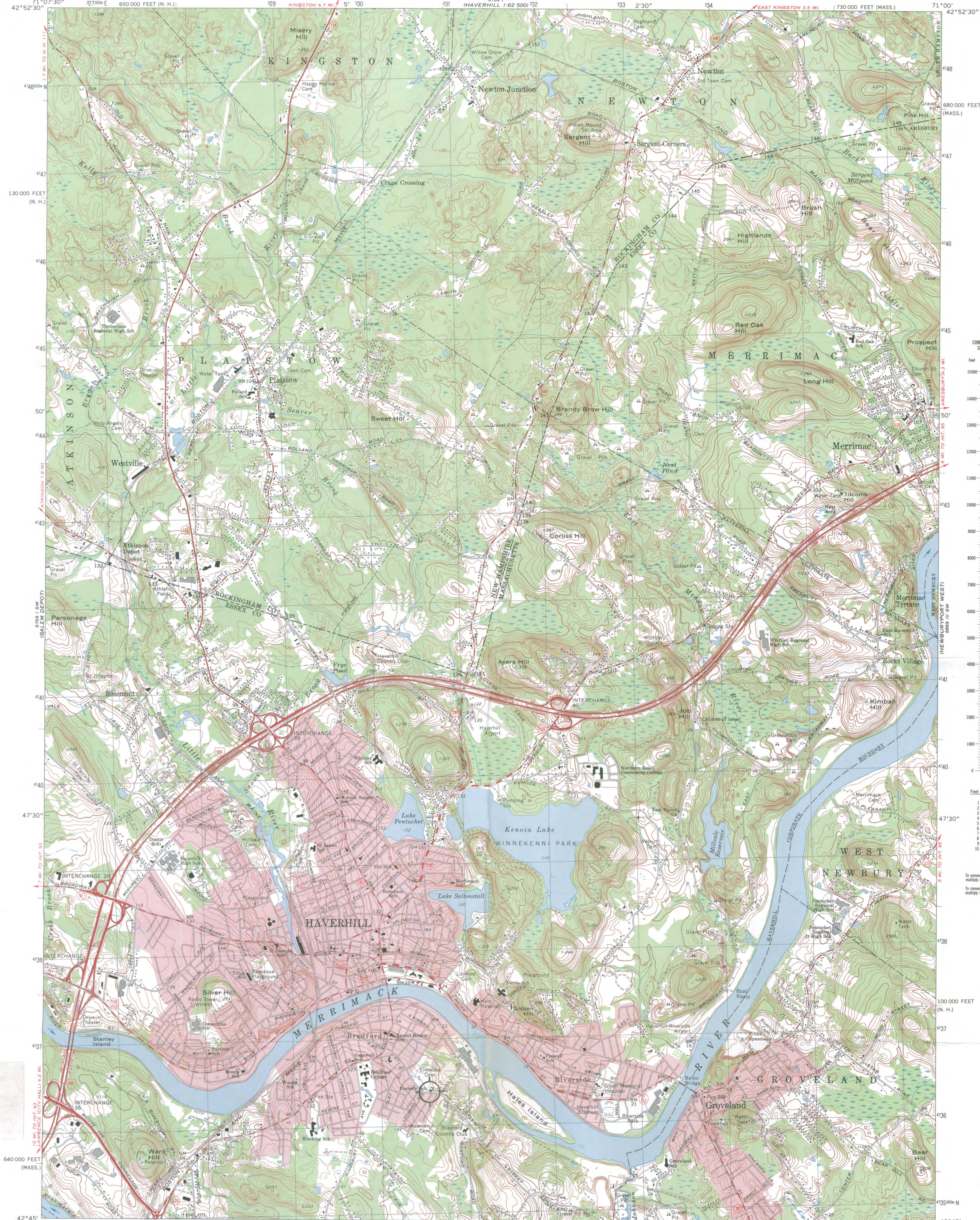
Peabody School, Haverhill, MA
South Facade

The Peabody School
170 Salem Street
Haverhill, MA

date: July, 1986
photographer: Frederick Lyman
negatives located at American Landmarks, Inc
167 Milk Street
Boston, MA 02114

#2 of 2 photos

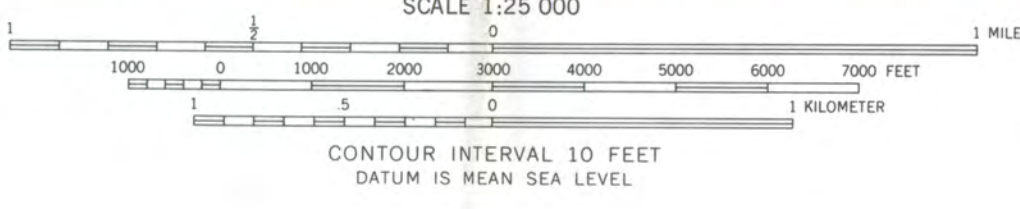
view: South Facade



The Peabody School
170 Salem Street
Haverhill, MA
Quad: Haverhill
UTM reference:
19/330/560/4736/410

Mapped, edited, and published by the Geological Survey
Control by USGS, USC&GS, and Massachusetts Geodetic Survey
Topography in Massachusetts by planetable surveys 1942
Topography in New Hampshire by photogrammetric methods from
aerial photographs taken 1953. Field checked 1955.
Revised from aerial photographs taken 1971. Field checked 1972
Polyconic projection. 1927 North American datum
10,000-foot grids 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



ROAD CLASSIFICATION

Primary highway, hard surface	Light-duty road, hard or improved surface
Secondary highway, hard surface	Unimproved road

Interstate Route U.S. Route State Route

HAVERHILL, MASS.-N. H.
SE/4 HAVERHILL 15' QUADRANGLE
N4245-W7100/7.5

1972

AMS 6769 1 SE-SERIES V814

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY, RESTON, VIRGINIA 22092
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST



P093.546
400

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

October 15, 1986

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

ATTN: Dolores Byers

Dear Ms. Shull:

As requested, enclosed please find an owner's list for the Peabody School, 170 School Street, Haverhill, Massachusetts, HCA pending #0786MA-0807.

If you have any other questions, do not hesitate to call.

Sincerely,

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

Sarah J. Zimmerman
Director, Preservation Planning
Massachusetts Historical Commission

Enclosure

SJZ/dr

PEABODY SCHOOL
170 SALEM STREET
HAVERHILL, MASSACHUSETTS

NATIONAL REGISTER NOMINATION

OWNER'S LIST FOR PEABODY SCHOOL CONDOMINIUMS

Unit # 204	Howard Zimmerman 19 Driftwood Road Marblehead, MA 01945
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Units #s 104 and 203	David Pierce c/o 2 Bourbon Street Peabody, MA 01960
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Units #s 101,102 103, 201,202	Charles Scrymgeour 268 Ocean Avenue Marblehead, MA 01945
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