

FORM A - AREA SURVEY

ref no 200529

Form numbers in this area	Area no. 142-T-2
---------------------------	---------------------

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, State House, Boston

2. Photo (3x3" or 3x5")
Staple to left side of form
Photo number _____

Rolls 2 & 4

1. Town Worcester
Name of area (if any) Wellington St. Apt. House District - National Register District
3. General date or period 1885-1901
4. Is area uniform (explain):
in style? no (primarily Romanesque Revival)
in condition? no (poor to excellent)
in type of ownership? yes (private)
in use? yes (residential)

5. Map. Use space below to draw a general map of the area involved. Indicate any historic properties for which individual reports are completed on Forms B thru F, using corresponding numbers. Show street names (including route numbers, if any) and indicate north. Indicate with an "x" existing houses not inventoried on Form B.

DO NOT WRITE IN THIS SPACE USGS Quadrant _____ MHC Photo no. _____
--

6. Recorded by S. Lee & B.R. Pfeiffer
Organization Worc. Heritage Pres. Soc.
Date December 1977

(over)

UTM
19/268260/4682220

7. Historical data. Explain the historical/architectural importance of this area.

Description:

The Wellington Street Apartment House District includes properties on Wellington Street, Irving Street and Jaques Avenue. Boundaries for the district have been selected to include a dense cluster of brick apartment houses built between 1885 and 1901. The demolition of buildings west and north of the district forms visual boundaries on those sides, while south of the district a mixture of wood frame houses, two-deckers and some apartment houses creates a different type of neighborhood. To the district's east and northwest, demolitions and modern development form another visual boundary. Buildings included in the district are shown in Worcester Assessors' Book 3, page 15 (Lots 15, 19 & 24) and in Book 6, page 17 A (Lots 3, 5, 6 & 9) and 17B (Lots 4, 19, 31, 45, 46, 47, 49, 61, 62, 69, 70, 71, & 72).

Property List:

street #	name (first owner)	date	description
<u>Irving Street</u>			
25	? (F.S. Robbins)	ca. 1901	astylistic--4 stories, buff brick, side-hall plan, flat roof, arched entry, bow front
27	? (F.S. Robbins)	ca. 1901	astylistic--4 stories, buff brick, bow front, flat roof, arched entry

Jaques Avenue

1	? (A.M. Hoppin)	1889	elements of Romanesque-- <u>W.H. Harvey, arch't.</u> --3 storey, brick, bow front, arched entry with sandstone voussoirs, oriel windows
5	? (M McGrath)	1891-1892	elements of Romanesque-- 3 stories, brick, side-hall plan, bow front, arched entry with sandstone columns, decorative brickwork at window heads
6	The Columbia (Pellett Brothers)	1892	eclectic Victorian-- <u>Pellett Bros. arch'ts & bldrs.</u> brick, four

cont'd.

8. Bibliography and/or references such as local histories, deeds, assessor's records, early maps, etc.

House Directories: 1888, 1890, 1892, 1894, 1896, 1898, 1900, 1902,

Rice, F.P. Dictionary of Worcester & Its Vicinity. (1893) pp. 7-8.

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community: Worcester	Form No: 142-T-2
Property Name: Wellington St. Apt House Dist.-Nat'l Register Dist	

2.

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

7.

stories, central panel with name plaque, terracotta tiles, decorative brickwork.

Wellington Street

- 23 ? (Thos. H. Hall) 1887--astylistic Victorian--
Fuller & Delano, arch'ts--4 storey, brick, sandstone
lintels, sills and water table, decorative brickwork
at cornice
- 25 ? (E.M. Bliss) 1889--astylistic Victorian--
Barker & Nourse, arch'ts--4 stories, brick, side-hall
plan, bow front, sandstone lintels, sills & belt
courses
- 37 ? (T.J. Barrett) ca. 1890--elements of Romanesque--
3 stories, brick, side-hall plan, bow front, arched
entry with sandstone columns, sandstone sills and water
table
- 41 T. Barrett House (Thos. Barrett, Sr.) 1885--Queen Anne--
2 storey, brick, slate-covered gable roof, dressed
granite sills & lintels, 2-storey porch with date plaque
- 45 ? (W.E. Hall) ca. 1889--astylistic Victorian--3 storey,
brick, bow front, sandstone lintels, sills and belt
courses
- 49 The Florence (G.H. & L.W. Rice) 1898--elements of
Romanesque--G.H. & L.W. Rice, arch'ts--5 storey, brick,
symmetrical facade, arched sandstone entry with Ionic
columns and keystone with bell flowers, granite basement,
decorative brickwork, name plaque
- 51 The Knowlton (G.H. & L.W. Rice) 1897--elements of
Romanesque--G.H. & L.W. Rice, arch'ts--5 storey, brick,
symmetrical facade, granite base, sandstone entry on
Corinthian columns, keystone with acanthus, name plaque
- 63 First Freewill Baptist Church 1888--elements of
Gothic--Geo. G. Adams, arch't.--brick & granite, high
gable, pointed arches, decorative brick work, stained
glass, terracotta tiles
- 42 ? (F.S. Robbins) 1901--astylistic--5 storey, buff
brick, double bow front, dressed sandstone basement
and entry, rock-faced sandstone lintels & sills
- 46 Mt. Vernon (F.S. Robbins) 1901--elements of Romanesque--
5 story, symmetrical facade, double bow front, sandstone
sills & belt courses, arched entry on Ionic columns,
keystone with bell flowers
- 62 L. & S.P. Harrington House ca. 1851--Greek Revival--
2 stories, frame construction, side-hall plan, pedimented
gables, Doric porch, asbestos siding.

Staple to Inventory form at bottom

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community: Worcester	Form No: 142-T-2
Property Name: Wellington St. Apt House Dist.: Nat'l Register Dist.	

3.

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

Significance:

The Wellington Street Apartment House District contains the densest remaining sections of a once extensive apartment house district which, until recent demolitions, covered an area from Main Street South to Chandler Street. One of the city's earliest centers of apartment construction, this larger area began to be developed in the mid-1880s with buildings such as the Windsor and the Boynton (see Form 142-T-3) typifying the types of apartment house built along Main Street South.

Although Wellington Street contains one side-hall plan Greek Revival style house (62 Wellington Street) built in 1851 for L. & S. P. Harrington (carpenters and real estate developers), Wellington Street was virtually undeveloped prior to 1885, when Thomas J. Barrett, a mason, built his two-storey brick, Queen Anne style house at 41 Wellington Street. Soon after the completion of the Barrett House, a large number of owner-occupied, three and four-storey apartment houses were constructed on Wellington Street (#23, 25, 37 & 45) and Jaques Avenue (#1 & 5). Built of brick, these apartment houses shared the same floor plans as many of the city's "three-deckers" and were of smaller scale than buildings of the same period on Main Street. Decoration of these buildings, for the most part, is limited to rock-faced sandstone trim, arched entries, and decorative brickwork at the cornice.

Beginning with the construction of the Columbia (6 Jaques Avenue) in 1892, later apartment houses in the district were built on the scale of Main Street buildings and employed center entrance/central hall plans with at least two apartments per storey. Unlike the earlier set of buildings, these later apartment houses were owned, designed and constructed by builder/developers, who maintained them as income properties. Architecturally they vary from the eclectic combination of brick granite and terracotta used in the Columbia, to the Knowlton with its double bay windows and carved sandstone entry and the more severe design of 42 Wellington Street, which is nearly undecorated except for its fine sandstone basement and 1½ storey entry surround.

Also included in the district is the First Freewill Baptist Church, a brick and granite building of eclectic, Gothic design. Designed by George Adams of Lawrence, Massachusetts, this building is unaltered, retaining original slate work, stained glass and terracotta tiles.

Retaining much of its original character, the Wellington Street District is currently under consideration for extensive rehabilitation.

Staple to Inventory form at bottom

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community: Worcester	Form No: 142-T-2
Property Name: Wellington St. Apt House Dist.: - Nat'l Register Dist.	

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

7.

Property Address	Assessor's Data	Present Owner
<u>Wellington Street</u>		
42	Assessor's Book 3, p. 15 Lot 24 9,619 sq. ft.	Myron L. Katz 3 Zenith Drive Worcester, Mass.
46	Assessor's Book 3, p. 15 Lot 15 15,656 sq. ft.	same
23	Assessor's Book 6, p.17B Lot 31 5,620 sq. ft.	Stanley K. Tabor 184 South Main St. Natick, Mass. 01760
25	Assessor's Book 6, p. 17B Lot 46 5,620 sq. ft.	Worcester Cooperation Council, Inc. 791 Main Street Worcester, Mass. 01610
37	Assessor's Book 6, p. 17B (Lot # and sq. ft. listed with 45 & 49 Wellington St.)	Chestnut Renewal Corp. 5 Chestnut St. Worcester, Mass. 01608
41	Assessor's Book 6, p. 17B Lot 61 6,000 sq. ft.	Albert & Ester McKim 51 Summerhill Ave. Worcester, Mass. 01606
45 & 49	Assessor's Book 6, p. 17B Lots 47, 62, 69-72 33,508 sq. ft. (These lot #'s and sq. footage include all 3 properties, 37, 45, & 49 Wellington St.)	Chestnut Renewal Corp. 5 Chestnut St. Worcester, Mass. 01608
51	Assessor's Book 6, p. 17B Lot 4 6,597 sq. ft.	Worcester Cooperation Council, Inc. 791 Main Street Worcester, Mass. 01610
62	Assessor's Book 3, p. 15 Lot 19 6,223 sq. ft.	Earl & Christine Swenson 3 Hecla St. Worcester, Mass. 01604 cont'd.

Staple to Inventory form at bottom

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community: Worcester	Form No: 142-T-2
Property Name: Wellington St. Apt House Dist. - Nat'l Register Dist	

5.

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

Jaques Avenue

1	Assessor's Book 6, p. 17A Lots 3 & 5 12,120 sq. ft.	Albanian Orthodox Church of St. Mary's Assumption
5	Assessor's Book 6, p. 17A Lot 6 5,057 sq. ft.	Constantine & Theodore Millonas, Trustees
6	Assessor's Book 6, p. 17A Lot 9 6,556 sq. ft.	Worcester Cooperation Council, Inc. 791 Main Street Worcester, Mass. 01610

R

Staple to Inventory form at bottom

Property Worcester Multiple Resource Area (Partial Inventory)

State MA (Worcester) Working Number 8.30.79.2060

TECHNICAL

CONTROL

Photos 383 + 13
Maps 2, 63

Excellent multiple resource nomination for the entire city of Worcester. Both the general description & statement of significance & the individual inventory sheets are well done. Each type of property included is well justified & reasons are listed for not including others at this time (e.g. 3-deckers). **HISTORIAN**
Call/Accept
Lightner
10.30.79

Common with Bruce's comments on 102-L-3, 116-CBD-11, 117-E, and 130-CBD-50 and 44. Integrity and/or boundaries need to be addressed specifically on individual forms. **ARCHITECTURAL HISTORIAN**

116-CBD-11 - Destroyed, cannot be listed.
130-CBD-44 - I am not convinced this has lost integrity. See attached.
102-L-3 - Period of significance and categorization of 1 bps need to be discussed with State. **ARCHEOLOGIST**

With 3 exceptions all properties appear to me to meet the criteria and the forms are adequate. ~~Both~~ **OTHER**
ACCEPT
MURPHY
2/28/80

of the scale maps and clearly delineated boundaries. **HAER**
Inventory _____
Review _____

THE ONLY PROPERTIES THAT I DO NOT RECOMMEND LISTING ARE
✓ 116-CBD-13 - DESTROYED BY FIRE MD - 116 CBD - 11
130-CBD-44 - DOES NOT RETAIN INTEGRITY FOR INDIVIDUAL ELIGIBILITY

✓ 102-L-3 I ~~am~~ ^{am} NOT CONVINCED ABOUT BOUNDARIES **REVIEW UNIT CHIEF**
BUT BELIEVE THEY COULD BE OK. BASED
ON ADDITIONAL DOCUMENTATION SUBMITTED - I DEFER JUDGEMENT.

Recommend Listing all properties ^{now} ~~except~~ **BRANCH CHIEF** 3/3/80
(not eligible); ~~to discuss further~~ w/NR staff + state. DUBIE

Return 102-L-3 to state for correction;
HOLD 130-CBD-44 for info from state

Staff conference 3/5/80 - agreed to action as noted below: **KEEPER**
Accept with exception of 116-CBD-11 (official notification of fire & demo from State), 102-L-3 (returning to state for revision - also returning 116-CBD-11) and 130-CBD-44 (holding fruit from state)

National Register Write-up _____ Send-back _____ Entered MAR 5 1980
Federal Register Entry 2.3.81 Re-submit _____



JAN 1978

JAN 1978

M

by Beth

Prestige

F 142-T-2
Wellington St. Apt 115x Distret
C 63 Wellington St
Worcester MA, MA
V east + north elev.

30 AUG 1979



30 AUG 1979

142-T-2

Wellington St. Apt. Heck Ast.

23 Wellington St.

Worcester MA 01494

West elevation



30 AUG 1979

Wellington St. Apt. House District

142-T-2

46-44 Worcester MA
MA

Wellington St.
west & south
elevations



30 AUG 1979

Wellington St Apt House
142 - T - 2^{district}
Worcester MA, MA
1 Jacques Ave
North elevation

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

Multiple Property Cover Sheet Reference Number: 64000304