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NATIONAL REGISTER

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Pebbledene

other names/site number Rose Cliff

2. Location

street & number 99 Freeman Street N/A not for publication

city or town York Beach, N/A vicinity

state Maine code ME county York code 031 zip code 03909

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets  does not meet the National Register criteria. I recommend that this property be considered significant  nationally  statewide  locally. ( See continuation sheet for additional comments.)

*Ernest H. Thayer* 9/3/93  
Signature of certifying official/Title Date

Maine Historic Preservation Commission  
State of Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria. ( See continuation sheet for additional comments.)

\_\_\_\_\_  
Signature of certifying official/Title Date

\_\_\_\_\_  
State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that the property is:

- entered in the National Register.
  - See continuation sheet.
- determined eligible for the National Register
  - See continuation sheet.
- determined not eligible for the National Register.
- removed from the National Register.
- other, (explain:)

Signature of the Keeper entered in the Date of Action

*Albany Byer* National Register 10/14/93

Pebbledene  
Name of Property

York, Maine  
County and State

**5. Classification**

**Ownership of Property**  
(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

**Category of Property**  
(Check only one box)

- building(s)
- district
- site
- structure
- object

**Number of Resources within Property**  
(Do not include previously listed resources in the count.)

Contributing	Noncontributing	
1		buildings
		sites
		structures
		objects
1		Total

**Name of related multiple property listing**  
(Enter "N/A" if property is not part of a multiple property listing.)

N/A

**Number of contributing resources previously listed in the National Register**

0

**6. Function or Use**

**Historic Functions**  
(Enter categories from instructions)

Domestic: Single Dwelling  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Current Functions**  
(Enter categories from instructions)

Domestic: Single Dwelling  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**7. Description**

**Architectural Classification**  
(Enter categories from instructions)

Queen Anne  
\_\_\_\_\_  
\_\_\_\_\_

**Materials**  
(Enter categories from instructions)

foundation Stone: Granite  
walls Wood: Shingles  
Wood: Weatherboard  
roof Wood: Shingles  
other \_\_\_\_\_  
\_\_\_\_\_

**Narrative Description**

(Describe the historic and current condition of the property on one or more continuation sheets.)

Pebbledene  
Name of Property

York, Maine  
County and State

**8. Statement of Significance**

**Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

**Criteria Considerations**

(Mark "x" in all the boxes that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** a birthplace or grave.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property.
- G** less than 50 years of age or achieved significance within the past 50 years.

**Areas of Significance**

(Enter categories from instructions)

Architecture

**Period of Significance**

1895-96

**Significant Dates**

1896

**Significant Person**

(Complete if Criterion B is marked above)

N/A

**Cultural Affiliation**

N/A

**Architect/Builder**

Talpey, Albert J., Builder

**Narrative Statement of Significance**

(Explain the significance of the property on one or more continuation sheets.)

**9. Major Bibliographical References**

**Bibliography**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

**Previous documentation on file (NPS):**

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_

**Primary location of additional data:**

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

Name of repository:

\_\_\_\_\_

Pebbledene  
Name of Property

York, Maine  
County and State

**10. Geographical Data**

**Acreeage of Property** Less Than One

**UTM References**

(Place additional UTM references on a continuation sheet.)

1 

1	9	3	6	9	5	4	0	4	7	8	1	9	2	0
Zone			Easting					Northing						

3 

Zone			Easting					Northing						

2 

Zone			Easting					Northing						

4 

Zone			Easting					Northing						

See continuation sheet

**Verbal Boundary Description**

(Describe the boundaries of the property on a continuation sheet.)

**Boundary Justification**

(Explain why the boundaries were selected on a continuation sheet.)

**11. Form Prepared By**

name/title Roger G. Reed, Architectural Historian

organization Maine Historic Preservation Commission date May, 1993

street & number 55 Capitol Street, Station #65 telephone 207/287-2132

city or town Augusta, state Maine zip code 04333-0065

**Additional Documentation**

Submit the following items with the completed form:

**Continuation Sheets**

**Maps**

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

**Photographs**

Representative **black and white photographs** of the property.

**Additional items**

(Check with the SHPO or FPO for any additional items)

**Property Owner**

(Complete this item at the request of SHPO or FPO.)

name Eileen Ceccanti

street & number P. O. Box 4112 telephone 603/431-5719

city or town Portsmouth, state NH zip code 03802-4112

**Paperwork Reduction Act Statement:** This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*).

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Projects (1024-0018), Washington, DC 20503.

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National Park Service****National Register of Historic Places  
Continuation Sheet**PEBBLEDENEYORK, MAINESection number 7 Page 2

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"Pebbledene" occupies a shore-front lot on Barn Point at the mouth of the Cape Neddick River where it empties into the Atlantic Ocean. To the south is the York Beach commercial district and Short Sands Beach. In the immediate vicinity of this property are summer cottages built in a variety of styles and dating from the late nineteenth century to the present.

The property is a wooden structure in the Queen Anne style, two-and-one-half stories high, with a gable roof. Both the roof and the upper story walls are covered in wood shingles, while the first floor is sheathed with weatherboards. The windows are double-hung sash with six lights over one. All are square headed except for the third story tower windows which are segmental. The main entrance, located in the center of the south elevation, has sidelights. This facade of the rectangular structure is embellished with an octagonal corner tower and, on the second floor level, a hipped roof bay window flanking a pedimented dormer and a porch sheltered by a pent roof supported on shingled brackets. Extending around the house on three sides (and a portion of the fourth) is a large veranda supported on Tuscan columns and with a balustrade consisting of square balusters. On the south end of the house a paneled chimney rises up to break the cornice line to the left of the peak of the roof. To the right is another hipped roof bay window. There is also a second staircase off the porch at this end of the house to provide more direct access to the beach.

In plan the cottage is characteristic of large summer homes of the period. There is a large living hall off the main entrance which opens into the corner tower on the ocean side. Behind the parlor in the southeast corner is a sitting room which also has an ocean view. Two picture windows have been added by previous owners. The dining room is to the left of the living hall in the northwest corner. In the northeast corner is the kitchen area. On the second floor the principal bedrooms are organized with ocean views on the south and west sides. All are accessible off a large open hall landing.

The interior of the cottage also remains substantially unaltered from its original construction. The Queen Anne style woodwork found throughout the house includes four fireplace surrounds of different designs. In three instances there are elaborate overmantels with beveled glass mirrors. The doors and windows have molded trim with symmetrical corner blocks. An unusual feature is the staircase. It is located opposite the main entrance in the living hall, but instead of a straight run perpendicular to the doorway, it terminates in a raised circular landing enclosed by a balustrade. The short run of steps to the ground floor then turn off the landing parallel to the entrance.

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## National Register of Historic Places Continuation Sheet

Pebbledene

York, Maine

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The only significant alterations to the interior were changes to the kitchen and service areas of the house, which have been modernized over the years. A servant's door off the kitchen porch on the north side of the house was altered into a window. Originally, there was also a small carriage barn behind the house at this location. This was razed about 1925 and a new two bay garage with a hipped roof was erected in the southwest corner of the lot. The latter structure has clapboard siding and a roof with wood shingles.

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Continuation Sheet

PEBBLEDENE

York, Maine

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"Pebbledene", the Edwin Rogers residence, is architecturally significant as the last major intact example of a turn-of-the-century summer cottage in the Evanston area of York Beach. Located in a neighborhood containing a high concentration of summer cottages from a variety of periods, the Rogers cottage is the last unaltered nineteenth century structure of this size which occupies prominent shore-front property in this section of York. Although larger and more ornate cottages were built elsewhere in York, this house represents the type of dwelling erected by upper middle class visitors to York Beach, who were also major contributors to the development of the summer resort. The property is eligible for nomination under criterion "C".

Edwin Rogers was an electrician by trade who, when this cottage was built, was president of The New England Gamewell Company in Boston, manufacturers of Gamewell fire and police alarms. The Rogers family summered at York Beach as early as 1893, and Mrs. Rogers owned property in the nearby B'hai religious community in Eliot. In the fall of 1895 the Rogers had decided to build a cottage on three lots of ocean-front property that was part of the "Evanston" development of Henry E. Evans. Work on the house was underway by January, 1896, and the house was occupied by the Rogers family on July 1<sup>st</sup> of that year.

York Beach was one of the major coastal resort areas of York. Whereas the most wealthy summer visitors tended to build the largest cottages in or near York Harbor, (see York Historic District, NR 7/16/73 and York Cliffs Historic District, NR 7/26/84), most of the hotels and smaller cottages were erected in the York Beach area. This included Long Beach and Cape Neddick, with their larger communities of people from New Hampshire (see Conant-Sawyer Cottage, N.R. 3/26/92). Although the views were no less spectacular from York Beach, a social stratification generally distinguished the two areas. The Rogers Cottage was one of the largest and most architecturally distinguished cottages to be built in this vicinity. In part this may have been due to the fact that the Evanston development did not succeed as originally laid out. As a result, small lots were sold off for cottages that were, for the most part, far less architecturally pretentious than "Pebbledene".

The Rogers named their cottage "Pebbledene" after the large number of small pebbles on the beach nearby. The house is in the Queen Anne style with the asymmetrical massing that is characteristic of that mode. At the same time, it is unlike any other cottage in York and was probably designed by an architect, although this has not been documented. The contractor was Albert J. Talpey, a direct descendent of the family who sold this section of York Beach to Henry Evans for development. With its wide veranda, corner tower, and second floor porch, "Pebbledene" features all of the architectural accoutrements that went into the design of a substantial summer cottage of

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PEBBLEDENE

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that period.

Edwin Rogers died in 1907, and his wife Sarah passed away fifteen years later. Shortly after, in 1925, their daughter sold the house to John Frederick Crane of Boston. It was probably Crane who replaced the carriage barn with a two car garage. During the period that the Rogers owned the house there were numerous cottages and several large hotels in the vicinity. The decline of York as a summer resort in the 1930s resulted in the destruction or alteration of most of the hotels and many of the cottages. Recent development projects have altered the homogeneous historical character of York Beach. The Rogers Cottage was one of the few to survive intact and is undergoing careful repair and restoration by the current owners.



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PEBBLEDENE

York, Maine

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York Courant. October 25, 1895; January 24, 1896; March 27, 1896; April 25, 1896; July 3, 1896.

Archives, Old York Historical Society.

United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

PEBBLEDENE

YORK, ME

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## VERBAL BOUNDARY DESCRIPTION

The nominated property occupies the Town of York Tax Map 21, Lot 14.

## BOUNDARY JUSTIFICATION

The boundary embraces the village lot historically associated with "Pebbledene."