

United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form



OMB No. 1024-0018

1559

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 any 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 Immaculate Conception Rectory

other names/site number _____

2. Location

street & number 108 Beach Street not for publication _____

city or town Revere vicinity _____

state Massachusetts code MA county Suffolk code 025 zip code 02151

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, 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.)

Brona Simon DSHPO Dec. 26, 2001
Signature of certifying official/Title _____ Date _____
Massachusetts Historical Commission

State or 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 this 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

Patrick Andrews

Date of Action

2/11/02

Immaculate Conception Rectory, Revere
Name of Property

Suffolk County, Massachusetts
County and State

3. Classification

Ownership of Property Category of Property

☐ private ☒ building(s)
☒ public-local ☐ district
☐ public-State ☐ site
☐ public-Federal ☐ structure
☐ object

Number of Resources within Property

Contributing	Non contributing
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)

RELIGION: church-related residence

Current Functions

(Enter categories from instructions)

SOCIAL: meeting hall

RECREATION AND CULTURE: museum
(historic exhibits)

RECREATION AND CULTURE: auditorium
(lecture hall)

7. Description

Architectural Classification

(Enter categories from instructions)

LATE 19TH CENTURY REVIVALS: Colonial Revival

Materials

(Enter categories from instructions)

Foundation: brick
Walls: wood clapboard
Roof: slate

Narrative Description

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

See Continuation Sheets

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Immaculate Conception Rectory
Revere (Suffolk), MA

Immaculate Conception Rectory, Revere

7. Narrative Description

Summary

The 1901 Colonial Revival-style Immaculate Conception Rectory is a three-story, wood frame building with a rectangular plan, a hip roof, and a large 2 ½-story rear wing which dates to the original construction. Exterior walls are sheathed with wood clapboards and trimmed with molded water table, stringcourses, cornice, and narrow cornerboards. The slate-clad roof displays dormers, two interior chimneys, and a front balustrade. The wood-frame construction and Colonial Revival style are typical of the period in Revere. The scale identifies it as an institutional residence. The interior retains almost all of its original features including a broad center hall plan with ornate main staircase, fine woodwork, unusual fireplace surrounds, wood floors, plaster walls and ceilings, and some light fixtures. The scale, materials, style, lot size, and setback of the rectory all serve to integrate this private institutional building into the pleasant, densely developed, residential neighborhood that surrounds it. The building is in excellent condition and retains a remarkably high degree of integrity. All of its important character-defining elements are based on the theme of unostentatious elegance.

Setting/Site

The former Immaculate Conception Rectory remains on its original site at the northwest corner of Beach and Pleasant Streets immediately north of Boston in the City of Revere, Massachusetts. Revere occupies 6.32 square miles on the Massachusetts Bay coast. The inviting 4.5 mile coast consists of a gently curving, sandy beach. Known as Revere Beach (NR: 1998), it has been a popular recreational area since the mid 19th century. The city's northern boundary is defined by the Pines River, a tidal tributary of the Saugus River, with extensive associated salt marshes. The southern edge is defined by Belle Isle Inlet and Mill Creek. Neighboring towns include Boston (SE), Chelsea (SW), Malden (W), and Saugus (N).

The Rectory faces east to Beach Street, a 17th century roadway that meanders northeasterly from Broadway (State Route 107) to Bell Circle at the intersection of the Veterans of Foreign Wars (VFW) Parkway (State Route 1A) and American Legion Highway (State Route 60). Broadway and the two parkways are important regional thoroughfares. Beach Street marks the locus of Revere's earliest settlement and the surrounding area has served as the town center ever since. Surviving resources that speak to this role include the Rumney Marsh Burying Ground (1690s; Butler Street), the former Rumney Marsh Meeting House/Church of Christ (1710; 265 Beach Street; NR 1984), the former First Congregational Church (1850/1885; Beach Street @ Central Avenue), the First Baptist Church (1893; Beach Street @ Library Street), and the Revere Public Library (1903; Beach Street @ Library Street). City Hall (1899) stands one block west of the Rectory at Broadway and Pleasant Streets. Several turn-of-the-century commercial blocks remain on Broadway as well. Side streets are dominated by dwellings that date

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Immaculate Conception Rectory
Revere (Suffolk), MA

to the 18th, 19th, and 20th centuries. They are typically two to three-story, wood-frame structures that exhibit elements of the Federal, Greek Revival, Italianate, Second Empire, Queen Anne, and Colonial Revival styles. Most are altered to some degree, with artificial siding and replacement windows especially common. Lots are generally small, and buildings face the street over uniformly shallow setbacks maintained as turf.

The Rectory was constructed as part of a building complex owned by the Catholic Church. Four buildings on the opposite side (E) of Beach Street remain in church ownership and use. They include the Immaculate Conception Church and Rectory (both 1980s) at the northeast corner of Beach Street and Winthrop Avenue, and a convent (1960s) and church school (1913) at the southeast corner of those roads. An 1893 church and late 19th century rectory/convent were demolished in the second half of the 20th century. The former church site lies immediately north of the Rectory. It is now a municipal playground that is enclosed by a high, metal, picket fence and contains young trees, benches, and playground equipment. These facilities are often used by neighborhood children or mothers picking up children from the school across the street.

The Rectory occupies on a level 20,647 sq. ft. lot at the northwest corner of Beach and Pleasant Streets. The lot is maintained as turf on those two street sides. On Beach Street, the lawn is set off from the sidewalk by low granite curbing which also defines the short walkway that leads to the main entrance. A decorative metal picket fence that appears to be contemporary with the Rectory building defines the Pleasant Street edge of the property. (photo #2) There are two crabapple trees on the south side of the building and a single rhododendron to the right of the main entrance. Paved parking surrounds the building on the north and west sides.

Exterior Description (photos #1 and 2)

The wood-frame rectory consists of a square main block and rectangular rear (W) wing. The entire mass measures 74'5" x 41'3". The main block rises 3 1/2-stories from a red brick foundation to a hip roof. The wing is 2 1/2-stories under a gable roof with raked molding and cornice returns. Both roofs are slate-clad with copper flashing and are equipped with tin gutters and downspouts. The roof of the main block displays paired dormers on the front and rear slopes (E, W) and single dormers on the side slopes (N, S). The dormers have slate-clad sides, hipped roofs, and 1/1 sash windows. The pair of dormers on the front slope are joined by a recessed copper panel with a raised, gold-tone cross. A skylight crowns the center of the main block roof. Two large interior chimneys with corbeled caps rise through the roof near the front of the building where they serve several fireplaces in front and center rooms. Single hip roof dormers are located on the north and south roof slopes of the rear wing. A small chimney appears immediately west of the dormer on the south slope. Exterior wall surfaces are treated the same on both main block and wing. Sheathing consists of wood clapboards trimmed with narrow cornerboards, molded watertable, molded beltcourses that encircle the building above first story windows and below third story windows (main block only), and a molded box cornice. The beltcourses incorporate wide frieze boards. Windows are often

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aligned vertically and horizontally. Unless otherwise specified they contain 1/1 double-hung sash, and exhibit board frames with narrow outer moldings and projecting sills. Small basement windows with rough-faced granite sills and three-pane sash are generally aligned with those of the upper stories. The entire exterior, including both clapboards and trim, is painted taupe.

The front facade (E) consists of a center bay that is framed by gently rounded bays that rise the full height of the building and are surmounted by wooden balustrades with ball finials. Each of these framing bays contain two windows at each story. These windows are fitted with curved glass. The main entrance occupies the first story of the center bay. It is fronted by an open portico with clusters of three Tuscan columns rising to a flat roof with full cornice and balustrade. The portico is approached by a flight of seven wooden stairs with molded railing and square balusters whose form repeats that of the porch and roof balustrades. Diagonal wood latticework covers the area beneath the portico. The main entrance contains a handsome original door with raised wood panels and a single light of pebbled glass (this may have replaced a leaded light). The door is framed by pilasters as well as a transom and sidelights with leaded glass in a diamond-and-oval pattern. Above the front door at the second story is a three part window headed by a broken scroll pediment. A similar window, without the pediment, is located above at the third story.

The three-bay, north elevation of the main block contains single windows in the outer bays and paired windows in the center bays at the first and second stories. At the third story the paired window is replaced by two single windows reflecting the smaller rooms at that level. At the first story, an extra window appears at the west end. The two story, north elevation of the rear wing is set back from the main block. It contains three windows at the first story and four at the second. A porch covers the eastern two-thirds of the rear wing where it adjoins the main block. This element does not appear on the 1906-1933 Sanborn atlas. It provides access to a rear entrance into the main block. The entrance is fronted by a narrow vestibule that contains a paneled wood door with glazed upper panel and is headed by a transom. The details of the north porch are similar to those found at the main entrance including Tuscan columns, entablature, molded railing with square balusters, and lattice apron. The rear porch lacks the embellishment of a rooftop balustrade. The porch apron, and railing have been extended westward beyond the rear wall of the rear wing. The entire verandah element now encloses a ramp that is code-compliant for wheelchair access.

The south elevation contains four vertically and horizontally aligned windows at all three stories. At the first story, the second window from the west is a large, gently curved bay that is surmounted by a balustrade. It serves the dining room which is the most ornate interior space. The south side of the rear wing is very similar to the north side including the Tuscan porch and main block vestibule. In this case however, the porch retains its original configuration and is approached from the west by a flight of wood stairs. The first story contains an entrance at the west end and three modern windows that light a refurbished kitchen. Three original windows are spaced across the second story. One bathroom window on the second floor varies from the standard 1/1 sash pattern. Here, the upper sash consists of a large single pane framed by small, rectangular panes, a typical Queen Anne style configuration.

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The rear wing is centered on the rear west elevation of the main block, and leaves single bays in the main block exposed on each side. Those bays contain the narrow vestibule/entries previously described at the first story. Single windows appear at the upper stories on the north side. On the south, the wall is blank. The rear wall of the wing contains a single window in the north bay at the first story, single windows in the north and center bays at the second story, and a single window centered in the attic story which is covered with wood shingles. It is set off by a narrow sawtooth course and a continuation of the entablature. A small, enclosed, brick entry with gable roof is centered on the basement story which is fully exposed here due to a gradual slope in the lot.

Interior Description

The Immaculate Conception Rectory is built on a double-loaded center hall plan with an unusually wide central passage that opens from the main block to the rear wing. It contains 22 rooms, six bathrooms, one of which is modern, and numerous closets and small storage rooms. Typical of communal residences, the first story of the main block is devoted largely to public or communal activities including the dining, meeting, and reception rooms. The second, third, and attic stories are dominated by bedrooms. The rear wing contains kitchen and meeting facilities at the first story and bedrooms at the second and attic stories.

Typical interior finishes include plaster walls and ceilings, pine and oak floors, dark wood wainscot, raised-field panel doors (seven panels) with original brass hardware, wide, molded window and door frames, and a wide variety of fireplace surrounds. (photo #3) Oak is commonly used in the main block while pine is generally substituted in the wing. Several early sconces and hanging light fixtures with ceiling medallions remain as well. (photo #5) The most elaborate finishes and fittings appear in the public spaces at the first story. Wall-to-wall carpeting over wood floors is the most common interior change. In a few cases, wood trim has been painted white, and some walls have been covered with textured stucco. No important original fabric appears to have been removed, however, and overall the interior, like the exterior, remains largely intact.

One of the most interesting features of the house is its varied and unusual fireplaces. All fireplace surrounds are composed of red brick with ornate terra-cotta accents in varying patterns and have wooden mantels and terra-cotta hearths composed of square tiles. The terra-cotta elements appear as egg and dart, guilloche, and chevron moldings in various combinations. Brickwork is also imaginative, with some fireplaces having arched lintels, rounded, engaged column-like elements, or recessed brick shelves. While some surrounds have been painted white, most have been left in their natural state. (photo #4)

The front door (E) opens into a small vestibule which contains a window and a door on both of the side walls. Plaster walls are trimmed with three foot high dark-stained oak wainscot that consists of a mop board, two rows of square raised-field panels, and a molded chair rail. Raised-field panel doors lead directly from the vestibule into the main front rooms. A larger door, similar to the entrance door with a

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leaded-glass upper light and surrounded by leaded-glass transom and sidelights, leads into the center hall where the same wood wainscoting and other trim continue. The upper walls are plaster and rise to a narrow cornice at the 10' plaster ceiling.

The main staircase rises along the rear half of the south hall wall, and continues upward through all four stories. Risers and treads are wood. The paneled wainscot rises upward along the south stair wall. The north side of the stair displays an open string profile with three turned balusters on each step supporting a heavy molded handrail. At the base of the stair, the railing is anchored by a square, wood-paneled newel post topped by a dentil course and ball finial. A brass and crystal chandelier that appears to post-date 1950 is suspended from an elaborate ceiling medallion that is painted a bronze color. (photos #6-7)

The north and south front rooms are similar in size and design, with large curving windows in the front bays. Here, 3" vertical boards replaced the paneled section in the oak wainscoting. There are shelves on the west walls but no fireplaces. The north room has a door in the west wall that opens into the next room.

The dining room is the largest and most ornate room within the rectory. It spans the eastern two-thirds of the south side of the first story. A unique feature of the dining room is the coffered ceiling, with molded wood beams creating a widely spaced grid. A brass chandelier is centered on the ceiling. Paneled wainscoting, like that in the hall, trims the walls. The east wall, with its large brick fireplace flanked by two built-in china cabinets, is a focal point of the room. The molded brick fireplace surround includes fluted pilasters rising to a mantel with egg and dart molding and a secondary shelf supported by a triple egg and dart molding. The cabinets consist of wood drawers surmounted by double-leaf glass doors and a glazed, segmental arch transom. The west wall of this room contains doors to the narrow vestibule on the south-side porch and to a modern kitchen which occupies the rear wing (photos # 8-10)

The two rear rooms on the north wall lack wainscoting, but continue the window and door surrounds. Between these two rooms and accessed from the center hall, is a mid-20th century elevator with a small wood-lined cab and metal accordion door. A modern bathroom and widened doorways have been inserted into the rear room to permit handicap access. From this room, the rear door and narrow vestibule lead onto the northside porch that was altered in the 1998 renovation to accommodate a ramp for wheelchairs.

The upper stories of the main block are similar to the first floor but replace paneled wainscoting with vertical boarding. Doors, and door and window surrounds are identical as are plaster walls and ceilings. Several rooms have fireplaces. The one in the south front room has a rich Gillette frame with floral cornerblocks around the opening. Above is a secondary mantel supported by three corbeled rows of egg and dart molding. Both front rooms retain early hanging light fixtures and the one on the north retains a plaster ceiling medallion. The second and third story hallways are almost as wide as the first story hall and are lit by the large, triple windows in the east wall. The open, fourth story attic space once served as a social room and is decorated by murals that appear to have been done by various artists. They depict scenes including landscapes and fanciful elves in bright colors. The center of the space is well-lit by a

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large, hipped skylight, below which hangs an early light fixture, possibly converted from gas. (photo #11) The dormer windows add additional light. A ladder leads to a trapdoor that gives access to the roof. The corner crawl spaces are partitioned by walls and doors to create storage space.

The rear wing of the house contains a large modern kitchen on the south side and a similarly proportioned meeting space on the north side. A rear stair hall occupies the southwest corner behind the kitchen while a storage room is located to the north behind the meeting room. All but the kitchen have plaster walls and dark-stained beadboard wainscoting. Doors and casings are similar to those found in the main block, but pine generally replaces oak. The rear stair is very similar to the main stair but has somewhat simpler balusters and newel posts, and replaces paneled wainscoting with vertical beadboard. The hall has an exterior doors leading to the south porch. The second and attic stories of the rear wing have double-loaded center halls. Rooms of varying size are found on the second floor, and smaller, closet-like rooms on the third floor shaped by the slope of the roof. Many of the floors are covered with linoleum.

Building Alterations

The former Immaculate Conception Rectory remains largely intact on both exterior and interior, even retaining its early light fixtures. A major rehabilitation effort was undertaken in 1998-1999 with the assistance of a Massachusetts Preservation Projects Fund (MPPF) grant that was awarded to the Revere Society for Cultural and Historic Preservation. The grant provided funds for exterior restoration of the north and south walls. The east and west elevations had been previously restored by the Society as a separate project a few years earlier. Both projects involved scraping old paint, replacing rotted clapboards and trim where appropriate, and repainting the exterior. A secondary project a year later restored original windows, installed exterior storm windows, and provided handicap access. The only other major change is modernization of the kitchen. No record of this project has been found, but it appears to have occurred within the last thirty years.

Archaeological Description

While no ancient Native American sites are recorded on the Rectory property, sites may be present. One site is recorded in the general area (within one mile). In general, however, the potential for locating ancient Native American resources on the property is low. Environmental characteristics of the parcel are not well suited for most types of Native sites. The Rectory occupies a level to moderately sloping site that may have been well drained prior to historic development. Wetlands, however, are not located within 1000 feet of the Rectory, a factor that adversely affects the prehistoric sensitivity of this location. Given the above information, the small size of the nominated property (20,547 square feet) and impacts related to construction of the Rectory and parochial house, a low potential exists for locating ancient Native American resources on the property.

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A high potential exists for locating historic archaeological resources on the nominated property. The Rectory property was originally purchased by the church parish in 1889 to build a parochial residence. That building was moved across the street in 1897 and the Rectory building constructed in 1901. Structural evidence of the parochial residence and outbuildings may survive on the Rectory property. Evidence of utilities including water, sewage, gas and electric lines that serviced the parochial residence may also survive.

(end)

Immaculate Conception Rectory, Revere
Name of Property

Suffolk County, Massachusetts
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 that represent the work of a master, or possesses high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction.

☐ D Property has yielded, or may be likely to yield, information important in prehistory or history.

Criteria Considerations

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

Property is:

☒ A owned by 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

Narrative Statement of Significance

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

See continuation sheets

9. Major Bibliographic References

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

See continuation sheets

Previous documentation on file (NPS)

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

Primary location of additional data

- ☒ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal Agency
- ☐ Local Government
- ☐ University
- ☒ Other

Name of Repository: Revere Society for Cultural and Historic Preservation

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8. Statement of Significance

Criteria Statement

The former Immaculate Conception Rectory of 1901 has been an important symbol of community in Revere for one hundred years. It possesses integrity of location, design, setting (partial) materials, workmanship, feeling, and associations and meets NRHP criteria A and C. It is important on the local level with a period of significance extending from its completion in 1901 through 1951, the National Register cut-off date. As a former religious property that derives its primary significance from architectural qualities and historical associations, criterion exception A also applies.

The former Immaculate Conception Rectory is the earliest of two surviving historic elements that were part of Revere's first Catholic parish. During the period of significance, that complex included an 1888-1893 High Victorian Gothic style church, a 19th-century parochial residence, and a 1913 school in addition to the 1901 Rectory. The wood-frame parochial residence and church were demolished in the 1960s and 1980s and replaced by the current masonry church and convent.

The former Rectory is a significant private institutional building that was constructed during a period of tremendous population growth in Revere. As the earliest surviving component of Revere's first Catholic parish, it reflects the city's social development, especially the rapidly growing numbers of Catholic residents.

In addition, the former Rectory stands on one of the earliest roadways in the community in an area that has served as the city's institutional center since the 17th century. When it was established in the late-19th century, the Immaculate Conception parish chose a site on Beach Street where many of the preceding Protestant congregations were located. The other historic churches in the immediate vicinity include the Church of Christ (1710/1856/1888; NR: 1984), the Old Orthodox/ First Congregational Church (1850/1884), and the First Baptist Church (1893). The majority of Revere's other historic buildings are found in the general area, although not in sufficient concentrations to constitute a district.

The former Rectory is also important as a well-detailed and exceptionally well-preserved example of the Colonial Revival style, the preferred mode for institutional buildings in early 20th century Revere.

Revere History

The area that now comprises the City of Revere was settled in the early 17th century when it was known as Rumney Marsh. Initially comprising the northern edge of Boston (annexed 1634), Revere became part of the new community of Chelsea which was incorporated in 1739. Chelsea (originally known as Winnisimmet), included present-day Winthrop (originally known as Pullin Point) as well as Revere until

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1847 when the latter two were incorporated as the town of North Chelsea. Winthrop broke off as a separate town in 1852. North Chelsea changed its name to Revere in 1871, and incorporated as a city in 1914.

Present-day Revere was the focus of the Chelsea/Revere/Winthrop community throughout the 17th, 18th, and early 19th centuries. The town center developed around the Rumney Marsh Congregational Meeting House of 1710 at Beach and Eustis Streets, a few blocks north and east of the Rectory. Now known as the Church of Christ, this meeting house underwent major remodelings in 1856 and 1886, but survives on its original site (*NR: 1984*). The late 17th century Rumney Marsh Burying Ground (*NR pending*) is also located nearby on Butler Street. When Chelsea was incorporated in 1739, its population of approximately 100 resided in an estimated 40 dwelling houses, 26 of which were probably in present-day Revere. By 1765, the population had risen to approximately 250-300. (*MHC 1981: 4*) In 1830 it stood at 770 with approximately 700 residing in present-day Revere.

Beach Street, which provided access to the coast, was one of the earliest roadways in Revere, and was probably adapted from a Native American trail. The major road of the period was the County Road which followed the looping course of Malden, School, Beach, Fenno Streets. There was another route along the coast. A landing stood on Mill Creek at the foot of Mill Street. Transportation was improved in 1803 when the Salem Turnpike was laid out immediately west of the Colonial period town center along the route of Broadway (State Route 107). Bridges were constructed across the Mill Creek and Pines River at the same time.

Throughout this early period, agriculture was the mainstay of the local economy. Large farmsteads, concentrated near the coastal marshes, produced goods for local consumption, and increasingly for export to Boston. A tidal grist mill (*NR: 1972*), established on Mill Creek in 1734, was the only facility for grinding grain between Lynn and Malden and added considerably to Revere's stature in the region between Boston and northern mercantile center of Salem. Industrial development was limited to an 1803 brickyard on the new turnpike at Mill Creek.

The seeds of change were sown in the early to mid 19th century. A key event occurred in 1838 when the Boston & Maine Railroad constructed one of the first rail lines in the region through Revere and opened a depot on Beach Street. Other branch lines appeared in later decades. Street railways made their first appearance in 1860 with a very early horse-drawn line that provided connections to Salem along Broadway through the town center. Change was also precipitated when the sweeping crescent of Revere Beach attracted attention in Massachusetts' first wave of summer resort development in the 1830s. Change is reflected in the break-up of the 1739 town as Winthrop and Revere separated from Chelsea in 1847, and when Winthrop became an independent town in 1852. On its own, Revere's population rose from 793 to 1,197 between 1855 and 1870. (*MHC 1981: 6*) In 1871, North Chelsea was renamed Revere, in honor of the patriot Paul Revere. The commercial and institutional center continued to develop in the vicinity Beach, Broadway, and School Streets.

Seasonal and year-round suburban growth intensified in the late 19th century as new residents were attracted to Revere's beachfront as well as its proximity and good connections to Boston. Initiation of

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Immaculate Conception Rectory
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the Boston, Revere Beach, and Lynn Railroad (the "Narrow-Gauge" railroad) in 1875 was an important factor. Growth was concentrated in the new Beachmont neighborhood, but occurred in the established town center as well. Between 1870-1900, Revere's population doubled every decade, sky-rocketing from 1,197 to 10,395. Housing kept pace with the population, with the number of dwellings jumping from 170 in 1870 to 2,172 in 1900. (*Shurtleff 1938: 332, 342*)

The foreign-born accounted for much of Revere's population growth in the late 19th and early 20th centuries. In 1865, when Revere's population numbered about 1,000, 16% were foreign born, with 12% from Ireland. By 1905 27% of Revere's 12,647 citizens were foreign-born, with most coming from Ireland, England, and Nova Scotia (*MHC 1981: 7*)

Most of Revere's institutional buildings date to the late 19th and early 20th centuries and include the town hall, public library, several schools and churches (*MHC 1981: 9*) The majority are substantial masonry examples of the Renaissance and Colonial Revival styles. There was very limited industrial development (*MHC 1981: 8*)

History of the Immaculate Conception Church and Rectory

The Church of the Immaculate Conception was the first Catholic parish in Revere and its history reflects both the rapid development of Revere at the turn of the century, and the establishment of Catholicism as a dominant force in the Boston region.

The Church of the Immaculate Conception was established in 1885 as the first Catholic parish to serve Revere and Everett. Prior to that time, Catholics from those towns had attended services at St. Rose's in Chelsea. Everett was initially the parish center, with Revere attached as a mission. The Reverend Joseph E. Mohan served as the first pastor, celebrating mass in both communities on a regular basis. Like some other fledgling congregations in Revere, the Catholics first held services in the Revere Town Hall at Broadway and Pleasant Streets (1835; replaced by current building 1899). (*Lord 1945: 266; Revere Journal 5/27/1893*)

Services continued at the Town Hall until 1888 when the thriving congregation was able to purchase land nearby at Winthrop and Beach streets and begin construction of a church. The cornerstone was laid on Sunday, July 1, 1888 by the most Reverend John J. Williams, Archbishop of Boston. On December 9 of that year, the parish began holding worship services in the finished basement chapel. Fr. Mohan celebrated mass while the Rev. J.J. McNulty preached the sermon. (*Lord 1945: 267; Revere Journal 5/27/1893*)

In June of the following year, 1889, Revere became an independent parish. Its formation is a direct reflection of Revere's exponential growth in the late 19th century and of the increasing numbers of Irish Catholic residents. The Reverend James Lee was appointed as the first resident pastor and continued until his death in 1917. (*Lord 1945: 267; Revere Journal 5/27/1893*)

(continued)

National Register of Historic Places Continuation Sheet

Section number 8 Page 4

Immaculate Conception Rectory
Revere (Suffolk), MA

In 1892, while still under construction, the church building was greatly enlarged to accommodate a much larger congregation than had been anticipated only four years earlier. The increase in the congregation resulted from the continuing influx of both year-round and summer residents. The church was completed and dedicated on May 28, 1893. Designed by a skilled but unknown architect, the wood-frame church building was an exceptionally well-detailed example of the High Victorian Gothic style. A detailed description in the *Revere Journal* concluded that it was "one of the handsomest outside the City of Boston". The church measured 121' X 54.5' and had a seating capacity of 800. A 29' X 8' rear wing served as the vestry. James Campbell of Revere, Miss. E. J. Hartnett of Boston, and W. J. Emerson of Boston donated some of the interior fittings. (*Revere Journal* 5/27/1893)

The first living accommodation for Father Lee was provided by Mr. Holt who opened his nearby Beach Street home as he had previously welcomed Rev. Butler of the Unitarian Church. Father Lee resided there until the following year, 1890, when the expanding parish purchased the adjacent land and dwelling at the corner of Pleasant and Beach Streets from the Milton Rae estate for use as a parochial residence. (*Shurtleff* 1938: 438; *Revere Journal* 5/27/1893) As seen on the 1896 Revere atlas, this was the largest dwelling in the area, consisting of a main block with a rear wing and a very large side wing. Historic views show it to be an impressive example of the Second Empire style.

According to Revere historian, Shurtleff, the parish purchased a third lot of land across Beach Street in May 1897, and three years later they moved the old residence to the new lot. The present rectory building was then constructed on the vacated site at Pleasant and Beach Streets where it was conveniently adjacent to the church. Formal possession of the house as a residence occurred on April 19, 1901. (*Shurtleff* 1938: 438) This information is supported by historic maps of 1896 and 1906. The 1896 map shows the pre-existing building at Beach and Pleasant streets. The 1906 map shows that building on the west side of Beach Street and the present Rectory on the Beach/Pleasant Street site where it stands today. Revere started issuing building permits in 1896, but no permit exists for this building. In contrast to the ornate Gothic Revival style Church, the Rectory displays the clean, simple lines of the Colonial Revival style.

In 1912-1913, the Immaculate Conception Parochial School was constructed across Beach Street to the designs of Maginnis & Walsh. This building initiated the change from wood-frame to masonry construction. It formally opened on September 9, 1913. The old parochial residence acquired in 1890 and moved to the east side of Beach Street in 1900 became a convent for the Sisters of Saint Joseph who taught at the new school. (*Shurtleff* 1938: 438) The Sanborn Atlas shows it as a large, wood-frame building consisting of a three story main block with two, large, two-story wings. One of the wings pre-dated the move while the other was added later. That residence was demolished in the 1960s and replaced by the present large, three story, masonry convent.

Other Catholic Churches in Revere

Revere's Immaculate Conception parish continued to experience rapid growth in the early 20th century. According to the *History of the Archdiocese of Boston*:

(continued)

National Register of Historic Places Continuation Sheet

Section number 8 Page 5

Immaculate Conception Rectory
Revere (Suffolk), MA

"So rapid was the development, especially in the district nearest the oceanside, that Father Lee soon had to erect a second church in Revere -- Our Lady of Lourdes, Beachmont -- which was blessed on November 16, 1902. On January 7, 1906, a new parish was created here under his assistant, Rev. Patrick M. O'Connor." (*Lord 1945: 267*)

Our Lady of Lourdes Church (1 Endicott Avenue; MHC #7) was built to the designs of Maginnis, Walsh, & Sullivan in the residential district of Beachmont.

St. Theresa's is another Catholic church (500 Revere St; MHC #28) in Revere that was originally established under the auspices of the Church of the Immaculate Conception. The Boston Archdiocese history reports that:

"Revere received its third English-speaking parish on October, 1937, when Father Michael J. Houlihan was appointed pastor of a district in the northern part of the city. A church was already on hand, the neat, brown stucco Chapel of St. Theresa on Revere Street, which had been conducted for some years as a mission of the Church of the Immaculate Conception. The new parish retains the name of St. Theresa." (*Lord 1945: 690*)

Another Catholic church, St. Anthony's (250 Revere Street; MHC #19), was started in 1905 by Rev. Francis Sannella, the energetic resident pastor at East Boston. This largely Italian-American parish experienced the same rapid growth that characterizes the Immaculate Conception. The first sign was its split from East Boston in 1907. Within 20 years of its founding, St. Anthony's parish had an Italian population of at least 8,000. To meet needs, the second pastor, Father Ernest Rovai, resolved to build a very large new church. The chapel of an immense, gray stone, Romanesque church with towering nave and campanile was dedicated June 6, 1926. The upper church was not finished until 1943. It remains a conspicuous feature of the North Revere landscape. (*Lord 1945: 228, 735, 739*)

The Society of Santa Lucia was formed in 1929 by a group in western Revere. In 1931 it became a mission of St. Anthony's Parish. A chapel was constructed and dedicated on December 3, 1931. The present church, St. Mary of the Assumption, was constructed in 1947 (660 Washington Ave.; MHC #32) when a new parish was carved from parts of Revere and Malden.

Architectural Context and Significance

While the Catholic population of Revere was growing and putting down its roots, the community itself was experiencing a period of unparalleled public and private institutional construction. Most of the institutional buildings constructed or remodeled in the late 19th century featured wood-frame construction and favored various medieval revival designs. Examples include the 1888 remodeling of the 1710 meetinghouse in the Queen Anne style (MHC #47; NR: 1986), the 1884 Stick Style reincarnation

(continued)

National Register of Historic Places Continuation Sheet

Section number 8 Page 6

Immaculate Conception Rectory
Revere (Suffolk), MA

of the 1849 Orthodox/First Congregational Church (MHC #45), the Stick Style Trinity Congregational Church (1882; MHC #2), the Shingle Style St. Paul's Church (1887; MHC #3), the Gothic Revival style First Baptist Church (1893; MHC #54), and the Queen Anne style First Methodist Episcopal Church (1893; MHC #8). The exceptional High Victorian Gothic Immaculate Conception Church of 1888-1893 was one of the finest members of this group before it was demolished in the 1980s.

Classical-derived styles became predominant for Revere institutional buildings in the early 20th century. Many were substantial masonry buildings designed in the Renaissance and Colonial Revival styles. The first was the handsome red brick City Hall of 1899 (MHC #38) whose Greek Revival predecessor had burned in 1897. Other examples include the Revere High School of 1908, and the Central Fire Station of 1912 (MHC #25). One of the most impressive institutional buildings erected during this period is the ornate Beaux-Arts style Public Library (1903; MHC #53), donated by Andrew Carnegie. The Colonial Revival style of the 1901 Rectory relates to this group, but its wood-frame construction looks back to the 19th century group and also reflects its residential use.

Commercial construction of the period was largely associated with Revere Beach. An exception is the large, red brick Hall's Block (MHC #39) erected at the corner of Broadway and Pleasant Street in 1901. The significant numbers of houses built in the late 19th and early 20th centuries range from picturesque summer cottages of the 1870s to Queen Anne style suburban houses of the 1880s and 1890s to Colonial Revival style triple-deckers of the early 20th century. The massing and detail of the Rectory are linked to the latter form.

The former Rectory is a well-detailed and exceptionally well-preserved example of the Colonial Revival style, the preferred mode for institutional buildings in early 20th century Revere. Wood-frame construction relates this private institutional building to residences of the period and helps to integrate it into the pleasant, densely developed, primarily residential neighborhood that surrounds it. Important exterior features include original wood clapboard sheathing with beltcourse trim, slate hip roof with dormers and front balustrades, entrance porch with Tuscan columns and balustraded deck, and wood paneled doors with leaded glass inset and surround. The interior retains almost all of its original features including a broad center hall plan with ornate main staircase, fine woodwork, unusual fireplace surrounds, wood floors, plaster walls and ceilings, and some light fixtures. All of these important character-defining elements are based on the theme of unostentatious elegance.

The architect of the Rectory has not been positively identified. A likely candidate is the long-lived Boston architectural firm of Maginnis & Walsh who are known to have designed the parish school in 1913. Maginnis & Walsh opened an office in Boston in 1896. The two original partners, Charles Donagh Maginnis (d. 1953), Timothy Francis Walsh (1868 - 1934), were joined by Matthew Sullivan (1868 - 1938) in 1901, and practiced under the name Maginnis, Sullivan & Walsh through the 1920s when Sullivan opened his own office. Maginnis & Walsh remained in practice until Walsh's death in 1934, and Maginnis continued alone for several additional years. The firm was nationally renowned as designers of Roman Catholic churches and related buildings, having completed over 115 commissions around the country. Maginnis was personally noted as the nation's leading Roman Catholic architect. Some of the firm's most noteworthy projects include work for Boston College and Worcester's Holy Cross College (Alumni Hall 1904; Carlin Hall 1922; Dinand Library 1927; Kimball Hall 1934), the

(continued)

National Register of Historic Places Continuation Sheet

Section number 8 Page 7

Immaculate Conception Rectory
Revere (Suffolk), MA

Church of St. Catherine of Genoa in Somerville, the Loren Towle Estate in Newton (1925; NR 1990), several buildings for Boston's Mattapan Chronic Disease Hospital (1908 - 1913) and the National Shrine of the Immaculate Conception in Washington D. C. While the firm was best known for its work in the Gothic Revival style, they also produced many fine buildings in the Classical Revival style.

Modern Period (post-1951)

Revere's Immaculate Conception Church complex has continued to evolve in the modern period, leaving the former Rectory and the 1913 School as the only extant historic components. As noted above, the pre-existing 19th century residence, which served as the first rectory, was replaced by the present brick convent in the 1960s. This large, new, three-story building now stands between the Rectory and the School. A far more important loss occurred in the 1980s when the 1888-1893 Church was demolished after it was determined that the ornate wood-frame structure was too expensive for the parish to maintain. The Rectory remained in use until 1993 when the Boston Archdiocese transferred the church site and adjacent Rectory to the City of Revere (*Suffolk County Registry of Deeds 18065: 318*) in exchange for a property across Beach Street, just northeast of the original church site. This transaction consolidated the church holdings on the east side of Beach Street where a new, masonry church and rectory were constructed.

Sonny Meyers Park, a tot lot playground, was installed by the City on the site of the original church. The park has served as a neighborhood gathering place since that time. Seeing no use for the Rectory, the City Council voted six to five for demolition despite almost 800 letters in support of preservation and the initiation of preliminary fundraising. The Revere 2000 Community Development Corporation and the Revere Neighborhood Coalition were among the primary advocates for preservation of the Rectory. Supporters chartered the Revere Society for Cultural and Historic Preservation (RSCHP) and gained the support of then Mayor Haas who wrote on July 20, 1994 that:

This letter serves as an endorsement of the Revere Society for Cultural and Historic Preservation's efforts to restore the former Immaculate Conception Rectory for the purpose of establishing a cultural center and museum for the City of Revere.

The clear objectives for achieving historic preservation as the primary intent of your group's effort, is viewed by this office as a community asset and one which should be given the opportunity to succeed.

On November 23, 1994, the City Council reversed its position and voted to place a preservation restriction on the Rectory, to be held by the RSCHP. The city then granted a 99-year lease to the RSCHP with the stipulation that restoration work would be completed within five years and that the Society would continue to maintain the property during the term of the lease. Soon after assuming the lease, the Society initiated exterior restoration of the east (primary facade) and west walls. In 1998 the group received a matching grant from the Massachusetts Preservation Projects Fund for exterior restoration of the north and south sides of Rectory. As required by the grant program, the Massachusetts Historical

(continued)

National Register of Historic Places Continuation Sheet

Section number 8 Page 8

Immaculate Conception Rectory
Revere (Suffolk), MA

Commission (SHPO) now holds a preservation restriction on the Rectory. Work continued in 2000 when original windows were restored, and exterior storm windows were added.

The RSCHP now operates the building as a citywide center for cultural and historic preservation, and provides space for numerous cultural, civic, and historic groups for meetings and fundraising events. While its use has changed at the turn-of-the-21st century, the former Rectory of the Immaculate Conception Church remains as a centerpiece of the community, and a clear symbol of its cultural, ethnic, and civic history.

Successful rescue of the former Rectory has also raised the general visibility and popularity of historic preservation in Revere. In addition to that cause, the Revere Cultural Council granted some of its 2001 funds to nominate the Rectory and the 17th century Rumney Marsh Burying Ground to the National Register of Historic Places. The current mayor, Thomas G. Ambrosino, fully endorsed this action. The city plans to continue similar efforts on a yearly basis.

Archaeological Significance

Historic archaeological resources described above have the potential to provide detailed information on late 19th century residential and religious life in Revere, religious residential architecture and the no longer extant building complex that once characterized the Immaculate Conception Parish. While the research potential of the late 19th century parochial residence may be limited, careful recording and mapping of structural evidence from the building may contribute details relating to building architecture and layout within the overall complex of religious structures in the Parish. Occupational related features (trash pits, privies, wells) should be rare for this period and structural type. However, analysis of any refuse areas or artifact distributions associated with specific activities may contribute important information relating to residential life in a religious setting during the relatively brief period of occupation at this site.

(end)

United States Department of the Interior
National Park Service

National Register of Historic Places
Continuation Sheet

Immaculate Conception Rectory
Revere (Suffolk), MA

Section number 9 Page 1

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Maps and Atlases

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(end)

Immaculate Conception Rectory, Revere
Name of Property

Suffolk County, Massachusetts
County and State

10. Geographical Data

Acreage of Property less than one acre; 20,647 sq. ft.

UTM References Boston North Quadrangle Scale 1:25,000
(place additional UTM references on a continuation sheet)

1. 19	334450	4696700	3.		
Zone	Easting	Northing	Zone	Easting	Northing
2.			4.		
Zone	Easting	Northing	Zone	Easting	Northing

Verbal Boundary Description

The former Immaculate Conception Rectory stands at the northwest corner of Beach and Pleasant Streets in the center of Revere. The boundary is shown on the attached City of Revere Assessors map #15, block #257, lot #1. The lot contains 20,647 square feet. The map was last revised on May 9, 1997. The scale is 1" = 100'.

Boundary Justification

The boundary of the nominated property is confined to the current lot. Other pre-1951 buildings in the area are not included due to alterations and to the presence of many recent buildings. The Immaculate Conception School is not included in the nomination due to the large, intervening, 1960s convent.

11. Form Prepared By

name/title Candace Jenkins, Historic Preservation Consultant, with Betsy Friedberg, MHC, NR Director
organization Massachusetts Historical Commission date December 2001
street & number 220 Morrissey Boulevard telephone 617-727-8470
city or town Boston state MA zip code 02125

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 the SHPO or FPO)

name City of Revere
street & number 281 Broadway telephone 781-286-8110
city or town Revere state MA zip code 02151

United States Department of the Interior
National Park Service

**National Register of Historic Places
Continuation Sheet**

Immaculate Conception Rectory
Revere (Suffolk), MA

Section number photo Page

Immaculate Conception Rectory

Black and White Photograph List

Photographer: Candace Jenkins, Belmont, Mass. (photos 1-5), Jessica Zullinger (photos 6-11)

1. Rectory, primary east façade and west side (May 2001)
2. Rectory, south side and east façade (Sept. 2001)
3. Vestibule woodwork (Sept. 2001)
4. Fireplace, 2nd story, S front room (Sept 2001)
5. Hanging light and medallion, 2nd story, N front room (Sept 2001)
6. Front hall, main staircase (May 2001)
7. Main staircase, rail detail, 2nd floor (May 2001)
8. Dining room (May 2001)
9. Dining room, fireplace detail (May 2001)
10. Dining room, china closet, east wall (May 2001)
11. Attic, skylight, gas light fixture, murals facing south (May 2001)

(end)

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY NAME: Immaculate Conception Rectory

MULTIPLE
NAME:

STATE & COUNTY: MASSACHUSETTS, Suffolk

DATE RECEIVED: 12/28/01 DATE OF PENDING LIST: 1/11/02
DATE OF 16TH DAY: 1/27/02 DATE OF 45TH DAY: 2/12/02
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 01001559

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: N SAMPLE: N SLR DRAFT: Y NATIONAL: N

COMMENT WAIVER: N

___ACCEPT___RETURN___REJECT___DATE

ABSTRACT/SUMMARY COMMENTS:

*Historically and architecturally significant early
20th century rectory building associated with
growth of Catholic population in Revere.*

RECOM./CRITERIA accept A&C

REVIEWER Patrick Andrews

DISCIPLINE Historian

TELEPHONE _____

DATE 2/11/2002

DOCUMENTATION see attached comments Y/N see attached SLR Y/N



Immaculate Conception Rectory
100 Beach St.
Revere, MA

Photo #1

Primary east facade and north side, facing SW

Candace Jenkins
Belmont, MA May 2001



Immaculate Conception Rectory Photo #2
108 Beach St.
Revere, MA

South side and east facade facing NW

Candace Jenkins
Belmont, MA Sept, 2001



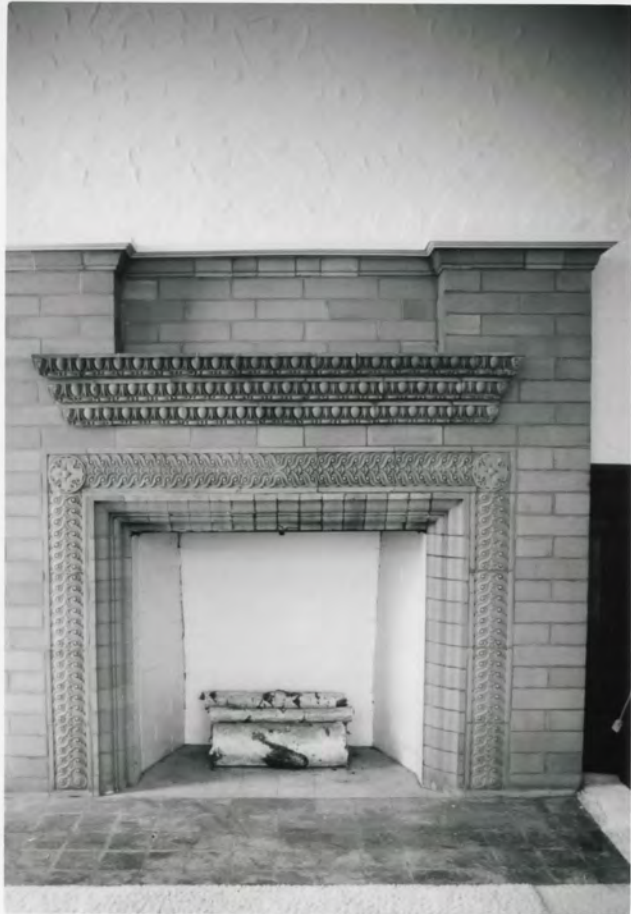
Immaculate Conception Rectory
108 Beach St.
Revere, MA

Photo #3

Main vestibule woodwork

Candace Jenkins
Belmont, MA

Sept. 2001



Immaculate Conception Rectory Photo #4

108 Beach St.

Revere, MA

Fireplace, 2nd story, S. front room

Candace Ventura

Belmont, MA

Sept. 2001



Immaculate Conception Rectory
108 Beach St.
Revere, MA

Photo #5

Hanging light + medalion, 2nd story, N. front room

Candace Jenkins
Belmont, MA

Sept. 2001



Immaculate Conception Rectory
108 Beach St.
Revere, Mass.

Front hall, main staircase

PHOTO #6

J. Zullinger
May 2001



Immaculate Conception Rectory
108 Beach St.
Revere, Mass

Main Stair
rail detail
2nd floor

PHOTO #7

J. Zullinger
5-01



108 Beach St.
Revere, Mass

Dining Room

Photo 8

J. Zullinger
S-01



Immaculate Conception Rectory
108 Beach St.
Renne, Mass.

Fireplace detail, dining room

Photo 9

J. Zullinger
May 2001



Immaculate Conception Rectory
108 Beach St.
Riverside, Mass.

China closet, left of
fireplace

East wall of dining room

Photo 10

J. Zullinger
5-01



Immaculate Conception Rectory
108 Beach St.
Revere, Mass.

Attic - skylight, gas light fixture,
murals
- facing south

Photo 11

J. Zullinger
May 2008



Revere Rectory

Boston North

MASSACHUSETTS

1:25 000-scale metric
topographic map

7.5 X 15 MINUTE QUADRANGLE
SHOWING

- Contours and elevations
in meters
- Highways, roads and other
manmade structures
- Water features
- Woodland areas
- Geographic names

GEOLOGICAL SURVEY

1985

Produced by the United States Geological Survey
in cooperation with Massachusetts Department
of Public Works
Control by USGS, NOS-NOAA, and Commonwealth
of Massachusetts agencies
Compiled by photogrammetric methods from aerial photographs
taken 1978. Field checked 1979. Map edition 1985
Supersedes Boston North and Lexington 1:25,000-scale
maps dated 1971
Selected hydrographic data compiled from NOS chart 13272 (1982)
This information is not intended for navigational purposes
Projection and 1000-meter grid Universal
Transverse Mercator, zone 19
10,000-foot grid ticks based on Massachusetts coordinate
system, mainland zone. 1927 North American Datum
To place on the predicted North American Datum 1983
move the projection line 6 meters south and
41 meters west as shown by dashed corner ticks
There may be private inclusions within the boundaries of the
National or State reservations shown on this map

CONTOUR INTERVAL 3 METERS
NATIONAL GEODETIC VERTICAL DATUM OF 1929
CONTROL ELEVATIONS SHOWN TO THE NEAREST 0.1 METER
OTHER ELEVATIONS SHOWN TO THE NEAREST 0.5 METER
DEPTH CURVES AND SOUNDINGS IN METERS
DATUM IS MEAN LOW WATER
THE RELATIONSHIP BETWEEN THE TWO DATUMS IS VARIABLE
SHORELINE SHOWN REPRESENTS THE APPROXIMATE LINE
OF MEAN HIGH WATER
THE MEAN RANGE OF TIDE IS APPROXIMATELY 2.9 METERS

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY
DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092

CONVERSION TABLE

DECLINATION DIAGRAM

CONVERSION TABLE

Meters	Feet
1	3.2808
2	6.5616
3	9.8424
4	13.1232
5	16.4040
6	19.6848
7	22.9656
8	26.2464
9	29.5272
10	32.8080

UTM grid convergence
(GN and 1985 magnetic
at center of map
Diagram is approximate

1 2 3
4 5
6 7 8

1 Billionaire
2 Reading
3 Salem
4 Maynard
5 Lynn
6 Framingham
7 Boston South
8 Hull

To convert meters to feet
multiply by 3.2808
To convert feet to meters
multiply by 0.3048

Immaculate Conception Rectory
100 Brock St.
Revere, MA
Suffolk County
UTM: 19J34970/4696700

ISBN 0-607-23443-1

9 780607 234435

Topographic Map Symbols

Primary highway, hard surface

Secondary highway, hard surface

Light-duty road, hard or improved surface

Unimproved road, trail

Route marker: Interstate; U. S. State

Railroad: standard gauge; narrow gauge

Bridge: drawbridge

Footbridge; overpass; underpass

Built-up area: only selected landmark buildings shown

House; barn; church; school; large structure

Boundary

National, with monument

State

County, parish

Civil township, precinct, district

Incorporated city, village, town

National or State reservation; small park

Land grant with monument; found section corner

U. S. public lands survey: range, township, section

Range, township; section line, location approximate

Fence or field line

Power transmission line, located tower

Dam; dam with lock

Cemetery: grave

Campground; picnic area; U. S. location monument

Windmill; water well; spring

Mine shaft; prospect; adit or cave

Control: horizontal station; vertical station; spot elevation

Contours: index; intermediate; supplementary; depression

Distorted surface: strip mine, lava, sand

Bathymetric contours: index; intermediate

Perennial lake and stream; intermittent lake and stream

Rapids, large and small; falls, large and small

Submerged marsh; marsh, swamp

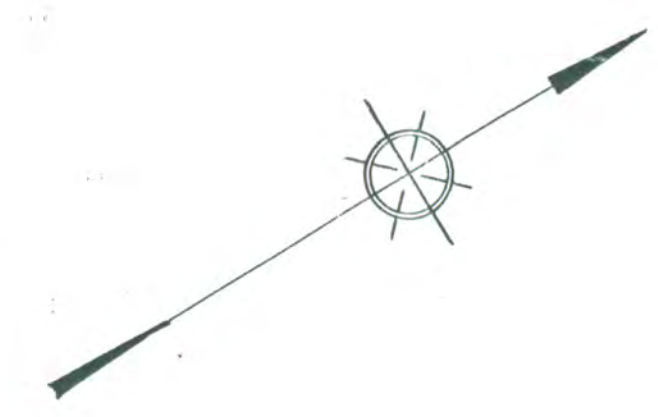
Land subject to controlled inundation; woodland

Scrub; mangrove

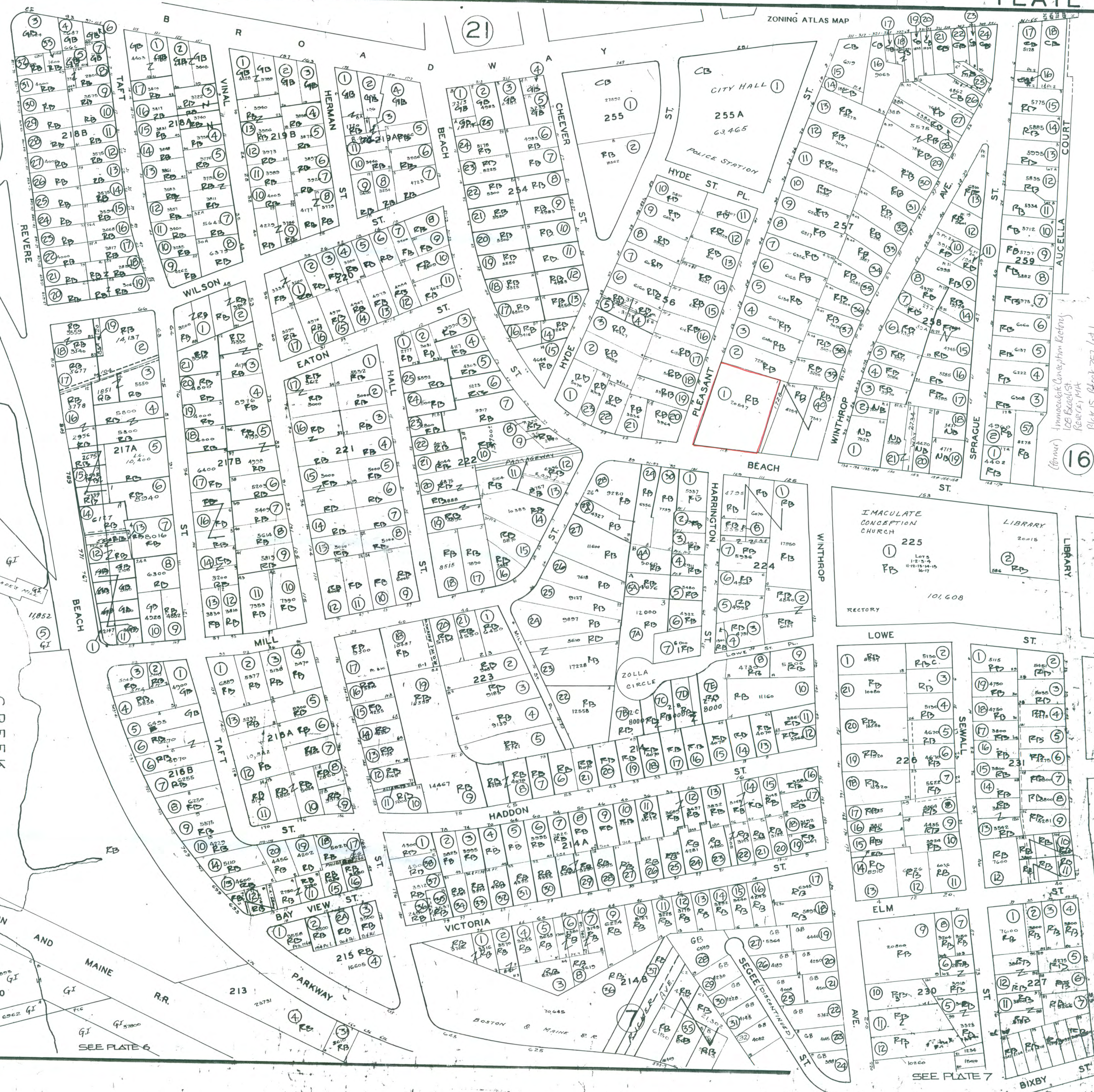
Orchard; vineyard

A pamphlet describing topographic maps is available on request

ZONING ATLAS MAP



PART OF
THE CITY OF
REVERE
SCALE: 100 FT. TO INCH
REVISION DATE 5/9/97



SEE PLATE 16

SEE PLATE 7

SEE PLATE 6

Revere Public Schools
101 School Street
Revere, Massachusetts 02151

RECEIVED

NOV 26 2001

Paul Dakin, Ed.D.
Superintendent

MASS. HIST. COMM
FAX: 781-286-8221
pdakin@revere.mec.edu

October 29, 2001

To Whom it May Concern,

I'm writing this letter in support for the Revere Society for Cultural and Historic Preservation (RSCHP) building, located on 108 Beach Street in Revere, Massachusetts, to be entered on the National Register of Historic Places. RSCHP is a non-profit group of citizens has worked long and hard to save a historic building from being razed. Their work, located in the heart of the City, has done much to enhance the area while making visible to the community the rich history of Revere.

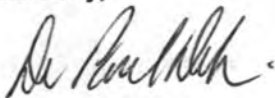
Revere traditionally has not been a community that has celebrated its history. The RSCHP has been, and still is, a leader in changing the image of Revere by sharing its rich history through programs in our schools, and through various events open to the community in the evenings and weekends. They also offer opportunities to enliven our community by providing the local and regional artistic communities a forum to display their work. In short, they have done more in the past ten years to enhance the cultural preservation, City pride, and historical significance of Revere, than any individual or organization since my family came to Revere in the late 1800's.

The building located at 108 Beach Street has been a landmark for years. I knew the building as a rectory for priests in the local parish. The building is rich and deep in character with multiple rooms, fireplaces, and features of a stately large home. There are few, if any, other buildings in Revere with this character.

As the Superintendent of Schools, we are looking at ways to improve the community by improving our schools. Like the RSCHP, we are vested in the community. The recognition of 108 Beach Street being placed on the National Register of Historic Places will cause Revere residents to look closer at their history and preservation in general.

I wholeheartedly embrace their application for placement on the National Register of Historic Places.

Sincerely,



Dr. Paul Dakin
Superintendent of Schools



The City of REVERE, MASSACHUSETTS

Office of the Mayor
281 Broadway, Revere, MA 02151
(781) 286-8110 Fax (781) 286-8199

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OCT 31 2001

MASS. HIST. COM.

THOMAS G. AMBROSINO
Mayor

October 29, 2001

Brona Simon
Deputy State Historic Preservation Officer
Massachusetts Historical Commission
220 Morrissey Boulevard
Boston, Massachusetts 02125

Re: *Letter of Recommendation*

Dear Ms. Simon:

I am in receipt of your recent letter notifying the City of Revere that the former Immaculate Conception Rectory at 108 Beach Street will be considered by the Massachusetts Historical Commission for listing on the National Register of Historic Places on December 12, 2001.

I would like to take this opportunity to express my full support for this nomination. Constructed in 1901 during a period of tremendous population growth, the former Rectory is the older of two surviving historic elements that were part of Revere's first Catholic parish. The building is a well designed and exceptionally well preserved example of the Colonial Revival style, the preferred mode for institutional buildings in early 20th century Revere. More importantly, it stands today as a centerpiece of the community, and a clear symbol of its cultural, ethnic, and civic history.

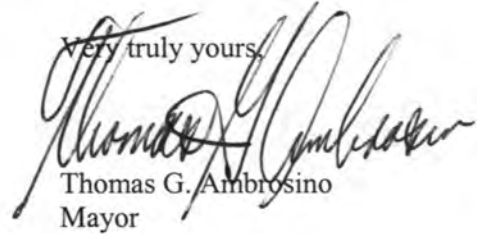
In addition to its historical significance, the former Rectory has acted as a catalyst to revitalize historic preservation efforts in Revere. When the Boston Archdiocese transferred the Rectory to the City in exchange for property across the street in 1993, the initial intention was to demolish the building and create a park. Instead, a ground swell of public support led to formation of the Revere Society for Cultural and Historic Preservation ("RSCHP"), a reversal of the vote to demolish, and rebirth of the building as a community center. Today, the RSCHP holds a ninety-nine year lease on the building and has successfully raised funds to restore both the exterior and interior. The city is grateful for the money that was provided through the Massachusetts Preservation Projects Fund.

Successful rescue of the former Rectory has also raised the general visibility and popularity of historic preservation in Revere. For example, the Revere Cultural Council granted some of its 2001 funds to nominate the Rectory and the colonial period Rumney Marsh Burying Ground to the National Register of Historic Places. I supported this action, and will continue to support similar efforts in the future.

Brona Simon
Deputy State Historic Preservation Officer
Massachusetts Historical Commission
October 29, 2001
Page 2

I look forward to a positive vote when you consider this nomination on December 12.
This action will not only recognize an important historical and community asset, it will also
affirm Revere's commitment to historic preservation.

Very truly yours,

A handwritten signature in black ink, appearing to read "Thomas G. Ambrosino". The signature is fluid and cursive, with a large initial "T" and "A".

Thomas G. Ambrosino
Mayor

TGA/ijg

2.
Within the next couple of weeks additional letters of approvals & support will be forwarded to you.

R.B.C.H.P. considers this listing as reaching a pinnacle of success as we have protected & nurtured ~~an~~ architectural asset since 1994.

Sincerely,
Ann + Edle

Dear Ms. Friesburg: 11/19/01

Enc is a letter of support regarding consideration for nomination to the National Register of Historic Places.

I am very pleased to present to you Supt. of School Dr. Paul Dakin's sincere & articulate approach to this matter.

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BF

NOV 30 2001

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The City of Revere Massachusetts



City Hall

281 BROADWAY
REVERE, MA 02151
281.3600

Historical and Cultural Commission

Betsy Friedburg
Massachusetts Historical Commission
220 Morrissey Boulevard
Boston, MA 02125

Re: 108 Beach Street / National Registry Nomination

Dear Ms. Friedburg:

On behalf of the Revere Historical and Cultural Commission, I am writing to extend my support for the nomination of 108 Beach Street to the National Registry of Historic Places.

The Revere Society for Cultural and Historic Preservation has done an admirable job of renovating and restoring 108 Beach Street to its former glory. It is remarkable that a building slated for demolition not only proved to be architecturally beautiful, but has a rich history all its own.

108 Beach Street's place in the history books has only just begun. Upon completion, the RSCHP plans to open the building to the public as a cultural center and museum of Revere Beach memorabilia and Revere history.

The Revere Historical and Cultural Commission supports the nomination of 108 Beach Street to the National Registry of Historic Places not only because of the building's majestic past and distinguished architecture, but also to recognize and applaud the historical significance this building has on us here and now.

If I may be of assistance, I may be reached at (781) 284-9240.

Very truly yours,

Revere Historical and Cultural Commission
Shawna Hansen, Chair, Revere Historical and Cultural Commission



KATHI-ANNE REINSTEIN
STATE REPRESENTATIVE
REPRESENTING THE PEOPLE OF THE
16TH SUFFOLK DISTRICT
REVERE • MALDEN • CHELSEA

ROSELEE VINCENT
STAFF DIRECTOR

The Commonwealth of Massachusetts

HOUSE OF REPRESENTATIVES
STATE HOUSE, BOSTON 02133-1054

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DEC 06 2001

MASS. HIST. COMM

Committees on
Insurance
Public Safety

ROOM 236
TEL. (617) 722-2430
FAX (617) 722-2346

Rep.KathiAnneReinstein@hou.state.ma.us

December 5, 2001

Betsy Friedberg
Massachusetts Historical Commission
220 Morrissey Boulevard
Boston, Massachusetts 02125

RE: 108 Beach Street/National Registry Nomination

Dear Ms. Friedberg:

I am writing to respectfully ask that the building that houses the Revere Society for Cultural and Historical Preservation be given consideration to receive National Registry Status.

This historical building, located at 108 Beach Street is of significant architectural value, not only to the Revere Society for Cultural and Historical Preservation, but to the City of Revere and its 45,000 citizens. This unique structure, built over 100 years ago, is an extraordinary example of turn of the century architecture. The wooden structure, formerly used as a church rectory dates back to 1901, is a significant landmark in the City of Revere.

I am confident that you will concur, that the structure located at 108 Beach Street, meets all the criteria and warrants such prominent status on the National Registry. Thank you for your consideration and please feel free to contact me with any questions.

Sincerely,

KATHI-ANNE REINSTEIN
State Representative



REPRESENTATIVE
ROBERT A. DELEO
19TH SUFFOLK DISTRICT
ROOM 20, STATE HOUSE

TEL (617) 722-2410

FAX (617) 626-0232

E-Mail: Rep.RobertDeLeo@hou.state.ma.us

The Commonwealth of Massachusetts
House of Representatives
State House, Boston 02133-1054

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DEC 11 2001

MASS. HIST. COMM

Chairman
Committee on
Bills in the Third Reading
Chairman
Legislative Caucus on
Air Transportation
Chairman
M.W.R.A. Legislative Caucus
Legislative Caucus on
Older Citizens Concerns
Committee Member:
Ethics

December 7, 2001

Ms. Betsy Friedberg
Massachusetts Historical Commission
220 Morrissey Blvd.
Boston, MA 02116

Dear Ms. Friedberg,

As a state representative for Revere, I strongly encourage your support and approval of the former Immaculate Conception rectory at 108 Beach Street, to the National Register of Historical Places.

As you may know, this property is a place of both historical and architectural significance dating back to 1901 that is deserving of preservation. The National Register status will assist in providing the proper acknowledgment of the building's proud past and assure its place in the community for future generations.

Thank you for your consideration of my comments. If I can be of any further assistance, please feel free to call upon me.

Very truly yours,

ROBERT A. DeLEO
State Representative

RAD/tjm



The Commonwealth of Massachusetts

December 26, 2001 William Francis Galvin, Secretary of the Commonwealth
Massachusetts Historical Commission

Ms. Carol Shull
National Register of Historic Places
Department of the Interior
National Park Service
Mail Stop 2280, Suite 400
1849 C Street, NW
Washington, DC 20240

Dear Ms. Shull:

Enclosed please find the following nomination form:

Immaculate Conception Rectory, 108 Beach St., Revere (Suffolk), MA

The nomination has been voted eligible by the State Review Board and has been signed by the State Historic Preservation Officer. The owners of the property were notified of pending State Review Board consideration 30 to 45 days before the meeting and were afforded the opportunity to comment.

Six letters of support have been received.

Sincerely,

Betsy Friedberg
National Register Director
Massachusetts Historical Commission

enclosure

cc: Candace Jenkins, Gretchen Schuler, Jessica Zullinger, preservation consultants
Dr. Paul Dakin, Revere Supt. Of Schools
Mayor Thomas G. Ambrosino, City of Revere
Ann Fedele, Revere Society for Cultural and Historic Preservation
Frank Stringi, Planning Director
Marie Alessi, Revere Historical Commission
Shawna Hansen, Revere Historical and Cultural Commission
Rep. Robert A. DeLeo
Rep. Kathi-Anne Reinstein