

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

PH 0666319

DATA SHEET

FOR NPS USE ONLY

RECEIVED APR 3 1978

DATE ENTERED SEP 13 1978

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORMSEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS**1 NAME**

HISTORIC Longwood Historic District

AND/OR COMMON Name

2 LOCATIONSTREET & NUMBER Multiple *roughly bounded by Chapel St., St. Marys,
Mondmouth St., & Kent Sts.*

CITY, TOWN Brookline

NOT FOR PUBLICATION
CONGRESSIONAL DISTRICT
4th

STATE Massachusetts

VICINITY OF
CODE 025

COUNTY Norfolk

CODE 021 ✓

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
☒ DISTRICT	☐ PUBLIC	☒ OCCUPIED	☐ AGRICULTURE ☐ MUSEUM
☐ BUILDING(S)	☐ PRIVATE	☐ UNOCCUPIED	☒ COMMERCIAL ☒ PARK
☐ STRUCTURE	☒ BOTH	☐ WORK IN PROGRESS	☒ EDUCATIONAL ☒ PRIVATE RESIDENCE
☐ SITE	PUBLIC ACQUISITION	ACCESSIBLE	☐ ENTERTAINMENT ☒ RELIGIOUS
☐ OBJECT	☐ IN PROCESS	☐ YES: RESTRICTED	☐ GOVERNMENT ☐ SCIENTIFIC
	☐ BEING CONSIDERED	☒ YES: UNRESTRICTED	☐ INDUSTRIAL ☐ TRANSPORTATION
		☐ NO	☐ MILITARY ☒ OTHER: Hospital

4 OWNER OF PROPERTY

NAME Multiple (See Continuation Sheet)

STREET & NUMBER Multiple

CITY, TOWN Brookline

VICINITY OF

STATE
Massachusetts 02146**5 LOCATION OF LEGAL DESCRIPTION**COURTHOUSE,
REGISTRY OF DEEDS, ETC. Norfolk County Registry of Deeds

STREET & NUMBER 650 High Street

CITY, TOWN Dedham

STATE
Massachusetts 02026**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE Inventory of the Historic Assets of the Commonwealth

DATE 1977 ☐ FEDERAL ☒ STATE ☐ COUNTY ☐ LOCALDEPOSITORY FOR
SURVEY RECORDS Massachusetts Historical Commission

CITY, TOWN Boston

STATE
Massachusetts 02108

7 DESCRIPTION

CONDITION

☒ EXCELLENT
☐ GOOD
☐ FAIR

☐ DETERIORATED
☐ RUINS
☐ UNEXPOSED

CHECK ONE

☒ UNALTERED
☒ ALTERED

CHECK ONE

☒ ORIGINAL SITE
☐ MOVED DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Longwood Historic District is a ten block residential area of Brookline. The 52 acre district is situated in the eastern portion of Brookline in close proximity to downtown Boston. The area is bordered by St. Mary's Street to the northeast, Beacon Street to the northwest, Kent Street to the southwest and Chapel Street to the south-east. The Massachusetts Bay Transit Authority is routed through the district along the course of the Muddy River and the Olmstead Park System.

The Longwood neighborhood landscape is primarily level uplands above the depressed ravine of the Muddy River. The district is attractively landscaped with tall trees, shrubs, well maintained lawns and gardens and hedges. Longwood Square is the district's public open space. The MBTA tracks are wooded. The district street layout is a regular pattern in contrast to most other areas of Brookline. The residential suburban character of the neighborhood has been maintained since its establishment in the mid 19th century. Today the area includes a small number of educational facilities, two churches and a sampling of apartment buildings including Longwood Towers. Despite constant Beacon Street traffic, congested apartments to the west, and the nearby hospital complex in Boston, Longwood Historic District retains a pleasant community appearance and atmosphere.

The district is representative of some of the finest mid-late 19th century domestic structures in the Boston area. Major architectural styles included are Mansard, Queen Anne, Shingle Style and Georgian Revival among single family residences. Several Gothic and Mansard townhouses stand along Monmouth Street and Monmouth Court. Longwood Towers and the two district churches are excellent examples of the Gothic and Romanesque Revival styles. Twentieth century houses in the district were generally designed according to existing area design traditions. Predominant building materials are stone, brick, shingles, stucco and wood. The district architecture is a diverse mixture of style, material and function which compares with the architecture in the neighboring district, Cottage Farm (NR). Both districts developed simultaneously during the 19th century, yet Longwood is marked by a wider range of building types as represented by townhouses, churches and Longwood Towers.

Aspinwall Cottage (#54) is the oldest structure in the district. Located on Colchester Street, the cottage was built before 1844. Although fenestration and exterior wall fabric have been altered, its small scale is representative of its early cottage character. The four bay wide, 1½ story brick house has a New York style roof with two chimneys. The south facade roof is occupied by a line of multipane, clerestory dormer windows. The first story facade is floor to ceiling multipane windows.

Christ's Church, also known as Sear's Chapel (#52), stands above the Muddy River. The Romanesque Revival structure built in 1860 is constructed of Roxbury pudding stone. It contains round arched windows and doors, a rose window in the belfry and a flat roofed tower with quatrefoil openings in the balustrade. The interior retains its vaulted oak ceiling. Amos A. Lawrence financed the construction of the Church of Our Saviour (#20). It was designed by Alexander Estey, architect of Emmanuel Church in Boston and built in 1867. The Church of Our Saviour is a High Victorian Gothic struc-

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CONTINUATION SHEET

ITEM NUMBER 4 PAGE 1

Longwood Historic District Property Owners and Key to Sketch Map

<u>Property No.</u>	<u>Address</u>	<u>Owner</u>
1	86 Monmouth Street	✓C.F.Y. HALL ✓Town of Brookline, Brookline, MA 02146
2	74-82 Monmouth St.	✓D. Eley, 74 Monmouth St. ✓H.M. Miller St. et al., 76 Monmouth St. ✓R.W. Burns, 78 Monmouth St. ✓J.G. Charney, 80 Monmouth St. ✓K.O. O'Keefe, 82 Monmouth St.
3	69-77 Monmouth St.	✓Nicholas N. & Elizabeth Marshall, 69 Monmouth St. John Beaman et al., c/o Powers Hall Montgomery Weston, 30 Federal St., Boston 02110 ✓Margaret Gray, 73 Monmouth St. ✓Audrey N. Eames, 75 Monmouth St. ✓John & Johanna Leisher, 24 Churchill St., Brookline
4	68 Monmouth St.	✓C.P. Partan, 68 Monmouth St.
5	58 Monmouth St.	✓A.P. Ketchum, 58 Monmouth St.
6	53-61 Monmouth St.	✓Israel & Grace Aluf, 53 Monmouth St. ✓Amnon & Brenda Levy, 55 Monmouth St. ✓William & Joyce Tager, 57 Monmouth St. ✓John & Katharine Ginty, 59 Monmouth St. ✓Robert & Judith Melzer, 61 Monmouth St.
7	10-18 Monmouth Court	✓Nan G. Bennett, 10 Monmouth Court ✓Sidney Jr. & Ann Graves, 12 Monmouth Court ✓Henry & Linda Kohn, 14 Monmouth Court ✓Joseph & Roselyn Ablow, 16 Monmouth Court
8	11-17 Monmouth Court	✓William Carmen et al., 390 Commonwealth Ave., Room 520, Boston 02215
9	24 Monmouth Court	✓C. Fayette & Alice Taylor, 24 Monmouth Court
10	19-27 Monmouth Court	✓Adelaide Fiske, 19 Monmouth Court ✓Elsie A. Welch, 21 Monmouth Court ✓Joseph & Kathleen Locke, 23 Monmouth Ct. ✓Esther Tarr, 25 Monmouth Court ✓Stanley & Cathleen Carell, 27 Monmouth Ct.

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<u>Property No.</u>	<u>Address</u>	<u>Owner</u>
11	3-5 Carlton St.	✓ Shirley Stadfield, 3 Carlton St.
		✓ Warren Strauss, 5 Carlton St.
12	7 Colchester St.	✓ Donald & Elizabeth Russell, 7 Colchester St.
13	19 Colchester St.	✓ Alice B. Burnham, 19 Colchester St.
14	29 Colchester St.	- ✓ E. Mauran Jr., & Julie Beals, Walnut Rd., Wenham, MA 01984
15	25 Colchester St.	✓ E. Mauran Jr., & Julie Beals, Walnut Rd., Wenham, MA 01984
16	11-15 Carlton St.	✓ Michael P. & Joanne Westfall, 11 Carlton St.
		✓ Helen Daniels, 15 Carlton St.
17	22 Carlton St.	✓ Ponzi Tullio, 22 Carlton St.
18	17-25 Carlton St.	✓ Geraldine Altman, 17 Carlton St.
		✓ Julian M. Rothblatt, 19 Carlton St.
		✓ Edward & Therese Walata, 21 Carlton St.
		✓ Mary Brook, 23 Carlton St.
		✓ Loren M. Stephens, 23R Carlton St.
19	47-49 Monmouth St.	✓ Sarah Gold, 47 Monmouth St.
		✓ William & Lerna Schmidt, 49 Monmouth St.
20	29 & 23 Monmouth St.	✓ Church of Our Saviour, c/o William C. Gardiner, 84 State St., Boston 02109
21	37-45 Carlton St.	✓ Trustees of Boston University, 390 Commonwealth Ave., Boston 02215
		- ✓ H.J. Oliphant, 41 Carlton St.
		✓ A.G. & I.K. Oliphant, 43 Carlton St.
		✓ B. & M. Hurvitz, 45 Carlton St.
22	40-46 Carlton St.	✓ Eugene S. Brezniak et al., 161 Massachusetts Ave., #205, Boston 02115
23	26 Monmouth St.	✓ Walter J. & Anne C. Gamble, 26 Monmouth St.
24	16 Monmouth St.	✓ Florence T.R. Berlin, 16 Monmouth St.
25	4 Monmouth St.	✓ Stanley & Thelma Kanter, 4 Monmouth St.
26	56 Hawes St.	✓ State Street Bank & Trust Co., c/o Alexander Korel, 56 Hawes St., Brookline
27	48 Hawes St.	✓ Joseph Gannon, 48 Hawes St.
28	43 Hawes St.	✓ Hebrew Teachers College, 43 Hawes St.

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29	40 Hawes St.	✓ John E. & Janice W. Miller, 40 Hawes St.
30	7 Chatham St.	✓ Edward J. & Marion Craffey, 7 Chatham St.
31	15 Chatham St.	✓ Leonard Sugerman, 15 Chatham St.
32	32 Borland St.	✓ Alan R. & Theresa Morse, 32 Borland St.
33	22 Borland St.	✓ Robert C. & Virginia Cochrane, 22 Borland St.
34	33 Chatham St.	✓ Janice S. Novakoff, c/o J.S. Pollock, 205 Waban Ave., Waban, MA 02168
35	39 Chatham St.	✓ Joseph G. & Marjorie Weisberg, 39 Chatham St.
36	47 Chatham St.	✓ Joseph & Sandra Slotnick, 47 Chatham St.
37	57 Chatham St.	✓ Benjamin M. & Alice Banks, 57 Chatham St.
38	65 Chatham St.	✓ Joan M. Abrams, 65 Chatham St.
39	73 Chatham St.	✓ Myron S. Silbert, 73 Chatham St.
40	62 Beech Rd.	✓ Aaron M. & Marika Feuerstein, 62 Beech St.
41	60 Beech Rd.	✓ Frances E. Kopelman, 60 Beech St.
42	48 Beech Rd.	✓ Louis I. & Bessie Rosenfield, 48 Beech St.
43	42 Beech Rd.	✓ Moses I. & Shirley Feuerstein, 42 Beech St.
44	43 Beech Rd.	✓ Kenneth I. & Ruth Sheer, 34 Beech Rd.
45	26 Beech Rd.	✓ Richard A. & Judith Berenson, 26 Beech Rd.
46	16 Beech Rd.	✓ Arthur G. & Sandra Siler, 16 Beech Rd.
47	10 Beech Rd.	✓ William W. & Judith Kates, 10 Beech Rd.
48	16 Hawes St.	✓ John A. & Katherine Lodge, 16 Hawes St.
49	17 Hawes St.	✓ Aline S. Morse, 17 Hawes St.
50	5-11 Hawes St.	✓ Louise A. Kenny, 5 Hawes St. ✓ Myron S. & Charlotte Alexander, 7 Hawes St. ✓ J. Robert & Ruth Morse, 9 Hawes St. ✓ William E. & Marilyn Tarlow, 11 Hawes St.
51	6 Hawes St.	✓ Edward H. & Joan McGrath, 6 Hawes St.
52	60 Colchester St.	✓ Protestant Episcopal Diocese of Mass., 1 Joy St., Boston 02108
53	67 Colchester St.	✓ Max & Mariam R. Geller, 67 Colchester St.
54	71 Colchester St.	✓ Bernard & Dorothy Singer, 71 Colchester St.
55	77 Colchester St.	✓ Thomas A. & Dorothy Rosse, 77 Colchester St.
56	20 Chapel St.	✓ Ira Herten et al., 919 3rd Ave., New York, NY 10022
57	87 Colchester St.	✓ Catherine O. Salhanick, 87 Colchester St.
58	99 Colchester St.	✓ Thomas D. & Louise Newman, 99 Colchester St.
59	101 Colchester St.	✓ Herman & Elizabeth Lisco, 101 Colchester St.
60	103 Colchester St.	✓ William T. & Patricia Stewart, 103 Colchester St.

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61	105 Colchester St.	✓Michael Robbins, 105 Colchester St.
62	119 Colchester St.	✓Helen R. Rees, 119 Colchester St.
63	116 Colchester St.	✓Wheelock College, 132 Riverway, Boston 02215
64	295 Kent St.	✓Wheelock College, 132 Riverway, Boston 02215
65	287 Kent St.	✓Wheelock College, 132 Riverway, Boston 02215
66	201 Longwood Ave.	✓Felma A. Pratt, 201 Longwood Ave.
67	197-199 Longwood Ave.	✓Katherine Olafson, 24 St. Mary's St., Boston 02215
68	269 Kent St.	✓Henry & Greta Kamlot, 269 Kent St.
69	259 Kent St.	✓Roslyn Siegel, 259 Kent St.
70	253 Kent St.	✓Bernice Solish, 26 Barlow Dr., Brooklyn, NY
71	247 Kent St.	✓Henry & Greta Kamolot, 269 Kent St.
72	241 Kent St.	✓Phi Gamma Pi Alumni Assoc., Inc., c/o W.D. Carbo, 241 Kent St.
73	229 Kent St.	✓New England Deaconess Hospital, 229 Kent St.
74	282 Kent St.	✓Ethel Newrow, 282 Kent St.
75	288 Kent St.	✓Edythe M. Kahn, 288 Kent St.
76	294 Kent St.	✓Arthur & Mollie Ceder, 294 Kent St.
77	300 Kent St.	✓Beverly Laserson, 300 Kent St.
78	310 Kent St.	✓Stephen & Judith R. Wolfberg, 310 Kent St.
79	328 Kent St.	✓Ethel P. Wise, 328 Kent St.
80	334 Kent St.	✓Paul A. & Judy Kantrowitz, 334 Kent St.
81	340 Kent St.	✓Harriet S. Lesser, 340 Kent St.
82	348 Kent St.	✓Louise I. Fireman, 348 Kent St.
83	352 Kent St.	✓Ruth Kaufman et al., 352 Kent St.

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District ITEM NUMBER 7 PAGE 1

ture situated on an unimposing lot. It is constructed of stone with a polychromatic tiled roof. The chancel windows were done by Tiffany. Much of the tower and steeple are covered over with ivy.

The Wetherell-McGrath House (#51), built in 1871, is a charming two story mansard accented by a Doric entrance portico. The building is ornamented by a dentiled entablature, Ionic corner pilasters, heavy scrolled corner brackets, triangularly pedimented dormers. A three sided bay projects from the center of the facade roof. A porte-cochere extends from the east elevation and is topped by a flat roofed, multi-window living area.

58 Monmouth Street (#5) was built during the 1860's. It is a brick building with a scallop tiled mansard roof. First story windows have brick architraves with keystones. Dormer windows are headed by dentiled cornices and projecting lintels. The building entablature is modillioned. The south facade has a western end entrance. This is double doors headed by a wide entablature with keystone.

The Sears-Cotting House (#26) is a mansard dating from 1855-71. The house has been altered to house three apartments, but retains much of its original exterior character. Several rows of brick townhouses occupy the area around Monmouth Court where Amos A. Lawrence wished to duplicate the Back Bay area of Boston in the years of post-Civil War development. George Putnam designed a group of Gothic Revival townhouses on the east side of Monmouth Court in 1876 (#7). This is a 2½ story group of structures which feature detailed brickwork, molded courses, decorative window architraves, and Gothic style dormers with bargeboard trimwork.

Several examples of the influx of wealth into the Longwood area during the 19th and early 20th centuries are represented in buildings along Kent Street. Two of these large residences are outstanding. One is a Queen Anne structure of rough cast stone (#68), the other an aristocratic Georgian Revival (#77). The Queen Anne house dates from 1885 and occupies a commanding corner lot. It is distinguished by the use of terra cotta and heavy brackets and has a three story carriage house equal in scale to a sizeable home. The later Georgian Revival counterpart stands on the opposite side of Kent Street. It was designed by Hartwell, Richardson and Driver and built in 1905. The house has a full Ionic portico, Ionic corner pilasters, and a roof balustrade.

Longwood Towers (#56) is a complex of three multi story apartment buildings between Colchester and Chapel Streets. The complex does not detract from the neighborhood character despite its imposing scale. The towers were built in 1923 in a late Gothic Revival style. Buildings are cruciform in plan and are attractively landscaped.

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The buildings house a restaurant which is the only commercial enterprise in the area.

District intrusions are confined to a small number of contemporary houses, including one designed in 1947 by Samuel Glaser (#81) and a few modest apartment complexes. Like its neighbor Cottage Farm Historic District, Longwood has attracted an influx of non-profit educational and religious institutions such as the Hebrew Teachers College (#28) and Wheelock College and the Phi Gamma Pi fraternity, which have purchased buildings in the district. The New England Deaconess Hospital owns property in the district. The Town of Brookline owns the original firehouse for the town's "chemical engine" (1886) which has been converted to the Brookline Arts Center (#1).

Significance (#8) continued

Sears' example of attached house construction in the popular Gothic Revival and Mansard styles. Lawrence's Longwood projects were undertaken primarily during the 1870's and were mostly located in an eastern portion of the district on Monmouth Street and Monmouth Court (#2,3,6,7, and 10).

Sears sought to establish an alternative denomination to the Episcopal Church, which was defined as the proper faith of Boston's elite society during the 19th century. In 1860 Sears and other discontented members of the church formed the Union of Churches in the Spirit of Charity. Sears himself dictated a new liturgy based on emotion and a de-emphasis of doctrinal questions found in the Book of Common Prayer. He financed the construction of Christ's Church, Longwood (#52) which was called the "First Gospel Church in the Spirit of Charity." The more conservative Lawrence and his family attended St. Paul's Church, the established Episcopal Church in Brookline. As the neighborhood grew, Lawrence built the Church of Our Saviour (#20).

Several Longwood buildings were the homes of noted individuals in the Boston area. Two houses on Colchester Street (#12 & 13) were owned by Dr. Robert Amory, a Harvard physician and close associate of A.A. Lawrence. The Webber House (#68) was the residence of Boston real estate entrepreneur, John Prescott Webber.

The Boit House (#14) built between 1900 and 1907, was the home of Edward Boit, artist and friend of John Singer Sargent. Sargent's Daughters of Edward Boit hangs at the Museum of Fine Arts in Boston.

8 SIGNIFICANCE

PERIOD

AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW

☐ PREHISTORIC	☐ ARCHEOLOGY-PREHISTORIC	☒ COMMUNITY PLANNING	☒ LANDSCAPE ARCHITECTURE	☒ RELIGION
☐ 1400-1499	☐ ARCHEOLOGY-HISTORIC	☐ CONSERVATION	☐ LAW	☐ SCIENCE
☐ 1500-1599	☐ AGRICULTURE	☐ ECONOMICS	☐ LITERATURE	☐ SCULPTURE
☐ 1600-1699	☒ ARCHITECTURE	☐ EDUCATION	☐ MILITARY	☒ SOCIAL/HUMANITARIAN
☒ 1700-1799	☒ ART	☒ ENGINEERING	☐ MUSIC	☐ THEATER
☐ 1800-1899	☐ COMMERCE	☒ EXPLORATION/SETTLEMENT	☐ PHILOSOPHY	☐ TRANSPORTATION
☐ 1900-	☐ COMMUNICATIONS	☐ INDUSTRY	☐ POLITICS/GOVERNMENT	☐ OTHER (SPECIFY)
		☐ INVENTION		

SPECIFIC DATES

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

Longwood Historic District is significant both architecturally and historically. The Longwood neighborhood developed as one of the most fashionable neighborhoods in metropolitan Boston after 1850. David Sears and Amos A. Lawrence, two of the Commonwealth's leading 19th century citizens, developed the land and were responsible for much of the growth of the entire town.

There was little development in the area immediately north of the Muddy River before 1850. Colchester Street, originally known as March Road, was the only thoroughfare in the district. Although the Boston and Worcester Railroad passed along the Charles River to the north, it was not until the arrival of the Brookline Branch Railroad (now the MBTA) that full scale subdividing and construction began.

David Sears, Boston financier, was largely responsible for the area's development. By 1820-21 he had purchased more than 200 acres in the area of Samuel Sewall's 17th century estate in Brookline with the intention of eventually converting the meadowlands and marshes into a residential community. A large portion of the area was later sold to Sear's neighbor Amos Lawrence. The two men proceeded with construction in both Longwood and Cottage Farm in 1850.

By 1849 Sears had planted 14,000 trees in the area and was ordering more from Europe. Original European beech trees still stand in Longwood Square. A 1925 Horticulture magazine article about the Square read, "These are the finest exotic trees which have been planted in Greater Boston and probably form the finest grove of European Beech in the United States."

Sears built several buildings along Hawes Street, including a brick block of townhouses (#50) and two mansard residences at either end of the street. The Wetherell-McGrath House (#51), built in 1871, was for several years the home of George Wetherell, architect of the Parker House in Boston and the S.S. Pierce building in Brookline. The Cotting House (#26) was occupied during the 1870's by Charles Cotting, friend and business associate of Sears.

Amos A. Lawrence, another wealthy Boston businessman, resided in the Cottage Farm area (National Register) across Beacon Street. Lawrence's contribution to the Longwood area construction was extensive. Lawrence's earliest mansard, the Ivory Bean House (#19), stands on Monmouth Street. The house was completed in 1855. Lawrence followed

9 MAJOR BIBLIOGRAPHICAL REFERENCES

See Continuation Sheet

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 52 acres

UTM REFERENCES

D A 19 325770 4689790
ZONE EASTING NORTHING
B C 19 326420 4689910

A B 19 326420 4690070
ZONE EASTING NORTHING
C D 19 325960 4689300

VERBAL BOUNDARY DESCRIPTION

See Continuation Sheet

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

11 FORM PREPARED BY

NAME / TITLE Blaine Mallory and Joseph Orfant, National Register Editor
Robert C. Stewart, Juliana Boyd, Brookline Historical Commission

ORGANIZATION Massachusetts Historical Commission DATE January 20, 1978

STREET & NUMBER 294 Washington Street TELEPHONE 617-727-8470

CITY OR TOWN Boston STATE Massachusetts 02108

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL ☐

STATE ☐

LOCAL ☒

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

Deputy
STATE HISTORIC PRESERVATION OFFICER SIGNATURE Patricia L. Weslowski

DATE 3/23/78

TITLE Acting Executive Director, Mass. Historical Commission

DATE

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

Robert B. Pettig

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

ATTEST: William Lebourc

KEEPER OF THE NATIONAL REGISTER

DATE 9/13/78

MEMBER OF THE NATIONAL REGISTER

DATE Sept 12, 1978

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The Hebrew Teacher's College or Wightman House (#28) was the home of George Wightman, a leader in the Carnegie Steel dynasty and a national proponent of amateur tennis. His daughter-in-law was the famed Helen Hogkiss Wightman, first lady of tennis in the 1920's.

Longwood Historic District maintains its traditional character as the residence of professionals and prominent members of the Brookline community. In recent years the area has also become the home of private institutions. The community has evolved into a homogeneous mix of lifestyles. It is significant for sustaining its unique residential quality in an area so close to downtown Boston as well as for its fine architecture and landscaping.

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1. A History of Brookline, Massachusetts (Published by the Brookline Press Co. Brookline, 1906)
2. "Aspinwall Walking Tour," unpublished paper by the Brookline Planning Board, 1977.
3. Charles Blanchard, Unpublished list of historic sites, buildings, markers, etc. (Brookline Planning Board, 1965).
4. Charles K. Bolton, Brookline: The History of a Favored Town (Brookline; C.A. W. Spencer 1897)
5. Charles K. Bolton, "Landmarks of Old Brookline" in The Brookline Magazine (Brookline; Riverdale Press, 1897)
6. Brookline Historical Society, Proceedings (Brookline, 1903-1972)
7. John G. Curtis, History of the Town of Brookline, Massachusetts (Boston; Houghton Mifflin Co. 1933)
8. Susan Garber, "Longwood and Cottage Farm: A Picturesque Suburb" (unpublished research paper at Boston University)
9. "Interesting Facts About Brookline," in The Brookline Magazine, op. cit.
10. John Pierce, D.D., "An Address at the Opening of the Town Hall in Brookline on Tuesday, 14 October, 1845" (Boston; White and Potter, 1846)
11. C.S. Sargent, "David Sears, Tree Planter," in Horticulture, Vd:III, No. 8, April 15, 1925
12. Sears Family manuscripts; given by David Sears May 15, 1857 in the collections of the Boston Atheneum
13. Anne Wardwell, "'Longwood' and 'Cottage Farm' in Brookline," in Harrell and Smith, eds. Victorian Boston Today (New England Chapter of The Victorian Society in America; Boston, 1975)
14. Harriet F. Woods, Historical Sketches of Brookline, Mass. (Boston; Robert S. Davis and Co. 1874)

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VERBAL BOUNDARY DESCRIPTION

Beginning at the corner of St. Mary's and Monmouth Streets, the boundary runs west along Monmouth to the east lot line of #77 Monmouth (easternmost of row of townhouses); south along alley behind Nos. 10-18 Monmouth Court and south along rear lot line of #24 Monmouth Court to MBTA right-of-way; west along MBTA right-of-way, Carlton Path, Colchester Street and Chapel Street; south along east lot line of #201 Longwood Avenue and Nos. 259, 253, 247, 241 and 229 Kent Street (follows MBTA right-of-way); west along south lot line of #229 Kent Street to Kent Street; north along Kent to Longwood Avenue; west along Longwood to rear lot line of #282 Kent; north along rear lot lines of Nos. 282, 288 and 294 Kent; across lot of #300 Kent and including the house; north along rear lot lines of Nos. 310, 328, 334, 340, 348 and 352 Kent, to north lot line of #352; east along north lot line of #352; across Kent and along rear lot lines of Nos. 73, 65, 57, 47, 39 and 33 Chatham Street to Borland Street; north along Borland to north lot line of #22 Borland; east and north along lot lines of #22 Borland and #56 Hawes; across Hawes and east along north lot lines of all houses on Monmouth Street to St. Mary's Street including Nos. 40-46 and 37-45 Carlton Street and #86 Monmouth.

	<u>Address</u>	<u>Date</u>	<u>Name</u>	<u>Architect</u>
1.	86 Monmouth St.	1886	Brookline Arts Center	
2.	74-82 Monmouth St.	1893-97		Cassell
3.	69-77 " "	1874-76		George Tilden
4.	68 " "	1852-55		
5.	58 " "	1858-74		
6.	53-61 " "	1875-76		
7.	10-18 Monmouth Ct.	1876		George P. Putnam
8.	11-17 " "	1939		Saul E. Moffie
9.	24 " "	1950		Anderson and Beckwith
10.	19-27 " "	1876		
11.	3-5 Carlton St.	1967		Lester Lechter
12.	7 Colchester St.	1868-70	Amory-Russell	
13.	19 " "	1868-70	Amory-Burnham	
14.	29 " "	1900-07	Boit	Peabody and Stearns
15.	25 " "	1936		Philip Avery
16.	11-15 Carlton St.	1855-74		
17.	22 " "	1888-93	Wales	
18.	17-25 " "	1964		Kennedy and Gountarie
19.	47-49 Monmouth St.	1855	Ivory Bean	
20.	29&23 " "	1867-68	Church of Our Saviour	
21.	37-45 Carlton St.	1891-93		
22.	40-46 " "	1924		E.A. Norcross
23.	26 Monmouth St.	1905		
24.	16 " "	1910		
25.	4 " "	1904		James T. Kelley
26.	56 Hawes St.	1855-71	Sears-Cotting	
27.	48 " "	1913		McFarland and Colby
28.	43 " "	1900-07	Wightman	
29.	40 " "	1897-1900		
30.	7 Chatham St.	1905		Everett and Meade
31.	15 Chatham St.	1905		Everett and Meade
* 32.	32 Borland St.	1900		H.F. Miller (Builder)
34.	33 Chatham St.	1941		Thomas Epps
35.	39 " "	1941		Sumner Schein
36.	47 " "	1941		Harry M. Ramsay
37.	57 " "	1955		Stanley Myers
38.	65 " "	1941		Harry Ramsay
39.	73 " "	1941		William G. Russell
40.	62 Beech Rd.	1927		Hutchins and French
41.	60 " "	1927		Harry Ramsay
42.	48 " "	1960		David Abrahams and Assoc.
43.	42 " "	1906		Andrews, Jaques and Rantoul
44.	34 " "	1901		H.E. Davidson
45.	26 " "	1907		Hartwell, Richardson and Driver
46.	16 " "	1904		Lois Howe
47.	10 " "	1901		Morrison Bros. (Builder)
48.	16 Hawes St.	1903		
49.	17 " "	1913-19		Berry and Davidson
50.	5-11 " "	1852-55	Sears Townhouses	
51.	6 " "	1871	Sears-Wetherell-McGrath	
52.	60 Colchester St.	1860	Christ Church (Sears Chapel)	
* 33.	22 Borland St.	1909		James Kelley



	<u>Address</u>	<u>Date</u>	<u>Name</u>	<u>Architect</u>
53.	67 Colchester St.	1902		Dwight and Chandler
54.	71 " "	Before 1844	Aspinwall Cottage	
55.	77 " "	c.1870	Sears-Hubbard-Rosse	
56.	20 Chapel St.	1923-24	Longwood Towers	Kenneth M. DeVos
57.	87 Colchester St.	1913		Louis R. Goulding
58.	99 " "	1919		Giles M. Smith
59.	101 " "	1915		A.W. Bowditch
60.	103 " "	c.1870		
61.	105 " "	1919		Annette Robbins
62.	119 " "	1880		
63.	116 " "	1910		Howard Doane (Builder)
64.	295 Kent St.	c.1870	Stearns-Hayes	
65.	287 " "	1872		
66.	201 Longwood Ave.	1933		R.B. Wills
67.	197-9 " "	1897-1900		
68.	269 Kent St.	1885	Webber	
69.	259 " "	1897-1900		
70.	253 " "	1876-84		
71.	247 " "	1876-84		
72.	241 " "	1880-84	Phi Gamma Pi	
73.	229 " "	1906		Chapman and Frazer
74.	282 " "	1935		W.J. Freethy
75.	288 " "	1935		W.J. Freethy
76.	294 " "	1935		W.J. Freethy
77.	300 " "	1905		Hartwell, Richardson and Driver
78.	310 " "	1939		Adden, Parker, Clinch and Crimp
79.	328 " "	1938		Isadore Richmond
80.	334 " "	1939		Herman Feer
81.	340 " "	1947		Samuel Glaser
82.	348 " "	1939		David Abrahams
83.	352 " "	1941		Meyer Louis



SEP 13 1978

6/13/78
P. 6/13/78

Property

Longwood Historic District

State

Mass.

Working Number

4.3.78.2847

Norfolk

TECHNICAL

Photos

13

Maps

2

Sign.?

OK

CONTROL

pl

4.6.78

HISTORIAN

Significance: Good collection of mid - late 19th century residential institutional styles - special landscaping & historical associations with early developers and as integral neighborhood

8-28-78

Cor accept

The many hand just

ARCHITECTURAL HISTORIAN

Good nomination - Since I know the people from Brookline who did this nomination are thorough in survey work, I don't think a boundary justification is necessary. -

accept
Braham
8.22.78

ARCHEOLOGIST

Concern: Western area includes 14 post 1928 structures that are probably included because style is not incompatible and to form edge to park. These are not depicted in photos.

OTHER

HAER

Inventory _____

Review _____

REVIEW UNIT CHIEF

boundaries reflect change in quality of bldgs, therefore, reasonable. - intrusions on edge. This is a suburban district of impressive 19thC dwellings and lush vegetation.

Accept
Labovich
9/6/78

BRANCH CHIEF

KEEPER

Retting for Murtagh
9/13/78

National Register Write-up

Send-back

Entered

SEP 13 1978

Federal Register Entry

11.7.78

Re-submit

INT:2106-74



Longwood Historic District

Brookline, Massachusetts

1977 *Norfolk County* SEP 13 1978

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#1 *0013*

86 Monmouth Street, #1

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District
Brookline, Massachusetts
1977 *Norfolk County* SEP 13 1978
Juliana Boyd
Brookline Historical Commission
Town Hall, Brookline
#2 *0613*
58 Monmouth Street' #5

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District

Brookline, Massachusetts

1977 *Norfolk County* SEP 13 1978

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#3 *of 13*

10-18 Monmouth Court, #7

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District
Brookline, Massachusetts
1977 *Norfolk County* SEP 13 1978
Juliana Boyd
Brookline Historical Commission
Town Hall, Brookline
#4 *of 13*
17-25 Carlton Street, #18

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



MR. L. B. BROWN
OF
OUR BROTHERHOOD
BUNDAY
BROTHERSHIP
S. AND H. A. N.

Longwood Historic District
Brookline, Massachusetts
1977 *Norfolk County* SEP 13 1978
Juliana Boyd
Brookline Historical Commission
Town Hall, Brookline
#5 *of 13*
29 & 23 Monmouth Street, #20

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District

Brookline, Massachusetts

1977 *Norfolk County*

SEP 13 1978

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#6 *of 13*

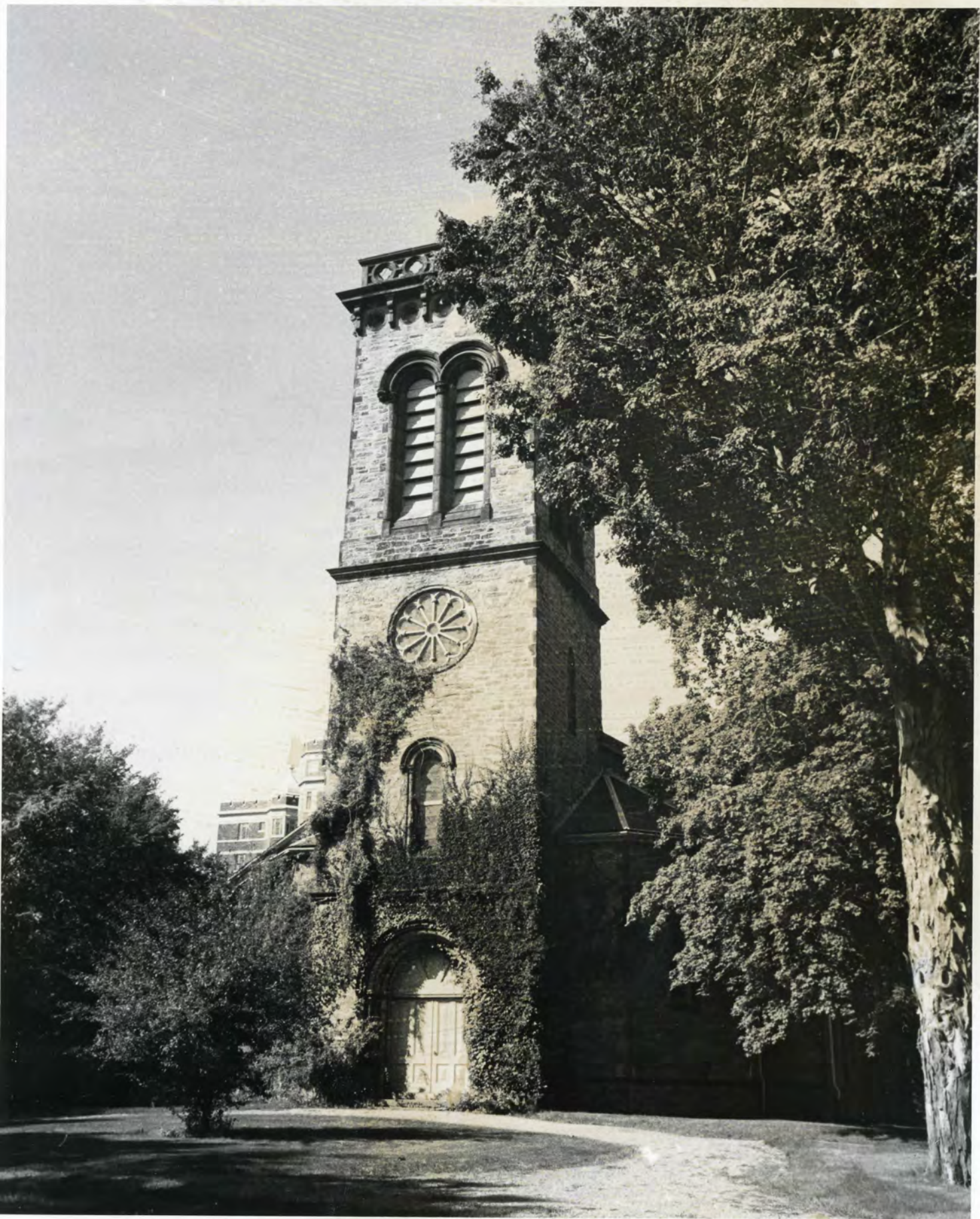
6 Hawes Street, #51

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER

PROPERTY OF THE NATIONAL REGISTER

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District

Brookline, Massachusetts

1977

Norfolk County

SEP 13 1978

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#7 of 13

60 Colchester Street, #52

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District
Brookline, Massachusetts
1977 *Norfolk County* SEP 13 1978
Juliana Boyd
Brookline Historical Commission
Town Hall, Brookline
#8 *of 13*
71 Colchester Street, #54

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District

Brookline, Massachusetts

1977

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#9

20 Chapel Street, #56

Norfolk County SEP 13 1978

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District

Brookline, Massachusetts

1977

Norfolk County

SEP 13 1978

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#10

of 13

269 Kent Street, #68

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District

Brookline, Massachusetts

1977 *Norfolk County* SEP 13 1978

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#11 *of 13*

Looking east along Beech Road

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



Longwood Historic District

Brookline, Massachusetts

1977 *Norfolk County*

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#12 *0013*

300 Kent Street, (#77)

SEP 13 1978

APR 3 1978

PROPERTY OF THE NATIONAL REGISTER



HEBREW TEACHERS (#70)
Longwood Historic District

Brookline, Massachusetts

1977

Juliana Boyd

Brookline Historical Commission

Town Hall, Brookline

#13 of 13

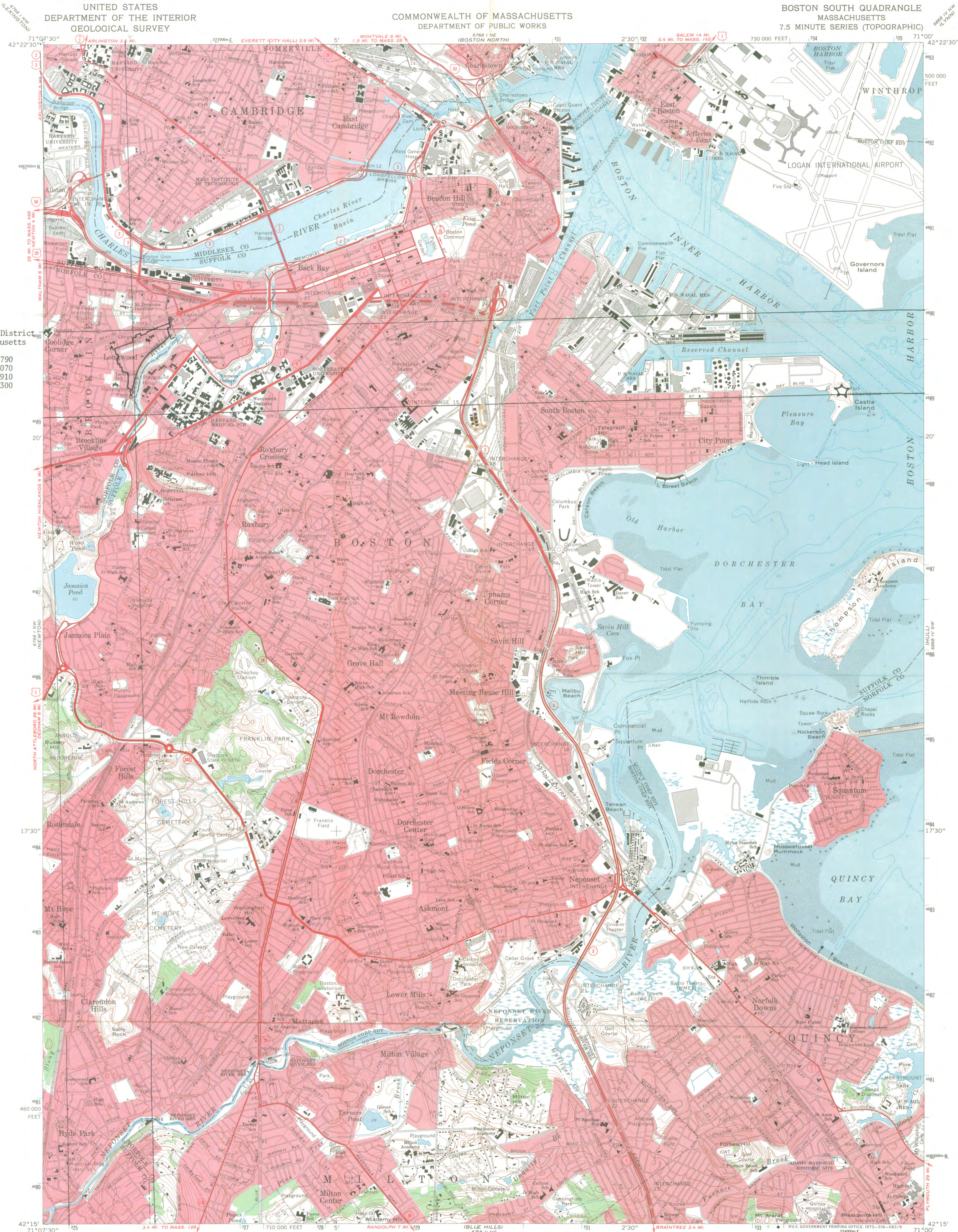
Hebrew Teachers College (#28)

SEP - 3 1978

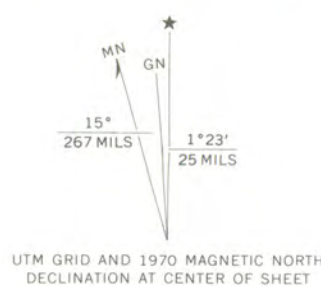
APR 3 1978

PROPERTY OF THE NATIONAL REGISTER

Longwood Historic District
Brookline, Massachusetts
UTM Coordinates:
A 19/325 770/4689 790
B 19/326 420/4690 070
C 19/326 420/4689 910
D 19/325 960/4689 300



Mapped, edited, and published by the Geological Survey
Control by USGS, USC&GS, and Massachusetts Geodetic Survey
Topography by planetable surveys 1943. Revised from
aerial photographs taken 1969. Field checked 1970
Selected hydrographic data compiled from USC&GS Charts 246
and 248 (1971). This information is not intended for navigational
purposes
Polyconic projection. 1927 North American datum
10,000-foot grid based on Massachusetts coordinate system,
mainland zone
1,000-meter Universal Transverse Mercator grid ticks,
zone 19, shown in blue
Boundaries in tidewater areas from information supplied
by Massachusetts Department of Public Works
Red tint indicates areas in which only landmark buildings are shown



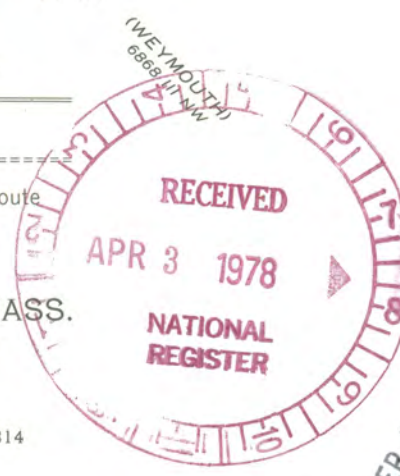
SCALE 1:24,000
CONTOUR INTERVAL 10 FEET
DATUM IS MEAN SEA LEVEL
DEPTH CURVES AND SOUNDINGS IN FEET—DATUM IS MEAN LOW WATER
SHORELINE SHOWN REPRESENTS THE APPROXIMATE LINE OF MEAN HIGH WATER
THE MEAN RANGE OF TIDE IS APPROXIMATELY 9.5 FEET



ROAD CLASSIFICATION
Primary highway, hard surface
Secondary highway, hard surface
Unimproved road
Interstate Route
U. S. Route
State Route

BOSTON SOUTH, MASS.
N4215—W7100/7.5

1970
AMS 6768 1 SE—SERIES V814





Secretary of the
Commonwealth

The Commonwealth of Massachusetts
Office of the Secretary

Massachusetts Historical Commission
294 Washington Street Boston, Massachusetts 02108
(617) 727-8470

March 27, 1978

Mr. Charles Herrington, Registrar
Registration Branch
Office of Archeology and Historic
Preservation
Heritage Conservation & Recreation Service
Washington, D.C. 20240



Dear Charles:

Enclosed please find the following National Register forms

- ✓ 1. North Andover, Old North Andover Center Historic District
- ✓ 2. Brookline, Longwood Historic District
- ✓ 3. Provincetown, Hawthorne Class Studio
- ✓ 4. Attleboro, Blackinton Houses and Park
- ✓ 5. West Newbury, Newell Farm
- ✓ 6. Chatham, Half Way House
- ✓ 7. Duxbury, Alexander Standish House
- ✓ 8. Attleboro, Capron House
- ✓ 9. Swansea, Martin House
- ✓ 10. Arlington, Captain Benjamin Locke House
- ✓ 11. Duxbury, First Parish Church
- ✓ 12. Braintree, Thayer Public Library
- ✓ 13. Sheffield, Old Covered Bridge

All of the above have been voted eligible by the State Review Board and signed by the State Historic Preservation Officer. The nomination forms are being forwarded in three separate envelopes.

Sincerely yours,

Patricia L. Weslowski

Patricia L. Weslowski
Acting Director
Massachusetts Historical Commission
Deputy State Historic Preservation Officer

PLW/ed
enc.



United States Department of the Interior

HERITAGE CONSERVATION AND RECREATION SERVICE
WASHINGTON, D. C. 20240

IN REPLY REFER TO:
H32-NR

JUN 23 1978

Dear Property Owner:

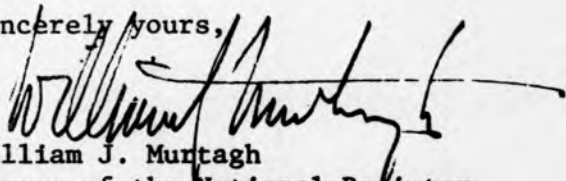
As you have probably already been informed by State or local representatives, the property you own is included in a district that has been nominated by the State for listing in the National Register which is that list of evidences of the past deemed worthy of keeping for the future by the Secretary of the Interior. This nomination is pending in our office.

Since you may not have been aware of potential benefits and provisions of the Tax Reform Act of 1976 when the district including your property was originally considered by the State for nomination, we are sending informative material at this time. If you wish to make comments about your property or the district relative to the National Register "Criteria for Evaluation" (see enclosed green leaflet), we will be pleased to consider them as an adjunct to our evaluation of placing your property in the National Register. Comments should be made within 30 days of the date of this letter and should be addressed to Dr. William J. Murtagh, Keeper of the National Register, Heritage Conservation and Recreation Service, Department of the Interior, Washington, D.C. 20240.

Information concerning standards for rehabilitation may be obtained from Technical Preservation Services, Office of Archeology and Historic Preservation, Heritage Conservation and Recreation Service, Department of the Interior, Washington, D.C. 20240.

Questions concerning the National Register program or the implementation of the historic preservation provisions of the Tax Reform Act should also be addressed to the Keeper of the National Register. Inquiries must include the name of the district (see address label) and property address to be properly handled.

Sincerely yours,


William J. Murtagh
Keeper of the National Register

Enclosures

B. & M. Hurvitz
45 Carlton St.
Brookline, MA 02146

Re: Longwood Hist. Dist.
37-45 Carlton St.



United States Department of the Interior

HERITAGE CONSERVATION AND RECREATION SERVICE
WASHINGTON, D. C. 20240

IN REPLY REFER TO:
H32-NR

JUN 23 1978

Dear Property Owner:

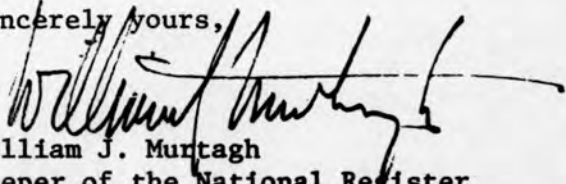
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Sincerely yours,


William J. Murtagh
Keeper of the National Register

Enclosures

A.P. Ketchum
58 Monmouth St.
Brookline, MA 02146

Re: Longwood Historic District



United States Department of the Interior

HERITAGE CONSERVATION AND RECREATION SERVICE
WASHINGTON, D. C. 20240

IN REPLY REFER TO:
H32-NR

JUN 23 1978

Dear Property Owner:

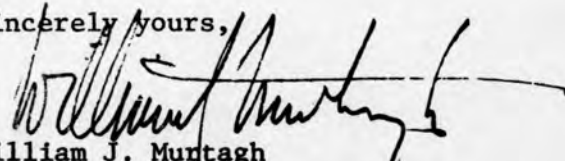
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Sincerely yours,


William J. Murtagh
Keeper of the National Register

Enclosures

Donald & Elizabeth Russell
7 Colchester St.
Brookline, MA 02146

Re: Longwood Historic District
7 Colchester St.

ENTRIES IN THE NATIONAL REGISTER

MASSACHUSETTS
STATE

Date Entered SEP 13 1978

<u>Name</u>	<u>Location</u>
Fenway Studios Building	Boston Suffolk County
Longwood Historic District	Brookline Norfolk County
Worcester Five Cents Saving Bank	Worcester Worcester County
Day Building	Worcester Worcester County

Also Notified

Honorable Edward W. Brooke

Honorable Edward M. Kennedy

Honorable John J. Moakley

Honorable Joseph D. Early

Honorable Robert F. Drinan

States Historic Preservation Officer

Mrs. Patricia L. Weslowski

Executive Director

Massachusetts Historical Commission

294 Washington Street

Boston, Massachusetts 02108

NATIONAL REGISTER DATA SHEET

① NAME as it appears on federal register: Longwood Historic District		② OTHER NAMES:		③ date of entry: SEP 13 1978		④ county code: 21	
⑤ LOCATION street & number (over)		city / town Brookline		vicinity of MA		county Norfolk	
						⑥ NPS REGION: NA	
⑦ OWNER ☐ PRIVATE ☐ STATE ☐ MUNICIPAL ☐ COUNTY ☒ MULTIPLE ☐ FEDERAL (agency name)				⑧ ADMINISTRATOR:			
⑨ EXISTING SURVEYS ☐ HABS ☐ HAER ☐ NHL				⑩ FUNDED? ☐ YES ☐ NO		⑪ CONGRESS. DISTRICT 4th	
				⑫ SOURCE of NOMINATION ☒ STATE ☐ FEDERAL		if state who prepared form? SHPO staff	
⑬ WITHIN NATIONAL REGISTER HISTORIC DISTRICT? ☐ YES, NAME ☐ NO		⑭ WITHIN NATIONAL HISTORIC LANDMARK? ☐ YES, NAME ☐ NO		⑮ ACREAGE		☐ LOCAL ☐ PRIVATE ORGANIZATION	
⑯ CONDITION ☐ excellent ☐ good ☐ fair		☐ deteriorated ☐ ruins ☐ unexposed ☐ unexcavated		☐ altered ☐ unaltered ☐ reconstructed ☐ excavated		⑰ features: INTERIOR ☐ SUBSTANTIALLY INTACT-1 ☐ NOT INTACT-0 ☐ UNKNOWN-4 ☐ NOT APPLICABLE-7	
				EXTERIOR ☐ SUBSTANTIALLY INTACT-2 ☐ NOT INTACT-0 ☐ UNKNOWN-5 ☐ NOT APPLICABLE-8		ENVIRONS ☐ SUBSTANTIALLY INTACT-3 ☐ NOT INTACT-0 ☐ UNKNOWN-6 ☐ NOT APPLICABLE-9	
⑱ ACCESS ☐ YES-Restricted ☐ YES-Unrestricted ☐ No Access ☐ Unknown				⑲ ADAPTIVE USE ☐ YES ☐ NO		⑳ SAVED? ☐ YES	
						IS PROPERTY A HISTORIC DISTRICT? ☐ yes ☐ no	
㉑ AREAS OF SIGNIFICANCE:				㉒ CLAIMS: explain			
☐ ARCHEOLOGY-prehistoric-2 ☐ COMMERCE-6				'first' ☐			
☐ ARCHEOLOGY-historic-1 ☐ COMMUNICATIONS-7				'oldest' ☐			
☐ AGRICULTURE-3 ☐ CONSERVATION-8				'only' ☐			
☐ ARCHITECTURE-4 ☐ ECONOMICS-9							
☐ ART-5 ☐ EDUCATION-10							
☐ ENGINEERING-11 ☐ ENTERTAINMENT-26							
☐ LANDSCAPE ARCH.-15 ☐ LAW-16							
☐ POLITICS/GOVT.-21 ☐ RECREATION-28							
☐ RELIGION-22 ☐ SETTLEMENT-29							
☐ SCIENCE-23 ☐ SOCIAL/HUMANITARIAN-24							
☐ SOCIAL/CULTURAL-30 ☐ TRANSPORTATION-25							
☐ OTHER (SPECIFY) _____							
㉓ functions WHEN HISTORICALLY SIGNIFICANT: CURRENTLY:				㉔ dates of initial construction: major alterations: historic events:		㉕ ETHNIC GROUP ASSOCIATION	
㉖ architectural style(s):		㉗ architect:		㉘ master builder:		㉙ engineer:	
㉚ landscape architect / garden designer:		㉛ interior decorator:		㉜ artist:		㉝ artisan:	
						㉞ builder/contractor:	
㉟ NAMES give role & date							
PERSONAL:							
EVENTS:							
INSTITUTIONAL:							
㊱ NATIONAL REGISTER WRITE-UP							

5. roughly bounded by Chapel, St. Marys, Monmouth, and Kent Sts.