

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICEPH0673951
FOR NPS USE ONLYRECEIVED MAY 1 1979
DATE ENTERED JUL 3 1979NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORMSEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS**1 NAME** *Caledonia Building*HISTORIC
Crafts Building

AND/OR COMMON

Caledonia Building (preferred)

2 LOCATIONSTREET & NUMBER
185-193 High Street

NOT FOR PUBLICATION

CITY, TOWN
Holyoke

VICINITY OF

CONGRESSIONAL DISTRICT
FirstSTATE
MassachusettsCODE
025COUNTY
HampdenCODE
013**3 CLASSIFICATION**

CATEGORY

☒ DISTRICT
☒ BUILDING(S)
☐ STRUCTURE
☐ SITE
☐ OBJECT

OWNERSHIP

☒ PUBLIC
☐ PRIVATE
☐ BOTH

PUBLIC ACQUISITION

☐ IN PROCESS
☐ BEING CONSIDERED

STATUS

☒ OCCUPIED
☐ UNOCCUPIED
☐ WORK IN PROGRESS
ACCESSIBLE
☒ YES: RESTRICTED
☐ YES: UNRESTRICTED
☐ NO

PRESENT USE

☐ AGRICULTURE
☒ COMMERCIAL
☐ EDUCATIONAL
☐ ENTERTAINMENT
☐ GOVERNMENT
☐ INDUSTRIAL
☐ MILITARY
☐ MUSEUM
☐ PARK
☐ PRIVATE RESIDENCE
☐ RELIGIOUS
☐ SCIENTIFIC
☐ TRANSPORTATION
☐ OTHER:**4 OWNER OF PROPERTY**

NAME

Mr. Samuel B. Cotzin, Trustee of Normalan Realty Trust

STREET & NUMBER

193 High Street

CITY, TOWN

Holyoke

VICINITY OF

STATE
Massachusetts**5 LOCATION OF LEGAL DESCRIPTION**COURTHOUSE,
REGISTRY OF DEEDS, ETC.

Hampden County Registry of Deeds

STREET & NUMBER

State Street

CITY, TOWN

Springfield

STATE
Massachusetts**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE

Inventory of the Historic Assets of the Commonwealth #25

DATE

1979

☐ FEDERAL ☒ STATE ☐ COUNTY ☐ LOCALDEPOSITORY FOR
SURVEY RECORDS

Massachusetts Historical Commission

CITY, TOWN

Boston

STATE
Massachusetts

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

The Caledonia Building can be described as a Victorian Brownstown of the Second Empire period. Except for the first floor, where the front has been altered slightly for retail purposes, the building appears to have remained virtually unaltered throughout the years. The second and third floor windows which are capped with ornamental brownstown lintels are in good condition. The decorative brownstown columns are decaying rapidly and in need of repair if they are to remain. Many other details on the ornamental facade are also in need of repair if the building is to be preserved. The sloping Mansard roof and its slate grey tiles are in relatively good condition. The most impressive architectural feature of the building, the protruding pavilions with their own roofs have withstood weathering better than the rest of the facade and the ornamental details have remained intact. A note must be made of the fact that although the building was constructed in 1874 by the original owner R.P. Crafts, the Caledonian insignia is believed to have been added between 1879 and 1885 when the building was purchased by the Caledonian Benefit Club.

The interior of the building for the most part is in its original state. Floors and stairways are solid and the woodwork has retained much of the original qualities of workmanship. The walls and ceilings are devoid of cracks and crumbling which can be attributed to the fact that the building was occupied and maintained up until 1968. Since that time, the upper stories have been vacant while the first floor has been occupied by small stores and a Spanish Church.

While the general structural features including support members appear to be solid, the lack of maintenance to the exterior and the interior of the upper floors has allowed decay and deterioration of the ornamental features of the building to begin.

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

The Caledonian was constructed in 1874 during Holyoke's fastest growing and most productive era. It was one of many fine Victorian style buildings to spring up in the High Street area, which was fast becoming the City's retail commercial, business and government center. This area remains the Central Business District of the City and the Caledonia is still one of the most impressive examples of Victorian architecture in the North High Street area.

Roswell P. Crafts built the Caledonian for business office, and commercial purposes. At this time it was not called the Caledonian, but the "Crafts Building." However R. P. Crafts' interest soon turned to politics and he was elected as the second Mayor of Holyoke in 1877 and later served in the state legislature. It can be speculated that R.P. Crafts' new interests left little time for the real estate business, so he sold his building on High Street somewhere between 1879 and 1885 to the Caledonian Benefit Club, who occupied the third and fourth floor and rented the remaining two floors. There is a great hall and an auditorium on the fourth floor which the club used to conduct meetings and club activities.

The Caledonian Benefit Club was organized November 22, 1879 with an original membership of 31. The object of the organizers was to create a permanent fund for the benefit of their fellow countrymen and women in time of sickness and distress, and for the cultivation and promotion of Scottish literature, song and poetry. Its membership grew from its original 31 to 200 in 1896 to 400 in 1912. Although the club is no longer in existence, the Caledonian kiltie band, the oldest band of its type in the country and an offshoot of the club, still performs in parades throughout New England.

The first floor of the Caledonian building is currently used for retail activities which includes a luggage and leather store, and a Spanish Church. Unfortunately, the upper floors are vacant and unused, a factor which is contributing to the further decay of the structure. Although a large number of buildings of this particular style were constructed in the mid to late 1880's, they are rapidly disappearing through urban renewal efforts and being replaced by sterile concrete, steel and glass structures.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Holyoke Transcript-Telegram 30 Year Anniversary edition, 1912

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 6645 sq. ft.

QUADRANGLE NAME Springfield North

QUADRANGLE SCALE 1:24000

UTM REFERENCES

A 18 697510 4675390

B

ZONE EASTING NORTHING

ZONE EASTING NORTHING

C

D

E

F

G

H

VERBAL BOUNDARY DESCRIPTION

Please refer to the attached assessor's map on which the property boundaries are delineated in red.

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

Peter Olson, Jr. Planner, Holyoke Redevelopment Authority for

ORGANIZATION

Massachusetts Historical Commission

DATE

December 1975

STREET & NUMBER

294 Washington Street

TELEPHONE

(617) 727-8470

CITY OR TOWN

Boston

STATE

Massachusetts

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL ✓

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

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

Peter Olson

4/19/79

TITLE Executive Director, Mass. Historical Commission

DATE

FOR NPS USE ONLY

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

KEEPER OF THE NATIONAL REGISTER

DATE 7/3/79

ATTEST:

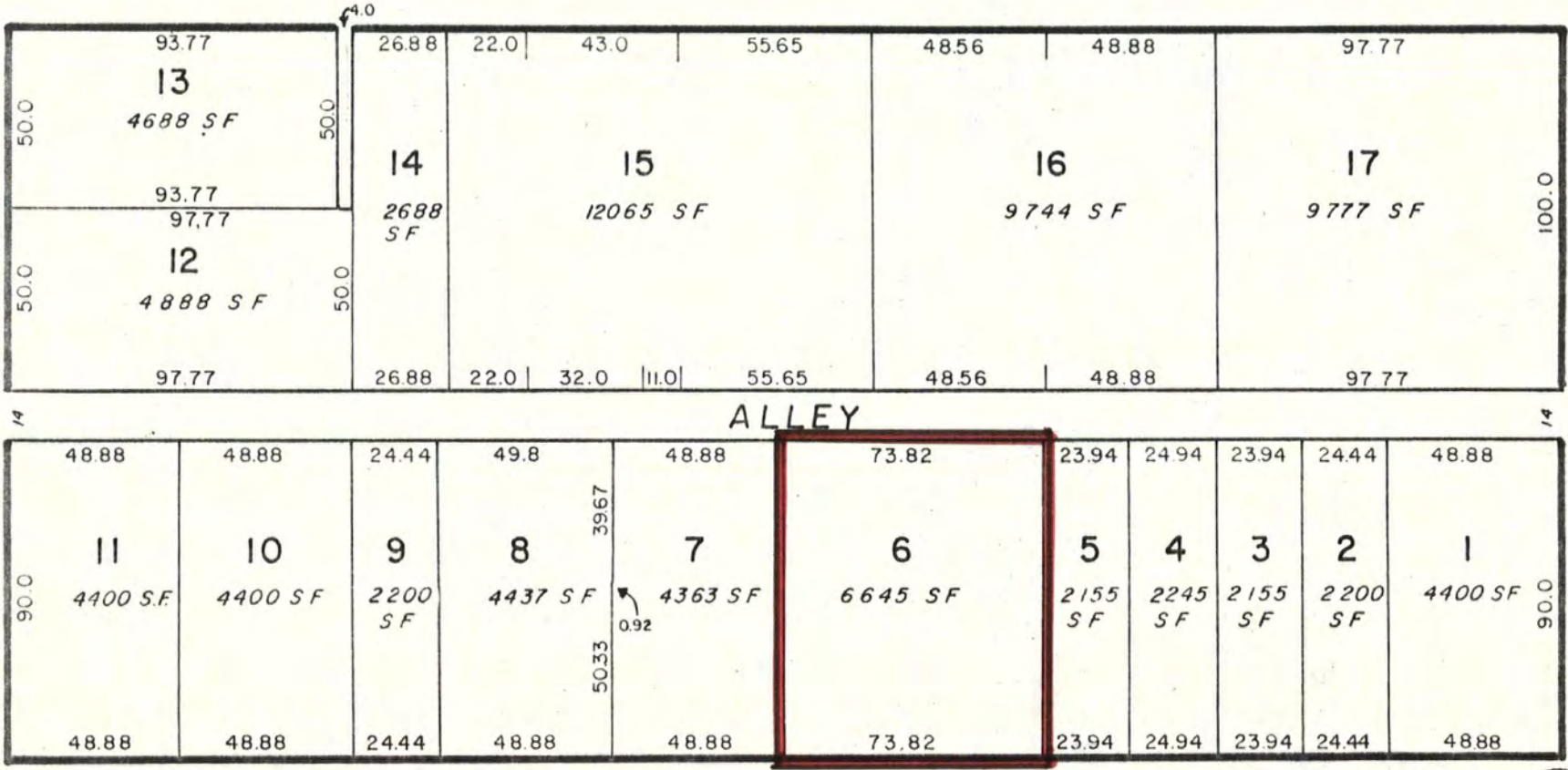
CHIEF OF REGISTRATION

DATE 6/29/79

Holyoke, Massachusetts
Caladonia Building
City Tax Assessor's Map
Scale 1" = 50 feet

5

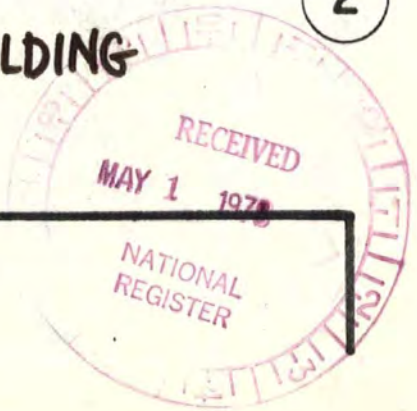
H A M P D E N



HIGH ST.

CRAFTS BUILDING

2



13

1

60.0

JUL 3 1979

Property

Caledonia Building

State

Mass. (Hampden)

Working Number

5.1.79. 913

TECHNICAL

Photos

Maps

1

44

CONTROL

OK 5.2.79

HISTORIAN

ARCHITECTURAL HISTORIAN

ARCHEOLOGIST

OTHER

HAER

Inventory

Review

NOMINATION WAS LACKING SECTION 7+8 CHECK EFFS. THESE WERE ASKED FOR AND RECEIVED 6/29/78 FROM CANDY JENKINS (MASS. SHPD OFFICE). NOMINATION IS WEAK ON ASSESSMENT OF ARCHITECTURAL SIGNIFICANCE BUT IS CERTAINLY ACCEPTABLE. HAS BEEN DETERMINED ELIGIBLE. (SEE ATTACHED FOR SUMMARY STATEMENT OF SIGNIFICANCE)

REVIEW UNIT CHIEF

ACCEPT
MAC DONALD
6/29/79

BRANCH CHIEF

KEEPER

National Register Write-up

Federal Register Entry

8-7-79

Send-back

Re-submit

Entered

JUL 3 1979



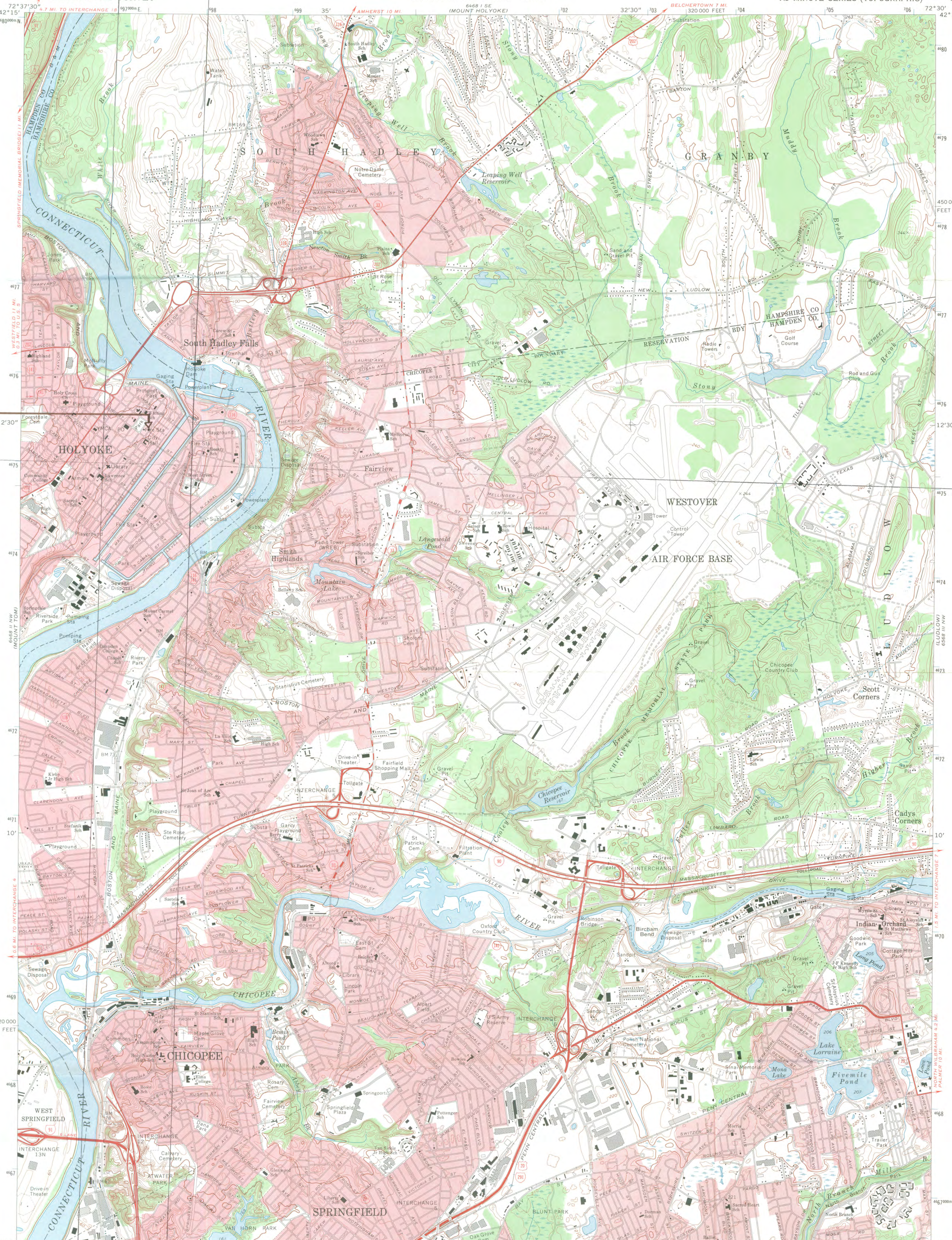
CRAFTS BLDG.
Caladonia Building
Holyoke, Massachusetts

DOE
JUL 3 1979

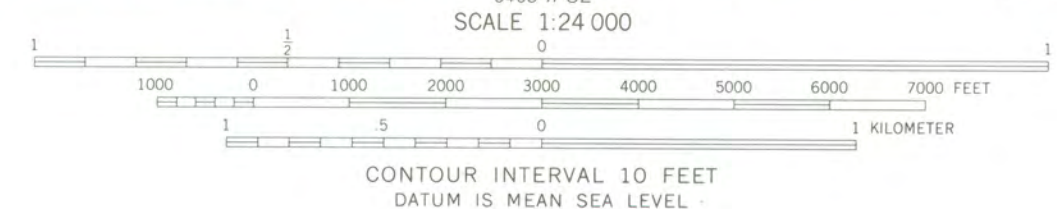
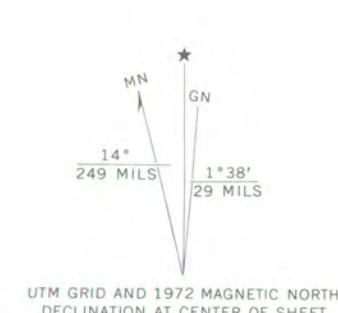
Charles T. Lennon 1979
Lower Pioneer Regional Planning Commission

Photo #1 of 1 *Hampden County*
Facade, looking northwesterly on High Street

MAY 1 1979



Mapped, edited, and published by the Geological Survey
Control by USGS, US&GS, and Massachusetts Geodetic Survey
Topography by planetable surveys 1933. Revised from
aerial photographs taken 1971. Field checked 1972
Polyconic projection, 1927 North American datum
10,000-foot grid based on Massachusetts coordinate system,
mainland zone
1000-meter Universal Transverse Mercator grid ticks,
zone 18, shown in blue
Red tint indicates areas in which only landmark buildings are shown



ROAD CLASSIFICATION	
Primary highway, hard surface	Light-duty road, hard or improved surface
Secondary highway, hard surface	Unimproved road
Interstate Route	U.S. Route
	State Route



THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY, WASHINGTON, D.C. 20242
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

SPRINGFIELD NORTH, MASS.
N4207.5-W7230.7.5

1972

AMS 6468 II NE-SERIES V814

RECEIVED
MAY 1 1979
NATIONAL REGISTER

JUL 3 1979



**MASSACHUSETTS
HISTORICAL
COMMISSION**

**COMMONWEALTH OF MASSACHUSETTS
Office of the Secretary of State**

294 Washington Street
Boston, Massachusetts
02108
617-727-8470

MICHAEL JOSEPH CONNOLLY
Secretary of State

April 11, 1979

Mr. Charles Herrington, Chief
Registration Branch
National Register Division
Office of Archeology and Historic Preservation
Heritage Conservation and Recreation Service
U. S. Department of the Interior
Washington, D.C. 20243

RECEIVED
MAY 1 1979
NATIONAL REGISTER

Dear Mr. Herrington:

Enclosed is the National Register nomination form for the Caledonia Building in Holyoke. It was determined eligible for listing in the National Register on February 6, 1976 by the Secretary of the Interior in accordance with 36 CFR Part 800. We requested on March 10, 1976 that the building be listed on the National Register, and were informed that we would have to submit the original typed form, photographs, and map, which are enclosed. We now request that this building be considered for listing.

Sincerely,

Christine Boulding
Survey Director
Massachusetts Historical Commission

Enclosure

CB/pg

ENTRIES IN THE NATIONAL REGISTER
MASSACHUSETTS
STATE

Date Entered JUL 3 1979

Name

Location

Caledonia Building

**Holyoke
Hampden County**

Also Notified

Honorable Paul G. Tsongas

Honorable Edward M. Kennedy
Honorable Silvio O. Conte

State Historic Preservation Officer
Mrs. Patricia L. Weslowski
Executive Director
Massachusetts Historical Commission
294 Washington Street
Boston, Massachusetts 02108

NR Byers/bjr 7/5/79

NAME Caledonia Building	
NAME Crafts Building	
STATE Massachusetts	COUNTY Hampden County
ADDRESS 185-193 High Street Holyoke	
FEDERAL AGENCY/REQUESTER CD-Thomas Monahan	
DATE DETERMINED ELIGIBLE 2-6-76	
☐ FA ☒ CD ☐ OTHER	☐ SI ☐ HABS ☐ HAER
REMARKS:	

DATE OF REQUEST 1-8-76
DATE OF DOCUMENTATION REQUEST
DATE DOCUMENTATION RECEIVED
SHPO OPINION ☒ YES ☐ NO
DATE REQUESTED
DATE RECEIVED

NATIONAL REGISTER DETERMINATION OF ELIGIBILITY CONTROL

WASO-167A
(9/75)

USDI-NATIONAL PARK SERVICE