

FORM B - BUILDING

MASSACHUSETTS HISTORICAL COMMISSION
80 BOYLSTON STREET
BOSTON, MA 02116

AREA	FORM NO.
9	N-7

Newton, Mass. M.R.A.
Town Newton (Newton Corner)

Address 16 Fairmont Avenue

Historic Name Bayley House

Photo (3"x3" or 3"x5", black and white) Indicate address of property on back of photo.
Staple to left side of form.

Use: Present dwelling

Original dwelling

DESCRIPTION

Date 1883-1884

Source Tucci, p. 195 (see bibliogr.)

Style Medieval Revival

Architect Peabody & Stearns

Exterior Wall Fabric brick, shingle

Outbuildings none

Major Alterations (with dates) _____

enclosure of southeast porch

Condition Good

Sketch Map: Draw map showing property's location in relation to nearest cross streets and/or geographical features. Indicate all buildings between inventoried property and nearest intersection(s).
Indicate north

(SEE ATTACHED MAP)

Moved no Date _____

Acreage 35255 sq. *less than one acre*

Setting suburban estate on expansive grounds. Originally

fronted on Centre St. Property subdivided; primary access from Fairmont

Avenue.
Recorded by Arch. Pres. Assoc.

Organization Historic Newton, Inc.

Date 5/83; rev. by H. White 3/86

UTM REFERENCE 19.319670.4690630

USGS QUADRANGLE NEWTON, MASS.

SCALE 1:25,000

NATIONAL REGISTER CRITERIA STATEMENT (if applicable)

The Bayley House is an important local example of the work of the celebrated architectural firm of Peabody & Stearns which exemplifies the eclecticism that dominated Boston area building from the late nineteenth century to the early twentieth century, and therefore meets Criterion C of the National Register of Historic Places.

ARCHITECTURAL SIGNIFICANCE Describe important architectural features and evaluate in terms of other buildings within the community.

Each of the ground floor reception rooms of this house was designed in a different period style, a reflection of the eclecticism of the exterior design as well. The quasi-Medieval manner of Queen Anne architecture influenced by John Ruskin is the basis for the design of the Bayley house. Queen Anne characteristics are indicated by the irregular mass and broken roof line and by such picturesque features as the use of a variety of materials. Ruskinian Gothic overtones are furnished by the polychromatic masonry of red pressed brick, brownstone and terra cotta. Ornately patterned half-timbering occurs in the steeply-gabled facade bay.

The house exhibits great freedom of plan. All vestiges of center hall symmetry are discarded, and the several projecting wings allow

HISTORICAL SIGNIFICANCE Explain the role owners played in local or state history and how the building relates to the development of the community.

The Bayley House is one of the numerous large suburban residences built on Mount Ida during the latter part of the 19th century. Mount Ida is one of Newton Corner's most prominent geographical features, and separates it from Newton Centre to the south. In 1816 it was bought by John Fiske for \$3300. It was not significantly developed until after the Civil War, when Langdon Coffin gave the area the name Mt. Ida and began selling parcels.

The house was built by a Mr. Bayley of Porter, White & Bayley, in 1883-84. It is thought to have been erected on the site of an earlier house, owned by Nathaniel Brackett, whose family owned considerable land in the vicinity. Another Brackett family house stands nearby at 621 Centre Street (ca. 1850).

The house originally was oriented to Centre Street, but after a large portion of the lot between the street and the house was sold, and a house built upon it, the main orientation of the Bayley House was changed to Fairmont Avenue. W.H. Manning of the office of F.L. Olmsted may have designed the landscaped grounds.

BIBLIOGRAPHY and/or REFERENCES

Atlases- 1907-Luther Adams heirs
1895- " " "
1886-Martha Bayley
1874-Nathaniel Brackett

Directories 1874-N. Brackett,
farmer
1885-Martha Bayley,
widow of Jas. Bayley
1895 Luther Adams, wine, Boston
1907 Luther Adams, heirs

M.F. Sweetser, King's Handbook of Newton, Mass. 1885, Boston, p.80^{8/85}
Tucci, Douglas. Built in Boston, N.Y. Graphic Society, 1978, p. 195

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community: Newton Corner	Form No: N-7
Property Name: Bayley House	

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

Architectural Significance:

room size and placement to vary according to use. Some rooms are large and accessible and others are small and secluded.

Robert S. Peabody and John G. Stearns formed an architectural partnership in 1870, and became nationally celebrated for their institutional, commercial and residential designs. Among their works are Hemenway Gymnasium at Harvard University, the Simmons College Building in Boston, a monumental group of buildings at the World's Columbian Exposition in Chicago in 1892, and numerous large suburban residences in Boston, Philadelphia and New York.

Staple to Inventory form at bottom

United States Department of the Interior
National Park Service

National Register of Historic Places
Inventory—Nomination Form

For NPS use only

received

7/23/86

date entered

Continuation sheet

Item number

Page

Multiple Resource Area
Thematic Group

Name Newton MRA
State Middlesex County, MA

Nomination/Type of Review

Date/Signature

21. West Newton Hill
Historic District

Substantive Review

Keeper

Patricia Anderson 9/4/86

Attest

Beth L. Savage 9/4/86

22. Adams, Amos, House

Substantive Review

Keeper

Patricia Anderson 9/4/86

Attest

Beth L. Savage 9/4/86

23. Adams, Seth, House

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

24. Auburndale Congregational
Church

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

25. Bartlett--Hawkes Farm

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

26. Bayley House

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

27. Bemis Mill

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

28. Bigelow, Henry, House

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

29. Blodgett, William,
House

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

30. Brackett House

Entered in the
National Register

Keeper

Shelene Byers 9/4/86

Attest

06001771

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Bayley House (Newton MRA)
Middlesex County
MASSACHUSETTS

- ☐ resubmission
☐ nomination by person or local government
☐ owner objection
☐ appeal

Substantive Review: ☐ sample ☐ request ☐ appeal ☐ NR decision

Reviewer's comments:

Working No. _____
Fed. Reg. Date: JUL 23 1986 2/3B7
Date Due: 8/21/86 - 9/6/86
Action: ☒ ACCEPT 9-4-86
☐ RETURN
☐ REJECT

Entered in the
National Register

Federal Agency: _____

Recom./Criteria _____
Reviewer _____
Discipline _____
Date _____
_____ see continuation sheet

Nomination returned for: ☐ technical corrections cited below
☐ substantive reasons discussed below

1. Name

2. Location

3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible? ☐ yes ☐ no

7. Description

Condition

- ☐ excellent ☐ deteriorated
☐ good ☐ ruins
☐ fair ☐ unexposed

Check one

- ☐ unaltered
☐ altered

Check one

- ☐ original site
☐ moved date _____

Describe the present and original (if known) physical appearance

- ☐ summary paragraph
☐ completeness
☐ clarity
☐ alterations/integrity
☐ dates
☐ boundary selection

8. Significance

Period Areas of Significance—Check and justify below

Specific dates Builder/Architect

Statement of Significance (*in one paragraph*)

- ☐ summary paragraph
- ☐ completeness
- ☐ clarity
- ☐ applicable criteria
- ☐ justification of areas checked
- ☐ relating significance to the resource
- ☐ context
- ☐ relationship of integrity to significance
- ☐ justification of exception
- ☐ other

9. Major Bibliographical References

10. Geographical Data

Acreage of nominated property _____

Quadrangle name _____

UTM References _____

Verbal boundary description and justification _____

11. Form Prepared By

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

____ national ____ state ____ local

State Historic Preservation Officer signature

title

date

13. Other

- ☐ Maps
- ☐ Photographs
- ☐ Other

Questions concerning this nomination may be directed to _____

Signed _____ Date _____ Phone: _____



Bayley Hase

Newton, Mass. MRA

- 16 Fairmont Ave, Newton Corner -
I-4 (25)



City of Newton Assessor's Maps. Sheet 47
 Metric Series. 1979
 Scale: UTM grid line interval = 100 meters (328 feet)

Newton, Mass. M.R.A.
 16 Fairmont Avenue, Newton Corner
 Bayley House
 13-12-5A