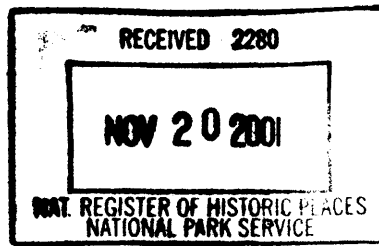


United States Department of the Interior  
National Park Service  
National Register of Historic Places  
Registration Form



1417

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

1. Name of Property

historic name Capitol Complex Historic District

other names/site number \_\_\_\_\_

2. Location

street & number State and Capitol Streets N/A not for publication

city or town Augusta N/A vicinity

state Maine code ME county Kennebec code 011 zip code 04330

3. State/Federal Agency Certification

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

[Signature] 11/13/01  
Signature of certifying official/Title SHPO Date

Maine Historic Preservation 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] 12/31/01  
Signature of the Keeper Date of Action

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Capitol Complex Historic District  
Name of Property

Augusta, Maine  
County and State

### 5. Classification

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

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

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

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

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

Contributing		Noncontributing	
<u>5</u>	<u>1</u>	buildings	
		sites	
		structures	
		objects	
<u>5</u>	<u>1</u>	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**

6

### 6. Function or Use

**Historic Functions**

(Enter categories from instructions)

Domestic/Single Dwelling

Government/Capitol

Education/School

Landscape/Park

Landscape/Garden

**Current Functions**

(Enter categories from instructions)

Government/Capitol

Government/Government Office

Landscape/Park

Landscape/Garden

### 7. Description

**Architectural Classification**

(Enter categories from instructions)

Greek Revival

Late Victorian

**Materials**

(Enter categories from instructions)

foundation Stone/Granite

walls Stone/Granite

Brick

roof  

other Asphalt

**Narrative Description**

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

United States Department of the Interior  
National Park Service

# National Register of Historic Places

## Continuation Sheet

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

Section number 7 Page 2

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The Capitol Complex Historic District is a T-shaped area of about forty (40) acres which contains the Maine State House and grounds, Capitol Park, the governor's residence, as well as five historic nineteenth and early twentieth century houses and a late nineteenth school building. It is bisected by State Street - which runs north/south - and Capitol Street - which runs east/west. The topography of the district ranges from a relatively level area along the northern and western boundary, an elevated site of the State House in the center of the T, and the relatively level grounds of Capitol Park which slopes upward and downward at its west and east ends, respectively. Building setbacks along State Street vary somewhat, with the State House being the most deeply recessed and the Gage - McLean House being nearest the street. The former Nash School at the intersection of Capitol and Sewall streets is in close proximity to the two roads, whereas the Gage - Lemont House has a more generous setback from Capitol Street.

In addition to the important historic buildings located in the district, three significant designed landscapes are included in the boundary. Two of these, the State House grounds and Blaine House grounds, are directly associated with the adjacent buildings. The third, Capitol Park, stands alone as an early designed landscape whose purpose was to provide a distinguished setting for the State House.

1. Guy P. Gannett House, 1911 - C  
(NR 4/28/83)  
184 State Street  
James N. Thomas, Architect

The Guy P. Gannett House is a two-and-a-half-story, three-bay Mediterranean Revival style dwelling featuring exterior walls of light yellow/brown stucco and a hip roof covered with red clay tiles. The symmetrically composed facade has a central entrance sheltered by a portico supported by Tuscan columns and posts and decorated with a wrought iron railing. Large tri-partite windows flank the entrance, and smaller scale versions are positioned in the outer bays of the second story above a wide stringcourse. The center window over the entrance is comprised of three four-over-four double hung sash. The roof's broad eaves are supported by exposed rafter ends, and a trio of pedimented dormers are symmetrically located on the roof. An enclosed one-story porch is located on the south elevation, whereas an open porch is located on the north side. A two-story ell extends to the rear of the front block. An original elaborately detailed detached garage is located at the northwest corner of the lot. It has a clipped gable roof, columns framing the double garage doors, large stylized brackets supporting the deep roof overhang, and wide beveled siding.

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National Park Service

# National Register of Historic Places Continuation Sheet

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

Section number 7 Page 3

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Constructed in 1911 as a wedding present from William Gannett to his son Guy P. Gannett, this house is the only significant example of the Mediterranean Revival style in Kennebec County. Guy P. Gannett (1881-1954) assisted his father in publishing the nationally read *Comfort* magazine, and was vice president of Central Maine Power Company. In the early 1920s, Gannett purchased the *Portland Press Herald* and thereafter founded a newspaper chain that included Augusta's *Kennebec Journal* and the *Waterville Morning Sentinel*. At this time he built a new house in Cape Elizabeth and sold his Augusta residence. Gannett later controlled radio and television stations, establishing a communications empire unique in Maine. The property was acquired by the State of Maine in 1973.

The Master List of Design Projects of the Olmsted Firm 1857-1950, contains a reference to the existence of both plans for and correspondence with Guy P. Gannett dated 1920. No further research has been undertaken to determine the nature of the proposed design or whether any of the plan was implemented.

2. James G. Blaine House - C  
(NHL 10/15/66)  
State Street  
John Calvin Stevens, Architect (1919)  
Olmsted Brothers, Landscape Architects (1920-21)

The Blaine House is a two-story, five-bay frame building that has a recessed two-story ell extending to a rear block which resembles the original front portion of the house. An early twentieth wing projects northwesterly in an obtuse angle from the rear block. The building is sheathed in flush boards on the facade and clapboards on the balance of the exterior walls. Hip roofs cover each of the four portions of the building. Facing east, the symmetrically composed facade features a central entrance with sidelights and elliptical fanlight, six-over-six double hung sash windows, and a three bay Colonial Revival style portico supported by Ionic columns. An Italianate style cupola surmounts the roof, which is punctuated by four interior chimneys. A rectangular bay window is located on the south side elevation. The recessed side elevation of the center block features a narrow Ionic colonnade framing six French doors that open off of the Reception Room. The four-bay west block has a portico sheltering the central doorway, and a cupola resembling the one on the front crowns the roof.

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**National Register of Historic Places  
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CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

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In 1833, Captain James Hall completed construction on a transitional Federal/Greek Revival style residence that comprised the existing east block of the Blaine House, and a portion of the ell. James G. Blaine purchased this property and house in 1862, and seven years later made several changes, including the remodeling of a detached carriage house. A second remodeling in 1872 was much more extensive in scope. At that time the west block was added, a cupola and conservatory were added to the front block, a patio was built in the recessed area between the east and west blocks, and the carriage house was enlarged. Finally, in 1919 after the house was given to the State of Maine, the ell was enlarged and the colonnade added, the two-story service wing was added, the Greek Revival front portico was restored, and a number of interior changes were made. To accommodate the addition of the wing and apparently to provide the house with a more private setting, the adjoining house to the north was acquired and removed. At the northwest corner of the Blaine House lot is a two-story, gable roofed frame house that dates from the nineteenth century, but it has been substantially altered for use as offices. It is attached to a rectangular hip roofed garage that existed in the nineteenth century, but was enlarged after the State obtained the property.

The National Historic Landmark status of the house derives from its association with James G. Blaine (1830-1893), a political figure of both State and National importance. Having served in the Maine Legislature where he became Speaker of the House, Blaine was elected to Congress in 1862. In 1869 he was elected Speaker of the House, where he established a reputation that continues to rank him among the great leaders of that body. In 1876 he was appointed to fill a vacant seat in the Senate, and in 1884 he ran as the Republican nominee for president. He also served as Secretary of State in the Garfield and Harrison administrations. The Blaine family gave the property to the State of Maine in 1919 for use as a governor's residence and in memorial to James G. Blaine's grandson Walker Blaine Beale, who was killed in France during World War I.

When the Blaine House remodeling was completed in 1920, Governor Milliken commissioned the Olmsted Brothers landscape architectural firm to design the grounds. Their plan encompassed three design objectives: to develop a landscape plan in keeping with the dignity of the Executive Mansion; to address a variety of public and private functions; and to relate to the larger Capitol complex which included the State House grounds. The site was divided into four areas: front entry to the east; shrub garden to the south; Governor's Garden to the north, and lawn and service area to the west. Portions of the plan were implemented in the 1920s, and in 1990 an ambitious effort was undertaken to complete the front entry as originally designed. This included the construction of a granite block retaining wall adjacent to the street on and behind which elaborate Colonial Revival style balustrades and arbors were built.

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CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

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3. Maine State House, 1829-32, 1890-91, 1910 - C  
(NR 4/24/73)  
210 State Street  
Charles Bulfinch, Architect (1829-32)  
Brigham & Spofford, Architects (1890-91)  
G. Henri Desmond, Architect (1910)

The Maine State House is a large four-story, twenty-three bay granite building whose front elevation contains a pedimented two-story portico centered on the facade below a tall copper clad dome. As originally designed and built, the State House was comprised of the existing portico and flanking bays with round arched windows. The hip roof was surmounted by a low dome and lantern cupola. In 1890-91 the building was substantially enlarged to the rear, thereby giving the State House a T-shaped footprint. Finally, in 1910 the building achieved its present exterior configuration with the addition of one bay on each side of the recessed wall behind the portico, the addition of the north and south wings, and the erection of the tall dome to replace the Bulfinch design. This new dome was crowned by a classical statue which the sculptor W. Clark Noble conceived as a representation of Augusta (the city) holding a pine torch, which represents the State. A complete, multi-year rehabilitation of the State House under the direction of the Damariscotta, Maine architectural firm of Weinrich & Burt is scheduled to be completed in 2002.

In 1827, the Maine Legislature passed an Act to establish the permanent capitol of the State in Augusta on a thirty-four acre parcel of land which the citizens of the community had offered for the purpose. Construction of the State House commenced in 1829, and it was completed in January of 1832. In addition to designing the building itself, Charles Bulfinch drew plans for landscaping the immediate grounds. This kidney shaped design included two terraces with a walkway extending from the street (present State Street) to the portico entrance. A granite retaining wall topped by a wrought iron fence with dart finials was constructed at the edge of the grounds, and granite entrance posts were installed at the foot of the walkway. Although the terraces were modified during the construction of the 1910 additions and the entrance posts were changed, the retaining wall, fence and the feeling of the original landscape design are still present.

4. Gage - McLean House, c.1837 - C  
193 State Street

The Gage - McLean House is a two-story, four-bay, hip roofed brick house that has an enclosed front porch on the middle first story bays of its front elevation. A two-story brick ell extends to the rear. The building's overall Italianate style character is the result of an 1870s remodeling of an earlier Greek Revival style house that is distinguished by its side hall plan in which the front entrance is located on the south side elevation. Features include six-over-six double-hung sash windows, a broad bracketed and denticulated cornice, a gabled dormer on the facade with a round arched window, and Colonial Revival style enclosed porches on the front and rear elevation of the main block.

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Continuation Sheet

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

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On August 21, 1835 Isaac and Joanna Gage acquired a 430 square rod lot between the present Capitol, Child and State streets from James Child for the sum of \$1,750. The sale of this lot was made with the proviso that Child retained the right "to take of the crops now growing thereon when at maturity." The house appears to have been constructed about 1837, since it is not shown in the 1836 Codman painting of the State House, but its footprint is delineated on the 1838 map of Augusta. On August 21, 1862, "widow woman" Joanna Gage sold the property (which had been reduced to an 8 rod by 10 rod rectangle) to Sylvanus Caldwell, who was the Mayor of Augusta between 1862 and 1870. The Caldwell family owned the house until 1917 when it was transferred to Ernest and Myra McLean. Ernest McLean was the Mayor of Augusta between 1920 and 1925. The State of Maine acquired the house in 1964.

5. Arnold - Gaslin House, c. 1830, c. 1890 - C  
189 State Street

The Arnold - Gaslin House is an asymmetrically massed two-story frame house with Queen Anne style features applied to the original Greek Revival dwelling. Its picturesque facade is comprised of a three-story tower at the southwest corner that is topped by an onion dome; a three-sided bay window surmounted by a pent gable at the northwest corner, and a wraparound porch featuring chamfered posts, brackets and a narrow spindle screen below the cornice. The house is sheathed in clapboards, and it stands on a granite block foundation. Window sash are primarily one-over-one, although a few original six-over-six windows remain, and the third floor tower windows have Queen Anne sash. A two-story ell extends to the rear and a single interior end chimney punctuates the roof ridge at the north end. Nineteenth century photographs of the original building show a typical two-story, five-bay fenestration pattern with a center entrance. Chimneys were located at each gable end, and the present two-story ell was joined to a one-story ell. The house retained this appearance as late as 1880 (when it was visible in a picture of the street that was published in *Picturesque Maine*), but it had acquired its Queen Anne features by 1902 when the altered footprint is shown on a 1902 map of Augusta. A more recent addition made by the State of Maine links this house with the Williams house to the north.

Jacob H. Arnold, a mason by trade, acquired the lot on which this house stands from James Child on November 28, 1828 for \$375. On June 30, 1835 he transferred the lot with "buildings thereon" to Stephen Sewall of Winthrop for \$1,500. Sewall's name is shown in association with the house on the 1838 map of Augusta. In 1892, Frank Gaslin acquired the property, and it is likely that the major alterations were made during his and his wife Lizzie's ownership. The State of Maine purchased the house in 1983.

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CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

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6. Edward Williams House, c.1830 - C  
187 State Street

The Edward Williams House is a two-story, four-bay frame house which features a wraparound porch and a hip roof. It is sheathed in synthetic siding, and it stands on a granite foundation. Like the Gage - McLean House, this dwelling has a side hall configuration with the entrance located on the north elevation behind the porch. The front elevation has four six-over-six double hung sash on each of the two stories, and the porch is supported by six Tuscan columns. Interior end chimneys punctuate the north and south slopes of the hip roof. A gabled addition extends to the rear of the house, and a modern connector extending from the south links it to the Arnold - Gaslin House to the south.

Although Edward William's deed to this lot has not as yet been located, his transfer in 1833 of a portion of the property establishes that he owned the land by this date. Williams was a merchant, and an aid to Governor Lincoln in 1827 when he was assigned to lay out the grounds of Capitol Park. He also served in Governor Dunlap's Council in 1834. When he sold his State Street property on September 28, 1835 to Benjamin Davis and Horatio Bridge, both the reference to buildings and the \$2,600 price appear to establish the fact that the existing house was standing at that time. Davis and Bridge sold the property in November of 1835 to merchant Samuel Cole, and his name appears in connection with the house on the 1838 map of Augusta. The State of Maine purchased the property in 1983.

7. Burton Cross Office Building, 1954-56 - NC  
9 Jackson Street  
Miller & Beal/Desmond & Lord, Architects

The Burton Cross Office Building is a large granite clad, steel framed structure comprised of a nine-story, ten-bay recessed central block flanked by six-story, four-bay blocks from which five-story, six-bay wings extend to the north and south. As originally designed, the principal entrance was centered on the west elevation of the recessed main block with secondary entrances in the south and north wings. During the recent renovation of the building, a glass enclosed primary entrance was created on the west elevation facing the back side of the State House, and the grounds between the two buildings have been redesigned.

Designed by the Portland architectural firm of Miller & Beal in association with the Boston firm of Desmond & Lord, the State Office Building (as it was originally named) was built in response to a shortage of office space in the State House. Construction began in June of 1954, and it was completed in the Fall of 1956. The building underwent a complete renovation in 2000-01, after which it was renamed the Burton Cross Office Building in honor of the governor under whose administration it became a reality.



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**Continuation Sheet**

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

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8. Nash School, 1897 - C  
Arthur G. Wing, Architect  
103 Sewall Street

Nash School is a two-story, seven-bay, hip roofed brick building designed in the Romanesque Revival style. The T-shaped building has a projecting center entrance bay on the front elevation, segmentally arched window openings on the first story containing double sets of two-over-two double-hung sash, double sets of two-over-two round arched sash on the second story, and a two-story ell.

Designed by the Augusta architect Arthur G. Wing, Nash School is the most intact of the handful of nineteenth century school buildings that remain in the city. It was named in honor of Charles E. Nash, a former mayor and a member of the school system's board of directors. A building contract in the amount of \$8,973 was signed on April 7, 1897 with the architect and contractor L.E. Bradstreet. It was completed in September of 1897. As originally designed and built, a tall two-stage belfry crowned the entrance pavilion, but this feature does not survive. The State of Maine acquired the building in 1976.

9. Capitol Park, 1827, 1920-21 - C  
(NR 7/7/89)  
Olmsted Brothers, Landscape Architects (1920-21)

Capitol Park is a rectangular 20 acre site which lies to the east of the Maine State House. Bounded by the Kennebec River to the east, Capitol Street to the north, Union Street to the south, and State Street to the west, the park's appearance today is in many ways similar to its original form. As first shown on the 1838 map of Augusta, the initial design of the park included a two rows of trees aligned with the north and south sides of the State House forming what was described as a Mall. The 1851 map shows double rows of trees separated by paths that meet at State Street. The area to the south was also planted with two lines of trees. The double allee evident in 1851 is still in place today, along with a recently established curvilinear path system that was largely based on a design prepared by the Olmsted Brothers in 1920-21.

Capitol Park was part of the original 34 acre parcel of land given to the State by the citizens of Augusta for the purposes of establishing the State House. The park itself was designed to provide a dignified setting for the State House, and work commenced on leveling, fencing and planting forest trees on the grounds in 1827. The design and oversight of the work was in the hands of Edward Williams, a member of the Governor's staff, and the original owner of the Edward Williams House (6). During the Civil War, Capitol Park was used as a camp and parade ground, and for a brief period was leased for agricultural purposes. By 1878, however, the site had been restored to its former appearance, which went largely unchanged until the 1920s when several features designed by the Olmsted Brothers were integrated into the existing, historic configuration.

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National Park Service**

# **National Register of Historic Places**

## **Continuation Sheet**

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

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10. Gage - Lemont House, c.1845 - C  
55 Capitol Street

The Gage - Lemont House is a one-and-a-half-story, three-bay brick dwelling that is capped by a gable roof. Its symmetrically composed facade features a pair of twentieth century doors centered on the facade and sheltered by a hood with an ornamental lattice screen; three-sided bay windows in the outer bays; and a central gable framing a single six-over-six double-hung sash window. The narrow cornice is denticulated, and a pair of interior chimneys punctuate the roof ridge. Six-over-six windows are employed throughout the side elevations and in the frame ell which terminates in a one-and-a-half story gabled block that was added in 1989 to replace an early twentieth century garage (a stairhall to the attic level was also added at this time behind the brick block).

Isaac and Joanna Gage acquired the property on which this house stands in 1835, and thereafter erected their residence (4) facing State Street. Judging from the stylistic attributes of the subject property, they built this second brick dwelling about 1845 for an as yet undetermined reason. It does not appear on the 1838 map of Augusta. On June 1, 1847 the Gages sold the house and its one-quarter acre lot for \$2,000 to Joanna Sewall Lemont. Mrs. Lemont apparently occupied the house until her death, and it was not sold by the executor of her estate until 1908. In 1975, the property was acquired by the State of Maine.

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.)

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

Criteria Considerations

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

Property is:

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

Areas of Significance

(Enter categories from instructions)

Architecture

Landscape Architecture

Politics/Government

Period of Significance

1827-51

Significant Dates

1827-30

c. 1870, 1910

c. 1920

Significant Person

(Complete if Criterion B is marked above)

Blaine, James G.

Cultural Affiliation

N/A

Architect/Builder

Bulfinch, Charles, Architect

Stevens, John Calvin, Architect

Narrative Statement of Significance

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

9. Major Bibliographical References

Bibliography

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

Previous documentation on file (NPS):

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

Primary location of additional data:

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

Name of repository:

United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

Section number 8 Page 2

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The Capitol Complex Historic District is comprised of eight historic buildings and three designed landscapes that constitute the core of the State's west side (of the Kennebec River) campus in Augusta. Initially developed in the late 1820s with the laying out of Capitol Park and the construction of the Maine State House, the area embraced by the district witnessed rapid residential development beginning in the 1830s. This pattern of development is evident in the buildings within the district, which includes a late nineteenth century school. At present, the State of Maine owns all of the property within the district. Among the contributing resources in the district are one National Historic Landmark and three other individually listed properties. The district is eligible for listing in the National Register under criteria A, B and C.

Shortly after Maine's admission to Statehood in 1820, the Legislature began to debate where it would establish the permanent seat of government. A committee appointed to investigate the matter concluded that if a coastal location was desired, Wiscasset was preferred due to its central location, ease of defending the capitol, and the ease of access by water. The recommended interior site was Augusta, where a large site on Weston Hill was available. This site was subsequently acquired by the citizens of Augusta and conveyed to the State in December of 1823. In 1827, the Legislature voted in favor of locating the Capitol in Augusta, and after considering several sites in the community, the original Weston Hill location was confirmed as the most suitable for the purpose of erecting the State House.

With the final selection of the thirty-four acre site made and title transferred to the State, work began in the fall of 1827 on the laying out of Capitol Park and preparing for the foundations of the buildings. The general plan set aside the more elevated western portion of the site for the State House and its grounds, as well as a larger rectangular parcel that extended to the river as a green space to create a dignified setting for the Capitol building. These two parcels were separated from each other by an existing road that led from Augusta to Hallowell. Architect Charles Bulfinch was engaged to design the State House, whose cornerstone was laid on July 4, 1829, and the Legislature met in the new building for the first time on January 4, 1832.

The construction of the State House enhanced the value and desirability of the land around it for residential development. This is plainly evident in the erection of several houses along the Hallowell to Augusta road (the present State Street) beginning in the early 1830s, three of which are located in the district. Two house lots on the east side of the street were acquired by Jacob H. Arnold and Edward Williams around 1830, and dwellings (5,6) appear to have been constructed upon them by 1835. In 1833, Capt. James Hall built a substantial transitional Federal/Greek Revival style house (2) at the corner of State Street and the present Capitol Street, and an adjacent house occupied by James L. Child on the lot to the north was probably a contemporary of Capt. Hall's. When the artist Charles Codman made a painting of the new State House and its immediate environs in 1836, the hip roofed Hall, Child and Williams houses are shown, as are two other houses and several outbuildings that are no longer extant. A striking feature of this painting is the surrounding landscape, which is depicted in a state between its natural appearance and a more bucolic one in which animals graze in a foreground pasture.

United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

Section number 8 Page 3

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The 1838 map of Augusta reveals that the emerging residential neighborhood around the State House consisted of about two-dozen houses and assorted outbuildings. In addition, the Augusta House, a Greek Revival style hotel was built in 1831 to the north of the historic district at the intersection of State Street and Western Avenue (no longer extant). Joining the houses in proximity to the State House as shown on the 1838 map is the residence of Isaac and Joanna Gage, a two-story Greek Revival style brick house (4) that appears to have been built the previous year. In the Gage's deed from James L. Child, a provision reserving Child's right to harvest the crops on the land points to the ongoing agricultural use of the area. The final mid-nineteenth century addition to the district was made about 1845 when Isaac Gage erected a second brick house (10) facing Capitol Street on a lot adjoining his residence to the east. This house may have been built on speculation, since it was sold to Joanna Sewall Lemont in 1847.

During the second half of the nineteenth century, several changes were made to the existing buildings, the most dramatic of which were those made in 1872 to Capt. Hall's former house, which had been acquired in 1860 by James G. Blaine. Blaine's Italianate style alterations and additions to the original house befitted his prominent national political position, and although he and his wife lived in Washington for most of the year, they maintained their Augusta residence adjacent to the Maine State House. At about the same time that the Blaine's were updating their house, Italianate style detailing was added to the cornice and dormer of the Gage – McLean House. Some twenty years later, Queen Anne features in the form of a corner tower, wraparound porch, and two-story bay window were added to the Arnold – Gaslin House (5). In 1890-91, a major addition was made to the west side of the State House, and in 1897 the City of Augusta erected the Nash School (8) at the corner of Capitol and Sewall streets. This latter action illustrates how the area around the State House had continued to develop as a residential neighborhood.

The single most dramatic change in the district during the early twentieth century was the expansion of the State House in 1910. Bulfinch's original building was substantially enlarged with the addition of wings to the north and south, as well as the replacement of the low dome with a tall steel framed dome covered by a copper roof. However, his original two-story portico was retained as the centerpiece on the broad facade. A second significant addition to the district was made in 1911 when publisher William Gannett erected a Mediterranean style house (1) for his son Guy P. Gannett from designs by the Boston architect James N. Thomas. In 1919, the State was given the Blaine House for use as the governor's residence. Thereafter, it was remodeled and enlarged by John Calvin Stevens, the state's most prominent architect, and a landscape plan was developed for the site by the Olmsted Brothers firm in Brookline, Massachusetts. In order to ensure an adequate measure of privacy for the governor's residence and to accommodate the addition of a service wing, the James L. Child House was removed from the adjoining lot.

In addition to their work on the Blaine House grounds, the Olmsted Brothers were hired to develop a plan for Capitol Park. Their design preserved the original double alley of trees, but proposed a more naturalistic treatment for the southern and eastern portions of the park and the construction of tennis courts in a section of the northern half. Although both the tennis courts and portions of the path system were constructed, the full plan was not implemented. More recently, a new landscape plan for the park has been developed and partially realized that builds on some of the concepts proposed by the Olmsted firm.

**United States Department of the Interior**  
**National Park Service**

# **National Register of Historic Places**

## **Continuation Sheet**

**CAPITOL COMPLEX HISTORIC DISTRICT**

**KENNEBEC, ME**

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The second half of the twentieth century witnessed the construction in 1954-56 of the Burton Cross Office Building (7), an imposing granite clad building located to the west of the State House. Of particular note relative to the preservation of the buildings in the historic district, was the State's effort to acquire the residential properties that immediately bordered the State House and Blaine House sites. The first of these acquisitions took place in 1964 when the Gage – McLean House was purchased. Given its location immediately across from the Blaine House and at the intersection of State and Capitol streets, this was an exceptionally important piece of land for the State to control. Subsequent purchases were made in 1973 of the Gannett House; in 1975 of the Gage – Lemont House; in 1976 of the Nash School; and in 1983 of the Arnold – Gaslin and Edward Williams houses. During the 1950s, the State had acquired and developed several parcels of the property on the south side of Union Street bordering Capitol Park, and a number of single family residences below the Gage – Lemont House on the north side of the park were purchased prior to the construction of the Department of Transportation Building in 1974.

United States Department of the Interior  
National Park Service

# National Register of Historic Places Continuation Sheet

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, ME

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## Bibliography

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Capitol Complex Historic District  
Name of Property

Augusta, Maine  
County and State

## 10. Geographical Data

Acreage of Property Approximately 40

### UTM References

(Place additional UTM references on a continuation sheet.)

1 

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Zone	Easting	Northing

3 

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Zone	Easting	Northing

2 

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4 

--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

See continuation sheet

### Verbal Boundary Description

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

### Boundary Justification

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

## 11. Form Prepared By

name/title Kirk F. Mohney, Architectural Historian

organization Maine Historic Preservation Commission date October, 2001

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

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

### Additional Documentation

Submit the following items with the completed form:

#### Continuation Sheets

#### Maps

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

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

#### Photographs

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

### Additional items

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

### Property Owner

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

name \_\_\_\_\_

street & number \_\_\_\_\_ telephone \_\_\_\_\_

city or town \_\_\_\_\_ state \_\_\_\_\_ zip code \_\_\_\_\_

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

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



**United States Department of the Interior  
National Park Service**

# **National Register of Historic Places Continuation Sheet**

**CAPITOL COMPLEX HISTORIC DISTRICT**

**KENNEBEC, ME**

**Section number 10 Page 2**

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## **Verbal Boundary Description**

See map.

## **Boundary Justification**

The boundary is drawn to embrace all of the contiguous, State owned historic properties that are located in proximity to the Maine State House. In addition to their present ownership by the State, these properties also represent the nineteenth and early twentieth century development of the Maine State government complex, as well as the residential and institutional development that occurred on the lots immediately adjacent to it. The areas to the south, northwest, and northeast of the district are occupied by more recent State office buildings and modern commercial offices and parking lots, whereas a relatively insignificant cluster of modest late nineteenth and early twentieth century houses exist to the west.

**United States Department of the Interior**  
National Park Service

# **National Register of Historic Places**

## **Continuation Sheet**

CAPITOL COMPLEX HISTORIC DISTRICT

KENNEBEC, MAINE

Section number \_\_\_\_\_ Page \_\_\_\_\_

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### Photographs

1 of 3

Kirk Mohny

November 1, 2001

Maine Historic Preservation Commission

Maine State House and Capitol Park; east facade, facing west.

2 of 3

Kirk Mohny

November 1, 2001v

Maine State House, Blaine House and Guy Gannett House; State Street, facing southwest.

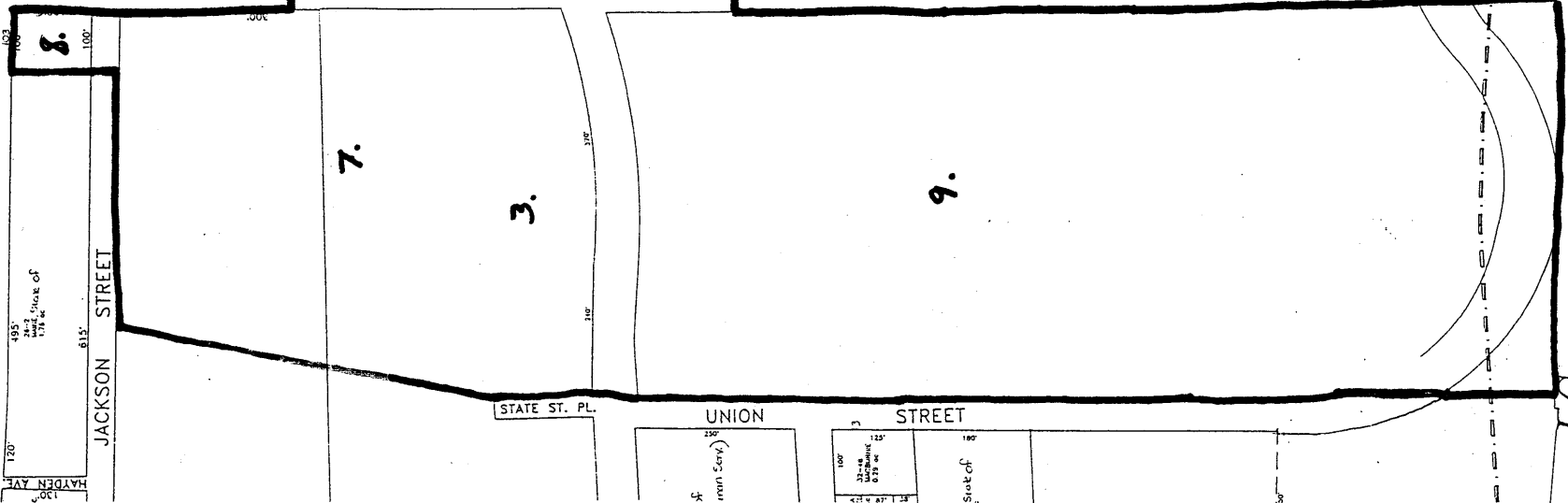
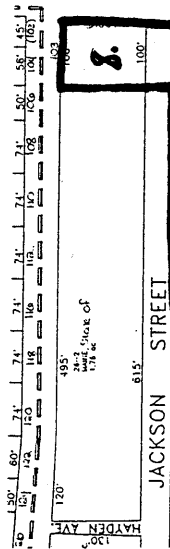
3 of 3

Kirk Mohny

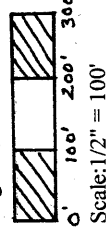
November 1, 2001

Maine Historic Preservation Commission

Corner State and Capitol Street; the Gage McLean House and the Gage-Lemont House, facing northeast.



Capitol Complex Historic District  
Augusta, Kennebec Co., Maine



STATE OF MAINE  
(See Map 31 Lot 1A)

RP