

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY - NOMINATION FORM

(Type all entries - complete applicable sections)

STATE: Massachusetts	
COUNTY: Middlesex	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE

1. NAME

COMMON:
Theodore Lyman House

AND/OR HISTORIC:
The Vale

2. LOCATION

STREET AND NUMBER:
Lyman Street, at Beaver Street

CITY OR TOWN:
Waltham

STATE: **Massachusetts** CODE: COUNTY: **Middlesex** CODE:

3. CLASSIFICATION

CATEGORY (Check One)	OWNERSHIP	STATUS	ACCESSIBLE TO THE PUBLIC
<input type="checkbox"/> District <input type="checkbox"/> Site <input type="checkbox"/> Object <input checked="" type="checkbox"/> Building <input type="checkbox"/> Structure	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Both	Public Acquisition: <input type="checkbox"/> In Process <input type="checkbox"/> Being Considered <input checked="" type="checkbox"/> Occupied <input type="checkbox"/> Unoccupied <input type="checkbox"/> Preservation work in progress	Yes: <input type="checkbox"/> Restricted <input checked="" type="checkbox"/> Unrestricted <input type="checkbox"/> No

PRESENT USE (Check One or More as Appropriate)

<input type="checkbox"/> Agricultural	<input type="checkbox"/> Government	<input type="checkbox"/> Park	<input type="checkbox"/> Transportation	<input type="checkbox"/> Comments
<input type="checkbox"/> Commercial	<input type="checkbox"/> Industrial	<input type="checkbox"/> Private Residence	<input type="checkbox"/> Other (Specify)	
<input type="checkbox"/> Educational	<input type="checkbox"/> Military	<input type="checkbox"/> Religious		
<input type="checkbox"/> Entertainment	<input checked="" type="checkbox"/> Museum	<input type="checkbox"/> Scientific		

4. OWNER OF PROPERTY

OWNER'S NAME:
Society for the Preservation of New England Antiquities

STREET AND NUMBER:
141 Cambridge Street

CITY OR TOWN:
Boston 02114

STATE: **Massachusetts** CODE:

5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC.:
Middlesex County Courthouse

STREET AND NUMBER:
Cambridge

CITY OR TOWN:
Cambridge

STATE: **Massachusetts** CODE:

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY:
Historic American Buildings Survey (15 sheets and 3 photos)

DATE OF SURVEY: **1936**

DEPOSITORY FOR SURVEY RECORDS: Federal State County Local

Division of Prints and Photographs, Library of Congress

STREET AND NUMBER:
Washington 20540

CITY OR TOWN:
Washington 20540

STATE: **D. C.** CODE:

SEE INSTRUCTIONS

STATE: _____

COUNTY: _____

ENTRY NUMBER _____

DATE _____

FOR NPS USE ONLY

7. DESCRIPTION

CONDITION	(Check One)					
	<input checked="" type="checkbox"/> Excellent	<input type="checkbox"/> Good	<input type="checkbox"/> Fair	<input type="checkbox"/> Deteriorated	<input type="checkbox"/> Ruins	<input type="checkbox"/> Unexposed
	(Check One)			(Check One)		
	<input checked="" type="checkbox"/> Altered	<input type="checkbox"/> Unaltered		<input type="checkbox"/> Moved	<input checked="" type="checkbox"/> Original Site	

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

The Theodore Lyman House, as built in 1793-98, was a five-part frame composition structure consisting of a tall central two-story block connected by two one-story hyphens with the lower two-story end pavilions. The overall length of the structure was about 130 feet; the main block was about 50 feet wide and 40 feet deep, and each end pavilion was about 27 feet wide and 23 feet deep. The central block and end pavilions had hip roofs, the hyphens gable roofs, and the roof of the main block was balustraded. The south (main) facade of the central block was five-bays wide and the entrance door was located in the center bay. Frames of first-story windows in the main block and two-bay-wide end pavilions rusticated with quoins and topped by flat arch lintels with keystones. Second-story windows in the end wings were reduced in height and all windows were adorned by exterior louvered shutters. A prominent belt course marked the second floor level of the central block and from this belt paired pilasters, set between the windows, rose to the cornice.

In plan a 10-foot wide center hall extended about half-way through the central block from the center door and intersected an east-west cross-hall that led to the two wings. Flanking the entrance hall on the front (south) side were the dining room to the left and a parlor to the right (east). Both of these rooms were about 17 by 18 feet in size. At the north end of the entrance hall was an 18 by 22-foot oval drawing room with its bow, or bay projecting from the center of the north (rear) elevation. The oval room was flanked on the left and right by a small room, each measuring about 10 by 13 feet. The original main staircase was located in the east (right) lateral cross-hall of the main block and was set against the south wall. The west (or left) end pavilion contained the kitchen and the east pavilion library.

In 1882, the Lyman family engaged the architectural firm of Richardson, Hartwell and Driver to enlarge and remodel the house in the Colonial Revival style. The lower two-story end pavilions were raised to two full stories in height and the west (left) wing enlarged by the addition of a large ell to the rear. The two connecting one-story hyphens were also increased to two full stories and a third full-story was added to the main two-story central block by raising its roof. The roofs of all units were balustraded. The main (south) facade was altered by the addition of two two-story two-bay-wide projecting bays, one located on either side of the central door, which was left in its location. The south elevation was thus advanced about 7 feet and the center door, left in the original wall, recessed. The second story level of the new south facade was decorated with Ionic pilasters, faintly echoing the original design.

The interior of the mansion was also greatly altered. The original kitchen in the west (left) end pavilion was relocated in the new ell to the rear and the former kitchen space converted into the existing large library with heavy dark wood, panelled dado and chimney piece typical of the Colonial Revival style of the Victorian period. In the first-story of the east wing a partition was removed from the original library and the otherwise unaltered room made into a large ballroom.

SEE INSTRUCTIONS

SIGNIFICANCE

PERIOD (Check One or More as Appropriate)

- Pre-Columbian | 16th Century | 18th Century | 20th Century
 15th Century | 17th Century | 19th Century

SPECIFIC DATE(S) (If Applicable and Known)

1793-98, 1882

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

- | | | | |
|--|--|--|--|
| <input type="checkbox"/> Aboriginal | <input type="checkbox"/> Education | <input type="checkbox"/> Political | <input type="checkbox"/> Urban Planning |
| <input type="checkbox"/> Prehistoric | <input type="checkbox"/> Engineering | <input type="checkbox"/> Religion/Philosophy | <input type="checkbox"/> Other (Specify) _____ |
| <input type="checkbox"/> Historic | <input type="checkbox"/> Industry | <input type="checkbox"/> Science | _____ |
| <input type="checkbox"/> Agriculture | <input type="checkbox"/> Invention | <input type="checkbox"/> Sculpture | _____ |
| <input checked="" type="checkbox"/> Architecture | <input checked="" type="checkbox"/> Landscape Architecture | <input type="checkbox"/> Social/Humanitarian | _____ |
| <input type="checkbox"/> Art | <input type="checkbox"/> Literature | <input type="checkbox"/> Theater | _____ |
| <input type="checkbox"/> Commerce | <input type="checkbox"/> Military | <input type="checkbox"/> Transportation | _____ |
| <input type="checkbox"/> Communications | <input type="checkbox"/> Music | | |
| <input type="checkbox"/> Conservation | | | |

STATEMENT OF SIGNIFICANCE

Designed by the noted Salem architect Samuel McIntire and erected in 1793-98, the Theodore Lyman House is the finest extant example of a McIntire-designed Adamesque-Federal country house. The Lyman House, however, underwent extensive alterations in 1882 that obliterated much of the original design. This estate, known as The Vale, is also one of the few landscaped estates in New England to survive largely intact from the 18th century. Planned by the English gardner William Bell, the estate, in addition to the mansion, includes carriage house, greenhouses, ponds, and gardens dating from the 1793-1798 period.

History

The Boston merchant Theodore Lyman acquired the land for his country house on March 30, 1793. The plan for a large five-part composition comprised of a two-story central block linked by hypens with two lower two-story end pavillions was prepared by Samuel McIntire of Salem. Construction began in 1793 and the house and lanscaping of the estate were completed in 1798. Actual construction was done by craftsmen other than McIntire, as the architect was occupied intensively with building projects in Salem during this period. The mansion was therefore not built exactly according to McIntire's plan but included most of his features. The grounds were lanscaped by William Bell after the manner of the great 18th century English landscape gardener, Humphry Repton, and included and approach by way of a long driveway over an arched stone bridge spanning the brook, a pond in front of the mansion, and in the rear, stables, greenhouses, cottages summerhouses, and gardens.

In 1882 the mansion was extensively altered by the architectural firm of Richardson, Hartwell and Driver: more limited changes were made by Miss Nina Tupper in 1917. The house remained in the possession of the Lyman family until 1951 when the mansion, stables, greenhouses, gardens, ponds, and 33 acres of land were given to the Society for the Preservation of New England Antiquities. Limited restoration of the mansion was done in 1951.

SEE INSTRUCTIONS

9. MAJOR BIBLIOGRAPHICAL REFERENCES

Great Georgian Houses of America (2 vol., New York, 1933-37).

Fiske Kimball, Domestic Architecture of the American Colonies and of the Early Republic (New York, 1922), 166, 189, 203, 204, 240, 241, 243, 245, 298.

Fiske Kimball, American Architecture (Indianapolis, 1928), 87.

10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY			O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES		
CORNER	LATITUDE	LONGITUDE		LATITUDE	LONGITUDE	
	Degrees Minutes Seconds	Degrees Minutes Seconds		Degrees Minutes Seconds	Degrees Minutes Seconds	
NW	42 ° 23 ' 10 "	71 ° 13 ' 52 "		42 ° 22 ' 59 "	71 ° 13 ' 43 "	
NE	42 ° 23 ' 07 "	71 ° 13 ' 19 "				
SE	42 ° 22 ' 48 "	71 ° 13 ' 23 "				
SW	42 ° 22 ' 51 "	71 ° 13 ' 56 "				

[Location of the House]

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: **33 acres**

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

STATE:	CODE	COUNTY	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE

11. FORM PREPARED BY

NAME AND TITLE:
Charles W. Snell, Survey Historian

ORGANIZATION: **Division of History, Office of Archeology and Historic Preservation, National Park Service** DATE: **7/16/70**

STREET AND NUMBER:
801 19th Street, N.W.

CITY OR TOWN: **Washington** STATE: **D. C.** CODE:

12. STATE LIAISON OFFICER CERTIFICATION **NATIONAL REGISTER VERIFICATION**

As the designated State Liaison 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. The recommended level of significance of this nomination is:

National State Local

Name _____

Title _____

Date _____

I hereby certify that this property is included in the National Register.

Chief, Office of Archeology and Historic Preservation

Date _____

ATTEST:

Keeper of The National Register

Date _____

SEE INSTRUCTIONS

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INVENTORY - NOMINATION FORM

STATE	Massachusetts	
COUNTY	Middlesex	
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Theodore Lyman House (Continuation Sheet) 7 Description

(Number all entries)

In the main central block the original stairs, located in the east (right) lateral hall were removed and a new and far grander stairs with a high heavily panelled oak dado was built in the north side of the west (left) lateral hall. A large Palladian window was also inserted in the north (rear) elevation over the landing and arches were added in the second floor hallway. The dining room and parlor with their new bays, on the south front, were redecorated in the Colonial Revival style.

In 1917 the last of the major changes in the house took place when the Lyman family engaged Miss Nina Tupper to redecorate the two south rooms in the central block in the Federal style. The mantels and pavings were removed and replaced by ones in the early 19th century style. The original color of the east front parlor, - a brilliant azure blue, was discovered and restored in 1951.

The two principal rooms in the house which have undergone the least alteration are the oval room in the central block and the ballroom in the east (right) wing. The oval room, or bow parlor, overlooks the gardens in the rear and this room retains its original graceful and delicate Adamesque finish, except for the white marble mantel which is of a later classical period. The present wallpaper is an accurate 1951 reproduction of Federal period paper. The ballroom in the east wing is a handsome high ceiling Adamesque room with a screen of columns at the east end. The room has been restored to its original pale mushroom color, highlighted with white architectural details.

The Lyman House is in excellent condition and is open to visitors as a furnished historic house exhibit. Also preserved are the large stable, also designed by McIntire, greenhouses (two of which date from 1800 and 1804), summerhouses, gardens, and plantings of trees, all made in the period 1793-1850.

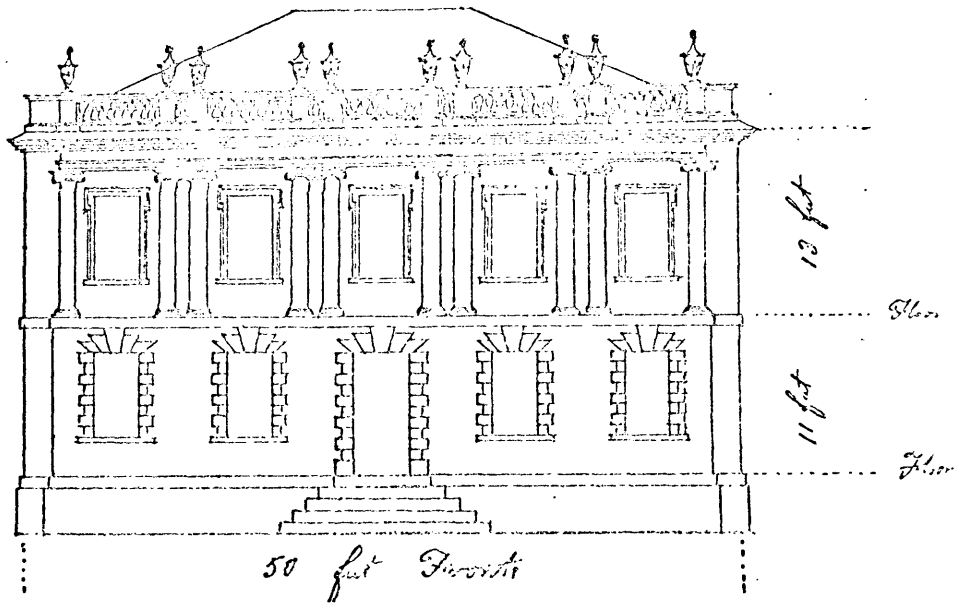


Figure 95. Lyman House. Elevation of south front.

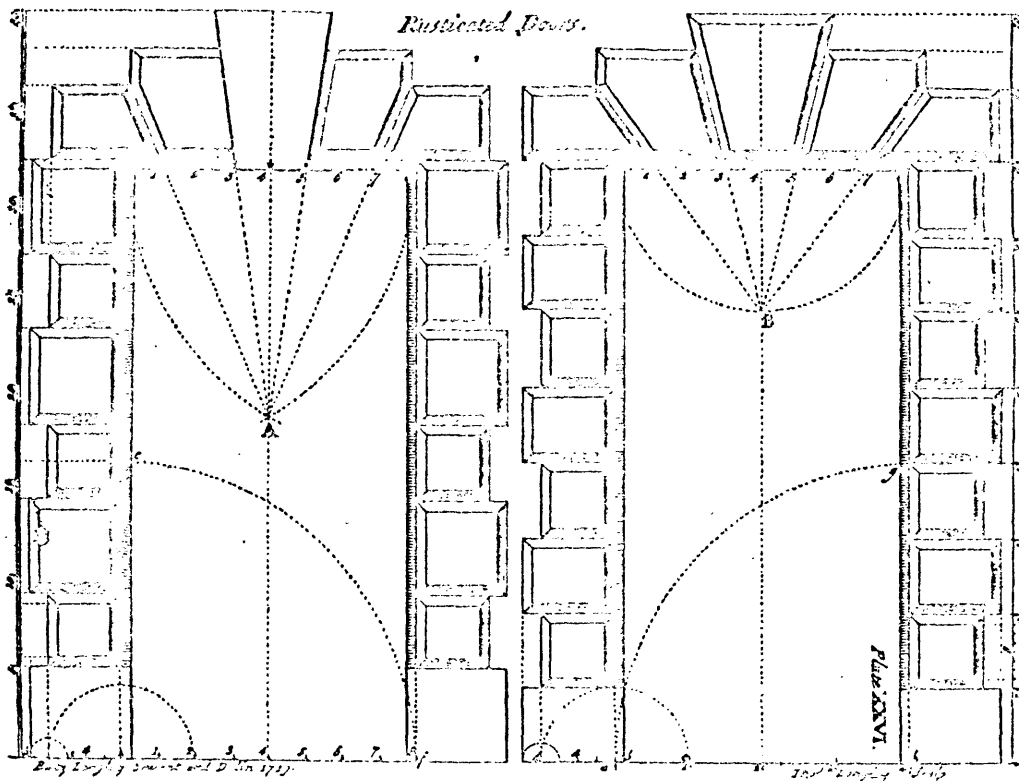
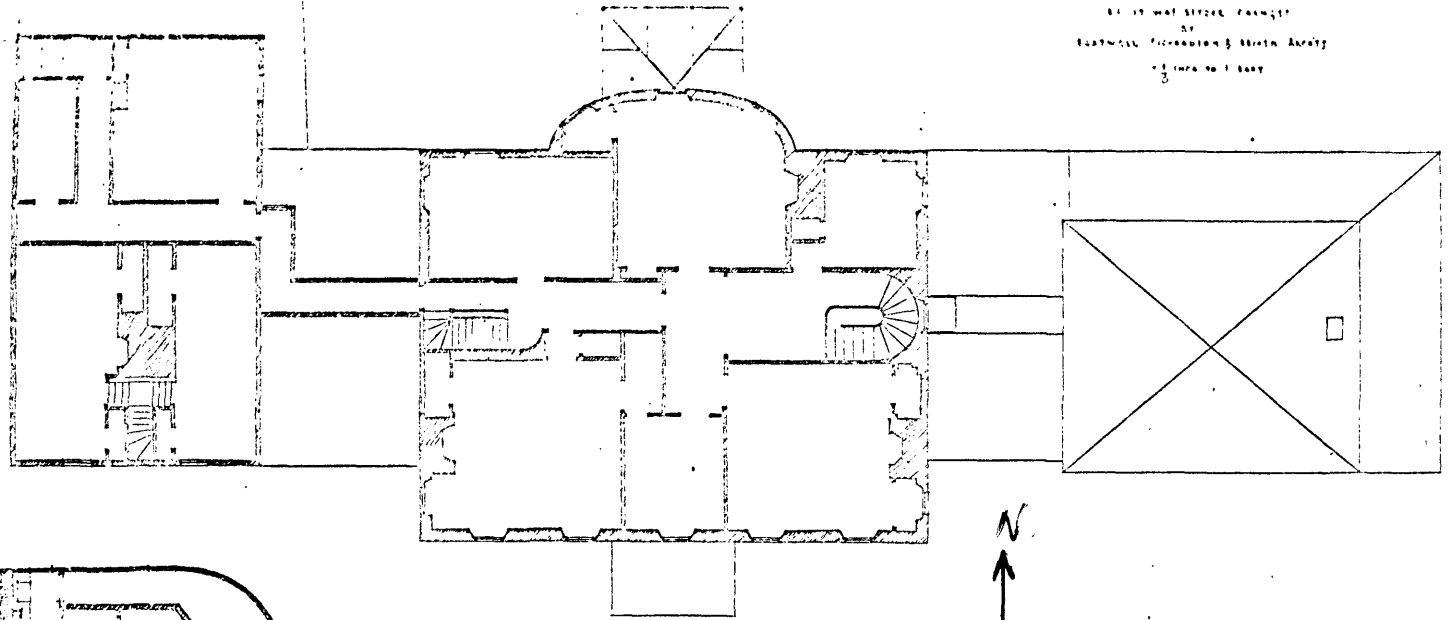
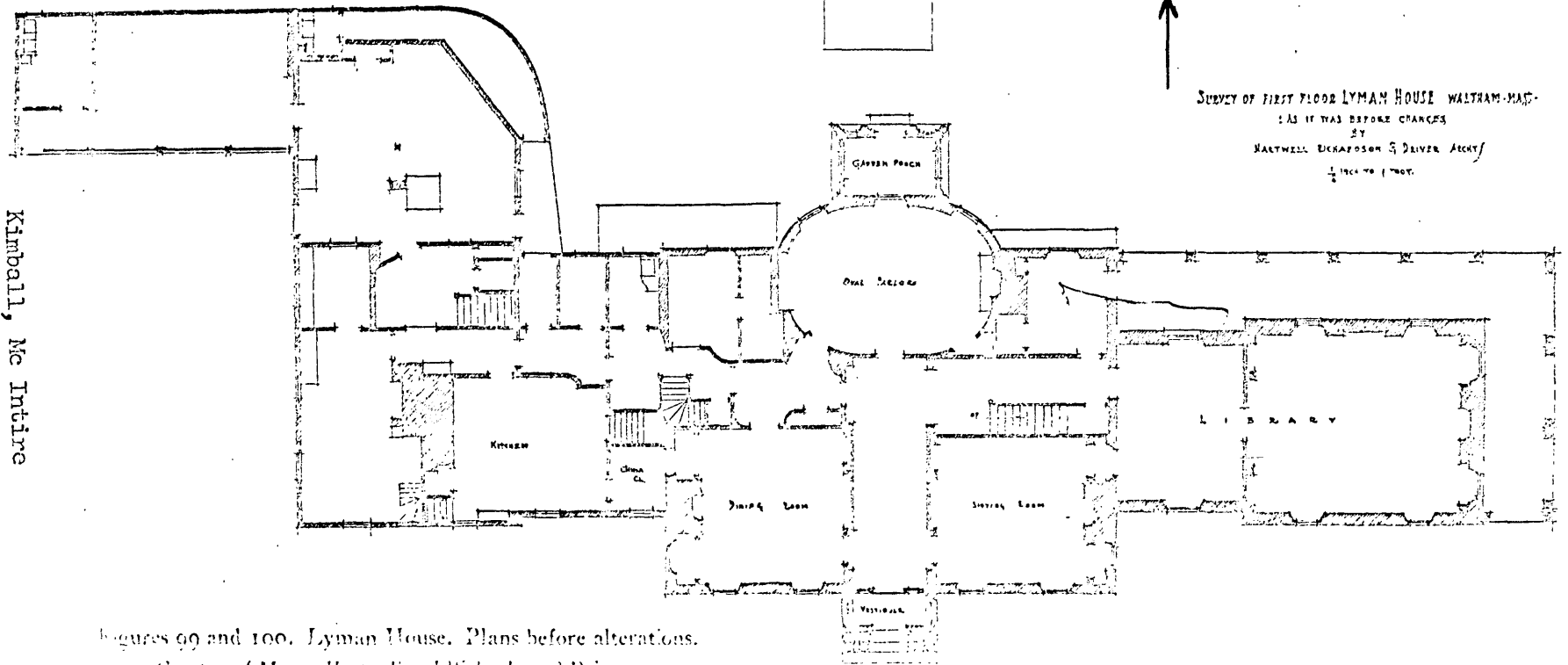


Figure 96. Prototype of the windows of the Lyman House.
From Langley's *Treasury of Designs*, 1745.

SECTION OF THE HOUSE SHOWN IN FIGURE 99
 AS IT WAS BEFORE ALTERATIONS
 BY
 EASTWELL, RICHARDSON & DRIVER ARCHT.
 1/2 INCH TO 1 FOOT



SURVEY OF FIRST FLOOR LYMAN HOUSE WALTHAM-MAS.
 AS IT WAS BEFORE CHANGES
 BY
 EASTWELL, RICHARDSON & DRIVER ARCHT.
 1/2 INCH TO 1 FOOT



Kimball, Mc Intire

Figures 99 and 100. Lyman House. Plans before alterations.

Courtesy of Messrs. Hurd and Phelps, et al. Boston.

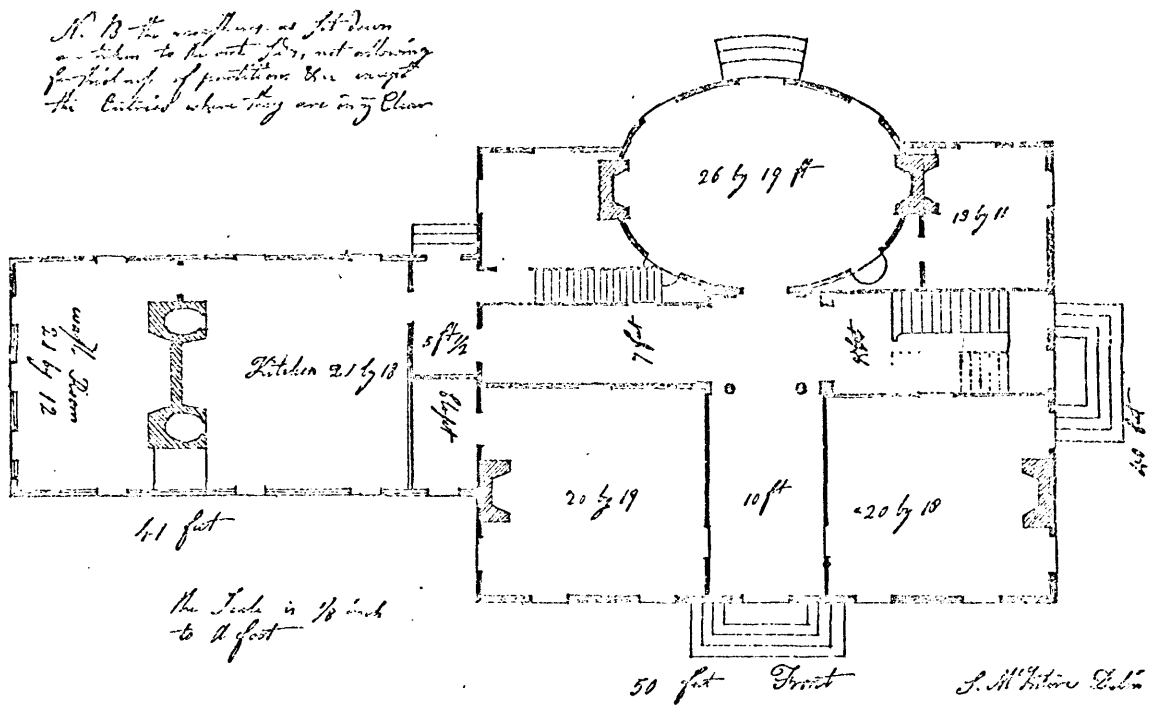


Figure 93. Lyman House, Waltham. Plan. 1793.

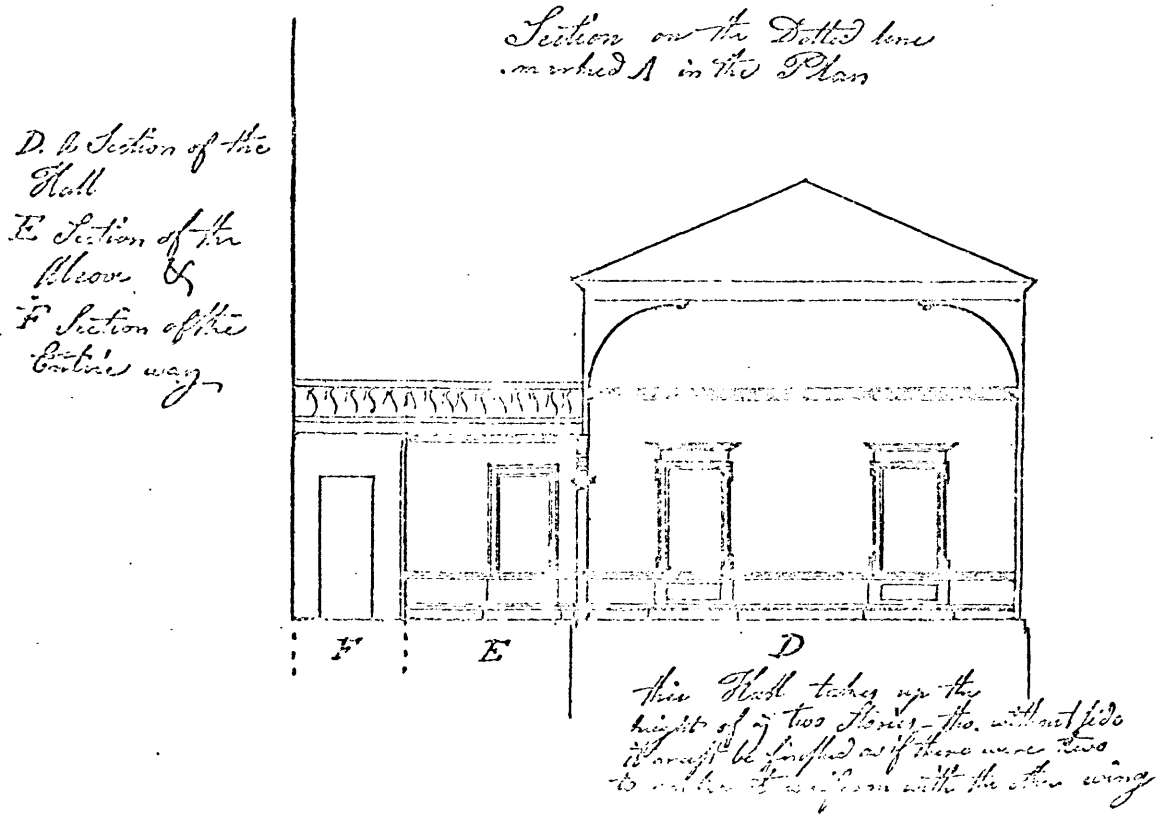
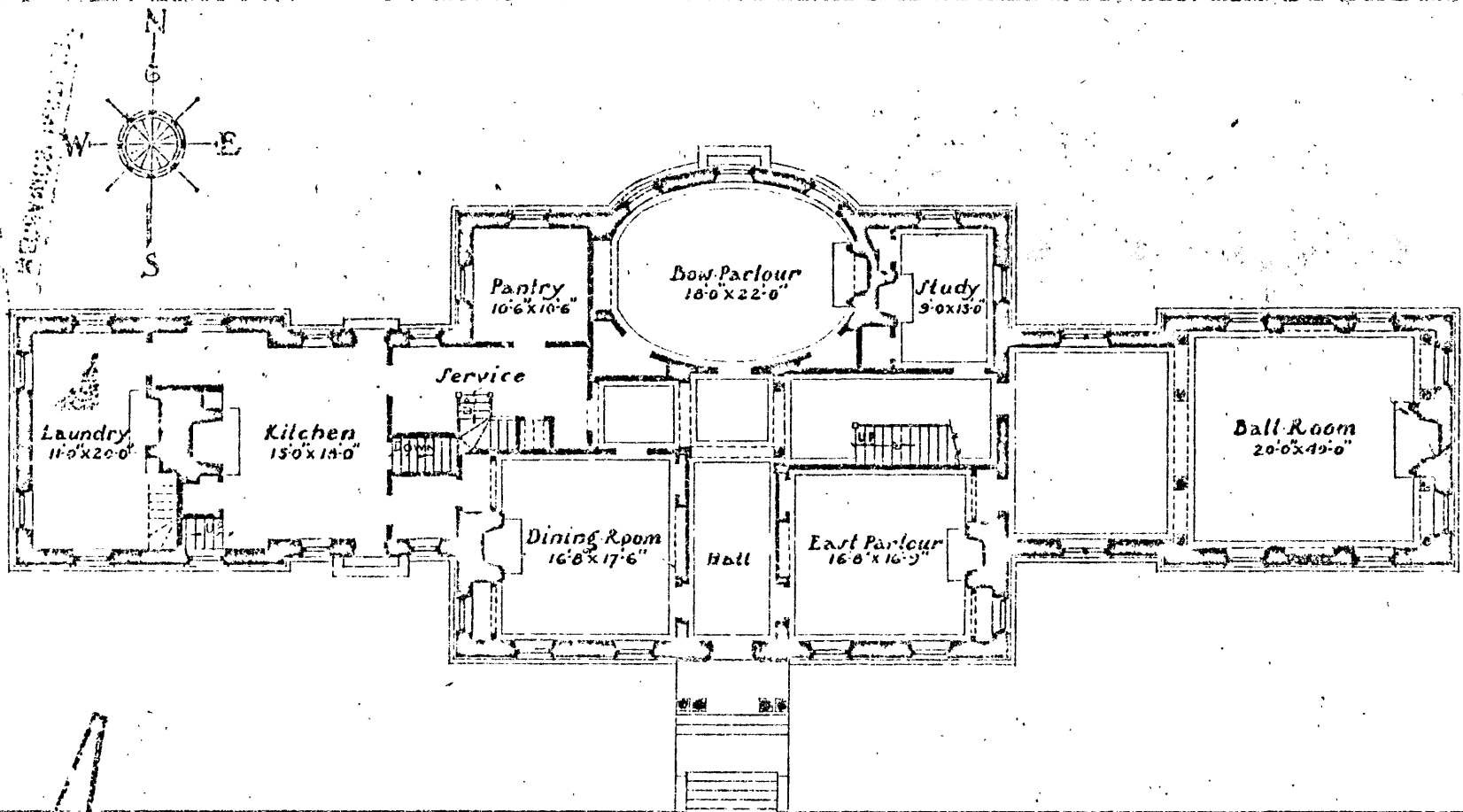


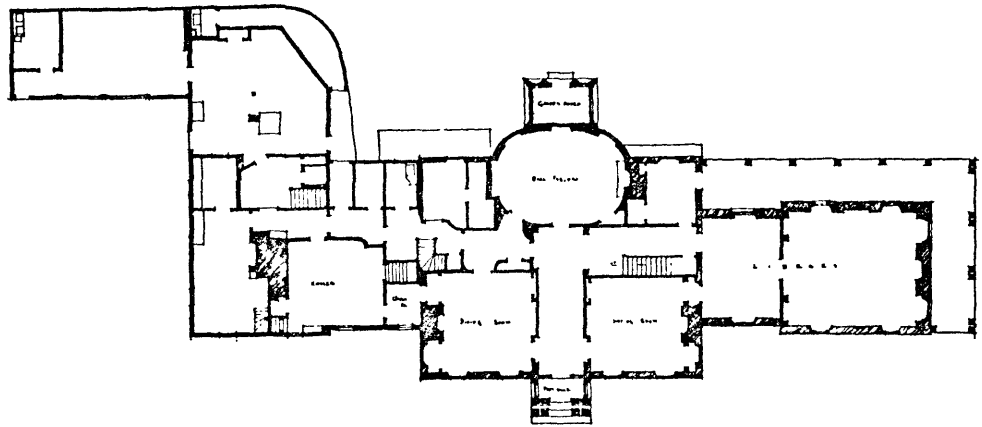
Figure 94. Lyman House. Study of section of east wing.



MECHANICS' INSTITUTE
S.W. FRANCISCO

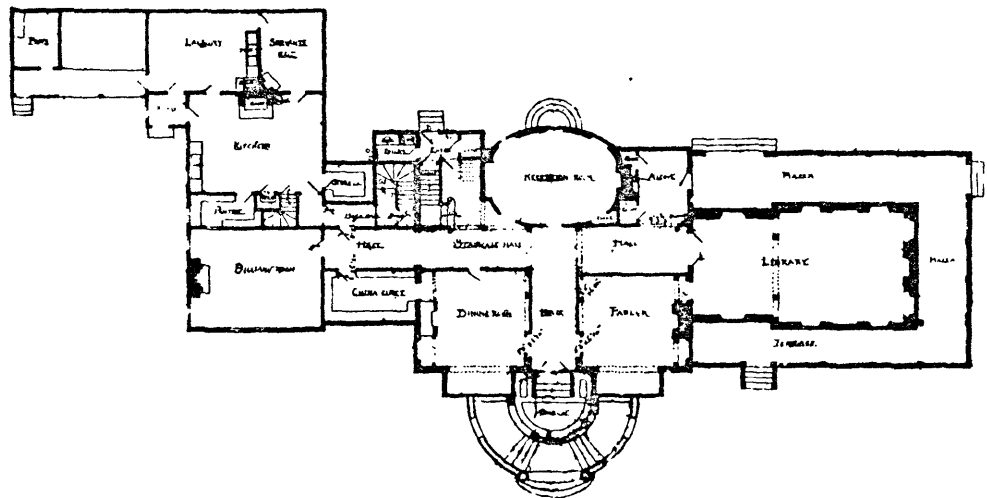
The First Floor Plan of
THE THEODORE LYMAN HOUSE
 Waltham Massachusetts
 Built in 1793 Samuel McIntire Architect
 Graphic Scale

Waltham Mass. 1893



(A) ORIGINAL PLAN PRIOR TO 1882 ALTERATIONS

Theodore Lyman House,
Waltham, Massachusetts



(B) PLAN AFTER ALTERATIONS, 1882