

NY MD 8440528

FORM B - BUILDING

MASSACHUSETTS HISTORICAL COMMISSION  
Office of the Secretary, State House, Boston

In Area no.	Form no.
	90-G-7

1. Town Worcester  
 Address 21 Windsor Street  
 Name Soho Cottage  
 Present use residence

2. Photo (3x3" or 3x5")  
 Staple to left side of form  
 Photo number \_\_\_\_\_

Present owner Miriam Mattson

3. Description:  
 Date 1860  
 Source deeds

Roll 9

4. Map. Draw sketch of building location  
 in relation to nearest cross streets and  
 other buildings. Indicate north.

Style Carpenter Gothic  
 Architect unknown

Exterior wall fabric board and batten  
 Outbuildings (describe) none  
 Other features gables with ornate barge  
 boards, ogee arched window, entry  
 porch with pierced brackets

Altered no Date \_\_\_\_\_  
 Moved no Date \_\_\_\_\_

UTM  
 19/269805/4684180

5. Lot size: Assessors' Book 1, p.10  
Lot 10 12,535 sq. ft.  
 One acre or less  Over one acre \_\_\_\_\_

Approximate frontage 90'  
 Approximate distance of building from street  
20'

6. Recorded by B.R. Pfeiffer  
 Organization Worc. Heritage Pres. Soc.  
 Date January 1978

(over)

7. Original owner (if known) William Allen  
 Original use residence  
 Subsequent uses (if any) and dates same

8. Themes (check as many as applicable)

Aboriginal	_____	Conservation	_____	Recreation	_____
Agricultural	_____	Education	_____	Religion	_____
Architectural	<u>x</u>	Exploration/ settlement	_____	Science/ invention	_____
The Arts	_____	Industry	_____	Social/ humanitarian	_____
Commerce	_____	Military	_____	Transportation	_____
Communication	<u>x</u>	Political	_____		
Community development	_____				

9. Historical significance (include explanation of themes checked above)

Built as a mirror image of its neighbor, Forest Hill Cottage (Form 90-G-8), Soho Cottage is Worcester's best example of Carpenter Gothic architecture. With the exception of modern front doors and the replacement of some sash (ca.1900), Soho Cottage is in original condition, retaining many excellent details. The house is asymmetrical in plan and massing, rising one and one half stories from a brick foundation to steeply pitched roofs. Portions of the building contain an attic above the upper storey. Major features of the house are its deep eaves, bargeboards with pendants, entry porch (with open supports, brackets and pendants), board and batten siding, facade gable with ogee-arch window and a rectangular-plan bay window (east). In addition to its fine design, Soho Cottage occupies a partly wooded, hillside site and preserves a strong sense of the surrounding area's strong appeal to the Romantic sensibilities of the early nineteenth century.

Soho Cottage was purchased by William Allen in September of 1860 from real estate developer Samuel Davis for \$1,250. Allen was listed in local directories as living on Forest Avenue in 1861 and in 1862 as living in "Soho Cottage" on Forest Avenue (now Forestdale Road which intersects Windsor Street). William Allen (born 1825) was a native of Soho, England who came to Worcester in 1849. During the 1860s Allen was a machinist and foreman at the Court Mills for Nourse, Mason & Co., later Ames Flow Company. In 1872 Allen became a partner in the firm of Stewart & Allen Boiler Works which dissolved in 1875, the year in which Allen purchased the Worcester Boiler Works. By 1898 the Worcester Boiler Works, renamed William Allen & Sons, had grown to become one of

10. Bibliography and/or references (such as local histories, deeds, assessor's records, early maps, etc.)

the largest boiler manufacturers in New England.  
 Allen continued to live in Soho Cottage until his death in 1906.

Worcester County Registry of Deeds. Book 633, p.48, Davis to Allen, 9/10/1860.

Rice, F. Worcester of 1898. p.523.  
 Nutt, C. History of Worcester, vol. III, p.148.

Property Worcester Multiple Resource Area (Partial Inventory)

State MA (Worcester) Working Number 8.30.79.2060

**TECHNICAL**

**CONTROL**

Photos 383 + 13  
Maps 2, 63

Excellent multiple resource nomination for the entire city of Worcester. Both the general description & statement of significance & the individual inventory sheets are well done. Each type of property included is well justified & reasons are listed for not including others at this time (e.g. 3-deckers). Opposition is high. Minor problems w/ some properties are listed on attached sheets.

**HISTORIAN**  
Call/Accept  
Lightner  
10-30-79

Concur with Bruce's comments on 102-L-3, 116-CBD-11, 117-E, and 130-CBD-50 and 44. Integrity and/or boundaries need to be addressed specifically on individual forms. DOUBLE

**ARCHITECTURAL HISTORIAN**

**ARCHEOLOGIST**

116-CBD-11 - Destroyed, cannot be listed.  
130-CBD-44 - I am not convinced this has lost integrity. See attached.  
102-L-3 - Period of significance and categorization of 1 bldg need to be discussed with State.

With 3 exceptions all properties appear to me to meet the criteria and the forms are adequate. ~~Both~~ <sup>both</sup> technically and to determine significance. Although some of the forms did not contain strong statements of significance the resource categories were thoroughly discussed in the body of the nomination; therefore significance was established. VBDs were not necessary because

**OTHER**  
ACCEPT  
M.A. Douglas  
2/28/80

of the scale maps and clearly delineated boundaries. Presence was missing on some properties but is now included after the 2/11/corrections.

**HAER**

The only properties that I do not recommend listing are

Inventory \_\_\_\_\_  
Review \_\_\_\_\_

- ✓ 116-CBD-13 - DESTROYED BY FIRE MD - 116 CBD - 11
- 130-CBD-44 - DOES NOT RETAIN INTEGRITY FOR INDIVIDUAL ELIGIBILITY

- ✓ 102-L-3 I ~~am not~~ <sup>am</sup> not convinced about boundaries BUT BELIEVE THEY WOULD BE OK. ~~BASED~~ ON ADDITIONAL DOCUMENTATION SUBMITTED - I DEFER JUDGEMENT.

**REVIEW UNIT CHIEF**

Recommend Listing all <sup>now</sup> properties ~~except~~ <sup>except</sup> these 3. Return 116-CBD-11 to State (not eligible); ~~to discuss further~~ <sup>to discuss further</sup> w/NR staff + state. DOUBLE  
Return 102-L-3 to state for correction;  
HOLD 130-CBD-44 for info from state

**BRANCH CHIEF** 3/3/80

Staff conference 3/5/80 - agreed to action as noted below:

**KEEPER**

Accept with exception of 116-CBD-11 (official notification of fire & demo from State), 102-L-3 (returning to state for revision - also returning 116-CBD-11) and 130-CBD-44 (holding fruit from state)

Soldner  
3/5/80

National Register Write-up \_\_\_\_\_ Send-back \_\_\_\_\_ Entered MAR 5 1980  
Federal Register Entry 2.3.81 Re-submit \_\_\_\_\_ SEE 3/3/80 REPORT



by Berkeley

Prestige Prints

JUN 1979

80 AUG 1979

Soho Cottage  
90-9-7  
Worcester MRA Ma  
21 Windsor St.

South + east  
elevations

by Berkeley

Prestige Prints

JUN 1979

Please refer to the map in the  
Multiple Property Cover Sheet  
for this property

Multiple Property Cover Sheet Reference Number: 64000304