

MASSACHUSETTS HISTORICAL COMMISSION  
80 BOYLSTON STREET, BOSTON, MA 02116

0	CH-16 to CH-121
---	-----------------

Newton, Mass. MRA

Town Newton/ Chestnut Hill

Name of Area (if any) \_\_\_\_\_

Old Chestnut Hill Historic District

Present Use residential

General Date or Period 1880 to 1900

General Condition Excellent

Acreage 59.7 acres

Recorded by H. White

Organization Newton Historical Comm.

Date 3/86

Photos (3"x3" or 3"x5" black & white). Indicate on back of each photo street addresses for buildings shown. Staple to left side of form.

Sketch Map. Draw a general map of the area indicating properties within it. Number each property for which individual inventory forms have been completed. Label streets including route numbers, if any. Indicate north. (Attach a separate sheet if space here is not sufficient).

UTM REFERENCE

19<sup>3</sup> 21550. <sup>46</sup> 87940  
3 20790. <sup>46</sup> 88780  
3 21090. <sup>46</sup> 88800  
3 21530. <sup>46</sup> 88450  
3 21770. <sup>46</sup> 88660  
3 22060. <sup>46</sup> 88350

USGS QUADRANGLE

SCALE 1:25,000

Newton

### **NATIONAL REGISTER CRITERIA STATEMENT (if applicable)**

The Old Chestnut Hill District possesses integrity of location, design setting, materials and workmanship as well as associations with Newton's nineteenth century development as a fashionable Boston suburb. The district exemplifies an upper class suburban enclave of the 1880s and 1890s by virtue of its architect-designed residences, the emphasis on picturesque planning and attention to landscape detail within a uniformly residential setting. Therefore the Old Chestnut Hill District meets Criterion C.

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

The Old Chestnut Hill District is located in the village of Chestnut Hill in the eastern part of the city. Oblong in shape, it is bounded by Beacon Street to the north, Brookline to the east, Route 9 to the south. Hammond Street runs directly through its center on a northwest to southwest axis, providing a link from Beacon Street to Route 9.

The district is made up almost exclusively of residential structures, containing a single church and one school. The area retains its original character as an affluent late nineteenth neighborhood with large residences set on expansive, well-landscaped lots.

The district derives its name from Hammond Street, an early highway referred to by 1658. Thomas Hammond, whose family was prominent locally for many generations, was among the first settlers. His original farm, bought in 1656, extended from Heath to Ward Streets, and from the Brookline line to Langley Road at Newton Centre, including present-day Hammond's Pond

### **HISTORICAL SIGNIFICANCE Explain historical importance of area and how the area relates to the development of other areas of the community.**

The first phase of development in the area was entirely agricultural. In 1658 Thomas Hammond, Vincent Druce and Thomas Parker owned the land through which Hammond Street was then laid out. The land straddled the Newton/Brookline boundary. These three men had purchased the land from Nicholas Hodgson who in turn had acquired it from the original grantor, Robert Broadish. Parker bought one-third of the land, and Hammond and Broadish, who came to the area from Hingham where they were among the first settlers, bought the remainder of Hodgson's land. They divided their local landholding in 1664; Druce's share was located primarily in Brookline, while Hammond's portion was in Newton. The Hammond lands consisted of over 300 acres which extended from Heath to Ward Streets and from the Brookline boundary to Langley Road. The resulting farms flourished, and a number of Hammond houses were built. For a while little change occurred, despite the completion of the Worcester Turnpike in 1808 (present-day Boylston Street/Route 9). Until 1821, when the Mill Dam over the swampy Back Bay was built, the only overland access to Boston from the area was through Roxbury and over the narrow Boston Neck.

A second highway into Boston was provided by the Mill Dam Road, which ran from Beacon Street (near the Boston Common) to Sewall's Point in Brookline. Beacon Street was later extended through Brookline,

### **BIBLIOGRAPHY and/or REFERENCES**

- Jeffrey K. Ochsner, H.H. Richardson: Complete Architectural Works, M.I.T. Press, 1982, pp.306-07.
- Newton's 19th Century Architecture: Newton Centre, Oak Hill, Chestnut Hill 1985, pp.24-31.
- Newton's Older Houses, Jackson Homestead Publication # 14, 1983.

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION  
Office of the Secretary, Boston

Community: Chestnut Hill	Form No: 0
Property Name: Old Chestnut Hill	

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

## Architectural Significance:

and Hammond's Woods. Two Hammond houses are still standing, both within the district. The Lowell House (1723) 521 Hammond Street, is one of the city's most substantial Georgian residences. It exhibits conservatism in style and plan, typical of an agrarian society. The Lowell House is sited facing east, an early practice designed to maximize exposure to the winter sun. It has a five-bay facade and among its early features are the narrow, pedimented entrance with fluted pilasters, and narrow windows with crown mouldings. Although not on a par with the Georgian mansions along Brattle Street in Cambridge, the Lowell House does have certain high style aspirations.

The second extant Hammond house in the district is located at 9 Old Orchard Road (c.1662) and is considered to be the oldest existing structure in Newton.

Few examples of mid-nineteenth century styles appear in the district which remained essentially farm land and was not intensively developed until the third-quarter of the nineteenth century. One notable example, however, is the Slade-Hovey House (1879) 258 Hammond Street. Designed by Simon Stone, the gifted son of a neighbor, the house was constructed of red brick. Few masonry houses were built in Newton before 1900. The house was built for Dr. Daniel Slade, a professor at Harvard Medical School, and president of the Newton Horticultural Society. Along with Leverett Saltonstall, Slade supervised the planting of the chestnut trees which gave the area its name. None of these trees survived a blight c. 1900. Dr. Slade was also a founder of the Appalachian Mountain Club.

The Slade-Hovey House does not fit a particular stylistic category. Based on a rectangular plan, the 2½-story house has a hip roof of low pitch, punctuated by alternating pedimented and elliptical dormers. The focal point of the facade is a broad porte cochere embellished with terra cotta panels. Among the celebrated guests received at the Slade-Hovey House were Thomas Appleton, Oliver Wendell Holmes and Henry Wadsworth Longfellow.

Late century houses are numerous, with the Colonial Revival style especially well-represented. 352 Hammond Street (1888) is a large, 2½-story gable-roofed house with broad overhanging eaves. The focal point of the design is a steeply-pitched gabled tower with a Palladian motif in the lower story. The gabled entrance porch stands between the tower and an exterior fieldstone chimney. The small swept conical dormers foreshadow the Shingle style.

240 Chestnut Hill Road (1892) is a conservative example of the Colonial Revival style, with great emphasis on symmetry and finely articulated detail. Built into an embankment, the house is three bays wide and three bays deep, and capped by a hip roof of low pitch. The flat-roofed center entrance porch is supported by paired Doric columns. Decorative elements include a Palladian window above the entrance porch, a modillion cornice and wooden quoins.

Staple to Inventory form at bottom

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION  
Office of the Secretary, Boston

Community: Chestnut Hill	Form No: 0
Property Name: Old Chestnut Hill	

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

**Architectural Significance:**

190 Chestnut Hill Road (1894) Welles Bosworth, architect, is one of the few houses in the district for which the architect is known. Bosworth was also responsible for the Main Building at M.I.T. This 2½-story, rectangular plan house has a truncated hip roof of slate. The three-bay facade is organized around a shallow gabled center pavilion. The plans for the house illustrate numerous outbuildings which were to be included in the scheme.

292 Hammond Street (c.1898) is one of the districts numerous examples of the Tudor Revival style. The facade of this asymmetrical design is dominated by three gables of unequal size, all with plaster and timber gable fields. The second-story overhang and diamond-paned sash were inspired by English medieval town buildings.

By far the largest group of houses of the early twentieth century belongs to the Georgian Revival manner. The Chestnut Hill preference for this mode, corresponds to the general acceptance of the style for residential buildings throughout all of Boston's suburbs. Considerable variety existed in details used by architects in the Georgian Revival style, because of the many phases of Georgian architecture they might imitate. 300 Hammond Street (1902) is rich in decorative detail. The focal point of the five-bay facade is the two-story elliptical Ionic portico.

The prominent Boston architect William Ralph Emerson is known to have designed the Shingle Style house at 517 Hammond Street (before 1874). The house was developed for Judge John Lowell, by reusing an existing barn, for which the original date of construction is not known. Emerson is considered as chiefly responsible for at least the initial development of the Shingle Style in the Boston area. He designed a number of large and important houses in Boston suburbs.

Among the district's only non-residential structures are the Church of the Redeemer (1913) 379 Hammond Street, designed by the noted ecclesiastical architect, Henry Vaughan, and the Chestnut Hill Chapel (1860-61) 428 Hammond Street, designed by Charles Follen. The latter was privately built for use by the community as a church and school. The one-story rectangular plan building has a steeply pitched pyramidal hip roof crowned by a small open cupola.

In 1889, King's Handbook of Newton referred to "the charming semi-English suburb of Chestnut Hill, with its plain and unpretending country houses, each in its broad environment of park-like grounds." Hammond Street was then, as now, a quiet residential street lined with trees.

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION  
Office of the Secretary, Boston

Community: Chestnut Hill	Form No: 0
Property Name: Old Chestnut Hill	

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

Historical Significance:

and reached Chestnut Hill and Newton Centre by 1850.

In 1822 Joseph Lee, a retired sea captain from Beverly, bought a seventeenth century house which had been built by Thomas Hammond, Jr. and one hundred sixty acres of the old Hammond farm. The old house, no longer extant, stood on the site of the present-day Chestnut Hill School. Lee never married, and at the time of his death the property was inherited by his six nephews and nieces, who regarded it as inconveniently remote from Boston. However, after Beacon Street was extended to Chestnut Hill (1850) and the railroad was also completed and a station built on Hammond Street, the inherited property soon had new appeal for the Lee heirs.

The Lee heirs divided the "Uncle Joe farm" and laid out new roads and delineated lot lines. During the early period of the subdivision the land was used as a "summer colony" by well-to-do friends and relations from Boston's North Shore. Their enclave became known as the "Essex Colony." The Lee heirs soon began to promote the area as a year-round place of residence, and in 1856 issued a handsomely illustrated plan advertising the virtues of the neighborhood. Within the next five years numerous house lots were sold. It was the largest and most ambitious plan yet, to promote a section of Newton as a prestigious address for Boston businessmen, and heralded the transition of Chestnut Hill from a rural farming area to a prosperous suburban neighborhood.

Suburban development remained slow until the completion of the Circuit Railroad in 1886. The improvement in transportation led to a period of more intensive suburbanization during the years from 1880 until 1920.

The original Lee properties shown on the 1856 plan of "Chestnut Hill" lay roughly between Beacon Street, Reservoir Avenue, Hammond Street and the railroad tracks. Some of the acreage overlapped into Brookline, accounting for the area in that town also known as Chestnut Hill. As succeeding generations of the original families (Saltonstall, Lee, Cabot, Lowell) married, they too were provided with houselots in Chestnut Hill and many of these houses still remain and are lived in by descendants of the original families.

In contrast to the ample lots developed on the Lee property, the 1874 map shows two subdivisions based on grid layouts offered by Chestnut Hill Land Associates. The land was sold by Isaac Kingsbury to a group of investors in 1872 with a ten year deed restriction against any construction. Although a total of eighty-seven houselots were laid out in the immediate vicinity of Hammond Street, by 1882 only two suburban houses had been built. Development west of Hammond Street increased during the 1890s, but the subdivision east of Hammond Street remained almost completely undeveloped until after the turn of the century.

Staple to Inventory form at bottom

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION  
Office of the Secretary, Boston

Community: Chestnut Hill	Form No: 0
Property Name: Old Chestnut Hill	

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

Historical Significance:

Further north along Hammond Street the Stone, Kingsbury and Woodman families maintained their farms, selling off large parcels only after the development of Commonwealth Avenue during the 1890s.

A catalyst for the eventual further suburban residential development of the Hammond Street area was the construction of the Boston & Albany Railroad station at Chestnut Hill. The station was located on Hammond Street and served the commuter branch line of the railroad which was extended through Brookline into Newton.

The commission for the design of the station entered the office of Henry Hobson Richardson, America's foremost architect of the nineteenth century, in April 1883. The project was completed by Norcross Brothers the following year, and Frederick Law Olmsted, the noted landscape architect, was responsible for the design of the station grounds. The station was demolished circa 1960 to make way for a parking lot.

The Chestnut Hill station was one of twelve designed by Richardson with Olmsted for Newton. Of the original twelve only three remain: the Newton Highlands Station (18 Station Avenue, Newton Highlands), the Newton Centre Station (Union Street, Newton Centre), and Woodland Station (1897 Washington Street, Auburndale). All three were listed in the N.R.H.P. 3/25/76.

In design, the Chestnut Hill station was a simple rectangle with an attached carriage porch and trackside train sheds. The interior consisted of the ticket office, waiting room, and restrooms. The chief feature of the exterior, the carriage porch, was formed by large arches which continued the planes of the side walls of the station. The wide expanse of the main roof ssept down to cover the porch. On the trackside, the roof of the passenger platform was supported by a very large number of wooden posts. The station was constructed of granite trimmed with brownstone and had a roof of slate.

OLD CHESTNUT HILL HISTORIC DISTRICT

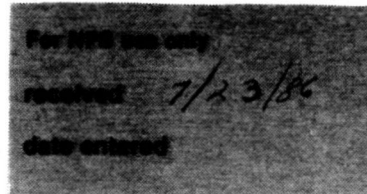
Address	S-B-L	Historic Name	Date	Style	C/NC	Inven.#	Area
190 Chestnut Hill Rd	63-32-8		1894	Colonial Rev.	C	CH-16	97,839
206 Chestnut Hill Rd	63-32-6		1901	Colonial Rev.	C	CH-17	37,070
215 Chestnut Hill Rd	63-31-7		1953		NC		19,095
222 Chestnut Hill Rd	63-32-5		c.1885	Shingle	C	CH-18	109,989
231 Chestnut Hill Rd	63-31-8		c.1852	Italianate/Q.A.	C	CH-20	51,443
240 Chestnut Hill Rd	63-32-4		1892	Colonial Rev.	C	CH-19	117,425
245 Chestnut Hill Rd	63-31-8A		c.1855	Italianate/Q.A.	C	CH-21	61,439
256 Chestnut Hill Rd	63-32-3		1893	Georgian Rev.	C	CH-21	126,120
274 Chestnut Hill Rd	63-32-2	LOT					
274 Chestnut Hill Rd	63-32-2A						
Chestnut Hill Rd	63-31-6	LOT					
Chestnut Hill Rd	63-31-6A	LOT					
Chestnut Hill Rd	63-32-1	LOT					34,680
16 Essex Rd	63-31-5		1925		NC		32,525
24 Essex Rd	63-31-4		1951		NC		77,604
52 Essex Rd	63-31-3		c.1885	Colonial Rev.	C	CH-42A	98,977
88 Essex Rd.	63-31-2A		c.1886	Shingle	C	CH-44	46,500
100 Essex Rd.	63-31-2		1870, 1900	Colonial Rev.	C	CH-45	120,600
135 Essex Rd	63-27-1		1910		NC		22,590
142 Essex Rd.	63-31-10	Chestnut Hill Chapel	1860, 1889	Tudor Rev.	C	CH-82A	208,087
258 Hammond St	63-20-4		1900, 1879	Georgian Rev.	C	CH-61	178,390
263 Hammond St	63-17-4		1907	Colonial Rev.	C	CH-62	54,857
292 Hammond St	63-20-3		1898	Tudor Rev.	C	CH-63	50,554
300 Hammond St.	63-20-2		1902	Colonial Rev.	C	CH-64	70,767
307 Hammond St.	63-19-1		1890	Colonial Rev.	C	CH-65	40,230
314 Hammond St.	63-20-1	Haley House	1889	Shingle	C	CH-66	55,710
321 Hammond St.	63-25-5		1897	Shingle/Col.Rev.	C	CH-67	16,300
326 Hammond St.	63-24-11		1916		NC		31,896

Address	S-B-L	Historic Name	Date	Style	C/NC	Inven.#	Area
329 Hammond St.	63-25-6		1898	Colonial Rev	C	----	27,670
334 Hammond St.	63-24-10		1899	Colonial Rev.	C	CH-69	28,929
339 Hammond St.	63-25-7		1937		NC		16,929
340 Hammond St.	63-24-9		1900	Colonial Rev.	C	CH-70	35,550
352 Hammond St.	63-24-8		1888	Shingle	C	CH-71	55,063
355 Hammond St.	63-26-8		1892	Colonial Rev.	C	CH-73	17,377
360 Hammond St.	63-24-7		1869	Italianate	C	CH-72	19,095
365-75 Hammond St.	63-26-9		1914		NC		71,300
374 Hammond St.	63-27-5		1895	Colonial Rev.	C	----	25,045
381 Hammond St.	63-26-11		1915		NC		18,805
382 Hammond St.	63-27-4		1883	Colonial Rev.	C	CH-78	36,592
391-93 Hammond St.	63-26-12		1931		NC		23,000
394 Hammond St.	63-27-3		1886	Colonial Rev.	C	CH-79	64,751
399 Hammond St.	63-26-13		1895	Colonial Rev.	C	----	26,780
408 Hammond St	63-27-2		1865, 1895	Ital, Col Rev	C	CH-77	31,386
413 Hammond St.	63-26-14		1900	Shingle	C	CH-81	15,357
481 Hammond St.	63-16-1		c.1895	Colonial Rev.	C	----	145,150
9 Old Orchard Rd.	63-16-21		c.1662	Georgian	C	CH-121	26,300
14 Old Orchard Rd.	63-17-5		1900	Colonial Rev.	C	----	40,984
9 Woodman Rd.	63-17-1		1903	Shingle, Col Rev	C	----	22,202
10 Woodman Rd.	63-19-9		1978		NC		33,492
17 Suffolk Rd.	63-26-1		1893	Shingle	C	CH-130	31,522
Suffolk Rd.	63-26-2	LOT					29,332

51 properties with an area of 2,603,298 square feet  
 46 buildings, 10 non-contributing; 5 vacant lots

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

**National Register of Historic Places  
Inventory—Nomination Form**



Continuation sheet

Item number

Page

Multiple Resource Area  
Thematic Group

Name Newton MRA  
State Middlesex County, MA

Nomination/Type of Review

Date/Signature

- |   |                                     |            |                             |
|---|-------------------------------------|------------|-----------------------------|
| 11. Newton Lower Falls<br>Historic District             | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 12. Newton Theological Institution<br>Historic District | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 13. Newton Upper Falls<br>Historic District             | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 14. Newtonville Historic District                       | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 15. Old Chestnut Hill<br>Historic District              | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 16. Our Lady Help of Christians<br>Historic District    | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 17. Putnam Street Historic<br>District                  | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 18. Sumner and Gibbs Streets<br>Historic District       | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 19. Union Street Historic<br>District                   | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |
| 20. Webster Park Historic<br>District                   | Entered in the<br>National Register | for Keeper | <u>Delores Byers 9/4/86</u> |
|   |                                     | Attest     | _____                       |

86001756

NATIONAL REGISTER OF HISTORIC PLACES  
EVALUATION/RETURN SHEET

Old Chesnut Hill Historic District (Newton  
MRA)  
Middlesex County  
MASSACHUSETTS

Working No. JUL 23 1986  
Fed. Reg. Date: 2/3/87  
Date Due: 8/21/86 - 9/6/86  
Action:  ACCEPT 9-4-86  
 RETURN  
 REJECT  
Federal Agency: \_\_\_\_\_

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

Substantive Review:  sample  request  appeal  NR decision

Reviewer's comments:

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	Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed	
	<input type="checkbox"/> unaltered	
	<input type="checkbox"/> altered	

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

*Please provide scale for sketch map of  
 streets, provide square, block & lot #  
 for all properties.*

Questions concerning this nomination may be directed to \_\_\_\_\_

Signed \_\_\_\_\_ Date \_\_\_\_\_ Phone: \_\_\_\_\_



Old Chestnut Hill H.D.

APR 1986

Newton, Mass. MRA

9 Old Orchard Rd, PHS-1986-7(4)  
- Chestnut Hill -



Old Chestnut H. U. H. D

NEWTON, MASS. MRA

240 Chestnut Hill Rd, K-14(26)  
- Chestnut Hill -



Old Chestnut Hill H.A.

APR 1986

APR 1986

Newton, Mass. MRA

100 Essex Rd, Chestnut Hill  
- PHS-1986-7 (13) -



Old Chestnut Hill H.D.

APR 1986

Newton, Mass. MRA

- 190 Chestnut Hill Rd, PHS-1986-7  
(15)  
Chestnut Hill



Old Chestnut Hill H.P.

APR 1986

Newton, Mass. MRA

231 Chestnut Hill Rd, Ch. Hill  
- PHS-1986-7 (16)



Old Chestnut Hill H.A.

APR 1986

Western Mass MRA

258 Hammond St, Chestnut Hill  
PHS-1986-7(7)



Old Chestnut Hill H.O.

APR 8 1986

Newton, Mass. MRA

- View looking north on Hammond St.  
- PHS-1986-7 (10)

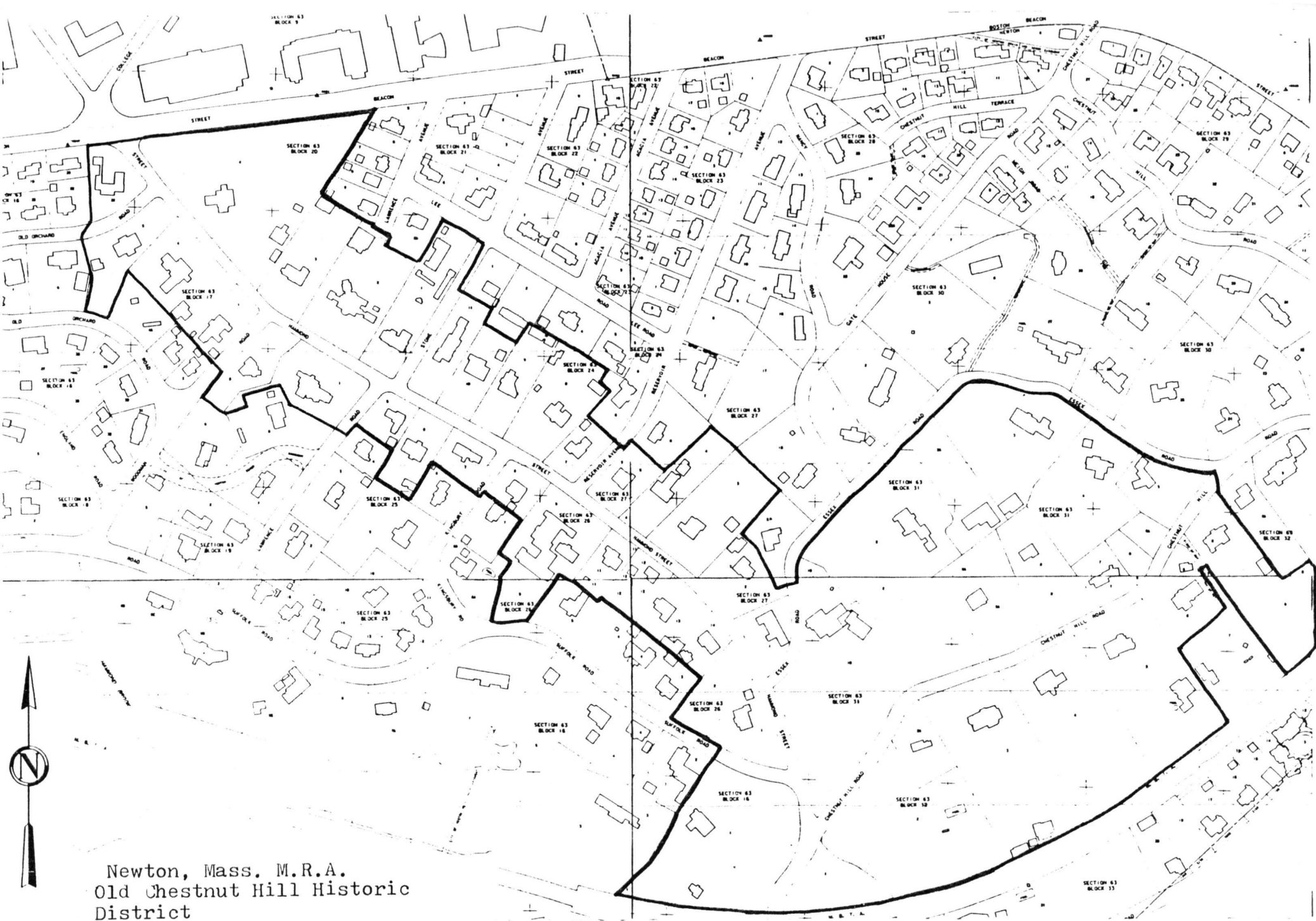


Old Chestnut Hill H.A.

APR 1986

MASS MRA

292 Hammond St, Chestnut Hill  
PHS-1986-7(8)



Newton, Mass. M.R.A.  
Old Chestnut Hill Historic  
District

Newton MRA BF  
Old Ch. Hill HD -  
4 pages

**RACKEMANN, SAWYER & BREWSTER**

PROFESSIONAL CORPORATION

C O U N S E L L O R S A T L A W

ONE FINANCIAL CENTER

BOSTON, MASSACHUSETTS 02111-2659

AREA CODE 617-542-2300

TELECOPIER 617-542-7437

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JOHN T. CARROLL  
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BRIAN M. MURLEY  
  
OF COUNSEL  
ALBERT B. WOLFE  
AUGUST R. MEYER  
  
COUNSEL  
HAROLD J. CARROLL

May 13, 1986

Ms. Valerie A. Talmage  
Executive Director  
State Historic Preservation Officer  
Massachusetts Historical Commission  
294 Washington Street  
Boston, MA 02108

RECEIVED  
MAY 14 1986  
MASS. HIST. COMM.

- Re: 314 Hammond Street - Haley House *OLD CH.*
- 256 Hammond Street - Slade-Hovey House "
- 86 Commonwealth Avenue - Philomatheia Club *Permalished*
- 300 Hammond Street *Old Ch. Hill HD*
- 292 Hammond Street *Old Ch. Hill HD*

Dear Ms. Talmage:

The Trustees of Boston College have reluctantly concluded that they must object to the contemplated nomination of the above-referenced properties located in Newton, Massachusetts, for listing on the National Register of Historic Places and to the proposed creation of the Old Chestnut Hill Historic District, to the extent that such District affects properties owned by Boston College. I enclose the affidavit of Dr. Laurence Barton, Director of Community Affairs of Boston College, setting forth this objection.

The reason for this action is the Trustees' concern that the listing of the above properties on the Register and the creation of the Old Chestnut Hill Historic District may result in a serious loss of flexibility in future planning for the Boston College campus, as well as a severe administrative burden of compliance with the various reporting, consultation and other provisions of the National Historic Preservation Act, 16 USC §§470 et seq, and its regulations, 36 CFR Part 60. Virtually every major project undertaken by the College may entail some form of state or federal funding or permitting, and thus would appear to be a federal "undertaking", as defined in 36 CFR §800.2(c) or a state action as defined in M.G.L. c. 9 §27C, and its regulations, 950 CMR §§71.00 et seq, the impact of which on a listed property and/or

Ms. Valerie A. Talmage  
Executive Director  
Page Two  
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listed district is subject to the reporting, review, comment and consultation procedures set forth in the Act and the regulations.

The Trustees therefore object to the nomination of the above-referenced properties and the Old Chestnut Hill Historic District for listing on the National Register of Historic Places and, in the event that such nomination occurs, will object to their inclusion on the National Register.

Respectfully,



Lawrence E. Kaplan

LEK/sem  
Enclosure

cc: Dr. Laurence Barton

BY HAND

AFFIDAVIT OF OBJECTION

Dr. Laurence Barton, being duly sworn, deposes and says as follows:

1. I am the Director of Community Affairs of Boston College. I have personal knowledge of, and authority from the Trustees of Boston College concerning the matters set forth herein.

2. The Trustees of Boston College are the sole owners of the following properties and buildings located in Newton, Massachusetts:

314 Hammond Street - Haley House

258 Hammond Street - Slade Hovey House

86 Commonwealth Avenue - Philomatheia Club

300 Hammond Street

292 Hammond Street

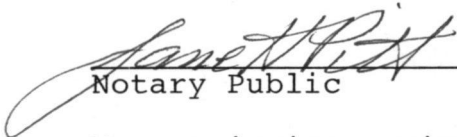
3. The Trustees of Boston College object to the listing of the above-referenced properties on the National Register of Historic Places and to the proposed creation of the Old Chestnut Hill Historic District.

Signed under the pains  
and penalties of perjury,

  
\_\_\_\_\_  
Dr. Laurence Barton

Dated: May 13, 1986

Then personally appeared before me at Newton, Massachusetts  
the same Dr. Laurence Barton and made oath that the foregoing  
is true.

  
Notary Public

Dated: May 13, 1986

My commission expires: 5-8-92

CAMBRIDGE PSYCHOTHERAPY INSTITUTE  
263 HAMMOND STREET  
CHESTNUT HILL, MASSACHUSETTS 02167  
617-277-4336

*Old CH. Hist. NT X  
52 ✓  
file NR*

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JUN 13 1986

MASS. HIST. COMM

8 JUNE 1986

DIRECTOR  
PETER LAWRENCE GILL, PH.D.

VALERIE A. TALMAGE  
EXECUTIVE DIRECTOR  
STATE HISTORIC PRESERVATION OFFICER  
MASSACHUSETTS HISTORICAL COMMISSION  
80 BOYLSTON STREET  
BOSTON, MASSACHUSETTS 02116

DEAR MS. TALMAGE:

WE, THE UNDERSIGNED, ARE THE SOLE OWNERS OF THE PROPERTY  
AT 263 HAMMOND STREET, CHESTNUT HILL, MASSACHUSETTS 02167,  
AND WE OBJECT TO HAVING THIS PROPERTY LISTED IN THE NATIONAL  
REGISTER OF HISTORIC PLACES.

*Leah Jane Copass*  
LEAH JANE COPASS  
*Peter Lawrence Gill*  
PETER LAWRENCE GILL

*Mary E. Flanagan  
ny Commissioner Cyprius  
Sept 4, 1992*