

Massachusetts Cultural Resource Information System

Scanned Record Cover Page

Inventory No:	CON.1221
Historic Name:	Donoghue, Arthur J. House
Common Name:	McCleary, John - Soberg, Howard J. House
Address:	105 Upland Rd
City/Town:	Concord
Village/Neighborhood:	West Concord
Local No:	
Year Constructed:	c 1928
Architect(s):	
Architectural Style(s):	Colonial Revival; Four-square
Use(s):	Single Family Dwelling House
Significance:	Architecture
Area(s):	CON.CR: Upland Road Area
Designation(s):	
Building Materials(s):	Roof: Asphalt Shingle Wall: Wood; Wood Clapboard Foundation: Concrete Unspecified; Stone, Cut



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Commonwealth of Massachusetts
Massachusetts Historical Commission
220 Morrissey Boulevard, Boston, Massachusetts 02125
www.sec.state.ma.us/mhc

This file was accessed on: Friday, October 30, 2020 at 1:39: PM

VFORM B – BUILDING

Assessor's Number USGS Quad Area(s) Form Number

MASSACHUSETTS HISTORICAL COMMISSION
MASSACHUSETTS ARCHIVES BUILDING
220 MORRISSEY BOULEVARD
BOSTON, MASSACHUSETTS 02125

2742	Concord	CR	CON.1221
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Town/City: Concord

Place: (*neighborhood or village*):
West Concord

Photograph



Address: 105 Upland Rd.

Historic Name: Arthur J and Mary Donoghue House

Uses: Present: Single-family Residential

Original: Single-family Residential

Date of Construction: ca. 1928

Source: Deed Research and Street Directories

Style/Form: Colonial Revival Four Square

Architect/Builder:

Exterior Material:

Foundation: Stone and Concrete

Wall/Trim: Wood Clapboards

Roof: Asphalt Shingles

Locus Map



Outbuildings/Secondary Structures:

A one-story, one-car garage contemporary to the house is located southeast of the residence.

Major Alterations (*with dates*):

Replacement windows - late-twentieth century

Rear ell addition - 1995

Condition: Good

Moved: no ☒ yes ☐ **Date:**

Acreage: .43 Acres

Setting: Located in a dense residential area south of the Assabet River. The property is well landscaped with foundation plantings and mature trees along the boundary of the lot.

Recorded by: Geoffrey Melhuish

Organization: ttl-architects

Date (*month / year*): July 2013

RECEIVED

SEP 17 2013

MASS. HIST. COMM.

INVENTORY FORM B CONTINUATION SHEET

CONCORD

105 UPLAND ROAD

MASSACHUSETTS HISTORICAL COMMISSION

220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

Area(s) Form No.

CR

CON.1221

☒ Recommended for listing in the National Register of Historic Places.

If checked, you must attach a completed National Register Criteria Statement form.

Use as much space as necessary to complete the following entries, allowing text to flow onto additional continuation sheets.

ARCHITECTURAL DESCRIPTION:

Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community.

105 Upland Road (CON.1221) is a two-and-one-half-story wood-frame Colonial Revival Four-Square. The hipped roof, full-width porch, and tripartite window are expressive of the Colonial Revival style. The two-by-two bay building, typical of the four-square form faces north and is setback approximately thirty feet from the edge of the road. The main block of the residence adopts a square plan on a stone and concrete foundation. A two-story, two-bay wide by one-bay deep addition projects out from the south elevation. Both the main block and rear ell are capped by hip roofs sheathed with asphalt shingles. A hipped roof dormer is centrally located on the north roof plane of the main block. The dormer features a 10/1 double-hung sash set within a simple wood surround. An exterior brick chimney is located on the west elevation of the residence. The residence is clad with painted wood clapboards. A full-width hip roof porch is featured along the north facade. The roof of the porch is supported by slender wood post resting on a wood clapboard knee wall. Access to the residence is provided by a four-light wood door located at the west end of the facade. A tripartite window comprised of a 6/6 flanked by 4/4 is located to the west of the entry. Windows are vinyl replacements. A one-story addition is located at the southeast corner of the residence. A one-story, one-car garage is located southeast of the residence. The garage is constructed of wood frame and is capped by a front gable roof sheathed with asphalt shingles. 105 Upland Road is a modest Colonial Revival Four Square residence constructed in Concord during the early twentieth century.

HISTORICAL NARRATIVE

Discuss the history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.

Upland Road developed on the edge of the 19th century village of West Concord in the first half of the 20th century. The street was developed by Kennan Damon and his partners in the Riverview Trust and was the first area south of the Assabet River to be subdivided in West Concord. The developers extended Pine Street to the south and largely paid for the construction of the Pine Street Bridge in 1927. The bridge was replaced in 1941.

105 Upland Road (CON.1221) appears to have been constructed ca. 1928. The property was the residence of Arthur J. Donoghue (b 1897) and his wife, Mary (b 1907) in 1930, likely the first residents of the property. Prior to Upland Road, the Donoghues had resided at 170 Commonwealth Ave and 24 Riverside Avenue in Concord. Arthur was employed as a correctional officer at the State Reformatory In Concord. By 1940, the property was the residence of John and Blanch McCleary. Between 1947 and 1989, the property was the residence of Howard J. Soberg and Thelma E. Soberg.¹ The property is currently owned by Keith E. and Polly Jenkins Man.²

BIBLIOGRAPHY and/or REFERENCES

Ancestry.com. <http://www.ancestry.com>. Accessed May 7- May 17, 2013.

Concord Building Inspection and Zoning Enforcement Division Records. [Town of Concord]

Forbes, Anne McCarthy. *West Concord: Survey of historical and architectural resources, Concord Massachusetts*. Concord, Mass: Concord Historical Commission, 1989. [Concord Free Public Library]

Middlesex South Registry of Deeds. <http://www.sec.state.ma.us/rod/rodmidsth/midsthidx.htm>. Accessed May 7- May 17, 2013.

Sanborn Fire Insurance Maps. August 1887; September 1892; May 1897 January 1903; December 1909; August 1918; May 1927; May 1927-August 1947. [State Library of Massachusetts]

¹ Middlesex South Registry of Deeds, Book 7192 Page 62.

² Middlesex South Registry of Deeds, Book 57140 Page 241.

INVENTORY FORM B CONTINUATION SHEET

CONCORD

105 UPLAND ROAD

MASSACHUSETTS HISTORICAL COMMISSION

220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

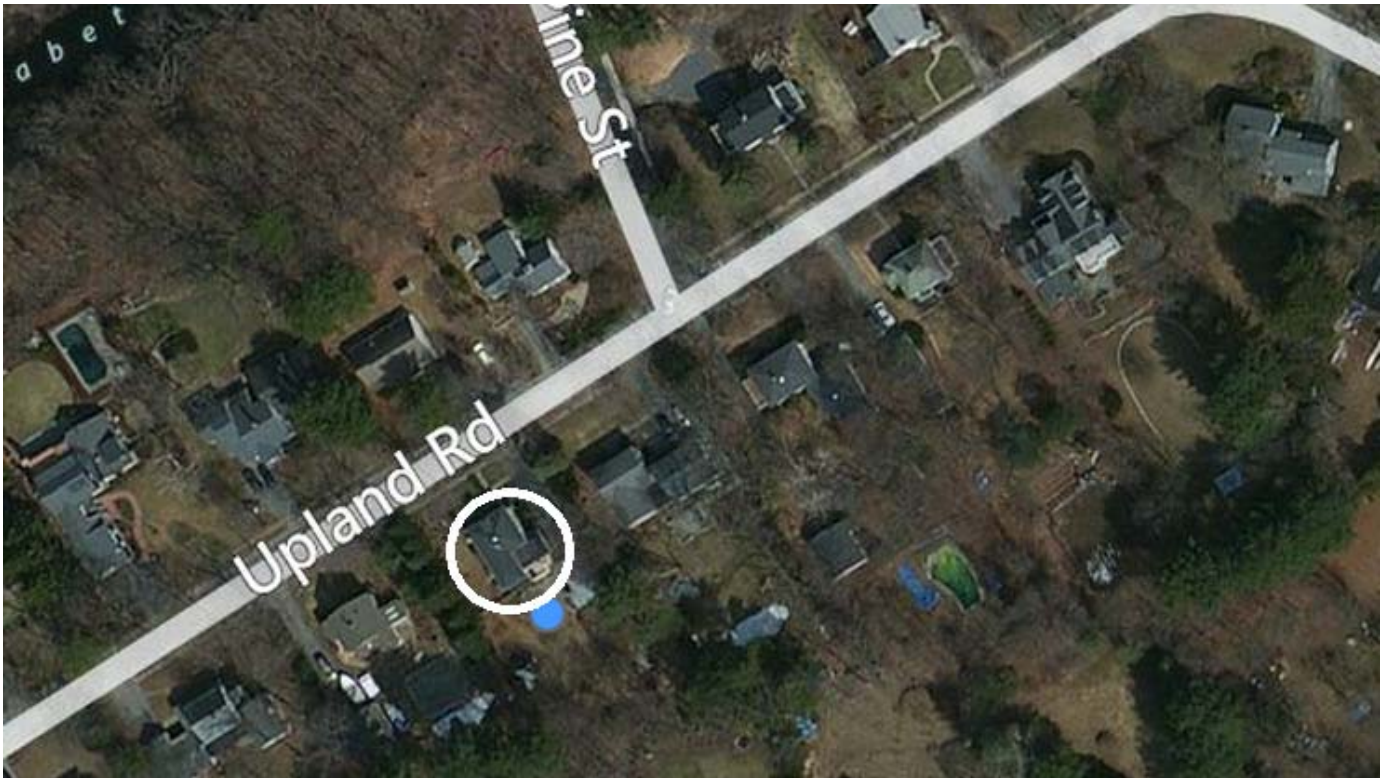
Area(s) Form No.

CR

CON.1221

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- _____. Middlesex County. Boston: Geo. H Walker & Co, 1889. [online at <http://www.historicmapworks.com>]
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Street Directories: 1886, 1892, 1896, 1901, 1905/06, 1909/10, 1913, 1917, 1921, 1925, 1929, 1934, 1937, 1941, 1947, and 1950. [State Library of Massachusetts and online at <http://www.ancestry.com>.]
_____. Survey of historical and architectural resources, Concord Massachusetts. Concord, Mass: Concord Historical Commission, 2002. [Concord Free Public Library]



INVENTORY FORM B CONTINUATION SHEET

CONCORD

105 UPLAND ROAD

MASSACHUSETTS HISTORICAL COMMISSION

220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

Area(s) Form No.

CR

CON.1221

[Delete this page if no Criteria Statement is prepared]

National Register of Historic Places Criteria Statement Form

Check all that apply:

- ☐ Individually eligible ☒ Eligible **only** in a historic district
- ☒ Contributing to a potential historic district ☐ Potential historic district

Criteria: ☒ **A** ☐ **B** ☒ **C** ☐ **D**

Criteria Considerations: ☐ **A** ☐ **B** ☐ **C** ☐ **D** ☐ **E** ☐ **F** ☐ **G**

Statement of Significance by Geoffrey Melhuish
The criteria that are checked in the above sections must be justified here.

105 Upland Road is a modest Colonial Revival Four Square residence constructed in Concord during the early twentieth century. The residence possesses a high degree of integrity of design, setting and workmanship. The property meets criterion A and C at the local level and would be a contributing property in a potential Historic District. Upland Road was developed by Kennan Damon and his partners in the Riverview Trust and was the first area south of the Assabet River to be subdivided in West Concord. The developers extended Pine Street to the south and largely paid for the construction of the Pine Street Bridge in 1927. The bridge was replaced in 1941. Many of the homes on Upland Road maintain a high degree of architectural integrity. Boundaries of an Upland Road Historic District would include Upland Road from Old Marlboro Road to Pine Street.