

Massachusetts Cultural Resource Information System

Scanned Record Cover Page

Inventory No:	CON.DB
Historic Name:	Church - Highland Streetscape
Common Name:	
Address:	
City/Town:	Concord
Village/Neighborhood:	West Concord
Local No:	
Year Constructed:	
Architect(s):	
Architectural Style(s):	
Use(s):	Residential District
Significance:	Architecture; Community Planning
Area(s):	
Designation(s):	
Building Materials(s):	



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

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FORM G - STREETSCAPE

MASSACHUSETTS HISTORICAL COMMISSION
80 BOYLSTON STREET
BOSTON, MA 02116

AREA

FORM NO.

E; DB 247

Town West Concord

Street Name Church (W. side);
and Highland St.s

Addresses (inclusive) 50 and 62 Church
St., 17-99 Highland St.

DESCRIPTION

General Date or Period Ca. 1870-1920's

Predominant Architectural Styles _____
Four-Square, Colonial Revival,
vernacular gable-front

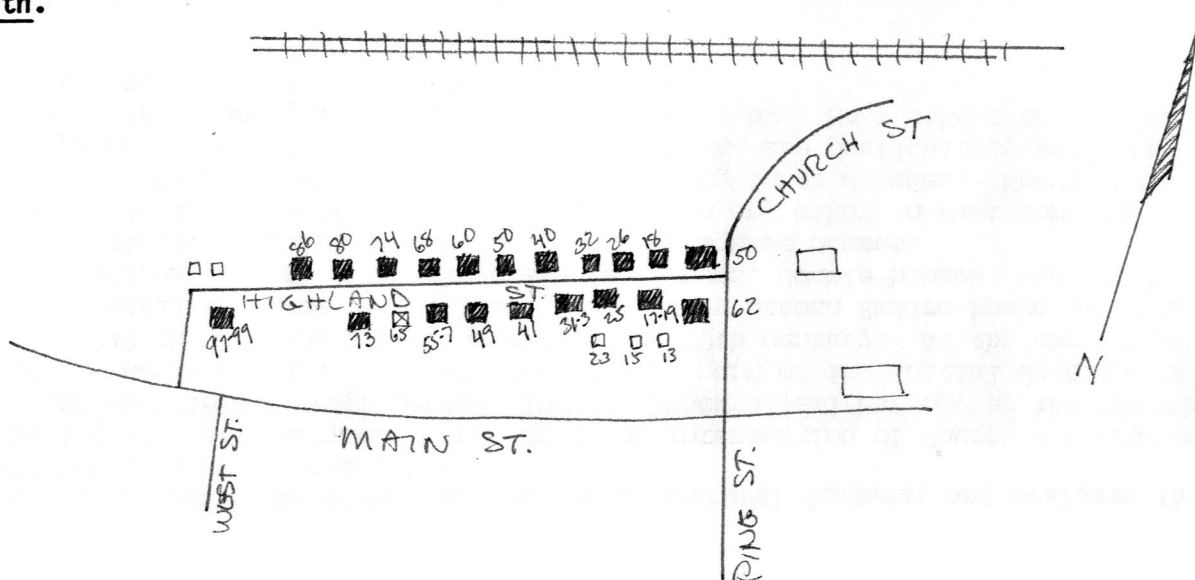
Major Intrusions #65 Highland
St.--mid-20th century house

Alterations Synthetic siding on 7 houses

Acreage Approximately 8 acres

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

Sketch Map: Draw map of street, clearly showing all buildings; indicate street addresses for all buildings; identify intrusions.
Indicate north.



UTM REFERENCE _____

USGS QUADRANGLE

SCALE

Recorded by A. Forbes

Organization for Concord Hist. Comm.

Date 3/10/88

NATIONAL REGISTER CRITERIA STATEMENT (if applicable)

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

The T-shaped area extending west from the intersection of Church and Highland Sts. is one of the most intact neighborhoods in West Concord; all but one of the buildings, (and many of its handsome maple and oak trees,) were part of its initial development period from ca. 1870 through the first quarter of the 20th century. At the eastern end of the group, the earliest house--a ca. 1870 2 1/2-story Second Empire house at 50 Church St.,--introduces a block of middle-class residences, double-houses, and, at the western end of the street, smaller gable-front and Four-Square houses.

The stylistic theme of this street, more than any other in West Concord, is the Four-Square, which appears in nine houses spanning three decades. Heavy and solidly-proportioned, 62 Church St. and 25 Highland are particularly well-preserved examples of the Four-Square in its late 1890's heyday. Most others are typical turn of the century designs with hip-roofed dormers over

HISTORICAL SIGNIFICANCE Explain historical importance of streetscape and how the streetscape relates to the development of the community.

Church and Highland Street, along with the adjoining block of Main St., (see Form ,) are perhaps the clearest illustration of how closely involved West Concord's residents were with the planning of its development. In this case, a 10-acre parcel, purchased from Pail Factory owner Ralph Warner, was subdivided into 43 house lots by the Concord Junction Land Co. in 1896-7. The list of the company's owners and investors reads like a who's who of Concord Junction, with a strong emphasis on people with Reformatory connections. Postmaster and store-owner Loring Fowler and Mass. Reformatory superintendent Joseph Scott were trustees; Fowler served as president, and Fitchburg Station agent John Studley as secretary. A newspaper account also states that Percy Allen, who later became a Mass. Reformatory superintendent, served as clerk. Lots on Highland Street were quickly sold to investors I.R. Beharrell, a local builder, mason Waldo Lapham, and to Dr. Isaiah Pickard. Reformatory chaplain and Union Church founder William Batt bought Warner's house at #50 Church St., in which he had been living for some time, and #62 Church, the first house built after the subdivision in 1896, was built by Reformatory Officer Elmer Shattuck.

BIBLIOGRAPHY and/or REFERENCES

- Tuttle, W. D. Plan of Building Lots in Concord, Mass. Owned by The Concord Junction Land Co., July 11, 1896.
 Wood, Alfred. Plan of Proposed Highland St., 1897.
 Richardson, Laurence, Concord Chronicle: 1865-1899.
The Concord Enterprise. 1896-1899.
 Town directories and tax records.

INVENTORY FORM CONTINUATION SHEET

MASSACHUSETTS HISTORICAL COMMISSION
Office of the Secretary, Boston

Community:

West Concord

Form No:

E. DB

Property Name: Church/Highland Sts.

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

ARCHITECTURAL SIGNIFICANCE, cont.

the facade, Colonial Revival front or side porches and rubble or rusticated concrete-block foundations. Particularly interesting are Highland Street's variations on the Four-Square--a turreted, bay-windowed example at #41, and two late 1890's double-houses, at #17/19 and 31/33, of hip-roofed, Four-Square design "stretched" to a 4-bay rectangle to accommodate two dwelling units. (See a similar, contemporaneous house at #117/119 Central St.) One feature found nowhere else in town are the three stone terraces at the facades of #s 17/19, 25, and 41, (probably the work of mason Waldo Lapham, who owned and built #17/19).

Other buildings of note include an exuberant, beautifully-preserved Queen Anne/Colonial Revival bungalow with complex roof line and patterned shingles at #40 Highland, and two early 20th-century gable-front houses with 2nd-story skirts and wrap-around Colonial Revival verandas at #s 60 and 74.



17-33 Highland Street



62 Church Street (CON. 1400)



50 Church Street (CON. 1399)



40 Highland Street (CON. 1410)



50 Highland Street (CON. 1413)



86-68 Highland Street



600 Highland Street (CON. 1415)