



Final Report Tewksbury Historic Properties Survey Update Tewksbury, MA

Phase IV
June 9, 2021
PAL No. 3755

Submitted to:

Town of Tewksbury
1009 Main Street
Tewksbury, MA 01876

The Town of Tewksbury (Town) and the Tewksbury Historical Commission engaged the Public Archaeology Laboratory, Inc. (PAL) to complete an Historic Survey Update of the town's 2009 Historic Survey by adding up to 30 additional properties to the list and reviewing the current survey for errors or changes as needed. The project was funded with town Community Preservation Act funds. The survey also supports the development of recommendations and possible establishment for one or more local historic districts, which is being undertaken simultaneously as a separate town project. In addition, to meet MHC standards, the survey included identification of contexts for National Register of Historic Places (National Register) evaluation, and a list of individual properties and/or districts that are recommended for nomination to the National Register. All project tasks and products met the Massachusetts Historical Commission (MHC) criteria, methodology, and current standards for community surveys. This Final Report follows from the *Interim Report, Phase I Methodology and Phase II Proposed List of Properties for Survey* of September 24, 2019 and presents a summary of work completed and the final work products.

PAL staff who participated in the historic resources survey are Virginia H. Adams, project manager/senior architectural historian; Gretchen Pineo, architectural historian; Elizabeth Totten, preservation planner; and Michelle Johnstone and Jill Chin, associate architectural historians.

Phases I and II Summary

Tewksbury currently has 9 areas and 289 individual properties in the Massachusetts Historical Commission's online database, MACRIS. PAL met with Town representatives at the outset of the project to develop the final list of the 30 properties to be surveyed and coordinated throughout and at the end of the survey to present and discuss results. PAL reviewed the existing inventory forms and identified gaps, errors, or changes needed. The results were presented in a table with recommendations in the September 24, 2019 Interim Report. PAL recommended two areas and seven individual properties for survey. These were revised following coordination with the Town, resulting in three areas and the seven individual properties selected for survey, as follows.

Area, Form A

Lee Street, TEW.B, E
North Parish Area, TEW.D, E
Tewksbury Centre, TEW.A, E

Individual, Form B

139 East Street
173 East Street
51 Helvetia Street
74 Lee Street
110 Lee Street
108 Pleasant Street

Individual, Form F

Lowell & Andover Railroad Branch Cattle Pass

Once the properties were selected, PAL conducted research in MACRIS, and at the town hall, public library, and historical society, as well as online for the survey properties. Sources consulted included historic maps, town histories, deeds, directories, and newspapers. The research was designed to complete the historical narrative section of the MHC inventory forms. PAL conducted field site visits to view the exterior of the survey properties. Notes and high resolution photographs were taken.

Phase III

In Phase III, the three area and seven individual property draft forms were submitted electronically for review by the Town. The Town requested three additional properties be added, with PAL finishing forms started by the Town using photographs provided, and these were added to the survey.

Individual, Form B

Pond Street Pump Station

Individual, Form F

Boston & Maine RR: Lowell & Lawrence Railroad Bridge
Boston & Maine RR Meadow Brook Culvert

Phase IV

In Phase IV, PAL submitted the completed three area and ten individual property inventory forms. A complete List of Surveyed Properties is included in this report.

Final Submittal:

- Hard-copy numbered MHC inventory forms (two sets with original photographic prints: one for MHC and one for the Town)
- Survey Final Report (four *paginated, unbound* copies (two for MHC, two for Town))
- DVDs containing Microsoft Word and PDF files of the forms and report, and JPG photographs (one for MHC, one for Town)

National Register Criteria

The National Register eligibility recommendations for the resources included in this survey were based on analysis of the background information available for each property, including the general context of the historic development of Bourne, and the visual data collected during fieldwork against the National Register criteria (36 CFR 60). These criteria are the standards for evaluating the significance of resources as established by the National Park Service, Department of the Interior. The criteria are designed to guide the evaluation of potential entries for the National Register. The National Register criteria state that, “the quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association and:

- A. that are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. that are associated with the lives of persons significant in our past; or
- C. that embody the distinctive characteristics of a type, period or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose component may lack individual distinction; or
- D. that have yielded, or may be likely to yield, information important in prehistory or history.

Results

Two new MHC Area A Forms covering 86 properties, one updated A form for the 7 properties in the Barnstable County Hospital Area, and one new MHC Building B Form for an individual property were completed (Table 2). Each form includes an architectural description of the resource(s), discussion of the historic context, locus map, and digital images of the resource(s). National Register evaluation criteria were applied to all properties included in the survey effort. Three areas were evaluated as eligible for listing in the National Register.

National Register Eligibility

The ***Lee Street Area*** is eligible for listing in the National Register of Historic Places at the local level under Criteria A and C. The area is eligible under Criteria A in the area of Social History for its association with the mid-nineteenth- through mid-twentieth-century development of Tewksbury, and under Criteria C in the area of Architecture as an intact collection of residential buildings exhibiting popular building styles and forms from the mid-nineteenth through the mid-twentieth century. The area has little infill on previously undeveloped lots, and no large-scale or spot demolition since the late nineteenth century.

The ***North Parish Area*** is potentially eligible for listing in the National Register of Historic Places at the local level under Criteria A and C. Under Criterion A, the area is eligible in the area of Exploration and Settlement as the primary settlement node in the north part of Tewksbury outside of the town center into the twentieth century. Under Criterion C the area is eligible in the area of Architecture as an intact collection of residential and institutional buildings exhibiting popular early nineteenth- through late twentieth-century architectural styles. The area is an intact early nineteenth to late twentieth century residential and institutional area with little infill and no demolition.

The *Tewksbury Centre Area* is eligible for listing in the National Register of Historic Places at the local level under Criteria A and C. The area is significant under Criteria A in the area of Exploration and Settlement for its association with the early development of Tewksbury and enduring role as the town civic center. The area is eligible under Criteria C in the area of Architecture as a collection of residential, civic, and ecclesiastic buildings constructed in a variety of styles from the Georgian and Federal periods through the twentieth-century Classical and Colonial Revivals. The earliest extant building in Tewksbury Centre is the Georgian-style Rev. Sampson Spaulding House, 60 East Street (ca. 1737, TEW.13). Other early buildings, generally in the vicinity of the Town Common, include the Georgian-style Brown Tavern, 995 Main Street (ca. 1740, TEW.5), the Federal-style Jonathan Gray House, 30 East Street (ca. 1786, TEW.11), and the Federal-style Sarah and Bravity Gray House, 20 East Street (ca. 1817, TEW.9). Buildings constructed in the mid-to-late nineteenth century are examples of popular styles including Greek Revival, Gothic Revival, Second Empire, and Queen Anne. Civic buildings constructed in the early twentieth century include the Colonial Revival-style Town Hall, 1009 Main Street (1918–1920, TEW.4) and the Classical Revival-style Tewksbury First Congregational Church, 10 East Street (1922–1928, TEW.80). Numerous Colonial Revival houses were constructed on side streets outside the civic core of the area. Ranch-style buildings represent the majority of the late twentieth-century residences in the area. Further research would be needed to determine the exact boundary of the historic district.

List of Surveyed Properties

Street No.	Street Name	MHC No.	Property Name	Year Built
Areas (3, 82 properties)				
		TEW.B	Lee Street	
		TEW.D	North Parish Area	
		TEW.A	Tewksbury Centre	
Individual Properties (10)				
139	East Street	TEW.287	Amy Tingley House	Ca. 1914
173	East Street	TEW.288	Thomas and Mary Meer House	Ca. 1873
51	Helvetia Street	TEW.289	Abner Goodwin House	Ca. 1908
74	Lee Street	TEW.290	Carroll and Abbie Edgecomb House	Ca. 1911
110	Lee Street	TEW.291	Dennis J. O’Connell House	Ca. 1910
945	Main Street	TEW.292	James and Jennie Everett House	Ca. 1911
	Pond Street	TEW.293	Pond Street Pump Station	1934
		TEW.958	Lowell & Andover Railroad Branch Cattle Pass	1873–1874
		TEW.959	Boston & Maine RR: Lowell & Lawrence Railroad Bridge	1874
		TEW.960	Boston & Maine RR Meadow Brook Culvert	1874

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