

Belmont Park

Located southeast of Belmont Center, Belmont Park is a late 19th century residential subdivision consisting of lots measuring less than a quarter of an acre. The tree-lined neighborhood is located on the south side of Concord Avenue and includes Myrtle and Oak Streets as well as sections of Goden, School and Orchard Streets. Because most of the lots were developed between 1894 and 1899, the Belmont Park neighborhood exhibits a remarkable sense of architectural cohesiveness and historical integrity, dominated by similar dwellings displaying characteristics of the Queen Anne, Shingle and Colonial Revival styles.

Belmont Park was laid out by William W. Lowe in 1894 with his partner Wilbert Bartlett. It was conveniently located just a quarter mile east of the Belmont Center Railroad Depot. Lowe purchased the 16 1/2 acres of land from farmer Thomas Richardson and subdivided it into 78 lots. As part of the subdivision Goden Street was extended from School Street to Concord Avenue and new streets were created that were named Oak, Myrtle and Orchard. Lowe and his partner sold the lots with several specific restrictions “for the benefit of the neighborhood”. The restrictions which were to last for seventeen years from January 1, 1893, limited construction to dwelling houses and private stables with houses to cost at least \$3,000. Specifically prohibited was the construction of buildings for the manufacture, sale or trafficking of intoxicating liquors.



17 Myrtle Street

A number of the house lots in the speculative development were purchased by builders including the Bartlett Brothers who may have built as many as fifty homes in the neighborhood, T.S. Brown, the Melanson Brothers and Murdock Monroe. The houses of Belmont Park were advertised as “moderately-priced, quiet suburban homes”. Many of the houses were subsequently purchased by affluent Boston commuters.

The house at 104 School Street is the only house that was standing when the Belmont Park subdivision plan was drawn in January 1894. It was built by Thomas Richardson in 1883 and with 11,410 square feet, this was the largest lot in Belmont Park. The house is a good example of the Stick Style and displays the typical applied stick work over clapboards.



104 School Street

Partners William W. Lowe and Wilbert Bartlett erected their houses next to each other at 96 and 90 School Street, respectively. The two houses, which are nearly identical, display an asymmetrical massing and mix of decorative details, projections, and materials that are indicative of the Queen Anne style. The house at 90 School Street is notable for retaining its original clapboarded stable topped by a steeply-pitched hip roof with hip-roofed dormers and a square cupola.



96 School Street



Stable, 90 School Street

The Shingle Style is evident in several repeating designs in the neighborhood including gambrel-fronted dwellings and houses with shingled porch supports.



16 Myrtle Street



23 Oak Street

There are also examples of the Early Colonial Revival style in Belmont Park as pictured below.



17 Oak Street

In some cases, architecturally eclectic houses combine details and influences from several periods or styles.



128 School Street

Not all of the buildings within the boundaries of the Belmont Park subdivision were erected in the first five years. In 1915 three lots on the south side of Orchard Street were combined and subdivided into five smaller lots arranged around a circle named Colonial Terrace. The five identical two-story Dutch Colonial houses were designed by local architect Victor Wigglesworth, apparently with the intent of building one of the houses (#4) for his own use. He and his wife Mary were wed in 1916.

Photographs of Colonial Terrace were published in *The Builder's Journal* in 1920 which declared it “a good example of development upon a small inside plot”. Today, the small development retains much of its character and original site design. Colonial Terrace remains a gravel road and a concrete sidewalk extends around the cul-de-sac with two wooden arbor benches at Orchard Street and arches in front of each house. At the center of the circle is a stone well with hip roof and two original wooden benches are located near Orchard Street.



Colonial Terrace today



Colonial Terrace in 1920