

FORM B – BUILDING

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

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

27-45	Boston North	AG	BLM.94
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Town/City: Belmont

Place: (*neighborhood or village*):
Waverley Square

Photograph



Address: 30 Hawthorne Street

Historic Name: Niles House

Uses: Present: two family dwelling (condos)

Original: single family dwelling

Date of Construction: ca. 1880

Source: maps

Style/Form: Italianate

Architect/Builder: unknown

Exterior Material:

Foundation: brick

Wall/Trim: wood clapboard

Roof: asphalt shingles

Outbuildings/Secondary Structures:

none

Major Alterations (*with dates*):

2013 – conversion from one family to two family condo including rear dwelling addition and replacement of wood shingles with wood clapboards

Condition: good

Moved: no yes **Date:**

Acreage: less than 1/2 acre

Setting: Tree-lined older residential street in Waverley Square

Locus Map (north at top)



Recorded by: Lisa Mausolf

Organization: Belmont Historic District Commission

Date (*month / year*): July 2015

INVENTORY FORM B CONTINUATION SHEET

BELMONT

30 HAWTHORNE STREET

MASSACHUSETTS HISTORICAL COMMISSION

220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

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Recommended for listing in the National Register of Historic Places.

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

ARCHITECTURAL DESCRIPTION:

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

The house at 30 Hawthorne Street is a good example of a vernacular gablefront Italianate dwelling of the late 19th century. It is set on a brick foundation and is currently sheathed in wood clapboards. (The 1978 inventory form for the property does not include a photograph but notes that it was then sheathed in weatherboard. The 1982 inventory form shows its previous appearance with wood shingles. These were removed in 2013.) The building displays simple wooden cornerboards and projecting eaves which end in returns. The two-part frieze has paired brackets, typical of the style. A single-story, three-bay porch spans the façade and is notable for retaining chamfered posts set on pedestals with arched spans at the top connecting the posts. The denticulated cornice is interrupted by a larger bracket above each post. Sheltered by the porch, the sidehall entrance has a surround with panels and a transom above. The windows have 2/2 sash with simple surrounds. There is a single-story bay window on the west elevation and a two-story section projects from the east, capped by a hip roof.

In 2012 the building was converted to condominiums and the previous detached garage was removed. A two-story gable-roofed connector links the original house to a new Garrison-style, two story dwelling at the rear which is set on a concrete foundation and clad in wood clapboards with double-hung windows used individually, in pairs and in a set of three. A paved driveway extends to the west of the house. Although the rear portion of the building is new construction, the front section is fairly intact and maintains the streetscape.

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.

This lot was part of a larger parcel of land sold by the Waverley Land Company to D. Gilbert Dexter in 1873. Gilbert lived in Cambridge, was active in real estate and was the founder/editor of the *Cambridge Tribune* newspaper. What is now 30 Hawthorne Street was lot 5 of Dexter's subdivision (Middlesex County Registry of Deeds, Plan Book 23, Plan 4). Hawthorne Street was petitioned for, laid out, and accepted in 1876. There is a house shown on this site at the time of the 1889 Walker map and the property is reportedly owned by the "Niles Brothers". No additional information was found regarding them. Deed research indicates that this was also Lot 5 on the 1891 plan of property owned by A.W. Cochran and W.H. Sherborn (Plan Book 67/ Plan 49). By 1893 the house was owned and occupied by Benjamin F. Groton (1834-1906) who was born in Maine and worked as a drydock shipwright and caulker.

After Groton's death, the house was purchased by Joseph Dutra, who was born in Portugal about 1869 and came to this country about 1887. He lived here with his wife Marion and two daughters, and initially with his father-in-law, Antonino Anoaia. Joseph Dutra worked as a barber/hairdresser in Boston. After his death in 1927, the house was occupied for many years by his widow Marion who lived here with her daughters Marion and Vivian and Vivian's husband, Samuel Arico. In 1962 Vivian Arico sold the property to Joseph W. Harrington (Book 10172, Page 265). The property was sold by Joseph and Jean Harrington in 2012 and was turned into condominiums (Book 58590, Page 564).

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