

FORM B – BUILDING

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

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

54-12	Boston North	BA	BLM.833
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Town/City: Belmont

Place: (*neighborhood or village*):
Belmont Hill

Address: 34 Tyler Road

Historic Name: William Punchard House

Uses: Present: single family dwelling

Original: single family dwelling

Date of Construction: 1930

Source: building permit

Style/Form: English Revival

Architect/Builder: Henry Keyes, architect

Exterior Material:

Foundation: concrete

Wall/Trim: brick, wood shingles

Roof: asphalt shingle

Outbuildings/Secondary Structures:
none

Major Alterations (*with dates*):

Condition: good

Moved: no yes **Date:**

Acreage: 12,500 SF

Setting: neighborhood of early 20th century architect-designed residences on generous lots

Photograph



Locus Map



Recorded by: Lisa Mausolf

Organization: Belmont Historic District Commission

Date (*month / year*): November 2014

INVENTORY FORM B CONTINUATION SHEET

BELMONT

34 TYLER ROAD

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 34 Tyler Road was constructed in 1930 and is loosely based on a variety of English cottage building traditions. The two-story dwelling combines a brick first floor with wood shingles above and is capped by a complex gabled roof consisting of high-pitched jerkinhead roofs with jerkinhead wall dormers breaking through the lower edge of the roof as well. On the principal west façade the roof on the cross gable is extended to shelter the main entrance which contains a wooden door with large iron strap hinges. The house is set with its narrow end to the road and the street elevation is dominated by a tapered brick exterior chimney. Windows on the building include double-hung 6/6 units as well as multi-light casements used both individually and in groupings. A single-story section extends to the southeast of the main house block and links the main house to a hip-roofed single-story shed/garage.

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.

The house at 34 Tyler Road is located within the second phase of development of the Belmont Hill Company. In 1918 Henry O. Underwood formed the Company with other prominent local residents. They bought land on Belmont Hill with a goal of developing it slowly, in the way they thought was in the best interest of the town. In April 1925 a second area was developed when Company trustees George Prentiss and Arthur Fletcher laid out the J. Varnum Fletcher property on Clinton Street and parts of the George Prentiss and George Lawrence properties off of Prospect Street. Buildings were constructed in the 1920s and 1930s.

According to building permits, this house was constructed in 1930 for William Punchard. William Henry Punchard (1869-+/-1941) was a landscape architect who studied at MIT in 1888-1890 and had an office at 6 Beacon Street in Boston in the early 1900s. He lived here with his wife Gertrude but the couple moved prior to 1937. The house was rented to Paul Bauer in the late 1930s. The house was owned by Lloyd Howard Karelis and his wife Annabelle from 1947 until 1990. Frank Reis, Jr. and Sarah Philips purchased the house in 1990 from Lloyd Karelis' estate and still own it today (Book 20576, Page 322).

The architect, Henry Francis Keyes (1879-1933) was born in Jamaica Plain. He graduated from Harvard in 1901 and MIT in 1904. He initially practiced as an architect in New York and returned to Boston in 1907 where he worked briefly with Guy Lowell before opening his own firm. He is best known as the architect of the New England Fish Pier in Boston in 1914 and lived in Brookline. For a while he worked in a partnership – Curtis, Keyes & Dyer and Curtis & Keyes (after 1922). Late in his career Henry Keyes designed a number of large suburban, English Revival style residences including this house, the John Emerson House in Brookline in 1926 (BKL.1280) and the English Revival Percy Yerza House 142 Adams Street in Quincy in 1939 (QUI.79).

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