

FORM B – BUILDING

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

20/144	Reading	D	369
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MASSACHUSETTS HISTORICAL COMMISSION
 MASSACHUSETTS ARCHIVES BUILDING
 220 MORRISSEY BOULEVARD
 BOSTON, MASSACHUSETTS 02125

Town: Reading

Place: (*neighborhood or village*)
Reading Highlands

Address: 75 Hancock Street (opp. Woodbine St.)

Historic Name: William L. McIntire House

Uses: Present: residential

Original: residential

Date of Construction: by 1889

Source: 1889 map

Style/Form: Queen Anne/Stick Style

Architect/Builder: William L. McIntire, architect/builder

Exterior Material:

Foundation:

Wall/Trim: wood clapboard, wood

Roof: asphalt shingle

Outbuildings/Secondary Structures:
none

Major Alterations (*with dates*):

Condition: good

Moved: no | x | yes | | **Date** _____

Acreage: 0.21 acre

Setting: mixed residential neighborhood

Photograph



Topographic or Assessor's Map



Recorded by: Lisa Mausolf

Organization: Reading Historical Commission

Date (*month / year*): December 2009

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INVENTORY FORM B CONTINUATION SHEET

READING

75 Hancock 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 75 Hancock Street is a well-preserved example of a late 19th century Stick Style/Queen Anne cottage. The Stick Style is characterized by wooden wall cladding, in this case, wood clapboards, which are interrupted by horizontal and vertical boards or stickwork which is raised from the wall surface for emphasis. Within these stickwork frames, the wall surface may be sheathed in wood shingles in various patterns or clapboards of differing colors or orientations (horizontal, vertical, diagonal).

In this example the house is capped by a hip roof with prominent front and side gables. The wrap-around porch displays turned posts and jigsaw balusters and braces flanking the porch supports. Most of the windows retain a decorative double-hung sash with a geometric grid in the upper sash over a single light lower sash. The second story windows in the front gable have been replaced by 1/1 sash. Other notable details include the glass-and-panel front door, the elaborate brick chimney, the decorative gable rakings with striations and knobs and the jigsaw brackets accenting the ends of the gables and cornerboards.

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 house (originally 19 Hancock Street) is located on land which was subdivided by local developer Oscar Foote in 1888. Foote was a Boston merchant whose principal business was western pork although he was active in real estate and developed large parts of Reading Highlands. He initially purchased land in the Highlands in 1864 with the hopes of selling water from the spring on top of Prospect Hill but later developed the land instead. Foote sold land to the Boston & Maine Railroad for a second station in Reading. The Reading Highlands station (no longer extant) was built in 1874 near the location of the Mineral Street bridge.

The house at 75 Hancock Street was apparently constructed by architect/carpenter William L. McIntire for his own use. He was born in New Hampshire in January 1847 and lived here with his wife Josephine and daughter Maud. On November 3, 1888 the *Chronicle* reported that "Mr. W.L. McIntire, practical architect and builder, has built on Hancock Street a fine large shop to accommodate his increasing business and will be happy to attend to those who may be contemplating building".

McIntire is listed as living on Hancock Street in the 1890 directory. An 1894 advertisement indicates that his office was then in Black's Block in Reading. His ad reads "Suburban Residences a Specialty" and offers "Houses for Sale". The 1896 directory indicates that he was still living at 19 Hancock Street. No other information has been found concerning McIntire's works although the 1896 directory includes an unidentified illustration of a house he apparently built. By 1910 McIntire and his family had moved to Everett.

Anna Callahan, a dressmaker, was living here as early as 1917 and was still here in 1938. In 1941 the house was occupied by Edward and Elizabeth Callahan. He worked as a piano finisher. The property was owned by Joseph and Martha Kennedy prior to 1955. Guy Johnson was the owner from 1955 to 2005.

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BIBLIOGRAPHY and/or REFERENCES

Middlesex County South Registry of Deeds, Cambridge, Mass. (Plan Book 79, Plan 33).

Reading Chronicle, November 3, 1888.

Reading Directories, various years.

Reading 350th Book Committee. *At Wood End – Reading, Massachusetts 1644-1994, A Pictorial History*, 1994.

Town of Reading. List of Persons Twenty Years of Age and Over. Compiled by the Board of Registrars, Reading, Massachusetts, 1907-1979. (No women listed until 1924).


Town of Reading. Valuation of Real and Personal Estates, various dates.

Town of Reading, Water Department Records, 1891-present.

U.S. Census, 1900, 1910, 1920, 1930

1875, 1889, 1906 Maps

ADVERTISING DEPARTMENT. 397



W. L. McINTIRE
Architect * *
and Builder.

—♦—
Suburban Residences
a Specialty.
—♦—
Houses For Sale.

Lincoln, cor. Prescott St.
RESIDENCE,
19 Hancock St. Reading.

W L McINTIRE
ARCHITECT
READING MASS

Source: 1896 Reading directory

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W. L. McINTIRE, Architect and Builder.

Suburban Residences a Specialty. Houses for Sale.

HOWARD NEAR WEST. P. O. BOX 84. READING, MASS.

Source: 1898 Reading directory

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

Community Property Address
READING 75 HANCOCK STREET

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National Register of Historic Places Criteria Statement Form

Check all that apply:

- Individually eligible Eligible **only** in a historic district
 Contributing to a potential historic district Potential historic district

Criteria: **A** **B** **C** **D**

Criteria Considerations: **A** **B** **C** **D** **E** **F** **G**

Statement of Significance by Lisa Mausolf

The criteria that are checked in the above sections must be justified here.

Constructed c.1880, the William L. McIntire House at 75 Hancock Street is a well-preserved example of a late 19th century Stick Style/Queen Anne cottage which retains considerable decorative detailing. It is also of interest as the work of local architect/carpenter William L. McIntire. The property is potentially eligible for the National Register as an amendment to the 1984 Reading Multiple Resource Area under Criteria A and C, for its associations with the late 19th century development of Reading and as a good example of the Stick Style/Queen Anne.