STATE OF CONNECTICUT

CONNECTICUT HISTORICAL COMMISSION

9 South Prospect Street, Hartford, Connecticut 06106
(203) 566-3005

HISTORIC RESOURCES INVENTORY FORM

for Buildings and Structures

IDENTIFICATION

1. BUILDING NAME: Common: __________________________ Historic: __________________________

2. TOWN/CITY: Middletown VILLAGE: __________________________ COUNTY: Middlesex

3. STREET & NUMBER (and/or location): 105, 107, 109, 113 Cross Street; 265, 269, 273, 277 Pine Street

4. OWNER(S): See next page (below #21) __________________________ PUBLIC X PRIVATE

5. USE: Present: Residence __________________________ Historic: same

6. ACCESSIBILITY TO PUBLIC: Exterior visible from public road: yes no

Interior accessible: yes, explain with tenant's permission no

DESCRIPTION

7. STYLE OF BUILDING: Early 20th Century Developer Domestic __________________________ DATE OF CONSTRUCTION: c. 1900

8. MATERIAL(S) (indicate use or location when appropriate):

X clapboard ___________ wood shingle ___________ board & batten ___________ aluminum siding ___________ other:

107 Cross: X asphalt siding ___________ stucco ___________ concrete: type: ___________ brick foundations ___________ fieldstone ___________ cobblestone ___________ cut stone: type: ___________

9. STRUCTURAL SYSTEM:

X wood frame: post and beam X balloon ___________ load bearing masonry ___________ structural iron or steel ___________ other:

10. ROOF: type:

cross X gables ___________ gambrel ___________ shed ___________ hip ___________ monitor ___________ sawtooth ___________ round ___________ other

material:

X wood shingle ___________ roll asphalt ___________ tin ___________ slate ___________ asphalt shingle ___________ built up ___________ tile ___________ other:

11. NUMBER OF STORIES: 2½ APPROXIMATE DIMENSIONS: See next page (below #21)

12. CONDITION: Structural: excellent ___________ good ___________ fair ___________ deteriorated ___________

Exterior: excellent ___________ good ___________ fair ___________ deteriorated ___________

13. INTEGRITY: Location: X on original site moved, when:

Alterations: yes, explain: Porches added or removed; wood decorative detail altered

14. RELATED OUTBUILDINGS OR LANDSCAPE FEATURES:

X barn ___________ shed ___________ garage ___________ other landscape features or buildings: tool sheds; outdoor fireplaces; small greenhouses

X carriage house ___________ shop ___________ garden

15. SURROUNDING ENVIRONMENT:

X open land ___________ woodland ___________ residential ___________ scattered buildings visible from site

commercial ___________ industrial ___________ rural ___________ high building density

16. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS: These eight modest developer houses are arrayed around the corner at Pine and Cross Streets, in a residential area just southwest of the Wesleyan campus. Despite minor variations, they share a common design. The houses are relatively small in scale and mass; are narrow, have steep roofs, and are placed on small plots (average: 50'x130') close to each other and to the sidewalk.
17. OTHER NOTABLE FEATURES OF BUILDING OR SITE (interior and/or exterior):

105 and 107 Cross Street are taller and wider than others in this group.

SIGNIFICANCE

18. HISTORICAL OR ARCHITECTURAL IMPORTANCE: This two-block area adjacent to Wesleyan was laid out in 31 building lots on land owned by Henry Fountain in the early 1870s. Developers like William Mylchreest became active here in the late 1880s, while some of the individually-owned plots were not used until after 1900.

These houses share a common pattern: narrow shape, steep gables, decorative wooden work in gables and porches, and entrance porches covered by a raking roof line. Some effort was made to individualize each house by varying the porch placement or the decorative trim, but clearly they come out of a common pattern book. This design is seen throughout this subdivision, and in other city neighborhoods, particularly in the five houses at 525 to 541 High Street. The group on Pine and Cross Streets is the most significant concentration of this development house type in the city. These houses are early examples of the movement toward widespread individual home ownership. Their common design, using standardized materials, lowered building costs bringing the houses within reach of the average working person.

PHOTOGRAPH
photographer: Elizabeth Loomis
date: 8/78 view: To the southwest
negative on file: Roll 36, #26

COMPILED BY:
name: Roger Sherman date: 8/78
organization: Greater Middletown Preservation Trust
address: 27 Washington St., Middletown, Ct. 06457

19. SOURCES: Middletown Land Records; Middletown Tax Records; Middletown City Directories;

20. SUBSEQUENT FIELD EVALUATIONS:

21. THREATS TO BUILDING OR SITE:

X none known  _highways  _vandalism  _developers  _other: _______________________
_renewal  _private  _deterioration  _zoning  _explanation: _______________________

Owners: 105 & 107 Cross Street, Wesleyan University; 109 Cross Street, Sebastian and Anna Marino; 113 Cross Street, Wesleyan University; 265, 269, 273 & 277 Pine Street, Wesleyan University

Approximate Dimensions: 105, 107 Cross Street & 265 Pine Street, 23'x30'; 269, 273 & 277 Pine Street, 26'x28'; 109 & 113 Cross Street, 20'x38'.