

FORM B - Building

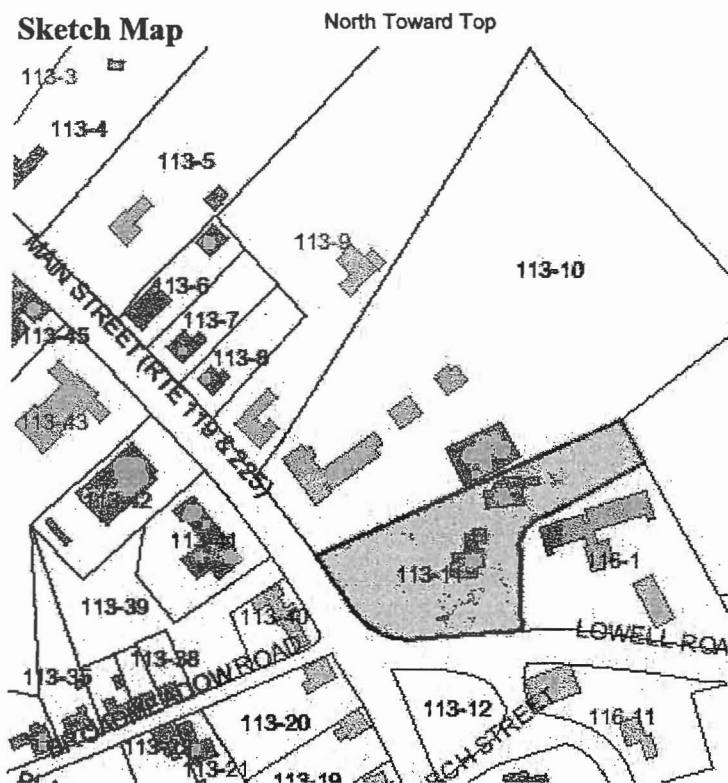
Massachusetts Historical Commission
Massachusetts Archives Building
220 Morrissey Boulevard
Boston, Massachusetts 02125

Photograph

(3"x3" or 3-1/2x5" black and white only) Label photo on back with town and property address. Record film roll and negative numbers here on form. Staple photo to left side of form over this space. Attach additional photos to continuation sheets.

Roll Negative(s)

Sketch Map



Map and Lot # 113 11 USGS Quad Area(s) Y Form Number 12, 214

Town Groton

Place (neighborhood or village)

Groton Center - Lawrence Academy

Address 11 Lowell Road

Historic Name Waters House

Uses: Present Dormitory

Original Residential

Date of Construction c. 1782

Source May, Groton Houses, p. 168

Style/Form Second Empire/Federal

Architect/Builder

Exterior Material:

Foundation Granite

Wall/Trim Wood clapboard

Roof Asphalt shingle

Outbuildings/secondary structure

Detached barn, 19th c.

Major Alterations (with dates)

Second Empire style roof porch and ornament added, c. 1855

Condition Good

Moved no ☒ yes ☐ Date

Acreage 4

Setting Town Center

Recorded by Sanford Johnson

Organization Groton Historical Commission

Date (month/year) 6/06

Follow Massachusetts Historical Commission Survey Manual instructions for completing this form.

BUILDING FORM

ARCHITECTURAL DESCRIPTION

☐ see continuation sheet

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

- * The Waters House dormitory houses students at Lawrence Academy and has elements of the Federal and Second Empire styles; the building is a 2 1/2-story, 3x2-bay form with Mansard roof, full width front porch and projecting porte cochere
- * Additional secondary masses include the 1-story rear ell and the 1-story, 3-sided bay window in the west side elevation with denticulated cornice, paired arched windows, corner pilasters,
- * Federal style ornament consists of the symmetrical fenestration in the façade; Second Empire style details overshadow the earlier design and include the three dormers with heavy arched hoods across the front and two on the sides; denticulated cornice with paired brackets; paneled corner pilasters with molded caps and bases; prominent bracketed hoods with keystones over the windows including a pedimented example over the center window in the second story of the façade; denticulated cornice in the porch and porte cochere which is supported by square posts with caps and bases, open spandrels articulated by pendants at the arch crowns;
- * Windows are mainly 2/2 double-hung sash except the 1/1 sash in the bay window; the center entry is flanked by pilasters and has an entablature above a molded segmental arch over the door
- * The detached barn is a 3-bay ridge-hipped form of 2 stories with a 2-bay secondary mass at the west elevation; two rolling vehicle doors provide access through the south facing elevation; a central mow door has an arched compass window above; other windows are 6/6 double-hung sash with segmental arched tops
- * The buildings are among the more highly ornamented examples in the town and have a prominent site off Main Street

HISTORICAL NARRATIVE

☐ see continuation sheets

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.

An early owner of the parcel at 11 Lowell Road was Jonas Cutler who ran a store nearby from c. 1768-1782. The earlier date for the store is based on an advertisement in the Boston Evening Post calling for the return of stolen goods to Mr. Cutler's store. These items included cash, a pistol, a one beaver hat, cloth, bandannas and handkerchiefs, silk, satin, taffeta, razors, penknives, snuff boxes, buttons, worsted hose and ribbon (spelled ribband). A ten dollar reward was offered by Mr. Cutler. Major Thomas Gardner, also a storekeeper, was the subsequent landowner and builder of the house and store (moved to 118 Hollis Street in 1885, MHC #103) in 1782-3. John Peabody was the owner by 1830 who worked as a tanner and owned a shop across Main Street on the current site of the Lawrence Playground. Non-population Census Schedules list Mr. Peabody both as a farmer with 11 acres, 2 horses and 2 cows, his farm valued at \$5,000 and as a tanner who employed three men. Mr. Peabody was listed in the 1855 census as a tanner living at this location with his family and two boarders who worked as tanners. He later moved to a house near Indian Hill Road and may have worked at the tannery owned by Benjamin Dix (117 Main Street, MHC #13) on Old Ayer Road. A subsequent owner of the house was Charles Harrison Waters who remodeled the Federal style house with Second Empire features around 1855. State census records from 1865 show he was a manufacturer, 37 years of age. Mr. Waters was a wealthy man with \$3,000 in income and \$2,800 in bonds as well as a house, barn, furniture and carriages. His property was valued at \$10,000 in the Non-population Census Schedules of 1860, a large amount. His estate was taxed in 1889 for possession of a machine shop which may be the current outbuilding on the property. Mr. Waters filed claims for U. S. patents to build a machine to paint wire cloth (window screens) in 1868 and to improve the process of weaving wire cloth in 1862. This was in conjunction with his company, Clinton Wire Cloth Co. in Clinton, Ma. He also invented machinery for making rope and twine and opened Groton's telegraph office in 1880, but died at the age of 54 in 1883 of a stroke while superintending the construction

BIBLIOGRAPHY and/or REFERENCES

☐ continuation sheet

Scientific American. Volume 19, Issue 25, Dec 16, 1868; vol. 7, iss. 12, 9/20/1862; Previous GHS research; 1886 Modified Bird's Eye; Tax records, 1830-1889; 1855, 1865 state census; 1832, 1847 Butler maps; 1856 Walling map; 1875 Beers Atlas; 1889 Walker atlas; 1939 WPA map; Sawyer, "People and Places of Groton", pp. 76-77; May, "Groton Houses", pp. 93, 104, 168; Article concerning the theft of goods from the store of Jonas Cutler in the Boston Evening Post, November 28, 1768; Non-population Census Schedules;

**** All properties mentioned in bold type are individually inventoried resources**

- ☒ Recommended for listing in the National Register of Historic Places. If checked, you must attach a completed National Register Criteria Statement Form.

INVENTORY FORM CONTINUATION SHEET**Town**
Groton**Property Address**

Massachusetts Historical Commission
220 Morrissey Boulevard
Massachusetts Archives Building
Boston, Massachusetts 02125

Area(s)**Form No.****Historical Narrative****11 Lowell Road**

of the Avery Lactart Company (Boston-based makers of a soft drink called acid milk in the 1880s) building in Littleton, Ma. Mr. Waters' son Frank lived in the house in 1888 according to the resident directory form that year and worked as a machinist, probably with the machinery listed in the 1889 tax records that include a steam engine and a steam boat. A subsequent owner was the wealthy Charles E. Bigelow c. 1910. Mr. Waters' daughter Yssabella, formerly of New York, bought the house around 1921. She was a nurse, author and social worker in New York City, Florida, St. Louis, Havana and Baltimore. Prior to her death in 1938, she willed the house to Lawrence Academy. It has since been used as a student dormitory.

INVENTORY FORM CONTINUATION SHEET

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11 Lowell Road

Town
Groton

Property Address

Area(s)

Form No.



Massachusetts Historical Commission

Massachusetts Archives Building
220 Morrissey Boulevard
Boston, Massachusetts 02125

Community Groton
Property Address
11 Lowell Road

Area(s)
Y

Form No.

National Register of Historic Places Criteria Statement Form

Check all that apply:

Individually eligible ☒ X

Eligible only in a historic district

Contributing to a potential historic district ☒ X

Potential historic district

Criteria: ☒ A ☐ B ☒ C ☐ D

Criteria considerations: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

Statement of significance by: Sanford Johnson

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

The Federal and Second Empire Style Waters House at 11 Lowell Road is potentially eligible for the National Register of Historic Places as an individual resource at the local level. Major Thomas Gardner, a storekeeper, was the builder of the 1783 house and adjacent store (moved to 118 Hollis Street in 1885, MHC #103). John Peabody was the owner by 1830 who worked as a tanner and owned a shop across Main Street on the current site of the Lawrence Playground. Mr. Peabody was listed in the 1855 census as a tanner living at this location with his family and two boarders who worked as tanners. A subsequent owner of the house was Charles Harrison Waters who remodeled the Federal style house with Second Empire features around 1855. The building's associations with historic commercial activity in Groton establish its significance under Criterion A. The design of the house's underlying symmetrical façade, and Second Empire style additions consisting of the Mansard roof, porte cochere, enclosed porch and bay windows make the property eligible under Criterion C. The house retains integrity of design, materials, setting and workmanship.