

STATE OF CONNECTICUT

CONNECTICUT HISTORICAL COMMISSION

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

HISTORIC RESOURCES INVENTORY FORM

for Buildings and Structures

FOR OFFICE USE ONLY			
TOWN NO.:	SITE NO.:		
UTM: 18/	/	/	/
QUAD:			
DISTRICT:	S	NR:	ACTUAL
			POTENTIAL

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  PRIVATE
- 5. USE: Present: Residence Historic: same
- 6. ACCESSIBILITY TO PUBLIC: Exterior visible from public road: xyes no  
Interior accessible: xyes, 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):  
 clapboard  asbestos siding  brick foundations  
or  wood shingle 107 Cross:  asphalt siding  fieldstone  
 board & batten  stucco  cobblestone  
 aluminum siding  concrete: type: \_\_\_\_\_  cut stone: type: \_\_\_\_\_  
 other: \_\_\_\_\_

- 9. STRUCTURAL SYSTEM:  
 wood frame:  post and beam  balloon  
 load bearing masonry  structural iron or steel  
 other: \_\_\_\_\_

- 10. ROOF: type:  
 gables  flat  mansard  monitor  sawtooth  
 gambrel  shed  hip  round  other \_\_\_\_\_  
material:  
 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:  on original site  moved, when: \_\_\_\_\_  
Alterations:  no  yes, explain: Porches added or removed; wood decorative detail

- 14. RELATED OUTBUILDINGS OR LANDSCAPE FEATURES: altered  
 barn  shed  garage  other landscape features or buildings: tool sheds;  
 carriage house  shop  garden outdoor fireplaces; small greenhouses

- 15. SURROUNDING ENVIRONMENT:  
 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

Architect: \_\_\_\_\_ Builder: \_\_\_\_\_

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



269, 273 and 277 Pine Street

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:

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'