

United States Department of the Interior
National Park Service

National Register of Historic Places
Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Pond Street School

other names/site number Alice E. Fulton School

2. Location

street & number 235 Pond Street not for publication

city or town Weymouth vicinity

state Massachusetts code MA county Norfolk code 021 zip code 02190

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this ☒ nomination
☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of
Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property
☒ meets ☐ does not meet the National Register Criteria. I recommend that this property be considered significant
☐ nationally ☐ statewide ☒ locally. (☐ See continuation sheet for additional comments.)

Signature of certifying official/Title
Massachusetts Historical Commission

Brona Simon
Brona Simon, SHPO

December 21, 2009
Date

State or Federal agency and bureau

In my opinion, the property ☐ meets ☐ does not meet the National Register criteria. (☐ See continuation sheet for additional Comments.)

Signature of certifying official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby certify that this property is:

☐ entered in the National Register

☐ See continuation sheet.

☐ determined eligible for the
National Register

☐ See continuation sheet.

☐ determined not eligible for the
National Register

☐ removed from the
National Register

☐ other (explain): _____

Signature of the Keeper

Date of Action

Pond Street School
Name of Property

Norfolk, MA
County and State

5. Classification

Ownership of Property

(Check as many boxes as apply)

(Check only one box)

☒ private

☐ public-local

☐ public-State

☐ public-Federal

☒ building(s)

☐ district

☐ site

☐ structure

☐ object

Number of Resources within Property

(Do not include previously listed resources in the count.)

Contributing

Noncontributing

1 building

0 sites

0 structures

1 objects

2 Total

Name of related multiple property listing

(Enter "N/A" if property is not part of a multiple property listing.)

N/A

Number of contributing resources previously listed in the National Register

0

6. Function or Use

Historic Functions

(Enter categories from instructions)

EDUCATION: school

Current Functions

(Enter categories from instructions)

DOMESTIC: multiple dwelling

7. Description

Architectural Classification

(Enter categories from instructions)

Late 19th and Early 20th Century Revivals: Colonial

Rev.

Materials

(Enter categories from instructions)

foundation Concrete

walls Brick

roof Asphalt/synthetic (rubber)

other Metal (copper)

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

Pond Street School

Name of Property

Norfolk, MA

County and State

8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- ☒ **A** Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☐ **B** Property is associated with the lives of persons significant in our past.
- ☒ **C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ **D** Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

Property is:

- ☐ **A** owned by religious institution or used for religious purposes.
- ☐ **B** removed from its original location.
- ☐ **C** a birthplace or grave.
- ☐ **D** a cemetery.
- ☐ **E** a reconstructed building, object, or structure.
- ☐ **F** a commemorative property.
- ☐ **G** less than 50 years of age or achieved significance within the past 50 years.

Narrative Statement of Significance

(Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

Previous documentation on file (NPS): HPCA#20766

- ☒ preliminary determination of individual listing (36 CFR 67) has been requested
- ☐ previously listed in the National Register
- ☐ previously determined eligible by the National Register
- ☐ designated a National Historic Landmark
- ☐ recorded by Historic American Buildings Survey # _____
- ☐ recorded by Historic American Engineering Record # _____

Areas of Significance

(Enter categories from instructions)

ARCHITECTURE

COMMUNITY PLANNING & DEVELOPMENT

EDUCATION

Period of Significance

1928-1959

Significant Dates

Significant Person

(Complete if Criterion B is marked above)

Cultural Affiliation

Architect/Builder

Prescott, Howard B.S. Miles, James S. and Sons

Collens, Willis & Beckonert

Primary location of additional data:

- ☐ State Historic Preservation Office
- ☐ Other State agency
- ☐ Federal agency
- ☒ Local government
- ☐ University
- ☐ Other

Name of repository:

Tufts Public Library, Weymouth, MA

Pond Street School

Name of Property

Norfolk, MA

County, State

10. Geographical Data

Acreage of Property 3.77 acres

UTM References See continuation sheet.

(Place additional UTM references on a continuation sheet)

1. 19	337932	4669705	3.		
Zone	Easting	Northing	Zone	Easting	Northing
2.			4.		
Zone	Easting	Northing	Zone	Easting	Northing
__ See continuation sheet					

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Assessors Map 53, Lot 582-4. See attached parcel boundary maps for actual boundaries of the parcel included in this nomination.

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.) The school building and some land on all sides was subdivided from a larger parcel owned by the Town of Weymouth for the development that converted the school building to active senior housing apartments

11. Form Prepared By

name/title Rita Walsh and Jenna Higgins, Vanasse Hangen Brustlin, Inc, with Betsy Friedberg, NR Director

organization Massachusetts Historical Commission date December 2009

street & number 220 Morrissey Boulevard telephone 617-727-8470

city or town Boston state MA zip code 02125

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location.

A **sketch map** for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white photographs** of the property.

Additional items (Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of the SHPO or FPO.)

name Fulton School Residence LP, c/o Richard Hayden, Stratford Capital Group LLC

street & number 100 Corporate Place telephone 978-535-5600, xt 14

city or town Peabody state MA zip code 01960

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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National Register of Historic Places Continuation Sheet

Pond Street School
Weymouth (Norfolk), MA

Section number 7 Page 1

DESCRIPTION

Portions redacted

The Pond Street School, which after 1965 was known as the Alice E. Fulton School, in Weymouth, Norfolk County, Massachusetts, is composed of an original 1928 H-plan Colonial Revival-style building designed by Boston architect Howard B.S. Prescott. It has an adjoining wing on the rear (northeast) elevation dating from 1953, and a second matching addition made to the northeast end of the 1953 addition in 1958. All three sections are two stories with a raised basement, and all are of load-bearing brick construction. In 1967, a one-story, gable-roofed gymnasium was constructed west of the original building and was connected by a brick, flat-roofed structure that was at a lower grade than the small shed-roofed entrance pavilion of the 1928 section to which it was attached. The gymnasium and connection to the 1928 section were removed in 2008, and replaced with a new 2½-story wing connection to the 1928 section that contains apartments and an elevator pavilion. All sections of the former school building now serve as apartments for seniors, a redevelopment project that was completed in November 2009.

The school building is sited at the west end of a 3.77-acre parcel between Great Pond Road to the west (now closed off near the school) and Pond Street to the east. Its main access is a long narrow road that leads from Pond Street to an asphalt-paved parking lot that forms the south and west boundary of the school building's parcel (Photo #2). Southwest of this parking area is Negus Park, a public park that has a playground and a baseball diamond; the park is not part of the school parcel. The school parcel contains mature deciduous and evergreen trees in grass-covered areas to the east and west. A large parking area is behind (north and west) the building; a concrete retaining wall borders the northwest end of this parking area (Photo #7). Residential neighborhoods surround the property to the north, consisting of single-family residences dating from the 1920s to the 1970s. A metal flagpole (date unknown but presumed to be more than 50 years of age) stands in front (south) towards the east end of the 1928 section; it was relocated a few feet from the west during the rehabilitation (Photo #3).

The original 1928 section has a hip roof that is covered with asphalt shingles (Photo #1). A cupola with a clapboard-sided square base is located at the center of the ridge line. The cupola's rounded roof is covered with copper sheets and has a slender copper lightning rod surmounting it. The roof of the original 1928 portion of the building has copper gutters with aluminum downspouts and copper flashing. The 1950s additions have an asphalt-shingled hip roof topped by a flat section that now holds minimally visible HVAC equipment. Several vents are located on the roof of the 1950s additions, including two eyebrow vents on the northwest edge of the roof. The 1950s additions have aluminum gutters, wooden soffits, downspouts, and flashing. All sections of the building have concrete foundations with a concrete band near the bottom.

The original 1928 section of the building is oriented on a northeast-southwest axis. The now-demolished 1967 gymnasium addition was attached to the 1928 section of the school on the

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northwest. The original 1928 section currently has a single functioning entrance in the southeast corner pavilion closest to Pond Street, although originally there were two entrances here. The below-grade entry with paired wood doors on the east side now serves as the main entry and is accessed by both a short run of steps and an accessible ramp with low brick walls. A single door is located above this entry, with a set of steep concrete steps leading up to it. This entrance, which originally led to the first floor, has been closed off; a new wood door that matches the below-grade entry doors has been installed here, replacing a hollow metal door that appeared to date to the 1950s (Photos #3 and #4). Entrances that formerly were below grade in the center of the longer elevations of the 1928 section were removed during the 2008-2009 rehabilitation, and the area was infilled.

The 1958 addition has an entrance on the northeast end, which has a single door entry accessed by a second accessible ramp composed of concrete with simple metal railings (Photo #6). A large, narrow, 40-pane window is above this entry. The only other entrance leads from the southern end of the 1950s additions to the west parking lot. The entry on the northwest elevation of the 1953 section was adjacent to the below-grade entrance into the 1928 section (now removed), and contains a set of paired metal doors with an exterior glass and aluminum frame vestibule. An opening with a roll-up door in the west side of the 1953 addition, likely a later alteration near this entrance, has been infilled with brick.

The fenestration of the 1928 section consists of alternating paired and single window openings, with distinctive round-arched blind windows with keystones in the upper story of the corner pavilions and above the below-grade entry in the east corner pavilion (Photos #3 and #4). The recent rehabilitation of the building replaced 1970s sash, which consisted of a single awning sash at the bottom, with translucent insulated plastic panels in a metal frame above, with 9/9 aluminum sash in the original openings. Both the 1953 and 1958 additions contain banks of windows that contain four or three connected window openings. The original 9/9, double-hung wood sash was replaced with aluminum sash that replicates the configuration and profile (Photos #4 and #5).

All sections of the school are clad in brick. The 1928 section's brick is laid in running bond. The 1950s additions have five rows of running bond with a single row of Flemish bond. A wide band of soldier-course brick visually divides the first and second stories on both portions of the school. The same pattern is repeated in the final row below the eave, and also above each window opening (Photos #4, #5, and #6). Window sills are concrete. The round-arched blind windows in the upper façade of the 1928 corner pavilions are edged in stretchers with a concrete keystone at the top. Small squares of concrete frame each corner of the stretcher outline to indicate corners. The stepped parapets of the corner pavilions are trimmed with concrete coping.

The interior floor plan consists of a central corridor in both the 1928 and 1950s additions, with former classrooms (now individual apartments) flanking the corridor on both sides. The western

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end of the 1928 section previously had a central corridor at a lower level than the rest of the first floor of this section. This corridor was accessed on both ends by short runs of steps. The rooms on either side of the corridor served as an original auditorium and a music room, but had more recently been converted to classrooms. In the second floor of the 1928 section and the 1950s additions, adaptation for new educational needs necessitated the division of some of the larger classroom spaces into separate rooms. New partitions, possibly dating to the 1960s-1970s, were added in the office area, in several classrooms on the first floor of the 1950s additions, and on the first floor near the southeast stairway. Separate restrooms for boys, girls, and teachers were in both sections of the building. All of these spaces, including the original auditorium, music room, restrooms, and offices were removed in the recent rehabilitation; the floor level of the central corridor at the west end of the 1928 section was raised to be at the same level as the east end. All of these spaces were reconfigured for additional apartments.

One original stairway remains in the east end of the 1928 section (Photo # 9). The stairway at the west end was removed for the elevator/building connector to the 2009 wing. Although this stairway, with its slender metal newel and balusters, has been kept, it is non-functioning due to code issues and will be closed off with a horizontal bar to prevent entry. The stairway at the north end of the 1958 addition retains its metal and wood elements, although an additional continuous railing was added to meet accessibility requirements (Photo # 14). The interior fire doors, including the glass transoms and sidelights, between the stairways and corridors have also been kept (Photos # 11 and #15).

Most of the distinctive finishes throughout the entire building were retained in the rehabilitation. These finishes include interior windows in the second-floor corridor of the 1928 section (Photos # 16 and #17), classroom doors and a single restroom door in the 1953 section (Photos #12 and #17), glazed tile walls in the 1950s sections (Photos #11, #12, and #14), and built-in closets in both the 1928 and the 1950s sections. The 1928 classrooms have wood-paneled doors with single-pane lights in the upper half of the door (Photo #17). The classrooms in the 1928 section of the school each have a set of wood coat closets at one end of the room, that pivot to open and close; these closets have been retained although the doors are fixed in place (Photo # 18). A small number of the 1950s classrooms on the east side also retain built-in wood closets with shelves (Photo #13). In addition to built-in fixtures within the classrooms, a glazed wood display case, likely for trophies or other school honors, is set in the wall on the southeast wall of the second floor of the 1950s addition near its connection with the original building (Photo #11). Wood baseboards and wainscot with vertical wood boards are features in the 1928 section corridors and classrooms (Photos # 15, #16, #17, #18, and #19). Ceilings are largely drywall, although the second floor of the 1928 section features decorative tin ceilings in the corridor and the classrooms (Photos # 17, #18, and #19). Conversion of the classrooms and other earlier spaces into apartments includes new kitchens and bathrooms, with lowered ceilings in the kitchens and bathrooms, and new paneled doors for the apartment entries and interior rooms (Photos #10, #13 and #16).

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The 2½-story apartment wing added to the west side of the 1928 section was completed in 2009. It was built on the site of the 1967 gymnasium. The side-gable, brick-veneered building with large shed-roofed dormers is connected to the 1928 section by a tall brick recessed pavilion that contains the elevator, which serves both the new and old sections of the building (Photo #2, #3, and #8). The building's west elevation, with its stepped walls and concrete coping and its single and paired window openings, echoes features seen in the 1928 section.

Archaeological Description

While no pre-Contact period Native American sites are known on the school property, sites may be present. Four sites are recorded in the general area (within one mile). Ross and Williams (1977, figure 4) indicate that Contact-period Native American trails were located west of Great Pond (the Bay Trail), and well east of the school site nearer to South Weymouth and Hingham Street (the Central Trail). This is not to say that the eastern margin of the Great Pond was not utilized.

The absence of other sites in the vicinity of the school property probably reflects a lack of systematic effort more than the actual absence of pre-Contact or Contact-period Native American sites.

The sites were all characterized as flake scatters and, in two instances, each was subsequently subjected to Phase II testing.

Environmental characteristics of the school property represent locational criteria (slope, soil drainage, proximity to wetlands) that are generally favorable for the presence of Native sites. The school occupies level to moderately sloping topography in close proximity to wetlands. Weymouth Great Pond is located less than 1,000 feet west of the school. This area, and the extreme southwestern corner of Weymouth, are located within the Taunton River drainage. The remainder of the Town of Weymouth is within the Boston Harbor/Weymouth and Weir River drainage. Soils of the school property are sandy, extremely stony, and formed in glacial till. Stones from 10 to 24 inches in diameter cover from 1% to 15% of the surface. In some areas

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stones are clustered, while in other areas, stones are absent. Stony areas would be less sensitive for Native sites than areas free of stones.

Given the above information, the size of the nominated property (3.77 acres), and the effects of construction of the school, utilities, parking areas, and landscaping, a moderate potential exists for locating pre-Contact period Native American resources on the property.

A low potential exists for locating historic archaeological resources on the Pond Street/Alice E. Fulton School property. No historic-period landuse has been identified on the property prior to construction of the school in 1928. Structural evidence and construction features may exist from the original construction and additions in 1953 and 1955; however, these resources, if they exist, would be of limited research value.

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Pond Street School
Weymouth (Norfolk), MA

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Statement of Significance

The Pond Street School in Weymouth retains integrity of location, design, setting, materials, workmanship, feeling, and association. Constructed in 1928, the building is an excellent example of Colonial Revival school architecture, with a well-preserved interior and exterior. Historically, the building is significant as a reflection of Weymouth's steadily increasing population in the southern part of the town in the early 20th century, and the need to provide suitable educational facilities. As such, the Pond Street School fulfills Criteria A and C of the National Register of Historic Places. The school is eligible under Criterion A for its association with the town of Weymouth's efforts in public education in the early to mid 20th century, and Criterion C for its Colonial Revival architecture and association with Boston architect Howard B. S. Prescott, who was also responsible for a number of the new school buildings and additions to earlier school buildings in the 1920s for the town. Later additions to the building in the 1950s and in 1967 for additional classrooms and a gymnasium, respectively, reflect the continued growth of the school population in the neighborhood and response to their educational needs.

The Pond Street School is located in South Weymouth, one of the four villages of the town. In the 17th century, the town was primarily a fishing and agricultural community. In 1837, however, the town shifted toward an industrial economy, with the discovery of a natural iron bog. The Weymouth Iron Works was subsequently founded, increasing both the town's population and wealth. The Iron Works eventually lost production to competing companies in Pennsylvania during the late 19th century, and the community shifted its economic focus to the shoe industry. With increasing immigration and population growth, Weymouth experienced another population and economic boom through World War II. An important event in South Weymouth's development in the mid-20th century was the establishment of the Naval Air Station in 1942, and its subsequent roles during the Cold War. In the last half of the 20th century, Weymouth shifted to a new role as a suburb of Boston, with easy access via public transit into the city. The shoe industry closed in the 1950s and 1960s, leaving Weymouth to rely on smaller wholesale services, local retail establishments, and the opportunities afforded by the Naval Air Station's presence until its official closure in 1997.

Public Education Efforts in Weymouth

The Town of Weymouth began its public education system not long after the town was incorporated in 1635. The town was more than ten years ahead of a 1647 state law that required towns with more than 50 households to provide public education to the children within their town. The first public schoolhouse was erected in the town in 1681 on land purchased by Captain John Holbrook. The building and the schoolmaster's salary was paid for by a school tax imposed upon the town. In 1723, the rapidly expanding town was divided into two precincts; one school

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in each precinct was managed by the town. The two schools proved to be insufficient by 1790; after this time four additional schoolhouses were constructed. In 1799, the town formed a School Committee, which divided the town into eight school districts, with districts one through four located in the North Parish, and districts five through eight in the South Parish. The school money was divided proportionally with each district's taxes, and each district would be accountable for providing its own schoolhouse.¹ The districts were superintended by a School Committee consisting of seven elected town members. In 1869, this system was replaced by a single superintendent and a School Committee in order to more efficiently manage the district system. The state's school district system was abolished by law just two years later. The town's educational administrative structure has remained relatively unchanged since 1869.

History of Weymouth's School Building Efforts

During the 17th through early 19th centuries, a small number of school buildings served the town; only four school buildings were in place by 1800. As a direct result of Weymouth's rapid growth in the mid to late 19th century and the abolition of the district school system in 1871, the town and School Committee implemented its first ambitious building program from 1870 to 1915 to provide modern school facilities. During this 45-year period, a dozen school buildings were constructed in various sections of the town. Some of the pre-1871 district schoolhouses remained in use into the late 19th and early 20th centuries, but the town's most populous areas received new schools during this 45-year period. The first high school for more advanced studies was established in the Town Hall in 1853. As mandated by an 1827 Massachusetts state law, towns with more than 500 families were required to provide a public high school. The high school was moved to a room in the Adams grammar school in 1856, one year after the grammar school was built. The oldest remaining school building in Weymouth, the Adams School, is located at 16 Church Street in Weymouth Heights, just north of the town center. During the 1850s and 1860s, two high schools were operated out of churches, homes, and the grammar school buildings in the north and south parishes until 1898, when a central high school building on Pleasant Street near the Town Hall was erected.

As noted above, the first ambitious wave of school construction began in the 1870s when three school buildings, the Lincoln School, on Broad Street, the Howe School, on Torrey Street, and the Franklin School on Broad Street, were built to accommodate larger school populations and to centralize the schools' locations. None of these buildings are extant today. Two additional elementary schools were constructed before the close of the 19th century. These Queen Anne-style school buildings were the Washington School (8 School Street, constructed 1887) and the Jefferson School (200 Middle Street, constructed 1889).

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¹ Weymouth Historical Society, *History of Weymouth, MA*. Boston: Wright and Potter Printing Co, 1923, pg 648.

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Another eight elementary schools were constructed between 1902 and 1950. Many of these schools replaced the outdated, smaller, school buildings from the 19th century. The increase in school construction was also a direct result of the growing population. In 1917, the average enrollment was 2650 students. In just 10 years, that number had increased to 4050 pupils.²

The early 20th century witnessed another increase in school building construction in Weymouth. An addition was made to the 1902 Athens School (MHC # 302) in 1913. The Pratt School (MHC # 60) constructed in 1906 received a 1928 addition designed by Howard B.S. Prescott, the architect of the Pond Street School, also erected in 1928. The Pratt School's addition (MHC # 372) was rendered in the Colonial Revival style, in a very similar design to that seen on the Pond Street School. The Nevin School was constructed in 1917, but is no longer extant. The Hunt School (MHC # 304) and the Bicknell School (MHC # 329) were constructed in 1915 and 1926, respectively. The Hunt School (MHC # 304) was designed in the Colonial Revival style, with an addition by Prescott in 1926. Prescott designed the 1926 Bicknell School (MHC # 329), utilizing a Classical Revival style. The series of elementary schools built in the early 20th century was joined by an industrial school in 1926. The Weymouth Industrial School on Middle Street (MHC # 322) was also designed by Prescott. This type of school represented a national trend of more practical education in the early 20th century. During the 1950s, an additional 11 school buildings were constructed during the post-World War II period that saw a large rise in the school-age population in Weymouth. Pond Street School received two additions within five years during this decade.

Status of Extant Weymouth School Buildings

None of the nine town's 19th- and early 20th-century schools that are still extant are still utilized as public school buildings. The earliest extant school building, the 1855 John Adams School, is currently in use as a day care center, as is the 1889 Jefferson School. The Pratt School (1906/1928) has been converted into active senior housing, and the Athens (1902/1913), Humphrey (1915), and Bicknell (1926) Schools also serve residential purposes as apartments. The Washington Street School (1887) is currently used as an office building and apartments. The Pond Street School which is the subject of this nomination is currently vacant, but is proposed for rehabilitation for active senior housing. The only early 20th century educational building still used as a school is the Hunt School, which is currently the South Shore Christian Academy. Of Weymouth's mid- to late 20th -century school buildings, approximately ten are still serving educational purposes.

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² Report from the School Committee, Annual Town Report, 1927.

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**Pond Street School
Weymouth (Norfolk), MA**

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Eight school buildings in Weymouth are listed in the National Register of Historic Places. The Adams School was individually listed in the National Register in 1978. Both the Washington School and the Jefferson School were included in the National Register in May 1986 and December 1980, respectively. The Jefferson School is also included in the Central Square National Register Historic District (1992), while the Industrial School is within the Weymouth Municipal Historic District (1990). The Hunt School (1915) is in the Front Street Historic District (NR pending), while the Athens (1901) and Bicknell (1926) schools are in the Sea Street Historic District (NR 2009).

Howard B.S. Prescott, Pond Street School architect

The Pond Street School (MHC # 332) was built in 1928 and was designed by Howard B. S. Prescott (1874-1956) whose office was on Pearl Street in Boston. Prescott designed two other new school buildings in Weymouth in the 1920s - the 1926 Weymouth Industrial School at 75 Middle Street (part of the Weymouth Municipal Historic District, MHC # 322) and the 1926 Bicknell School (90 Sea Street, MHC # 329, Sea Street Historic District). He was also the architect for two additions to existing elementary school buildings; the 1928 Colonial Revival section of the 1906 Pratt School (665 Pleasant Street, MHC # 372); and the 1929 addition to the 1915 Hunt School (45 Broad Street, MHC # 304). He was also contracted to design a 1924 addition to the high school on Middle Street.³ Prescott used other popular architectural styles, employing the Classical Revival design at the Bicknell (MHC # 329) and Hunt Schools (MHC # 304). The Weymouth Industrial School (MHC # 322) was designed the same year, although in this instance Prescott employed the Craftsman style.

Prescott was also the architect for several houses, including his own in Arlington during the 1890s, institutional buildings; and commercial buildings, most notably several of the warehouses in Fort Point Channel (NRDIS 2004), when he served as staff architect for the Boston Wharf Company.⁴

Pond Street School

The Pond Street School building, as it was originally known, was constructed to replace a small schoolhouse built in 1846 south of this location on Pond Street, which was originally part of School District 8.⁵ In addition to replacing a much smaller and older school building, the new building also relieved overcrowding in nearby public schools in South Weymouth.⁶ The school was actually built after a period of more concerted school building efforts by the town of Weymouth from ca. 1870 (when the district school system was abolished) to 1915. The fact that

³ *Weymouth*, 656.

⁴ Beard, Christine S. and Betsy Friedberg, National Register Nomination for the Weymouth Civic District, January, 1992.

⁵ Town of Weymouth "Schools", from the Schools clippings folder at the Tufts Public Library, Weymouth, MA

⁶ Beard, MHC # 332.

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**Pond Street School
Weymouth (Norfolk), MA**

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at least three new school buildings and an addition to an existing school building in Weymouth were all constructed in the mid to late 1920s attests to the town's continued growth and the school board's assiduous response. The building's replacement of a mid 19th-century district schoolhouse also reflects the fact that South Weymouth had not grown as quickly as other areas in the town. An 1876 map and later 19th and early 20th century maps clearly show that South Weymouth is the least developed section of the town.⁷ The town was able to continue its use of the two-room schoolhouse for nearly 70 years before a new building was necessary.

While the town realized it needed an additional school building, locating a site for it proved to be difficult. In 1927, the "Burbank Lot" had been determined to be the site of the school, and plans were designed. For unknown reasons, the purchase of the parcel did not take place, and the "Dunn Lot" became the new site. However, the plans had to be altered to accommodate the different location, and construction was delayed.⁸ Plans and the location for the school were formally adopted in 1928, and bids on the project were opened on May 15. The contract was awarded to James Miles and Sons of Worcester at \$59,887, the lowest bid. The school opened its doors to children in grades one through six in January 1929. Many of these students came from the 1917 Nevin School, located just one mile from the new Pond Street School. The Nevin School had a temporary addition to accommodate the large number of students prior to the new building's construction.

The Pond Street School served 161 students in its first year. The school's original H-shaped plan was designed to hold 210 students and contained eight classrooms, an office, a basement music room, and an assembly hall. It was reported in 1928 that the basement contained three additional rooms that could be utilized as classrooms if needed.⁹ The school's assembly hall was capable of seating 400 people, a public amenity that was popular for schools in the early 20th century. The building's plan is representative of the "alphabet" plans commonly seen in urban school buildings after 1910. The "alphabet" plans received this name as a result of their floor plans in the form of letter shapes, typically I, H, T, U, etc. The plans, which generally featured a central lateral corridor accessed on the exterior by a short hallway, provided better interior circulation and greater light as more windows could be installed in the additional perimeter walls.

Like many communities across the country, Weymouth prepared conditions and needs assessment of their school buildings soon after the end of World War II. Nearly two decades had passed since any substantive work had been done on any of the buildings, and no new school buildings had been constructed. The town's 1947 study concluded that additions to existing buildings and

(continued)

⁷ Comstock and Cline, *Atlas of Norfolk County*, 1876, and Sanborn Fire Insurance Maps, 1888-1928

⁸ *Report of the School Building Committee*, Weymouth Annual Town Report, 1927.

⁹ *Report of the School Committee*, Weymouth Annual Town Report, 1928.

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several new school buildings would have to be added to Weymouth's supply of adequate public schools. During the 1950s, two additions were made to the Pond Street School during another busy decade in school building construction.

South Weymouth's physical development was dramatically affected by the establishment of the Naval Air Station in 1942. The Station initially served as a blimp base to control the sea lanes in Boston Harbor during WWII. The Station closed after the war, only to be reopened in 1953 for essentially the same purpose; during the 1960s it was used as a training base for Navy pilots.¹⁰ Combined with the booming post-WWII economy, the area experienced significant population increases in the 1950s. This increase in population directly correlates with the two additions to the Pond Street School during the 1950s. It is unknown if the Station had a school on the base for military children, but it is likely that it did not. An addition was constructed to the rear of the original H-shaped building in 1953, resulting in the existing, roughly L-shaped, plan. The addition, by Collens, Willis & Beckonert of Boston, bears a striking resemblance to the original building, despite the 25-year lapse and very different architectural theories about exterior appearance and interior layouts in the 1950s. This first addition cost \$200,170 and included five classrooms, a teachers' room, and three new restrooms. One classroom from the original section of the school was converted into a remedial reading room.¹¹ A second matching addition was made to the east end of the building in 1958, likely by the same firm. A one-story gymnasium (architect unknown) soon followed in 1967, linked to the original 1928 building on the west by a recessed connection. Unlike the 1950s additions, the gymnasium's design conformed to architectural conventions common in the 1960s for institutional buildings, including a low-pitched gable roof, extensive glazing, and laminated wood ceiling trusses on the interior. The gymnasium was demolished in 2008 for a new addition as part of the school's conversion to senior housing.

In the 1960s and 1970s, the Pond Street School was one of 20 elementary schools in Weymouth. In 1964, the school was renamed the Alice E. Fulton School for its first principal, who had retired at the end of the 1964-1965 school year. Fulton began her tenure at the original Pond School in 1921, teaching at the earlier two-room schoolhouse until the 1928 building was constructed. She was a 1918 graduate of Weymouth High School and of the Bridgewater Normal School, then went on to earn Bachelor's and Master's degrees in education from Boston University. She provided other community services to the town as a member of the Tufts Library board of trustees, and as a music teacher outside of school hours.¹²

(continued)

¹⁰ <http://www.weymouth.ma.us/history/index.asp?id=1128>, "History of the South Weymouth Naval Air Station"

¹¹ Pond School Addition Open House program, May 16, 1954. Located in the files at Tufts Public Library.

¹² The Weymouth News. "School, library bear witness to Alice Fulton's legacy to town, January 21, 1982.

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Pond Street School
Weymouth (Norfolk), MA

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The school held 400 students in 1991, its last year of operation as an elementary school. After its closure, only six elementary schools remained in the town. The school building was re-opened for a pre-kindergarten and kindergarten special needs program a few years later. The school was finally closed for educational purposes, after an extensive feasibility study in 2003 that considered alternatives, including both rehabilitation and new construction on the site. A conversion of the building to active senior housing has been completed, and its rehabilitation of the building conforms to the Secretary of the Interior's Standards for Rehabilitation.

Historical and Architectural Significance

The Pond Street School is significant for its association with public education efforts in Weymouth in the early 20th century. The original 1928 core of the building and its various additions display the town's desire to provide quality educational facilities for its youth and expanding population. The building is one of nine 19th- and early 20th-century buildings remaining in the town that represent these public education endeavors.

The Pond Street School is also architecturally significant for its intact Colonial Revival design, which was conceived by Boston architect Howard B. S. Prescott. The Colonial Revival design was a common style to adopt for educational buildings in the early 20th century, a trend seen both locally and nationally. Prescott also used the style at the 1926 Bicknell School and his 1929 addition to the Pratt School. Although not Prescott's work, the 1915 Hunt School also incorporate elements of the style.

The Pond Street School displays similarities to the Weymouth's other Colonial Revival school buildings, seen in its symmetrical façade and typical Colonial Revival detailing, but is much smaller in scale than the Hunt, Pratt, and Bicknell Schools. Its more diminutive scale probably reflects the smaller number of students for which it was built. In addition to a more monumental scale, both the Hunt School and Bicknell School feature more high-style elements, including dentil moldings, brick quoins, and jack-arch lintels with keystones on the Hunt School, and a two-story portico supported by numerous columns on the Bicknell School's facade. Both the Pond Street School and the addition to the Pratt School, also by Prescott have centered cupolas that provide a distinctive feature to otherwise relatively simple designs.

Unlike other school buildings from the period, the Pond Street School is still largely intact and retains its integrity of location, design, setting, materials, workmanship, feeling, and association. The other remaining schools designed by Prescott, the Pratt and Bicknell Schools, have been converted into senior housing and apartments, respectively. These conversions have resulted in physical alterations that have affected their historic physical integrity, although the Bicknell School is considered to be a contributing structure in the Sea Street Historic District.

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Archaeological Significance

Since patterns of pre-Contact period Native American subsistence and settlement in Weymouth are poorly understood, any surviving sites could be significant. Native sites located in the vicinity of the school may contribute important information related to the range of site types and their function in the headwaters locale of the Taunton River. Native sites in this area may contribute information related to the importance of river basin settlement models. Sites located in the vicinity of the school may be related to larger sites located downstream in the Taunton River drainage, or in geographically closer areas to the north on the coast in the Boston Harbor drainage, or along the margins of the Weymouth and Weir Rivers. Native sites in the school locale may also contribute important information related to Native transportation, woodworking, and lithic technology.

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Section number 9 Page 3

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Section number photos Page 1

Photographic Information for the Pond Street School National Register Nomination, Weymouth, Massachusetts

Photographer: Rita Walsh
Date of Photographs: October 2009

(Note: These photographs were taken with a 6.2 megapixel digital camera at high resolution and printed on HP Premium Plus Photo Paper using HP gray photo pigmented inks per the National Park Service March 2008 Photo Policy Expansion list of Acceptable Ink and Paper Combinations for Digital Images).

Index to Photographs:

Photograph 001:	South façade of the original 1928 section, facing northeast.
Photograph 002:	South facades of 2009 apartment wing and original 1928 section, facing northeast.
Photograph 003:	View of south facades of 2009 apartment wing and original 1928 section and east elevations of 1928 section and 1953 addition, left to right in photograph, facing west.
Photograph 004:	Detail view of entrance on east elevation of 1928 section, facing northwest.
Photograph 005:	East elevation of 1953 (left) and 1958 (right) additions to 1928 section, facing northwest.
Photograph 006:	North elevation of 1958 addition, with views of 1928 section and 2009 wing in background on the right, facing south.
Photograph 007:	View of west elevation of 1953 and 1958 additions and their connection to the 1928 section, with new parking area in foreground, facing east.
Photograph 008:	North elevations of 1928 section and 2009 apartment wing, facing south.
Photograph 009:	Stairway in east end of 1928 section at main entrance, first floor, facing east.
Photograph 010:	View of former classroom (now apartment 120) in 1953 section, facing northwest.
Photograph 011:	Corridor in 1953 section, second floor, facing south towards 1928 section, facing south.
Photograph 012:	View of 1950s door, new apartment entry door, and elevator door on west wall of second floor corridor, 1953 section, facing northwest.
Photograph 013:	View of closet and shelves in former classroom (now apartment 222), facing west.

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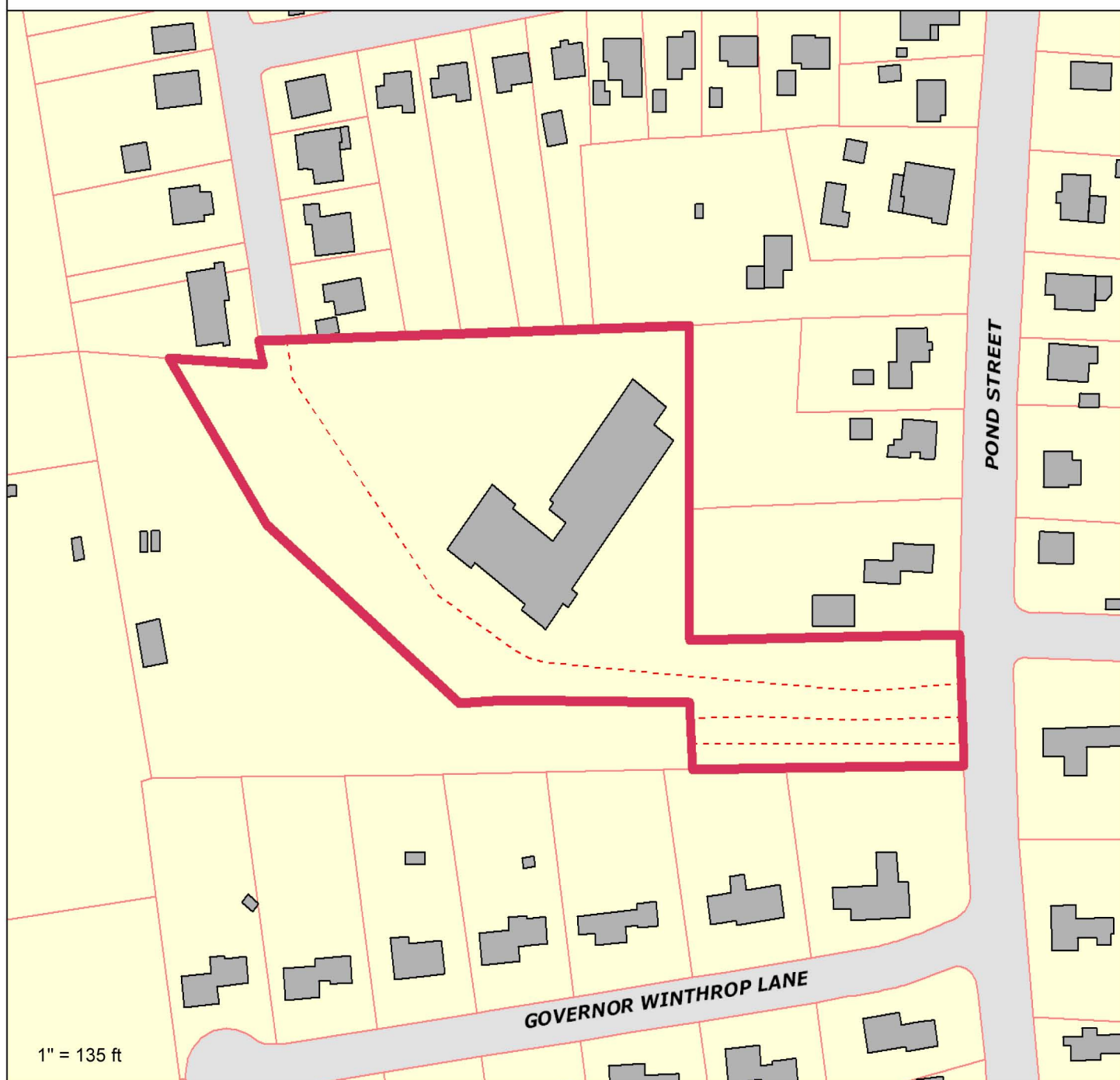
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Photograph 014:	North end of second floor corridor in 1958 section, facing north.
Photograph 015:	View of wide corridor area on second floor in 1928 section, facing north towards 1953 section, facing north.
Photograph 016:	View of wide corridor area on second floor in 1928 section, facing southwest towards west end of corridor, facing southwest.
Photograph 017:	View of west corridor on second floor of 1928 section, facing east.
Photograph 018:	View of former classroom (now apartment 202) on second floor of 1928 section, showing retained closet, facing southeast.
Photograph 019:	View of former classroom (now apartment 201) on second floor of 1928 section, facing south.

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**Property Information**

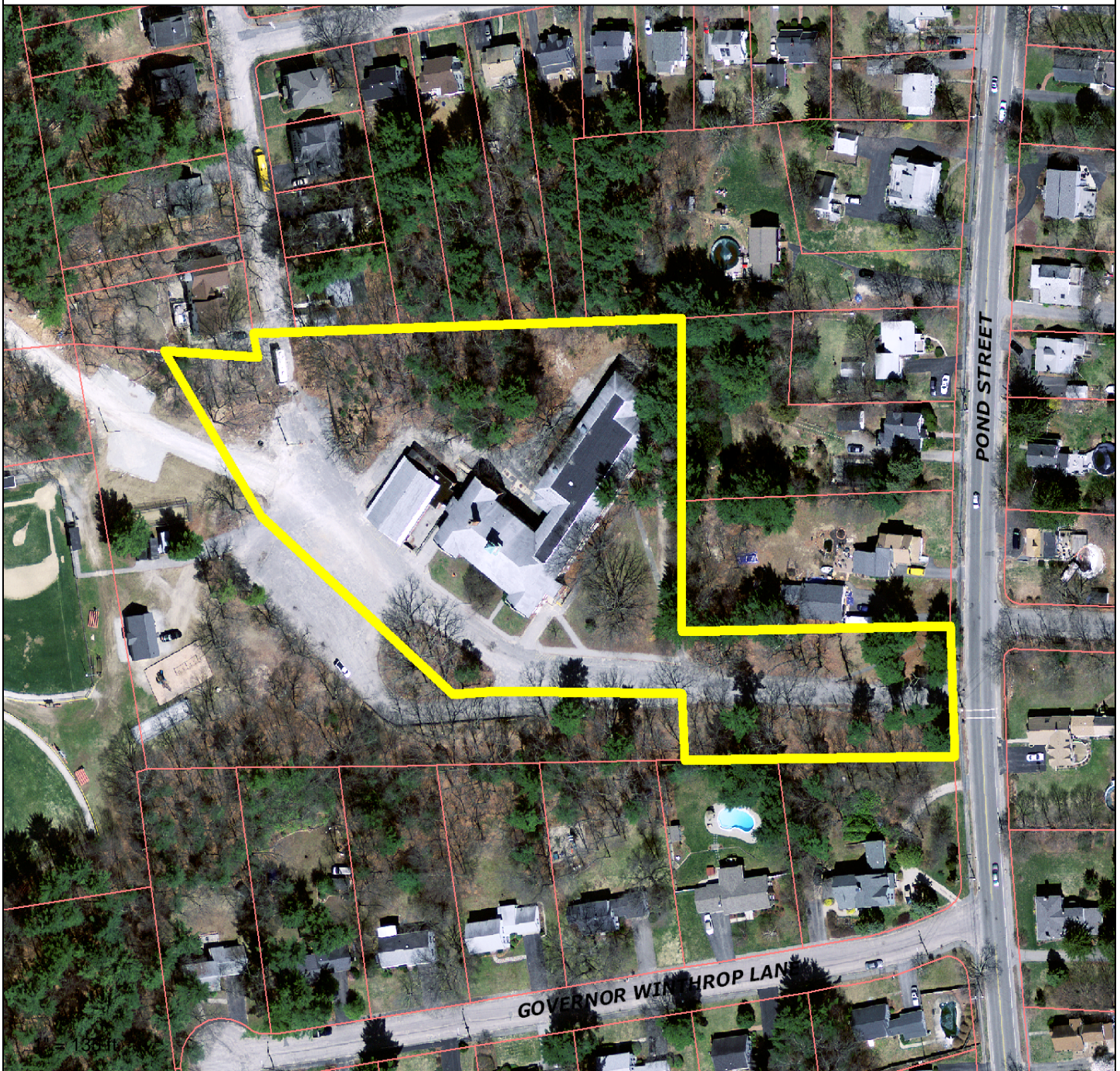
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PARTNERSHIP
Address 235 POND ST
Lot Size 164,343 sq ft



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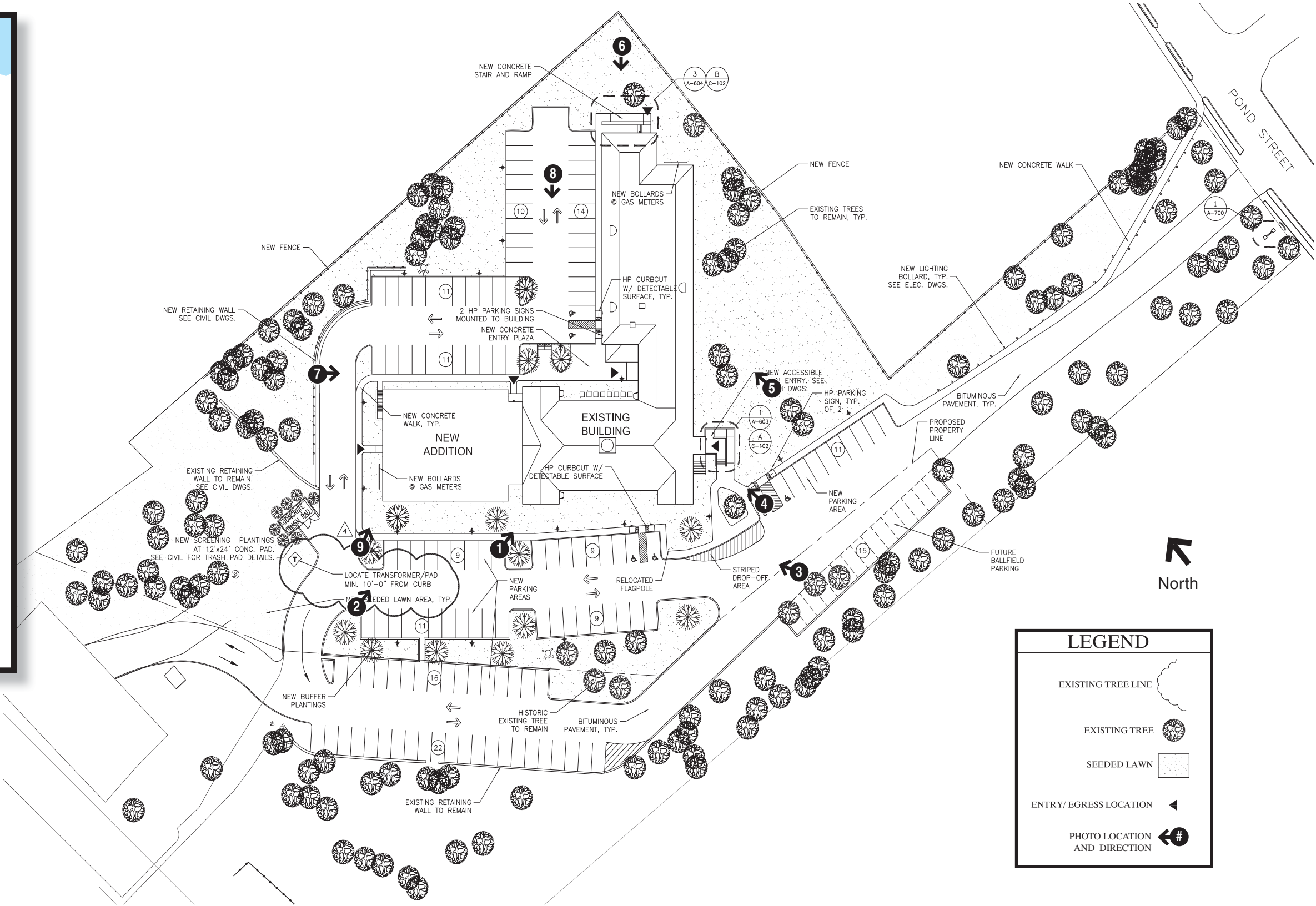
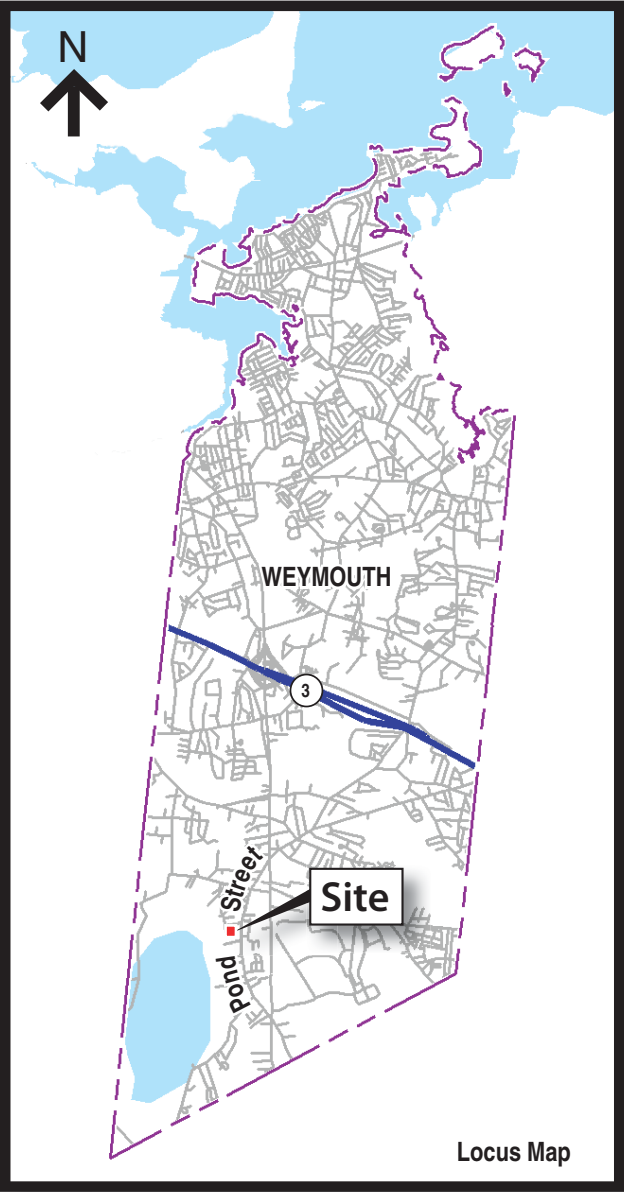
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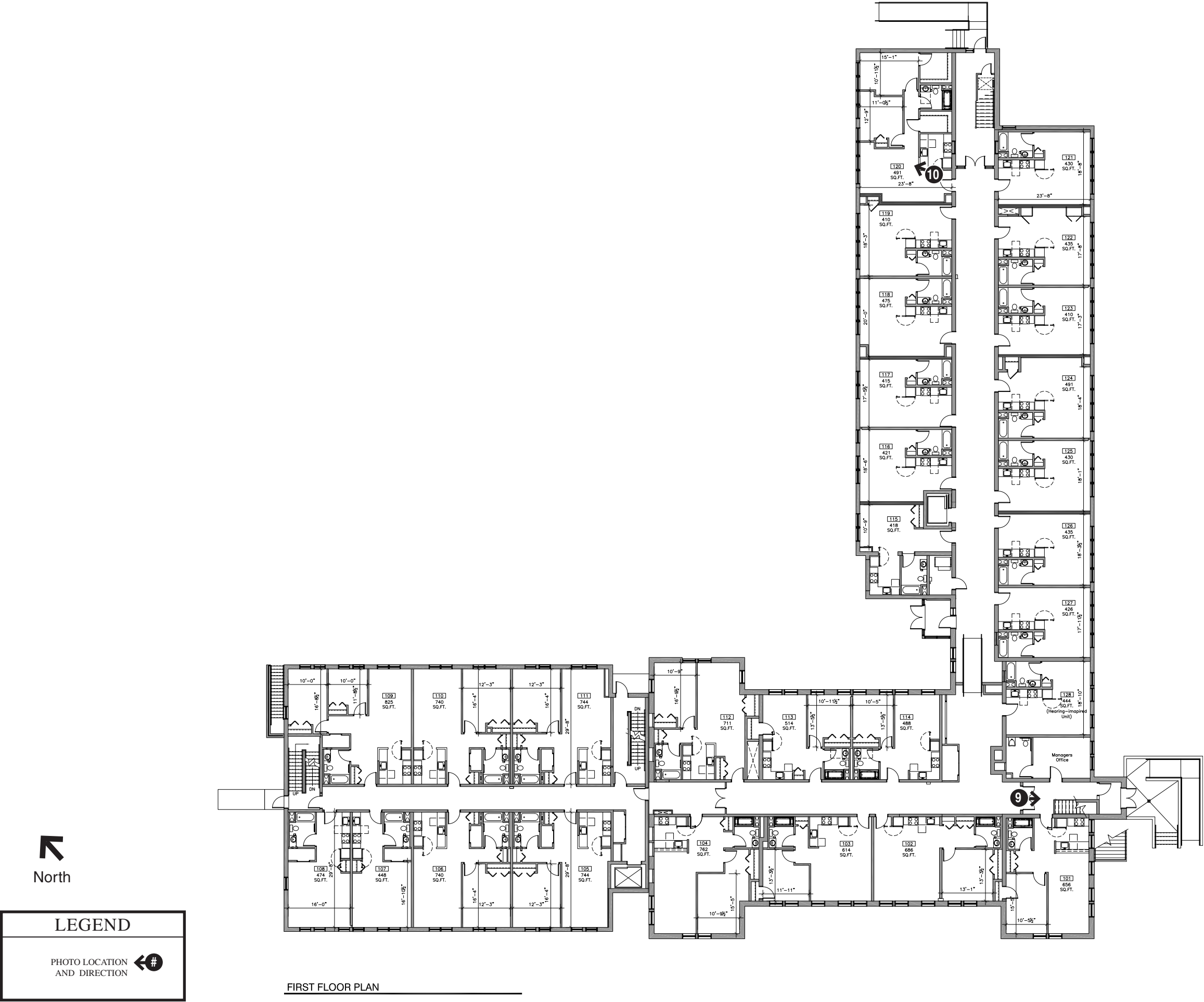




EXISTING SITE PLAN
NOT TO SCALE

Vanasse Hangen Brustlin, Inc.

Figure 1
Site Plan
Pond Street School
235 Pond Street
Weymouth, Massachusetts
National Register of Historic Places Nomination
Location of Photographs 1-8



Vanasse Hangen Brustlin, Inc.

Figure 2
Existing First Floor Plan
Pond Street School
235 Pond Street
Weymouth, Massachusetts
National Register of Historic Places Nomination
Location of Photographs 9-10



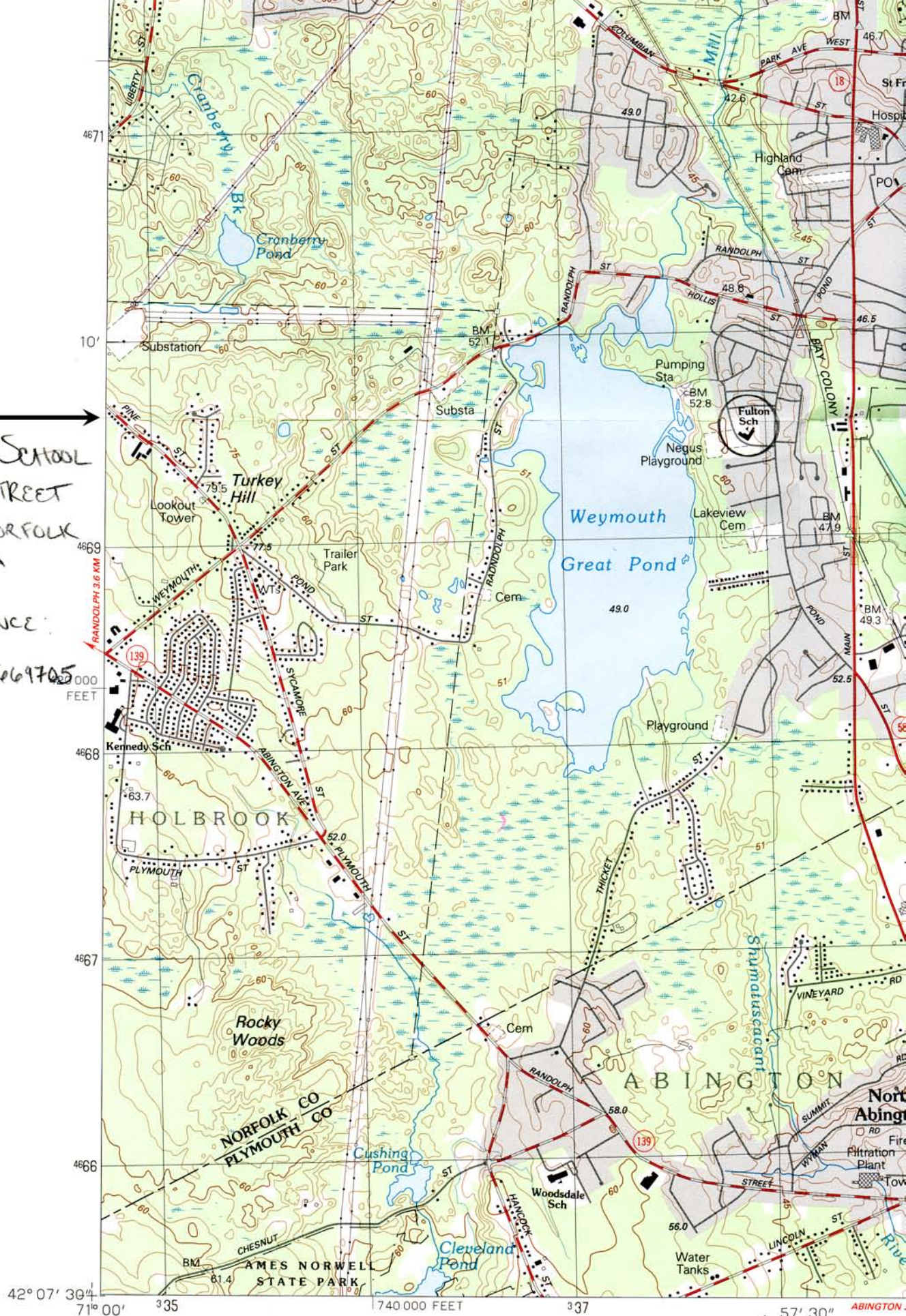
Vanasse Hangen Brustlin, Inc.

Figure 3
Existing Second Floor Plan
Pond Street School
235 Pond Street
Weymouth, Massachusetts
National Register of Historic Places Nomination
Location of Photographs 11-19

POND STREET SCHOOL
245 POND STREET
Weymouth, NORFOLK
COUNTY, MA

UTM REFERENCE:

19/337932/4669705



Pond Street School, Weymouth (Norfolk Co.)



1. South façade of the original 1928 section, facing northeast.



2. South facades of 2009 apartment wing and original 1928 section, facing northeast.

Pond Street School, Weymouth (Norfolk Co.)



3. View of south facades of 2009 apartment wing and original 1928 section and east elevations of 1928 section and 1953 addition, left to right in photograph, facing west.



4. Detail view of entrance on east elevation of 1928 section, facing northwest.

Pond Street School, Weymouth (Norfolk Co.)



5. East elevation of 1953 (left) and 1958 (right) additions to 1928 section, facing northwest.



6. North elevation of 1958 addition, with views of 1928 section and 2009 wing in background on the right, facing south.

Photographer: Rita Walsh, October 2009

Pond Street School, Weymouth (Norfolk Co.)



7. View of west elevation of 1953 and 1958 additions and their connection to the 1928 section, with new parking area in foreground, facing east.



8. North elevations of 1928 section and 2009 apartment wing, facing south.

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9. Stairway in east end of 1928 section at main entrance, first floor, facing east.

Pond Street School, Weymouth (Norfolk Co.)



10. View of former classroom (now apartment 120) in 1953 section, facing northwest.



11. Corridor in 1953 section, second floor, facing south towards 1928 section, facing south.

Pond Street School, Weymouth (Norfolk Co.)



12. View of 1950s door, new apartment entry door, and elevator door on west wall of second floor corridor, 1953 section, facing northwest.



13. View of closet and shelves in former classroom (now apartment 222), facing west.

Pond Street School, Weymouth (Norfolk Co.)



14. North end of second floor corridor in 1958 section, facing north.



15. View of wide corridor area on second floor in 1928 section, facing north towards 1953 section, facing north.

Photographer: Rita Walsh, October 2009

Pond Street School, Weymouth (Norfolk Co.)



16. View of wide corridor area on second floor in 1928 section, facing southwest towards west end of corridor, facing southwest.



17. View of west corridor on second floor of 1928 section, facing east.

Pond Street School, Weymouth (Norfolk Co.)



18. View of former classroom (now apartment 202) on second floor of 1928 section, showing retained closet, facing southeast.



19. View of former classroom (now apartment 201) on second floor of 1928 section, facing south.