

**Burlington Survey of the  
Five Sisters Neighborhood**

including

Caroline Street, Charlotte Street, Hayward Street, Howard Street,  
Katherine Street, Ledgemere Street, Locust Street, Locust Terrace,  
Margaret Street, Marian Street, Shelburne Street and St. Paul Street

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**Survey Report**

Prepared for the  
City of Burlington

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## Introduction

The Burlington Survey of the Five Sisters Neighborhood continues the City's efforts to complete historic sites and structure survey work throughout the community. This project is a continuation of the survey work completed under previous Certified Local Government (CLG) grants and generally follows the recommendations of the *Burlington Historic Sites and Structure Survey Plan* completed by Daly & Associates for the City in May 2000.

Devin Colman, Colman Consulting, conducted the Burlington Survey of the Five Sisters Neighborhood and prepared this report. He holds a Master of Science degree from the University of Vermont Graduate Program in Historic Preservation and meets the Secretary of the Interior's Professional Qualifications Standards (36 CFR Part 61) for Architectural History.

Historical research and survey work was conducted from June through December 2007. A matching grant from the Vermont Division for Historic Preservation through the United States Department of the Interior as part of the CLG program provided funding for this project. The Planning and Zoning Department of the City of Burlington administered the grant for the City.

The City of Burlington contains approximately ten thousand buildings, of which approximately thirty-two hundred have been formally surveyed and/or are currently identified as having local, state or national historic significance. Much of the original survey work was completed in the 1970s with the assistance of the Vermont Division for Historic Preservation as part of a statewide initiative to identify and document historic resources. While select individual properties in the Five Sisters Neighborhood have been surveyed in the past, this is the first comprehensive survey of all of the historic resources in the neighborhood. The survey area is bounded by Howard Street to the north, St. Paul Street/Shelburne Street to the east, Locust Street to the south and Hayward Street/Locust Terrace to the west. The total survey area encompasses approximately forty-six (46) acres. Structures within the survey area date from the early 1900s to the mid-1950s and are primarily residential, with a mixture of single-family homes, duplexes and apartments. A total of two hundred twenty-four properties\* (224) were surveyed in the Five Sisters Neighborhood, of which two hundred and two (202) are considered contributing resources and twenty-four (22) are considered non-contributing resources.

*\*For the purposes of this survey, a "property" is defined as the primary structure on a lot that is assigned a specific street address. A duplex with two street numbers is counted as one property. The total number of surveyed properties does not include outbuildings or garages.*

## Purpose

The purpose of the Burlington Survey of the Five Sisters Neighborhood is to expand and continue the systematic survey of cultural resources in the City of Burlington, Vermont. As in previous surveys, the project utilized digital survey technology developed by the Vermont Division for Historic Preservation. This includes the use of digital photography, handheld PDA units and desktop survey software. The specific project goals are as follows:

- Research and develop Vermont Division for Historic Preservation digital survey forms and photographs for each of the two hundred twenty-four (224) properties in the Five Sisters neighborhood;
- Provide print versions of all photographs, maps and survey forms;
- Update the historic contexts in the Vermont State Historic Preservation Plan with expanded information on the Five Sisters Neighborhood;
- Apply the National Register Criteria for Evaluation to all resources identified in the survey;
- Provide recommendations for properties meeting the eligibility requirements for nomination to the National Register of Historic Places; and
- Develop a list of topics for further research on the Five Sisters Neighborhood.

### ***About the Vermont Historic Sites and Structures Survey***

The Historic Sites and Structures Survey is based on a survey process begun in 1971 and strengthened by the 1975 Vermont Historic Preservation Act [22 VSA 14]. The purpose of the survey is to identify and document significant historic and prehistoric resources throughout Vermont that meet the criteria for inclusion in the State Register of Historic Places. These criteria are defined as follows:

The quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:

- A. That are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. That are associated with the lives of persons significant in our past; or
- C. That embody the distinctive characteristics of a type, period, or method of construction or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D. That have yielded, or may be likely to yield, information important in prehistory or history.

The data compiled in the State Register of Historic Places provides documentation to assist city planners and the public in understanding the resources present in this area of Burlington. The buildings and structures within the survey area are documented through narrative description,

photographs and mapping using the City’s geographic information system (GIS). The historic significance of inventoried properties is researched and compiled through primary and documentary research. The digital forms for recording individual buildings and structures within the survey area include information specific to age, location, architectural attributes, materials of construction, accessory buildings, designers and/or contractors (if known), and the earliest known residents. This information is compiled from a variety of public records including property deeds, periodicals, grand lists, tax census and probate information, maps and city directories maintained by local and state government offices, libraries, archives, historic societies and museums.

### **Methodology**

The boundaries of the Five Sisters Neighborhood survey were determined by the City of Burlington. The general direction of city-wide survey work is defined and supported by the recommendations of the *Burlington Historic Sites and Structures Survey Plan*, completed by Daly & Associates for the Burlington Department of Planning & Zoning in May 2000.

The process of surveying the Five Sisters Neighborhood followed the specifications described in *Attachment A: Scope of Work and Deliverables* of the project contract. The survey also followed the recommendations of the *National Register Bulletin for Historic Residential Suburbs: Guidelines for Evaluation and Documentation for the National Register of Historic Places*.

During the research process, it became apparent that the properties located on the north side of Howard Street were developed prior to and independent of the development of the Five Sisters Neighborhood. All of the houses were documented in a 1977 Historic Sites and Structures Survey, and they relate contextually to the neighborhood north of Howard Street. As such, these properties were excluded from the Five Sisters Neighborhood survey.

### **Project Timeline**

Date	Project
June 5, 2007	Execution of work agreement
June – September, 2007	Historic research and fieldwork
August – October, 2007	Preparation of draft report
October 15, 2007	Submission of draft report to Burlington Planning Staff and the Vermont Division for Historic Preservation
November 1, 2007 (Originally October 15) *	Submission of draft Historic Sites and Structures Survey Forms to Burlington Planning Staff and the Vermont Division for Historic Preservation
November, 2007	Revisions to draft report
October, 2008	Submission of final report to Burlington Planning Staff and the Vermont Division for Historic Preservation

\* The original submission date of October 15 was revised by Mary O’Neil and Devin Colman to accommodate the transfer of data from the handheld PDA.

## ***Project Personnel***

**Devin Colman, Colman Consulting**, researched, documented, photographed each property within the survey area and prepared the survey report and Historic Sites and Structures Survey forms. He holds a Master of Science degree from the University of Vermont Graduate Program in Historic Preservation and meets the Secretary of the Interior's Professional Qualifications Standards (36 CFR 61) for Architectural History.

**Mary O'Neil, Associate Planner, Burlington Department of Planning & Zoning**, is a 36 CFR – qualified Historic Preservation professional with the City of Burlington and coordinates the Certified Local Government (CLG) program. Her ongoing duties include staff-level design and development review and researching historic buildings and properties.

**David E. White, AICP, Director, Burlington Department of Planning & Zoning**, administered the project and has extensive project management and grant administration experience.

## ***Procedure***

The Five Sisters Neighborhood survey project was advertised statewide to 36 CFR 61–qualified preservation professionals via a Request for Proposals (RFP) dated February 13, 2007. From the project proposals submitted in response to the RFP, Devin Colman, Colman Consulting, was selected to undertake the project. The City of Burlington and Devin Colman, Colman Consulting, completed a contract for professional services on June 5, 2007. Historic research and fieldwork began immediately thereafter and continued throughout the summer. A training session on using the digital survey technology was held at Vermont Division for Historic Preservation on July 16, 2007, and facilitated by Jackson Evans.

Historic research consisted of examining primary sources including written documentation, public records, maps and photographs housed by the Special Collections Department of Bailey/Howe Library at the University of Vermont, the Burlington City Clerks Office, and the Burlington Department of Planning and Zoning.

Fieldwork was conducted on foot, walking each street within the survey area and documenting each property using the handheld PDA, digital photographs, written notes and interviews with neighborhood residents. By linking the City's GIS database to the handheld PDA the required geographic location information for each property was automatically generated on the survey forms.

Photographic documentation was completed using a Canon EOS Digital Rebel XTi camera with a 28/80 lens. Archival photographs were printed using HP Vivera inks on HP Premium photo paper, in accordance with the National Register of Historic Places Photo Policy Expansion, March 2005.

## ***Research Sources***

The following sources, in addition to those listed in the bibliography, were utilized to conduct historic research for this project:

- Existing Historic Sites and Structures Reports at the Vermont Division for Historic Preservation;
- Historic maps of Burlington: 1857 Child's Map, 1869 Beer's Atlas, 1894 City Directory Map, Sanborn Fire Insurance Maps dated 1894, 1900, 1912, 1919, 1926, 1938/39, 1942/50, and 1978 (all maps housed at the Special Collections Department, Bailey/Howe Library, University of Vermont);
- Burlington City Directories and Town Reports;
- Vital statistics and property records in the Burlington City Clerk's Office;
- Assessment and planning records in the Burlington Department of Planning and Zoning;
- Street index cards and miscellaneous historic Burlington records housed at the Special Collections Department and Library Research Annex, Bailey/Howe Library, University of Vermont; and
- Historic images from the L.L. McAllister Photograph Collection and the Louis S. Newton Architectural Collection at the Special Collections Department and Library Research Annex, Bailey/Howe Library, University of Vermont.

## Summary of Survey Results

The Five Sisters Neighborhood is an excellent example of an early to mid-twentieth century residential development located in the south end of Burlington, Vermont. The community developed in three primary phases: the northern half, or Buell Estate, from 1910-1920; the southern half, or Hickok Estate, from 1925-1935; and Locust Terrace, in the 1950s.

Development followed a carefully planned layout of generally uniform building lots on rectangular blocks. Houses were typically built near the front of the lot and facing the street, with a small front yard and a large back yard. Because there are no alleyways, most houses have a narrow driveway along one edge of the lot that leads from the road to a garage in the rear of the property. The majority of the structures are modest single-family homes interspersed with duplexes. Architecturally, the neighborhood consists primarily of Colonial Revival, Bungalow and post-war Minimal Traditional style houses. With the exception of three small grocery stores in the core of the neighborhood and a few small businesses on St. Paul Street, there were few commercial enterprises. The original occupants of the Five Sisters Neighborhood were working-class individuals and families, many of whom were employed by the nearby Queen City Cotton Mill, A.B. & E.C. Whiting Co. and the American Woolen Company. Other typical professions included bookkeepers, carpenters, salesmen and teachers.

Today the Five Sisters Neighborhood is considered among the most desirable places to live in the City. It has been cited in several publications for its strong sense of community, historic character and livability. Many current homeowners started as renters in the neighborhood, later purchasing a home nearby. Other homeowners related moving from a small house on one street to a larger house on an adjacent street, just to stay within the community. While this popularity has its benefits – the vast majority of the houses are well maintained with tidy yards and gardens – it also puts pressure on the existing resources. Not wanting to leave the neighborhood, several residents have opted to add on to their homes by building large additions or second stories. While such projects are relatively limited at the present time, there will undoubtedly be increased construction in the near future as residents expand their smaller, early twentieth century homes to



meet the needs of their twenty-first century lifestyles. A careful evaluation of the existing resources and knowledge of the history of the area can help guide the next stage in the evolution of the Five Sisters Neighborhood.

The history of the Five Sisters Neighborhood begins in 1845, when Samuel Hickok (1774-1849) purchased approximately twenty-one acres of land on the west side of Shelburne Road from William C. Harrington.<sup>1</sup> Two years later, Hickok purchased approximately forty acres of land adjacent to the Harrington property from Andrew Thompson.<sup>2</sup> By combining these two parcels, Hickok assembled the land that would eventually be developed as the Five Sisters Neighborhood. Upon his death in 1849, Hickok left his vast land holdings throughout the region to his four children: Eliza, Henry, James and William. The children divided up the Harrington and Thompson parcels, with Eliza taking the northern twenty-one acres, William the middle twenty acres, and Henry the southern twenty acres.<sup>3</sup> James apparently took possession of lands elsewhere in the region.

#### Phase I: The Buell Estate

Eliza W. (Hickok) Buell (1801-1874) and her husband, Frederick Buell (1792-1835) lived in a large house at 303 Pearl Street in Burlington at the time of her father's death. As such, they had no need to develop their new property and it became known as the "Buell Pasture." The only structure shown on the property prior to the 1890s was an exceptionally long, narrow building extending southwest from the corner of Howard Street and St. Paul Street (at the present location of 463-465 St. Paul Street). This may have been a horse stable, although it is not identified. Adjacent to the end of this building was a small structure that may have been a caretaker's cottage, although it is not identified either (at the present location of 467 St. Paul Street).<sup>4</sup> Upon Eliza's death in 1874 the property passed to her only daughter, Maria Hungerford (1827-1907) and her husband, Reverend Edward Hungerford. They devised a plan for subdividing the property as early as 1893 and sold a few individual building lots, but did not pursue large-scale development of the land.<sup>5</sup> A slightly revised subdivision plan was submitted to the City in 1898, upon which the subsequent development was primarily based.<sup>6</sup> Maria died in 1907, and left the property to her four children. Having all moved out-of-state, the four children in turn deeded the property to their father, Reverend Edward Hungerford, in 1908.<sup>7</sup> Reverend Hungerford began selling numerous building lots to a pair of developers named Batchelder & Brown in 1910. They purchased the rest of the property in 1911 and developed it with new houses on Caroline Street, Charlotte Street, Hayward Street, Howard Street, Katherine Street and St. Paul Street following the 1898 subdivision plan.

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<sup>1</sup> Volume 17/Page 106

<sup>2</sup> Volume 18/Page 436

<sup>3</sup> 1889 E.M. Hopkins Map of the City of Burlington

<sup>4</sup> 1889 E.M. Hopkins Map of the City of Burlington

<sup>5</sup> Site Plan: Volume 28/Page 520

<sup>6</sup> Site Plan: Volume 42/Page 480

<sup>7</sup> Volume 51/Pages 461-465

### Phase II: The Hickok Estate

In 1850, Dr. William Hickok (1802-1883) retired from practicing medicine in New York City and moved back to Burlington, his boyhood home. He and his wife, Laura Ann Platt (1807-1894), quickly set to work developing their newly acquired property, building the large Italianate mansion that stands today at 567 St. Paul Street and surrounding it with landscaped grounds and sunken gardens. Dr. Hickok died in 1883, leaving the property to his wife. She continued to live in the house, along with one of her sons, Horatio, and his family. Laura Ann died in 1894 and left the property to Horatio, who in turn left it to his wife, Harriet, when he passed away in 1898. Harriet occupied the house until her death in 1925, and her six children (almost all of whom lived out-of-state) decided in 1925 to sell the estate, including the mansion and outbuildings, to local developer Paul D. Kelley.<sup>8</sup> Between 1926 and 1932 Kelley developed plans for Ledgemere Street, Marian Street, Margaret Street, and extensions southward of Caroline Street and Charlotte Street.

In the mid-1920s and 1930s Burlington witnessed an unprecedented rate of construction and investment in real estate. In 1925, for example, building permits were granted for eighty-six new houses. Sixty-four of these residential permits (74%) were for new construction south of Main Street – a clear indication that the southern portion of the city, including the Five Sisters Neighborhood, was undergoing intense development at this time. The growing popularity and affordability of the automobile is reflected by the one hundred forty-six building permits issued in 1925 for the construction of garages throughout the city.<sup>9</sup>

The southern eighteen acres of the Hickok Estate apparently belonged to Henry Hickok in 1889.<sup>10</sup> The parcel was never developed, and at some point ownership transferred to Horatio Hickok. In 1924 the Estate of Horatio Hickok sold the land to the City for \$19,750.00, with the stipulation that it be used for “park and playground purposes” or as the site of a public school building. It was also stipulated that the City lay out and grade a street along the northern boundary of the property, which would become Locust Street.<sup>11</sup> Originally referred to as South Park, this portion of the former Hickok Estate is now known as Calahan Park, named for Lyman Calahan who lived at 128 Charlotte Street.

### Phase III: Locust Terrace

With the exception of Locust Terrace, all of the streets in the Five Sisters Neighborhood were laid out and developed prior to World War II. The land upon which Locust Terrace sits was part of a larger parcel originally owned by Charles R. Hayward. The site plan for Locust Terrace was submitted to the City in 1947,<sup>12</sup> and by 1950 fourteen houses had been built on the twenty-four lots. The remaining ten lots were built out in the mid-1950s. These post-war, minimal-traditional style homes differ significantly from the Colonial Revival and vernacular style houses of the

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<sup>8</sup> Volume 87/Pages 597-99 and Volume 88/Pages 456-57

<sup>9</sup> *The Burlington Free Press and Times*, “Burlington’s Biggest Building Year,” December 30, 1925.

<sup>10</sup> 1889 E.M. Hopkins Map of the City of Burlington

<sup>11</sup> Volume 82/ Page 242. Site Plan: Volume 82/Page 586-587.

<sup>12</sup> Site Plan: Volume 127/Page 323.

1920s and 1930s, reflecting nationwide trends in the evolution of the modest, single-family home.

## Primary Developers

Ryland D. Batchelder and Frank H. Brown (Buell Estate) and Paul D. Kelley (Hickok Estate) operated as subdividers of their respective landholdings. This involved acquiring and surveying the land, developing a plan, laying out building lots and roads, and improving the overall site. The roadways were typically cleared of obstructions and graded, and then deeded to the City of Burlington for use as public right-of-ways. Lots were sold either to prospective homeowners who would contract with their own builder, to builders buying several parcels at once to construct homes for resale, or to speculators intending to resell the land when real estate values rose.<sup>13</sup>

### **Batchelder & Brown**

Real estate developers Ryland D. Batchelder and Frank H. Brown oversaw the first phase of neighborhood development based on the 1898 *Plan of the Buell Estate*.<sup>14</sup> In 1910 and 1911, Edward Hungerford sold them the majority of the Buell Estate, consisting of an eighteen-acre parcel of land situated on the southwest corner of Howard Street and St. Paul Street.<sup>15</sup> The Warranty Deed refers to the parcel of land as “Burlington’s Harlem” – a name of unknown origin that fell out of use by the 1920s.<sup>16</sup>

In 1906 Batchelder and Brown developed the “Winooski Heights” neighborhood in Winooski, Vermont. They built one house at 39 Franklin Street using rock-faced and plain concrete blocks that had been cast on-site with a concrete-block making machine. The model house was meant to show local builders how to use the new building material, although it did not catch on at the time.<sup>17</sup> Five years later, in the Five Sisters Neighborhood, Batchelder and Brown again set up their concrete-block making machine, but only five concrete-block houses were built. Many houses, however, do use rock-faced concrete block for foundation walls.

The only biographical information located for Batchelder indicates that he served as the Vice President of Vermont Talc Incorporated in the 1920s. Brown (1873-1946) was born in Fayston, Vermont, and spent most of career in the insurance and real estate business. From 1937 until his death he served as Manager of the Vermont Maple Cooperative. His obituary describes him as “a man with a keen business sense and a big heart.”<sup>18</sup>

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<sup>13</sup> David L. Ames and Linda Flint McClennand, *National Register Bulletin: Historic Residential Suburbs* (Washington, DC: National Park Service, 2002), 26.

<sup>14</sup> Volume 42/Page 480

<sup>15</sup> Volume 58/Page 585

<sup>16</sup> Volume 62/Page 129

<sup>17</sup> David Blow and James Hunt, *Look Around Winooski, Vermont*, ed. Lilian Baker Carlisle (Burlington, VT: Chittenden County Historic Society, 1972) 23.

<sup>18</sup> *Burlington Free Press*, “A Big-Hearted Man,” May 24, 1946, 6.

### ***Paul D. Kelley***

Paul D. Kelley (1869-1951) was born in St. George, Vermont, the son of Irish immigrants John Kelley and Delia Grady. He had a long career as the owner and operator of the “Paul D. Kelley Grocery Store” on Church Street, retiring in 1928. After retiring, he focused his attention on developing the former Hickok Estate, which he purchased in 1925 from descendents of the Hickok family. He developed the approximately twenty-acre parcel in three main phases:

- 1926: Charlotte Street extension with twenty-nine building lots;
- 1929: Caroline Street extension with twenty-six building lots;
- 1932: Margaret, Marian, and Ledgemere Streets with twenty-seven building lots.

## **Secondary Developers**

### ***John R. Forville***

In 1929, contractor John R. Forville purchased six adjacent vacant lots from Paul D. Kelley. The lots were located on the east side of Caroline Street, and by 1932 Forville had built and sold houses on four of them; the remaining two were resold to individuals as empty lots. Realtor T. J. McDonnell brokered the sale of these lots from Kelley to Forville.<sup>19</sup> In 1933-34, Forville purchased another five lots in the neighborhood – four on Ledgemere Street and one on Marian Street. By 1935 he had built and sold houses on two of them; the remaining two were resold to individuals as empty lots.

### ***Frank McCaffrey***

Frank McCaffrey was one of the first developers to purchase lots in the Buell Estate Plan. Between 1903 and 1907 he purchased lots #12 - #17 from the Estate of Eliza W. Buell.

### ***R. Hobart Spear***

In 1938, general contractor R. Hobart Spear developed four building lots on the south side of Locust Street. He hired the well-known Burlington architect Louis S. Newton to design a house for each lot, all based on the same footprint but with different exterior architectural detailing. Spear’s own house was built in 1930 and located at 35 Shelburne Street.

### ***J. Rudolph Thibault***

J. Rudolph Thibault (1896-1967) was born in Canada and worked as a real estate broker, builder and developer. He began the last major housing project in the neighborhood on Locust Terrace in 1947. The road is a continuation of Hayward Street and terminates at Locust Street. Thibault’s plan laid out twenty building lots fronting Locust Terrace and four buildings lots fronting Locust Street.

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<sup>19</sup> *Burlington Free Press*, “City News,” December 3, 1929, 10.

## Architects

### **Louis S. Newton**

Louis S. Newton (1871-1953) was born on a farm in Hartford, Vermont and attended St. Johnsbury Academy. After studying architecture in Boston, Newton returned to Hartford where he practiced from the late 1890s to 1921. He then moved to Burlington, opened an office in the Huntington Hotel (where he also lived) and worked in the city for over three decades. One of his most well-known projects is the modern exterior he designed in 1933 for the Abraham's Block on Church Street, although the vast majority of his work consisted of Colonial Revival style residential designs and remodeling and additions to existing structures.<sup>20</sup> In 1938, Newton designed the four houses at the east end of Locust Street - #143, #149, #155 and #161.

### **John Roberts**

Small cottages designed and built by John Roberts can be found throughout the City of Burlington. Constructed in the late nineteenth century, they are typically one-and-one-half story, gable front, with a bay window and a small side porch. The most unique feature of Roberts' work is the front gable detailing, typically consisting of diamond-pattern cut shingles and criss-crossing patterns of applied stickwork.<sup>21</sup> Roberts designed and built three houses on the south side of Howard Street - #45, #93 and #121.

### **William & Ruth Reynolds Freeman**

William and Ruth Reynolds Freeman's earliest projects are located in the Five Sisters Neighborhood. The house at 17 Marian Street is their first known project, and was designed for developer John R. Forville in 1934. William Freeman convinced Forville that an architecturally correct house would sell for a higher price, and Forville let him design 17 Marian Street. Freeman drew up the plans for \$25.00, and the house sold for \$1,000-\$2,000 more than similar homes in the neighborhood.<sup>22</sup> Based on this initial success, the Freemans designed houses at 32, 37, 38 43 and 44 Ledgemere Street, 16 Marian Street and 19 Margaret Street. In 1937, the Freemans joined John French to form the well-known Freeman French Freeman architectural firm.

## Kit Houses

The Five Sisters Neighborhood is notable for containing excellent examples of early twentieth century kit homes manufactured by Sears, Roebuck & Company, Aladdin Company and Gordon-Van Tine Company. Each company produced an annual catalog of house designs in a variety of styles, and consumers could select the plan that suited their needs. The pre-cut house parts would be delivered by rail car, and then trucked to the building site. Burlington's proximity to a major

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<sup>20</sup> Chester Liebs and others, *The Burlington Book* (Burlington, VT: Historic Preservation Program, 1980), 25.

<sup>21</sup> Chester Liebs and others, *The Burlington Book* (Burlington, VT: Historic Preservation Program, 1980), 30.

<sup>22</sup> Lisa Phinney and Alfred Holden, *Modernism in the Mountains: The Vermont Architecture of Freeman French Freeman* (Burlington, VT: Historic Preservation Program, 1990), 5.

rail corridor made ordering and delivering kit homes a relatively easy and inexpensive process. A local builder would erect the house, using the materials and directions supplied by the manufacturer.

### **Sears, Roebuck & Company**

By far the most well known brand of kit homes, Sears, Roebuck & Company sold an estimated 100,000 houses nationwide between the years 1908 and 1940. The most reliable and comprehensive guide to the history and identification of Sears, Roebuck & Company houses is *Houses By Mail*, written by Katherine Cole Stevenson and H. Ward Jandl. The following houses in the Five Sisters Neighborhood have been identified as Sears, Roebuck & Company kit houses:

<b>Address</b>	<b>Model</b>
20 Katherine Street	The Maytown
43 Katherine Street	No. 122
62 Katherine Street	The Manchester
66 Katherine Street	The Lucerne
69 Katherine Street	The Lucerne
114 Caroline Street	The Cedars
41 Charlotte Street	The Lucerne
101 Charlotte Street	The Crescent
531 St. Paul Street	The Crescent
21 Marian Street	The Barrington

### **Aladdin Company**

Based in Bay City, Michigan, the Aladdin Company was founded in 1906 by two brothers, Otto and William Sovereign. They manufactured an estimated 75,000 houses until the company closed in 1981. The best source of information on the Aladdin Company is the Clark Historical Library in Mount Pleasant, Michigan. The library's nearly complete run of Aladdin Company catalogs is available for viewing online at <http://clarke.cmich.edu/aladdin/Aladdin.htm>. The following houses in the Five Sisters Neighborhood have been identified as Aladdin Company kit houses:

<b>Address</b>	<b>Model</b>
83 Charlotte Street	The Shadow Lawn

### **Gordon-Van Tine Company**

The Gordon-Van Tine Company began selling houses in 1906 from its headquarters in Davenport, Iowa. All Gordon-Van Tine houses were available with a choice of either stucco or wood siding, and their catalogs include houses, summer cottages and garages. The company ceased operation in 1945, and the best source of information on the Gordon-Van Tine Company is the website <http://www.gordonvantine.com>. Their 1923 catalog has also been reprinted by Dover Publications. The following houses in the Five Sisters Neighborhood have been identified as Gordon-Van Tine kit houses:

Address	Model
123 Charlotte Street	Home No. 559
127 Charlotte Street	Home No. 532

## Streets: Statements of Significance

### **Caroline Street**

Caroline Street is one of three neighborhood roads (along with Charlotte Street and Katherine Street) named after the daughters of Edward and Maria (Buell) Hungerford. Caroline Street first appears on the *Plan of Property Belonging to Buell Estate*, submitted to the City in 1893. A revised plan, entitled *Plan of the Buell Estate Property*, was submitted to the City in 1898.<sup>23</sup> Edward Hungerford sold the land for Caroline Street to developers Batchelder & Brown in 1910, and shortly thereafter it was deeded to the City of Burlington for use as a public thoroughfare.<sup>24</sup> Developer Paul D. Kelley deeded the land for the Caroline Street Extension to the City in 1929.<sup>25</sup>

### **Charlotte Street**

Charlotte Street is one of three neighborhood roads (along with Caroline Street and Katherine Street) named after the daughters of Edward and Maria (Buell) Hungerford. Charlotte Street first appears on the *Plan of Property Belonging to Buell Estate*, submitted to the City in 1893. A revised plan, entitled *Plan of the Buell Estate Property*, was submitted to the City in 1898.<sup>26</sup> Edward Hungerford sold the land for Charlotte Street to developers Batchelder & Brown in 1910, and shortly thereafter it was deeded to the City of Burlington for use as a public thoroughfare.<sup>27</sup> Developer Paul D. Kelley deeded the land for the Charlotte Street Extension to the City in 1926.<sup>28</sup>

### **Hayward Street Extension**

Edward Hungerford sold the land for Hayward Street to developers Batchelder & Brown in 1910, and shortly thereafter it was deeded to the City of Burlington for use as a public thoroughfare.<sup>29</sup> The Hayward Street Extension continues southward the original portion of Hayward Street, which was laid out in 1883 and named after local businessman Charles R. Hayward.

### **Howard Street**

Howard Street may have been laid out as early as the 1840s, and building lots on the north side of Howard Street between Hayward Street and Shelburne Street were laid out in 1871 by

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<sup>23</sup> Volume 42/Page 480

<sup>24</sup> Volume 62/Page 42

<sup>25</sup> Volume 94/Page 474

<sup>26</sup> Volume 42/Page 480

<sup>27</sup> Volume 62/Page 42

<sup>28</sup> Volume 90/Page 2

<sup>29</sup> Volume 62/Page 42

Lawrence Barnes<sup>30</sup> and in 1883 by Charles Hayward.<sup>31</sup> As such, these properties are more closely related to the neighborhood directly north of the survey area and are not included in this survey. The properties on the south side of Howard Street between Hayward Street and Shelburne Street were part of the original Buell Estate and developed by Batchelder & Brown.

### **Katherine Street**

Katherine Street is one of three neighborhood roads (along with Caroline Street and Charlotte Street) named after the daughters of Edward and Maria (Buell) Hungerford. Katherine Street first appears on the *Plan of Property Belonging to Buell Estate*, submitted to the City in 1893. A revised plan, entitled *Plan of the Buell Estate Property*, was submitted to the City in 1898.<sup>32</sup> Edward Hungerford sold the land for Katherine Street to developers Batchelder & Brown in 1910, and shortly thereafter it was deeded to the City of Burlington for use as a public thoroughfare.<sup>33</sup> Variations in the spelling of “Katherine” and “Catherine” have persisted throughout the years, with “Catherine” eventually gaining acceptance on street signs, maps and city directories. “Katherine” is, however, the proper spelling as indicated on the 1898 *Plan of the Buell Estate* and in the 1907 warranty deed transferring ownership of the property from Maria (Buell) Hungerford to her three daughters.<sup>34</sup>

### **Ledgemere Street**

Ledgemere Street is one of three neighborhood roads (along with Marian Street and Margaret Street) named and deeded to the City of Burlington in 1932 by developer Paul D. Kelley.<sup>35</sup> The origin of the “Ledgemere” name is unknown at this time.

### **Locust Street**

Locust Street first appears on City maps in the late 1930s. In 1924, the Estate of Horatio Hickok sold the land for Calahan Park to the City for \$19,750.00, with the stipulation that the City lay out and grade a street along the northern boundary of the property, which would become Locust Street.<sup>36</sup> It was presumably named after the type of tree that once lined the road.

### **Locust Terrace**

Locust Terrace was the last road to be developed in the Five Sisters neighborhood in the 1950s. Local businessman Charles R. Hayward, for whom Hayward Street is named, originally owned the land. Locust Street was laid out and developed by J. Rudolph Thibault, and the street was deeded to the City for public highway purposes in 1968.<sup>37</sup> The post-war, minimal-traditional style homes on Locust Terrace differ significantly from the Colonial Revival and vernacular

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<sup>30</sup> Volume 10/Page 224

<sup>31</sup> Volume 19/Page 362.

<sup>32</sup> Volume 42/Page 480

<sup>33</sup> Volume 62/Page 42

<sup>34</sup> Volume 51/Pages 451-465

<sup>35</sup> Volume 104/Page 506

<sup>36</sup> Volume 82/ Page 242. Site Plan: Volume 82/Page 586-587.

<sup>37</sup> Volume 188/Page 790



style houses of the 1920s and 1930s, reflecting nationwide trends in the evolution of the modest, single-family home.

### **Margaret Street**

Margaret Street is one of three neighborhood roads (along with Ledgemere Street and Marian Street) named and deeded to the City of Burlington in 1932 by developer Paul D. Kelley.<sup>38</sup> The street is named for his wife, Margaret Kennedy Kelley (1875-1955).

### **Marian Street**

Marian Street is one of three neighborhood roads (along with Ledgemere Street and Margaret Street) named and deeded to the City of Burlington in 1932 by developer Paul D. Kelley.<sup>39</sup> The street is most likely named for one of his nieces, as he and his wife, Margaret, did not have any children of their own.<sup>40</sup> Variations in the spelling of “Marian” and “Marion” have persisted throughout the years, as evidence by two different spellings on the street signs in 2007. “Marian” is, however, the proper spelling as indicated on the 1932 Kelley Plan and in the 1932 warranty deed transferring ownership of the property from Paul D. Kelley to the City of Burlington.<sup>41</sup>

### **Shelburne Street and St. Paul Street**

*Excerpted from St. Paul Street – Statement of Significance by Adele Cramer, 1977:*

The overland transportation route used from the earliest days of settlement to reach Burlington from the south is still used today as U.S. Route 7. Upon arriving in Burlington it followed the present-day Shelburne Street and St. Paul Street to Court House Square. What stands today as St. Paul Street and Shelburne Street was a major thoroughfare in Burlington from the beginning. St. Paul Street and Shelburne Street were greatly affected by the growth of the various industries along Pine Street and on the lake, as the new industrial district required tremendous amounts of labor. Workers needed housing, preferably within easy walking distance of their jobs, and St. Paul Street and Shelburne Street were quickly built up as residential streets. By c. 1905, the streetscape was substantially completed to its present condition, with the exception of the Hickok and Buell Estate grounds on the west side of the streets. The growth of St. Paul Street and Shelburne Street as residential neighborhoods closely paralleled the growth of industry along the waterfront and was an integral part of the overall development of housing in the south end of Burlington.

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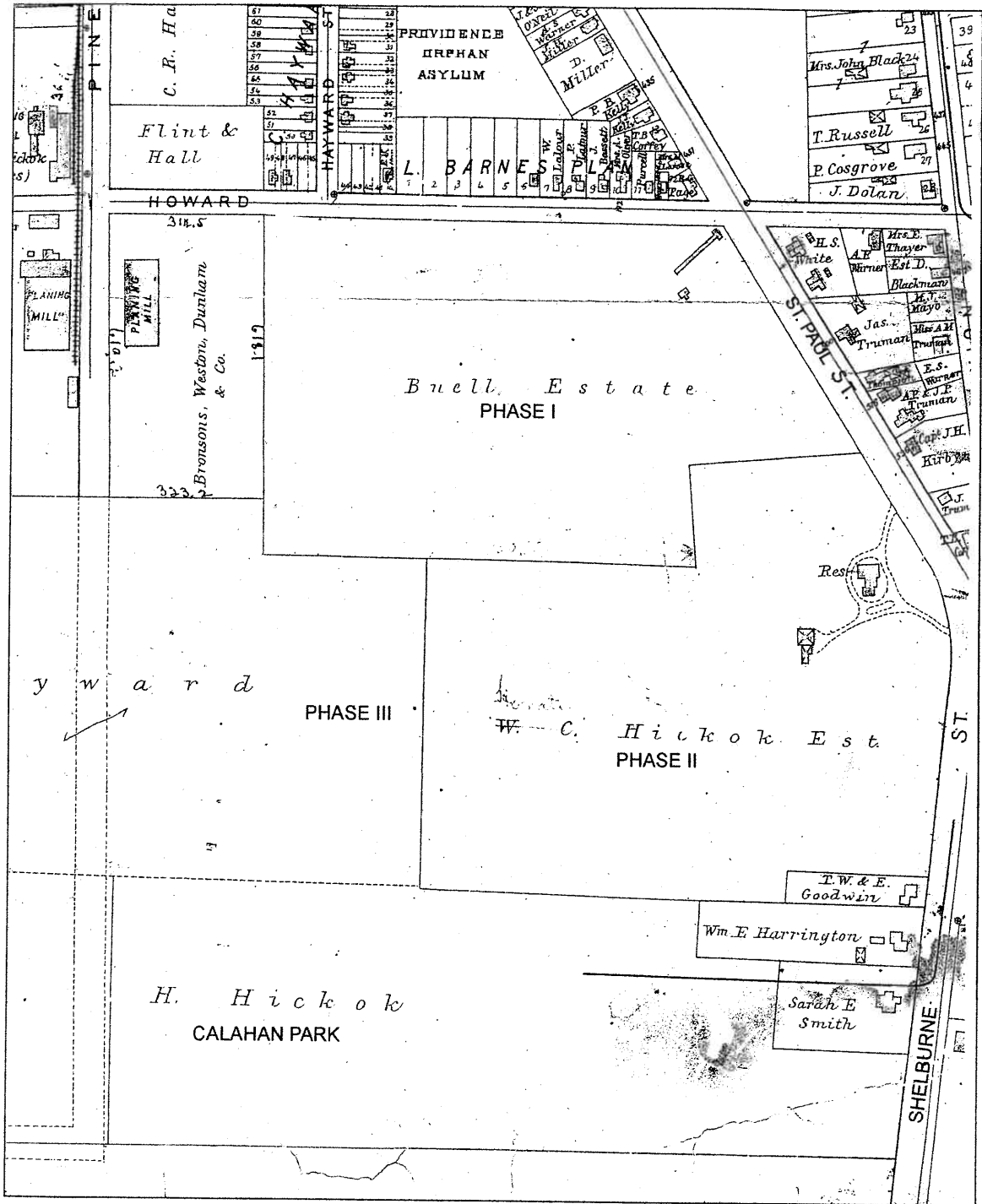
<sup>38</sup> Volume 104/Page 506

<sup>39</sup> Volume 104/Page 506

<sup>40</sup> *Burlington Free Press*, “Paul D. Kelley, Retired Grocery Owner, Dies at 82,” November 5, 1951.

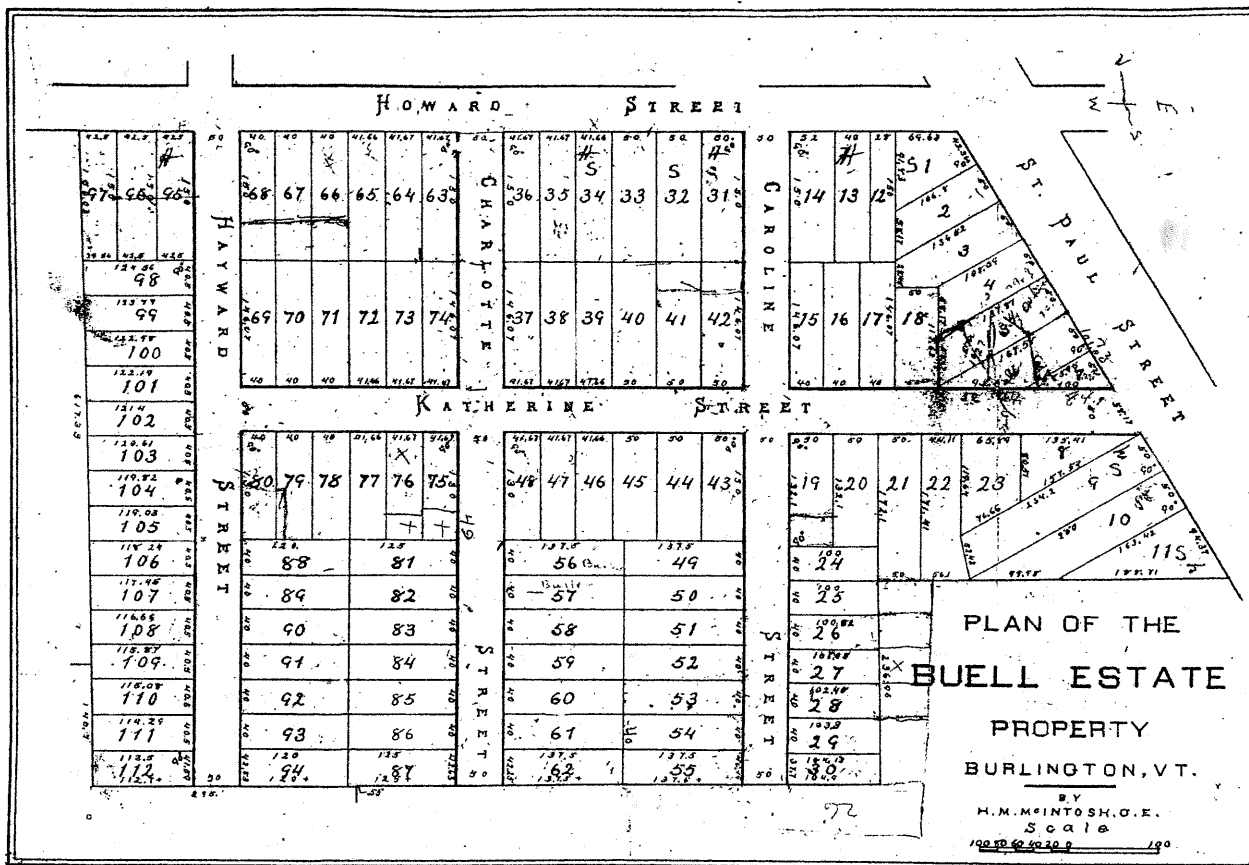
<sup>41</sup> Volume 104/Page 506

### Historic Maps and Plans



**Map 1: 1889 Hopkins Map**

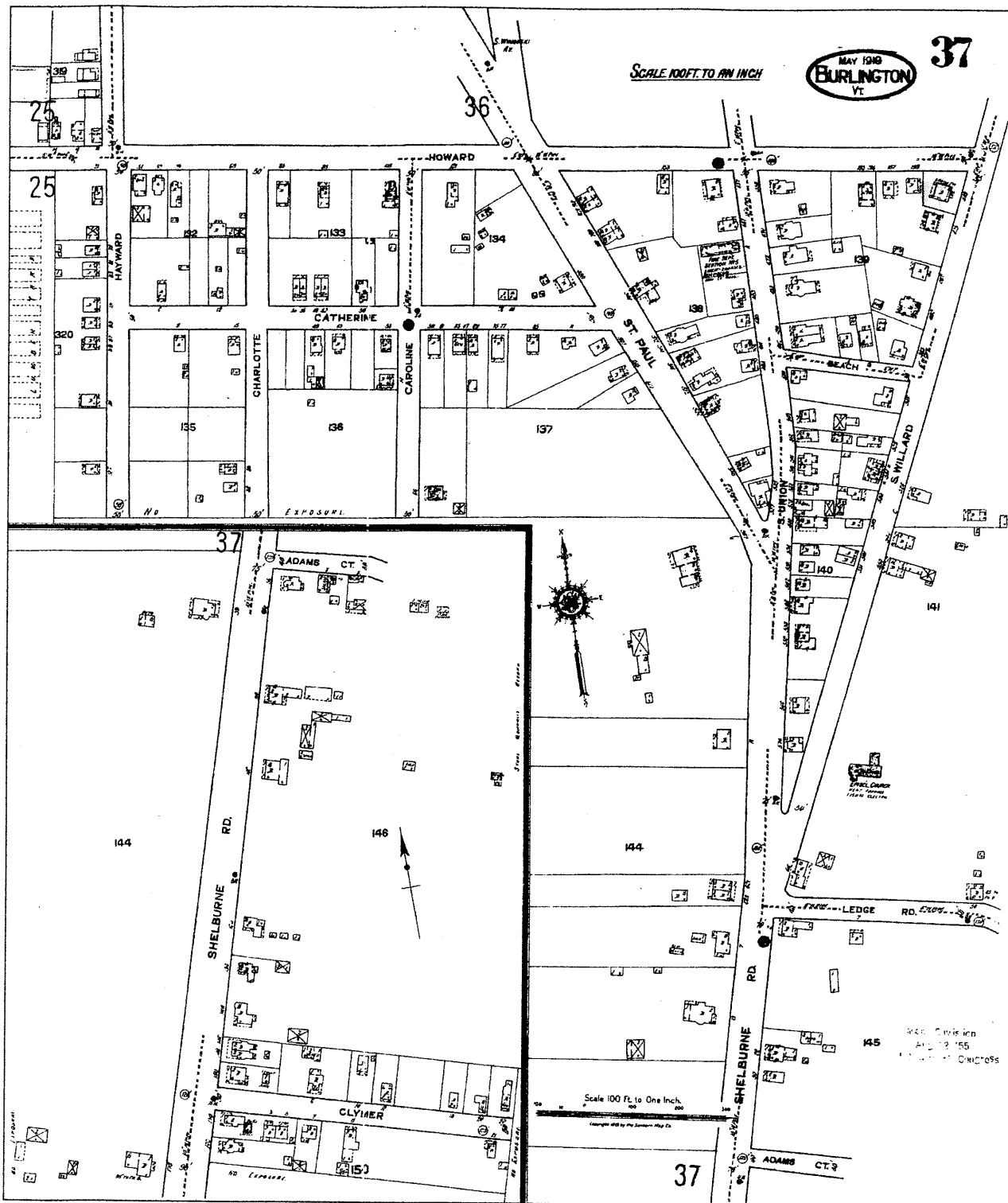
This map shows the parcels of land that constitute the Five Sisters Neighborhood. The annotations indicate the three major phases of development.



**Map 2: 1898 Plan of the Buell Estate Property**

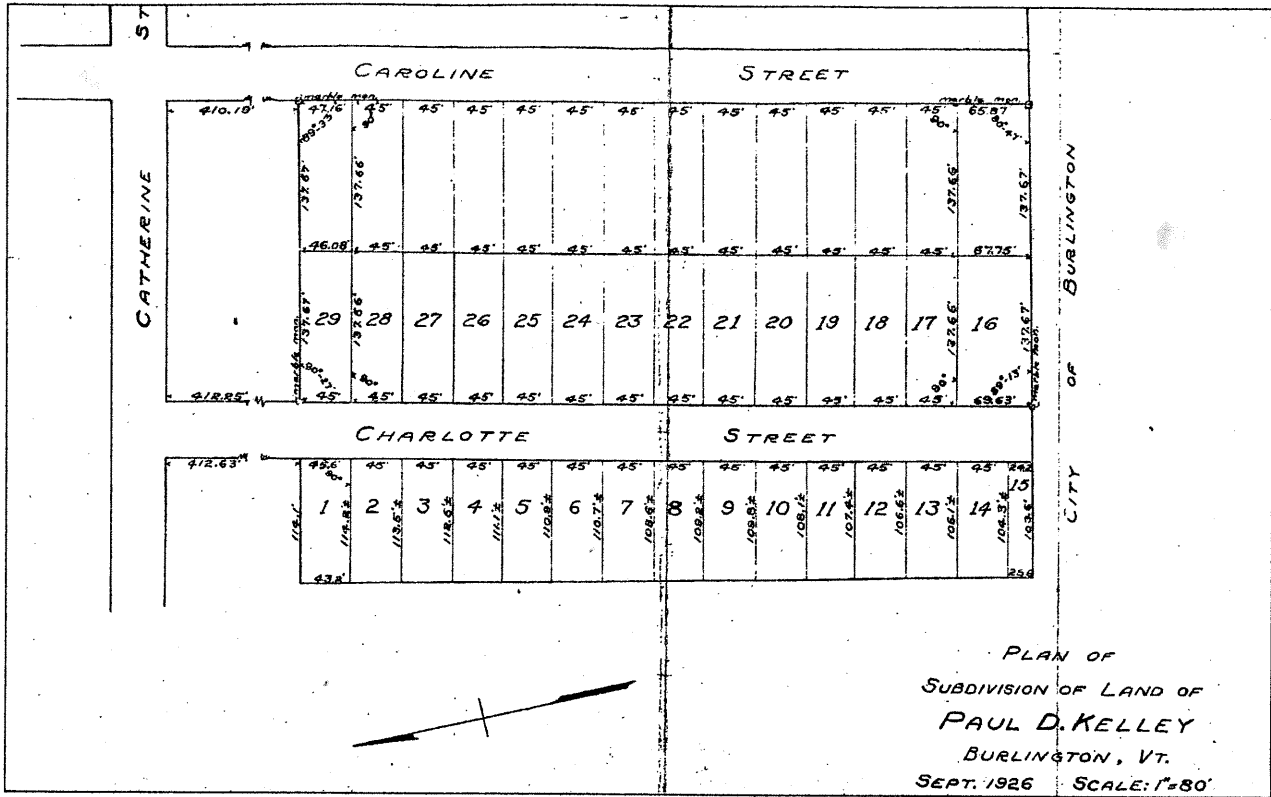
Phase I development of the Five Sisters Neighborhood by Batchelder & Brown was largely based on this plan. Note that Charlotte Street was never extended between Howard Street and Katherine Street (historically spelled with a “K” as opposed to a “C”).

Source: Burlington City Clerks Office, Volume 42, Page 480



**Map 3: 1919 Sanborn Fire Insurance Map**

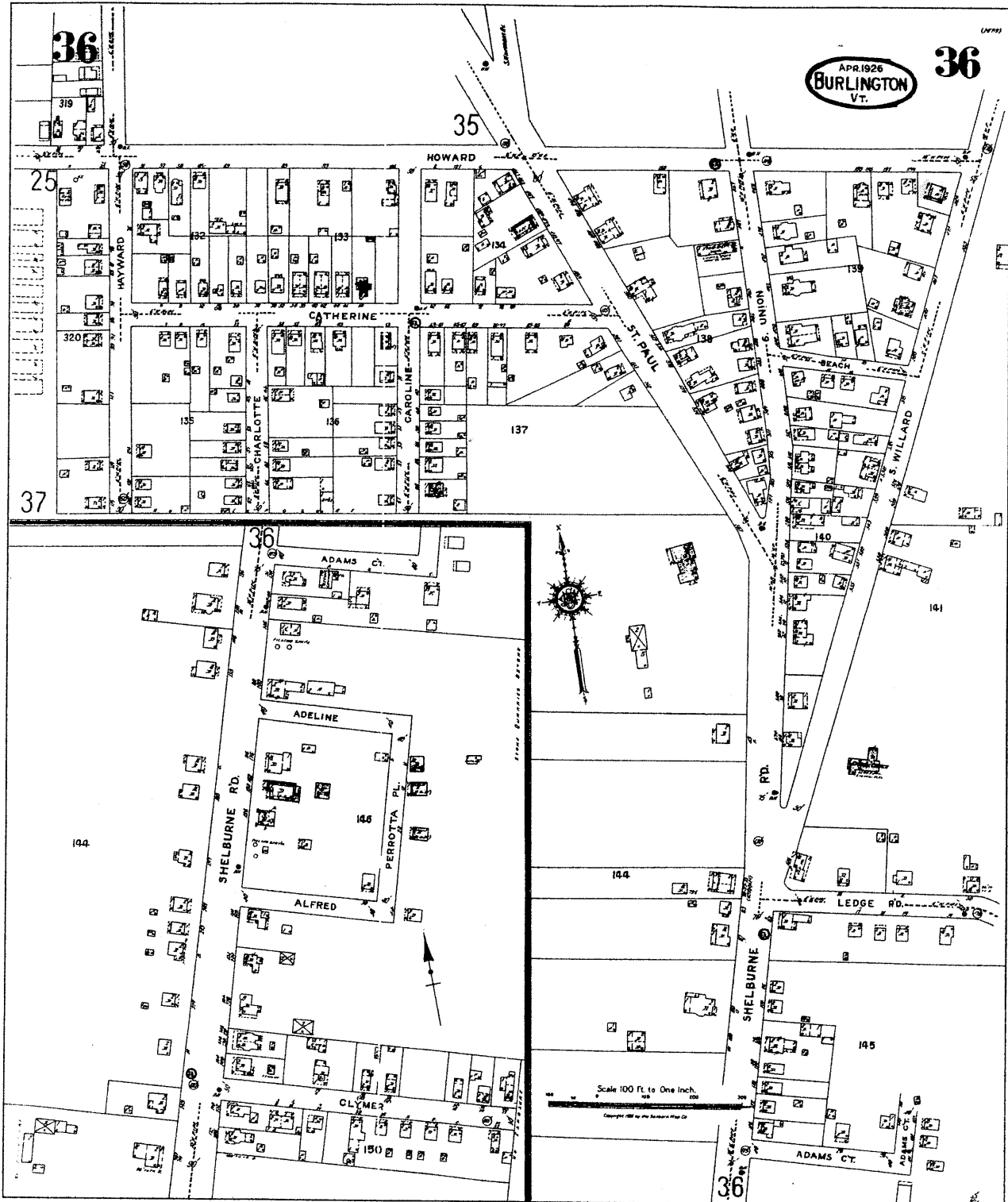
This map shows the structures built prior to 1920, primarily in the Buell Estate/Phase I.



**Map 4: 1926 Charlotte Street Extension**

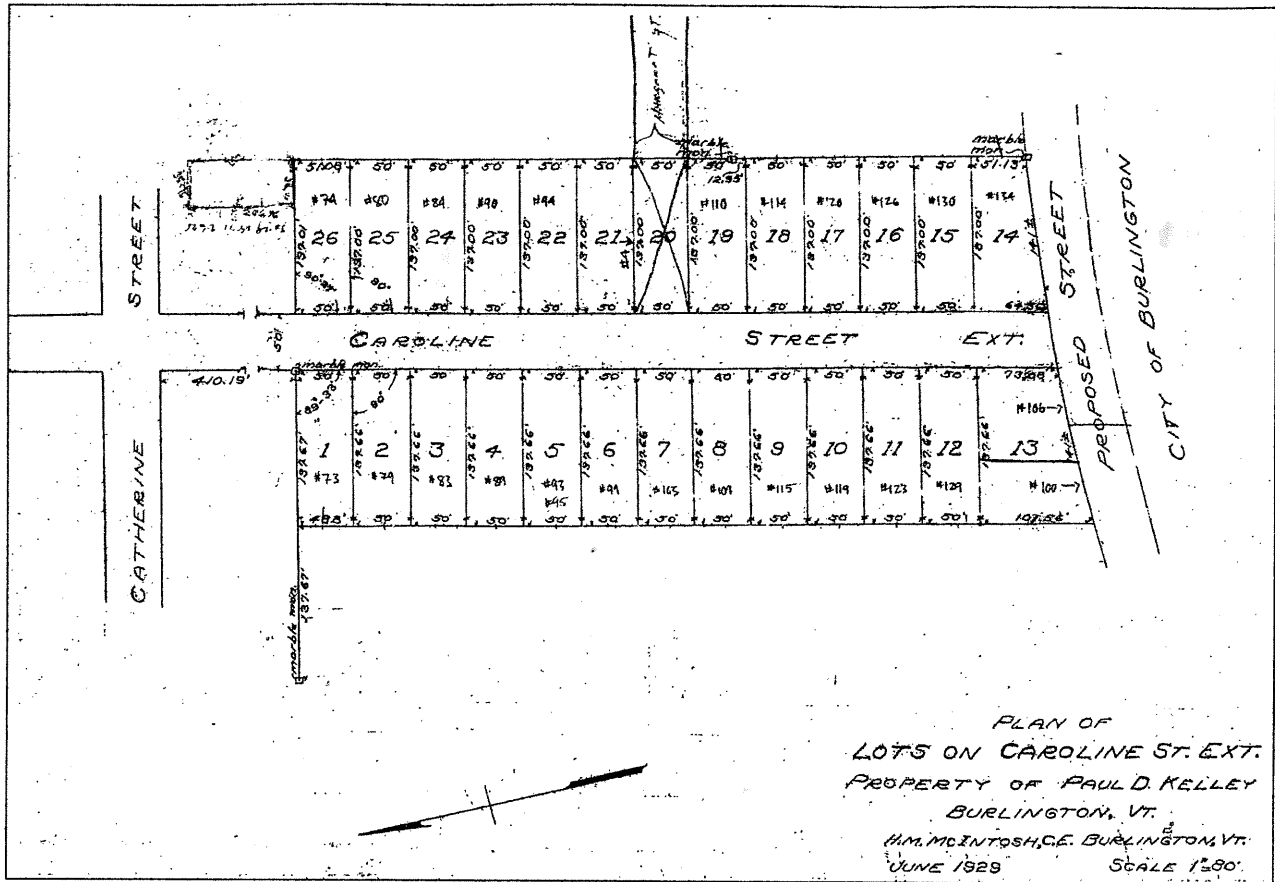
This map shows the southern extension of Charlotte Street on the Hickok Estate/Phase II.

Source: Burlington City Clerks Office, Volume 88, Page 650



**Map 5: 1926 Sanborn Fire Insurance Map**

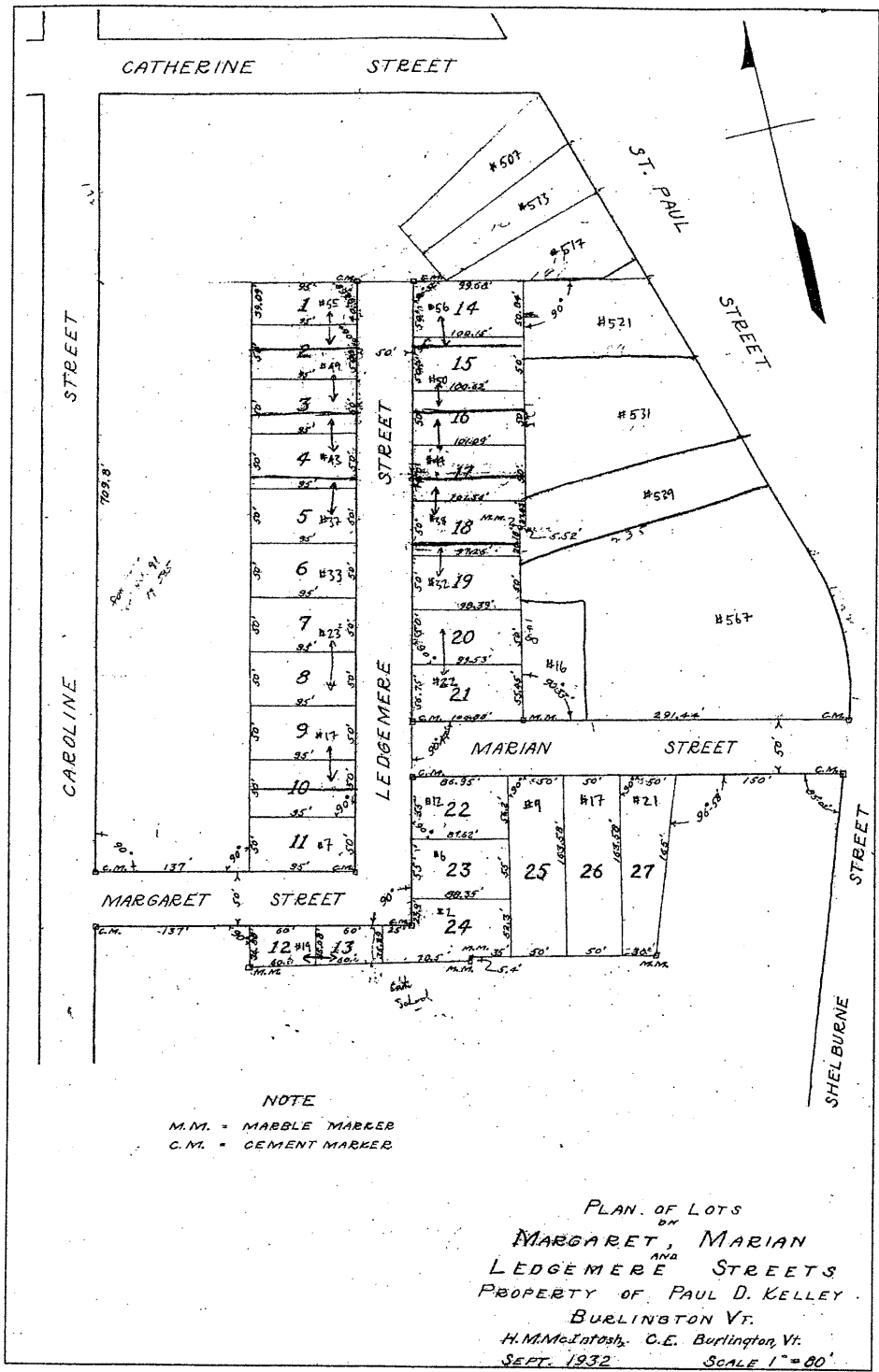
This map shows structures built prior to 1927, primarily in the Buell Estate/Phase I.



**Map 6: 1929 Caroline Street Extension**

This map shows the southern extension of Caroline Street on the Hickok Estate/Phase II. The large numerals indicate the original lot numbers, and the smaller numerals indicate the street address. The road labeled "Proposed Street" would later become Locust Street.

Source: Burlington City Clerks Office, Volume 91, Page 585

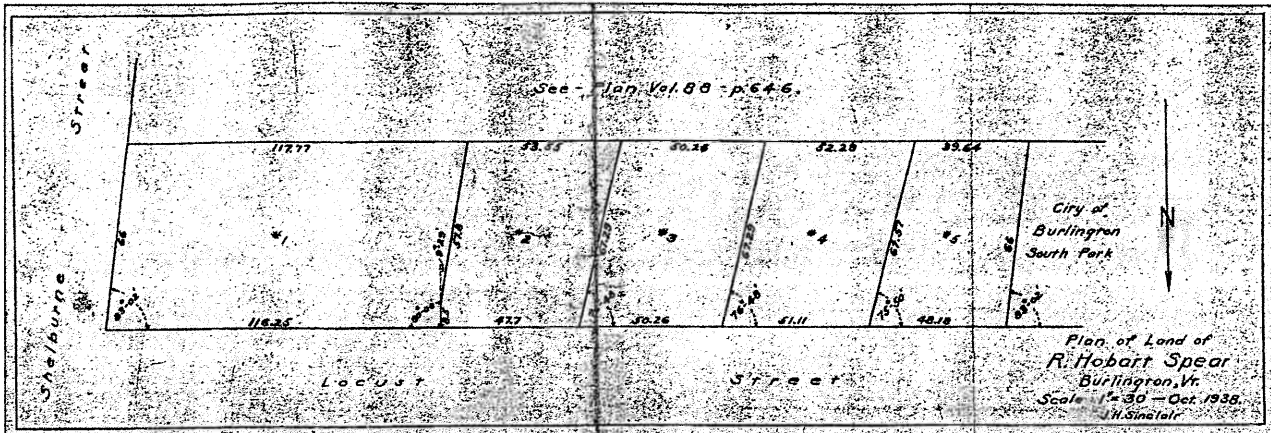


**Map 7: 1932 Plan of Margaret, Marian and Ledgemere Streets**

The original plan called for 22 lots on Ledgemere Street, but adjustments to the lot lines resulted in only 17 buildable parcels.

Source: Burlington City Clerks Office, Volume 100, Page 637

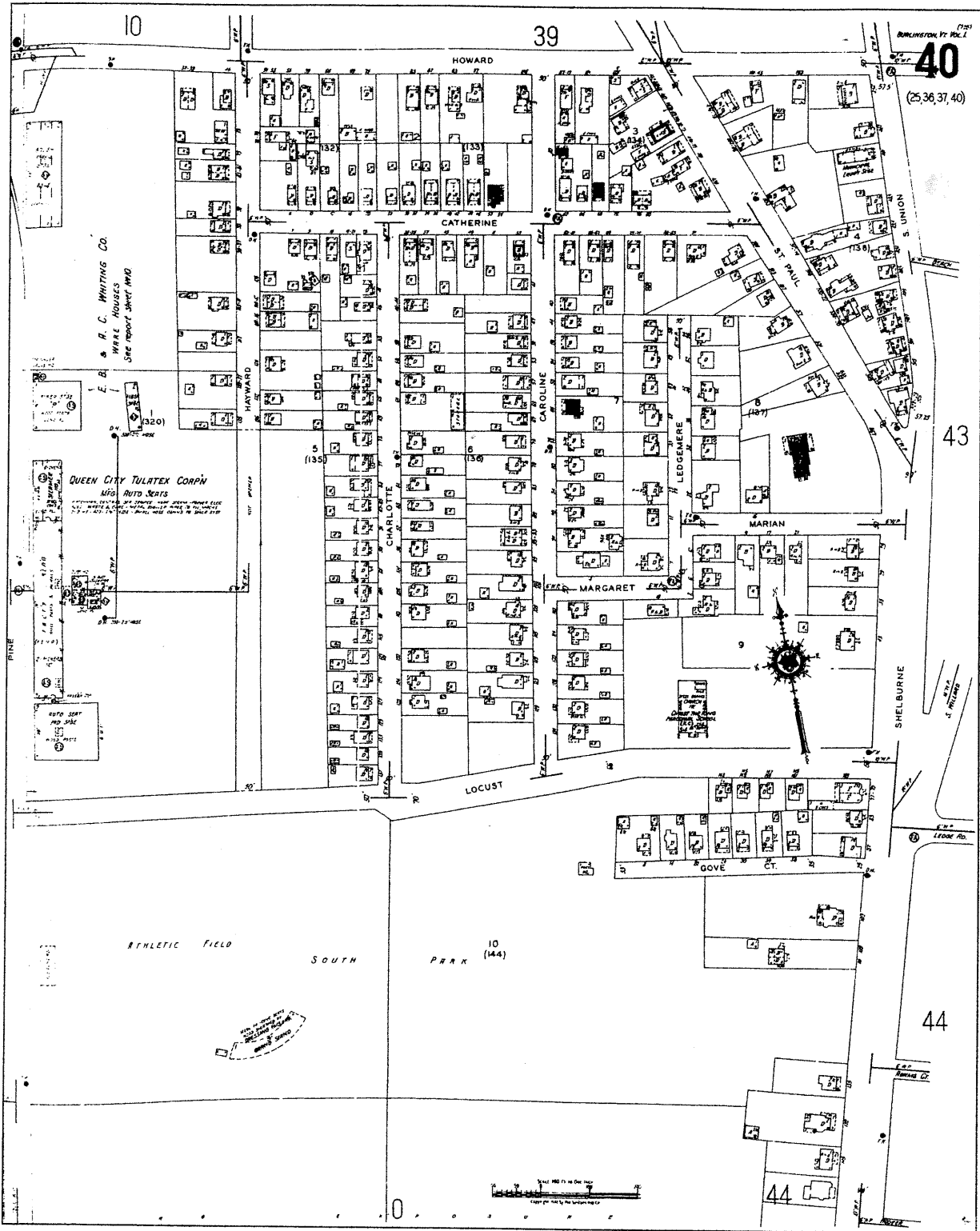




**Map 8: 1938 Locust Street Plan**

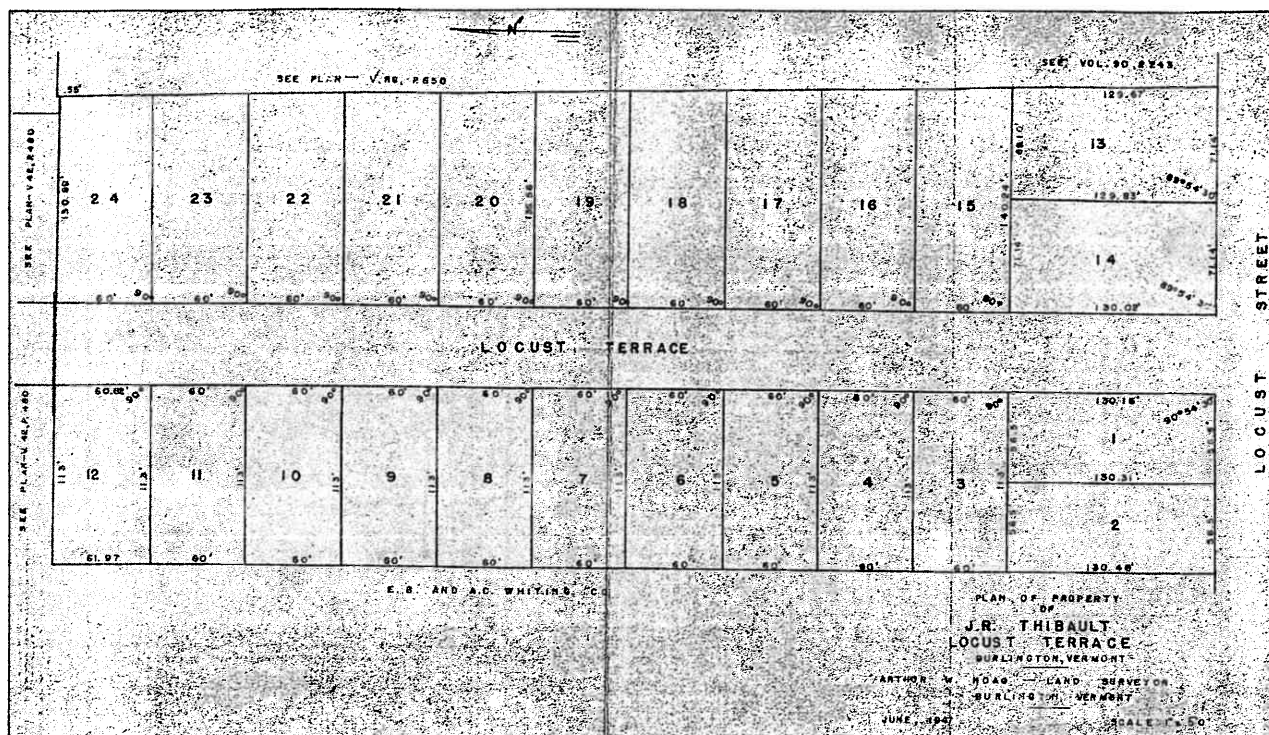
This map shows the four building lots (#2 - #5) developed by R. Hobart Spear. Architect Louis Newton designed a house for each lot.

Source: Burlington City Clerks Office, Volume 110, Page 563



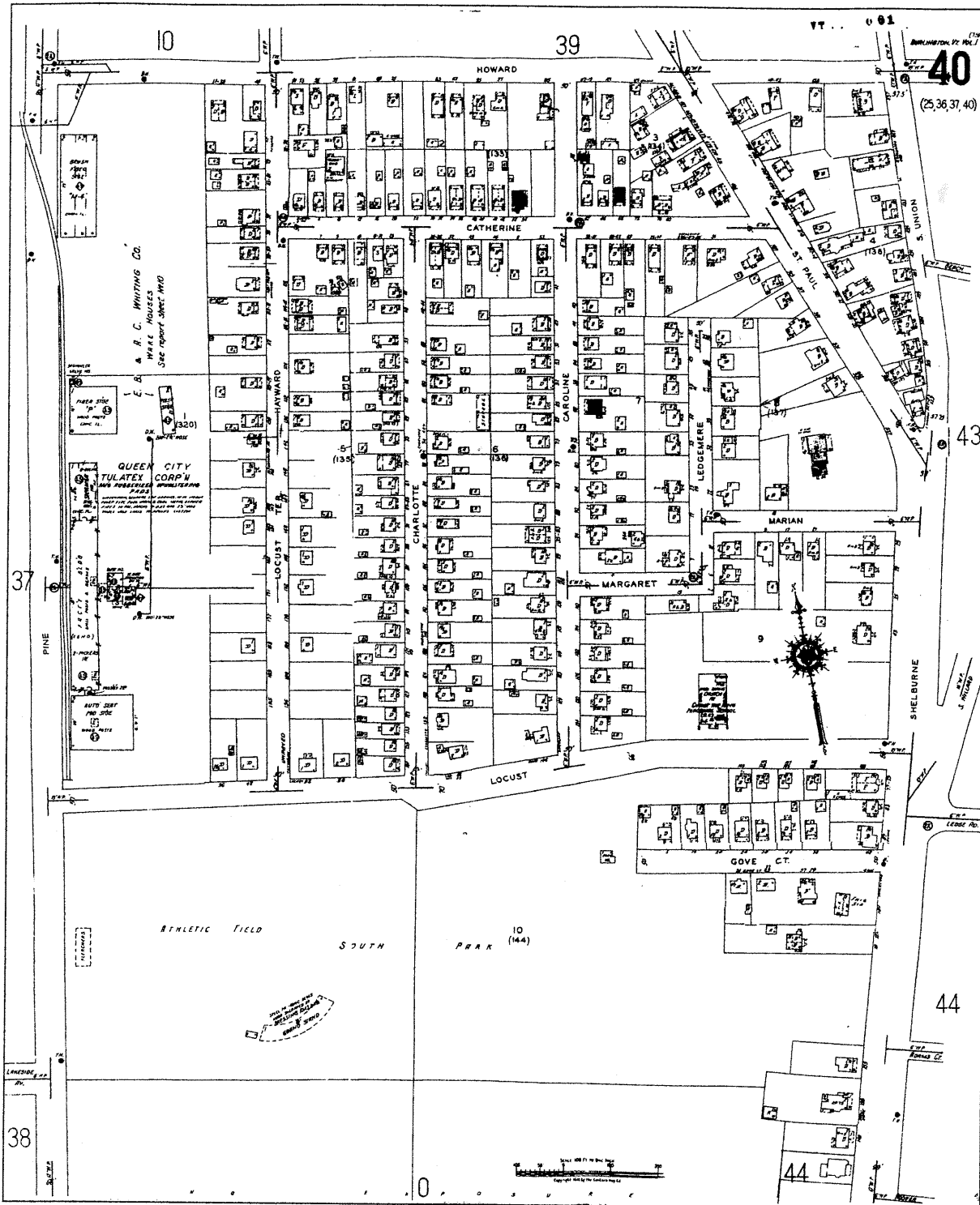
**Map 9: 1942 Sanborn Fire Insurance Map**

This map shows structures built prior to 1943, in the Buell Estate/Phase I and the Hickok Estate/Phase II.



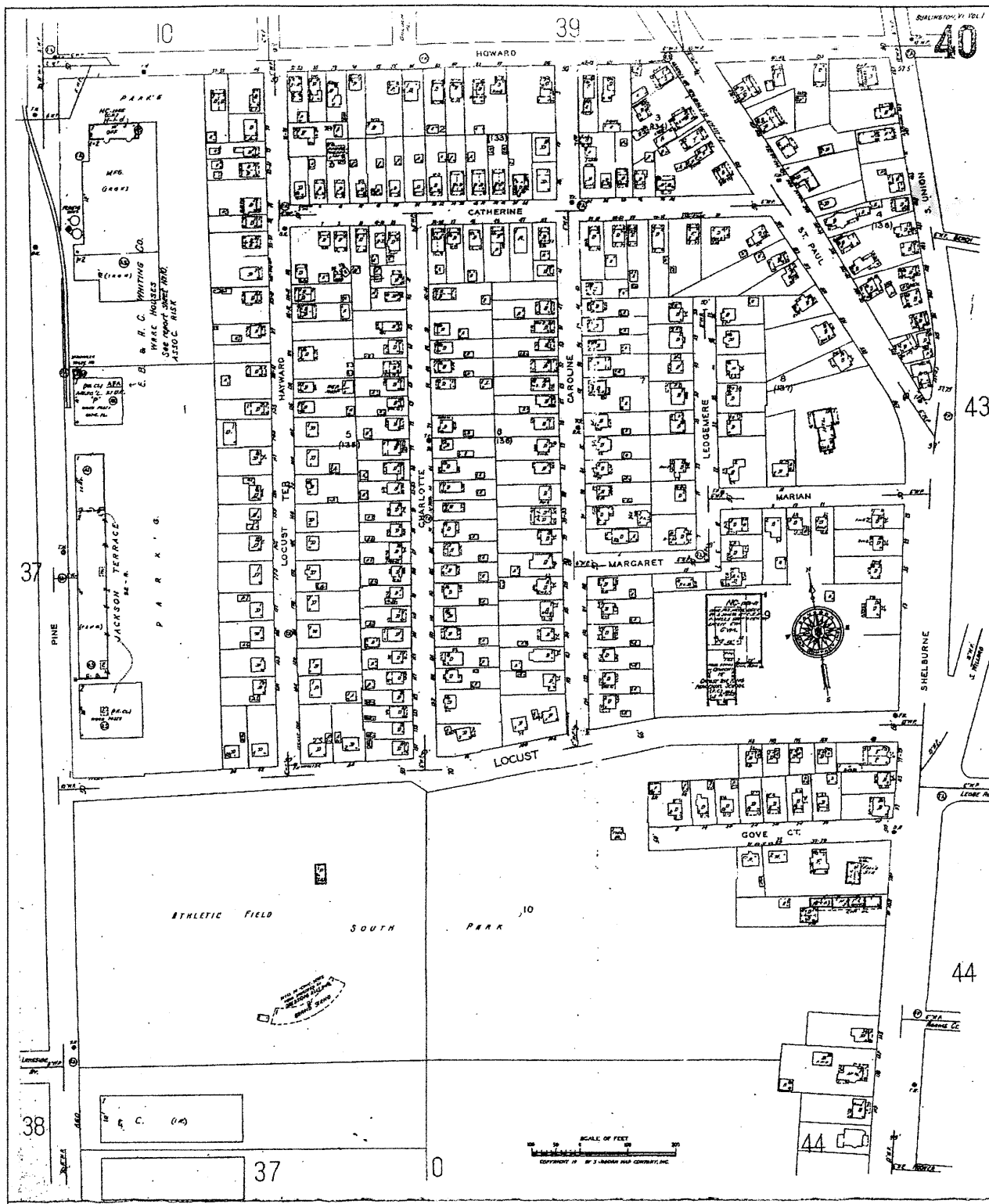
**Map 10: 1947 Locust Terrace Plan**

This map shows the final major development in the neighborhood on the Hayward Estate/Phase III. Locust Terrace connects the southern end of Hayward Street to Locust Street.



**Map 11: 1950 Sanborn Fire Insurance Map**

This map shows structures built prior to 1951, in the Buell Estate/Phase I, the Hickok Estate/Phase II, and the Hayward Estate/Phase III. Also shown is South Park, now named Calahan Park.



**Map 12: 1970 Sanborn Fire Insurance Map**

This map shows structures built prior to 1971. By this time the neighborhood was largely built out to its present configuration.

## **Location of Survey Information**

Copies of the Five Sisters Neighborhood Survey are filed at the Vermont Division for Historic Preservation in Montpelier, Vermont, and at the City of Burlington Planning and Zoning Office, City Hall, Burlington, Vermont.

## **Recommendations for the National Register of Historic Places**

- All of the properties identified as “contributing resources” are eligible for listing on the National Register as part of a potential neighborhood historic district.
- Properties eligible for listing as individual historic resources:
  - Hickok Estate House, 567 St. Paul Street
  - John Roberts houses at 45 and 93 Howard Street
  - Aladdin Company Kit House, 83 Charlotte Street

## List of Surveyed Properties

Street #	Street Name	Date	C/NC	Reason	First known occupant/owner
19	Caroline	1956	C		Hiram & Gladys Hurlbut
20	Caroline	1934	NC	Alterations	Grocery Store: Wesley E. Prior, grocer
27	Caroline	1967	NC	Age	Leo & Flora Rinquette
40	Caroline	1926	C		Clayton L. & Veda A. Elkins
41	Caroline	1917	C		Mrs. Emily Lawson
44	Caroline	1921	C		Fred R. Safford
47	Caroline	1925	C		William J. Daley
50	Caroline	1923	NC	Alterations	Roy C. Prior
51	Caroline	1925	C		1925: Vacant 1926: Mrs. Lilla Wolcott
53	Caroline	1921	C		Leon R. & Lucy E. Buxton
54	Caroline	1925	C		Charles H. Griffin
57	Caroline	1922	C		Henry H. Adams
58	Caroline	1923	C		Wolcott F. Beach
65	Caroline	1937	C		David W. Webster
66	Caroline	1916	C		Anna C. & Celia Andrews
67	Caroline	1923	C		William L. Hammond
73	Caroline	1934	C		Walter & Gertrude Irish
74	Caroline	1933	C		Myron J. Samuelson
79	Caroline	1935	C		Joseph L. Barnard
80	Caroline	1933	C		Dell R. Cowles
83	Caroline	1933	C		1933: Vacant 1934: Charles R. Parkhurst
84	Caroline	1931	C		Arthur C. Amblo
89	Caroline	1941	C		Karl & Anna Buck
90	Caroline	1933	C		A. Edward Provost
93-95	Caroline	1933	C		#93: Thomas Openshaw #95: Leland L. Briggs
94	Caroline	1940	C		George W. Lord 94 ½: Clayton Pecue Rear: Laurence Smith
99	Caroline	1932	C		Leonard C. Amblo
103	Caroline	1938	C		Henry J. & Claudine M. Blaise
109	Caroline	1932	C		Lynnwood S. & Parmelia Cunningham
110	Caroline	1933	C		George & Florence Fraser
114	Caroline	1932	C		Ray & Helen Tuttle
115	Caroline	1930	C		Delbert & Bertha Alger
119	Caroline	1931	C		Frank A. Sanborn
120	Caroline	1931	C		Agnes & Harry F. Gadhue
123-125	Caroline	1932	C		Archie & Emma Bouchard Howard H. Hathaway Edward J. Denning
126	Caroline	1931	C		Cecil and Doris deVarrennes
129	Caroline	1931	C		Albert & Laurette Gravel
130	Caroline	1931	C		Charles & Olive Zeilman
134	Caroline	1931	C		Charles & Clara Coburn
41	Charlotte	1925	C		Fred R. Safford
44-46	Charlotte	1923	C		#44: Fred J. Crocher

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					#46: George Butler
45	Charlotte	1922	NC	Alterations	Jesse M. McNall
50	Charlotte	1928	C		Ernest A. Pariseau
53	Charlotte	1920	C		Caleb E. Harrington
57	Charlotte	1925	C		1925: Vacant 1926: Albert Perreault
58	Charlotte	1924	C		William Paya
60	Charlotte	1924	C		Paul Tager
61	Charlotte	1918	C		Harrison E. Pickering
64	Charlotte	1923	C		Urban E. Saltus
65	Charlotte	1923	C		Edward Paya
69	Charlotte	1921	NC	Alterations	Roy J. Yandow
73	Charlotte	1930	C		Leo Jimmo
74	Charlotte	1939	C		Glenn E. Chapin
77	Charlotte	1931	C		Edward C. Ramsey
78	Charlotte	1936	C		Alfred G. Preble
83	Charlotte	1929	C		George W. Cunningham
84	Charlotte	1936	C		Leo H. Steady
85-87	Charlotte	1935	C		1935: Vacant 1936: #85: Allen Davenport #87: Joseph Carragher
88	Charlotte	1929	C		Ralph C. Abbott
91	Charlotte	1931	C		Dion O. Beckwith
92	Charlotte	1926	C		George Parrow
95	Charlotte	1930	C		Alfred G. Preble
96	Charlotte	1931	C		1931: Vacant 1932: Charles E. Manson
101	Charlotte	1930	C		Henry A. Allen
102	Charlotte	1935	C		Milford G. Price
105	Charlotte	1932	C		James A. Coventry
106	Charlotte	1931	C		Roy F. Farmer
110	Charlotte	1932	C		Hugh C. Woods
111	Charlotte	1942	C		John & Odette Viau
114	Charlotte	1951	C		Raymond & Dorothy Michaud
115	Charlotte	1937	C		William J. Carpenter
120	Charlotte	1932	C		Alcide Lajeunesse
121	Charlotte	1934	C		Ford H. Patno
123	Charlotte	1927	C		Charles A. Root
124	Charlotte	1935	C		John Soltes
127	Charlotte	1927	C		1927: Vacant 1928: Max S. Johnson
128	Charlotte	1936	NC	Alterations	1936: Vacant 1937: George C. Burt
129	Charlotte	1932	C		Morris R. Buxton
132	Charlotte	1949	C		Anna B. Westover
133	Charlotte	1935	C		John E. Viau
135	Charlotte	1932	NC	Alterations	1932: Vacant 1933: John Soltes
137	Charlotte	1935	C		Roland C. Hauke
75	Hayward	1960	NC	Age/Alteration	--
76	Hayward	1922	NC	Alterations	1922: Damase Lapierre
79	Hayward	1914	C		Gustavus Tremblay



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81-83	Hayward	1916	C		Eugenie Trembley
91-93	Hayward	1912	C		Arcide Lajeunesse & Batiste Lavigne
95	Hayward	1913	C		Napoleon Benoit
97-99	Hayward	1919	C		1920: #99: William A. Miner 1921: #97: Anna C. Harrington
103-105	Hayward	1949	C		Albert & Ruby Villneuve
108	Hayward	1930	C		Louis W. Cote
111-113	Hayward	1912	C		#111: Athanasse Benoit
112-114	Hayward	1926	C		#112: Roy W. Kelley #114: Vacant
115	Hayward	1985	NC	Age	Wes & Rhea Paro
116-118	Hayward	1927	C		#116: Abner E. Domey #118: Vacant
117	Hayward	1937	C		Edward E. Provost
120	Hayward	1997	NC	Age	Christopher & Melinda DeMoll
124	Hayward	1923	C		Arthur Oliver
127-129	Hayward	1917	C		#127: Hermenagille Blanchard #129: Vacant
132	Hayward	1925	C		Joseph H. Marrier
135	Hayward	1925	NC	Alterations	Napoleon Lavigne
136	Hayward	1926	C		Mitchell Provost, Jr.
45	Howard	c. 1890	C		John Merchant
51-53	Howard	1904	C		Grocery Store: William Cayea, grocer
55-57	Howard	1917	C		Louis Freeman & Joseph Belisle
59-61	Howard	1906	C		Edward Gayette & Arthur Beauchemin
65	Howard	1925	C		Israel, Jr. & Mary Provost
69	Howard	1916	C		Mitchell & Leda Goulet
75	Howard	1930	C		Joseph Beauchemin, Jr.
79	Howard	1958	C		Robert & Dorothy Labelle
83	Howard	1913	C		Fred H. Steady & Vernon H. Crane
87	Howard	1909	C		Alfred Larsen/Larsen Violin School
93	Howard	c. 1900	C		Peter Trepanier
97	Howard	1909	C		Pierre Trepanier
105	Howard	c. 1890	C		John Merchant
117-119	Howard	1926	C		#117: Philip Cohen #119: Julius C. Thomas
121	Howard	c. 1890	C		James & Frank McCaffrey
125	Howard	1926	C		unknown
4	Katherine	1948	NC	Alterations	Donald & Olympia Joyal
6	Katherine	1915	C		Charles & Rose Scribner
7	Katherine	1922	C		Alfred Godin
8-10	Katherine	1922	C		1922: #8: Elmer W. Scribner 1930: #10: Eugene J. Sequin
9	Katherine	1912	C		1912: #9: Arthur Oliver 1913: #9 ½: Arthur Beauchemin
12	Katherine	1928	C		Frank S. Miner
15	Katherine	1925	C		Leon St. John
16	Katherine	1917	C		Herbert & Matilda Chase
19	Katherine	1935	NC	Alterations	Grocery Store: Harold E. Irish, grocer
20	Katherine	1923	C		Agnes Wright
23	Katherine	1917	C		Vacant

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24	Katherine	1923	C		Henry Butterfly
30-32	Katherine	1916	C		#32: Mamie M. Briggs
33-35	Katherine	1923	C		#33: Moses Pariseau #35: Harvey Kaigle
34-36	Katherine	1911	C		1911: #34: Wilson & Viola Jackson 1914: #36: George & Julia Fountain
37	Katherine	1923	C		Raymond T. Ledden
40-42	Katherine	1912	C		1912: #42: Herman J. Fifield 1915: #40: Eugene & Blanche Fellows
43	Katherine	1912	C		Edward & Annette Walker
44-46	Katherine	1924	C		1924: #46: Frank Gravelle 1925: #44: George Therrien
45	Katherine	1915	C		Ellis & Blanche Preston
47	Katherine	1974	NC	Age	Larry & Donna Lambert
52-54	Katherine	1914	C		#54: Frank R. Beaman
53	Katherine	1919	C		Clark W. Graves
59	Katherine	1914	C		John J. Smith
62	Katherine	1921	C		Harry G. Hutchins
65	Katherine	1915	NC	Alterations	#65: Raymond & Agnes Evans #67: Benjamin F. Wright
66	Katherine	1923	C		Karl B. Stowe
68	Katherine	1928	C		Philip E. Damon
69	Katherine	1915	C		Winfield & Mabel van Orman
72	Katherine	1925	C		George W. Lord
75-77	Katherine	1914	C		1914: #77: Benjamin R. Wing 1917: #75: William J. McCaffrey
78-80	Katherine	1917	C		#78: Ferris W. Lawrence #80: Mrs. Clara Davis
83	Katherine	1915	C		Charles E. Lane & Walter A. Butler
89-91	Katherine	1931	C		Roy I. Ferris
2	Ledgemere	1934	C		Maynard & Edna Ray
6	Ledgemere	1934	C		John T. Wynne
7	Ledgemere	1934	C		Lloyd & Frances Pearl
12	Ledgemere	1934	C		David M. McNaught
17	Ledgemere	1935	C		John & Elizabeth Patrick
22	Ledgemere	1934	C		Merrill D. Powers
23	Ledgemere	1935	C		Raymond J. Bennett
32	Ledgemere	1936	C		Clarence & Alberta Riddell
33	Ledgemere	1936	C		Frederick J. Lapham
37	Ledgemere	1936	C		James S. Grow
38	Ledgemere	1936	C		Walter Sweeney
43	Ledgemere	1937	C		Paul C. Dorn
44	Ledgemere	1938	C		W. Woodrow Wilson
49	Ledgemere	1936	C		Maurice Ross
50	Ledgemere	1942	C		Mrs. Jennie F. Symes
55	Ledgemere	1936	C		Carl A. Hill
56	Ledgemere	1936	C		1936: House under construction 1937: James A. Coventry
36	Locust St.	1949	C		Earl & Jeanne Mills
42	Locust St.	1950	C		Raeburn & Dorothy Medler
52	Locust St.	1949	C		George H. & Diana Caise

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58	Locust St.	1949	C		George & Therese Houle
88	Locust St.	1948	C		Harold R. Westover
100	Locust St.	1952	C		Burton & Gwendolyn Landman
106	Locust St.	1951	C		1951: Vacant 1954: Rene Bedard
136	Locust St.		C		Christ the King Church & School
143	Locust St.	1938	C		Thornton T. & Ella M. Penrose
149	Locust St.	1938	C		Thomas G. & Constance E. Lumbra
155	Locust St.	1938	C		Charles S. & Anita M. Upjohn
161	Locust St.	1938	C		R.W. & Margaret C. Miller
142	Locust Terr.	1950	C		Clyde & Jeanne Burdick
143	Locust Terr.	1958	C		Omer & Seraphia Lascelles
147	Locust Terr.	1950	C		Philip & Maxine Griffith
148	Locust Terr.	1956	C		Clement & Florence Drolette
153	Locust Terr.	1949	C		Carl & Mary Lacillade
154	Locust Terr.	1949	C		Henry & Ruth Rook
159	Locust Terr.	1949	C		Philip & Eileen Kelsall
160	Locust Terr.	1949	NC	Alterations	Jason & Alma Bombard
165	Locust Terr.	1955	C		Alcee & Margaret Campbell
166	Locust Terr.	1950	C		Paul & Liola Blais
172	Locust Terr.	1951	C		Dorothy & Donald Bessette
173	Locust Terr.	1959	NC	Alterations	Roland & Edith Davis
177	Locust Terr.	1954	C		Charles & Marion Purington
178	Locust Terr.	1956	C		Robert & Elizabeth Kelley
184	Locust Terr.	1950	C		Louis & Cecil Hall
185	Locust Terr.	1950	C		Wallace & Nancy Gross
189	Locust Terr.	1950	NC	Alterations	John & Lorraine Churma
190	Locust Terr.	1952	NC	Alterations	Lawrence & Bertha Hayes
191	Locust Terr.	1955	C		Raymond & Lucille Plankey
196	Locust Terr.	1959	NC	Alterations	Catherine Thibodeau
4	Margaret	1935	C		Bernard Cohen
19	Margaret	1937	C		Alfred Morrill
9	Marian	1942	C		Lawrence Beaman & Carl Macomber
16	Marian	1938	C		Leo & Helen Sullivan
17	Marian	1935	C		Clifford Smith & Ralph Herrin
21	Marian	1934	C		Ralph P. Shaw
25	Shelburne	1929	C		Buel B. Baldwin
29	Shelburne	1930	C		William J. Humphrey
35	Shelburne	1929	C		1929: Vacant 1930: Richard H. Spear
43	Shelburne	1939	C		Christ The King Rectory
463-465	St. Paul	1925	C		#463: Butcher shop: Standard Meat Market #465: Grocery store: J.T. Connor Co.
463 ½	St. Paul	1927	C		Barber shop: Arthur St. Germain
467	St. Paul	c. 1919	C		John H. Wilcox
469	St. Paul	1925	C		Russell D. Horne
475-477	St. Paul	1923	C		#475: Vacant

					#477: Emil H. Moore
481	St. Paul	1932	C		Frank R. Curley, Thomas W. Rogers & Vacant
489	St. Paul	1911	C		Ernest D. Vanderhoof
507	St. Paul	c. 1898	NC	Alterations	Clayton L. Alexander
513	St. Paul	c. 1898	C		Frank C. Gillette
517	St. Paul	c. 1898	C		Charles J. Harrington
521	St. Paul	1929	C		1929: Vacant 1930: Margaret J. Bacon
531	St. Paul	1932	C		Frederick W. Newcomb
539	St. Paul	1933	C		1933: Vacant 1934: William T. Riley
567	St. Paul	1850	C		Dr. William & Laura Ann Hickok

## Recommendations for Further Study

- Additional research and documentation of kit and pattern book houses throughout the neighborhood.
- Documentation of how existing houses are being enlarged with new additions and their impact on the integrity of the original structure.

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