

Report of the
Historic District
Study Committee
of
Glastonbury, Connecticut



THE HISTORIC DISTRICT STUDY COMMITTEE

ACKNOWLEDGEMENTS

The Committee wishes to acknowledge their indebtedness to their associates and interested townspeople for their advice and support. We are particularly appreciative of the help of the Historical Society of Glastonbury and Marjorie McNulty, who wrote for this report the "Historical Background of Glastonbury" and the brief histories of various houses within the proposed Historic District. Credit should be given to Barbara Fletcher who, as a volunteer for the Historical Society's old house documentation survey, 1978-81, searched property titles and prepared genealogical materials, upon which Mrs. McNulty has drawn in her house histories. We also wish to thank all the town officials and their staffs for their assistance in assembling and interpreting the material presented here for your approval.

In its investigation, the Committee has been materially helped by the work done by the Reports of the Old Lyme, Woodbury, and Farmington Historic District Study Committees. The Committee is also grateful for the research assistance of former staff Planning Assistant Michael Dayton and staff volunteer Betsy Katz, and typing support of Beatrice Parkhurst, B.J. White and Judy Dawson.

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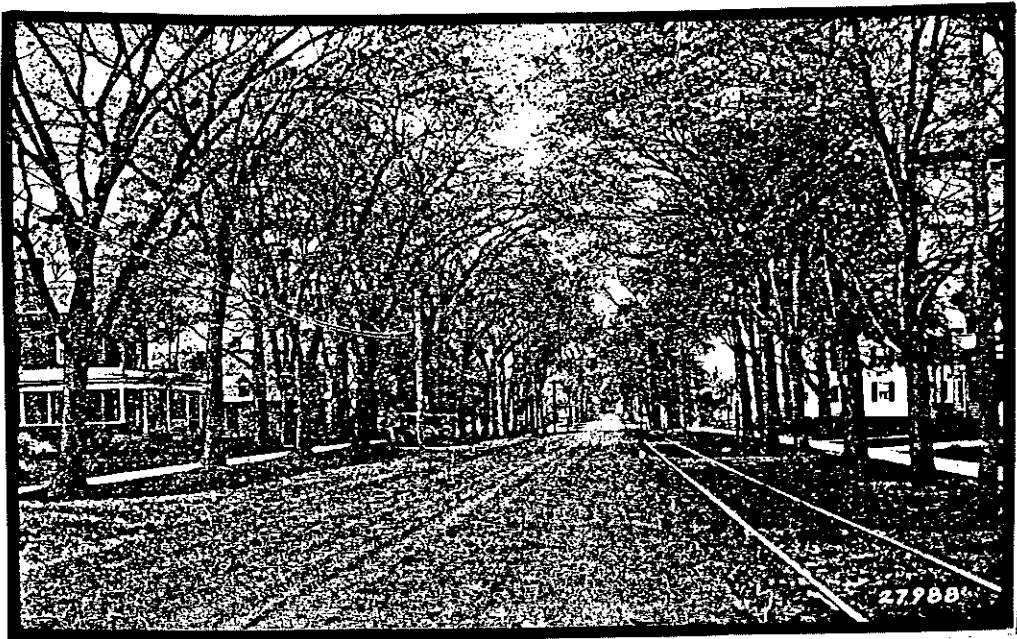
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**Former Committee Members

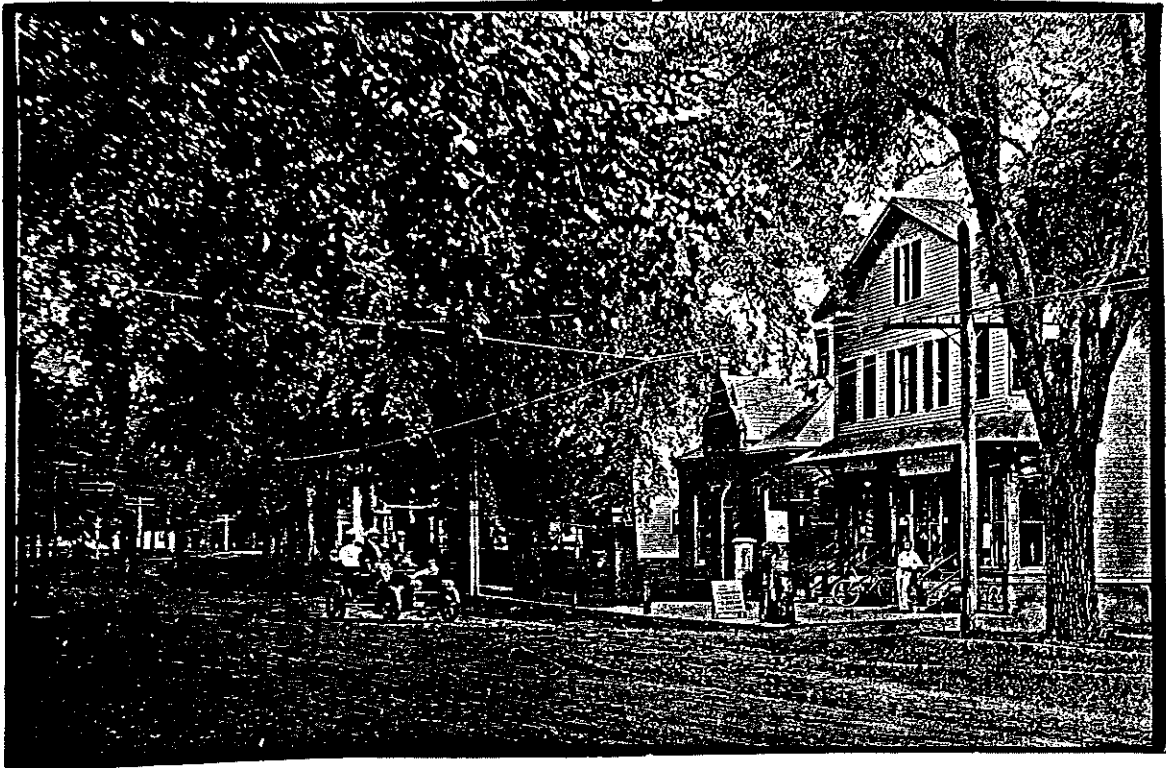
The cover design courtesy of Krystyna Celichowska.

Photographs of homes by Michael Dayton and Dick Katz.

Historical photographs courtesy of The Glastonbury Citizen and the Glastonbury Historical Society.



MAIN STREET, GLASTONBURY, CONN.



GLASTONBURY CENTER 1900

REPORT OF THE GLASTONBURY HISTORIC DISTRICT STUDY COMMITTEE

OCTOBER 1983

In January of 1981, the Town Council of Glastonbury received a petition to create an Historic District in Glastonbury. The petitioners stated they would support an ordinance establishing a district which would include their properties. The Town Council appointed a study committee as required by State Statute, Section 7-147b, to study the possibilities of establishing an Historic District.

The Committee has researched the historical significance of the buildings, their features, and historic sites suitable for inclusion in a proposed Historic District or Districts. After giving due consideration to the many areas in the town containing interesting examples that might be worthy of inclusion, the Committee decided to recommend the area on the upper portion of Main Street for designation as an Historic District.

A review conducted in 1952 by the founder of the Glastonbury Historical Society showed that Glastonbury had 175 houses of the 18th Century. Since that time well over 30 houses contained in the 1952 survey have been torn down or destroyed mostly for the purpose of development. The Study Committee and concerned Glastonbury residents see this trend continuing unless some effort is made to protect these houses.

This report contains historical background of Glastonbury with an inventory and location of historical buildings. Also included is the proposed ordinance establishing the district. It is submitted pursuant to Section 7-147b of the 1981 Supplement to the General Statutes of Connecticut. Also, to comply with the provisions of the Statutes Sec. 7-147a to Sec. 7-147(1), inclusive, the Committee is sending this report to the Connecticut Historical Commission, the Town Planning and Zoning Commission, the Town Council of Glastonbury, and to the owners of all real property to be included in the proposed district as they appear on the October 1, 1983 Grand List, at addresses shown.

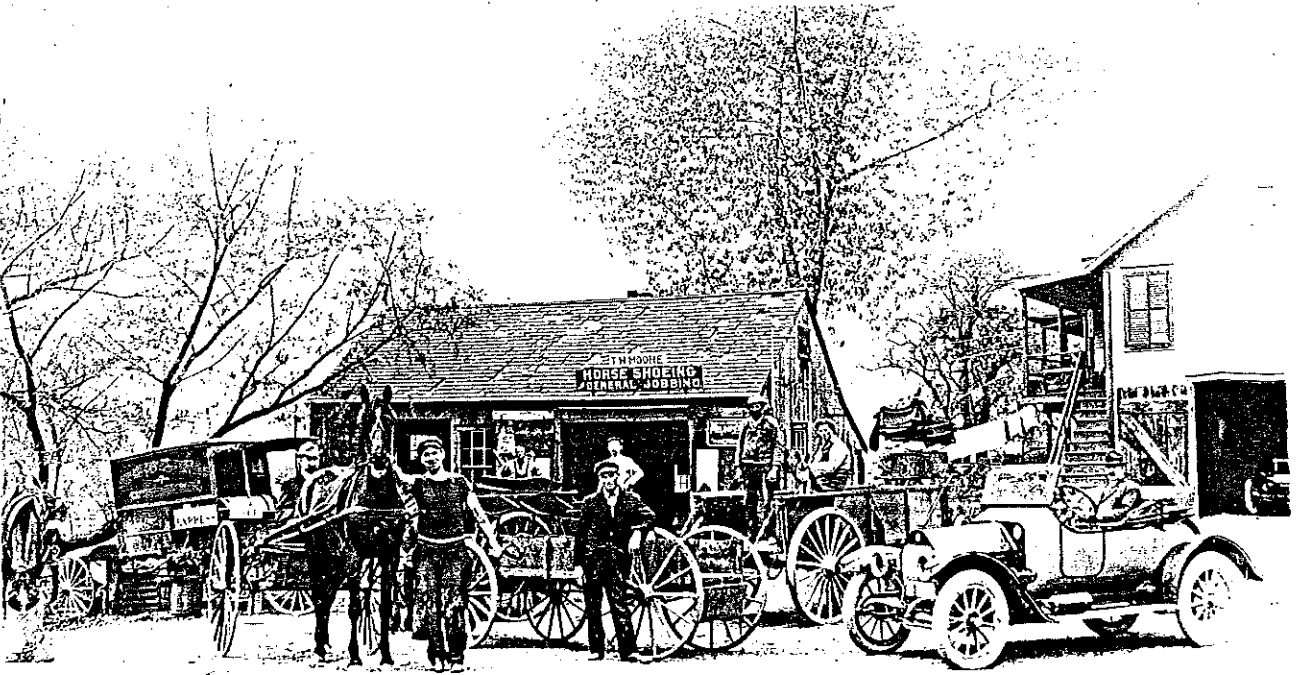
The draft ordinance for the Historic District was developed after considerable discussion with the property owners in the proposed Historic District. We feel that this ordinance addresses the values and interests of the property owners identified for inclusion within the prospective Historic District. A careful reading will disclose that there has been a considerable amount of flexibility built into the ordinance so that many of the residents' interests can be served.

Purpose of an Historic District

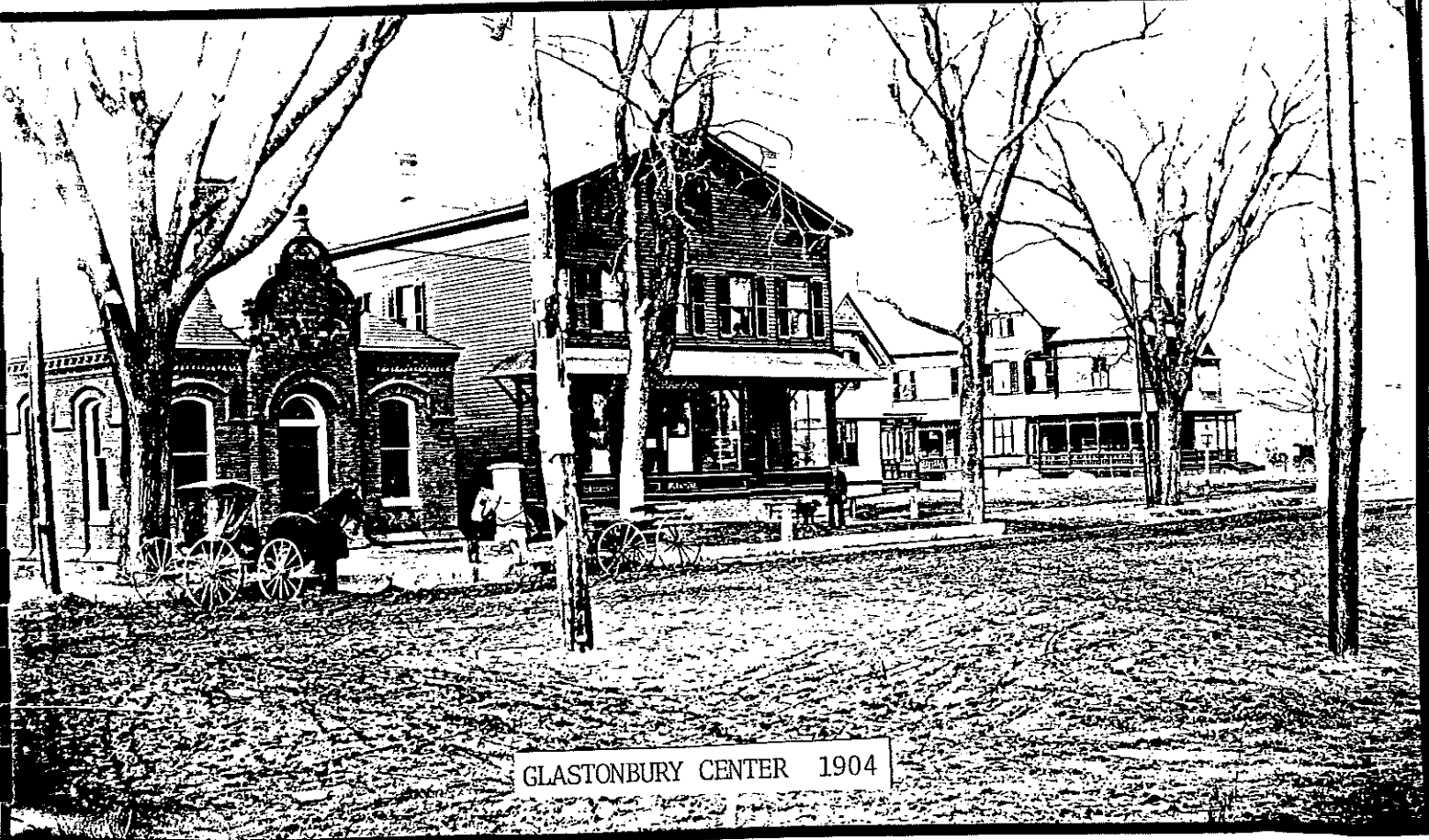
Many of the homes along the wide tree-lined Main Street have been there since the earliest settlements of Glastonbury. Main Street is fortunate to remain relatively unspoiled. However, lying only a few miles from Hartford, Glastonbury is very vulnerable to the neighboring urban growth. Therefore, in order to preserve the historic center of Glastonbury, the Historic District Study Committee recommends the immediate establishment of an Historic District in the town of Glastonbury. The proposed area would extend from 2300 Main Street at Main Street and Rankin Road, south about one-half mile to 1855 Main Street.

An Historic District provides a measure of neighborhood stability by protecting the architectural and aesthetic character of the historic houses. Not only property owners, but the entire town would benefit by protecting the historic main street. Data from other communities has shown that an historic district both preserves the historic character of a community, and at the same time enhances property values. The Study Committee recommends that Glastonbury establish the proposed area on Main Street identified herein as an Historic District.

This report comprises a selection of brief histories of some of the houses located within the proposed Historic District. It must be emphasized that the houses chosen for inclusion in this report, while representative of the architectural and historical significance of many old houses throughout Glastonbury, are not the only ones within the proposed district which are of architectural and historical importance. Limitations of time and of space in this report have determined to a large degree the choices made.



T.H. MOORE'S BLACKSMITH SHOP & CHARLIE GOODALE'S CARRIAGE SHOP



GLASTONBURY CENTER 1904

HISTORICAL BACKGROUND OF GLASTONBURY

Situated on the east bank of the Connecticut River below East Hartford, Glastonbury, settled about 1650, is one of Connecticut's oldest towns. Its Main Street, six miles long from the East Hartford to the Portland lines, has an impressive concentration of 18th and early 19th century houses, probably more than any other Main Street in the country. The section of Main Street presently being proposed as an historic district was surveyed and laid out as a highway in 1670. It traverses ten of the original 34 farmlots, each reaching from the Connecticut River three miles east to the "wilderness," purchased from the Indians by Wethersfield proprietors in 1640.

The history of Glastonbury properly begins with the history of Wethersfield, for until 1693 Glastonbury was a part of that town. Wethersfield had been founded in 1634 on the west bank of the Connecticut River by a band of settlers from Watertown, Mass. But the east side of the river, inhabited at that time only by Indians, members of the Wongunk "river Indian" tribe, attracted the Wethersfield settlers for its arable meadows and upland plains. Purchasers of the first surveyed east side lots, which were called Naubuc Farms, never occupied their farms; they were later inherited by descendants or sold. The 1640 survey of these lots is said to be the first survey and layout of farms in Connecticut. The town's boundaries were extended another five miles beyond the original "Mile of Common" at the east end (or "wilderness") by Indian purchase in 1673.

Records of the first Glastonbury buildings are scarce or unreliable. That there were early dwellings, however, is certain, for the Wethersfield records contain references to the appointments of officers for certain village duties. In 1653 these inhabitants applied to the General Court of Connecticut Colony for permission to form their own military train band which could hold drills on the east side, and this request was granted.

For the next 40 years the east side residents, still belonging to Wethersfield, crossed the river to attend church services and transact town business, such as paying taxes or collecting bounties for killing wolves or rattlesnakes. In 1689 east sides applied to the Wethersfield town government for permission to form their own church parish. This Wethersfield agreed to, on condition that the General Court would grant them the right to be a township with certain conditions, chiefly, to make sure that the east side people would continue to pay their proportion of "publike charges" until they had a minister settled. Another petition was then presented to the General Court (though this document cannot be found) and the Court on May 8, 1690, granted the petition. The wording, in response to Wethersfield's concern, did state that township status would not be in effect until the new minister was settled. On June 22, 1692, the Court named the new town "Glassenbury." At this time the Governor of Connecticut Colony was Robert Treat, whose family had come to Wethersfield from Somerset County not far from Glastonbury, England, and owned land in Nayaug, now South Glastonbury. It is thought that Governor Treat may have had an influential voice in naming the new town. The spelling of the town's name varied over the years until it was stabilized as "Glastonbury" by legislative vote in 1870.

Glastonbury is believed to be the first town in Connecticut to be a "daughter town" formed from another. Because it was not founded as an entity of its own but as an extension of an already existing town, Glastonbury did not evolve from a cluster of houses around a village green, like many traditional New England villages. Rather, its dwellings and shops lined one long main highway, the "Country Road" or "Town Street" mentioned as boundaries, east or west, in the town's early land records.

As a river town, Glastonbury early turned to maritime pursuits: shipbuilding and production of the necessary materials--timbers and hardware; and shipping, exports of timber and farm products, horses and mules, and imports such as molasses, rum and spices from the West Indies and, as well, merchant's supplies of goods from Boston or from England. But primarily Glastonbury was a farming community. There were, of course, water-powered mills and certain industries of all sorts, blacksmiths, tanners, shoemakers, shopkeepers. All families, including those of the preacher and doctor, maintained at least subsistence farms. The village farm life characterized Glastonbury's Main Street as well as the great expanse of the town's far-flung rural areas.

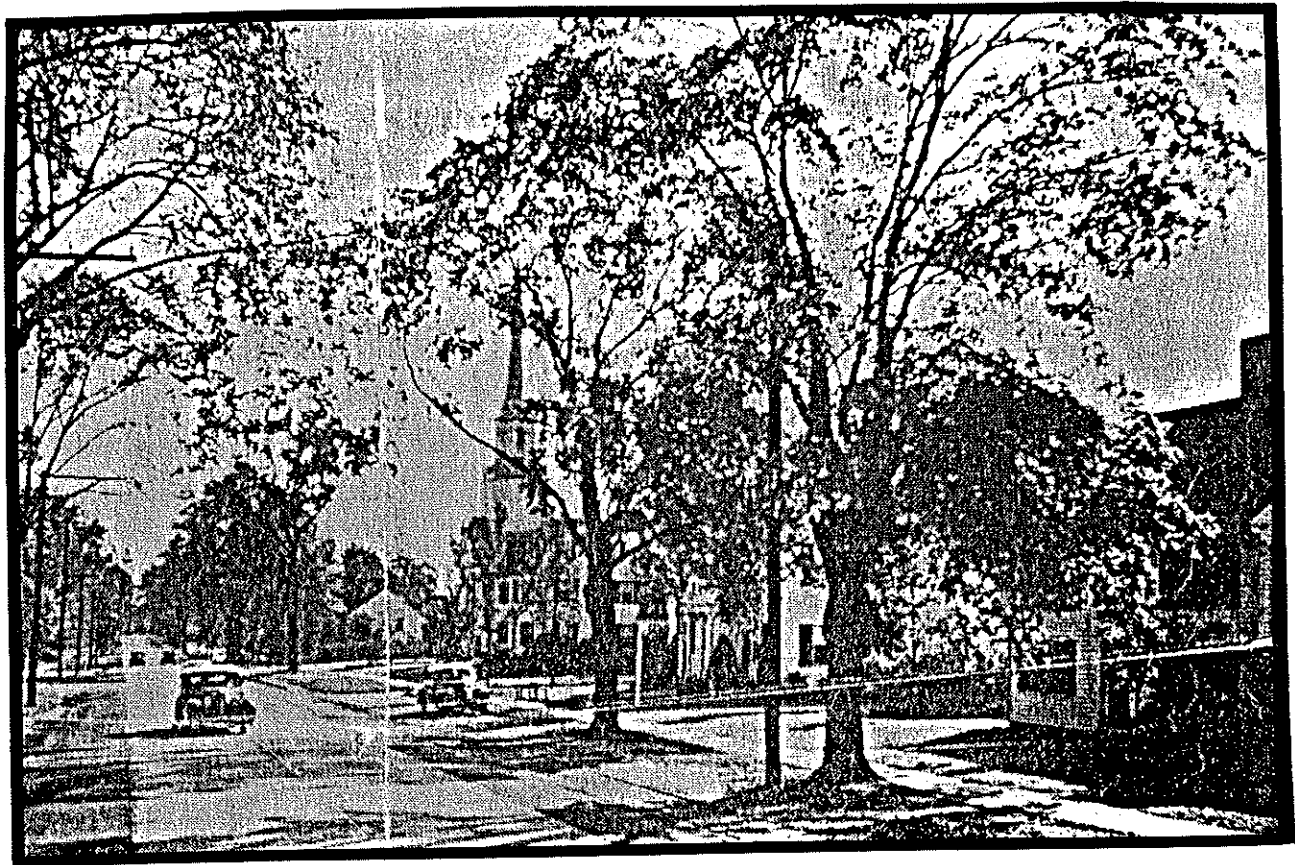
In time the transition to the industrial age of the 19th century, and then the coming of electricity, automobiles and trolley cars brought changes to Main Street. Where once the clop-clop of horses punctuated the calm of the quiet village, now came the clang of trolleys and the roar of motorcars. Soon Glastonbury had pretty well lost its country atmosphere and become a suburb of Hartford.

From the East Hartford town line to what had become known as the Center, or Station 35, a gradual takeover of small business development changed the face of Main Street in the course of the 20th century. Old houses, some 250 years old (which now would be rare and revered) came down in this bow to progress. There was no zoning protection available for these ancient town treasures.

Below the Center the residential aspect of Glastonbury's earliest and still enduring major "Town Street" has managed to retain its character. Situated along the proposed historic district section, from Rankin Road to the William Miller House at 1855 Main Street, are many houses of the early Colonial period, as well as several excellent examples of later architectural periods. The original builders of these houses were men who played important parts in the founding of Glastonbury and its early town government and the government of the Connecticut Colony. In the proposed historic district were the homesites of nine of the 24 petitioners for separation from Wethersfield in 1690; homesites of the men who gave land for the town's first meeting house and burying ground; homes of soldiers who fought in the French and Indian, Revolutionary, and Civil Wars; two 18th century and two 19th century doctors; a parsonage occupied by Congregational ministers over a span of 100 years; and homesites of 16 men who served as the town's representatives to the State Legislature during the 18th and first half of the 19th centuries.

The district also included several artisans and their shops, including blacksmiths, saddlers, a cabinet-maker, and two tailors (18th century), probably among others who plied local crafts in the early days.

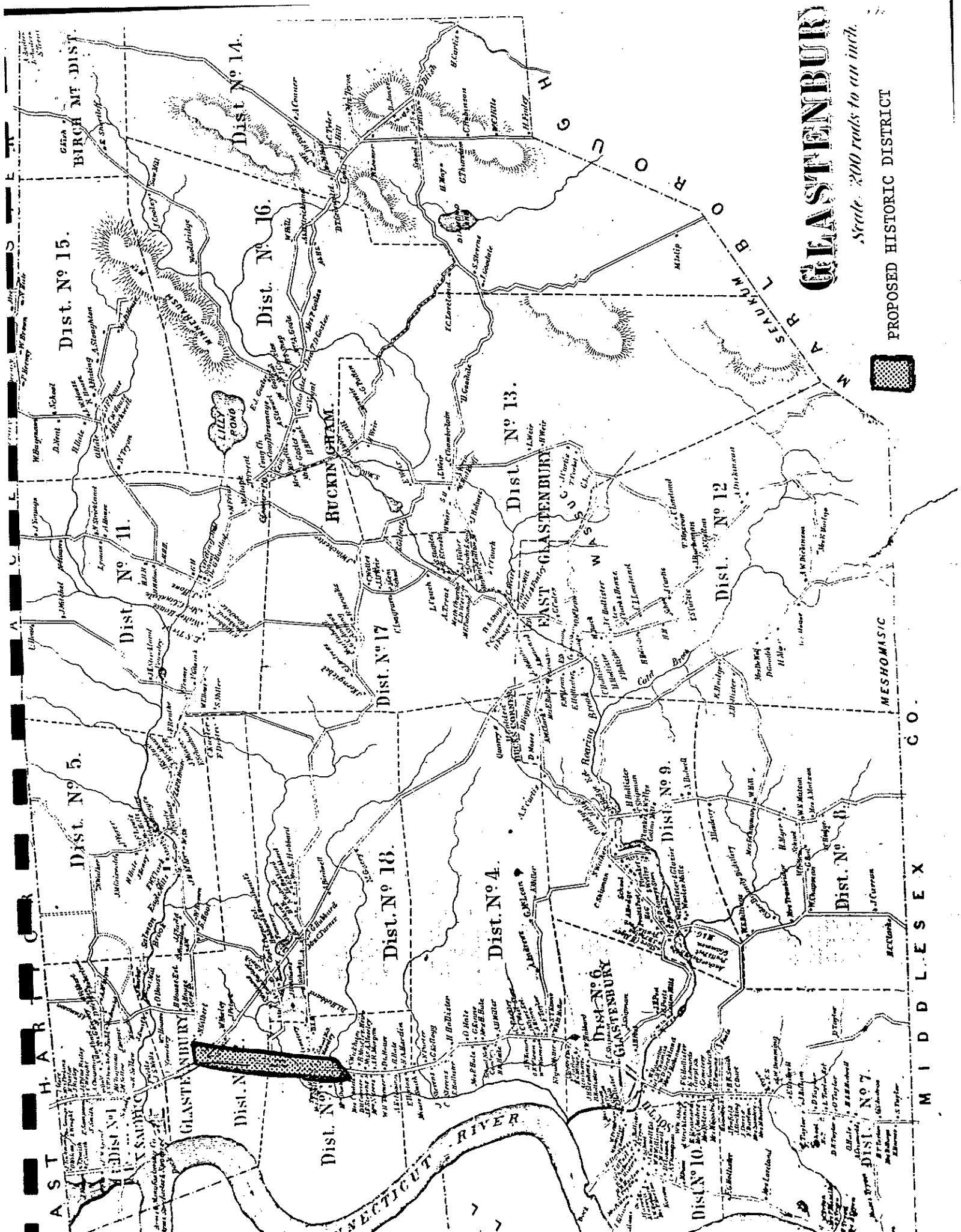
Within the proposed district is the First Church of Christ, Congregational (which is the third Congregational Church building to go up at this site--one having burned and the second destroyed by the 1938 hurricane). Nearby is the 1906 Second District brick school used as a Town Hall from 1930 to 1960 and farther south is the site of the old Academy Hall, Glastonbury's first High School. The first town hall, which has been called a perfect example of an early New England Town House, is also in the area, as is the present Town Hall, now occupying a building which was the second High School, a 1923 structure.



LOOKING SOUTH ON MAIN STREET - 1941



THE FLOOD OF 1936 ON MAIN STREET IN FRONT OF KATZ HARDWARE



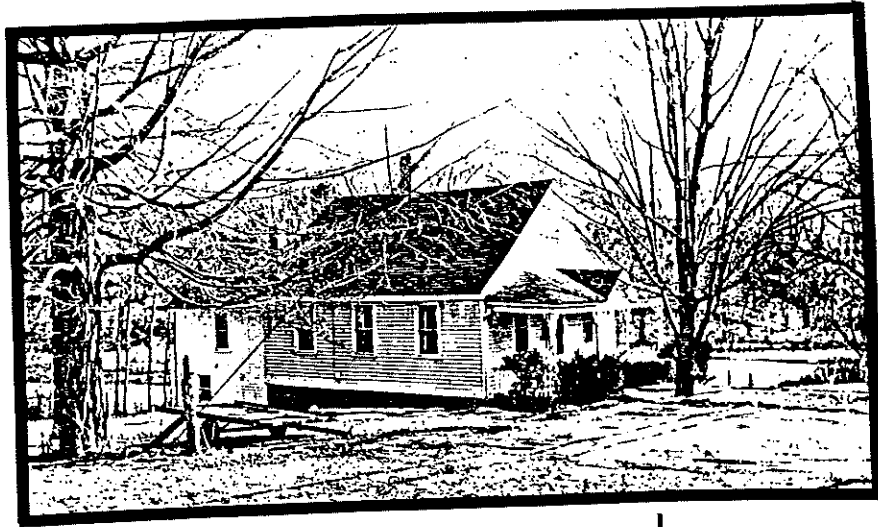
GLASTENBURY

Scale 200 feet to an inch.

PROPOSED HISTORIC DISTRICT

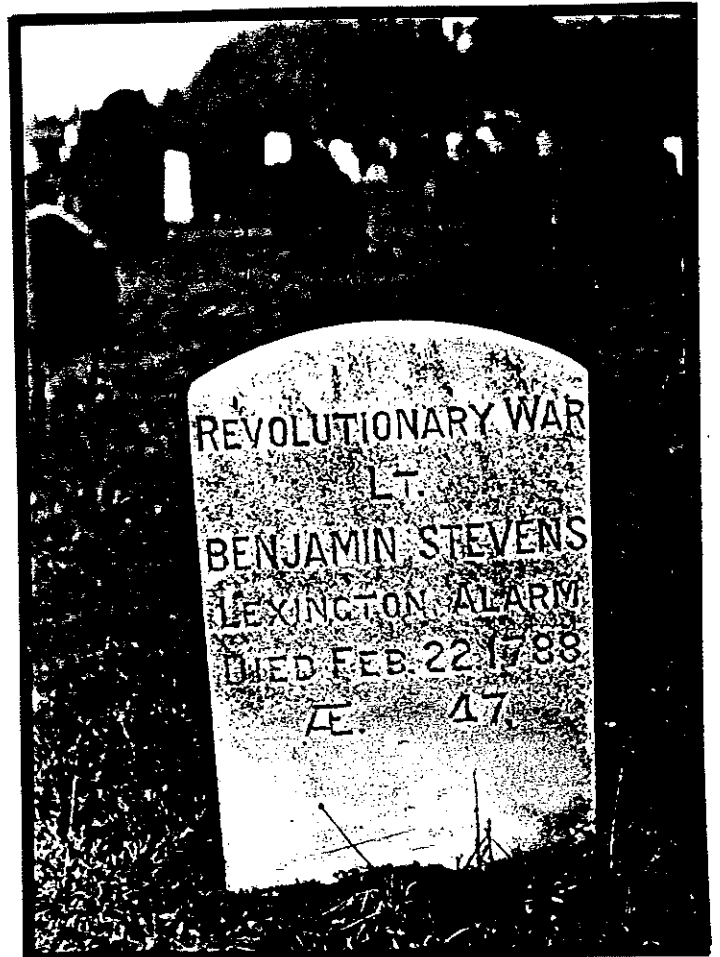
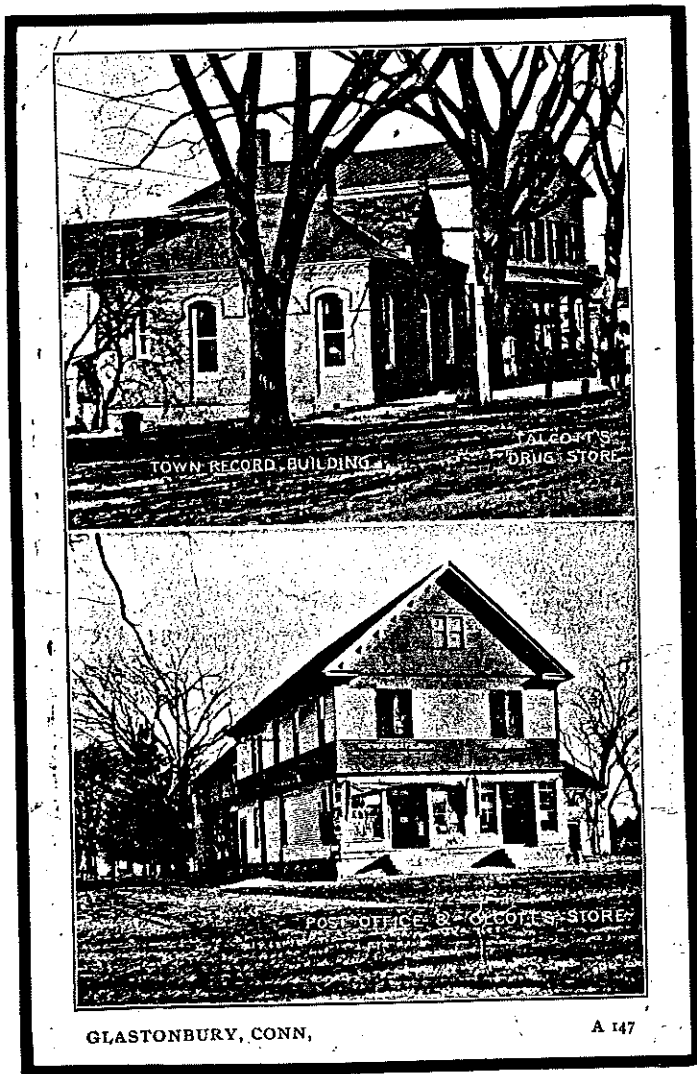


M I D D L E S E X C O



2004 MAIN STREET

Once served as the First Church Conference House
and was the town's first telephone exchange in 1904



The Benjamin Taylor House c. 1830

2300 Main Street

Now known as The Blacksmith's Tavern, this handsome Federal or Greek Revival style house is familiar to all who regularly pass it at Glastonbury Center. Not the first dwelling to occupy this central site, the house was built about 1830 by Benjamin Taylor, a Hartford merchant who had South Glastonbury family connections. Says his biographer, "In 1830 he sold out on account of failing health and removed to North Glastonbury, where he maintained a general store and conducted the post office for over 30 years. He erected the building now (1901) occupied by his step-grandson, George F. Corbitt ..." Though in "failing health," Benjamin Taylor lived to be 91, having held many town offices and served as Representative to the Legislature. He, his family and step-descendants occupied the house for more than 140 years. Redevelopment could have spelled the end to the building, but judgment prevailed and the house was saved.

Abraham Phelps may have been the blacksmith whose forge was on the property he sold to Chauncey Gaines in 1828, who in turn sold it to Benjamin Taylor in 1829. At this site in 1815 Abraham acquired a dwelling (of uncertain age) from Elisha Couch. This may have been incorporated into Taylor's house at the rear.

The original building of the present Blacksmith's Tavern is of traditional Greek Revival style with pedimented gable to street and an elliptical window in the tympanum. The doorway is surmounted by an elliptical fanlight with ornate iron grillwork. Fireplaces in north and south parlors have 19th century mantels bordered by fluted pilasters. As a restaurant the building has been greatly enlarged, one addition to the north being an enclosed stairway tower with floor to ceiling glass.



The Josiah Benton House c. 1735

2213 Main Street

The Benton family were early settlers in Glastonbury, the settler being Edward, who owned one of the original three-mile farms (No. 9, according to the historian Alonzo Chapin, a lot which had formerly belonged to Gov. Thomas Welles). Edward was one of the petitioners for separation from Wethersfield in 1690. His son, Josiah, built the house at 2213 Main Street about the year 1735, bringing here his bride, Hannah House, following their marriage in February 1736.

Josiah's son, Josiah, Jr., built a house across the street which was taken down board by board and reconstructed in Greenwich when the Southern New England Telephone Company built its service building on the site at 2200 Main Street in 1937. Josiah, Jr., served in the militia during the Revolution.

A hundred years later the house at 2213 Main Street was the dwelling of Dr. Daniel Kingsbury, a prominent physician in the annals of Connecticut medicine, whose apothecary next door is described below.

The Joseph Benton (Sr.) house is a traditional Connecticut River Valley pre-Revolutionary colonial with a high gabled roof and large center brick chimney allowing for a very wide kitchen fireplace with bake oven, as well as other fireplaces, with paneled walls. The doorway, restored, has a narrow 7-light transom above double doors. The ell and south bay window are later additions.

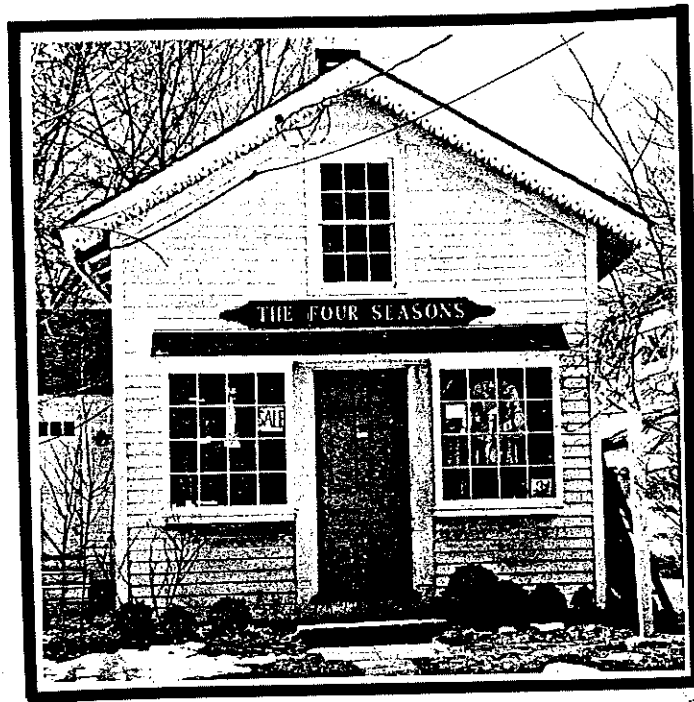


Goslee's Law Office 1871-1881

Dr. Kingsbury's Apothecary 1881
2211 Main Street

William Goslee's Law Office, now the Four Seasons Shop, may have been the repository of town records during Goslee's tenure as Town Clerk, 1871-1881. It was originally located at the Center south of the Franklin Pharmacy Building, but when the State Legislature in 1879 ordered the towns to keep records in fireproof vaults, a local town meeting voted to construct a brick building containing such a vault, and the site of Goslee's office was acquired. In 1881 Dr. Daniel Kingsbury bought the small building and moved it down the street next to his house. There it had a new use as his apothecary and surgery. Presently it houses a country clothes shop converted to this use in 1964 by Mrs. Louise Walker.

The clapboard building, with its carpenter-ornamented cornice boards, is typical of the country shop of the 1870's period. Replaced front windows, interior alteration, and a small rear addition have not altered its quaint appeal.



The Dr. Lee J. Whittles House c.1850, c.1897, 1936

2205 Main Street

The Dr. Whittles House was built in three periods which the town's land records date the earliest, or rear part, about 1850 (though there had been a tailor shop on this lot before 1838); the next addition about 1897; and the most recent, which involved removing a front porch and constructing the present Georgian Revival doorway and facade, in 1936. This latest remodeling consists of a center bay capped with a pedimented cross gable with a Palladian window. A portico has four narrow fluted columns supporting an entablature, with a row of modillions and dentils and a frieze. This house has been much photographed for publication since this architectural change.

Dr. Whittles served as a physician in Glastonbury more than forty years. As town Health Officer he set up medical care facilities in the disasters of the 1936 flood and 1938 hurricane, and organized an emergency medical service program during World War II. He was much interested in local history and wrote and lectured on local history subjects. In 1937 he founded, with others, the Historical Society of Glastonbury.

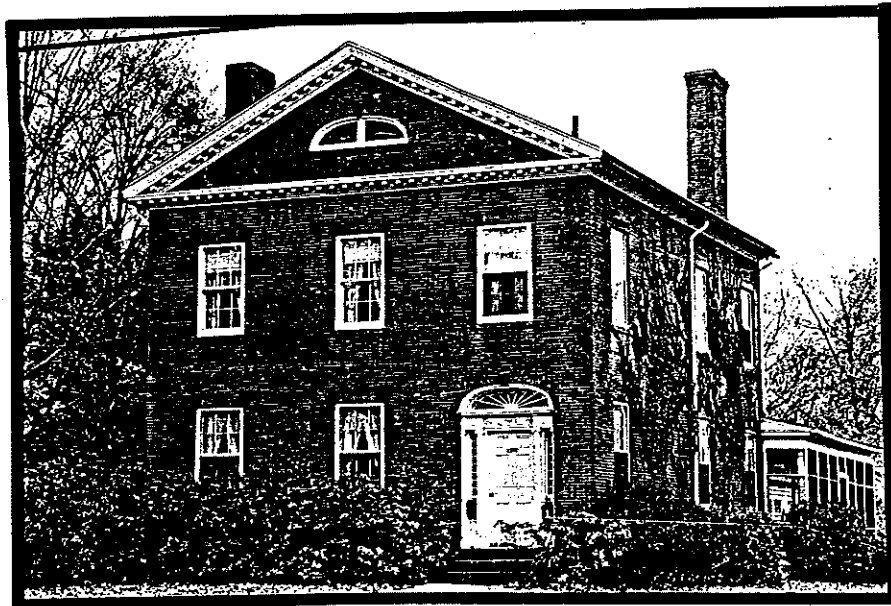


The First Church Parsonage c. 1828

2200 Main Street

This fine brick Federal house built in 1828 by Henry Benton is particularly noteworthy for its handsome doorway. Four fluted ionic engaged columns flank narrow-paned sidelights of the six-panel door, and acanthus leaf carving ornaments a frieze. Egg and dart molding outlines an elliptical fanlight. In the tympanum above is another fanlight, this one two-paneled. A Greek key design adorns the window lintels on the front. There are three interior tall chimneys. Some fireplaces have mantels with decorations in the elaborate style of Samuel McIntyre.

Purportedly the house cost \$15,000 to build and Benton, heavily in debt to friends, became insolvent, causing the house to be known as "Benton's Folly." The First Church of Christ, Congregational, bought the house in 1847 and it remained a parsonage for about a hundred years. Presently it has been converted to apartments, but the parlor's high ceiling, with plaster acanthus leaf decoration, remains in place under a new lowered ceiling, and the plaster leaf moldings over doorways, which had to be changed, has been kept in storage.



The Benton-Hale House c. 1800; ell earlier

2195 Main Street

Samuel Benton built this Federal style tall 2½ story gambrel-roofed house in time for his wedding to Fanny Talcott in 1801. The house, with its twin end interior chimneys, follows the traditional design of its period, with a through hall and formal rooms, one room wide, on either side, with a rear kitchen. The house, like the brick house built in 1828 by Samuel's son, Henry Benton (at 2200 Main Street), has one of Glastonbury's finest doorways with its engaged Tuscan columns and a classic pediment above a leaded fanlight. It was bought in 1838 by Frary Hale and lived in by this Hale family and their descendants for over a hundred years. Frary Hale was a founder of the Eagle Manufacturing Company of Addison which, as the Glastonbury Knitting Company, became one of the town's leading industries during the latter part of the 19th century and early 20th century.

Samuel Benton, and later his son Henry, operated a lumber yard and a store south of the house on part of the present site of the First Church, Congregational, or so town records appear to indicate. The Benton family were early Glastonbury inhabitants and landholders, served in town offices and in early wars, including the Revolution.



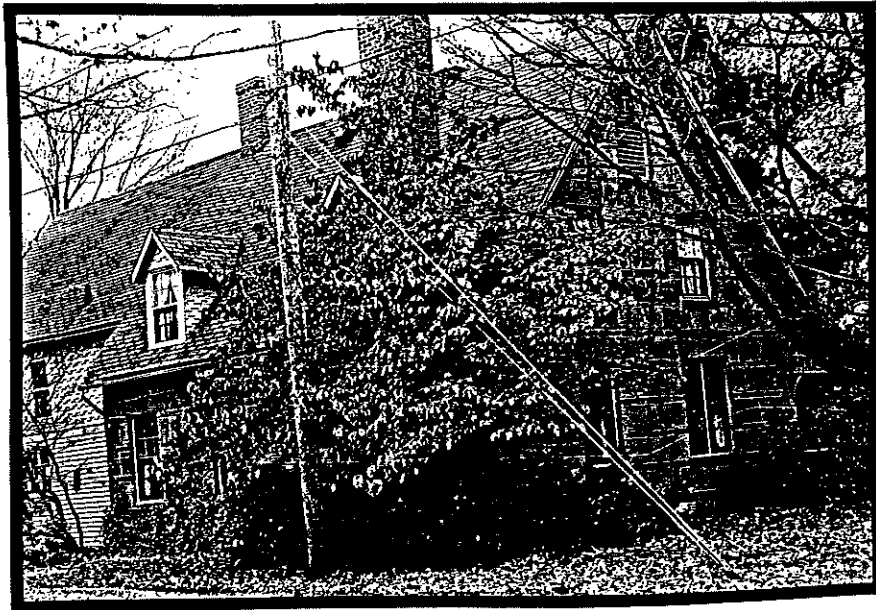
The Moseley Talcott House 1851

2190 Main Street

This Victorian Gothic 1½ story house built of Portland brownstone is unique to Glastonbury. It was built by Moseley Talcott, as evidenced by a stone plaque between front second floor windows which reads: "Erected by Moseley Talcott 1851." Its design follows the prevailing neo-Gothic "cottage" style of the period, with gable end to street, wide eaves and dormer windows, some carpenter scrollwork having been removed over the years. In the early 1900's, a shed-roofed porch was added at the south and an older two-story frame house joined at the rear. On the site originally was an 18th century house built by Thomas Hale, Jr., or his son, Moses Hale, and evidences of this earlier house, such as a granite hearthstone concealed under flooring, have been discovered by the present owners (Dr. and Mrs. Milton Cutler) during some remodeling.

For more than 40 years the house was the dwelling of Lewis Ripley, an engineer, amateur astronomer and local historian. His observatory with a telescope were located here.

A carriage house at the rear fronting on Ripley Road has been converted to dentists' offices.

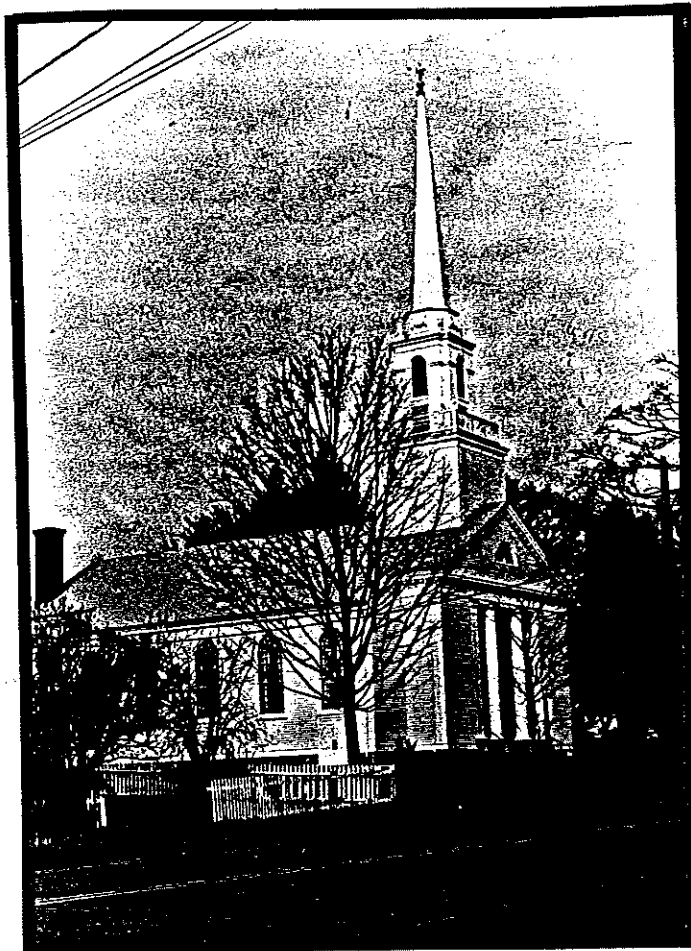


The First Church of Christ, Congregational
2183 Main Street

1938-39

Glastonbury's First Church of Christ, Congregational, dates from 1693, when, as the First Ecclesiastical Society, its Meeting House on the Green signalled the beginning of the Town of Glastonbury. The present structure is the fifth church building for this Congregational parish. It was built in Classical Revival style after the hurricane of 1938 destroyed the previous church building. In 1982 both north and south sides of the building were expanded to provide more seating, and an administrative wing was added at the back.

The facade is typical of traditional New England Congregational church architecture: pedimented gable end to street, with doorway through a recessed portico with Roman Doric columns and pilasters. At the top of the two-section tower, a pedestal with urns and draped cloth motif provides the base for a spire capped with a gold-leafed weathervane.



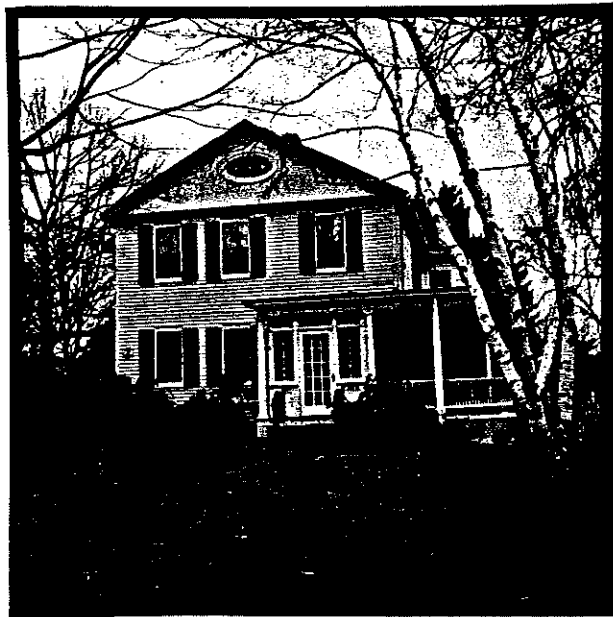
The Hale-Carter House c. 1820

2174 Main Street

The land on which this house stands was in the possession of Samuel Hale, the first Hale to settle in Glastonbury, prior to 1668. Though the house is better known as the homestead of Dr. Ralph Carter, it was built by Julius Hale, son of Thomas and Lucretia (House) Hale, about the time of his marriage to Elvira Moseley in 1819, he having acquired title to this section of the Hale holdings after the death of his father in 1819. Julius ran into financial difficulties and, after failing to save his house, barn and acreage through mortgages, sold his house with 4½ acres to Dr. Ralph Carter in 1837.

Dr. Carter, who received an "honorary degree of M.D." from Yale College in 1838, was instrumental in having the State pass a law requiring physicians to be licensed, and he himself was the first Connecticut physician to be licensed. The Carter family occupied this house for more than 140 years.

The house is a traditional example of the Federal/Greek Revival style, with pedimented gable end to street. Its doorway has an elliptical fanlight above a 6-panel door, but the entrance is somewhat obscured by the glassed-in section of a porch seemingly added about 1910. The tympanum has an elliptical window with triangular panes. A two-story addition was built onto the rear of the house in the late 19th century, and in recent times there have been extensive alterations and additions, specifically dentists' offices. Extensive landscaping and a picket fence enhance the property.



The Thomas Hale House c. 1715
2169 Main Street

The Thomas Hale House may be one of the oldest central-chimney Colonial houses in Glastonbury. Thomas, who was licensed as a tavern keeper in 1715, was a founder of the town and one of the petitioners for separation from Wethersfield in 1690. From this house in 1757 Daniel Hale, grandson of Thomas, rode horseback with the 6th Regiment's Troop of Horse to the besieged Fort William Henry near Albany in the French and Indian War, and later he marched to Boston in the Lexington Alarm at the start of the Revolution.

This house still has some original clapboards, floorboards and early hardware, and its original fireplaces are still in operation. The three main rooms on the first floor have paneled fireplace walls, and there are three remaining inside sliding window shutters. The ell is a later addition, dating probably before 1825. Like some other 18th century Glastonbury houses, the doorway has a gabled portico added in the Federal or Classical Revival period, but the doorway measurements were originally that of the four-foot wide double doorways customary to the Connecticut River Valley in the 18th century.



The Andrews-Bailey-Knox House c. 1857/8

2163 Main Street

The Andrews-Bailey-Knox House is a late Federal style which is typical of houses built in this period throughout Glastonbury; a gable-to-street design with a small porch at the side front and a rectangular window in the tympanum. A 19th century barn is at the rear. Additions were made through the years, with changes in roof line. Three original hitching posts are still standing.

The site was originally part of Lot #10 of Naubuc Farms, belonging to the Rev. Henry Smith of Wethersfield and conveyed to Samuel Hale, the settler, before 1684, remaining Hale property until conveyed to Cyrus N. Carter in 1857 and subsequently to the owners named above: Edwin H. Andrews, Nelson and Alma Bailey, Marinda Bailey Knox and the present owner, Virginia Knox. A small store which once stood here was attached to the rear of the barn and used as a print shop by John M. Knox, who was an early president of the Glastonbury Business Men's Association.



The Ebenezer Plummer House c. 1750

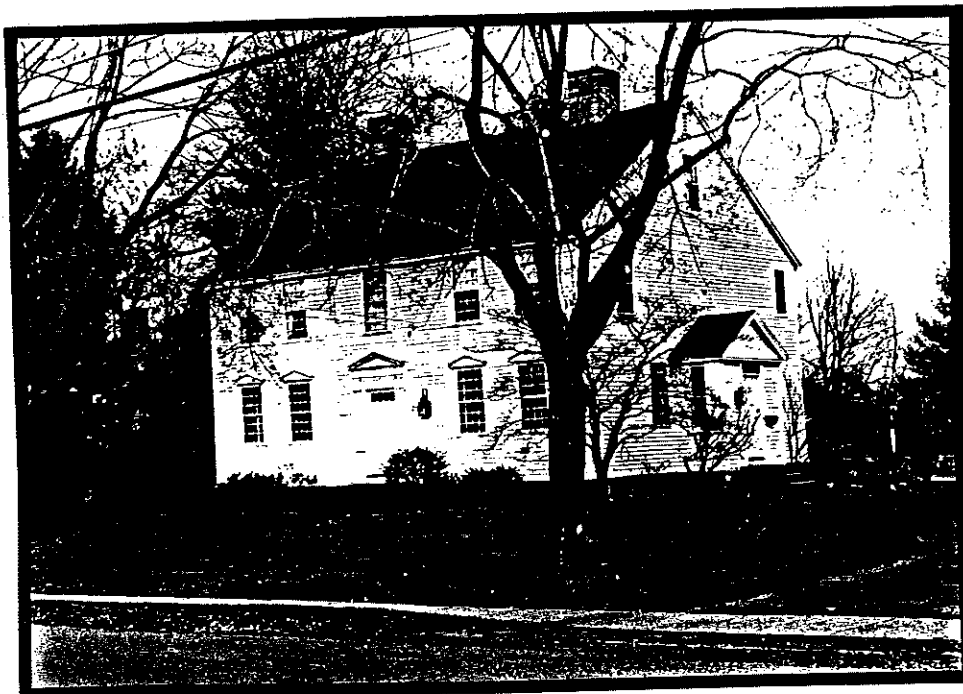
2094 Main Street

Ebenezer Plummer, merchant, treasurer of the Town, member of the Committee for Correspondence during the Revolution, Representative to the General Assembly and manufacturer of potash for gunpowder, came to Glastonbury in 1753 from Boston, where he had been a trader and shopkeeper. He bought for 1100 pounds a house which had recently been built by Dr. Elizur Hale. Having come from a family of builders (his father was a joiner in Newbury, Mass.) Ebenezer, it is believed, added certain elaborate architectural details to the house, possibly importing workers from the Boston area, since some of the features do not appear indigenous to the Connecticut Valley. The house was moved in 1947 from its original site at Douglas Road and Main Street to its present location.

Of an early Georgian style, the house has a center hall, and two interior brick chimneys provide seven fireplaces. Of particular interest are the fireplace paneling treatments, all having unusual paneled soffits above the paneled walls. In both north and south parlors the fireplace openings are flanked by fluted pilasters headed by "Connecticut rose" carvings. The pilasters are carried upon "tombstone" panels. Throughout the house, chimney girt beams have beveled paneling, as has the wainscoting.

Notable exterior features of the house are the gabled hood moldings on the first floor front, and the six-paneled doorway with fluted pilasters on pedestals with raised panels, and a frieze board ornamented with carved Connecticut rosettes at the corners.

A surviving account book of Ebenezer Plummer owned by the Historical Society of Glastonbury contains much information regarding the town, its residents and particularly its craftsmen during the last half of the 18th century.



The Nathaniel Talcott House
2082 Main Street

1745

On a fieldstone set into the brick foundation of this pre-Revolutionary house are carved the date 1745 and the initials NT. From Glastonbury land records and Talcott family probate distributions, it is deduced that this date is correct for the construction of the house. Nathaniel Talcott, Sr., was the brother of Benjamin Talcott, whose ancient palisaded dwelling stood to the north on the site of the present Talcott-Hollister House at 2148 Main Street. Nathaniel's house was set upon the southern half of the Talcott property devised to the brothers by their father, Samuel. Nathaniel was lieutenant and then captain of the Glastonbury Train Band, was a Deputy (Representative) from Glastonbury to the General Assembly, and as early as 1699 was elected a "lister" (assessor) at a town meeting. His son, known also as Captain Nathaniel, rode horseback to Fort William Henry, besieged in the French and Indian War, and his grandson, Nathaniel, III, was a Revolutionary War soldier.

In 1959 the house was remodeled into three apartments, but certain old features have been retained, including fireplaces, paneling, corner posts and some hardware. From the exterior, the house is recognizable as an early 18th century structure from the steeply pitched gable roof and large center brick chimney. Windows have been given 12/12 sash, and the doorway has a molded casing with corner blocks capped with entablature. The doors are Connecticut Valley double three-panel. A woodshed ell at the rear (between house and shed-garage) may pre-date the house. It appears very old, with tree-trunk beams still retaining bark and what seems to be an old hearthstone sunk in the floor.



The Isaac Plummer House c. 1770

2077 Main Street

According to the Glastonbury Land Records, Ebenezer Plummer bought the land on which this house stands (4½ acres) in March 1769 and he presumably built it. The house has been known as the Isaac Plummer house, getting its name, perhaps, for Ebenezer's son, Isaac, who pre-deceased his father in 1812, or for his great-grandson, the Rev. Isaac Plummer, the last of the family to own the house. The ell at the south, though it appears old, is said to have been built in the late 19th or early 20th century.

The building was restored by Architect Norris Prentice in the 1940s. A plaster wall and two fireplaces had to be removed to reveal the huge kitchen fireplace with its two rear bake ovens. Plaster walls were also removed from other fireplaces, exposing paneling. In the north parlor is a fine corner cupboard with shaped shelves behind a glazed top door and "tombstone" panels below.

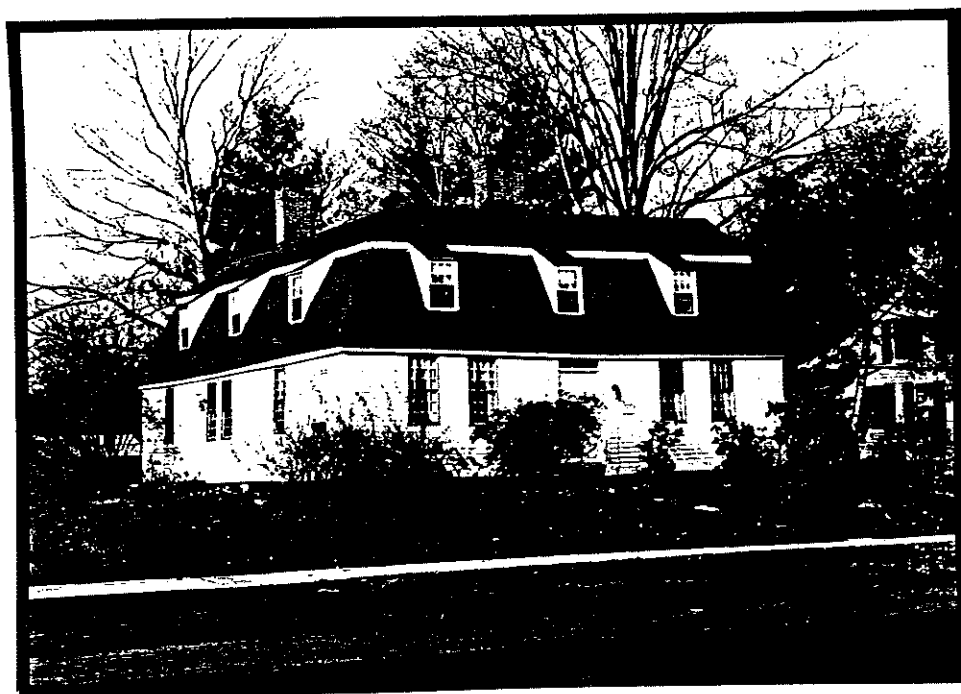
In the mid-19th century William Benton, who had married a Plummer girl, lived here but was lost at sea when a sailing packet went down in the Pacific. A later occupant was Oliver Morgan, market gardener and First Church organist, whose wife was Sarah Wright, granddaughter of Deacon Joseph Wright.



The William Wickham House c. 1680-1717
2071 Main Street

The unique style of the Wickham house, with gambrel roofs on both front and south sides, is accounted for by its construction at two different periods. The first section (the south side) was built probably about 1680, when Colonial records place William Wickham and his brother, Thomas, in Glastonbury. It probably faced a road leading from the river, before Glastonbury had the road that came to be known as Main Street. The Main Street section of the house was built after the town had a road (now Main Street) that paralleled the river. Thus the house is a surviving monument to the changing conditions of local travel. The Main Street section was built between 1715, when William's son, John, was married to Susannah Pellett, and in 1717, when William deeded "my whole farm" to John. This house is one of the oldest in Glastonbury. William Wickham was one of the petitioners for Glastonbury's separation from Wethersfield in 1690.

Since the house was built at two different times (its gambrel roof actually turning a corner) there are two central chimneys, which are 8 to 12 feet square at the fieldstone base. Part of the original 8-foot fireplace in the old kitchen and fireplaces in the two west rooms have been removed, but a smoke oven remains in a west bedroom. Some paneling, batten doors, and ancient strap hinges and door latches are among many colonial features of the Wickham house. In 1934, according to a former occupant, sliding shutters were used to make a kitchen ceiling.



The Charles Hale House c. 1785

2068 Main Street

Situated on the southeast corner of Williams Street and Main, the Charles Hale House has survived two centuries, though it has been greatly altered over time. Its original central chimney has been replaced by two small interior chimneys, and the doorway now has a Victorian period hood supported by jigsaw brackets with pendants.

Charles Hale was the son of Glastonbury's best-known 18th century physician, Dr. Elizur Hale. As he had done for his four other sons, Dr. Hale built or helped to build this house for Charles about 1785. Charles was a hatter; his father's will, probated June 21, 1790, mentions that "the Hatter's Shop built some years ago for my son Charles... (was) wholly built at my expense, but the Hatter's utensils were all bought by Charles Hale." Significant for the provenance of the house is Dr. Hale's memo in a coda to the will that "the house that my son Charles lives in was built partly by myself and partly by him."

In 1813 Augustus Gillett bought the house from Charles with a deed restriction that Charles was to be cared for and dressed in fine clothes during his lifetime. Glastonbury men of that period often made property transfers in old age with similar provisions, an interesting aspect of local or perhaps regional socio-history.



The David Goodrich, Jr., House c. 1754

2048 Main Street

The Goodrich family, among the first settlers of Wethersfield, held lands on the Glastonbury side of the river, and one branch of the family, that of Ephraim, born in 1663, settled here in the late 17th century. Ephraim was one of the petitioners for separate township. The house at 2048 Main Street was that of his grandson, David Goodrich, Jr. Indications are that, although a warrantee deed of gift from his father, Deacon David Goodrich, was not filed until 1761, the house was built about the time of his marriage in 1754 to Prudence Benton.

The house appears to have been a gambrel-roofed type originally, but sometime over the years was remodeled to its present full gable. Though it is a "5-bay" facade, the doorway is off-center to the south, and there are two interior brick chimneys, probably replacing one large central chimney.

David Goodrich was a shoemaker, maintaining a shop near his home. The inventory of his estate, filed in 1808, included a large wardrobe but, interestingly, only one pair of shoes and one pair of boots. He and his wife Prudence had ten children over a long span of years. One son, Israel, died in 1779 in the Revolutionary War, and a second Israel, born the month after the death of the first, was named for him.



The Everett Hurlburt House 1901-2

2044 Main Street

The Everett Hurlburt House is an interesting example of the so-called Queen Anne/Shingle style. It is noteworthy for its two modified Palladian windows on the second floor front, with columns and pilasters separating the double-hung sash. On each side of the house are pedimented gable dormer windows. A cross-gambrel on the front has a recessed window. The veranda has a hip roof, and is supported by Roman Doric columns, with a plain balustrade.

Everett Hurlburt was an executive of the J.B. Williams Soap Company in Glastonbury. He married Annie Nicholson, stepdaughter of James S. Williams, in December, 1901.



The Joseph Wright House 1808

2041 Main Street

Because of the 26 years of daily journals kept by Deacon Joseph Wright (and now owned by the Historical Society of Glastonbury), it is possible to date exactly the year this house was built, for when Joseph replaced the roof in 1846, he noted that the old roof had been on 38 years. The brick Federal house has seven interior chimneys (four in the main house and three in rear additions) providing nine fireplaces. Despite interior changes made over the last 40 years, many original elements remain, some being revealed through a present restoration process. Original doors, some hardware, a corner cupboard, wainscoting, and wide board floors have been retained. Like many of Glastonbury's old houses, this one has a brownstone foundation; there are also brownstone window sills. The facade is five-bay, and there are cornice returns with modillions and dentils in the eave. Attic windows have circular arch tops. There is a recessed fanlight above the front door.

The house had been in the Wright family since its construction until 1940, when it became a boarding house familiar to Glastonbury as "Hollyhock House."

The Wright family was among the earliest inhabitants of the Connecticut River Valley and owned a no longer existing island in the Connecticut River, known as Wright's Island, as early as 1640. Joseph Wright was a Deacon of the First Church, a Yale graduate, farmer and prominent townsman. Two of his sons, James Lockwood Wright, and William, became ministers, James being the best known, having had parishes in several Connecticut towns, notably Haddam. Son Joseph, Jr., was killed in the Civil War.



The Roswell Goodrich House c. 1790

2038 Main Street

At some point in its history this gambrel-roofed house was moved from the rear of the lot closer to the street. Its original central chimney has been removed, most paneling and other interior features of an earlier period have been removed and partitions have been changed. There is a new side chimney and fireplace, and the dormers are probably a later addition. Though the house has lost its integrity as an 18th century structure, the fact remains that it was originally built about 1790 by Roswell Goodrich, born in 1760 to David and Prudence (Benton) Goodrich. Roswell's father was a shoemaker and Roswell may have continued this trade. Though young to have been a Revolutionary soldier, he was, and served as an "artificer" at Brandywine, Monmouth and other areas. (The artificers were artisans such as carpenters, tent makers, tailors, etc., possibly including cobblers.)

Roswell married Rachel Stevens, a descendant of Glastonbury's first minister, the Rev. Timothy Stevens, in 1783. He purchased the land on which this house is located in 1789 from his uncle, Elizur Goodrich. The land transfer deed does not mention buildings, so it may be assumed that the house was built at about the time of the land purchase.



The John Goodrich House c. 1760

2030 Main Street

This pre-Revolutionary dwelling is of an unusual size for its type: a gambrel-roofed 2½ story house with three-inch overhangs at both first and second floors and second and attic levels. It has been dated c. 1760 from a deed from David Goodrich to his son, John, for 2½ acres and 40 rods butting west on the Town Street, with north and south boundaries conforming to those readily documented, the deed dated June 11, 1760. In 1761 John took a second wife, Abigail Deming, his first wife, Prudence Talcott, having died at the age of 19.

In 1806 the house was "modernized" by a cousin, Israel Goodrich, to whom John's daughters had sold the house after his death. The original kitchen fireplace was made smaller during this 1806 remodeling, it is believed. The north parlor has an arched fireplace, and there is a fireplace in the chamber above. Doors throughout are mainly three-panel, though there are some earlier two-panel.

One of John's sons, Jared, was a sea captain who went down with his ship in 1804. Another, John, Jr., became a well-known New Haven physician. The Goodrich family were early Glastonbury settlers, the first to come here, Ephraim, being a petitioner for separation from Wethersfield in 1690.



The Hale-Rankin House c.1789

2027 Main Street

The Hale-Rankin House is distinguished among the Main Street historic houses for its Georgian doorway, photographed often for its architectural integrity and serving as an illustration in J. Frederick Kelly's The Early Domestic Architecture of Connecticut. The house is built of brick, a material not commonly used for Glastonbury houses. The doorway's open portico with its rather steeply pitched gable is supported by Roman Doric columns, and the 6-panel door is surmounted by a semi-elliptical leaded fanlight.

Twin interior chimneys provide fireplaces for the formal rooms on either side of a center hall and in the original kitchen at the rear (the present kitchen replaces an earlier kitchen which burned). Windows throughout have 12/12 sash with brownstone sills and splayed brick lintels.

The house was built, probably, by Timothy Hale, whose gift deed to his son, Benjamin Hale, Sr., on June 16, 1789, transferred to him three acres with dwelling house and barn. The house descended to Benjamin, Sr.'s grandson, Andrew T. Hale, who, when he moved to Minneapolis later in the 19th century, sold the house to the Rev. Samuel G. W. Rankin, noted in his day for his support of the abolition movement.



The Charles Goodrich House C. 1876

2016 Main Street

Frances Edwards Hale built this substantial French Second Empire Style house about 1876 on the site of the earlier brick house to which she had come many years earlier as the bride of Atwater Hale. The house descended to her daughter, Deborah, who married, first, John Quincy Goodrich of Portland, and as her second husband, Dr. Elijah Keene, a veterinarian. Her son, Charles Goodrich, a tobacco farmer, and grandson, John Quincy Goodrich 2nd, a former president of the State Savings Bank (now the People's Bank), were both active in Glastonbury town government.

The house is one of the few in Glastonbury built in the Second Empire style. Its mansard roof has the multi-colored slates of the period. The doorway has a flat-roofed portico, with dentils and brackets, fronted by an arch with turned columns and pilasters. There are bow windows on the front and the south side. Some fireplaces in the house are marble-framed.

At the time of the Revolution, Ebenezer Plummer and his partner, Sylvester Pulsifer, had a potash works for making gunpowder at this site. Early in the 18th century Zephaniah Hollister had a tannery located at the north of this property, where presently the land fronting on Main Street is vacant and forms part of the acreage belonging to the Charles Goodrich House.



The Timothy Hale House c 1750
2015 Main Street

This four-square pre-Revolutionary house has retained the integrity of its Colonial architecture for nearly 250 years. Certain restorations have been made, including that of the huge kitchen fireplace and its bake oven. There are five fireplaces, including a small one found under plaster in the kitchen chamber. There is fine paneling on the fireplace walls of the north and south parlors, and there are some boxed and beaded corner posts. A summer beam is covered by a plaster ceiling. Restorations include 12/12 window sash. At the front entrance are 18th century 6-panel double doors with a flush casing with shoulders and an 8-light transom. A new gambrel-roofed ell at the rear and a two-car garage have been added. A large barn, probably 19th century, is at the back.

The house was built by Timothy Hale for his son, Timothy, Jr., who served as a captain of a 6th Company regiment in the Revolution. It descended through the Hale family for nearly 150 years. The Hales were a founding family and petitioners for separate township and were owners of vast landholdings in the 18th century. They held many town offices.

Early land records indicated that this site was the homelot of John Hubbard, who with Samuel Smith, gave land for the first meeting house and burying ground, making possible the granting of township status to Glastonbury.



The Henry Affleck House c. 1861

2003 Main Street

As nearly as can be determined from Glastonbury Land Records, this house was built about 1861 and may be described as being of a Victorian-Civil War period style. There is a small horizontal 4-paned window in the tympanum of the pedimented gable facing the street, and the house has a flat-roofed veranda on front and south sides supported by narrow columns typical of the period.

Henry Affleck purchased the site for about \$6,000 (some 37 acres) from the heirs of Benjamin Hale in July, 1861. He had come from Scotland to Manchester with his first wife, Elizabeth Palmer Affleck, prior to 1835, when their first child was born. The 1855 Smith Atlas of Hartford County shows that he owned land in the Park Street, Hartford, area at that time, and it may have been he after whom Affleck Street, Hartford, was named. However, with his second wife, Ann Hunter Affleck, and the three children of his first marriage, he moved to Glastonbury, where his descendants still live (although not in this house).

The house is interesting as an example of its period.



The Green Cemetery 1690

Hubbard Street at Main Street

"Having a desire to promote the settlement of the public worship and ordinances of God, among the inhabitants of Wethersfield that are on the east side of the Great River, and to the intent that the said inhabitants may have and enjoy a convenient piece of land for the building of their Meeting House upon, and to be improved for a burying place ..." So spoke in 1690 the donors of 10 acres of land at this site to be used for the above purposes. They were John Hubbard and Samuel Smith, each of whom gave five acres bounded west on the "country road." The location of the Green and the adjacent Green Cemetery are Glastonbury's most venerated historic sites.

Time has obliterated many of the carved identifications of the most ancient tombstones in this "burying place." Fortunately in the 1870s William S. Goslee, historian and town clerk, made a record of the inscriptions, and in the 1930s Charles S. Hale of Rocky Hill listed the names of all those buried in Glastonbury (and other towns') cemeteries.

The Rev. Timothy Stevens, Glastonbury's first minister, is buried in the Green Cemetery, as are his three wives, Eunice, Alice and Dorothy. There are 17 large flat ancient brownstone tablestones, all either late 17th or early 18th century. Most need restoration. Two tablestones, those of Samuel Hale and his wife, Mary, and two others, those of David Hale and daughter-in-law Sarah Otis Hale, were restored in 1982 through the generosity of Dr. Oron J. Hale of Richmond, Va., a lineal descendant. In this cemetery are buried most of the settlers and founders of Glastonbury.



Old Town Hall 1840
1944 Main Street

The Historical Society of Glastonbury leased the brick Old Town Hall, or Town House, from the Town of Glastonbury in 1960 for a period of 99 years. Here the Historical Society maintains its headquarters and an historical museum. The building is of a Federal or Classical Revival style with the gable end to the front. Tall windows with 16/16 sash have brownstone sills and lintels. It was completed in the summer of 1840, according to a notation by Deacon Joseph Wright in his diary. The site was decided upon only after wrangling at town meetings over at least a year's time, because some townspeople wanted it built at other locations, either in South Glastonbury or at Buck's Corners, New London Turnpike.

The building stands on very nearly the site of the first Meeting House, built here in 1693. In very early deeds, the surrounding area was called "Meeting House Green." It still is known as the Green and it is the location of Memorial Day services (War Memorials are here), as well as widely-attended annual arts and crafts and antiques fairs. The Green was a training ground for the local Train Band in colonial times, and it was also the site of the town's first schoolhouse.



The Ambrose Nicholson House c. 1756

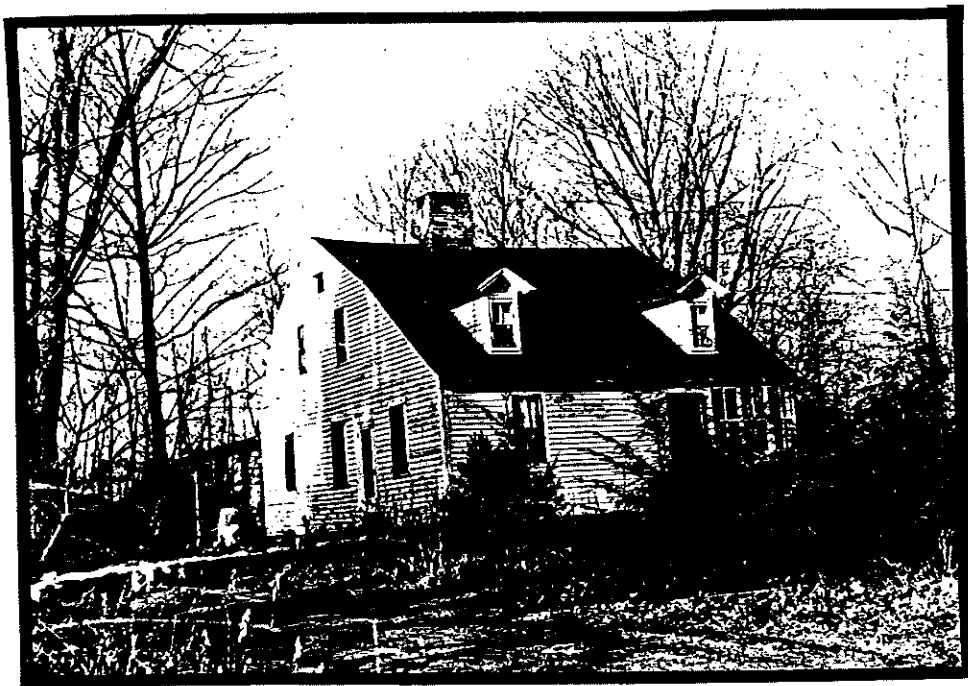
1937 Main Street

When the Town sought to demolish this small 18th century house in 1970 in order to provide an entrance road (Knox Lane, off Hubbard Street) to the Knox Village elderly housing site, several organizations urged preservation of the structure. The Heritage Committee spearheaded the successful effort and the house was moved to its present location.

Unrestored, the house is a gambrel-roofed type similar to the Rev. Timothy Stevens Parsonage (1808 Main Street) and other early Glastonbury "gambrels." At some point in its history, the house was expanded at the front to include an extra room and sun porch.

Records indicate the house was that of Captain Ambrose Nicholson, born in Hartford in 1733, who married a Glastonbury girl, Margaret Hill, in 1756. Nicholson, it is thought, may have been a ship's captain. His son, Sergeant Francis Nicholson, was in the Connecticut Line during the Revolution.

In the mid-twentieth century the house was occupied by Francis Knox, who had been superintendent of schools. Knox Lane and the senior citizen Knox Village are named for him.



The Griswold-Moseley House 1789-1792

1936 Main Street

The Griswold-Moseley House is located on land which had been acquired from Robert Rose, the 1640 owner, by Samuel Smith, one of the two donors of land for Glastonbury's first Meeting House and Burying Ground. It was part of this lot (858 feet wide from north to south and three miles long) which now forms the Green on which both Meeting House (1693) and later the first schoolhouse were built.

Apparently in very early times there was a previous house on this lot, for the Glastonbury Land Records in 1727 record the transfer of a dwelling house and barn from Samuel Smith, Sr., to Samuel Smith, Jr.

The present house, a good example of the central hall two-chimney type of post-Revolution dwelling in the south-central Connecticut River Valley, was built by Thomas White Griswold, a Harwinton man who married a Glastonbury girl, Lucretia Talcott. Thomas first bought one acre from Samuel Smith, Jr., in 1788, and then in 1789 bought the corner property next north, the warrantee deed not mentioning any buildings. His marriage to Lucretia did not take place until 1792, so by then the house must have been completed.

Two interior brick chimneys provide seven fireplaces, which have paneled walls. The wide "cooking," or kitchen, fireplace is surmounted by feather-edged wide boards. An unusual feature of this house is the built-in chest of drawers in the southeast chamber. Once there were swinging partitions in the two front chambers to enlarge the rooms for dancing or meetings. In the 1940s the house was restored by Aaron Kinne and Prentice Glazier.

Like other old Glastonbury houses, this one has a basement which is fieldstone below ground and quarried brownstone above. Fluted pilasters border the doorway, which has a six-arch paneled transom.

The Griswolds stayed there only until 1798, when the place was sold to Joseph Moseley. But it was Joseph's son, John Moseley, who lived there, and the descendants of John and his wife, Jerusha (House) Moseley, occupied this house for nearly a hundred years.



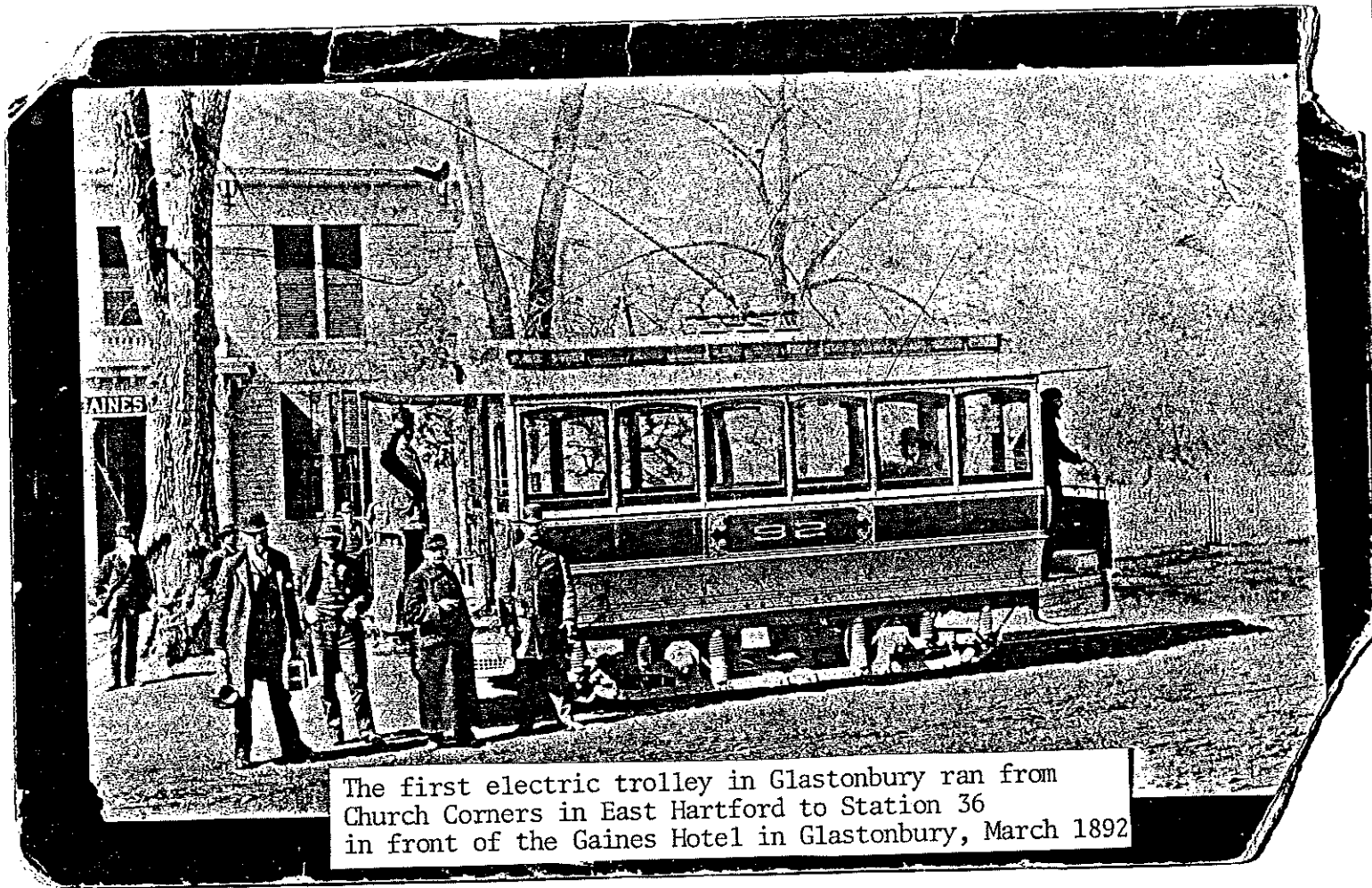
The William Miller House before 1704

1855 Main Street

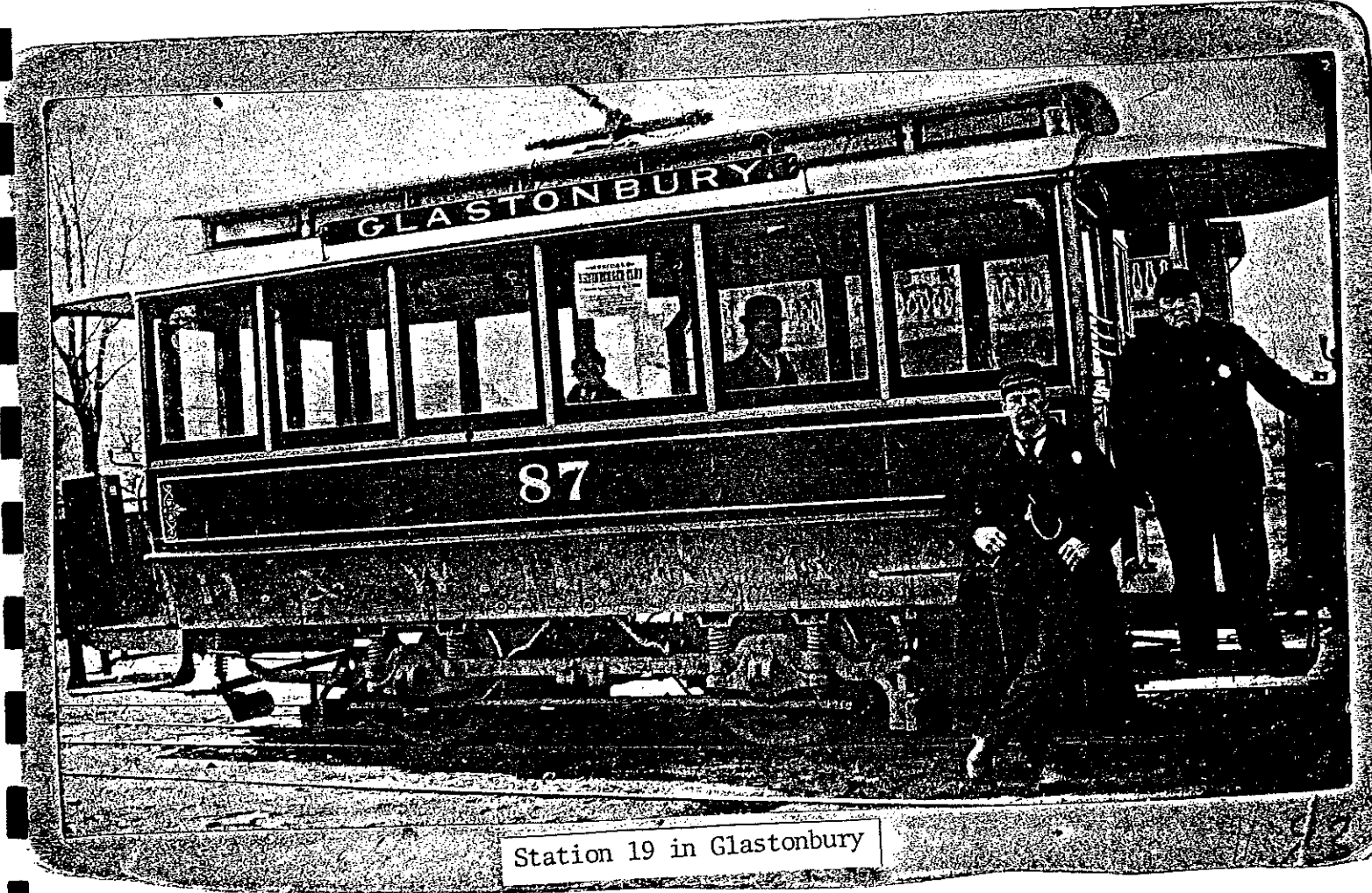
The first book of Glastonbury town records contains a reference to the William Miller House which shows that it, or at least a part of it, was in existence in 1700: "At a Town meeting Holden in Glasenbury December ye 26, 1700...the Town voted...a schoolhouse should be built...upon the high land in ye street between Mr. Olford's land and the brook by William Miller's dwelling house." William was a founder of the town, one of the petitioners for separation from Wethersfield, and he and his descendants served in many town offices. In 1697 he was a "townsman" or selectman.

Of gambrel-roofed construction, as are some of Glastonbury's earliest dwellings, William Miller's house retains many ancient features despite remodeling in two different periods. The stone chimney base is 14' by 14', and the wide kitchen fireplace has an angled bee-hive oven. Some rooms have splayed corner posts and summer beams. The date 1704 with initials W M M (for William and Mary Miller) was found incised on an iron door latch.





The first electric trolley in Glastonbury ran from Church Corners in East Hartford to Station 36 in front of the Gaines Hotel in Glastonbury, March 1892



Station 19 in Glastonbury

LOCATION AND HISTORICAL PERIOD OF HOMES IN PROPOSED
GLASTONBURY HISTORIC DISTRICT

Following are the numbers of houses of each period:

A. The Early Colonial Period	1674-1740	6
B. The Late Colonial Period	1741-1788	11
C. The Federal Period	1789-1828	5
D. The Pre-Civil War Period	1829-1865	11
E. The Post Civil War Period	1866-1900	7
F. The 20th Century Period	1901-1983	21
	Total	<u>61</u>

A. The Early Colonial Period 1674-1740

Site # 8, 16, 27, 46, 48, 61

B. The Late Colonial Period 1741-1788

Site # 24, 25, 26, 28, 34, 37, 38, 39, 40, 49, 50

C. The Federal Period 1789-1828

Site # 1, 11, 12, 15, 36

D. The Pre-Civil War Period 1829-1865

Site # 4, 5, 7, 10, 13, 18, 21, 29, 42, 43, 47

E. The Post Civil War Period 1866-1900

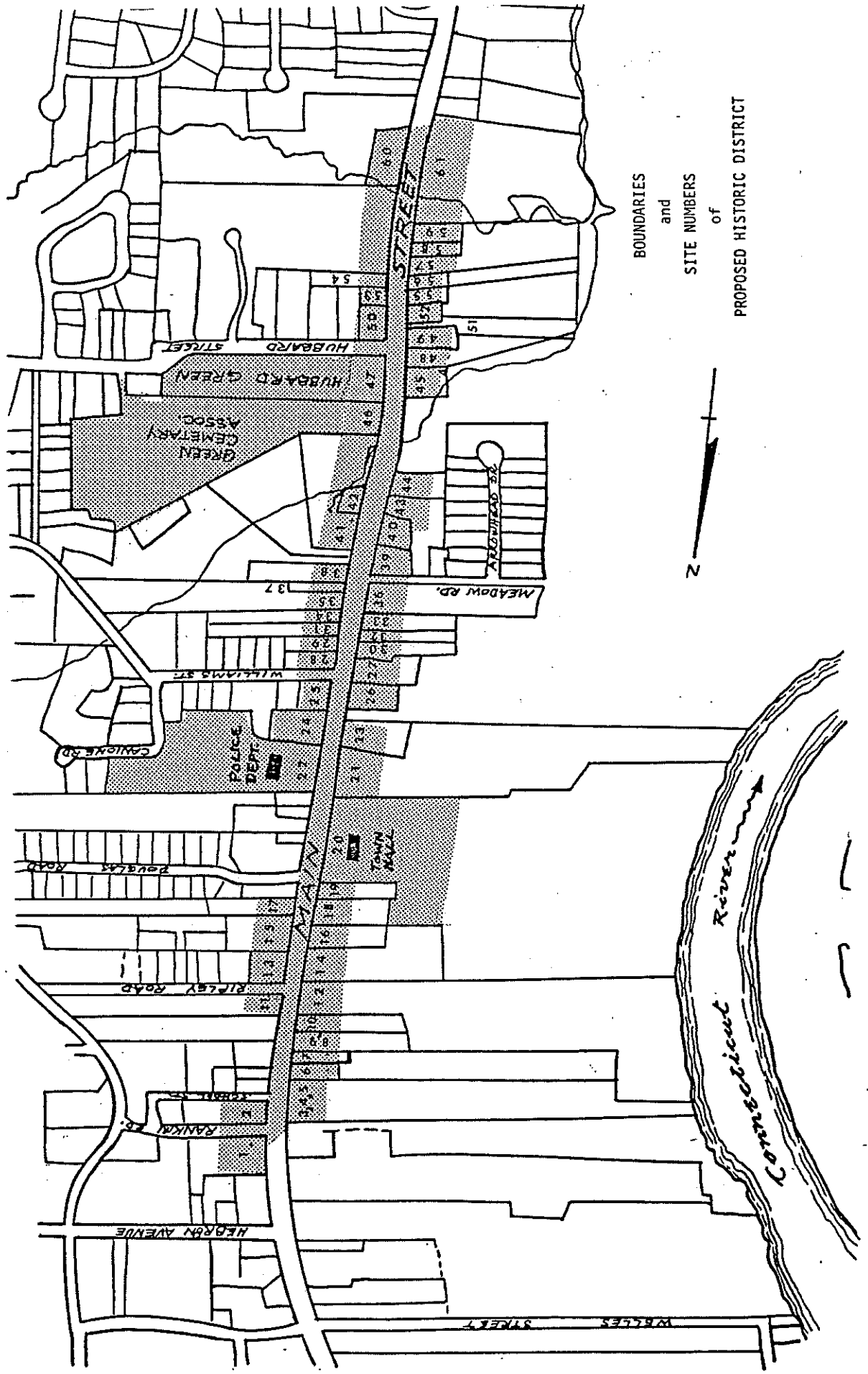
Site # 3, 6, 9, 23, 33, 41, 54

F. The 20th Century Period 1901-1983

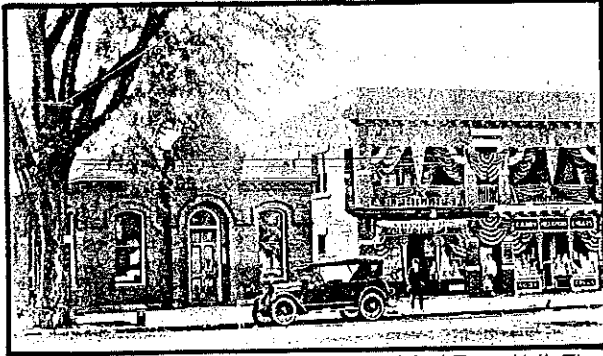
Site # 2, 14, 17, 19, 20, 22, 30, 31, 32, 35, 44, 45, 51, 52, 53, 55,
56, 57, 58, 59, 60

Site Number	Main Street Number	Name of House (Historical)	Approximate Date of Construction	Historical Period	Style	Present Use
1	2300		c. 1830	Federal	Federal/Grk Revival	Restaurant
2	2252		1906	20th Century	Queen Anne	Commercial
3	2247		c. 1880	Post Civil War	Queen Anne	Residence
4	2237, 39		c. 1860	Post Civil War	Italianate	Real Estate Office
5	2233, 35		c. 1860	Post Civil War	Victorian	Store/Residential
6	2225		c. 1890	Post Civil War	Queen Anne/Shingle	Office/Residential
7	2219		c. 1835	Pre-Civil War	Federal	Residence
8	2213	Josiah Benton	c. 1735	Early Colonial	Georgian	Store
9	2211		c. 1871	Post Civil War		Residence/Dentist
10	2205		c. 1850, 1897, 1936	Georgian Revival	Pre-Civil War	Residence
11	2200	Henry Benton	c. 1828	Federal	Federal/Grk Revival	Residence
12	2195	Benton-Hale	c. 1800	Federal	Federal	Residence
13	2190		1851	Federal	Victorian Gothic	Residence/Dentist
14	2183		c. 1938	20th Century	Federal Revival	Church
15	2174	Hale-Carter	c. 1820	Federal	Federal/Grk Revival	Residence
16	2169	Thomas Hale	c. 1715	Early Colonial	Georgian	Residence
17	2162		c. 1910	20th Century		Residence
18	2163	Andrews-Bailey-Knox	c. 1857	Pre-Civil War	Greek Revival	Residence
19	2157	John Jacon	1920	20th Century	Italian Mountain Villa	Residence
20	2155		c. 1923	20th Century	Greek Revival	Town Office
21	2113		c. 1835	Pre-Civil War		Residence
22	2108		c. 1959	20th Century	Greek Revival	Police Department
23	2095		c. 1889	Post Civil War	Gothic/Eastlake	Residence
24	2094	Ebenezer Plummer	c. 1750	Late Colonial	Georgian	Residence
25	2082	Nathaniel Talcott	1745	Late Colonial	Georgian	Apartments
26	2077	Isaac Plummer	c. 1770	Late Colonial	Georgian	Residence/Doctor
27	2071	William Wickham	c. 1685-1710	Early Colonial	Gambrel Cape	Residence
28	2068	Charles Hale	c. 1785	Late Colonial	Georgian	Apartments
29	2060	Isaac Broadhead	c. 1850	Pre-Civil War	Grk Revival/Victorian	Residence
30	2059		c. 1936	20th Century		Residence
31	2056		c. 1900	20th Century		Residence
32	2055		c. 1900	20th Century		Residence
33	2049		c. 1895	Post Civil War	Queen Anne	Residence

Site Number	Main Street Number	Name of House (Historical)	Approximate Date of Construction	Historical Period	Style	Present Use
34	2048	David Goodrich	c. 1754	Early Colonial	Georgian	Residence
35	2044	Everett Hurlburt	c. 1901	20th Century	Queen Anne/Shingle	Residence
36	2041	Joseph Wright	1808	Federal	Federal	Residence
37	2038		c. 1790	Late Colonial	Gambrel Cape	Residence
38	2030	John Goodrich	c. 1760	Late Colonial	Gambrel	Residence
39	2027	Hale-Rankin House	c. 1789	Late Colonial	Georgian	Residence
40	2015-17	Timothy Hale	c. 1750	Late Colonial	Georgian	Residence
41	2016	Charles Goodrich	c. 1876	Post Civil War	French Second Empire	Residence
42	2004		c. 1840	Pre-Civil War	Victorian Cape	Residence
43	2003	Henry Affleck	c. 1861	Pre-Civil War	Greek Revival	Residence
44	1995		c. 1973	20th Century		Residence
45	1945		c. 1954	20th Century		Residence
46		Green Cemetery	1690			Museum
47	1944	Historical Society	c. 1840	Pre-Civil War	Green Revival	Residence
48	1933		c. 1740	Early Colonial		Residence
49	1937	Ambrose Nicholson	c. 1756	Late Colonial	Gambrel	Residence
50	1936	Griswold-Moseley	c. 1790	Late Colonial	Georgian	Residence
51	1929					Residence/Duplex
52	1925		c. 1945	20th Century		Residence
53	1924		c. 1950	20th Century		Residence
54	1918		c. 1880	Post Civil War		Residence
55	1917		c. 1900	20th Century		Residence
56	1909		c. 1912	20th Century		Residence
57	1905		c. 1912	20th Century		Residence
58 -	1899		c. 1900	20th Century		Residence
59 -	1893		c. 1900	20th Century		Residence
60	1864		c. 1980	20th Century		Residence
61	1855	William Miller	c. 1704	Early Colonial	Gambrel	Residence



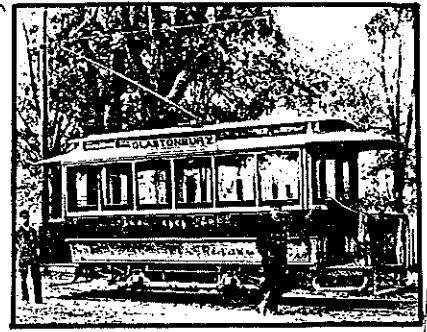
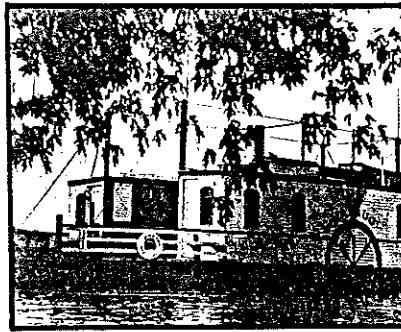
BOUNDARIES
and
SITE NUMBERS
of
PROPOSED HISTORIC DISTRICT



Circa 1920: Glastonbury Center. The original Town Hall, The Hall of Records on the left while on the right is the still standing building which houses Franklin Pharmacy.



Circa 1923: Looking south down Main St. toward Glastonbury Center. On the right is the present Franklin Pharmacy.

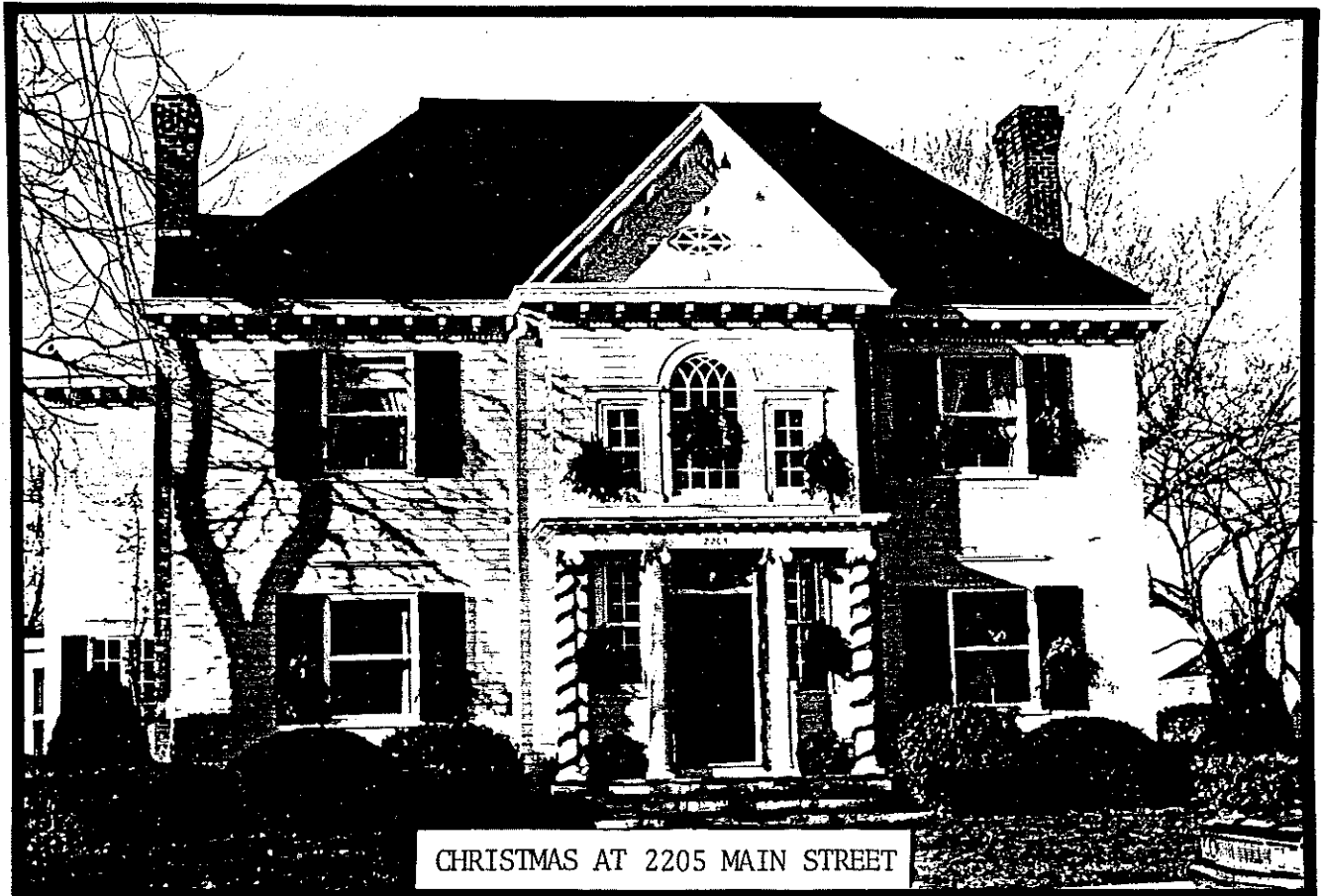


The "Nayaug" operated from 1903 to 1921.

Right, 1893 at Station 40 located on the corner of Main St. and Meadow Lane.



Bill Mino standing by his 1914 Gramm. This was the first truck for what was to become one of Glastonbury's most important businesses, the Wm. Mino Moving Company.



CHRISTMAS AT 2205 MAIN STREET

ORDINANCE TO CREATE HISTORIC DISTRICT COMMISSION

Section 1. Purpose.

It is hereby declared as a matter of public policy that the protection, enhancement, perpetuation and use of structures, districts and neighborhoods of special historical interest or value is a public necessity and of financial, cultural and aesthetic benefit to the Town of Glastonbury. The purpose of this ordinance is to: (i) accomplish the protection, enhancement and perpetuation of such structures, districts and neighborhoods which represent or reflect elements of the Town's cultural, economic and architectural history; (ii) safeguard the Town's historic, cultural and aesthetic heritage as embodied and reflected in such structures, districts and neighborhoods; (iii) stabilize and improve property values in such districts and neighborhoods; and (iv) encourage the designation of landmarks, landmark sites or historic structures for the education, pleasure and welfare of the people of the town.

Section 2. Establishment of Commission.

A commission of five (5) members to be known as the "Glastonbury Historic District Commission" hereby is established pursuant to Sections 7-147a et seq. of the Connecticut General Statutes, as amended, to establish and otherwise administer one or more historic districts for the purpose of promoting the educational, cultural, economic and general welfare of the Town of Glastonbury by the preservation and protection of structures, districts and neighborhoods of historic interest and to achieve the other purposes set forth in Section 1 above.

Section 3. Composition; term of appointment; vacancies.

(a) The Commission shall consist of five regular members and three alternate members, all of whom shall be electors in the Town and appointed by the Town Council, and none of whom shall hold any salaried office of the Town. At least three regular members and two alternate members shall be residents within the historic district hereby established. There shall be appointed to the Commission at least one architect, historian, lawyer or real estate appraiser, it being the intention of this requirement that at all times the membership of the Commission include at least one such representative.

(b) Commissioners shall be sworn to the faithful performance of their duties and, except as hereinafter provided, shall be appointed for the term of five (5) years commencing on the first day of December. The Town Council shall within sixty days after the adoption of this Chapter, appoint one regular (1) member and one (1) alternate member to serve for a period of five years commencing on the first day of December, 1984, one (1) regular member and one (1) alternate member to serve for a period of four years commencing on the first day of December, 1984, one (1) regular member and one (1) alternate

member to serve for a period of three years commencing on the first day of December, 1984, one (1) regular member to serve for a period of two years commencing on the first day of December, 1984, and one (1) regular member to serve for a period of one year commencing on the first day of December, 1984. All members shall thereafter be appointed for a term of five (5) years commencing on the first day of December.

(c) A majority of the Commission shall constitute a quorum for the transaction of its business or the performance of its functions and the concurring vote of a majority of those constituting a quorum shall be necessary for the adoption of any recommendations, motions, or other acts of the Commission; except that the affirmative vote of at least three members shall be necessary for the approval of a certificate of appropriateness.

(d) In the event of any vacancy on the Commission created by any reason other than the expiration of a term, the Town Council shall promptly appoint a Commissioner to fill the vacancy for the unexpired portion of the term.

(e) When a member of the Commission is unable to act at a particular time due to absence, sickness, conflict of interest or other good reason, he shall notify the Chairman of the Commission and the Chairman shall designate an alternate member to act in place of such member, choosing alternates in rotation so that they shall act as nearly equal a number of times as possible.

Section 4. Compensation.

Commissioners shall serve without compensation, except that their actual expenses and disbursements, where incurred with the approval of the Town Manager and in the performance of their duties, shall be paid from the Town treasury.

Section 5. Election of Officers.

The Commission, annually at its first meeting in December, shall elect one (1) of its number to be Chairman; one (1) of its number to be Vice-Chairman and one (1) of its number to be Secretary. No Commissioner shall serve as Chairman more than two (2) consecutive years.

Section 6. Regular reports; Annual report; Permanent record

(a) The Commission shall submit to the Connecticut Historical Commission a copy of any ordinance creating an historic district adopted under C.G.S. section 7-147a to 7-147k, inclusive, amendments to any such ordinance, maps of any districts created under C.G.S. section 7-147a to 7-14k, inclusive, annual reports and other publications of the Historic District Commission and the roster of membership of such Commission.

(b) The Commission shall submit to the Connecticut Historical Commission at least once every year, a brief summary of its' actions during that year, including a statement of the number and nature of certificate of appropriateness

issued, any change in the membership of the Commission, and any other information deemed appropriate by the Commission. Such a summary shall also be submitted to the Town Council, the Town Manager and the Town Plan and Zoning Commission on an annual basis.

(c) The Commission shall keep a permanent record of its resolutions, transactions and determinations and of the vote of each member participating therein.

Section 7. Authority of Commission.

(a) The Commission hereby is empowered to adopt from time to time, and shall adopt, not later than six months after its initial members are appointed, regulations to implement the provisions of this ordinance. The Commission shall have the authority and act in all respects as permitted by Sections 7-147a through 7-147k, inclusive, of the Connecticut General Statutes, Revision of 1958, as amended, and such other statutes as may be adopted hereafter by the Connecticut General Assembly to amend, supersede or supplement the foregoing statutes.

(b) For purposes of this Section 7, the word "structure" means and includes any building, structure or other physical betterment of real property and the word "construction" means and includes construction, erection, alteration, restoration, moving or demolition of any structure. No structure shall be constructed within the historic district until after an application for a certificate of appropriateness as to exterior architectural features has been approved by the Commission. "Exterior architectural features shall include only the location, architectural style, general design and general arrangement of such portion of the exterior of a building structure or physical betterment as is open to view from a public road, way or place. "Exterior architectural features" shall not include alterations or renovations to the rear exterior of a building, structure or physical betterment which is not open to view from a public road, way or place. In passing upon appropriateness, the Commission shall consider, in addition to any other pertinent factors, the historical and architectural value and significance, architectural style, general design, arrangement, texture and material of the exterior architectural features involved and the relationship of such to the exterior architectural system and pertinent features of the surroundings, including other structures in the immediate neighborhood. A certificate of appropriateness may be refused for any structure construction of which, in the opinion of the Commission, would be detrimental to the interests of the historic district, unless as a result of such action the owner of such structure will be deprived of reasonable use of the structure. When a certificate of appropriateness is denied, the Commission shall place upon its records and in the notice to the applicant the reasons for its determination, and to the extent practical, the Commission shall identify what changes or modifications might be undertaken by the applicant in order to obtain approval of a new application. The style, material, size and location of fences, outdoor signs or similar devices within a historic district shall be under the control of the Commission.

(c) The provisions of this ordinance shall not be construed to extend to (i) the color of material used or (ii) the use of aluminum or vinyl exterior siding in lieu of wood clapboard siding on the exterior of any structure within the district. Nothing in this chapter shall be construed to prevent the ordinary maintenance or repair of any exterior feature which does not involve a change of design or appearance thereof. In addition, in its deliberations the Commission shall not consider arrangement or use of the interior of any improvement and shall take no action except for the purpose of preventing the construction of a structure obviously incongruous with the historical and aesthetic aspects of other structures in the historic district.

(d) An application for a certificate of appropriateness shall be filed with the Commission through the Office of Community Development (or whatever town agency or official is then performing the functions of such body). For purposes of this ordinance, the Office of Community Development shall require the applicant to provide such information on those forms devised by the Commission as may be adopted or modified from time to time by the Commission. Prior to considering each application for a certificate of appropriateness, the Commission shall set a date for a public hearing to be held within twenty days of receipt of a completed application.

(e) Notice of the time and place of said hearing shall be given by publication in the form of a legal advertisement, at least twice at intervals of not less than two (2) days, appearing in a newspaper having substantial circulation in the municipality. The first such advertisement shall be no more than fifteen (15) days nor less than ten (10) days and the second not less than two (2) days before such hearing. Within sixty days of the filing of an application, the Commission shall act upon such application and shall give written notice of its decision to the applicant. Failure to act within the sixty days after receipt of a completed application shall constitute approval of the application. All hearings and all meetings of the Commission shall be open to the public.

(f) Within twelve months after its initial members are appointed, the Commission shall prepare, and update as necessary from time to time thereafter, a plan of appropriateness and protection for the historic district, as a standard by which to determine the appropriateness of historic exterior architectural features of any structure or of any modification of an existing structure within the district. The plan shall comprehend construction materials and architectural arrangements considered appropriate for the district, to be illustrative but not necessarily comprehensive or extensive and to serve as a general guide for the information of persons contemplating work involving historic exterior architectural features within the district. Copies of the plan shall be available to the public in the Office of Community Development.

(g) The provisions of this ordinance are separable from and in addition to whatever provisions of the zoning laws of the Town of Glastonbury also may affect any structure or use thereof within the district.

(h) Nothing in this chapter shall be construed to prevent the erection or alteration of any such feature which the building inspector or a similar agent certifies is required by the public safety because of a condition which is unsafe or dangerous due to deterioration; nor to prevent the erection or alteration of any such feature under a permit issued by a building inspector or similar agent prior to the effective date of establishment of such district.

Section 8. Establishment of historic district(s).

There are hereby established within the Town of Glastonbury the following historic district(s):

On the west side of Main Street, extending from and including 2247 Main Street to and including 1855 Main Street, but excluding the following parcels:

- (1) That parcel shown as No. W71B on the Tax Assessor's Map ("Map") which is the access way to certain rear land now or formerly of Charles Pezzente; and
- (2) That parcel shown as No. W78AA on the Map which is wetland now or formerly of Joseph Raffa, Harvey Katz, and Frank Raffa.

On the east side of Main Street, extending from and including 2300 Main Street to and including 1864 Main Street, but excluding the following parcels:

- (1) Nos. 2234, 2228, 2220, 2210, 2160, 2146, 2140, 2134, 2130, and 2126 Main Street; and
- (2) That parcel which is the 50 foot wide access way to certain rear land now or formerly of T. James Murray known as "Stonegate Sub-division" (Which access way was formerly a portion of the parcel shown as No. E73 on the Map).

With respect to those properties on the west side of Main Street within the district other than the parcel owned by the Town of Glastonbury on which is situated the Town Office Building and Academy Junior High School (the "Town Hall parcel"), the district extends from the center line of Main Street (i) a distance of 200 feet west or (ii) the rear property line, whichever is closer to the center line. With respect to those properties on the east side of Main Street other than the parcel owned by the Town of Glastonbury on which is situated the Police Department Building (the "Police Department parcel"), the parcel owned by the Cemetary Green Association (the "Cemetary parcel") and the parcel owned by the Town of Glastonbury on which is situated the Historical Society Museum (the "Green parcel"), the district extends from the center line of Main Street (i) a distance of 200 feet east or (ii) to the rear property line, whichever is close to the center line. With respect to the Police Department parcel, the Cemetary parcel and the Green parcel the district extends to the rear property line. With respect to the Town Hall parcel the district extends to the west end of the parking lot behind the Academy Junior High School.

Reference is made to the map attached to this ordinance for a further depiction of said boundaries.

Section 9. Action by Commission to Prevent Illegal Acts or to Obtain Compliance.

In the event of a violation by any person of any provision of this ordinance, the Commission may, in addition to other remedies, institute an action or proceeding to prevent, restrain, correct or abate such violation. Regulations and orders of the Commission issued pursuant to this ordinance, shall be enforced by the Director of Office of Community Development which is hereby authorized to inspect and examine any structure and to require in writing the remedying of any condition found to exist therein or thereon in violation of any provision of this ordinance. The owner or other person then legally responsible for the construction or maintenance of any structure where such a violation has been committed or exists, shall be fined not less than ten dollars nor more than one hundred dollars for each day that such violation continues, but, if the offense is willful, the person convicted thereof shall be fined not less than one hundred dollars nor more than two hundred fifty dollars for each day that such violation continues, and the superior court for the judicial district wherein such violation continues or exists shall have jurisdiction of all such offenses, subject to appeal as in other cases. Each day that a violation continues to exist shall constitute a separate offense. Any funds collected as fines pursuant to this section shall be used by the Commission to restore the affected buildings, structures, or places to their condition prior to the violation wherever possible and any excess shall be paid to the town treasury.

Section 10. Maintenance of properties.

(a) Every owner of a structure within the historic district shall maintain such in good order and repair. It is the intent of this ordinance that the objectives hereof will best be achieved by way of voluntary compliance between the owner of an affected premises and the Commission.

(b) Where premises are included within the historic district, the issued valuation of such premises after the formation of such district shall take into account the limitations upon use or improvement of the premises and the unique or extraordinary expenses, if any, necessarily incurred by an owner in maintaining the structure.

(c) In any case where the Commission deems an owner to be in violation of this Section, it shall submit to the owner a specification of the violations and allow the owner an appropriate amount of time to remedy such violations. In the event of a violation which remains uncorrected and subject to the right of appeal as provided herein, the Commission may issue a final order directing compliance, which thereafter shall be subject to enforcement in the manner provided by Section 9.

Section 11. Hardship.

Any other provision of this ordinance to the contrary, the Commission shall have the power, pursuant to Section 7-147g of the Connecticut General Statutes, to waive or vary compliance with any of the provisions of the ordinance or to waive the institution of enforcement proceedings if such

compliance or enforcement proceedings would result in the depreciation of reasonable use of the structure by the owner thereof or otherwise result in undue hardship to the owner of the structure. No such waiver or variance shall be granted until after a written request, detailing the basis upon which the claim of hardship is made, has been made to the Commission by the person seeking such waiver or variance and a public hearing held by the Commission within forty-five days thereafter. No waiver or variance may be granted for construction of a structure initiated without compliance with the requirements of this ordinance, that is, construction initiated before the Commission has held a public hearing and acted upon the certificate of appropriateness or waiver requested, as the case may be, with respect to such structure.

Section 12. Appeals.

Any person or persons aggrieved by any decision, resolution or determination of the Commission shall have the right to appeal, in the manner and subject to the conditions set forth in Section 7-147i of the Connecticut General Statutes, Revision of 1958, as amended.

Section 13. Preexisting rights not affected.

Nothing in this ordinance shall affect any right, interest, claim, obligation, liability or defense of, by or against the town of whatever description and whether or not matured, existing at the effective date of this ordinance.

Section 14. Effective date.

This ordinance shall become effective upon (to be completed).