

NATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY -- NOMINATION FORM

RECEIVED *NOV 11 1973*  
DATE ENTERED

SEE INSTRUCTIONS IN HOW TO COMPLETE NATIONAL REGISTER FORMS  
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

1 NAME

HISTORIC  
Boerum Hill Historic District  
AND/OR COMMON

2 LOCATION *Roughly bounded by Pacific, Wyckoff, Bergen, Nevins, Bond, and Hoyt Sts.*

STREET & NUMBER  
*(See Continuation Sheet)*  
CITY, TOWN Brooklyn VICINITY OF  
STATE New York CODE 036 COUNTY Kings CODE 047  
~~NOT FOR PUBLICATION~~  
~~CONGRESSIONAL DISTRICT~~

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input checked="" type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE <input type="checkbox"/> MUSEUM
<input type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" type="checkbox"/> COMMERCIAL <input type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL <input checked="" type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT <input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> TRANSPORTATION
	<u>N/A</u>	<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY <input type="checkbox"/> OTHER:

OWNER OF PROPERTY

NAME  
Various  
STREET & NUMBER  
CITY, TOWN STATE  
VICINITY OF

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC. Kings County Register's Office, Brooklyn Municipal Building  
STREET & NUMBER  
Joralemon Street  
CITY, TOWN Brooklyn STATE New York

6 REPRESENTATION IN EXISTING SURVEYS

TITLE  
Landmarks Preservation Commission LP-0767  
DATE  
November 1973 ☐ FEDERAL ☐ STATE ☐ COUNTY ☒ LOCAL  
DEPOSITORY FOR SURVEY RECORDS New York City Landmarks Preservation Commission - 20 Vesey Street  
CITY, TOWN New York STATE New York

CONDITION  
☒ EXCELLENT  
☒ GOOD  
☒ FAIR

☐ DETERIORATED  
☐ RUINS  
☐ UNEXPOSED

CHECK ONE  
☐ UNALTERED  
☒ ALTERED

CHECK ONE  
☒ ORIGINAL SITE  
☐ MOVED DATE NA

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Boerum Hill Historic District's rows of houses are concentrated on four long east-west streets--Pacific, Dean, Bergen and Wyckoff--comprising among them a total of ten block fronts. In addition, the short north-south blocks of Hoyt, Bond and Nevins Streets have a few individually significant buildings. The district also contains several small apartment houses, some commercial structures, and a frame house (360 Pacific Street). Of almost 250 buildings, only twelve buildings have been identified as non-contributing.

The long block fronts characteristically comprise two or three rows of roughly five to fifteen identical houses. Besides a few showing Gothic Revival, neo-Grec, or Queen Anne details, the rows are generally late Greek Revival or early Italianate in style. Almost all are three stories tall with brick fronts and have stoops and areaways. The houses vary mostly in the design of their window and door enframements.

Particularly fine rows of Greek Revival and Italianate houses can be found on Dean Street. The Italianate houses at No. 192-218 (1852-53) show such features as pediments with shouldered arches carried on fluted brackets and set over square-headed doorways, similar but smaller pediments over the full-height, parlor-floor windows, and cap-molded lintels over the second- and third-floor windows; their roof cornices are supported by curved, fluted brackets and are set above paneled fascias. On the same street, Nos. 161 to 165 are 2½-story Greek Revival houses. No. 163 has a wide doorway surmounted by a lintel with a cap molding; its recessed door is flanked by pilasters enclosing sidelights and is topped by a glass-paned transom and its narrow roof cornice with brick dentils is set directly above the windows of the top floor.

A majority of the houses have cast-iron railings on both stoops and areaways. In contrast with the generally plain brick facades, the iron railings are elegant and often elaborate in design. Some of the most extraordinary are at 191 and 193 Dean Street and 169 to 181 Wyckoff Street; both sides of Dean Street between Bond and Nevins are lined with particularly fine examples.

A very unusual and striking building within the district is 148 Hoyt Street (aka 136 Bergen), a three-story brick former tavern with apartments above. Although built in 1851, it was extensively remodeled in the 1880s in the Queen Anne style. Among its unusual features are a three-sided two-story oriel, set with Romanesque colonnettes between the windows and a segmental-arch pediment, a shouldered pyramidal roof, and a metal bandcourse stamped with sunburst motifs beneath the second-floor windows.

PERIOD		AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW		
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES c1840 - c1890

BUILDER/ARCHITECT various

**STATEMENT OF SIGNIFICANCE** The Boerum Hill Historic District is an architecturally significant residential neighborhood comprised of approximately 250 mid-nineteenth century townhouses and several small-scale commercial structures built between 1845 and 1890. The district is characterized by its modest scale, visual coherence and architectural integrity. The majority of the townhouses were designed in a modified Greek Revival or Italianate style, although excellent examples of the Gothic Revival, French Second Empire, Neo Grec and Queen Anne styles also occur within the area and contribute to its district qualities. Typically, the residences within the district are constructed almost entirely of brick and feature a three-bay, three-story configuration with projecting stoops, below grade areaways and straight, projecting cornices. This similar approach to construction led to the remarkable uniformity in fenestration and building heights which imbues the neighborhood with its distinctive architectural character. Although a number of buildings within the district have suffered minor alterations or the loss of detailing, all but a handful retain their original architectural integrity in large measure. A remarkable number of townhouses feature their original cast and wrought iron stoop and areaway railings, often designed with elaborate Greek, Gothic and Italianate motifs. Entrances also survive in a remarkable state of preservation.

The Boerum Hill District developed within a relatively short period of time beginning with the speculative construction of townhouses in a modified Greek Revival style in the late 1840s. During the 1850s and through the following decade, the Italianate style gradually replaced the Greek Revival in popularity both locally and regionally. This change in taste is clearly reflected in the Boerum Hill District. Styles such as the Gothic Revival, popular during the 1850s, the Second Empire style, popular during the 1860s and early 1870s and both the Neo Grec and Queen Anne styles preferred in the 1870s and later are also represented by fine examples within the historic district. Because of their similar massing, fenestration, orientation toward the street and use of materials, these buildings of different styles are aesthetically compatible with each other. Virtually no substantial construction occurred within the district after the 1880s.

In addition to its architectural and visual attributes, the district also represents an increasingly rare and historically significant expression of urban middle-class housing of the mid-nineteenth century. The neighborhood originally offered economical housing to local merchants and businessmen as well as several locally prominent citizens including Samuel G. Arnold, editor of the Brooklyn Eagle.

Attached to this nomination is the New York City Landmarks Preservation Commission Designation Report for the Boerum Hill Historic District which further defines and describes the qualities of the area and forms part of this nomination.

## GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY Approx. 20 acresUTM REFERENCES Brooklyn Quad 1:24000

(See Continuation Sheet)

A	ZONE	EASTING	NORTHING
C	ZONE	EASTING	NORTHING

B	ZONE	EASTING	NORTHING
D	ZONE	EASTING	NORTHING

VERBAL BOUNDARY DESCRIPTION

See continuation sheet.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

NA

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

## 11 FORM PREPARED BY

See Continuation Sheet

NAME / TITLE Contact:Larry E. Gobrecht, National Register Program Coordinator

ORGANIZATION

Historic Preservation Field Services Bureau

DATE

6/83

STREET &amp; NUMBER

Agency I., E.S.P.

TELEPHONE

518-474-0479

CITY OR TOWN

Albany

STATE

New York 11238

## 12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL ☐STATE ☐LOCAL ☒

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

TITLE Commissioner

DATE

8/8/83

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

Entered in the  
National Register

DATE

8/26/83

DIRECTOR, OFFICE OF ARCHEOLOGY AND HISTORIC PRESERVATION

DATE

KEEPER OF THE NATIONAL REGISTER

**United States Department of the Interior  
Heritage Conservation and Recreation Service**

**National Register of Historic Places  
Inventory—Nomination Form**



Boerum Hill Historic District

Continuation sheet

Kings County, N.Y.

Item number

2

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## LOCATION

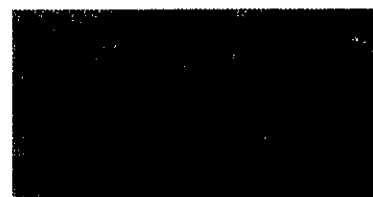
Roughly bounded by Pacific St. on the north, Wyckoff and Bergen Streets on the south, Nevins and Bond Streets on the east, and Hoyt Street on the west.

The following streets and numbers are included in the district:

Bergen Street:	#140-194, 133-187
Bond Street:	#111-129, 110-122, 131-141, 138-150, 152-170
Dean Street:	#136-190, 161-199, 192-250, 201-259
Hoyt Street:	#135-141, 149-167, 148-166
Nevins Street:	#96-100, 106-122, 126-134
Pacific Street:	#360-384, 386-442, 391-451
Wyckoff Street:	#131-195

**United States Department of the Interior  
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Boerum Hill Historic District

Continuation sheet

Kings County, N.Y.

Item number 2

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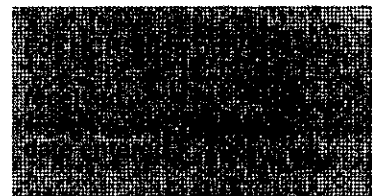
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Dean Street:	#136-190, 161-199, 192-250, 201-259
Hoyt Street:	#135-141, 149-167, 148-166
Nevins Street:	#96-100, 106-122, 126-134
Pacific Street:	#360-384, 386-442, 391-451
Wyckoff Street:	#131-195

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Boerum Hill Historic District

Continuation sheet Kings County, N.Y.

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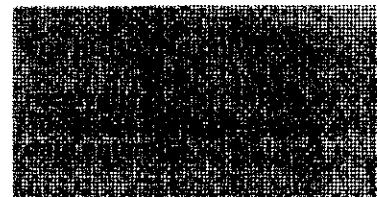
Intrusions

Photo No.	Address
I1	134 Wyckoff Street
I2	garage attached to 164 Bond Street
I3	garage attached to 140 Bond Street
I4	garage attached to 150 Bond Street
I5	118-20 Nevins Street
I6	Church at corner of Bond and Bergen Streets
I7	153-55 Hoyt Street
I8	141 Hoyt Street
I9	140 Bergen Street
I10	135 Hoyt Street
*	119-125 Bond Street
*	132-134 Nevins Street

\* photos will be sent 8/83

**United States Department of the Interior  
Heritage Conservation and Recreation Service**

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Boerum Hill Historic District  
Continuation sheet Kings County, N.Y.

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Page 2

Davis, L.J. A History of Boerum Hill. Brooklyn: Boerum Hill Association, 1967.

Lockwood, Charles. Bricks & Brownstone: The New York Row House, 1783-1929. An Architectural & Social History. New York: McGraw-Hill, 1972.

New York City. Borough of Brooklyn. Department of Buildings. Plans, Permits, and Dockets.

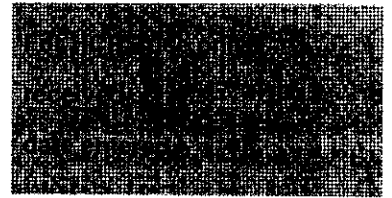
New York City. Borough of Brooklyn. Register's Office. Liber Deeds and Mortgages.

Stiles, Henry R. The Civil, Professional, and Ecclesiastical History and Commercial and Industrial Record of the County of Kings and the City of Brooklyn, N.Y. from 1683 to 1884. New York: W.W. Munsell & Co., 1884.



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Boerum Hill Historic District  
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# National Register of Historic Places Inventory—Nomination Form

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received
date entered

Boerum Hill Historic District  
Continuation sheet Kings County, N.Y.

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## UTM References (All in Zone 18)

	Easting	Northing
A.	585880	4504160
B.	585800	4504020
C.	585600	4504100
D.	585560	4504000
E.	585320	4504120
F.	585360	4504200
G.	585420	4504170
H.	585460	4504240
I.	585550	4504180
J.	585580	4504260
K.	585740	4504180
L.	585760	4504220

## Boundaries

The property bounded by Wyckoff Street, beginning at its intersection with Hoyt Street, Bond Street, the southern property lines of 192 through 200 Dean Street, part of the western property line of 202 Dean Street, the southern property lines of 202 through 248 Dean Street, the southern property line of 134 Nevins Street, Nevins Street, the northern property line of 96 Nevins Street, the northern property lines of 449 through 441 Pacific Street, the northern and part of the western property lines of 439 Pacific Street, the northern property lines of 437 and 435 Pacific Street, part of the eastern and the northern property lines of 433 Pacific Street, the northern property lines of 431 through 413 Pacific Street, part of the eastern and the northern property lines of 411 Pacific Street, the northern property lines of 409 through 405 Pacific Street, the northern and part of the western property lines of 403 Pacific Street, the northern property lines of 401 through 391 Pacific Street, Bond Street, Pacific Street, the western property line of 360 Pacific Street, part of the northern property line of 169 Dean Street, the northern property lines of 167 through 161 Dean Street, the western property line of 161 Dean Street, Dean Street, Hoyt Street, Bergen Street, the western property lines of 148 through 156 Hoyt Street, part of the northern and the western property lines of 158 Hoyt Street, the western property lines of 160 through 166 Hoyt Street and Wyckoff Street to the intersection of Hoyt Street.

**United States Department of the Interior  
Heritage Conservation and Recreation Service**

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Kings County, N.Y. Item number 11

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Form researched and prepared by:

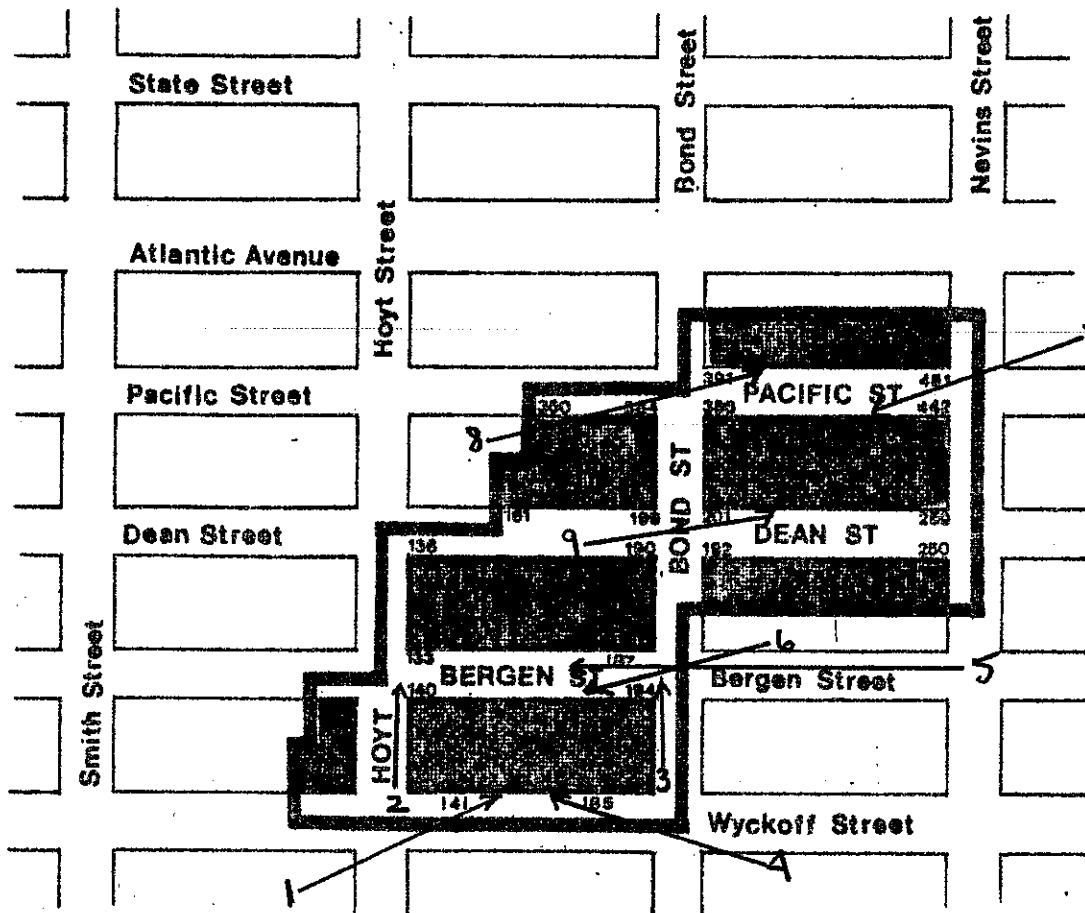
Anthony W. Robins, Landmarks Preservation Specialist  
Landmarks Preservation Commission  
20 Vesey Street  
New York, New York 10007

212-566-7577

# BOERUM HILL HISTORIC DISTRICT

BROOKLYN, KINGS COUNTY

SAMPLE VIEWS



BOERUM HILL HISTORIC DISTRICT

Kings County, New York

Landmarks Preservation Commission Map

District Boundaries

Boundary lines extend around the edges of the properties. The numbers shown are properties within the district.

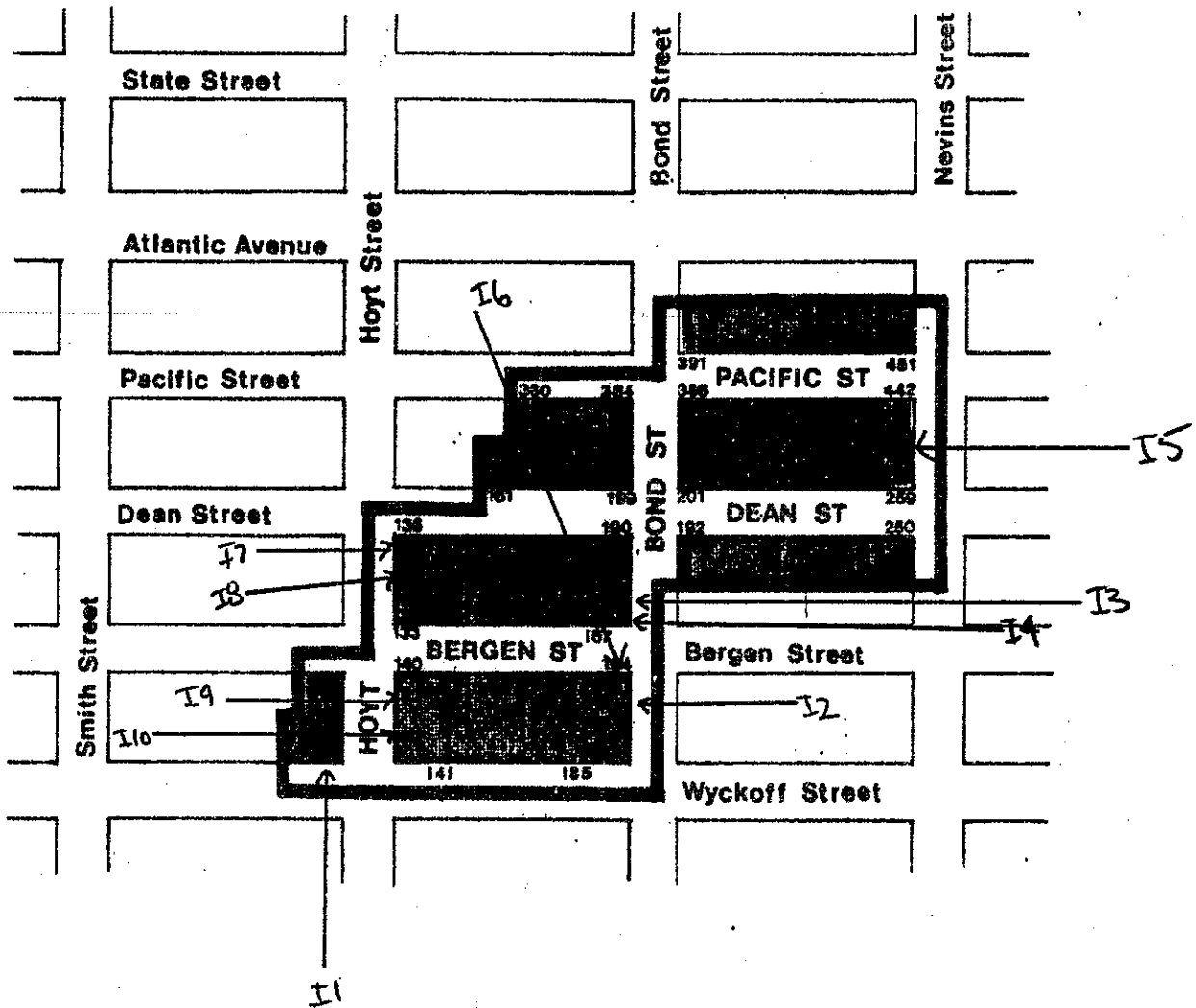
DESIGNATED NOVEMBER 20, 1973

Numbers show buildings inside boundary of district

# BOERUM HILL HISTORIC DISTRICT

BROOKLYN, KINGS COUNTY

INTRUSIONS ONLY



BOERUM HILL HISTORIC DISTRICT

Kings County, New York

Landmarks Preservation Commission Map

District Boundaries

Boundary lines extend around the edges of the properties. The numbers shown are properties within the district.

DESIGNATED NOVEMBER 20, 1973

Numbers show buildings inside boundary of district

Boerum Hill Historic  
District  
Brooklyn, Kings County  
New York  
Brooklyn Quad  
U References:  
(All in Zone 18)

- A. 585880/ 4504160
- B. 585800/ 4504020
- C. 585600/ 4504100
- D. 585560/ 4504000
- E. 585320/ 4504120
- F. 585360/ 4504200
- G. 585420/ 4504170
- H. 585460/ 4504240
- I. 585550/ 4504180
- J. 585580/ 4504260
- K. 585740/ 4504180
- L. 585760/ 4504220

