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Nat. Register of Historic Places SEP - 9 2014

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United States Department of the Interior National Park Service

National Register of Historic Places Registration Form

HISTORIC PRESERVATION OFFICE

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

1. Name of Property

historic name West Bergen - East Lincoln Park Historic District

other names/site number West Bergen Historic District

2. Location

street & number Roughly bounded by Bergen Avenue, Harrison Avenue, West Side Avenue, Kensington Avenue, Kennedy Boulevard, Montgomery Street and Fairmount Avenue [ ] not for publication

city or town Jersey City [ ] vicinity

state New Jersey code NJ county Hudson code 017 zip code 07304, 07306

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this [x] nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property [x] meets [ ] does not meet the National Register criteria. I recommend that this property be considered significant [ ] nationally [ ] statewide [x] locally. ( [ ] See continuation sheet for additional comments.) Signature of certifying official/Title: Rich Dwyer, Ass't Commissioner, Date: 12/29/14, State or Federal Agency or Tribal government: NJ - DEP

In my opinion, the property [ ] meets [ ] does not meet the National Register criteria. ( [ ] See continuation sheet for additional comments.) Signature of commenting official/Title: Date: State or Federal agency and bureau:

4. National Park Service Certification

- I hereby certify that the property is: [x] entered in the National Register. [ ] See continuation sheet. [ ] determined eligible for the National Register [ ] See continuation sheet. [ ] determined not eligible for the National Register. [ ] removed from the National Register. [ ] other (explain):

Signature of the Keeper: [Signature]

Date of Action: 7/19/16

Name of Property

County and State

5. Classification

Ownership of Property

(Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property

(Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

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

Contributing	Noncontributing	
587	92	buildings
1	0	sites
0	0	structures
1	0	objects
589	92	Total

Name of related multiple property listing

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

N/A

Number of contributing resources previously listed in the National Register

2

6. Function or Use

Historic Functions

(Enter categories from instructions)

see Continuation Sheet

Current Functions

(Enter categories from instructions)

see Continuation Sheet

7. Description

Architectural Classification

(Enter categories from instructions)

See Continuation Sheet

Materials

(Enter categories from instructions)

foundation BRICK; STONE; CONCRETE

walls SYNTHETICS/Vinyl; WOOD; BRICK

METAL/Aluminum; STONE

roof ASPHALT; STONE/Slate; METAL

other

Narrative Description

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

See Continuation Sheet

West Bergen - East Lincoln Park Historic District  
Name of Property

Hudson County, New Jersey  
County and State

### 8. Statement of Significance

#### Applicable National Register Criteria

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

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

#### Criteria Considerations

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

Property is:

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

#### Areas of Significance

(Enter categories from instructions)

ARCHITECTURE

#### Period of Significance

1861-1945

#### Significant Dates

N/A

#### Significant Person

(Complete if Criterion B is marked above)

#### Cultural Affiliation

N/A

#### Architect/Builder

see Continuation Sheet

### Narrative Statement of Significance

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

### 9. Major Bibliographical References

#### Bibliography

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

#### Previous documentation on file (NPS):

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

#### Primary location of additional data:

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

Name of repository:

New Jersey Room, Jersey City Free Public Library

West Bergen-East Lincoln Park Historic District

Hudson County, New Jersey

Name of Property

County and State

10. Geographical Data

Acreage of Property 107 acres

UTM References

(Place additional UTM references on a continuation sheet.)

1 1 8 5 7 7 7 9 1 4 5 0 8 6 6 6
Zone Easting Northing

3 1 8 5 7 8 2 5 4 4 5 0 8 6 7 2
Zone Easting Northing

2 1 8 5 7 8 1 3 0 4 5 0 8 4 5 2
Zone Easting Northing

4 1 8 5 7 8 2 8 2 4 5 0 8 8 2 1
Zone Easting Northing

[X] See continuation sheet

Verbal Boundary Description

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

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Patrick Harshbarger, Principal Historian/Architectural Historian and Alison Haley, Historian

organization Hunter Research, Inc. date July 1, 2015

street & number 120 West State Street telephone (609) 695-0122

city or town Trenton state NJ zip code 08608

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

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

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

Photographs

Representative black and white photographs of the property.

Additional items

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

Property Owner

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

name

street & number telephone

city or town state zip code

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.). A federal agency may not conduct or sponsor, and a person is not required to respond to a collection of information unless it displays a valid OMB control number.

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to Keeper, National Register of Historic Places, 1849 "C" Street NW, Washington, D.C. 20240.



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**West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey**

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**7. Description**

**Architectural Classification**

LATE VICTORIAN/Gothic  
 LATE VICTORIAN/Italianate  
 LATE VICTORIAN/Second Empire  
 LATE VICTORIAN/Queen Anne  
 LATE VICTORIAN/Shingle Style  
 LATE VICTORIAN/Renaissance  
 LATE 19TH AND 20TH CENTURY REVIVALS/Colonial Revival  
 LATE 19TH AND 20TH CENTURY REVIVALS/Classical Revival  
 LATE 19TH AND 20TH CENTURY REVIVALS/Tudor Revival  
 LATE 19TH AND 20TH CENTURY REVIVALS/Late Gothic Revival  
 LATE 19TH AND 20TH CENTURY REVIVALS/Italian Renaissance  
 LATE 19TH AND 20TH CENTURY REVIVALS/French Renaissance  
 LATE 19TH AND 20TH CENTURY REVIVALS/Mission/Spanish Colonial Revival  
 MODERN MOVEMENT/Art Deco  
 MODERN MOVEMENT/Moderne

**Narrative Description**

The West Bergen-East Lincoln Park Historic District in the City of Jersey City, Hudson County, New Jersey, is a distinct residential neighborhood composed of historically upscale middle-class single-family houses and multi-family apartment houses interspersed with a small number of attractive period churches and institutional buildings such as clubhouses, schools and a firehouse. The district of 587 contributing buildings encompasses an area of approximately 107 acres at the crest of Bergen Hill overlooking downtown Jersey City, New York Harbor and Manhattan to the east and the Hackensack River and the Meadowlands to the west (Figure 1). The district's historic architectural resources, quite varied in individual form and style, date between 1861 and 1945 when this was Jersey City's most fashionable streetcar suburb and home to many of the city's and state's political and professional elite. A U.S. Senator, two New Jersey Governors and two State Supreme Court Justices lived in the district during its period of significance, as did locally prominent politicians, lawyers, doctors, journalists, bankers, businessmen and industrialists. Two of the contributing properties, the Fairmount Apartments (1909, 1912) and the Jersey City YMCA (1924), have been previously listed in the National Register of Historic Places. The district is bordered to the northwest and east by neighborhoods that historically were more working class in character and less architecturally diverse. To the north and south, Montgomery Avenue and Communipaw Avenue

See continuation sheet

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Hudson County, New Jersey

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respectively are arterial streets with a degree of commercial development not found in the historic district. To the west, the neighborhood is bordered by the 273-acre Hudson County Lincoln Park. The park is connected to the heart of the residential neighborhood by a plaza featuring a statue of Abraham Lincoln. The plaza, surrounded on three sides by residential properties, is within the boundaries of the historic district. With a small number of modern intrusions and only a handful of vacant lots, the West Bergen-East Lincoln Park Historic District has a distinguished architectural character.

The historic district's name derives from the history that shaped the district's growth, first as a rural area known as West Bergen, and later as a streetcar suburb bordered to the west by Hudson County's first public park, Lincoln Park, established in 1905. Prior to the municipal consolidation of Jersey City in 1870, the historic district was part of Bergen Town, a rural township that centered on the nuclear Dutch colonial village of Bergen located about one-quarter mile northeast of the historic district. West Bergen, as an unincorporated area of Bergen Town, was then an area of outlying farms and a few large country estates to the southwest of the village. Bergen Avenue, a colonial-era road running along the eastern crest of Bergen Hill from the village of Bergen southwest toward Bayonne marked the easternmost edge of West Bergen while the Hackensack River meadows marked the westernmost edge. The district's Dutch colonial history is echoed in a modern-day street pattern that follows the outlines of long-and-narrow blocks that fronted Bergen Avenue and were once the wood lots, pastures and fields owned by the farmers of Bergen village.

During the last quarter of the 19th century, previously rural West Bergen filled with new residential construction driven by the suburban growth of Jersey City. The neighborhood benefited from connection to the city's streetcar system as early as 1859. Its location near the ridge of the Bergen Hill, known for its fresh air and pleasant views, made it an aspirational neighborhood for the city's emerging professional and business classes escaping the more crowded and polluted conditions of Jersey City's downtown and working waterfront. In 1905, Hudson County established West Side Park on the lower slopes of the Bergen Hill on mostly undeveloped land adjacent to the Hackensack River. The neighborhood's western edge was set by the park. West Side Park was renamed Lincoln Park in 1930 following the dedication of a statue of Abraham Lincoln, called *Lincoln the Mystic*, by noted sculptor James Earle Fraser. The statue is located within the district at the center of a plaza on Kennedy Boulevard that connects via a tree-lined mall to the main park west of West Side Avenue. During the middle decades of the 20th century, residents within a few blocks of the park came to think of themselves as living in a neighborhood they identified as near the main east entrance to Lincoln Park or East Lincoln Park. The West Bergen place name fell out of use only to be revived in the late 1970s by historic preservationists studying the neighborhood's distinctive architecture. Although an earlier study of the historic district dubbed it the West Bergen Historic District,

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this nomination has chosen the compound West Bergen-East Lincoln Park Historic District because residents have closely identified with the park during the past century.<sup>1</sup>

The majority of the district's historic building stock falls within the National Register of Historic Places architectural classifications of "Late Victorian" and "Late 19th and 20th Century Revivals," but within these two classifications form, style, texture and detail are diverse. Stylistic influences of the Gothic, Italianate, Second Empire, Queen Anne, Shingle Style, Renaissance, Colonial Revival, Classical Revival, Tudor Revival, Late Gothic Revival, Italian Renaissance, French Renaissance, Mission/Spanish Colonial Revival, Art Deco and Moderne can be found cheek by jowl within the district. Exterior materials include stone, brick, wood clapboard, wood shingle and stucco. Two or more materials are often combined on the same building. Ornamentation is common. Building forms are predominately two- to three-story, single-family row homes, duplexes and detached dwellings, punctuated by taller "luxury" four- to six-story apartment houses. These latter, mostly built from the 1910s to the 1930s, represent a final stage in the district's historic pattern of residential development when land values and population growth supported higher density housing. The only building over seven stories tall is the ten-story Duncan Apartments at 2600 Kennedy Boulevard. This building, built in 1922, looms over the north end of district. Its out-of-scale character is perhaps fitting because its penthouse was home for nearly three decades to Jersey City's larger-than-life mayor, Frank Hague (1876-1956), who ranks as one of the most important political figures in the city's history.

The West Bergen-East Lincoln Park Historic District's distinctive character is founded on the diversity of its architecture. While this concept of architectural distinctiveness through diversity can seem somewhat of a paradox, it was a hallmark of a late Victorian upscale aesthetic that took delight in "constant variety." At least 15 styles of architecture are found in the district; the Queen Anne style is among the best represented with its irregular roofs, asymmetrical facades and partial and full-width porches offering many variations in house shape. A plethora of manufactured architectural components – finials, cornices, moldings, lintels and window and door frames – allowed builders to "mix and match" giving each building an individual character. It is this diversity that distinguishes the West Bergen-East Lincoln Park Historic District from other established historic areas of Jersey City. The Paulus Hook Historic District and the Van Vorst Historic District in downtown Jersey City, for example, feature mid-19th-century brownstone row houses, mostly in the Italianate style. In the late 19th century, observers noted that houses in West Bergen reflected the taste and wealth of their individual owners to a greater degree than other parts of the city. The neighborhood became well known for the beauty and charm of its architecture. The district is significant as

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<sup>1</sup> Lauren-Brook Sickels, Robert William Craig and William Geo. Foulks, Designation Report West Bergen Historic District (May 1979), On file, Jersey City Planning Department, Jersey City, N.J.

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an architectural representation of the social aspirations and status of the city's professional and business classes during the period of significance, defined as 1861 to 1945.

The streets of the West Bergen-East Lincoln Park Historic District are tree-lined and setbacks vary from street to street, and occasionally from lot to lot. The building styles, forms and heights combine in various ways to create visual rhythms that distinguish each street. Some blocks have apartment houses at the corners, bookending the single-family houses in between, still others feature row houses or closely spaced ranks of gable-fronted houses, while others have a much more open feel with larger houses on generous lots. On some streets, particularly Kennedy Boulevard and Bergen Avenue which are important north/south thoroughfares,<sup>2</sup> the district appropriately has the feeling of being within a major city, yet on others, particularly the quieter east/west cross streets, the district retains the countrified charm of its 19th-century past, when this area really was an outer suburban ring of Jersey City and to a greater extent of New York City.

As a whole, the historic district maintains a high degree of integrity of setting and design since the spatial relationships among the individual buildings, streetscapes and layout of the streets has been maintained. Within the 107-acre historic district, there are 587 contributing buildings (two of which are individually listed on the National Register of Historic Places)<sup>3</sup>, one contributing landscape (the Lincoln Park plaza on Kennedy Boulevard), and one contributing object (the Lincoln statue). There are 92 non-contributing buildings; the majority of these date after the close of the district's period of significance and are residential structures that are compatible in scale, if not compatible in design or materials, with the historic buildings. A relatively small number of the non-contributing resources are historic buildings which have been modified to the extent that they no longer possess the ability to convey their historic character or significance.

Of the buildings identified as contributing, over 80% are identified as having been constructed between 1880 and 1920. Fewer than ten contributing buildings are known to date before 1880. The oldest building in the district, St. Paul's Episcopal Church, was constructed in 1861. Approximately 15% of the contributing buildings were constructed from 1921 to 1945. If the district suffers from any diminishment of integrity, it is in the exterior details of the many buildings that have been vinyl- or aluminum-sided or had alterations that enclosed porches or resulted in the loss of wood window frames or architectural millwork.

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<sup>2</sup> For the purposes of this nomination, Bergen Avenue, Kennedy Boulevard and West Side Avenue will be referred to as north/south and the intersecting streets as east/west. Technically, these three streets run about 30 degrees east of north.

<sup>3</sup> Robert Powers, The Fairmount Apartments, National Register of Historic Places, Registration Form, 1994; Cynthia Rose Hamilton, Jersey City YMCA, National Register of Historic Places, Registration Form, 1999.

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The essential features of massing and fenestration patterns, however, remain largely intact. Most blocks feature several buildings that retain a very high degree of integrity of design and materials.

The West Bergen-East Lincoln Park Historic District is roughly bounded by Bergen Avenue, Harrison Avenue, West Side Avenue, Kensington Avenue, John F. Kennedy Boulevard and Montgomery Street, encompassing all or portions of 24 city blocks. The area so defined corresponds in large part to a colonial pattern of landholding that divided the land into long-and-narrow wood and field lots. These lots were patented in the 1660s by Dutch colonists, most residing in or near the nuclear village of Bergen. The lots were framed on their eastern and western sides respectively by Bergen Avenue and West Side Avenue, both roads dating prior to 1800. The rectilinear gridiron pattern of east/west cross streets between the two avenues was added in the mid- to late-19th century as property owners – several descended from the original Dutch colonists – subdivided the lots and laid out new streets parallel to the borders of the lots. The only major street that does not respect this colonial pattern of land ownership is Kennedy Boulevard (originally known as Hudson Boulevard), which cuts through the district and was laid out as a scenic pleasure drive in 1894. Various properties along the edges of the district have been excluded because of associations with other historical patterns of ownership, losses of integrity or stronger associations with the mixed-use commercial and working-class residential areas of different architectural character located northwest, northeast and south of the historic district.

The West Bergen-East Lincoln Park Historic District is situated on the upper western slope of the Bergen Hill and its physical relationship to the hill and the surrounding geography of Hudson County and the Port of New York is important to a full understanding of its development. The Bergen Hill emerges from sea level at Bergen Point in Bayonne, about seven miles southwest of the district, and at first is little more than a low outcrop. By the point the geologic formation reaches the district, it has risen to between 80 and 90 feet above sea level and has begun to take on two of its most important character-defining features, a steep eastern face and a gentle western slope. Several miles further to the northeast near Hoboken, the Bergen Hill crests at nearly 200 feet above sea level and transitions into the cliffs known as “The Palisades.” The Bergen Hill forms the “spine” of Hudson County, which is surrounded on three sides by tidewater estuaries. For most of its history, the Bergen Hill was known primarily as a transportation barrier, separating New York Harbor to the east from Newark Bay and the Meadowlands to the west, beyond which lay the towns and farmlands of northern New Jersey.

Prior to the mid-19th century, the West Bergen-East Lincoln Park Historic District was a sparsely developed rural landscape of cultivated fields, pastures and wood lots with only a few houses and related farm buildings located along Bergen Avenue. Both to its east and west, however, it literally overlooked the region’s two principal nuclear city centers – New York City three miles to the east across the Hudson River

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and Newark five miles to the west across Newark Bay and the Meadowlands. The City of Jersey City was established in 1804 and at first only a small town centered on the ferry at Paulus Hook, a spit of land that stood on the west bank of the Hudson River about two miles east of the historic district. Beginning in the 1830s, however, Jersey City's growth accelerated as it became an important canal and railroad terminal. As Jersey City expanded westward it butted up against the base of the Bergen Hill. The heights above became an increasingly attractive location for the city's elite to locate country homes that could take advantage of the spectacular views and country air. The need for transportation between Bergen Hill and downtown Jersey City led to the installation of streetcar lines, the first of which was placed in the area in 1859 along Montgomery Street heading southwest towards Bergen Hill. The horse-drawn streetcar line was eventually extended and electrified, offering the residents of the district no more than a three-block walk to a streetcar stop. This convenience, however, was trumped by the automobile and by 1940 most of the tracks that lined Montgomery, West Side and Communipaw Avenues had been made obsolete. Today the tracks are no longer evident in the streetscape surrounding the district.<sup>4</sup>

The West Bergen-East Lincoln Park Historic District is known particularly for its views westward toward Lincoln Park and the broad reach of the Meadowlands. The survey of the original colonial lots reinforces these views since the lots were oriented to the slope of the hill with their eastern ends near the top of the ridge and their western ends near where the slope flattens out at the western foot of the hill. Elevations in the district range from near 90 feet above sea level along Bergen Avenue to about 40 feet above sea level along West Side Avenue, thus there is a 50 foot change of elevation between the two avenues. Since the two are approximately 2,000 feet apart, the average gradient of the east/west cross streets is about 2.5%, offering just enough slope for vistas to form within the streetscapes. Lincoln Park, situated west of the district, provides a focal point for views westward along Bentley, Gifford and Belmont avenues. The district's north/south thoroughfares, which follow relatively even lines of gradient, offer pedestrians level walking surfaces, while the east/west cross streets offer more challenging climbs and a respite from the heavier through traffic on the north/south streets. Kennedy Boulevard is noteworthy for its 100-foot width, accommodating four lanes of traffic and two wide sidewalks. All other streets are 50 to 64 feet wide with two lanes and sidewalks on both sides.

### Belmont Avenue

Belmont Avenue is an east/west cross street running between Bergen Avenue and Kennedy Boulevard. The east end of the block near Bergen Avenue is occupied by the Metropolitan A.M.E. Church (597-601 Bergen

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<sup>4</sup> G.M. Hopkins, *Map of Hudson County, New Jersey* (Philadelphia: Edward Busch, 1873), Plates O, P, Q, and R; *Jersey City Street Railway Guide* (Jersey City: Stephens & Hansen, 1890); Eaton (1899), pp. 103-04; G. M. Hopkins Company, *Map of Jersey City, Hudson County, New Jersey* (Philadelphia: 1908), Plate 16.

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Avenue/140 Belmont Avenue), historically known as the Emory Methodist Church. The original 1872 section of the church, a formal Italianate-influenced building with a dome, faces on Belmont Avenue (Photograph 1), but the larger and more imposing 1904 section of the church, a Gothic Revival-style stone-faced building with steeple, is oriented to Bergen Avenue. Aside from the church, the east end of Belmont Avenue is occupied by four early-20th-century apartment houses with Tudor Revival-style influences (135, 145, 150 and 154-56 Belmont Avenue), which serve to shelter the remainder of the block from the noise and activity of Bergen Avenue.

West of the apartment houses, Belmont Avenue transitions into a streetscape that is dominated on its south side by a row of 27 brick row houses, divided into a three-story, four-unit row (157-163 Belmont Avenue) (Photograph 2) and a two-story, 23-unit row (165-209 Belmont Avenue) (Photograph 3). The four-unit row is particularly handsome with its brownstone trim. The row houses, dating to the mid-1880s, represent a form of urban housing that was popular in downtown Jersey City and the region, but which was built only sparingly in the West Bergen-East Lincoln Park Historic District and then mostly in the 1880s before being superseded by larger late Victorian detached and duplex houses. The north side of Belmont Avenue features a dozen modest-sized detached houses exhibiting stylistic influences of Second Empire, Queen Anne, Shingle Style and Colonial Revival.

At its western end, Belmont Avenue opens onto the Lincoln Statue plaza across Kennedy Boulevard. Originally Belmont Avenue crossed the boulevard, but this block was claimed by the Hudson County Park Commission in 1904-05 for construction of a plaza and tree-lined avenue giving entry into the main park west of West Side Avenue. This vista onto the park gives the western end of the Belmont Avenue streetscape a bright and open character that contrasts with the eastern end that is enclosed by the Methodist church and the apartment houses.

### Bentley Avenue

Bentley Avenue is an east/west cross street running between Bergen Avenue and West Side Avenue. The east end of Bentley Avenue at Bergen Avenue lacks historical interest, the two corners occupied by a modern school building and its associated parking lot (Jersey City Community Charter School, 16 Bentley Avenue, *circa* 2011) and by the St. Peter and Paul Ukrainian Catholic Church (549 Bergen Avenue, *circa* 1989), but west of these buildings Bentley Avenue turns into one of the district's most charming residential streets. The first buildings of note are a row of five, three-story, two-bay brick row houses set back from the south side of the street (11-19 Bentley Avenue) (Photograph 4). Dating to the mid-1880s, this row with its fine brownstone detailing and mansard roof line is among the best examples of Second Empire style in the district.

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Aside from this row, Bentley Avenue is composed almost exclusively of detached houses aside from three relatively modest apartment houses. East of Kennedy Boulevard, the houses date mostly to the 1890s and very greatly in scale and setback from the street, reflecting a somewhat choppy pattern of development that is nonetheless visually interesting due to the use of materials (shingles, clapboards, brick, millwork) and asymmetrical massing that is typical of late Victorian stylistic influences (Photograph 5). West of Kennedy Boulevard, the houses date slightly later, mostly from the early 1900s to mid-1910s (Photographs 6). There is also some mid-1920s to 1930s in-fill present, predominately in the form of a cluster of modest brick Tudor Revival-style houses on the south side of Bentley near the West Side Avenue end of the street (119-127 Bentley Avenue). The visual interest is not so great west of Kennedy Boulevard, in part because the massing and setback of the houses is more uniform than east of Kennedy Boulevard. The north side of the street, however, has some of the finest individual examples of Queen Anne and Shingle Style houses found in the district (82-88 Bentley Avenue) (Photograph 7). A number of the houses on Bentley and Gifford avenues were historically occupied by doctors who operated home offices from the buildings, earning this area the name “doctor’s row.” There are still a significant number of medical offices on these two streets.

### Bergen Avenue

Bergen Avenue is a two-lane, north/south thoroughfare that lies along the eastern side of the historic district. Properties to the east of Bergen Avenue slope eastward toward the Hudson River thus giving the east side of the street a distinctly different feel from the west side of the street, which is higher ground marking the summit of the hill where the slope reverses to the west. Bergen Avenue, the oldest road in the district, was also located along an important colonial property line that divided properties to the west from those to the east, making the properties along it a logical eastern boundary to the historic district. Today, Bergen Avenue remains one of the most heavily trafficked streets within the district. Bulky apartment houses alternate with detached houses, which have reoriented their entrances to side streets to escape the traffic and noise on Bergen Avenue.

The Bergen Avenue streetscape is among the most architecturally uneven in the West Bergen-East Lincoln Park Historic District. It is punctuated by several modern intrusions and vacant lots, more numerous on the east side of the avenue than the west. For this reason, only a selection of the properties on the east side of the avenue has been included within the boundaries of the historic district. The most historically intact blocks are those between Fairview Avenue and Kensington Avenue, Belmont Avenue and Emory Street, and Brinkerhoff Street and Harrison Avenue. The east side of Bergen Avenue north of Fairmount Avenue is commercial in character and thus not in keeping with the residential character of the historic district. Other intrusions that have been excluded from the historic district include the *circa* 1990 Joseph Brensinger



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Elementary School (600 Bergen Avenue, at the northeast corner of the intersection with Belmont Avenue), the *circa* 1970 Salvation Army building (562-68 Bergen Avenue), and a *circa* 1955, six-unit row of brick houses (552-560 Bergen Avenue, the block between Emory Street and Brinkerhoff Street).

Despite the obvious diminishment in the integrity of the Bergen Avenue streetscape, it is anchored in several locations by architecturally outstanding buildings, many of which are located at the corners with side streets, thus providing welcome landmarks signaling the quieter side streets. The north end of Bergen Avenue, north of its intersection with Duncan Avenue, is anchored by a handsome row of six row houses, exhibiting architecturally elaborate cornices and second-story entryways accessed by wide stone steps (699-709 Bergen Avenue) (Photograph 8). These mark the northeast corner of the district and the point where Bergen Avenue transitions into a more commercial area located to the north. Just to the south of these row houses is another important building, the Jersey City Fire Department Engine Company No. 9 firehouse. The two-story, three-bay brick building, with its fire engine bay door facing Bergen Avenue, was built in 1871 just after Bergen Town, in which the historic district was located, consolidated with Jersey City. The engine company, the only municipal building in the district, represented the extension of city services into this formerly rural area.

The block between Fairview and Jewett Avenue is the highest point on Bergen Avenue (Photograph 9). Anchoring its north end is the Home for Aged Women (657-59 Bergen Avenue), set back from, and above, the elevation of the street, and surrounded by a stone retaining wall (Photograph 10). Founded in the mid-1860s, these quarters, which served as dormitories for up to 40 elderly women, were constructed in two phases in 1901 and 1913. The east facing, Bergen Avenue façade, has the appearance of a fine Classical Revival-style house. Just to the south of the Home for Aged Women is the Bergen Lyceum (651 Bergen Avenue), built *circa* 1915 as a private library for local residents, and now used as a church. Like the adjacent Home for Aged Women, this classically styled building sits back from, and elevated above, the street. On the south side of the Bergen Lyceum is the five-story Bergen Apartments (645 Bergen Avenue), built in the mid-1910s and among the earliest Gothic Revival-style apartment houses in the district (Photograph 11). Opposite the Bergen Lyceum and the Bergen Apartments on the east side of Bergen Avenue is the Jersey City YMCA, a handsome seven-story, nine-bay, Classical Revival-style brick building, built in 1924 and individually listed in the National Register of Historic Places in 1999.<sup>5</sup>

South of Kensington Avenue are two fine Queen Anne-style dwellings (611-613 Bergen Avenue and 7 Kensington Avenue/615 Bergen Avenue) that are reminders of the elegance that once characterized the homes on Bergen Avenue. The house at 611-613 Bergen Avenue is visually distinctive for its

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<sup>5</sup> Hamilton, 1999.

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polychromatic paint scheme (Photograph 12). The Gothic Revival-style Emory Methodist Church, previously discussed, is located on the northwest corner of the intersection of Bergen and Belmont avenues.

South of Belmont Avenue are a series of apartment houses, the most interesting being the Art Deco-style 585 Bergen Avenue, constructed in 1936. South of Gifford Avenue, the Bergen Avenue streetscape is disrupted by modern intrusions including a new school, church and parking lot. A handsome row of five, three-story brownstone Italianate townhouses at 532-542 Bergen Avenue indicate the southeast corner of the historic district at Harrison Avenue (Photograph 13). Brownstone row houses, while popular in downtown Jersey City and elsewhere in the region during the latter half of the 19th century, were not widely built in the West Bergen-East Lincoln Park Historic District. The reason is likely because of the district's later development as a streetcar suburb of Jersey City in the 1880s and 1890s. More typical of the houses found in the district is 539 Bergen Avenue, a cross-gabled brick Victorian with distinctive gabled brick dormers and decorative brackets in the gable ends (Photograph 14). The building has been adaptively reused as a school affecting its original entrances. South of Harrison Avenue outside of the district, the character of Bergen Avenue changes to commercial with a bank building and several retail shops.

### Duncan Avenue

Duncan Avenue is an east/west cross street that within the district runs between Bergen Avenue and Kennedy Boulevard. At the Bergen Avenue end of the street, the intersection is framed by the Engine Company No. 9 firehouse and a rather unexceptional set of row houses at 683-695 Bergen Avenue. Turning into Duncan Avenue, however, one is greeted on the north side of the street by some quite handsome, Italianate row houses at 10-14 Duncan Avenue (built in 1908 and thus stylistically late) and on the south side by Second Empire style row houses at 9-19 Duncan Avenue, dating to about 1890. West of these rows, the streetscape is dominated by apartment houses on the south side of the street, but at first glance it can be difficult to recognize these properties for what they are (Photograph 15). Set back close to 100 feet from the street, these apartment blocks are fronted by landscaped gardens, walks and driveways, among the only apartment houses in the district to be so landscaped. The most architecturally interesting are the mid-1920s Tudor Revival-style apartments near the west end of the block at 47 and 53 Duncan Avenue.

On the north side of Duncan Avenue at 28 and 36 Duncan Avenue are two apartment houses set close to the street. To the west of these, one encounters the biggest surprise on the street, St. Paul's Episcopal Church and its attendant parsonage (38-42 Duncan Avenue) (Photograph 16). Built in the 1860s, the church is the oldest extant building in the district. Its simple shingle-covered form and low-rise bell tower are reminiscent of country churches and it harkens to a time when open vistas would have been available in almost every direction from this location near the top of the Bergen Hill. Just to the west of the church are

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two architectural gems, the Shingle Style house at 54 Duncan Avenue (Photograph 17) and the Colonial Revival-style house at 56 Duncan Avenue (Photograph 18). Both houses are among the most complete, high-style examples in the historic district. They are located on generously wide and deep lots that offer ample room for porches and architecturally elaborate side elevations, since they can be viewed from the street. 54 Duncan Avenue prominently features a *porte cochere*.

Anchoring the west end of Duncan Avenue at Kennedy Boulevard are two buildings that could not be more different. At the southeast corner is St. Dominic's Academy (75 Duncan Avenue), a girls' school that is in the former Carteret Club, an exclusive men's club that built this clubhouse in 1917. Set well back from the corner and elevated from the street, the clubhouse is barely visible and gives little indication of its former use as a hub for the neighborhood's business and political elite to gather for games of cards, billiards, tennis and other entertainments. On the opposite corner, and in direct contrast to the air of privacy associated with the Carteret Club site, is the imposing Duncan Apartments (2600 Kennedy Boulevard) occupying the full extent of its lot and at ten stories towering over the street and the neighboring houses (Photograph 19). The Duncan, which has its main entrance on Kennedy Boulevard, seems to almost turn the "cold shoulder" of its imposing but minimally adorned southern side elevation to its namesake Duncan Avenue. There is a certain symbolism in this given the Duncan's association with its most famous resident, Mayor Frank Hague, who was the Irish political boss and sometimes nemesis of the neighborhood's Progressive-spirited professional class.

### Fairmount Avenue

Fairmount Avenue is an east/west cross street that runs within the district eastward from Bergen Avenue across Kennedy Boulevard to Fairmount Terrace. The oblique intersection of Fairmount Avenue and Kennedy Boulevard is of architectural interest. At the southwest corner of the intersection is the Fairmount Apartments (2595 Kennedy Boulevard) (Photograph 20). Constructed in two phases in 1909 and 1912, it was the first luxury apartment house built in the historic district. The apartments are distinctive both for their Arts and Crafts style and asymmetrical plan of two four-and-one-half-story towers connected by a one-story hyphen that was used as a dining room and lounge. Strictly speaking, the Fairmount Apartments are oriented to a sweeping bend in the Kennedy Boulevard with the front elevation best seen traveling north on the boulevard, but Fairmount Avenue offers an interesting perspective on this landmark.

At the southeast corner of the Fairmount/Kennedy intersection is the Parmly Memorial Baptist Church (355 Fairmount Avenue) (Photograph 21). With its elevated entrance angled to the intersection, the stone church, built in 1909, uses its location to good effect, catching the eye of southward bound travelers on the

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boulevard. It is styled with Late Gothic Revival influences accentuated by the use of gray-colored stone and slate roof.

The half-block of Fairmount Avenue west of Kennedy Boulevard is historically noteworthy for the Colonial Revival-style Jersey City Women's Club (375 Fairmount Avenue), built in 1911 (Photograph 22). The club's entrance hall features a beautiful stain-glass window that has been witness to many important social and political events in the district's history. Opposite the Women's Club on the north side of Fairmount Avenue are a half-dozen late Victorian houses exhibiting a range of stylistic influences, materials, textures and colors so typical of the architectural tastes in the district at the turn-of-the-century (370-382 Fairmount Avenue) (Photograph 23).

Between Kennedy Boulevard and Bergen Avenue, Fairmount Avenue is lined with a mix of detached houses and apartment houses. From an architectural standpoint, the apartment houses have the greatest appeal with all three of the major stylistic influences present – Late Gothic Revival, Tudor Revival and Art Deco. Toward the eastern end of Fairmount Avenue, the north side of the street has been redeveloped and begins to take on more commercial uses with modern buildings or parking lots and is thus excluded from the district's boundaries. A final surprise on the south side of the street at the edge of the district is a row of four, modest two-story, two-bay row houses (297-303 Fairmount Avenue) (Photograph 24), among the few houses in the district that could have been classified as “working class.”

### Fairview Avenue

Fairview Avenue is an east/west cross street running within the district between Bergen Avenue and Kennedy Boulevard. The south side of Fairview Avenue is dominated by about a half dozen four- or five-story apartment houses, most dating to the mid-1920s. Interspersed with these apartment houses are two and three-story detached houses, many predating the apartment houses. In this regard, Fairview Avenue illustrates an important pattern of the district's adaptation to changing suburban living patterns whereby it was possible in the early decades of the 20th century for developers to purchase single-family detached homes for demolition and replace them with profitable apartment houses. The south side of Fairview Avenue is anchored on its eastern end by the Home for Aged Women and on its western end by the mid-1920s Alban Court Apartments (2540 Kennedy Boulevard), a stately, five-story, Classic-Revival style building that epitomizes the “luxury” apartment house of the early 20th century (Photograph 25). The north side of Fairview Avenue has a distinctly different character than the south side, featuring almost exclusively detached or duplex houses dating from the 1890s to 1910s. None of these houses stand out individually but they are each different and represent an attractive cross section of stylistic influences including Colonial Revival, Queen Anne and Shingle Style.

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### Gifford Avenue

Gifford Avenue is an east/west cross street that runs between Bergen Avenue and West Side Avenue. Generally speaking, the houses on Gifford Avenue date slightly later than those on Bentley Avenue to the south and Belmont Avenue to the north, a reflection of the large landholdings that were held by the Gifford family until being released for development in the early years of the 20th century. This gives Gifford Avenue a somewhat different feel than adjacent streets to the north and south, primarily because of the fewer houses that exhibit strong Queen Anne influences. More examples of turn-of-the-century revival-style detached houses are found on Gifford Avenue than other streets. One standout on Gifford Avenue is the stuccoed Georgian Revival-style house at 55 Gifford Avenue (Photograph 26).

The east end of Gifford Avenue near Bergen Avenue is a streetscape dominated by a cluster of a five apartment houses, lining both sides of the street. The apartment houses are perhaps the least visually appealing in the district, in part because they are closely spaced, creating a canyon-like effect along the street and overshadowing the few detached houses on the intervening lots. Many of the detached houses abutting the apartments have had a fairly high degree of alteration or deferred maintenance. West of the apartment houses moving toward and across Kennedy Boulevard, large detached houses are the norm (Photograph 27). To the west as it descends the hill, the street offers a narrow vista toward a tree-covered Lincoln Park. Within the neighborhood, these Gifford Avenue addresses have long been associated with important people, especially politicians such as State Supreme Court Justice Charles C. Black of 80 Gifford Avenue (Photograph 28) and Chief Justice Thomas J. Brogan of 122 Gifford Avenue (Photograph 29).

### Harrison Avenue

Harrison Avenue is an east/west cross street running between Bergen Avenue and West Side Avenue. The rear of the house lots on the south side of the street is the district's southern boundary. The next street to the south is Communipaw Avenue, a major arterial street dominated by mid-20th-century commercial buildings, particularly automobile repair and service shops. Welsh Lane, an alley, runs behind the houses on the north side of Harrison Avenue between Bergen Avenue and Kennedy Boulevard. This is the only rear alley in the historic district, and an amenity to home owners who gain access to garages.

Harrison Avenue was a slightly less fashionable street than neighboring Bentley or Gifford avenues, and the housing stock reflects a greater degree of modesty. The lots are narrower and the houses correspondingly smaller and less impressive, often two-bay with side entries, yet still exhibiting an

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important degree of architectural care. As throughout the neighborhood, examples of Queen Anne, Colonial Revival and Tudor Revival offer an interesting interplay of textures and massing.

Apartment houses are few in number on Harrison Avenue, and generally smaller in size than those on other streets. Two examples, however, are worthy of attention. The Art Deco-influenced Hampton Arms (203 Harrison Avenue), built *circa* 1915, occupies a prominent location at the southwest corner of Harrison Avenue and Kennedy Boulevard, anchoring the southern end of the district (Photograph 30). Even more impressive for its Art Deco styling is the Parc Harrison Apartments (260 Harrison Avenue), which although 20-bays wide, making it by far one of the widest building in the district, fits within the setting through articulation of its massing and use of polychromatic terra-cotta accents (Photograph 31).

### Jewett Avenue

Jewett Avenue is an east/west cross street that runs between Bergen Avenue and Kennedy Boulevard. Similar to Belmont Avenue, Jewett is anchored at both ends by large apartment buildings. The Doradon Apartments (Marble Court) at the northwest corner of Bergen Avenue and Jewett (118 Jewett Avenue) is the most elaborate of the apartment houses, featuring French Renaissance Revival-style details and an attractive courtyard with fountain that draws the interest of passersby (Photograph 32). Jewett Avenue has some of the narrowest house lots in the historic district; these are occupied principally by two-bay, two-and-one-half story houses. Visual interest is maintained through a variety of roof lines, dormers, fenestration patterns and porches (Photograph 33).

### Kennedy Boulevard

John F. Kennedy Boulevard is a north/south, four-lane thoroughfare measuring 100-feet wide. Laid out in 1894, the street was originally called Hudson Boulevard and was intended to be a softly curving leisurely drive. In later years, commercial traffic was prohibited from the Boulevard in efforts to maintain its relaxed setting. Today, Kennedy Boulevard is the heaviest trafficked route through the district, yet its soft curves hearken to its *fin de siècle* leisure days.

Following the boulevard's construction in 1894, there was a rush to acquire prominent corner lots upon which to build some of the district's largest and most stately homes. Several of these lots were later acquired for churches or luxury apartments. These large lots with grand structures take advantage of the curvature of the street to provide familiar landmarks. From Kennedy Boulevard, any street within the district is accessible; travelers are drawn from the boulevard to the side streets. In so much as the boulevard divided the district when it was built, its function has since served to unify the district.

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Entering the district from the south along the boulevard, one leaves the commercial setting of Communipaw Avenue and encounters a view that opens toward the residential setting of the boulevard. The boulevard experienced its greatest period of construction between 1915 and 1940 when large private homes were replaced with taller, luxurious apartment houses. One of the earliest of these apartment houses and the first one encounters when approaching from the south is Hampton Arms (203 Harrison Avenue), located on the southwest corner of the intersection with Harrison Avenue. Opposite the Hampton Arms at 2419 Kennedy Boulevard is the impressive Temple Beth El, a 1925 Byzantine Revival brick synagogue with an eye-catching gold terracotta tile dome (Photograph 34).

Continuing north, the west side of the boulevard shows evidence of mid-20th-century residential infill, but at the southeast corner of Gifford Avenue is a fine remaining example of the late Victorian Queen Anne-style houses that once dominated the boulevard. This house at 2456 Kennedy Boulevard features a three-story corner turret and maintains a high level of material integrity (Photograph 35). On the opposite corner at 2468 Kennedy Boulevard is a large *circa* 1900 Tudor Revival home designed by prolific Jersey City architect John T. Rowland (Photograph 36). Rowland was known for designing a large number of the city's schools and commercial buildings. His private residence, also designed in the Tudor Revival style, neighbored 2468 Kennedy Boulevard to the north, but was demolished and replaced with the extant six-story brick apartment house in 1937.

The boulevard is at its widest at the intersection with Belmont Avenue. Here, on the west side of the boulevard is the Lincoln Park plaza. Originally designed to connect Hudson Boulevard with West Side Park in 1903 by landscape architects Charles N. Lowrie and Daniel W. Langton, the plaza has a U-shaped plan around which the park road splits. At the center of the plaza is the bronze statue of President Abraham Lincoln entitled *Lincoln the Mystic* (Photograph 37). Designed by sculptor James Earle Fraser in 1929 and dedicated in 1930, the monument features a bronze rendering of the sixteenth president in a contemplative state atop a circular granite base. With the installation of *Lincoln the Mystic*, West Side Park was renamed Lincoln Park. Behind the statue within the plaza are a flagpole and a circular flower bed surrounding an evergreen tree. Behind the U-shaped plaza, the split park road merges and continues on a down-sloped, tree-lined alley toward the main entrance of Lincoln Park (Photograph 38). The alley frames a picturesque view of a large fountain in the park below. In order to aid the view, Lowrie and Langton's original design included terraces just beyond the plaza on either side of the merged park road. Each of the north and south terraces features a fish-scale concrete wall and a concrete gazebo. Each gazebo has a hipped roof covered with orange terracotta tiles (Photograph 39). The roof is supported by concrete block posts connected by latticed concrete walls. The plaza has been included within the historic district because it extends so deeply into the district to couple the residential neighborhood near the crest of the Bergen Hill with the main

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entrance to the park on West Side Avenue. The plaza clearly has a separate function from the main park proper, which has over twice the acreage of the historic district and features expansive recreational fields, courts and a golf course that were not part of the original Lowrie and Langton plan and date from the mid-20th century to the present.

Returning to Kennedy Boulevard, many of the buildings north of Belmont Avenue are multi-story brick apartment houses. One exception is Hudson City Savings Bank Boulevard Branch, located at the intersection with Jewett Avenue at 2530 Kennedy Boulevard. This 1928, one-story, seven-bay Classical Revival bank is one of the few non-residential buildings located along Kennedy Boulevard within the district. The west side of the boulevard from Jewett to Duncan Avenue is dominated by modern residential redevelopment, including a large apartment block that has been excluded from the historic district.

North of Duncan Avenue, Kennedy Boulevard follows an elongated reverse-S curve before straightening again at Montgomery Street. At the start of the curve flanking the boulevard on the north side of Duncan Avenue are the two most prominent buildings along the boulevard: the Fairmount Apartments on the west and the Duncan Apartments (The Hague) on the east. The Fairmount Apartments (2595 Kennedy Boulevard), as described above (see Fairmount Avenue), consist of two towers that are stepped so as to follow the curve of the boulevard and remain in the sight-line from the south (Photograph 20). Opposite the Fairmount Apartments at 2600 Kennedy Boulevard are the Duncan Apartments (see Duncan Avenue above, Photograph 19) and Parmly Memorial Baptist Church (see Fairmount Avenue above, Photograph 21).

Along the east side of the boulevard just north of Fairmount Avenue is a stretch of four *circa* 1900 houses constructed in the late Victorian style. This stretch of homes provides an indication of architecture along the boulevard prior to the construction of the apartment houses beginning in the 1910s. The Queen Anne house at 2614 Kennedy Boulevard is the finest example of the four (Photograph 40). Although currently vacant, this house is well-maintained and unusual within the district for its brick construction with typical Queen Anne styling such as fishscale wood shingles at the gable ends, brownstone sills and a corner turret.

Kennedy Boulevard turns slightly west as it straightens and exits the district at Montgomery Street. Located on the west side of this bend at 2627 Kennedy Boulevard is an impressive Classical Revival-style brick building currently maintained and used by St. Peter's University (Photograph 41). This two-and-one-half-story, five-bay building is set back from the boulevard and features exemplary Classical elements such as pedimented dormers, dentiled cornices, a Palladian window and a semi-circular portico.



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### Kensington Avenue

Kensington Avenue is an east/west cross street running between Bergen Avenue and Delaware Avenue. Kensington Avenue provides a generous sampling of the variety of architectural styles offered within the district. The east end of Kensington Avenue at Bergen Avenue is anchored by a *circa* 1900 dwelling at 7 Kensington Avenue/615 Bergen Avenue (Photograph 42). This dwelling maintains a high level of integrity and is an impressive example of Queen Anne-style architecture. Opposite this dwelling on the northwest corner of Bergen and Kensington avenues is the Art Moderne-styled 1938 apartment house at 2 Kensington Avenue/629 Bergen Avenue. These two buildings that anchor the east end of Kensington Avenue give an indication of the range of architectural styles the district has to offer.

Travelling west down Kensington Avenue from Bergen Avenue, one mostly encounters three-to-five-story apartment houses influenced by either the Art Deco or Tudor Revival styles. Halfway down the block on the north side of Kensington are two *circa* 1890 detached late Victorian dwellings (38 and 42 Kensington Avenue) and a *circa* 1890 late Victorian duplex (44-46 Kensington Avenue), followed by a *circa* 1890 row of five brick houses (48-56 Kensington Avenue) styled with Italianate influences (Photograph 43).

The intersection of Kensington Avenue and Kennedy Boulevard is deceiving, particularly at the northeast and southeast corners. Looking east down Kensington from the Boulevard, one is met with two unimpressive, mid-century, five- and six-story brick apartment houses at 2500 and 2520 Kennedy Boulevard. These structures, each of which spans the width of its respective block, give the impression that that the street beyond holds much of the same. As described above, however, the east side of Kensington Avenue is much to the contrary.

Moving west and crossing Kennedy Boulevard, one's view is dominated by the 1928 three-story, eight-bay, glazed brick Learning Community Charter School (2495 Kennedy Boulevard) at the southwest corner of the intersection. Continuing down Kensington Avenue toward West Side Avenue, the north and south sides of the street are very distinct from each other. Here, the north side of Kensington can be classified by two-and-one-half-story, two-bay detached dwellings constructed with late Victorian influences from 1900 to 1920 (Photograph 44). The south side of Kensington contrasts the narrow buildings on the north side with imposing four- and five-story, three- to nine-bay apartment houses constructed between 1915 and 1930. The most impressive of these apartment houses is Gloria Gables (131 Kensington Avenue), a *circa* 1929 six-story, nine-bay brick apartment house styled with Italianate influences (Photograph 45). The west end of Kensington Avenue is anchored by three non-contributing 1970s dwellings (147-151 Kensington) on the south side and the 1925 Tudor Revival-influenced Park View Apartments at 154 Kensington Avenue on the north side. At the very western end of Kensington Avenue, west of West Side Avenue, is the St.

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Aloysius Roman Catholic Church complex, dominated by its French Renaissance-style church, built in 1906-08. This church complex is oriented to West Side Avenue, although the convent has an entrance on Kensington Avenue.

### Montgomery Street

Montgomery Street is an east/west thoroughfare that forms the northernmost boundary of the historic district. Though only one property within the district faces onto Montgomery Street, its intersection with Kennedy Boulevard creates an informal entrance to the district. It is here where the boulevard leaves behind the modern academic buildings of St. Peter's University and bends to an oblique view of impressive late Victorian dwellings interspersed with early 20th-century apartment buildings. The one property facing Montgomery Street is the *circa* 1900 turreted Queen Anne dwelling at 815 Montgomery Street/2630 Kennedy Boulevard (Photograph 46). Standing on the southeast corner of the intersection, this dwelling provides a fine introduction to the district's architecture as it differs from properties to the north. The southwest corner of the intersection contains the Tudor Revival style-influenced building at 2633 Kennedy Boulevard, which is now adaptively reused by St. Peter's University.

### West Side Avenue

West Side Avenue is a north/south thoroughfare that forms a western boundary of the historic district from Harrison Avenue to Jewett Avenue with the exception of several lots on the west side of the avenue that encompass the St. Aloysius Roman Catholic Church complex at Kensington Avenue. West Side Avenue is a two-way, two-lane road that measures approximately 60 feet wide. The avenue was laid out prior to 1800 and was located along an important colonial property line that divided properties to the west from those to the east. Today, West Side Avenue is the termination point of a street grid that respects those colonial property boundaries.

The west side of West Side Avenue, outside of the district, is dominated by Lincoln Park, which slopes westward toward the Hackensack River. Along West Side Avenue, the park is lined with trees and a chain-link fence interrupted by pedestrian openings framed by stone piers, forming a very clear demarcation between the park and the historic district.

Immediately north of the park entrance anchoring the northwest corner of the district at Kensington and West Side avenues is the St. Aloysius Roman Catholic Church complex, consisting of a church, parish hall, school, convent and rectory (Photograph 47). Established in 1897, this parish was historically associated with the Irish-immigrant neighborhood to the district's north but its population grew significantly in the late

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1910s to 1920s as second-generation Catholic immigrants were able to purchase houses in the district. For this reason, it has been included within the boundaries of the district. The church, located adjacent to Lincoln Park, is an impressive 1906-08 stone edifice dominated by a two-story portico and a five-story bell tower. Immediately north of the church at the southwest corner of West Side Avenue and Kensington Avenue is the 1897 Romanesque-style, two-and-one-half story, brick and brownstone parish hall. This building was the first parish church and school. Its original location was about one block south at Belmont Avenue, but it was moved to the north in 1903 to make way for Lincoln Park. On the north side of Kensington Avenue is the three-story brick St. Aloysius Parish School, which opened to over 600 students in 1923. To the rear of the school facing on Kensington Avenue is a two-story brick convent, completed in 1927.

Within the district, the east side of West Side Avenue is lined with trees. Very few buildings face onto West Side Avenue. Those that do are mostly concentrated between Gifford and Bentley avenues. These buildings are two- or two-and-one-half-story, two- or three-bay dwellings constructed between 1915 and 1940. At the south end of West Side Avenue, where it intersects with Communipaw Avenue, the buildings have commercial storefronts and stray from the residential character of the historic district. These lots, therefore, have been excluded from the district boundaries.

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### Property List

The following street-by-street property listing identifies each property as contributing, key contributing or non-contributing.

A contributing property adds to the historic architectural qualities or historic associations that make the historic district significant. To be contributing, the property must have been present during the district's period of significance (1861-1945) and possess sufficient historic integrity to convey significance. For the purposes of this nomination, integrity sufficient for a building to be classified as contributing requires retention of the general characteristics of historic architectural appearance during the period of significance including overall shape and plan, number of stories, number of vertical divisions or bays, structural system and roofline. A contributing building may have alterations to exterior finishes, porches, windows, doors, chimneys and dormers as long as the principal facade remains relatively unchanged with placement and size of window openings and primary entrances consistent with the original design.

A key contributing property has been defined as one that is considered individually eligible for listing in the National Register of Historic Places for its historic associations (such as an association with a significant event under Criterion A or with an individual under Criterion B) or of high architectural merit (under Criterion C). A key contributing property may also occupy a prominent location within a historic streetscape. A consideration in defining a property as key contributing is whether its loss would significantly diminish the integrity of setting and physical relationship of other nearby properties, representing an irreparable loss to a historic streetscape.

A non-contributing property does not add to the historic associations or architectural qualities of the historic district. Most non-contributing properties in the West Bergen-East Lincoln Park Historic District were built after the period of significance (i.e., after 1945). A smaller number of non-contributing properties built during the period of significance no longer possess sufficient historic integrity to be considered contributing. These non-contributing properties have major irreversible changes to overall shape and plan, height, roof line and door and window placement that obfuscate the original plan, design and style.

Sixteen tax parcels in the historic district have been identified on the property map as "vacant." Vacant lots contain no key contributing, contributing or non-contributing buildings, structures, sites or objects as defined by the National Register property classification system. Most are vacant because of the demolition of a building.

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**Belmont Avenue**

135 Belmont Avenue

Block/Lot: 17801/34

Contributing

Date: c. 1930

*Description: This five-story with raised basement, twelve-bay, Tudor Revival style, brick apartment house is located at the southwest corner of Belmont and Bergen Avenues. The main entry faces on Belmont Avenue with the three center bays recessed from the street by about 20 feet, creating a small courtyard. The apartment house has a pent roof covered in slate tiles. There are four stuccoed cross-gables on the main north-facing elevation. Copper sheeting (missing from several places) has been applied to the stucco to mimic half-timbering. The faux half-timbering extends below the cross gables to the fourth or third stories. The roofline at the southeast corner facing Bergen Avenue features crenellated parapets. Windows, found singly or in pairs, are replacement vinyl 1/1 double hung sash with brick lintels, which become more elaborate on the first and second stories; several patterns of red and brown glazed brick, as well as terracotta shields and pendants, are used for texture and accent. Window sills on the upper stories are brick and on the first and second stories are terracotta. The main entry is a one-story projecting enclosed brick porch with crenellated parapet accented by terracotta shields and topped by terracotta coping and two figures of squatting lions holding Norman shields. The doorway is a segmental arch with corbelled lintel. The door has been replaced with a modern flush metal door with metal panel sidelights. A non-original aluminum awning covers a secondary entry on the Bergen (east) elevation. The upper two stories at the southeast corner of the building have been recently repointed by evidence of a different color mortar. Outbuildings: None.*

145 Belmont Avenue

Block/Lot: 17801/33

Belleclaire Apartments

Contributing

Date: c. 1925

*Description: This five-story with raised basement, eleven-bay brick apartment house is styled with Tudor Revival influences. It has a pent roof sheathed in asphalt shingles. Three-bay-wide false gables interrupt the pent roof at the northeast and northwest corners and are faced with stucco and sheet metal detailing to imitate half-timbering at the fourth and fifth stories. Two either side of the main entry are two full-height projecting bays with crenellated parapets. Windows, found singly, in pairs, or in three-part, are metal 1/1 replacement sashes. The first and basement levels of the north elevation are faced with horizontally scored concrete. The front entry is set deeply within an overheight segmental-arched opening. The entry's two-story concrete surround has a hoodmold, diagonal buttresses, and paneled spandrel. Above the entry is a parapeted balcony serviced by a doorway accented by quoins and false voissours lintel. The main doorway is a replacement metal door, above which is a transom in a metal frame. The foundation is concrete. Outbuildings: None.*

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148 Belmont Avenue

Block/Lot: 16603/25

Non-Contributing Date: 2013

*Description: This four-story, three-bay brick apartment house has been recently constructed. It has a flat roof with a concrete, horizontally-banded cornice. Windows are metal 1/1 double hung sash with concrete lintels and sills. Between the first and second stories is a concrete stringer course. The front entry has metal plate glass doors. At the first story is a garage bay with a concrete lintel. Outbuildings: None.*

149 Belmont Avenue

Block/Lot: 17801/32

Contributing Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne style, wood-wood-frame dwelling is sided with asbestos shingles. It has an asphalt-shingled hipped roof with lower cross gables. A forward-projecting cross gable has an enclosed gable end with lunette window, forming a pediment set atop a two-story circular bay with flush windows. Windows on the second and first stories are wooden 1/1 double hung sash with the exception of a narrow single-pane etched-glass window with scrolled pediment at the second story above the main entry. The full-width porch has a cross-gabled roof with a dentiled wooden cornice, dentiled pediment with a wreath-pattern within the tympanum, Ionic-order wood columns, and slatted wood railing. The front entry has paired 2/5 glazed wooden doors, above which is a transom. The building has an interior brick chimney. Outbuildings: None.*

150 Belmont Avenue

Block/Lot: 16603/26

Contributing Date: c. 1915

*Description: This four-story with raised basement, eight-bay, Tudor Revival style, brick apartment house has a flat roof with a crenellated parapet wall accented by stone coping and insets featuring shield and lozenge motifs. End bays project from the facade and have larger battlements, giving the impression of a castle's corner towers. Windows, found singly in the central bays or three-part in the end bays, are replacement metal 1/1 double hung sash with stone lintels. Above the fourth- and first-story windows are stone dripstones in a repeating rectangular pattern; stone diamond-shape insets separate the third story windows from those of the second and fourth stories. A stone stringer course divides the first and second stories. Above the stringer course the brick bonding is English and below the stringer course the brick bonding is Flemish. Also, below the stringer course the red brick glazing is of a lighter tint than above the stringer course. The front entry has paired glazed doors with a metal sunburst grille, above which is a transom. The entryway's carved stone surround is in the Tudor Revival style with an elaborate entablature. An arched metal hood with scrolled brackets extends over the concrete steps. This apartment house, except for the color of its brick, is nearly identical to 154-156 Belmont Avenue, the next property to the west. Outbuildings: None.*

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151 Belmont Avenue

Block/Lot: 17801/31

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne style, side-hall wood-wood-frame dwelling has non-original vinyl clapboarding and artificial stone veneer. It has an asphalt-shingled hipped roof with lower cross gables. At the peak of the roof is a metal finial. Similar to 149 Belmont Avenue, the next property to the west, 151 Belmont Avenue has a projecting cross gable forming a pediment over a two-story circular bay with flush windows. The windows are replacement metal 1/1 double hung sash except for two octagonal windows, one in the cross gable end and the other, featuring stained glass, at the second story over the main entry. A full-width porch has a cross-gabled roof with a vinyl-clad pediment, fluted wooden columns, and non-original metal railing. The front entry has paired wooden replacement doors behind metal storm doors; above the doors is an infilled transom. The building has an interior stuccoed chimney. Outbuildings: None.*

154-156 Belmont Avenue

Block/Lot: 16603/27

Contributing

Date: c. 1915

*Description: This four-story with raised basement, eight-bay, Tudor Revival style, brick apartment house has a flat roof with a crenellated parapet wall accented by stone coping and insets featuring shield and lozenge motifs. End bays project from the facade and have larger battlements, giving the impression of a castle's corner towers. Windows, found singly in the central bays or three-part in the end bays, are replacement metal 1/1 double hung sash with stone lintels. Above the fourth- and first-story windows are stone dripstones in a repeating rectangular pattern; stone diamond-shape insets separate the third story windows from those of the second and fourth stories. A stone stringer course divides the first and second stories. Also, below the stringer course the yellow brick is of a lighter tint than above the stringer course. The front entry has paired glazed doors with a metal sunburst grille, above which is a transom. The entryway's carved stone surround is in the Tudor Revival style with an elaborate entablature. An arched metal hood with scrolled brackets extends over the concrete steps. This apartment house, except for the color of its brick, is nearly identical to 150 Belmont Avenue, the next property to the east. Outbuildings: None.*

155 Belmont Avenue

Block/Lot: 17801/29

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, wood-wood-frame dwelling is styled with vernacular Queen Anne influences. The front elevation is sided with wood shingles and the side elevations are clapboarded. The building has an interior brick chimney and a hipped roof sheathed in asphalt shingles. A distinguishing feature is a two-story circular bay topped by a gabled pediment with lunette window and plain wooden cornice. The replacement vinyl 1/1 double-hung sash windows on the first and second stories*

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are flush with the bay's circular plan. Opposite the circular bay on the second story above the front door is a narrow window with broken-pediment lintel. The glass in this window has been replaced with a vinyl horizontal sliding window. The porch has a flat roof with a plain wooden cornice supported by simple wooden Doric columns on yellow brick piers. The front entry has a flush hollow-wood replacement door, above which is a glass transom stenciled with the house number. The sidelights flanking the door have been infilled with wood paneling. Outbuildings: None.

157 Belmont Avenue

Block/Lot: 17801/28

Key Contributing

Date: c. 1885

Description: This three-story with raised basement, three-bay brick rowhouse is the easternmost unit of a row of four units (157-163 Belmont Avenue) that are among the finest examples of the Italianate-style rowhouse form in the district (Photograph 2). The building has a shed roof with an ornate molded cornice with scrolled brackets and paneled frieze featuring a polychromatic paint scheme. Every third bracket is oversize to emphasize the three-bay pattern of the row. The cornice is the same across all four units, although each cornice is painted differently. Among the row's most distinctive features are the window openings with arched carved brownstone lintels and brownstone sills. The sills each have two small scroll brackets repeating the theme of the cornice. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The paired hardwood front doors have molded recessed panels with a shallow arch pattern that mimics the profile of the windowsills. Above the recessed doorway is an arched carved-brownstone hood with scrolled brackets. Brownstone steps with wrought-iron railings provide access to an elevated entry. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.

158 Belmont Avenue

Block/Lot: 16603/28

Contributing

Date: c. 1900

Description: This two-and-one-half-story, three-bay vinyl-clad, Second Empire style, side-hall wood-wood-frame dwelling has a simple mansard roof with two segmental-arched dormers. A wooden cornice features two sizes of brackets with the larger ones used to accentuate the building's three-bay pattern. Windows are replacement vinyl 1/1 double hung sash; the first-story window openings appear to have been shortened. The full-width porch has a flat roof, bracketed wooden cornice, Doric-order wooden columns, and non-original metal railings. The entry has a replacement paneled wooden door with a transom and an aluminum-clad surround. The building has a concrete foundation. Outbuildings: None.

159 Belmont Avenue

Block/Lot: 17801/27

Key Contributing

Date: c. 1885

Description: This three-story with raised basement, three-bay brick rowhouse is one unit of a row of four units (157-163 Belmont Avenue) that are among the finest examples of the Italianate-style rowhouse form



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*in the district (Photograph 2). The building has a shed roof with an ornate molded cornice with scrolled brackets and paneled frieze painted in a brown and cream scheme. Every third bracket is oversize to emphasize the three-bay pattern of the row. The cornice is the same across all four units, although each cornice is painted differently. Among the row's most distinctive features are the window openings with arched carved brownstone lintels and brownstone sills. The sills each have two small scroll brackets repeating the theme of the cornice. Windows are 1/1 double hung sash. Above the recessed doorway is an arched carved-brownstone hood with scrolled brackets. The recessed paired front doors are three-quarter glazed over molded panels. Brownstone steps with iron railings, including ornate cast-iron posts at the sidewalk, provide access to an elevated entry. A brownstone stringer course divides the first story from the brownstone-clad basement level. Outbuildings: None.*

160 Belmont Avenue

Block/Lot: 16603/29

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Second Empire style, wood-frame dwelling has an asbestos-shingled front elevation and clapboarded side elevations. A mansard roof has two segmental-arched dormers. Molded wooden cornices bound the roof slope both above and below. The lower cornice features two sizes of brackets with the large brackets used to accentuate the building's three-bay plan. A three-sided bay window projects from the second story. Windows are replacement metal 1/1 double hung sash with molded wooden casings. A full-width porch has a hipped roof, bracketed wooden cornice, wooden posts with fan-shaped brackets, and wood spindle railings. The paired wood front doors are three-quarter glazed with transom. The building has a brick foundation. Outbuildings: None.*

161 Belmont Avenue

Block/Lot: 17801/26

Key Contributing

Date: c. 1885

*Description: This three-story with raised basement, three-bay brick rowhouse is one unit of a row of four units (157-163 Belmont Avenue) that are among the finest examples of the Italianate-style rowhouse form in the district (Photograph 2). The building has a shed roof with an ornate molded cornice with scrolled brackets and paneled frieze painted in a brown, grey and cream scheme. Every third bracket is oversize to emphasize the three-bay pattern of the row. The cornice is the same across all four units, although each cornice is painted differently. Among the row's most distinctive features are the window openings with arched carved brownstone lintels and brownstone sills. The sills each have two small scroll brackets repeating the theme of the cornice. Windows are 1/1 double hung sash. Above the recessed doorway is an arched carved-brownstone hood with scrolled brackets. The recessed paired front doors are three-quarter glazed over molded panels. Brownstone steps with iron railings, including ornate cast-iron posts at the sidewalk, provide access to an elevated entry. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

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*Description: This two-and-one-half-story, three-bay, side-hall wood-frame dwelling has a mansard roof and is Queen Anne-style in form, although most original architectural details have been lost or covered over by extensive use of vinyl siding. The sloping roof is punctuated by two gabled dormers with semi-circular arched windows. A three-sided bay window projects from the second story. Windows are replacement vinyl 1/1 double hung sash. A full-width porch has a flat roof, non-original brick posts and metal railing. The front entry has a replacement paneled wood door, above which is a transom. The building has a brick foundation and brick chimney. Outbuildings: None.*

*163 Belmont Avenue**Block/Lot: 17801/25**Key Contributing**Date: c. 1885*

*Description: This three-story with raised basement, three-bay brick rowhouse is the westernmost unit of a row of four units (157-163 Belmont Avenue) that are among the finest examples of the Italianate-style rowhouse form in the district (Photograph 2). The building has a shed roof with an ornate molded cornice with scrolled brackets and paneled frieze painted black. The cornice is the same across all four units, although each cornice is painted differently. Every third bracket is oversize to emphasize the three-bay pattern of the row. Among the row's most distinctive features are the window openings with arched carved brownstone lintels and brownstone sills. The sills each have two small scroll brackets repeating the theme of the cornice. Windows are wooden 1/1 double hung sash. The paired hardwood front doors have molded recessed panels with a shallow arch pattern that mimics the profile of the windowsills. Above the recessed doorway is an arched carved-brownstone hood with scrolled brackets. Brownstone steps with wrought-iron railings provide access to an elevated entry. Brownstone steps with iron railings, including ornate cast-iron posts at the sidewalk, provide access to an elevated entry. The stoop extends eastward under the first-story windows and is lined with the same iron railing. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

*165 Belmont Avenue**Block/Lot: 17801/24**Key Contributing**Date: c. 1885*

*Description: This two-story with raised basement, two-bay brick rowhouse is the easternmost unit of a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The north elevation of this unit is entirely faced with non-original Permastone, providing an unappealing contrast to the adjoining brick units. The building has a flat roof and a patterned brick cornice, a character-defining feature that unifies the row; at the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement vinyl 1/1 double hung sash with Permastone-clad lintels and sills. At the basement story is a bay window with wooden transoms and a*

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*hipped metal roof. The altered front entry, relocated to the basement level, has a wooden door with a wooden surround featuring fluted wooden pilasters. Above the door is a wooden transom. Outbuildings: None.*

166 Belmont Avenue

Block/Lot: 16603/32

Non-Contributing

Date: c. 1900

*Description: This two-story, two-bay vinyl-clad wood-frame dwelling has undergone extensive alterations. The building has an asphalt-shingled pent roof and aluminum-clad cornices. Fenestration placement has been modified and windows are strip windows of vinyl 1/1 double hung sash with aluminum surrounds. Above the front door is a pedimented aluminum hood. The front door is a metal replacement. Brick steps provide access to the front entry. The building has a brick foundation. Outbuildings: None.*

167 Belmont Avenue

Block/Lot: 17801/23

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. At the basement story is a three-sided bay window with wooden transoms and a hipped metal roof. The front entry, relocated to the basement level, has a wooden door with a wooden surround featuring fluted wooden pilasters. Above the door is a wooden transom. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

168 Belmont Avenue

Block/Lot: 16603/33

Contributing

Date: c. 1900

*Description: This two-story, three-bay wood-frame dwelling retains its original form and massing, although almost all original exterior fabric and architectural detail has been lost or covered with modern materials. The building has a flat roof with an aluminum-clad cornice with four brackets. The front (south) façade is clad with vinyl siding and the side (west) elevation is clad in shingles. The west side elevation adjoins 166 Belmont Avenue. Windows are replacement vinyl 1/1 double hung sash with aluminum-clad surrounds. Above the front entry is a pedimented hood on iron supports. The front entry has a replacement door with an aluminum-clad surround and a full transom. Concrete steps with metal railings provide access to the front entry. The building has a brick foundation. Outbuildings: None.*

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*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. A single window on the first floor is wooden 6/6 while others are 1/1 double hung sash. All windows have brownstone lintels and sills, flanked by non-original decorative shutters. The front entry has a paneled replacement door with a pedimented wooden surround featuring fluted wooden pilasters. Non-original curved concrete steps with iron railings provide access to the front entry. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

*170 Belmont Avenue**Block/Lot: 16603/34**Contributing Date: c. 1900*

*Description: This altered two-and-one-half-story, three-bay, vinyl-sided, multi-family wood-frame dwelling has an asphalt-shingled pent roof with a single gabled dormer. The building has two wide windows at the second story, and two modern doors and a three-sided bay window at the first story, suggesting significant changes to fenestration and door placement in conversion from a single to a multi-family dwelling. Windows are replacement vinyl 1/1 double hung sash with faux 6/1 muntins. The full-width porch has a flat roof, non-original decorative iron posts, iron railings and concrete steps. The building has a stuccoed foundation. Outbuildings: None.*

*171 Belmont Avenue**Block/Lot: 17801/21**Key Contributing Date: c. 1885*

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement vinyl 1/1 double hung sash with brownstone lintels and sills. The front entry, relocated to the basement level, has a paneled door with a wooden surround featuring fluted wooden pilasters. The original entry at the first-story has paired glazed wooden doors, above which is a transom. In front of these doors is an iron railing. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

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173 Belmont Avenue

Block/Lot: 17801/20

Key Contributing Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a stepped brick cornice. At the party walls are brick and metal corbels with rosettes and metal finials. Windows at the second and first stories are wooden 9/1 or 12/1 double hung sash with brownstone lintels and sills. At the basement level is a non-original wooden bay window with a metal roof. The front entry, relocated to the basement level, has a paneled door with a wooden surround featuring fluted wooden pilasters and a broken pediment. The original entry at the first-story has been infilled with a 9/1 window, in front of which is an iron railing. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

174 Belmont Avenue

Block/Lot: 16603/35

Contributing Date: c. 1900

*Description: This two-and-one-half-story, two-bay, clapboarded wood-frame dwelling is in the Queen Anne taste and has an asphalt-shingled front-gabled roof with cross gables to the rear of the house. The pedimented gable end is shingled and has bracketed overhanging eaves. Windows at the attic and second stories are paired wooden 1/1 double hung sash with molded wooden casings. At the first story is a three-sided bay window. The porch has a hipped roof, molded wooden cornice featuring modillions, wood posts (new) with curved brackets, slatted wood railings (new), and wood steps. The front entry has a raised-panel wood door flanked by 2/4 sidelights with raised-panel bases. Above the door is a modified swan neck lintel with a Greek vase detail. The building has a brick foundation. Outbuildings: None.*

175 Belmont Avenue

Block/Lot: 17801/19

Key Contributing Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. This unit has been drastically altered, but it is still considered key contributing because it retains its scale and form as part of the larger 23-unit resource. The north elevation has been refaced with a brown-colored glazed brick (the original was red) and retains few original features. The building has a flat roof with copper coping. At the party walls are brick and metal corbels with rosettes and metal finials. Fenestration has been greatly altered; second-story windows are two non-original metal three-part awning windows, and first-story and basement-level windows are metal ribbon casements. The front entry, relocated to the basement level, has a paneled wooden door with a fluted wooden surround. Above the door are a transom and an aluminum awning. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

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176 Belmont Avenue

Block/Lot: 16603/36

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad dwelling is in the Colonial Revival taste and has an asphalt-shingled side-gabled roof with a centered gabled dormer. Windows, found paired at the attic and second stories and in a three-sided bay window at the first story, are replacement vinyl 1/1 double hung sash with faux muntins. The porch has a flat roof with an aluminum-clad cornice, Doric-order columns, wood-slat railings with turned posts, and wood steps. The front entry has a modern replacement door with an elliptical window and sidelights. The building has a stuccoed foundation and an interior end brick chimney at the east elevation. Outbuildings: None.*

177 Belmont Avenue

Block/Lot: 17801/18

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement vinyl 1/1 double hung sash with brownstone lintels and sills. At the basement level is a non-original wooden bay window with a metal roof. The front entry, relocated to the basement level, has a wooden surround featuring fluted wooden pilasters. Above the door is a wooden pediment. The original entry at the first-story has been infilled with a window, in front of which is a metal railing. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

178 Belmont Avenue

Block/Lot: 16603/37

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay wood-frame dwelling has an asphalt-shingled cross-gabled roof with an aluminum-clad cornice. Aluminum siding has been applied to the gable ends and front elevation, although the side elevations retain original clapboarding. Windows, found singly and in pairs, are replacement vinyl 1/1 double hung sash, some with faux muntins. The enclosed porch has a flat roof with aluminum coping, overhanging eaves with wooden modillions, 1/1 strip windows, a modern metal door with iron grille and transom, and brick steps. A sunken garage bay has been dug out below the porch. Outbuildings: None.*

179 Belmont Avenue

Block/Lot: 17801/17

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen*

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*adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement vinyl 1/1 double hung sash with brownstone lintels and sills. The front entry, relocated to the basement level, has a wooden surround featuring fluted wooden pilasters and entablature. The original entry at the first-story has been infilled with a window. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

180 Belmont Avenue

Block/Lot: 16603/38

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Shingle-style wood-frame dwelling has an asphalt-shingled gambrel roof with multi-level eaves and molded wood cornice. Projecting from the front elevation is a pedimented cross gable; overhanging bays are visible along the side elevations. Windows, which are found singly and paired, are replacement metal 1/1 double hung sash with molded wooden surrounds. At the first story is a picture window with a stained glass transom. The wrap-around front porch has a flat roof with metal coping, a molded wooden cornice, boxed columns with dentiled capitals, and balustrades with urn-shaped balusters. The front entry has a flush wooden door with stained glass sidelights. The house has an interior brick chimney. Outbuildings: None.*

181 Belmont Avenue

Block/Lot: 17801/16

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. This unit has an asphalt-shingled pent roof added (covering original patterned brick cornice), below which are wood modillions. At the party walls are original brick and metal corbels with rosettes and metal finials. Windows, which retain original brownstone lintels and sills, are replacement vinyl 1/1 double hung sash with faux muntins. At the basement level is an added wooden bay window with a metal roof. A first-story front entry is at its original location, but it has been modified with a non-original multi-pane door (in front of which is an iron grille), a wood fanlight, and a pedimented Colonial Revival-style wooden surround. Curved brownstone and brick steps with iron railings provide access to the front entry. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

182 Belmont Avenue

Block/Lot: 16603/39

Contributing

Date: c. 1900

*Description: This altered two-and-one-half-story, two-bay, wood-frame dwelling has a hipped roof with asphalt shingles, gabled front dormer, hipped roof side dormers, overhanging eaves with aluminum-clad cornice, wood shingle siding on the upper stories, and a combination of non-original rusticated brick*

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*veneer siding and aluminum siding on the lower stories. Although altered, the building retains its basic form and massing, particularly the late Victorian-era roof profile. Windows, found singly and in pairs at the attic and second stories, and in a three-part window at the first story, are metal 1/1 replacements with aluminum surrounds. The first story facade, in particular, has been significantly modified with, conjecturally, removal of a porch roof and posts and addition of a gabled single-bay entry vestibule. A non-original front door with three glazes has a wooden surround with fluted pilasters. The porch has modern metal railings and a concrete base and steps faced with rusticated brick. The main building has a stone foundation. Outbuildings: None.*

183 Belmont Avenue

Block/Lot: 17801/15

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. The elevated front entry has a replacement door, above which is a transom. The door shares a brownstone lintel and brownstone steps with 185 Belmont Avenue. The tapered lintel has a carving of a florette at its center. The steps have pipe railings with decorative-twist iron posts. A brownstone stringer course divides the first story from the basement level. Below the entry steps is a secondary entry to the basement level. Outbuildings: None.*

184 Belmont Avenue

Block/Lot: 16603/40

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has an asphalt-shingled hipped roof. Exterior fabric is largely modern, although the building retains a late Victorian form and massing, particularly a front-gabled dormer with shingled pediment and paired attic windows. There are also hipped-roof side dormers. The cornice is covered with aluminum. Windows are replacement 1/1 double hung sash. Non-original decorative shutters flank the second-story windows, above which are paneled fans. The first story has been highly altered, likely reflecting the removal of the original porch roof and related changes including the addition of an asphalt-shingled pent roof, a vinyl bay window, stucco with faux quoining, and an entry vestibule with fish-scale shingles at the gable end. The porch has a stuccoed base and metal railings. The building has a stone foundation. Outbuildings: Contributing circa 1915 one-story frame garage.*



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*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. At the basement level is a vinyl bay window with an asphalt-shingled pent roof. The elevated front entry has a paneled wood door (possibly original) and a wood and glazed storm door, above which is a transom. The door shares a brownstone lintel and brownstone steps with 183 Belmont Avenue. The lintel is tapered and has a florette carving at its center. The steps have pipe railings with decorative-twist iron posts. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

*186 Belmont Avenue**Block/Lot: 16603/41**Contributing Date: c. 1900*

*Description: This two-and-one-half-story, two-bay, vinyl-clad, side-hall wood-frame dwelling has an asphalt-shingled hipped roof, a gabled dormer with paired attic windows, a cross gable to the east elevation, a hipped-roof dormer to the west elevation, and a metal-clad cornice. Although very little original exterior fabric is visible, the building retains its basic late Victorian form and massing, particularly the roof profile. Single windows, found at the second story and in a three-sided bay at the first story, are replacement 1/1 double hung sash. The porch has a flat roof, a non-original aluminum cornice, non-original iron posts on original ashlar bases, and brick steps. The front entry has the original wood paneled door with a dentiled wooden surround. The building has a stone foundation. Outbuildings: Contributing circa 1925 one-story brick garage with a hipped roof.*

*187 Belmont Avenue**Block/Lot: 17801/13**Key Contributing Date: c. 1885*

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. The elevated front entry has a non-original half-glazed door with an iron storm door, a transom, and a non-original wooden door surround with fluted pilasters and a pediment that partially covers the original brownstone doorway lintel that this unit shares with 189 Belmont Avenue. The two units also share brownstone and brick steps with iron railings. The railings are mismatched with the railings on the 189 side an older, probably original,*

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style with pipe handrail. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.

188 Belmont Avenue

Block/Lot: 16603/42

Contributing

Date: c. 1900

Description: This three-story with raised basement, seven-bay frame apartment house has little surviving ornamentation, but retains its overall scale and massing. The front (south elevation) has been faced with non-original brick veneer at the upper stories and faux stone veneer at the first story. The side elevations are clad in replacement siding. The building has a flat roof with metal coping. The three central bays at the second and third stories project and overhang the main entry. Windows are replacement metal 1/1 double hung sash with stone sills; the windows in the end bays of the third and first stories are arched, a hint to the original style, which was probably Renaissance Revival. The paired wood front doors, possibly original, are three-quarter glazed topped by a transom bearing the building's address in a flowing script. A porch with PermaStone walls is located in front of the doors, with stone steps and an iron railing providing access from the street. The basement level is faced with stone veneer. Outbuildings: None.

189 Belmont Avenue

Block/Lot: 17801/12

Key Contributing

Date: c. 1885

Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. The elevated front entry has a replacement door with a transom, above which is a tapered brownstone lintel. The building shares brownstone and brick steps with 187 Belmont Avenue. The railing on the 189 side is a pipe rail with decorative-twist posts, likely an original feature. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.

191 Belmont Avenue

Block/Lot: 17801/11

Key Contributing

Date: c. 1885

Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Second-story windows are replacement vinyl 1/1 double hung sash with faux muntins, retaining original brownstone lintels and sills. The window openings at the first and basement levels have been altered to

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*accommodate wider windows, resulting in removal of the brownstone lintels and sills. At the first story are paired vinyl casements flanked by fixed vinyl windows; at the basement level, windows are replacement vinyl 1/1 double hung sash. The elevated front entry has been modified for a non-original paneled door, a wooden surround featuring fluted pilasters and a dentiled entablature, and an asphalt-shingled hood with a dentiled cornice. The building shares brownstone/brick steps with 193 Belmont Avenue. The decorative iron railings are not original. A brownstone stringer course divides the first story from the basement level. Beneath the steps is a secondary entry. Outbuildings: None.*

193 Belmont Avenue

Block/Lot: 17801/10

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. The elevated front entry has a non-original paneled door with an infilled transom. Above the doorway is a tapered brownstone lintel with florette. The building shares brownstone steps with 191 Belmont Avenue. Decorative iron railings line the steps. A brownstone stringer course divides the first story from the basement level. Below the steps is a secondary entry. Outbuildings: None.*

195 Belmont Avenue

Block/Lot: 17801/9

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with faux muntins and brownstone lintels and sills. The elevated front entry has a replacement paneled door with a painted fanlight and a fluted wooden surround. The building shares brownstone/brick steps with 197 Belmont Avenue; the steps are lined with pipe handrails with decorative-twist iron posts. A brownstone stringer course divides the first story from the basement level. Below the steps is a secondary entry. Outbuildings: None.*

197 Belmont Avenue

Block/Lot: 17801/8

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen*

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*adjoining rowhouses (Photograph 3). The building has a flat roof with a patterned brick cornice and a replacement metal coping. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with faux muntins (at the second story) and brownstone lintels and sills. The elevated front entry has a non-original paneled door with a vinyl transom. Above the doorway is a tapered brownstone lintel. The building shares brownstone/brick steps with 195 Belmont Avenue; the steps are lined with pipe handrails with decorative-twist iron posts. A brownstone stringer course divides the first story from the basement level. Below the steps is a secondary entry. Outbuildings: None.*

199 Belmont Avenue

Block/Lot: 17801/7

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses (Photograph 3). The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement vinyl 1/1 double hung sash with brownstone lintels and sills. The first-story window has faux muntins in a diamond pattern. The elevated front entry has a wooden door, above which is a vinyl transom. The doorway shares a tapered brownstone lintel, carved with a florette, with the adjacent doorway of 201 Belmont Avenue. The two units also share brownstone/brick steps with decorative pipe handrails. A brownstone stringer course divides the first story from the basement level. Below the steps is a secondary entry. Outbuildings: None.*

201 Belmont Avenue

Block/Lot: 17801/6

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses (Photograph 3). The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. The elevated front entry has a replacement door, above which is a transom. The doorway shares a tapered brownstone lintel, featuring a florette carving, with the doorway of adjacent 199 Belmont Avenue. A brownstone stringer course divides the first story from the basement level. Below the brownstone steps with decorative iron railings is a secondary entry. Outbuildings: None.*

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203 Belmont Avenue

Block/Lot: 17801/5

Key Contributing Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses (Photograph 3). The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. The front entry, relocated to the basement level, has a paneled door with an aluminum surround. The brownstone stringer course that divides the first story from the basement level has been covered with aluminum. The original entry at the first story has been infilled with a window, but the original tapered brownstone lintel with florette carving, shared with the adjacent doorway to 205 Belmont Avenue, remains. Outbuildings: None.*

205 Belmont Avenue

Block/Lot: 17801/4

Key Contributing Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouse (Photograph 3)s. The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement vinyl 1/1 double hung sash with faux muntins and brownstone lintels and sills. The elevated front entry has a replacement paneled door, above which is a four-light wooden transom. Above the doorway is a brownstone lintel, featuring a florette carving, shared with the adjacent doorway of 203 Belmont Avenue. Brick steps lined with iron railings provide access to the entry. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

207 Belmont Avenue

Block/Lot: 17801/3

Key Contributing Date: c. 1885

*Description: This two-story with raised basement, two-bay brick rowhouse is one in a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses (Photograph 3). The building has a flat roof with a patterned brick cornice, a character-defining feature that unifies the row. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are wooden 1/1 double hung sash with brownstone lintels and sills. The elevated front entry has a paneled door, above which are an infilled transom and a non-original gabled wood hood. Behind the hood is a brownstone lintel, with a florette carving, shared with the adjacent window (formerly door) of 209 Belmont Avenue. Brick steps provide access to the entry. A brownstone*

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*stringer course divides the first story from the basement level. Below the steps is a secondary entry. Outbuildings: None.*

209 Belmont Avenue

Block/Lot: 17801/2

Key Contributing

Date: c. 1885

*Description: This two-story with raised basement, two-bay, brick rowhouse is the westernmost unit of a row of 23 similar units (165-209 Belmont Avenue), the only streetscape within the district to have more than a dozen adjoining rowhouses (Photograph 3). The building has a flat roof with a patterned brick cornice. At the party walls are brick and metal corbels with rosettes and metal finials. Windows are replacement 1/1 double hung sash with brownstone lintels and sills. The entry, relocated to the basement level, has a metal paneled door, above which is an aluminum awning. The original entry at the first story has been infilled with a window, above which is a tapered brownstone lintel shared with the entry at 207 Belmont Avenue. A brownstone stringer course divides the first story from the basement level. Outbuildings: None.*

**Bentley Avenue**

9 Bentley Avenue

Block/Lot: 17803/20

Contributing

Date: c. 1925

*Description: This four-story with raised basement, four-bay brick apartment house is faced with several shades of yellow and light brown brick on the north façade and features numerous white terracotta and sandstone accents, including diamond-shape lozenges, florettes, and window hood moulds and sills. The style is Tudoresque, but there is also a taste of Art Deco in the use of geometric patterns and accents. The building has a flat roof with a crenellated parapet wall with terracotta coping and vertical bands. Above the fourth story is a molded terracotta cornice. Windows, found singly in the middle bays and three-part in the end bays, are replacement 1/1 double hung sash. A concrete cornice separates the second and first stories; above the cornice brick bonding is English and below it is Flemish. The front entry has paired iron and glass doors with a transom. The doorway has a concrete surround and entablature with a decorative design that is reminiscent of Tudor-style lesene; an acanthus leaf is centered above the door. Outbuildings: None.*

11 Bentley Avenue

Block/Lot: 17803/19

Key Contributing

Date: c. 1890

*Description: This three-story with raised basement, two-bay brick rowhouse is the easternmost unit in an architecturally outstanding five-unit row styled with Queen Anne and Neo-Greco influences (11-19 Bentley Avenue) (Photograph 4). The building has a mansard roof covered with terracotta tiles. The west bay*

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*projects from the east bay and is topped with a wooden pediment featuring a dentiled cornice with metal ornamentation. Windows are replacement vinyl 1/1 double hung sash with terracotta keystone lintels and terracotta sills. One of the third story windows is set in a wooden pedimented dormer. Above the paired first-story windows are stained glass mosaic transoms; below these windows are decorative terracotta panels. The front entry has the original paneled paired doors and an arched terracotta lintel. Brownstone steps lined with a decorative iron railing provide access to the entryway. Above the basement level is a brownstone watertable. The foundation is brownstone. Outbuildings: None.*

13 Bentley Avenue

Block/Lot: 17803/18

Key Contributing

Date: c. 1890

*Description: This three-story with raised basement, two-bay brick rowhouse is one unit in an architecturally outstanding five-unit row styled with Queen Anne and Neo-Greco influences (11-19 Bentley Avenue) (Photograph 4). The building has a mansard roof covered with terracotta tiles. The west bay projects from the east bay and is topped with a wooden pediment featuring a dentiled cornice with metal ornamentation. Third story windows are wooden 1/1 double hung sash. First- and second-story windows are replacement vinyl 1/1 double hung sash with terracotta keystone lintels and terracotta sills. One of the third-story windows is set in a wooden pedimented dormer. Above the paired first story windows are stained glass mosaic transoms; below these windows are decorative terracotta panels. The front entry has the original paneled paired doors and a fanlight, above which is an arched terracotta lintel. Brownstone steps lined with an iron railing provide access to the entryway. Above the basement level is a brownstone watertable. The foundation is brownstone. Outbuildings: None.*

15 Bentley Avenue

Block/Lot: 17803/17

Key Contributing

Date: c. 1890

*Description: This three-story with raised basement, two-bay brick rowhouse is one unit in an architecturally outstanding five-unit row styled with Queen Anne and Neo-Greco influences (11-19 Bentley Avenue) (Photograph 4). The building has a mansard roof covered with terracotta tiles. The west bay projects from the east bay and is topped with a wooden pediment featuring a dentiled cornice with metal ornamentation. Windows are replacement vinyl 1/1 double hung sash with terracotta keystone lintels and terracotta sills. One of the third-story windows is set in a wooden pedimented dormer. Above the paired first story windows are stained glass mosaic transoms; below these windows are decorative terracotta panels. The front entry has the original paneled paired doors and a fanlight, above which is an arched terracotta lintel. Brownstone steps lined with a decorative iron railing provide access to the entryway. Above the basement level is a brownstone watertable. The foundation is brownstone. Outbuildings: None.*

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16 Bentley Avenue

Block/Lot: 17802/14

Jersey City Community Charter School

Non-Contributing

Date: c. 2011

*Description: This modern four-story, eight-bay, brick-faced school has a flat roof and a glazed entry in metal framing. To the east is a parking lot occupying the northwest corner of Bentley and Bergen Avenues. Outbuildings: None.*

17 Bentley Avenue

Block/Lot: 17803/16

Key Contributing

Date: c. 1890

*Description: This three-story with raised basement, two-bay brick rowhouse is one unit in an architecturally outstanding five-unit row styled with Queen Anne and Neo-Greco influences (11-19 Bentley Avenue) (Photograph 4). The building has a mansard roof covered with terracotta tiles. The west bay projects from the east bay and is topped with a wooden pediment featuring a cornice with metal brackets and dentils. Second- and third-story windows are wooden 1/1 double hung sash; first-story windows are vinyl 1/1 replacements. The windows have stone keystone lintels and stone sills. One of the third-story windows is set in a wooden pedimented dormer. Above the paired first-story windows are stained glass mosaic transoms; below these windows are decorative terracotta panels. The front entry has the original paneled paired doors and a transom, above which is an arched terracotta lintel. Brownstone steps lined with a decorative iron railing provide access to the entryway. Above the basement level is a stone watertable. The foundation is brownstone. Outbuildings: None.*

19 Bentley Avenue

Block/Lot: 17803/15

Key Contributing

Date: c. 1890

*Description: This three-story with raised basement, two-bay brick rowhouse is the westernmost unit in an architecturally outstanding five-unit row styled with Queen Anne and Neo-Greco influences (11-19 Bentley Avenue) (Photograph 4). The building has a mansard roof covered with terracotta tiles. The west bay projects from the east bay and is topped with a wooden pediment featuring a dentiled metal cornice. Windows are wooden Queen Anne divided double hung sash with terracotta keystone lintels and terracotta sills. One of the third-story windows is set in a wooden pedimented dormer with metal ornamentation. Above the paired first story windows is an arched transom featuring mosaic stained glass; below these windows are decorative terracotta panels. The front entry has the original paneled paired doors and a fanlight, above which is an arched terracotta lintel. Brownstone steps lined with a decorative iron railing provide access to the entryway. Above the basement level is a brownstone watertable. The foundation is brownstone. Outbuildings: None.*



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20 Bentley Avenue

Block/Lot: 17802/15

Non-Contributing

Date: c. 1960

Description: This two-story, two-bay, aluminum-clad and brick-faced, mid-20th-century townhouse has a shallow hipped roof, vinyl strip windows, paneled front door, and second-story overhanging a shallow concrete porch sheltering a basement-level garage bay. Outbuildings: None.

21 Bentley Avenue

Block/Lot: 17803/14

Contributing

Date: c. 1885

Description: This four-story, three-bay, asphaltum-clad wood-frame dwelling is the east unit of a duplex (21-23 Bentley Avenue). The mansard roof is covered in imbricated slate tiles and has wooden gabled dormers. At the crest of the roof is decorative ironwork. The wooden cornice is bracketed and dentiled. Windows are replacement vinyl 1/1 double hung sash with aluminum surrounds. The first story has been faced with Permastone. Above the wooden flush door is an aluminum awning. Outbuildings: None.

22 Bentley Avenue

Block/Lot: 17802/16

Non-Contributing

Date: c. 1960

Description: This two-story, two-bay, aluminum-clad and brick-faced, mid-20th-century townhouse has a shallow hipped roof, vinyl three-part window at the second story and bay window at the first story, a full-width porch with aluminum awning on iron supports, and a below-grade garage bay. Outbuildings: None.

23 Bentley Avenue

Block/Lot: 17803/13

Contributing

Date: c. 1885

Description: This four-story, three-bay, aluminum-clad wood-frame dwelling is the west unit of a duplex (21-23 Bentley Avenue). The mansard roof is covered in painted, imbricated slate tiles and has wooden gabled dormers. The metal cornice is bracketed and dentiled. Windows are replacement vinyl 1/1 double hung sash. The first story has been faced with brick. The front entry has a non-original paneled wooden door with a pedimented wooden surround. Outbuildings: None.

24 Bentley Avenue

Block/Lot: 17802/17

Non-Contributing

Date: c. 1960

Description: This two-story, two-bay, aluminum-clad and brick-faced, mid-20th-century townhouse has a shallow hipped roof, a three-part metal frame window at the second story, a bay window at the first story, a concrete porch with iron railings, and a below-grade garage bay sheltered by an overhanging concrete porch with iron railings. Outbuildings: None.

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25 Bentley Avenue

Block/Lot: 17803/12

Contributing

Date: c. 1915

*Description: This two-story, five-bay, stuccoed wood-frame dwelling is minimally styled with Spanish Revival influences (Photograph 5). It has a hipped roof sheathed in asphalt shingles with bracketed overhanging eaves. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The first story has a projecting boxed bay with a hipped roof. Above the porch is a bracketed hipped roof sheathed in asphalt shingles. The front door is paneled. The porch has a concrete base and iron railings. At the east elevation is an interior end stuccoed chimney. On the west elevation is an aluminum awning over a sunken basement entry. The foundation is concrete. Outbuildings: None.*

29 Bentley Avenue

Block/Lot: 17803/11

Bentley Arms

Contributing

Date: c. 1925

*Description: This five-story with raised basement, seven-bay, red brick apartment house has an H-plan and is styled in the Tudor Revival taste (Photograph 5). It has a flat roof with a metal coping and a pent roof covered with terracotta tiles. Three stuccoed false gables interrupt the pent eave. The false gables feature brick details mimicking Tudor half-timbering in the gable ends and extending below the gables to the fifth floor. Windows, found singly or in three-part, are 1/1 replacements. Below some windows are stuccoed panels with diamond-shape brick lozenges. The first and second stories are separated by a wide band of brick headers, above which the bonding is English rowlock and below which the bonding is Flemish rowlock. Over the front entry is an asphalt-shingled hipped hood supported by white-painted brick piers with pilasters and capitals. The replacement front entry is glazed in a modern metal frame. Outbuildings: None.*

30 Bentley Avenue

Block/Lot: 17802/18

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, four-bay, Queen Anne style, wood-frame dwelling has an asphalt-shingled hipped roof and a two-story turret with a bell-shaped roof topped by a metal finial. The exterior material is predominately vinyl siding, although the turret has been modified with a coating of tan-colored stucco, and the first story facade, beneath the porch roof, is faced with brownstone. Centered on the roof is a gabled dormer with paired windows flanked by gabled dormers with single windows. All of the dormers feature enclosed molded pediments. The brick chimneys, one interior on the west side and one exterior on the east side, have corbelled stacks extending above the ridge line. In keeping with the Queen Anne style, the elevations have irregular plans with a two-story three-sided bay projecting from the east elevation, an enclosed one-story side porch on the west elevation, and a three-sided bay at the second story of the front elevation. Windows, found mostly singly, are replacement 1/1 double hung sash. The porch has*

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*a shed roof, a pedimented cross gable over the steps, vertically scored wood posts, and metal railings. The replacement wooden front door features square panels and a single light that takes up one third of the door. Flanking the door are wide, three-quarter length sidelights with a wooden surround. The foundation is stone. Although little of the exterior fabric is original, the building maintains the form, massing and some of the variation of material characteristic of the Queen Anne style. Outbuildings: Contributing circa 1935 one-story, flat roof, concrete garage with stepped parapet.*

31 Bentley Avenue

Block/Lot: 17803/10

Contributing

Date: c. 1890

*Description: This three-story with raised basement, two-bay, Italianate, red brick dwelling is the eastern unit of a duplex (31-33 Bentley Avenue) (Photograph 5). It has a flat roof with metal coping and a stepped metal cornice with a variety of ornate brackets and a paneled frieze with a variety of geometric relief. The brickwork is running bond, but there are numerous accents including two segmental-arched patterned-brick hoods with carved brownstone keystones over the third-story windows and brick pilasters topped with carved brownstone caps and bases between the third-story windows and at the party wall. Windows, found singly at the third and second stories and as a paired window at the first story, are original wooden 1/1 double hung sash. All windows have elaborate brownstone arched-dripstone and lintels, featuring floral carvings and egg-and-dart molding. The paired first-story window is particularly noteworthy for its brownstone carving, including a vertically scored and floral-pattern mullion and Grecian wreath-and-earn motif apron. The front entry has paired raised-panel wood doors with a transom, above which is a handsome carved brownstone entablature in a style similar to the window lintels. Brownstone steps lined with decorative cast-iron railings provide access to the front entry. The foundation is rusticated ashlar brownstone. Outbuildings: Contributing circa 1925 flat roof garage at rear, facing Welsh Lane.*

32 Bentley Avenue

Block/Lot: 17802/19

Contributing

Date: c. 1890

*Description: This Queen Anne-style building is dominated by a centrally located, stepped three-story, three-sided bay with a pyramidal roof projecting from a two-story, three-bay side-gabled main block. Both the main roof and turret have metal coping. The exterior fabric is predominately vinyl siding, although the first story under the porch is a brick veneer. The cornice is metal covered. Windows are replacement 1/1 double hung sash with faux muntins. The porch has an asphalt-shingled hipped roof, a vinyl-clad cornice, square posts, a decorative metal railing, and brick steps. A paneled metal front door (non-original) is completed by a molded wooden surround. The building has a brick foundation. Outbuildings: Contributing circa 1925 brick garage.*

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33 Bentley Avenue

Block/Lot: 17803/9

Contributing

Date: c. 1890

*Description: This three-story with raised basement, two-bay, Italianate, red brick dwelling is the western unit of a duplex (31-33 Bentley Avenue) (Photograph 5). It has a flat roof with metal coping and a stepped metal cornice with a variety of ornate brackets and a paneled frieze with a variety of geometric relief. The brickwork is running bond, but there are numerous accents including two segmental-arched patterned-brick hoods with carved brownstone keystones over the third-story windows and brick pilasters topped with carved brownstone caps and bases between the third-story windows and at the party wall. Windows, found singly at the third and second stories and as a paired window at the first story, are replacement metal 1/1 double hung sash. All windows have elaborate brownstone arched-dripstone and lintels, featuring floral carvings and egg-and-dart molding. The paired first-story window is particularly noteworthy for its brownstone carving, including a vertically scored and floral-pattern mullion and Grecian wreath-and-earn motif apron. The front entry has paired raised-panel wood doors with a transom, above which is a handsome carved brownstone entablature in a style similar to the window lintels. Brownstone steps lined with decorative cast-iron railings provide access to the front entry. The foundation is rusticated ashlar brownstone. Outbuildings: Contributing circa 1925 flat roof garage at rear, facing Welsh Lane.*

34 Bentley Avenue

Block/Lot: 17802/20

Walter M. Dear House

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay wood-frame dwelling styled with Queen Anne influences was the former home of publisher Walter M. Dear. The building is clad with asbestos siding. It has an asphalt-shingled hipped and cross-gabled roof with gabled and shed dormers. At the southwest corner is a three-story turret with a conical roof. Third-story turret windows are replacement vinyl 1/1 double hung sash with faux muntins. Second-story windows are wooden 1/1 double hung sash flanked by wooden pilasters. Windows in the second-story projecting bay are leaded glass in wood frames. The first story has fixed wooden windows with full or arched transoms. The front entry has a paired wood and glazed door. The porch has a hipped roof sheathed in asphalt shingles supported by wooden Doric-order columns on stone piers. The building has a brownstone foundation and exterior end brick chimneys on the side elevations. Outbuildings: Contributing circa 1890 two-story, three-bay carriage house with a hipped slate roof and dormers at northwest corner of property. Attached to the east elevation of the carriage house is a one-and-one-half-story ell.*

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35 Bentley Avenue

Block/Lot: 17803/8

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, stuccoed frame, multi-family dwelling has an asphalt-shingled hipped roof with a metal box cornice (Photograph 5). A gabled dormer features a Palladian window. A two-story, three-sided bay window dominates the front elevation, opposite a shed-roof one-story porch with molded cornice, open metal posts and railings (not original), and concrete steps. Windows, found singly in the three-sided bay or in a pair at the second story, are replacement vinyl 1/1 double hung sash with faux muntins and sheet-metal surrounds. Beneath the porch roof is a multi-pane window with a sidelight and wood pilasters. The front door is a paneled replacement with a wooden surround. The porch base has been faced with Permastone. At the west elevation is an exterior end brick chimney with corbelled cap extending above the roofline. Outbuildings: None.*

37 Bentley Avenue

Block/Lot: 17803/7

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay wood-frame dwelling has an asphalt-shingled hipped roof (Photograph 5). The building is clad in aluminum siding with the exception of Permastone at the first story. Although most of the exterior fabric is modern, the building retains an asymmetrical Queen Anne-style form with an offset pedimented gabled dormer, a projecting pedimented cross gable over a two-story three-sided bay, and a second-story sleeping porch supported at one corner by paired Doric-order columns. Windows are mostly replacement 1/1 double hung sash, although there is a small arched window at the attic story and a window with fanlight at the first story. The porch has an asphalt-shingled hipped roof, an aluminum-clad cornice, open iron posts and railings, and concrete steps. The front door is a modern replacement with an elliptical-shaped light. Outbuildings: None.*

38 Bentley Avenue

Block/Lot: 17802/21

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay wood-frame dwelling is in the Queen Anne style. The upper stories are sided with wood shingles, whereas the first story is clapboard. The building has an asphalt-shingled hipped roof with hipped dormers. The overhanging eaves are bracketed. At the southwest corner is a three-story turret with a conical roof. Windows are wooden 1/1 double hung sash, excepting a fixed, wood-framed stained glass window at the second story. The third-story turret windows feature curved glass. Above the first-story stained-glass windows are arched, cut-glass transoms. The porch has an asphalt-shingled hipped roof with a wooden pediment and dentiled wooden cornice. The pediment features applied ornamentation. The porch roof is supported by wooden columns. The front entry has the original paired wood and glazed doors. Replacement concrete steps with stone treads provide access to the porch. The east elevation features a two-story, polygonal bay with stained glass and a two-story rounded*

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*projecting bay. Also on the east elevation is a one-story, vinyl-clad addition. The foundation is stuccoed brick. Outbuildings: Contributing circa 1915 one-story brick garage.*

39 Bentley Avenue

Block/Lot: 17803/6

Contributing

Date: 1903

*Description: This two-and-one-half-story, two-bay wood-frame dwelling, despite having been clad in vinyl siding, retains its architectural detailing in the Queen Anne/Colonial Revival taste, attributed to Jersey City architect Hugh Roberts (Photograph 5). The building's dominant feature is a projecting gambrel end roof with molded cornice at the eaves; fanlight; three-part window with pent eave, dentiled lintel, and Doric-order pilasters; and a lower cornice with returns and paired brackets. The roof is asphalt shingled; there are hipped-roof dormers on the side elevations; and a second-story project bay on the east (side) elevation. At the second story is a fanlight window with a handsome arched keystone lintel. The other second-story window is a three-part window with simple wood surround; sashes are vinyl 1/1 replacements with faux muntins in a diamond pattern in the upper pane. The first-story window is a similar three-part window, except with a pent eave and the original diamond-pattern muntins in transoms above the 1/1 replacement sash. The porch has an asphalt-shingled, front-gabled, pedimented roof with a dentiled wooden cornice on open iron supports (not original), iron railings (not original), and brick steps and foundation. On the west elevation is an exterior end brick chimney. Outbuildings: None.*

41 Bentley Avenue

Block/Lot: 17803/5

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay wood shingle-clad wood-frame dwelling is styled with Queen Anne influences (Photograph 5). The building has an asphalt-shingled, cross-gabled roof with a bracketed wooden cornice. At the northwest corner is a three-story turret with a conical asphalt-shingled roof topped with a metal finial. The turret cornice is wooden with applied decoration to the frieze. Windows are wooden 1/1 double hung sash with wooden surrounds; the turret windows have curved glass. The porch has an asphalt-shingled hipped roof with a dentiled wood cornice supported by paired Doric-order wooden columns. The front entry has a 3/4 wooden glazed door flanked by wooden pilasters. The east elevation first story is covered with clapboard siding. There is an exterior end brick chimney with brownstone and terracotta ornamentation on the east elevation. On the west elevation is an ornamented steel shingled oriel with stained glass windows. Outbuildings: None.*

42 Bentley Avenue

Block/Lot: 17802/22

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay wood-frame dwelling exhibits Colonial Revival-style influences. The building is sided with asphaltum shingles. It has an asphalt-shingled hipped roof with*

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wooden gabled dormers. The overhanging eaves are bracketed. At the south elevation corners are fluted pilasters. Windows are wooden 1/1 double hung sash. The porch has a flat roof with replacement iron supports. The wooden porch cornice has applied tin ornamentation. The offset front entry has a wooden half-glazed door with a paneled surround featuring half-sidelights and a fanlight. The side lights feature a Colonial Revival muntins pattern. Replacement brick steps provide access to the porch. The building has a schist foundation. The west elevation has a one-story rounded bay and stained-glass window mimicking the Palladian style. Outbuildings: None.

46 Bentley Avenue

Block/Lot: 17802/23

Florence Pond Graham House

Contributing

Date: c. 1890

Description: This two-and-one-half-story, two-bay wood-frame dwelling exhibits Queen Anne-style influences. The upper stories are sided with wood shingles in a square-butt pattern, whereas the first story is clapboard. The building has an asphalt-shingled cross-gabled roof dominated by a projecting gable end with paired windows set within a large arched opening. Below the projecting gable is a three-sided bay. Windows are replacement 1/1 double hung sash. The west (side) elevation features an attic window with fan-pattern pediment, and a gabled overhanging second-story bay. The one-story, full-width, hipped-roof porch has been enclosed and clapboarded. Despite the alteration to the porch, including addition of a three-part window, it retains an overhanging eave, molded cornice, square posts with pilasters, and brick pier foundation. The plain wood door and brick steps with stone treads and iron railings are modern additions. The building has a brick foundation. Florence Pond Graham, who grew up in this house in the early 20th century, later wrote a memoir of her childhood, "Jersey City As I Remember It," which provides many details of the historic district's upper middle-class society. Outbuildings: None.

47 Bentley Avenue

Block/Lot: 17803/4

Contributing

Date: c. 1890

Description: This two-and-one-half-story, three-bay, wood-frame dwelling retains some late Victorian stylistic influences with the addition of Colonial Revival features, most notably the Flemish bond brick facing (Photograph 5). The building has a slate tile-covered gambrel roof with wooden gabled dormers. The gable ends are clad with wooden shingles. At the roofline is a dentiled wooden cornice with copper coping. Windows are wooden 6/6 replacements with limestone lintels and sills. Third-story windows feature Colonial Revival intersecting muntin patterns. The front door is half-paneled, half-multi-pane and has a bracketed and arched wooden hood. The open porch has a brick-faced base and limestone balusters. At the west elevation is an interior end brick chimney. Outbuildings: None.

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51 Bentley Avenue

Block/Lot: 17803/3

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay, aluminum-clad, Queen Anne style, side hall, wood-frame dwelling has an asphalt-shingled hipped roof with gabled side dormers (Photograph 5). A projecting cross gable over a three-sided bay dominates the front elevation. The gable end has chevron-pattern shingles and a lancet-arch window with molded hood and keystone. The overhanging eave has paired brackets and a dentiled cornice over a three-sided, two-story bay window. Windows are 1/1 sash. The porch has a flat roof, a bracketed and dentiled wooden cornice, open iron posts (not original), and brick foundation and steps. The front door is half-paneled, half-glazed and has multi-pane sidelights and a transom. The building is set on a brick foundation. Outbuildings: None.*

53 Bentley Avenue

Block/Lot: 17803/2

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, aluminum-clad wood-frame dwelling has a cross-gambrel roof sheathed in asphalt shingles (Photograph 5). At the roofline is a cornice clad in aluminum. The projecting gambrel end is centered by a small Palladian-type window, but the fanlight has been infilled, the sashes replaced, and the surround obscured by modern siding. Second and first story windows are replacement 1/1 double hung sash; the first story fenestration pattern has been altered and is now in a later three-part pattern. The front entry has a paneled door with a fluted wooden surround and swan neck pediment. Brick-faced steps lined with iron railings (not original) provide access to the front entry. At the east elevation is an interior end brick chimney. On the west elevation is a one-story, three-sided projecting bay. Outbuildings: None.*

55 Bentley Avenue

Block/Lot: 17803/1 and 17804/2-3

Key Contributing

Date: c. 1900

*Description: This very handsome, two-and-one-half-story, three-bay, blonde/yellow brick dwelling in the Colonial Revival taste anchors an oversize lot at the southeast corner of the intersection of Bentley Avenue and Kennedy Boulevard, a prominent location within the historic district (Photograph 5). The building has an asphalt-shingled hipped roof with wooden gabled dormers with pediments, molded and dentiled cornices, fluted pilasters, and an upper sash with Y-pattern muntins. Below the overhanging eave is a dentiled wooden cornice with modillions. The brick is common bond with a quoin pattern at the corners. On the east (side) elevation is a projecting circular bay. Three-part windows at the second story are wooden 1/1 double hung sash with vinyl storms and stone sills. An elliptical stained-glass window centers the second story. The first-story window openings are infilled with decorative metal panels featuring flowers and vases. Above the first-story window openings are brick lintels with stone keystones. An elliptical-plan, 1-story portico has a flat roof, metal coping, dentiled wooden cornice, fluted Ionic-order*



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*columns, a wooden balustrade with spindle balusters, and brick steps with stone treads and iron railings. The wooden front door is multi-paneled with a central four-light glaze, flanked by fluted Doric-order capitals and a brick lintel with stone keystone. The building has an interior brick chimney. The west elevation has three brick-infilled window openings at the second story and a projecting three-sided bay with a dentiled wooden cornice at the first story. Outbuildings: Contributing one-story, one-bay, brick garage with a gabled roof, replacement vinyl overhead door and vinyl-sided gable ends.*

68 Bentley Avenue

Block/Lot: 17701/28

Non-Contributing

Date: c. 1960

*Description: This two-story with raised basement, two-bay dwelling is the easternmost unit of a row of four units (68-74 Bentley Avenue). The second story is vinyl-clad, whereas the lower stories are brick. Windows are 1/1 double hung sash, except for a canted bay on the first story above a below-grade garage. The front entry is enclosed. There is a below-grade garage. Outbuildings: None.*

70 Bentley Avenue

Block/Lot: 17701/29

Non-Contributing

Date: c. 1960

*Description: This two-story with raised basement, two-bay dwelling is one unit of a row of four units (68-74 Bentley Avenue). The second story is vinyl-clad, whereas the lower stories are brick. Windows are 1/1 double hung sash, except for a canted bay on the first story above a below-grade garage. The front entry is enclosed. Outbuildings: None.*

72 Bentley Avenue

Block/Lot: 17701/30

Non-Contributing

Date: c. 1960

*Description: This two-story with raised basement, two-bay dwelling is one unit of a row of four units (68-74 Bentley Avenue). The second story is vinyl-clad, whereas the lower stories are brick. Windows are 1/1 double hung sash, except for a canted bay on the first story above a below-grade garage. The front entry is enclosed. Outbuildings: None.*

73-75 Bentley Avenue

Block/Lot: 17702/25

Contributing

Date: c. 1915

*Description: This handsome two-and-one-half-story, three-bay wood-frame dwelling exhibits Queen Anne and Colonial Revival-style influences. The upper stories are covered with wood shingles, whereas the first story is clapboard. The building has an asphalt-shingled hipped roof and a hipped dormer with a three-part casement window featuring a sill and apron with modillions. Deep overhanging eaves are supported on wooden brackets grouped in threes. At the second story are three-sided bay windows, with sills styled similarly to the dormer windows. The first-story window is three-part centered by an oversized picture*

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*window topped by a transom. Windows sashes are replacement 1/1 double hung sash. The porch has an asphalt-shingled hipped roof, a bracketed wooden cornice that continues along the side elevations for form a string course, paired fluted wooden columns on brick piers, wooden balustrade with turned spindles, and brick steps with stone treads. The front door is paired, 3/4-glazed with a wooden surround featuring Ionic-order pilasters. The building has a brick foundation. Outbuildings: None.*

74 Bentley Avenue

Block/Lot: 17701/31

Non-Contributing

Date: c. 1960

*Description: This two-story with raised basement, two-bay dwelling is the westernmost unit of a row of four units (68-74 Bentley Avenue). The second story is vinyl-clad, whereas the lower stories are brick. Windows are 1/1 double hung sash, except for a canted bay on the first story above a below-grade garage. The front entry is enclosed. Outbuildings: None.*

76 Bentley Avenue

Block/Lot: 17701/32

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad wood-frame dwelling is the east unit of a duplex (76-78 Bentley Avenue) and is styled with late Victorian influences. The building has an asphalt-shingled side-gabled roof with a projecting gambrel dormer. It shares a smaller centered gabled dormer with 78 Bentley Avenue. The cornice is covered with vinyl siding. Windows, found singly except for a paired window in the dormer, are replacement vinyl 1/1 double hung sash. The shared porch has an asphalt-shingled hipped roof with a vinyl-clad pediment, plain posts, slatted railings, and concrete steps. The paired wooden glazed front doors have a full transom. The building has a brick foundation and an interior end brick chimney at the east elevation. Outbuildings: None.*

77-79 Bentley Avenue

Block/Lot: 17702/24

Contributing

Date: c. 1905

*Description: This two-and-one-half-story, three-bay vinyl-clad wood-frame dwelling is in the Colonial Revival taste. It has an asphalt-shingled hipped roof with a cross gable to the rear and wooden gabled dormer to the front. The paired dormer windows share a pediment and fluted pilasters. Below deeply overhanging eaves is a dentiled wooden cornice and brackets. Windows, found singly and in pairs, are replacement 1/1 double hung sash. The porch has an asphalt-shingled shed roof with a pediment over the entryway, paired Doric-order columns, wood spindle railings, and brick steps. The front entry has a paneled and glazed wooden door with sidelights and a transom. The building has a brick foundation and an interior brick chimney. Outbuildings: Contributing circa 1925 flat roof, one-bay stuccoed garage.*

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78 Bentley Avenue

Block/Lot: 17701/33

Contributing Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad wood-frame dwelling is the west unit of a duplex (76-78 Bentley Avenue) and is styled with late Victorian influences. The building has an asphalt-shingled side-gabled roof with a projecting gambrel dormer. It shares a smaller centered gabled dormer with 76 Bentley Avenue. The cornice is covered with vinyl siding. Windows, which are found singly except for a Palladian window in the gambrel dormer, are replacement vinyl 1/1 double hung sash. The shared porch has an asphalt-shingled hipped roof with a vinyl-clad pediment, plain posts, slatted railings, and concrete steps. The paired wooden glazed front doors have a full transom. The building has a brick foundation and an interior end brick chimney at the west elevation. Outbuildings: None.*

80-82 Bentley Avenue

Block/Lot: 17701/34

Contributing Date: c. 1900

*Description: This two-and-one-half-story, three-bay wood-frame dwelling exhibits Queen Anne and Shingle Style influences and, along with two adjacent properties (84 and 86-88 Bentley Avenue), stands out on Bentley Avenue as an exemplar architectural grouping (Photograph 7). The upper stories are sided with wood shingles in a variety of square-butt and wave patterns, whereas the first story is a combination of clapboard and brick veneer, the latter applied to a three-sided bay window. The building has a hipped roof sheathed in asphalt shingles. A projecting pedimented cross gable forms a deeply overhanging eave over a chamfered corner. The gable end features an attic window with swan-neck pediment. Windows are replacement 1/1 double hung sash with molded wooden surrounds. A recessed bay features a wood-framed, stained-glass oval window at the second story. A half-width porch has an asphalt-shingled shed roof with open iron supports (non-original), iron railings and brick steps. A paneled wood front door has a 3/3 arched light and molded wooden surround with pilasters. The building has a brick foundation. On the east elevation is an interior end brick chimney and a two-story projecting bay with a dentiled cornice and a plaster frieze featuring a swag pattern. Outbuildings: Contributing circa 1915 one-story brick garage.*

83 Bentley Avenue

Block/Lot: 17702/23

Contributing Date: c. 1905

*Description: This handsome two-and-one-half-story, two-bay frame and brick dwelling has Queen Anne and Shingle Style influences. The upper stories are covered with wood shingle siding in a coursed pattern. The first story is redbrick. The building has an asphalt-shingled cross-gabled roof with a massive pedimented overhanging front gable featuring a molded wood cornice with dentils and modillions. Centered in the gable end is a handsome Palladian window with pilasters and a molded hood with keystone. The cornice below the front gable is massive with modillions, dentils, a plain wood frieze and large paired scrolled brackets. Windows, found singly or in a three-sided two-story bay, are replacement*

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*vinyl 1/1 double hung sash. The side elevations feature overhanging bays and a variety of window treatments; a circular window graces the east-facing gable end and one of the windows on the west elevation features a handsome projecting pediment with pilasters. The half-width porch has a flat roof, a molded wooden cornice with paired modillions, paired Doric-order columns, slatted wood railings, and brick steps with iron railings. The main entry has paired wood and glazed doors. A secondary entry with a flush door (not original) is located at the porch level of the projecting bay. The building has a brick foundation and an interior corbelled brick chimney. Outbuildings: Contributing circa 1915 brick garage.*

84 Bentley Avenue

Block/Lot: 17701/35

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay wood-frame dwelling exhibits Queen Anne style influences and, along with two adjacent properties (82 and 86-88 Bentley Avenue), stands out on Bentley Avenue as an exemplar architectural grouping (Photograph 7). It is partially sided with wood shingles in a square butt pattern, composite shingles in a fishscale pattern, and clapboards (side elevations and porch). The building has an asphalt-gambrel roof with a gambrel side dormer. The gambrel-end attic story overhangs the second story; the deeply overhanging eaves have simple wood brackets. Set within the gambrel end is a two-bay attic window, recessed within an opening with curved reveals. A three-sided two-story bay window, sided in fishscale-pattern shingles, projects from the front elevation. Windows are replacement 1/1 double hung sash with aluminum surrounds. The half-width one-story porch has an asphalt-shingled hipped roof, a cornice with a plaster frieze featuring a swag pattern, wooden Doric-order columns wood bases, wood railings with turned balusters and paneled end posts (one of the posts has an urn-shaped finial), and concrete steps with wood railings (not original). The wooden paired front doors are four fifths glazed with iron brackets and feature an iron grille behind the glazing. Above the front doors is a full transom. Concrete steps provide access to the porch. The building has a brick foundation and an interior end brick chimney at the west elevation. Outbuildings: None.*

85 Bentley Avenue

Block/Lot: 17702/22

Contributing

Date: c. 1925

*Description: This two-story, three-bay, Colonial Revival style, brick dwelling has a side-gabled roof covered in slate tiles. Brick is stretcher bond with header and soldier rows for window lintels and sills. The overhanging eaves and cornice have been covered in metal siding. Windows, found singly or in pairs, are replacement 1/1 double hung sash with faux muntins and are flanked by decorative shutters. A single-bay porch has a pedimented hood with cornice returns, paired square posts (clad in aluminum), and brick steps accented with tile-faced risers. Iron railings flank the steps. The enclosed entry has a metal door with sidelights. The inner entry door is the original wooden multilight door. At the east elevation is an interior end brick chimney. Outbuildings: Contributing circa 1925 front-gabled brick garage.*

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86-88 Bentley Avenue

Block/Lot: 17701/36

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay wood-frame dwelling exhibits Queen Anne and Shingle Style influences and, along with two adjacent properties (82 and 84 Bentley Avenue), stands out on Bentley Avenue as an exemplar architectural grouping (Photograph 7). The upper stories are sided with wood shingles in various patterns including wave, square-butt, and coursed arch, whereas the first story is clapboard. The building has an asphalt-shingled hipped roof with an eyebrow dormer. A three-story turret at the southeast corner has a conical roof with metal finial, dentiled wood cornice, and paired windows. A projecting gabled dormer features a Palladian window and a deeply overhanging eave with brackets. Windows, found at the second and first stories, are paired, with the first story windows having fluted pilaster mullions. One second-story rectangular fixed window is leaded stained glass in a wood frame. Windows are 1/1 replacements with faux muntins. The projecting half-width porch has a wood-shingled pediment, dentiled cornice, fluted Doric-order columns, wood railing with turned balusters, and brick steps with stone treads. The front entry has a half-glazed door with square wooden panels. Above the door is a transom. The building has a rusticated brick foundation and an exterior end brick chimney. Outbuildings: Contributing circa 1930 one-story, two bay garage with a flat roof with a stepped parapet.*

89 Bentley Avenue

Block/Lot: 17702/21

Contributing

Date: c. 1915

*Description: This two-story, two-bay brick dwelling is styled with Queen Anne and Tudor Revival influences. The front elevation is finished with a fine grade of brown brick, almost brownstone in color, whereas the side elevations are more common red brick. The bonding pattern is common bond. The building has a terracotta tile pent roof with a false gable above a projecting western bay; the gable end is stuccoed and has verge boards. A lancet-arch second-story window with brick dripcourse is one of the building's most architecturally outstanding features. Windows are replacement 1/1 double hung sash with faux muntins and stone sills; the windows in the projecting bay have transoms. The full-width porch has a wooden pedimented roof with a wooden box cornice, open iron posts (not original), metal railings, and concrete steps. The front entry has a wooden multi-pane door. At the west elevation is an interior end brick chimney. Outbuildings: Contributing circa 1915 brick garage at rear.*

90 Bentley Avenue

Block/Lot: 17701/37

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay wood-frame dwelling is the east unit of a duplex with Queen Anne and Colonial Revival style influences (90-92 Bentley Avenue). The building is sided with asbestos shingles. It has an asphalt-shingled hipped roof with an attic-level shed-roof dormer, but its dominant architectural feature is a three-story circular turret with a conical roof at the southeast corner.*

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*The turret has an open third story with Doric-order columns supporting the roof. Turret windows are replacement 1/1 double hung sash with faux muntins and wooden surrounds. At the second story is a wooden Palladian window with louvers in the flanking frames. The half-width porch has a flat roof, molded wood cornice, fluted square wood columns, and wood steps with iron railing. The front entry has a half-paneled, half-glazed door with half-sidelights. At the east elevation is an interior end brick chimney. Outbuildings: None.*

91 Bentley Avenue

Block/Lot: 17702/20

Contributing Date: c. 1915

*Description: This two-story, two-bay brick dwelling exhibits Mission style influences. Dominating the façade is a projecting bay with a Mission-style false parapet with stone coping, behind which is a terracotta tile pent roof with metal coping. The brick of the façade is a tan color with darker brown and red brick accents, including a diamond-shaped lozenge centering the parapet, whereas the side elevations are a more common red brick. The windows have red brick surrounds, formed by soldier courses with stone medallions at the upper corners and stone stills. Second-story windows are replacement 1/1 double hung sash, and the first-story three-part window is replacement vinyl casements. The porch has a flat roof with an aluminum-clad pediment, open iron posts (not original), iron railings, and brick steps with stone treads. The front entry has a paneled door with 9-light glaze. Outbuildings: None.*

92 Bentley Avenue

Block/Lot: 17701/38

Contributing Date: c. 1900

*Description: This two-and-one-half-story, two-bay aluminum-clad wood-frame dwelling is the west unit of a duplex with Queen Anne and Colonial Revival influences (90-92 Bentley Avenue). The building has an asphalt-shingled hipped roof with a small shed-roof dormer, overhanging eaves, and a metal-covered cornice. A three-sided, two-story bay window projects from below the eave. Windows are replacement 1/1 double hung sash with aluminum surrounds. An enclosed single-bay entry vestibule has a flat roof and a wood paneled door with a transom and sidelights flanked by fluted pilasters. Brick steps with iron railings provide access to the entry. The building is set on a brick foundation and has a brick chimney at the west elevation. Outbuildings: None.*

93 Bentley Avenue

Block/Lot: 17702/19

Contributing Date: c. 1925

*Description: This two-story, three-bay brick dwelling is styled with Colonial Revival-style influences. It has a side-gabled roof sheathed in asphalt shingles, deeply overhanging eaves, and a simple wooden cornice with plain frieze. The brick façade is Flemish bond with a course of soldiers forming a stringer course at the height of the first-story window. Windows, found singly or in three-part, are replacement 1/1 double*

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*hung sash with faux muntins and brick sills. The first-story window features a brick soldier surround with granite accents at the corners and a circular brick head centered by a diamond-shaped granite inset. The front door is paneled and has an elaborate wood surround with sidelights and transoms featuring a decorative circular leaded glass pattern. Above the door is a dentiled wooden pediment supported by scrolled brackets and pilasters. On the west elevation is a one-story, side-gabled extension and an interior end brick chimney. The building has a concrete foundation. Outbuildings: Contributing circa 1925, two-bay, side-gabled brick garage.*

94-96 Bentley Avenue

Block/Lot: 17701/39

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, wood-shingled wood-frame dwelling exhibits Colonial Revival-style influences. It has an asphalt-shingled hipped roof with gabled dormers and bracketed overhanging eaves. The single front gable is pedimented. Fenestration appears to be altered in size, if not placement; windows are replacement three-part vinyl casements at the attic and second stories; three-sided bay windows at the first story have 6/1 double-hung sash flanking large picture windows. The full-width porch has a flat roof, Doric-order wooden columns with flared capitals, a wonderful slatted wood railing with wooden spheres placed between the slats to create a swag pattern, and brick steps. The front entry has a replacement paneled wooden door with a non-original glass block surround. Outbuildings: Contributing circa 1940 one-story, two-bay brick garage at rear.*

97 Bentley Avenue

Block/Lot: 17702/18

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay, Queen Anne style, wood-frame dwelling has a cross-gabled asphalt-shingled roof. The house is sided with clapboards. The projecting front gable end is finished in wood shingles with a wave pattern and is centered by a handsome Palladian window. The gable end is enclosed by a pent eave with a wooden cornice with modillions. Below the eave are a three-sided circular bay window and a sharply angled two-sided bay window. The west (side) elevation also has a two-story circular bay window. Windows are wooden 1/1 double hung sash with wooden surrounds. The porch has an asphalt-shingled shed roof, a pediment above the entryway with an applied wreath decoration, fluted Ionic-order wood columns, slatted wood railings, and brick steps with metal railings. The wooden front door is three-quarter glazed and flanked by leaded glass half-length sidelights. The front door has a metal storm door and a wooden surround. Outbuildings: Contributing circa 1925, one-story, flat roof brick garage.*

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98 Bentley Avenue

Block/Lot: 17701/40

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay dwelling is styled with Queen Anne influences, although little original exterior fabric remains. It has an asphalt-shingled gambrel roof with a large hipped dormer featuring deeply overhanging eaves and a three-art window. The attic and second stories are vinyl-clad frame; the first story is yellow brick below a deeply overhanging eave. Below the vinyl-clad overhanging eaves are a three-sided bay window and a three-sided bay with windows only on two sides. Windows are replacement 1/1 double hung sash with iron grilles (not original) and stone lintels/sills at the first story. The front entry, recessed between the three-sided bay windows, has a wooden paneled door with four lights (not original) and a stone lintel. Brick-faced steps provide access to an open porch with iron railing. Outbuildings: None.*

99 Bentley Avenue

Block/Lot: 17702/17

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, wood-frame dwelling is clad in vinyl siding, excepting the dormers, which are faced with wood shingles. The building has an asphalt-shingled hipped roof with multiple dormers and cross gables. Fronting the roof are a hip-roofed dormer and a projecting pedimented cross gable, each with three-part windows with molded surrounds. All of the dormers and eaves feature dentiled cornices. At the second story is a three-part window and a projecting three-sided bay window accented by pilaster mullions. Pilasters with capitals and bases are also found at the corners of the second story. On the east (side) elevation is a project second-story bay supported by scrolled and gouged brackets. Windows are replacement vinyl 1/1 double hung sash with faux muntins and wooden surrounds. The porch has a flat roof, dentiled wooden cornice with plain frieze, paired Doric-order columns on paneled wood piers, wood railings with turned balusters, and steps with stone treads and iron railings. The front door and sidelights are three-fifths glazed with impressive leaded glass. Below the glazing are squared wooden panels. Flanking the door and sidelights are wooden pilasters. Above the entry is a dentiled wooden molding. The building has an interior brick chimney. Outbuildings: None.*

100 Bentley Avenue

Block/Lot: 17701/41

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay wood-frame dwelling exhibits Shingle Style influences. The attic and second stories are sided with wood shingles in a coursed square-butt pattern. The first story is stuccoed. The building has an asphalt-shingled gambrel roof with a large projecting front cross gable with a molded wooden cornice. The gable end projects over the first story and its peak is in-filled. Below the peak is a petite three-sided projecting bay window with six- and four-pane lights and bracketed sill. At the second story is a cantilevered sleeping porch recessed within an arched opening topped by a pent eave.*



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*The porch has an iron railing. Across from the porch is a circular cantilevered bay window at the corner of the projecting gable end. The window has 4/1 and 8/1 double-hung wood sash topped by transoms under an overhanging eave and a hipped roof. The first story below the sleeping porch is a three-sided bay with 18/1 and 12/1 windows. The front entry has a wooden paneled door with 6 lights and a single 2/5 sidelight to one side. The doorway is protected by a bracketed gabled hood. The open porch is brick with metal railings. The building is set on a brick foundation. Outbuildings: None.*

103 Bentley Avenue

Block/Lot: 17702/16

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, four-bay wood-frame dwelling exhibits Queen Anne and Colonial Revival-style influences. The upper stories are covered with wood shingle siding in a square-butt pattern, whereas the first story is clad with metal siding. The building has an asphalt-shingled hipped roof with gabled and hipped dormers. The single front dormer is gabled and pedimented with a deeply molded cornice overhanging two arch-headed wood windows with Y-pattern muntins. Below overhanging eaves are paired wooden modillions and a cornice with a delicate dentiled pattern and a frieze with an applied pattern of swags. Below the cornice are two three-sided bay windows. A circular bay is located off of the east (side) elevation. Most windows are 1/1 double hung sash. The porch has a shed roof, a metal-clad cornice, Doric-order wood columns, wood railings with turned balusters, and brick steps. The offset front door is wooden multilight with a wooden surround and a metal storm door. Above the door is a transom. The building is set on a brick foundation and has an interior end brick chimney at the west elevation. Outbuildings: Contributing circa 1925, one-story, flat roof stuccoed garage.*

104 Bentley Avenue

Block/Lot: 17701/42

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay wood-frame dwelling exhibits Queen Anne-style influences (Photograph 6). The attic and second stories are sided with wood shingles in wave and coursed square-butt patterns, whereas the first story is clapboarded except for shingles surrounding a three-sided bay window. The building has a front-gabled, asphalt-shingled roof with a clipped eave hipped side-elevation dormers. The front gable projects over the second story and features a heavy molded cornice, a deeply overhanging bracketed eave, and a handsome Palladian window with Y-pattern muntins in the upper sash. Dentiled wooden stringer courses divide the second story from the attic and the first story. A two-story, three-sided bay window has 1/1 double hung sash with wooden surrounds. A single second-story window has a leaded glass upper sash. A circular bay projects from the east (side) elevation. The building does not have a porch, but there is a single-story hipped roof vestibule (not original) extending from the front of the building. The vestibule has a side-facing door and a single window with louvered wooden*

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shutters. The front entry has a half-paneled, half-glazed door. At the east elevation is an interior end brick chimney. Outbuildings: Contributing circa 1925 front-gabled brick garage at rear.

108 Bentley Avenue

Block/Lot: 17701/43

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay vinyl-clad wood-frame dwelling is styled with Queen Anne and Colonial Revival influences (Photograph 6). It has an asphalt-shingled cross-gabled roof with a pedimented gable end featuring a Palladian-style window below an in-filled peak. Below overhanging eaves are modillions. A three-sided two-story bay window is located on the east (side) elevation. Windows, found singly and in pairs, are replacement 1/1 double hung sash. First-story windows are flanked by fluted wooden pilasters with capitals. The porch has a flat roof, wood cornice with modillions, fluted Doric-order wooden columns, wood railings with turned spindles, and brick steps with metal railings. The paired wooden glazed front door has a transom with dentiled wooden molding. Brick steps provide access to the porch. The building is set on a brick foundation. A very handsome exterior end red-brick chimney with a flared and stepped base and yellow-brick recessed panels is located on the east elevation. Outbuildings: Contributing circa 1925 front-gabled brick garage at rear.

110-112 Bentley Avenue

Block/Lot: 17701/44

Contributing

Date: c. 1900

Description: This two-and-one-half-story, three-bay, Colonial Revival-style, brick dwelling has a hipped roof and hipped dormers at the front and side elevations (Photograph 6). The front-facing dormer features a deeply overhanging eave with modillions and a handsome three-part window with engaged Ionic-order columns, stone lintel and sill. Curiously, the dormer is faced with brick but the side elevations are wood shingle. Below overhanging eaves with modillions, the second and first stories are divided into three bays by full-height brick pilasters with wood capitals. At the second story are three-part windows with 1/1 sash and transoms; the center bay is a three-side bay window. Windows at the first story are paired with brick lintels and stone sills located atop recessed brick panels. A stone watertable separates the first story from the basement. The porch has an elliptical plan with a flat roof, dentiled cornice, brick posts with capitals, metal railings and flared brick steps. The front door is paneled wood and has sidelights. Brick steps lined with iron railings provide access to the porch. Above the basement level is a stone water table. Outbuildings: None.

113 Bentley Avenue

Block/Lot: 17702/15

Contributing

Date: c. 1890

Description: This two-and-one-half-story, four-bay wood-frame dwelling exhibits Queen Anne-style influences. The building is clad with asbestos shingles and has a cross-gabled roof sheathed in asphalt

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*shingles. The projecting cross gable has a three-part attic window with a fan-shaped pediment over the center light. Windows, which are found singly except for a paired bay window at the first story, are replacement 1/1 double hung sash with faux muntins, excepting one second-story window, which is wooden multi-pane. The half-wide porch has an asphalt-shingled hipped roof, spindle work below the eave, aluminum-clad posts, slatted wood railings, and brick steps. The recessed wooden front door is paneled and glazed. On the east elevation is an exterior end brick chimney. Outbuildings: None.*

115 Bentley Avenue

Block/Lot: 17702/14

Contributing

Date: c. 1890

*Description: This one-and-one-half-story, two-bay wood-frame dwelling is the east unit of a duplex that is styled with Craftsman influences (115-117 Bentley Avenue). The building has coursed wood shingle siding and has an asphalt-shingled gambrel roof with shed and gabled dormers. The dormers have small windows on the side elevations. Windows, which are found in a variety of patterns including singly, paired and three-part, are for the most part replacement 1/1 double hung sash. The building has deeply overhanging eaves sheltering a recessed porch and side-facing front entry with multi-pane wood door; the porch features Doric-order columns supported on rubble-masonry piers. An enclosed portion of the porch has glass-louvered windows. On the east elevation is a brick chimney that is exterior at the first story and interior at the second story. Outbuildings: None.*

116 Bentley Avenue

Block/Lot: 17701/45

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style wood-frame dwelling has an attic and second story sided with wood shingles in square-butt, fishscale and coursed patterns, whereas the first story is clapboarded. The building has an asphalt-shingled hipped roof with a clipped cross gable projecting from the front elevation. The gable end features a molded cornice and a three-part window; the window's entablature has an applied floral pattern. Below this window, and most others is a scrolled jigsaw-pattern wood apron. Below the deeply overhanging eave are wood modillions. Windows, found singly and in a projecting three-sided bay, are replacement 1/1 double hung sash with faux muntins. The half-wide porch has a flat roof, molded wood cornice with modillions, wooden Doric-order columns, railings with spindlework and turned posts with finials, and wood steps. The front entry has a half-paneled, half-glazed door and a wooden surround with entablature. The building is set on a brick foundation and has an interior end brick chimney with corbelled cap at the east elevation. At the rear of the building is a two-story, vinyl-clad, flat roof addition. Outbuildings: Contributing circa 1910 one-story, one-bay stuccoed brick garage at rear.*

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*Description: This two-and-one-half-story, two-bay wood-frame dwelling is the west unit of a duplex that is styled with Craftsman influences (115-117 Bentley Avenue). This end of the building is clad with vinyl siding (as opposed to wood shingles for the east unit) and has an asphalt-shingled gambrel roof with a front-facing gabled dormer. Windows are replacement vinyl 1/1 double hung sash, excepting wooden multi-pane windows at a first-story rounded corner. A porch, located on the west elevation, has a shed roof supported by wooden Doric-order columns on rubble stone piers. The front door, also facing west, is flush. Concrete steps provide access to the porch. Outbuildings: None.*

*117.5 Bentley Avenue**Block/Lot: 17702/11-12**Contributing Date: c. 1925*

*Description: This one-story, one-bay stuccoed garage straddles two tax lots and appears to service 119 Bentley Avenue. The garage has an asphalt-shingled, hipped roof and a paneled rolling overhead door. Outbuildings: None.*

*119 Bentley Avenue**Block/Lot: 17702/10**Contributing Date: c. 1938*

*Description: This two-story, two-bay brick dwelling is styled with Tudor Revival influences. It has a hipped roof covered with slate tiles and a lower projecting gable in the western bay. The brickwork features several shades of red brick, with running bond applied to the façade and common bond to the side elevations. The cornice is wooden. Windows at the second story are narrow 1/1 double-hung sash with brick lintels and sills; the window in the projecting western bay has a circular head. A five-sided bay window with sheet-metal hood (lantern style), dentiled cornice, and narrow 2/5 fixed sashes projects from the first story. The front entry has a paneled door with fanlight. An open porch has metal railings with brick posts and brick steps. At the east elevation is an interior end brick chimney. Outbuildings: None.*

*120 Bentley Avenue**Block/Lot: 17701/46**Contributing Date: c. 1900*

*Description: This two-and-one-half-story, two-bay frame, multi-family dwelling exhibits Queen Anne-style influences. The attic story is sheathed in wood shingles in a coursed square-butt pattern, whereas the first and second stories are clapboard. The building has an asphalt-shingled, cross-gabled roof; the front-facing gable end has verge boards and a paired-recessed window with curved reveals. The attic windows have intersecting muntins in the upper sash. A three-sided, two-story bay window projects from the west (side) elevation. Windows, found paired or in a three-sided bay, are replacement 1/1 double hung sash or vinyl casements. The porch has a shed roof sheathed in asphalt shingles, paired Doric-order wood columns on*

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*brick piers, a wood railing with S-curve slats, and brick steps with iron railings. The building has two front entries, one of which has a paneled door; the other has a glazed door. Brick steps provide access to the porch. The building has a brick foundation. Outbuildings: Contributing circa 1930 one-story, two-bay brick garage with a hipped roof at rear.*

121 Bentley Avenue

Block/Lot: 17702/9

Contributing

Date: c. 1938

*Description: This two-and-one-half-story, two-bay brick dwelling is styled with Tudor Revival influences. It has a side-gabled roof sheathed in asphalt shingles with a flat roof extension to the rear. The east gable end is faced with vinyl siding. Projecting from the front is a steeply pitched cross gable; at the gable's peak is a small double-hung attic window with arched head. Second-story windows are replacement vinyl 1/1 double hung sash with faux muntins and brick sills. Below the second story is a pent eave covering a four-part, multi-pane casement window with brick lintel. The first story, including an enclosed one-story entry with clipped gable, are faced with roughly coursed stone. The front entry has a flush wooden door with multi-pane light and iron hinges, sidelights with diamond-pattern panes, and an oversized wood lintel. An open porch has metal railings with brick posts. Outbuildings: None.*

123 Bentley Avenue

Block/Lot: 17702/8

Contributing

Date: c. 1938

*Description: This two-story, two-bay brick dwelling is styled with Tudor Revival influences. It has an asphalt-shingled hipped roof with a front-facing single-bay cross gable. The false gable and the second story below it are stuccoed with false half-timbering. The remainder of the front elevation is an orange-colored brick; the side elevations are red brick. Windows include a narrow louvered window at the attic story, 6/1 windows at the second story, and a three-part multi-pane window at the first story. The enclosed entry vestibule has a flat roof with a decorative metal balustrade, and a wood and patterned brick cornice. The front door has an ashlar surround with a randomly coursed lintel and a sidelight with diamond-pattern panes. A full-width porch has decorative metal railings. Outbuildings: Contributing circa 1938 hipped roof brick garage at rear.*

124 Bentley Avenue

Block/Lot: 17701/47

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has an asphalt-shingled cross-gabled roof with multiple type of lower rooflines including hipped, clipped gable, shed roof. The front elevation is dominated by a large projecting front gable with a projecting bracketed peak and a flared and bracketed eave over the second story. On the east elevation is a three-story projecting bay with a clipped gable roof. Windows, found singly and in pairs, are vinyl 1/1 double hung*

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*sash with faux muntins. The one-story half-width porch has a shed roof, brick posts, metal railings, and concrete steps. The wooden paired front doors are glazed and have sidelights. The building has a stone foundation. Outbuildings: None.*

125 Bentley Avenue

Block/Lot: 17702/7

Contributing

Date: c. 1938

*Description: This two-story, two-bay brick dwelling is styled with Tudor Revival influences. It has an asphalt-shingled sided-gabled roof and a small cross gable centering the front elevation. Brick bonding is a variation of Flemish bond with headers in every fourth row; the first-story facade has a random ashlar veneer. The cross gable has a molded cornice that extends below the roofline to frame the two second-story windows. A pent eave separates the second and first stories. An attic window is a narrow window with a circular head, second-story windows are replacement vinyl 1/1 double hung sash with faux muntins, and a first-story window is a four-part vinyl casement with brick sill. The enclosed entry has a clipped gabled roof and a wood frame door with a diamond-pattern stained glass window; a single half-height sidelight is also stained glass. The open porch has a brick base and iron railings. The east and west gable ends are clad with vinyl siding. Outbuildings: Contributing circa 1938 hipped roof brick garage at rear.*

126 Bentley Avenue

Block/Lot: 17701/48

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling is in the Colonial Revival taste. It has an asphalt-shingled gambrel roof with a single gabled and pedimented dormer with a four-part window. Below the overhanging eave are two three-sided, second-story bay windows. Windows are replacement vinyl 1/1 double hung sash. The enclosed porch has a flat roof and a non-original three-part vinyl window. The front door is paneled wood (not original) and has sidelights and a gabled hood. Brick steps provide access to the entry. The building has an interior end brick chimney and a one-story flat roof extension on the east elevation. Outbuildings: None.*

127 Bentley Avenue

Block/Lot: 17702/6

Contributing

Date: c. 1938

*Description: This two-story, three-bay, Colonial Revival-style dwelling has an upper story that is shingle sided, whereas the first story is a fieldstone veneer. The building has an asphalt-shingled side-gabled roof and a molded wooden cornice with no returns. Windows are vinyl 8/8 double hung sash, except for a first-story three-part window that is vinyl multi-pane. The front entry has a paneled wood door with fluted pilasters with capitals and an entablature with keystone. On the east elevation is an exterior end brick chimney. A slate pathway leads to the front stoop. Outbuildings: Contributing circa 1938 one-story, one-bay garage with side-gabled roof covered with slate tiles.*

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128 Bentley Avenue

Block/Lot: 17701/49

Contributing

Date: c. 1900

*Description: This two-and-one-half story, three-bay, vinyl-clad wood-frame dwelling is styled with Queen Anne influences. It has an irregularly cross-gabled and hipped roof sheathed in asphalt shingles. The front elevation is dominated by two parallel cross gables centered by single windows. Second story windows are three-sided bay windows, one projecting beyond the eave and the other recessed under the eave. The first-story is faced in a yellow-brick veneer. First-story windows are three-part windows with brick sills. Windows are mostly replacement 1/1 double hung sash; there is a handsome fanlight (original) above paired windows on the west (side) elevation second story. The full-width one-story porch has a flat roof, a metal-clad cornice, brick posts, metal railings, a brick base with red-brick panel accents, and brick steps. The front door is half-glazed and half-paneled. The building has a brick foundation and an exterior end brick chimney with a patterned brick cap on the west elevation. On the east elevation is a one-story, one-bay, shed roof entrance addition. Outbuildings: Non-contributing modern three-bay garage at rear.*

130 Bentley Avenue

Block/Lot: 17701/50

Contributing

Date: c. 1900

*Description: This two-and-one-half story, three-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has a cross-gabled roof sheathed in asphalt shingles. The projecting front gable features a three-part attic window within a recessed arch. This handsome window has engaged Ionic-order column pilasters supporting a molded entablature. A three-sided two-story bay projects from the building's southwest corner. A pair of second story windows has stained-glass wood transoms. Windows in most places are replacement 1/1 double hung sash. The porch has a shed roof sheathed in asphalt shingles, fluted Doric-order wood columns, wood railings, and wood steps. The front door is half-glazed and has pilasters, an entablature, and a sidelight over a wood-paneled apron. At the west elevation is an interior end brick chimney with a recessed panel. The foundation is brick. Outbuildings: None.*

131 Bentley Avenue

Block/Lot: 17702/5

Contributing

Date: c. 1935

*Description: This two-and-one-half-story, three-bay, Colonial Revival-style brick dwelling has an asphalt-shingled side-gabled roof and two aluminum-sided gabled dormers with metal awnings. Attic and second-story windows are vinyl 1/1 double hung sash. First story windows are wooden 6/6 double hung sash. The porch has a shed roof with a pediment above the entryway, a wooden cornice, and Doric-order wood columns. The wooden front door has raised panels, wood-framed sidelights and a transom with circular-headed panes. Outbuildings: Contributing circa 1935 one-story, front-gabled garage at rear.*

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132 Bentley Avenue

Block/Lot: 17701/51

Contributing

Date: c. 1900

*Description: This two-and-one-half story, three-bay, wood-shingled wood-frame dwelling exhibits Queen Anne-style influences. It has an asphalt-shingled hipped roof with gabled dormers. The cornice is dentiled and has a frieze featuring an ovular-shaped applied decoration. A circular bay window projects from the second story. Windows have Ionic-order pilasters, which stand out due to a red paint scheme on a yellow background, but most windows are replacement 1/1 double hung sash with faux muntins. The one-story porch is full width and wraps around the west elevation of the house. It has an asphalt-shingled hipped roof, molded wood cornice, Doric-order wood columns, metal railings, and brick steps. The front door is paneled and flanked by half-sidelights containing three lights each with paneled wood below the glazing. Fluted pilasters flank the sidelights. Above the sidelights and door is a wooden pediment. Under the west end of the porch is a non-original below-grade garage bay. The building is set on a brick foundation. Outbuildings: None.*

134 Bentley Avenue

Block/Lot: 17701/52

Contributing

Date: c. 1915

*Description: This two-and-one-half story, three-bay, wood-frame dwelling exhibits Queen Anne-style influences. The first and third stories have wood shingle siding, whereas the second story is clapboarded. The building has an asphalt-shingled hipped roof with a hipped dormer. Windows, found singly and in pairs, are replacement vinyl 1/1 double hung sash with decorative shutters. The second story has a centrally-located projecting box bay with a single 1/1 replacement window. The porch has a flat roof, paired Doric-order wood columns, shingled parapet, and concrete steps with metal railings. The front door is paneled and has a wooden surround featuring fluted pilasters and sidelights. Outbuildings: None.*

135 Bentley Avenue

Block/Lot: 17702/4

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay, shingled wood-frame dwelling exhibits Queen Anne and Colonial Revival-style influences. A hipped roof is sheathed with asphalt shingles and has hipped dormers; flared and deeply overhanging eaves have molded wood cornices with modillions and dentils. A two-story rounded bay window is located at the southwest corner. Windows are replacement 1/1 double hung sash, excepting the dormer windows, which are vinyl siding. The porch has a flat roof, a cornice with modillions and dentils, a pediment over the steps with roundel and floral application within the tympanum, yellow-brick posts on painted brick bases, metal railings (not original), and brick steps with stone treads. The front entry has a glazed wooden door with a wooden surround. The building has a brick foundation and an interior end brick chimney at the west elevation. Outbuildings: None.*



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141 Bentley Avenue

Block/Lot: 17702/3

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay brick dwelling is handsomely styled with Colonial Revival influences. It has a terracotta-tiled hipped roof with overhanging eaves and molded wood cornice and frieze with dentils. A single shingled dormer features a Palladian-style window with wooden surround, recessed-panel pilasters, and a keystone. Window sashes in the dormer, as well as other windows, are replacement 1/1 double-hung sash with faux muntins. The second and first-story windows are in three-sided projecting bays with heavy stone lintels and sills. The porch has a flat roof covered with terracotta tiles, molded wood cornice with dentils, fluted Doric-order wood columns, wood balustrades with turned balusters, brick base and concrete steps. The wooden front door is glazed and has fluted pilasters, entablature, and glazed sidelights. Outbuildings: None.*

144 Bentley Avenue

Block/Lot: 17701/53

Contributing

Date: c. 1915

*Description: This two-and-one-half story, four-bay, stuccoed wood-frame dwelling is styled with Queen Anne-influences. It has an asphalt-shingled side-gabled roof a shed dormer. A cornice and overhanging eave are covered in siding. Windows are grouped in threes, including a three-sided bay window at the second story. Windows are original wooden 1/1 double hung sash with Y-pattern leaded glass in the upper sash. The porch has a flat roof supported by stuccoed square corner posts forming a "frame" for a recessed porch opening with Doric-order wood columns, wood balustrades with turned balusters, and concrete steps with metal railings. The wooden front door fenestrated with a multi-light window and has a simple wooden surround. Outbuildings: None.*

145 Bentley Avenue

Block/Lot: 17702/2

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, four-bay brick dwelling is styled with Colonial Revival influences. The building has an asphalt-shingled hipped roof with a single small gabled attic dormer with molded cornice, pilasters and an arched window. The overhanging flared eave has a wooden cornice ornamented with modillions. Brickwork is Flemish bond. Second-story windows are wooden 6/6 double hung sash; first-story windows are wooden casements. The westernmost bay is recessed and features a circular-headed window with leaded-glass fanlight over a below-grade garage bay with a paneled overhead door. Windows have stone sills and brick lintels with stone keystones and corner accents. The front door is paneled and glazed and has a pedimented wooden surround, pilasters with capitals, and sidelights. Granite steps with metal railings provide access to the entry. Outbuildings: None.*

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146 Bentley Avenue

Block/Lot: 17701/54

Contributing

Date: c. 1900

*Description: This two-and-one-half story, two-bay, Queen Anne-style, asbestos shingle-clad, wood-frame dwelling has an asbestos-shingled pent roof with a false gable. The projecting gable end has verge boards and a three-part attic window with wood surround. The deeply overhanging gable eave is bracketed. At the second story is a three-sided bay window and a multi-paned glazed door with a stained-glass transom. This door provides access to the porch roof, suggesting there may have been a sleeping porch. Windows are replacement metal 1/1 double hung sash. The porch has a flat roof, a pediment over the entryway, a molded wood cornice with modillions, brick posts (not original), metal railings, and brick steps. The paired wooden front doors are three-quarter glazed with dentiled moldings under the glazing. The building has an interior end brick chimney at the east and west ends. Outbuildings: None.*

148 Bentley Avenue

Block/Lot: 17701/55

Contributing

Date: c. 1900

*Description: This two-story, three-bay aluminum-clad wood-frame dwelling is styled with Queen Anne influences. It has an asphalt-shingled side-gabled roof with a shed dormer. At the southwest corner is a two-story turret with a pyramidal asphalt-shingled roof. Windows are replacement metal 1/1 double hung sash, excepting the dormer, which has 6-light wooden windows. A deeply overhanging eave create a shelter for a half-width porch with open metal posts and railings (not original). The front entry has a multilight door. Brick steps with iron railings provide access to the porch. The building has a brick foundation and an interior end brick chimney at the west elevation. Outbuildings: None.*

149 Bentley Avenue

Block/Lot: 17702/1

The Bentley House

Contributing

Date: c. 1930

*Description: This five-story with raised basement, five-bay brick apartment house, occupying the southeast corner of Bentley Avenue and West Side Avenue, is styled with Tudor Revival influences. It has a pent roof covered in slate tiles; false gables are found in the end bays. The false gables, as well as portions of the fifth and fourth floors, are stuccoed and have brick detailing intended to mimic half timbering. Windows, found singly, in pairs and in three-part patterns, are replacement vinyl 1/1 double hung sash. Windows have brick soldier lintels and brick header sills, except at the first story where the sills are concrete. Between the first and second stories is a concrete and brick soldier-course stringer course; above the stringer course brick bonding is Flemish and below the stringer course brick bonding is English. The front entry, composed of paired multi-pane wood doors, is recessed within a Tudor Revival-style brick surround that features a steeply peaked gable end, a false arrow loop, and stone quoining accents; above the entry is a canvas awning. Outbuildings: None.*

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150 Bentley Avenue

Block/Lot: 17701/56

Contributing Date: c. 1915

*Description: This two-and-one-half-story, two-bay wood-frame dwelling exhibits Queen Anne-style influences. The façade is covered with wood shingles, whereas the side elevations are clad with vinyl siding. The building has an asphalt-shingled cross-gabled roof. The projecting attic story has a gable end with verge boards and a three-part window with handsome wood fan pediment and keystone. The deeply overhanging eave is bracketed and has a frieze with applied swags over a three-sided second-story bay window. Windows are wooden 1/1 double hung sash, excepting attic story windows, which are wooden 6/1 double hung sash. The porch has a flat roof with aluminum coping, wood cornice, Doric-order wood columns with capitals, wood railings with end posts topped by finials, and an ashlar foundation. Above the replacement front door is a transom. Outbuildings: None.*

152 Bentley Avenue

Block/Lot: 17701/57

Contributing Date: c. 1940

*Description: This two-story, two-bay, aluminum-clad wood-frame dwelling at the northeast corner of West Side Avenue retains little ornamentation or original exterior fabric although the mid-20th-century form and massing are intact. The building has a flat roof with a stepped parapet wall. Windows, found paired or three-part, are replacement vinyl 1/1 double hung sash with aluminum surrounds. An added stuccoed one-story entry vestibule has an asphalt-shingled hipped roof and a modern paneled front door flanked by 1/1 windows. A modern concrete block wall lines the front (south) edge of the property. Outbuildings: None.*

**Bergen Avenue**

532 Bergen Avenue

Block/Lot: 17906/1

Key Contributing Date: c. 1876

*Description: This three-story with raised basement, two-bay brownstone dwelling is one of five similar handsome rowhouses (532-540 Bergen Avenue) styled with Italianate influences (Photograph 13). The rowhouses have a high level of integrity and anchor the southeast corner of the historic district at the intersection of Bergen and Harrison avenues. The building has a flat roof with a brick chimney and an elaborate molded wooden cornice with scrolled brackets. Two of the brackets are oversized and engage with a Palladian window on the third story. The walls are coursed ashlar which contrast with carved-brownstone window and door surrounds, which feature a variety of floral and stenciled relief. Windows are wooden 1/1 double hung sash with brownstone lintels and sills. A two-story, three-sided projecting bay to the right of the main entry has been covered in aluminum siding, but is presumed to hide brownstone treatment similar to the other four houses in the row. Between the first and second stories is a dentiled brownstone cornice. The recessed entry is set in an arched brownstone opening and has paired glazed*

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wood doors, above which is a fanlight. Brownstone steps lined with wrought-iron railings provide access to the raised entry. Outbuildings: None.

534 Bergen Avenue

Block/Lot: 17906/2

Key Contributing

Date: c. 1876

*Description: This three-story with raised basement, two-bay brownstone dwelling is one of five similar handsome rowhouses (532-540 Bergen Avenue) styled with Italianate influences (Photograph 13). The rowhouses have a high level of integrity and anchor the southeast corner of the historic district at the intersection of Bergen and Harrison avenues. The building has a flat roof with a brick chimney and an elaborate molded wooden cornice with scrolled brackets. Two of the brackets are oversized and engage with a Palladian window on the third story. The walls are coursed ashlar which contrast with carved-brownstone window and door surrounds, which feature a variety of floral and stenciled relief. Windows are wooden 2/2 double hung sash with brownstone lintels and sills. A two-story, three-sided projecting bay to the right of the main entry is capped with a bracketed wooden cornice that mimics the primary cornice. The three-sided windows are articulated by engaged Ionic-column mullions and a lintel set above panels with urn-shaped balusters. Between the first and second stories is a dentiled brownstone cornice. The recessed entry is set in an arched brownstone opening and has paired glazed wood doors, above which is a fanlight. Brownstone steps lined with wrought-iron railings provide access to the raised entry. Outbuildings: None.*

536 Bergen Avenue

Block/Lot: 17906/3

Key Contributing

Date: c. 1876

*Description: This three-story with raised basement, two-bay brownstone dwelling is one of five similar handsome rowhouses (532-540 Bergen Avenue) styled with Italianate influences (Photograph 13). The rowhouses have a high level of integrity and anchor the southeast corner of the historic district at the intersection of Bergen and Harrison avenues. The building has a flat roof with a brick chimney and an elaborate molded wooden cornice with scrolled brackets. Two of the brackets are oversized and engage with a Palladian window on the third story. The walls are coursed ashlar which contrast with carved-brownstone window and door surrounds, which feature a variety of floral and stenciled relief. Windows are wooden 1/1 double hung sash with brownstone lintels and sills. A two-story, three-sided projecting bay to the right of the main entry is capped with a bracketed wooden cornice that mimics the primary cornice. The three-sided windows are articulated by engaged Ionic-column mullions and a lintel set above panels with urn-shaped balusters. Between the first and second stories is a dentiled brownstone cornice. The recessed entry is set in an arched brownstone opening and has paired glazed wood doors, above which is a fanlight. Brownstone steps lined with wrought-iron railings provide access to the raised entry. Outbuildings: None.*

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538 Bergen Avenue

Block/Lot: 17906/4

Key Contributing

Date: c. 1876

*Description: This three-story with raised basement, two-bay brownstone dwelling is one of five similar handsome rowhouses (532-540 Bergen Avenue) styled with Italianate influences (Photograph 13). The rowhouses have a high level of integrity and anchor the southeast corner of the historic district at the intersection of Bergen and Harrison avenues. The building has a flat roof with a brick chimney and an elaborate molded wooden cornice with scrolled brackets. Two of the brackets are oversized and engage with a Palladian window on the third story. The walls are coursed ashlar which contrast with carved-brownstone window and door surrounds, which feature a variety of floral and stenciled relief. Windows are wooden 1/1 double hung sash with brownstone lintels and sills. A two-story, three-sided projecting bay to the right of the main entry is capped with a bracketed wooden cornice that mimics the primary cornice. The three-sided windows are articulated by engaged Ionic-column mullions and a lintel set above panels with urn-shaped balusters. Between the first and second stories is a dentiled brownstone cornice. The recessed entry is set in an arched brownstone opening and has paired glazed wood doors, above which is a fanlight. Brownstone steps lined with a brownstone balustrade provide access to the raised entry. Outbuildings: None.*

539 Bergen Avenue

Block/Lot: 17804/26

Badr School

Contributing

Date: c. 1905

*Description: This two-and-one-half-story, six-bay, orange-colored brick dwelling has been converted into a private school building (Photograph 14). In the conversion, the front entry has been reoriented from Bergen Avenue (east elevation) to Harrison Avenue (south elevation) and the original front porch enclosed with brick and siding. The building is styled with Queen Anne influences including steeply pitched asphalt-shingled cross-gabled roof and a dominant front gable. Ornamentation remains above the first story including verge boards and heavy wood and trussed brackets, reminiscent of the Stick style. Attic and dormer windows have arched heads and all windows have keystone lintels and stone sills. A two-story, semi-circular bay window projects from the south (side) elevation and is topped by a gabled hood covering a shallow balcony with patterned wood railings. Windows are metal 1/1 replacements. The highest level of alteration is found at the first story, primarily in the reorientation of entryways and a nearly windowless enclosed one-story brick addition at the southeast corner. None of the flush-metal or glazed doorways appear to be original. Attached to the west elevation is a two-story, three-bay addition with a flat roof with parapet wall. The building has four brick chimneys; two of the four have corbelled caps, while a third has decorative terracotta chimney pots. A low brick retaining wall and metal fence surround the property. According to 1938 tax records, this building operated as a funeral home for some time during the mid-20<sup>th</sup> century. It currently functions as the Badr School. Outbuildings: None.*

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540 Bergen Avenue

Block/Lot: 17906/5

Key Contributing Date: c. 1876

*Description: This three-story with raised basement, two-bay brownstone dwelling is one of five similar handsome rowhouses (532-540 Bergen Avenue) styled with Italianate influences (Photograph 13). The rowhouses have a high level of integrity and anchor the southeast corner of the historic district at the intersection of Bergen and Harrison avenues. The building has a flat roof with a brick chimney and an elaborate molded wooden cornice with scrolled brackets. Two of the brackets are oversized and engage with a Palladian window on the third story. The walls are coursed ashlar which contrast with carved-brownstone window and door surrounds, which feature a variety of floral and stenciled relief. Windows are wooden 1/1 double hung sash with brownstone lintels and sills. A two-story, three-sided projecting bay to the right of the main entry is capped with a bracketed wooden cornice that mimics the primary cornice. The three-sided windows are articulated by engaged Ionic-column mullions and a lintel set above panels with urn-shaped balusters. Between the first and second stories is a dentiled brownstone cornice. The recessed entry is set in an arched brownstone opening and has paired glazed wood doors, crowned with a fanlight. Brownstone steps lined with a wrought-iron railing provide access to the raised entry. Outbuildings: None.*

542 Bergen Avenue

Block/Lot: 17906/6

Contributing Date: c. 1885

*Description: This three-story with raised basement, two-bay, masonry, Italianate rowhouse is architecturally exuberant. The building has a flat roof with a polychromatic wooden molded cornice with modillions, dentils, a frieze featuring a circular vine pattern, and terracotta tile with an alternating pattern of cruciform and floral shapes. The second and third stories are faced with yellow brick contrasting with red brick quoining and floral terracotta accents and ovular niches. Perhaps most striking is the window treatment consisting of a large circular window at the third story and a projecting circular Italianate bow window at the second story. The third-story window has a heavy rusticated brownstone lintel with carved acanthus keystone. The wooden 1/1 sash windows are articulated by fluted mullions. The second-story circular bay has a molded wood cornice with dentils, medallions and a smaller version of the same circular vine pattern frieze found on the cornice. The bow windows are wooden 1/1 sash with stained glass transoms. The first story is rusticated ashlar brownstone with two circular-headed bays with elaborate carvings including acanthus keystones and engaged Corinthian columns. The lintel over the basement window has a carving of a jocular face. The recessed entry has paired glazed doors with elaborate iron grilles and a wood-paneled side light. Ashlar brownstone steps with iron pipe hand railings provide access to the raised entry. Outbuildings: None.*

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546 Bergen Avenue

Block/Lot: 17906/7

Contributing

Date: 1930

*Description: This five-story, ten-bay, brick apartment house is style with Tudor Revival influences. The northwest corner of the building has a pent roof covered in slate tiles, copper cornice, and gabled dormers featuring stucco and brick details mimicking half-timbering. A Tudor-style brick chimney projects from the pent roof. The rest of the roof is flat with a crenellated brick parapet wall with stuccoed oval insets for accent. The half-timbering pattern extends to the fifth and a portion of the fourth and third floors at the building's northwest corner. Windows are single or paired with brick lintels and sills. Window sash are vinyl 1/1 replacements. For such a large building, the front entry appears undersized but is the most elaborate of the building's Tudor Revival-style features. The door is half-glazed and features an iron sunburst grill and a multi-light arched transom. The doorway is framed by an arched brick surround with a variety of carved limestone accents including shields, quoins, buttresses and crenellations. Outbuildings: None.*

549 Bergen Avenue

Block/Lot: 17803/21

Saints Peter and Paul Ukrainian Catholic Church

Non-Contributing

Date: 1989

*Description: This two-story, five-bay yellow brick church is styled with Eastern European influences including gold-leafed "onion" domes. It has a date stone that reads "1989." Outbuildings: None.*

565 Bergen Avenue

Block/Lot: 17802/13

Gifford Court

Contributing

Date: c. 1925

*Description: This five-story with raised basement, nine-bay, Tudor Revival-style brick apartment house has a flat roof with a highly ornamented stepped parapet wall. Ornamentation includes stone coping, blind balusters, and elaborate castellated battlements and relief over two of the bays. A molded cast-concrete stringcourse separates the fourth and fifth stories and the first and second stories. Windows, found singly, in pairs, or three-part, are metal 1/1 replacements with concrete sills. Keystone hoods are found over two of the fourth story windows with elaborated three-story-tall, grapevine-pattern hood stops to relieve the brick expanse. Keystone hoods are also found over the first story windows with bay-leaf pattern stops. The front entry is defined by paired arched door with fanlight (the flush metal door and glass appear to be modern replacements). The handsome granite door surround features voissours, keystone, pilasters and paneled spandrel. At the basement level is commercial space occupied by "Brother's Mini Market." The building has a concrete foundation. This building is attached to its neighbor at 569 Bergen Avenue and together they historically formed "Gifford Court." Outbuildings: None.*

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569 Bergen Avenue / 9 Gifford Avenue

Block/Lot: 17802/12

Gifford Court

Contributing

Date: c. 1925

*Description: This five-story with raised basement, twelve-bay, Tudor Revival-style brick apartment house is oriented north towards Gifford Avenue and has a bulky appearance. The building has an H-shaped plan with a central courtyard. It has a flat roof with a crenellated parapet wall featuring terracotta battlements. The brick is English bond at the upper stories, but Flemish bond at the first story and basement level. Between the fourth and fifth stories and also between the first and second stories are terracotta cornices. The central bays are delineated by a decorative terracotta surround capped with a terracotta keystone. Windows, found singly and paired, are vinyl 1/1 replacements with terracotta sills. The basement level windows have metal grilles. The entry is located within the recessed bays and has an arched terracotta surround. The paired front doors are glass in a metal frame. Above the door is an arched transom with a fanned metal grille. This building is attached to its neighbor at 565 Bergen Avenue and together they historically formed "Gifford Court." Outbuildings: None.*

574 Bergen Avenue

Block/Lot: 16701/1

Contributing

Date: c. 1915

*Description: This five-story with raised basement, nine-bay, Tudor Revival-style brick apartment house has a flat roof. A character-defining feature is the parapet wall accented by a diamond patterning of the bricks using a contrasting dark-glazed red brick to create the pattern. The parapet has limestone coping and Gothic-style stone balustrades with trefoil-shaped openings over the outer bays. The central bay is flanked by projecting bays capped by massive carved limestone parapets featuring a blind arcade pattern of recessed trefoil-shaped panels. The projecting bays with limestone quoin accents create the impression of towers flanking the main entry. Between the fourth and fifth stories is a limestone stringer course. The window pattern consists of double windows in the outer bays, grouped windows in the projecting bays, and single windows in the other bays. The grouped windows in the projecting bays are the most elaborate with the fifth story featuring ogee arch openings and the other windows heavy limestone lintels and sills. The first story windows in the outer bays have an arched surround accented by limestone voissours. Window sashes are metal 1/1 replacements throughout. Above the paired iron and glass front doors is an infilled transom set in a lancet arch opening with an elaborate Gothic-style limestone surround. The building has a concrete foundation. The basement level windows are boarded. Outbuildings: None.*

577 Bergen Avenue / 6 Gifford Avenue

Block/Lot: 17801/36

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, four-bay, Colonial Revival-style, brick dwelling has an asphalt-shingled side-gabled roof with full-width shed dormers. The dormers are bricked faced and have three-part*



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windows with brick lintels and sills. Overhanging eaves have boxed corner returns and heavy wood brackets at the corners. A three-sided, two-story bay window projects from the front elevation. Windows, found in pairs or three-part, are replacement vinyl 1/1 double hung sash with stone lintels (second-story only) and stone sills. The brick is patterned at the corners to mimic quoining. Above the front entry is a vinyl-clad, bracketed, segmental-arched hood. The front door (not-original) is flush. The building has a brick foundation and an exterior end brick chimney with terracotta chimney pots at both the east and west elevations. On the east (side) elevation is a one-story addition with a flat roof providing access to doorways and fire escapes that have been cut into the gable end. Outbuildings: None.

582 Bergen Avenue

Block/Lot: 16701/2

Contributing

Date: 1892

*Description: This two-and-on-half-story, five-bay, Queen Anne-style residence has patterned-shingle upper stories (diamond and square-butt patterns), clapboarded first story, and granite ashlar foundation. The building's central block has an asphalt-shingled cross-gabled roof but characteristic of the Queen Anne style there are a variety of projecting rooflines including two turrets, one with a conical roof projecting from the cross gable and the other a three-story turret with a bell-shaped roof projecting from the southwest corner. Both turrets have metal finials and dentiled cornices and friezes with molded acanthus swags. Also projecting from the roof is an exterior brick chimney and a hip-roofed dormer with block modillions and a 4/1 window flanked by diamond-patterned, lead-glass accent windows. The front-facing gable end has molded cornice, a dentiled peak, paired 4/1 windows with engaged Ionic-column mullions, a swan-necked pediment, and an entablature with modillions and a molded floral-pattern frieze. A two-sided pedimented bay projects from the second story with its tympanum elaborately ornamented with a molded frieze featuring a floral pattern. The second story also features an enclosed sleeping porch with shed roof, dentiled cornice, and non-original louvered glazed-glass windows. Other second and first story windows are wooden 1/1 double hung sash with wooden transoms. The first-story porch has a flat roof, cornice with block modillions and dentils, and fluted Ionic wooden columns on rusticated ashlar piers. The paired, metal-frame glazed replacement doors have a wooden surround with medallions and a wooden fanlight. The porch and entry are accessed by brick steps. The basement window openings have been infilled with glass block. The south elevation has a two-story, three-sided projecting bay with a dentiled cornice above the first-story portion. Also on the south elevation is an exterior end brick chimney and bracketed overhanging eaves. The north elevation has an exterior end brick chimney with rusticated brownstone accents and a carved brownstone panel that reads "1892." Also on the north elevation is a one-story enclosed entry with a flat roof, block modillions, and a dentiled cornice. Outbuildings: Contributing circa 1925 brick garage. The garage has a peaked parapet with rusticated brick pattern, stone coping, and two insets for concrete planter boxes with molded acanthus-leaf swags. The garage bays have been infilled with concrete block and a non-original double metal door.*

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585 Bergen Avenue

Block/Lot: 17801/35

Contributing

Date: 1936

*Description: This three-story with raised basement, seven-bay, Art Deco-style brick apartment house is faced with yellow brick with a darker shade of yellow used for window lintels, sills and geometric accents. Brick pilasters and bands of brick relieve the facade; the effect is to emphasize the building's verticality and tie together groups of windows to form visual rectangles. The building has a flat roof with a stepped parapet wall and a concrete coping. The parapet end bays feature a sunburst brick pattern. The side elevations have metal coping at the roofline. Windows, found singly or in pairs (adjacent to the main door), are metal 1/1 replacements. The paired front doors are iron and glass and have a full transom; an iron grille features an Art Deco-style pattern of overlapping triangles. Above the door is a keystone featuring the building number (585) in an Art Deco-style script. The entry has brick steps with low-shouldered brick parapets and iron railings. The basement-level entry on the east elevation has a flush metal door. Outbuildings: None.*

590 Bergen Avenue

Block/Lot: 16701/3

Non-Contributing

Date: 1966

*Description: This three-story, six-bay, brick-faced apartment house is topped by an asphalt-shingled hipped roof with overhanging eaves. The building features no ornamentation or distinguishing details. Windows are vinyl 1/1 double hung sash with some irregularly placed faux vinyl shutters. An overhang above the flush metal-door entry has been removed. The building is set slightly back from the street and fronted by a brick planter box planted with shrubbery. Outbuildings: None.*

596 Bergen Avenue

Block/Lot: 16701/4

Contributing

Date: c. 1890

*Description: This large, two-and-one-half-story, five-bay, clapboarded dwelling on a brick foundation is in the Queen Anne style. Characteristic of that style, it combines rooflines, bay windows, balconies, window patterns, turrets, porches, and an abundance of architectural details in unexpected ways. The main block has a cross-gabled roof sheathed in asphalt shingles. The front elevation has an asymmetrical front-gabled bay with a Palladian window in the gable end; a small hip-roofed third-story dormer with a window with a patterned mullion upper sash and a single pane lower sash; a three-story circular-plan turret with flush 1/1 sash windows at the northwest corner; a clipped corner with a 1/1 sash second-story window at the southwest corner; a narrow three-sided, central second-story bay with leaded glass windows articulated by scored pilasters; a second-story balcony with turned-spindle wood balustrade over top of the porch; and a four-bay-wide porch with dentiled cornice, Ionic column posts, and turned-spindle wood balustrade. Over the main entry is an elaborate arched pediment with keystone, block modillions, a frieze with a molded shield and acanthus leaves, and lozenges and medallions. First story windows are equally varied in size,*

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*shape and pattern, although most typical is an upper sash with rectilinear decorative muntin patterns over a single-pane lower sash. The wood front door is half-glazed and half paneled. The south side of the dwelling faces on Belmont Avenue and features a mansard roof with a projecting three-sided bay topped by a parapeted third-story balcony with arched-pediment doorway flanked by wooden pilasters. The first-story window on the projecting bay is stained glass in an elliptical wooden frame with wooden "keystones" surrounding the frame. The upper sashes on the other windows on the projecting bay are also stained glass. There is also a side porch with shed roof, dentiled cornice, Ionic columns, and turned-spindle wood balustrade. The raised brick basement is punctuated by wooden multilight windows in arched openings with stone sills. Outbuildings: None.*

597-601 Bergen Avenue/140 Belmont Avenue Block/Lot: 16603/23

Metropolitan A.M.E. Zion Church (Emory Methodist Church)

Key Contributing Date: c. 1872, 1904

*Description: The Emory Methodist Church, located at the northwest corner of Bergen Avenue and Belmont Avenue, was constructed in two phases. The first phase was a domed Italianate brick chapel, constructed in 1872, which faces on Belmont Avenue at the west end of the lot. The second phase was a far more elaborate Gothic Revival-style stone church built in 1904, which now serves as the main sanctuary and faces on Bergen Avenue at the east end of the lot.*

*1. Chapel at 140 Belmont Avenue (Photograph 1): Constructed in 1872, this two-story, three-bay brick church is styled with Italianate influences. It has a flat roof with a centrally located dome covered in metal tiles. The dome's drum has paired arched windows with boarded-over openings. The dome is hidden behind a stepped pedimented brick parapet located on the south (Belmont Avenue) facing elevation. On the west elevation is an exterior end brick chimney. The church's brick façade is relieved by a blind arcade located just below an aluminum-clad cornice, by brick buttresses with paneled recessed pilasters, and a blind oculus. The windows have stone surrounds with decorative lozenges and bracketed sills. The second-story windows are arched. All front-elevation windows feature stained glass upper sash while the side-elevation paired windows have 2/2 wood sash. The paired wooden front doors have lancet-arch panels. Above the doors are a 10/2 transom and a large circular-headed stained glass window behind an aluminum storm window. Outbuildings: None*

*2. Church at 597-601 Bergen Avenue. Constructed in 1904, this two-and-one-half-story, six-bay, Gothic Revival-style, stone-faced brick church has a gabled roof covered in slate tiles. There are four, cross-gabled clerestory bays on each side elevation of the aisle. The two street-facing elevations (east and south) are faced in random rusticated ashlar limestone while the other*

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*elevations are brick. At the building's southeast corner is a three-story, square-plan bell tower with pinnacle, battlements topped by finials, and arched lantern windows with wooden louvers. At the northeast corner is a two-story, octagonal-plan turret with slate-covered conical roof, battlements, and arched windows with trefoil frames and diamond-pattern panes. The dominant feature on the east façade is a large five-light, four-centered-arch, stained-glass nave window, in front of which is a metal frame storm/security window. The window has a molded hood with decorative hood stops. The side elevations also feature four-centered-arch clerestory windows with loopholes in the gable peaks. All windows have carved molded limestone lintels and sills. The porch is defined by three pairs of paired wooden doors set within arched openings with trefoil fanlights. The doors are framed by carved-stone architraves, engaged Corinthian-order columns, and gabled hoods topped by cross-shaped stone finials. On the south elevation is a one-story flat roof extension that provides a side entry to the sanctuary. Outbuildings: None.*

611-613 Bergen Avenue

Block/Lot: 16603/20

Key Contributing

Date: c. 1890

*Description: This frame residence ranks as one of the outstanding Queen Anne-style houses in the historic district, partly due to its elevated siting on the west side of Bergen Avenue (Photograph 12). It is two-and-one-half stories tall by five bays wide, shingled (second story) and clapboarded (first story), and has a mansard roof sheathed in asphalt shingles that have been cut and coursed to appear like slate (probably the original roof material). A projecting three-story, circular tower with bell-shaped roof dominates the façade. The tower has a molded cornice with modillions, circular lights in the roof, and an oval-shaped stained glass window at the second story. Across from the tower is a clipped-gable dormer projecting from the mansard roof. Its paired windows have an entablature with decorative brackets and a paneled frieze. Two flat-roof dormers project from the north (side) elevation. At the mansard roofline is a molded wooden cornice capped with aluminum, bracketed overhanging eave and paneled frieze. Windows are vinyl 1/1 replacements. The full-width porch has a metal-covered flat roof, molded cornice, a projecting pediment that has a molded and dented cornice and a shingled tympanum, Doric-order wood columns, wood railings with turned balusters, and brick piers. The front door is stained glass in a wooden frame and has wooden sidelights and a transom. Flared brick steps with metal railings provide access to the porch and front entry. On the north elevation is an interior end brick chimney with corbelled cap. The south elevation, which features a single-story projecting bay, is clad in aluminum siding. Outbuildings: South of the house is a contributing circa 1915 one-story, one-bay garage covered with wood shingles.*

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630 Bergen Avenue  
Kensington Gardens  
Contributing

Block/Lot: 16702/4

Date: c. 1925

*Description: This five-story with raised basement eight-bay, Tudor Revival-style, H-plan, brick apartment is set back approximately 50 feet from Bergen Avenue. In the forecourt is a lawn with hedges and brick walls with iron railings. The building has a flat roof with a crenellated parapet wall with stone coping and castellated battlements and relief (pilasters, panels, shields, swags). A molded cornice separates the fifth and fourth stories. Windows, found singly or in three-part, are vinyl 1/1 replacements. Stone ornamentation relieves the expanse of the brick facade and includes six-sided medallions, sills with modillions, and window hoods with keystones and hood stops. The deeply recessed entry is located in a courtyard between the north and south towers. The entry has a concrete surround and plate glass replacement doors in metal frames. Basement level windows are glass block. The foundation is stone. Outbuildings: None.*

633 Bergen Avenue  
Good Shepherd Church of Christ  
Contributing

Block/Lot: 16602/21

Date: c. 1945

*Description: This brick two-story with raised-basement, five-bay, Neoclassical-style, brick church dates to circa 1945. It has a flat roof behind a paneled brick parapet with concrete coping; the parapet end bays feature concrete panels with decorative swags. Projecting from the façade is a portico with dentiled pediment, Ionic-order columns, brick base, and flanking steps with concrete treads and metal railings. Windows are multi-pane wood casements; second-story windows have blind-arch lintels with keystones and stone sills; first-story end-bay windows feature a paneled and consoled apron, while the windows under the portico have arched concrete surrounds. The paired, paneled front doors have a six-light transom and a pedimented wood surround. A brownstone retaining wall with brownstone posts and steps surrounds the property. Atop the wall is an iron railing. The wall dates to the third-quarter of the 19th century when the lot and was occupied by the house of William Jewett, for whom Jewett Avenue is named. Outbuildings: None.*

644 Bergen Avenue  
Contributing

Block/Lot: 16703/1

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling is styled with Queen Anne influences. The building has an asphalt-shingled hipped roof with bracketed overhanging eaves. The roof has a west-facing gabled dormer; the dormer has a paired window with diamond-pattern panes in the upper sash. Below the eaves is a three-sided bay window; windows in the second and first stories are metal 1/1 replacements. The full-width porch has an asphalt-shingled shed roof, a half-timbered*

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and bracketed pediment over the entryway, paired square porch posts with brackets and brick bases, metal railings, and concrete steps. Outbuildings: None.

645 Bergen Avenue

Block/Lot: 16601/18

Bergen Apartments

Key Contributing

Date: c. 1915

Description: This handsome four-story, nine-bay, Gothic Revival-style, brick apartment house was among the earliest apartment houses in the historic district and is considered a key contributing element for its trend-setting architectural characteristics (Photographs 9 and 11). It is faced with white brick on its front (east) elevation. The building has a flat roof with a castellated parapet wall with decorative battlements and shields. Windows, found singly or in pairs, are replacement vinyl 1/1 double hung sash; most windows have stone sills. Fourth-story windows are joined by a nearly continuous stone label with keystones, whereas the paired first-story windows have carved-stone lintels with engaged pilasters. Diamond-shaped stone insets separate the windows between the second, third and fourth stories. A stone stringer course divides the first and second stories. The front entry has paired glazed doors in iron framing. Above the doors is a transom. A carved stone architrave surrounds the entry, which is accessed by brick steps with metal railings. A brick retaining wall lines the Bergen Avenue side of the property. Outbuildings: None.

646 Bergen Avenue

Block/Lot: 16703/2

Non-contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay wood-frame dwelling has been so heavily altered that its historic character has been lost. The building has a pent roof covered in slate tiles and metal-sided dormer with a flat roof and sliding metal windows. The front elevation has a non-original brick façade with a two-story three-sided projecting bay. At the roofline is an aluminum-clad cornice. Windows are vinyl 1/1 replacements with faux muntins and transoms. The front door is a metal replacement. The open porch has metal railings and a brick base. Outbuildings: None.

648 Bergen Avenue

Block/Lot: 16703/3

Contributing

Date: c. 1890

Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling is massed with Late Victorian influences. The building has an asphalt-shingled side-gabled roof with pedimented dormers. The cornice is aluminum-clad. Windows are vinyl 1/1 replacements; a three-sided bay window is located at the first story under a project bay that has a three-part window. The front door is paneled and has three lights. Above the front entry is an aluminum awning. The building has a brick foundation. Outbuildings: None.

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650 Bergen Avenue

Block/Lot: 16703/4

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay vinyl-clad wood-frame dwelling is massed with Late Victorian influences. The building has an asphalt-shingled side-gabled roof and two gabled dormers, one small and another larger forming a pediment over a second-story bay. The cornice is aluminum-clad. Windows, found paired at the second story, are vinyl 1/1 replacements. The first story has lost its historic appearance with a brick-enclosed front porch with a flat roof and three-part vinyl casement windows. The porch has two flush replacement doors. The building has an interior end stuccoed chimney. Outbuildings: None.*

651 Bergen Avenue

Block/Lot: 16601/17

Bergen Lyceum (Trinity Gospel Haven Church of Christ)

Key Contributing

Date: c. 1915

*Description: This one-story, three-bay, Renaissance Revival-style, brick building was originally the Bergen Lyceum; it is currently occupied by the Trinity Gospel Haven Church (Photograph 9). It has an asphalt-shingled hipped roof with a stuccoed stepped parapet wall topped by a ball finial with consoles. The metal cornice is dentiled. The brick is a Flemish bond, with contrasting glazes used for the headers and stretchers. Adding further contrast are white-brick quoins. The arched windows and door also have white brick lintels with sandstone keystones. Windows are metal 6/9 double hung sash with multi-pane fanlights and 2/3 double hung sidelights. The entry has paired metal paneled doors, above which are an infilled transom and fanlight. The entry is accessed by concrete steps with brick parapets. The building has an interior end brick chimney on the south elevation. A stone retaining wall lines the Bergen Avenue side of the property. Outbuildings: None.*

654 Bergen Avenue

Block/Lot: 16703/5

Jersey City YMCA (Bergen View Apartments)

Key Contributing

Date: c. 1924

*Description: This six-story with raised basement, nine-bay red brick building with Classical Revival influences was designed by architect John F. Jackson as the headquarters for the Jersey City YMCA. It has a flat roof with a limestone parapet wall on which "Young Men's Christian Association" is engraved. The limestone cornice above the sixth story is dentiled. The middle bays are divided by brick pilasters with stone capitals, whereas the outer bays are divided from the rest with massive limestone pilasters. At the building's northwest and southwest corners are limestone quoins. Between the fourth and third stories is a limestone dripcourse centered by the relief of a stone shield and canted flagpole. Above the second-story windows are bracketed limestone pediments, alternating between segmental arch and gable shapes, and below the second-story windows is an apron with a diamond-pattern grillwork. The first story base is*

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*finished with coursed ashlar limestone. Above the first-story windows are stone lintels. Windows sash throughout are vinyl 1/1 replacements with faux muntins. The paired front doors, within a recessed entry, are wooden multi-pane replacements with sidelights and a transom. Above the front entry is a vinyl awning. Stone steps provide access to the front entry. Though the building originally functioned as the YMCA, today it functions as the Bergen View Apartments. Outbuildings: None.*

657-659 Bergen Avenue

Block/Lot: 16601/16

St. Paul's Homeless Shelter for Women (Home for Aged Women)

Key Contributing Date: 1901, 1913

*Description: This property consists of two buildings that comprise the former Home for Aged Women: 1) a three-story stuccoed building built in 1913 and facing Bergen Avenue and 2) a two-story brick dormitory built in 1901 facing Fairview Avenue and attached to the rear elevation of building #1. Surrounding the east edge and northeast corner of the property is a stone retaining wall that likely predates both of these buildings.*

*1. This three-story, four-bay stuccoed building in the Classical Revival style has a flat roof with a stepped parapet wall (Photographs 9 and 10). At the roofline is a molded and dentiled metal cornice. The building has stone quoining. Stone courses divide the stories. Second and third-story windows are wooden 8/1 double hung sash. First-story three-part windows are wooden 9/1 double hung sash. The arched front entry has replacement paired glazed doors in wooden frames, above which is a fanlight. The entry has a stone surround featuring bay-leaf molding, Ionic-order pilasters, and entablature topped by a decorative metal balustrade. The entablature bears the building's name in block letters, "Home for Aged Women." The entry is accessed by concrete steps with metal pipe railings. On the north (side) elevation is an enclosed one-story porch with a hipped roof covered in rolled asphalt. The porch has a bracketed and dentiled cornice. Porch windows are triple wooden casements, each with a 3-light transom. An exterior end stuccoed chimney is located on the north elevation. Outbuildings: None*

*2. This two-and-one-half-story with raised basement, seven-bay brick dormitory is finished with Renaissance Revival-style influences. It faces on Fairview Avenue and is to the rear of the previously described building. It has a mansard roof covered in fishscale-pattern slate tiles. Three small dormers project from the roof; the dormers are handsomely finished with molded pediments featuring a fan pattern in the tympanum, scrolled brackets, friezes with applied ornamentation, and pilasters. At the east and west ends of the façade are projecting bays with false gables; the eastern false gable has a patterned exterior brick chimney and the western gable has a blind arch over the paired windows at the second story and an interior brick chimney. At the roofline is a patterned*



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*brick cornice. Windows are metal 1/1 double hung sash with arched brick lintels (with keystones at the second story) and concrete sills. A concrete course divides the first and basement levels. Attached to the west elevation is a recessed, three-story stuccoed tower with a metal, half-glazed door. Outbuildings: None*

673 Bergen Avenue

Block/Lot: 16502/27

Contributing

Date: c. 1885

*Description: This three-story with raised basement, three-bay, Italianate brick dwelling is the southernmost unit in a row of five (673-681 Bergen Avenue). It has a flat roof with metal coping and a molded wood cornice with dentils, brackets and frieze. Windows are vinyl 1/1 double hung sash with faux muntins and segmental-arch molded stone lintels and stone sills. The first-story entry has a paneled door with a wooden surround and fanlight. Above the doorway is a bracketed wooden entablature with an arched profile to match the windows. The front entry is accessed by brownstone steps with decorative iron railings. The basement level is currently commercial space occupied by "Imago Beauty Group." The storefront is glazed in metal frames. Above the storefront is a pent roof covered in standing seam metal. At the rear of the building is a two- and three-story, seven bay, vinyl-clad addition. This unit shares a tax lot with 675 Bergen Avenue. Outbuildings: None*

675 Bergen Avenue

Block/Lot: 16502/27

Contributing

Date: c. 1885

*Description: This three-story with raised basement, three-bay, Italianate brick dwelling is one unit in a row of five (673-681 Bergen Avenue). It has a flat roof with metal coping and a molded wood cornice with dentils, brackets and frieze. Windows are replacement vinyl 1/1 double hung sash with faux muntins and segmental-arch molded stone lintels and stone sills. The first-story entry has a paneled door with a paneled wooden surround and leaded-glass fanlight with a floral pattern. Above the doorway is a bracketed wooden entablature with an arched profile to match the windows. The front entry is accessed by brownstone steps with iron railings. The basement level is currently commercial space occupied by "Honey Bakery." The storefront is glazed in metal frames. Above the storefront is a pent roof covered in standing seam metal. This unit shares a tax lot with 673 Bergen Avenue. Outbuildings: None*

677 Bergen Avenue

Block/Lot: 16502/26

Contributing

Date: c. 1885

*Description: This three-story with raised basement, three-bay, Italianate brick dwelling is one unit in a row of five (673-681 Bergen Avenue). It has a flat roof with metal coping and a molded wood cornice with dentils, brackets and frieze. Windows are replacement vinyl 1/1 double hung sash with segmental-arch molded stone lintels and stone sills. Concrete panels have been added below the first-story windows*

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*because the replacement sash is shorter than the original window openings. The first-story entry retains its original arched opening but the door has been replaced and the fanlight boarded over. Above the doorway is a bracketed wooden entablature with an arched profile to match the windows. The front entry is accessed by stone steps with no railings. A stone course divides the first and basement levels. Outbuildings: None*

679 Bergen Avenue

Block/Lot: 16502/25

Contributing

Date: c. 1885

*Description: This three-story with raised basement, three-bay, Italianate brick dwelling is one unit in a row of five (673-681 Bergen Avenue). It has a flat roof with metal coping and a molded wood cornice with dentils, brackets and frieze. Windows are replacement vinyl 1/1 double hung sash with segmental-arch molded stone lintels and stone sills, except at the first story where the windows have been modified. The original first-floor entry has been infilled with brick and a window opening. The main entry has been relocated to the basement level. It has a modern paneled door with a Colonial Revival-style wooden surround. A stone course divides the first and basement levels. Outbuildings: None.*

681 Bergen Avenue

Block/Lot: 16502/24

Contributing

Date: c. 1885

*Description: This three-story with raised basement, three-bay, Italianate brick dwelling is the northernmost unit in a row of five (673-681 Bergen Avenue). It has a flat roof with metal coping and a molded wood cornice with dentils, brackets and frieze. Windows are vinyl 1/1 double hung sash with faux muntins and segmental-arch molded stone lintels and sills, except at the first story where lintels are flat-headed wooden replacements. The original first-floor entry has been infilled with brick and a window opening. The main entry has been relocated to the basement level. It has a multi-pane door with a wooden surround with fluted pilasters, keystone, and an arched pediment. A concrete ramp lined by painted brick walls leads to the entryway. A stone course divides the first and basement levels. Outbuildings: None.*

683 Bergen Avenue

Block/Lot: 16502/23

Contributing

Date: c. 1885

*Description: This two-and-one-half-story with raised basement, two-bay brick dwelling is the southernmost unit in a row of seven (683-695 Bergen Avenue). The building has an asphalt-shingled mansard roof with aluminum coping, front-gabled dormers, and a molded wooden cornice with scrolled brackets and paneled frieze. Some brackets have been lost. The fenestration has been heavily modified to accommodate shorter and/or wider windows, including picture windows and vinyl 1/1 double hung sash windows. The lintels and sills are stuccoed. The non-original front door is paneled with a fanlight and a wooden surround. The original transom has been infilled with dentiled wood paneling. The front entry is accessed by stone steps lined with iron railings. A stone course divides the first and basement levels. Outbuildings: None.*

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685 Bergen Avenue

Block/Lot: 16502/22

Contributing

Date: c. 1885

*Description: This two-and-one-half-story with raised basement, two-bay brick dwelling is one unit in a row of seven (683-695 Bergen Avenue). The front elevation is partially covered with Permastone from below the second story windows to ground level. The building has an asphalt-shingled mansard roof with aluminum coping, front-gabled dormers, and a deteriorated wooden cornice that has lost some of its scrolled brackets and frieze moldings. Second-story windows are replacement vinyl 1/1 double hung sash replacements with original stone lintels and sills. The first story window has been replaced with a shorter and wider opening housing paired windows. The front entry is heavily altered with a non-original paneled front door and Permastone replacing or covering over the earlier wood surround, transom and entablature. The front entry is accessed by stone steps lined with iron railings. Outbuildings: None.*

687 Bergen Avenue

Block/Lot: 16502/21

Contributing

Date: c. 1885

*Description: This two-and-one-half-story with raised basement, two-bay brick dwelling is one unit in a row of seven (683-695 Bergen Avenue). It has an asphalt-shingled mansard roof with aluminum coping and front-gabled dormers. Aluminum siding replaces the original bracketed wooden cornice. An iron fire escape stretches between a dormer and a second-story window. Windows are metal 1/1 double hung sash replacements with original stone lintels and sills. The front door is paneled and has a wooden surround and a 3-light transom, above which is a bracketed wooden entablature. The front entry is accessed by non-original concrete steps, turned sideways to the house and lined with iron railings. A stone course divides the first and basement levels. The basement level entry has a paneled door. Outbuildings: None.*

689 Bergen Avenue

Block/Lot: 16502/20

Contributing

Date: c. 1885

*Description: This two-and-one-half-story with raised basement, two-bay brick dwelling is one unit in a row of seven (683-695 Bergen Avenue). It has an asphalt-shingled mansard roof, front-gabled dormers, and a molded wooden cornice with scrolled brackets and paneled frieze. An iron fire escape stretches between a dormer and a second-story window. Windows are metal 1/1 double hung sash replacements with original stone lintels and sills. The front door is paneled and has a wooden surround and a 4-light transom, above which is a bracketed wooden entablature. The front entry is accessed by non-original concrete steps, turned sideways to the house and lined with an iron railing. A stone course divides the first and basement levels. The basement level entry has a paneled door. Outbuildings: None.*

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691 Bergen Avenue

Block/Lot: 16502/19

Contributing

Date: c. 1885

*Description: This two-and-one-half-story with raised basement, two-bay, Permastone-faced brick dwelling is one unit in a row of seven (683-695 Bergen Avenue). It has a slate-tile mansard roof with a non-original flat-roof dormer. The molded cornice has scrolled brackets and a paneled frieze, which along with the mansard roof, visually links this otherwise heavily altered unit with the other seven units in this row. In addition to the Permastone siding, the fenestration is greatly altered with window openings shortened and/or widened; windows are replacement vinyl 1/1 double hung sash. The non-original front door is paneled and has a wooden surround and a 5-light transom. The front entry is accessed by stone steps lined with iron railings. Outbuildings: None.*

693 Bergen Avenue

Block/Lot: 16502/18

Contributing

Date: c. 1885

*Description: This two-and-one-half-story with raised basement, two-bay brick dwelling is one unit in a row of seven (683-695 Bergen Avenue). It has a slate-tile mansard roof with metal front-gabled. The original bracketed cornice has been removed. Windows are vinyl 1/1 double hung sash replacements with original stone lintels and sills. The replacement front door is paneled and has a wooden surround and fanlight, above which is a bracketed wooden entablature. The front entry is accessed by stone steps lined with iron railings. A stone course divides the first and basement levels. The basement level currently functions as commercial space for "Artistic Hair." The shop has a glazed door and a glass block-infilled window opening. In front of the shop is a brick patio. Outbuildings: None.*

695 Bergen Avenue

Block/Lot: 16502/17

Contributing

Date: c. 1885

*Description: This two-and-one-half-story with raised basement, two-bay brick dwelling is the northernmost unit in a row of seven (683-695 Bergen Avenue). It has an asphalt-shingled mansard roof, two shallow front-gabled dormers with fish-scale pattern shingles in the gable ends, and a molded wooden cornice with scrolled brackets and paneled frieze. Windows are replacement metal 1/1 double hung sash replacements with stone lintels and sills. The front door is paneled with a fanlight. It has a wooden surround and transom, above which is a bracketed wooden entablature. The front entry is accessed by stone steps lined with iron railings. A stone belt course divides the first and basement levels. At the basement level is a projecting bay with frosted glass and an asphalt-shingled pent roof. On the north elevation is a stuccoed exterior end chimney. Outbuildings: None.*

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697 Bergen Avenue

Block/Lot: 16501/31

Jersey City Fire Department Engine Co. 9

Key Contributing Date: c. 1871

*Description: The Jersey City Fire Department Engine Company 9 is a two-story, three-bay, flat-roofed brick building on a stone foundation. Among the oldest buildings in the historic district, it historically represents the extension of municipal services such as fire and police into the district during its initial development as a suburb of Jersey City. The east-facing Bergen Street façade has a yellow brick veneer topped by a parapet wall with a metal cornice with dentils, scrolled brackets and paneled frieze. A similar cornice adorns the south-facing side elevation. Openings on the front elevation are greatly altered, consisting of second-story metal 1/1 windows with faux arched lintels outlined in sheet metal, a first-story glass-block window, a metal overhead rolling metal garage bay door, and a metal half-glazed doorway. Window openings on the south elevation retain their rusticated arched stone lintels and stone sills, although about half of the window openings have been in-filled with brick. At the rear of the building is a one-story brick extension with bracketed cornice. Outbuildings: None.*

699 Bergen Avenue

Block/Lot: 16501/30

Key Contributing

Date: c. 1905

*Description: This three-story, two-bay brick dwelling with late Victorian stylistic influences is the southernmost unit in a row of six (699-709 Bergen Avenue) that anchors the northwest corner of the historic district (Photograph 8). It has a flat roof with an elaborate pressed-metal molded cornice with floral patterns, brackets and rosettes. The brick wall is relieved by angled brick header stringcourses, brownstone stringcourses, and terra-cotta tile rosettes. A three-story, rounded projecting bay is a distinctive feature. Windows are metal 1/1 replacements with brownstone lintels. The original, second-story entrance has been in-filled with paired windows, above which is brownstone entablature on rounded pink-granite pilasters. The original stone steps and iron railings leading to the second-story entry have been removed. The basement level, faced with rusticated brick, houses commercial space, currently occupied by "Lisa's Hairzone." Outbuildings: None.*

701 Bergen Avenue

Block/Lot: 16501/29

Key Contributing

Date: c. 1905

*Description: This three-story, two-bay brick dwelling with late Victorian stylistic influences is in a row of six (699-709 Bergen Avenue) that anchors the northwest corner of the historic district (Photograph 8). It has a flat roof with an elaborate pressed-metal molded cornice with floral patterns, brackets and rosettes. The brick wall is relieved by angled-brick stringcourses, brownstone stringcourses, and terra-cotta tile rosettes. A three-story, rounded projecting bay is a distinctive feature. Windows are metal 1/1 replacements with brownstone lintels. Windows are metal 1/1 replacements with brownstone lintels. The primary*

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entrance, located at the second story, can be accessed by stone steps lined with iron railings. The front door is a paneled replacement with a fluted wooden surround. The transom once above the door has been replaced with wood siding. Above the doorway is brownstone entablature on rounded pink-granite pilasters. The original basement-level entrance has been removed and replaced with a large picture window recessed from the projecting bay. The basement level is faced with painted rusticated brick. Outbuildings: None

703 Bergen Avenue

Block/Lot: 16501/28

Key Contributing

Date: c. 1905

Description: This three-story, two-bay brick dwelling with late Victorian stylistic influences is in a row of six (699-709 Bergen Avenue) that anchors the northwest corner of the historic district (Photograph 8). It has a flat roof with an elaborate pressed-metal molded cornice with floral patterns, brackets and rosettes. The brick wall is relieved by angled-brick stringcourses, brownstone stringcourses, and terra-cotta tile rosettes. A three-story, rounded projecting bay is a distinctive feature. Windows are metal 1/1 replacements with brownstone lintels. The primary entrance, located at the second story, can be accessed by stone steps lined with iron railings. The paired wooden front doors are glazed and have a transom. Above the doorway is brownstone entablature on rounded granite pilasters. A secondary entrance is located at the basement level. The basement level is faced with painted rusticated brick. Outbuildings: None.

705 Bergen Avenue

Block/Lot: 16501/27

Key Contributing

Date: c. 1915

Description: This three-story, two-bay yellow brick dwelling with late Victorian stylistic influences is in a row of six (699-709 Bergen Avenue) that anchors the northwest corner of the district (Photograph 8). It has a flat roof and features an elaborate pressed-metal cornice with floral motifs, rosettes and brackets. The brick façade is relieved by corbelled courses, recessed panels, and a three-story, three-sided projecting bay. Windows are metal 1/1 replacements with stone lintels. The primary entrance, located at the second story, can be accessed by stone steps lined with iron railings. The front door is flush wood and has a replacement transom. The door's sidelight has been infilled with aluminum. Above the doorway is a stone entablature on rounded pink-granite pilasters. A secondary entrance is located at the basement level. Outbuildings: None.

707 Bergen Avenue

Block/Lot: 16501/26

Key Contributing

Date: c. 1915

Description: This three-story, two-bay yellow brick dwelling with late Victorian stylistic influences is in a row of six (699-709 Bergen Avenue) that anchors the northwest corner of the historic district (Photograph

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8). It has a flat roof and features an elaborate pressed-metal cornice with floral motifs, rosettes and brackets. The brick façade is relieved by corbelled courses, recessed panels, and a three-story, three-sided projecting bay. Stone courses divide the stories. Windows are metal 1/1 replacements with stone lintels. The primary entrance, located at the second story, can be accessed by stone steps lined with iron railings. The front door is flush wood and has a transom. Above the doorway is a stone entablature on rounded pink-granite pilasters. A secondary entrance with a flush metal door is located at the basement level. Outbuildings: None.

709 Bergen Avenue

Block/Lot: 16501/25

Key Contributing

Date: c. 1915

Description: This three-story, two-bay yellow brick dwelling with late Victorian stylistic influences is the northernmost unit in a row of six (699-709 Bergen Avenue) that anchors the historic district (Photograph 8). It has a flat roof and features an elaborate pressed-metal cornice with floral motifs, rosettes and brackets. The brick façade is relieved by corbelled courses, recessed panels, and a three-story, three-sided projecting bay. Stone courses divide the stories. Windows are metal 1/1 replacements with stone lintels and sills. The primary entrance, located at the second story, can be accessed by stone steps lined with iron railings. The front door is paneled and has a sidelight and transom. Above the doorway is a stone entablature on rounded pink-granite pilasters. A secondary entrance is located at the basement level. Outbuildings: None.

Duncan Avenue

9 Duncan Avenue

Block/Lot: 16502/16

Contributing

Date: c. 1890

Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling is styled with Second Empire influences and is the easternmost unit in a row of six units (9-19 Duncan Avenue). It has an asphalt-shingled mansard roof with a pair of dormer windows with bracketed pediments; the dormers feature a fishscale pattern in the gable ends. Below the roof is a molded cornice with decorative brackets and paneled frieze. Windows are replacement vinyl 1/1 double hung sash with aluminum surrounds and a molded wood sill with keystone. The front entry has a flat roof, fluted wood columns and brick steps with stone treads and iron railings. The replacement front door is paneled and has an aluminum surround. The building has a brick foundation and a brick chimney. Outbuildings: None.

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10 Duncan Avenue

Block/Lot: 16501/32

Contributing

Date: 1908

*Description: This two-story, two-bay, orange-colored brick dwelling is styled with Italianate influences and is the easternmost unit of a row of three units (10-14 Duncan Avenue). The building has a flat roof with a brick parapet with stone coping and a date stone that reads "1908." A decorative pressed-metal cornice adorns the building. The cornice's most impressive feature is a molded pediment and brackets over top of a projecting three-sided bay window. Windows are vinyl 1/1 double hung sash with keystone-pattern stone lintels and stone sills. The porch has a flat roof with a metal cornice and metal ball finials, Doric-order wood columns on brick piers, and concrete steps with metal railings. The front entry has a wood and glazed door. The building has an interior brick chimney. Outbuildings: None.*

11 Duncan Avenue

Block/Lot: 16502/15

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling is styled with Second Empire influences and is one unit in a row of six units (9-19 Duncan Avenue). It has an asphalt-shingled mansard roof with a pair of dormers with pediments. Below the roof is a molded cornice with brackets and paneled frieze. Windows are vinyl 1/1 double hung sash with aluminum surrounds, and the original first-story windows have been replaced with a three-part window. The second-story windows retain keystone-pattern wood lintels. A front entry has a flat roof supported by fluted wood columns and concrete steps with metal railings. The replacement front door is half-paneled, half-glazed and has an aluminum surround. The building has a brick foundation and an interior brick chimney. Outbuildings: None.*

12 Duncan Avenue

Block/Lot: 16501/33

Contributing

Date: 1908

*Description: This two-story, two-bay brick dwelling is styled with Italianate influences and is one unit of a row of three units (10-14 Duncan Avenue). The building has a flat roof with a brick parapet with stone coping. A decorative pressed-metal cornice adorns the building. The cornice's most impressive feature is a molded pediment and brackets over top of a projecting three-sided bay window. Windows are vinyl 1/1 double hung sash with keystone-pattern stone lintels and stone sills. The porch has a flat roof (shared with #14) with a metal cornice and metal ball finials, one Doric-order column and one replacement turn-wood column on brick piers, and concrete steps with metal railings. The front entry has a glazed door with sidelights. The building has an interior brick chimney. Outbuildings: None.*



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13 Duncan Avenue

Block/Lot: 16502/14

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling is styled with Second Empire influences and is one unit in a row of six units (9-19 Duncan Avenue). It has a fishscale-pattern slate-tiled mansard roof with a pair of pedimented dorms and an aluminum-clad cornice. Windows are wooden 6/6 double hung sash with aluminum surrounds, no longer featuring the original lintels seen in the adjacent units. The front entry has a flat roof supported by open metal posts. The paired front doors, which appear period appropriate, are paneled and half-glazed. The number on the door reads 11½, but the tax record indicates this property is 13 Duncan Avenue. Brick steps provide access to the entryway. The building has a brick foundation and an interior brick chimney. Outbuildings: None.*

14 Duncan Avenue

Block/Lot: 16501/34

Contributing

Date: 1908

*Description: This two-story, two-bay brick dwelling is styled with Italianate influences and is the westernmost unit of a row of three units (9-19 Duncan Avenue). The building has a flat roof with a brick parapet with stone coping. A decorative pressed-metal cornice adorns the building. The cornice's most impressive feature is a molded pediment and brackets over top of a projecting three-sided bay window. Windows are 1/1 double hung sash with keystone-pattern stone lintels and stone sills. The porch has a flat roof (shared with #14) with a metal cornice and metal ball finials, Doric-order columns on brick piers, and concrete steps with metal railings. The front entry has a glazed door with sidelights. The building has an interior brick chimney. Outbuildings: None.*

15 Duncan Avenue

Block/Lot: 16502/13

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling is styled with Second Empire influences and is one unit in a row of six units (9-19 Duncan Avenue). It has a fishscale-patterned, asphalt-shingled mansard roof with a pair of pedimented dormers. Although the cornice is aluminum-clad, the decorative wood brackets remain visible. Windows are 1/1 double hung sash with keystone-pattern wood lintels remaining at the second story but not the first story. The front entry has a flat roof, metal post and brick steps. The replacement front door is half-paneled with safety glazes and a sidelight. The building has a brick foundation and an interior brick chimney. Outbuildings: None.*

16-18 Duncan Avenue

Block/Lot: 16501/35

Contributing

Date: c. 1915

*Description: This three-story, five-bay, clapboarded frame duplex, occupying a single tax lot, is styled with Second Empire and Queen Anne influences. It has an asphalt-shingled mansard roof and a gabled dormer*

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over the two westernmost bays, but the other three bays have a flat roof and a full third story. A molded wooden cornice features several styles of brackets. Windows are a variety of patterns and sizes including single, paired in a projecting center bay, and three-part at the first floor. Window sash are 1/1 double hung with wooden surrounds; second-story windows at the west end have wooden pediments. The full-width porch has a flat roof, a wood cornice with scrolled brackets, box columns with molded corners and curved brackets, and a slatted wood railing. The two replacement front doors have wooden surrounds and glass block sidelights (not original). The building has a brick foundation and an exterior end brick chimney on the west elevation. A concrete retaining wall lines the south edge of the property. Outbuildings: Contributing circa 1915 one-story, two-bay frame garage with a gabled roof.

17 Duncan Avenue

Block/Lot: 16502/12

Contributing

Date: c. 1890

Description: This two-and-one-half-story, three-bay, shingled wood-frame dwelling is styled with Second Empire influences and is one unit in a row of six units (11-19 Duncan Avenue). It has a diamond-pattern slate-tiled mansard roof with paired dormers with pediments and brackets. A cornice is aluminum-clad but the brackets appear to be retained beneath the cladding. Windows are replacement 1/1 double hung sash with aluminum-clad lintels. The front entry has a flat roof, wood box columns, and wood steps. The paired front doors are glazed and have a transom. The building has a brick foundation and an interior brick chimney. Outbuildings: None.

19 Duncan Avenue

Block/Lot: 16502/11

Contributing

Date: c. 1890

Description: This two-and-one-half-story, three-bay, shingled wood-frame dwelling is styled with Second Empire influences and is the westernmost unit in a row of six units (9-19 Duncan Avenue). It has a diamond-pattern slate-tiled mansard roof with a pair of shed-roof dormers. A molded wood cornice has scrolled brackets and a paneled frieze. Windows at the second story are 1/1 double hung sash with wooden surrounds and lintels. The first-story window openings have been modified to accommodate a three-part window. The front entry has a flat roof, wood box columns with decorative millwork brackets, paneled wood door, and wood steps and railings. The building has a brick foundation and an interior end brick chimney at the west elevation. Outbuildings: None.

22 Duncan Avenue

Block/Lot: 16501/36

Contributing

Date: c. 1925

Description: This five-story with raised basement, eight-bay, tan-colored brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a parapet wall featuring white-glazed terracotta engaged balusters and terracotta crenellations and battlements. Above the fifth-story windows

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are terra-cotta hoods and below the windows is a coved terracotta cornice. Windows, found singly or in three-part arrangements, are replacement vinyl 1/1 double hung sash with faux muntins. From the fourth to the second stories, the windows have terracotta sills; the three-part windows in the center bays of the fourth story have decorative terracotta hoods with keystones and label drops. Between the first and second stories is a stone stringer course; windows on the first story have stone lintels and sills. The front entry has a lancet-arched opening with plate glass doors in metal frames (not original), a transom, and a carved sandstone surround with roll molding, paneled spandrel, and molded cornice with fleur-de-lis and engaged corner pendants. Outbuildings: None.

25 Duncan Avenue

Block/Lot: 16502/10

Non-Contributing

Date: 2011

Description: This new four-story, three-bay, brick condominium in a postmodern style has a flat roof with an arched parapet wall. Decorative details are precast concrete. The recessed front entry is set in an arched opening. The paired front doors are plate glass in metal frames. At the first story is a recessed garage bay with a rolling overhead corrugated-metal door. The building has a concrete foundation. Outbuildings: None.

27 Duncan Avenue

Block/Lot: 16502/9

Contributing

Date: c. 1900

Description: This three-story, two-bay, Queen Anne-style, brick dwelling has an asphalt-shingled pent roof with a metal cornice. It is the eastern section of a four-unit row (27-33 Duncan Avenue), which is symmetrical about its center axis and "bookended" by towers in the last bay of the end units. At the northeast corner is a three-story, three-sided tower with a pyramidal roof topped by a metal finial. The tower is clad in aluminum siding. Windows, found singly or in a two-sided bay at the third story, are replacement 1/1 double hung sash. At the third story is a two-sided projecting metal bay shared with 29 Duncan Avenue. An arched window at the second story has a keystone-pattern brick lintel and stone sill. The porch, shared with the other units, has a flat roof with an aluminum cornice, fluted Doric-order wood columns on brick piers, wood railing with turned balusters and end post with ball finial, and brick steps. The front door is enclosed behind a wooden multi-pane vestibule. Outbuildings: None.

28 Duncan Avenue

Block/Lot: 16501/37

Knickerbocker

Contributing

Date: c. 1925

Description: This five-story with raised basement, eight-bay, tan-colored brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a parapet wall featuring white-glazed terracotta engaged balusters and terracotta crenellations and battlements. Above the fifth-story windows

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are terra-cotta hoods and below the windows is a coved terracotta cornice. Windows, found singly or in three-part arrangements, are replacement 1/1 double hung sash with faux muntins. The windows have terracotta sills; the three-part windows in the center bays of the fourth story have decorative terracotta hoods with keystones and label drops. Between the first and second stories is a terracotta stringer course; above the stringcourse brick bonding is English and below the string course the bonding is Flemish. The front entrance has an ogee-arched opening with plate glass doors in metal frames (not original), a transom, and a terracotta surround with roll molding, paneled pilasters and paneled spandrel. Outbuildings: None.

29 Duncan Avenue

Block/Lot: 16502/8

Contributing

Date: c. 1900

Description: This three-story, two-bay, Queen Anne-style, brick dwelling has flat roof with a false gable clad in aluminum siding. It is the middle unit of a four-unit row (27-33 Duncan Avenue), which is symmetrical about its center axis and bookended by three-story towers in the last bay of the end units. The cornice is metal. Windows are replacement 1/1 double hung sash. At the third story is a two-sided projecting metal bay shared with 27 Duncan Avenue. An arched window at the second story has a keystone-pattern brick lintel and stone sill. The porch, shared with the other units, has a flat roof with an aluminum cornice, fluted Doric-order columns on brick piers, wood railings with turned balusters and end post with ball finial, and brick steps. The paired front doors are glazed in metal frames. Above the doors is a transom. Outbuildings: None.

31 Duncan Avenue

Block/Lot: 16502/7

Contributing

Date: c. 1900

Description: This three-story, two-bay, Queen Anne-style, brick dwelling is a middle unit of a four-unit row (27-33 Duncan Avenue), which is symmetrical about its center axis and "bookended" by three-story towers in the end bays of the end units. It has flat roof with a false gable clad in aluminum siding. The cornice is metal. Windows are replacement vinyl 1/1 double hung sash. At the third story is a two-sided metal bay shared with 33 Duncan Avenue. An arched window at the second story has a keystone-pattern brick lintel and stone sill. The porch, shared with the other units, has a flat roof with an aluminum cornice, fluted Doric-order wood columns on brick bases, and wood steps. The original, paired front doors are half-paneled, half-glazed. Above the doors is a transom. Outbuildings: None.

33 Duncan Avenue

Block/Lot: 16502/6

Contributing

Date: c. 1900

Description: This three-story, two-bay, Queen Anne-style, brick dwelling is the western end unit of a four-unit row (27-33 Duncan Avenue), which is symmetrical about its center axis and "bookended" by three-

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story towers in the end units. The building has an asphalt-shingled pent roof with a metal cornice. At the northeast corner is a three-story, three-sided, shingled tower with a pyramidal roof topped by a metal finial. At the tower's third story is an arched stained-glass window. Windows, found singly or in a two-sided projecting bay at the third story, are replacement 1/1 double hung sash. At the third story is a two-sided metal bay shared with 31 Duncan Avenue. An arched window at the second story has a keystone-pattern brick lintel and stone sill. The porch, shared with the other units, has a flat roof with an aluminum cornice and fluted Doric-order wood columns on brick piers. Outbuildings: None.

36 Duncan Avenue

Block/Lot: 16501/38

Contributing

Date: c. 1935

Description: This six-story, six-bay brick apartment house is styled with eclectic Spanish Revival influences, primarily exhibited in an exuberant parapet with low-relief ornament using decorative concrete and patterned brick elements resting atop a blind arcade of shallow arches. The center bays have single windows whereas the outer bays have slender three-part and four-part windows. At the sixth story are two false balconets with lion's head bosses. The windows at the fifth story have arched heads, most in-filled with a stone relief. Windows are replacement metal 1/1 double hung sash with brick lintels and concrete sills. Between the first and second stories is a stone stringer course over a blind brick arcade with concrete pendants. The front entry is within a one-story, three-sided concrete vestibule with a hipped roof covered with terracotta tiles, engaged twisted columns, and arched multi-pane windows. Above the entry at the second story is an overly elaborate four-part window with a stone and brick surround featuring bearded human faces, floral patterns and engaged Corinthian-order columns in relief. The front door is a glazed replacement door in a metal frame, flanked by sidelights. Above the doorway is a canvas awning. Outbuildings: None.

37 Duncan Avenue

Block/Lot: 16502/5

Non-Contributing

Date: c. 1954

Description: This seven-story, sixteen-bay, brick apartment house has minimal ornamentation and is set well back from the street with a substantial courtyard. The building has a flat roof with a wooden railing at the roofline. Windows are vinyl 1/1 double hung sash with faux muntins. The foundation is concrete. Outbuildings: None.

38 Duncan Avenue

Block/Lot: 16501/39

Parsonage at St. Paul's Episcopal Church in Bergen

Key Contributing

Date: c. 1900

Description: St. Paul's parsonage is a two-and-one-half-story, three-bay, shingled wood-frame dwelling with a touch of Italianate influences (Photograph 16). It has an asphalt-shingled front-gabled roof with

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*flared overhanging eaves and a wood cornice wooden with scrolled brackets. The attic-story window is a vinyl 1/1 replacement. Second-story windows are wooden 6/1 double hung sash with wooden surrounds and molded lintels. First-story windows are wooden 2/2 double hung sash with wooden surrounds and lintels. The porch has a flat roof with a dentiled wooden cornice, metal porch posts, metal railings, and brick steps and foundation. The front entry has paired wood and glazed doors, above which is a transom. On the west elevation is a one-story extension with a chamfered corner featuring an elliptical window; the cornice of the extension has a frieze with decorative relief. Outbuildings: None.*

42 Duncan Avenue

Block/Lot: 16501/39

St. Paul's Episcopal Church in Bergen

Key Contributing

Date: c. 1861, late-19th-century additions

*Description: St. Paul's Church is the oldest extant building in the historic district and reflects in its scale and style a period of time when the setting was rural, yet verging on suburbanization. The one and one-half-story, four-bay, L-shaped, front-gabled, wood-shingled frame church is styled with Gothic Revival influences. At the southeast corner is a two-story, square-plan tower with a bartizan topped by a conical roof and a cruciform finial. The tower has narrow slotted windows placed in a stepped pattern, suggesting the location of an interior stair. At the tower's west elevation is a stained-glass window with molded hood. A paired paneled door at the tower's south elevation is within a molded lancet-arch surround. The front entry to the main sanctuary is a lancet-arch paired doorway within a gabled vestibule on the south elevation. Windows in the gable end include a stained-glass oculus and lancet-arch window with trefoil tracery. Along the side elevations are stained-glass windows with peaked lintels and hoods. To the rear of the lot are several additions forming a courtyard to the east of the main sanctuary. One of the additions is a two-story cross-gabled shingled office, similar in style to the sanctuary, and the other is a two-story brick addition that is partially hidden from the street. Outbuildings: None.*

47 Duncan Avenue

Block/Lot: 16502/4

Contributing

Date: c. 1925

*Description: This five-story with raised basement, eight-bay, brick apartment house is styled with Tudor Revival influences. Alternating bays are recessed. The building has a flat roof with a crenellated parapet wall featuring highly decorative terracotta battlements, arrow loops and bartizans. The fifth-story windows are banded by molded terracotta hoods in a decorative pattern. Windows, found singly or in three-part with transoms, are replacement metal 1/1 double hung sash with stone sills. Between the first and second stories is a stone stringer course. The front entry is within an ogee-arched opening with glazed doors, sidelights and transom faced by a decorative iron grille, a scrolled stone surround and brick spandrel topped by a stone finial. The foundation is concrete. The apartment house is set well back from the street with a semicircular drive and hedgerows. Outbuildings: None.*

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53 Duncan Avenue

Block/Lot: 16502/3

Berkley Arms

Contributing

Date: c. 1925

*Description: This five-story with raised basement, ten-bay, brick apartment house is styled with Tudor Revival influences. It has a flat roof with a crenellated parapet wall featuring white-glazed terracotta details including engaged balusters, battlements and bartizans. Alternating bays are recessed. Windows, found singly or in three-part, are metal 1/1 double hung sash with terracotta sills. The three-part windows have stained-glass transoms. Windows at the fifth and first stories have terracotta dripstones. The front entry has paired glazed doors with iron grilles and a molded terracotta surround. A vinyl awning shelters the front entry. The apartment house is set well back from the street with a casually landscape lawn and semi-circular drive. Brick posts with ball finials are placed at the sidewalk. Outbuildings: None.*

54 Duncan Avenue

Block/Lot: 16501/40

Key Contributing

Date: c. 1900

*Description: This unaltered two-story, two-bay, Shingle-style wood-frame dwelling is covered in a staggered shingle pattern, except for the façade of the first-story that is finished with roughly coursed brownstone (Photograph 17). It is one of the finer late Victorian houses within the historic district and is noteworthy for its state of completeness and excellent use of texture and architectural detail. The house has an asphalt-shingled double-gabled and cross-gabled roof with metal finials atop each gable. Slotted attic-story vents in the two front-facing gables are louvered. Second-story windows are metal 1/1 double hung sash. First-story windows are leaded glass in wooden frames with brick quoins and stone wood lintels. Paired multi-pane doors open onto the second-story balcony created by the porch roof; the doors have fluted pilasters, entablature and pent eave. The second-story also features a sundial affixed to the façade. The balcony has a slatted wooden balustrade with decorative posts. The flat roof porch has a molded wooden cornice, Ionic-order wood columns on stone piers, slatted wood railing, and brownstone steps. The half-glazed paneled front door has leaded sidelights and transoms. The porch extends to the west to form a porte cochere supported by Ionic-order wood columns on stone piers. The building has a stuccoed chimney. Outbuildings: Contributing circa 1900 two-story, two-bay carriage house with a hipped roof and half-timbered doors (stylistically similar to the house).*

56 Duncan Avenue

Block/Lot: 16501/41

Key Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay brick dwelling is an outstanding, unaltered example within the district of a "high style" Colonial Revival house (Photograph 18). The building has a slate-tiled hipped roof with bracketed overhanging eaves and a dentiled cornice. A single dormer features a segmental arched roof and a three-part arched window with 6/6 and 4/4 double-hung sash. At the building*

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corners are brick quoins. Windows are wooden 6/1 double hung sash, found singly or in a three-part arrangement with 2/1 sidelights. The windows have wood lintels that are stepped and paneled. The porch has a flat roof with metal coping and a molded wooden cornice, paired Corinthian columns, wood railings with turned balusters, and stone steps. The paired front doors are wooden multi-pane and are flanked by multi-pane sidelights within an elliptical headed opening. Above the doors is a fanlight. The building has a brick foundation and four brick chimneys. Outbuildings: Contributing circa 1925 one-story brick garage with a hipped roof.

61 Duncan Avenue

Block/Lot: 16502/2

Key Contributing

Date: c. 1929

Description: This five-story with raised basement, nine-bay, Art Deco-style brick apartment house has a flat roof with a highly elaborate parapet featuring brick chevrons and terracotta gargoyles, which have the appearance of being dragons with wings. At the peak of the parapet is a terracotta ram's head overlooking an urn and two oversized octagonal medallions with decorative relief. The façade is faced in white and brown brick with the white brick used for the three slightly projecting central bays and the first-story base. Windows are wooden multi-pane casements, found singly or in groups of four, with brick lintels and concrete sills. Between the second and first stories is a frieze with a decorative relief. Two oriel windows with glass block glazing are located on the first floor. The recessed entry is defined by four massive squat Byzantine-esque columns and decorative concrete urns. The paired front doors are glazed and have decorative iron grilles with a decorative terracotta surround. Outbuildings: None.

75 Duncan Avenue

Block/Lot: 16502/1

Carteret Club/St. Dominic's Academy

Key Contributing

Date: 1917, unknown

Description: This two-and-one-half-story, ten-bay, L-shaped brick institutional building is noteworthy for its history as originally being the Carteret Club, a gathering spot for Jersey City's professional male elite in the early years of the 20th century (Photograph 15). During the Great Depression, it became a convent and then later a school. The building appears to have been built in several stages with the original section being the north wing and the additions being a west wing and a one-story entry wrapping around the north and west sides of the north wing. The north wing has a slate-tiled hipped roof, hipped metal dormers, and bracketed overhanging eaves. The west wing has a flat roof, a paneled brick parapet wall and brick pilasters articulating the three bays facing Kennedy Boulevard. Windows are awning replacements with concrete sills. On the north end of the north wing is a recessed entry with paired wooden doors with sidelights and a transom. Concrete steps with stone treads provide access to this entry. Atop this entry is a balcony, onto which paired second-story multi-pane doors open. At the juncture of the two wings is another entry with paired paneled doors flanked by sidelights. This entry has a vinyl awning and can be accessed



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*via concrete steps or a concrete ramp. On the west elevation is a secondary entry with a single flush metal door. The building is set well back from the street in the corner of the lot opposite the intersection of Duncan Avenue and Kennedy Boulevard. A circular driveway is located off of Duncan Avenue. An iron gate flanked by luminaires on brick bases is located on Kennedy Boulevard. Concrete retaining walls topped by metal fences line the north and west edges of the property. Outbuildings: None.*

**Fairmount Avenue**

297 Fairmount Avenue

Block/Lot: 16501/18

Contributing

Date: c. 1885

*Description: This modest two-story, two-bay asphalt-shingle-clad wood-frame dwelling is styled with Italianate details and is the easternmost in a four-unit row (297-303 Fairmount Avenue) (Photograph 24). The building has a flat roof and a molded wood cornice with modillions, brackets and a paneled frieze. Windows are replacement vinyl 1/1 double hung sash with wooden lintels and decorative shutters. Above the front entry is a flat wooden hood with molded cornice and elaborate brackets and millwork. The front door is paneled with a transom and five-panel sidelights. The building has a brick foundation, concrete steps with metal railings, and an interior brick chimney. Outbuildings: None.*

299 Fairmount Avenue

Block/Lot: 16501/17

Contributing

Date: c. 1885

*Description: This two-story, two-bay aluminum-clad wood-frame dwelling is styled with Italianate details and is an interior unit in a four-unit row (297-303 Fairmount Avenue) (Photograph 24). The building has a flat roof and a molded wood cornice with modillions, brackets, and a paneled frieze. Windows are replacement vinyl 1/1 double hung sash with decorative shutters. The front door is flush metal with a central light. Above the door is a two-light transom. The building has a brick foundation, wood steps with wood handrails, and an interior brick chimney. Outbuildings: None.*

301 Fairmount Avenue

Block/Lot: 16501/16

Contributing

Date: c. 1885

*Description: This two-story, two-bay vinyl-clad wood-frame dwelling is styled with Italianate details and is one of four units in a row (297-303 Fairmount Avenue) (Photograph 24). The building has a flat roof and a molded wood cornice with modillions, brackets, and a paneled frieze. Windows are replacement vinyl 1/1 double hung sash with wooden lintels. Above the front entry is a flat wooden hood with elaborate scrolled brackets and millwork. The replacement front door is flush. Above the door is a transom. The building has a brick foundation, wood steps with railings, and an interior brick chimney. Outbuildings: None.*

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303 Fairmount Avenue

Block/Lot: 16501/15

Contributing

Date: c. 1885

*Description: This two-story, two-bay vinyl-clad wood-frame dwelling is styled with Italianate details and is the westernmost unit in a row of four units (297-303 Fairmount Avenue) (Photograph 24). The building has a flat roof and a molded wood cornice with modillions, scrolled brackets and a paneled frieze. Windows are replacement vinyl 1/1 double hung sash, excepting the first story window, which is sliding vinyl. Above the front entry is a flat wooden hood with elaborate scrolled brackets and millwork. The replacement front door is paneled with a fanlight. Above the door is a two-light transom. The building has a brick foundation, brick steps with iron railings (not original), and an interior brick chimney. Outbuildings: None.*

305 Fairmount Avenue

Block/Lot: 16501/14

Raymaur

Contributing

Date: c. 1925

*Description: This four-story with raised basement, six-bay, grey-colored brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a crenellated parapet wall accented with brick and stone panels, and by battlements with stone quoins. Windows, found singly and in pairs, are metal 1/1 double hung sash with brick lintels and concrete sills. The front entry is set within a segmental-arched opening and surround with stone moldings alternating with courses of brick. Replacement glazed doors and transom are set within metal frames. Outbuildings: None.*

313 Fairmount Avenue

Block/Lot: 16501/12

Contributing

Date: c. 1915

*Description: This modest two-story, two-bay brick dwelling is styled with Tudor Revival influences. It has a flat roof with a crenellated parapet wall. An outline of a bracketed cornice is suggested by molded concrete tiles inset flush with the façade. At the first story, a projecting bay window also has a crenellated parapet wall with stone coping. Windows are replacement vinyl 1/1 double hung sash, except for 3/1 sidelights in one of the second-story windows and stained glass transoms over the first-story window. A small bay window projects from the east (side) elevation. Above the front entry is an open gabled hood with exposed rafters. It is supported by fluted Doric-order wood columns. The paneled wood door is half-glazed with four-pane sidelights. The building has a brick foundation, brick steps, and an interior end brick chimney at the east elevation. Outbuildings: None.*

315-319 Fairmount Avenue

Block/Lot: 16501/11

Contributing

Date: c. 1915

*Description: This lot contains two reflected L-shaped apartment houses. Each building is four-stories with a raised basement and three-bays wide, with the central bay recessed. The buildings have flat roofs with*

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*added parapet walls including a scored stucco cornice that is out of character with the brick massing of the building. Relief of the brick massing is provided by variations in brick bonding with soldier courses forming panels accented by square and diamond terracotta insets. Windows, found paired or in three part, are metal 1/1 double hung sash. The front entries have triangular wood pediments, brick surrounds with wood pilasters and flared concrete steps with parapets and metal handrails. The front doors are paired glazed replacements in metal frames with transoms. Above the basement levels are concrete watertables. Outbuildings: None.*

320 Fairmount Avenue  
Britton Arms

Block/Lot: 14905/28

Contributing

Date: c. 1925

*Description: This five-story with raised basement, nine-bay, brick apartment house has an H-plan with four wings sharing a common inner courtyard entrance. Narrow pedestrian alleys provide access from the adjacent streets. For the purposes of this description, the south facing Fairmount Avenue elevation is treated as the primary elevation. The building has a flat roof with a brick parapet with two sloping peaks and white terracotta coping. The brick expanse is relieved by terracotta diamond-shaped insets, a cornice between the fifth and fourth stories, and a stringer course between the second and first stories. Above the first story, the brick bonding system is English, below it is Flemish. Windows, found singly or in pairs, are metal 1/1 double hung sash with stone sills. The fifth-story windows have arched lintels and the first-story windows have hoods. The recessed courtyard entry has an arched doorway with a delicate terracotta surround decorated in a floral and vase pattern. Paired glazed doors and transom are held within iron frames with decorative grilles. The stoop is brick. The foundation is brick. Outbuildings: None.*

321 Fairmount Avenue

Block/Lot: 16501/10

Contributing

Date: c. 1925

*Description: This five-story with raised basement, six-bay, brick apartment house is influenced by Tudor Revival styling. It has a flat roof with a patterned-brick parapet wall with white terracotta coping and crenellations. At the parapet's two highest peaks are lancet-shape arches crowning lens-shaped terracotta shields. The cornice is terracotta. Windows, found singly or in three-part in the end bays, are metal 1/1 double hung sash with terracotta sills. Between the first- and second-stories is a terracotta stringer course. The front entry has a heavy terracotta surround with molded reveals, a diamond-pattern in the pilasters, and a stylized pediment with pendants and an onion-shaped finial. Paired glazed doors and transom are set within metal frames with decorative metal grilles. Concrete steps with low stone parapets and metal handrails provide access to the entry. Outbuildings: None.*

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325-327 Fairmount Avenue

Block/Lot: 16501/9

Contributing Date: c. 1900

*Description: This two-and-one-half-story, three-bay, asbestos shingle dwelling has an asphalt-shingled front-gabled roof with an aluminum-clad cornice with cornice returns on the gable end. The attic window is arched; the second-story windows are wooden 6/1 double hung sash, and the first-story window is a three-part bay window. The full-width porch has a flat roof with an aluminum cornice on metal posts. The front entry has a glazed door with an iron grille. The door has sidelights and a transom. The building has a concrete foundation and an exterior end stuccoed chimney on the west (side) elevation. At the front edge of the property is a concrete retaining wall with metal railings and gates. Outbuildings: None.*

333 Fairmount Avenue

Block/Lot: 16501/8

Vintage Fairmount

Contributing Date: c. 1930

*Description: This handsome five-story with raised basement, seven-bay, Art Deco-style, brick apartment house is faced with yellow and white glazed brick. The white brick is used for the projecting end bays and the first story. The building has a flat roof with an elaborate brick cornice featuring terracotta relief depicting vases, flowers, scrolls and shells. Over the end bays are terracotta panels featuring two gowned women holding a vase of flowers. Windows, found in pairs or three-part, are metal 1/1 double hung sash with brick lintels and terracotta sills. The first story is set off from the second story by a terracotta dripcourse with a band of vertical accents. The front entry has a terracotta surround mimicking ashlar with terracotta molding and relief in a floral pattern. Above the entry is a false balconet with a three-part window also featuring a surround with elaborate terracotta floral relief. Paired glazed doors, transom and sidelights are set in metal frames with decorative metal grille and etched glass. Outbuildings: None.*

332 Fairmount Avenue

Block/Lot: 14906/14

Contributing Date: c. 1940

*Description: This three-story with raised basement, nine-bay, Colonial Revival-style, brick apartment building is oriented west towards Britton Street. It has a flat roof and a crenellated parapet wall with concrete coping. Slightly projecting brick piers divide the building into five distinct sections. The cornice is made of stepped bricks. The uppermost corners of the building have been repointed. Windows are predominantly metal 1/1 double hung sash replacements, but some window openings have vinyl 1/1 replacements and even fewer have original wooden 6/6 double hung sash windows. Most third-story windows are ornamented with arched concrete or brick lintels. Windows on the outer bays have brick soldier lintels with concrete keystones. Metal fire escapes interrupt the uniformity of the façade at the second and third stories. Above two first-story window openings are metal hoods that create the illusion of a three-sided bay window. The front entry has a wooden surround featuring paired pilasters and a broken*

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*pediment. The wooden front door is multipane and above the door is a large, single-pane transom. Fluted pilasters and diamond-patterned sidelights flank the door. A concrete stoop provides access to the front entry. At the corners of the building is subtle brick quoining that appears more pronounced on the south elevation. Also on the south elevation are metal grilles over concrete panels under the outer first-story window openings. Outbuildings: None.*

340 Fairmount Avenue

Block/Lot: 14906/15

Contributing

Date: c. 1930

*Description: This five-story with raised basement, eight-bay, Tudor Revival-style, brick apartment has a roof line that alternates among a crenellated brick parapet, a pent roof covered with slate tiles, and false gables stuccoed and detailed with brick to mimic half-timbering, which extends several floors below the gables. There are also chimneys with terracotta chimney pots extending above the roofline. Texture is also added by the use of brick, including perhaps a half dozen different glazes, ranging from deep red to tan, and projecting bays with a checkered pattern. The attic story is set off by a projecting brick cornice with stone corner stops. Windows, found predominately in pairs or three-part, are replacement vinyl 1/1 double hung sash with faux muntins and metal surrounds. A red metal fire escape, prominent on the front elevation, features decorative metal railings. Lintels and sills are brick. The enclosed one-story brick front entry has a slate-tiled pent roof with a false gable with half-timbering in the peak. The arched doorway is within a molded concrete surround with shallow voissours. The paired glazed doors are set within metal frames with iron grilles. To either side of the door are two small windows with iron grilles. Above the doors is a vinyl awning. Outbuildings: None.*

341 Fairmount Avenue

Block/Lot: 16501/7

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad dwelling is styled with Colonial Revival influences. The building has an asphalt-shingled side-gabled roof with a shed dormer. The dormer has a molded cornice and a paired window with an elliptical fan light. Below the roofline, the eave and cornice are metal clad; the cornice has a full return. Windows are replacement 1/1 double hung sash, found singly on the second story and in a three-sided bay window on the first story. One of the first-story windows is an elliptical, leaded glass window with an elaborate molded frame. The porch has an asphalt-shingled hipped roof, a molded wood cornice with dentils, fluted Doric-order wood columns, vinyl railings with turned spindles, brick piers, and wood steps. The front entry has the original, paired glazed doors with a wooden surround. Above the doors is a transom. Outbuildings: None.*

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343 Fairmount Avenue

Block/Lot: 16501/6

Parmly Court

Contributing

Date: c. 1915

*Description: This four-story with raised basement, seven-bay, Tudor Revival-style brick apartment house has a flat roof with a stone-capped crenellated parapet wall and battlements with inset tiles depicting arrow loops. The molded cornice below the parapet is stone. Windows, found singly or in three part in the end bays, are metal 1/1 double hung sash with brick lintels and stone sills; the three-part windows have lintels with stone corner stops. In the center bays above the first story, the brick is laid in a diamond pattern. Between the first and second stories is a stone stringer course. The front entry features an elaborate stone surround with pilasters and dentiled entablature. The paired metal front doors are glazed with iron grilles. Steps are concrete with metal handrails. A low concrete wall topped by a chain link metal fence fronts the property. Outbuildings: None.*

344 Fairmount Avenue

Block/Lot: 14906/16

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad, Queen Anne-style wood-frame dwelling has little original exterior fabric although the basic form and plan is retained despite numerous alterations. The building has an asphalt-shingled hipped roof with a single pedimented gabled dormer. At the southwest corner is a three-story turret with a bell-shaped roof and metal finial. Cantilevered from the top two stories of the turret on one side is pedimented bay. Windows are replacement vinyl 1/1 double hung sash with faux muntins, except a stained-glass window survives at the second story. At the first story is an enclosed porch with a hipped roof. The orientation of the front entry has been altered, with the building now presenting with a corner-oriented concrete stoop leading to two metal replacement doors, one located in the base of the tower and one located on the side of the enclosed porch. The west (side) elevation has a projecting bay and a circular headed window at the second story. The building has a brick foundation. Outbuildings: None.*

345 Fairmount Avenue

Block/Lot: 16501/5

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling retains Queen Anne-style massing but little original fabric. It has an asphalt-shingled hipped roof with a projecting front gable forming a pediment over two of the bays. Second-story windows are replacement vinyl 1/1 double hung sash. At the first story are non-original vinyl casements within an enclosed porch with a pediment over the entryway. The front door is a paneled replacement. The building has a stone foundation (except the porch which is brick) and an interior brick chimney. The terraced front yard has concrete and brick walls topped by decorative metal railings. Outbuildings: Non-contributing shed.*

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349 Fairmount Avenue

Block/Lot: 16501/4

Contributing Date: c. 1900

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling retains Queen Anne-style massing but little original fabric. The building has an asphalt-shingled hipped roof with a projecting front gable forming a pediment over two of the bays. Windows are replacement vinyl 1/1 double hung sash. The porch has an asphalt-shingled hipped roof with a pediment over the entryway, a non-original metal awning, open metal porch posts, wood railings with turned spindles, and brick steps with iron railings. The front door is a paneled replacement. The building has a stone foundation and an interior brick chimney. The front yard is terraced with concrete-block walls and chain-link fence at the public sidewalk. Outbuildings: None.*

351 Fairmount Avenue

Block/Lot: 16501/3

Contributing Date: c. 1900

*Description: This two-and-one-half-story, three-bay, wood-frame dwelling exhibits Queen Anne-style influences. Siding alternates between vinyl siding and fishscale shingles in the gable ends and in a band across the second story. The building has an asphalt-shingled, cross-gabled roof with dentiled wooden cornices in the gable ends and at the corner returns. Windows are vinyl 1/1 double hung sash with wood lintels and sills. The porch has a flat roof with a molded wood cornice, Ionic-order wood columns, wood railings with turned spindles, and brick steps with metal railings. The front entry has a half-paneled, half-glazed door with wooden multi-pane sidelights and a transom. The building has a brick foundation. On the east (side) elevation is a three-sided oriel window and a small stained-glass window. Outbuildings: None.*

355 Fairmount Avenue

Block/Lot: 16501/2

Parmly Memorial Baptist Church (First Baptist Church)

Key Contributing Date: 1909

*Description: This stone church is styled with Gothic Revival influences and occupies a prominent location at the southeast corner of Fairmount Avenue on the S-curve at Kennedy Boulevard (Photograph 21). The building's most visual feature is a three-story tower that is angled to the intersection and forms a corner entry to the main sanctuary which is a low one-story building that stretches south across the lot. The sanctuary is set back from Kennedy Boulevard with a casually landscaped lawn fronted by a low stone wall topped by a decorative, delicate iron railing. The building is finished in a rubble traprock veneer. The crenellated square-plan tower is topped by a small octagonal plan bartizan and has a dentiled stone cornice, narrow lancet-arch windows, corner buttresses, and stone steps with a stepped parapet. The entry is lancet-arch shaped opening with a pair of red vertical-board wood doors within a wood surround topped by a stained glass window. The main sanctuary has a slate-tiled cross-gabled roof with copper flashing and skylights. Windows are stained glass with stone saddlebars and tracery within lancet-arch shaped*

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*openings; the stained glass windows in the street-facing north and west gable ends are particularly large. In front of the original windows are metal-framed storm windows. The north and west elevations have secondary entries with paneled doors. Outbuildings: None.*

370 Fairmount Avenue

Block/Lot: 14802/13

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, stuccoed, Mission-style dwelling is the eastern unit of a duplex (370-372 Fairmount Avenue) (Photograph 23). The building has an asphalt-shingled mansard roof with a hipped dormer. The building is centered by a Mission-style shaped parapet over a circular feature with an exposed rafter end. The wooden cornice is aluminum-clad. Windows are wooden multilight-over-one with Y-tracery in the upper sashes, including a three-sided bay window with wood bracketed pent eave at the second story. Above the second-story central bay is a bracketed hood shared with 372 Fairmount Avenue. The porch has an asphalt-shingled pent roof with bracketed overhanging eaves. The porch has distinctive Doric-order wood columns grouped in threes and supporting blocky capitals. The concrete porch parapet has an unusual open geometric pattern of circles and squares. The front entry has been resized and infilled with a replacement flush door. Outbuildings: None.*

372 Fairmount Avenue

Block/Lot: 14802/14

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, stuccoed, Mission-style dwelling is the western unit of a duplex (370-372 Fairmount Avenue) (Photograph 23). The building has an asphalt-shingled mansard roof with a hipped dormer. The building is centered by a Mission-style shaped parapet over a circular feature with an exposed rafter end. The wooden cornice is aluminum-clad. Windows are wooden multilight-over-one with Y-tracery in the upper sashes, including a three-sided bay window with wood bracketed pent eave at the second story. Above the second-story central bay is a bracketed hood shared with 370 Fairmount Avenue. The porch has an asphalt-shingled pent roof with bracketed overhanging eaves. The porch has distinctive Doric-order wood columns grouped in threes and supporting blocky capitals. The concrete porch parapet has an unusual open geometric pattern of circles and squares. The paired original front doors are three-quarter glazed and one-quarter paneled. Above the doors is a full stained glass transom. The entry has a simple wooden surround. West of the entry is a rectangular stained-glass window. A one-story extension is located off of the east (side) elevation. Outbuildings: None.*



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375 Fairmount Avenue

Block/Lot: 16301/41

Jersey City Women's Club

Key Contributing Date: 1911

*Description: This well-maintained building has been the home of the Jersey City Women's Club since construction was completed in 1911 (Photograph 22). It is a two-and-one-half-story, three-bay, stuccoed frame building styled with Classical Revival influences. The building has an asphalt-shingled hipped roof and an aluminum-clad cornice. The central bay is projecting. Windows, found in a three-part arrangement, are wooden 8/1 or 6/1 double hung sash with wooden surrounds. Second-story windows have multilight transoms. At the second-story central bay is a faux Palladian window comprised of wood trim on stucco. The recessed entry is sheltered by the overhanging second story. The overhang has a wooden pediment and is supported by fluted Doric-order wood columns. The multi-pane enclosed entry has paired wooden multi-pane doors. Concrete steps with metal handrails provide access to the entry. The building has a brick foundation and an exterior end brick chimney. At the rear (south) elevation is an impressive two-story, stained and leaded glass window, which is visible from the interior upon entering through the front doors. Outbuildings: None.*

376 Fairmount Avenue

Block/Lot: 14802/15

Contributing Date: c. 1915

*Description: This two-and-one-half-story, two-bay, stuccoed wood-frame dwelling is styled with Tudor Revival influences (Photograph 23). It has an asphalt-shingled side-gabled roof with a gabled dormer. The dormer is stuccoed and features aluminum details to mimic half-timbering. Windows, found paired in the dormer and in three-sided bays at the second and first stories, are replacement vinyl 1/1 double hung sash. The porch has an asphalt-shingled pent roof, bracketed overhanging eaves, yellow brick piers, slatted wood railing, and a brick foundation and steps. The original front door is three-quarter glazed and has a simple wooden surround. Outbuildings: None.*

378 Fairmount Avenue

Block/Lot: 14802/16

Non-Contributing Date: c. 1960

*Description: This non-contributing two-story, two-bay dwelling has a hipped roof sheathed in asphalt shingles (Photograph 23). It is clad in vinyl siding except for the first-story façade that is Permastone. Windows are vinyl casements with faux muntins. The enclosed entry has a gabled roof with a paneled door. The open porch has metal railings and a brick-faced concrete base. Outbuildings: None.*

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379-381 Fairmount Avenue

Block/Lot: 16301/39-40

Contributing Date: c. 1900

*Description: This handsomely detailed, two-and-one-half-story, four-bay, Queen Anne-style, vinyl-clad wood-frame dwelling is a duplex. It has an asphalt-shingled gambrel roof with bracketed overhanging eaves. Projecting from the roof are three dormers; the two outer dormers are gabled with swan-neck pediments and wooden finials; the center dormer has a hipped roof with finial. The dormers have molded cornices and pilasters framing the windows. Below the overhanging eave are brackets and a wood frieze over top of three-sided bay windows in the outer bays and a four-part arched stained-glass window with molded surrounds and keystone in the center bay. Second- and attic-story windows are vinyl 1/1 replacements. At the first story is a replacement vinyl picture window, above which is a stained-glass transom. The porch has flat roof, a triangular pediment, dentiled and molded cornice, Ionic-order wood columns, wood railings with turned balusters and twisted newel posts with finials, and brick steps with metal handrails. The double-entry wood doors are fully glazed and have stained-glass transoms, paneled pilasters, and stained-glass sidelights over top of paneled aprons. The building has a brick foundation. Outbuildings: Contributing circa 1900 two-story frame carriage house with a bracketed wooden cornice.*

382 Fairmount Avenue

Block/Lot: 14802/17

Contributing Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling has shingle-sided upper stories and clapboarded first story (Photograph 23). It has an asphalt-shingled cross-gabled roof with bracketed overhanging eaves and a metal-clad cornice with scrolled brackets. At the southwest corner is a two-story turret with a bell-shaped roof with finial, stuccoed and dentiled cornice, and three-sided bay windows. At the attic story, a projecting front gable features a recessed Palladian window within a circular opening. The front gable forms a pediment over a three-sided bay window. Windows are replacement vinyl 1/1 double hung sash. At the first story is one picture window, above which is a stained-glass transom. The porch has a flat roof, a metal-clad cornice, Doric-order wood columns, slatted wood railing, and concrete steps. The front entry is a glazed vestibule with multi-pane door, sidelights and transoms. The building has a brick foundation and an interior stuccoed chimney. Outbuildings: None.*

384 Fairmount Avenue

Block/Lot: 14802/18

Contributing Date: c. 1915

*Description: This two-and-one-half-story, three-bay, Queen Anne-style wood-frame dwelling is sided with wood shingles. It has an asphalt-shingled gambrel-end roof with a clipped peak. A three-sided bay attic window, is located just below the overhanging eave. The side elevations have a molded wood cornice with corner returns. The gambrel end features a pent eave between the attic and second stories. Second- and attic-story windows are replacement vinyl 1/1 double hung sash with aluminum surrounds. The second-*

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story windows are located at clipped corners. At the first story is a wooden picture window, above which is a transom; there is also a stained-glass semi-circular window. The porch has a rolled asphalt shed roof, bracketed overhanging eaves, wooden box columns with scrolled brackets, a slatted wood railing, and white-brick base. The wooden, multi-pane enclosed entry provides access to the original wooden front door with nearly full glazing and a simple wooden surround. The building has a brick foundation. Outbuildings: None.

Fairview Avenue

66 Fairview Avenue

Block/Lot: 16502/30

Non-Contributing

Date: c. 1954

Description: This non-contributing two-story with raised basement, two-bay dwelling has an asphalt-shingled hipped roof. The second-story south (front) elevation is sided with shingles. The first-story south elevation is brick-faced. The side elevations are covered with vinyl siding. Windows are wooden Chicago style<sup>1</sup>. The brick-enclosed entry has an asphalt-shingled hipped roof with a wooden paneled door. A secondary entrance with a hollow door is located at the basement level. Outbuildings: Non-contributing garage with a corrugated metal door.

70 Fairview Avenue

Block/Lot: 16502/31

Contributing

Date: c. 1915

Description: This two-story, three-bay, wood-frame dwelling retains minimal original ornamentation or exterior fabric although the massing appears to be relatively unaltered. It has a flat roof behind an open pediment. The gable returns are aluminum-clad. The second-story south elevation is stuccoed and features three windows with molded arch surrounds and in-filled fanlights. The first story is faced with PermaStone and has a three-sided bay window under a flared eave. The side elevations are clad with vinyl siding. The porch has a pedimented roof on wooden columns. The front door is paneled and has sidelights. The building has a brick foundation. A PermaStone-faced retaining wall lines the front edge of the property. Outbuildings: None.

72 Fairview Avenue

Block/Lot: 16502/32

Contributing

Date: c. 1915

Description: This two-story, three-bay, vinyl-clad wood-frame dwelling has a flat roof with a pediment at the front (south) elevation. The pediment has aluminum-clad gable returns. Windows are vinyl 1/1 double

<sup>1</sup> A Chicago style window is a three-part window consisting of a large fixed center panel flanked by narrower double hung sash windows.

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*hung sash. At the first story is a three-sided bay window under a flared eave. A half-width porch has a pedimented gable, brick posts and parapet, and brick steps with metal railings. The paneled front door has sidelights and a wooden transom. The building has a concrete foundation. Outbuildings: None.*

74-76 Fairview Avenue

Block/Lot: 16502/33

Colonial Apartment

Contributing

Date: c. 1925

*Description: This four-story, six-bay, brick apartment house is styled with Colonial Revival influences. The brick is Flemish bond. It has an asphalt-shingled pent roof with metal corbels at the corners. The metal cornice has modillions, dentils and a frieze. Windows, found singly in the center bays and paired in the outer bays, are metal 1/1 double hung sash. The fourth-story windows in the outer bays have elliptical-arch lintels with keystone, and decorative metal balconies. Other upper story windows have flat brick lintels and sills with green tile corner stops. First story windows have concrete surrounds with molded lintels and keystones. The entry is defined by a semi-circular portico featuring a molded cornice with modillions and dentils, Doric-order columns and brick steps with metal railings. The front entry has a glazed door in a metal frame with a molded brick surround with keystone. The building has a concrete foundation. At the east end of the south elevation is a pass-through to the rear of the lot. Outbuildings: None.*

75 Fairview Avenue

Block/Lot: 16601/15

Alberton Hall

Contributing

Date: c. 1925

*Description: This four-story with raised basement, five-bay brick apartment house is styled with Colonial Revival details. The brickwork is English bond with a variety of patterns used to create panels, pilasters and string courses. The building has a flat roof and brick parapet wall with concrete coping. The molded cornice is concrete. Windows, found singly in the outer bays and three part in the center bays, are metal 1/1 double hung sash with concrete sills. The front entry features a narrow concrete portico with fluted columns and a molded entablature with a triglyph frieze. Topping the portico is a decorative metal balustrade, also used as a balconet at the flanking windows. The front doors are set within an arched opening with paired plate-glass doors and fanlight set within metal frames. The building's side elevations have been stuccoed. Brick steps with a metal handrail provide access to the entryway. At the sidewalk is a low brick wall with metal picket railing. Outbuildings: None.*

80 Fairview Avenue

Block/Lot: 16502/34

Contributing

Date: c. 1900

*Description: This two-story, five-bay, wood-frame dwelling is styled with Colonial Revival influences. The front (south) elevation is clad in vinyl siding, whereas the side elevations are clapboarded. The building*

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*has an asphalt-shingled hipped roof with bracketed overhanging eaves. At the side elevations are hipped dormers. Windows are vinyl 1/1 double hung sash with decorative shutters. The front entry has a hipped hood covered with standing seam metal. The front door is metal. Brick steps with stone treads provide access to the entry. An iron fence separates a terraced front yard from the public sidewalk. Outbuildings: None.*

82 Fairview Avenue

Block/Lot: 16502/35

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Colonial Revival-style, vinyl-clad wood-frame dwelling is the east unit of a duplex (82-84 Fairview Avenue). The building has an asphalt-shingled hipped roof with pedimented dormers. The single front-facing dormer window is arched and has fluted wooden pilasters and a lintel with keystone. The cornice is clad with aluminum. A second-story projecting bay has a frieze with decorative swag details; under the bay window is a bracketed lintel. Windows are vinyl 1/1 double hung sash with aluminum surround. The full-width porch, shared with 84 Fairview Avenue, has a flat roof, fluted Doric-order columns, metal railings (not original), and concrete steps. The front door is flush and has a metal grille. The building shares an interior brick chimney, decoratively finished with corbels and a tie rod, with 84 Fairview Avenue. Outbuildings: None.*

83 Fairview Avenue

Block/Lot: 16601/14

Non-Contributing

Date: c. 1966

*Description: This three-story, three-bay brick apartment house, built in 1966 and thus post-dating the historic district's period of significance, has an asphalt-shingled hipped roof. Windows are metal 1/1 double hung sash with decorative shutters. The recessed front entry has a multi-pane door with sidelights. Outbuildings: None.*

84 Fairview Avenue

Block/Lot: 16502/36

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Colonial Revival-style, vinyl-clad wood-frame dwelling is the east unit of a duplex (82-84 Fairview Avenue). The building has an asphalt-shingled hipped roof with pedimented dormers. The single front-facing dormer window is arched and has fluted wooden pilasters and a lintel with keystone. The cornice is clad with aluminum. A second-story projecting bay has a frieze with decorative swag details; under the bay window is a bracketed lintel. Windows are vinyl 1/1 double hung sash with aluminum surround. The full-width porch, shared with 82 Fairview Avenue, has a flat roof, fluted Doric-order columns, metal railings (not original), and concrete steps. The front door is half paneled and half glazed. The building shares an interior brick chimney, decoratively finished with corbels and a tie rod, with 82 Fairview Avenue. Outbuildings: None.*

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85 Fairview Avenue

Block/Lot: 16601/13

Contributing

Date: c. 1900

*Description: This two-story, two-bay brick dwelling is styled with Gothic Revival influences. It has a pent roof covered with slate tiles. A wood cornice with modillions is interrupted by a projecting gable with a half-timbered gable end, verge boards, and a louvered attic vent. The gable end forms a pediment over two-story circular bay window. Bay windows are 1/1 double hung sash with stone lintels and sills. Another second-story window is a decorative lancet-arch with Y-tracery in the upper sash and a patterned brick lintel. The porch has a shed roof, a triangular pediment over the steps, fluted wood posts with brick piers, a wood railing with turned balusters and concrete steps. The front door is a paneled wood door with a dentiled entablature and fluted pilasters. A sidelight and transom have been infilled with wood paneling. Outbuildings: None.*

87 Fairview Avenue

Block/Lot: 16601/12

Contributing

Date: c. 1925

*Description: This two-and-one-half-story, three-bay brick dwelling is styled in the Queen Anne taste. It has a slate-tiled hipped roof, hipped dormers, and a secondary cross gable projecting over a two-story circular bay window. A half-timbered gable end has a verge board with a pendant in the gable peak and a pair of large brackets with pendants at the eave flanking the bay window. The half timbering and the cornice are metal clad. Windows are varied and include a sliding window in the attic dormer and a three-sided bay window over the porch. Windows are mostly 1/1 double hung sash with stone sills. Basement level windows are sliding. The half-width porch, which also wraps around the building's east (side) elevation, has an asphalt-shingled shed roof, dentiled wood cornice, paneled wood posts, slatted railings, and concrete steps with brick parapets. The wood front door is paired and three-quarter glazed with a transom. The building has a concrete foundation and a patterned-brick interior end brick chimney at the west (side) elevation. Outbuildings: Contributing circa 1925 one-story, two-bay brick garage with an asphalt-shingled pent roof.*

88 Fairview Avenue

Block/Lot: 16502/37

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Colonial Revival-style brick dwelling has a cross-gabled roof sheathed in asphalt shingles. The front-facing gable end has a centered interior chimney and a brick cornice with a glazed terracotta coping. At the attic story are half fanlights, at the second story are paired windows with brick lintels and concrete sills, and at the first story is a three-part window. Windows are 1/1 double hung sash with faux muntins. The porch has a shed roof sheathed in asphalt shingles, a small wood pediment over concrete steps, brick porch posts, and wood railings with turned balusters. The front entry has a paneled wood door with a glazed oval (not original), sidelights, and an infilled transom. On the west elevation is an exterior end brick chimney. Outbuildings: None.*

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90 Fairview Avenue

Block/Lot: 16502/38

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, vinyl-clad frame has an asphalt-shingled cross-gambrel roof and an aluminum-clad cornice. The attic-story of the front-facing gambrel end has a three-part window with pilasters and a triangular pediment. The second story features a circular bay window with one of the windows replaced with a metal storm door. At the first story is a three-sided bay window with fluted pilasters. Windows are vinyl 1/1 double hung sash. The full-width porch has a flat roof, an aluminum cornice, metal posts, metal railings (not original), and stone steps. The paired glazed front doors are flanked by fluted wooden pilasters and sidelights. Outbuildings: None.*

92-94 Fairview Avenue

Block/Lot: 16502/39

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, four-bay, Permastone-clad wood-frame dwelling retains a Queen Anne-style shape but little in the way of original exterior fabric. The building has an asphalt-shingled cross-gambrel roof, a hipped dormer and a gambreled dormer, and an aluminum-clad cornice. Second-story windows retain original wooden double hung sash with lozenge-shaped panes in the upper sashes, but the attic and first-story windows, the latter in a three-sided projecting bay, are vinyl 1/1 double hung sash replacement. The windows have aluminum surrounds. The single-bay enclosed entry has a gabled roof and wooden multi-pane windows within flattened arch openings. The entry has a multi-pane door leading to a half-paneled, half-glazed front door. Outbuildings: None.*

93 Fairview Avenue

Block/Lot: 16601/11

Wales Court

Contributing

Date: c. 1925

*Description: This six-story, eight-bay, H-shaped brick apartment house is styled with Tudor Revival influences. The legs of the H face the street, forming a courtyard with a recessed entry bay. The building has a flat roof with a crenellated parapet wall and patterned-brick embrasures. The central bays of the street-facing elevations have a false gabled dormer. The outer corners of the building are chamfered. These bays are stuccoed and have aluminum details mimicking half-timbering. The cornices between the fifth and sixth stories and between the second and third stories are molded concrete. Windows, found singly or in pairs, are metal 1/1 double hung sash. Sixth-story windows have concrete quoins and keystone-shaped lintels, but other windows have brick lintels or sills. The first and second stories have concrete quoins at the corners of the north elevation. The recessed entry has a gabled pediment with Tudor influences, particularly mock half-timbering. The entry pent roof is covered with slate tiles. The modern enclosed entry is glazed in a metal frame. Outbuildings: None.*

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99 Fairview Avenue

Block/Lot: 16601/10

Non-Contributing

Date: c. 2004

*Description: This two-story with raised basement, three-bay dwelling has an asphalt-shingled side-gabled roof. The north elevation is faced with rusticated tan brick. The side elevations are clad in vinyl siding. Windows are vinyl 1/1 double hung sash with faux muntins. The second-story windows have fanlights. The center bays at the first and second stories have sliding glass doors opening onto balconies with metal railings. The elevated front entry has a hollow door with oval glazing. Brick-faced steps provide access to the entry. At the basement level is a garage bay with a rolling overhead door. Outbuildings: None.*

100 Fairview Avenue

Block/Lot: 16502/41

Non-contributing

Date: c. 1950

*Description: This non-contributing one-and-one-half-story, four-bay, Colonial Revival-style, brick dwelling has an asphalt-shingled gambrel roof with gabled dormers clad in vinyl siding. The cornice is aluminum. Windows are vinyl 1/1 double hung sash with faux muntins, excepting one picture window at the first story. The enclosed entry has a rolled asphalt shed roof. The paneled front door has a wooden surround. Brick steps provide access to the entryway. The building has a brick foundation. At the public sidewalk is a low brick wall with decorative metal railings. Outbuildings: None.*

101 Fairview Avenue

Block/Lot: 16601/9

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, wood-frame dwelling is clapboarded. The east bay on the north façade is projecting with a three-sided bay window capped by a steeply pitched wood-shingled false gable. Otherwise, the building has an asphalt-shingled pent roof and a wooden cornice. Windows are replacement vinyl 1/1 double hung sash. One second-story window is flanked by decorative shutters. The porch has a flat roof with a wooden cornice, square wooden posts with paneled pilasters, and slatted wood railing. Above the paired glazed front doors is a full transom. The building has a brick foundation. Outbuildings: None.*

103 Fairview Avenue

Block/Lot: 16601/8

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style, wood-frame dwelling is sided with wood shingles (staggered and fishscale patterns) and clapboard siding. It has an asphalt-shingled hipped roof with a gabled dormer over two bays. The other bay features a three-sided bay window. The molded cornice is wood. Windows are wooden 1/1 double hung sash with wooden surrounds. Some windows have wooden lintels. The porch has an asphalt-shingled hipped roof, turned wooden posts, wood railings with decorative jigsaw panels, and wood steps. The front entry has a half-paneled, half-glazed door.*



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*Immediately east of the door is a wooden stained glass window. Wooden steps provide access to the porch. Outbuildings: None.*

104 Fairview Avenue

Block/Lot: 16502/42

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, four-bay, wood-frame dwelling is styled with Second Empire influences. Its most Second Empire feature is the asphalt-shingled mansard roof with flat roof dormers. Below the roof, the front (south) elevation is sided with wood shingles; the side elevations are clad in vinyl siding. The cornice is aluminum clad. Windows, found singly at the second story and in a three-part window at the first story, are vinyl 1/1 double hung sash. The full-width wraparound porch has an asphalt-shingled hipped roof, pediment over the steps, molded wood cornice with dentils, Ionic-order wood columns, wood railings with turned balusters, and brick piers. The offset replacement front door has oval glazing and a dentiled lintel. A decorative metal railing on low concrete curbs encloses the front yard. Outbuildings: None.*

105 Fairview Avenue

Block/Lot: 16601/7

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling has Queen Anne-style form although no original exterior fabric remains visible. The building has an asphalt-shingled hipped roof with gabled dormers. The cornice is aluminum-clad. Windows are replacement vinyl 1/1 double hung sash, excepting the attic story windows, which are sliding vinyl. A three-sided bay window projects from the second story. The porch has a flat roof with an aluminum-clad cornice on aluminum-clad posts. The front entry and first story windows have metal grilles. The building has a brick foundation. Outbuildings: None.*

107 Fairview Avenue

Block/Lot: 16601/6

Contributing

Date: c. 1915

*Description: This two-story, two-bay brick dwelling is styled with Gothic Revival and Queen Anne influences. It has a pent roof covered with terracotta tiles and a wooden cornice has modillions. A second-story projecting bay has a steeply pitched gabled roof with a metal finial and a stuccoed gable end with verge boards. The circular bay windows in the projecting bay have stone lintels and sills. One second-story wooden window is set in lancet arch opening; the upper sash has Y-pattern tracery. Other windows are wooden 9/1 double hung sash. The porch has a flat roof with metal coping, a pediment over the brick steps, a wooden cornice with brackets under the pediment, and metal posts on brick piers (not original). The front door is louvered and has a stone lintel. The building has a concrete foundation and an interior end brick chimney at the west (side) elevation. Outbuildings: Circa 1915 one and one-half-story brick garage shared with 109 Fairview Avenue.*

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108 Fairview Avenue

Block/Lot: 16502/43.01

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, wood-shingled wood-frame dwelling exhibits Second Empire and Colonial Revival influences. It has a slate-tiled mansard roof with gabled dormers; the dormer have triangular pediments with dentils. The cornice is aluminum-clad. Windows are vinyl 1/1 double hung sash. Second- and attic-story windows have aluminum surrounds. First-story windows have wooden surrounds and wooden lintels. The full-width wraparound porch has a rolled asphalt hipped roof, a dentiled wooden pediment, a dentiled cornice, Ionic-order wood columns, wood railings with turned balusters, and brick steps with metal railings. The offset wood-enclosed entry has paired wood and glazed doors. The porch is set on brick piers. On the west elevation is an exterior staircase leading to a second-story entry. Outbuildings: Contributing circa 1915 one-story, two-bay brick-faced garage with a flat roof with a stepped parapet.*

109 Fairview Avenue

Block/Lot: 16601/5

Contributing

Date: c. 1915

*Description: This two-story, two-bay brick dwelling is styled with Mission influences. The building has a pent roof sheathed in asphalt shingles. The wooden cornice has modillions. The second-story projecting bay is topped with a Mission style pediment. Windows are replacement vinyl 1/1 double hung sash with faux muntins and stone sills. Windows have dark brick surrounds with stone corner stops, which contrast with the lighter brown brick of the facade. The porch has an off-center triangular pediment, a bracketed wooden cornice, fluted wooden box columns on brick piers, balustrade with urn-shaped balusters, and Permastone-faced steps with stone treads. The front entry has a multi-pane door. The building has a concrete foundation. At the rear of the building is a two-story, vinyl-clad addition. Outbuildings: Contributing circa 1915 one and one-half-story brick garage shared with 107 Fairview Avenue.*

111 Fairview Avenue

Block/Lot: 16601/4

Contributing

Date: c. 1915

*Description: This two-story, two-bay brick dwelling is styled with Gothic Revival and Queen Anne influences. The building has a pent roof covered with terracotta tiles and a wooden cornice with modillions. One second-story projecting bay has a steeply pitched gabled roof with fishscale slate tiles at the gable end and a verge board. One second-story wooden window is set in a lancet arch opening with brick hood; the upper sash has Y-pattern muntins. Other windows are wooden 8/1 double hung sash with transoms. The porch has a flat roof with a triangular pediment over the entry, a wooden cornice with modillions, fluted wooden box columns on brick piers, balustrade with urn-shaped balusters, and brick steps with iron railings. The wooden front door is multi-pane. Outbuildings: Contributing circa 1925 one-story, one-bay brick garage with a flat roof.*

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112 Fairview Avenue

Block/Lot: 16502/43.02

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling retains a late Victorian form, although little original exterior fabric remains. The building has an asphalt-shingled mansard roof with pedimented dormers. The cornice is clad in aluminum siding. Windows are replacement vinyl 1/1 double hung sash with aluminum surrounds. The porch has a flat roof with a pediment over the entry, an aluminum-clad cornice, and Doric-order wood columns. The full-width wraparound porch has a replacement brick base. The front entry has a replacement door with oval glazing and a wooden surround. Immediately west of the main entry is an added entry with matching door, enclosing the west end of the porch. The building has an interior brick chimney. Outbuildings: Contributing circa 1915 one-story brick garage with a flat roof with a stepped parapet.*

113 Fairview Avenue

Block/Lot: 16601/3

Contributing

Date: c. 1915

*Description: This two-story, two-bay brick dwelling is styled with Mission influences. It has a pent roof covered with terracotta tiles. The cornice has modillions. One second-story bay is projecting and has a Mission-style pediment with a diamond-shaped decorative brick lozenge below the peak. Windows are vinyl 8/1 double hung sash with the windows in the projecting bay flanked by 4/1 sidelights. Windows have light-brown brick surrounds with stone corner stops and sills, contrasting with the darker red brick of the façade. The porch has a flat roof with an off-center wooden pediment, molded wood cornice, fluted wood columns on brick piers, and wood balustrade with urn-shaped balusters. The front entry has a replacement paneled door with brick surround. Outbuildings: Contributing circa 1925 one-story, one-bay stuccoed garage with a flat roof and stepped parapet wall.*

114-116 Fairview Avenue

Block/Lot: 16502/44

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, four-bay, vinyl-clad wood-frame dwelling has a Queen Anne-style form although little original exterior fabric remains. The building has an asphalt-shingled cross-gabled roof with a shed dormer and an aluminum-clad cornice. A projecting cross gable forms a pediment with a three-part window in the gable end. A deeply overhanging eave shelters a three-sided bay window and a clipped corner window at the second story. Windows are replacement vinyl 1/1 double hung sash with aluminum surrounds. The full-width wraparound porch has an asphalt-shingled hipped roof with a triangular pediment, an aluminum-clad cornice, open metal posts (not original) on brick piers, metal railings (not original) and brick steps. The paired front doors are paneled replacements. The building has a brick foundation. Outbuildings: Contributing circa 1925 one-story, two-bay stuccoed garage with a stepped parapet.*

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115 Fairview Avenue

Block/Lot: 16601/2

Contributing

Date: c. 1930

*Description: This five-story, eight-bay brick apartment house is styled with Mission influences. The building has a flat roof with a brick parapet wall featuring a blind arcade and curvilinear profiles typical of the Mission style. The parapet's center bay features two corbelled oriel-like windows with circular openings, and a small balcony with an arched doorway and decorative metal railing. The façade is a buff-colored brick; two projecting inner bays are stuccoed and feature brick quoining and quatrefoils in the peaks. Windows, founded singly, paired and in three-part, are metal 1/1 replacements. Two fifth-story windows have corbelled balconets with decorative metal railings. These same windows, as well as some center bay windows, have stucco and brick arch lintels. Between the first and second stories is a stone stringer course. The front entry has an elaborate surround with Doric-order wood columns supporting a brick-arch opening with a stuccoed spandrel and Mission-style parapet. The front door is plate glass in a metal frame with sidelights and a fanlight. Outbuildings: None.*

122 Fairview Avenue

Block/Lot: 16502/45

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style dwelling has an asphalt-shingled hipped roof with hipped dormers on the side elevations and a projecting cross gable on the front elevation. Siding is aluminum, except for the first story, which is random ashlar sandstone. The cornice is aluminum-clad. The attic-story gable end features a three-part window; the center light is 1/1 sash and the smaller sidelights have Y-pattern muntins. The attic-story projects over a two-bay-wide sleeping porch with Doric-order wood columns and French doors with transom. Adjacent to the sleeping porch is a three-sided bay window. Windows have replacement vinyl 1/1 double hung sash with aluminum surrounds. The porch has an asphalt-shingled shed roof, paired fluted Doric-order columns on stone piers, metal railings, and stone steps. The front entry has paired paneled replacement doors, above which is a transom. Immediately west of the paired doors is another entry with a half-paneled, half-glazed door. The building has an exterior end patterned buff-brick chimney on the east elevation. Outbuildings: None.*

126 Fairview Avenue

Block/Lot: 16502/46

Non-Contributing

Date: c. 2003

*Description: This non-contributing modern five-story, two-bay, brick school is part of the St. Dominic's Academy property (see 75 Duncan Avenue). The building has a flat roof and fixed vinyl windows. At the first story is a garage bay. The building has a concrete foundation. Outbuildings: None.*

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Gifford Avenue

12 Gifford Avenue

Block/Lot: 17801/37

Non-Contributing

Date: c. 1955

Description: This two-story, two-bay brick dwelling is one unit in a row of five units (12-20 Gifford Avenue). It has a pent roof sheathed in asphalt shingles. Second-story windows are vinyl 1/1 double hung sash. First-story windows are vinyl casements. The front door is metal. The pediment above the front door has been removed. Outbuildings: None.

13 Gifford Avenue

Block/Lot: 17802/11

The Gifford

Contributing

Date: c. 1925

Description: This five-story with raised basement, eight-bay, Tudor Revival-style brick apartment house has a bulky appearance. It has a flat roof with a crenellated parapet wall featuring terracotta battlements. The brick is a variation of Flemish bond with two stretchers between each header brick. Between the fourth and fifth stories and also between the first and second stories are terracotta cornices. Windows, found singly and paired, are vinyl 1/1 replacements. The basement level windows have been boarded. The entry is located within the recessed bays and has a replacement glazed door in a metal frame with a terracotta surround. This property mirrors its attached neighbor at 15 Gifford Avenue. Outbuildings: None.

14 Gifford Avenue

Block/Lot: 17801/38

Non-Contributing

Date: c. 1955

Description: This non-contributing two-story, two-bay brick dwelling is one unit in a row of five units (12-20 Gifford Avenue). It has a pent roof sheathed in asphalt shingles. The second story projects and is clad with vinyl siding. Windows are vinyl siding, fixed or 1/1 double hung sash. The front door is paneled. Outbuildings: None.

15 Gifford Avenue

Block/Lot: 17802/10

Gifford Hall

Contributing

Date: c. 1925

Description: This five-story with raised basement, eight-bay, Tudor Revival-style brick apartment house has a bulky appearance. It has a flat roof with a crenellated parapet wall featuring terracotta battlements. The brick is a variation of Flemish bond with two stretchers between each header brick. Between the fourth and fifth stories and also between the first and second stories are terracotta cornices. Windows, found singly and paired, are vinyl 1/1 replacements. The basement level windows have been boarded. The entry

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*is located within the recessed bays and has a replacement glazed door in a metal frame with a terracotta surround. This property mirrors its attached neighbor at 13 Gifford Avenue. Outbuildings: None.*

16 Gifford Avenue

Block/Lot: 17801/39

Non-Contributing

Date: c. 1955

*Description: This two-story, two-bay brick dwelling is one unit in a row of five units (12-20 Gifford Avenue). It has a pent roof sheathed in asphalt shingles. Windows are vinyl 1/1 double hung sash, fixed or bay. The front door is metal and has a pedimented surround. Outbuildings: None.*

18 Gifford Avenue

Block/Lot: 17801/40

Non-Contributing

Date: c. 1955

*Description: This two-story, two-bay brick dwelling is one unit in a row of five units (12-20 Gifford Avenue). It has a pent roof sheathed in asphalt shingles. The second story projects and is clad with wood shingles. Windows are vinyl 1/1 double hung sash, fixed or bay. The front door is paneled. Outbuildings: None.*

20 Gifford Avenue

Block/Lot: 17801/41

Non-Contributing

Date: c. 1955

*Description: This two-story, two-bay brick dwelling is the westernmost unit in a row of five units (12-20 Gifford Avenue). It has a pent roof sheathed in asphalt shingles. Windows are vinyl 1/1 double hung sash, fixed, or bay. The front door is metal and has a pedimented surround. Outbuildings: None.*

22 Gifford Avenue

Block/Lot: 17801/42

Gifford Apartments

Contributing

Date: c. 1925

*Description: This five-story with raised-basement, seven-bay, Tudor Revival-style brick apartment house has a pent roof sheathed in asphalt shingles and metal coping. Interrupting the pent roof are false gabled dormers, the face of which are stuccoed and detailed with brick to mimic half-timbering. The half-timbering extends below the gables to the fifth-story windows. Brick work is Flemish bond with a row of soldiers and headers used to establish a string course between the second and first stories. Windows, found singly or in three part, are metal 1/1 replacements with brick sills. A shadow line indicates that a pediment over the front entry has been removed. The entry has paired glazed replacement doors in metal frames. The front stoop is lined with brick balustrades. The building has a concrete foundation. Outbuildings: None.*

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25 Gifford Avenue  
Maurice Apartments  
Contributing

Block/Lot: 17802/9

Date: c. 1925

*Description: This five-story with raised basement, eight-bay, Tudor Revival-style brick apartment house has a bulky appearance. It has a flat roof with a crenellated parapet wall featuring cast-concrete battlements. The battlements have blind arcades and engaged pendants. The brick is English bonding with an occasional diamond-shape concrete tile to relieve the expanse. Between the fourth and fifth stories is a concrete stringer course. The first story and raised basement are faced with white-painted and horizontally scored concrete. Windows, found singly and in three part, are metal 1/1 replacements. The doorway is set within a segmental arch opening with a concrete surround featuring buttresses and a paneled spandrel. The replacement glass door with transom and sidelights is set within a metal frame. Outbuildings: None.*

26 Gifford Avenue  
Watson Mortuary  
Contributing

Block/Lot: 17801/43

Date: c. 1900

*Description: Originally a residence, this two-and-one-half-story, three-bay frame mortuary has a Queen Anne-style form but little in the way of original ornamentation or exterior fabric. It has an asphalt-shingled hipped roof with gabled dormers. The single front-facing dormer has a shingled pediment and paired windows with decorative shutters. At the roofline is an overhanging eave and vinyl-clad. Windows, found singly or in a projecting bay at the second story, are replacement 1/1 double hung sash. The façade has been altered with the enclosure of the porch with a brick veneer facing with quoins at the corners. Windows on the porch enclosure are vinyl box bays, above which are pent roofs. The box bays are flanked by decorative shutters. Brick steps provide access to the replacement wooden door. Above the doorway and the upper story windows are canvas awnings. Along the east elevation is an ADA ramp leading to a half-paneled, half-glazed secondary entry. The building has a stuccoed foundation and an interior end brick chimney with an arched cap. A brick wall topped by a metal railing lines the front edge of the property. Outbuildings: None.*

31 Gifford Avenue  
Contributing

Block/Lot: 17802/8

Date: c. 1930

*Description: This five-story with raised basement, five-bay brick apartment house is styled with Colonial Revival influences. The building has a flat roof with a parapet wall featuring a scrolled pediment and oversize cast-concrete lanterns. Ornamental details, including cornices, quoining and keystones, are concrete. Below the cornice is a patterned polychromatic brick frieze. The three center bays project slightly and are set off by quoining. Windows, founded paired or in three-part, are metal 1/1 replacements with brick lintels and concrete sills. The first story is articulated by fluted pilasters and entablature framing the*

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*center bays; decorative relief includes concrete tiles and arched lintels in the end bays of the first story and the center bay of the second story above the front entry. The replacement metal-framed, glazed entry has an arched concrete surround with a concrete keystone. Brick steps with metal railings provide access to the entry. Outbuildings: None.*

32 Gifford Avenue

Block/Lot: 17801/44

Contributing

Date: c. 1925

*Description: This five-story with raised basement, six-bay brick apartment house is styled with Colonial Revival influences. It has a flat roof with a brick parapet; the parapet is minimally adorned with raised-brick panels and a segmental-arch pediment with a simple patera. Molded cornice and stringer courses are concrete. Windows, found singly or in pairs, are metal 1/1 double hung sash with concrete sills. Some windows have small concrete balconets with brackets and decorative metal railings. The front door is set within an archway that has a molded concrete surround with acanthus-leaf keystone. The metal-frame replacement door is glazed with sidelights. The foundation is concrete. Outbuildings: None.*

39 Gifford Avenue

Block/Lot: 17802/7

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay aluminum-clad wood-frame dwelling is styled with Queen Anne influences. It has a hipped roof sheathed in asphalt shingles and an aluminum-clad cornice. At the southeast corner of the building is a rounded corner bay topped by a balcony; opening onto the balcony is a dormer with an elaborate swan-neck pediment featuring a finial, pilasters, and tympanum and frieze with applied relief. At the southwest corner is a three-sided bay, also topped by balcony; opening onto the balcony are two hip-roofed dormers. Windows in both of the dormers and in the rounded bay have Y-pattern tracery in the upper sash of the wooden 1/1 windows. Windows in the three-sided bay are vinyl 1/1 replacements. A smaller three-part window in the center bay of the second story has stained glass. The three-quarter-width porch has a flat roof, molded cornice with dentils and brackets, a bracketed pediment with floral relief gracing the tympanum, Ionic-order wood columns, wood railings with turn spindles, wood steps, and a random ashlar traprock foundation. The front entry has a half-paneled, half-glazed door with sidelights and a wooden surround. The foundation is stone. The building has an exterior end stone chimney on the east elevation and an interior stone chimney with terracotta chimney pots. Outbuildings: Contributing circa 1915 one-story brick garage with a hipped roof.*



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40 Gifford Avenue  
Wangdu Apartments

Block/Lot: 17801/45

Key Contributing Date: c. 1930

*Description: This six-story with raised basement, five-bay, buff-colored brick apartment house is elaborately styled with Renaissance Revival influences (Photograph 27). It has flat roof with a parapet wall relieved by a corbelled blind arcade. The sixth story is found in the center bay only in the form of a tower with a crenellated top. Windows, found paired in the outer bays and in three part in the center bays, have brick lintels and terracotta sills. Select windows in the end and center bays are richly ornamented with fanlights, engaged Corinthian-order columns (some vermiculated), patera, carved lions' heads, molded hoods, relief, and balconets with a variety of balustrades. Patterned brickwork is also used to relieve the façade in the form of pilasters, panels, blind arcades and window aprons. Window sash are replacement 1/1 double hung with faux muntins. The entryway has paired glazed doors with a fanlight and an impressive brass grille set within an equally impressive arched terracotta surround flanked by Corinthian-order columns. Concrete steps have low parapets adorned with large metal urns. The building foundation is concrete. Outbuildings: None.*

41 Gifford Avenue

Block/Lot: 17802/6

Contributing Date: c. 1900

*Description: This two-and-one-half-story, four-bay, Queen Anne-style, frame is sided with wood shingles and clapboard. It has an asphalt-shingled hipped roof and a dentiled wooden cornice. At the northeast corner is a three-story turret with an octagonal roof; a smaller dormer adjacent to the tower roofline has a pyramidal roof, dentiled cornice, and fluted engaged columns. Windows are vinyl 1/1 double hung sash, excepting the paired windows at the second story center bay, which are fixed wooden windows, above which is a stained glass fanlight. The porch has an asphalt-shingled roof, dentiled wooden cornice, paired fluted Ionic-order wood columns, metal railings, and a concrete steps. The paired front doors are half-paneled, half-glazed and are flanked by half-sidelights and wood paneling. The building has a brick foundation and a brick interior chimney. Lining the front (north) edge of the property at the public sidewalk is a late-20th-century brick wall with an iron gate. Outbuildings: Contributing circa 1925 one-story, two-bay brick garage with a flat roof.*

44 Gifford Avenue

Block/Lot: 17801/46

Contributing Date: c. 1900

*Description: This two-and-one-half-story, four-bay wood-frame dwelling has little in the way of surviving exterior historic fabric, although the form is still clearly late Victorian (Photograph 27). An asphalt-shingled side-gabled roof has three front-facing dormers; the center dormer has a triangular pediment and the end dormers have segmental-arch pediments. Most upper-story windows are wooden 6/2 double hung*

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*sash, though select second-story windows have an 11-pane upper sash in which the lower third of the sash has an interesting curved muntin profile. The first-story has fixed wooden windows with fanlights with Y-patterned muntins. One first-story fixed window is flanked by sidelights with wooden oval- and diamond-patterned muntins. The full-width porch has a flat roof, a wood cornice, fluted Ionic-order columns, metal railings, and a concrete base. The original wooden door is half-glazed, half-paneled and flanked by wooden engaged Ionic-order columns and pilasters as well as wide full-length sidelights. The building has a concrete foundation and an exterior end brick chimney on the east elevation. Outbuildings: Contributing circa 1925 one-story, one-bay brick garage.*

45 Gifford Avenue

Block/Lot: 17802/5

Non-Contributing

Date: c. 1960

*Description: This two-story with raised basement, two-bay dwelling has a hipped roof sheathed in asphalt shingles. The overhanging second-story is clad with vertical boards, whereas the first story is faced with brick. Windows are fixed vinyl flanked by vinyl casements. The enclosed entry has a hipped roof and a wooden door. There is a secondary entry with a flush door at the basement level. The foundation is brick. Outbuildings: None.*

47 Gifford Avenue

Block/Lot: 17802/4

Non-Contributing

Date: c. 1960

*Description: This two-story with raised basement, two-bay dwelling has a hipped roof sheathed in asphalt shingles. The overhanging second-story is clad with vinyl siding, whereas the first story is faced with brick. Windows are fixed vinyl 1/1 double hung sash with decorative shutters. At the first-story north elevation is a canted window. The enclosed entry has a hipped roof and a wooden door. The foundation is brick. Outbuildings: None.*

50 Gifford Avenue

Block/Lot: 17801/47

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, five-bay, Queen Anne-style wood-frame dwelling is sided with wood shingles (Photograph 27). It has an asphalt-shingled side-gabled roof with hipped dormers and multiple roof lines, most with flared overhanging eaves. At the attic story is a projecting gable with a three-part arched window with the middle window being wooden 6/1 double hung sash. Second-story windows are wooden 6/1 double hung sash with wooden lintels and sills; there are also three single-light stained glass windows tucked under the eave. First-story windows are wooden 1/1 double hung sash. Central windows on a projecting bay have decorative elements including a swan necked pediment at a second-story window. The three-part window at the first story of the projecting bay has a beautiful surround with Corinthian-order engaged columns with capitals supporting an entablature with dentils. The full-width*

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*open porch has a brick base and concrete steps. The front entry has a paired wooden door with arched glazing and a dentiled wooden surround with fluted pilasters. The building has a brick foundation and an exterior end brick chimney on the east elevation. Outbuildings: Contributing circa 1938 one-story, one-bay stuccoed garage with a flat roof with a crenellated parapet.*

51 Gifford Avenue

Block/Lot: 17802/3

Non-Contributing

Date: c. 1960

*Description: This two-story with raised basement, two-bay dwelling has a hipped roof sheathed in asphalt shingles. The overhanging second-story is clad with vinyl siding, whereas the first story is faced with brick. Windows are fixed vinyl 1/1 double hung sash with decorative shutters. At the first-story north elevation is a canted window. The enclosed entry has a hipped roof and a paneled door. The foundation is brick. Outbuildings: None*

55 Gifford Avenue

Block/Lot: 17802/2

Key Contributing

Date: c. 1900

*Description: This handsome two-and-one-half-story, four-bay brick dwelling is an outstanding example of the Georgian Revival style (Photograph 26). It has an asphalt-shingled side-gabled roof with stuccoed gabled dormers. The dormers have dentiled open pediments and arched windows with keystones and molded surrounds. The molded wood cornice has modillions, dentils and a frieze. Windows are elaborately treated; second-story windows in the outer bays have keystone lintels and stone sills; first-story windows in the outer bays have arched hoods with decorative swags, Ionic-order pilasters, and stone sills. Window sash are replacement 1/1 with faux muntins, excepting windows at a second-story balcony with slatted wood railing in the center bay, which are wooden 4/1 double hung sash. The center bay is defined at the roofline by a triangular pediment on paired Corinthian-order brick pilasters flanking the main entry. Below the pediment, a one-story, rectangular-plan portico has a molded cornice with dentils, plain frieze, paired fluted columns, balustrade with turned balusters, wood steps, and a brick foundation. The front entry has a wooden replacement door flanked by a surround with Ionic-order pilasters and wooden sidelights. Wooden steps provide porch access. The building has a brick foundation and an interior brick chimney. One first-story window opening on the east elevation has been infilled with glass block. Outbuildings: Contributing circa 1940 one-story, three-bay garage with a flat roof at rear.*

56 Gifford Avenue

Block/Lot: 17801/48

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style, wood-frame dwelling is styled with Queen Anne influences (Photograph 27). The upper stories are sided with wood shingles, whereas the first story is clapboard. The building has an asphalt-shingled side-gabled roof with gabled dormers and a*

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*wooden cornice with modillions. The dormers have arched windows, with the center gable retaining Y-pattern muntins in the upper sash, a keystone lintel, and swan-neck pediment. The east and west bays on the front (south) elevation are rounded projecting bays. The central bay on the front elevation is a projecting box bay. Above the second-story box bay is an arched dentiled pediment. This bay also featured fluted wooden pilasters. Windows are predominantly vinyl 1/1 replacements, but second-story windows in the center bay have leaded glass in wooden frames. The full-width front porch has a flat roof with a wooden cornice and a paneled frieze. Above the entryway, the porch roof has a projecting ellipse with wooden dentils at the cornice. The porch roof is supported by fluted Ionic-order wood posts flanking the steps, and fluted Doric-order columns along the remainder of the porch. The front entry has a paneled and glazed door with sidelights and a transom. The building has an interior brick chimney. The first-stories of the east and west elevations are rusticated concrete block. Extending from the east elevation is a shed roof supported by a concrete block wall forming a porte cochere. Outbuildings: None.*

77 Gifford Avenue

Block/Lot: 17701/20

Non-Contributing

Date: c. 1965

*Description: This two-story with raised basement, two-bay, shingle-sided wood-frame dwelling has a hipped roof sheathed in asphalt shingles. Windows are vinyl 1/1 double hung sash with faux muntins. Above the first story is a pediment clad with vertical boards. The first story north elevation is faced with brick. The open porch has an iron railing and the front door is paneled. At the basement level is a sunken garage bay. The foundation is concrete. The building has an interior brick chimney. Outbuildings: None.*

80 Gifford Avenue

Block/Lot: 17601/21

Justice Charles C. Black House

Contributing

Date: c. 1900

*Description: This house was the former home of New Jersey State Supreme Court Justice Charles C. Black, who was also the Democratic nominee for governor in 1904. The two-and one-half-story, three-bay, wood-shingle-sided, Queen Anne-style frame building has an asphalt-shingled hipped roof with hipped dormers (Photograph 28). The front-facing dormer on the south elevation has an overhanging eave with brackets, a three-part window with Y-pattern mullions, and bracketed wood sill. Window treatments below the roofline are varied and include a three-part circular bay window at the second story, a casement window with fanlight also at the second story, and a three-part window at the first story. The windows have wood lintels and sills; the first-story window has the most elaborate molded lintel with brackets topped by small finials. Window sash are wooden 1/1 double hung sash with Y-patterned panes in most of the upper sashes. The half-width wraparound porch has an asphalt-shingled hipped roof, a wooden cornice, wooden post with scroll brackets and capitals, wood railing with spindle balusters, and flared steps with metal railings. The front entry has a half-paneled, half-glazed door with wooden sidelights and a wooden surround featuring*

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*fluted wooden pilasters. The basement level and exterior end chimney have been faced with cobblestone. A decorative metal railing is located at the public sidewalk. Outbuildings: None.*

81 Gifford Avenue

Block/Lot: 17701/19

Contributing

Date: c. 1900

*Description: This two-story, two-bay, vinyl-clad, wood-frame dwelling is styled with Queen Anne influences, although the first story has been altered by an enclosed porch and entry addition. The house has an asphalt-shingled hipped roof with a front-facing gabled dormer with triangular pediment. The wooden cornice has dentils and decorative swag frieze. At the building corners are fluted pilasters with Corinthian capitals. The west bay on the north elevation projects beyond the east bay. Windows are replacement vinyl 1/1 double hung sash; above the second-story windows are wooden swan-necked pediments. Above the brick-faced first story is an asphalt-shingled pent roof. The enclosed entry has a gabled roof with wooden gable returns. The front entry has a paneled door with wooden sidelights and a wooden surround topped with a broken wooden pediment. Brick steps lined with iron railings provide access to the entryway. A brick wall extends from the west elevation and connects with 83 Gifford Avenue. This wall has a paneled door with a broken pediment leading to the rear of the property. Outbuildings: None.*

83 Gifford Avenue

Block/Lot: 17701/18

Contributing

Date: c. 1930

*Description: This two-story, three-bay brick dwelling is styled with Mission influences. It has a pent roof covered with terracotta tiles and a gabled dormer with a fanlight and finial. At the roofline is a simple wooden cornice. Windows are replacement vinyl 1/1 double hung sash with faux muntins and shutters. Between the two second-story windows is a small blind arch with a metal-railing balconet. The one-story porch features three arched brick openings and decorative metal railings, and flared brick steps. First-story windows are wooden multi-pane, above which are transoms. The front entry has a paneled and glazed door in an arched opening. At the west elevation is an interior end stuccoed chimney. Outbuildings: None.*

85 Gifford Avenue

Block/Lot: 17701/17

Contributing

Date: c. 1930

*Description: This two-story, three-bay brick dwelling is styled with Mission influences. It has a pent roof covered with terracotta tiles and a gabled dormer with a fanlight and finial. At the roofline is a simple wooden cornice. Second-story windows are replacement vinyl 1/1 double hung sash. Between the two second-story windows is a small blind arch with a metal-railing balconet. First-story windows are wooden multi-pane with iron grilles; above these windows are transoms. The one-story porch features three arched brick openings (with keystone over the steps), decorative metal railings, and flared brick steps. The front*

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entry has a paneled and glazed door in an arched opening. At the east elevation is an interior end brick chimney. Outbuildings: None.

88 Gifford Avenue

Block/Lot: 17601/22

Non-Contributing

Date: c. 1900

Description: This two-and-one-half-story, three-bay frame building was undergoing extensive alterations to the façade during this survey. The result has been loss of the original exterior treatments and irreversible changes to the fenestration. The front (south) façade has been faced with brick. The side elevations are covered with shingles. The building has an asphalt-shingled hipped roof with gabled dormers. Windows are vinyl 1/1 double hung sash; first story windows have transoms. The porch has a flat roof with an aluminum cornice on iron posts. The paired front doors are wood and glazed replacements, above which is a transom. Brick steps provide access to the porch. On the east elevation is a one-story extension with a flat roof. The building has two interior brick chimneys, which appear to have been either refaced or rebuilt. Outbuildings: Non-contributing circa 1915 stuccoed brick garage with an asphalt-shingled hipped roof

89 Gifford Avenue

Block/Lot: 17701/16

Contributing

Date: c. 1915

Description: This two-and-one-half-story, three-bay, Queen Anne-style dwelling has an asphalt-shingled cross-gambrel roof with an aluminum-clad bracketed cornice. The upper stories are clad in replacement and siding and the first story is brick. Windows are varied; there is a three-part window in the gambrel end; a three-sided bay window at the second story, flanked by a three-part window and a single window; and single windows at the first story. Window sash are replacement vinyl 1/1 double hung sash with faux muntins. Above the attic story windows is a wooden entablature. The full-width porch has a flat roof with a centrally-located pediment, a cornice and pediment clad in aluminum, except for the tympanum clad with wood siding, Doric-order wooden columns, and flared brick steps with low parapets topped by flower planters. The paired front doors are wood and glazed. On the east elevation is an exterior end brick chimney. Outbuildings: None.

91 Gifford Avenue

Block/Lot: 17701/15

Non-Contributing

Date: c. 2011

Description: This new two-story with raised basement, four-bay condominium was recently constructed. The north elevation is brick-faced; the side elevations are clad in vinyl siding. The building has a front-gabled roof sheathed in asphalt shingles. Windows are vinyl 1/1 double hung sash with faux muntins. Above the entry is an asphalt-shingled shed roof on wooden Doric columns. The front door is paneled and

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glazed. Brick steps lined with iron railings provide access to the front entry. At the ground level is a garage bay. Outbuildings: None.

92-94 Gifford Avenue

Block/Lot: 17601/23

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay wood-frame dwelling is styled with late Victorian influences. It has clapboard siding. The building has a hipped roof with bracketed overhanging eaves (on the side elevations), wooden gabled dormers with triangular pediments with shingled tympanum, and eyebrow windows with in-filled lights. Second and first-story windows on the front (south) elevation are replacement vinyl casements. Side elevation windows are replacement vinyl 1/1 double hung sash. The enclosed entry has a gabled roof with a dentiled wooden cornice. The paneled front door is flanked by fluted pilasters and wooden sidelights. The brick stoop is lined with an iron railing. Outbuildings: Contributing circa 1915 wood shingle-sided, frame garage with a front-gabled roof.

96 Gifford Avenue

Block/Lot: 17601/24

Contributing

Date: c. 1900

Description: This outstandingly detailed, two-and-one-half-story, three-bay, Queen Anne-style, wood-frame dwelling is clad in wooden shingles. The building has an asphalt-shingled cross-gabled roof. The front facing gable end forms a pediment over the lower stories; it is gorgeously detailed with a balcony within a tapered arch opening framing a recessed paired window with a diamond-pattern panes in the upper sashes. The balcony is enclosed by a balustrade with turned balusters and paneled posts topped by urn finials. At the overhanging eave are scrolled brackets and a plain frieze forming a band above two circular bay windows and a smaller window between the two bays. Windows are wooden 1/1 double hung sash. The porch has a flat roof with a dentiled wooden cornice, fluted Ionic-order columns on stone piers, and a wood balustrade with turned balusters. The wood-enclosed entry has paired glazed doors within a wood surround with pilasters and entablature. The building has a stone foundation. The east elevation has a two-story, three-sided projecting bay with a wooden cornice. The west elevation has an exterior end stone chimney and an elliptical window at the second story. Outbuildings: Contributing circa 1925 garage with a flat roof.

97 Gifford Avenue

Block/Lot: 17701/13

Contributing

Date: c. 1900

Description: This two-and-one-half-story, three-bay, Queen Anne-style wood-frame dwelling has upper stories sided with wood shingles and clapboarded lower story. The building has an asphalt-shingled hipped roof with overhanging eaves and hipped dormers with clipped eaves. Windows are replacement vinyl 1/1 double hung sash. There is one three-sided bay and one two-sided bay window at the second story. The

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*porch has a hipped roof sheathed in asphalt shingles, a molded wood cornice with brackets at the corners, Doric-order wood columns, metal railings (although some original wood railing sections remain) and brick steps and foundation. The front entry has paired wood and glazed doors flanked by wooden pilasters. The building has a stone foundation and an interior brick chimney. Outbuildings: None.*

99 Gifford Avenue

Block/Lot: 17701/12

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style, aluminum-clad wood-frame dwelling has an asphalt-shingled hipped roof with a projecting front gable forming a pediment over two of three bays. Window patterns are varied and include a three-part window at the attic story; a three-sided bay window with gambrel pediment at the second story; an arched window at the second story; a two-story three-sided bay window, and a four-part window at the first story under the porch. Window sash are replacement 1/1 double hung sash, and all lintels, sills and surrounds have been covered in siding. The three-quarters-width porch has a flat-roof with the main entry defined by a projecting elliptical-plan portico. The porch is the most highly ornamental surviving element of the building and includes a molded cornice with dentils and a frieze with medallions, Ionic-order wood columns with stone bases, wood railings with turned balusters, and flared wood steps with metal railings. The front entry has paired wood and glazed doors flanked by pilasters, leaded-glass half-sidelights with paneled aprons, and an elliptical leaded-glass fanlight. The building has a brick foundation and an interior end brick chimney at both the east and west elevations. Outbuildings: None.*

100 Gifford Avenue

Block/Lot: 17601/25

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay wood-frame dwelling is styled with Queen Anne influences. The upper stories are sided with coursed wood shingles, whereas the first story is clapboard. The building has an asphalt-shingled cross-gambrel roof with a lower cross gable forming a projecting pediment over one corner of the house. The gable end has a louvered attic vent and a handsome paired 1/1 recessed window with diagonal-pattern muntins in the upper sashes, a small Doric-order column between the lights, a molded lintel and a bracketed sill. A smaller dormer just east of the cross gable has a pedimented gabled roof and a single double hung sash window. Second and first-story windows are varied and include single windows at the second story; an oval leaded-glass window at the second story; and a circular bay window at the first story. Window sash are wooden 1/1 double hung in most instances. The half-width wraparound porch has an asphalt-shingled hipped roof, a molded wood cornice, an open pediment over the steps, Doric-order wood columns, wood railings with turned balusters, and wood steps. The front entry has a wood and glazed door. The building has a stone foundation. An iron railing is placed at the public sidewalk. Outbuildings: Contributing circa 1925 garage with a flat roof.*



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103 Gifford Avenue

Block/Lot: 17701/11

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad wood-frame dwelling retains its late Victorian form and scale, although very little original exterior fabric is visible. It has an asphalt-shingled hipped roof with hipped dormers and a vinyl-clad cornice. Windows, found in singly and three-part, are vinyl 1/1 double hung sash. Along the side elevation is an oriel window. The half-width, elliptical-plan porch has a flat roof, vinyl cornice, open metal posts (not original), metal railings (not original) and brick steps. The front entry has a replacement half-paneled, half-glazed door. The building has a stuccoed foundation. Outbuildings: Non-contributing one-story, one-bay shed.*

104 Gifford Avenue

Block/Lot: 17601/26

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling has an attic story sided with wood shingles. The lower stories are clapboard. The building has an asphalt-shingled cross-gambrel roof with a shed dormer and a projecting gambrel end with flared eaves. Window patterns are varied including a paired window with metal awning in the shed dormer at the attic story; a three-part window under a flared eave at the gambrel end in the attic story; a three-sided circular bay window at the second story, and a three-part window at the first story containing a fixed middle window flanked by wooden 6/1 double hung sash windows, above which is a leaded glass transom. Windows in the circular bay are wooden 1/1 double hung sash with lozenge patterning in the upper sashes, but the other windows are replacement 1/1 sash. The porch is partially covered by a flat roof with dentiled cornice and open iron posts (not original). The porch is enclosed by traprock parapets. The replacement front door is paneled and has a wooden surround featuring fluted pilasters and entablature with triglyphs. Brick steps provide access to the porch. On the east (side) elevation is an exterior end brick chimney and on the west (side) elevation is an oriel window. Outbuildings: None.*

107 Gifford Avenue

Block/Lot: 17701/10

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay dwelling exhibits Shingle Style influences. The second story is frame sided with wood shingles. The first story is brick. The building has an asphalt-shingled cross-gabled roof with a projecting gable end forming a pediment over the second story. The gable end has an in-filled peak with multi-pane oculus. Below the peak is a four-part window with 9/1 wood sash and bracketed wood sill. The wood cornice is bracketed and has a plain frieze that forms a band above two circular bay windows at the second story. These windows have 1/1 wood sash windows. On the east (side) elevation, second-story windows have arched upper sashes over wooden 16-lights. The porch has a flat roof, a molded, wooden cornice, Doric-order wooden columns, wood balustrade with turned balusters, and brick*

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*steps with iron railings. The front door is wooden and has a paneled surround with a leaded-glass sidelight. The building has a brick foundation and an interior brick chimney. Outbuildings: Contributing circa 1915 one-story, one-bay brick garage.*

110 Gifford Avenue

Block/Lot: 17601/27

Contributing

Date: c. 1909

*Description: This one-story, three-bay stuccoed brick building has a cross-gabled roof sheathed in asphalt shingles. The cornice is wooden. Windows are wooden multi-pane. The pedimented front entry has a glazed door in a wooden frame. The east elevation has a projecting boxed bay with lozenge- and diamond-shaped leaded glass, wood frame, fixed windows and transoms. On the west elevation is an exterior end brick chimney. Outbuildings: Contributing circa 1915 side-gabled brick garage.*

111 Gifford Avenue

Block/Lot: 17701/9

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay wood-frame dwelling is styled with Colonial Revival influences. The building is sided with clapboards and has fluted wood pilaster with Ionic capitals at the corners. It has an asphalt-shingled gambrel roof with gabled dormers. The dormers feature arched 1/1 windows with keystone lintels and fluted pilasters. At the roofline is a dentiled wooden cornice. The center bay is projecting at capped by a triangular pediment that rises above the eave. The pediment has a leaded-glass fanlight with keystone lintel. Windows, found singly in the end bays and in a three-part window in the second story of the center bay, are wooden 1/1 double hung sash. The porch has an elliptical plan with a flat roof, dentiled cornice, Ionic-order columns, balustrade with turned balusters, and brick steps with metal handrails. The paired front doors are wooden and glazed with a simple wooden surround. The building has a stone foundation and an interior brick chimney. Outbuildings: Contributing circa 1915 one-story, one-bay stuccoed brick garage with a front-gabled roof and bracketed cornice.*

112 Gifford Avenue

Block/Lot: 17601/28

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style, wood-frame dwelling has upper stories sided with wood shingles and a first-story sided with non-original Permastone. The building has an asphalt-shingled, side gambrel roof with a shed dormer. The gambrel ends project to create overhanging eaves on the side elevations. At the southwest corner is a stepped Permastone-faced turret with a pyramidal roof. The attic story steps back to create a small balcony with a crenellated parapet. Windows are varied and include hoppers at the dormer; replacement 1/1 double hung sash with faux muntins in the tower windows and a three-sided second-story bay window. The full-width porch roof has a shed roof, iron posts (not original), metal railing (not original), and Permastone-faced steps. The front entry has a wooden door*

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with an infilled sidelight.. At the east elevation is a Permastone-clad interior end chimney. Outbuildings: Non-contributing Permastone-faced garage with a stepped parapet

115 Gifford Avenue

Block/Lot: 17701/8

Contributing

Date: c. 1900

Description: This two-and-one-half-story, four-bay wood-frame dwelling has a Queen Anne-influenced form, although little surviving exterior fabric. The building is clad with aluminum siding, except for the first story north façade, which is brick veneer. The building has an asphalt-shingled cross-gabled roof with a hipped dormer. The simple cornice is wooden. Windows are replacement vinyl 1/1 double hung sash with wooden surrounds. Above the first-story projecting west bay is a hipped roof. The front entry has a flush wooden door, next to which is a fixed window. Brick steps provide access to the open porch. At the basement level is an added sunken garage bay. The building has a stone foundation. A brick retaining wall lines the north edge of the property. Outbuildings: None.

116-118 Gifford Avenue

Block/Lot: 17601/29

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling has a Queen Anne-influenced form although little original exterior fabric remains. It has an asphalt-shingled cross-gabled roof with a projecting cross gable and a two-story, three-sided turret with pyramidal roof. Eaves are deeply overhanging. Windows have varied patterns including a recessed fanlight in the front gable end, three-sided bay windows at the second story and in the turret, and paired windows with transom at the first story. Windows sashes have been replaced with, in most instances, 1/1 double hung sash with aluminum surrounds. The full-width porch has a pedimented hipped roof sheathed in asphalt shingles, wood posts, metal railings (not original) and brick steps. The front door is paneled. Outbuildings: None.

119 Gifford Avenue

Block/Lot: 17701/7

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling has coursed wood-shingled siding. The building has an asphalt-shingled cross-gabled roof with a small gabled dormer and a projecting cross gable forming a pediment over a circular two-story bay window. The gable end has an elliptical window with keystones. The overhanging eaves have bulky brackets at the corners. Second-story windows are replacement vinyl 1/1 double hung replacements, but the first-story windows in the circular bay are wooden 7/2 double hung sash. Above the windows is a decorative wooden keystone. A circular bay window is located on the east (side) elevation. The half-width porch has a wooden pedimented roof on wooden Ionic columns. The porch base is rusticated brick. The front entry has a half-paneled, half-

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*glazed door with sidelights. The building has a brick foundation and an interior end brick chimney at the east elevation. Outbuildings: Contributing circa 1925 two-bay, flat roof brick garage.*

122 Gifford Avenue

Block/Lot: 17601/30

Chief Justice Thomas J. Brogan House

Key Contributing

Date: c. 1900

*Description: This house is noteworthy as the former home of New Jersey State Supreme Court Chief Justice Thomas J. Brogan. It is a two-and-one-half-story, four-bay, Queen Anne-style, vinyl-clad wood-frame dwelling (Photograph 29). It has an asphalt-shingled cross-gabled roof with a small gabled dormer and a projecting cross gable forming a pediment over three of the four bays. Windows are in a variety of patterns including an arched window in the dormer, three-part windows in the gable end and at the first story, and single and paired windows at the second story. Windows are metal 1/1 double hung sash. The half-width porch has a flat roof with an aluminum-clad cornice, Ionic-order wood columns, metal railings, PermaStone-faced foundation, and brick steps. The front entry has paired paneled doors with sidelights. The building has a brick foundation. On the east elevation is a one-story projecting bay with a dentiled wooden cornice. Outbuildings: None.*

123-125 Gifford Avenue

Block/Lot: 17701/6

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad wood-frame dwelling is styled with Colonial Revival influences. It has an asphalt-shingled gambrel roof with a shed dormer. Replacement windows are metal casements. Above the front entry is an arched aluminum hood. The paneled front door is flanked by shutters. Above the door and shutters is a paneled entablature. Concrete steps lined with iron railings provide access to the front entry. A concrete retaining wall lines the north edge of the property. Outbuildings: Non-contributing one-bay concrete block garage.*

126 Gifford Avenue

Block/Lot: 17601/31

Non-contributing

Date: c. 1900

*Description: This three-and-one-half-story, three-bay building has significant loss of original fabric. It has an asphalt-shingled cross-gabled roof with gabled dormers and a projecting cross gable. The gables have metal cornices. The upper stories are frame construction clad with vinyl siding. Upper-story windows are replacement vinyl 1/1 double hung sash with aluminum surrounds. The most significant alteration is attached to the south (front) elevation in the form of a two-story, flat roof brick addition. Second-story windows on the addition are bay windows consisting of a fixed window flanked by 1/1 double hung sash. Above these bay windows are asphalt-shingled pent roofs. Above the entry, located on the south elevation of the addition, is a metal cornice. The front door is half-paneled, half-glazed. On the east elevation is an*

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*exterior end brick chimney. Outbuildings: Non-contributing circa 1925 one-story, one-bay concrete garage with a stepped parapet wall*

131 Gifford Avenue

Block/Lot: 17701/5

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay wood-frame dwelling is styled with Queen Anne influences. The upper stories are sided with wood shingles; the first story is faced with brick. The building has a cross-gabled roof sheathed in asphalt shingles with a two-story gabled projecting bay with circular bay windows. The cornices are wooden, and some are bracketed. Attic-story windows are three-part with bracketed wood lintel and sill; second-story windows are wooden double hung sash with lozenge-patterned panes in the upper sashes; and first-story windows are replacement vinyl 1/1 double hung sash. The porch has a shed roof with a dentiled wooden cornice, Ionic-order wooden columns, and railing with turned balusters. The front entry has a paneled door with a single sidelight. Brick steps provide access to the brick-based porch. A concrete retaining wall lines the north edge of the property. Outbuildings: None.*

132 Gifford Avenue

Block/Lot: 17601/32

Contributing

Date: c. 1900

*Description: This two-and-one-half-story with raised basement, three-bay, asbestos shingle-sided, wood-frame dwelling is in the Queen Anne taste. It has an asphalt-shingled cross-gabled roof; the front elevation features two gabled dormers, one in line with the overhanging eave and the other breaking the eave. Windows patterns vary and include a Palladian window at the attic story in one of the dormers, a paired window in the other dormer, circular-headed three-sided bay windows, three-part windows, and one small window centered over the door. Most windows have stained-glass transoms, and wood surrounds with bullseye stops in the upper corners. Windows are for the most part replacement vinyl 1/1 double hung sash. The metal paneled front door has sidelights and a wooden pedimented surround with an applied relief. Brick steps provide access to the entry. The building has a concrete foundation. At the basement level is a secondary enclosed entry with a flat roof. A brick retaining wall lines the south edge of the property. Outbuildings: Contributing circa 1925 one-story, one-bay concrete garage with a stepped parapet wall.*

134 Gifford Avenue

Block/Lot: 17601/33

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay aluminum-clad wood-frame dwelling is styled with late Victorian influences; the basic form and massing of the house survives although an enclosed-brick one-story front entry addition has reoriented the front elevation. The original block has an asphalt-shingled hipped roof with overhanging eaves and a metal cornice. Windows are replacement vinyl 1/1 double hung sash; first-story windows are in the "Chicago" style. On the front (south) elevation is a one-story gabled*

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*brick extension with a metal cornice. A brick-enclosed entry (not original), located off of the northwest corner, has a gabled roof and replacement metal paneled door with a sidelight. Brick steps with metal railings provide access to the entry. A secondary entrance with an aluminum awning is located at the basement level. A brick retaining wall lines the public sidewalk. Outbuildings: Non-contributing one-story brick garage with a flat roof.*

135 Gifford Avenue

Block/Lot: 17701/4

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, four-bay, vinyl-clad wood-frame dwelling has the massing and shape of its Queen Anne-style origins, although little historic exterior fabric remains visible. It has an asphalt-shingled hipped roof with hipped and gabled dormers; a front-facing dormer has a triangular open pediment peak and molded cornice. The main cornice below the overhanging eaves is aluminum-clad. Windows are in a variety of patterns including a circular bay covered with replacement board-and-batten siding at the second story. Most windows are replacement aluminum 1/1 double hung sash, although at least one window at the second story retains a stained-glass upper sash. The porch has an asphalt-shingled hipped roof, a triangular pediment, paired Doric-order wood columns, metal railings, and concrete foundation. The replacement front door is flush. On the west elevation is a one-story, vinyl-clad secondary entry with a flat roof. The building has a stuccoed brick foundation and an interior brick chimney. The building is elevated well above street grade and has a terraced front yard with concrete retaining walls, steps and a ramp. Outbuildings: None.*

138 Gifford Avenue

Block/Lot: 17601/34

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, four-bay stuccoed wood-frame dwelling is styled with Colonial Revival influences. The building has an asphalt-shingled hipped roof and a hipped dormer; the dormer has paired windows with patterned upper sashes. Below the deeply overhanging eaves, two second-story windows are wooden 1/1 double hung sash. Above the first story is an asphalt-shingled pent roof sheltering a projecting bay with a three-part, multi-pane wood window with tapered pilasters and fanlights above each window part. The porch, east of the projecting bay, has a flat roof with bracketed overhanging eaves and wooden supports. The recessed front entry has a wooden door accented with small square panels and a wooden surround. The building has two interior end brick chimneys at the west elevation. Outbuildings: None.*

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*Description: This two-and-one-half-story, four-bay, vinyl-clad wood-frame dwelling has the massing and shape of its Queen Anne-style origins, although little historic exterior fabric remains visible. The upper stories are frame construction clad in aluminum siding, whereas the first story is brick construction. It has an asphalt-shingled cross-gabled roof with a wide overhanging front gable forming a pediment over the entire front façade. Below the deeply overhanging eaves are two three-sided bay windows. Windows are aluminum 1/1 replacements. The porch has a flat roof, an aluminum-clad cornice, Doric-order wooden columns, slatted wood railings, and brick steps. The front entry has paired wood and glazed doors. The building has a brick foundation and an exterior end brick chimney on the east elevation. The building is elevated above the street and has a terraced front yard with concrete steps with pipe handrails at the public sidewalk. Outbuildings: None.*

*141 Gifford Avenue**Block/Lot: 17701/2**Contributing**Date: c. 1915*

*Description: This two-story, three-bay dwelling, minimally Mission style in form and stuccoed exterior, has an asphalt-shingled hipped roof with bracketed overhanging eaves. Windows, found singly and paired at the second story, are wooden 6/6 double hung sash. First-story windows are three part with 8/8 flanked by 4/4 sash. The one-bay-wide porch has an asphalt-shingled hipped roof, a wooden cornice, stuccoed posts, low parapets, and wood steps. The recessed entry has a paneled door with sidelights within a molded segmental arch surround. The building has a concrete foundation and a stuccoed chimney. Outbuildings: None.*

*142 Gifford Avenue**Block/Lot: 17601/35**Contributing**Date: c. 1900*

*Description: This two-and-one-half-story, four-bay, Tudor Revival-style wood-frame dwelling has an asphalt-shingled side gambrel roof with a clipped gable end (west elevation), two small hipped roof dormers, and a projecting cross gable. Overhanging eaves are flared and have brackets. The gable end and the second story are stuccoed and half-timbered; the dormers and first story are wood shingles. Windows, found singly and in pairs, are wooden 6/1 double hung sash. East of the front door is a wooden multi-pane window. The entry is defined by a one-bay-wide heavy timbered portico with flat roof, molded cornice and thick wood posts with corner braces. The original front door is paneled and has a simple wooden surround. The porch, which front the building's three eastern bays is open, except for the portico, and features a handsome cobblestone parapet wall and brick steps with metal railings. On the east elevation is an interior end brick chimney. The building is elevated above the street grade with a terraced front yard and concrete retaining walls and steps at the public sidewalk. Outbuildings: None.*

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145 Gifford Avenue

Block/Lot: 17701/1

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, four-bay stuccoed dwelling, Colonial Revival in taste, has a hipped roof covered with slate tiles. The roof has a shingled shed dormer with 6-pane wood casement windows. Below the overhanging eaves, second-story windows are wooden 6/6 double hung sash with decorative shutters; a window over the front door has a cantilevered planter box. First-story windows are four-part casements. The enclosed entry is glazed in a wooden frame with a wooden, 2-light door. The inner door is half paneled, half multi-pane. The building has a concrete foundation and an interior stuccoed chimney. Outbuildings: None.*

146-148 Gifford Avenue

Block/Lot: 17601/36

Contributing

Date: c. 1925

*Description: This two-story, three-bay brick dwelling is styled with Colonial Revival influences. It has an asbestos-shingled hipped roof with a wooden box cornice. Second-story windows are wooden 6/6 double hung sash, excepting fixed wooden windows at the central bay. First-story three-part windows are wooden 6/6 double hung sash flanked by wooden 4/4 double hung sash; the windows have brick lintels and stone sills. Above the windows are small stone panels with a swag relief. The building has a stone stringer course between the first and second stories and a stone water table above the basement level. The entry has a gabled hood on Doric-order wood columns. The handsome front door is wood paneled with sidelights and an elliptical fanlight within a molded-wood and brick surround with keystone and fluted pilasters. Brick steps provide access to the entryway. Outbuildings: Contributing circa 1925 brick garage converted to an office/apartment with a hipped roof and flush door.*

**Harrison Avenue**

145 Harrison Avenue

Block/Lot: 18406/16

Harrison Apartments

Contributing

Date: c. 1925

*Description: This five-story, eight-bay, brick apartment house is styled with late Renaissance Revival influences. The building has a flat roof with metal coping and a terracotta cornice with blind arches. Windows, found singly or in three-part in the end bays, are replacement metal 1/1 double hung sash with terracotta sills. Fifth-story and first-story windows have arched terracotta lintels with corner stops and/or keystones; the arch heads at the fifth story are relieved with swags. The two larger end bay windows at the fifth story are relieved by patera with a floral pattern. The front entry has a concrete dentiled entablature supported by Doric-order columns. The front entry has an elliptical-arched opening with a plate glass door in a metal frame. The door is flanked by sidelights and has an infilled fanlight. The granite steps to the*



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entry are lined with faux marble railings. A low brick wall forming an area of plantings is located along the public sidewalk. Outbuildings: None

149 Harrison Avenue

Block/Lot: 18406/15

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, wood-shingle-sided, Queen Anne-style wood-frame dwelling has an asphalt-shingled, cross-gambrel roof with a molded and dentiled wood cornice and a bracketed overhanging eave. The gambrel end has a handsome attic-story three-part window with stained-glass sidelights, pilasters, and a fan with keystone over the center light. At the second story is a circular bay window with 1/1 double-hung sash and a smaller three-part window with stained glass. The porch has a shed roof with a projecting pediment over the entryway, Ionic-order wood columns on brick piers, and railings with turned balusters. The wood front door is half-glazed with a dentiled entablature. Outbuildings: None.

151 Harrison Avenue

Block/Lot: 18406/14

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling is sided with asbestos shingles. It has an asphalt-shingled, cross-gabled roof with a two-story turret at the northeast corner and a projecting cross gable at the northwest corner. The turret has a bell-shaped roof with finial. Windows are replacement vinyl 1/1 double hung sash, excepting the attic story, which has sliding vinyl windows. The porch has a shallow pedimented roof with an elaborate floral frieze in the tympanum, Ionic-order wood posts, wood railings with turned balusters and newel posts with ball finials, and PermaStone-clad front steps with decorative metal railings (not original). The wood front doors are paired with full glazes, pilasters and entablature. Outbuildings: None

152 Harrison Avenue

Block/Lot: 17804/22

Contributing

Date: c. 1915

Description: This two-and-one-half-story, two-bay PermaStone-faced dwelling has a cross-gabled roof sheathed in asphalt shingles and a simple wooden cornice with brackets. The side elevations are clapboard, excepting the east and west gable ends, which are covered in wood shingles. On the south elevation, the attic story projects beyond the second story and is supported by wooden brackets. Windows are replacement vinyl 1/1 double hung sash. The front porch has a flat roof with metal coping and a wooden cornice. The front door is half-paneled, half-multi-pane. Concrete steps provide access to the porch. The building is set on a brick foundation and has an interior end brick chimney at the east elevation. A brick retaining wall lines the south edge of the property. Outbuildings: None

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153 Harrison Avenue

Block/Lot: 18406/13

Contributing

Date: c. 1900

*Description: This two-story, two-bay, Queen Anne-style vinyl-clad wood-frame dwelling is the eastern half of a duplex (153-155 Harrison Avenue). It has a very shallow side-gabled roof sheathed in asphalt shingles hidden behind a gambrel false dormer. The wooden cornice is bracketed. The three-sided east bay is projecting. Windows are replacement vinyl 1/1 double hung sash. The half-width porch has a flat roof, wood columns, metal railings and concrete steps with metal handrails. The front entry has a paneled replacement door, a sidelight with a paneled apron, and a transom. The building has a brick foundation. The side elevation is covered in shingles. Outbuildings: None*

154 Harrison Avenue

Block/Lot: 17804/21

1<sup>st</sup> Church of Christ (Brown Memorial Church of the Living God)

Contributing

Date: c. 1940

*Description: This one-story, five-bay brick church is styled with Neoclassical influences. The building has three rooflines with a hip-roofed main center block flanked by two lower hipped-roof entry galleries. The main block has a molded cornice, but its defining feature is an oversize Palladian-window in a projecting bay. The window has multi-pane wood frames, brick pilasters with terracotta capitals, molded wood cornice with dentils, terracotta voissours and keystone, and a spandrel with a checkered brick pattern. The entry galleries have paired wood-paneled doors (painted red) with keystone lintels, entablature with dentils, and brick pilasters that continue above the entablature to be capped by decorative scrolled terracotta caps with small finials. Brick steps and a concrete ramp with a low brick wall provide access to the entryways. A brick retaining wall lines the front edge of the property. Outbuildings: None*

155 Harrison Avenue

Block/Lot: 18406/12

Contributing

Date: c. 1900

*Description: This two-story, two-bay, Queen Anne-style, vinyl-clad wood-frame dwelling is the western half of a duplex (153-155 Harrison Avenue). The building has a shallow side-gabled roof sheathed in asphalt shingles hidden behind a false gambrel. The wooden cornice brackets are clad in aluminum. A west three-sided bay is projecting. Windows are vinyl 1/1 double hung sash. The half-width porch has a flat roof, wooden columns on brick piers, metal railings, and concrete steps. The front entry has paired half-paneled, half-glazed doors, above which is a transom. The building has a brick foundation. Outbuildings: None*

157 Harrison Avenue

Block/Lot: 18406/11

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, Queen Anne-style vinyl-clad wood-frame dwelling has an asphalt-shingled side-gabled roof with a projecting cross gable and a two-story turret at the northwest*

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corner. The turret has a conical roof and a dentiled cornice. The dormer has a small Palladian-style window with stained-glass in the center light. Other windows are 1/1 double hung sash. The full-width porch has a flat roof, open metal posts, metal railings, and brick steps. The paneled wood front door is half glazed with a circular-headed light, above which is a stained-glass transom. The building has a concrete foundation. The side elevations are covered in asphalt shingles and have a bracketed wooden cornice. Outbuildings: None.

158 Harrison Avenue

Block/Lot: 17804/20

Contributing

Date: c. 1890

Description: This two-story with raised basement, two-bay brick dwelling is the easternmost unit in a row of four (158-164 Harrison Avenue). It has a shed roof with metal coping and a handsome wood cornice with brackets, dentils and paneled frieze. Second-story windows and the front door have segmental-arch stone lintels, while the single first-story window has a flat stone lintel; sills are stone. Window sashes are 1/1 double hung. The main entry has a replacement metal door with a transom. Stone steps lined with an iron railing provide access to the elevated entryway. At the east elevation is an interior end brick chimney. Outbuildings: Contributing one-story, flat roof garage at rear of lot.

160 Harrison Avenue

Block/Lot: 17804/19

Contributing

Date: c. 1890

Description: This two-story with raised basement, two-bay brick dwelling is one unit in a row of four (158-164 Harrison Avenue). It has a shed roof with metal coping and a handsome wood cornice with brackets, dentils and paneled frieze. Second-story windows and the front door have segmental-arch stone lintels, while the single first-story window has a flat stone lintel; sills are stone. Window sashes are 1/1 double hung. The main entry has paired wood and glazed doors with transoms. Stone steps lined with an iron railing provide access to an elevated entryway. This unit is slightly recessed from the unit attached to its west elevation. Outbuildings: None.

161 Harrison Avenue

Block/Lot: 18406/10

Non-Contributing

Date: c. 1890

Description: This two-and-one-half-story, three-bay wood-frame dwelling has been altered and retains little original ornamentation or exterior fabric although some hint of the earlier Queen Anne-style form remains. The most significant alteration is that front elevation has been faced with glazed brick, the porch removed, and the fenestration irreversibly re-patterned. The building has an asphalt-shingled gambrel roof with a Permastone-faced dormer. At the northwest corner is a three-story brick-faced turret with conical roof. The projecting entry has paired wood panel and glazed doors. Brick steps provide access to the entry. The side elevations are clad in vinyl siding. Outbuildings: None.

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162 Harrison Avenue

Block/Lot: 17804/18

Contributing

Date: c. 1890

*Description: This two-story with raised basement, two-bay brick dwelling is one unit in a row of four (158-164 Harrison Avenue). It has a shed roof with metal coping and a handsome wood cornice with brackets, dentils and paneled frieze. Second-story windows and the front door have segmental-arch stone lintels, while the single first-story window has a flat stone lintel; sills are stone. Window sashes are 1/1 double hung. The first story has replacement paired vinyl casement windows. The main entry has a metal paneled door with a wooden surround and an in-filled transom. Brick steps with metal railings provide access to an elevated entryway. This unit projects slightly from the unit attached to its east elevation. Outbuildings: Contributing one-story, flat roof garage at rear of lot.*

164 Harrison Avenue

Block/Lot: 17804/17

Contributing

Date: c. 1890

*Description: This two-story with raised basement, two-bay brick dwelling is the westernmost unit in a row of four (158-164 Harrison Avenue). It has a shed roof with metal coping and a handsome wood cornice with brackets, dentils and paneled frieze. Second-story windows and one of the first-story windows (formerly the front door) have segmental-arch stone lintels, while a single first-story window has a flat stone lintel; sills are stone. Window sashes are 1/1 double hung. The main entry has been relocated to the basement level, where it has a paneled door with a wooden surround, above which is an aluminum awning. Outbuildings: Non-contributing one-story, flat roof garage at rear of lot.*

166 Harrison Avenue

Block/Lot: 17804/16

Contributing

Date: 1908

*Description: This handsome four-story with raised basement, three-bay brick apartment house is styled with Italianate influences. The front elevation has a scored concrete veneer mimicking coursed ashlar, but the dominant features of the façade are two projecting three-story, three-sided, pressed-metal bay windows. The building has a flat roof with a pressed metal paneled parapet, molded cornice, dentils and frieze with a "1908" date markers. Windows are vinyl 1/1 double hung sash. The first story, treated separately from the upper stories, has two single windows within molded concrete surrounds with rounded corners. The front entry is elaborately treated with pilasters, scalloped brackets, and a triangular pediment hood; the front door is a metal-framed glazed door with a sidelight and transom. Brick steps with metal pipe handrails provide access to the entry. On the east elevation is a four-story projecting bay. Outbuildings: None.*

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*Description: This handsome three-story with raised basement, five-bay, Tudor Revival-style brick apartment makes use of several shades of glazed brick to create a polychromatic effect. The building has a flat roof with a combination brick balustrade with arched opening and a pent eave with three small false gables. The gabled ends are stuccoed and have brick details imitating Tudor-style half-timbering. The dormer coping and flashing are copper with a beautiful blue-green patina. Windows, found singly except in the center bay where they are paired, are metal 1/1 replacements. The slightly projecting gabled entryway is beautifully detailed; paired, multi-pane wooden doors have a pointed arch transom set within a brick surround, which steps away from the door on half-width brick pilasters with stone capitals. Small stone-capped buttresses frame the entry where it opens onto concrete steps with metal handrails. Above the raised basement level is a brick watercourse. The building has a concrete foundation. Outbuildings: None.*

*169 Harrison Avenue**Block/Lot: 18406/9**Contributing**Date: c. 1890*

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, asbestos shingle-sided, wood-frame dwelling has an asphalt-shingled front-gabled roof with a three-story circular turret at the northeast corner. The turret has a bell-shaped roof with finial and bracketed cornice. The projecting front gable features a small recessed balcony with wood-slat railings. A deeply overhanging eave shelters a circular bay window at the second story. Windows are replacement vinyl 1/1 double hung sash with aluminum surrounds. The porch has an asphalt-shingled shed roof supported by aluminum-clad posts on a brick base. Under the porch roof, the north elevation has been faced with Permastone. The front door is a paneled replacement. Brick steps provide access to the porch. The building has a concrete foundation. Outbuildings: None.*

*170 Harrison Avenue**Block/Lot: 17804/14**Contributing**Date: c. 1905*

*Description: This two-story with raised basement, two-bay brick rowhouse the easternmost unit in a row of eight (170-184 Harrison Avenue). The row is set back from the street and features mostly enclosed and attractively landscape front yards with a variety of sidewalk and railing treatments. The building is styled with Italianate influences and has a flat roof with metal coping and stepped patterned brick cornice. The building features two courses of brick egg-and-dart molding. Above the basement level is a brownstone stringer course. Below one of the first-story windows is a terracotta relief with two lions' heads. Windows are vinyl 1/1 double hung sash replacements with segmental-arched molded-brick lintels and brownstone sills. The main entry has been relocated to the basement level, where it has a wooden multi-pane door.*

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*Steps to the original first-story entry have been removed and the entry opening has been infilled with a window. Outbuildings: None.*

171 Harrison Avenue

Block/Lot: 18406/8

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling is styled with Queen Anne influences and is the east unit of a duplex (171-173 Harrison Avenue). The building has an asphalt-shingled pent roof with a small hipped dormer. At the west bay of the front (north) elevation is a false turret with bell-shaped roof and finial capping a three-sided bay window. Windows are vinyl 1/1 double hung sash. The porch shares a flat roof and stoop with 173 Harrison Avenue. The enclosed entry has a half-paneled, half-glazed door with sidelights and a transom. Brick steps provide access to the porch. Outbuildings: None.*

172 Harrison Avenue

Block/Lot: 17804/13

Contributing

Date: c. 1905

*Description: This two-story with raised basement, two-bay brick rowhouse one unit in a row of eight (170-184 Harrison Avenue). The row is set back from the street and features mostly enclosed and attractively landscaped front yards with a variety of sidewalk and railing treatments. The building is styled with Italianate influences and has a flat roof with metal coping and stepped patterned brick cornice. The building features two courses of brick egg-and-dart molding. Second and first-story windows are wooden 12/12 double hung sash with arched heads featuring an applied decoration. These same windows have segmental-arched molded-brick lintels and brownstone sills. Basement-level windows are paired 8/8 sash. Below one of the first-story windows is a terracotta relief with two lions' heads. Above the basement level is a brownstone stringer course. The main entry has been relocated to the basement level, where it has a paneled door with a wooden surround with fluted pilasters and a pedimented hood. Steps to the original first-story entry have been removed and the opening in-filled with a window. Outbuildings: Contributing early-20th-century one-bay garage facing Welsh Lane.*

173 Harrison Avenue

Block/Lot: 18406/7

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling is styled with Queen Anne influences and is the west unit of a duplex (171-173 Harrison Avenue). The building has an asphalt-shingled pent roof with a small hipped dormer. At the west bay of the front (north) elevation is a false turret with bell-shaped roof and finial capping a three-sided bay window. Windows are casement replacements. The porch shares a flat roof and stoop with 171 Harrison Avenue. The enclosed entry has a*

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*half-paneled, half-glazed door with sidelights and a transom. Brick steps provide access to the porch. Outbuildings: None.*

174 Harrison Avenue

Block/Lot: 17804/12

Contributing

Date: c. 1905

*Description: This two-story with raised basement, two-bay brick rowhouse one unit in a row of eight (170-184 Harrison Avenue). The row is set back from the street and features mostly enclosed and attractively landscape front yards with a variety of sidewalk and railing treatments. The building is styled with Italianate influences and has a flat roof with metal coping and stepped patterned brick cornice. The building features two courses of brick egg-and-dart molding. Second and first-story windows are wooden 12/12 double hung sash with arched heads featuring an applied decoration. These same windows have segmental-arched molded-brick lintels and brownstone sills. Basement-level windows are paired 8/8 sash. Below one of the first-story windows is a terracotta relief with two lions' heads. Above the basement level is a brownstone stringer course. The main entry has been relocated to the basement level, where it has a paneled door with a wooden surround with pilasters and a transom. Steps to the original first-story entry have been removed and the opening in-filled with a window. Outbuildings: Contributing early-20th-century one-bay garage facing Welsh Lane.*

175 Harrison Avenue

Block/Lot: 18406/6

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, abestoid shingle-sided, Queen Anne-style wood-frame dwelling has an asphalt-shingled front-gabled roof with a bracketed cornice. The dominant feature is a three-story, three-sided turret with pyramidal roof with finial. The front elevation has multiple molded cornices including at the level of the turret roof which extends across the peak of the front gable to form a pent eave and another at a pent eave with modillions between the attic and second stories. Windows are replacement vinyl 1/1 double hung sash. The porch has a hipped roof, molded cornice, Doric-order wood columns on shingled bases, metal railings, and wood steps. Under the porch roof is a three-sided enclosed entry vestibule ornamented with pilasters and a paneled frieze; the front door is paneled. The building has a traprock foundation. Outbuildings: Contributing circa 1915 one-story garage with a flat roof.*

176 Harrison Avenue

Block/Lot: 17804/11

Contributing

Date: c. 1905

*Description: This two-story with raised basement, two-bay brick rowhouse is one unit in a row of eight (170-184 Harrison Avenue). The row is set back from the street and features mostly enclosed and attractively landscape front yards with a variety of sidewalk and railing treatments. The building's original brick cornice has been covered over by a pent roof sheathed in fishscale asphalt shingles. The second story*

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*has wooden multi-pane windows with a brownstone sill. First story windows are replacement vinyl fixed-over-awning with arched brick lintels and brownstone sills. Above the basement level is a brownstone stringer course. The main entry has been relocated to the basement level, where it has a wooden paneled door adjacent to a small modern bay window with pent eave; above the window is a terracotta relief. Steps to the original first-story entry have been removed and the entry opening has been infilled with a window. Outbuildings: Contributing early-20th-century one-bay garage facing Welsh Lane.*

177 Harrison Avenue

Block/Lot: 18406/5

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, asbestos shingle-clad, wood-frame dwelling has a flat roof and a large gambrel dormer projecting over the second story. Window patterns are varied including an attic window with leaded glass and a circular pediment, a three-sided bay window with 1/1 sash at the second story; a leaded-glass window with small pent eave at the second story; and paired windows at the first story. Above the entry is a non-original aluminum awning. The front door is a replacement. Sidelights flanking the front door have been infilled. The building has a brick foundation. Outbuildings: Contributing circa 1915 one-story garage with a flat roof.*

178 Harrison Avenue

Block/Lot: 17804/10

Contributing

Date: c. 1905

*Description: This two-story with raised basement, two-bay brick rowhouse one unit in a row of eight (170-184 Harrison Avenue). The row is set back from the street and features mostly enclosed and attractively landscape front yards with a variety of sidewalk and railing treatments. The building is styled with Italianate influences and has a flat roof with metal coping and stepped patterned brick cornice. The building features two courses of brick egg-and-dart molding. Second and first-story windows are replacement 1/1 double hung sash with faux muntins. These same windows have segmental-arched molded-brick lintels and brownstone sills. Basement-level windows are paired windows. Below one of the first-story windows is a terracotta relief with two lions' heads. Above the basement level is a brownstone stringer course. The main entry has been relocated to the basement level, where it has a wooden multi-pane door. Steps to the original first-story entry have been removed and the opening in-filled with a window. Outbuildings: Contributing early-20th-century one-bay garage facing Welsh Lane.*

179 Harrison Avenue

Block/Lot: 18406/4

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has little original exterior fabric although it retains a Queen Anne-style form with a projecting front gable over a three-sided bay window. The building has an asphalt-shingled cross-gabled roof with a metal cornice. Windows are*



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replacement vinyl 1/1 double hung sash. The open porch has a brick base and brick steps. The paired front doors are wood and glazed. Above the doors is a transom. The building has a brick foundation. Outbuildings: Contributing circa 1905 one-story, one-bay frame garage.

180 Harrison Avenue

Block/Lot: 17804/9

Contributing

Date: c. 1905

Description: This two-story with raised basement, two-bay brick rowhouse one unit in a row of eight (170-184 Harrison Avenue). The row is set back from the street and features mostly enclosed and attractively landscape front yards with a variety of sidewalk and railing treatments. The building is styled with Italianate influences and has a flat roof with metal coping and stepped patterned brick cornice. The building features two courses of brick egg-and-dart molding. Second and first-story windows are replacement 1/1 double hung sash with faux muntins. These same windows have segmental-arched molded-brick lintels and brownstone sills; the arch heads have decorative relief. Below one of the first-story windows is a terracotta relief with two lions' heads. The front door has been obscured by the addition of an enclosed, wood-frame entry vestibule at the stoop; this entry has a multi-pane wood door with a sidelight. Above the basement level is a brownstone stringer course. Front steps are brick with metal railings. Outbuildings: Contributing early-20th-century one-bay garage facing Welsh Lane.

182 Harrison Avenue

Block/Lot: 17804/8

Contributing

Date: c. 1905

Description: This two-story with raised basement, two-bay brick rowhouse one unit in a row of eight (170-184 Harrison Avenue). The row is set back from the street and features mostly enclosed and attractively landscape front yards with a variety of sidewalk and railing treatments. The building is styled with Italianate influences and has a flat roof with metal coping and stepped patterned brick cornice. The building features two courses of brick egg-and-dart molding. Second and first-story windows are replacement 1/1 double hung sash. These same windows have segmental-arched molded-brick lintels and brownstone sills; the arch heads have decorative relief. Below one of the first-story windows is a terracotta relief with two lions' heads. The main entry has been relocated to the basement level, where it has a paneled door with fanlight set within a wood surround with fluted pilasters and pediment. Steps to the original first-story entry have been removed and the opening in-filled with a multi-pane double wood door and transom with a small balconet defined by a metal railing. Above the basement level is a brownstone stringer course. Outbuildings: Contributing early-20th-century one-bay garage facing Welsh Lane.

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184 Harrison Avenue

Block/Lot: 17804/7

Contributing

Date: c. 1905

*Description: This two-story with raised basement, two-bay brick rowhouse is the westernmost unit in a row of eight (170-184 Harrison Avenue). The dwelling appears to have been refaced and therefore does not retain much of its original detailing. It has a flat roof with a metal cornice. Windows are replacement vinyl 1/1 double hung sash with arched brick lintels and wooden sills. Above the first story are two aluminum awnings. The main entry has a flush wooden door, above which is a transom. The brick porch is accessed by brick steps. The yard is paved and enclosed by a metal railing. Outbuildings: Contributing one-bay garage facing Welsh Lane.*

185 Harrison Avenue

Block/Lot: 18406/3

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has little original exterior fabric although it retains its original Queen Anne-style form. The building has an asphalt-shingled hipped roof with a projecting cross gable and small hip-roofed dormer. The gable end has a single window with an eyebrow set within an open pediment atop a three-sided bay window. Window sash are generally replacement 1/1 double hung. Above the front entry is an asphalt-shingled shed hood on open metal posts. The front door is a metal replacement. The sidelights flanking the front door have been infilled. Concrete steps with metal handrails provide access to the brick stoop. The building has a brick foundation and an interior end stuccoed brick chimney at the east elevation. Outbuildings: None.*

186 Harrison Avenue

Block/Lot: 17804/6

Contributing

Date: c. 1905

*Description: This two-and-one-half-story, three-bay, Queen Anne-style wood-frame dwelling is covered with wood shingle siding. It has a cross-gabled, asphalt shingle roof with the front facing gable end projecting over the second story. In the gable peak block vents forming a cruciform pattern, as well as a handsome Palladian window with diamond-pattern upper sashes and an in-filled fanlight with keystone. At the second store is a three-part, 1/1 wood window with diamond-pattern transom. A single-story circular bay is located of the west (side) elevation. A full-width front porch has been enclosed with multi-pane windows. The porch has a flat roof, molded cornice with small brackets, stuccoed base, and stone steps with metal railings. The porch base has been stuccoed. Stone steps provide access to the porch entry. The building has a brick foundation. On the east elevation is an exterior end brick chimney. Outbuildings: Contributing one-bay frame garage covered with wood shingle siding.*

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189 Harrison Avenue

Block/Lot: 18406/2

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling is sided with metal fishscale shingles. It has an asphalt-shingled hipped roof, small hipped dormers on the front and side elevations, and a molded wood cornice. The eastern bay is projecting with three-sided bay windows at the second and first stories. Windows at the second story are 1/1 and at the first story are 2/2. The porch has a flat roof, wood cornice, Doric-order wood columns, and slatted wood railings. The handsome paired front doors are wood and glazed. The building has a brick foundation. Outbuildings: Contributing circa 1900 two-story, two-bay carriage house.

190 Harrison Avenue

Block/Lot: 17804/5

Contributing

Date: c. 1905

Description: This two-story, two-bay wood-frame dwelling has minimal ornamentation but retains a Late Victorian form. The front façade is stuccoed with quoining at the corners, and the side elevations are clad in vinyl siding. The building has a flat roof with a metal-clad cornice. The dominant window feature is a three-sided two-story projecting bay. Windows are replacement 1/1 double hung sash. The porch has a hipped roof sheathed in asphalt shingles supported by stuccoed posts. The front door is a metal paneled replacement, above which is a transom. Concrete steps provide access to the porch and front entry. The building has an interior end brick chimney and a three-sided bay window on its west elevation. Outbuildings: None.

191 Harrison Avenue

Block/Lot: 18406/1

Bank of America Branch Office

Non-Contributing

Date: 1950

Description: This one-story, seven-bay, stuccoed brick bank is styled with contemporary influences and is out-of-keeping with the historic district. Although dating to the 1950s, it has been updated with modern Bank of America branch signage and treatments. The building has a flat roof. Windows are fixed metal with concrete sills. The entry is located at the northwest corner and has plate glass doors in metal frames. Concrete steps provide access to the entry. Outbuildings: None.

192 Harrison Avenue

Block/Lot: 17804/4

Contributing

Date: c. 1905

Description: This two-and-one-half-story, three-bay, Queen Anne-style frame has an asphalt-shingled cross-gabled roof with the gable end projecting over the second story. The upper floors are sided with wood shingles. The first floor has a non-original applied stucco/concrete that has been scored to appear like stone. In the gable end is a three-part window with bracketed hood. The overhanging eave features

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*four large scrolled brackets framing two three-sided bay windows. A three-sided bay window is located on the west (side) elevation. The building has a full-width hipped-roof porch, which has been partially enclosed to create a lobby for medical offices. The flush metal front door, which faces west, is a modern replacement. Outbuildings: None.*

203 Harrison Avenue

Block/Lot: 18301/37

Hampton Arms

Key Contributing

Date: c. 1915

*Description: This well-proportioned four-story with raised basement, five-bay, brick apartment occupies a prominent location at the southwest corner of the intersection of Harrison Avenue and Kennedy Boulevard, anchoring the south end of the historic district (Photograph 30). The front entry faces Harrison Avenue and is recessed within a narrow courtyard. The building has a flat roof with metal coping and a parapet wall featuring concrete balusters and stepped arched pediments; the balusters in the end bays are set within large segmental-arched openings. The cornice is concrete, as are other decorative features including eight-sided star-shaped building ties. Brick is a buff color and is English bond; although generally unrelieved, the brick expanse does feature a three-story-tall brick panel at the building's northeast corner. Windows, found paired and in three part on the front (north) facing elevation, and singly on the side (east) elevation are metal 1/1 replacements with concrete sills. First-story and some fourth-story windows have decorative concrete dripstones with label drops. Between the first and second stories is a concrete stringer course. The north-facing recessed entry has a plate glass door in a metal frame. The door has sidelights and a transom. Outbuildings: None.*

208 Harrison Avenue

Block/Lot: 17702/28

Contributing

Date: c. 1900

*Description: This two-story, two-bay wood-frame dwelling is styled with Queen Anne influences. The front (south) elevation is clad in vinyl siding, whereas the side elevations are covered with asbestos shingles at the second story and asbestoid shingles at the first story. The building has a flat roof with pediment over one of the bays. Below the pediment is a handsome molded wood cornice with brackets, dentils and paneled frieze. Windows, found in a three-sided projecting bay, are replacement vinyl 1/1 double hung sash. The porch has an asphalt-shingled shed roof, a pediment above the entryway, metal-clad cornice and porch posts, wood railings with turned posts, and brick steps with metal railings. The front entry has a replacement door with oval glazing. Above the door is a transom. The sidelights have been infilled. Brick steps provide access to the porch. The building has a brick foundation. Outbuildings: None.*

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210 Harrison Avenue

Block/Lot: 17702/29

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, aluminum-clad dwelling has little original exterior fabric but retains Queen Anne-influenced form. The building has an asphalt-shingled cross-gabled roof with the cross gable forming a pediment over the second story. A three-sided, two-story bay window projects from the façade. Windows are replacement metal 1/1 double hung sash. The half-width enclosed porch is clad in non-original Permastone and has a flat roof. The porch windows are louvered and have aluminum awnings. The porch entry is oriented to the east. Concrete steps provide access to the porch. On the east elevation is a one-story projecting bay. The south edge of the property is lined with a concrete retaining wall. Outbuildings: None.*

213 Harrison Avenue

Block/Lot: 18301/36

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, stuccoed wood-frame dwelling has Queen Anne-style form, although the stuccoing and enclosed porch with rounded arch openings suggests a later phase of remodeling that may have been influenced by Mission style. The building has a hipped roof with a projecting cross gable forming a pediment over a three-sided second-story bay window. The molded cornice is wooden. Second-story windows are replacement metal 1/1 double hung sash. The enclosed porch has a shed roof with bracketed overhanging eaves. The porch windows are wooden multi-pane. One bay of porch windows has been in-filled and stuccoed. The front door is flush and has sidelights. The building has an interior end stuccoed chimney at the east elevation. Outbuildings: Contributing circa 1900 one-story, two-bay garage with a flat roof.*

214 Harrison Avenue

Block/Lot: 17702/30

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, vinyl-clad frame house has Queen Anne-style form but has a second-story addition over the porch and little in the way of original exterior fabric. An asphalt-shingled cross-gabled roof has an offset front gable end and a small shed-roof dormer. The cornice is aluminum-clad. Windows are replacement vinyl 1/1 double hung sash in the original portion of the building; the second-story addition has "Chicago" style windows. The first-story porch has wooden box columns and a slatted wood railing. The paired front doors are wooden. Brick steps with stone treads provide access to the porch. Outbuildings: None.*

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215 Harrison Avenue

Block/Lot: 18301/35

Contributing

Date: c. 1900

*Description: This two-story with raised basement, two-bay, Queen Anne-style, vinyl-clad dwelling has a flat roof with a bracketed wooden cornice. Atop the two-story, three-sided projecting east bay is a wooden pediment with molded cornice and scrolled brackets with pendants; the tympanum has an applied cartouche. Windows are replacement 1/1 double hung sash. The half-width porch has a gabled hood supported by metal posts; the gable end has a cartouche. The replacement front door is paneled. Brick steps with metal railings provide access to the porch. The building has a concrete foundation. Outbuildings: None.*

217 Harrison Avenue

Block/Lot: 18301/34

Contributing

Date: c. 1900

*Description: This two-story with raised basement, two-bay, Queen Anne-style wood-frame dwelling has a flat roof with a large pediment over the second story. The front (north) elevation is clad in vinyl siding. The west elevation and pediment are sided with shingles. A three-sided bay window projects from the façade. Windows are 1/1 double-hung sash. The porch has an asphalt-shingled shed roof with an open pediment over the doorway; the tympanum has applied decoration in the form of a vase and vines. The porch has turned wooden posts, wood railings with turned balusters, and brick steps. The front door is a paneled wood replacement. Outbuildings: None.*

218 Harrison Avenue

Block/Lot: 17702/31

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, aluminum-clad frame house has an asphalt-shingled, front gambrel roof. The gambrel end projects over the second story forming a deeply overhanging eave with a bracketed wood cornice. Below the eave is a three-sided bay window. Windows are wooden 1/1 double hung sash, excepting the attic-story windows, which are vinyl 1/1 replacements. The full-width open porch has a brick parapet and steps with metal railings. The front entry has a brick veneer with a paneled wood door set within a wooden surround with fluted pilasters. Right of the door is a stained-glass window. Outbuildings: Contributing circa 1915, one-story, one-bay frame garage with a gabled roof.*

219 Harrison Avenue

Block/Lot: 18301/33

Non-Contributing

Date: c. 1900

*Description: This two-story with raised basement, two-bay, vinyl-clad wood-frame dwelling has been heavily altered and retains minimal original ornamentation. The building has a shallow front-gabled roofline with aluminum coping, likely replacing the original roof and cornice treatment. A three-sided, two-*

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*story bay window is located below what was likely the original line of the eave. Windows are replacement vinyl 1/1 double hung sash. A replacement front door has a wooden surround and a dentiled arched pediment. Above the doorway is an aluminum awning. Brick steps with metal railings provide access to the entry. Outbuildings: None.*

221 Harrison Avenue

Block/Lot: 18301/32

Contributing

Date: c. 1900

*Description: This two-story with raised basement, two-bay, aluminum-clad wood-frame dwelling retains a Queen Anne-style form but little in the way of original exterior fabric. The building has a flat roof with a false gambrel projecting over the second story. Under the overhanging eave is a three-sided, two-story bay window. Windows are replacement 1/1 double hung sash. The half-width porch has a shed roof with open pediment over the steps, turned wood posts, and concrete steps with metal railings. Adjacent to the replacement metal-paneled front door is a stained-glass window. The building has a brick foundation. Outbuildings: None.*

222 Harrison Avenue

Block/Lot: 17702/32

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, stuccoed frame house is styled with Colonial Revival influences. It has an asphalt-shingled hipped roof with overhanging eaves and hipped dormers. Second-story windows are wooden 6/1 double hung sash. First-story windows are wooden 8/1 double hung sash. At the basement level are wooden three-light windows. All window openings have metal storm windows. Over the entry is an asphalt-shingled hipped roof supported by stuccoed posts. The paired front doors are wood and glazed. Concrete steps provide access to the entry. On the east elevation is an enclosed porch with a hipped roof and an exterior end stuccoed chimney. Outbuildings: None.*

223 Harrison Avenue

Block/Lot: 18301/31

Contributing

Date: c. 1915

*Description: This two-story with raised basement, two-bay, Queen Anne-style wood-frame dwelling has a flat roof with a projecting false gambrel dormer. The upper stories are clad in aluminum siding, where as the first story is faced with non-original Permastone. The bracketed gambrel end projects over the second story and a three-sided, two-story bay window. Windows are replacement vinyl 1/1 double hung sash. Above one second-story window is a transom with lozenge-patterned panes. The porch has a flat roof on brick piers. The paired front doors are wood and glazed. Outbuildings: None.*

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225 Harrison Avenue

Block/Lot: 18301/30

Contributing

Date: c. 1900

*Description: This two-and-one-half-story with raised basement, two-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has a flat roof with a projecting gambrel dormer. Under the deeply overhanging eave is a three-sided, two-story bay window. Windows are replacement 1/1 double hung sash. The porch has an asphalt-shingled hipped roof with a molded pediment over the entry, Doric-order wood columns, wood railings with turned spindles, and a concrete foundation. The paired wood front doors are glazed. Above the doors is a transom. Outbuildings: None.*

226 Harrison Avenue

Block/Lot: 17702/33

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, stuccoed frame house is styled with Mission influences. The building has an asphalt-shingled side-gabled roof with a hipped dormer and a metal cornice with returns. The façade features a two-story porch with wide front and side openings with rounded corners; the second story is enclosed by three-part, decorative multi-pane windows with transoms. First- and attic-story windows are wooden 9/1 double hung sash. Below the second-story is a pent eave with terracotta tiles. The recessed front entry has the original paired three-quarter-glazed wooden doors. On the east (side) elevation is a two-story projecting bay with a metal cornice. Outbuildings: None.*

227 Harrison Avenue

Block/Lot: 18301/29

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling has a cross-gabled roof sheathed in asphalt shingles. The front gable end has overhanging eaves and a three-part replacement window. Windows at the second story are replacement 1/1 double hung sash. The flat-roof full-width porch has been enclosed, although pilastered wood porch posts remain visible. The enclosure has modern casement windows. The front door is a modern paneled door above which is a fanlight. The building has a brick foundation and an interior end brick chimney at the west elevation. Outbuildings: None.*

228 Harrison Avenue

Block/Lot: 17702/34

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, stuccoed frame house exhibits Mission-style influences although the front-gambrel roof is more characteristic of the Queen Anne. The eaves and cornice have metal cladding. Other than the gambrel roof, the most distinctive feature is a two-story porch with front and side openings with rounded corners. The second-story is enclosed with three-part vinyl replacement windows. Below the second story is a terracotta-tile pent eave. The recessed front door is a multi-pane replacement. On the east elevation is a two-story projecting bay. Outbuildings: None.*



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230 Harrison Avenue

Block/Lot: 17702/35

Contributing

Date: c. 1915

*Description: This two-story, two-bay, vinyl-clad wood-frame dwelling features minimal ornamentation and little original exterior fabric, although the massing survives. The building has an asphalt-shingled pent roof with an aluminum cornice. Atop the central bay is a vinyl-clad pediment. Windows are replacement vinyl 1/1 double hung sash. The non-original enclosed porch has a flat roof with an aluminum cornice. The front door is a wooden replacement. Concrete steps provide access to the entry. Outbuildings: None.*

231 Harrison Avenue

Block/Lot: 18301/28

Contributing

Date: c. 1915

*Description: This two-story, two-bay, Queen Anne-style wood-frame dwelling has a flat roof with a gambrel false dormer over a three-sided bay window. The second-story west bay has a shallow triangular pediment and projects over the half-width porch. The cornice is metal clad. Windows, found singly or three part over the porch, are replacement vinyl 1/1 double hung sash. The porch has aluminum-clad posts on brick piers, metal railings, and brick steps with parapets. The paired wood front doors are glazed with a wooden surround. The building has a concrete foundation. Outbuildings: None.*

232 Harrison Avenue

Block/Lot: 17702/36

Contributing

Date: c. 1900

*Description: This c. 1900 two-story, two-bay wood-frame dwelling is dominated by a brick front addition, dated by style to the 1920s to 1940s. The original, frame portion of the building has an asphalt-shingled, cross-gabled roof. The front addition has a flat roof with a peaked parapet wall. Windows in the addition are a mix of replacement vinyl casements, replacement vinyl 1/1 double hung sash, and original fixed wood, and wooden 6/6 double hung sash with concrete sills. Above the second-story windows are transoms. Above the front entry is a non-original fiberglass awning. The wooden front door is flanked by sidelights. Brick steps provide access to the entry. Outbuildings: None.*

233 Harrison Avenue

Block/Lot: 18301/27

Contributing

Date: c. 1915

*Description: This two-story, two-bay, vinyl-clad wood-frame dwelling has Queen Anne form, but little in the way of original exterior fabric. The building has a flat roof with an aluminum-clad cornice projecting over a three-side, two-story bay window. Windows are replacement vinyl 1/1 double hung sash with faux muntins. Above the paneled front door is a non-original aluminum awning. The basement level is brick and the side elevations are sided with wood shingles. Outbuildings: None.*

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235 Harrison Avenue

Block/Lot: 18301/26

Contributing

Date: c. 1915

Description: This two-and-one-half-story, two-bay, stuccoed wood-frame dwelling has an asphalt-shingled pent roof with a hipped dormer. Windows, found singly and in three part, are replacement vinyl 1/1 double hung sash with faux muntins and aluminum-clad sills. The wooden front door is paneled. The stoop is stone on brick. Outbuildings: None.

236 Harrison Avenue

Block/Lot: 17702/37

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, Queen Anne-style, wood-frame dwelling has a front elevation sided with replacement wood shingles, whereas the side elevations are clad in non-original aluminum siding. The building has an asphalt-shingled side-gabled roof with a large hipped dormer, atop which is a smaller hipped dormer. Under the bracketed overhanging eave is a three-sided bay window with paneled frieze; the other second-story window is arched. Windows are replacement metal 1/1 double hung sash with wooden surrounds. The porch has an asphalt-shingled hipped roof with a dentiled wooden cornice, Doric-order wood columns, wood railings with turned balusters, and brick steps. The front entry has paired wood and glazed doors. The building has a concrete foundation. Outbuildings: None.

237-239 Harrison Avenue

Block/Lot: 18301/24-25

Contributing

Date: c. 1900

Description: This two-story, four-bay, wood-shingle-sided frame duplex is styled with Queen Anne influences. The building has a flat roof with a bracketed wood cornice. Below the cornice is a projecting front gable forming a pediment over an enclosed second-story porch; the second story overhangs an open first-story porch with molded cornice, Doric-order wood columns, slatted wood railings, and wood steps with metal railings. To either side of the porch and set slightly behind it are two-story three-sided bay windows with hipped roofs. Windows on this projecting bay are louvered. Other windows are replacement vinyl 1/1 double hung sash. The entry has two doors, both modern replacements with in-filled transoms. Outbuildings: None.

240 Harrison Avenue

Block/Lot: 17702/38

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling is vinyl clad except for the dormers, which are wood shingled. The building has an asphalt-shingled side-gabled roof with a large hipped dormer, atop which is a smaller hipped dormer. Under an overhanging eave is a three-sided bay window and smaller arched window. Windows are replacement vinyl 1/1 double hung sash with

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*aluminum surrounds. The porch has an asphalt-shingled hipped roof, Doric-order wood columns, slatted railings, wood steps, and brick piers. The wood front doors are paired with full glazes. Outbuildings: None.*

241 Harrison Avenue

Block/Lot: 18301/23

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, aluminum-clad frame has an asphalt-shingled pent roof with a hipped dormer. Under the overhanging eave is a projecting three-part window; windows are replacement vinyl 1/1 double hung sash with faux muntins. The porch has an asphalt-shingled hipped roof on stuccoed columns; the porch openings are shaped, which give the house a vaguely Mission style taste. The replacement front door has an iron grille. The porch base is brick. Outbuildings: None.*

242 Harrison Avenue

Block/Lot: 17702/39

Contributing

Date: c. 1900

*Description: This two-story, two-bay, vinyl-clad wood-frame dwelling has a Queen Anne-style form, although little in the way of visible historic exterior fabric. The building has an asphalt-shingled cross-gabled roof with a wide dome-capped turret at the southwest corner. Windows are metal eight-pane French casements with two-light metal transoms. The porch has a flat roof and an aluminum-clad cornice. The porch roof is supported by fluted wooden columns on brick piers. The front door is paneled and has sidelights. Wooden steps provide access to the porch. The building has a brick foundation. Outbuildings: None.*

243 Harrison Avenue

Block/Lot: 18301/22

Contributing

Date: c. 1900

*Description: This two-story, three-bay, aluminum-clad wood-frame dwelling has a flat roof with aluminum coping. At the center of the roofline is an aluminum pediment. Windows are replacement vinyl 1/1 double hung sash. Some windows have faux muntins. The porch has a flat roof, Doric-order wood columns, wood railing with spindles, and a brick foundation. The wood front doors are paired and glazed. Outbuildings: None.*

244 Harrison Avenue

Block/Lot: 17702/40

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, asbestos shingle-sided, wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric. It has an asphalt-shingled cross-gabled roof with the attic-story gable end overhanging the second story. Below the eave is a three-sided bay window with its own smaller pediment. Windows are replacement vinyl 1/1 double hung sash. The half-width porch has a flat roof, turned wooden posts, wood railings with turned spindles and newel posts with*

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*finials, and brick steps with metal railings. The building has a brick foundation. Outbuildings: Contributing circa 1925 one-story, one-bay brick garage with a flat roof and paneled door.*

245 Harrison Avenue

Block/Lot: 18301/21

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form but little in the way of original exterior fabric. The building has an asphalt-shingled gambrel roof; the gambrel end projects over the second story and a three-sided bay window. In the gambrel end is a Palladian-shaped window opening although the window frames have been replaced. The deeply overhanging eave has two large brackets with pendants. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The porch has an asphalt-shingled hipped roof, open metal posts, metal railings, brick steps and brick foundation. The front door is a modern replacement with an oval glaze. Outbuildings: None.*

247 Harrison Avenue

Block/Lot: 18301/20

Contributing

Date: c. 1900

*Description: This two-story, two-bay aluminum-clad wood-frame dwelling has undergone extensive renovations and retains little original ornamentation although the original massing and form remains as a part of the streetscape. The building has an asphalt-shingled gabled roof. The window openings have been resized. Second-story windows are replacement vinyl 1/1 double hung sash. First-story windows are vinyl casements. The open porch has a PermaStone-faced base. The replacement front door is paneled. Outbuildings: None.*

248-250 Harrison Avenue

Block/Lot: 17702/41

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, wood-frame dwelling retains a Queen Anne-style form but retains little in the way of original exterior fabric. The building is sided with wood shingles. It has an asphalt-shingled cross-gabled roof with the front gable end forming a pediment over the second story. Below the deeply overhanging eaves is a three-sided two-story bay window. Windows are replacement vinyl 1/1 double hung sash, excepting the attic story window, which is sliding vinyl. The half-width porch has an asphalt-shingled shed roof, open metal posts, metal railings and concrete-block steps. The porch overhangs an added below-grade garage bay. The front door is a wooden replacement with an aluminum surround. The building has a stone foundation and an interior stuccoed chimney. A concrete block retaining wall lines the front edge of the property. Outbuildings: None.*

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249 Harrison Avenue

Block/Lot: 18301/19

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling has no original exterior fabric although the original massing and roof type is sufficiently retained and forms a part of the streetscape. It has an asphalt-shingled gambrel roof with flared eaves. Windows are replacement vinyl 1/1 double hung sash. The enclosed porch has a hipped roof sheathed in asphalt shingles. On the north elevation, the porch has a box window. Above a replacement front door is an aluminum awning. The building has an interior brick chimney. Outbuildings: None.*

251 Harrison Avenue

Block/Lot: 18301/18

Non-Contributing

Date: c. 2001

*Description: This modern two-story with raised basement, two-bay, brick dwelling has an asphalt-shingled hipped roof. Windows are vinyl casements with faux muntins. One second-story window is octagonal. Above the doorway is a hipped hood. The front door is hollow metal. Brick steps provide access to the entry. At the basement level is a garage bay. Outbuildings: None.*

253 Harrison Avenue

Block/Lot: 18301/17

Non-Contributing

Date: c. 2001

*Description: This modern two-story with raised basement, two-bay, brick dwelling has an asphalt-shingled hipped roof. Windows are vinyl casements with faux muntins. One second-story window is octagonal. Above the doorway is a hipped hood. The front door is hollow metal. Brick steps provide access to the entry. At the basement level is a garage bay. Outbuildings: None.*

255 Harrison Avenue

Block/Lot: 18301/16

Non-Contributing

Date: c. 2001

*Description: This modern two-story with raised basement, two-bay, brick dwelling has an asphalt-shingled hipped roof. Windows are vinyl casements with faux muntins. One second-story window is octagonal. Above the doorway is a hipped hood. The front door is hollow metal. Brick steps provide access to the entry. At the basement level is a garage bay. Outbuildings: None.*

257 Harrison Avenue

Block/Lot: 18301/15

Contributing

Date: c. 1900

*Description: This two-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric. It has a flat roof broken by a triangular pediment over a three-sided, two-story bay window. Windows are replacement 1/1 double hung sash. The porch has an asphalt-shingled shed roof supported by vinyl-clad columns on brick piers. The front door is a modern*

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replacement with a fanlight. Brick steps with wood railings provide access to the porch. Outbuildings: None.

259 Harrison Avenue

Block/Lot: 18301/14

Contributing

Date: c. 1900

Description: This two-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric. It has a flat roof broken by a triangular pediment over a three-sided, two-story bay window. Windows are replacement 1/1 double hung sash. The replacement porch has a gabled roof supported by brick piers. The front door is a modern replacement with an elliptical light. Brick steps with metal railings provide access to the porch. The building has a concrete foundation. Outbuildings: None.

260-270 Harrison Avenue

Block/Lot: 17702/42-42.02

Parc Harrison

Key Contributing

Date: c. 1930

Description: This five-story, twenty-bay E-plan brick apartment house ranks among the best proportioned and detailed Art Deco-styled apartment houses of the 1930s in the district (Photograph 31). Despite its size, the apartment house blends with its immediate setting of two to three-story detached houses. The legs of the E-plan face the street creating two courtyards. The front façade is faced with glazed brick of slightly varying shades of tan and brown. The bays are divided by brick pilasters. The building has a flat roof with blue- and yellow-glazed terracotta coping and terracotta crenellations. Windows, found singly and in three part, are metal 1/1 replacements with terracotta sills, excepting the basement windows, which are sliding metal. The first-story windows have small balconets defined by decorative metal railings. Between the first- and second-stories is a terracotta stringer course that mimics the crenellated pattern of the roof's parapet. The two front entries have terracotta surrounds with fluted pilasters and entablatures. The 270 Harrison Avenue entrance has paired glazed replacement doors in metal frames. This entrance has an iron railing on a brick stoop. The 260 Harrison Avenue entrance has a single glazed replacement door in a metal frame flanked by sidelights. The stoop is stone on brick and is lined with a faux marble railing. The building has a brick foundation. Outbuildings: None.

261 Harrison Avenue

Block/Lot: 18301/13

Contributing

Date: c. 1900

Description: This two-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric. The building has a flat roof interrupted by a gabled pediment over top of a three-side, two-story bay window. Windows are replacement 1/1 double hung sash.

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*The front door is a replacement. The original porch has been removed and replaced with a concrete stoop and steps with metal railings. The building has a concrete foundation. Outbuildings: None.*

263 Harrison Avenue

Block/Lot: 18301/12

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style aluminum-clad wood-frame dwelling has an asphalt-shingled front gambrel roof with shed-roof dormers on the side elevations. The bracketed gambrel end projects over a three-sided, two-story bay window. Windows are replacement 1/1 double hung sash, excepting the first-story windows in the three-sided bay, which are wooden 2/2 double hung sash. The porch has a hipped roof with a pediment over the entry, paired Doric-order wood columns on rusticated ashlar piers, and wood steps with a wood railing with turn spindles. The enclosed entry has a multi-pane door. The building has an interior brick chimney. Outbuildings: None.*

265 Harrison Avenue

Block/Lot: 18301/11

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, aluminum-clad wood-frame dwelling has an asphalt-shingled front-gabled roof with an aluminum cornice. The attic story overhangs the second story and its three-sided two-story bay window. Windows are replacement 1/1 double hung sash. The entry has a pedimented gabled roof supported on open iron posts. The front door is a paneled replacement. Its sidelight and transom have been infilled. Non-original Permastone-faced steps provide access to the entry. Outbuildings: None.*

267 Harrison Avenue

Block/Lot: 18301/10

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has a front-gabled roof sheathed in asphalt shingles. The attic story overhangs the second story and its three-sided bay window. Windows are replacement 1/1 double hung sash with aluminum surrounds. The most distinctive of the windows is a three-part attic window with a trefoil-shaped opening, although the glazes and frames are modern replacements. The enclosed porch has a hipped roof sheathed in asphalt shingles. The porch has a modern glazed door. Brick steps with stone treads and metal railings provide access to the porch. The building has a concrete foundation. Outbuildings: None.*

269 Harrison Avenue

Block/Lot: 18301/9

Non-Contributing

Date: c. 1900

*Description: This two-story, two-bay, aluminum-clad dwelling has been heavily altered and retains little original ornamentation; the roofline has also been altered and the second story "bumped out." The*

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*building has a flat roof with aluminum coping. Windows are replacement vinyl 1/1 double hung sash. A three-sided bay window at the first floor is projecting and has a roof sheathed in asbestos shingles. Above the replacement front door is an aluminum awning. The basement level is brick. Outbuildings: None.*

271 Harrison Avenue

Block/Lot: 18301/8

Contributing

Date: c. 1900

*Description: This two-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric. The building has a flat roof interrupted by a centered false gable with an open pediment over two second-story windows that have their own separate cornice and smaller pediment. A three-sided bay window is located at the first story. Windows are replacement 1/1 double hung sash. The porch has an asphalt-shingled shed roof, turned wooden posts, wood railings with turned spindles, and wood steps with metal railings. The front door has an iron grille. Outbuildings: None.*

275-277 Harrison Avenue

Block/Lot: 18301/6-7

Richards Court

Contributing

Date: c. 1925

*Description: This five-story with raised basement, 19-bay brick apartment house is styled with Tudor Revival influences. The building has a U-plan with an interior courtyard and entry. It has a flat roof with a stepped parapet wall and terracotta coping facing the street. The parapet is ornamented with engaged terracotta balusters and battlements. A terracotta cornice is located below the fifth story. Windows, found singly and in three-part in slightly projecting bays, are metal 1/1 double hung sash with terracotta sills. The fifth and first-story windows have terracotta dripstones. Between the first and second stories is a terracotta stringer course. The building is connected to and mirrors 277 Harrison Avenue. Outbuildings: None.*

280 Harrison Avenue

Block/Lot: 17702/43

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style vinyl-clad dwelling has an asphalt-shingled, cross-gabled roof with a gabled dormer and overhanging eaves. The dormer features fishscale shingles at the gable end and bracketed cornice returns. Under a deeply overhanging bracketed eave is a three-sided two-story bay window. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The porch has an asphalt-shingled hipped roof, Doric-order wood columns, slatted wood railings, and brick steps with metal railings. The front entry has a flush wooden door with a sidelight. The building has a brick foundation. Outbuildings: None.*



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283 Harrison Avenue

Block/Lot: 18301/5

Non-Contributing

Date: c. 1970

Description: This two-story with raised basement, five-bay, contemporary brick apartment house has a flat roof with concrete coping. Windows are metal 1/1 double hung sash with concrete sills. The front door is metal. The westernmost bay on the north elevation has an open garage bay at the first story. Outbuildings: None.

284 Harrison Avenue

Block/Lot: 17702/44

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, vinyl-clad dwelling has a minimally Queen Anne-style form although little in the way of original exterior fabric. The building has an asphalt-shingled, side-gabled roof with a lower cross gable forming a disengaged pediment over a three-sided bay window. Windows are replacement vinyl 1/1 double hung sash. The porch has an asphalt shingled hipped roof, metal posts, and metal railings. The building has two entries, each with a modern wooden paneled door. Outbuildings: None.

287 Harrison Avenue

Block/Lot: 18301/4

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, aluminum-clad dwelling has a Queen Anne-style form but little in the way of original exterior fabric. The building has a flat roof with metal coping and a large pediment at the front (north) elevation. A second-story bay overhangs the entry and is supported by wooden columns on brick piers; a three-sided bay window is set in under the eave forming a clipped corner. Windows are replacement vinyl 1/1 double hung sash. The paired front doors are flush wooden replacements with diamond lights. Brick steps with stone treads and metal railings provide access to the entry. The building has a concrete foundation. Outbuildings: None.

288 Harrison Avenue

Block/Lot: 17702/45

Contributing

Date: c. 1915

Description: This two-and-one-half-story, two-bay, aluminum-clad is Queen Anne-style in form but retains little in the way of original exterior fabric. It has an asphalt-shingled, cross-gabled roof; the front gable end has deep bracketed eaves overhanging two three-sided bay windows. The smaller of the windows is fronted by a balcony enclosed by a wood balustrade with urn-shaped balusters. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The porch has an asphalt shingled hipped roof supported by aluminum-clad posts. The porch base is brick. The front entry has a paneled door, above which is a fanlight. The sidelights have been infilled. Outbuildings: None.

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289 Harrison Avenue

Block/Lot: 18301/3

Contributing

Date: c. 1900

*Description: This two-story, two-bay dwelling has a Queen Anne-style form although little in the way of original exterior fabric. The second-story and side elevations are clad in vinyl siding. The first story is brick-faced. The building has a flat roof with a double gabled front sheathed in asphalt shingles. The west bay is projecting and overhangs the porch. A three-sided two-story bay window forms a clipped corner. Windows are replacement vinyl 1/1 double hung sash. The porch has metal posts on brick piers. The modern front door is paneled. Brick steps with stone treads provide access to the entry. The building has a concrete foundation. Outbuildings: None.*

291 Harrison Avenue

Block/Lot: 18301/2

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad dwelling an asphalt-shingled side gabled roof with a west-facing gabled dormer. The gable has an in-filled peak with brackets and a three-part attic window; the gable returns are metal. Windows are replacement vinyl 1/1 double hung sash. The enclosed porch has a rolled asphalt hipped roof, a three-part window, a recessed entry with a replacement door with sidelights, and brick steps with metal handrails. The building has a concrete foundation and a stuccoed brick chimney. Outbuildings: None.*

292 Harrison Avenue

Block/Lot: 17702/46

Contributing

Date: c. 1930

*Description: This three-story with raised basement, five-bay, Art Deco-style, brick apartment house has a flat roof with a crenellated parapet wall. The Art Deco-styling is achieved almost exclusively making use of a buff and a red brick to form geometric patterns including meanders and pilasters. Windows, found singly and in three part in the center bay, are replacement vinyl 1/1 double hung sash. The entry has a corbelled opening into which paired glass doors with decorative iron grilles and a stepped transom are recessed. The opening has a brick surround with fluted pilasters and a sunburst entablature. Brick steps with concrete treads and metal handrails provide access to the entry. Outbuildings: None.*

293 Harrison Avenue

Block/Lot: 18301/1

Non-Contributing

Date: c. 1960

*Description: This two-story, two-bay dwelling has a flat roof. The second story is clad in vinyl siding whereas the first story is brick-faced. Windows are sliding vinyl. Above the paneled front door is an aluminum awning. Brick-faced steps with stone treads provide access to the elevated entry. Outbuildings: None.*

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294 Harrison Avenue

Block/Lot: 17702/47

Non-Contributing

Date: c. 1960

Description: This two-story with raised basement, two-bay, vinyl-clad dwelling has an asphalt-shingled pent roof. Windows are vinyl. Above the front door is a pediment. Brick steps provide access to the entry. The basement level is faced with brick. Outbuildings: None.

296 Harrison Avenue

Block/Lot: 17702/48

Non-Contributing

Date: c. 1960

Description: This two-story with raised basement, two-bay, vinyl-clad dwelling has an asphalt-shingled pent roof. Windows are vinyl Chicago style. Above the entry is an aluminum awning. Brick steps provide access to the entry. The basement level is brick-faced. Outbuildings: None.

Jewett Avenue

118 Jewett Avenue/639 Bergen Avenue

Block/Lot: 16601/19

Doradan Apartments/Marble Court Apartments

Key Contributing

Date: c. 1915

Description: This brick, four-story with raised basement, eleven-bay French Renaissance brick apartment house has its main entry on Jewett Avenue and a secondary, deeply recessed entry off of Bergen Avenue (Photograph 32). The building anchors the northwest corner of the intersection of Jewett Avenue and Bergen Avenue. It ranks among the district's earliest architecturally elaborated apartment houses, which became the dominant type of residential construction in the district from the mid-1910s to 1930s. The building has a flat roof with a parapet wall with shallow arched pediments. Ornamentation is achieved, primarily, through the application of white-glazed terracotta including coping, medallions, pilasters, cornices, keystones, sills, lintel corner stops, and insets featuring various types of sculptural relief (cartouches, swags, etc.). The brick is a buff color with soldier courses used to establish window lintels and panels. Brick at the first story is patterned to imitate courses of ashlar. Windows, found mostly in a three-part pattern, are metal 1/1 double hung sash replacements. The main entry faces south toward Jewett Avenue; it features paired metal-frame doors with glazes and decorative grills set within an arched opening with glass transom and a terracotta surround with floral relief. The doorway is within a recessed bay that at the sidewalk is defined by a concrete entablature with scrolled pediment, dentiled cornice and paired Doric-order columns on paneled bases. The foundation is concrete block. Outbuildings: None.

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122 Jewett Avenue

Block/Lot: 16601/20

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling is sided with wood shingles. It has an asphalt-shingled cross-gambrel roof with a vinyl-clad cornice. A projecting gambrel end has two windows with molded wood cornices. Under the overhanging eave is a two-story, three-sided bay window. Windows are replacement vinyl 1/1 double hung sash. The porch has a flat roof, an aluminum cornice, fluted Doric-order wood columns, slatted wood railing, and brick steps with metal railings. The porch overhangs a below-grade garage bay. The front door is a paneled replacement. The building has a stuccoed foundation. Outbuildings: None.*

123 Jewett Avenue

Block/Lot: 16602/20

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay vinyl-clad wood-frame dwelling has a Queen Anne-style form although little in the way of original exterior fabric survives. The building has an asphalt-shingled front-gabled roof with gabled dormers on the side elevations. The gable end projects to create an overhanging eave, except at a three-sided bay window that projects beyond the eaves. Windows are replacement 1/1 double hung sash. The porch has an asphalt-shingled hipped roof, open metal posts, metal railings and brick foundation. The front entry has a metal replacement door with a sidelight. The building has a concrete foundation. Outbuildings: None.*

124 Jewett Avenue

Block/Lot: 16601/21

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, stuccoed wood-frame dwelling has an asphalt-shingled cross-gambrel roof with a bracketed cornice. Windows are replacement vinyl 1/1 double hung sash with molded stucco surrounds, including keystones at the attic windows. Under the overhanging eave is a three-sided bay window. The porch has flat roof on metal posts. The porch base is stuccoed. The front door is a wooden replacement with one central light. The building has a stuccoed interior chimney. Outbuildings: None.*

126 Jewett Avenue

Block/Lot: 16601/22

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has an asphalt-shingled cross-gambrel roof. Below the overhanging eave is a three-sided bay window. Windows are replacement 1/1 double hung sash. The porch has an asphalt-shingled hipped roof with a pediment over the entryway, Doric-order wood columns on paneled bases, and wood railings with turned*

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*balusters. The front door is wood and glazed. The foundation is rusticated concrete block. The building has an interior end stuccoed chimney at the west elevation. Outbuildings: None.*

127 Jewett Avenue

Block/Lot: 16602/19

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay vinyl-clad wood-frame dwelling has a late Victorian form, although little in the way of visible original exterior fabric. The building has an asphalt-shingled cross-gabled roof with an aluminum-clad cornice. The front facing gable end has a deeply overhanging eave. Windows are varied including a Palladian-form window at the attic story, paired and single windows at the second story, and a window at the first story with a rolling metal security gate. Window sashes are replacement 1/1 double hung sash with metal surrounds and lintels. The porch has a flat roof, Doric-order wood columns, and stone steps with metal railings. The front entry has a glazed door in a metal frame with sidelights. The building has a brick foundation and an exterior end brick chimney on the east (side) elevation. Outbuildings: None.*

129-131 Jewett Avenue

Block/Lot: 16602/18

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, five-bay vinyl-clad dwelling is a duplex on one tax lot. The building has a Queen Anne-style form, but little in the way of visible original exterior fabric. It has an asphalt-shingled cross-gabled roof and a small gabled dormer that interrupts the eave. The second story projects over the first story. Windows patterns and sizes are varied. Windows are replacement vinyl 1/1 double hung sash with faux muntins and aluminum surrounds. One first-story window at 131 Jewett Avenue adjacent the doorway is wooden 1/1 double hung sash. The porch has an asphalt-shingled shed roof with a pediment over the 129 Jewett Avenue entryway. The porch has heavy scrolled wooden brackets and turned wood posts, wood railings with turned balusters, and concrete steps with metal railings. The building has an exterior end brick chimney on the west elevation. A low concrete retaining wall with metal picket railing is located along the public sidewalk. Outbuildings: None.*

130 Jewett Avenue

Block/Lot: 16601/23

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay wood-frame dwelling retains a late Victorian form but little in the way of original exterior fabric. The upper stories are sided with non-original plastic shingles. The first story is clad in aluminum siding. The building has an asphalt-shingled hipped roof with a pedimented dormer. The cornice is clad in aluminum. Windows, found in a three-part dormer window and three-sided bay windows at the second and first stories, are replacement metal 1/1 double hung sash with aluminum surrounds. The porch has a flat roof, open metal posts, metal railings and brick steps. A brick-*

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*enclosed third bay has been added to the east side of the porch; under the bay is a below-grade garage. The wood front door is glazed with sidelights. The building has a brick foundation and an interior brick chimney. Outbuildings: None.*

134 Jewett Avenue

Block/Lot: 16601/24

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric. The building has an asphalt-shingled cross-gambrel roof with an aluminum-clad cornice. A two-story, three-sided bay window projects from the façade. Windows are metal 1/1 replacements. The porch has an asphalt-shingled shed roof, a pediment over the entry, Doric-order wood columns, metal railings and brick steps. The front door is a wooden replacement. Brick steps provide access to the porch. Outbuildings: None.*

135 Jewett Avenue

Block/Lot: 16602/17

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, five-bay brick dwelling is styled with Colonial Revival influences. The building has an asphalt-shingled hipped roof with bracketed overhanging eaves. The shed dormers are sided with shingles. Wood windows are found in a variety of patterns including a five-part 6/1 window in the dormer, single or paired windows with 6/1 and 4/4 sash at the second story, paired 9/1 windows at the first story, and oriel bay windows with casements and arched hoods at the first story (front and side). Above the front entry is an asphalt-shingled hipped roof on wooden Doric columns. The front entry is covered by a hipped hood on Doric-order wood columns. The front door is wood with a 9-pane glaze. Brick steps provide access to the entry. The building has an interior brick chimney. Outbuildings: None.*

136 Jewett Avenue

Block/Lot: 16601/25

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has an asphalt-shingled side-gabled roof with a gabled dormer and a secondary pyramidal roof over a three-sided two-story turret. Windows are replacement vinyl 1/1 double hung sash. The porch has a hipped roof, aluminum-clad cornice, Doric-order wood columns, wood railings with turned balusters, and ashlar piers. The wood-enclosed entry has a vinyl door flanked by fluted pilasters, above which is a transom. The main front door is the original half-paneled, half-glazed door with a decorative rosette at its center. Concrete steps provide access to the porch. The building has a stone foundation and an exterior end brick chimney on the west elevation. Outbuildings: None.*

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138 Jewett Avenue

Block/Lot: 16601/26

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, wood-frame dwelling is styled with Queen Anne influences. The front (south) elevation is clad in replacement aluminum siding, whereas the side elevations are clapboard. The building has an asphalt-shingled front-gabled roof with an aluminum cornice. The gable end projects over the second story and a curved three-light bay window. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The flat-roof, full-width porch has been enclosed. The porch foundation is brick. The exterior porch door is metal; the wood front door inside the porch enclosure is half-glazed. The building has a stone foundation and an interior end brick chimney on the west elevation. Also on the west elevation is a first-story projecting bay sided with wood shingles. The windows on this bay are wooden 1/1 double hung sash with leaded glass. Outbuildings: None.*

139 Jewett Avenue

Block/Lot: 16602/16

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay wood-frame dwelling is styled with Colonial Revival influences. The building's north elevation is sided with shingle; the side elevations are clad in vinyl siding. The building has an asphalt-shingled hipped roof with a shed dormer. Window, found singly or three-part are replacement vinyl 1/1 double hung sash with faux muntins, excepting the attic story windows, which are sliding vinyl. The first-story window has an elliptical fanlight with leaded glass. The front entry has a flat-roof hood supported on fluted columns. The front door is a wood multi-pane door with wooden sidelights and an elliptical fanlight with leaded glass. The building has an exterior end brick chimney on the east elevation. A shed-roof carport has been added on the west elevation. Outbuildings: None.*

140 Jewett Avenue

Block/Lot: 16601/27

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling is styled with Queen Anne influences. The building has a slate-tiled side-gabled roof with a gabled dormer. At the southeast corner is a two-story, three-sided turret with pyramidal roof. The cornice is metal clad. Bay windows are replacement vinyl 1/1 double hung sash with aluminum surrounds. A full-width porch has an asphalt-shingled hipped roof, fluted wood columns, slatted wood railings, and brick steps with metal railings. The front door has been replaced with a half-glazed modern door, although it retains multi-pane sidelights. The building has a stone foundation. Outbuildings: None.*

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*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric is visible. It has an asphalt-shingled gambrel roof that projects over a three-side bay window at the second story. Windows are replacement vinyl sash. The porch has an asphalt-shingled hipped roof with a pediment over the steps, and Doric-order wood columns on stone piers. The replacement front door is flanked by sidelights. Brick steps provide access to the porch. The building has a stone foundation. Outbuildings: None.*

*143 Jewett Avenue**Block/Lot: 16602/15**Contributing**Date: c. 1900*

*Description: This two-and-one-half-story, three-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has an asphalt-shingled gambrel roof with a front-projecting gabled dormer. The dormer has a molded cornice and below the cornice is a paneled frieze. Windows are a variety of patterns including a beautiful arched window with fanlight and pattern muntins at the attic story, projecting bay windows with 2/1 wood sash at the second story, and a bay window at the first story with 2/1 wood sash, transoms, and a paneled frieze. On the east (side) elevation are three stained-glass windows. The half-width porch has a flat roof with metal coping, a molded wood cornice, Doric-order wood columns, metal railings, brick foundation, and concrete steps. The front door is a half-paneled, half-glazed wood door with molded surround. The building has a stone foundation. Outbuildings: None.*

*144 Jewett Avenue**Block/Lot: 16601/29**Contributing**Date: c. 1900*

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has a Queen Anne-style form although little in the way of original exterior fabric is visible. The building has an asphalt-shingled gabled roof with a cross-gambrel at the rear of the building. Windows, found in a three-part at the attic story and in three-sided bay windows at the second and first stories, are replacement vinyl 1/1 double hung sash. At the second story is one small original accent window with a decorative muntin pattern. The porch has a flat roof, Doric-order wood column, slatted wood railings, and brick steps with metal railings. The front door is a modern multi-pane replacement flanked by sidelights. The building has a brick foundation. Outbuildings: None.*

*146 Jewett Avenue**Block/Lot: 16601/30**Contributing**Date: c. 1900*

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric is visible. It has an asphalt-shingled*



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*gambrel roof with the bracketed gambrel end projecting over the second story. In the gambrel end is a three-part window with triangular pediment. Windows in a two-story three-sided bay are replacement vinyl 1/1 double hung sash. At the second story is a small hexagonal accent window with a replacement glaze. The full-width porch has an asphalt-shingled hipped roof with a pediment over the steps, Doric-order wood columns on stone piers, slatted wood railings, and wood steps. The wood front door is glazed. The building has a stone foundation. Outbuildings: None.*

147 Jewett Avenue

Block/Lot: 16602/14

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling is styled with Queen Anne and Colonial Revival influences. The building has an asphalt-shingled gambrel roof (shingles patterned to appear like slate fishscale) with gabled dormers. The dormers have bracketed pediments and windows with 5/1 double hung sash. The aluminum-clad main cornice has wooden brackets. The second-story central bay is a projecting box bay with paired fixed windows, flanked by engaged Doric-order columns, and above which is a stained-glass transom. The porch has a flat roof, Doric-order wood columns, slatted wood railings, brick steps with metal railings, and brick piers. The front door is a half-glazed wood door with sidelights. The building has a brick foundation and an interior brick chimney. Outbuildings: None.*

148 Jewett Avenue

Block/Lot: 16601/31

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style vinyl-clad wood-frame dwelling has an asphalt-shingled front-gabled roof. In the gable end is a recessed window framed by two small Doric-order columns and a dentiled lintel. Deeply overhanging eaves feature two sizes of scrolled brackets. Below the eaves are a small window with decorative muntin pattern and a three-sided bay window with fluted pilasters and a frieze with applied ornamental swags. Bay windows are vinyl 1/1 double hung sash. The full-width porch has a flat roof, fluted columns, slatted wood railings and brick steps. The wood front door a multi-pane glaze and sidelights framed by a wooden surround with fluted pilasters and dentiled entablature. The building has a stone foundation. Outbuildings: None.*

150 Jewett Avenue

Block/Lot: 16601/32

Non-Contributing

Date: c. 1900

*Description: This three-story, two-bay, vinyl-clad wood-frame dwelling has undergone extensive renovations and retains little of its original ornamentation or form. A third story has been added to the original structure and the building now has a flat roof with a metal dentiled cornice. Windows are vinyl casements, excepting the windows at the two-story projecting bay, which are fixed vinyl. The porch has a*

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*flat roof on metal posts. The porch base is brick. The front entry has a replacement multi-pane door and half-sidelights. Above the door and sidelights is a transom. Brick steps provide access to the porch. The building has a brick foundation. Outbuildings: None.*

151 Jewett Avenue

Block/Lot: 16602/13

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric. The building has an asphalt-shingled front gambrel roof with deeply overhanging eaves and an aluminum-clad cornice. One of the second-story bays is recessed under the eaves while the other two bays are flush. Windows, found singly except for a three-sided bay window at the first story, are replacement vinyl 1/1 double hung sash with faux muntins and aluminum surrounds. The front porch has been enclosed and has a flat roof and a half-glazed metal door. Wooden steps lined with wooden railings provide access to the entry. The building has a stone foundation. Outbuildings: None.*

152 Jewett Avenue

Block/Lot: 16601/33

Contributing

Date: c. 1900

*Description: This three-story with raised basement, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric is visible. The building has an asphalt-shingled front gambrel roof flanked by a three-story tower with pyramidal roof with flared eaves. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The original porch treatment has been removed and replaced by a below-grade garage door and a concrete-block and brick stoop with gabled hood on metal posts. The paired replacement wood front doors are glazed. At the basement level is a sunken garage bay. The building has a brick foundation. Outbuildings: None.*

153 Jewett Avenue

Block/Lot: 16602/12

Contributing

Date: c. 1900

*Description: This two-story, three-bay, vinyl-clad wood-frame dwelling features little ornamentation, although retains sufficient historic form to contribute to the streetscape (Photograph 33). It has a flat roof with aluminum coping. Windows are replacement vinyl 1/1 double hung sash. The second-story, three-sided central bay is projecting and sided with fishscale-pattern shingles. The non-original brick-enclosed porch has a flat roof and fixed-over-awning vinyl windows. The replacement front door is paneled and has an aluminum surround. Brick steps provide access to the entry. Outbuildings: Non-contributing post-1950 detached stuccoed garage with a flat roof.*

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Hudson County, New Jersey**Section number 7 Page 171*154 Jewett Avenue**Block/Lot: 16601/34**Contributing**Date: c. 1900*

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has Queen Anne-style form but little in the way of original exterior fabric remains visible. The building has an asphalt-shingled gambrel roof with a pedimented dormer and a two-story turret on the front elevation. The cornice is aluminum-clad. Windows are replacement vinyl 1/1 double hung sash. At the first story is a projecting fixed window, above which is a transom. The porch has a flat roof, turned wood posts, wood railings with turned balusters, and Permastone-faced steps and foundation. The front door has been replaced with a modern wood door with leaded-glass glazes. Outbuildings: None.*

*155 Jewett Avenue**Block/Lot: 16602/11**Contributing**Date: c. 1915*

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, vinyl-clad wood-frame dwelling has an asphalt-shingled gambrel roof with a large gambrel dormer (Photograph 33). The dormer features paired window flanked by paired Doric-order wood columns. The cornice is metal-clad and has wooden modillions. Windows, found singly or in a three-sided second-story bay, are replacement 1/1 double hung sash. The porch has an asphalt-shingled shed roof, bracketed cornice, fluted columns, metal railings, and brick steps. The front entry has a paneled wooden door with an aluminum surround. The building has an interior brick chimney. Outbuildings: None.*

*156 Jewett Avenue**Block/Lot: 16601/35**Contributing**Date: c. 1900*

*Description: This two-and-one-half-story, two-bay, Queen Anne-style vinyl-clad wood-frame dwelling has an asphalt-shingled cross-gambrel roof. The front-facing gambrel end has a filled peak with brackets, molded wood cornice, and eaves that overhang the second story. Windows are a variety of patterns including a paired window at the attic story, a three-sided bay window at the second story, and a picture window with a stained-glass fanlight at the first story. In most instances, windows are replacement vinyl 1/1 double hung sash with wooden surrounds. A full-width porch has an asphalt-shingled shed roof with a pediment over the steps, fluted wood columns on brick piers, slatted wood railings, and brick steps with metal railings. The wood front door has multi-pane glazes and sidelights. The building has a brick foundation. Outbuildings: None.*

*157 Jewett Avenue**Block/Lot: 16602/10**Contributing**Date: c. 1915*

*Description: This two-and-one-half-story, three-bay, Queen Anne-style wood-frame dwelling has wood-shingled uppers stories sided and clapboarded first story (Photograph 33). The building has an asphalt-*

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*shingled cross-gabled roof with a projecting cross gable and a turret on the front (north) elevation. The cross gable forms an open pediment over a balustraded second-story balcony located on the roof of the front porch. The gable end features a handsome arched window with a molded wood surround, pilasters, keystone lintel and bracketed sill. The turret has a pyramidal roof and a three-sided bay window at the second story that over hangs the first story. Window sash are replacement vinyl 1/1 double hung sash with faux muntins. The windows have wooden surrounds, except for the turret windows, which have aluminum surrounds. The porch has been enclosed but retains some original ornamentation included bracketed cornice and Doric-order wood columns. Brick steps provide access to the porch entry. The building has a brick foundation. Outbuildings: None.*

158 Jewett Avenue

Block/Lot: 16601/36

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling has fishscale shingled upper stories and vinyl-sided first story. An asphalt-shingled front gambrel roof projects over the second story and has an overhanging eave with brackets. Window patterns are varied and include a Palladian-form window at the attic story, a three-sided bay window at the second story, a small arched stained-glass accent window at the second story, and an elliptical stained-glass window adjacent to the front door at the first story. Attic- and second-story windows are replacement vinyl 1/1 double hung sash. First-story windows are wooden 1/1 double hung sash. A full-width porch has a flat roof, a dentiled wooden cornice, fluted wood columns on brick piers, wood railings with turned balusters, and brick steps. The front entry has a glazed door in an iron frame flanked by wooden pilasters. The building has a brick foundation. Outbuildings: None.*

159 Jewett Avenue

Block/Lot: 16602/9

Contributing

Date: c. 1900

*Description: This two-story, three-bay, Queen Anne-style, wood-frame dwelling is has wood-shingled upper story and clapboarded first story. The building has an asphalt-shingled gambrel roof, which forms a full two stories on the side elevations but that has eaves that extend down to a pediment sheltering a one-story half-width porch on the front (north) elevation. At one corner of the façade is a two-story turret with pyramidal roof and three-sided bay windows. Windows are replacement vinyl 1/1 double hung sash with faux muntins. The porch roof is supported by iron posts (not original). A wood front door is half-glazed. The building has a stuccoed foundation and interior chimney. Outbuildings: None.*

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160 Jewett Avenue

Block/Lot: 16601/37

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style vinyl-clad wood-frame dwelling has an asphalt-shingled cross-gabled roof with fishscale shingles and three-part windows at the gable ends. The cornice is clad in aluminum siding and has wooden modillions at the overhanging eave. A two-story, three-sided bay window projects from the façade and is topped by a triangular pediment. Windows are replacement 1/1 double hung sash. The full-width porch has a flat roof, a dentiled wood cornice, turned porch posts, brick steps and brick foundation. The replacement wood front door has decorative etched glazes and sidelight. The building has an interior brick chimney. Outbuildings: None.*

161 Jewett Avenue

Block/Lot: 16602/8

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, wood-frame dwelling has a shingle-sided attic story and clapboarded second and first stories. The building has a front-gabled roof with the gable end projecting over the second story to form a pediment. The gable end has a bracket in the peak, verge boards, and a Palladian-style window with molded wood surround featuring pilasters and keystone. The overhanging eave has brackets and shelters a three-sided bay window with a frieze featuring swag relief. Windows are replacement metal 1/1 double hung sash. The porch has a flat roof, molded wood cornice, Doric-order wood columns, wood railings with turned balusters, brick foundation and brick steps with metal railings. The front door is protected by a projecting entry vestibule with plate glass windows and paneled aprons; the wood front door has an oval glaze and transom. The building has a brick foundation. Outbuildings: None.*

162 Jewett Avenue

Block/Lot: 16601/38

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has an asphalt-shingled side-gabled roof with a shed roof dormer. Window, found singly or in three part, are replacement vinyl 1/1 double hung sash. The full-width porch has an asphalt-shingled hipped roof, Doric-order wood columns, and brick steps with metal railings. The front door is a modern replacement with fanlight and an iron grille, flanked by multi-pane sidelights; a transom above the door has been infilled with vinyl siding. The building has a brick foundation and a brick chimney at the east (side) elevation. Outbuildings: None.*

163 Jewett Avenue

Block/Lot: 16602/7

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay stuccoed wood-frame dwelling is in the Colonial Revival taste; it has a slate-tile-covered hipped roof with hipped dormers, copper coping, and metal-clad*

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*cornice. Windows, found paired or in a three-sided bay at the second story, are wooden 6/1 double hung sash with aluminum surrounds. The non-original enclosed porch has an asphalt-shingled hipped roof with an aluminum cornice. Porch windows are vinyl 1/1 double hung sash. The porch has a brick base. The front door is hollow multi-pane. The building has a brick foundation. Outbuildings: None.*

164 Jewett Avenue

Block/Lot: 16601/39

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, stuccoed wood-frame dwelling has an asphalt-shingled side-gabled roof with a gabled dormer featuring half-timbering in the peak. The wooden cornice has modillions. Windows, found in a three-part pattern in the attic story and at the second story, are replacement vinyl 1/1 double hung sash with faux muntins. The partially-enclosed full-width porch is clad in vinyl siding and has an asphalt-shingled hipped roof. The porch roof is supported by stuccoed columns. The front door is a modern replacement with oval glazing. The sidelights and transom have been infilled. The building has a brick foundation and a brick chimney at the west elevation. Outbuildings: None.*

165 Jewett Avenue

Block/Lot: 16602/6

Contributing

Date: c. 1920

*Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling has wood-shingled upper stories and clapboarded first story. The building has an asphalt-shingled cross-gabled roof with the façade defined by a projecting cross gable and a three-story turret. The gable end has a dentiled cornice and a handsome window with molded wood surround featuring paneled pilasters and arched lintel with keystone. The gable end overhangs a three-sided bay window at the second story. The three-sided turret has a pyramidal roof with bracketed overhanging eaves. Windows are replacement 1/1 double hung sash, excepting the second story windows, which are three-part vinyl. The enclosed porch has a flat roof with metal coping. The porch features a dentiled wooden cornice and fluted wooden pilasters. The porch entry has a paneled wooden door with a wooden surround. The porch base and steps to the entry are brick. Outbuildings: None.*

166 Jewett Avenue

Block/Lot: 16601/40

Contributing

Date: c. 1935

*Description: This three-story with raised basement, five-bay brick apartment house is styled with Tudor Revival influences and is a mirror image of 170-172 Jewett Avenue. The brickwork is English bond with several colors of red, brown and buff brick used to create a polychromatic impact. The building has a slate-tiled pent roof interrupted by a crenellated brick parapet with a blind arcade cornice, two false gables (one large and one small) and a patterned chimney with terracotta chimney pots. In the gable ends are concrete tiles with decorative relief. Windows, found singly and in three part, are metal 1/1 double*

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hung sash. Lintel and sill treatments are varied and include patterned brick false arches (both segmental and lancet), concrete dripcourses and bracketed lintels. The recessed paired doors are set in a lancet-arch opening within a stepped brick surround with gabled peak and pilasters with concrete caps to appear like small buttresses. The metal front doors have half glazes with decorative iron grilles and a transom. Circular-plan brick steps have consoles and metal railings. Above the basement level is a concrete watercourse. The basement level is concrete block. Outbuildings: None.

169 Jewett Avenue

Block/Lot: 16602/5

Contributing

Date: c. 1925

Description: This two-and-one-half-story, two-bay, Colonial Revival-style brick dwelling has a side-gabled roof covered in slate tiles. The brick bonding is Flemish with the headers having a darker glaze than the stretchers. Two segmental-arched dormers have slate-tiled cheeks and arched windows with fanlights, pilasters and keystones. The molded wood cornice is dentiled. Windows, found singly at the second story and paired at the first story, are replacement vinyl 1/1 double hung sash with faux muntins. The front entry has a segmental-arched wood hood on Doric-order columns. The front door is a wooden replacement with oval glazing. Above the doorway is a wooden fanlight. Brick steps provide access to the entryway. The building has a brick foundation. Outbuildings: None.

170-172 Jewett Avenue

Block/Lot: 16601/41

Contributing

Date: c. 1935

Description: This three-story with raised basement, five-bay brick apartment house is styled with Tudor Revival influences and is a mirror image of 168 Jewett Avenue. The brickwork is English bond with several colors of red, brown and buff brick used to create a polychromatic impact. The building has a slate-tiled pent roof interrupted by a crenellated brick parapet with a blind arcade cornice, two false gables (one large and one small) and a patterned chimney with terracotta chimney pots. In the gable ends are concrete tiles with decorative relief. Windows, found singly and in three part, are wood 6/1 double hung sash. Lintel and sill treatments are varied and include patterned brick false arches (both segmental and lancet), concrete dripcourses and bracketed lintels. The recessed paired doors are set in a lancet-arch opening within a stepped brick surround with gabled peak and pilasters with concrete caps to appear like small buttresses. The metal front doors have half glazes with decorative iron grilles and a transom. Circular-plan brick steps have consoles and metal railings. Above the basement level is a concrete watercourse. The basement level is concrete block. Outbuildings: None.

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171 Jewett Avenue

Block/Lot: 16602/4

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling retains a late Victorian form but little in the way of original visible exterior fabric. It has an asphalt-shingled side-gabled roof with an aluminum-clad cornice and a gable dormer. Windows, found in a three-part attic window and a three-sided bay window at the second story, are 1/1 double hung sash. The first-story windows and front door are boarded up. The porch has been enclosed, except at the front door, where there is a lone wood porch column visible. Concrete steps provide access to the entry. The building has a brick foundation and an interior brick chimney. Outbuildings: None.*

173 Jewett Avenue

Block/Lot: 16602/3

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form, although little in the way of original visible exterior fabric. It has an asphalt-shingled side-gabled roof with a gabled dormer. Overhanging eaves are bracketed and shelter a three-sided bay window at the second story. Windows are replacement 1/1 double hung sash with aluminum surrounds. A flat-roof porch has been enclosed and has vinyl fixed windows. The metal front door is glazed and has an iron grille. Above the door is a full transom. Concrete steps provide access to the entry. The building has a brick foundation and an interior-end brick chimney. Outbuildings: None.*

174 Jewett Avenue

Block/Lot: 16601/42

Contributing

Date: c. 1937

*Description: This three-story with raised basement, five-bay, Art Deco-style brick apartment house achieves its decorative qualities through the use of buff brick with deep orange and red-brick accents to form geometric patterns. The bays are stepped with the central bay projecting beyond the side bays. The building has a flat roof with a concrete coping and a cornice formed by a band of red-brick soldiers and narrow buff-brick stretchers. Windows, found singly or paired in the center bays, are wooden 1/1 double hung sash with metal storms. The center window bays are accented by vertical bands of red and orange brick, whereas the end bay windows are accented by horizontal bands. The recessed front door has paired glazed doors with iron grilles set within a surround of buff-colored blocks and black tiles. Above the doors is a transom. The stoop is three colors of brick with metal railings. This apartment house is a mirror image of 180 Jewett Avenue. Outbuildings: None.*



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177 Jewett Avenue

Block/Lot: 16602/2

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, five-bay, vinyl-clad wood-frame dwelling is styled with Colonial Revival influences. It has a slate-tiled side-gabled roof. A single gable dormer has cornice returns and a three-part window. At the overhanging eave, the cornice is covered in vinyl, although the outline of brackets remains visible. Windows are replacement vinyl 1/1 double hung sash. The porch has a flat roof, fluted wood columns, and slatted wood railings. The front entry has a flush wooden door with sidelights flanked by wooden pilasters. Over the entry is simple wooden entablature. The building has a concrete foundation. Outbuildings: Non-contributing post-1950 vinyl-clad garage with a gabled roof.*

180 Jewett Avenue

Block/Lot: 16601/43

Contributing

Date: c. 1937

*Description: This three-story with raised basement, five-bay, Art Deco-style brick apartment house achieves its decorative qualities through the use of buff brick with deep orange and red-brick accents to form geometric patterns. The bays are stepped with the central bay projecting beyond the side bays. The building has a flat roof with a concrete coping and a cornice formed by a band of red-brick soldiers and narrow buff-brick stretchers. Windows, found singly or paired in the center bays, are wooden 1/1 double hung sash with metal storms. The center window bays are accented by vertical bands of red and orange brick, whereas the end bay windows are accented by horizontal bands. The recessed front door has paired glazed doors with iron grilles set within a surround of buff-colored blocks and black tiles. Above the doors is a transom. The stoop is three colors of brick with metal railings. This apartment house is a mirror image of 174 Jewett Avenue. Outbuildings: None.*

**Kennedy Boulevard**

2419 Kennedy Boulevard

Block/Lot: 17702/27

Temple Beth El

Key Contributing

Date: 1925

*Description: This two-story, five-bay brick temple was designed by architect Percie Vivarttas in the Byzantine Revival style (Photograph 34). The synagogue features a domed roof covered in gold terracotta tiles and copper panels. Atop the dome is a sculpture of the Ten Commandments. Brick is a Flemish diagonal bonding pattern with a non-standard header size to create a texture that is not common to most American buildings. The building has an arched parapet wall with terracotta coping. The terracotta cornice, with a geometric relief of circles, diamonds and Xs, follows the shape of the arch. A large stained glass window featuring a Star of David is set in an arched opening over the main entry and framed with terracotta details. Other windows are relatively small openings in proportion to the building's surface area*

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and are stained glass with wood mullions. Between the first and second story is a terracotta stringer course. The front entry has three sets of paired flush doors in terracotta surrounds. The central pair of doors has a pedimented surround with an entablature embossed with "Temple Beth-El". Atop this pediment is a sculpture of the Ten Commandments. Stone steps with decorative iron railings provide access to the entry. The basement level is stone. The date stone at the southeast corner reads "1925." The east elevation has a secondary entry at ground level. Over this entry is a vinyl awning. On the north elevation is a one-story addition. Outbuildings: None.

2435 Kennedy Boulevard/71 Bentley Avenue Block/Lot: 17702/26  
Congregation Temple Beth El – Rabbi Samuel A. Berman Temple House  
Contributing Date: c. 1905

Description: This two-and-one-half-story, four-bay, brick-faced wood-frame dwelling is Colonial Revival in form with minimal ornamentation. The central bay is recessed. The building has an asphalt-shingled hipped roof with a brick-faced dormer with a small arched window. The overhanging eaves have large wooden brackets. Windows, found in a three-part pattern on the front (east) elevation facing Kennedy Boulevard, are vinyl 1/1 replacements. The front door is paneled and has a fluted wooden surround with a dentiled wooden entablature. Stone steps with metal railings provide access to the entryway. On the south elevation is a two-story, flat roof addition. Windows on the north elevation have diamond patterned muntins and are set in wooden projecting bays with hipped roofs. Outbuildings: None.

2440 Kennedy Boulevard Block/Lot: 17802/24  
Non-Contributing Date: 1984

Description: This one-story, three-bay, aluminum-clad medical office has a flat roof with an asphalt-shingled gabled false dormer over the entryway. Windows are metal 1/1 double hung sash. The front entry is glazed in a metal frame. The building has a brick foundation. Outbuildings: None.

2445 Kennedy Boulevard Block/Lot: 17701/27  
Non-Contributing Date: c. 1960

Description: This two-story with raised basement, two-bay dwelling is the south unit of a duplex (2445-2447 Kennedy Boulevard). The building has an asphalt-shingled pent roof. The second-story is clad in vinyl siding. The first-story and basement level are faced with brick. Second-story windows are vinyl 1/1 double hung sash with decorative shutters. First-story windows are vinyl casements. The brick-enclosed entry has a gabled roof. The front door is half-paneled and half-glazed. Above the door is a metal awning. Concrete steps provide access to the entry. Outbuildings: None.

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2447 Kennedy Boulevard

Block/Lot: 17701/26

Non-Contributing

Date: c. 1960

Description: This two-story with raised basement, two-bay dwelling is the north unit of a duplex (2445-2447 Kennedy Boulevard). The building has an asphalt-shingled pent roof. The second-story is clad in vinyl siding. The first-story and basement level are faced with brick. Second-story windows are vinyl 1/1 double hung sash with decorative shutters. First-story windows are vinyl casements. The brick-enclosed entry has a gabled roof. The front door is half-glazed. Brick steps with concrete treads provide access to the entry. Outbuildings: None.

2449 Kennedy Boulevard

Block/Lot: 17701/25

Non-Contributing

Date: 1988

Description: This three-story, three-bay brick-faced dwelling has an asphalt-shingled hipped roof with overhanging eaves. At the second and third stories are balconies with metal railings. Sliding glass doors open onto the balconies. Windows are fixed vinyl. The front door is wooden with oval glazing. The door is flanked by sidelights and has a dentiled wooden surround. The building is connected to 2451 Kennedy Boulevard via a second-story vinyl-clad hyphen. Outbuildings: None.

2451 Kennedy Boulevard

Block/Lot: 17701/24

Non-Contributing

Date: 1987

Description: This three-story, two-bay brick-faced dwelling has an asphalt-shingled hipped roof with overhanging eaves. At the second and third stories are balconies with metal railings. Sliding glass doors open onto the balconies. Windows are fixed vinyl. The front door is paneled and has a half-sidelight. At the first story is a garage bay with a wooden overhead door. The building is connected to 2449 Kennedy Boulevard via a second-story vinyl-clad hyphen. Outbuildings: None.

2453 Kennedy Boulevard

Block/Lot: 17701/23

Non-Contributing

Date: 1987

Description: This three-story, two-bay brick-faced dwelling has an asphalt-shingled hipped roof with overhanging eaves. At the second and third stories are balconies with metal railings. Sliding glass doors open onto the balconies. Windows are fixed vinyl. The front door is paneled. At the first story is a garage bay with a wooden overhead door. Outbuildings: None.

2455 Kennedy Boulevard

Block/Lot: 17701/22

Non-Contributing

Date: 1985

Description: This two-story with raised basement, two-bay concrete block building is the south unit of a duplex. The building has an asphalt-shingled hipped roof with overhanging eaves. Windows are vinyl

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*casements with concrete sills. The front entry shares a stoop and an arched open pediment on dentiled pilasters with 2457 Kennedy Boulevard. The front door is paneled. Concrete steps provide access to the entry. Outbuildings: None.*

2456 Kennedy Boulevard

Block/Lot: 17802/1

Key Contributing

Date: c. 1900

*Description: This two-and-one-half-story, four-bay, wood-frame dwelling, occupying a prominent corner of the Kennedy Boulevard/Gifford Avenue intersection, is among the most complete and impressive of the many Queen Anne-style houses in the district, although in a rather poor state of maintenance (Photograph 35). The front entry faces on Kennedy Boulevard. The upper stories are sided with wood shingles, whereas the first story is clapboard. The building's central mass has an asphalt-shingled hipped roof but there are many secondary rooflines including two hipped dormers on the front elevation, a three-story turret at the northwest corner, and a hipped-roof overhanging eave on the north (side) elevation. The circular-plan turret, prominently placed to face the intersection, has a conical roof with beautiful copper finial. The wooden cornice has dentils and modillions. Windows are in a variety of patterns including a circular bay window on the front elevation, a four-part window with transoms and pilastered surround at the second story, and a two-story box bay on the north elevation. For the most part, windows are wooden 1/1 double hung sash with wooden surrounds, excepting the dormer and third-story turret windows, which are decorative multi-pane-over-one. Above the first-story turret window is a wooden pediment. The semi-circular portico has been altered by being enclosed with shingled siding and the addition of multi-pane transoms, but the wood cornice with modillions remains visible as do the Ionic-order columns. The front door, set within the portico, has been boarded over and is no longer visible. The building has patterned brick chimneys. On the south elevation is a one-story extension with a flat roof. Outbuildings: None.*

2457 Kennedy Boulevard

Block/Lot: 17701/21

Non-Contributing

Date: 1985

*Description: This two-story with raised basement, two-bay concrete block building is the north unit of a duplex. The building has an asphalt-shingled hipped roof with overhanging eaves. Windows are vinyl casements with concrete sills. The front entry shares a stoop and an arched open pediment on dentiled pilasters with 2455 Kennedy Boulevard. The front door is paneled. Concrete steps provide access to the entry. Outbuildings: None.*

2465 Kennedy Boulevard

Block/Lot: 17601/20

Contributing

Date: c. 1940

*Description: This seven-story, eight-bay brick apartment house is styled with Modernistic influences and very minimal ornamentation. It has a T-plan with the base of the T facing Gifford Avenue and entrances*

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located in the corners of the T and set away from the street. The building has a flat roof lined with a wooden safety railing (a later addition). Windows, found singly or in pairs, are vinyl 1/1 replacements with faux muntins and concrete sills. The south-facing entry has a marble surround with glazed paired replacement doors. Above the entry is a concrete hood with metal coping. The building has a concrete foundation. Outbuildings: None.

2468 Kennedy Boulevard

Block/Lot: 17801/49

Key Contributing Date: circa 1900

Description: This two-and-one-half-story, seven-bay, stuccoed frame building is attributed to Jersey City architect John T. Rowland (Photographs 27 and 36). It ranks as one of the most important houses in the district as an early example of the Tudor Revival style, which became an important style within the district streetscape during the first quarter of the 20th century. Occupying a prominent location at the northeast corner of Kennedy Boulevard and Gifford Avenue, the front (west) elevation faces Kennedy Boulevard. The building has an asphalt-shingled side-gabled roof with secondary projecting cross gables forming three attic-story dormers. Gable ends have verge boards and deeply overhanging eaves have exposed rafter ends. The building is finished on all elevations with half-timbering, typical of the Tudor Revival style. Windows are in a variety of patterns, but most are found singly or in three-part, some in box bays, with wood sills and lintels with a diamond-shape cutout. Windows are replacement vinyl 1/1 double hung sash or metal 1/1 double hung sash. At the first story are two narrow leaded-glass windows. The front entry is defined by an arched pediment supported by fluted Doric-order columns. The wood front doors are paired and glazed, set within a recessed four-centered-arched opening. Brick steps provide access to the entry. The building has a brick foundation. On the south elevation is a one-story enclosed sunroom with a flat roof and modillions. The porch windows are wooden multi-pane. On each the north and south elevations are exterior end stuccoed brick chimneys. Outbuildings: None.

2474 Kennedy Boulevard

Block/Lot: 17801/1

Contributing Date: 1937

Description: This six-story, ten-bay brick apartment house is styled with Art Moderne influences. The building has a flat roof with concrete coping. The roof is lined with a metal safety railing. At the center of the roof is a two-story mechanical room, stepped back from the façade. Art Moderne stylization is achieved primarily through the use of patterned brick with horizontal bands of stretchers located at the cornice, between stories, and above and below windows. Windows are found in a variety of patterns including, most distinctively corner windows in the end bays. Other windows are single or paired metal 1/1 replacements with concrete sills. Some bays have small 1/1 windows within glass-block surrounds. The recessed front entry has a cantilevered flat-roofed hood with polished horizontal bands and curved corners. The front

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door is a plate glass door in metal frame with sidelights. Concrete steps with metal railings provide access to the entry. Outbuildings: None.

2477 Kennedy Boulevard

Block/Lot: 17601/19

Lincoln Park Plaza (West Side Park Plaza)

Key Contributing Date: 1903-1905

Description: This lot contains a contributing site, the Lincoln Park plaza (Photograph 38), which connects Hudson County's Lincoln Park and Kennedy (Hudson) Boulevard. Originally designed in 1903 by landscape architects Charles N. Lowrie and Daniel W. Langton, the plaza has a U-shaped plan around which the park road splits. The park opened to the public in 1905. Behind the U-shaped plaza, the split park road merges and continues on a down-sloped, tree-lined, alley toward the main entrance of Lincoln Park (across West Side Avenue). The alley frames a picturesque view of a large fountain in the park below. In order to aid the view, Lowrie and Langton's original design included terraces just beyond the plaza on either side of the merged park road. Each of the north and south terraces features a fish-scale concrete wall and a concrete gazebo. Each gazebo has a hipped roof covered with orange terracotta tiles (Photograph 39). The roof is supported by concrete block posts connected by latticed concrete walls. The mall landscape and design elements (including the terrace walls and gazebos) comprise a contributing site within the historic district because it extends from Lincoln Park deeply into the residential historic district to form a connection with the park.

2477 Kennedy Boulevard

Block/Lot: 17601/19

Lincoln the Mystic Statue

Key Contributing Date: 1929-30

At the center of the Lincoln Park plaza is the bronze statue of President Abraham Lincoln entitled Lincoln the Mystic (Photograph 37). This statue is a contributing object within the historic district. Designed by sculptor James Earle Fraser in 1929 and dedicated in 1930, the statue is a later addition to Lowrie and Langton's West Side Park landscape design from 1903-05. The park was renamed Lincoln Park with the dedication of the statue. The monument features a bronze rendering of the sixteenth president in a contemplative state atop a circular granite base. Circular granite steps provide pedestrian access to the statue. Behind the statue is a semi-circular granite wall and bench inscribed with the phrase: "WITH MALICE TOWARD NONE AND CHARITY FOR ALL." A granite wall extension oriented perpendicularly to the north end of the semi-circular wall is inscribed with "LET US HAVE FAITH THAT RIGHT MAKES MIGHT AND IN THAT FAITH LET US TO THE END DARE TO DO OUR DUTY AS WE UNDERSTAND IT." A bronze plaque below this phrase identifies James Earle Frazer [sic] as the sculptor and states "Erected in 1930 by the Lincoln Association of Jersey City with contributions from the school children of Jersey City. Rededicated February 12, 2005, 75<sup>th</sup> Anniversary."

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2495 Kennedy Boulevard

Block/Lot: 17601/18

Learning Community Charter School (St. Aloysius Academy)

Contributing Date: 1928

*Description: This three-story with raised basement, eight-bay, buff-colored brick school is in the Classical Revival taste, so common to early 20th century schools. The building has an L-shaped plan with its front (west) elevation facing Kennedy Boulevard and the other leg of the L (east elevation) abutting Lincoln Park. A two-story addition off the west side of the L forms a courtyard accessed from Kensington Avenue. The building has a flat roof with a brick parapet topped by metal coping. Below the parapet is a molded concrete cornice with small brackets. Windows consist of metal 2/2 strip windows for classrooms and narrow single-light windows for hallways, stairwells and offices. Most distinctive is a three-sided, two-story, concrete bay window located above the entry. Most windows have concrete lintels and/or sills. The main entry is within an overheight arched opening with a molded concrete surround and ashlar-patterned reveal, flanked by decorative metal lanterns. Above the paired metal and glazed doors is an arched transom. On the front elevation are two less elaborate arched secondary entries with paired metal door and transoms. Above the basement level is a concrete water table. At the northeast corner is a date stone reading "1928." Outbuildings: None.*

2500 Kennedy Boulevard

Block/Lot: 16603/1

Non-Contributing

Date: c. 1950

*Description: This six-story, sixteen-bay brick apartment house is styled with Modern influences and dates after the historic district's period of significance. It has a flat roof. Concrete stringer courses divide the stories. Windows are vinyl 1/1 replacements or vinyl "Chicago" style with concrete sills. The porch has a reversed shed metal paneled roof on metal posts. The porch base and walls have been faced with Permastone. The paired front doors are plate glass in metal frames. On the north elevation is an added stuccoed secondary entry with a flat roof. Outbuildings: None.*

2511 Kennedy Boulevard

Block/Lot: 16402/33

Contributing

Date: 1890

*Description: This two-and-one-half-story, five-bay, vinyl-clad framed dwelling has a late-Victorian form of multiple rooflines and projecting or recessed bays, but little in the way of original fabric. The main roof is an asphalt-shingled cross-gabled roof. On the front (west) elevation is a small hip-roofed dormer and a projecting cross gable forming a pediment over two of the bays. Windows are vinyl 1/1 replacements with aluminum surrounds. A half-width, one-story, hip-roofed porch has been enclosed and finished with a large picture window. A recessed front door, a modern replacement with a fanlight, has a wooden surround featuring fluted wooden pilasters and entablature. The area surrounding the door has been faced with*

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*Permastone. Concrete steps with metal railings provide access to the entry. The basement level is stuccoed. The building has a buff-colored interior brick chimney. Outbuildings: None.*

2520 Kennedy Boulevard

Block/Lot: 16602/1

Non-Contributing

Date: c. 1950

*Description: This five-story with raised basement, eighteen-bay brick apartment house is styled with Modern influences and is non-contributing because it postdates the historic district's period of significance. The building has a flat roof with a stepped parapet wall. Alternating bays are concrete. Windows are vinyl 1/1 double hung sash or vinyl "Chicago" style with concrete sills. Above many first-story openings are canvas awnings. The main entry has a flat roof with a dentiled wooden cornice on wooden columns. The doorway has a wooden surround with a paneled fanlight. The paired doors are metal and glazed replacements. These doors have wooden sidelights and a wooden transom. The porch has a concrete base and concrete steps. Secondary entries on the west elevation provide access to various medical suites. The building has a concrete foundation. Outbuildings: None.*

2530 Kennedy Boulevard

Block/Lot: 16601/44

Hudson City Savings Bank Boulevard Branch

Contributing

Date: 1928

*Description: This one-story, seven-bay, sandstone ashlar-faced bank building is styled with Classical Revival details. The building has a flat roof with a molded stone cornice and dentils. Below the cornice, the stone is inscribed to read "Hudson City Savings Bank Boulevard Branch." Windows are metal multi-pane in oversized arched openings; a plain patera (stone disc) relieves the expanse of the spandrels between each arch window. The windows have carved stone lintels featuring egg and dart molding and voluted keystone. At the center of some window openings are bronze panels with a swag bas-relief. In the end bays at the first story are narrow rectangular openings fitted with bronze bars. The main entry has a carved and dentiled stone entablature topped with a stone clock piece. The entablature above the doorway is carved to read "Boulevard Branch." The entry opening has paired plate glass replacement doors in metal frames. These doors have a bronze surround featuring fluted pilasters and a bronze grille over the transom. The building has a granite foundation. At the southwest corner is a date stone that reads "1868 1928." Outbuildings: None.*

2540 Kennedy Boulevard

Block/Lot: 16601/1

Alban Court

Key Contributing

Date: 1925

*Description: This apartment house is one of the earliest apartment houses to be constructed along Kennedy Boulevard (Photograph 25). It occupies a prominent location at the intersection with Fairview Avenue. The*



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*building has an E-plan with the legs of the E facing Kennedy Boulevard, creating two narrow courtyards. It is a five-story with raised basement, ten-bay, buff-colored brick building styled with Classical Revival details. The building has a flat roof with a highly decorative white-glazed terracotta cornice featuring geometric and ornamental relief. The bays at the fifth story are separated by relieved terracotta pilasters. Two patterns of windows are found on the façade; a three-part window in corner bays and a paired arched window in center bays. The windows have metal sash. The first story has stone panels with a swag relief. The main entry is located in the E's middle leg, and features a much more elaborate first-story façade with an egg and dart terracotta cornice and Corinthian-order pilasters. The recessed entry way is surrounded by decorative terracotta details, including Corinthian capitals and an entablature that reads "Alban Court." The front door opening has been resized and infilled with concrete and an unimpressive flush metal door. South of this door is a north-facing glazed replacement entry. Concrete steps provide access to the entry. The basement level is concrete block. Outbuildings: None.*

2554 Kennedy Boulevard  
The Dominican Towers

Block/Lot: 16502/47

Contributing

Date: 1925

*Description: This five-story with raised basement, five-bay, red-colored brick apartment house is styled with Tudor Revival influences. The building has a U-plan with the legs of the U facing Kennedy Boulevard and flanking a narrow courtyard and recessed entrance. Brickwork is an English bond. The building has a flat roof with a brick parapet wall with white-glazed terracotta cresting and battlements with ornamental relief. The molded cornice between the fourth and fifth stories is terracotta. Windows on the front elevation are three-part with metal replacement sashes. Upper story windows have terracotta sills and brick lintels, with the fourth-story windows having terracotta dripstones with ornamental relief. The first story windows have stone sills and dripstones. Between the first and second stories is a terracotta stringer course. The recessed entry has a paneled marble surround. The replacement metal-frame front door is glazed and has sidelights. Concrete steps provide access to the front entry. Above the basement level is a stone stringer course. The basement level is granite. On the west elevation is a metal plaque that reads "The Dominican Towers, Dedicated on June 3, 1983, Hon. Gerald McCann, Mayor, Hon. Frank J. Guarini, M.C." Outbuildings: None.*

2560 Kennedy Boulevard  
The Rembrandt

Block/Lot: 16502/48

Contributing

Date: 1918

*Description: This four-story with raised basement, six-bay, buff-colored brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a crenellated parapet wall with blind arrow loops and a wealth of cast-concrete detailing including medallions, pilasters and lozenges.*

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*Windows, found singly in the interior bays and three-part in the projecting end bays, are metal 1/1 double hung sash with molded concrete sills. Topping the first- and fourth-story window openings are concrete dripstones. Between the first and second stories is a molded concrete stringer course. The recessed entry has a concrete surround scored to appear like stone. The surround has a blind lancet-arch, molded reveal and paneled spandrel wall flanked by engaged pendants in the Tudor Revival taste. "The Rembrandt" is embossed over the front door, which is a glazed replacement in a metal frame flanked by sidelights. The building has a concrete foundation. Outbuildings: None.*

2595 Kennedy Boulevard

Block/Lot: 16301/42

Fairmount Apartments/Divine Fairmount

Key Contributing

Date: 1909,1912

*Description: This exceptionally fine Arts and Crafts style apartment complex consists of two residential towers connected by a one-story hyphen (Photograph 20). The towers, which are staggered relative to one another and located on the west side of Kennedy Boulevard, dominate the northward-looking view as the Boulevard enters its S-curve from the south.*

*The north tower, constructed in 1909, is the earlier of the two towers. It is brick and stucco construction measuring four and one-half stories tall by eleven bays wide. The building has an asphalt-shingled cross-hipped roof with small hipped dormers and deeply overhanging eaves. The fourth story is stuccoed and feature three colors of inlaid bricks and tiles in a decorative diamond pattern. At the fourth story are single-bay balconies that open to the roofs of three-sided bay windows that project from the third through first stories. The bays are stuccoed and also feature brick and tile decorative detailing forming panels circumscribing various geometric shapes. Windows are metal 1/1 replacements with brick lintels and sills. The front entry, which is located on Kennedy Boulevard, has an elaborate stone surround with fluted engaged columns. Above the entrance is a pediment window with fluted pilasters. The front door is wood and glazed and has sidelights and a fanlight. The building has a concrete foundation and a stuccoed chimney with decorative brick details.*

*The south tower, completed in 1912, is a brick and stucco structure that stands four-and-one-half stories tall by thirteen bays wide. The building has an asphalt-shingled hipped roof with overhanging eaves. The attic clerestory and the fourth-story are stuccoed with large multi-pane windows. Between the third and fourth stories is a decorative oval panel with an "H" and "F" with the date "1912." The building features inlaid brick in a diamond pattern. The wooden cornice is metal-clad. Windows at the lower stories are metal 1/1 replacements with brick lintels and sills. Unlike the stuccoed bays on the north tower, the projecting bays on the south tower are brick. The front entry of the south tower has a stone surround featuring fluted pilasters with Corinthian pilasters topped with a dentiled broken arched pediment. Above*

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*the entrance is a window flanked by engaged Corinthian columns topped with an open stone pediment. The wood and glazed door has sidelights and a fanlight. Concrete steps provide access to the entryway. The building has a concrete foundation.*

*A one-story 16-bay brick and stucco hyphen between the two towers has an asphalt-shingled hipped roof. Bays feature paired arch windows with glazed casements, fanlights and brick lintels over top of a paneled concrete apron. The hyphen appears like an arcade, although it is fully enclosed. Outbuildings: None.*

2600 Kennedy Boulevard

Block/Lot: 16501/42

Duncan Apartments (The Hague)

Key Contributing

Date: 1922

*Description: This ten-story with raised basement, nine-bay, white-colored brick apartment house was designed by architect John T. Rowland and built by William H. Cane in the muted Neoclassical style (Photographs 15 and 19). The building has an irregular "E" form with the base of the E angled to conform to the street grid where Kennedy Boulevard angles across Duncan Avenue. The front elevation is the west facing Kennedy Boulevard elevation. The building has a flat roof with a parapet wall with stone patera and tympana. Between the second and third stories and again between the eighth and ninth stories are stone stringer courses. At the eighth story are panels bearing vase relief. Windows, which are placed in an alternating pattern of single, paired and three-part frames, are metal 1/1 replacements with aluminum surrounds and stone sills. The first, second, and basement levels are faced with very tightly jointed coursed ashlar limestone. The front entry has a stone surround featuring pilasters and an entablature with dentils and triglyphs, over top of which is a decorative metal balustrade. The entry is covered by a canvas awning on brass posts. The replacement front door is glazed in a metal frame with sidelights and a transom. Frank Hague, Mayor of Jersey City from 1917 to 1947, resided in the luxury penthouse of the Duncan Apartments. Outbuildings: None.*

2606 Kennedy Boulevard

Block/Lot: 16501/1

Play and Learn Nursery School

Contributing

Date: 1900

*Description: This two-and-one-half-story, five-bay, vinyl-clad wood-frame dwelling has late Victorian form but little in the way of original exterior fabric is visible. It has an asphalt-shingled mansard roof with flat roof dormers, a two-story rear wing, and a one-story bay to the north side elevation. The cornice is aluminum clad. Windows are vinyl 1/1 double hung sash. Above the first-story windows are lozenge-patterned, leaded stained-glass transoms. The porch has a flat roof with an aluminum-clad cornice on aluminum-clad posts. The porch base is brick. The front entry has a half-paneled, half-glazed door. Stone steps provide access to the porch. The building has a brick foundation and a corbelled brick interior*

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chimney. The west (Kennedy Boulevard) edge of the property is lined with a stone retaining wall, continued from the First Baptist Church lot. Outbuildings: None.

2614 Kennedy Boulevard

Block/Lot: 14906/17

Key-Contributing

Date: c. 1900

Description: This handsome two-and-one-half-story, two-bay, brick and brownstone dwelling is styled with Queen Anne influences and occupies a prominent corner at Kennedy Boulevard and Fairmount Avenue (Photograph 40). The second story is a buff brick with horizontal banding and the first story is random ashlar brownstone. The main roof is an asphalt-shingled side-gabled roof with a cross gable and a two-story turret fronting the façade (west elevation) on Kennedy Boulevard. The front-facing gable end is shingled and has a molded wood cornice, brackets, and a handsome three-part window with fan and keystone pediment. The three-sided turret has a bell-shaped roof; the center of the second-story windows is elliptical with brownstone keystones and a leaded-glass glaze. Other windows are metal 1/1 replacements with brownstone sills. On the north elevation are stained glass windows in arch brick openings. The recessed porch is brownstone with a carved brownstone lintel. The wooden front door has glazed panels that have been painted. Immediately south of the door is a large wooden picture window, above which is a stained-glass fanlight. The building has an interior end brick chimney at the south elevation. Windows on the south elevation are the original wooden 1/1 double hung sash with metal storm windows and stained glass transoms. Also on the south elevation is a wooden boxed bay at the second story and a brownstone rounded projecting bay at the first story. Outbuildings: None.

2615 Kennedy Boulevard

Block/Lot: 14802/12

Kennedy Garden Condos

Contributing

Date: c. 1940

Description: This three-story, fifteen-bay, L-shaped brick condominium building has a flat roof with brick parapet. Windows, mostly single or three-part, are vinyl 1/1 replacements with wooden surrounds. The basement windows are wooden three-lights. The building has two entries on the east elevation. The south enclosed entry has a flat roof and wooden multi-pane windows on a brick base. The north entry is recessed and has a flat roof on a brick wall. The wooden paired doors of this south entry have three lights. Above these doors is a canvas awning reading "Kennedy Gardens Condos." Brick steps provide access to the entry. The building has a concrete foundation. Outbuildings: None.

2616 Kennedy Boulevard

Block/Lot: 14906/18

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, Queen Anne-style wood-frame dwelling has a front (west) elevation faced with non-original Permastone. The side elevations are sided with wood shingles. The

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*building has an asphalt-shingled front-gabled roof with large side-gabled dormers. The roof's front-facing gable end has a Palladian-form window, although the frames and surround have been removed or covered by PermaStone. The cornice is aluminum-clad. At the second story is a three-sided bay window. Windows are vinyl 1/1 replacements with aluminum surrounds. The enclosed full-width porch has an asphalt-shingled hipped roof with a wooden frieze, below which are three-light transoms and 1/1 windows. The porch base is stone. The porch entry has a metal replacement door, above which is a transom. Outbuildings: None.*

2622 Kennedy Boulevard

Block/Lot: 14906/19

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, wood-shingle-sided wood-frame dwelling has an asphalt-shingled front-gabled roof and an aluminum cornice. The front-facing gable end has molded wood cornice and a Palladian window, although the sashes have been replaced. Below the gable end is a two-story circular bay window and a three-sided bay window over the half-width porch. On the north (side) elevation is an oriel window at the first story. Windows are vinyl 1/1 replacements. Above one first-story fixed window, adjacent to the front door, is a stained glass transom. The porch has a hipped roof with an aluminum cornice on aluminum-clad columns. The front door is paneled. The building has a stone foundation. Outbuildings: None.*

2624 Kennedy Boulevard

Block/Lot: 14906/20

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling is finished in Queen Anne taste. It has an asphalt-shingled hipped roof; the front-facing dormer has an arched pediment with cresting, while the side dormers have hipped roofs. The cornice has bracketed overhanging eaves and a wooden frieze with an applied wreath and swag motif. Projecting from the second story is a circular bay window with a bracketed apron. Most window sashes are vinyl 1/1 replacements with faux muntins and aluminum surrounds. The porch has a flat roof, a bracketed cornice, Doric-order columns, brick parapet, and brick steps. The wood front door is paneled. At the basement level is an added entry with a flush door flanked by glass block sidelights. The building has a brick foundation. Outbuildings: None.*

2627 Kennedy Boulevard

Block/Lot: 14802/11

Key Contributing

Date: c. 1915

*Description: This handsome two-and-one-half-story, five-bay brick building is styled with Colonial Revival influences and retains a high level of integrity (Photograph 41). Currently maintained by St. Peter's University, the building has a side-gabled hipped roof covered in slate tiles. The gabled dormers feature open pediments and arched windows with keystone lintels and pilastered surrounds. The end bays are*

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*semicircular and feature windows with brick and keystone lintels and stone sills; the first-story windows have decorative iron balconets. Windows are vinyl 1/1 replacements. The central bay at the second story has a classic Palladian window opening onto a semi-circular balcony with a wooden balustrade with urn-shaped balusters and paneled posts. The semi-circular entrance porch has a dentiled cornice and Doric-order columns. Stone steps provide access to the entryway. The paneled front door has three lights and has sidelights and an elliptical fanlight. The building has four interior end brick chimneys: two at the south elevation and two at the north elevation. On the south elevation is a one-story open porch with wooden balustrades and Doric-order wood columns. An iron fence lines the east edge of the property. Outbuildings: None.*

2633 Kennedy Boulevard

Block/Lot: 14802/10

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay brick dwelling is styled with Tudor Revival influences. The building has a hipped roof covered with slate tiles. The gabled dormers feature stucco and half timbering. The north dormer is bracketed and located atop a two-story, three-sided projecting bay. The cornice is wooden. Between the first and second stories is a stone stringer course; the brick in the first story has horizontal bands to mimic ashlar coursing. Windows are metal 1/1 replacements with volute keystone lintels at the first story and basement levels. A circular oriel window is located at the first story on the south (side) elevation. The open porch has a brick base and a stone balustrade with urn-shaped balusters between brick piers topped with large spherical stone finials. The glazed front door has a decorative metal grill and a transom. The doorway has a stone surround with volute keystone lintel. Stone steps with metal railings provide access to the porch. The building has a brick foundation and a brick chimney. Outbuildings: None.*

**Kensington Avenue**

2 Kensington Avenue/629 Bergen Avenue

Block/Lot: 16602/22

Contributing

Date: 1938

*Description: This four-story, nine-bay, solid brick apartment house has a flat roof and minimal details in keeping with the Art Moderne style. An emphasis on horizontal lines is achieved through brick patterning consisting of two shades of buff-colored brick, the slightly dark shade used to emphasize the horizontal bands of windows and to accent the building corners. Another characteristic feature of the Art Moderne are corner windows. A few remaining original windows are metal multipane, but most openings have metal 1/1 replacements. The window sills are concrete. The slightly recessed entry has a glass block surround and a flush metal door. Outbuildings: None.*

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7 Kensington Avenue/615 Bergen Avenue

Block/Lot: 16603/19

Key Contributing Date: c. 1900

*Description: This two-and-one-half-story with raised basement, five-bay wood-frame dwelling is an impressive example of the Queen Anne style (Photograph 42). Its placement at the eastern edge of the district on a lot on the "high side" of Bergen Avenue at the southwest corner of Kensington Avenue further contributes to the significance of this building. The front (north) elevation faces Kensington Avenue. The upper stories are sided with wood shingles, whereas the first story is clapboard. The building's main block has an asphalt-shingled hipped roof but there are many secondary rooflines including a three-story turret with conical roof at the northeast corner. On the front elevation is a projecting gabled dormer with a clipped eave and two smaller pedimented dormers. All rooflines feature decorative cornices featuring a variety of classical motifs, including dentils, modillions, and friezes with applied decoration including swags, wreaths and meanders. Windows are also quite varied, found singly, paired and bays, and with a variety of hood, bracket and lintel treatments. Decorative stained-glass windows are found in several locations, including circular ornamental windows in the third-story turret and a circular ornamental window centering a three-sided second-story bay window over the porch; these stained-glass windows have elaborate wood surrounds that are themselves quite decorative. Windows in the attic stories have decorative muntin patterns, but most windows at the second and first stories are metal 1/1 replacements with wooden surrounds. The porch has a rounded hipped roof with a centrally-located wood-shingled pediment, Doric-order wood columns, wood railing with turned balusters, and brick base. The front entry has paired wood and glazed doors, above which is a dentiled wooden transom. Flanking the doors are stained-glass sidelights. Concrete steps, then wooden steps provide access to the porch. The building has a brick foundation and two interior corbelled brick chimneys. On the west elevation is a triangular eyebrow dormer with a three-light wooden window and a partially-enclosed wooden porch with an asphalt-shingled, hipped roof supported by bracketed wooden posts. Outbuildings: None.*

9-11 Kensington Avenue

Block/Lot: 16603/18

Non-Contributing Date: c. 1950

*Description: This one-and-one-half-story with raised basement, four-bay dwelling is faced with brick veneer. Built about 1950, it postdates the historic district's period of significance and is non-contributing. It has an asphalt-shingled cross-gabled roof with aluminum siding at the gable ends. Windows are vinyl 1/1 double hung sash. The front entry has a paneled door, above which is an aluminum awning. A secondary entrance is located at the basement level. Above this entrance is an aluminum-clad pediment. There is a garage bay at the raised basement level. Outbuildings: None.*

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10 Kensington Avenue

Block/Lot: 16602/23

Contributing

Date: c. 1936

*Description: This three-story with raised basement, five-bay, Art Deco, brick apartment house has a flat roof with a stepped parapet wall and metal coping. Art Deco styling is achieved through the use of buff-colored brick with orange-glazed brick accents to emphasize verticality in the window bays and geometric patterns in the parapet. Windows, paired in the outer bays and three-part in the central bay, are metal 1/1 double hung sash. The central bay has a metal fire escape. The recessed entry has an enameled black metal panel surround and paired glazed doors in metal frames. The stoop is brick with metal railings. The building has a red brick foundation. Outbuildings: None.*

14 Kensington Avenue

Block/Lot: 16602/24

Contributing

Date: c. 1936

*Description: This three-story with raised basement, five-bay, Art Deco-style brick apartment house has a flat roof with a crenellated concrete and brick parapet wall. Patterned brick is used to good effect to create the Art Deco styling of the south façade. It is comprised of a buff-colored brick with orange and light-brown-colored glazed brick for accents. The orange-brick is used to emphasize verticality in the outer window bays and form decorative surrounds for the center window bays and door. Windows, found singly in the outer bays and paired or three-part in the center bays, are metal 1/1 double hung sash. The recessed entry has paired glazed doors with decorative metal grilles. The stoop is brick with metal handrails. Outbuildings: None.*

15 Kensington Avenue

Block/Lot: 16603/17

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay aluminum-clad wood-frame dwelling retains a Queen Anne-style form although little in the way of original exterior fabric is visible. It has an asphalt-shingled front-gabled roof with gabled dormers on the side elevations. At the northwest corner is a two-story turret with a pyramidal roof projecting above the roofline and topped by a metal finial. Windows are vinyl 1/1 replacements with aluminum surrounds. The enclosed porch has a flat roof and fixed vinyl windows. The replacement front door is paneled. The building has a stuccoed chimney with terracotta chimney pot on the west elevation. Outbuildings: None.*

18 Kensington Avenue

Block/Lot: 16602/25

Kensington Hall

Contributing

Date: c. 1925

*Description: This five-story with raised basement, ten-bay brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a crenellated brick parapet wall accented by white-*



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glazed terracotta including coping, engaged balusters and battlements over the outer bays. The building features further terracotta ornamentation, including two terracotta stringer courses, lintel corner stops, and pilasters. Windows, found singly or paired in the outer bays, are metal 1/1 replacements with terracotta sills. The front entry has an arched brick and terracotta surround with a terracotta keystone. The paired front doors are glazed and have decorative metal grilles. Above the doors is a vinyl awning. The stoop is brick with metal handrails. The building has a brick foundation. Outbuildings: None.

20 Kensington Avenue

Block/Lot: 16602/26

Non-Contributing

Date: c. 1960

Description: This two-story with raised basement, three-bay dwelling is the easternmost unit in a row of four units (20-26 Kensington Avenue) that is non-contributing because it postdates the district's period of significance. The second-story is clad in vinyl siding, whereas the first story is faced with brick. The building has an asphalt-shingled pent roof. Windows are vinyl 1/1 double hung sash. First-story windows are Chicago style. The brick-enclosed entry has a flat roof and a wooden door with a metal storm door. Brick steps with stone treads provide access to the elevated entry. At the basement level is a garage bay with a rolling overhead door. Under the entry steps is an entry to the basement level. The building has a vinyl-clad chimney. Outbuildings: None.

22 Kensington Avenue

Block/Lot: 16602/27

Non-Contributing

Date: c. 1960

Description: This two-story with raised basement, three-bay dwelling is one unit in a row of four units (20-26 Kensington Avenue) that is non-contributing because it postdates the district's period of significance.. The second-story is clad in vinyl siding, whereas the first story is faced with brick. The building has an asphalt-shingled pent roof. Windows are vinyl 1/1 double hung sash. First-story windows are Chicago style. The brick-enclosed entry has a flat roof and a wooden three-light door with a metal storm door. Brick steps with stone treads provide access to the elevated entry. At the basement level is a garage bay with a rolling overhead door. Under the entry steps is an entry to the basement level. The building has a vinyl-clad chimney. Outbuildings: None.

24 Kensington Avenue

Block/Lot: 16602/28

Non-Contributing

Date: c. 1960

Description: This two-story with raised basement, three-bay dwelling is one unit in a row of four units (20-26 Kensington Avenue) hat is non-contributing because it postdates the district's period of significance. The second-story is clad in vinyl siding, whereas the first story is faced with brick. The building has an asphalt-shingled pent roof. Windows are vinyl 1/1 double hung sash. First-story windows are Chicago style. The brick-enclosed entry has a flat roof and a paneled door with a metal storm door. Brick steps with

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*stone treads provide access to the elevated entry. At the basement level is a garage bay with a rolling overhead door. Under the entry steps is an entry to the basement level. The building has a vinyl-clad chimney. Outbuildings: None.*

25 Kensington Avenue  
Kensico Gardens

Block/Lot: 16603/16

Contributing Date: c. 1925

*Description: This five-story, twenty-two bay brick apartment house is styled with Tudor Revival influences. It has a U-shaped plan with the legs of the U facing the street creating a recessed gated courtyard with entries not visible from the street. The building has a flat roof with a crenellated parapet wall accented by white-glazed terracotta coping and battlements featuring a variety of decorative relief. The cornices, dripstones, and other decorative features are also terracotta. Windows, found singly or in three-part in bays topped by battlements, are vinyl 1/1 double hung sash with aluminum surrounds and terracotta sills. The basement windows are boarded. The recessed doors are paneled and have three small lights. The doors have a wooden surround with fluted wooden pilasters. Metal railings enclose plantings in the courtyard and along the street frontage. Outbuildings: None.*

26 Kensington Avenue

Block/Lot: 16602/29

Non-Contributing Date: c. 1960

*Description: This two-story with raised basement, three-bay dwelling is the westernmost unit in a row of four units (20-26 Kensington Avenue) that is non-contributing because it postdates the district's period of significance. The second-story is clad in vinyl siding, whereas the first story is faced with brick. The building has an asphalt-shingled pent roof. Windows are vinyl 1/1 double hung sash. First-story windows are Chicago style. The brick-enclosed entry has a flat roof and a paneled door with a metal storm door. Brick steps with stone treads provide access to the elevated entry. At the basement level is a garage bay with a rolling overhead door. Under the entry steps is an entry to the basement level. The building has a vinyl-clad chimney. Outbuildings: None.*

29-31 Kensington Avenue

Block/Lot: 16603/14-15

Non-Contributing Date: c. 1950

*Description: This two-story, four-bay brick duplex has a hipped roof sheathed in asphalt shingles. Windows are vinyl 1/1 double hung sash. It is noncontributing because it postdates the historic district's period of significance. Above the first story is an aluminum-clad flat hood. The front entry has a multi-pane door, above which is a transom. Brick steps lined with iron railings provide access to the porch. Outbuildings: None.*

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30 Kensington Avenue

Block/Lot: 16602/30

Contributing

Date: c. 1925

*Description: This five-story with raised basement, six-bay brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a crenellated brick parapet wall over the outer bays and false gables and a pent roof covered with terracotta tiles over the inner bays. Under the false gables the façade is stuccoed and faced with decorative brick to mimic half-timbering from the second story up. The brick façade is English bond with the header rows featuring a variety of dark red to orange glazing while the stretch rows are a more uniform red color for visual interest. Windows, found paired or in three-part in the stuccoed bays, are metal 1/1 replacements with brick sills. Between the first and second stories is a molded sandstone stringer course. At the first and basement level corners is stone quoining. The front entry is defined by a terracotta-tile covered pent eave and half-timbered, bracketed gabled hood over the front door. The front door is plate glass in a metal frame with sidelights and a transom. Just above the transom is vinyl siding in-fill. Stone steps with metal railings and brick parapets provide access to the entryway. The building has a brick foundation. Outbuildings: None.*

34 Kensington Avenue

Block/Lot: 16602/31

Contributing

Date: c. 1936

*Description: This three-story with raised basement, six-bay, Art Deco-style brick apartment house has a flat roof with a crenellated sandstone parapet and metal coping (Photograph 43). Decorative elements are comprised of patterned glazed brick, with dark-red brick accents contrasting against the red brick body of the building. The accents mostly consist of vertical stripes and pilasters in the window bays and a sunburst over the center windows at the third story. Windows are vinyl 1/1 replacements. The entry has a sandstone surround with ornamental scoring, and a glazed door, transom and sidelights with a decorative metal grille. The stoop and foundation are brick. The side elevations have arched brick window openings with replacement windows. Outbuildings: None.*

35 Kensington Avenue

Block/Lot: 16603/13

Contributing

Date: c. 1929

*Description: This five-story with raised basement, four-bay, exuberant Art Deco-style, brick apartment house has a flat roof with terracotta coping and decorative cornice. The cornice features a chevron motif and floral sculptural relief. For the curtain walls, two colors of brick are used – one buff and one red, with the red brick used for the center bays. Windows, which are paired, are vinyl 1/1 replacements with terracotta sills. The first-story end bays have decorative iron balconets. Between the windows of the central bays are decorative terracotta sculptural panels in an Art Deco-style floral pattern. The front entry is set in a recessed arched opening featuring elaborate terracotta details in the reveals, surround and keystone. The*

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*paired glazed doors have decorative iron grilles. The front steps are flared and have stepped Art Deco-style end posts. The building has a brick foundation. Outbuildings: None.*

37 Kensington Avenue

Block/Lot: 16603/12

Non-Contributing

Date: c. 1950

*Description: This two-story, two-bay brick dwelling has a flat roof with overhanging eaves. Windows are vinyl 1/1 double hung sash with faux muntins. Above the second-story is a metal hood. The front entry has a paneled door. The open porch consists of concrete slab on a brick base. Outbuildings: Non-contributing circa 1950 two-bay brick garage shared with 39 Kensington Avenue.*

38 Kensington Avenue

Block/Lot: 16602/32

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, two-bay, Queen Anne-style brick dwelling has an asphalt-shingled front-gabled roof with the gable end projecting over the second story (Photograph 43). The window in the gable end is three-part with a bracketed and dentiled entablature topped by a fan-shaped pediment. The bracketed cornice has been covered with vinyl siding. Windows, found singly or in a three-side, two-story bay window, are vinyl 1/1 replacements with stone lintels and sills. The porch has a flat roof, yellow-brick posts, metal railings and brick steps. The front door is a paneled wood door with glass block (not original) sidelight and transom. The building has a brick foundation and an interior brick chimney. Outbuildings: None.*

39 Kensington Avenue

Block/Lot: 16603/11

Non-Contributing

Date: c. 1950

*Description: This two-story, two-bay brick dwelling has a flat roof with wooden overhanging eaves. Windows are sliding metal with transoms. Above the second-story is a metal hood. The front entry has a paneled door. The open porch consists of concrete slab on a brick base. Outbuildings: Non-contributing circa 1950 two-bay brick garage shared with 37 Kensington Avenue.*

42 Kensington Avenue

Block/Lot: 16602/33

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay vinyl-clad dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible (Photograph 43). The building has an asphalt-shingled cross-gabled roof with overhanging eaves at the gable ends. Windows are in a variety of patterns including a square-bay corner window at the first story and three-sided bay windows on the east (side) elevation. Window sashes are mostly vinyl 1/1 replacements although two second-story windows retain fanlights. At the southwest corner the building has a one-bay recessed porch with segmental-arched openings. The*

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paneled front door has a simple wooden surround and a metal storm door with an iron grille. Concrete steps lined with metal railings provide access to the entryway. The building has a stuccoed foundation. A patterned-brick exterior chimney at the east elevation has a rusticated ashlar base. At the basement level is an added sunken entry. Outbuildings: None.

43 Kensington Avenue

Block/Lot: 16603/10

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, Queen Anne-style, aluminum-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible. The building has an asphalt-shingled hipped roof with gabled dormers on the side elevations and a projecting gambreled dormer on the front elevation. The aluminum-clad cornice is bracketed. Windows, found singly or in a three-sided two-story bay window, are vinyl 1/1 double hung sash. The front entry has a replacement wooden door with oval glazing and a wooden surround. Above the door is an aluminum awning. The open half-width porch consists of a concrete slab on a brick base with metal railings. The building has a stuccoed foundation. Outbuildings: Non-contributing circa 1950 brick garage with a side-gabled roof (replaced an earlier frame structure).

44-46 Kensington Avenue

Block/Lot: 16602/34-35

Contributing

Date: c. 1890

Description: This two-and-one-half-story, four-bay vinyl-clad frame duplex has a clipped gambrel roof sheathed in asphalt shingles (Photograph 43). Two shed dormers are sided with asphalt shingles. The cornice is metal. Windows, found singly or in pairs, are 1/1 replacements. The half-width porch has a flat roof with a bracketed wooden cornice on metal posts. The two front entries have similar paired half-paneled, half-glazed doors, above which are two-light transoms. The building has a stone foundation. Outbuildings: None.

47 Kensington Avenue

Block/Lot: 16603/9

The Tooth Doctor

Non-Contributing

Date: c. 1950

Description: This split-level, three-bay dwelling and office building is faced with glazed brick veneer. The building has a hipped roof sheathed with asphalt shingles. Fenestration consists of fixed windows over vinyl awning sashes. The elevated front entry has a flush wood door. There is a secondary entry with a paneled door at the basement level. Outbuildings: Non-contributing circa 1950 brick garage with a hipped roof.

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48 Kensington Avenue

Block/Lot: 16602/36

Contributing

Date: c. 1890

*Description: This two-story, two-bay brick dwelling is styled with Italianate influences and is the easternmost unit in a row of five units (48-56 Kensington Avenue) (Photograph 43). The building has a flat roof with metal coping and a metal bracketed cornice. At the party and end walls are brick corbels with small finials. The building features decorative recesses in the brickwork creating a checker pattern in the frieze and a cross pattern between the first and second stories. A three-sided two-story bay window projects from beneath the cornice. Windows are vinyl 1/1 replacements with brick keystone lintels and brownstone sills. The paneled wood front doors are half-glazed, above which is a transom. Brownstone steps lined with decorative iron railings provide access to the entry. Above the basement level is a brownstone watercourse. The building has a brick foundation. Outbuildings: None.*

50 Kensington Avenue

Block/Lot: 16602/37

Contributing

Date: c. 1890

*Description: This two-story, two-bay brick dwelling is styled with Italianate influences and is one unit in a row of five units (48-56 Kensington Avenue) (Photograph 43). The building has a flat roof with metal coping and a pressed-metal cornice with brackets and a wreath pattern in the frieze. At the party walls are brick corbels. The building features decorative recesses in the brickwork creating a checker pattern below the cornice and a cross pattern between the second and first stories. Windows are vinyl 1/1 replacements with brick keystone lintels and brownstone sills. The front entry has paired multi-pane replacement doors with metal storm doors, above which is a transom. Brownstone steps lined with iron railings provide access to the entry. Above the basement level is a brownstone watercourse. The building has a brick foundation. Outbuildings: None.*

51 Kensington Avenue

Block/Lot: 16603/8

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay vinyl-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible. The building has an asphalt-shingled gabled roof with aluminum cornices. At the northeast corner is a two-story turret with steep-pitched pyramidal roof topped with a metal ball finial. The gabled projecting bay over the doorway has been enclosed with latticework. Windows are vinyl 1/1 double hung sash with aluminum surrounds. The original porch has been replaced with a brick-faced stoop. The front entry has a replacement wood door and sidelights. The north façade surrounding the entry has been faced with brick veneer. Outbuildings: Contributing circa 1925 one-story, two-bay stuccoed flat roof garage with a stepped parapet.*

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52 Kensington Avenue

Block/Lot: 16602/38

Contributing

Date: c. 1890

*Description: This two-story, two-bay brick dwelling is styled with Italianate influences and is one unit in a row of five units (48-56 Kensington Avenue) (Photograph 43). The building has a flat roof with metal coping and a pressed-metal cornice. At the party walls are brick corbels. The building features decorative recesses in the brickwork forming a checker pattern below the cornice and a series of crosses between the second and first stories. A three-sided two-story bay window projects from the façade. Windows are vinyl 1/1 replacements with keystone brick lintels and brownstone sills. The wood front doors are paired and glazed with decorative iron grilles, above which is a canvas awning. Brownstone steps lined with decorative iron railings provide access to the entry. Above the basement level is a brownstone watercourse. The building has a brick foundation. Outbuildings: None.*

53 Kensington Avenue

Block/Lot: 16603/7

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, aluminum-clad wood-frame dwelling has an asphalt-shingled hipped roof. At the attic story are a small pedimented dormer and a pedimented eave overhanging a three-sided bay window and a balcony at the second story. The balcony features a single Doric-order column supporting the eave at one corner. Windows are vinyl 1/1 replacements, excepting two paired wooden windows at the second story that are wood 1/1 with stained glass framing the upper glazes. The full-width porch has a rolled asphalt hipped roof, Doric-order wood columns, wood railing with turned balusters, and wood steps. The front entry has a wooden half-glazed door flanked by half sidelights. The building has a brick chimney on the east elevation. Outbuildings: None.*

54 Kensington Avenue

Block/Lot: 16602/39

Contributing

Date: c. 1890

*Description: This two-story, two-bay brick dwelling is styled with Italianate influences and is one unit in a row of five units (48-56 Kensington Avenue) (Photograph 43). The building has a flat roof with metal coping and a pressed-metal cornice with brackets and a frieze with wreath-pattern relief. At the party walls are brick corbels. The building features decorative recesses in the brickwork creating a checker pattern below the cornice and a series of crosses between the second and first stories. Windows are vinyl 1/1 replacements with keystone brick lintels and brownstone sills. Some windows have faux muntins. The wood front doors are paired and glazed with iron grilles, above which is an aluminum awning. Brownstone steps lined with decorative iron railings provide access to the entry. Above the basement level is a brownstone watercourse. The building has a brick foundation. Outbuildings: None.*

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55 Kensington Avenue

Block/Lot: 16603/6

Non-Contributing Date: c. 1975

*Description: This three-story, two-bay vinyl-clad dwelling is the easternmost unit in a row of five units (55-63 Kensington Avenue). The building has a pent roof sheathed in asphalt shingles. The cornice is aluminum. Windows are vinyl with faux muntins. At each story is a balcony with a sliding glass doors. Above the front entry is an asphalt-shingled pent roof. The front door is metal. Outbuildings: None*

56 Kensington Avenue

Block/Lot: 16602/40

Contributing Date: c. 1890

*Description: This two-story, two-bay brick dwelling is styled with Italianate influences and is the westernmost unit in a row of five units (48-56 Kensington Avenue). The building has a flat roof with metal coping and a pressed-metal cornice with brackets. At the party walls are a brick corbels. The building features decorative recesses in the brickwork creating a checker pattern below the cornice and a series of crosses between the second and first windows. Windows are vinyl 1/1 double hung sash with keystone brick lintels and brownstone sills. The front entry has paired replacement wood doors, above which is an aluminum awning. Brownstone steps lined with metal railings provide access to the entry. Above the basement level is a brownstone watercourse. The building has a brick foundation. Outbuildings: None.*

57 Kensington Avenue

Block/Lot: 16603/5

Non-Contributing Date: c. 1975

*Description: This three-story, two-bay vinyl-clad dwelling is one unit in a row of five units (55-63 Kensington Avenue). The building has a pent roof sheathed in asphalt shingles. The cornice is aluminum. Windows are vinyl with faux muntins. At each story is a balcony with a sliding glass doors. Above the front entry is an asphalt-shingled pent roof. The front door is metal. Outbuildings: None.*

58 Kensington Avenue

Block/Lot: 16602/41

Contributing Date: c. 1890

*Description: This two-and-one-half-story, three-bay, wood-frame dwelling has a mansard roof in the Second Empire style but a two-story porch addition, enclosed at the second story, obscures much of the façade and original window treatment. The mansard roof is covered with slate tiles, except for its south elevation, which is covered with aluminum siding. A pair of wooden dormers on the front elevation have triangular pediments. Dormers on the side elevations have elaborate bracketed surrounds. The wood cornice is also bracketed. Windows are metal 1/1 double hung sash with wooden surrounds. The two-story porch has a flat roof with a wooden cornice and aluminum coping. The second-story of the porch is enclosed with clapboards. The first story has shallow segmental arch openings between wood posts and wood railing with reticulated panels. The porch has a brick base. The front entry has paired paneled doors,*



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*above which is a transom. An interior patterned-brick chimney has a corbelled cap. The building has a stone foundation. Outbuildings: None.*

59 Kensington Avenue

Block/Lot: 16603/4

Non-Contributing

Date: c. 1975

*Description: This three-story, two-bay vinyl-clad dwelling is one unit in a row of five units (55-63 Kensington Avenue). The building has a pent roof sheathed in asphalt shingles. The cornice is aluminum. Windows are vinyl with faux muntins. At each story is a balcony with a sliding glass doors. Above the front entry is an asphalt-shingled pent roof. The front door is metal. Outbuildings: None.*

60 Kensington Avenue

Block/Lot: 16602/42

Contributing

Date: c. 1890

*Description: This two-and-one-half-story, three-bay, aluminum-clad wood-frame dwelling is styled with Second Empire influences. The building has a mansard roof covered with fishscale slate tiles. The wooden pedimented dormers have dentiled cornices. The primary cornice is wood with dentils and paired brackets. Windows are vinyl 1/1 replacements with faux muntins and aluminum surrounds. The porch, which has been enclosed with windows and vinyl siding, has a flat roof, dentiled wood cornice, and fluted wood columns. The porch entry is a multi-pane wood door with sidelights. Above the door is a corrugated fiberglass awning. Porch steps are brick with curved metal railings. Outbuildings: None.*

61 Kensington Avenue

Block/Lot: 16603/3

Non-Contributing

Date: c. 1975

*Description: This three-story, two-bay vinyl-clad dwelling is one unit in a row of five units (55-63 Kensington Avenue). The building has a pent roof sheathed in asphalt shingles. The cornice is aluminum. Windows are vinyl with faux muntins. At each story is a balcony with a sliding glass doors. Above the front entry is an asphalt-shingled pent roof. The front door is metal. Outbuildings: None.*

62-64 Kensington Avenue

Block/Lot: 16602/43

Contributing

Date: c. 1940

*Description: This three-story with raised basement, six-bay, Art Moderne-style brick apartment house has a flat roof with brick and stone parapet featuring crenellated corners and a floral crest at the center. Art Moderne stylization is comprised mainly of brick patterning making use of a white-glazed brick façade with vibrant orange-brick accents. These accents include brick panels and small squares below the parapet; window lintels, sills and aprons; and horizontal bands at the first and basement stories. Windows, found singly and in three-part, are metal 1/1 double hung sash. The front entry has a plate glass door in a metal*

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*frame with glass block sidelights and transom. Above the sidelights are decorative floral-pattern cast-concrete accents. The stoop is concrete and brick with metal handrails. Outbuildings: None.*

63 Kensington Avenue

Block/Lot: 16603/2

Non-Contributing

Date: c. 1975

*Description: This three-story, two-bay vinyl-clad dwelling is the westernmost unit in a row of five units (55-63 Kensington Avenue). The building has a pent roof sheathed in asphalt shingles. The cornice is aluminum. Windows are vinyl with faux muntins. At each story is a balcony with a sliding glass doors. Above the front entry is an asphalt-shingled pent roof. The front door is metal. Outbuildings: None.*

84 Kensington Avenue

Block/Lot: 16402/34

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style wood-frame dwelling is sided with fishscale-pattern shingles. It has an asphalt-shingled cross-gabled roof with an aluminum-clad bracketed cornice. The front gable end projects over the second story. Windows are various patterns included a three-sided bay window at the second and first stories, a small accent window with wood fan pediment at the second story, and at least one leaded-glass window on the west (side) elevation. Windows at the first-story projecting bay have fluted wood surrounds and stained glass transoms. Most window sashes are replacements with aluminum surrounds. The porch has a flat roof with a bracketed pediment above the entryway, chamfered porch posts, shingled porch parapet, and wood steps with wood railings. The original wooden door is half paneled, half glazed and has a simple wooden surround. The building has a stone foundation. Outbuildings: None.*

86 Kensington Avenue

Block/Lot: 16402/35

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible. It has an asphalt-shingled cross-gabled roof with an aluminum-clad cornice. The front gable end projects over a three-sided bay window at the second story. On the east (side) elevation is a two-story bay window. Windows are vinyl 1/1 replacements. The full-width, shed-roof porch has been enclosed with windows and siding. The porch has a paneled door, above which is a canvas awning. Brick steps with metal railings provide access to the porch. The building has an interior end brick chimney at the east elevation. Outbuildings: None.*

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88-90 Kensington Avenue

Block/Lot: 16402/36

Contributing

Date: c. 1915

*Description: This four-story with raised basement, six-bay brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a crenellated brick parapet wall accented with concrete details to create the impression of battlements and embrasures. Between the first and second stories is a concrete stringer course. The brick at the first story is patterned to give the appearance of coursed ashlar. Windows, found singly in the inner bays and in three part in the projecting outer bays, are vinyl 1/1 replacements with concrete sills. Some fourth-story windows have concrete dripstones, while others are capped by brick panels with diamond-shaped concrete lozenges. The front entry has an arched opening with molded concrete surround and voluted keystone. The replacement front door is a metal-framed plate glass door with sidelights and an in-filled transom. The building has a concrete foundation. Outbuildings: None.*

91 Kensington Avenue

Block/Lot: 17601/17

Contributing

Date: c. 1890

*Description: This two-story, three-bay vinyl-clad wood-frame dwelling has an asphalt-shingled side-gabled roof with a bracketed wood cornice. Windows are vinyl 1/1 replacements. An oriel window is located on the west (side) elevation. The half-width porch has an asphalt-shingled hipped roof. The porch walls and posts are sided with wood shingles. The front entry has a multi-pane door with glass block sidelights (not original) and transom. Concrete steps with metal railings provide access to the porch. The building has a concrete foundation. Outbuildings: None.*

92 Kensington Avenue

Block/Lot: 16402/37

Contributing

Date: c. 1915

*Description: This one-story, one-bay, clapboarded frame garage is located on its own tax lot. It has an asphalt-shingled hipped roof and hipped dormer with narrow diamond-pane light. The rolling overhead garage door is paneled and has four lights. The garage door has a wooden surround. Outbuildings: None.*

93 Kensington Avenue

Block/Lot: 17601/16

Contributing

Date: c. 1890

*Description: This two-story, three-bay wood-frame dwelling is the east unit of a duplex (93-95 Kensington Avenue). The building is sided with asbestoid shingles. It has an asphalt-shingled side gabled roof with a wood cornice with brackets and paneled frieze. Windows are replacement metal 1/1 double hung sash with aluminum surrounds. The second-story central box bay is projecting and has a bracketed wood cornice. The porch has a shed roof on wooden box columns. The wood front door is paneled with multi-pane*

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*sidelights and wood surround with pilasters and entablature. Wooden steps provide access to the porch. The building has a stuccoed foundation and an interior brick chimney. Outbuildings: None.*

94 Kensington Avenue

Block/Lot: 16402/38

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible. It has an asphalt-shingled cross-gabled roof with an aluminum-clad cornice. A projecting gabled dormer has an in-filled peak over two small windows, which themselves are over the hipped roof of a circular bay window at the second story. At one corner the gable eave extends down to the first story. Windows are vinyl 1/1 replacements. The full-width, shed-roof porch has been enclosed with siding and windows, except at the front door where there is a fluted Doric-order column on a brick base. The front door is paneled and has a wooden surround. Brick steps with metal railings provide access to the entryway. The building has a stone foundation. Outbuildings: None.*

95 Kensington Avenue

Block/Lot: 17601/15

Contributing

Date: c. 1890

*Description: This two-story, three-bay wood-frame dwelling is the west unit of a duplex (93-95 Kensington Avenue). The building is sided with abestoid shingles. It has an asphalt-shingled side gabled roof with a wood cornice with brackets and paneled frieze. Windows are replacement metal 1/1 double hung sash with aluminum surrounds. The second-story central box bay is projecting and has a bracketed wood cornice. The porch has a shed roof on wooden box columns. The wood front door is paneled with multi-pane sidelights and wood surround with pilasters and entablature. Wooden steps provide access to the porch. The building has a stuccoed foundation and an interior brick chimney. Outbuildings: None.*

96 Kensington Avenue

Block/Lot: 16402/39

Contributing

Date: c. 1900

*Description: This two-story, three-bay, vinyl-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric remains visible. The building has a flat roof with an asphalt-shingled gambrel false dormer forming a large pediment within which is a small triangular pediment atop a second-story three-sided bay window. A second bay window is located at the first story under a full-width shed-roof porch with box columns and a parapet. Windows are 1/1 replacements. The wood front doors are paired and glazed. Brick steps provide access to the porch. The building has a brick foundation. Outbuildings: None.*

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97 Kensington Avenue

Block/Lot: 17601/14

Contributing

Date: c. 1890

*Description: This two-story, three-bay aluminum-clad wood-frame dwelling is the east unit of a duplex (97-99 Kensington Avenue). The building has an asphalt-shingled side-gabled roof with a wood cornice with brackets and paneled frieze. Windows are vinyl 1/1 replacements with decorative shutters. The first story windows on the front (south) elevation are Chicago style replacements. The front entry has a paneled door with wooden sidelights and an aluminum-clad pediment. The brick stoop has an iron railing. The building has a concrete foundation and an interior brick chimney. Outbuildings: None.*

98 Kensington Avenue

Block/Lot: 16402/40

Contributing

Date: c. 1900

*Description: This two-story, three-bay, vinyl-clad wood-frame dwelling has a shallow front-gabled roof with flared eaves and an aluminum-clad cornice. Second-story windows are metal 1/1 replacements with aluminum surrounds. The full-width, hipped-roof porch has been enclosed with siding and multi-pane window. The porch entry has a glazed door. Brick steps with metal railings provide access to the porch entry. The building has an interior brick chimney. Outbuildings: None.*

99 Kensington Avenue

Block/Lot: 17601/13

Contributing

Date: c. 1890

*Description: This two-story, three-bay aluminum-clad wood-frame dwelling is the west unit of a duplex (97-99 Kensington Avenue). It has an asphalt-shingled side-gabled roof with a wood cornice with brackets and a paneled frieze. Windows are vinyl 1/1 replacements with decorative shutters. The first story windows on the front (south) elevation are Chicago style replacements. The front entry has a paneled door with wooden sidelights and an aluminum-clad pediment. The brick stoop has an iron railing. The building has a concrete foundation and an interior brick chimney. Outbuildings: None.*

100 Kensington Avenue

Block/Lot: 16402/41

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible. The building has an asphalt-shingled front-gabled roof with an aluminum-clad cornice. The front gable end features a deeply recessed attic window with curved reveals. Below the deeply overhanging eave is a three-sided bay window. Windows are replacement 1/1 double hung sash. The porch has an asphalt-shingled hipped roof, square wood posts, slatted wood railings, and wood steps. The porch base is concrete block. The replacement front door is flush with a wood surround. Outbuildings: None.*

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101 Kensington Avenue

Block/Lot: 17601/12

Contributing

Date: c. 1938

*Description: This four-story, five-bay, gray-painted brick apartment house is styled with Neoclassical influences. It has a flat roof with a brick parapet articulated by paneled brick posts. Near the center of the parapet is a paneled relief featuring classical swags and a medallion. Windows in the center bays are a three-part window with brick lintel and a keystone; windows in the end bays are single with arched brick and stucco lintels at the fourth and first stories. Window sashes are 1/1 replacements with aluminum surrounds. The front entry has a wood surround with pilasters and entablature. The front door is a plate glass door in a metal frame. The brick stoop has metal railings. At the basement level are paneled doors, above which are transoms. The building has a brick foundation. Outbuildings: None.*

104 Kensington Avenue

Block/Lot: 16402/42

Non-Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has heavily altered fenestration, replacement front porch, and no original exterior fabric. Due to the loss of integrity of design and materials, it is evaluated non-contributing. The building has an asphalt-shingled hipped roof with a hipped dormer and an aluminum-clad cornice. The window openings have been resized. Windows are vinyl 1/1 double hung sash replacements. One second-story bay is projecting and has an aluminum-clad cornice. The vertical board-enclosed, full-width porch has a corrugated metal shed roof and a brick base. The front entry has a hollow multi-pane door, above which is an aluminum awning. Outbuildings: None.*

106 Kensington Avenue

Block/Lot: 16402/43

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling retains a Queen Anne-style form, although little in the way of original exterior fabric. It has an asphalt-shingled hipped roof with metal coping and a hipped dormer. A three-sided bay window is located at the second story. Windows are metal 1/1 replacements. The full-width porch has an asphalt-shingled shed roof on wooden posts with paneled wood bases and a slatted wood railing. The porch base is concrete. The metal- and glass-enclosed entry has a flush door. The building has a stone foundation. Outbuildings: None.*

107 Kensington Avenue

Block/Lot: 17601/11

Kensington Court

Contributing

Date: c. 1930

*Description: This five-story with raised basement, nine-bay, buff-colored brick apartment house is styled with Mission influences. The building has a flat roof with a parapet featuring a variety of Mission-style architectural treatments including Mission-shaped pediments, a slate-tiled pent eave, patterned brick*

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*chimneys, a balconet with twisted column surround, finials, terra-cotta wreaths, and pink-colored stucco scored to appear like ashlar. Windows are a variety of patterns including single, paired and three-part. The fifth-story windows have arched spiraled lintels and surrounds with terracotta-relief in the arch heads; smaller versions of these windows are found at the third story with decorative metal railings, offering the impression of small balconies. Above the first-story windows are stucco-infilled arched openings with brick lintels with keystones and corner stops. The front entry has a terracotta-tiled hipped roof with a decorative Mission-style parapet with finial and swag. The front door opening is arcaded with one large arch flanked by two smaller arches, each featuring a spiraled surround. The front door is plate glass in a metal frame. The building has a concrete block foundation. Outbuildings: None.*

108 Kensington Avenue

Block/Lot: 16402/44

Contributing

Date: c. 1900

*Description: This two-story, two-bay, aluminum-clad wood-frame dwelling retains the character of its historic form although little in the way of original exterior fabric is visible. It has an asbestos-shingled pent roof and a wood cornice. Windows, found in a two-story three-sided bay, are replacement metal 1/1 double hung sash with wooden surrounds. The front porch has been enclosed with windows and siding, and the front door reoriented from the north (front) elevation to the west elevation. The replacement wood front door is paneled and has two lights. Above the entry is an aluminum awning. Brick steps with metal railings provide access to the entryway. The building has a brick foundation. Outbuildings: None.*

110 Kensington Avenue

Block/Lot: 16402/45

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, Queen Anne-style vinyl-clad wood-frame dwelling has an asphalt-shingled cross-gambrel roof. The front-facing gambrel end has two windows with decorative reticulated panes in the upper sash. The gambrel end projects over the second story and a three-sided bay window with a small triangular pediment interrupting the bracketed eave, which has been metal clad. Windows are replacement vinyl 1/1 double hung sash, excepting the previously mentioned attic-story windows, which are wooden and a stained-glass oval accent window adjacent to the front door. The half-width porch has a flat roof, fluted wood columns, and a handsome balustrade with turned balusters and paneled posts, disengaged from the flanking columns. The front entry has a flush wooden door with a wooden surround featuring fluted pilasters. Above the door is a transom. The building has a brick foundation. Outbuildings: None.*

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112 Kensington Avenue

Block/Lot: 16402/46

Kensington Family Dental

Non-Contributing Date: c. 1900

*Description: This two-and-one-half-story, two-bay vinyl-clad wood-frame dwelling has undergone extensive alterations, most notably the addition of a brick enclosed porch and entry to form a lobby for the medical practice that currently occupies the building. Although some semblance of the original form survives above the first story, no original exterior fabric is visible. The building is evaluated non-contributing because of the loss of integrity of design and materials. The building has an asphalt-shingled gambrel roof with a vinyl-clad gambrel dormer over hanging a three-sided bay window at the second story. The cornice is aluminum-clad. Windows are replacement vinyl 1/1 replacements with faux muntins, excepting the attic-story windows, which are wooden. The porch has been enclosed with glazed brick and has a parapet wall. Four fixed vinyl windows with vinyl fanlights in arched openings punctuate the porch's south elevation. The porch entry has a plate glass door in a metal frame. Above the door is a vinyl awning reading "Kensington Family Dental." The building has a brick foundation. Outbuildings: None.*

113-115 Kensington Avenue

Block/Lot: 17601/10

Contributing Date: c. 1915

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling is in the Colonial Revival taste. It has an asphalt-shingled hipped roof with gabled dormers and a bracketed wooden cornice. The dormer on the front elevation features a molded wood cornice and a Palladian window. At the building corners are engaged fluted pilasters. A three-sided two-story bay window is located on the east (side) elevation. Windows, found paired at the second story, are replacement 1/1 double hung sash with wooden surrounds. The entry has gabled hood on iron supports with an aluminum-clad gable end. The replacement wood door has sidelights. The brick stoop has iron railings. The building has a concrete foundation. A decorative iron railing atop a low concrete wall is located at the public sidewalk. Outbuildings: None.*

114 Kensington Avenue

Block/Lot: 16402/47

Contributing Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad and brick-veneer wood-frame dwelling has a Queen Anne-style form although little in the way of original fabric remains visible. The building has a front-gambrel roof with the gambrel end overhanging the second story. The gambrel end has a three-part Palladian-form window although the original surround is no longer visible. Wooden brackets support the overhanging gambrel, below which is a dentiled wooden cornice and a three-sided bay window. Windows are replacement vinyl 1/1 double hung sash. The porch has a full-width flat roof with a vinyl-clad cornice on metal posts, but the porch stoop itself is only located before the front door. The first story has been*



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*faced with non-original brick veneer. The front entry has a replacement paneled door with one sidelight. Brick steps with metal railings provide access to the entry. The building has a brick foundation. Outbuildings: None.*

116 Kensington Avenue

Block/Lot: 16402/48

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, aluminum-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible. It has a mansard roof sheathed in asphalt shingles with a large projecting gambrel dormer. The gambrel cornice is wooden; the main cornice is clad in aluminum. Projecting from the second story is an enclosed box-bay sleeping porch with a four-part window topped by an elliptical fanlight and flanked by Doric-order pilasters on paneled bases. This box bay shelters the front porch, which has metal posts, metal railings, and Permastone-faced steps and foundation (not original). Windows, found paired in the gambrel attic-story end and in a three-sided two-story bay window, are replacement vinyl 1/1 double hung sash with aluminum surrounds. The front door is a modern paneled replacement. The building has a brick foundation. Outbuildings: None.*

117 Kensington Avenue

Block/Lot: 17601/9

Parc Kensington Condominiums

Contributing

Date: c. 1930

*Description: This five-story with raised basement, eight-bay, red brick condominium is styled with Italianate influences. The building has a flat roof with metal coping and a stepped and arcaded brick parapet wall. The building's bays are stepped, with each bay featuring a window pattern of single, paired or three-part windows. The central bay is recessed and features a metal fire escape with decorative metal railings. Some bays are articulated by scrolled, full-height stone pilasters. Above the first story is a concrete stringer course. Windows are metal 1/1 double hung sash with aluminum surrounds. Fifth-story windows have lancet-arch shaped brick or stone lintels with shields. The front entry is defined by a three-bay concrete architrave of Corinthian columns, lancet-arch-shaped openings and an arcaded cornice with vase finials. Along with a metal railing, the flat roof of the entry creates a balcony at the second story. The paired front doors are brass with sidelights. The building has a concrete foundation. A low brick wall with concrete coping and posts topped by vases is located along the public sidewalk. Outbuildings: None.*

118 Kensington Avenue

Block/Lot: 16402/49

Contributing

Date: c. 1915

*Description: This two-story, two-bay, wood-shingled, wood-frame dwelling is in the Queen Anne-style taste. It has a flat roof behind a false gable. The gable forms a triangular pediment over an overhanging eave with molded wood cornice, modillions and scrolled brackets. Two small paneled posts flank the*

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*pediment at the roofline. At the second story is a three-sided bay window with hipped roof. Windows are replacement 1/1 double hung sash with metal surrounds. The full-width shed-roof porch has been enclosed with and louvered glass windows. The porch front door is paneled and has a transom. Brick steps with metal railings provide access to the entry. Outbuildings: None.*

120 Kensington Avenue

Block/Lot: 16402/50

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, asbestos shingle-sided, wood-frame dwelling is styled with Queen Anne influences. It has an asphalt-shingled cross-gabled roof with a front-facing gable end projecting over the second story. The overhanging eave is bracketed. A three-sided bay window is located at the second story. Windows are replacement 1/1 double hung sash with metal surrounds. The full-width, shed-roof porch has been enclosed with wooden 6/6 double hung sash windows. Square porch posts are supported on stone piers. The front porch door is a half-glazed wood door with sidelights and transom. The building has a stone foundation. Outbuildings: None.*

122 Kensington Avenue

Block/Lot: 16402/51

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, three-bay dwelling exhibits Shingle Style and Colonial Revival influences. The upper stories are sided with wood shingles. The first story is brick. The building has an asphalt-shingled hipped roof with hipped dormers and wood bracketed overhanging eaves. Windows are varied patterns and include a three-part window at the attic story, two single 1/1 windows at the second story, and five-part casement window at the first story. The full-width hip-roofed porch is supported by bracketed wood posts on brick piers. The front door is paneled wood with a non-original metal surround. The building has a brick foundation and an interior end brick chimney at the west elevation. Outbuildings: None.*

125 Kensington Avenue

Block/Lot: 17601/8

Contributing

Date: c. 1915

*Description: This four-story, three-bay, buff-colored brick condominium is styled with Colonial Revival influences. The building has a flat roof with a brick and concrete parapet. Between the third and fourth stories is a wood cornice with modillions. Windows in the outer bays are single, but the center bay windows are single with sidelights or at the second story a much larger three-part window with an arched lintel. Windows are wooden 6/6 double hung sash with stone sills, excepting the fourth-story windows, which are vinyl replacements. The front door is located in a vestibule projecting from the southwest corner of the building. The vestibule has a gabled roof with open pediment, dentiled cornice and Doric-order*

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wood pilasters. The paneled wood front door has leaded glass sidelights and a leaded glass fanlight. Outbuildings: None.

126 Kensington Avenue

Block/Lot: 16402/52

Contributing

Date: c. 1915

Description: This two-and-one-half-story, two-bay, wood-shingle-sided wood-frame dwelling exhibits Queen Anne-style influences. It has an asphalt-shingled side-gabled roof with overhanging eaves. Centered on the front elevation is a gabled dormer with a fishscale-shingled tympanum, a three-part window, and a weathervane with a pineapple-shaped finial. The cornice is clad in metal. A two-story three-sided bay window projects from the façade. Windows are replacement v1/1 double hung sash with metal surrounds. The full-width porch has a flat roof, Doric-order wood columns, slatted railing and wood steps with metal railings. The front door is a four-light paneled wood door with sidelights flanked by fluted pilasters supporting an entablature, above which is a leaded-glass transom. The building has a concrete foundation and an interior brick chimney. Outbuildings: None.

128 Kensington Avenue

Block/Lot: 16402/53

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay, asbestos-shingle-sided, wood-frame dwelling exhibits Queen Anne-style influences. It has an asphalt-shingled front-gabled roof with gabled side dormers. The front-facing gable end has an in-filled peak forming a flared eave over a three-part attic window with arched lintel. A pent eave over the second story shelters a three-sided bay window and a small arched window with a stained-glass fanlight. There is also a three-sided bay window on the west (side) elevation. Most windows are replacement 1/1 double hung sash with wooden surrounds. The original porch appears to have been removed and replaced by a parking spot and a projecting single-bay entry vestibule. The front door is a modern replacement with fanlight and a metal awning over brick steps with metal railings. The foundation has been faced with brick on the front elevation but the side elevations are stone. The building has an exterior-end, buff-colored-brick chimney on the west elevation. Outbuildings: None.

130 Kensington Avenue

Block/Lot: 16402/54

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay aluminum-clad wood-frame dwelling retains a Queen Anne-style form but little in the way of original exterior fabric is visible. It has an asphalt-shingled, front gambrel roof with a replacement attic window with metal awning. Under the overhanging eave is a two-story porch with open metal posts and railings (not original). A circular bay window is located at the first story. Windows are replacement 1/1 double hung sash metal surrounds. The front entry has a replacement

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wood door with one sidelight. Brick steps with metal railings provide access to the entry. The building has a brick foundation. Outbuildings: None.

131 Kensington Avenue

Block/Lot: 17601/7

Gloria Gables

Key Contributing

Date: c. 1929

Description: This six-story, nine-bay brick apartment house is a fine example of a large-scale building styled with late Renaissance Revival influences (Photograph 45). The building has a flat roof with a gabled central bay rising above the roofline, giving the impression of a bell tower. The bay features a small balcony within an arched opening detailed with stone keystones and decorative brick patterning. This gabled bay is rumored to have "housed" the building owner's daughter, Gloria, hence giving rise to the building's name, Gloria Gables. The building has a patterned brick parapet below which is a stepped blind-arch cornice. Brick patterning is used throughout the façade to achieve texture and features diamond, arch and striated patterns. Between the first and second stories are a concrete stringer course and a stepped brick cornice. Windows are also quite varied, found in single, paired and three-part patterns; most windows have flat lintels but arched lintels are found in some windows at the sixth story, the second story, and first story. Window sashes are metal 1/1 replacements. Above three second-story windows, one directly above the entry and the other offset to one side, are arched concrete decorative panels with sculptural relief; two of the circular headed reliefs are of paired reflections of a human figure bent over backward. The front entry has an exuberantly carved stone hood featuring lions and seahorses, supported by stepped brackets. The paired front doors are brass multi-pane with sidelights. Fronting the building is a low paneled concrete wall. Outbuildings: None.

132 Kensington Avenue

Block/Lot: 16402/55

Contributing

Date: c. 1900

Description: This two-and-one-half-story, two-bay aluminum-clad wood-frame dwelling has a Queen Anne-style form although little in the way of original exterior fabric is visible. It has an asphalt-shingled side gambrel roof with large projecting gambrel-roof dormer overhanging a circular bay window at the second story. The main roof's eaves extend below the second story and flare to form a boxy overhang that shelters the first story. This overhang has a paneled frieze. Windows are replacement 1/1 double hung sash with faux muntins. The front door is a half-paneled, half-glazed replacement door with a wood surround. Brick steps with metal railings provide access to the entry. The building has a brick foundation. Outbuildings: None.

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134 Kensington Avenue

Block/Lot: 16402/56

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay vinyl-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible. It has an asphalt-shingled side-gambrel roof but dominating the façade is a small gabled dormer and a second-story three-sided bay window with pyramidal roof projecting above the eave to give the impression of a turret. First story fenestration has been altered with the addition of a large picture window with transom; adjacent to the front door is a stained-glass, rectangular accent window an aluminum surround. The original porch has been removed and a shed roof at the first story provides shelter for parking spaces and a brick stoop with metal railings. The replacement wood front door is flush. The building has a brick foundation. Outbuildings: None.*

136 Kensington Avenue

Block/Lot: 16402/57

Contributing

Date: c. 1900

*Description: This two-and-one-half-story, two-bay, vinyl-clad wood-frame dwelling has a Queen Anne-style form although little in the way of original exterior fabric remains visible. It has an asphalt-shingled salt box roof with a gambrel dormer projecting over the second story. Below the overhanging eave is a three-sided bay window. Windows are replacement metal 1/1 double hung sash, excepting the first story window, which is fixed and has a transom. The original porch has been removed and a hipped-roof provides shelter for parking spaces and a brick stoop with metal railings. The wood front door is half glazed and has a sidelight and transom. The building has a coursed rusticated ashlar foundation. Outbuildings: None.*

137 Kensington Avenue

Block/Lot: 17601/6

Lincoln Apartments

Contributing

Date: c. 1925

*Description: This five-story with raised basement, six-bay, buff-colored brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a terracotta-capped crenellated parapet. The parapet has recessed brick panels with terracotta lintels and sills, simulating embrasures. Stucco-coated pilasters articulate the parapet in the end bays. The coved cornices, one between the fourth and fifth stories and one between the first and second stories, are white-glazed terracotta. Windows, found singly or in three-part in the end bays, are vinyl 1/1 replacements with terracotta drip stones at the fifth, fourth and first stories. The front entry has a molded arch stone surround with quoins. The front door is a replacement metal glazed door with sidelights. The fanlight above the entry has been infilled with aluminum. Concrete steps with metal railings and low concrete parapets provide access to the front entry. The building has a concrete foundation. Outbuildings: None.*

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138-140 Kensington Avenue

Block/Lot: 16402/58

Contributing Date: c. 1915

*Description: This two-story, six-bay brick dwelling is a duplex converted to condominiums. The building is styled with Queen Anne influences. It has an asphalt-shingled pent roof with bracketed wood cornice. The roof line is interrupted by two gambrel false gables in the end bays. The brickwork, currently painted white but originally a buff-colored brick, is patterned with horizontal courses to appear somewhat like stonework. Windows are found in three-sided bays in the end bays of the second story, a projecting box bay in the center bay of the second story, and at the inner bays of the first story. Windows are replacement vinyl 1/1 double hung sash, excepting stained-glass transoms in the second-story box bay and in one interior window of the first story. The full-width shed-roof porch has non-original metal posts, metal railings, and three sets of brick steps with metal handrails. Three front doors are wood replacements with oval glazing. The building has a concrete foundation. The west elevation has been stuccoed. Outbuildings: None.*

142 Kensington Avenue

Block/Lot: 16402/59

Contributing Date: c. 1915

*Description: This two-and-one-half-story, two-bay wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible (Photograph 44). The building is sided with asbestoid shingles. It has an asphalt-shingled front-gambrel roof with shed-roof dormers on the sides. The gambrel end projects over the second story and has an in-filled peak and a recessed pair of windows. Deeply overhanging eaves have three large brackets. At the second story is a three-sided bay window. Windows are replacement vinyl 1/1 double hung sash. The full-width porch has been enclosed with windows. The porch has a shed roof with triangular pediment. The porch door is a metal storm door with sidelights. Brick steps with metal railings provide access to the porch. Outbuildings: None.*

144 Kensington Avenue

Block/Lot: 16402/60

Contributing Date: c. 1915

*Description: This two-and-one-half-story, two-bay stuccoed wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible (Photograph 44). The building has an asphalt-shingled front gambrel roof with shed dormers on the side. The gambrel end projects over the second story and has an in-filled peak and a pair of recessed windows with rounded reveals. The deeply overhanging eave has three large brackets and modillions. At the second story are a three-sided bay window and a modern door providing access to a full-width cantilevered wood balcony with slatted wood railings. The balcony does not appear to be original. Windows are replacement 1/1 double hung sash. Above the front entry is a pedimented hood on metal posts. The hollow front door is flanked by sidelights. Concrete steps provide access to the front entry. The building has a concrete foundation. Outbuildings: None.*

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145 Kensington Avenue

Block/Lot: 17601/5

Contributing

Date: c. 1930

*Description: This five-story, five-bay brick apartment house is styled with Tudor Revival influences. The building has a flat roof with brick parapet interrupted by three false-gable dormers. The end dormers have recessed brick panels with stone lintels and sills, simulating embrasures. The brick expanse is articulated by projecting end and center bays with stone quoining. The molded cornice is also stone. Window, founded paired in the end bays and three-part in the center bay, are vinyl 1/1 replacements with stone sills. Fourth-story windows in the outer bays have dripstones. First-story windows have stone lintels and quoins. The front entry is within an ogee-arch opening with an ashlar surround and spandrel that engages with the second story window. The plate glass front door has a metal frame and a metal transom with decorative metal grille. The stoop is concrete with metal railings. The building has a brick foundation. A brick planter box fronts the building. Outbuildings: None.*

146 Kensington Avenue

Block/Lot: 16402/61

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay aluminum-clad wood-frame dwelling has a Queen Anne-style form but little in the way of original exterior fabric is visible (Photograph 44). The building has a cross-gambrel roof sheathed in asphalt shingles. The projecting front gambrel end has a three-part attic window and a deeply overhanging eave with three large brackets. At the second and first stories are three-sided bay windows. Windows are replacement 1/1 double hung sash with metal surrounds. At the first story is an asphalt-shingled shed roof with a pediment sheltering a parking space and a brick stoop and steps. The front door is a modern paneled door. The building has a concrete foundation. Outbuildings: None.*

147 Kensington Avenue

Block/Lot: 17601/4

Non-Contributing

Date: c. 1970

*Description: This three-story, two-bay building has a flat roof. The third story is clad in aluminum siding. The first and second stories are faced with glazed brick. At the second and third stories, sliding glass doors open onto wooden balconies. Windows are fixed vinyl. The front entry has a flush door. At the first story is a garage bay with a rolling overhead door. Outbuildings: None.*

148 Kensington Avenue

Block/Lot: 16402/62

Park Manor Apartments

Contributing

Date: c. 1925

*Description: This four-story with raised basement, six-bay, brown-colored brick apartment house is styled with Tudor Revival influences. The building has a flat roof with a crenellated brick parapet wall featuring stone decorative details and relief to give the impression of battlements. Windows, found paired in the end*

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*bays and singly in the interior bays, are replacement 1/1 double hung sash with brick lintels and concrete sills. Between the first and second stories is a stone stringer course. The front entry has an arched opening with a molded stone surround ornament by pilasters and a paneled spandrel. The replacement plate glass door has a metal frame and sidelights. Above the door is a four-light transom. This building is nearly identical to 154 Kensington Avenue, which occupies the corner lot to the west. Outbuildings: None.*

149 Kensington Avenue

Block/Lot: 17601/3

Non-Contributing

Date: c. 1970

*Description: This three-story, two-bay building has a flat roof. The third story is clad in aluminum siding. The first and second stories are faced with brick. Windows are sliding aluminum. At the second story, sliding glass doors open onto a metal balcony. The building has two entrances at the ground level. At the first story is a garage bay with a rolling overhead door. Outbuildings: None.*

151 Kensington Avenue

Block/Lot: 17601/2

Non-Contributing

Date: c. 1970

*Description: This three-story, two-bay building has a flat roof. The third story is clad in aluminum siding. The first and second stories are faced with brick. At the second and third stories, sliding glass doors open onto wooden balconies with metal railings. Windows are metal 1/1 double hung sash. The front entry has paired hollow doors with sidelights. The first-story garage bay has been infilled. Outbuildings: None.*

154 Kensington Avenue

Block/Lot: 16402/63

Park View Apartments

Contributing

Date: c. 1925

*Description: This four-story with raised basement, six-bay brick apartment house is styled with Tudor Revival influences. It occupies the northeast corner of Kensington Avenue and West Side Avenue. The building has a flat roof with a crenellated brick parapet wall featuring stone decorative details and relief to give the impression of battlements. The southernmost bay on the west (side) elevation facing West Side Avenue is a blind wall with panels. Windows, found paired in the end bays and singly in the interior bays, are replacement 1/1 double hung sash with brick lintels and concrete sills. Between the first and second stories is a stone stringer course. The front entry on Kensington Avenue has an arched opening with a molded stone surround ornament by pilasters and a paneled spandrel. The replacement plate glass door has a metal frame and sidelights. Above the door is a four-light transom. Secondary entries are located at the basement level along West Side Avenue. This building is nearly identical to 148 Kensington Avenue, which occupies the next lot to the east. Outbuildings: None.*



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Montgomery Street

815 Montgomery Street/2630 Kennedy Boulevard

Block/Lot: 14906/1

Key Contributing Date: c. 1900

*Description: This two-and-one-half-story, three-bay, Queen Anne-style, aluminum-clad wood-frame dwelling anchors the southeast corner of the intersection of Montgomery Street and Kennedy Boulevard and the northern boundary of the historic district (Photograph 46). It serves as an introduction to the architecture of the district when transitioning from the blocks on the north side of Montgomery Street, which are dominated by the academic architecture of St. Peter's University. The building's main block has an asphalt-shingled hipped roof but like most Queen Anne-form buildings it has many secondary roofs including a three-story turret with conical roof at the northwest corner and pedimented dormers of varying sizes, including one that projects over the west (side) elevation. A molded and dentiled pressed-metal cornice unifies the building above the second story. Windows are varied and include a circular "wagonwheel" window in the turret, fixed wooden multi-pane windows with four-light transoms in the turret's second story, and a three-sided bay window on the west (side) elevation. Most other windows are 1/1 replacement sash. The full-width porch faces on Montgomery Street with a dentiled pediment over the main entry. The porch has a rounded corner that wraps around the turret and extends half way back along the west (side) elevation. The porch has Doric-order wood columns and slatted wood railings. The wood front door is half paneled and half glazed with a transom and pilasters. A wide sidelight mirrors the door. Stone steps with metal handrails provide access to the porch. At the southwest corner of the building is a secondary entry, numbered 2630 Kennedy Boulevard. This entry is gabled and has a multi-pane door. At the public sidewalk is a low stone wall. The building has a brick foundation and a handsome patterned-brick exterior-end chimney facing Kennedy Boulevard. Outbuildings: Contributing circa 1915 concrete block garage with a stepped parapet wall facing Kennedy Boulevard.*

West Side Avenue

642 West Side Avenue

Block/Lot: 17701/58

Contributing Date: c. 1940

*Description: This two-story, three-bay, aluminum-clad wood-frame dwelling has minimal ornamentation and is attached to the rear of 152 Bentley Avenue. The building has a flat roof with a stepped parapet wall with aluminum coping. Windows are paired vinyl 1/1 replacements. The replacement front door is flanked by infilled sidelights. The building has a stone foundation. Outbuildings: None.*

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644 West Side Avenue

Block/Lot: 17701/59

Contributing

Date: c. 1915

*Description: This two-story, two-bay brick dwelling is in the taste of the Mission style. It has a flat roof with a stepped brick parapet accented by a diamond-shaped concrete panel at the peak. Below the parapet is a terracotta-tiled pent eave below which is a pressed metal cornice with three brackets. Between the second and first stories are bricks in a checkered pattern. Windows, found paired or in three part, are metal 1/1 replacements with brick lintels and sills. On the north and south (side) elevations, some windows have arched brick lintels. The front entry has a multi-pane wood door with sidelights. Brick steps provide with metal railings and brick parapets provide access to the entry. Outbuildings: None.*

646 West Side Avenue

Block/Lot: 17701/60

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, two-bay, Queen Anne-style, aluminum-clad wood-frame dwelling has an asphalt-shingled front-gabled roof with a gabled side-elevation dormer and overhanging eaves. The front gable end projects over the second story. At the second story are a three-sided bay window and an oval stained-glass accent window. A three-sided bay window is also located at the first story under the porch roof. Windows in the bays are metal 1/1 replacements. The full-width porch has a hipped roof with a pediment over the steps. The pediment has a molded wood cornice and an applied vase relief in the tympanum. Porch posts are fluted with capitals and bases supported on stone piers. Porch railings are metal. The wood door is glazed. The building has a stone foundation and brick exterior side chimney. The building is elevated well above the street grade and has a terraced front yard with concrete walls and steps. Outbuildings: None.*

650 West Side Avenue

Block/Lot: 17701/61

Contributing

Date: c. 1915

*Description: This two-and-one-half-story, three-bay, stuccoed wood-frame dwelling exhibits Mission style influences. It has an asphalt-shingled hipped roof with overhanging eaves. The roof has a small shed dormer. The main door is oriented to the south (side) elevation off of the driveway; there is no door on the front street-facing (west) elevation. A projecting second-story bay on the front elevation has a gabled roof and cornice returns. The primary windows on the façade are wooden multi-pane windows with wooden surrounds and rounded corners at the first story. Most windows are a three-part configuration. The south-facing entry has a multi-light half-paneled door with an asphalt-shingled gabled hood. The entry has a concrete stoop. Attached at the southeast corner is a two-story, one-bay garage with a gambrel roof and a pent roof over the garage bay. Outbuildings: None.*

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690 West Side Avenue

Block/Lot: 17601/1

Non-Contributing

Date: c. 1930

*Description: This two-and-one-half-story, three-bay, wood-frame dwelling has been heavily altered principally through extending the façade toward the street, enclosure of the porch, and changes to the fenestration. The second-story is clad in vinyl siding, while the first story is brick. The building has an asphalt-shingled hipped roof with hipped dormers. Windows are vinyl 1/1 replacements with metal storms and stone sills. The front entry has a replacement paneled door with an oval surround. Above the door is an aluminum awning. Brick steps provide access to the entry. The west edge of the property is lined with a concrete block wall. Outbuildings: None.*

691 West Side Avenue

Block/Lot: 16204/1; 16203/8-9

St. Aloysius Roman Catholic Church Complex

Key Contributing

Date: 1897-1939

*Description: To the west of the intersection of West Side and Kensington avenues is the St. Aloysius Church complex, a collection of Roman Catholic parish buildings consisting of a variety of architectural styles (Photograph 47). The complex includes a 1906-08 French Renaissance-style stone church, an 1897 Romanesque-style hall, a circa 1939 Colonial Revival brick rectory, a 1922-23 Art Deco brick school and a 1926-1927 Romanesque convent. This church complex is oriented to West Side Avenue, although the convent has an entrance on Kensington Avenue*

St. Aloysius Roman Catholic Church

691 West Side Avenue

Date: 1906-1908

Block/Lot: 16204/1

*Description: This imposing "high style" church building is the dominant structure within the St. Aloysius complex. It is located on the property's north side, facing east on West Side Avenue, and bordered to the north by Lincoln Park. Constructed 1906-1908, rusticated ashlar stone church was designed by architect Charles Edwards of Paterson, New Jersey, and is styled with French Renaissance influences. The church's dominant feature is a massive portico at the east end of the nave facing West Side Avenue. At the southeast corner, set back from the portico and the front elevation, is a five-story bell tower, visible throughout Lincoln Park. The richly ornamented stone portico has massive fluted composite-orders columns supporting a dentiled open pediment topped by a cross-shaped finial. The portico frames an arched stain-glass window in the east end of the nave. The window surround has a cabled molding and ashlar quoins, voissours, and volute keystone. The entablature above the window is inscribed with "ST.ALOYSIUS." Below the portico is an elliptical stone porch with molded cornice, Doric-order columns and concrete steps with decorative metal railings. To either side of the porch are the aisles which, to give a fortified appearance, have crenellated parapets, dentiled and molded cornices, and slotted stained-glass arrow loops above which are sculptural cartouches. The tripled*

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*paired doors under the portico are brass and have a three-part stained glass fanlight. At the southeast corner of the building is a cornerstone inscribed with "AD 1906." The stone bell tower has a slate-tiled hipped roof with large cruciform-shaped finial, an ashlar belfry with fluted columns supporting the entablature, and massive sculptural cartouches. The side elevations have arched stained-glass clerestory windows and arched stained-glass aisle windows. A one-story ambulatory is located at the rounded west end of the church. Outbuildings: None.*

*St. Aloysius School & Hall*

*691 West Side Avenue*

*Date: 1897-1903*

*Block/Lot: 16204/1*

*Description: This two-story with raised basement, three-bay, brick building was the original church and school for St. Aloysius Parish. Originally constructed on West Side Avenue opposite Belmont Avenue, the building was relocated north to its current location at the southwest corner of Kensington Avenue and West Side Avenue in 1903 when Hudson County sought to implement plans for West Side Park. This building, designed in the Romanesque style by Nathaniel E. Smith & Sons, is extensively trimmed with rose-colored ashlar granite against a brick façade that has been painted a dull tan color. The building has a slate-tiled hipped roof with a molded stone cornice. Over the central bay is a false dormer with cruciform finial, an empty alcove, and sculptural stone relief in the gable peak. Windows, arched at the second story, have stone sills and lintels with voissours and molded hoods. Window sash are metal 1/1 replacements. The entryway has a richly ornamented pedimented stone surround forming an arched opening for the doorway, elevated above the street grade. To either side of the doorway are marble pilasters with carved stone capitals and bases. The doors, which are newer replacements, are paired and flush. Above the doors is a fanlight. Stone steps with ashlar parapets provide access to the entry. The building has a stone foundation. Outbuildings: None.*

*St. Aloysius Rectory*

*691 West Side Avenue*

*Date: c. 1939*

*Block/Lot: 16204/1*

*Description: The St. Aloysius Rectory is located at the west end of the complex. Unlike most of the complex buildings that face West Side Avenue, the rectory is oriented southward toward Lincoln Park. This three-story with raised basement, seven-bay, brick building is styled with Colonial Revival influences. It has a hipped roof covered in slate tiles. The stone cornice is dentiled with a frieze featuring a blind arcade pattern. Windows are wooden 1/1 double hung sash with stone sills. Between the second and third stories is a stone stringer course. The central bay at the first and second stories is slightly projecting. The entry has a gabled stone portico and a wood and glazed door with sidelights and a transom. Stone steps provide access to the entry. Above the basement level is a stone stringer course. On the west elevation is a second-story balcony. Outbuildings: Contributing circa 1940 one-story, six-bay brick garage facing Kensington Avenue.*

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721 West Side Avenue

Date: c. 1922-1923

Block/Lot: 16203/8

*Description: This three-story with raised basement, nine-bay, buff-colored brick school building has a flat roof with a brick parapet. It is styled with late Renaissance Revival influences, although Art Deco is also suggested by some of the geometric patterns in the patterned brick work as applied to the stepped parapet and the cornice's frieze, as well as the verticality in the stepped façade and some of the patterned brickwork, including blind-panel pilasters. At the center of the parapet wall is crucifix copper finial and a stone panel inscribed with "ST. ALOYSIUS R.C. SCHOOL." The cornice and geometric decorative details (e.g., lozenges, tapered crosses, embrasures) are stone. Windows are paired or four-part with transoms; stairwells have tall, narrow windows. Windows are metal 1/1 replacements with stone sills. The main entry, which faces West Side Avenue, has three doors, each within their own stone surround with pilasters, voluted brackets, and entablatures. The paired paneled doors have quarter glazes and deep transoms. At the southeast corner of the building is a date stone inscribed "AD 1897-1922." Outbuildings: None.*

*St. Aloysius Convent*

178 Kensington Avenue

Date: c. 1926-1927

Block/Lot: 16203/9

*Description: This three-story, three-bay brick convent is styled with Romanesque influences. The building has a flat roof with a parapet wall and a simple concrete cornice. At the center of the roof is an attic story with a hipped roof. Windows are wooden multilight or leaded glass with wooden surrounds. The front entry has an arched concrete surround and a paneled door. The building features scored concrete details and has a date stone at the northwest corner inscribed "1926." An iron fence with concrete-capped brick posts surrounds the property. Outbuildings: None.*

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## 8. Statement of Significance

### Architect/Builder (continued from cover page)

Edwards, Charles – architect  
Fraser, James Earle – sculptor  
Jackson, John F. – architect  
Lowrie & Langton – landscape architects  
Nathaniel E. Smith & Sons – architects  
Newman & Harris – architects  
Roberts, Hugh – architect  
Rowland, John T. – architect  
Vivarttus, Percie – architect

### Statement of Significance

#### Summary Paragraph

The West Bergen-East Lincoln Park Historic District is a well-preserved and intact suburban residential neighborhood in the City of Jersey City, Hudson County, New Jersey. The historic architectural stock largely dates from the neighborhood's heyday as Jersey City's most fashionable streetcar suburb and automobile-era residential area. The Jersey City and Bergen Railroad's Montgomery Street streetcar line, chartered in 1859 and extended to within three blocks of the district by 1873, provided a convenient and affordable connection to Jersey City's older waterfront and downtown about two miles to the east.<sup>1</sup> New residential construction was sustained over a period of nearly 60 years from the mid-1870s to 1930s through a process of subdivision by owners, developers and builders, with economic peaks and valleys contributing to a diversity of periods, house forms, and styles. All of the district's surviving residential buildings post-date the extension of the streetcar line in 1873, although churches from 1861 and 1872, and a firehouse from 1871, also survive. Buildings represent a significant range of late Victorian to early Modern styles including Queen Anne, Italianate, Colonial Revival, Tudor Revival, Classical Revival and Art Deco. Several of the buildings are attributed to prominent Jersey City architects John T. Rowland and Hugh Roberts. The historic district is distinguished by its architecture from other residential areas of the city, particularly the downtown with its brownstone row houses and the working-class neighborhoods of Greenville and Communipaw with their modest and less-varied vernacular houses. The architecture of the West Bergen-East Lincoln Park Historic District is locally significant under Criterion C within a historical and cultural context derived from the status and aspirations of the city's emerging upper middle class of professionals and businessmen.

<sup>1</sup> Harriett Phillips Eaton, *Jersey City and Its Historic Sites* (Jersey City, N.J.: The Woman's Club of Jersey City, 1899), pp. 103-104.

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The historic district's locally distinctive architectural identity is largely bound within a constant variety of architectural style, which was valued by the district's well-to-do home owners. In 1906, an attorney for the Pennsylvania Railroad, who was challenging assessed tax values in Jersey City, singled out the district's Gifford Avenue as having houses "all built to suit individual tastes," perhaps adding as much as \$10,000 to the cost of construction.<sup>2</sup> The district as a whole is distinguishable from the more commercial neighborhoods to its north and south, and from the less architecturally diverse and less upscale residential neighborhoods of the same age immediately to the northwest and east. It is also quite separate in architectural character from Jersey City's other historic districts – the Paulus Hook Historic District, the Van Vorst Park Historic District, the Harsimus Cove Historic District, the Hamilton Park Historic District, and the Bergen Hill Historic District – which are located downtown or closer to downtown. These districts tend to represent an earlier 19th-century pattern of urban development featuring a preponderance of stone or brick townhouses (row housing). The West Bergen-East Lincoln Park's attractive tree-lined streetscapes feature a variety of architectural forms including duplexes and detached freestanding houses (ranging from two to three stories in height), punctuated by luxury apartment houses (ranging from four to ten stories in height). Commercial buildings are practically non-existent. Buildings offer a variety of setbacks from the street, distinguishing the neighborhood from the more uniform setbacks of the older downtown areas. This interplay of style, form, height and setback establishes a picturesque pattern of constant variety that is engaging and eye-pleasing, particularly to the pedestrian.

Examples of locally significant institutional architecture are interspersed among the houses within the historic district. The most prominent are the district's five churches: St. Paul's Protestant Episcopal Church (1861), Emory Methodist Church and Chapel (1872, 1904), St. Aloysius Roman Catholic Church (1906-08), Parmly Memorial Baptist Church (1909) and Temple Beth El (1925). The Home for Aged Women (1884, 1912-13) and the Jersey City Women's Club (1911) speak to the importance of civic engagement within the community, particularly its female leaders. An important landscape feature is the Lincoln Park plaza and statue, forming a connecting hyphen between Hudson Boulevard and Lincoln Park, which was established as West Side Park in 1905. Hudson Boulevard, established as a City Beautiful-era pleasure drive in 1894, crosses north-to-south through the district and was a showcase for some of the district's most elegant homes. Two contributing buildings, the Fairmount Apartments (1909, 1912) and the Jersey City YMCA (1924), have been previously listed on the National Register of Historic Places. The West Bergen-East Lincoln Park Historic District is significant under National Register of Historic Places Criterion C as a locally significant and representative collection, forming a distinguishable whole, of late 19th- and early 20th-century residences, religious edifices social institutions and landscape features.

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<sup>2</sup> "True Values of Hill Residences," *The Jersey Journal* (November 13, 1906).

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## West Bergen-East Lincoln Park Historic District Hudson County, New Jersey

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### Background History

The historic district's local identity within the larger cultural landscape of Jersey City developed over time and was tied to a complex mix of architectural, geographical, political, economic, social and cultural factors that are explained in greater detail in the historic background that follows. There are several ways to frame the district's identity, but West Bergen-East Lincoln Park's reputation as one of Jersey City's "prettiest suburbs" preceded any firm definition of it as a place with fixed boundaries.<sup>3</sup> This fluidity can be associated first with the way Jersey City grew by annexing surrounding municipalities to form the unified city we know today. Prior to the municipal consolidation of Jersey City in 1870, the historic district was part of Bergen Town, a rural township that centered on the Dutch colonial village of Bergen located about one-quarter mile northeast of the historic district. West Bergen, the area west to southwest of the village, was an area of outlying farms and country estates with no precisely defined boundaries. Bergen Avenue, a colonial-era road running from the village of Bergen southwest toward Bayonne approximate to the ridge line of Bergen Hill, formed a convenient but not all together precise easternmost edge for West Bergen while the Hackensack River meadows formed the westernmost edge. With the annexation of this West Bergen area into the city in 1870, property owners immediately grasped the advantages of municipal services (fire, police, water, sewer, etc.) and it became possible for residents to participate in the robust political life of Jersey City.

Suburbanization of West Bergen transpired rapidly in the last quarter of the 19th century, driven not only by annexation but by the city's growing middle-class population, the accessibility provided by Jersey City's expansive streetcar network, the willingness of large landholders and developers to subdivide their lots for profit, and the social status of owning a house in the most stylish neighborhood on Bergen Hill. Within the context of American suburbs, as described in the *National Register Bulletin on Historic Residential Suburbs*, the West Bergen-East Lincoln Park Historic District follows a hybrid pattern. During the second half of the 19th century, a gridiron plat was adapted to an earlier landscape of country estates and farms with the plat deferring to colonial Bergen Avenue and the boundaries of long-and-narrow Dutch farm lots from the middle decades of the 17th century. Within the plat, subdividers sold lots to prospective homeowners or built several houses at a time for resale. In 1894, Hudson County wove Hudson Boulevard into the historic district as a City Beautiful improvement. Two east-west arterial streets – Communipaw Avenue and Montgomery Street – located respectively to the south and north of the West Bergen-East Lincoln Park residential area became increasingly commercial in character thus offering definition to the bounds of the neighborhood. In 1905, the creation of the 150-acre West Side Park, later to grow to 273 acres, claimed the remaining open land from West Side Avenue west to the Hackensack River, and preserved the lower slopes of the Bergen Hill from continued residential development; in fact, a large number of relatively new houses were removed to create the park. Starting with the renaming of West Side Park as Lincoln Park in 1930, residents within a few blocks came to think of themselves as living in a

<sup>3</sup> "Doings in West Bergen: News from One of Jersey City's Prettiest Suburbs," *The Evening Journal* (September 26, 1891).



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neighborhood they identified as near the main east entrance plaza to Lincoln Park. By the middle decades of the 20th century, the place name of West Bergen had largely fallen out of use only to be revived in the late 1970s by historic preservationists studying the neighborhood's distinctive architecture. Although an earlier study of the historic district dubbed it the West Bergen Historic District, this nomination has chosen the compound West Bergen-East Lincoln Park Historic District for a more encompassing identity.<sup>4</sup>

The upper middle-class, white and largely Protestant residents who built the neighborhood initially saw it as one physically separated by class, ethnicity and religion. This fit with their conceptions of the proper order of society and created a neighborhood that was both immediately engaged with the city, particularly through business relationships and Progressive-era politics, and yet domestically separate. The ideals of the "cult of domesticity" were strong within the district; the home, overseen by a wife and mother, was viewed as a safe and comfortable refuge from the greater urban milieu. Institutions within the district, including churches and social clubs such as the Jersey City Women's Club and the Carteret Club, fortified the residents' value system. In the 1910s and 1920s, this social status quo began to breakdown as urban population growth promoted higher density housing plans, notably in the form of luxury apartments. New demographic groups, particularly second- and third-generation Catholic and Jewish families, began to permeate the district. These newcomers, often relocating from the downtown or working-class neighborhoods in other parts of the city, represented upward social mobility and brought with them new institutions in the form of churches, synagogues and schools. The district began to take on a more diverse urban feel as a result, but retained the air of suburban exclusivity inherited from an earlier era.

The West Bergen-East Lincoln Park historic district was an aspirational neighborhood unlike any other in Jersey City. It was where the city's upwardly mobile business and political elite gravitated to live for reasons of prestige and connecting socially with influential neighbors. Everyone in Jersey City understood what it meant to live there. Remarkably for such a small area, the district was home to a U.S. Senator (Edward I. Edwards), two New Jersey Governors (James F. Fielder and Edward I. Edwards), two unsuccessful candidates for Governor (Charles C. Black and George L. Record) and two State Supreme Court Justices (Charles C. Black and Thomas J. Brogan). The district was also home to two of the state's most respected journalists, the brothers John A. and Walter M. Dear, who owned and operated *The Jersey Journal*. The careers of these men speak to Jersey City's emergence as an early 20th-century political powerhouse in statewide elections through its ability to bring out the urban Democratic vote. Notably, the district also became home to Frank Hague who was Jersey City's mayor from 1917 to 1947. From a luxury penthouse atop the Duncan Apartments, Mayor Hague ruled as an iron-willed political boss. He was admired on one hand for his ability to get the city's business done, even if that business came with the price of the taint of corruption, and feared on the other hand for his ruthlessness toward political adversaries.

<sup>4</sup> Lauren-Brook Sickels, Robert William Craig and William Geo. Foulks, Designation Report West Bergen Historic District (May 1979), On file, Jersey City Planning Department, Jersey City, N.J.; David L. Ames and Linda Flint McClelland, *National Register Bulletin Historic Residential Suburbs* (Washington, D.C.: U.S. Department of the Interior, National Park Service), 2002.

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Hague was the ultimate New Jersey powerbroker of the 1920s and 1930s. He even influenced national politics from his position as a Democratic National Committeeman from New Jersey from 1922 until 1949, playing an important role in the launching of Franklin D. Roosevelt's presidential bid in 1932. That Hague and other prominent politicians chose to live in the area now defined as the West Bergen-East Lincoln Park Historic District is telling of the district's significance as an aspirational neighborhood.

Period of Significance

The West Bergen-East Lincoln Park Historic District's period of significance is defined as beginning in 1861 and closing in 1945. The first date corresponds to the oldest extant building in the district: St. Paul's Episcopal Church, which dates to 1861. The end of the period of significance of the district is defined as 1945, the end of the Second World War. New construction, which had continued during the 1930s with the erection of several dozen apartment houses, virtually stopped after the war. The generations of young adults who had grown up in the district and gone to war largely chose not to return to their parents' neighborhood at the war's end. Instead, they followed the exodus to the automobile suburbs of northern New Jersey. By the late 1940s, the district's significance as a fashionable residential neighborhood was on the wane.

Geography and Colonial Background

The West Bergen-East Lincoln Park Historic District occupies a high point on the west slope of Bergen Hill, a southwest-to-northeast trending ridge of erosion-resistant trap rock that forms the "spine" of Hudson County (Figure 1). The spine is surrounded on three sides by tidal water features: the Hudson River to the east; the Kill Van Kull to the south; and Newark Bay and the Hackensack River to the west. As one late 19th-century historian quipped, "the topography of the county is made up of but two features, marsh and rocky ridge."<sup>5</sup> Today, most of the marshes have been filled, given over to urban waterfront development, but Bergen Hill remains a distinctive continuous ridge separating New York City, three miles to the east of the district, from Newark, five miles to its west. The district, like many locations on the broad and gentle western slope of Bergen Hill, is given to scenic views looking westward out over Newark Bay and the Meadowlands toward Newark. These views were part of the district's attraction as an upscale residential area beginning in the middle decades of the 19th century. Elevations within the district reach as high as 90 feet above sea level west of Bergen Avenue, which trends parallel with the ridge. Bergen Avenue continues beyond the district some six miles to the southwest to Bergen Point in Bayonne where the ridge first emerges as a shallow outcrop only a few feet above sea level. North of the district Bergen Hill continues to rise and the steep eastern slope eventually transitions in the northern part of Jersey City into the cliffs known as "The Palisades." These reach heights ranging from 150 to 500 feet in elevation and follow the Hudson River northward for more than 25 miles.

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<sup>5</sup> William H. Shaw, *History of Essex and Hudson Counties, New Jersey*, Vol. 2 (Philadelphia: Everts and Peck, 1884), p. 891.

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Bergen Hill takes its name from the original village of Bergen, established in 1660 and largely regarded as the oldest Dutch town to be organized in New Jersey. The town name has been speculated to derive from *berg*, the Dutch word for mountain or hill, although no primary sources documenting this speculation have been located and other theories have been put forward, including naming after the city of Bergen in Norway (there were Scandinavians among the Dutch colonists) or the town of Bergen-Op-Zoom in Holland.<sup>6</sup> Whatever the origin of the name, the impetus for the establishment of the village was defense against Native American attacks, which had driven the Dutch from their decentralized farmsteads west of the Hudson River back to Manhattan during the 1640s and 1650s. Per a directive issued by the Director General and Council of New Netherland in February 1660, the settlers were permitted to return west of the Hudson but only if they agreed to build their houses within a palisaded village. In due course, the village was laid out with a central square and two cross streets, forming a four-block square pattern. The village plan persists to this day as Bergen Square, located at the intersection of Bergen Avenue and Academy Street, which lies about 2,000 feet northeast of the West Bergen-East Lincoln Park Historic District.<sup>7</sup>

The recorded history of the West Bergen-East Lincoln Park Historic District begins in the 1660s when the land surrounding Bergen village was surveyed and divided into lots. These lots were either held in common, typically for use as pasture, salt meadow or woods, or patented to individuals who were given full ownership. Unusually, the granting of patents ceased in 1677, and the remainder of the land within Bergen Township, which at first encompassed all of modern-day Hudson County east of the Hackensack River and Newark Bay, was held in common for nearly a century before the New Jersey legislature established a special commission in 1764 to divide the common lands among individual property holders. The “commissioners’ map” of the division of the land provides an invaluable record of colonial landholding patterns in Hudson County (Figure 2). The map indicates that the land encompassing the West Bergen-East Lincoln Park Historic District was patented by the original Dutch landholders between 1661 and 1668. The majority of the district fell within eight long-and-narrow rectangular lots, numbered 49 to 56 on the commissioners’ map. These lots were approximately 2,000 feet long and of widths varying from approximately 225 to 675 feet wide. Some of the lots were described as wood lot, pasture or maize field, confirming that they were probably intended for the use of villagers who would have had their primary residences in nearby Bergen village.<sup>8</sup>

<sup>6</sup> *Bergen and Jersey City, An Historical Souvenir of the 250th Anniversary of the Founding of Bergen* (Jersey City, N.J.: The Free Public Library, 1910), p. 13.

<sup>7</sup> The village of Bergen has been the subject of intense historical interest since the latter part of the 19th century. See, for example, Charles H. Winfield, *History of Hudson County, New Jersey* (New York: Kennard and Hay, 1874), pp. 91-136; Shaw, *History of Essex and Hudson Counties*, pp. 931-942; *Bergen and Jersey City* (1910); *History of Hudson County and the Old Village of Bergen* (Jersey City, N.J.: The Trust Company of New Jersey, 1921); Daniel Van Winkle, *History of the Municipalities of Hudson County, New Jersey, 1630-1923* (New York: Lewis Historical Publishing Company, 1924), Vol. I, pp. 13-26; Patrick B. Shalhoub, *Jersey City* (Dover, N.H.: Arcadia Publishing, 1995), pp. 9-26.

<sup>8</sup> Charles H. Winfield, *History of the Land Titles in Hudson County, New Jersey, 1609-1871* (New York: Wynkoop and Hallenbeck, 1872), insert map and pp. 80-101; D. Stanton Hammond, *Bergen Town and Township, Nov. 1660 – Sept. 22, 1668, Hudson County, N.J.*, Map Series #1 (Genealogical Society of New Jersey, 1957).

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Remarkably, the pattern of mid-17th-century Dutch lot property ownership endures within the historic district's rectilinear street pattern. Today, Bergen Avenue and West Side Avenue represent respectively the easterly and westerly sides of the original lots numbered 49 to 56. The unevenly spaced east/west connecting streets between Bergen Avenue and West Side Avenue correspond to the parallel boundary lines between the individual lots. These connecting streets, however, are not colonial; they were laid out in the mid-19th century by later property owners who began the process of subdividing the long lots for residential development. John F. Kennedy Boulevard, established in 1894 and originally known as Hudson Boulevard, is the only major street within the historic district that does not conform to this original land ownership pattern (more later).

Bergen Avenue is the oldest road within the historic district. From early in the colonial period, Bergen Avenue followed the eastern edge of Lots 49 to 56 from the village of Bergen southwest and on to Bergen Point. Known originally as "the Bergen Point road," this old road was improved as a "king's highway" in 1764 taking on its present day alignment. The Bergen Point road was the stage route between the Hudson River ferry at Paulus Hook (on the site of downtown Jersey City opposite Manhattan) and the ferry to Staten Island at Bergen Point. It formed a link in one of the primary routes between New York City and Philadelphia until superseded by a more direct route over the Meadowlands to Newark in the early 1790s. Also laid out prior to the American Revolution was West Side Avenue, which followed the westerly boundary of Lots 49 to 56 and provided access to the lower-lying meadow and wood lots along the east bank of the Hackensack River.<sup>9</sup>

The first houses to be constructed within the West Bergen-East Lincoln Park Historic District were probably farmhouses erected along the west side of the Bergen Point road in the middle decades of the 18th century. Some of these residences were likely occupied by the descendants of the original landholders, although documentation is sketchy. The archaeological potential of the district has not been previously explored or demonstrated. At least one brownstone Dutch house, described by mid-19th-century records, was located near the intersection with Jewett Avenue. The Douglass map of 1841 indicates perhaps a half dozen farmhouses located along the west side of the Bergen Point road, yet even at this late date several of the original long lots remained purely in use as pasture, field or orchard (Figure 3). At the southeast corner of the historic district on old lot 56, three houses were built on the frontage with Bergen Avenue and along a short farm lane known as Welsh Lane, forming part of a cluster of buildings at the intersection with Brown's Ferry Road, the early name for the segment of Harrison Avenue that extended eastward from the Bergen Point road toward the Hudson River. This corner crossroads was for a short while known as South Bergen before being swallowed by later development. Welsh Lane persists as a dead-end alley off of

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<sup>9</sup> Shaw, *History of Essex and Hudson Counties*, p. 1038.

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Bergen Avenue serving a series of small garages to the rear of the lots that face on Harrison and Bentley avenues.<sup>10</sup>

## Early Jersey City, 1790s-1850s

The long enduring patterns of land use on Bergen Hill were a reflection of the strength of the local Dutch culture and agricultural ways. Dutch language and customs remained firmly entrenched and were often noted by observers well into the early decades of the 19th century. Bergen Hill, however, was an isle of tradition within a sea of change due to its location near the main overland transportation routes approaching New York Harbor and Manhattan from the west .

Among the first developers to recognize the strategic transportation importance of Bergen Township were a group of New York City investors led by merchant Anthony Dey. They incorporated in 1804 under the name of the Associates of New Jersey to found a city at Paulus Hook on the west side of the Hudson River, forming the nucleus of what was to become Jersey City. Under a charter granted by the New Jersey legislature, the Associates of New Jersey were empowered to lay out streets, build wharves and warehouses, and sell building lots.<sup>11</sup>

Paulus Hook, located on the waterfront about two miles east of Bergen village, had served as the location of a ferry to New York City since the 1760s and had been fortified by the Americans during the Revolution until captured by the British in September 1776. The plan of the Associates of New Jersey was to convert Paulus Hook into a commercial port, relieving some of the pressure on the crowded wharves of lower Manhattan and delivering imported goods closer to the markets of northern New Jersey and other inland points. The vision was farsighted but premature; the port town was slow to develop for lack of investors and adequate transportation routes to the west. As well, Paulus Hook was more or less a small island, surrounded by the Hudson River and tidal marshes that had to be traversed by a causeway. These disadvantages to commerce were slow to be remedied, although the town grew modestly based on fishing and serving the steady stream of travelers using the ferry. In 1820, the townspeople of Paulus Hook secured a charter from the New Jersey legislature incorporating their holdings as the City of Jersey City, but the residents failed to form an effective government, causing a need to reapply to the legislature for a renewal of the charter in 1829. The final impetus for sustained growth came from outside business interests who were pushing new transportation systems eastward through New Jersey to the Port of New York. The first to arrive in Jersey City was the New Jersey Railroad, which cut eastward from Newark across Bergen Hill (about one-half mile north of the West Bergen-East Lincoln Park Historic District) and over the tidal

<sup>10</sup> L. F. Douglass, *Topographical Map of Jersey City, Hoboken, and the Adjacent Country*, 1841.

<sup>11</sup> Van Winkle, *History of the Municipalities of Hudson County*, pp. 92-93, 131-132; Sickels *et al.*, *West Bergen Historic District* (May 1979), pp. 9, 11.

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marshes to the Hudson River in 1834. The Newark-Jersey City extension of the Morris Canal followed two years later in 1836 wrapping around the lower elevations of the southern tip of Bergen Hill.<sup>12</sup>

The arrival of the railroad and the canal set Jersey City on the path to becoming the chief transshipment point for freight and passengers en route to and from New York City. Over the next half century, nearly the entire waterfront would be taken up by vast warehousing and rail transfer operations under the control of major American railroads. The Morris Canal held its own against the railroads until the 1870s before falling into gradual decline. The area surrounding Paulus Hook grew rapidly, becoming a bustling city with housing for the merchants and workers who manned the port.

The West Bergen-East Lincoln Park Historic District on the Bergen Hill overlooking Paulus Hook was not so immediately affected by the first stages urbanization, but the changes were nonetheless palpable. The most obvious change, and the one upon which most historians comment, was the division of Bergen Township into ever smaller units of local governance from the late 1830s to early 1860s, eventually leaving the township governance in control of only Bergen village and the immediately surrounding area, which included the historic district. The story of the changing civil boundaries during this period is complex but the basic outlines are thus: Jersey City, although having been chartered in 1820, finally separated from Bergen Township's governing structure in 1838. Jersey City, Bergen Township and Harrison Township, the latter covering the point between the Hackensack and Passaic rivers to Bergen Township's west, jointly separated from Bergen County in 1840 as part of the newly established Hudson County. These subdivisions were soon followed in 1841 by the newly created Van Vorst Township, lying at the foot of Bergen Hill to the north of Paulus Hook, and in 1843 by North Bergen Township claiming the northern half of Bergen Hill. The southern end of North Bergen Township became Hudson City in 1855, the southern end of Bergen Township became Bayonne Township in 1861 and Greenville Township was created northeast of Bayonne in 1863. This breaking up of old Bergen Township reflected the needs of a growing population for expanded government services such as schools, fire and police, and the separation of the countryside of Bergen Hill from the intensifying urban development along the waterfront and railroad corridors.<sup>13</sup>

By the 1860s, Bergen Township's population stood at about 3,000 people as compared to Jersey City's population of about 22,000. Historian Daniel Van Winkle, a descendant of Dutch settlers writing of this period in 1924, stated, perhaps with no small note of nostalgia, "Notwithstanding its close proximity to the busy, bustling neighboring city, Bergen preserved its equanimity and plodded along in its old-fashioned way, content to accept and enjoy the result of its labors and the companionship of old-time neighbors."<sup>14</sup>

<sup>12</sup> Van Winkle, *History of the Municipalities of Hudson County*, pp. 99-109; Sickels *et al.*, West Bergen Historic District (May 1979), p. 9.

<sup>13</sup> Van Winkle, *History of the Municipalities of Hudson County*, pp. 110-119, 124-133; John E. Snyder, *The Story of New Jersey's Civil Boundaries, 1606-1968* (Trenton, N.J.: Bureau of Geology and Topography, 1969), pp. 145-151.

<sup>14</sup> Van Winkle, *History of the Municipalities of Hudson County*, p. 133.

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That this contemplative, slower-paced way of life could actually still be found was captured in the landscape sketches and watercolors of artist August Will (1834-1910), who lived in Jersey City and frequented the area of the historic district to seek out pastoral scenery (Figure 4).

Suburban Country Houses on Bergen Hill, 1840s-1850s

The newcomers moving to Bergen Hill in the 1840s and 1850s were Jersey City's (and to some degree New York City's) leading men of commerce, industry, law, politics and medicine. They eagerly sought out locations for fine country houses. Most of these men were not fabulously wealthy, but they represented the emergence of a new upper middle class that built comfortable lifestyles on the foundation of the economic opportunities of the growing metropolis. Geographically, Bergen Hill represented an ideal location, within easy reach of their places of business in the city, and its elevation offered opportunities to site houses with spectacular views. It was during this period that the hill came to be more generally referred to as the Jersey Heights section although West Bergen was used for that section of the hill immediately south and west of old Bergen village. What is for sure is that the newcomers enthusiastically compared the relative merits of the easterly slope with its overlooks of Jersey City, New York Harbor and Manhattan versus the merits of the westerly slope and its views of the quieter Meadowlands and Newark beyond. The West Bergen-East Lincoln Park Historic District offered some of the best westerly aspects with its long lots ideally situated for houses perched near the summit of Bergen Avenue. From there the houses could look out over pastoral grounds that could be attractively laid out down the hill toward West Side Avenue. Writing in 1857, Benjamin Cook Taylor observed, "On this Western slope, thirty years ago, there was only one house visible for several miles, excepting those on the main road to Bergen Point." The new country houses were "tasteful and valuable improvements" that added to the beauty of the scenery and the "convenience" of a growing population.<sup>15</sup>

The pioneers of this pleasing style of country living within the bounds of the historic district were George Gifford (attorney), Peter H. Bentley (attorney, banker and politician), Stephen D. Harrison (merchant), Edwin Payton (attorney) and Josiah Payton (medical doctor). In the years immediately preceding the Civil War, these men acquired lots from farmers willing to sell their fields and pastures. The country houses they built were described as "fine cottages" or "elegant residences" and no-doubt reflected then-current tastes in architecture, like the Italianate and English-cottage styles popularized by architects such as the influential Andrew Jackson Downing of New York. Unfortunately, none of these houses has survived, and few were described in any architectural detail during their time. Most were torn down as the estates were broken up and sold for redevelopment in the half century from 1875 to 1925, although several of the owners lent their names to streets within the historic district that follow bounds of their former properties. One of the last of

<sup>15</sup> Benjamin Cook Taylor, *Annals of the Classis of Bergen, of the Reformed Dutch Church and of the Reformed Dutch Church and of the Churches under Its Care Including the Civil History of the Ancient Township of Bergen in New Jersey* (New York: Board of Publication of the Reformed Protestant Dutch Church, 1857), p. 96.

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the great houses of this era, George Gifford's, located at what is now the southwest corner of Bergen Avenue and Gifford Avenue, was torn down in 1924. It was an enormous rambling building that grew from a "rose-covered cottage" into a palace that locals somewhat exaggeratedly called "the house with a hundred rooms."<sup>16</sup>

The architecture of the country houses was meant to impress and offer sanctuary from the city but it was the wealth and social standing of the occupant families that fortified an image of exclusivity. Peter H. Bentley represented the newly minted prosperity of Jersey City's upper middle class as well as any of the newcomers. Born on a farm near Saratoga Springs, New York, and thus an outsider to the insular Dutch community of Bergen, Bentley came to Jersey City in the mid-1820s to study law. He was one of the first attorneys to practice in the city. He served as the city clerk starting in 1833 and was elected mayor in 1843. Bentley's practice thrived on handling property transactions during the building boom that began with the arrival of the railroad and canal in the mid-1830s. Shortly after organizing and becoming President of the Mechanics' and Traders' Bank in 1853, Bentley bought one of the long lots within the West Bergen-East Lincoln Park Historic District and built a house there a few years later. Bentley's eldest son, Peter II, and his eldest grandson, Peter III, both served as prominent Jersey City attorneys. It was the exclusivity imparted by the Bentleys and others that would become a defining characteristic of the West Bergen-East Lincoln Park Historic District. It would outlive the great country houses themselves and pass to the numerous suburban homes and apartment houses that would be built on the subdivided lots in later years.<sup>17</sup>

### Streetcars and Early Subdivisions, late 1850s-1870s

From a transportation perspective, streetcars were an impetus to land speculation and residential development on the Bergen Hill, offering a convenient mode of travel between the residential area and the downtown commercial district with its businesses, industries and ferries to Manhattan. Eventually, the streetcars formed an integrated network for traveling from the historic district to almost any point in Jersey City and the other municipalities in Hudson County.

In 1859, the Jersey City and Bergen Railroad received a charter from the State of New Jersey to construct Hudson County's first street-car line from downtown Jersey City to Bergen Point in Bayonne. The Jersey City council granted approval to place tracks in the city streets with the main line headed southwest along Montgomery Street to Bergen Hill. By 1873, the horse-drawn streetcar line had been extended from a car barn, located at the corner of Montgomery Street and Bergen Avenue, southward along Monticello Avenue to Harrison Avenue slightly down hill and to the east of the historic district. By this time, most lots within the historic district were no more than three blocks from a streetcar stop. In the early 1890s, Hudson

<sup>16</sup> Ibid.; Florence Pond Graham, *Jersey City: As I Remember It* (1964), p. 21.

<sup>17</sup> Cornelius Burnham Harvey, ed., *Genealogical History of Hudson and Bergen Counties, New Jersey* (New York: The New Jersey Genealogical Publishing Co., 1900), pp. 121-123.



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County's streetcar lines were electrified and merged under the control of the Consolidated Traction Company. By 1908, trolley lines could be found on all four sides of the historic district traveling on Monticello Avenue, Montgomery Street, West Side Avenue and Communipaw Avenue.<sup>18</sup>

Two of the old Dutch families, the Vreelands and the Van Rippers, were among the first to divide their farm lots in 1852 and 1853, several years before the arrival of the streetcar line. The Vreeland division is notable because it required the laying out of a new street, Belmont Avenue. The avenue accessed new lots, which were nearly uniform in area, 50 feet by 142 feet, with the exception of two longer lots at the West Side Avenue end that were sold to Thomas Weldon, President of the Provident Institution for Savings in Jersey City. Belmont Avenue was the first of the east/west oriented streets to be created between Bergen Avenue and West Side Avenue. The executors of the estate of Richard Van Riper subdivided lots on either side of Fairview Avenue and the north side of Jewett Avenue in 1853, requiring that both of these streets be laid out. Jewett Avenue was named after William Jewett, a successful New York City portraitist who lived in a cottage on Bergen Avenue south of Jewett Avenue. The Van Riper lots were 100 feet wide and 132 or 143 feet deep, thus about twice the size of the lots in the Vreeland subdivision.<sup>19</sup>

Andrew L. Cadmus, a descendant of an old Dutch family and a medical doctor who resided on Bergen Avenue, and his business partner Henry Duncan, created Duncan Avenue in 1859. Their lots were 100 feet wide and up to 125 feet deep on the north side of the newly laid out avenue and 225 feet deep on the south side. The congregation of St. Paul's Protestant Episcopal Church purchased one of the first lots on the north side, west of and behind the Cadmus house, and erected a simple wood-framed building in which the first service was held on May 20, 1861. St. Paul's was the first Episcopal church in the Bergen Hill section of Jersey City and was intended to serve Episcopalian families moving up from the city. Additional land was purchased from Cadmus in 1868 upon which to expand the original church, creating a shingled Gothic-style church with turreted bell tower. In 1870, the congregation purchased another lot on which to erect a parsonage. St. Paul's Church at 42 Duncan Avenue is the oldest identified property in the historic district.<sup>20</sup>

William Jewett and his son William S.L. Jewett divided their land on the south side of Jewett Avenue and the south side of Kensington Avenue (originally known as Linden Avenue) in 1864. The Jewetts reserved a large lot, 186 feet wide by 486 foot deep, on Bergen Avenue for themselves. The other 14 lots on Jewett Avenue ranged between 99 and 127 feet wide, and between 147 and 179 feet deep. The lots on the south

<sup>18</sup> G.M. Hopkins, *Map of Hudson County, New Jersey* (Philadelphia: Edward Busch, 1873), Plates O, P, Q, and R; *Jersey City Street Railway Guide* (Jersey City: Stephens & Hansen, 1890); Eaton (1899), pp. 103-04; G. M. Hopkins Company, *Map of Jersey City, Hudson County, New Jersey* (Philadelphia: 1908), Plate 16.

<sup>19</sup> Hudson County Register's Office, Subdivision Maps, Numbers 501, 602 and 705 (1852-1853); Sickels *et al.*, West Bergen Historic District (1979), p. 13.

<sup>20</sup> Hudson County Register's Office, Subdivision Map, Number 599 (1859); Shaw, *History of Essex and Hudson Counties*, p. 1183; St. Paul's in Bergen Episcopal Church, Church Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, New Jersey [Accessed May 2013].

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side of Kensington Avenue were much smaller, mostly 50 feet wide and 122 to 132 feet deep, except for two larger “book-end” lots facing Bergen Avenue and West Side Avenue, which were obviously reserved for more prominent houses.

This variance in lot sizes reflected many factors including the personal preferences of the developers, real estate market conditions, and the influence of pre-existing farm lots and country house property boundaries. The developers were required to submit plats to the county clerk but the subdivisions were laid out well before there was much governmental planning or oversight. This pattern of development with lot sizes varying street to street, and even within streets, would continue well into the late 19th century until all of the original Dutch colonial long lots had been subdivided. The differing lot sizes impacted architects’ and builders’ choice of house plans to fit the lots and maximize floor space. Over time, this encouraged variation in architectural form with a mix of single family, duplex and row houses.<sup>21</sup>

Despite the paper trail of subdivision plats and property transfers of the 1850s and 1860s, there is very little evidence that many houses were built within the district during this period or the following decade of the 1870s. The Civil War (1861-65) no doubt slowed the pace of housing construction and just as the economy was regaining a peacetime footing the Panic of 1873 precipitated a national depression that lasted until 1879. The G.M. Hopkins *Map of Hudson County*, published in 1873, shows the historic district with hundreds of neatly laid out rectangular lots, the majority of which were as yet vacant (Figures 5a and 5b). Multiple lots were held by the same owners – men like Richard Sipp, William Jewett, Samuel Nelson and Robert P. Percy – an indication that land speculators and prospective buyers were waiting for better economic times.

Comparison of standing buildings with the Hopkins map of 1873 indicates that only three buildings are extant from prior to 1873 and all are non-residential. In addition to St. Paul’s Church of 1861, the Jersey City Fire Department Engine Company No. 9 firehouse at 697 Bergen Avenue was built in 1871 and the domed brick Italianate chapel of the Emory Methodist Church at 597-601 Bergen Avenue was built in 1872. Both of these buildings signaled the extension of urban institutions into the Bergen Hill area on the eve of suburbanization. The firehouse’s history is part and parcel of the consolidation of Bergen with Jersey City in 1870, in which municipal services such as police, fire and schools were combined in an effort to minimize expense and create a uniform level of service. The consolidation was approved by a large majority of Bergen’s population at a special election held in October 1869 (the vote was 815 in favor versus 108 against consolidation), reversing nearly half a century’s trend of townships separating from old Bergen and an acceptance of an expanded city form of government. The professionalization of the fire department was a major selling point of consolidation and in 1871 the previously existing volunteer fire companies were disbanded in favor of a paid department. The Engine Company No. 9 firehouse, designed

<sup>21</sup> Hudson County Register’s Office, Subdivision Map, Number 672 (1864); Sickels *et al.*, *West Bergen Historic District* (1979), p. 13.

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to afford a modern and comfortable facility for the men and equipment, was a symbol of this new era in the city's fire protection services.<sup>22</sup>

### A Fashionable Suburb, 1880s-1930s

Due to the outward migration of Jersey City's professional classes, and the exclusivity already imparted by George Gifford and the other pioneers of country house living on Bergen Hill, the West Bergen-East Lincoln Park Historic District became the most desirable of Jersey City's streetcar suburbs.<sup>23</sup> The quickening pace of new housing construction in the district is documented by the Fowler, Bromley and Bromley map of 1887 (Figure 6). This map shows many new single-family residences, particularly in the northeastern part of the historic district along Fairmount, Duncan and Belmont avenues. This burst of building initially occurred mostly in the subdivisions that had been platted by Van Riper, Vreeland and Cadmus some 20 to 30 years earlier. New construction included a mix of detached, duplex (or paired) and row house residential plans with most of the single and duplex houses of wood-framed construction and the row houses of brick or stone construction. Unfortunately, very few of the single or duplex houses shown on the Fowler, Bromley and Bromley map have survived intact, mostly replaced by later apartment buildings, but the row houses remain prominent. Particularly stylish examples are a row of brownstones at 532-542 Bergen Avenue and a row of three-story, Second Empire houses at 685-695 Bergen Avenue and a row of two-story, Italianate frame houses at 297-303 Fairmount Avenue. Belmont Avenue features the greatest number of row houses in the district. These include a row of three-story brick row houses at 157-163 Belmont Avenue and an adjoining row of two-story, brick row houses at 165-209 Belmont Avenue. The south side of Belmont Avenue is the only streetscape within the district to have more than a dozen adjoining row houses. After the 1880s, row houses declined in popularity, although they continued to be built in small numbers into the early decades of the 20th century, usually in rows of no more than four or six units.<sup>24</sup>

As of 1887, the district still contained a large amount of open space to be developed. This was particularly true in the southern part of the district where George Gifford retained large landholdings. In fact, Gifford Avenue had yet to be laid out in 1887 and Bentley Avenue extended only a half block to the west of Bergen

<sup>22</sup> Shaw, *History of Essex and Hudson Counties*, p. 1187; Van Winkle, *History of the Municipalities of Hudson County*, pp. 134, 197-198; *Seventy-Fifth Anniversary Emory Methodist Episcopal Church, Bergen and Belmont Avenues, Jersey City, New Jersey, 1862-1937*. [Jersey City, New Jersey] (Emory Methodist Episcopal Church, circa 1937); Emory Methodist Episcopal Church, Church Vertical File, New Jersey Room, Jersey City Free Public Library [Accessed May 2013].

<sup>23</sup> Sam Bass Warner, Jr., *Streetcar Suburbs: The Process of Growth in Boston, 1870-1900*, 2nd Ed., (Cambridge: Harvard University Press, 1978) and Kenneth T. Jackson, *Crabgrass Frontier: The Suburbanization of the United States* (New York: Oxford University Press, 1985).

<sup>24</sup> L.D. Fowler, Geo. W. Bromley and Walter S. Bromley, *Atlas of Jersey City* (Philadelphia: G.W. Bromley & Company, 1887), Plate Q.

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Avenue rather than its eventual two-block length to West Side Avenue. Some earlier landholders who had constructed country houses also retained large lots, especially along West Side Avenue. This all changed during the late 1880s to 1890s when the Gifford family and other larger landholders sold most of their property and the remaining east/west avenues were laid out and subdivisions platted.

The West Bergen-East Lincoln Park Historic District emerged, therefore, not as a suburb with a single unifying plan but as one of incremental development where land speculators and developers might purchase several to a dozen lots or more at time, erecting new houses for sale, even sometimes building to order for a prospective buyer. There was also the opportunity for individuals to buy a lot and raise a house of their own choosing, sometimes employing the services of an architect. All of this was assisted by an expansion of credit, allowing both the land speculators and the home buyers to take out loans. In the 1890s, West Bergen and nearby neighborhoods in the 8th Ward led Jersey City in the number of new building permits. In 1899 alone, 177 permits were issued for improvements estimated to be worth over \$400,000, two to four times the value of permits issued in each of the city's other 11 wards. The result, according to *The Jersey Journal*, was that the "Bergen section led [the city] on improvements and added many cosy [sic] dwelling houses."<sup>25</sup>

A few weeks later in early 1900, *The Jersey Journal* took special note of the area encompassing the southern half of the historic district:

No section of the city has improved within the past few years in such a substantial manner as has that between Harrison Avenue on the south, Gifford Avenue on the north, Bergen Avenue on the east and West Side Avenue on the West.

.... This portion of the Bergen section has within the past few years sprang into favor as a residential place for persons of means, who have invested heavily in building homes that will compare favorably with those in the best sections of other large cities. The Bergen section has become the place for residence of many old and prominent families

.... The quickness with which one can reach the hilltop from the ferry by means of the electric cars, as well as the close proximity of the [Hudson] Boulevard, has been responsible in a good measure for the exodus to the hill.

Property that but a few years ago consisted of vacant lands and farms is now covered with handsome and costly dwellings, and the few persons who had the foresight to realize that it was only a question of time when property in the Bergen section would materially rise in value and become in demand for residential purposes are reaping a rich reward.

<sup>25</sup> "Building Was Brisk," *The Jersey Journal* (December 20, 1899); Jackson, *Crabgrass Frontier*, pp. 129-130.

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Persons living in the Bergen section take delight in escorting their out-of-town friends through the hill section and showing them the bright side of the city. The effect on the visitors has always been gratifying.<sup>26</sup>

At least 205 of the extant residential properties in the district were constructed in the 20 years between 1887 and 1908 as documented by a comparison of the Fowler, Bromley and Bromley map of 1887 and the Hopkins atlas of 1908 (Figure 7). Nearing the end of the first decade of the 20th century, the district had achieved an architectural appearance that is recognizable today on many of its streets. Houses built during the 1890s and 1900s were most often balloon-frame single-family houses or duplexes. Varying lot sizes, typically ranging from 50 to 125 feet wide, and depths of usually at least 100 feet, provided opportunities for a variety of floor plans. Narrow lots often featured two-bay houses with side entries whereas wider lots could often accommodate three to five-bay houses with center hall entries or asymmetrical plans. Houses were without exception at least double pile, and depending on the depth of the lot and the desires of the builder, were often triple or quadruple pile for the larger houses.

The dominant architectural style is best described overall as late Victorian with Queen Anne, Italianate, and Shingle Style influences applied either singly or in varying combinations. For the most part, these houses were reflections of the nationally popular exterior architectural aesthetics that reached their peak in the period between 1870 and 1900, and, particularly in the case of the West Bergen-East Lincoln Park Historic District, remained a popular aesthetic well into the early decades of the 20th century. The houses often exhibit high levels of craftsmanship, particularly in original woodworking details when present, but it is important to keep in mind that this type of decorative millwork was a product of mass production techniques that had a significant influence on the exterior appearance of late 19th-century American houses. Mass production contributed to the ability of builders to offer an almost constant variation of ornamental texture and intricate designs. The picturesque aesthetic of visual contrast was accentuated by polychromatic paint schemes, and the frequently employed irregularity of plan and massing, which were all characteristic of the Queen Anne style and seen in well over three quarters of the houses within the district of the late 1880s to mid-1900s. Today, the streetscapes maintain a late Victorian appearance and feel that is quite appealing.<sup>27</sup>

Many of the most significant examples of late Victorian domestic architecture are located at prominent locations within the district, often serving to anchor corners and streetscapes. On Bergen Avenue, two of the key contributing properties are the houses at 611-613 Bergen Avenue and the house at 7 Kensington Avenue/615 Bergen Avenue, adorned with polychromatic paint schemes, a variety of millwork at the cornices, and rambling Victorian porches. Outstanding examples of houses influenced by the Shingle Style

<sup>26</sup> "Its Value Doubled, Property on the Hill That Has Boomed in Recent Years," *The Jersey Journal* (January 9, 1900).

<sup>27</sup> *Ibid.*; G.M. Hopkins Company, *Map of Jersey City, Hudson County, New Jersey* (Philadelphia: 1908), Plate 16. For discussions of this architectural aesthetic in a national context, see, for example, Herbert Gottfried and Jan Jennings, *American Vernacular Buildings and Interiors, 1870-1960* (New York: W.W. Norton & Company, 2009).

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include 54 Duncan Avenue and the row of two duplexes and a detached house at 80-88 Bentley Avenue. These make very effective use of wood shingle covering, offering intact representative examples of the style, often using varying sizes and patterns of shingles to accentuate dormers and pediments.

Houses influenced by the Colonial Revival style are less common in the historic district than those influenced by the Queen Anne and Shingle styles, but those that are present stand out in contrast to their neighbors. Significant examples include 111 Gifford Avenue, handsomely detailed by its dentiled cornice and fluted wooden pilasters and porch columns with Ionic capitals, and 55 Bentley Avenue, among the finer brick houses in the district.

In 1894, the construction of Hudson Boulevard along a north/south axis approximately equidistant from Bergen Avenue and West Side Avenue offered a new set of prestigious addresses for home builders. An example of urban progressive planning and City Beautiful, Hudson Boulevard, now known as John F. Kennedy Boulevard, was Hudson County's attempt to create a transportation route that would link the northern and southern ends of the county along the western slope of Bergen Hill between Weehawken and Bayonne. The 100-foot-wide road was designed to offer residents a scenic pleasure drive for carriages and a wide promenade for pedestrians. In later years, trucks would be banned from using it. The boulevard was purposely sited in an elevated position to offer views west to the Meadowlands and its waterways, and it followed a somewhat winding course to create vanishing points along the route. In later years, some of these vanishing points would be occupied by prominent buildings such as the district's Fairmount Hotel, built in 1909. An elected commission oversaw the construction and management of the road, employing its own maintenance and police forces separate from the county. West Bergen residents immediately took to the boulevard for strolling and promenading, turning a new recreational opportunity into a major neighborhood social event.<sup>28</sup>

Within the West Bergen-East Lincoln Park Historic District, the Hudson Boulevard features a sweeping bend between Montgomery Street and Duncan Avenue, and then continues in a straight course toward Communipaw Avenue, intersecting the cross streets south of Duncan Avenue at an angle slightly off of perpendicular. The Boulevard unifies the historic district as much as it divides it. An address on the boulevard was especially prestigious due to the opportunity to site a large impressive house and institutional buildings where they could be seen by large numbers of passersby. These buildings anchored their side streets offering distinctive landmarks by which to recognize each street from the main thoroughfare. Among the first houses to occupy prominent corners on the east side of the boulevard were the handsome Victorians at 815 Montgomery Street/2630 Kennedy Boulevard (southeast corner with Montgomery Street), 2614 Kennedy Boulevard (northeast corner with Fairmount Avenue), and 2456 Kennedy Boulevard (southeast corner with Gifford Avenue). Of particular note is the architect John Rowland-designed Tudor Revival house at 2468 Kennedy Boulevard, occupying the northeast corner with

<sup>28</sup> Van Winkle, *History of the Municipalities of Hudson County*, pp. 210-11.

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Gifford Avenue (Figure 8). Tudor Revival and Elizabethan Revival-influenced architecture came into vogue within the district during the early years of the 20th century, and this fine example, although perhaps not the oldest, best represents the ascendancy of one of the styles that would replace the earlier Victorian styles. The Tudor Revival style is particularly prevalent in the apartment houses built in the 1910s and 1920s.

The architect John Rowland (1872-1945) opened his practice in Jersey City about 1895 and rose to become one of the city's most influential and prolific architects over a career that spanned a half century. Early in his career his fondness for Tudor Revival must have been great since he designed his own house in that style. Unfortunately, that house, which was located in the district at the southeast corner of Kennedy Boulevard and Belmont Avenue, was demolished in later years to make way for an apartment building. Rowland achieved perhaps his greatest fame as the Jersey City Board of Education's architect for 44 years. In that capacity, he designed and supervised the construction of 25 schools, including all four public high schools. He also designed many of the prominent early 20th-century commercial buildings at Journal Square, all but two of the buildings that comprise the Jersey City Medical Center, and the Duncan Apartments at 2600 Kennedy Boulevard, the latter located within the historic district. Less is known about Rowland's residential commissions, although it is speculated that there may be other examples within the West Bergen-East Lincoln Park Historic District. Another Jersey City architect who worked in the historic district was Hugh Roberts, best known for his Beaux Arts design of the Hudson County Courthouse (1906-10). Roberts is credited with many of the houses on Gifford and Bentley avenues, including 39 Bentley Avenue, which was completed in 1903.<sup>29</sup>

**Residents**

By the early years of the 20th century, the male heads of household of the historic district were a "who's who" of Jersey City's professional and business class, according to city directories and tax lists. They included attorneys, judges, doctors, bankers, government officials, publishers, officers of large corporations and successful small business men. The new houses within the historic district were beyond the means of industrial workers, tradesmen and common laborers. It goes without saying that the district's racial makeup was white, with most of Western European Protestant descent. John D. McMaster, who grew up in the house at 39 Bentley Avenue in the years before World War I (1914-1918), and whose father was the private secretary to New Jersey Governor George T. Werts, recalled many years later that the neighborhood was "one of charm and character, which relished a spacious way of life and looked upon itself as a citadel of

<sup>29</sup> Rowland, John T., Biographical Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, New Jersey; Randall Gabriellan, *Jersey City in Vintage Postcards* (Charleston, S.C.: Arcadia Publishing, 1999), p. 83.

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civilization in a sprawling and incoherent cultural swamp.”<sup>30</sup> The swamp that McMaster referred to was, of course, the working-class and downtown neighborhoods of the city, mostly located below the Bergen Hill in the city’s waterfront sections.

The list of men of local distinction living in the district was lengthy; among them were George G. Tenant (county court judge and president of the Jersey City Board of Education), Nicholas D. Wortendyke (city surveyor), Henry Byrne (city commissioner), Andrew Corcoran (manufacturer), Henry J. Melosh (attorney), Harry Louderbough (bank president/manufacturer), Vreeland Tompkins (chemist/manufacturer) and Martin Ittner (chemist). The section of Bentley and Gifford avenues between Hudson Boulevard and West Side Avenue had the unusual distinction of being known as “doctor’s row” because of the numerous doctors who resided there, many of whom saw patients in their home offices as was the custom of the day. Walter M. Dear, who lived at 34 Bentley Avenue, and his brother Joseph A. Dear, who lived at 146 Harrison Avenue (non-extant), were considered among the most influential men in Jersey City. Their ownership and respective positions of general manager and editor of *The Jersey Journal*, the city’s evening newspaper, made them among the most politically influential men in New Jersey. In the 1930s, Walter was very active within his profession rising to become director of the Audit Bureau of Circulation (the national organization that certified newspapers’ circulation numbers, upon which advertising rates were based) and as an officer of the American Newspaper Publishers Association, which represented the business and political interests of publishers nationwide. He was president of the association from 1941 to 1943.<sup>31</sup>

Also among the district’s residents were men who rose to positions of power in state politics from the 1900s to 1920s. Remarkably four of them were either governor of New Jersey or candidates for governor. Attorney Charles C. Black (1858-1947) of 80 Gifford Avenue was a Democratic candidate for governor in 1904 and served as a justice on the New Jersey Supreme Court from 1914 until 1939. He was admired by fellow jurists for his expertise on state tax law and accident liability. Interestingly, Black was the roommate of future New Jersey Governor and U.S. President Woodrow Wilson when both attended Princeton University in the late 1870s. Attorney George L. Record (1859-1933) of 593 Bergen Avenue (house non-extant) was one of New Jersey’s leading Progressive Republicans and an economic advisor to Woodrow Wilson. Record was also an unsuccessful Democratic candidate for governor in 1912 and U.S. senator in 1916. James F. Fielder (1867-1954), Democratic Governor of New Jersey from 1913 to 1917, lived in the house at 139 Gifford Avenue before and after his term. He is best known as succeeding to the state executive’s office after Woodrow Wilson left to become President in 1912; Fielder’s term, however, was lackluster due to a deadlocked legislature that was unwilling to support his progressive policies. Edward I. Edwards (1863-1931), Governor of New Jersey from 1920 to 1923, lived in a house no longer standing at

<sup>30</sup> John D. McMaster, *Days of Grace*, unpublished manuscript (circa 1971-1977); Bergen Neighborhood Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, N.J.; Biographies, R-Multiple, New Jersey Room, Jersey City Free Public Library, Jersey City, N.J.

<sup>31</sup> William Starr Myers, *Prominent Families of New Jersey*, Vol. I (Baltimore: Clearfield Company, 2010) p. 11; McMaster, *Days of Grace*, pp. 3-7; Sickels *et al.*, *West Bergen Historic District*, pp. 15-16.



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37 Duncan Avenue. Edwards was closely associated with the political machine of Jersey City Mayor Frank Hague. Following his term as governor, Edwards ran a successful campaign for U.S. Senate on an anti-Prohibition plank. His political fortunes went downhill in the late 1920s when Hague withdrew his support, and, following a diagnosis of skin cancer, Edwards committed suicide in his Duncan Avenue house in 1931.<sup>32</sup>

Within the social structure of the West Bergen-East Lincoln Park Historic District, the men who distinguished themselves in their careers defined success, but the center of activity within the district was the home. This sphere was one that was occupied and defined predominately by women. Historians have identified the Victorian home with a set of cultural values that stressed the home as a center of socialization and emotional security. These values rose to the fore in the late 19th century and have sometimes been referred to by historians as “the cult of domesticity.” In Victorian upper-middle-class houses, mothers were in charge of managing homes that were secure and orderly, places where children would be taught proper manners and values before being sent off into the world. Smaller, nuclear families predominated in these homes since wealthy families did not need to live in multi-generational arrangements or need to raise large households to earn a living. This arrangement of fewer people living within a larger house distinguished the suburban Victorian home from rural farmhouses or working-class tenements. When possible, servants were given the mundane tasks of cooking and housekeeping under the watchful eyes of matrons who then were able to find time to socialize and entertain friends and neighbors. The cult of domesticity had an impact on architecture, particularly floor plans that emphasized the division of houses into separate public, private and work spaces. These arrangements are evident in the historic district, especially in larger houses that feature ample parlors in the front for entertaining, upstairs private bedrooms, and large kitchens, sculleries, pantries and servants’ quarters in the rear. Beautiful and architecturally elaborate front entries and halls were prized symbols meant to impress visitors, but even more modest houses opened into living rooms that could double as a comfortable place for the family to gather or as a more formal space for greeting and entertaining visitors.<sup>33</sup>

The values of the cult of domesticity were generic to American culture, particularly that of the professional classes, in the years that the West Bergen-East Lincoln Park Historic District reached its peak of development as an affluent suburb of Jersey City. Florence Pond Graham, who moved with her mother and father into the house at 46 Bentley Avenue as a young girl in 1902, wrote down her memories of growing up in the historic district. Graham cherished her youth among the shade-tree lined streets with the houses “freshly painted every three or four years and the grass carefully tended, with flowers and shrubbery adding the needed touch.” She described playing with neighborhood children, stern parents who did not allow

<sup>32</sup> Sickels *et al.*, West Bergen Historic District, p. 15; Paul A. Stellhorn and Michael J. Birkner, editors, *The Governors of New Jersey, 1664-1974: Biographical Essays* (Trenton, N.J.: New Jersey Historical Commission, 1982).

<sup>33</sup> Daniel Walker Howe, “Victorian Culture in America,” in Daniel Walker Howe, ed., *Victorian America* (Philadelphia: University of Pennsylvania Press, 1984), pp. 25-27.

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children to use front entrances (reserved only for guests or special occasions), trolley rides to shop at Journal Square or to the ferries to visit New York City with father, afternoon teas at the Gifford estate, families strolling the Hudson Boulevard on Sundays, elaborate children's parties, and dancing lessons and cotillions for teenagers. Most families had domestic help, "some had two [live-]in help, many had one, and a few had staffs of four, up to twelve, counting the coachmen." A few of the larger country houses had carriage houses but this was not typical as most of the houses did not have outbuildings until the 1910s or 1920s when automobile ownership became more common. A review of census manuscripts for the historic district indicates that most families were nuclear in structure and that many, but not all, included a live-in servant or two, most often a female who assisted with childcare, cooking and housekeeping.<sup>34</sup>

### Houses of Worship

Church membership and attendance were considered important components of family life in the West Bergen-East Lincoln Park Historic District. As previously mentioned, two churches – St. Paul's Episcopal Church and Emory Methodist Church – were the first churches in the historic district. In the latter years of the 19th century, both churches experienced "growing pains" as their membership expanded creating the need for larger buildings and parsonages to house clergy. In addition to these two churches, Parnly First Baptist Church, a Gothic-style church at the southeast corner of Kennedy Boulevard and Fairmount Avenue, was built in 1909. The original Baptist congregation was established in 1838 and some years later built a church at a downtown location on Grove Street, but by the early 20th century so many of its members had moved to the West Bergen area that it was decided that a new church was needed in the suburb. Protestantism was the dominant faith in the historic district at least until the 1920s when a population with a more diverse religious profile began to move into the area. As John D. McMaster observed, "the new neighborhood was an island inhabited by Protestants, which seems strange in a city predominately Catholic." This, however, may have been overstating the dominance of Protestantism because many family servants had Catholic backgrounds and one did not have to go far from West Bergen to encounter prominent Catholic institutions.<sup>35</sup>

In 1897, St. Aloysius parish was established to care for the Irish Catholic population that was centered on a neighborhood that grew to the north and west of the historic district at the western foot of Bergen Hill. This neighborhood had originated with Irish workers recruited to work on the railroads and who had settled near the west end of Newark Avenue in the 1850s and began spreading southward along West Side Avenue toward Fairview Avenue in later decades, eventually butting up against the posh West Bergen neighborhood. Their original parish was St. Patrick's, but the number of parishioners had grown so large by

<sup>34</sup> Graham, *Jersey City as I Remember It*, p. 21; Florence Pond Graham, "Jersey City As I Remember It, Recollections of the Bergen Section," typescript, Bergen Neighborhood Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, N.J. [Unedited typescript by author of the book by the same title.]

<sup>35</sup> Van Winkle, *History of the Municipalities of Hudson County*, pp. 176-177; McMaster, "Days of Grace," p. 7.

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the mid-1890s, that a new parish, St. Aloysius, was split off. In 1897, St. Aloysius purchased a lot within the western edge of the historic district at West Side Avenue and Belmont Avenue, just beyond the southern limits of the Irish neighborhood. The parish constructed a combination church and school building, designed in the Romanesque style by architects Nathaniel E. Smith & Sons. This original parish building, now used as a school and daycare center, still exists but had to be relocated one block north to the southwest corner of West Side Avenue and Kensington Avenue in 1903 in response to Hudson County's purchase of the original location for West Side Park. In 1905, with the congregation grown to over 1,700 members, St. Aloysius broke ground for a much larger and grander church immediately south and adjacent to the original building. Architect Charles Edwards of Paterson, New Jersey, designed the new church in the French Renaissance style, featuring elaborate stone carvings and a five-story bell tower. The cornerstone was laid in May 1906 and the first formal mass was held in February 1908.<sup>36</sup>

### Schools

Most of the children who lived in the historic district in the 1890s to 1910s attended nearby schools, unless they were sent off to boarding school. Aside from the parish grammar school operated by St. Aloysius, a popular school was the Hasbrouck Institute, which was founded in 1856 at a downtown location and relocated to the corner of Crescent and Harrison Avenues about two blocks southeast of the district in 1892. This private school offered a preparatory education to boys with a separate curriculum added for girls in 1880. Other private schools included the non-extant Bergen School for Girls, which was located at the northwest corner of Gifford Avenue and Bergen Avenue, and Bowly's School for Girls, which was a very small school, probably in a private home, located on Belmont Avenue near Hudson Boulevard. The private schools experienced declining enrollment in the 1910s due to the improving reputation and facilities of the Jersey City public schools. All of the Protestant churches featured Sunday schools and a regular event in the district was the annual Sunday school parade in which the students from each school marched on Hudson Boulevard led by a band.<sup>37</sup>

### Social Clubs

The social life of the West Bergen-East Lincoln Park Historic District swirled around informal gatherings and formal events, many of which were held in private homes or churches. Florence Pond Graham, for instance, recalled neighborhood women forming groups such as "the Monday Afternoon Club" and the "Music Club" that rotated meetings in private homes and organized neighborhood events. The Bergen Lyceum, constructed at 651 Bergen Avenue *circa* 1915, offered a private library for the use of local

<sup>36</sup> St. Aloysius, Churches Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, New Jersey.

<sup>37</sup> Van Winkle, *History of the Municipalities of Hudson County*, pp. 180-187; McMaster, "Days of Grace," p. 9; Graham, *Jersey City as I Remember It*, pp. 39-40; Graham, "Jersey City as I Remember, Recollections," p. 7; Patrick Shalhoub, *Jersey City Past and Present*, "Hasbrouck School," on-line at [http://www.njcu.edu/programs/jchistory/pages/h\\_pages/hasbrouck\\_institute.htm](http://www.njcu.edu/programs/jchistory/pages/h_pages/hasbrouck_institute.htm), 2007 [Accessed July 2013].

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subscribers and was also a venue for the meeting of hobbyist clubs and a small congregation of the First Church of Christ, Scientist, until more permanent housing was found for the church on Harrison Avenue.

The Carteret Club was organized in 1885 with membership drawn from the district's prominent men. The club was a place to socialize and play at cards and other games, as well as cement friendships and business relationships. The club's original building was at Bergen Avenue and Smith Street, about four blocks northeast of the district, and it moved to the corner of Bergen Avenue and Mercer Street, two blocks closer to the district in 1889. The club finally moved within the district in 1917 with the construction of a new clubhouse at 75 Duncan Avenue at the southeast corner with Hudson Boulevard. This Colonial Revival-style building featured "complete club facilities" including tennis courts, bowling alleys, card room and lounge, billiard room, "cigar counter" and a large hall for dinner dances and other events. There were also rooms for several resident members.

The Jersey City Women's Club held its inaugural meeting in 1896 and later occupied its elegant Classical Revival-style clubhouse at 375 Fairmount Avenue in 1911. The club provided a space for women to gather outside the home to play cards, often bridge, and other games, as well as to hold meetings to discuss and plan charity events. The club also provided a socially appropriate venue through which the women could express political opinions and support candidates. When the club hosted gubernatorial candidate and local resident Charles C. Black in 1904, its members registered their opposition to women's suffrage because "a woman's true sphere being the home," but after women's voting rights were affirmed in 1920 the club became an important component of Jersey City's political scene with its endorsement highly sought out by candidates. The clubhouse features a beautiful entry hall with stained-glass window and an upstairs grand ballroom that was the scene for many a social event and meeting, including a number of receptions for political candidates.<sup>38</sup>

A singular institution located within the West Bergen-East Lincoln Park Historic District is the Home for Aged Women at 657-659 Bergen Avenue at the southwest corner of Fairview Avenue. The home traces its origins to the middle decades of the 19th century and the need to address the poverty that often struck elderly women, particularly widows, with the loss of livelihood and property as they aged or outlived their husbands or male relatives. The organization began with the charity of a group of women who offered sewing classes to poor children and who in the mid-1860s began collecting money among themselves and friends to rent a house. In 1868, the women incorporated the Home for Aged Women and purchased a house at a downtown location. Women who lived in the house usually agreed to give up whatever property they owned in exchange for a lifetime guarantee of care and a place to live. In 1884, Nancy Moore, a widow, offered up her suburban house at the southeast corner of Bergen and Fairview avenues in exchange

<sup>38</sup> Carteret Club, Organizations Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, New Jersey; Charles C. Black, Biographical Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, New Jersey; Jersey City Women's Club, "About JCWC", on-line at <http://www.jerseycitywomensclub.org>, 2013 [Accessed July 2013].

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for lifetime room and board, giving the Home for Aged Women the opportunity to move from its original downtown location. Initially, about ten women lived in Moore's wood-framed house. A brick dormitory was added to the rear of the Moore house in 1901 and, finally, the old house was replaced with a stuccoed dormitory with Classical Revival-style influences in 1912-13, thus expanding the capacity of the home to about 40 women. After more than a century of successfully and compassionately aiding elderly women, financial difficulties and rising health-care costs forced the Home for Aged Women to close in 1991, but the buildings were subsequently taken over by St. Paul's Homeless Shelter for Women.<sup>39</sup>

**Municipal Services**

In contrast to the many social functions that private institutions played within the historic district, the principal functions of local governance, at least as they manifested themselves in the late 19th and early 20th century, were providing the basic physical infrastructure of water, sewer, streets and parks. Jersey City, surrounded such as it was by brackish tidal estuaries, had early recognized the need to secure potable water sources, having built the pioneering waterworks at Belleville on the Passaic River in 1851-54. Thus, the suburban houses within the historic district were provided with running water and sewer from an early date following Bergen Township's consolidation with Jersey City in 1870. Earlier houses had relied mostly on wells and privies. Jersey City's Board of Public Works, which oversaw the waterworks, also took responsibility for streets other than Hudson Boulevard, which was overseen by a separate commission. Belgian blocks or brick pavers were the preferred paving materials at the time the cross streets of the historic district were laid out, although the streets are now uniformly covered by asphalt. The streets were framed by stone curbs, which still exist in many locations and add to the character of the district. Some remnants of earlier sidewalk paving materials such as brick or flagstone are found within the district, although most sidewalks have been repaved with concrete. In many ways, the success of West Bergen as a premiere residential district symbolized what was best about the unification of the annexed city and the benefits of a centralized system of municipal services.<sup>40</sup>

**Public Parks**

The development of public parks was a keystone of urban planning in the early years of the 20th century as cities large and small attempted to mirror the success of the great 19th-century urban parks such as Central Park in New York City and Fairmount Park in Philadelphia. Forward-looking Jersey City residents had begun advocating for public parks in the mid-1880s but it took nearly 20 years and several false starts before appropriate legislation was passed to create a permanent Hudson County Park Commission in 1903.

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<sup>39</sup> Home for Aged Women, Institutions Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, New Jersey.

<sup>40</sup> Shaw, *History of Essex and Hudson Counties*, p. 1147.

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Reviewing its options for establishing parks that would serve the county's growing and increasingly urban population, the commission eventually adopted a plan for a series of parks that would be located along and linked by Hudson Boulevard. The first park property secured in 1905 was a 150-acre or so tract, much of it swampy, between West Side Avenue and the Hackensack River, immediately downhill and to the west of the historic district.

Landscape architects Charles Nassau Lowrie and Daniel W. Langton were hired to prepare the park plans, which originally included a looping scenic drive, large circular water pool (a fountain was added later), playground, and a sinuous lagoon that served as a skating pond in winter. Lowrie was a Yale-educated civil engineer who in 1896 established in partnership with Langton a landscape architecture firm in New York City. He built an extensive practice in designing parks and institutional grounds in the greater New York region. Lowrie was particularly influential in Hudson County where he served as the park commission's landscape architect for 30 years. He also held a seat on the Fine Arts Commission of the State of New York and in 1938 became by appointment the first landscape architect on the Art Commission of New York City. He was an energetic member of the American Society of Landscape Architects (ASLA) and served as its president in 1910-11. Far less is known about Lowrie's partner Langton, likely because his career was cut short by an untimely death in 1909. Langton specialized as a designer of parks, country estates and playgrounds in the New York region. Among his commissions were the grounds of Drumthwacket, a country estate in Princeton, New Jersey, that later in the 20th century became the New Jersey Governor's mansion. Langton was a founding member of the ASLA and served as its first secretary before failing eyesight compelled him to relinquish the post.<sup>41</sup>

To link West Side Park with Hudson Boulevard in conformance with the overall vision for the county park system, the Hudson County Park Commission bought out the lots and condemned a number of houses to either side of Belmont Avenue east of West Side Avenue. This created a plaza jutting eastward into the historic district and forming a connecting hyphen with the boulevard. A drive passed through the center of the plaza, dividing at its eastern end to create a formal flowerbed until being replaced by a bronze statue of Abraham Lincoln in 1930. To either side of the drive were wide pedestrian paths lined with benches. Lowrie and Langton took advantage of the westward slope of the Bergen Hill to place an overlook of the park approximately 500 feet west of Hudson Boulevard. The overlook featured a parapeted concrete terrace bookended by two tile-roofed gazebos (Figure 9). This original landscaping plan of the plaza remains intact with the exception of the addition of the Lincoln statue.<sup>42</sup>

<sup>41</sup> Lowrie, Charles and Daniel W. Langton, *General Plan of West Side Park, Hudson County, New Jersey*, No. 2-57 (1906); *Drumthwacket* (Princeton University Press, n.d.); Newton, Norman T., *Design on the Land* (Cambridge: Belknap Press, 1971), p. 388.

<sup>42</sup> Hopkins, *Map of Jersey City*, Plate 6; Van Winkle, *History of the Municipalities of Hudson County*, pp. 210-213.

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The statue of a seated, pensive-looking Abraham Lincoln is known as *Lincoln the Mystic* and was sculpted by James Earle Fraser (1876-1953), a French-trained American sculptor recognized for his numerous public monuments and statues of important Americans. Among the significant examples of his work are the Benjamin Franklin statue at the Franklin Institute in Philadelphia, the Alexander Hamilton and Albert Gallatin statues at the Treasury Department in Washington, D.C., and the allegorical figures of Heritage and Guardianship at the National Archives, also in Washington, D.C. *End of the Trail*, a sculpture of a drooping Native American on horseback, now located at the National Cowboy and Western Heritage Museum in Oklahoma City, is perhaps Fraser's most recognized work.

*Lincoln the Mystic* was commissioned by the Lincoln Association of Jersey City, which was formed following the Civil War to venerate the memory of President Abraham Lincoln and place to rest lingering doubts about his policies, especially toward the civil rights of former slaves. In addition to holding events commemorating Lincoln's birthday, the association initiated a campaign in the 1920s to raise funds for a Lincoln sculpture in the West Side Park plaza near the eastern terminus of the Lincoln Highway (U.S. Route 1/9 in Jersey City, which is not located in the historic district but about 1.25 miles to the north of the statue). School children were enlisted in the campaign, turning over more than \$3,500 in coins, including Buffalo nickels, which interestingly were also based on a design by Fraser for the U.S. Mint in 1913. *Lincoln the Mystic* was dedicated on June 14, 1930 at which time West Side Park was renamed Lincoln Park. Lincoln Park became such a well-known Jersey City landmark that living near or east of Lincoln Park became a familiar way of describing the residential neighborhood to the park's east. Over time, the West Bergen place name fell out of popular usage.<sup>43</sup>

#### Apartment Buildings

The creation of the open space of West Side Park to the west of the historic district was in contrast to the in-filling of the historic district's residential blocks during the 1910s to 1930s. This in-filling created higher density housing patterns and imparted a more urban feeling to the district, primarily in the form of multi-story apartment houses, which came to represent most of the new construction by the 1920s. No fewer than 75 of the contributing residential properties within the district were constructed between 1908 and 1919 as documented by the Hopkins *Plat Book* of 1919 (Figure 10) and at least another 40 contributing properties, mostly apartment houses, were constructed between 1920 and 1928 as documented by the Hopkins *Plat Book* of 1928 (Figure 11).<sup>44</sup>

<sup>43</sup> A.L. Freundlich, *The Sculpture of James Earle Fraser* (Universal Publishers, 2001), p. 117.

<sup>44</sup> G.M. Hopkins Co., *Plat Book of Jersey City and Bayonne, Hudson County, New Jersey*. Vol. 1 (Philadelphia, 1919), Plate 16; G.M. Hopkins Co., *Plat Book of Jersey City, Hudson County, New Jersey* (Philadelphia: G.M. Hopkins Company, 1928), Plates 2, 25, 30 and 31.

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Apartment houses were a distinct building type that made their appearance in the West Bergen-East Lincoln Park Historic District beginning in the early 1910s. The apartment house took hold in major American cities, particularly New York City, in the last two decades of the 19th century, so Jersey City was not a trendsetter in this regard. Originally influenced by mid-19th-century Parisian apartments, this style of living had at first sometimes been referred to as the “French style” or the “French flat” to distinguish it from less desirable boarding houses and urban tenements where multiple families lived within single units. A defining characteristic of the apartment house was the incorporation of separate single-family units by floor within a multi-story building served by elevators. The buildings often featured courtyards or lobbies, pleasant common areas through which residents entered away from the street. These areas were often monitored by a doorman or concierge. Apartments were promoted as “convenient,” requiring less housework and offering residents more time for leisure. Due to the rising cost of land and housing, middle-class urban residents found apartment-style living increasingly, although not universally, acceptable. By the 1910s when apartment houses were built in the West Bergen-East Lincoln Park Historic District, the respectability of apartment houses, which had been suspect to Americans at first, had been established and they fit within the district’s fashionable self-image.<sup>45</sup>

The first significant apartment house to be built in the historic district was the Fairmount Apartments (2595 Kennedy Boulevard), also sometimes referred to as the Fairmount Hotel, since it featured a dining room and some of the apartments were converted to hotel rooms in later years. The Fairmount was developed by the Fairmount Company, a real estate development firm composed of prominent Jersey City businessmen led by Peter F. Redfern. The building consists of two, four-and-one-half story towers, the first completed in 1909 and the second completed in 1912, joined by a one-story linkage. Advertised as luxury apartments with a prestigious Hudson Boulevard address, the Fairmount Apartments were seventy-five percent pre-rented before construction was complete. Distinctive among all of the apartment houses in the historic district for its Arts and Crafts style, the Fairmount was designed by the Philadelphia architectural firm of Newman and Harris, which had previously worked mostly in the Philadelphia area with notable projects including the First Troop Philadelphia Cavalry Armory (1900), the Commonwealth Trust Company Building (1901) and the Corn Exchange National Bank (1901). The design of the Fairmount is attributed mainly to Frank Eaton Newman, who left the partnership with James Russell Harris in 1910 to set up his own practice in New York City. Newman became well known for his suburban residential design in the English cottage style.<sup>46</sup>

Among the first apartment houses to follow in the steps of the Fairmount were the Late Gothic Revival-inspired Bergen Apartments at 645 Bergen Avenue and the French Renaissance Revival-styled Marble Court at 118 Jewett Avenue on the northwest corner with Bergen Avenue. In style and plan, these

<sup>45</sup> Elizabeth Collins Cromley, *Alone Together, A History of New York’s Early Apartments* (Ithaca, N.Y.: Cornell University Press, 1990).

<sup>46</sup> Robert Powers, *The Fairmount Apartments*, National Register of Historic Places, Registration Form (1994), Section 8.



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apartment houses with their courtyard entrances and single towers were more typical than the Fairmount of the apartment houses built in the district from the late 1910s to 1920s. Stylistically, the apartment houses often featured Tudor Revival or Late Gothic influences such as lancet arches, battlemented parapets and shaped gables with false half-timbering. Usually five or six stories in height with the greatest architectural elaboration reserved for their front entries and cornices, the apartment houses loomed over the two and three-story single-family homes, vaguely evoking thoughts of European manors, castles and churches, with names like the Rembrandt, the Wales and the Park Manor. Among the distinctive examples in the district are the stately, Classical Revival-influenced Alban Court constructed in 1925 at 2540 Kennedy Boulevard and the exuberantly Italianate-style Gloria Gables constructed *circa* 1929 at 131 Kensington Avenue.

The tallest building in the historic district is the ten-story Duncan Apartments at 2600 Kennedy Boulevard. The Duncan with its restrained exterior Art Deco styling but more exuberant interior was designed by Jersey City architect John T. Rowland and opened in 1922. The Duncan seems even today out of scale with its surroundings, towering over the Carteret Club, the stately homes on Duncan Avenue and even the Fairmount Apartments across the boulevard, but its size seems to fit the outsized personality of its most famous resident, Mayor Frank Hague, and in later years the Duncan was even known as “The Hague.” Mayor Hague lived in a 22-room penthouse apartment from the time the Duncan opened in 1922 until near the time of his death in 1956.<sup>47</sup>

Mayor Frank Hague

Hague’s origins were humble, the son of Irish immigrants who arrived in Jersey City in the middle decades of the 19th century. As a young man, he worked his way into the local Irish political machine as a ward leader, eventually earning election to city commissioner in 1913. Initially, Hague earned a reputation as a reformer, cleaning up corruption in the police force, and was appointed mayor in 1917, a position he would hold for the next 30 years. As the head of the political machine in one of New Jersey’s largest cities, Hague epitomized the influence that accrued to “bosses” who could turn out the vote and ruthlessly wield political power to shape the outcome of local, county, state and even national elections. From the early 1920s onward, there was an almost constant effort to turn Hague out of office, but the mayor used his influence to fend off his opponents. He maintained support of his own Democratic Party as well as that of no small number of Republicans. During the 1930s, Hague used his influence to bring significant New Deal projects to Hudson County, including those that resulted in the construction of the Jersey City Medical Center and the completion of the Pulaski Skyway. In 1937, Hague defended his reputation in an oft-quoted speech given at Emory Methodist Church, located within the historic district, where he exclaimed, “I am the law!” An important ally of Hague during this time was New Jersey Supreme Court Chief Justice Thomas J. Brogan, who resided at 122 Gifford Avenue in the historic district. Brogan had previously served with Hague as Jersey City’s chief counsel and had been elevated to the state’s highest court in 1932 largely as a

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<sup>47</sup> Duncan Apartments, Buildings Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, N.J.

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result of Hague's influence. The political tides of fortune eventually turned against Hague in the 1940s when a number of Hague foes in state government successfully reformed election practices and made it more difficult for the Jersey City boss to rig votes. This, combined with the changing demographics of Jersey City, prompted Hague to not seek re-election in 1947. Hague retired an extremely wealthy man and was never convicted in court of any wrongdoing.<sup>48</sup>

### Social Changes

In addition to the rise of luxury apartments and boss politics, the 1920s were a turning point in the demographics of the historic district. The "island of Protestantism" slowly began to reflect a more diverse mix of peoples, although the district remained stolidly middle class and professional in its outlook. Second- and third-generation Irish Catholic households and institutions became much more common in the neighborhood. St. Dominic's Academy, a Catholic girl's school, occupied the former Bergen School for Girls on Bergen Avenue and later moved into the Carteret Club on Kennedy Boulevard after the club fell on hard economic times and had to sell the property to the Dominican nuns in 1941. St. Aloysius Roman Catholic Church reported serving over 7,600 parishioners by 1930 with seven masses offered each Sunday. It expanded to occupy a complex of buildings on either side of Kensington Avenue west of West Side Avenue including a school (1923), convent (1927) and rectory (1939).

The establishment of a Jewish synagogue was also another sign of changing demographics and the upward mobility of immigrants from Germany, Russia, Poland and other European nations. Temple Beth-El at 2419 Kennedy Boulevard was built in 1925 and consecrated in 1926 to accommodate "the large and growing [Jewish] community in that section." The congregation was founded in the mid-1860s and originally met in several downtown locations before purchasing the lot at the northwest corner of Hudson Boulevard and Harrison Avenue. The consecration service was attended by New Jersey Governor A. Harry Moore and Mayor Frank Hague, a reflection of the growing political importance of Jersey City's Jewish community. The domed Temple Beth-El is an impressive Byzantine Revival-style building, designed by architect Percie Vivarttus of Weehawken, New Jersey. The temple anchors the south end of the historic district at Kennedy Boulevard.<sup>49</sup>

The Jersey City Branch of the Young Men's Christian Association (YMCA) moved to the district with the completion of its new building at 654 Bergen Avenue in 1924. The Jersey City YMCA was established in 1854, only three years after the first American YMCA had been established in Boston to offer young,

<sup>48</sup>"I Am the Law," *New York Times* (Nov. 11, 1937), p. 1; "Frank Hague Is Dead Here at 79, Long Boss of Jersey Democrats," *New York Times* (Jan. 2, 1956); Shalhoub, *Jersey City Past and Present*, "Frank Hague, 1876-1956," on-line at [http://www.njcu.edu/programs/jchistory/pages/h\\_pages/hague\\_frank.htm](http://www.njcu.edu/programs/jchistory/pages/h_pages/hague_frank.htm), 2007 [Accessed July 2013].

<sup>49</sup> Van Winkle, *History of the Municipalities of Hudson County*, p. 179; St. Aloysius, Church Vertical File, New Jersey Room, Jersey City Public Library, Jersey City, N.J.; Temple Beth-El, "History," on-line at <http://www.betheljc.org/aboutus/history/>, 2013 [Accessed July 2013].

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unmarried Christian men an organization for self improvement, mutual aid, and Christian worship. Closely associated with young men drawn to Jersey City to work for the railroads, the Jersey City YMCA was one of the 30 oldest YMCAs in the country, but during its first 70 years it led a peripatetic existence, moving from place to place and never settling on a permanent building that served all of its needs. By 1920, it was reportedly the only YMCA in a city of over 300,000 people that did not have its own building. By the 1920s, the services expected of a YMCA had grown from the initial mission to a whole suite of services that included recreational spaces, dormitories and meeting areas for men of all ages and backgrounds. The Jersey City YMCA chose to locate its new building in a central location and worked closely with the International YMCA, headquartered in New York City, to undertake a fundraising campaign. The International YMCA's architect, John F. Jackson, prepared the design for the seven-story, nine-bay brick building. The front section of the building, facing on Bergen Avenue, contained public meeting spaces, offices and dormitory rooms, while the stuccoed back section contained fitness rooms, a pool and gymnasium. The Classical Revival-style façade of the Jersey City YMCA could easily be mistaken for an apartment house and thus reflected the prevailing residential character of the district. In the late 1990s, the building was converted to an apartment house known as the Bergen View Apartments.<sup>50</sup>

During the Great Depression of the 1930s, the West Bergen-East Lincoln Park Historic District was a mature neighborhood that maintained its reputation as a fashionable place to live despite a troubled economy. Surprisingly, the construction of luxury apartment houses slowed but did not come to a complete stop. More than 30 properties in the district date between 1929 and 1941, most of them apartment houses. Among this group are a number of Art Deco-style gems, usually slightly smaller and less architecturally elaborate than the apartment houses of the 1920s, but nonetheless attractive additions to the historic district. Particularly fine examples making use of varying patterns and colors of glazed brick are found at 10 and 14 Kensington Avenue, 5 Bentley Avenue and 585 Bergen Avenue.

From both an architectural and demographic perspective, World War II marked a watershed in the district's history and for this reason 1945 has been chosen as the terminal date for the district's period of significance. After the war, new construction was minimal with only 24 of the properties dating to the late 1940s or 1950s. The generations of young adults who grew up in the district in the 1920s and 1930s and went to war in the 1940s overwhelmingly chose not to reside in their parents' neighborhood at war's end. Instead, they followed the exodus to the automobile suburbs of northern New Jersey.

During the 1960s, the demographics of the district began to reflect a more mixed cross-section of Jersey City's population including African Americans. Due to declining membership, the Emory Methodist Church was sold in 1965 to the Metropolitan African Methodist Episcopal Zion Church, Jersey City's oldest African-American congregation that had previously met in several downtown locations. Dr. Martin Luther King, Jr. gave a speech in the church on March 27, 1968, days before he was assassinated in

<sup>50</sup> Cynthia Rose Hamilton, Jersey City YMCA, National Register of Historic Places Registration Form, 1999.

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Memphis, Tennessee. In 1962, the Fairmount Apartments were purchased by the Father Divine Group for conversion into a hotel modeled after Divine's religious beliefs of separate quarters for men and women, and prohibition of smoking, gambling, drinking and sexual activity. Father Divine, *aka* George Baker, was a charismatic minister who already operated hotels in other cities, including New York and Philadelphia.<sup>51</sup>

The historic district endured the general urban decline that afflicted Jersey City in the postwar years, reaching its nadir in the 1970s and 1980s. Demographics have continued to evolve, reflecting general population changes, including an influx of Hispanics, but the district still retains for the most part a predominately middle-class flavor. Although many of the houses suffered from deferred maintenance and unsympathetic alterations, tear downs were fortunately relatively few in number. Only 23 non-contributing properties in the district date to 1970 or later, although these stand on the sites of some significant losses of late Victorian homes along the 2400 block of Kennedy Boulevard, the south side of Kensington Avenue east of Kennedy Boulevard, and at several corners of Bergen Avenue. From the 1990s to mid-2010s, the historic district has shown signs of revitalization, led by some remarkable preservation projects including rehabilitation of the Fairmount Apartments, a project that began in 1994. Other apartment houses, like the Duncan, have been returned to their former glory and many private homeowners have also undertaken important restoration projects.

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<sup>51</sup> Fairmount Hotel, Hotels Vertical File, New Jersey Room, Jersey City Free Public Library, Jersey City, New Jersey; Metropolitan A.M.E. Zion Church, "Our History," on-line at <http://metropolitanamezionjc.org/our-history/>, 2013 [Accessed July 2013].

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## West Bergen-East Lincoln Park Historic District Hudson County, New Jersey

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United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey

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UTM References (continued)

5. 18 578382 4508846	14. 18 578351 4508155
6. 18 578449 4508809	15. 18 578243 4508087
7. 18 578558 4508634	16. 18 578203 4508031
8. 18 578542 4508566	17. 18 578180 4507944
9. 18 578449 4508392	18. 18 578075 4507950
10. 18 578541 4508347	19. 18 577621 4508241
11. 18 578518 4508297	20. 18 577811 4508532
12. 18 578463 4508250	21. 18 577737 4508574
13. 18 578446 4508225	

Verbal Boundary Description

Beginning at a point (referenced on the accompanying USGS map as No. 1) at the northwestern corner of 178 Kensington Avenue where is located the St. Aloysius convent, shown as Block 16203, Lot 9 (as indicated on official tax maps, dated 2009, on file at the Jersey City Tax Assessor's Office), proceed southeast 1,346 feet along the rear property lines of the houses facing south on Kensington Avenue to a point (No. 2) in the center line of Kennedy Boulevard at the northeast corner of Block 16402, Lot 33 (2511 Kennedy Boulevard). Turn northeast 830 feet along the center line of Kennedy Boulevard to a point (No. 3) in the center of the intersection of Kennedy Boulevard and Duncan Avenue. Turn northwest along the centerline of Duncan Avenue a distance of 120 feet to the southwest corner of Block 16301, Lot 42 (2595 Kennedy Boulevard). Proceed northwest 125 feet along the western property line of Lot 42 and turn northwest 35 feet along the rear property line of Lot 40 to the southwest corner of Lot 40. From thence proceed 329 feet along the western boundary of Lot 40 and continuing in a line across Fairmount Avenue and northeast along Fairmount Terrace to a point (No. 4) at the northwest corner of Block 14802, Lot 18 (384 Fairmount Avenue). Turn southeast and proceed southeast to northeast along the irregular rear property lines of Lots 18 through 10 to a point (No. 5) in the center line of Montgomery Street at the northwest corner of Block 14802, Lot 10 (2633 Kennedy Boulevard).

Proceed southeast 249 feet along the center line of Montgomery Street crossing Kennedy Boulevard to a point (No. 6) at the northeast corner of Block 14906, Lot 1 (815 Montgomery Street). Thence continue south to southeast along the irregular rear property lines of Block 14906, Lots 1, 16, 15 and 14, crossing Britton Street and continuing southeast along the rear property line of Block 14905, Lot 28 (320 Fairmount Avenue) a distance of 125 feet, thence along the eastern property line of the same lot a distance of 132 feet to the center



United States Department of the Interior  
National Park Service

National Register of Historic Places  
Continuation Sheet

West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey

Section number 10 Page 2

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line of Fairmount Avenue, and thence 235 feet southeast along Fairmount Avenue to a point (No. 7) at the northeast corner of Block 16501, Lot 18 (297 Fairmount Avenue).

Turn southwest and continue along the irregular rear property lines of Block 16501, Lots 19, 21, 22, 23 and 24 and thence 114 feet southeast along the north side of Lot 23 to a point (No. 8) in the centerline of Bergen Avenue. Then turn southwest along the center line of Bergen Avenue for a distance of 652 feet to a point (No. 9) in the center of Bergen Avenue opposite the northwest corner of Block 16703, Lot 5 (654 Bergen Avenue) where is currently located the Jersey City YMCA building. Then follow the irregular north side of Lot 5 approximately 450 feet to a point (No. 10) at the northeast corner of the lot, thence follow the irregular east side of Lot 5 approximately 193 feet to a point (No. 11) at the southeast corner of the lot. Continue northwest along the irregular rear boundaries of Lots 18 to 28, and thence southwest along the rear of Lots 4 to 1, crossing Jewett Avenue and continuing southwest along the rear of a vacant lot at Block 16702, Lot 5 and thence southeast 139 feet along the north boundary of Lot 4 (630 Bergen Avenue) to a point (No. 12) at the northeast corner of the Lot 4. Thence continue 93 feet southwest along the rear of Lot 4 to a point (No. 13) at the southeast corner of the same lot. Continue northwest 297 feet along the south side of Lot 4 to the center line of Bergen Avenue north of its intersection with Kensington Avenue, turn southwest and following the center line of Bergen Avenue about one block or 330 feet the center of the intersection of Bergen Avenue and Belmont Avenue, and then turn southeast following the centerline of Belmont Avenue to a point (No. 14) at the northeast corner of Block 16701, Lot 4 (596 Bergen Avenue). Follow the rear or eastern property lines of Lots 4 to 1 a distance of approximately 350 feet to a point (No. 15) in the center line of Emory Street opposite the southeast corner of Lot 1 (574 Bergen Avenue).

Follow the center line of Emory Street a distance of 161 feet northwest to the center line of Bergen Avenue, thence turn southwest and follow the center line of Bergen Avenue a distance of approximately 227 feet to the center of the intersection of Bergen Avenue and Brinkerhoff Street and thence 96 feet southeast along the center line of Brinkerhoff Street to a point (No. 16) opposite the northeast corner of Block 17906, Lot 7 (546 Bergen Avenue). Then follow the rear or eastern property lines of Lots 7 through 1 a distance of 254 feet southwest to a point (No. 17) in the center line of Harrison Avenue.

Turn northwest and proceed 267 feet along the centerline of Harrison Avenue to the northeast corner of Block 18406, Lot 16 (145 Harrison Avenue), thence southwest 79 feet to a point (No. 18) at the southeast corner of Lot 16. Turn northwest and proceed 1,950 feet following the irregular rear property lines of the houses facing north on Harrison Avenue comprised of Block 18406, Lots 16 to 1, crossing Kennedy Boulevard and continuing along the rear of the property lines of Block 18301, Lots 38 and 36 to 1 to a point (No. 19) in the center line of West Side Avenue at the southwestern corner of Block 18301, Lot 1 (293 Harrison Avenue). Proceed northeast

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey

Section number 10 Page 3

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approximately 1,160 feet along the center line of West Side Avenue to a point (No. 20) opposite the southeast corner of St. Aloysius Church at Block 16204, Lot 1 (691 West Side Avenue). Continue northwest along the south side of Lot 1 a distance of 275 feet to a point (No. 21) at the southwest corner of the lot, and then turn northeast following the west side of Lot 1 a distance of approximately 192 feet returning to the point of beginning (No. 1).

### Boundary Justification

The boundaries of the West Bergen-East Lincoln Park Historic District reflect those of a distinct residential neighborhood that historically developed between Bergen Avenue and West Side Avenue on the crest and western slope of the Bergen Hill in Jersey City. Generally, the district is bordered to the northwest and east by neighborhoods that historically were more working class in character and less architecturally diverse. To the north and south, Montgomery Avenue and Communipaw Avenue respectively are arterial streets with a degree of commercial development not found in the historic district. To the west, the district is bounded by West Side Avenue and the open space and park landscape of Lincoln Park extending westward to the Hackensack River. A narrow and long connecting park plaza extending eastward one block from the Lincoln Park's main entrance on West Side Avenue to Kennedy Boulevard has been included within the district boundaries. This plaza, unlike the remainder of the park to the west, has a high degree of integrity, conforms closely to the original Lowrie and Langton plan, and lies within the district's residential setting on three of its four sides. It has traditionally been considered by many residents to be a landscape element of the neighborhood as opposed to part of Lincoln Park.

Within the larger limits of these land-use patterns, the district boundaries encompass the core of a residential neighborhood with buildings dating from 1861 to 1945, with a concentration of buildings dating from 1880 to 1920 when this neighborhood was at its height as a fashionable location for the families of Jersey City's professional, political and business elite. The boundaries exclude areas that followed a different pattern of historical development, particularly those that reflect a more commercial nature. The southern boundary along the rear of the lots on the south side of Harrison Avenue is a clear line between the district and the mixed-use commercial development on the north side of Communipaw Avenue, a major arterial street with numerous retail establishments and automobile services. The irregular boundary at the northeast corner of the district near the intersection of Bergen Avenue and Fairmount Avenue was drawn to exclude retail establishments that cluster at this intersection. The eastern boundary includes intact Bergen Avenue streetscapes but excludes modern development in the blocks between Kensington Avenue and Belmont Avenue and between Emory Street and Brinkerhoff Street. The northwestern boundary excludes a commercial area on West Side Avenue to the north of Jewett Avenue, but includes the St. Aloysius Roman Catholic church complex due to its historic associations

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey

Section number 10 Page 4

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with the residential area. The northern boundary at Montgomery Street and Kennedy Boulevard excludes the largely modern academic campus of St. Peter's College on the north side of Montgomery. In recent years, several of the houses within the district boundaries on Kennedy Boulevard south of Montgomery have been acquired by St. Peter's and converted to offices, but these houses maintain a residential character and have been included within the district.

The district's western boundary north of Jewett Avenue stays largely to the east of Kennedy Boulevard to exclude several modern intrusions, including a high-rise apartment building and an area of 1960s to 1970s urban redevelopment. While many early-20th-century houses can be found on the side streets to the west of Kennedy Boulevard and to the north of Jewett Avenue, these have been excluded due to loss of historic fabric and a less diverse working-class architectural character that is not in keeping with the district.

The boundaries also broadly reflect a historical pattern of development that began with the laying out of colonial patents in the 1660s. These patents resulted in long-and-narrow lots with their eastern boundary on Bergen Avenue and their western boundary on West Side Avenue. These lots were roughly bounded by Montgomery Street on the north and Communipaw Avenue on the south. Subsequent street patterns and residential subdivision that began in the mid-19th century tended to respect these earlier boundaries.

The decision to exclude nearby Lincoln Park from this historic district nomination is outlined below.

- The county-owned, 273-acre park was designed by Lowrie and Langton in 1905, however the plans were not fully executed in the lower terrace and riverside areas. These same areas were later separated from the rest of the park in the 1930s with construction of the NJ Route 440 freeway. Subsequent freeway widening and improvement projects included barriers and overpasses that intrude on the park's historic character. The park circulation plan of carriage drives and pedestrian pathways was interrupted by the freeway.
- Extensive recreational fields and facilities were added to the park over time. Facilities include tennis courts, basketball courts, baseball fields and a swimming pool. These facilities were not contemplated in the original plan, which had a more pastoral Olmstedian aesthetic.
- Modern buildings have been placed in the park, particularly along the south edge.

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National Park Service

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West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey

Section number   10   Page   5  

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- In 2010, the county built a golf course in the riverside section, and re-sculpted an area that had been severely damaged by erosion.
- The upper terrace, while including main features of the original plan, has later changes including a modern community building, a large number of modern memorials and monuments, and a modern playground.

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National Park Service**

**National Register of Historic Places  
Continuation Sheet**

**West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey**

Section number      Photographs      Page   1  

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List of Photographs

The following information is common to all photographs.

Property: West Bergen-East Lincoln Park Historic District, Hudson County, New Jersey

Photographer: Patrick Harshbarger and Alison Haley

Date of photographs: April – June 2013

Location of RAW images: Hunter Research, Inc., 120 West State Street, Trenton, N.J. 08608

1. Emory Methodist Church (Metropolitan A.M.E. Church) original 1872 building (140 Belmont Avenue), view facing northeast.
2. Streetscape of south side of Belmont Avenue, view facing southeast. Photograph shows three-story row houses at 157-163 Belmont Avenue.
3. Streetscape of south side of Belmont Avenue, view facing southeast. Photograph shows the west end of the two-story row houses at 165-209 Belmont Avenue, the longest continuous row in the district.
4. Streetscape of south side of Bentley Avenue, view facing southwest. Photograph shows three-story row houses at 11-19 Bentley Avenue.
5. Streetscape of south side of Bentley Avenue, view facing southwest. Photograph shows 25-55 Bentley Avenue.
6. Streetscape of north side of Bentley Avenue, view facing northeast. Photograph shows 104-112 Bentley Avenue.
7. Streetscape of north side of Bentley Avenue, view facing northeast. Photograph shows 82-88 Bentley Avenue.
8. Streetscape of west side of Bergen Avenue, view facing northwest. Photograph shows the northeast corner of the district at 699-709 Bergen Avenue and two corner buildings beyond the district boundaries (711-727 Bergen Avenue).
9. Streetscape of west side of Bergen Avenue, view facing northwest. Photograph shows the Bergen Apartments (645 Bergen Avenue), the Bergen Lyceum (651 Bergen Avenue) and the Home for Aged Women (657-659 Bergen Avenue).
10. Home for Aged Women (657-659 Bergen Avenue), view facing west.
11. Bergen Apartments (645 Bergen Avenue), view facing southwest.
12. Queen Anne-style house at 611-613 Bergen Avenue, view facing west.

See continuation sheet

**United States Department of the Interior  
National Park Service****National Register of Historic Places  
Continuation Sheet****West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey**Section number      Photographs      Page   2  

13. Brownstones at 532-540 Bergen Avenue, view facing southeast.
14. Streetscape of west side of Bergen Avenue at Harrison Avenue, view facing northwest. Photograph shows the southeast boundary beginning with the Badr School at 539 Bergen Avenue.
15. Duncan Avenue at the intersection with Kennedy Boulevard, view facing east. Photograph shows the Duncan Apartments (The Hague) at 2600 Kennedy Boulevard at left and the Carteret Club/St. Dominic's Academy at 75 Duncan Avenue set back from the corner at right.
16. St. Paul's Episcopal Church in Bergen (38 Duncan Avenue), view facing northeast.
17. 54 Duncan Avenue, view facing northeast.
18. 56 Duncan Avenue, view facing north.
19. The Duncan Apartments (The Hague) (2600 Kennedy Boulevard), view facing southeast.
20. The Fairmount Apartments (2595 Kennedy Boulevard), view facing northwest.
21. Parmlly Memorial Baptist Church (355 Fairmount Avenue), view facing southeast.
22. Jersey City Women's Club (375 Fairmount Avenue), view facing southeast.
23. Streetscape of north side of Fairmount Avenue, view facing northwest. Photograph shows 370-382 Fairmount Avenue.
24. 297-303 Fairmount Avenue, view facing southwest
25. Alban Court (2540 Kennedy Boulevard), view facing southeast.
26. Classical Revival house at 55 Gifford Avenue, view facing southeast.
27. Streetscape of north side of Gifford from Kennedy Boulevard, view facing northeast. Photograph shows 2468 Kennedy Boulevard and 40-56 Gifford Avenue.
28. Supreme Court Justice Charles C. Black House (80 Gifford Avenue), view facing northeast.
29. Supreme Court Justice Thomas J. Brogan House (122 Gifford Avenue), view facing northwest.
30. Hampton Arms (203 Harrison Avenue), view facing west.
31. Parc Harrison (260-270 Harrison Avenue), view facing northwest.
32. Doradan Apartments/Marble Court (118 Jewett Avenue/639 Bergen Avenue), view facing northwest.
33. Streetscape of south side of Jewett Avenue, view facing southeast. Photograph shows 153-157 Jewett Avenue.
34. Temple Beth El Synagogue (2419 Kennedy Boulevard), view facing northwest.
35. Late Victorian Shingle at 2456 Kennedy Boulevard, view facing southeast.
36. Tudor Revival at 2468 Kennedy Boulevard, view facing northeast.
37. *Lincoln the Mystic*, view looking west.

United States Department of the Interior  
National Park Service

**National Register of Historic Places  
Continuation Sheet**

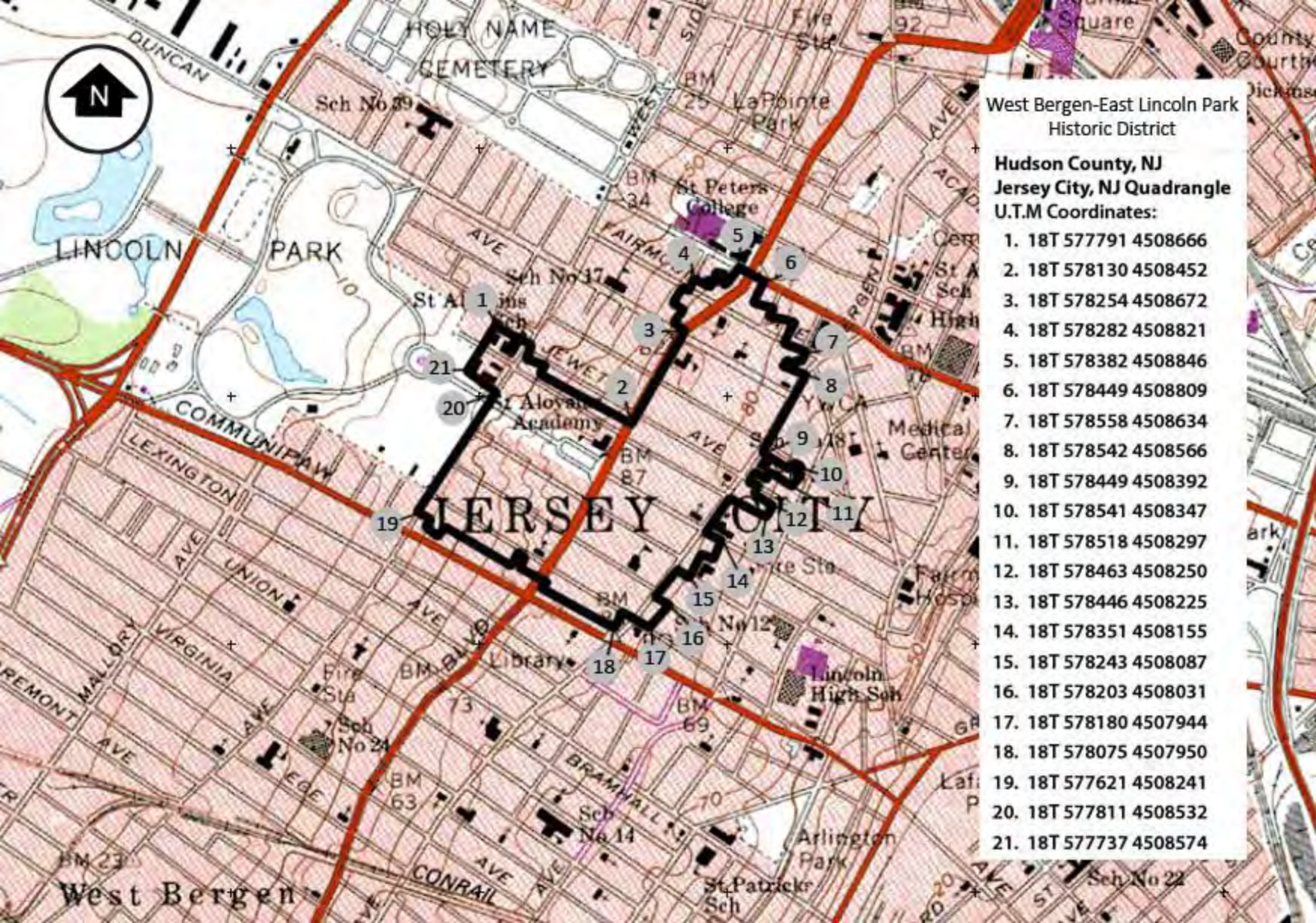
**West Bergen-East Lincoln Park Historic District  
Hudson County, New Jersey**

Section number      Photographs      Page   3  

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38. Belmont Avenue at the Lincoln Park mall, view looking southwest.
39. South gazebo and terrace at Lincoln Park mall, view looking south.
40. Late Victorian Brick house at 2614 Kennedy Boulevard, view looking northeast.
41. Classical Revival at 2627 Kennedy Boulevard, view looking northwest.
42. Queen Anne at 7 Kensington Avenue/615 Bergen Avenue, view looking southwest.
43. Streetscape of north side of Kensington, view looking northeast. Photograph shows 34-54 Kensington Avenue.
44. Streetscape of north side of Kensington, view looking northeast. Photograph shows 142-146 Kensington Avenue.
45. Gloria Gables (131 Kensington Avenue), view looking southeast.
46. Late Victorian at 815 Montgomery Avenue (corner of Kennedy Boulevard), view looking southeast.
47. St. Aloysius Roman Catholic Church complex at 691 West Side Avenue, view looking southwest. Photograph shows the church building (left) and school and hall (right).





**West Bergen-East Lincoln Park  
Historic District**

**Hudson County, NJ  
Jersey City, NJ Quadrangle  
U.T.M Coordinates:**

1. 18T 577791 4508666
2. 18T 578130 4508452
3. 18T 578254 4508672
4. 18T 578282 4508821
5. 18T 578382 4508846
6. 18T 578449 4508809
7. 18T 578558 4508634
8. 18T 578542 4508566
9. 18T 578449 4508392
10. 18T 578541 4508347
11. 18T 578518 4508297
12. 18T 578463 4508250
13. 18T 578446 4508225
14. 18T 578351 4508155
15. 18T 578243 4508087
16. 18T 578203 4508031
17. 18T 578180 4507944
18. 18T 578075 4507950
19. 18T 577621 4508241
20. 18T 577811 4508532
21. 18T 577737 4508574

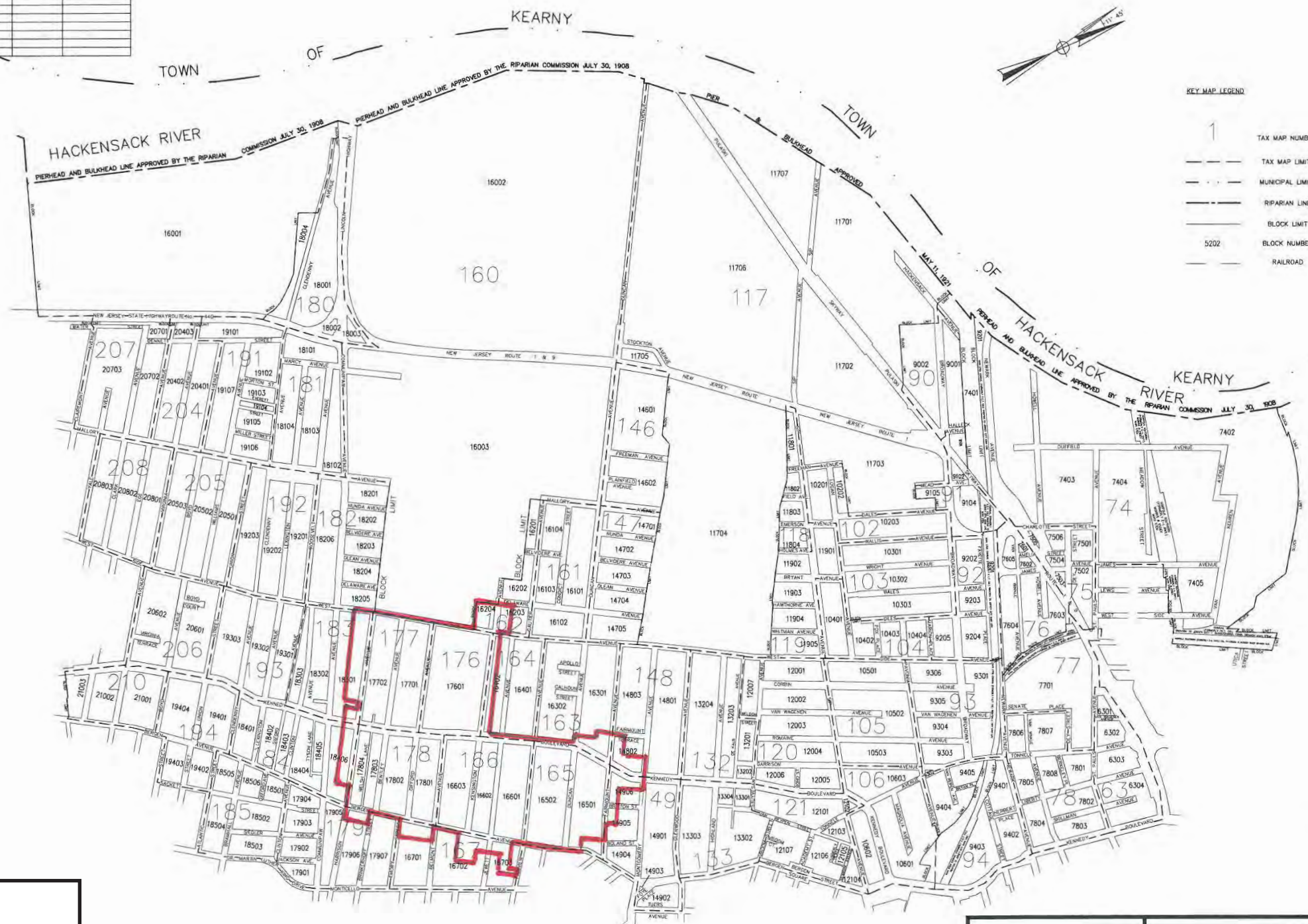


# KEY MAP 3

REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT

SEE KEY MAP 5

SEE KEY MAP 4



KEY MAP LEGEND

1	TAX MAP NUMBER
---	TAX MAP LIMITS
- - -	MUNICIPAL LIMITS
---	RIPIARIAN LINE
---	BLOCK LIMIT
5202	BLOCK NUMBER
---	RAILROAD

SEE KEY MAP 1

**TM**  
**ASSOCIATES**  
 11 TINDALL ROAD  
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 LAND SURVEYORS  
 CERTIFICATE OF AUTHORIZATION  
 #264278500

West Bergen - East Lincoln Park  
 Historic District

Surveyed by : Hunter Research, Inc.  
 2013

1" = 1,300' (approximately)



SEE KEY MAP 2

TAX MAP  
 CITY OF JERSEY CITY  
 HUDSON COUNTY, NEW JERSEY  
 AUGUST, 2006  
 RICHARD A. MORALLE, P.E., P.L.S.  
 T & M ASSOCIATES  
 11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
 NEW JERSEY, 07748

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED  
 DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.

# KEY MAP 3



SEE SHEET 132



SEE SHEET 117

SEE SHEET 147

SEE SHEET 149

SEE SHEET 163

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



**T&M ASSOCIATES**  
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NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION 2462798700

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TREASURY  
PROPERTY ADMINISTRATION  
APPROVED BY THE SUPERVISOR TO THE AUTHORITY OF THE DIRECTOR OF REVENUE & FINANCE  
**Thomas S. Reilly**  
THOMAS S. REILLY, CHIEF, LOCAL PROPERTY FIELD ASSISTANCE  
**Santo C. DiDonato**  
SANTO C. DIDONATO, SUPERVISOR, FIELD REPRESENTATIVE  
DATE: MAY 18, 2006 SERIAL NO. 254

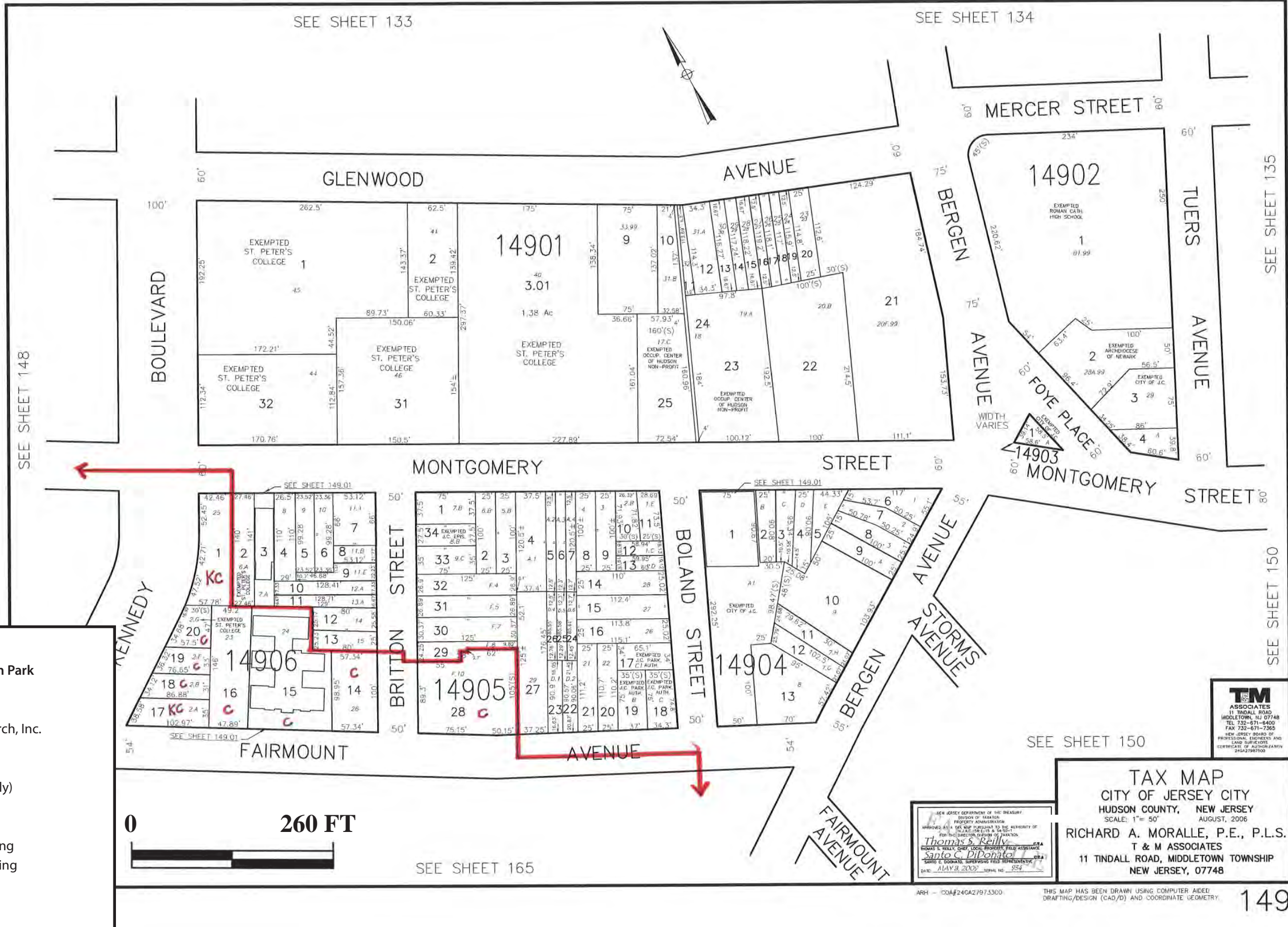
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THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



SEE SHEET 133

SEE SHEET 134



West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



SEE SHEET 165

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LAND SURVEYORS  
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2004-00000000

NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY TAX MAPS  
APPROVED AS A TAX MAP PURSUANT TO THE AUTHORITY OF  
P.L. 2002-107, § 34-30.1  
FOR THE DIRECTOR, DIVISION OF TAXATION  
**Thomas S. Reilly**  
TREASURER & CHIEF, LOCAL PROPERTY TAX ASSISTANCE  
**Santo C. DiDonato**  
DATE: MAY 8, 2009 SERIAL NO. 954

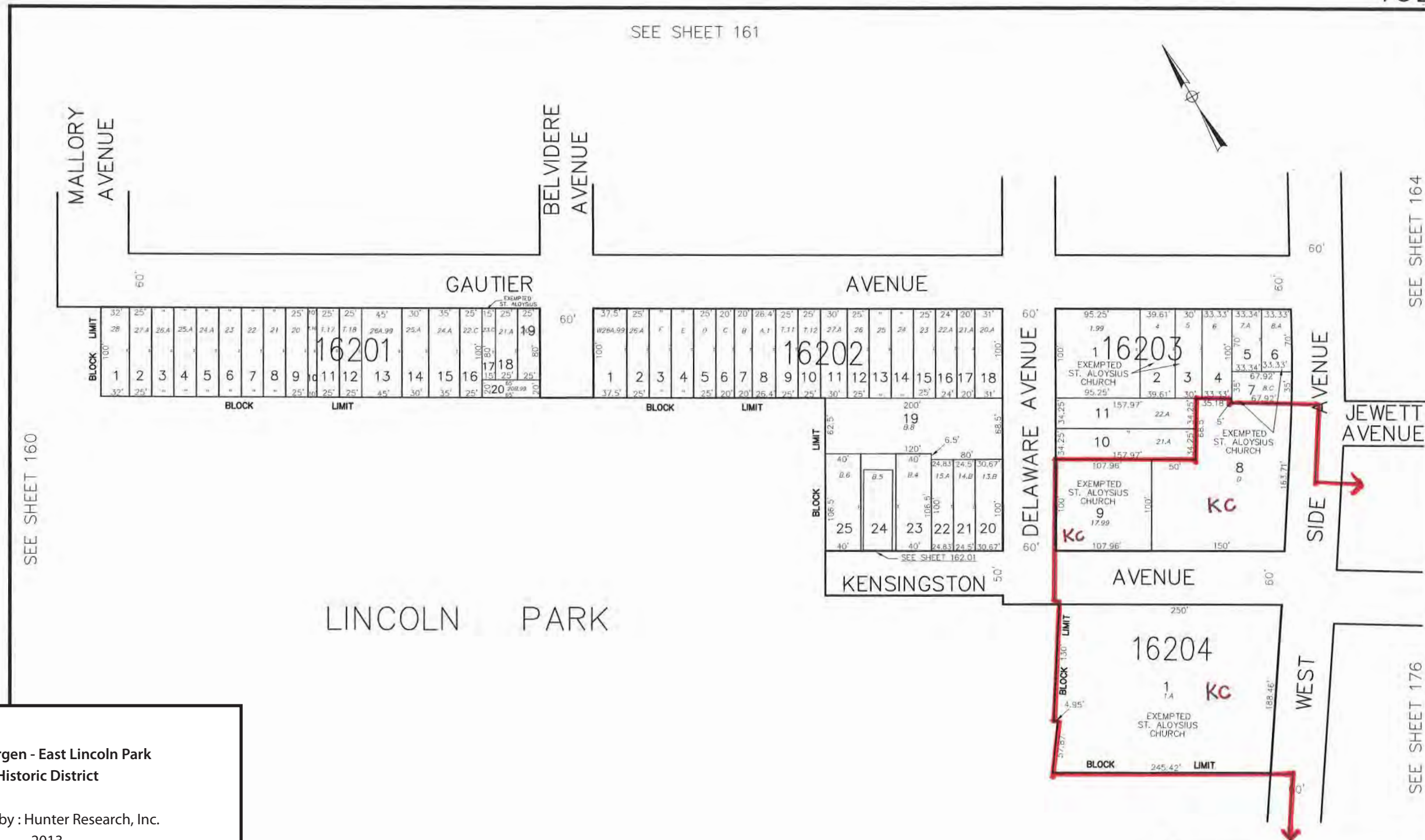
SEE SHEET 150

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
SCALE: 1" = 50' AUGUST, 2006  
**RICHARD A. MORALLE, P.E., P.L.S.**  
**T & M ASSOCIATES**  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

ARH - COA#24GAZ/913300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED  
DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.

SEE SHEET 161



SEE SHEET 160

SEE SHEET 164

SEE SHEET 176

LINCOLN PARK

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



SEE SHEET 160

**TM ASSOCIATES**  
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NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY CONSIDERERED  
APPROVED AS A TAX MAP PURSUANT TO THE AUTHORITY OF  
NJAC 17:27A-2.4(a)  
FOR THE DIRECTOR DIVISION OF TAXATION  
*Thomas S. Reilly* CEA  
TOMAS S. REILLY, CHIEF OF DIVISION, PROPERTY FIELD ASSISTANCE  
*Santo C. DiDonato* CEA  
SANTO C. DIDONATO, SUPERVISING FIELD REPRESENTATIVE  
DATE: MAY 8, 2007 SERIAL NO: 254

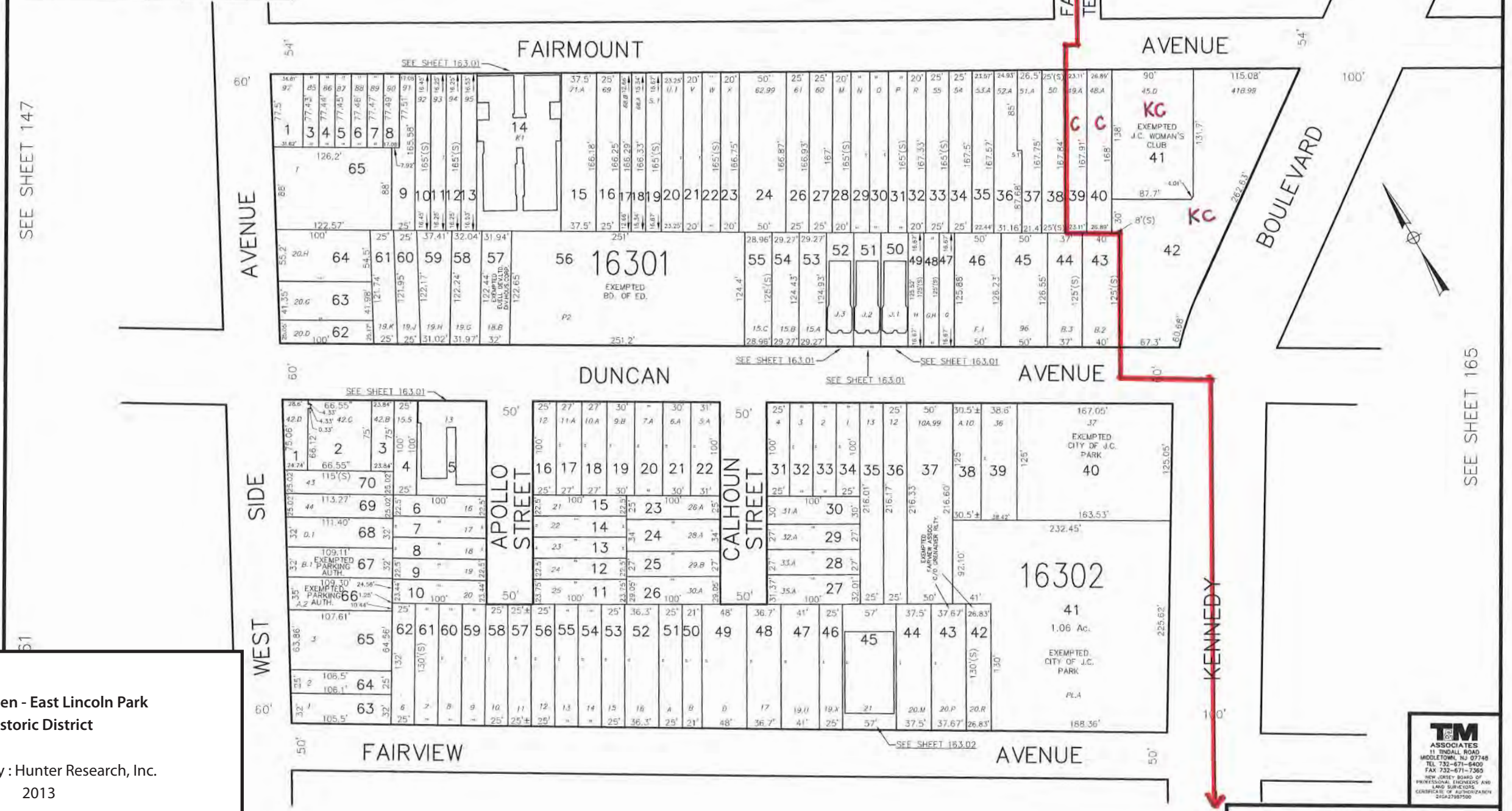
**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

ARH - C0A#24GA27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT
10/2010	CHRISTOPHER S. ARONSON	33014		



SEE SHEET 147

SEE SHEET 165

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



NEW JERSEY DEPARTMENT OF THE TREASURY  
BUREAU OF TAXATION  
PROPERTY ADMINISTRATION  
THOMAS S. REILLY  
SANTO C. PIPONATO  
DATE: MAY 18, 2009 SERIAL NO: 254

**TM ASSOCIATES**  
11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL 732-671-6400  
FAX 732-671-7365  
NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION  
2004000700

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
AUGUST, 2006  
**RICHARD A. MORALLE, P.E., P.L.S.**  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

ARH - CO#24GA27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT
10/2/2013	CHARLES A. ANGLIM	35994		

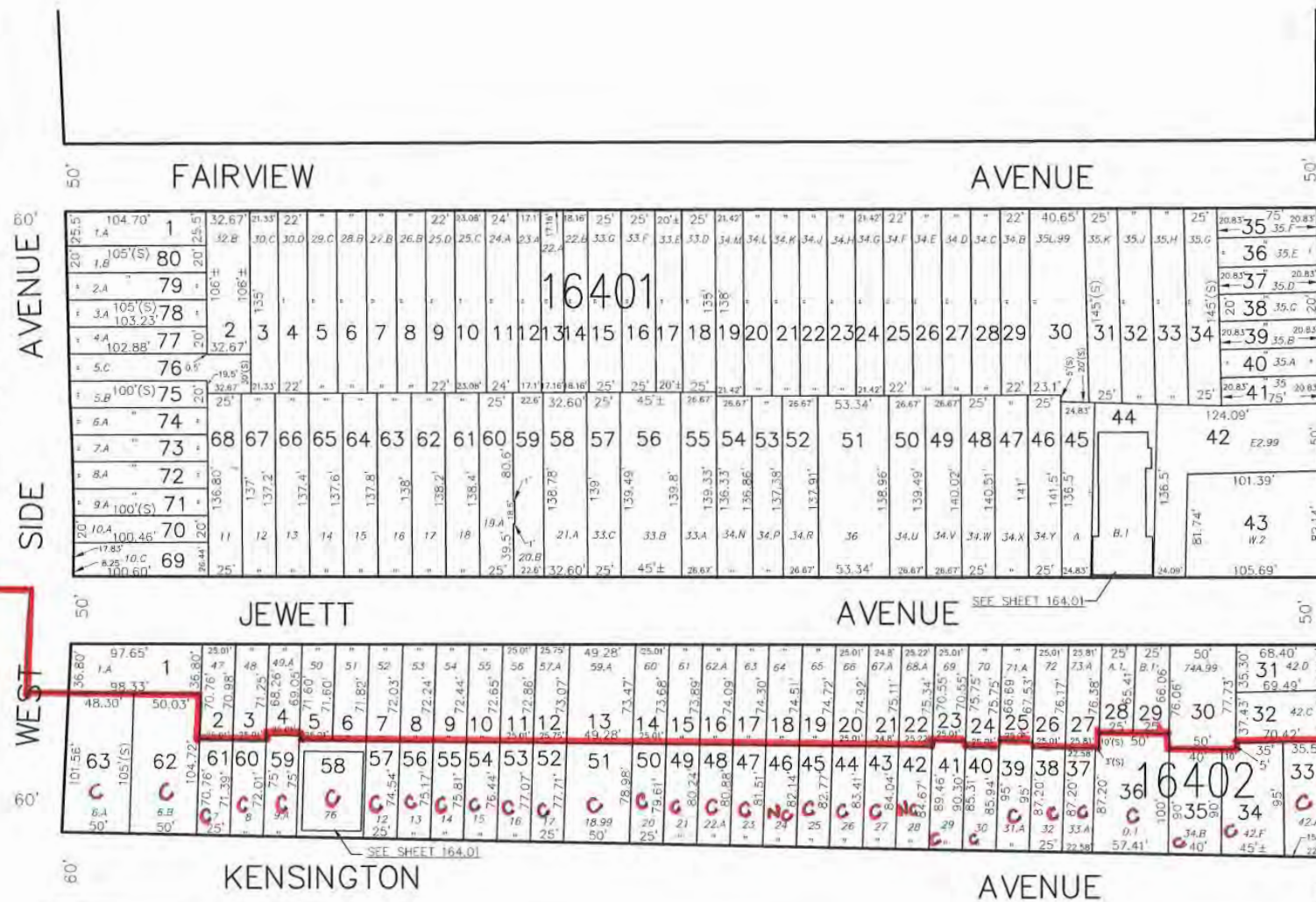
SEE SHEET 163



SEE SHEET 161

GAUTIER AVENUE

KENSINGTON AVENUE



KENNEDY BOULEVARD

SEE SHEET 166

West Bergen - East Lincoln Park  
Historic District

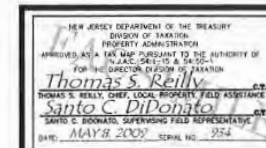
Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



SEE SHEET 176



**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

4RH - COA#24GA27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED  
DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT
10/20/10	CHARLES J. ABREGGIO	33994		



SEE SHEET 163

SEE SHEET 150

SEE SHEET 166

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



**T&M ASSOCIATES**  
11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL: 732-671-6400  
FAX: 732-671-7365  
NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION 28482780500

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY ADMINISTRATION  
APPROVED AS A TAX MAP PURSUANT TO THE AUTHORITY OF  
STATE STATUTE N.J.A.C. 17:27  
FOR THE DIRECTOR OF TAXATION  
*Thomas S. Reilly*  
HONORARY FIELD REPRESENTATIVE  
*Santo C. DiDonato*  
DATE: *August 2006* SERIAL NO.: *954*

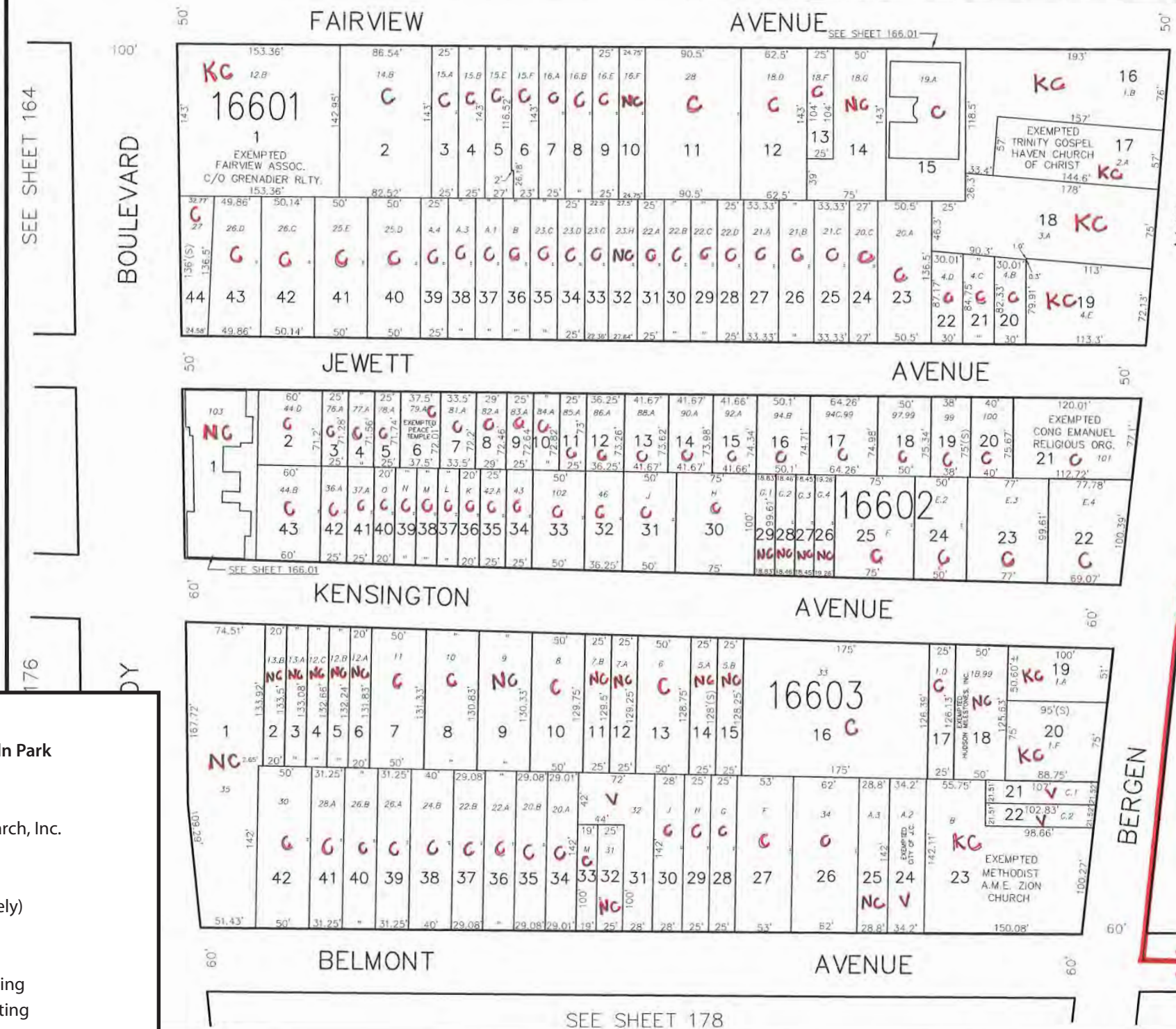
ARH - COA#24GA27973J00

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT
10/7/2010	CHARLES S. MORALLE	33994		

SEE SHEET 165



West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



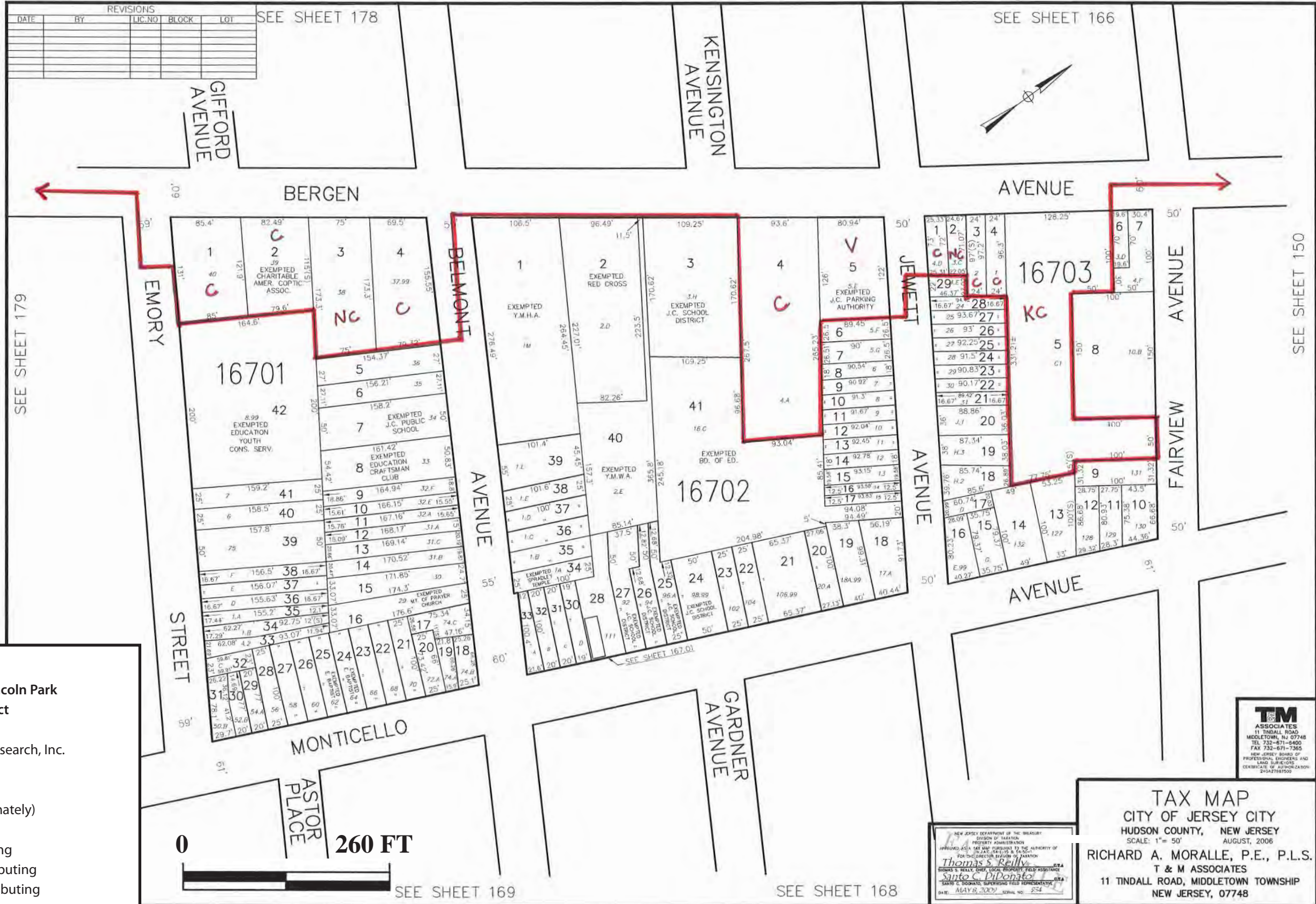
NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY ADMINISTRATION  
APPROVED FOR TAX MAP PURPOSES TO BE AUTHORITY OF  
THE LOCAL TAXING AGENCIES  
FOR THE DIRECTOR OF DIVISION OF TAXATION  
*Thomas S. Reilly*  
THOMAS S. REILLY, CHIEF, LOCAL PROPERTY FIELD ASSISTANCE  
*Santo C. DiDionato*  
SANTO C. DIDONATO, SUPERVISING FIELD REPRESENTATIVE  
DATE: MAY 8, 2009 SERIAL NO. 954

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
SCALE: 1" = 50' AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

ARH - COA#24CA27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED  
DRAWING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.





REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT



West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



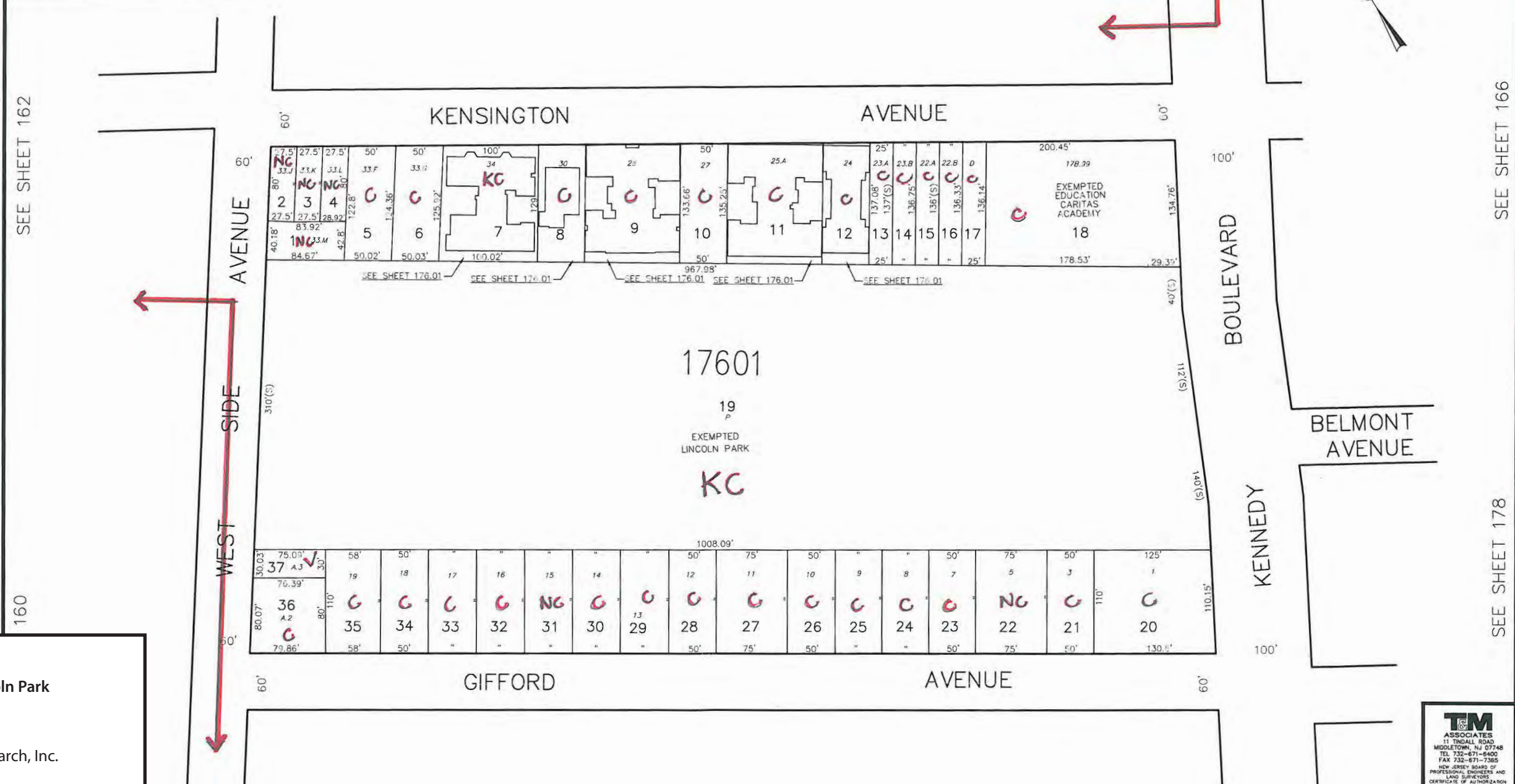
**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
SCALE: 1" = 50'  
AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY ADMINISTRATION  
APPROVED AS A TAX MAP PURSUANT TO THE AUTHORITY OF  
NJAC 17:27, 17:28 & 17:29  
FOR THE DIRECTOR DIVISION OF TAXATION  
*Thomas S. Reilly* AREA  
MANAGER  
*Santo C. DiDonato* AREA  
SUPERVISOR  
DATE: 08/17/06 SERIAL NO: 254



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT

SEE SHEET 164



SEE SHEET 162

SEE SHEET 166

SEE SHEET 178



West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY ADMINISTRATION  
APPROVED AS A TAX MAP PURSUANT TO THE AUTHORITY OF  
PLANS 14-115 & 14-211  
FOR THE INDIANAPOLIS DIVISION OF TAXATION  
*Thomas S. Reilly*  
REGISTERED PROFESSIONAL ENGINEER  
*Santo C. DiDonato*  
REGISTERED PROFESSIONAL ENGINEER AND  
LAND SURVEYOR  
DATE: MAY 8, 2009 SERIAL NO.: 324

**T&M**  
ASSOCIATES  
11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL: 732-671-6400  
FAX: 732-671-7365  
NEW JERSEY BOARD OF  
PROFESSIONAL ENGINEERS AND  
LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION  
24042787500

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
SCALE: 1" = 50' AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

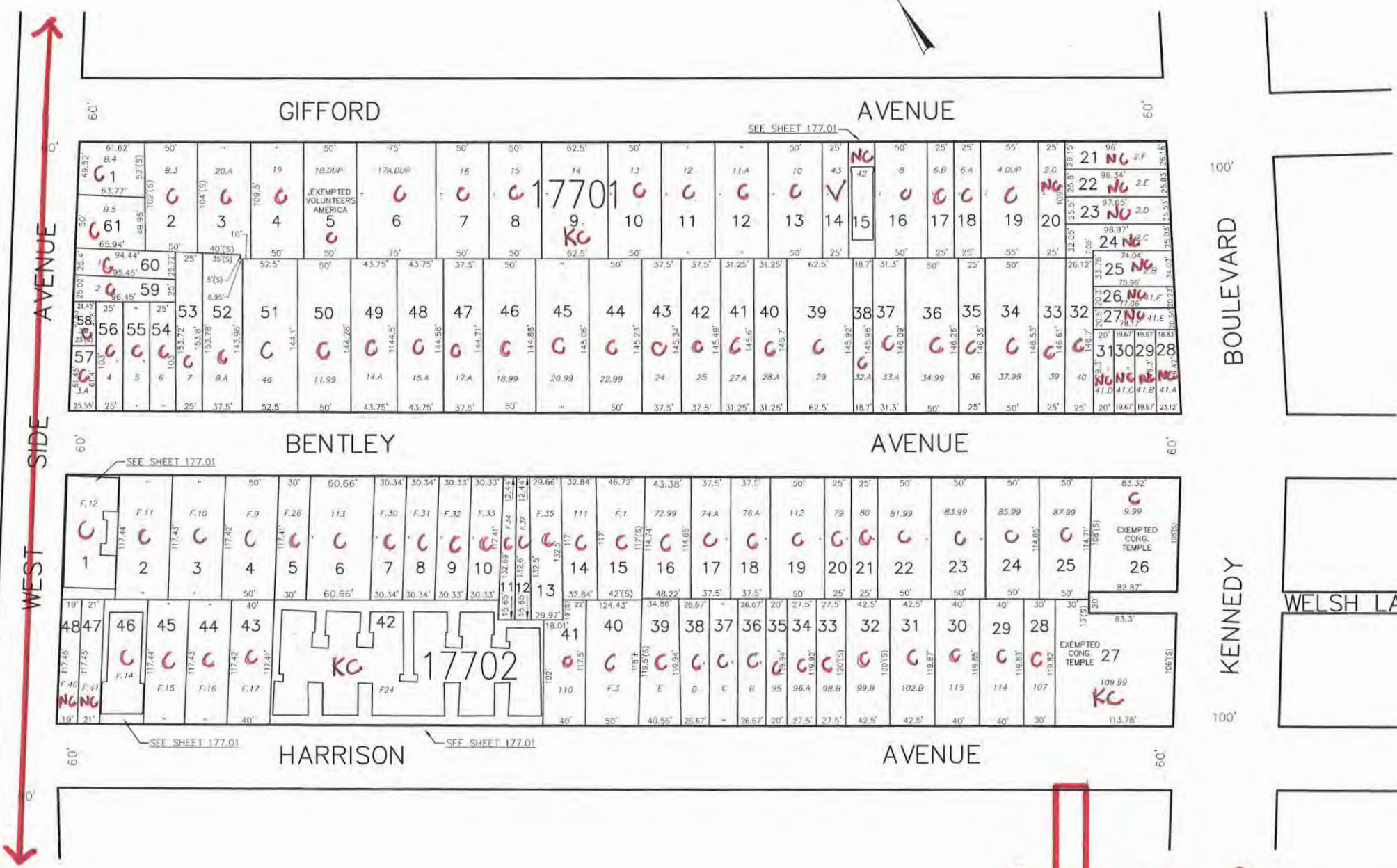
SEE SHEET 177

ARH - COA#24GA27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (C-A-D) AND COORDINATE GEOMETRY.

REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT
10/22/2010	CHRISTOPHER A. AMBROSIO	33994		

SEE SHEET 176



SEE SHEET 160

SEE SHEET 178

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



SEE SHEET 183

**TM ASSOCIATES**  
11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL. 732-671-8400  
FAX 732-671-7365  
NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION 24A2797300

NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY ADMINISTRATION  
APPROVED AS A TAX MAP PURSUANT TO THE AUTHORITY OF N.J.A.C. 17:27 & 17:28  
FOR THE DIRECTOR, DIVISION OF TAXATION  
*Thomas S. Reilly*  
BOARD OF PUBLIC UTILITIES, LOCAL GOVERNMENT FIELD ASSISTANCE  
*Santo C. DiDonato*  
NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION 24A2797300  
DATE: MAY 18, 2009 SERIAL NO.: 354

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
SCALE: 1" = 50' AUGUST, 2008  
**RICHARD A. MORALLE, P.E., P.L.S.**  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

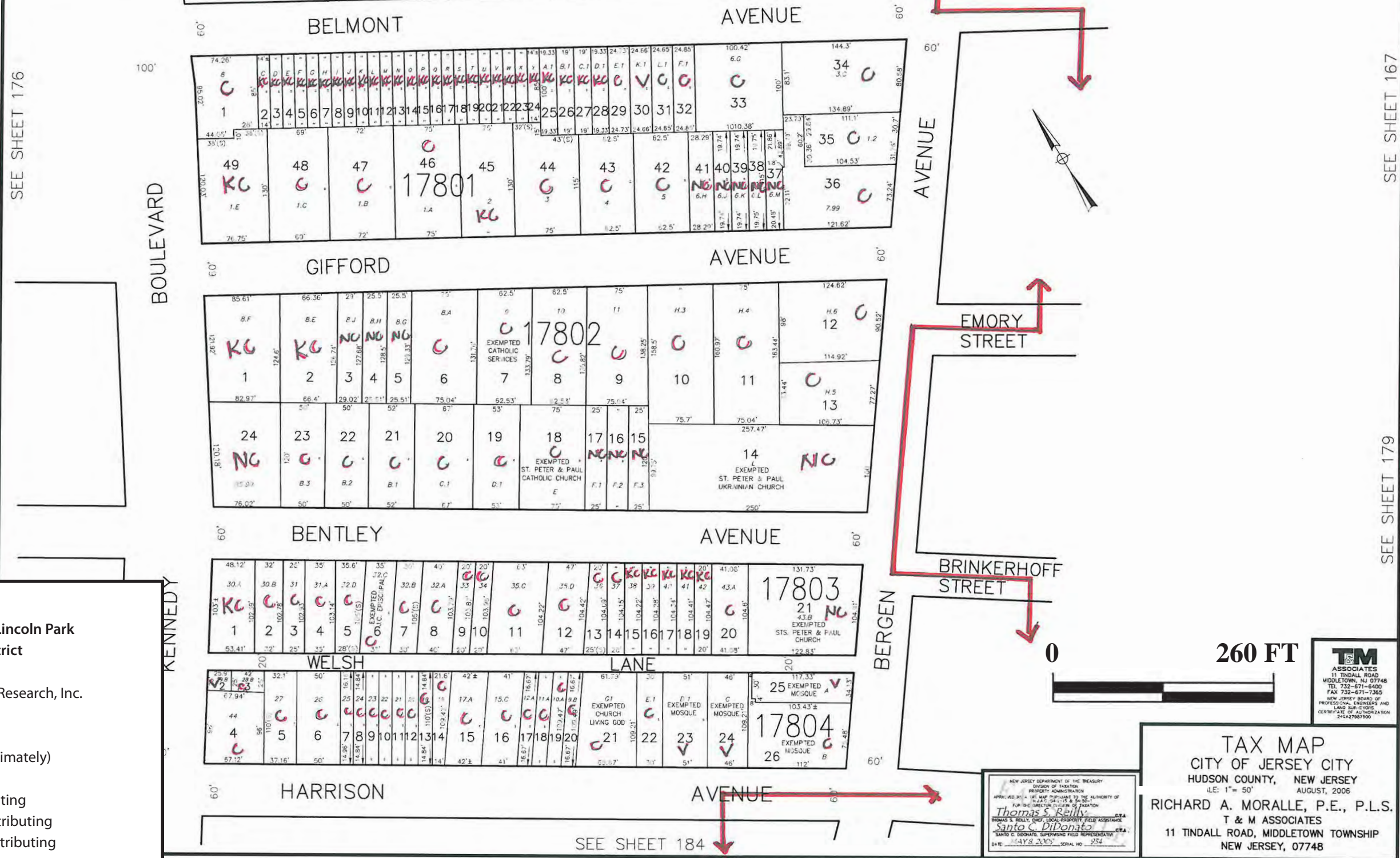
ARH - COA#24GA27973500

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT

SEE SHEET 166



SEE SHEET 176

SEE SHEET 167

SEE SHEET 179

SEE SHEET 184

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant

NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY ADMINISTRATION  
APPROVED BY: [Signature] IN THE AUTHORITY OF  
FOR THE DIRECTOR, DIVISION OF TAXATION  
**Thomas S. Reilly** C.T.A.  
THOMAS S. REILLY, CHIEF, LOCAL PROPERTY FIELD ASSISTANCE  
**Santo C. DiDonato** C.T.A.  
SANTO C. DIDONATO, SUPERVISOR, FIELD REPRESENTATIVE  
DATE: 04/28/2005 SERIAL NO: 254

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
1:1" = 50'  
AUGUST, 2006  
**RICHARD A. MORALLE, P.E., P.L.S.**  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

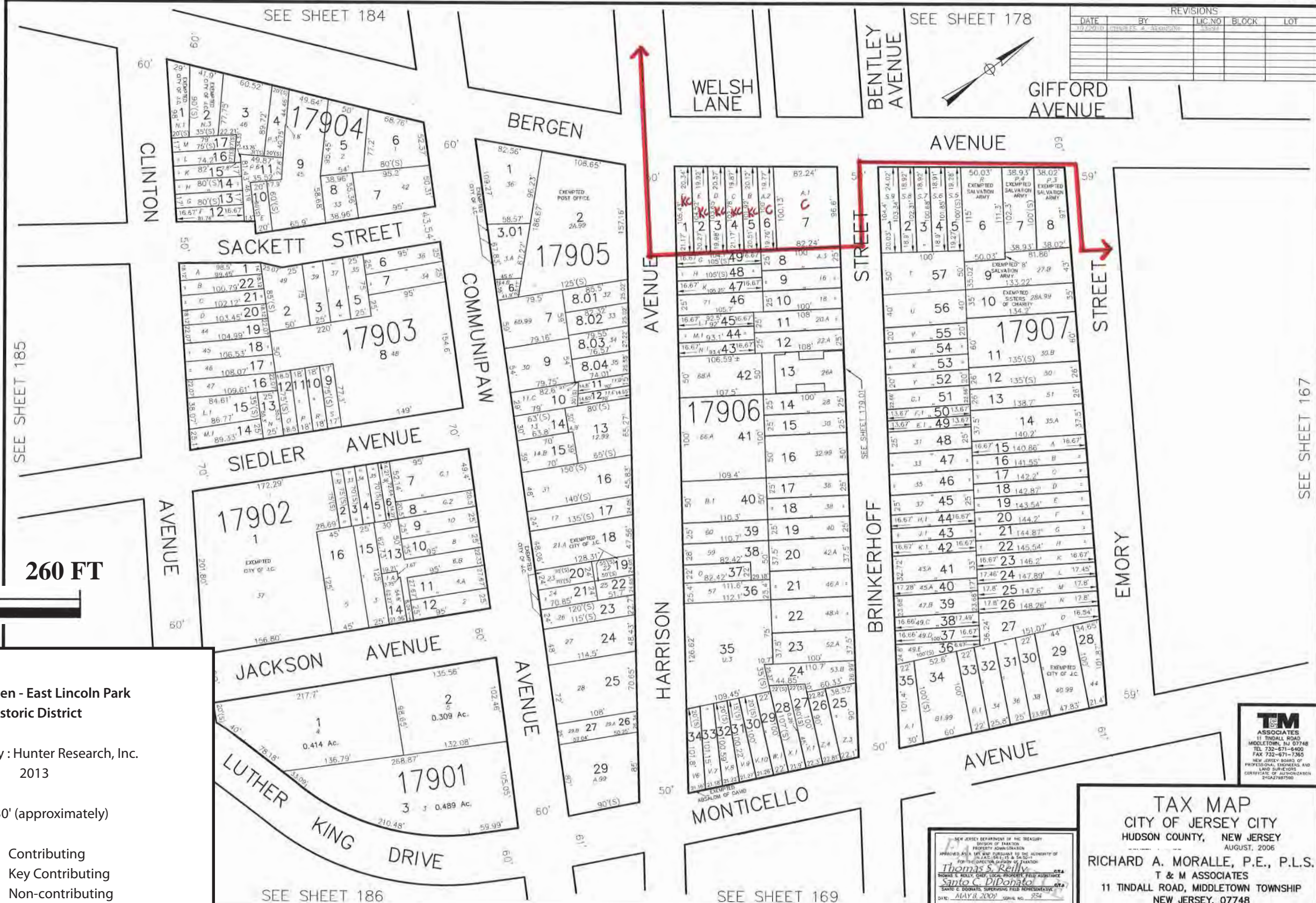
**T&M ASSOCIATES**  
11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL 732-671-6400  
FAX 732-671-7365  
NEW JERSEY BOARD OF  
PROFESSIONAL ENGINEERS AND  
LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION  
06A-00000000

ARH - COA#240A27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED  
DRAFTING/DESIGN (CADD) AND COORDINATE GEOMETRY.



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT
1/17/2008	THOMAS S. REILLY	4-3600504		



SEE SHEET 185

SEE SHEET 184

SEE SHEET 178

260 FT



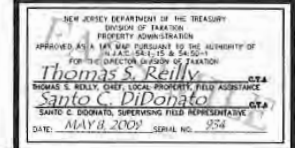
SEE SHEET 167

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
AUGUST, 2006  
RICHARD A. MORALLE, P.E., P.L.S.  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

ASH - COA#240A27973300

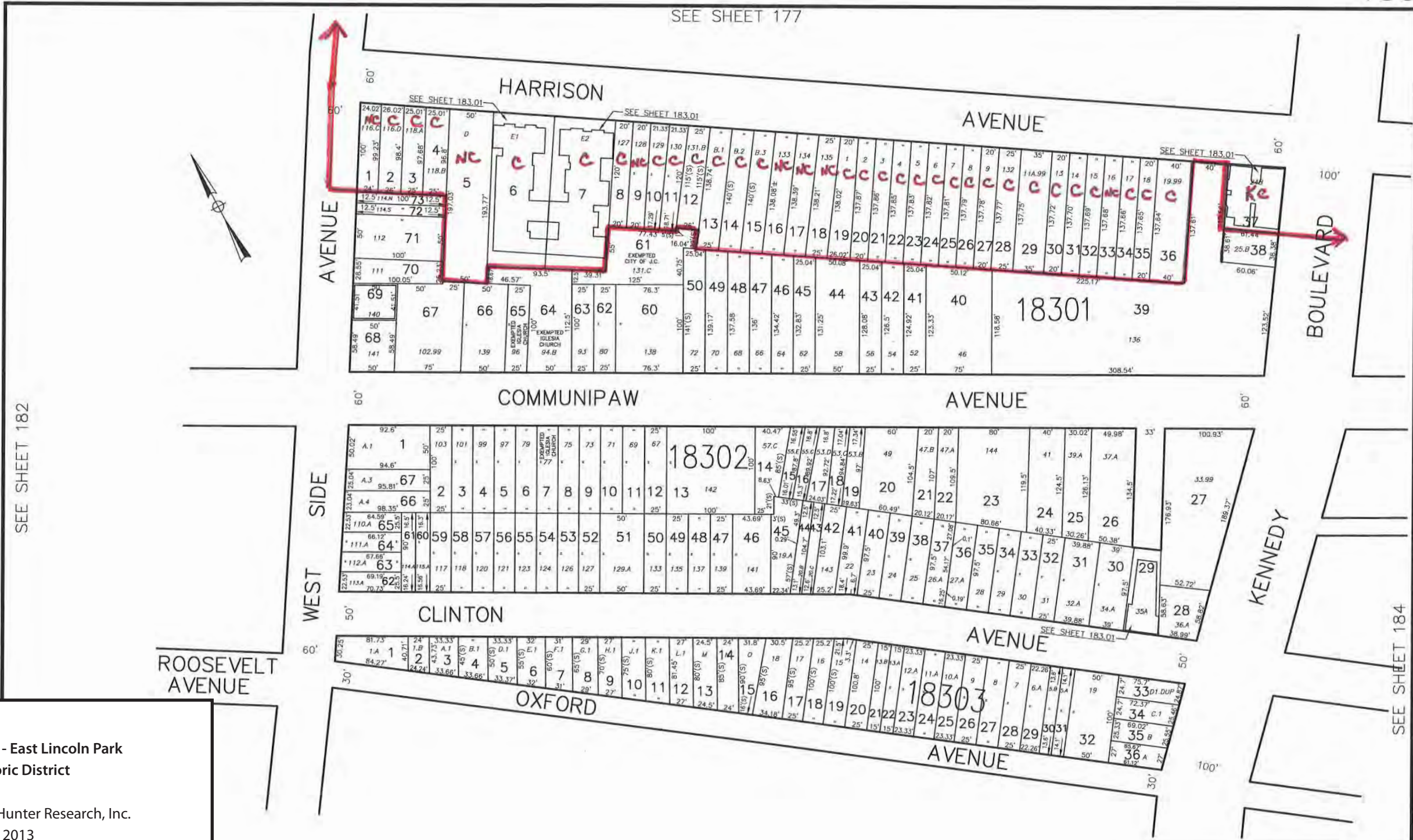
THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



SEE SHEET 177

SEE SHEET 182

SEE SHEET 184



West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



SEE SHEET 193

**TM ASSOCIATES**  
11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL 732-671-6400  
FAX 732-671-7365  
NEW JERSEY BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS  
CERTIFICATE OF AUTHORIZATION 2404278790

NEW JERSEY DEPARTMENT OF THE TREASURY  
DIVISION OF TAXATION  
PROPERTY ADMINISTRATION  
APPROVED AS A TAX MAP BY THE AUTHORITY OF THE DIVISION OF TAXATION  
**Thomas S. Reilly** P.E.  
THOMAS S. REILLY, CHIEF, LOCAL PROPERTY FIELD ASSISTANCE  
**Santo C. DiDonato** P.E.  
SANTO C. DIDONATO, SUPERVISOR, FIELD REPRESENTATIVE  
DATE: MAY 8, 2009 SERIAL NO. 954

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
SCALE: 1" = 50'  
AUGUST, 2006  
**RICHARD A. MORALLE, P.E., P.L.S.**  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

ARH - COA#24GA27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.



REVISIONS				
DATE	BY	LIC. NO.	BLOCK	LOT
10/2010	CHRISTOPHER A. BYRNS	35823		

SEE SHEET 193

SEE SHEET 183



SEE SHEET 194

SEE SHEET 178

West Bergen - East Lincoln Park  
Historic District

Surveyed by : Hunter Research, Inc.  
2013

1" = 130' (approximately)

- C** Contributing
- KC** Key Contributing
- NC** Non-contributing
- V** Vacant



SEE SHEET 179

**T & M ASSOCIATES**  
11 TINDALL ROAD  
MIDDLETOWN, NJ 07748  
TEL: 732-671-8400  
FAX: 732-671-7355

**Thomas S. Reilly**  
REGISTERED PROFESSIONAL ENGINEER AND  
LAND SURVEYOR  
DATE: MAY 8, 2009 SERIAL NO. 254

**TAX MAP**  
CITY OF JERSEY CITY  
HUDSON COUNTY, NEW JERSEY  
SCALE: 1" = 50' AUGUST, 2006

**RICHARD A. MORALLE, P.E., P.L.S.**  
T & M ASSOCIATES  
11 TINDALL ROAD, MIDDLETOWN TOWNSHIP  
NEW JERSEY, 07748

ARH - COA#24GA27973300

THIS MAP HAS BEEN DRAWN USING COMPUTER AIDED  
DRAFTING/DESIGN (CAD/D) AND COORDINATE GEOMETRY.

WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

Figure 1. Map showing the relationship between West Bergen and other Hudson County Landmarks.

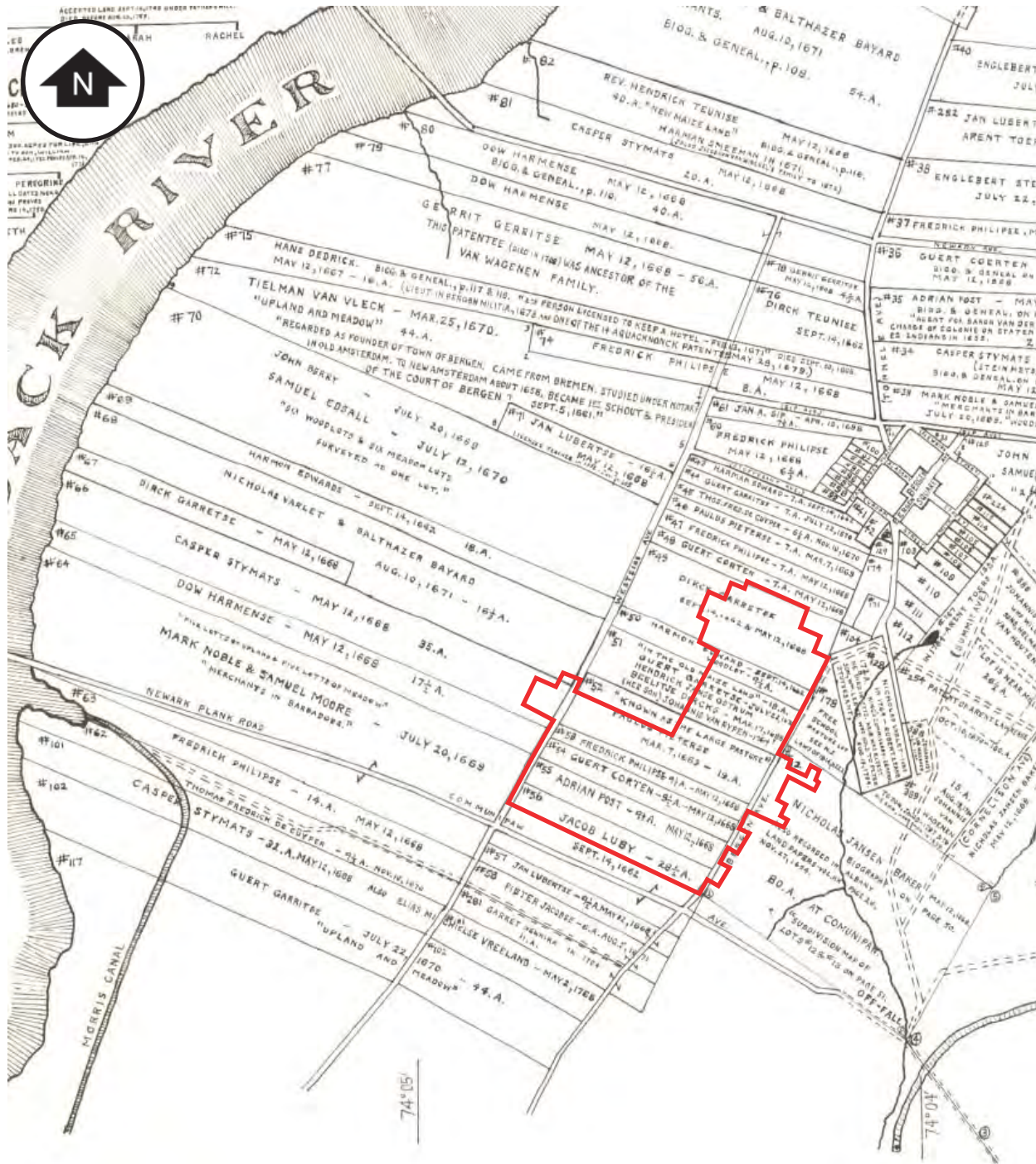




# WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT

Hudson County, New Jersey

Figure 2. Hammond, D. Stanton. Detail of Bergen Town and Township Nov. 1660-Sept. 22, 1668, Hudson County, N.J. 1943. This map shows the original land divisions of Bergen. Numbers 49 to 56 encompass the West Bergen-East Lincoln Park Historic District. Approximate historic district boundaries indicated. Scale 1 inch = 1,400 feet (approximately).





WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

Figure 3. Douglass, L.F. Detail of *Topographical Map of Jersey City, Hoboken and the Adjacent Country*. 1841. This map shows that in 1841, property lines still closely resembled those laid out in the 17th century. Note lot No. 52 bears the name “Jewet.” Reproduced in Spielmann & Brush 1881. Approximate historic district boundaries indicated. Scale 1 inch = 2,000 feet (approximately).





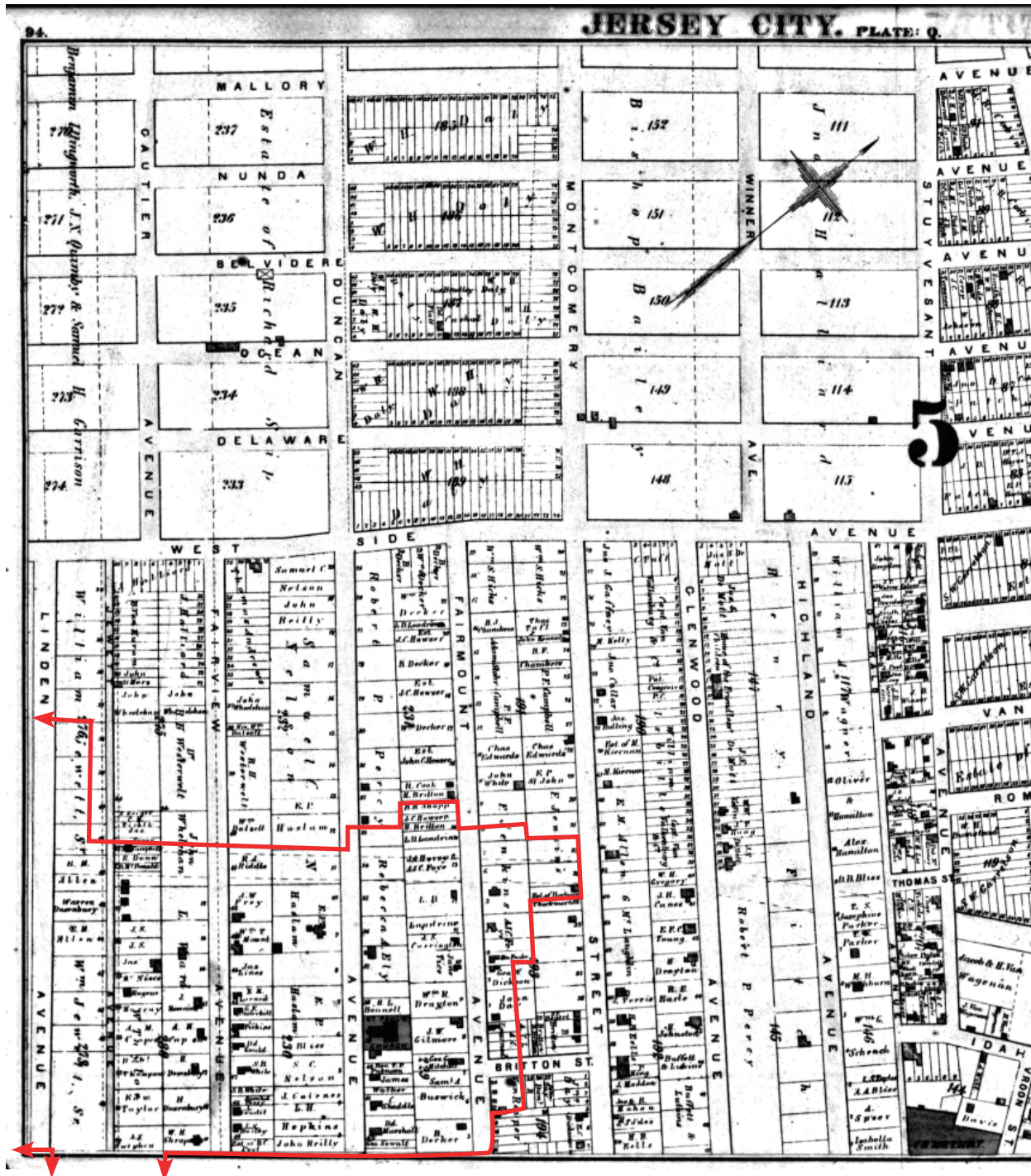
WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

Figure 4. Will, August. Northeast from West Side and Duncan. 1869. The foreground is likely the location of present-day Duncan Avenue, with the house in the approximate location of present-day Fairmount Avenue and Kennedy Boulevard just at the crest of the hill. Source: Jersey City Museum.



WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

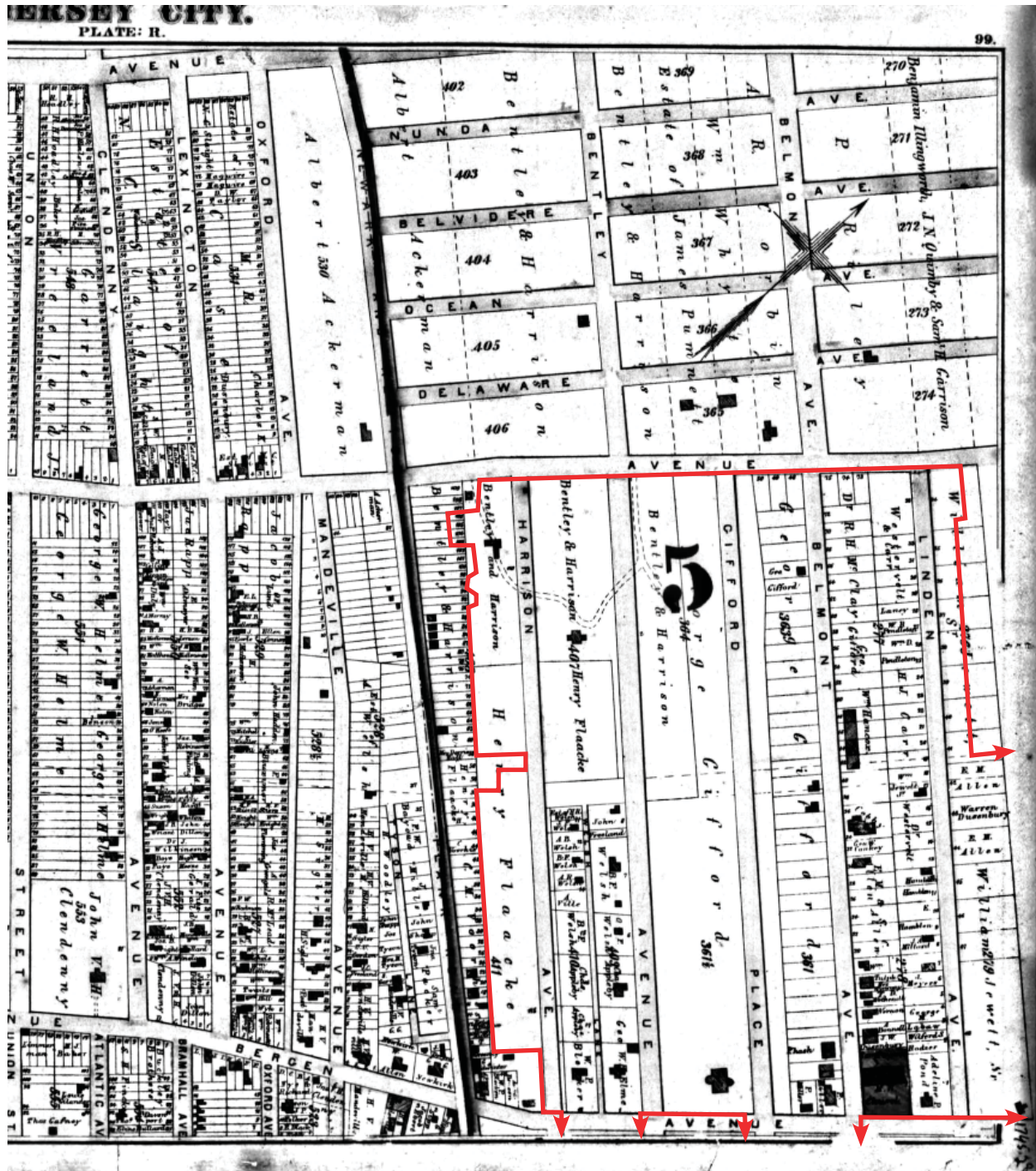
Figure 5a. Hopkins, G.M. Detail of Plate Q. In *Combined Atlas of the State of New Jersey and the County of Hudson*. 1873. This map shows the subdivision of the original lots. Most of the subdivided lots have yet to be developed. Approximate historic district boundaries indicated. Scale 1 inch = 480 feet (approximately).





WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

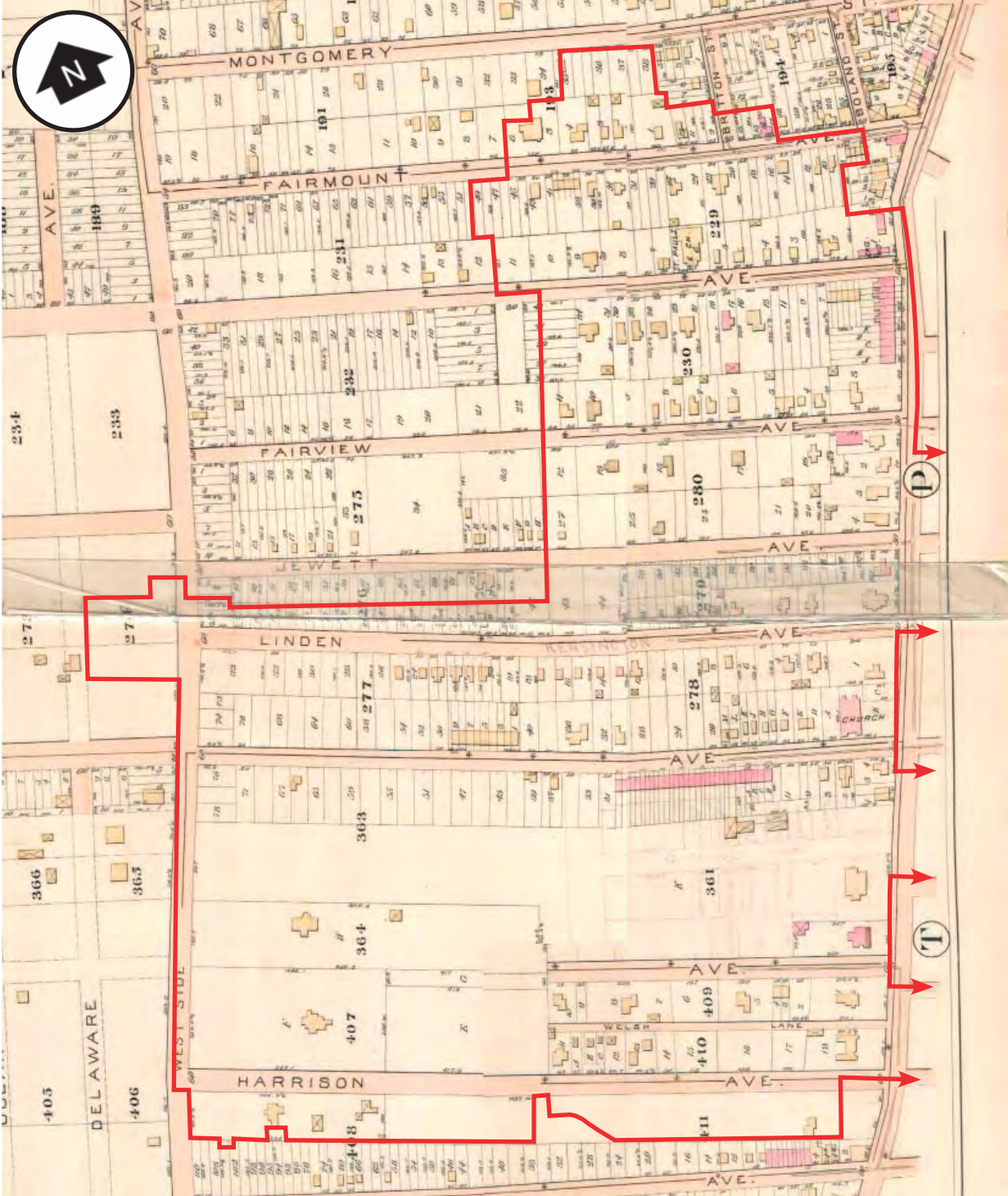
Figure 5b. Hopkins, G.M. Detail of Plate R. In *Combined Atlas of the State of New Jersey and the County of Hudson*. 1873. This map shows the subdivision of the original lots. Most of the subdivided lots have yet to be developed. Approximate historic district boundaries indicated. Scale 1 inch = 450 feet (approximately).





WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

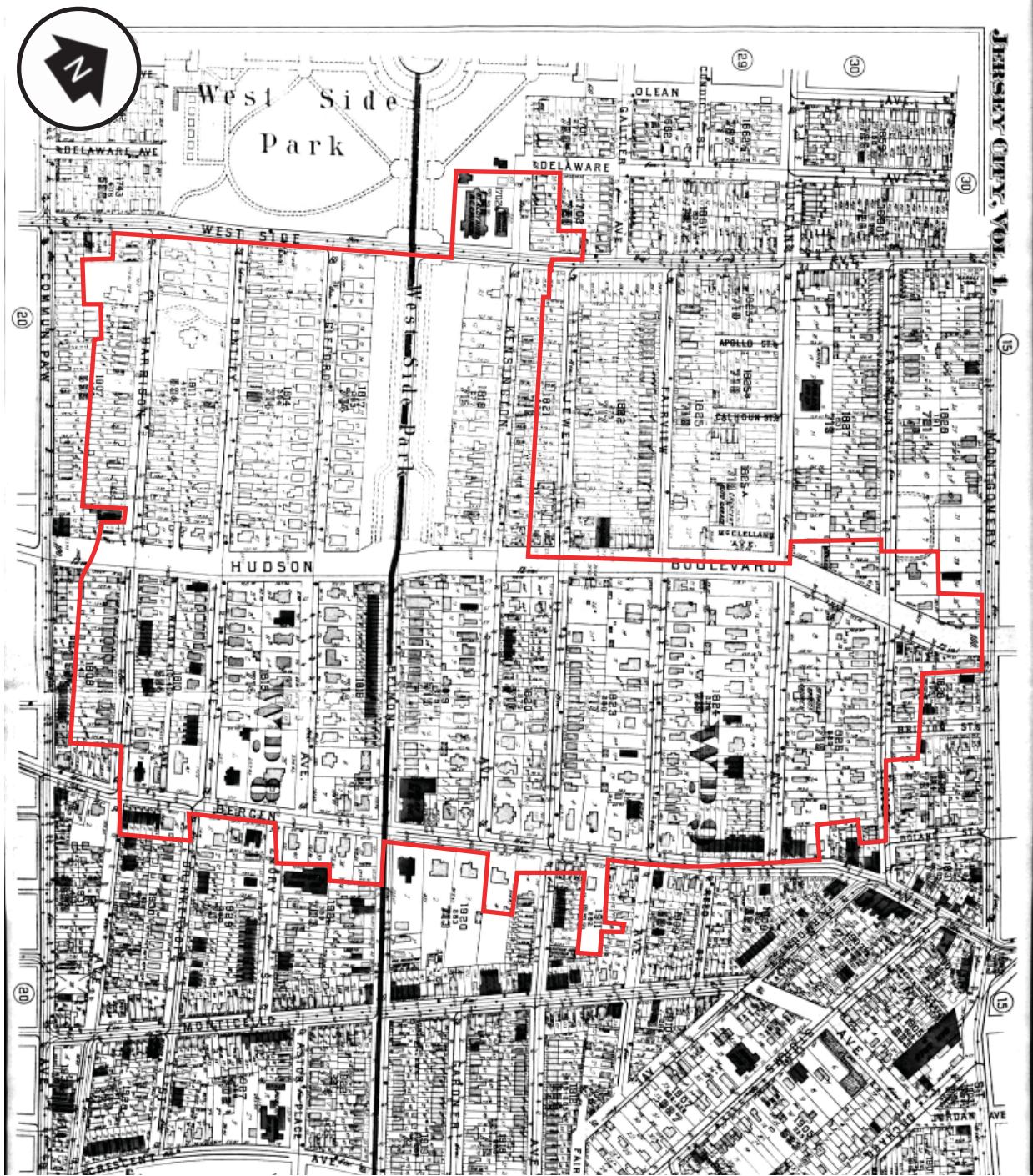
Figure 6. Fowler, L.D, George W. Bromley, and Walter S. Bromley. In *Atlas of Jersey City, New Jersey*. 1887. This map shows development on the subdivided lots, particularly at the northeast corner of the district. The southeast corner is characterized by open space and large lots occupied by large frame houses. “Linden Avenue” would later become Kensington Avenue, as annotated on this image. Faint lines indicate the future locations of the proposed Hudson Boulevard and Gifford Avenue. Approximate historic district boundaries indicated. Scale 1 inch = 400 feet (approximately).





WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

Figure 7. Hopkins, G.M. Detail of Plate 16. In Volume One: *Atlas of Hudson County, New Jersey*. 1908. This map shows the progression of development on the subdivided lots, with some larger houses and estates fronting Bergen Avenue, Hudson Boulevard, and Harrison Avenue. This is the one of the first atlases to show the development of West Side Park within and just outside the district. Approximate historic district boundaries indicated. Scale 1 inch = 500 feet (approximately).



WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

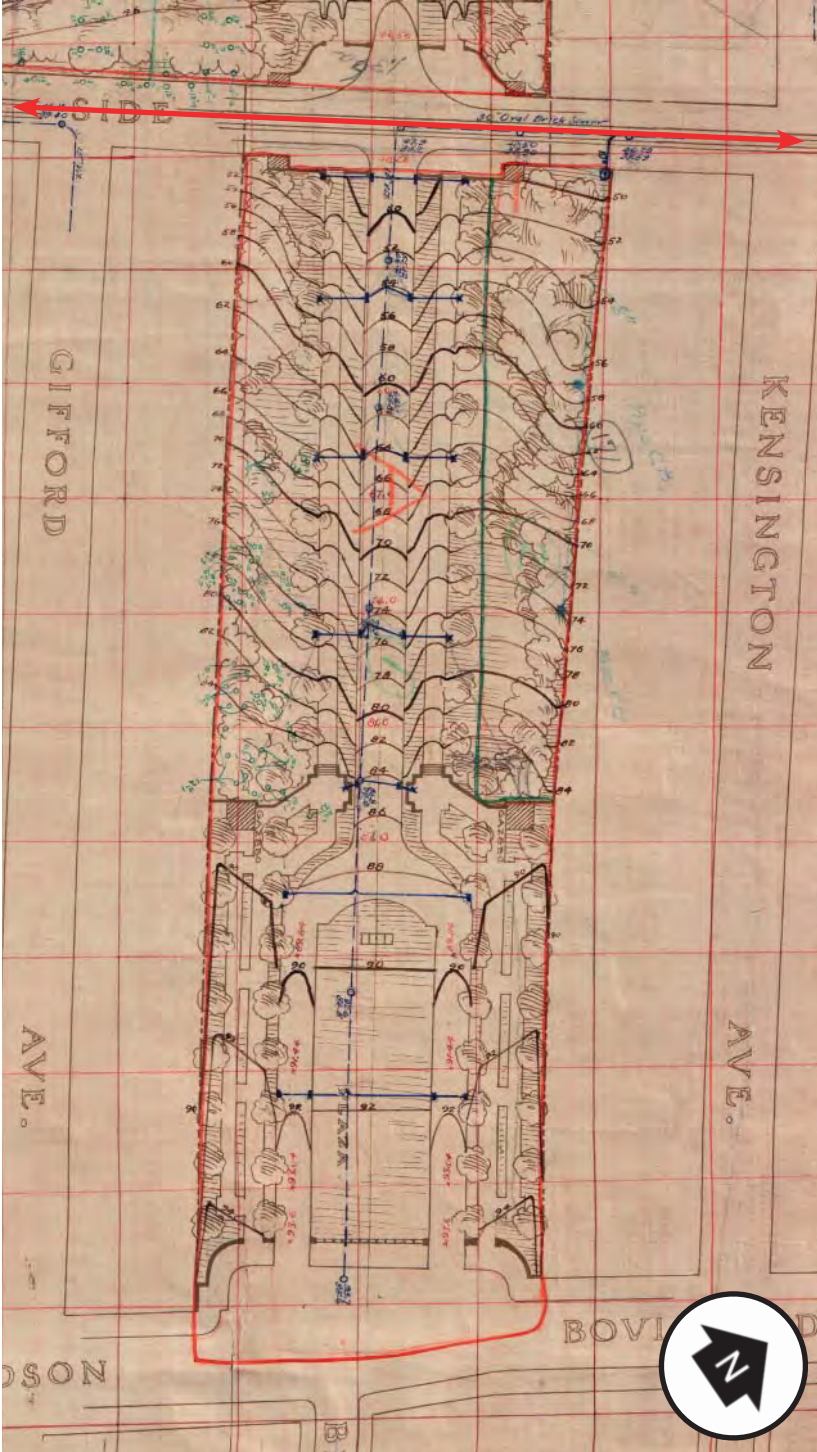
Figure 8. Postcard view of Hudson Boulevard from Belmont Avenue. Circa 1905. At view left are two Tudor Revival houses designed by architect John T. Rowland. The Tudor Revival house on the left was Rowland's residence, but is no longer extant. The Tudor Revival house on the right stands today at 2456 Kennedy Boulevard. Between the right Tudor Revival and the turreted Late Victorian at view right is Gifford Avenue. In the foreground are the Belgian block pavers of Hudson Boulevard.





WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

Figure 9. Lowrie, Charles N. and Daniel W. Langston. Detail of No. 2-57. In *General Plan of West Side Park, Hudson County, New Jersey*. 1906. This plan shows the mall section of West Side Park between Hudson Boulevard and West Side Avenue as it was originally developed, prior to the installation of the Lincoln Statue. Approximate historic district boundaries indicated. Scale 1 inch = 180 feet (approximately).





WEST BERGEN-EAST LINCOLN PARK HISTORIC DISTRICT  
Hudson County, New Jersey

Figure 10. Hopkins, G.M. Plat 16. In *Volume One: Plat Book of Jersey City and Bayonne, Hudson County, N.J.* 1919. By the date of this map, the majority of dwellings present within the district today had been constructed, excepting those that would replace the larger stately homes along Harrison Avenue and Bergen Avenue. Approximate historic district boundaries indicated. Scale 1 inch = 400 feet (approximately).



# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
14802	10	2633 KENNEDY BLVD.	Contributing
14802	11	2627 KENNEDY BLVD.	Key Contributing
14802	12	2615 KENNEDY BLVD.	Contributing
14802	13	370 FAIRMOUNT AVE.	Contributing
14802	14	372 FAIRMOUNT AVE.	Contributing
14802	15	376 FAIRMOUNT AVE.	Contributing
14802	16	378 FAIRMOUNT AVE.	Non-contributing
14802	17	382 FAIRMOUNT AVE.	Contributing
14802	18	384 FAIRMOUNT AVE.	Contributing
14905	28	320 FAIRMOUNT AVE.	Contributing
14906	1	815 MONTGOMERY STREET/2630 KENNEDY BLVD.	Key Contributing
14906	14	322 FAIRMOUNT AVE.	Contributing
14906	15	340 FAIRMOUNT AVE.	Contributing
14906	16	344 FAIRMOUNT AVE.	Contributing
14906	17	2614 KENNEDY BLVD.	Key Contributing
14906	18	2616 KENNEDY BLVD.	Contributing
14906	19	2622 KENNEDY BLVD.	Contributing
14906	20	2624 KENNEDY BLVD.	Contributing
16203	8	709-21 WEST SIDE AVE.	Key Contributing
16203	9	178 KENSINGTON AVE.	Key Contributing
16204	1	691 WEST SIDE AVE.	Key Contributing
16301	39	381 FAIRMOUNT AVE.	Contributing
16301	40	379 FAIRMOUNT AVE.	Contributing
16301	41	375 FAIRMOUNT AVE.	Key Contributing
16301	42	2595 KENNEDY BLVD.	Key Contributing
16402	33	2511 KENNEDY BLVD.	Contributing
16402	34	84 KENSINGTON AVE.	Contributing
16402	35	86 KENSINGTON AVE.	Contributing
16402	36	88-90 KENSINGTON AVE.	Contributing
16402	37	92 KENSINGTON AVE.	Contributing
16402	38	94 KENSINGTON AVE.	Contributing
16402	39	96 KENSINGTON AVE.	Contributing
16402	40	98 KENSINGTON AVE.	Contributing
16402	41	100 KENSINGTON AVE.	Contributing
16402	42	104 KENSINGTON AVE.	Non-contributing
16402	43	106 KENSINGTON AVE.	Contributing
16402	44	108 KENSINGTON AVE.	Contributing
16402	45	110 KENSINGTON AVENUE	Contributing
16402	46	112 KENSINGTON AVE.	Non-contributing
16402	47	114 KENSINGTON AVE.	Contributing
16402	48	116 KENSINGTON AVE.	Contributing
16402	49	118 KENSINGTON AVE.	Contributing
16402	50	120 KENSINGTON AVE.	Contributing
16402	51	122 KENSINGTON AVENUE	Contributing
16402	52	126 KENSINGTON AVE.	Contributing
16402	53	128 KENSINGTON AVE.	Contributing
16402	54	130 KENSINGTON AVE.	Contributing
16402	55	132 KENSINGTON AVE.	Contributing
16402	56	134 KENSINGTON AVE.	Contributing
16402	57	136 KENSINGTON AVE.	Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
16402	58	138-140 KENSINGTON AVE.	Contributing
16402	59	142 KENSINGTON AVE.	Contributing
16402	60	144 KENSINGTON AVE.	Contributing
16402	61	146 KENSINGTON AVE.	Contributing
16402	62	148 KENSINGTON AVENUE	Contributing
16402	63	154 KENSINGTON AVENUE	Contributing
16501	1	2606 KENNEDY BLVD.	Contributing
16501	2	355 FAIRMOUNT AVE	Key Contributing
16501	3	351 FAIRMOUNT AVE.	Contributing
16501	4	349 FAIRMOUNT AVE.	Contributing
16501	5	345 FAIRMOUNT AVE.	Contributing
16501	6	343 FAIRMOUNT AVE.	Contributing
16501	7	341 FAIRMOUNT AVE.	Contributing
16501	8	333 FAIRMOUNT AVE.	Contributing
16501	9	325-327 FAIRMOUNT AVENUE	Contributing
16501	10	321 FAIRMOUNT AVE.	Contributing
16501	11	315-319 FAIRMOUNT AVENUE	Contributing
16501	12	313 FAIRMOUNT AVE.	Contributing
16501	13	311 FAIRMOUNT AVE.	Vacant
16501	14	305 FAIRMOUNT AVE.	Contributing
16501	15	303 FAIRMOUNT AVE.	Contributing
16501	16	301 FAIRMOUNT AVE.	Contributing
16501	17	299 FAIRMOUNT AVE.	Contributing
16501	18	297 FAIRMOUNT AVE.	Contributing
16501	25	709 BERGEN AVE.	Key Contributing
16501	26	707 BERGEN AVE.	Key Contributing
16501	27	705 BERGEN AVE.	Key Contributing
16501	28	703 BERGEN AVE.	Key Contributing
16501	29	701 BERGEN AVE.	Key Contributing
16501	30	699 BERGEN AVE.	Key Contributing
16501	31	697 BERGEN AVE	Key Contributing
16501	32	10 DUNCAN AVE.	Contributing
16501	33	12 DUNCAN AVE.	Contributing
16501	34	14 DUNCAN AVE.	Contributing
16501	35	16-18 DUNCAN AVE.	Contributing
16501	36	22 DUNCAN AVE.	Contributing
16501	37	28 DUNCAN AVE.	Contributing
16501	38	36 DUNCAN AVE.	Contributing
16501	39	38-42 DUNCAN AVE	Key Contributing
16501	40	54 DUNCAN AVE.	Key Contributing
16501	41	56 DUNCAN AVE.	Key Contributing
16501	42	2600 KENNEDY BLVD.	Key Contributing
16502	1	75 DUNCAN AVE	Key Contributing
16502	2	61 DUNCAN AVE.	Key Contributing
16502	3	53 DUNCAN AVE.	Contributing
16502	4	47 DUNCAN AVE.	Contributing
16502	5	37 DUNCAN AVE.	Non-contributing
16502	6	33 DUNCAN AVE.	Contributing
16502	7	31 DUNCAN AVE.	Contributing
16502	8	29 DUNCAN AVE.	Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
16502	9	27 DUNCAN AVE.	Contributing
16502	10	25 DUNCAN AVE.	Non-contributing
16502	11	19 DUNCAN AVE.	Contributing
16502	12	17 DUNCAN AVE.	Contributing
16502	13	15 DUNCAN AVE.	Contributing
16502	14	13 DUNCAN AVE.	Contributing
16502	15	11 DUNCAN AVE.	Contributing
16502	16	9 DUNCAN AVE.	Contributing
16502	17	695 BERGEN AVE.	Contributing
16502	18	693 BERGEN AVE.	Contributing
16502	19	691 BERGEN AVE.	Contributing
16502	20	689 BERGEN AVE.	Contributing
16502	21	687 BERGEN AVE.	Contributing
16502	22	685 BERGEN AVE.	Contributing
16502	23	683 BERGEN AVENUE	Contributing
16502	24	681 BERGEN AVE.	Contributing
16502	25	679 BERGEN AVE.	Contributing
16502	26	677 BERGEN AVE.	Contributing
16502	27	673-675 BERGEN AVE.	Contributing
16502	28	669 BERGEN AVE.	Vacant
16502	29	665 BERGEN AVE.	Vacant
16502	30	66 FAIRVIEW AVE.	Non-contributing
16502	31	70 FAIRVIEW AVE.	Contributing
16502	32	72 FAIRVIEW AVE.	Contributing
16502	33	74-76 FAIRVIEW AVE.	Contributing
16502	34	80 FAIRVIEW AVE.	Contributing
16502	35	82 FAIRVIEW AVE.	Contributing
16502	36	84 FAIRVIEW AVE.	Contributing
16502	37	88 FAIRVIEW AVE.	Contributing
16502	38	90 FAIRVIEW AVE.	Contributing
16502	39	92-94 FAIRVIEW AVE.	Contributing
16502	40	96 FAIRVIEW AVE.	Vacant
16502	41	100 FAIRVIEW AVE.	Non-contributing
16502	42	104 FAIRVIEW AVE	Contributing
16502	43.01	108 FAIRVIEW AVE.	Contributing
16502	43.02	112 FAIRVIEW AVE.	Contributing
16502	44	114-116 FAIRVIEW AVE.	Contributing
16502	45	122 FAIRVIEW AVE.	Contributing
16502	46	126 FAIRVIEW AVE.	Non-contributing
16502	47	2554 KENNEDY BLVD.	Contributing
16502	48	2560 KENNEDY BLVD.	Contributing
16601	1	2540 KENNEDY BLVD.	Key Contributing
16601	2	115 FAIRVIEW AVE.	Contributing
16601	3	113 FAIRVIEW AVE.	Contributing
16601	4	111 FAIRVIEW AVE.	Contributing
16601	5	109 FAIRVIEW AVE.	Contributing
16601	6	107 FAIRVIEW AVE.	Contributing
16601	7	105 FAIRVIEW AVE.	Contributing
16601	8	103 FAIRVIEW AVE.	Contributing
16601	9	101 FAIRVIEW AVE.	Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
16601	10	99 FAIRVIEW AVE.	Non-contributing
16601	11	93 FAIRVIEW AVENUE	Contributing
16601	12	87 FAIRVIEW AVE.	Contributing
16601	13	85 FAIRVIEW AVE.	Contributing
16601	14	83 FAIRVIEW AVE.	Non-contributing
16601	15	75 FAIRVIEW AVE.	Contributing
16601	16	657-659 BERGEN AVE	Key Contributing
16601	17	651 BERGEN AVE	Key Contributing
16601	18	645 BERGEN AVE.	Key Contributing
16601	19	118 JEWETT AVE/639 BERGEN AVE.	Key Contributing
16601	20	122 JEWETT AVE.	Contributing
16601	21	124 JEWETT AVE.	Contributing
16601	22	126 JEWETT AVE.	Contributing
16601	23	130 JEWETT AVE.	Contributing
16601	24	134 JEWETT AVE.	Contributing
16601	25	136 JEWETT AVE.	Contributing
16601	26	138 JEWETT AVE.	Contributing
16601	27	140 JEWETT AVE.	Contributing
16601	28	142 JEWETT AVE.	Contributing
16601	29	144 JEWETT AVE.	Contributing
16601	30	146 JEWETT AVE.	Contributing
16601	31	148 JEWETT AVE.	Contributing
16601	32	150 JEWETT AVE.	Non-contributing
16601	33	152 JEWETT AVE.	Contributing
16601	34	154 JEWETT AVE.	Contributing
16601	35	156 JEWETT AVE.	Contributing
16601	36	158 JEWETT AVE.	Contributing
16601	37	160 JEWETT AVE.	Contributing
16601	38	162 JEWETT AVE.	Contributing
16601	39	164 JEWETT AVE.	Contributing
16601	40	166 JEWETT AVE.	Contributing
16601	41	170-172 JEWETT AVE.	Contributing
16601	42	174 JEWETT AVE.	Contributing
16601	43	180 JEWETT AVE.	Contributing
16601	44	2530 KENNEDY BLVD.	Contributing
16602	1	2520 KENNEDY BLVD.	Non-contributing
16602	2	177 JEWETT AVE.	Contributing
16602	3	173 JEWETT AVE.	Contributing
16602	4	171 JEWETT AVE.	Contributing
16602	5	169 JEWETT AVE.	Contributing
16602	6	165 JEWETT AVE.	Contributing
16602	7	163 JEWETT AVE.	Contributing
16602	8	161 JEWETT AVE.	Contributing
16602	9	159 JEWETT AVE.	Contributing
16602	10	157 JEWETT AVE.	Contributing
16602	11	155 JEWETT AVE.	Contributing
16602	12	153 JEWETT AVE	Contributing
16602	13	151 JEWETT AVE.	Contributing
16602	14	147 JEWETT AVE.	Contributing
16602	15	143 JEWETT AVE.	Contributing



# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
16602	16	139 JEWETT AVE.	Contributing
16602	17	135 JEWETT AVE.	Contributing
16602	18	129-131 JEWETT AVE.	Contributing
16602	19	127 JEWETT AVE.	Contributing
16602	20	123 JEWETT AVE.	Contributing
16602	21	633 BERGEN AVE.	Contributing
16602	22	2 KENSINGTON AVE./629 BERGEN AVE	Contributing
16602	23	10 KENSINGTON AVE.	Contributing
16602	24	14 KENSINGTON AVE.	Contributing
16602	25	18 KENSINGTON AVE.	Contributing
16602	26	20 KENSINGTON AVE.	Non-contributing
16602	27	22 KENSINGTON AVE.	Non-contributing
16602	28	24 KENSINGTON AVE.	Non-contributing
16602	29	26 KENSINGTON AVE.	Non-contributing
16602	30	30 KENSINGTON AVE.	Contributing
16602	31	34 KENSINGTON AVE.	Contributing
16602	32	38 KENSINGTON AVE.	Contributing
16602	33	42 KENSINGTON AVE.	Contributing
16602	34	44 KENSINGTON AVE.	Contributing
16602	35	46 KENSINGTON AVE.	Contributing
16602	36	48 KENSINGTON AVE.	Contributing
16602	37	50 KENSINGTON AVE.	Contributing
16602	38	52 KENSINGTON AVE.	Contributing
16602	39	54 KENSINGTON AVE.	Contributing
16602	40	56 KENSINGTON AVE.	Contributing
16602	41	58 KENSINGTON AVE.	Contributing
16602	42	60 KENSINGTON AVE.	Contributing
16602	43	62-64 KENSINGTON AVE.	Contributing
16603	1	2500 KENNEDY BLVD.	Non-contributing
16603	2	63 KENSINGTON AVE.	Non-contributing
16603	3	61 KENSINGTON AVE.	Non-contributing
16603	4	59 KENSINGTON AVE.	Non-contributing
16603	5	57 KENSINGTON AVE.	Non-contributing
16603	6	55 KENSINGTON AVE.	Non-contributing
16603	7	53 KENSINGTON AVE.	Contributing
16603	8	51 KENSINGTON AVE.	Contributing
16603	9	47 KENSINGTON AVE.	Non-contributing
16603	10	43 KENSINGTON AVE.	Contributing
16603	11	39 KENSINGTON AVE.	Non-contributing
16603	12	37 KENSINGTON AVE.	Non-contributing
16603	13	35 KENSINGTON AVE.	Contributing
16603	14	31 KENSINGTON AVE.	Non-contributing
16603	15	29 KENSINGTON AV.	Non-contributing
16603	16	25 KENSINGTON AVE.	Contributing
16603	17	15 KENSINGTON AVENUE	Contributing
16603	18	9-11 KENSINGTON AVE.	Non-contributing
16603	19	7 KENSINGTON AVE/615 BERGEN AVE.	Key Contributing
16603	20	611-613 BERGEN AVE.	Key Contributing
16603	21	607 BERGEN AVE.	Vacant
16603	22	605 BERGEN AVE.	Vacant

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
16603	23	597-601 BERGEN AVE	Key Contributing
16603	24	146 BELMONT AVE.	Vacant
16603	25	148 BELMONT AVE.	Non-contributing
16603	26	150 BELMONT AVE.	Contributing
16603	27	156 BELMONT AVE.	Contributing
16603	28	158 BELMONT AVE.	Contributing
16603	29	160 BELMONT AVE.	Contributing
16603	30	162 BELMONT AVE.	Contributing
16603	31	164 BELMONT AVE.	Vacant
16603	32	166 BELMONT AVE.	Non-contributing
16603	33	168 BELMONT AVE.	Contributing
16603	34	170 BELMONT AVE.	Contributing
16603	35	174 BELMONT AVE.	Contributing
16603	36	176 BELMONT AVE.	Contributing
16603	37	178 BELMONT AVE.	Contributing
16603	38	180 BELMONT AVE.	Contributing
16603	39	182 BELMONT AVE.	Contributing
16603	40	184 BELMONT AVE.	Contributing
16603	41	186 BELMONT AVE.	Contributing
16603	42	188 BELMONT AVE.	Contributing
16701	1	574 BERGEN AVE.	Contributing
16701	2	582 BERGEN AVE.	Contributing
16701	3	590 BERGEN AVE.	Non-contributing
16701	4	596 BERGEN AVE.	Contributing
16702	4	630 BERGEN AVE.	Contributing
16702	5	640 BERGEN AVE.	Vacant
16703	1	644 BERGEN AVE.	Contributing
16703	2	646 BERGEN AVE.	Non-contributing
16703	3	648 BERGEN AVE.	Contributing
16703	4	650 BERGEN AVE.	Contributing
16703	5	654 BERGEN AVENUE	Key Contributing
17601	1	690 WEST SIDE AVE.	Non-contributing
17601	2	151 KENSINGTON AVE	Non-contributing
17601	3	149 KENSINGTON AVE.	Non-contributing
17601	4	147 KENSINGTON AVE.	Non-contributing
17601	5	145 KENSINGTON AVENUE	Contributing
17601	6	137 KENSINGTON AVENUE	Contributing
17601	7	131 KENSINGTON AVE.	Key Contributing
17601	8	125 KENSINGTON AVE.	Contributing
17601	9	117 KENSINGTON AVE.	Contributing
17601	10	113-115 KENSINGTON AVENUE	Contributing
17601	11	107 KENSINGTON AVE.	Contributing
17601	12	101 KENSINGTON AVE.	Contributing
17601	13	99 KENSINGTON AVE.	Contributing
17601	14	97 KENSINGTON AVE.	Contributing
17601	15	95 KENSINGTON AVE.	Contributing
17601	16	93 KENSINGTON AVE.	Contributing
17601	17	91 KENSINGTON AVE.	Contributing
17601	18	2495 KENNEDY BLVD.	Contributing
17601	19	2477 KENNEDY BLVD. LINCOLN PARK	Key Contributing



# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
17601	20	2465 KENNEDY BLVD.	Contributing
17601	21	80 GIFFORD AVE.	Contributing
17601	22	88 GIFFORD AVE.	Non-contributing
17601	23	92-94 GIFFORD AVE.	Contributing
17601	24	96 GIFFORD AVE.	Contributing
17601	25	100 GIFFORD AVE.	Contributing
17601	26	104 GIFFORD AVE.	Contributing
17601	27	110 GIFFORD AVE.	Contributing
17601	28	112 GIFFORD AVE.	Contributing
17601	29	116-118 GIFFORD AVE.	Contributing
17601	30	122 GIFFORD AVE.	Contributing
17601	31	126 GIFFORD AVE.	Non-contributing
17601	32	132 GIFFORD AVE.	Contributing
17601	33	134 GIFFORD AVE.	Contributing
17601	34	138 GIFFORD AVE.	Contributing
17601	35	142 GIFFORD AVE.	Contributing
17601	36	146-148 GIFFORD AVE.	Contributing
17601	37	664 WEST SIDE AVE.	Vacant
17701	1	145 GIFFORD AVE.	Contributing
17701	2	141 GIFFORD AVE.	Contributing
17701	3	139 GIFFORD AVE.	Contributing
17701	4	135 GIFFORD AVE.	Contributing
17701	5	131 GIFFORD AVE.	Contributing
17701	6	123-125 GIFFORD AVE.	Contributing
17701	7	119 GIFFORD AVE.	Contributing
17701	8	115 GIFFORD AVE.	Contributing
17701	9	111 GIFFORD AVE.	Key Contributing
17701	10	107 GIFFORD AVE.	Contributing
17701	11	103 GIFFORD AVE.	Contributing
17701	12	99 GIFFORD AVE.	Contributing
17701	13	97 GIFFORD AVE.	Contributing
17701	14	93 GIFFORD AVE.	Vacant
17701	15	91 GIFFORD AVE.	Non-contributing
17701	16	89 GIFFORD AVE.	Contributing
17701	17	85 GIFFORD AVE.	Contributing
17701	18	83 GIFFORD AVE.	Contributing
17701	19	81 GIFFORD AVE.	Contributing
17701	20	77 GIFFORD AVE.	Non-contributing
17701	21	2457 KENNEDY BLVD.	Non-contributing
17701	22	2455 KENNEDY BLVD.	Non-contributing
17701	23	2453 KENNEDY BLVD.	Non-contributing
17701	24	2451 KENNEDY BLVD.	Non-contributing
17701	25	2449 KENNEDY BLVD.	Non-contributing
17701	26	2447 KENNEDY BLVD.	Non-contributing
17701	27	2445 KENNEDY BLVD.	Non-contributing
17701	28	68 BENTLEY AVE.	Non-contributing
17701	29	70 BENTLEY AVE.	Non-contributing
17701	30	72 BENTLEY AVE.	Non-contributing
17701	31	74 BENTLEY AVE.	Non-contributing
17701	32	76 BENTLEY AVE.	Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
17701	33	78 BENTLEY AVE.	Contributing
17701	34	80-82 BENTLEY AVE.	Contributing
17701	35	84 BENTLEY AVE.	Contributing
17701	36	86-88 BENTLEY AVENUE	Contributing
17701	37	90 BENTLEY AVE.	Contributing
17701	38	92 BENTLEY AVE.	Contributing
17701	39	94-96 BENTLEY AVE.	Contributing
17701	40	98 BENTLEY AVE.	Contributing
17701	41	100 BENTLEY AVE.	Contributing
17701	42	104 BENTLEY AVE.	Contributing
17701	43	108 BENTLEY AVE.	Contributing
17701	44	110-112 BENTLEY AVE.	Contributing
17701	45	116 BENTLEY AVE.	Contributing
17701	46	118-120 BENTLEY AVE.	Contributing
17701	47	124 BENTLEY AVE.	Contributing
17701	48	126 BENTLEY AVE.	Contributing
17701	49	128 BENTLEY AVE	Contributing
17701	50	130 BENTLEY AVE	Contributing
17701	51	132 BENTLEY AVE	Contributing
17701	52	134 BENTLEY AVE.	Contributing
17701	53	144 BENTLEY AVE.	Contributing
17701	54	146 BENTLEY AVE.	Contributing
17701	55	148 BENTLEY AVE.	Contributing
17701	56	150 BENTLEY AVE.	Contributing
17701	57	152 BENTLEY AVE.	Contributing
17701	58	642 WEST SIDE AVE.	Contributing
17701	59	644 WEST SIDE AVE.	Contributing
17701	60	646 WEST SIDE AVE.	Contributing
17701	61	650 WEST SIDE AVE.	Contributing
17702	1	149 BENTLEY AVE.	Contributing
17702	2	145 BENTLEY AVE.	Contributing
17702	3	141 BENTLEY AVE.	Contributing
17702	4	135 BENTLEY AVE.	Contributing
17702	5	131 BENTLEY AVE.	Contributing
17702	6	127 BENTLEY AVE.	Contributing
17702	7	125 BENTLEY AVE.	Contributing
17702	8	123 BENTLEY AVE.	Contributing
17702	9	121 BENTLEY AVE.	Contributing
17702	10	119 BENTLEY AVE.	Contributing
17702	11	117.5 BENTLEY AVE.	Contributing
17702	12	117.5 BENTLEY AVE.	Contributing
17702	13	117 BENTLEY AVE.	Contributing
17702	14	115 BENTLEY AVE.	Contributing
17702	15	113 BENTLEY AVE.	Contributing
17702	16	103 BENTLEY AVE.	Contributing
17702	17	99 BENTLEY AVE.	Contributing
17702	18	97 BENTLEY AVE.	Contributing
17702	19	93 BENTLEY AVE.	Contributing
17702	20	91 BENTLEY AVE.	Contributing
17702	21	89 BENTLEY AVE.	Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
17702	22	85 BENTLEY AVE.	Contributing
17702	23	83 BENTLEY AVE.	Contributing
17702	24	77-79 BENTLEY AVE.	Contributing
17702	25	73-75 BENTLEY AVE.	Contributing
17702	26	2435 KENNEDY BLVD.	Contributing
17702	27	2419 KENNEDY AVE.	Key Contributing
17702	28	208 HARRISON AVE.	Contributing
17702	29	210 HARRISON AVE	Contributing
17702	30	214 HARRISON AVE	Contributing
17702	31	218 HARRISON AVE	Contributing
17702	32	222 HARRISON AVE.	Contributing
17702	33	226 HARRISON AVE.	Contributing
17702	34	228 HARRISON AVE.	Contributing
17702	35	230 HARRISON AVE.	Contributing
17702	36	232 HARRISON AVE.	Contributing
17702	37	236 HARRISON AVE.	Contributing
17702	38	240 HARRISON AVE.	Contributing
17702	39	242 HARRISON AVE.	Contributing
17702	40	244 HARRISON AVE.	Contributing
17702	41	248-250 HARRISON AVE.	Contributing
17702	42	260 HARRISON AVE	Key Contributing
17702	42.02	270 HARRISON AVE.	Contributing
17702	43	280 HARRISON AVE.	Contributing
17702	44	284 HARRISON AVE.	Contributing
17702	45	288 HARRISON AVE	Contributing
17702	46	292 HARRISON AVE.	Contributing
17702	47	294 HARRISON AVE.	Non-contributing
17702	48	296 HARRISON AVE.	Non-contributing
17801	1	2474 KENNEDY BLVD.	Contributing
17801	2	209 BELMONT AVE.	Key Contributing
17801	3	207 BELMONT AVE.	Key Contributing
17801	4	205 BELMONT AVE.	Key Contributing
17801	5	203 BELMONT AVE.	Key Contributing
17801	6	201 BELMONT AVE.	Key Contributing
17801	7	199 BELMONT AVE.	Key Contributing
17801	8	197 BELMONT AVE.	Key Contributing
17801	9	195 BELMONT AVE.	Key Contributing
17801	10	193 BELMONT AVE.	Key Contributing
17801	11	191 BELMONT AVE.	Key Contributing
17801	12	189 BELMONT AVE.	Key Contributing
17801	13	187 BELMONT AVE.	Key Contributing
17801	14	185 BELMONT AVE.	Key Contributing
17801	15	183 BELMONT AVE.	Key Contributing
17801	16	181 BELMONT AVE.	Key Contributing
17801	17	179 BELMONT AVE.	Key Contributing
17801	18	177 BELMONT AVE.	Key Contributing
17801	19	175 BELMONT AVE.	Key Contributing
17801	20	173 BELMONT AVE.	Key Contributing
17801	21	171 BELMONT AVE.	Key Contributing
17801	22	169 BELMONT AVE.	Key Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
17801	23	167 BELMONT AVE.	Key Contributing
17801	24	165 BELMONT AVE.	Key Contributing
17801	25	163 BELMONT AVE.	Key Contributing
17801	26	161 BELMONT AVE.	Key Contributing
17801	27	159 BELMONT AVE.	Key Contributing
17801	28	157 BELMONT AVE.	Key Contributing
17801	29	155 BELMONT AVE.	Contributing
17801	30	153 BELMONT AVE.	Vacant
17801	31	151 BELMONT AVE.	Contributing
17801	32	149 BELMONT AVE.	Contributing
17801	33	145 BELMONT AVE.	Contributing
17801	34	135 BELMONT AVE.	Contributing
17801	35	585 BERGEN AVE.	Contributing
17801	36	577 BERGEN AVE/6 GIFFORD AVE.	Contributing
17801	37	12 GIFFORD AVE.	Non-contributing
17801	38	14 GIFFORD AVE.	Non-contributing
17801	39	16 GIFFORD AVE.	Non-contributing
17801	40	18 GIFFORD AVE.	Non-contributing
17801	41	20 GIFFORD AVE.	Non-contributing
17801	42	22 GIFFORD AVE.	Contributing
17801	43	26 GIFFORD AVE.	Contributing
17801	44	32 GIFFORD AVE.	Contributing
17801	45	40 GIFFORD AVE.	Key Contributing
17801	46	44 GIFFORD AVE.	Contributing
17801	47	50 GIFFORD AVE.	Contributing
17801	48	56 GIFFORD AVE.	Contributing
17801	49	2468 KENNEDY BLVD.	Key Contributing
17802	1	2456 KENNEDY BLVD.	Key Contributing
17802	2	55 GIFFORD AVE.	Key Contributing
17802	3	51 GIFFORD AVE.	Non-contributing
17802	4	47 GIFFORD AVE.	Non-contributing
17802	5	45 GIFFORD AVE.	Non-contributing
17802	6	41 GIFFORD AVE.	Contributing
17802	7	39 GIFFORD AVE.	Contributing
17802	8	31 GIFFORD AVE.	Contributing
17802	9	25 GIFFORD AVE.	Contributing
17802	10	15 GIFFORD AVE.	Contributing
17802	11	13 GIFFORD AVE.	Contributing
17802	12	569 BERGEN AVE.	Contributing
17802	13	565 BERGEN AVE.	Contributing
17802	14	16 BENTLEY AVE.	Non-contributing
17802	15	20 BENTLEY AVE.	Non-contributing
17802	16	22 BENTLEY AVE.	Non-contributing
17802	17	24 BENTLEY AVE.	Non-contributing
17802	18	30 BENTLEY AVENUE	Contributing
17802	19	32 BENTLEY AVE.	Contributing
17802	20	34 BENTLEY AVE.	Contributing
17802	21	38 BENTLEY AVE.	Contributing
17802	22	42 BENTLEY AVE.	Contributing
17802	23	46 BENTLEY AVE.	Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
17802	24	2440 KENNEDY BLVD.	Non-contributing
17803	1	55 BENTLEY AVE.	Key Contributing
17803	2	53 BENTLEY AVE.	Contributing
17803	3	51 BENTLEY AVE.	Contributing
17803	4	47 BENTLEY AVE.	Contributing
17803	5	41 BENTLEY AVE.	Contributing
17803	6	39 BENTLEY AVE.	Contributing
17803	7	37 BENTLEY AVE.	Contributing
17803	8	35 BENTLEY AVE.	Contributing
17803	9	33 BENTLEY AVE.	Contributing
17803	10	31 BENTLEY AVE.	Contributing
17803	11	29 BENTLEY AVE.	Contributing
17803	12	25 BENTLEY AVE.	Contributing
17803	13	23 BENTLEY AVE.	Contributing
17803	14	21 BENTLEY AVE.	Contributing
17803	15	19 BENTLEY AVE.	Key Contributing
17803	16	17 BENTLEY AVE.	Key Contributing
17803	17	15 BENTLEY AVE.	Key Contributing
17803	18	13 BENTLEY AVE.	Key Contributing
17803	19	11 BENTLEY AVE.	Key Contributing
17803	20	9 BENTLEY AVE.	Contributing
17803	21	549 BERGEN AVE.	Non-contributing
17804	2	2 WELSH LANE	Vacant
17804	3	WELSH LANE	Contributing
17804	4	192 HARRISON AVE	Contributing
17804	5	190 HARRISON AVE.	Contributing
17804	6	186 HARRISON AVE	Contributing
17804	7	184 HARRISON AVE.	Contributing
17804	8	182 HARRISON AVE.	Contributing
17804	9	180 HARRISON AVE.	Contributing
17804	10	178 HARRISON AVE.	Contributing
17804	11	176 HARRISON AVE.	Contributing
17804	12	174 HARRISON AVE.	Contributing
17804	13	172 HARRISON AVE.	Contributing
17804	14	170 HARRISON AVE.	Contributing
17804	15	168 HARRISON AVE.	Contributing
17804	16	166 HARRISON AVE.	Contributing
17804	17	164 HARRISON AVE.	Contributing
17804	18	162 HARRISON AVE.	Contributing
17804	19	160 HARRISON AVE.	Contributing
17804	20	158 HARRISON AVE.	Contributing
17804	21	154 HARRISON AVE	Contributing
17804	22	152 HARRISON AVE.	Contributing
17804	23	150 HARRISON AVE.	Vacant
17804	24	146 HARRISON AVE.	Vacant
17804	25	543 BERGEN AVE.	Vacant
17804	26	539 BERGEN AVE.	Contributing
17906	1	532 BERGEN AVE.	Key Contributing
17906	2	534 BERGEN AVE.	Key Contributing
17906	3	536 BERGEN AVE.	Key Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
17906	4	538 BERGEN AVE	Key Contributing
17906	5	540 BERGEN AVE.	Key Contributing
17906	6	542 BERGEN AVE.	Contributing
17906	7	546 BERGEN AVE.	Contributing
18301	1	293 HARRISON AVE.	Non-contributing
18301	2	291 HARRISON AVE.	Contributing
18301	3	289 HARRISON AVE.	Contributing
18301	4	287 HARRISON AVE.	Contributing
18301	5	283 HARRISON AVE.	Non-contributing
18301	6	277 HARRISON AVE.	Contributing
18301	7	275 HARRISON AVE.	Contributing
18301	8	271 HARRISON AVE.	Contributing
18301	9	269 HARRISON AVE.	Non-Contributing
18301	10	267 HARRISON AVE.	Contributing
18301	11	265 HARRISON AVE.	Contributing
18301	12	263 HARRISON AVE	Contributing
18301	13	261 HARRISON AVE.	Contributing
18301	14	259 HARRISON AVE.	Contributing
18301	15	257 HARRISON AVE.	Contributing
18301	16	255 HARRISON AVE.	Non-contributing
18301	17	253 HARRISON AVE.	Non-contributing
18301	18	251 HARRISON AVE.	Non-contributing
18301	19	249 HARRISON AVE.	Contributing
18301	20	247 HARRISON AVE.	Contributing
18301	21	245 HARRISON AVE.	Contributing
18301	22	243 HARRISON AVE.	Contributing
18301	23	241 HARRISON AVE.	Contributing
18301	24	239 HARRISON AVE.	Contributing
18301	25	237 HARRISON AVE.	Contributing
18301	26	235 HARRISON AVE.	Contributing
18301	27	233 HARRISON AVE.	Contributing
18301	28	231 HARRISON AVE.	Contributing
18301	29	227 HARRISON AVE.	Contributing
18301	30	225 HARRISON AVE.	Contributing
18301	31	223 HARRISON AVE.	Contributing
18301	32	221 HARRISON AVE.	Contributing
18301	33	219 HARRISON AVE.	Non-Contributing
18301	34	217 HARRISON AV.	Contributing
18301	35	215 HARRISON AV.	Contributing
18301	36	213 HARRISON AVE.	Contributing
18301	37	203 HARRISON AVE.	Key Contributing
18406	1	191 HARRISON AVE.	Non-contributing
18406	2	189 HARRISON AVE.	Contributing
18406	3	185 HARRISON AVE.	Contributing
18406	4	179 HARRISON AVE.	Contributing
18406	5	177 HARRISON AVE.	Contributing
18406	6	175 HARRISON AVE.	Contributing
18406	7	173 HARRISON AVE.	Contributing
18406	8	171 HARRISON AVE.	Contributing
18406	9	169 HARRISON AVE.	Contributing

# West Bergen-East Lincoln Park Tax Parcels

Surveyed by: Hunter Research, Inc. 2013

Block	Lot	Location	Status
18406	10	161 HARRISON AVE.	Non-contributing
18406	11	157 HARRISON AVE.	Contributing
18406	12	155 HARRISON AVE.	Contributing
18406	13	153 HARRISON AVE.	Contributing
18406	14	151 HARRISON AVE.	Contributing
18406	15	149 HARRISON AVE.	Contributing
18406	16	145 HARRISON AVE.	Contributing





















NO PARKING  
ANY TIME  
←

NO PARKING  
ANY TIME













HAIRZONE  
*Lisa's* 201  
200-9134

HAIR  
BARBER  
UNIT

Pharmacy  
DELIVERY

Pharmacy

SEA FOOD

PIZZERIA

CLASSIC





SEEKING  
APARTMENT  
FOR RENT  
CALL 730-7300

SEEKING  
APARTMENT  
FOR RENT  
CALL 730-7300

NO PARKING





HOME FOR AGED WOMEN

NOTICE  
NO PARKING







NO PARKING  
ALL DAY  
MON-FRI 8:00 AM - 6:00 PM  
SAT 8:00 AM - 12:00 PM  
SUN 10:00 AM - 6:00 PM

Handicap Accessible  
NO PARKING  
ANY TIME

Handicap Accessible  
NO PARKING  
ANY TIME

NO SEPARATE  
PROPERTY  
APPLICABLE  
HEREIN

NO PARKING













مدارس بدر الإسلامية  
BADR SCHOOL

Badr School

DO NOT  
ENTER

WWW.BADR.SCHOOL.ORG  
FOR THE NEW ACADEMIC YEAR  
Nursery - 8th Grade  
Kafar, South and Litchfield  
Contact us at (311) 425-1472











St. John's Episcopal Church  
1850-1855  
Designed by John C. Van Dyke  
Built by the Episcopal Church of the Holy Trinity  
and the Episcopal Church of the Holy Trinity  
and the Episcopal Church of the Holy Trinity

**PARKING**  
For CHURCH ONLY  
All Others Will Be  
TOWED at  
Owners Expense











nc.  
TS









edy

Duncan Ave

No Right Turn

SAINT DOMINIC ACADEMY



J.F. Kennedy Blvd

FIRST BAPTIST CHURCH

Centennial Anniversary of Service to West Texas 1908-2008

NO TURN ON RED

ONE WAY







PRIVATE PROPERTY

CAUTION  
SLOW DOWN













Kennedy Blvd

SAINT JOHN'S UNIVERSITY











J.F. Kennedy Blvd







Tues. May 14 - ELECT  
Fulop for Mayor  
Lavarro Council  
Walterman At  
Rivera Large  
Chico Ward B









DO NOT ENTER











Bergen Ave

Jewett Ave



APARTMENT  
FOR RENT  
CALL 348-8238











DO NOT  
ENTER





J.F. Kennedy Blvd

TOWN TOWN





Gifford Ave

AWARD





ABRAHAM LINCOLN













Fairmount Ave

J.F. Kennedy Blvd

ONLY ONLY

SCHOOL BUS





SPEED  
LIMIT  
25

2627

Lee  
Office





ONE WAY

Kensington Av





NO PARKING  
1:00 - 3:00  
MON - THURS  
← →

For Rent  
Call 555-1234  
1000 sq ft  
Call 555-1234

NO PARKING





158-AHY

144

144









PROFESSIONAL CENTER  
FOR HEALTH CARE  
JEAN R. GARIBOLDI M.D.  
INTERNAL MEDICINE  
432-0809  
BARRY ADLER D.M.D.  
DENTIST  
433-7336

JEAN R. GARIBOLDI M.D.  
INTERNAL  
MEDICINE  
432-0809  
BARRY ADLER D.M.D.  
DENTIST





Kensington Ave

NO  
TURN  
ON  
RED  
6AM - 6PM

BUS  
STOP