

**INDIVIDUAL INVENTORY FORM**

**NHDHR INVENTORY # CON0293**

**Name, Location, Ownership**

- 1. Historic name Abbot & Downing Woodworking Shop
- 2. District or area 19<sup>th</sup> C. Manufacturing/South Main
- 3. Street and number 82 S. Main Street
- 4. City or town Concord
- 5. County Merrimack
- 6. Current owner Barbara Rosenfield Revoc. Trust

**Function or Use**

- 7. Current use(s) Commercial
- 8. Historic use(s) Industry: Manufacturing facility

**Architectural Information**

- 9. Style ---
- 10. Architect/builder unknown
- 11. Source ---
- 12. Construction date c.1850
- 13. Source maps
- 14. Alterations, with dates c.1880 – north addition;  
20<sup>th</sup> c. – windows & doorways filled, new entrances,  
north wall boards, chimneys/ventilators removed
- 15. Moved? no  yes  date: ---

**Exterior Features**

- 16. Foundation Granite
- 17. Cladding Clapboards, Asbestos shingles
- 18. Roof material Asphalt shingles
- 19. Chimney material ---
- 20. Type of roof Gable
- 21. Chimney location ---
- 22. Number of stories 2
- 23. Entry location multiple (west side)
- 24. Windows double-hung 12/8; boarded; 1/1  
Replacement? no  yes  date: unknown

**Site Features**

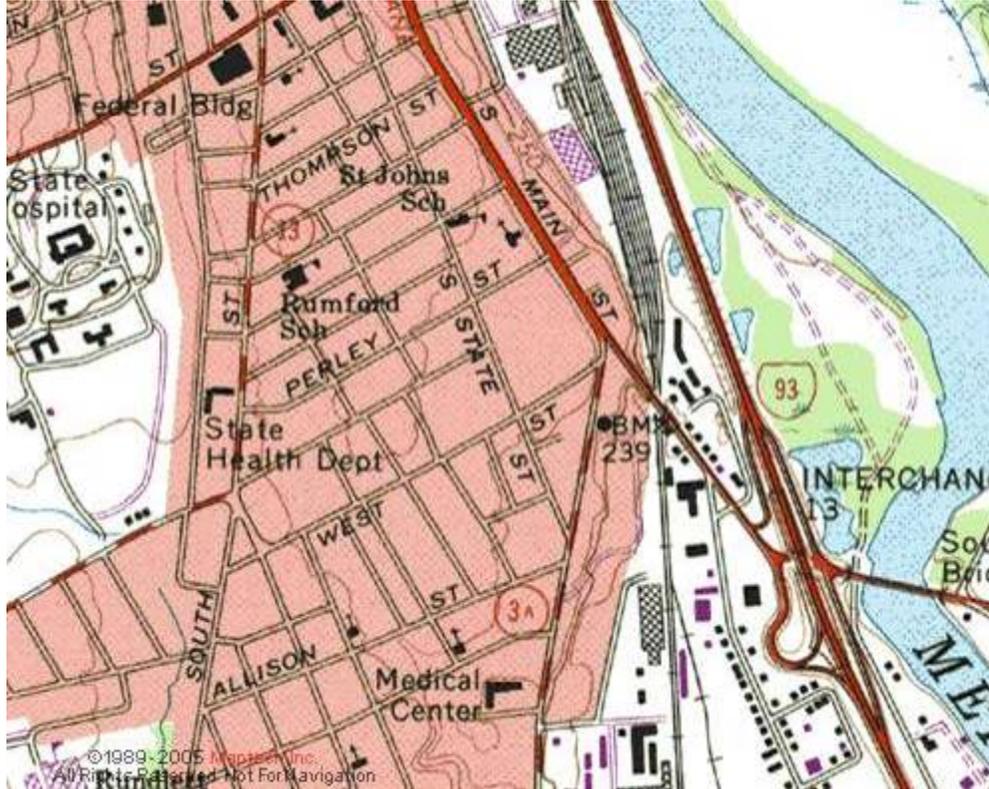
- 25. Setting Mixed use neighborhood
- 26. Outbuildings none
- 27. Landscape features parking lot



35. Photo #1 Direction: west  
36. Date Feb. 2012  
37. Reference #: CON0293 1

- 28. Acreage 0.15 acre
- 29. Tax map/parcel # 28/2/4
- 30. UTM reference Z19 4785722N 294244E
- 31. USGS quadrangle and scale Concord 1:24000
- Form prepared by**
- 32. Name Lisa Mausolf
- 33. Organization Concord Heritage Commission
- 34. Date of survey February-March 2012

**39. LOCATION MAP:**



**40. PROPERTY MAP:**



**41. Historical Background and Role in the City's Development:**

This is one of only two remaining main buildings of Concord's world-famous Abbot-Downing Company (see also 7 Perley Street, CON0295). (There may be additional portions of buildings or secondary buildings). The two-story building at 82 S. Main Street originally housed wheel making and woodworking functions. It is a fragment of what was originally a long attached row of buildings that extended to the southwest.

Lewis Downing, a 21 year old wheelwright, produced his first wagon in 1813. He built his business building freight vehicles to transport goods from Concord to Boston and by 1825 had a workshop of twelve employees. In 1826 he expanded his product line to include stagecoaches and two years later J. Stephens Abbot of Massachusetts joined the business which became Downing and Abbot. In 1847 the initial partnership between Lewis Downing and J. Stephens Abbot dissolved with each establishing his own firm. The J.S. and E.A. Abbot Company occupied the original Abbot and Downing facilities at South Main and Perley Streets. By the 1860s the Abbots employed about 200 workers. Meanwhile Lewis Downing and sons operated in another location on North Main Street, opposite the Phenix Hotel. Lewis Downing retired in 1865 and his sons subsequently merged his business with the Abbot Company. The new firm, known as Abbot-Downing Company consolidated its operations at the original South Main Street facility. At the company's peak in 1890, over two hundred workers were employed. More than forty different types of vehicles were produced by Abbot-Downing including the well-known Concord Coach. It is estimated that approximately 3,000 Concord Coaches were made during the company's lifetime.

The exact date of construction of this building is not known. There is no building on this site at the time of the 1851 map. It had definitely been constructed by the time of the 1868 map. The 1874 Sanborn map indicates that the first floor was then used for wheel manufacturing and woodworking while there was a carpenter shop on the second floor.

The company declared bankruptcy in 1909 and was reorganized as the Abbot-Downing Truck and Body Company. The last Concord Coach was made about 1915 and the last wagon was made in December 1919. The company finally dissolved in 1925. The 1928 Sanborn map indicates that it was then being used as a machine shop.

By 1933 the building was occupied by Concord Cleaners. The 1949 Sanborn map indicates that the first floor was then used for dry cleaning and pressing and that a refrigerator and air conditioning service was located upstairs. The single-story steel and concrete block addition to the north was added between 1928 and 1949 and includes an office along the street and a boiler room at the rear.

Nearly all of the other extant Abbot-Downing Company buildings were demolished in 1971.

**42. Applicable NHDHR Historic Contexts:**

Carriage and wagon manufacture, 1820-1890

**43. Architectural Description and Comparative Evaluation:**

Dating to the mid-19<sup>th</sup> century, the former Abbot-Downing Company woodworking shop is a long 2 ½-story structure measuring approximately 30' x 100' and oriented with its broad gablefront to South Main Street. It was originally only one part of a longer complex of attached, related buildings.

The building rests on a granite foundation and is clad in a combination of wood clapboards and c.1940 asbestos shingles. The structure is capped by an asphalt-shingled roof with broad overhanging eaves that are without returns. Three modern chimneys rise from the south slope near the ridge. The brick, concrete and steel single-story addition to the north of the original building was added c.1940 and it is capped by a period billboard. It is punctuated by steel windows. The fenestration pattern on the east façade has been completely changed/covered; there are two modern picture windows on the first floor of the façade and no openings on the floor above. Historic images indicate that there were originally four bays across. Most of the windows on the south side have either been covered with boards (second floor) or replaced with modern 1/1 sash (first floor). There is one remaining wooden 12/8 window which may be indicative of the original window sash.

A brick firewall, with additional concrete block added later, marks the west end of the historic structure. Visible on the south elevation are brick walls which indicate the previous location of other attached structures that have been removed. At the west end of the building, beyond the fire wall is a modern addition clad in T1-11 siding. This part of the building is actually on a separate tax parcel.

**44. National or State Register Criteria Statement of Significance:**

Criterion A: This property is not eligible for the National Register under Criterion A. Although it was part of the locally important Abbot-Downing industrial complex in the late 19<sup>th</sup> and early 20<sup>th</sup> century, it is no longer able to convey its 19<sup>th</sup> century historic function due to extensive alterations in the 20<sup>th</sup> century. It may still be eligible for the State Register due to the historic significance of the Abbot-Downing complex.

Criterion B: This property is not eligible for the National or State Register under Criterion B. It lacks long term associations with any persons known to have made significant contributions to history.

Criterion C: The property is not eligible for the National Register under Criterion C. The building is no longer able to convey its historic function as a woodworking shop due to 20<sup>th</sup> century alterations and additions.

**45. Period of Significance: NA**

**46. Statement of Integrity:**

The former Abbot-Downing Company woodworking shop at 82 S. Main Street retains integrity of location. Its integrity of setting, feeling and association is lost by the demolition of the rest of the industrial complex. Integrity of design, workmanship and materials is greatly lessened by alterations to the fenestration, artificial siding, and the modern addition to the north. The building is no longer able to convey its historic use or associations.

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**47. Boundary Discussion:** NA

**48. Bibliography and/or References:**

Concord Public Library, Historic Photos.

Hengen, Elizabeth Durfee and Gary Samson. *Capital Views: A Photographic History of Concord, New Hampshire, 1850-1930*. Concord: New Hampshire Historical Society and Heritage Concord, Inc., 1994.

New Hampshire Historical Society, photographic collection.

Sanborn Insurance Maps, various dates.

Sanford, E.F. & J.H. Goodhue. *Map of the City of Concord, New Hampshire*. Philadelphia: F. Bourquin, 1868.

Wilding-White, Sherry. "The Abbot-Downing Company and the Concord Coach", *The Journal of the Society for Industrial Archeology*, vol. 20, no. 1 & 2, 1994.

**Surveyor's Evaluation:**

NR listed: individual \_\_\_\_\_  
within district \_\_\_\_\_

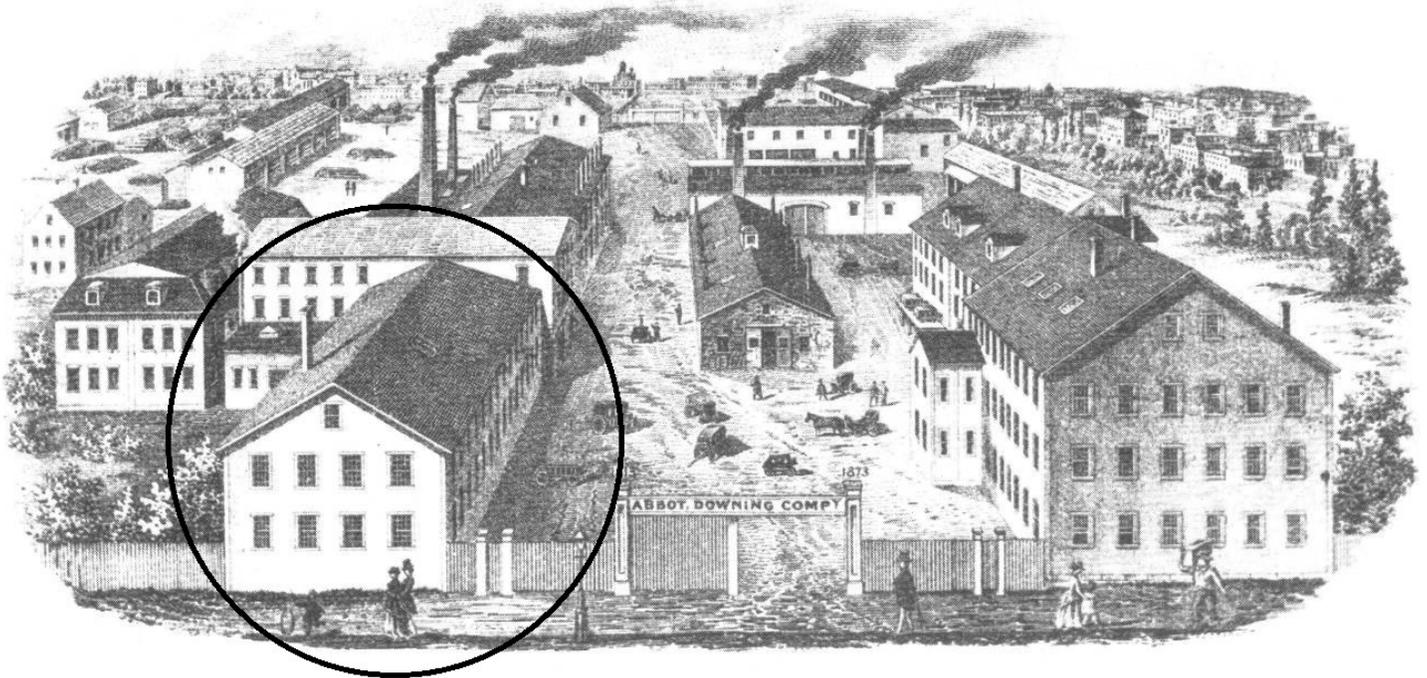
Integrity: yes \_\_\_\_\_  
no \_\_\_\_\_x\_\_\_\_\_

NR eligible: individual \_\_\_\_\_  
within district \_\_\_\_\_  
not eligible \_\_\_\_\_x\_\_\_\_\_  
more info needed \_\_\_\_\_

NR Criteria: A \_\_\_\_\_  
B \_\_\_\_\_  
C \_\_\_\_\_  
D \_\_\_\_\_  
E \_\_\_\_\_

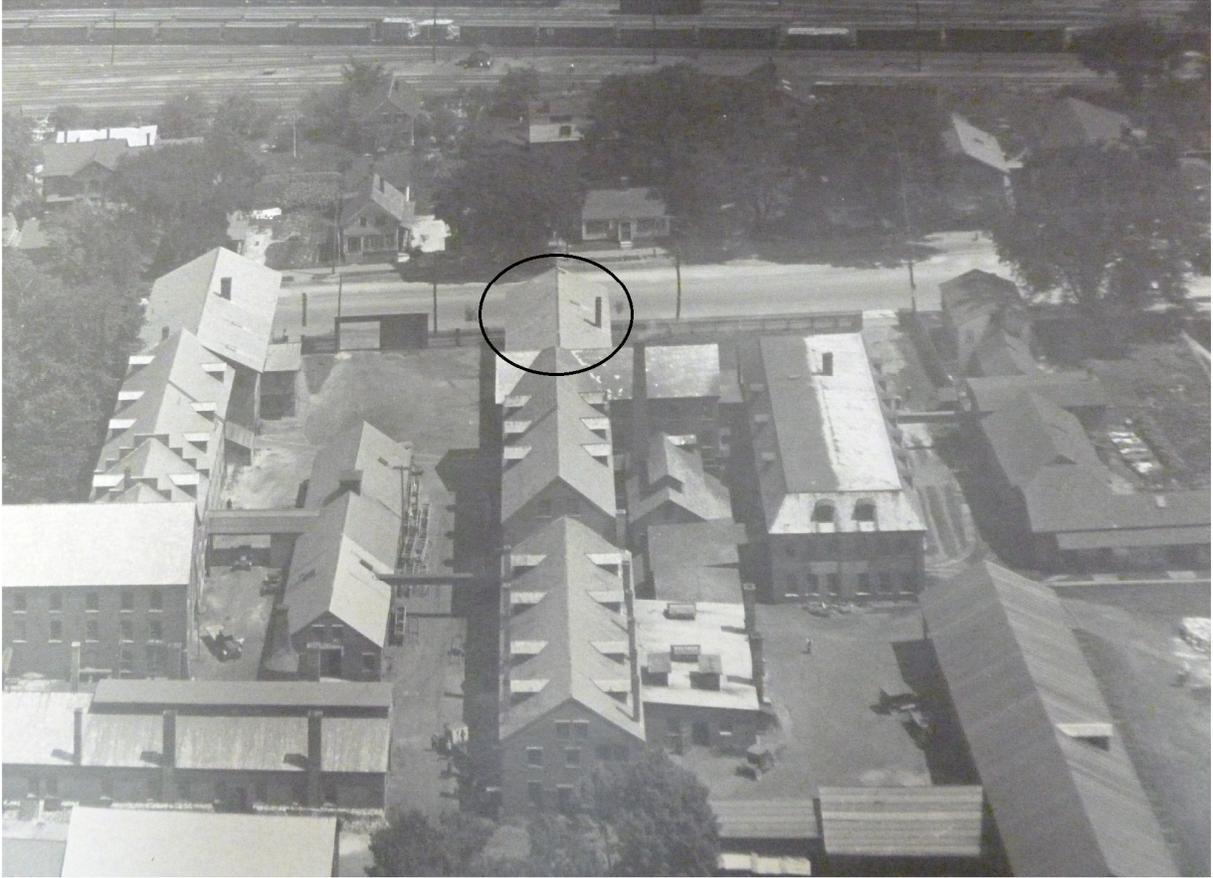
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View of Abbot-Downing Company, 1873, looking west from S. Main Street

Note: 82 S. Main Street is circled.



Detail, Undated aerial view of Abbot-Downing Company looking east. 82 S. Main Street is circled.

Source: Concord Public Library

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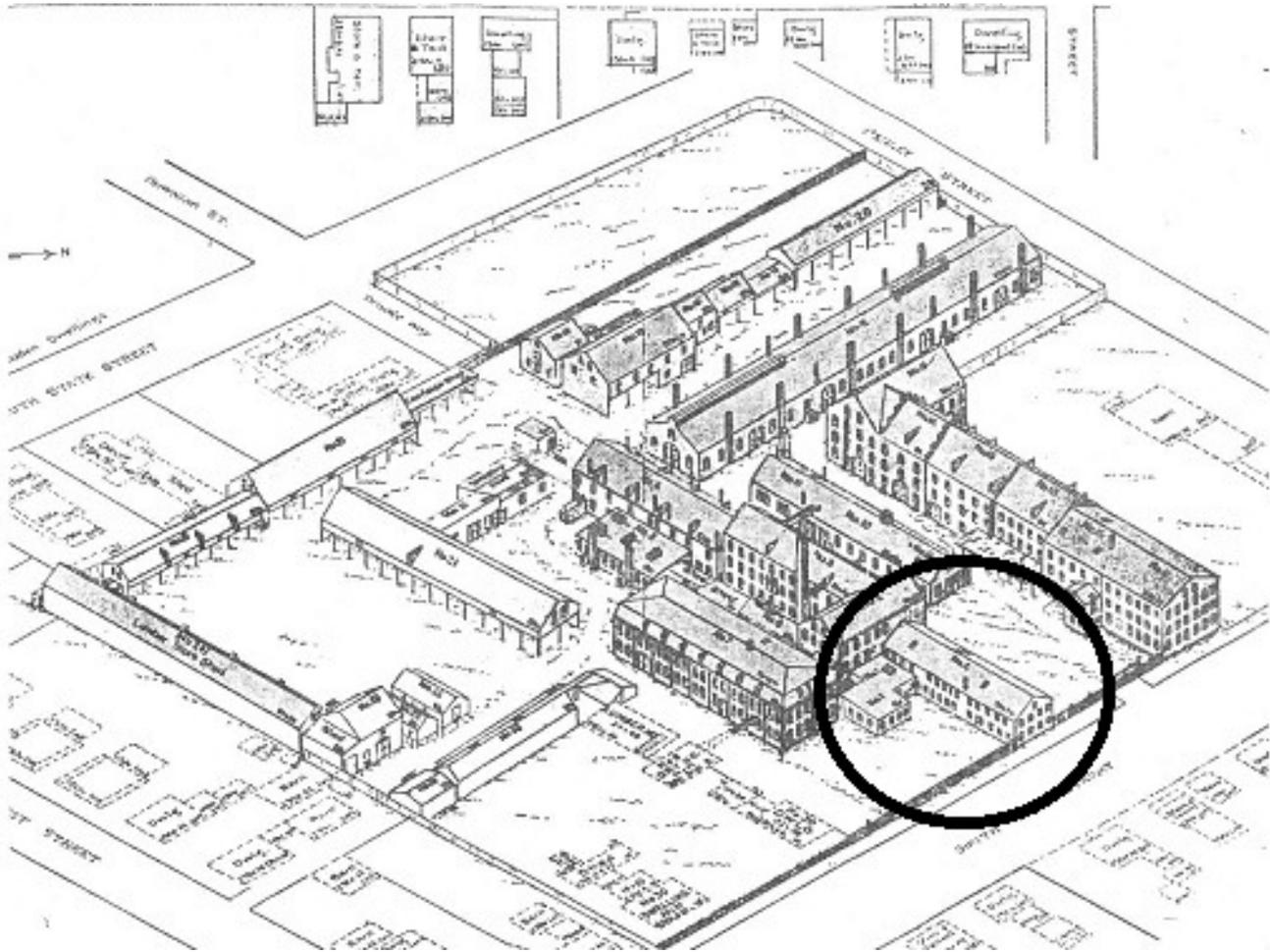


1868 Map – Present 82 S. Main Street is circled

Source: Concord Public Library

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Source: *Concord Coach Society Newsletter* 1:VII, May-June 1978  
(NH Division of Historical Resources files)

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Date photos taken: February-March 2012



Photo #   2   Description: east and north elevations  
Digital file name: CON0293\_2

Direction: SW



Photo #   3   Description: East elevation  
Digital file name: CON0293\_3

Direction: NW

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Date photos taken: Feb. - March 2012



Photo #   4   Description: South elevation (section to left of firewall is modern addition)  
Digital file name: CON0293\_4 Direction: north



Photo #   5   Description: North elevation, looking east (section to right is modern addition)  
Digital file name: CON0293\_5 Direction: SE

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I, the undersigned, confirm that the photos in this inventory form have not been digitally manipulated and that they conform to the standards set forth in the NHDHR Photo Policy. These photos were printed using an Epson Stylus Photo R2880 Printer and Epson papers and inks. The digital files are housed at my office in Reading, Mass.

SIGNED: