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Heather Gill, Senior Planner  
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August 18, 2020

Re: Potential Creation of the Jennie Dugan Road Local Historic District

Dear Property Owner,

Local historic districts are one of the oldest and strongest forms of protection for historic properties in the United States. The historic district movement began in the United States in 1931, when the city of Charleston, South Carolina, enacted a local ordinance designating an “Old and Historic District” administered by a Board of Architectural Review. In 1958, the Concord Board of Selectmen and Planning Board convened a citizen’s group to address the need to preserve and protect the Town’s historic, literary, and rural qualities. In 1960, Concord became the fourth community in Massachusetts to create local Historic Districts. The Act of 1960 created four Historic Districts. A fifth, Hubbardville, was approved by Town Meeting in May of 1998 and a sixth, Church Street, in April of 2005.

In January 2019, the Concord Historic Districts Commission was approached by a few residents of Jennie Dugan Road who were interested in learning more about local historic district designation. In discussions with these residents, the Commission agreed that the unique architectural history of Jennie Dugan Road is significant and worthy of designation as a local historic district. If you are receiving this letter, then your property has been identified as part of the potential Jennie Dugan Road Local Historic District.

Jennie Dugan Acres is a cul-de-sac subdivision created in 1960 by the J&E Company of Arlington, MA. Sixteen of the twenty-one houses built in the neighborhood are mid-century modern style houses. Thirteen of these are Deck House Company homes built between 1960 and 1968, including one built by architect and Deck House co-founder William Berkes. The majority of the houses in the neighborhood qualify for listing on the National Register of Historic Places for their association with post war residential development in Concord, and as significant examples of mid-century modern architecture. The houses in this neighborhood possess integrity of location, design, setting, materials, workmanship, feeling and association.

We are fortunate that so many buildings still remain in the neighborhood, and have been well preserved and maintained by current and past property owners. However, without a local historic district, this historic neighborhood could conceivably be lost forever through future demolitions, inappropriate

alterations and redevelopment. A local historic district will help to guide future changes, making sure that historic character will remain a distinct part of the neighborhood. In a local historic district, exterior architectural features visible from a public way are reviewed to make sure that the proposed changes are appropriate to the historic character of the neighborhood. Historic districts do not prevent all changes from occurring, nor do they prevent all demolition, new construction or development. The intent is to make changes and additions harmonious, and prevent the intrusion of incongruous elements that might detract from the aesthetic and historic values of the district.

The Concord Historic Districts Commission is requesting your initial feedback on the idea of establishing the Jennie Dugan Road Local Historic District. Attached is a map of the potential district, an index of the properties included in the district, a Frequently Asked Questions document, as well as a brief survey. We are asking for responses on the survey by September 18, 2020. The survey can also be completed online at <https://www.surveymonkey.com/r/777VK79>.

If you have questions about this potential expansion or general questions about local historic district designations, please visit the project webpage at <http://www.concordma.gov/2206/Expanding-Historic-Districts>. The Commission will be conducting more public outreach as this idea moves forward; however, if you have any immediate questions please feel free to contact Senior Planner, Heather Gill at [hgill@concordma.gov](mailto:hgill@concordma.gov).

Thank you for your time. We look forward to hearing from you.

Sincerely,

A handwritten signature in blue ink, consisting of a large, stylized initial 'P' followed by a long horizontal line.

Peter Nobile, Chair  
Concord Historic Districts Commission