

FORM B – BUILDING

MASSACHUSETTS HISTORICAL COMMISSION
MASSACHUSETTS ARCHIVES BUILDING
220 MORRISSEY BOULEVARD
BOSTON, MASSACHUSETTS 02125

Assessor's Number USGS Quad Area(s) Form Number

5-3	Marion		MRN.613
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Town/City: Marion
Place: (*neighborhood or village*): Great Neck

Address: 312 Delano Road

Historic Name: Harper Delano [I] House

Uses: Present: Residential
Original: Residential

Date of Construction: Possibly ca. 1774

Source: Visual analysis

Style/Form: Colonial Cape

Architect/Builder: Unknown

Exterior Material:
Foundation: Fieldstone
Wall/Trim: Wood shingle / Wood
Roof: Asphalt shingle

Outbuildings/Secondary Structures:
Garage (1991)

Major Alterations (*with dates*):
Entrance portico (20th c.)
Dormers (20th c.)
Two-story porch (late 20th c.)
Screened porch (20th c.)

Condition: Good
Moved: no yes **Date:**

Acreage: 1.90

Setting: Moderately settled residential neighborhood bordering the western shore of the Weweantic River on the Great Neck peninsula. Dotted with scattered farms in the early 19th century and developed rapidly in the late 19th–early 20th centuries with summer residences. Area is heavily wooded with moderate-to-large sized houses on large lots.

Photograph



Locus Map



Recorded by: Lynn Smiledge
Organization: Marion Historical Commission
Date (*month/year*): November 2023

INVENTORY FORM B CONTINUATION SHEET

MARION

312 Delano Road

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Recommended for listing in the National Register of Historic Places.

If checked, you must attach a completed National Register Criteria Statement form.

Use as much space as necessary to complete the following entries, allowing text to flow onto additional continuation sheets.

ARCHITECTURAL DESCRIPTION:

Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community.

312 Delano Road occupies a large polygonal lot on the east side of Delano Road that stretches to the western shore of the Weweantic River. The house is set back from the road near the northwest corner of the parcel and faces south with its west elevation facing the street and its east elevation spanned by a two-story porch overlooking the river. The parcel drops sharply in grade from west to east and the house is bank-built with a stone retaining wall enclosing the rear (north) and west elevations. The property is maintained in ground cover and patchy lawn dotted with shrubs and clusters of trees. Heavier vegetation borders the north and south lot lines. A gravel driveway enters the property near the southwest corner of the parcel and ends at a one-car garage. A heavily overgrown drystone wall lining Delano Road is broken for a wooden gate near the west elevation of the house.

This wood-frame house comprises a one-and-one-half story, side-gabled, five-bay-by-two-bay main block with four one-story dependencies and a two-story porch addition. The one-story dependencies include a west ell with a shed-roofed screened porch addition, a north ell, and a flat-roofed infill addition at the rear elevation. The main block was constructed in the late 18th century in the full Cape style and despite significant added features, retains many original character-defining features. The dwelling rises from a high fieldstone foundation. The walls are clad in weathered wood shingles and the roof is surfaced with asphalt shingles. A large brick chimney is centered on the roof ridge at the main block in alignment with the entry. Narrow brick chimneys rise from the roof ridge of the west and north ells.

Trim elements at the main block comprise narrow corner pilasters, a deep frieze board, and short eave returns. The windows are double-hung twelve-over-twelve sash at the first story with flat surrounds and capped lintels that touch the frieze board. The nine-over-nine sash at the second story have splayed lintels. The centered entry at the façade (south elevation) has a Postmodern open portico with narrow Doric columns joined by lattice work panels supporting an arched spandrel. A slat work railing encloses the porch deck, which descends to the lawn via stone steps. Oversized two-bay gable dormers with Greek Revival trim are centered on the north and south roof slopes. The dormer at the façade is flanked by triangular eyebrow dormers with multi-light sash.

The west ell, which has twelve-over-twelve windows, is set back from the façade of the main block. A shed-roofed screened porch occupies the junction of the main block and ell. The perpendicular north ell that extends from the rear elevation of the west ell contains a formal entry at the west elevation that appears to have been used at one time as the main entrance to the house. The Federal-style entry, which contains a six-panel door flanked by partial-height sidelights, faces the wooden gate in the stone wall that lines Delano Road.

The two-story porch at the east elevation of the main block has slender, paired Doric columns at the upper level and slender, paired square columns at the lower level. The openings at both stories are new. They include a four-panel door and mulled windows with diamond-shaped panes at the first (basement level) story, and a glass-and-panel door and mulled windows with twelve-over-twelve sash and splayed lintels at the second story. Slat-work railings enclose both porch decks. The one-story, L-shaped, flat-roofed infill addition at the rear (north) elevation of the main block connects it with the north and west ells. It replicates the trim on the main block and has twelve-over-twelve window sash and a glass-and-panel door at the east wall.

The front-gabled garage at the southwest corner of the parcel faces north towards the house. Built in 1991 according to town assessor's records, it is clad in wood shingles and has a two-leaf vertical-plank hay door and hay hook surmounting the overhead garage door.

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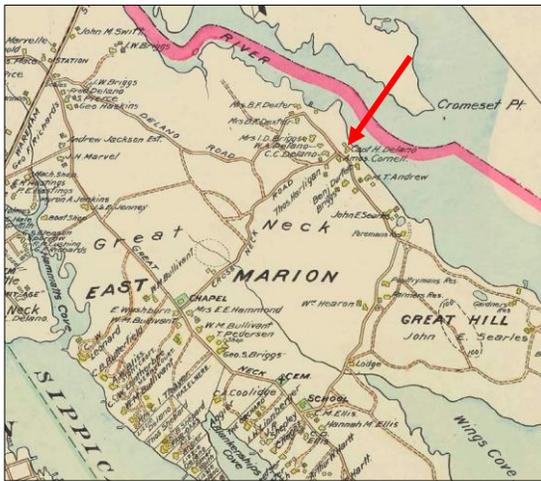
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The Cape Cod house form, a one-story side-gabled house with a central chimney and steeply-pitched roof, emerged in southeastern New England ca. 1700 and saw continued use through the mid-19th century. The full Cape design was one of the later iterations of the house type. Defining characteristics of the Cape style illustrated in this house include the full Cape configuration (five bays with centered entry), side-gabled roof, and center chimney. The twelve-over-twelve window sash configuration is identified with the Georgian period (1725–1780) and the door surround with partial-height sidelights at the north ell is characteristic of the Federal style (1780-1820). The Greek Revival trim elements, entrance portico, and dormers represent later 19th-century additions.

HISTORICAL NARRATIVE

Discuss the history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.



1903 map.

This house is located in the Great Neck section of Marion on Delano Road, which takes its name from the early settlers and landowners in this eastern part of the town. The road branches off from Wareham Street (U.S. Route 6) and runs southeast parallel to the western bank of the Weweantic River. It then connects with Point Road (formerly called Great Neck Road) and loops back to its starting point at Wareham Street. The 1903 map shows this area as sparsely settled with most dwellings found close to either the river bank or the eastern shore of Sippican Harbor.

A house appears in this location on the 1855 map with S. Delano shown as owner. E. Delano is the owner on the 1879 map and Capt. H. [Harper] Delano on the 1903 map. The first recorded conveyance found for the property was from William A. and Alice A. Delano to Charles Snelling Robinson of Youngstown, Ohio in 1919.

William A. [Augustus] Delano (1855-1940), a carpenter, was the son of Harper Delano [II] (1819-1904). Harper Delano [II], the son of Nathan Delano and Deborah Briggs, was married in 1851 to Susan Allen Ellis (1824-1885). A seaman, he was the grandson of Harper Delano [I] (1747-1824), who was married twice, first to Catherine Clarke (1749-1802) in 1774 and then to Susannah Hammond (b.1758) in 1803. Susannah Hammond Delano may be the S. Delano shown as owner on the 1855 map. The identity of E. Delano on the 1879 map is unclear, but it is possible that it was Ebenezer Delano (1802-1889), another grandson of Harper Delano [I]. Given the appearance of the house, it is likely that it was built by Harper Delano [I] around the time of his first marriage in 1774.

The 1910 census reported William A. Delano living on Delano Road with his wife Alice A. Delano (1862-1925) and daughter Candace. By 1920 he had moved to Front Street, where he lived with his wife and mother-in-law Mary A. Briggs. In 1919 he sold the property to C. Snelling Robinson of Youngstown, Ohio.

C.[Charles] Snelling Robinson (1864-1945) was born in Boston and was a graduate of the Massachusetts Institute of Technology. He was married to Viola Belle Salter (1867-1951) in 1887 in Joliet, Illinois, where he worked as an executive chemist for the Joliet Steel Company. He was later employed by the Youngstown Sheet and Tube Company, where he served as a vice president for 39 years. The couple's principal residence was in Youngstown. In 1945 Charles Robinson conveyed the property to his wife Viola and daughter Alice Elizabeth Robinson (b.1894) as a life estate. Robinson had purchased the property across the street at 311 Delano Road (late 19th c., Amos Cornell House, MRN.612) in 1918 and it remained in the family for 80 years. The subject property stayed in extended Robinson family ownership for 74 years until it was sold in 1993. It was purchased by the current owners in 2015.

Title Research

Date	Book-Page (Certificate)	Grantor	Grantee
08-17-2015	45931-274	Priscilla T. Kennedy	Stephen D. & Carol M. Milligan

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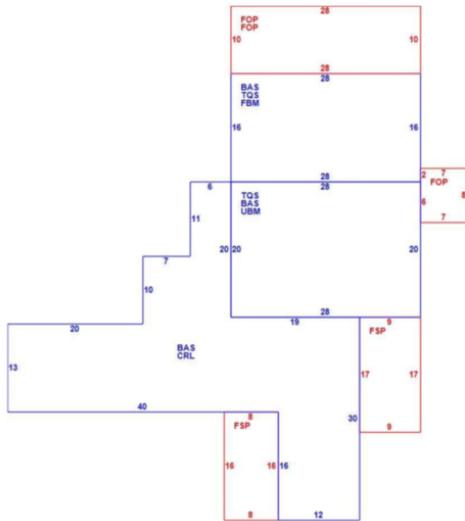
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03-24-2013	42890-346	Priscilla T. Kennedy	Priscilla T. Kennedy
12-22-1993	12573-207	Edward C. & Elizabeth H Brainard	Priscilla T. Kennedy
06-28-1971	3688-556	Mary N. Hillyard	Edward C. & Elizabeth H Brainard
05-23-1969	3524-501	Alice Elizabeth Robinson	Mary N. Hillyard/Elizabeth Robinson
01-26-1946	1900-272	James D. Hanify	Viola Salter Robinson & Alice Elizabeth Robinson
07-18-1945	1900-271	Charles S. & Viola Robinson	James D. Hanify
03-19-1919	1322-1	William A. & Alice A. Delano	Charles S. Robinson

BIBLIOGRAPHY and/or REFERENCES

- Ancestry.com and FamilySearch.org: census records, vital records, city directories
- Atlas of Plymouth County*, Boston, MA: George H. Walker & Co., 1879
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- Map of the Town of Marion, Plymouth County, Massachusetts* 1855 H.F. Walling
- McAlester, Virginia Savage. *A Field Guide to American Houses*, New York: Alfred A. Knopf, 2019.
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Assessor's card plan



East and north elevations.