

**PAWTUCKET MILL BUILDING SURVEY
UPDATE
SEPTEMBER 2014**



American Textile Company Mill, ca. 1899

PHILLIP S. ESSER

ACRC

Associated Cultural Resource Consultants

54 Danbury Road

Suite 227

Ridgefield, CT 06877

FOR

THE CITY OF PAWTUCKET PLANNING AND REDEVELOPMENT

175 MAIN STREET

PAWTUCKET, RHODE ISLAND 02860



Donald R. Grebien, Mayor

Matching Funds provided by:

State of Rhode Island

Historical Preservation & Heritage Commission

Acknowledgements

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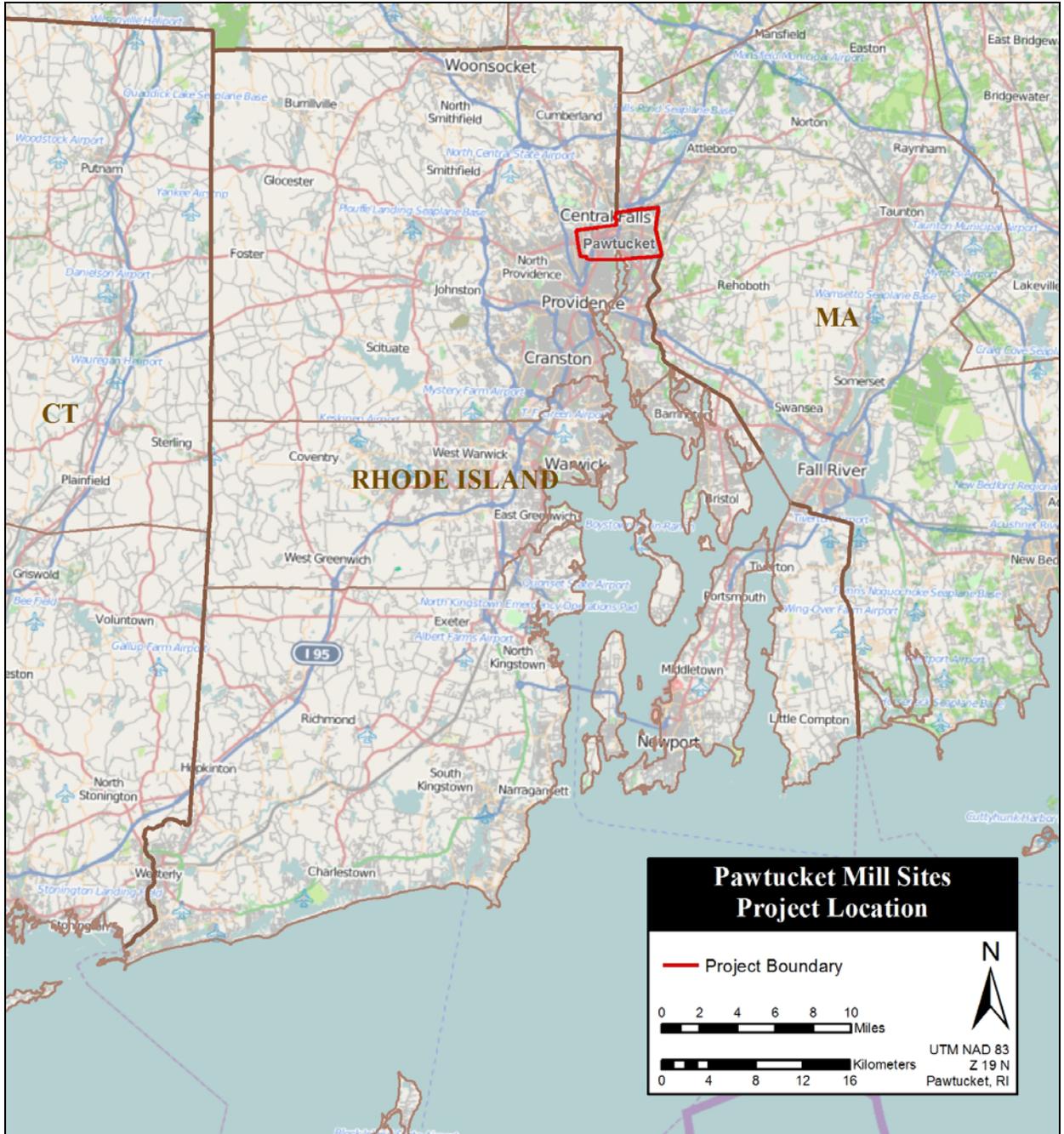


This survey has been financed in part with Federal funds from the National Park Service, U.S. Department of the Interior, administered by the Rhode Island Historical Preservation and Heritage Commission. However, the contents and opinions do not necessarily reflect the views or policies of the Department of the Interior, nor does the mention of trade names or commercial products constitute endorsement or recommendation by the Department of the Interior.

Abstract

In 1995, the Preservation Society of Pawtucket undertook a city-wide mill building survey, a pedestrian survey of the existing nineteenth and early twentieth century mill buildings and complexes that are found throughout the city. This survey was intended to provide an overview of the sites and buildings that might be considered for adaptive re-use utilizing available financial incentives, either through the city or as registered historic buildings eligible for State and federal rehabilitation tax credit programs.

As might be expected, some of the information provided on the current ownership and use has changed in the past two decades. As such, the city wants to be able to assess the current status of these buildings to gauge economic trends and also to provide potential interested parties and property owners information on incentives for redevelopment.



Management Summary

Purpose and Scope: In 2014, Phillip S. Esser d.b.a. Associated Cultural Resource Consultants (ACRC), was retained by the City of Pawtucket's Department of Planning and Redevelopment (City) to conduct an update to the Pawtucket Mill Building Survey conducted in 1995 by the Preservation Society of Pawtucket. This project was funded by the City of Pawtucket with a matching Certified Local Government grant provided by the National Park Service, U.S. Department of the Interior and administered by the Rhode Island Historical Preservation and Heritage Commission (RIHPHC). The purpose of the update is to provide the City of Pawtucket's Department of Planning and Redevelopment a basis for providing information for potential redevelopment of sites utilizing state and Federal rehabilitation tax credits for designated historic properties. This limited update is intended to graphically represent the current state of the sites and buildings represented in the 1995 survey, comment on obvious changes, provide National Registers of Historic Places (NRHP) status, current ownership, and verify legal parcel information.

Field Investigation: Architectural historian Phillip S. Esser conducted site visits of the 73 sites included in the 1995 Mill Building Survey in July, 2014 taking representative photographs of the sites and buildings. In addition, records were consulted obtained from Pawtucket's Assessor's data available at <http://gis.vgsi.com/pawtucketri/search.aspx>.

Organization of the Report: In order to maximize the effectiveness of the report and utilize valuable data collected in the 1995 survey, the report is organized by site, following roughly the same pattern used previously. A form was created for each of the 73 sites, containing current address, assessor parcel data, historic or common name, current photos, property owner, current use (if known), zoning designation, National Register of Historic Places status, known changes to the building(s) since 1995, and comments. The 1995 survey, available through the Department of Planning and Redevelopment, may be consulted for building descriptions, condition (as of 1995), history (where determined), lot size, building size, site type, and neighborhood information. The updated data is also provided in a spreadsheet available through the Department of Planning and Redevelopment. An alpha-numeric index by address precedes the site forms and is followed by a location map for locating the sites. Some sites contain a single building, while others have numerous buildings. Note that street addresses are secondary to parcel data; addresses may change over time, while parcel data is more consistent. In addition, an owner's mailing address may be different than the site's street address.

Disclaimer: This update is intended to be a general guide for identifying potential mill building sites and buildings for redevelopment. It is not intended to be exhaustive and makes no claims for actual physical conditions and/or accurate ownership.

Site Index by Address

<u>Site #</u>	<u>Street Address</u>	<u>Parcel Number</u>	<u>Historic Designation</u>
Site 1	300 Armistice Blvd.	18/0945	None
Site 2	659 Armistice Blvd (Demolished)	N/A	N/A
Site 3	101 Bacon Street	26/649	None
Site 4	121 Bacon Street	26/719	None
Former Manville Jenckes Company Mills (See site map)			
Site 5	297 Barton Street (A)	44/0428	None
Site 5	327 Barton Street (A)	44/0465	None
Site 5	335 Barton Street (B)	44/0464	None
Site 5	345 Barton Street (C)	44/0426	None
Site 5	349 Barton Street (D)	44/0601	None
Site 5	173 Weeden Street (D)	44/0581	None
Site 5	195 Weeden Street (E)	44/0433	None
Site 5	181 Conant Street (F)	44/0611	None
Site 5	217 Conant Street (F)	44/0437	None
Site 5	225 Conant Street (G)	44/0438	None
Site 6	28 Bayley Street	71/0727 through 0751	NRHP
Site 7	59 Blackstone Avenue	22/0256	None
Site 8	65 Blackstone Avenue	22/0255	None
Site 9	5 Central Avenue	20/0001	None
Former Green and Daniels Mill			
Site 10	300 Front Street	071/0444 through 0521	None
Site 10	300 Front Street	071/0522 through 0524	None
Site 10	162 Middle Street	07/0435	None
Site 10	180 Middle Street	07/0437	None
Teknor Apex Complex			
Site 11	505 Central Avenue	11/0727	None
Site 11	505 Central Avenue	11/0731	None
Site 12	1110 Central Avenue	01/0296	None
Site 13	38 Church Street	53/0630	NRHP
Site 14	173 Columbus Avenue	33/0793	None
Site 15	211 Columbus Avenue #1	71/0605	None
Former Royal Weaving Company			
Site 16	21 Sabin Street	08/0329	None
Site 16	37 Sabin Street	08/0330	None
Site 16	100 Freight Street	08/0417	None
Site 17	10 Dean Street (Demolished)	33/0753	N/A

Dunnell Print Works Complex (See site map)

Site 18	18 Dunnell Lane (A)	34/0283	None
Site 18	1 Dunnell Lane (B)	34/0284	None
Site 18	20 Dunnell Lane (C)	34/0246	None
Site 18	10 Dunnell Lane (D)	34/0279	None
Site 18	7 Dunnell Lane (E,F)	34/0280	None
Site 18	50 Dunnell Lane (G)	34/0180	None
Site 18	89 Dunnell Lane (H)	34/0243	None
Site 18	93 Dunnell Lane (H)	34/0199	None
Site 18	29 Dunnell Lane (I)	34/0186 & 0211	None
Site 18	60 Dunnell Lane (J)	34/0277	None
Site 18	15 Dunnell Lane (K, L)	34/0278	None

Site 19	25 Esten Avenue	57/0516	None
Site 20	50 Esten Avenue	62/0325	None
Site 21	250 Esten Avenue	62/0351	None
Site 22	145 Exchange Street	22/0058	NRHP

Former Rhode Island Cardboard Company

Site 23	161 Exchange Street #1	71/0965 & 0966	NRHP
Site 23	163 Exchange Street	22/0335	NRHP
Site 24	190 Exchange Street	22/0310	NRHP
Site 25	80 Fountain Street	20/0063	None

Former American Insulated Wire Complex

Site 26	413 Central Avenue	19/0260	NRHP
Site 26	413 Central Avenue	19/0266	NRHP
Site 26	1 Winthrop Avenue	19/0103	NRHP

Former Lebanon Mill

Site 27	10 Exchange Court Street	71/695-713	NRHP
Site 27	10 Exchange Court	71/0637 through 0694	NRHP
Site 28	129 Front Street	20/0469	None
Site 29	11 Blake Street	20/0551	None
Site 30	183 Front Street	20/0610	None

Former Union Wadding Company Mills

Site 31	125 Goff Avenue	44/0583	NRHP
Site 32	95 Grand Avenue	16/0360	None
Site 33	143 Hughes Avenue (Demolished)	N/A	N/A
Site 34	110 Kenyon Avenue	09/0565	None
Site 35	535 Pawtucket Avenue	63/0605	None
Site 36	24 Commerce Street	53/0627	NRHP
Site 37	450 Main Street	53/0626	NRHP
Site 38	483 Main Street	53/0629	NRHP
Site 39	523 Main Street (Demolished)	N/A	N/A

Site 40	881 Main Street	57/0520	None
Site 41	1005 Main Street	62/0305	NRHP
Site 42	1080 Main Street	63/0305	None
Site 43	25 Mason Street (Demolished)	N/A	N/A

Former Lorraine Mills Complex (See Site Map)

Site 44	560 Mineral Spring Avenue (A, B, C, D)	51/0235	None
Site 44	603 Mineral Spring Avenue (E)	48/0704	None
Site 44	593 Mineral Spring Avenue (F)	48/0521	None
Site 44	597 Mineral Spring Avenue (G)	48/0630	None
Site 44	595 Mineral Spring Avenue (H)	48/0537	None
Site 44	547 Mineral Spring Ave. (I, J, K, L, M)	48/0654	None

Site 45	66 Montgomery Street	43/0465	None
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Micofibre Complex

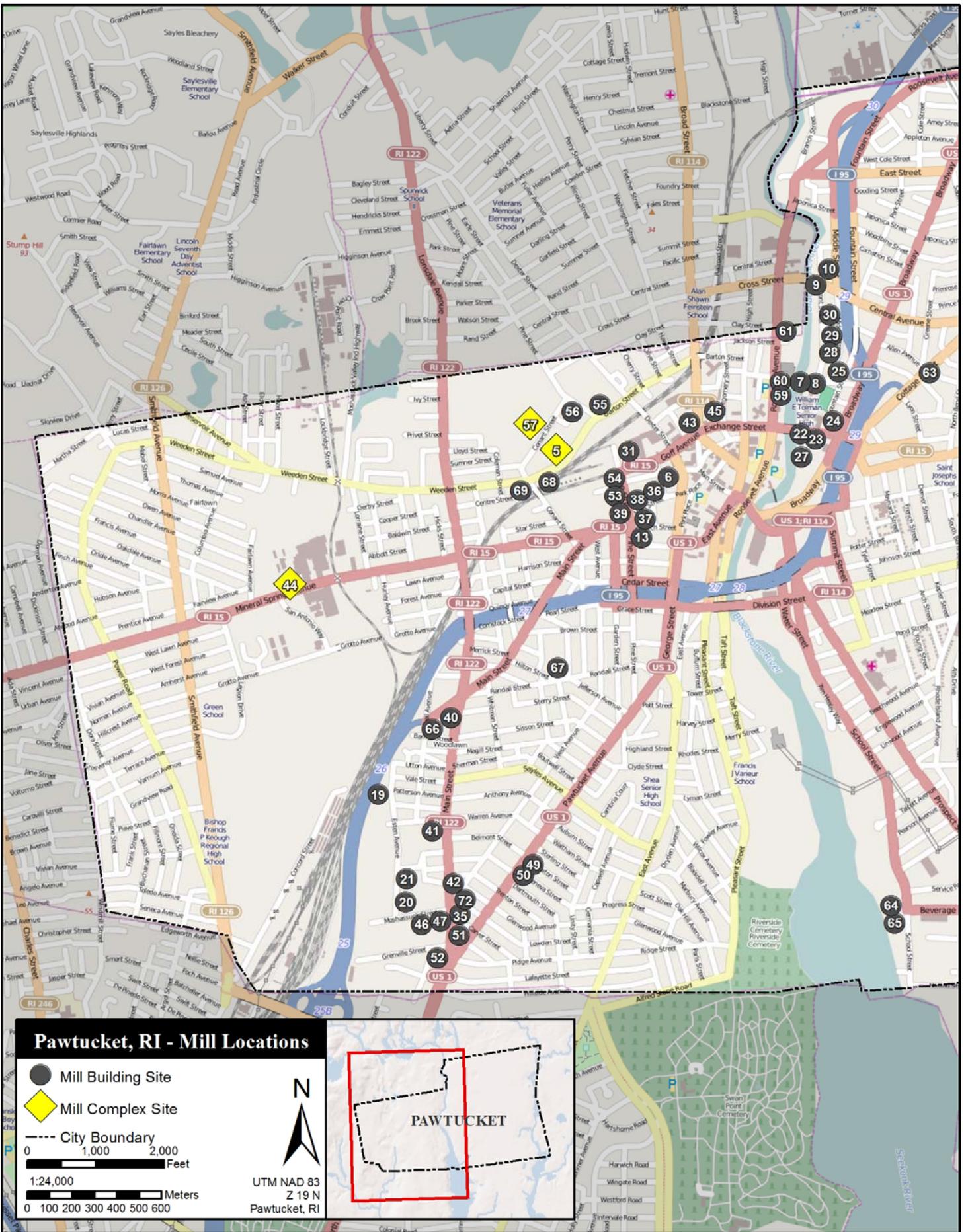
Site 46	1 Moshassuck Street	62/0295	None
Site 47	1 Moshassuck Street (All Site 46)	62/0337	None
Site 48	1027 Newport Avenue	16/0358	None
Site 49	482 Pawtucket Avenue	64/0850	None
Site 50	486 Pawtucket Avenue	64/0853	None
Site 51	541 Pawtucket Avenue	63/0740	None
Site 52	1145 Main Street	62/0348	None
Site 53	248 Pine Street	53/0613	None
Site 54	258 Pine Street	53/0568	None
Site 55	327 Pine Street	44/0592	None
Site 56	354 Pine Street	44/0290	None

Former Conant Thread/Coats and Clark Mill Complex (See site map)

Site 57	420 Pine Street (A)	44/0490	NRHP
Site 57	400 Pine Street (B)	44/0579	NRHP
Site 57	390 Pine Street (C, D)	44/0496	NRHP
Site 57	200 Conant Street (E, K)	44/0549	NRHP
Site 57	210 Conant Street (F)	44/0578	NRHP
Site 57	200 Conant Street (G, H) (Demolished)	N/A	N/A
Site 57	5 Carpenter Street (I)	45/0383	NRHP
Site 57	30 Beecher Street (J)	45/0444	NRHP
Site 57	280 Rand Street (L, M, N)	45/0397	NRHP
Site 57	Buildings O, P and Q are located in Central Falls		N/A

Site 58	629 Prospect Street	37/0435	None
Site 59	249 Roosevelt Avenue	43/0624	None
Site 60	289 Roosevelt Avenue	43/0520	None
Site 61	381 Roosevelt Avenue	43/0474	None
Site 62	1135 Roosevelt Avenue	05/0407	None
Site 63	3 Saunders Street	21/0428	None
Site 64	721 School Street	37/0527	None
Site 65	727 School Street	37/0438	None
Site 66	136 Newell Avenue	57/0506	None

Site 67	45 Washington Street	55/0554	None
Site 68	180 Weeden Street	44/0561	None
Site 69	248 Weeden Street	45/0424	None
Site 70	103 Webster Street	09/0470	None
Site 71	120 Webster Street	09/0570	None
Site 72	400 Glenwood Avenue	63/0679	None
Site 73	368 Cottage Street (Demolished 2003)	09/0577	N/A



Pawtucket, RI - Mill Locations

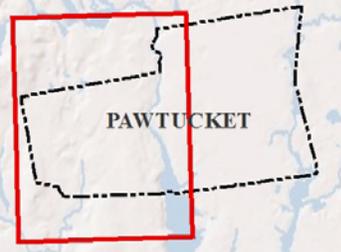
- Mill Building Site
- ◆ Mill Complex Site
- City Boundary

0 1,000 2,000 Feet

1:24,000

0 100 200 300 400 500 600 Meters

UTM NAD 83
Z 19 N
Pawtucket, RI





Compton & Knowles, circa. 1905



View to east from Armistice Blvd. and Alden Street



View to northwest from Armistice Blvd.



View to northeast from Armistice Blvd. and Alden Street



View to northeast from Alden Street

Current Owner: Teknor Apex Company

Current Use: Industrial **Zoned Use:** MO **Square Footage:** 46,626

Historic Designation: None

Changes Since 1995 Survey: Site 1 designated “190 Armistice Boulevard” in 1995 survey. Change in ownership and industrial process. Wood shingles in sawtooth section replaced with vertical metal panels.

Comments: Building very well maintained

Site 1

Seekonk Lace, circa 1909



View to northwest from Armistice Blvd.

Current Owner: Multiple

Current Use: Condominiums **Zoned Use:** N/A **Floors:** N/A **Square Footage:** N/A

Historic Designation: None

Changes Since 1995 Survey: Demolition of buildings on site; replaced with condominiums.

Comments: None

Peerless Precision Products



View to northwest from Bacon Street



View to southwest from Bacon Street

Current Owner: Community Counseling Center, Inc.

Current Use: Commercial **Zoned Use:** RT **Square Footage:** 46,760

Historic Designation: None

Changes Since 1995 Survey: Multiple tenants

** 1995 site survey forms 3 and 4 have images and addresses reversed*

Comments: Building very well maintained

Site 3



View to northwest from Bacon Street



View to southwest from Bacon Street

Current Owner: SVS Realty LLC

Current Use: Commercial **Zoned Use:** RT **Square Footage:** 1,500

Historic Designation: None

Changes Since 1995 Survey: Change in ownership and use from machine shop to offices.

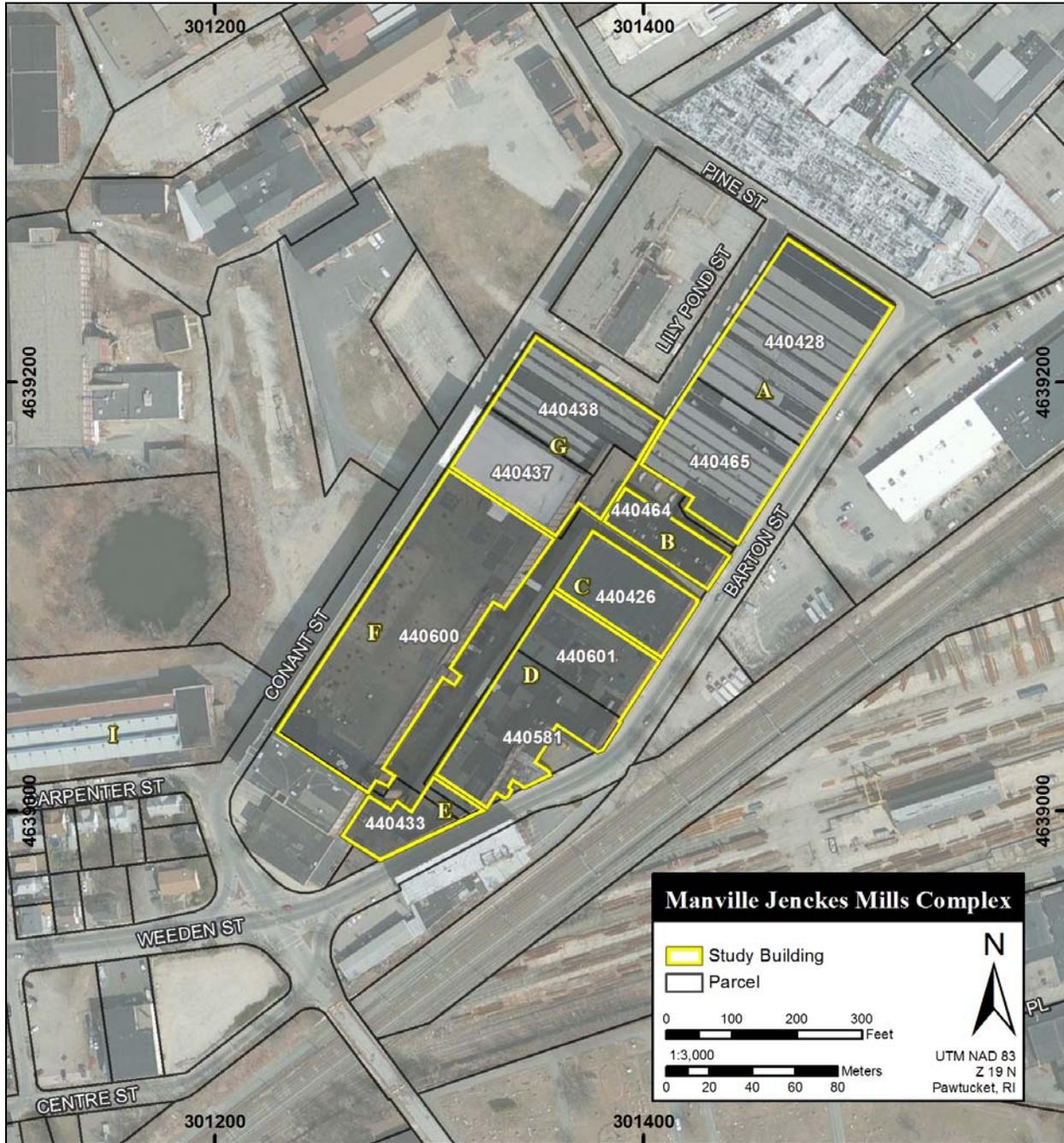
** 1995 site survey forms 3 and 4 have images and addresses confused*

Comments: Building very well maintained

Site 4

Site 5

Manville Jenckes Company Mills, 1880-1919



Site 5

Manville Jenckes Company Mills, 1880-1919



View to southwest from Pine and Barton Streets.



View to southeast from Pine and Lily Pond Streets.

Current Owner: 465 Barton Street LLC

Current Use: Retail **Zoned Use:** MB **Square Footage:** 170,000

Historic Designation: None

Changes Since 1995 Survey: Barton Street elevation painted white.

Comments: Form of building very much intact

Manville Jenckes Company Mills, 1880-1919



View to northwest from Barton Street.

Current Owner: 465 Barton Street LLC

Current Use: Retail **Zoned Use:** MB **Square Footage:** 68,106

Historic Designation: None

Changes Since 1995 Survey: Was designated *only as* 297 Barton Street and, while a separate address *and* Map and Block, it is the same building. Barton Street elevation painted white.

Comments: None

Site 5

Manville Jenckes Company Mills, 1880-1919



View to southwest from Barton Street.

Current Owner: 465 Barton Street LLC

Current Use: Vacant **Zoned Use:** MB **Square Footage:** 54,124

Historic Designation: None

Changes Since 1995 Survey: Address designated “327 Barton Street” in 1995 survey. Lower floor openings boarded up.

Comments: None

Site 5

Manville Jenckes Company Mills, 1880-1919



View to northwest from Barton Street.

Current Owner: Brown, Mary A.

Current Use: Commercial/Warehouse **Zoned Use:** MB **Square Footage:** 86,680

Historic Designation: None

Changes Since 1995 Survey: Address designated “335 Barton Street” in 1995 survey.

Comments: Connected to 349 Barton Street

Site 5

Manville Jenckes Company Mills, 1880-1919



View to southwest from Barton Street.

Current Owner: Four Dee Realty Company, Inc.

Current Use: Unknown **Zoned Use:** MB **Square Footage:** 82,740

Historic Designation: None

Changes Since 1995 Survey:

Comments: Connected to 345 Barton Street

Site 5

Manville Jenckes Company Mills, 1880-1919



View to southwest from Weeden Street.

Current Owner: New England Paper Tube

Current Use: Industrial **Zoned Use:** MB **Square Footage:** 112,128

Historic Designation: None

Changes Since 1995 Survey: Not included in 1995 survey

Comments: Connected to 349 Barton Street

Site 5

Manville Jenckes Company Mills, 1880-1919



View to northwest from Weeden Street.

Current Owner: 195 Weeden Street LLC

Current Use: Unknown **Zoned Use:** MB **Square Footage:** 23,632

Historic Designation: None

Changes Since 1995 Survey:

Comments: Painted street number over door reads "179". Building Connects 173 Weeden Street and 179 Conant Street.

Site 5

Manville Jenckes Company Mills, 1880-1919



View to northeast from Conant Street.

Current Owner: 179 Conant LLC

Current Use: Industrial **Zoned Use:** MB **Square Footage:** 360,400

Historic Designation: None

Changes Since 1995 Survey:

Comments: While numbers on building show both 179 and 181, Assessor designates it only as 181. Two businesses are present: Northeast Knitting Inc. and Tri-Force MMA at 179 Conant and; Harris Industries at 181 Conant Street.

Site 5

Manville Jenckes Company Mills, 1880-1919



View to northeast from Conant Street.

Current Owner: Conrad Jarvis Corporation

Current Use: Unknown **Zoned Use:** MB **Square Footage:** 101,920

Historic Designation: None

Changes Since 1995: Not included in 1995 survey

Comments: Part of the 181 Conant Street Building.

Site 5

Manville Jenckes Company Mills, 1880-1919



View to northeast from Conant Street.

Current Owner: Seth Realty Corp

Current Use: Vacant **Zoned Use:** MB **Square Footage:** 58,160

Historic Designation: None

Changes Since 1995: Significant rehabilitation underway; replacement windows installed and entry area remodeled.

Comments: Part of the 181 Conant Street Building.

Site 5

Parkin Yarn Mill, 1888-1889



View to north from Commerce Street.



View to southwest from Bayley Street.

Current Owner: Multiple

Current Use: Condominiums **Zoned Use:** CD **Square Footage:** 39,000

Historic Designation: Contributing Resource to NRHP-listed Church Hill Industrial District (NRIS Ref. 82000135, August 12, 1982)

Changes Since 1995: Converted to residential in 2005.

Comments: Building very well maintained.

Site 6

Orr Brothers Bleaching, circa 1910



View to west from Blackstone Ave.



View to west from Blackstone Ave.



View to southwest from Blackstone Ave.



View to east from Blackstone Ave.

Current Owner: Blackstone Pawtucket LLC

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 22,171

Historic Designation: None

Changes Since 1995 Survey: Address designated "51-59 Blackstone" in 1995 survey.

Comments: Appears fully utilized.

Site 7



View to southwest from Blackstone Avenue



View to northwest from parking lot



View to south from Blackstone Avenue

Current Owner: Blackstone Pawtucket LLC

Current Use: Art Gallery/Light Manufacturing **Zoned Use:** MO **Square Footage:** 17,385

Historic Designation: None

Changes Since 1995 Survey:

Comments: Appears fully utilized

Site 8



View to southwest from Cross Street



View to southeast from Cross Street

Current Owner: American Products Realty Inc.

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 10,992

Historic Designation: None

Changes Since 1995 Survey: Address designated "5-7 Central Avenue" in 1995 survey.

Comments: Appears fully utilized

Site 9

Green and Daniels Mill, circa 1860



View to northeast from Central Avenue

Current Owner: Multiple

Current Use: Condominiums **Zoned Use:** MO **Square Footage:** N/A

Historic Designation: None

Changes Since 1995 Survey: Address identified as “32 Central Avenue” and included the three other buildings in the following pages for Site 10.

Comments: Appears fully utilized. Attached to 180 Middle Street on the north end.

Site 10

Green and Daniels Mill, circa 1860



View to east from parking lot at Central Avenue

Current Owner: Multiple

Current Use: Condominiums **Zoned Use:** MO **Square Footage:** N/A

Historic Designation: None

Changes Since 1995 Survey:

Comments: Three units: 30, 32, and 34 Central Avenue but identified as 300 Front Street, Units V1, V2, and V3 in Assessors Records

Site 10

Green and Daniels Mill, circa 1860



View to southwest from Middle Street



View to northeast from parking lot

Current Owner: Sullivan Daniel J IV Trustee

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 19,500

Historic Designation: None

Changes Since 1995 Survey: Address for all of Site 10 designated “300 Front Street” in 1995 survey.

Comments: Collette Travel; building very well maintained

Site 10

Green and Daniels Mill, circa 1860



View to southwest from parking lot



View to northeast from parking lot

Current Owner: Sullivan Daniel J IV Trustee

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 34,776

Historic Designation: None

Changes Since 1995 Survey: Address for all of Site 10 designated “300 Front Street” in 1995 survey.

Comments: Collette Travel; building very well maintained. Attached to 300 Front Street on the south end.

Site 10

Lumb Knitting Mills, circa 1913



View to southeast from Central Avenue



View to southwest from Robinson and York Avenues

Current Owner: Thompson Apex Company

Current Use: Industrial **Zoned Use:** MB **Square Footage:** 83,620

Historic Designation: None

Changes Since 1995 Survey:

Comments: Building very well maintained.

Site 11

Lumb Knitting Mills, circa 1913



View to southwest from York and Oakland Avenues



View of west end to southwest from Oakland Avenue

Current Owner: Thompson Apex Company

Current Use: Industrial **Zoned Use:** MB **Square Footage:** 91,171

Historic Designation: None

Changes Since 1995 Survey:

Comments: Buildings very well maintained.

Site 11

Pawtucket Bleaching and Dyeing



View to northeast from parking lot



View of ancillary building to north

Current Owner: Ten Mile Associates

Current Use: Industrial **Zoned Use:** MO **Square Footage:** 81,078

Historic Designation: None

Changes Since 1995 Survey:

Comments: Buildings very well maintained. Period wood door on north side of second building

Site 12

Slater Cotton Company, established 1881



View to southeast from Pine Street and Mineral Spring Avenue



View to northeast from Pine

Current Owner: Brady Sullivan Pawtucket

Current Use: Residential **Zoned Use:** CG **Square Footage:** 155,245

Historic Designation: Contributing Resource to NRHP-listed Church Hill Industrial District (NRIS Ref. 82000135, August 12, 1982)

Changes Since 1995 Survey: Address designated “40 Church Street” in 1995 survey. Converted to apartments since 1995 survey.

Comments: “Slater Cotton Mill” signage; building very well maintained.

Site 13



View to southwest from Columbus Ave. and George Bennett Highway



View to southwest from Columbus Ave. and George Bennett Highway

Current Owner: Rhode Island Textile Company

Current Use: Industrial/Manufacturing **Zoned Use:** MO **Square Footage:** 32,270

Historic Designation: None

Changes Since 1995 Survey: N/A

Comments: None

Site 14

Rhode Island Textile, circa. 1913



View to southwest from Columbus Avenue and Dean Street



211 Columbus Avenue, Unit 2 (built 2011); view to southeast from Columbus Avenue (71/0606)

Current Owner: FMCE LLC

Current Use: Manufacturing **Zoned Use:** MO **Square Footage:** 83,862

Historic Designation: None

Changes Since 1995 Survey: Large L-shaped addition on west side

Comments: New addition undermines historic integrity of original building

Royal Weaving Company, circa 1900



View to southwest from Cottage and Sabin Streets



View to west from Cottage Street

Current Owner: Plastic Development Inc.

Current Use: Commercial/Warehouse **Zoned Use:** MB **Square Footage:** 138,526

Historic Designation: None

Changes Since 1995 Survey: Address designated “304 Cottage Street ” in 1995 survey.

Comments: 1995 Survey indicates “six buildings”; there are only three buildings in the vicinity.

Site 16

Royal Weaving Company, circa 1900



View to northeast from Sabin Street



View to northwest from Freight Street

Current Owner: 37 Freight Street LLC

Current Use: Storage Rentals **Zoned Use:** MB **Square Footage:** 110,488

Historic Designation: None

Changes Since 1995 Survey: Address designated “304 Cottage Street ” in 1995 survey.

Comments: 1995 Survey indicates “six buildings”; there are only three buildings in the vicinity.

Royal Weaving Company, circa 1900



View to northeast from Sabin Street



View to southwest from Freight Street

Current Owner: Kenwood Realty LLC

Current Use: Commercial **Zoned Use:** MB **Square Footage:** 82,984

Historic Designation: None

Changes Since 1995 Survey: Address designated “304 Cottage Street ” in 1995 survey.

Comments: 1995 Survey indicates “six buildings”; there are only three buildings in the vicinity.

10 Dean Street (Demolished)

N/A

Newman Crobsy Steel



Current Owner: City of Pawtucket

Current Use: Soccer Field **Zoned Use:** N/A

Historic Designation: None

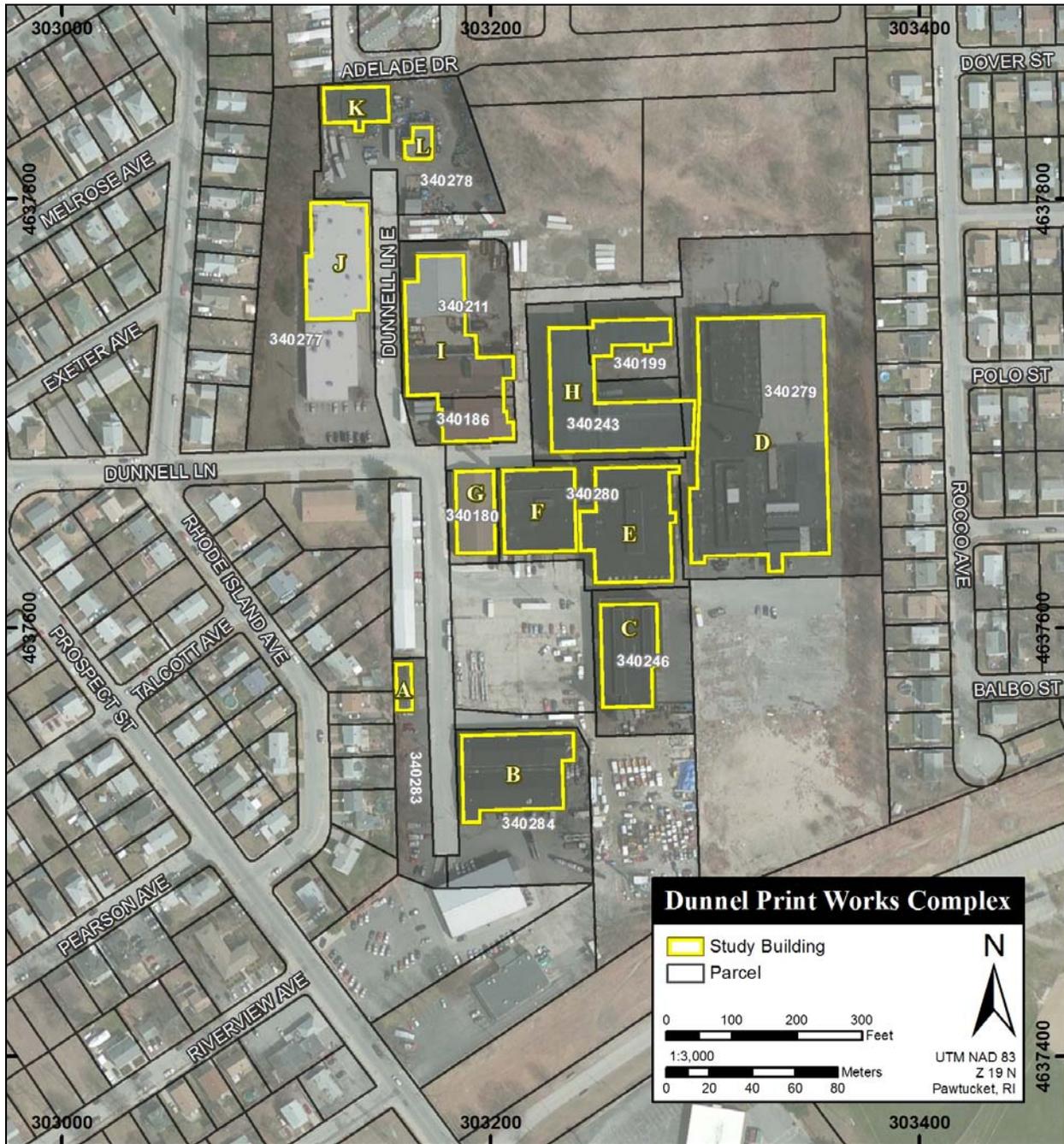
Changes Since 1995 Survey: Demolished

Comments: N/A

Site 17

Site 18

Dunnell Print Works Complex



Site 18

Dunnell Print Works Complex



View to northwest

Current Owner: Dunnell Properties, LLC

Current Use: Muslim Society Rhode Island **Zoned Use:** MO **Square Footage:** 2,250

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Dunnell Print Works Complex



View to southeast

Current Owner: Albuquerque, Antonio M. & Doreen

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 20,162

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Dunnell Print Works Complex



View to southeast



View to southwest

Current Owner: G N Enterprises, Inc.

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 13,344

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Dunnell Print Works Complex



View to northeast



View to southwest

Current Owner: J & J Bumpers, Inc.

Current Use: Light Industrial **Zoned Use:** MO **Square Footage:** 82,610

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Dunnell Print Works Complex



View to northwest (E)



View to northeast (F)

Current Owner: Elkin, Alfred A. & Gisele

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 78,554

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Dunnell Print Works Complex



View to northeast

Current Owner: Lima, Jose L. & Maria L.

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 8,190

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Dunnell Print Works Complex



View to southeast

Current Owner: Pilaf Properties LLC

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 51,880

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: See 93 Dunnell Lane; buildings connected

Site 18

Dunnell Print Works Complex



View to southeast

Current Owner: Pilaf Properties LLC

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 11,940

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: See 89 Dunnell Lane; buildings connected

Site 18

Dunnell Print Works Complex



View to northeast



View to northwest

Current Owner: L & L Realty Holding Corp.

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 7,592/ 26,144

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Dunnell Print Works Complex



View to northwest from Dunnell Lane

Current Owner: HEJ Enterprises LLC

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 26,976

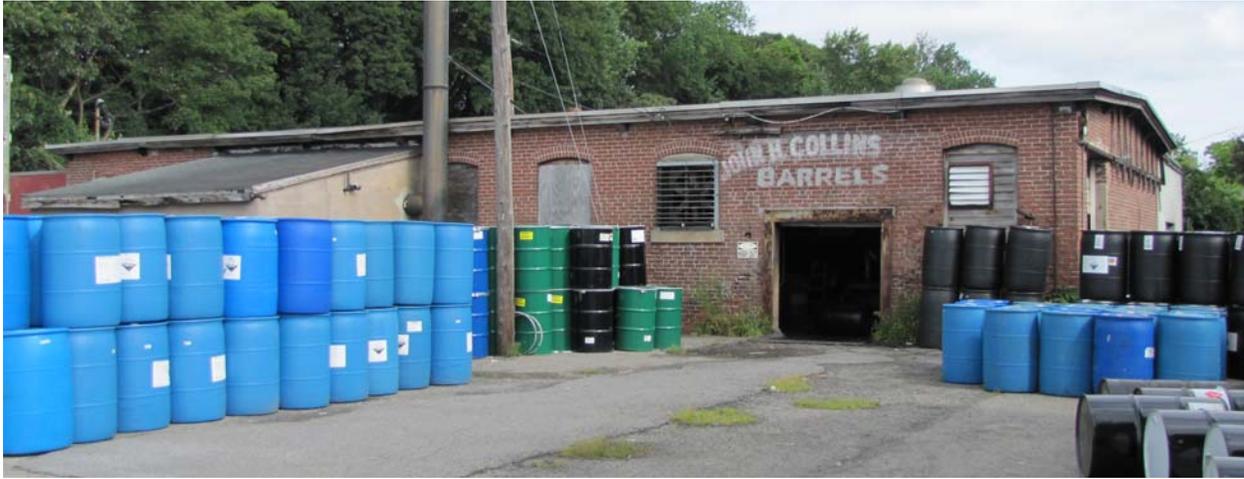
Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: Southern section modern construction

Site 18

Dunnell Print Works Complex



View to northwest (K)



View to northeast (L)

Current Owner: Collins, John H. & Son Co.

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 9,738

Historic Designation: None

Changes Since 1995 Survey: No addresses provided in 1995 survey.

Comments: None

Site 18

Circa 1889



View to northwest from Esten Avenue



View to southwest from Esten Avenue

Current Owner: Pawtucket Land Co. LLC

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 70,164

Historic Designation: None

Changes Since 1995 Survey:

Comments: Nicely detailed cornice on two-story building.

Site 19

The Robert D. Mason Company Buildings, established 1910



View to southeast from Esten Avenue

Current Owner: Cooley Inc.

Current Use: Manufacturing **Zoned Use:** MO **Square Footage:** 47,425

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 20

American Textile Company Mill, circa 1899



Current Owner: 250 Realty Associates LLC

Current Use: Manufacturing **Zoned Use:** MB **Square Footage:** 98,806

Historic Designation: None (Historic American Engineering Record (HAER) Recordation)

Changes Since 1995 Survey:

Comments: None

Site 21

George H. Fuller & Son, circa 1880



View to southeast from Exchange Street



View to southwest from Exchange Street

Current Owner: Fuller Mill Realty LLC

Current Use: Unknown **Zoned Use:** RD **Square Footage:** 19,023

Historic Designation: Contributing Resource to NRHP-listed Exchange Street District (NRIS Ref. 0200952, September 6, 2002).

Changes Since 1995 Survey: Address designated “151 Exchange Street” in 1995 survey.

Comments: Anticipated redevelopment into housing/commercial

Rhode Island Cardboard Company, 1880



View to southwest from Exchange Street

Current Owner: LLB, LLC

Current Use: Commercial/Condo **Zoned Use:** RD **Square Footage:** 23,812

Historic Designation: Contributing Resource to NRHP-listed Exchange Street District (NRIS Ref. 0200952, September 6, 2002)

Changes Since 1995 Survey: Upper floors covered with clapboard siding and windows have been replaced.

Comments: N/A

Site 23

Rhode Island Cardboard Company, 1880



View to southeast from Exchange Street

Current Owner: Blackstone Studios LLC

Current Use: Commercial **Zoned Use:** RD **Square Footage:** 28,320

Historic Designation: Contributing Resource to NRHP-listed Exchange Street District (NRIS Ref. 0200952, September 6, 2002)

Changes Since 1995 Survey: Combined with 161 Exchange Street in 1995 survey.

Comments:

Site 23

John W. Little Company, circa 1886



View to northeast from Exchange Street



View to northwest from Exchange Street

Current Owner: Exchange Place LLC

Current Use: Industrial **Zoned Use:** MO **Square Footage:** 23,197

Historic Designation: Contributing Resource to NRHP-listed Exchange Street District (NRIS Ref. 0200952, September 6, 2002)

Changes Since 1995 Survey:

Comments: None

Gage Mills, established 1868



View to north from Fountain Street



View to southwest from Fountain Street



View to northeast from Blackstone Avenue

Current Owner: 80 Fountain Street LLC

Current Use: Artist Studios **Zoned Use:** MO **Square Footage:** 78,781

Historic Designation: None

Changes Since 1995 Survey: Address designated “80-84 Fountain Street” in 1995 survey.

Comments: None

American Insulated Wire, established 1893



View to southeast from Central Avenue



View to south from Central Avenue

Current Owner: American Wire LLC

Current Use: Residential/Commercial **Zoned Use:** MB **Square Footage:** 178,536

Historic Designation: Contributing resources to NRHP listed Phillips Insulated Wire Complex (351870, March 19, 2004)

Changes Since 1995 Survey: Site 26 designated "36 Freeman Street" in 1995 survey; Completely redeveloped for commercial use.

Comments: Very complete rehabilitation

Site 26

American Insulated Wire, established 1893



View to southeast from Central Avenue



View to southwest of attached wing from Winthrop Avenue

Current Owner: American Wire LLC

Current Use: Residential/Commercial **Zoned Use:** MB **Square Footage:** 91,718

Historic Designation: Contributing resources to NRHP listed Phillips Insulated Wire Complex (NRIS Ref. 04000194, March 19, 2004)

Changes Since 1995 Survey: Site 26 designated "36 Freeman Street" in 1995 survey; Completely redeveloped for commercial use.

Comments: Very complete rehabilitation

Site 26

American Insulated Wire, established 1893



View to northeast from Central Avenue (Building 1)



View to northeast from Hunts Avenue (Building 2)

Current Owner: American Wire LLC

Current Use: Commercial **Zoned Use:** MB **Square Footage:** 14,190

Historic Designation: Contributing resources to NRHP listed Phillips Insulated Wire Complex (NRIS Ref. 04000194, March 19, 2004)

Changes Since 1995 Survey: Site 26 designated “36 Freeman Street” in 1995 survey; completely redeveloped for commercial use.

Comments: Very well maintained

Site 26

Lebanon Mill, ca. 1900



View to southeast from Exchange Street



View to southeast from Exchange Court Street



View to southeast from Exchange Court Street

Current Owner: Multiple

Current Use: Residential Condominiums **Zoned Use:** RM **Square Footage:** N/A

Historic Designation: Contributing Resource to NRHP-listed Exchange Street District (NRIS Ref. 0200952, September 6, 2002)

Changes Since 1995 Survey: Address designated “10 Front Street” in 1995 survey. Redeveloped as residential and commercial property. Penthouse floor and elevator shaft added to main building.

Comments: Very well maintained

Site 27

Circa 1905



View to northeast from Front Street



View to southeast from Front Street

Current Owner: Sinel, Charles R. & Samuel S.

Current Use: Commercial

Zoned Use: MO

Square Footage: 8,260

Historic Designation: None

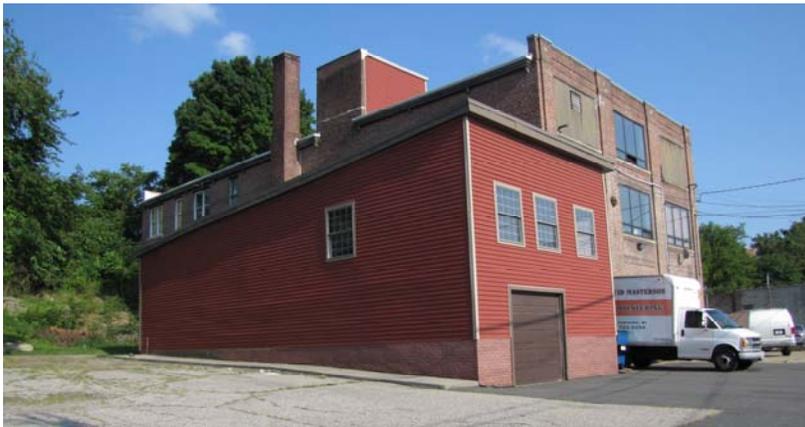
Changes Since 1995 Survey: Photos from survey suggest that windows were not yet covered in 1995.

Comments: Little apparent period integrity

Site 28



View to northeast from Front Street



View to northeast from Front Street

Current Owner: Masterson Realty Company

Current Use: Commercial

Zoned Use: MO

Square Footage: N/A

Historic Designation: None

Changes Since 1995 Survey: Address designated "165 Front Street" in 1995 survey.

Comments: None

Site 29



View to northeast from Front Street



View to northwest from Blake Street

Current Owner: Wilson, Judy

Current Use: Commercial

Zoned Use: MO

Square Footage: 20,129

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 30

Former Union Wadding Company Mills



View to northeast from Goff Avenue



View to northwest from Goff Avenue

Current Owner: Lofts 125 Landlord LLC

Current Use: Residential/Commercial **Zoned Use:** MB **Square Footage:** 165,971

Historic Designation: Contributing Resource to NRHP-listed Church Hill Industrial District Amendment, Boundary Increase, (NRIS Ref. 10001218, February 7, 2011)

Changes Since 1995 Survey: Address designated “107 Goff Avenue ” in 1995 survey. Redeveloped as residential complex.

Comments: Not clear to what extent the complex has been redeveloped.

Site 31

Circa 1899/additions



View to northeast from Grand Avenue



View to southeast from Grand Avenue

Current Owner: Pawtucket Associate LLC

Current Use: Industrial

Zoned Use: MO

Square Footage: 416,561

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 32

143 Hughes Avenue (Demolished prior to 2004)

N/A

Pawtucket Screw Company



Aerial view of Hughes Street

Current Owner: N/A

Current Use: N/A

Zoned Use: N/A

Square Footage: N/A

Historic Designation: N/A

Changes Since 1995 Survey: N/A

Comments: N/A

Site 33



View to northwest from Kenyon Avenue



View to southwest from Kenyon Avenue

Current Owner: 110 Kenyon LLC

Current Use: Artist Lofts

Zoned Use: MO

Square Footage: 44,012

Historic Designation: NRHP-listed

Changes Since 1995 Survey: Address designated “110 Kenyon Street” in 1995 survey.

Comments: In development for artists lofts

Site 34

Providence Braid Company



View to west from Pawtucket Avenue



View to west from Glenwood Avenue

Current Owner: Providence Braid Co.

Current Use: Manufacturing **Zoned Use:** MO **Square Footage:** 115,034

Historic Designation: None

Changes Since 1995 Survey: Address designated “385 Lowden Street” in 1995 survey.

Comments: “NEOCORP” Signage

Providence Braid Company



View to south from Glenwood Avenue



View to south from West Avenue



View to east from Lowden Street

Site 35

W.H. Haskell Manufacturing Plant , Established 1860



View to southwest from Bayley & Commerce Streets



View to southwest from Kenyon Avenue

Current Owner: Kellaway Realty Corporation

Current Use: Mixed Use **Zoned Use:** MB **Square Footage:** 88,832

Historic Designation: Contributing Resources to NRHP-listed Church Hill Industrial District (NRIS Ref. 82000135, August 12, 1982)

Changes Since 1995 Survey: Address designated "453 Main Street" in 1995 survey. Attempt at mixed-use development underway.

Comments: None

Site 36

W.H. Haskell Manufacturing Plant , Established 1860



View to northeast from Main Street



View to southwest from Main Street

Site 36

American File Company Mill, established 1863



View to northeast from Main and Pine Streets



View to northwest from Hill and Church Streets

Current Owner: 56 Associates

Current Use: Mixed

Zoned Use: CG

Square Footage: 70,032

Historic Designation: Contributing Resources to NRHP-listed Church Hill Industrial District (NRIS Ref. 82000135, August 12, 1982)

Changes Since 1995 Survey: Address designated "460 Main Street" in 1995 survey.

Comments: None

Site 37

American File Company Mill, established 1863



View to southwest from Hill and Main Streets



View to east from Main Street

Site 37

James Brown Machine Shop, 1847/48



View to northwest from Main Street



View to southwest from Bayley Street

Current Owner: Main Street Mill LLC

Current Use: Commercial **Zoned Use:** MB **Square Footage:** 52,108

Historic Designation: Contributing Resource to NRHP-listed Church Hill Industrial District (NRIS Ref. 82000135, August 12, 1982)

Changes Since 1995 Survey:

Comments: None

Site 38



Aerial view of site

Current Owner: N/A

Current Use: N/A **Zoned Use:** N/A

Historic Designation: N/A

Changes Since 1995 Survey: Demolished 2011.

Comments: N/A

Site 39

Moore Fabrics, 1918



View to southwest from Main & Thurston Streets



View to southeast from Thurston Street

Current Owner: 881 Main Street Realty LLC

Current Use: Industrial/Commercial **Zoned Use:** MO **Square Footage:** 48,192

Historic Designation: None

Changes Since 1995 Survey:

Comments: Adjacent to Site 67

Hope Webbing Company Mills, established 1889



View to southwest from Main Street



View to interior courtyard from Main Street

Current Owner: Hope Artiste Village Proprietor LLC

Current Use: Mixed Use

Zoned Use: CG

Square Footage: 390,022

Historic Designation: NRHP listed Hope Webbing Company Mill (NRIS Ref. 06000297, April 19, 2006)

Changes Since 1995 Survey: Changed from industrial use to mixed residential; zoning designation changed from MB to CG.

Comments: Rehabilitation not complete

Site 41

Hope Webbing Company Mills, established 1889



View to northeast from Dudley Street



View to southwest from Warren Street



View to northeast from Esten Street

Site 41

Smith Webbing Company Mill, ca. 1900



View to northeast from Main Street



View to southwest from West Avenue

Current Owner: 1080 Main Street LLC

Current Use: Commercial

Zoned Use: MO

Square Footage: 49,955

Historic Designation: None

Changes Since 1995 Survey:

Comments: Rehabilitation not complete

Site 42



View to southeast from site

Current Owner: N/A

Current Use: N/A **Zoned Use:** N/A

Historic Designation: None

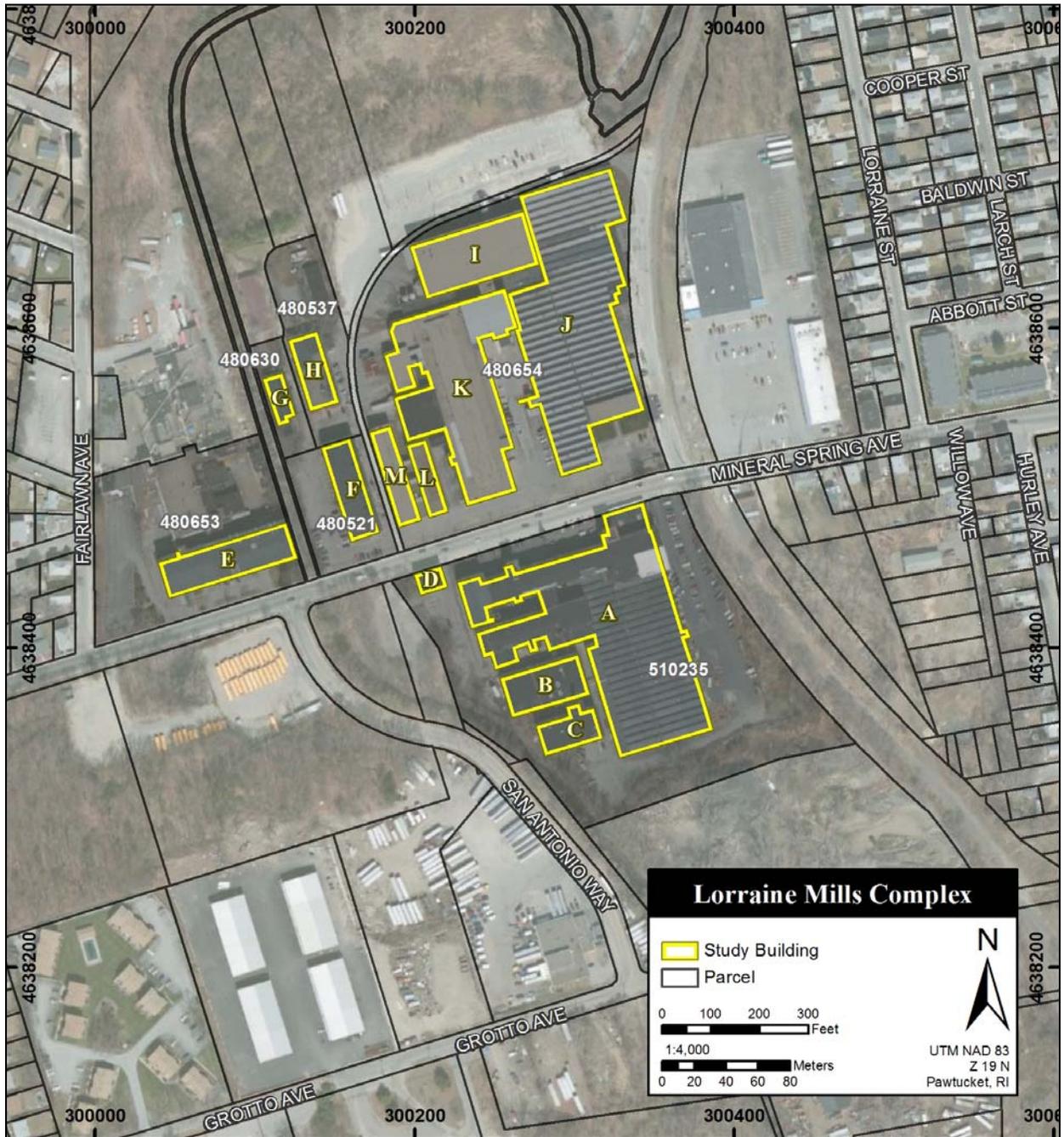
Changes Since 1995 Survey: Demolished and replaced with retail complex

Comments: N/A

Site 43

Site 44

Lorraine Mills Complex



Site 44

Lorraine Mills Complex



View to southwest from Mineral Spring Avenue (A)



View to southwest from Mineral Spring Avenue (A)

Current Owner: 560 Mineral Spring Associates LLC

Current Use: Mixed Use **Zoned Use:** MO **Square Footage:** 300,685

Historic Designation: None

Changes Since 1995 Survey: Building D designated “562 Mineral Springs Avenue” in 1995 survey.

Comments: None



View to northeast (B)



View to northwest (C)



View to southwest from Mineral Spring Avenue (D)

Lorraine Mills Complex



View to northeast from Mineral Spring Avenue

Current Owner: Providence Metalizing Company

Current Use: Industrial

Zoned Use: MO

Square Footage: 102,546

Historic Designation: None

Changes Since 1995 Survey:

Comments: Constructed 1919; GIS layer denotes the parcel as 48/0653

Site 44

Lorraine Mills Complex



View to northeast from Mineral Spring Avenue

Current Owner: Taylor, David C.

Current Use: Manufacturing/Commercial **Zoned Use:** MO **Square Footage:** 57,834

Historic Designation: None

Changes Since 1995 Survey:

Comments: Lorraine Fabrics, Inc.

Site 44

Lorraine Mills Complex



View to northwest

Current Owner: Providence Metalizing Company

Current Use: Residential

Zoned Use: MO

Square Footage: 9,096

Historic Designation: None

Changes Since 1995 Survey: Converted to residential

Comments: “Fairlawn” signage

Site 44

Lorraine Mills Complex



View to northwest

Current Owner: PMC Inc.

Current Use: Residential

Zoned Use: MO

Square Footage: 23,518

Historic Designation: None

Changes Since 1995 Survey: Converted to residential

Comments: “Fairlawn Lofts” signage

Site 44

Lorraine Mills Complex



View to southeast (I)



View to northwest (J)

Current Owner: Kilmartin Realty Company LLC

Current Use: Manufacturing **Zoned Use:** MO **Square Footage:** 376,200

Historic Designation: None

Changes Since 1995 Survey:

Comments: International Display Corporation

Site 44

Lorraine Mills Complex



View to northwest (K)



View to northeast (L, M)

Site 44

Automobile Journal Building, ca. 1935



View to northwest from Montgomery Street



View to southwest from Montgomery Street

Current Owner: The Music Complex RI LLC

Current Use: Commercial **Zoned Use:** CL **Square Footage:** 13,450

Historic Designation: None

Changes Since 1995 Survey: Converted to Artist/Musical Venue

Comments: Maintenance efforts apparent



View to southwest from Moshassuck Street

Current Owner: Microfibres Inc.

Current Use: Manufacturing

Zoned Use: MO

Square Footage: 104,786

Historic Designation: None

Changes Since 1995 Survey:

Comments: All of Site 46 and Site 47 are assessed as “1 Moshassuck Street.”

Site 46

Narragansett Wire Company



View to southwest from Main Street



View to east from Moshassuck Street

Current Owner: Microfibres Inc.

Current Use: Manufacturing

Zoned Use: MO

Square Footage: 199,047

Historic Designation: None

Changes Since 1995 Survey:

Comments: All of Site 46 and Site 47 are assessed as “1 Moshassuck Street.”

Site 47

Potter and Johnson Machine Company, circa 1899



View to southeast from Newport Avenue



View to northeast from Newport Avenue and Hasbro Way

Current Owner: RI Industrial Facilities

Current Use: Commercial/Office **Zoned Use:** MO **Square Footage:** 312,784

Historic Designation: None

Changes Since 1995 Survey:

Comments: Hasbro Products; extremely well maintained

Site 48

Circa 1907



View to northeast from Pawtucket Avenue



View to south from Pawtucket Avenue

Current Owner: Angelica Healthcare

Current Use: Commercial

Zoned Use: MB

Square Footage: 40,205

Historic Designation: None

Changes Since 1995 Survey:

Comments: Medical Linen Service; well maintained.

Site 49



View to northeast from Pawtucket Avenue



View to east from Pawtucket Avenue

Current Owner: Sloan Realty Co. LLC

Current Use: Commercial/Residential **Zoned Use:** MB **Square Footage:** 20,400

Historic Designation: None

Changes Since 1995 Survey: Appears to have upper floors converted to residential; window openings infilled with small casements.

Comments: None

Site 50

Established 1880



View to north from Pawtucket Avenue



View to southeast from Pawtucket Avenue

Current Owner: 545 P Associates LLC, c/o Robert Ball

Current Use: Mixed Use **Zoned Use:** MO **Square Footage:** 133,181

Historic Designation: None

Changes Since 1995 Survey: Replacement windows.

Comments: Well maintained; space available for lease.

Site 51

Circa 1925



View to west from Main Street



View to southwest from Main Street

Current Owner: 1145 Main Associates, LP

Current Use: Commercial

Zoned Use: CG

Square Footage: 12,323

Historic Designation: None

Changes Since 1995 Survey: Address designated "603 Pawtucket Avenue" in 1995 survey.

Comments: None

Site 52



View to southwest from Pine Street



View to northwest from Pine Street

Current Owner: Cotter, Paul & Wendy J.

Current Use: Commercial **Zoned Use:** MB **Square Footage:** 38,156

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 53

Farber Sheet Metal Works, circa 1928



View to northwest from Pine Street



View to northwest from Pine Street

Current Owner: TWOSUNS LLC

Current Use: Vacant **Zoned Use:** MB **Square Footage:** 59,843

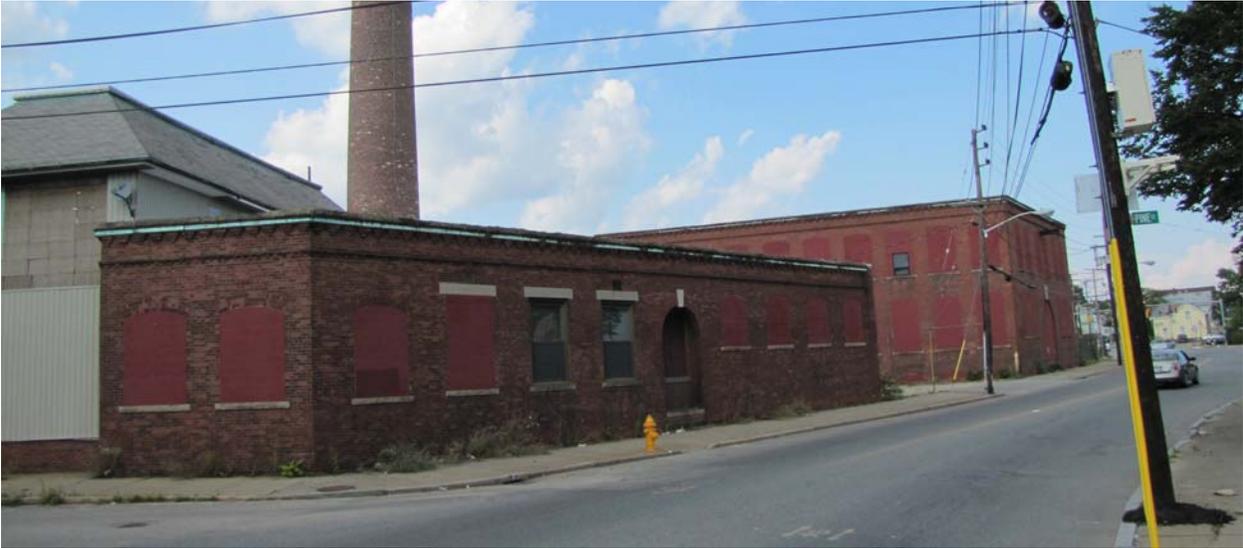
Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 54

Pawtucket Manufacturing Inc., established 1889



View to northwest from Pine Street



View to north from Pine Street

Current Owner: VP Recycling LLC

Current Use: Commercial

Zoned Use: MB

Square Footage: 121,716

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 55

Easton and Burnham Machine Company, circa 1913



View to northeast from Pine Street



View to west from Lily Pond Street

Current Owner: Pawtucket Redevelopment Agency

Current Use: Derelict/Vacant **Zoned Use:** MB **Square Footage:** 54,009

Historic Designation: None

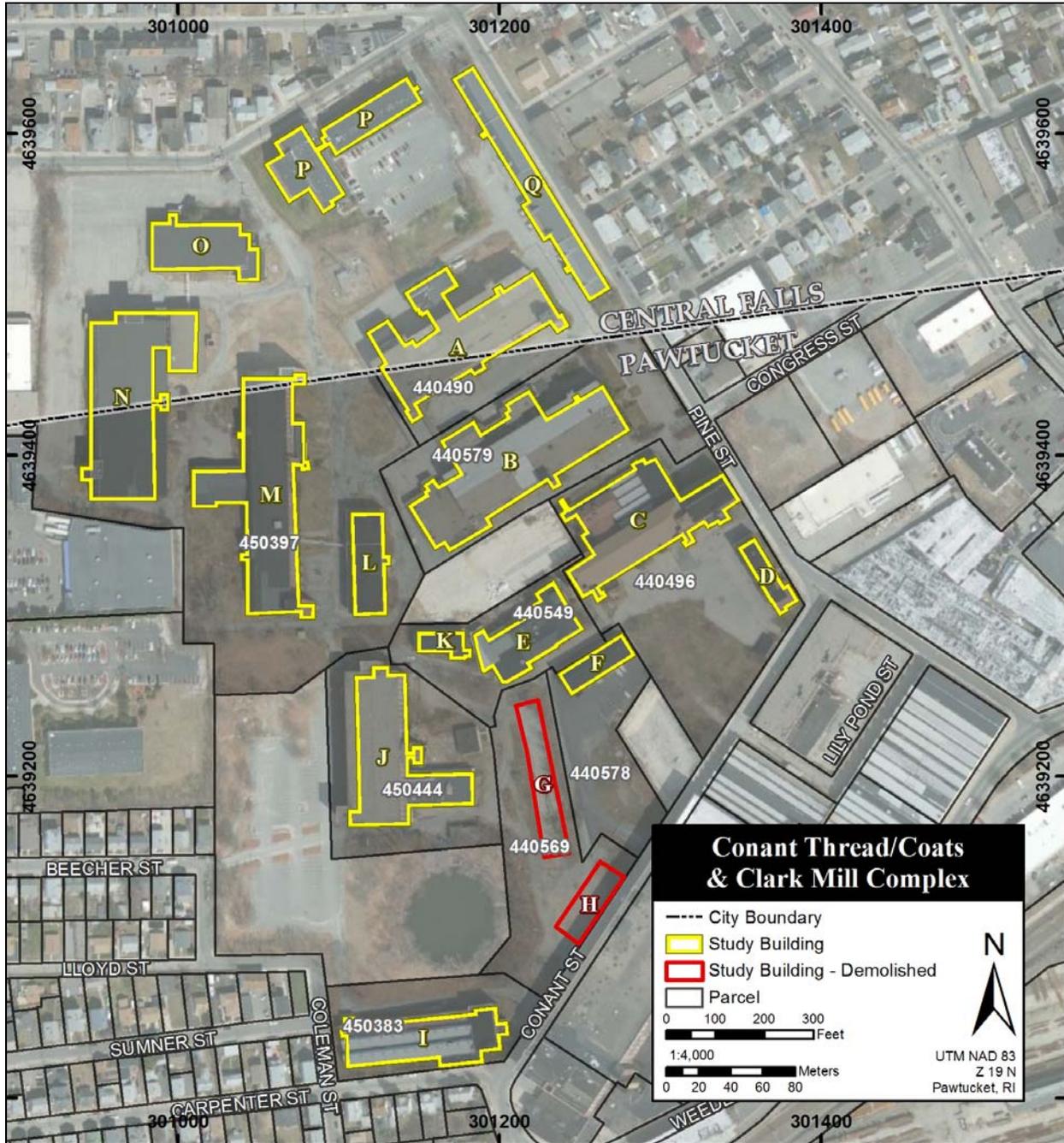
Changes Since 1995 Survey: Building gutted and abandoned; sections of roof missing.

Comments: The Pawtucket Redevelopment Agency (PRA) purchased this building as a redevelopment opportunity. However, because of environmental issues, and the deteriorating state of the building, the PRA determined that demolishing the building would be the safest route to take, utilizing it for parking for other redevelopment in the vicinity.

Site 56

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from Pine Street

Current Owner: M&L Secured Storage LLC & Urban Smart Growth

Current Use: Warehouse/Storage **Zoned Use:** MO **Square Footage:** 167,075

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Site appears neglected

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from Pine Street



View to northeast from site

Current Owner: M&L Secured Storage LLC

Current Use: Warehouse/Storage **Zoned Use:** MO **Square Footage:** 151,045

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Site appears neglected

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from site



View to southeast from site

Current Owner: Tallman Enterprises Inc.

Current Use: Industrial **Zoned Use:** MO **Square Footage:** 155,700

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: C and D on same parcel

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from Pine Street

Current Owner: Tallman Enterprises Inc.

Current Use: Vacant **Zoned Use:** MO **Square Footage:** 14,530

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: C and D on same parcel

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from site (E)



View to southwest from site (K)

Current Owner: TG Real Estate LLC & M&L Excavation LLC

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 39,558

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Both Buildings on same parcel

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northeast from Conant Street



View to northeast from Conant Street

Current Owner: M&M Conant Street LLC

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 1,500

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey: Adaptive re-use for commercial purposes. Pyramidal roofed structure of "split-face" CMU added to south elevation.

Comments: Appears fully utilized

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northeast of site from Conant Street

Current Owner: City of Pawtucket

Current Use: N/A **Zoned Use:** N/A **Square Footage:** N/A

Historic Designation: N/A

Changes Since 1995 Survey: Demolished

Comments: Both Buildings were once connected. Site to be developed into area parking lot.

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from Conant Street

Current Owner: FJN Properties LLC

Current Use: Beverage Distributor **Zoned Use:** MO **Square Footage:** 33,152

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Building plaque says “J & P Coats 1922” while survey indicates building was for “bleaching.”

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to south from site

Current Owner: Nulco Lofts LLC and Conley, Patrick

Current Use: Unknown

Zoned Use: MO

Square Footage: 168,371

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Scheduled to be redeveloped into apartments.

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northeast from site

Current Owner: M&L Financial Co. XIII LP

Current Use: Unknown **Zoned Use:** MO **Square Footage:** 212,344

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Site appears neglected

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from site



View to northwest from site

Current Owner: M&L Financial Co. XIII LP

Current Use: Unknown

Zoned Use: MO

Square Footage: 217,377

Historic Designation: Contributing Resource to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Site appears neglected

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to southwest from site

Current Owner: M&L Financial Co. XIII LP

Current Use: Unknown

Zoned Use: MO

Square Footage: 30,630

Historic Designation: Contributing Resources to NRHP-listed Conant Thread--Coats & Clark Mill Complex District (NRIS Ref. 008309, November 18, 1983; Pawtucket MRA)

Changes Since 1995 Survey:

Comments: Site appears neglected

Site 57

Conant Thread/Coats & Clark Mill Complex, 1870-1919



View to northwest from site



View to northeast from site



View to southwest from Pine Street

Site 57



View to northwest from Prospect Street



View to northeast from Fortin Avenue

Current Owner: Rangeley Ave. LLC

Current Use: Vacant

Zoned Use: CL

Square Footage: 16,419

Historic Designation: None

Changes Since 1995 Survey:

Comments: Survey does not mention that building is connected to 617 Prospect Street.

Site 58

Carol Cable, 1920 with later additions



View to southeast from Roosevelt Avenue



View to northeast from Roosevelt Avenue

Current Owner: PUI O Inc.

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 113,951

Historic Designation: None

Changes Since 1995 Survey: Changed from manufacturing to commercial use.

Comments: Very well maintained

Site 59

Standard Tingman Company



View to northeast from Roosevelt Avenue



View to southeast from Roosevelt Avenue

Current Owner: Chinese Christian Church of RI

Current Use: Commercial

Zoned Use: MO

Square Footage: 10,514

Historic Designation: None

Changes Since 1995 Survey: Likely been changed from manufacturing to organizational use.

Comments: Very well maintained

Site 60

United Wire & Supply/Spencer Worsted Co., circa 1906



View to southeast from Roosevelt Avenue



View to northeast from Roosevelt Avenue

Current Owner: Sowa, Randolph and Mary Elizabeth

Current Use: Industrial **Zoned Use:** MO **Square Footage:** 41,550

Historic Designation: None

Changes Since 1995 Survey: N/A

Comments: Well maintained

Site 61

Arbeka Webbing, circa1919



View to southwest from Roosevelt Avenue



View to southeast from Roosevelt Avenue

Current Owner: 1135 Roosevelt LLC

Current Use: Appears vacant **Zoned Use:** MO **Square Footage:** 59,304

Historic Designation: None

Changes Since 1995 Survey: N/A

Comments: Site subdivided in 2014. City of Pawtucket purchased field portion of site for recreation.

Site 62

Rhode Island Textile



View to south from Cottage Street



View to southeast from Roosevelt Avenue

Current Owner: D Mazza Construction Co., Ltd

Current Use: Residential **Zoned Use:** RM **Square Footage:** 36,153

Historic Designation: None

Changes Since 1995 Survey: Address designated “3 Saunders Avenue” in 1995 survey. Converted to residential.

Comments: None

Site 63

Lebanon Mills



View to northwest from School Street

Current Owner: Kilmartin Realty Co. LLC

Current Use: Manufacturing

Zoned Use: MO

Square Footage: 186,276

Historic Designation: None

Changes Since 1995 Survey: N/A

Comments: None

Site 64



View to northwest from School Street



View to southwest from School Street

Current Owner: Kilmartin Realty Co. LLC

Current Use: Manufacturing

Zoned Use: MO

Square Footage: 128,563

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 65

Moore Fabrics



View to southeast from Thurston Street



View to northeast from Newell Avenue

Current Owner: Gold Realty Company

Current Use: Commercial

Zoned Use: MO

Square Footage: 31644

Historic Designation: None

Changes Since 1995 Survey:

Comments: "Laservall North America"

Site 66

Moore Fabrics



View to northwest from Randall Street



View to southwest from Washington Street

Current Owner: GFC Realty LLC

Current Use: Manufacturing/Warehouse **Zoned Use:** RM **Square Footage:** 66,751

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 67

Circa 1882



View to southwest from Weeden Street



View to southeast from Weeden Street

Current Owner: North American Industries Inc.

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 33,921

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 68



View to southeast from Weeden Street

Current Owner: Soares, Joao C & Maria Aldina

Current Use: Commercial **Zoned Use:** RM **Square Footage:** 16,772

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 69



View to southwest from Webster Street



View to southeast from Webster Street

Current Owner: Bernier, Rosemarie

Current Use: Commercial **Zoned Use:** MO **Square Footage:** 16,664

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 70



View to northeast from Webster Street



View to northwest from Webster Street

Current Owner: 120 Webster Street LLC

Current Use: Unknown **Zoned Use:** RT **Square Footage:** 75,528

Historic Designation: None

Changes Since 1995 Survey:

Comments: None

Site 71

Smith Webbing, 1905 with later additions



View to south from West and Glenwood Avenues



View to north from Glenwood Avenue

Current Owner: Glenwood Properties LLC

Current Use: Manufacturing

Zoned Use: MO

Square Footage: 46,032

Historic Designation: None

Changes Since 1995 Survey: Address designated "554 West Avenue" in 1995 survey.

Comments: None

Site 72

Greenhalgh Mills, 1902



View to northeast from site

Current Owner: Inland Western Pawtucket LLC

Current Use: Retail **Zoned Use:** MO **Square Footage:** N/A

Historic Designation: N/A

Changes Since 1995 Survey: Address designated “314 Woodbine Street” in 1995 survey. Mill buildings destroyed by fire; site cleared in 2003 and replaced with shopping center.

Comments: N/A

Site 73

Qualifications of Preparer

Phillip Esser, B.S. (Historic Preservation, Roger Williams University), is an architectural historian with more than 15 years of experience who meets the U.S. Secretary of the Interior's Professional Qualification Standards (as defined in 36 CFR Part 61) for architectural history and history. Mr. Esser has a wide range of historic preservation expertise, particularly historic building documentation ranging from individual buildings to extensive building surveys for state and National Register landmarking as well as Federal Tax Rehabilitation projects. Mr. Esser has extensive experience with Section 110 and 106 evaluations, preparation of National Register of Historic Places Determinations of Eligibility studies and preparation of nominations as well as historic building surveys. Mr. Esser conducted the field survey, and prepared the update report.