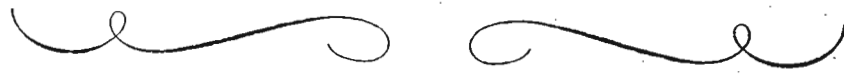


MANTOLOKING



ACKNOWLEDGEMENTS

The Mantoloking survey was conducted by Marilyn Kralik. The project staff and the Ocean County Cultural and Heritage Commission would like to acknowledge the cooperation of the following citizens of Mantoloking who provided information that aided in the preparation of this report.

Anne Benedict

Betsy Colie

Edgar Colie

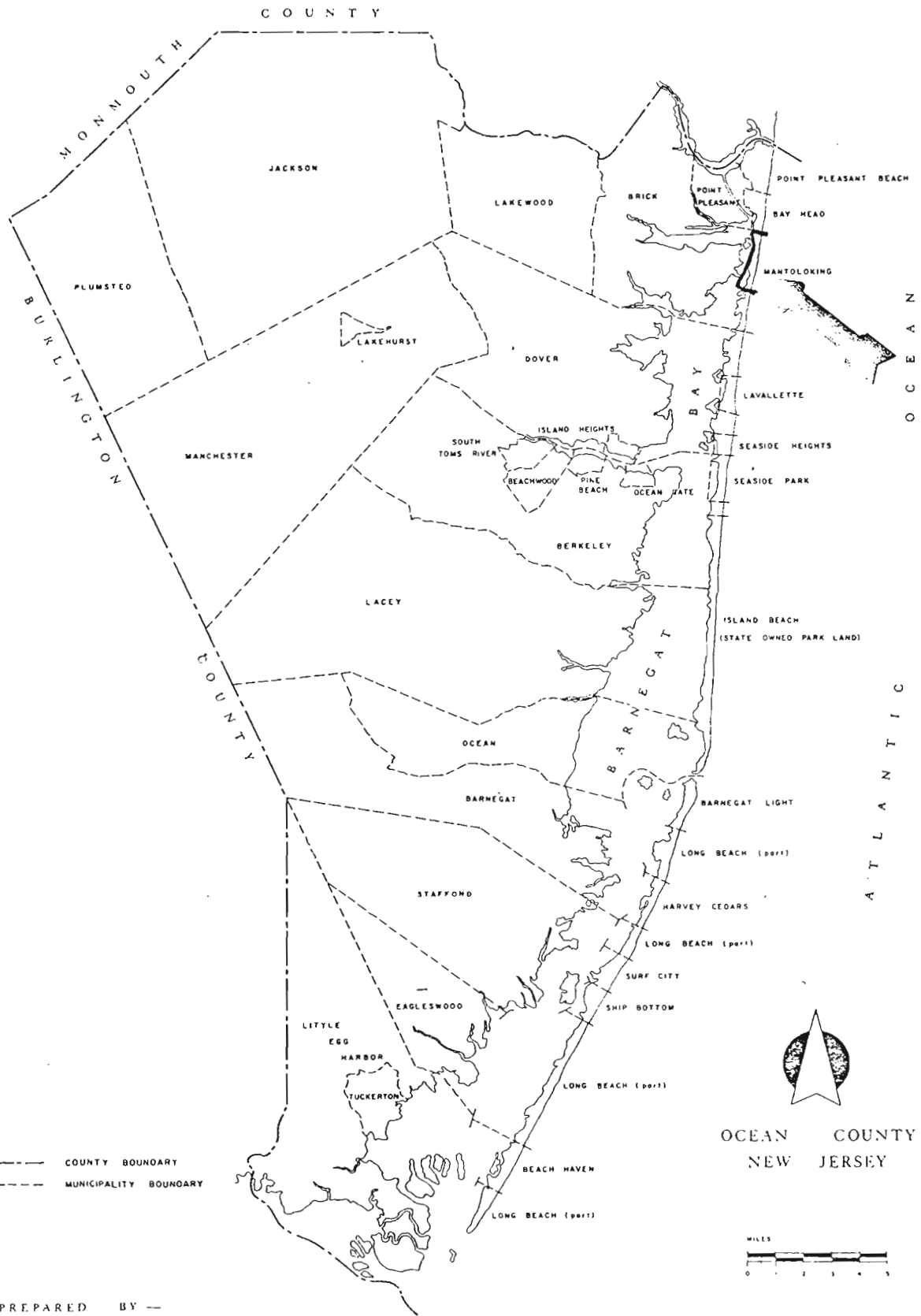
Louise Colie

Robert Jahn

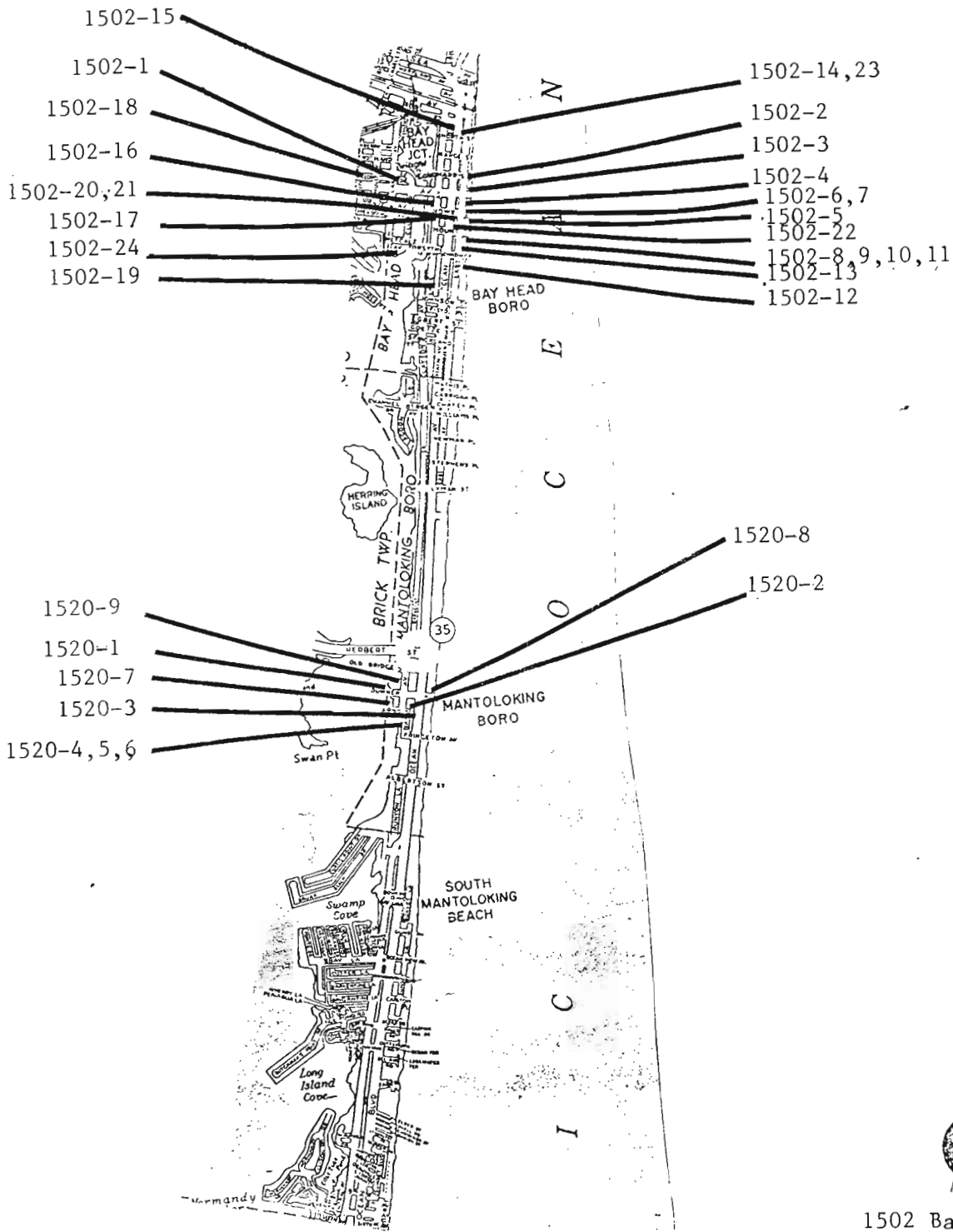
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PREPARED BY —



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1502 Bay Head
 1520 Mantoloking
 — Survey Form Site

MANTOLOKING

Mantoloking, a "finely situated coast resort"¹ less than one half mile square in area, is located directly south of Bay Head and is often mentioned as its counterpart. In point of fact, Mantoloking has a separate and venerable past despite some shared history. It is even visibly different from Bay Head; altogether narrower and less concentrated, with more vacant space and modern interruptions. Yet its history has stayed private and overshadowed. This is to the taste of its residents.

The lands of Mantoloking originally belonged to the Lawrence family, and were part of the "Lawrence Beaches." Joseph Lawrence received them from his father, William, in 1690;² he in turn bequeathed his holdings at various times to his sons, William and James, who later sold them to their stepbrother, David Curtis. At least the southern portion of the present Borough is known to have belonged to Curtis; his family remained in the area for several generations and gave their name to Curtis Point as early as 1828.³ The topography of Mantoloking was apparently known quite early in time--another land mass at the northern end of the borough, well known as High Hill Point (since washed away) was documented in 1739.⁴ A channel known as Herring Inlet, also lost, had flowed to the south of this landmark.⁵

Like the other earliest settlements on Barnegat peninsula, Mantoloking was first known by sportsmen. The first structure in the area was undoubtedly Uncle Jakey's Tavern,⁶ an establishment famous among hunters and fishermen. Part or all of this structure, believed to have been built in 1811, may still exist although area residents will scrupulously qualify this claim. What is certain is that one of the two structures known to have

belonged to Jacob and Deborah Herbert did remain in their family for nearly one hundred years,⁷ and still exists today. This is the present Benedict House, located to the north of the Life Saving Station site.⁸

The name of Mantoloking--of obvious Indian derivation but uncertain translation⁹--was given to the planned resort in 1881. The actual planning was earlier. According to Frederic M. Colie, an historian of the Borough, land acquisition began in 1875⁹--the project of a single gentleman, Frederick W. Downer of New York. Lots were sold in New York by a real estate agent named Ferdinand Fish (whose house still exists on Bay Avenue; it was later sold to the Foote family.) Two corporations were formed--the Seashore Land and the Seashore Improvement Companies--and title was put in the name of each. As was the case with the other peninsular resorts, Mantoloking was planned and initiated before there was a railroad to service it--one must assume that it was at least anticipated.¹⁰

1882 was the most dramatic of the early years. A map of that date shows a careful town plan, divided into 96 lots of various sizes with the railroad station and six other structures drawn and identified (this map excludes the southern area of the borough; therefore, neither the Life Saving Station nor the Jacob Herbert property adjoining is shown.) Four of the buildings are sited at the oceanfront and are marked with the name of Land Company members; Downer, Robert DeForest, G. Harris Dorrance, and Frank Weeks;¹¹ of these, the DeForest and Downer cottages still remain. Local tradition asserts that these and the Clubhouse were built by Meeker-Heddon, builders for the Pennsylvania Railroad; however, the Ocean County records indicate at least some collaboration with Ellwood K. Warren and other contractors who had worked in Bay Head.¹² A building known as the Clubhouse is also shown at the ocean; this structure, later known as the Moorings,

still exists, with a greatly changed exterior but a floor plan which is nearly identical to that shown on the map. It had been intended as a dining establishment, and was managed by F.F. Katzenbach, son of Peter Katzenbach of the Trenton House in Trenton, and brother of Dr. William H. Katzenbach, of New York and Bay Head.¹³ Unfortunately, this "principal hotel" did not survive in its intended form for more than a few years, due at least in part to the cottagers' preference for eating at home.¹⁴

The final structure shown on the 1882 map is the Arnold Cottage--home of the land company superintendent, Captain John Arnold of Point Pleasant, whose name appears widely in local journalism and advertisements of the time, and who possessed a good deal of contemporary prestige. (This structure was later sold, first to the Colie and then to the Brett family; it still stands on Ocean Avenue.) Arnold also built two cottages on the bay-front to be used as boarding houses. These also stand today, although one is marked for demolition.

A unique feature of Mantoloking's early development was the improvement of the land itself, a factor which was well publicized by both Capt. Arnold and Mr. Downer. The land here, which was naturally as poor as that of the rest of the peninsula, was graded and covered with topsoil imported from the mainland (at great expense) to facilitate the planting of lawns. John Cunningham comments on this phenomenon:

Captain Arnold knew whom he wanted to attract: He laid over the entire tract with imported inland soil to grow grass. That costs money; it also attracted money. The exclusive seed of Mantoloking was sown in the first load of topsoil dumped on the sand. ¹⁴

It was possibly this innovation that suggested the creation of the Mantoloking Golf Club in 1896--which later became the Mantoloking Golf and Yacht Club (only the Yacht Club remains today.) There was also a Mantoloking Tennis Club as early as 1887¹⁵ and it is probable that this too, became a part

of the consolidated Yacht Club. Other unique features of the community were the boardwalk and the "Bower Houses" on the beach.

Frederick Downer, continued to be the primary shaper of its landscape for many years. He was responsible for the establishment of the Clubhouse, which he deeded (dry) to the Borough; for the church; and for its three identical neighboring cottages, still known today as Faith, Hope and Charity (even though Charity has been lost; Faith and Hope have been moderately altered.)¹⁶ The Downer Church, St. Simon's by-the-Sea, belongs to the Episcopal Diocese and is believed to have been copied from a Norwegian fishermen's Church. Although its architect is unknown, it seems that Wyckhoff Applegate of Bay Head fame was responsible for its construction in 1888, and for that of its original Rectory as well.¹⁷

The homes of Mantoloking are an appropriate subject for analysis, as they have been consistently important to the town. The area was always residential; there was never any industry although, for subsistence purposes, there had been at least one ice house and a fish pound.¹⁸ But people came to Mantoloking first and foremost for vacations, and their social ties were based upon domestic rather than commercial interaction, as well as on outdoor pastimes. Despite the lack of economic ties, the town worked together, and this is still largely true today.

Most of the pivotal structures in Mantoloking were built before 1900. There were incentives offered by the Land Company to anyone who built their home within a year of the date of land purchase,¹⁹ and it seems that there were many who took advantage of this offer. Housing styles reflect a unified reaction: they are Shingle Style, with no remaining evidence of Gothic or Queen Anne detail but rather some transitional gestures to the Colonial Revival.²⁰ By 1890, Edwin Salter was able to report "quite a number of

fine cottages" in Mantoloking,²¹ and a 1915 description implies a vigorous growth, asserting a population of 150 in the winter, and 400 or 500 in the summer.²² There is evidence that Frederick Downer screened the prospective residents, and many of the earliest had Princeton associations,²³ in common with the town of Bay Head--there were also New Yorkers and Philadelphians, brought by the railroad. Marriages occurred between many of the oldest families, and a preponderance of familiar surnames continues to this day.

The principal outside ties of Mantoloking were to Bay Head, Point Pleasant, and the area across the bay known as West Mantoloking, which had been joined first by ferry and then by bridge in 1884, which is now a part of Brick township. The easy availability of services from these places gave Mantoloking residents little reason to create their own; thus, there was a relatively late date of incorporation as a borough (1911) and, to this day, the area lacks some nominally "essential" amenities--a year-round church, gas station, or hardware store. The old general store (demolished) and the Post Office (still standing and known as the "Chimneys") have been succeeded in function by newer structures, but the first borough hall remains, with significant alterations. The non-residential portion of the town is still located near the bay, on Downer Avenue.

This area is the site of the Yacht Club, still the focal point of the town. Mantoloking has been among the most enthusiastic of the BBYRA members, and it is still sailing conscious, supported by the superior conditions which are said to exist here.²⁴ Among the first activities of the Mantoloking Association (described as a "charitable organization" in the industrial directory)²⁵ was the formation of a basin for small boats--an indication of their importance, for both necessity and sport. It was also

known as a haven for houseboats in the area, one of which was undoubtedly that of the artist, Gerard R. Hardenburgh. (Other known area artists include George Herbert McCord and Lisa Downer.)²⁶

At the present time, the Yacht Club structure (built in 1900) is the only building in Mantoloking with known architect's plans--it appears to be the work of Henry C. Pelton of New York. The drawings, which are located in the County courthouse, are of interest as they clearly express the then contemporary preferences of the town. Pelton had originally planned a Queen Anne pavilion-type structure, of the dimensions and outline which exist today, but with fancier details and patterned siding. Pencilled in upon the drawing are instructions to replace the ornate exterior "with the usual brown shingle"²⁷ an awareness of the most popular style of the times, and indicative of Mantoloking's chosen role of tasteful understatement.

MANTOLOKING

FOOTNOTES

¹ Grover C. Low, Industrial Directory of New Jersey (Camden: S. Chew and Sons, 1915), p.295.

² Frederic R. Colie, An Exercise in Nostalgia: Mantoloking 1880-1920 (Morristown: Compton Press, 1971), p.6.

³ Vivian Zinkin, Place Names of Ocean County, New Jersey 1609-1849 (Toms River: Ocean County Historical Society, 1976), p.62.

⁴ Ibid., p.90.

⁵ Colie, p.3.

⁶ "Uncle" was an honorary title given familiarly in this area. The proprietor's actual name was Jacob Herbert (also spelled Harbor) and his tavern was famous for its annual celebration of "Salt Water Day" which was inherited from the Indians. Robert Jahn, Down Barnegat Bay: A Nor'Easter Midnight Reader (Mantoloking: Beachcomber Press, 1980), p.187.

⁷ Ocean County Book of Deeds. Family title on the property goes back to Obadiah Herbert, Jacob's father, and continued through the Herbert family through daughter Emily Kellinger and granddaughter Minnie Clayton. It is an interesting sidelight that Jacob Herbert lost this property for a brief period, due to mortgage difficulties. It was sold at a sheriff's sale to George Ashton, who re-sold it to Herbert for a nominal sum. Unfortunately, neither the mortgage books nor the advertisements of the sheriff's sale that are printed in the New Jersey Courier give any indication of what the premises were like, and so the question of the tavern location is still unsolved.

⁸ The Life Saving Station #11 no longer exists; it was demolished after World War II. Pictures indicate that it was similar in appearance to the Station still standing in Seaside Park.

⁹ Colie, p.17. Among the options are "Land of Sunrise," "Frog Ground," and "High Place."

¹⁰ The handwritten notes of Delavan B. Downer state that Mr. Dorrance was the president of the Pennsylvania Railroad.

¹¹ Ibid. Mr. Downer's notes include this remark: "Mr. Little, of New Jersey, father in law of Payson Terhune." Perhaps the reference is to Albert Payson Terhune, New Jersey resident and author of many juvenile books.

¹² Other contractors thought to have worked in Mantoloking include Albertson, Stillwell, and Henry Ware.

MANTOLOKING FOOTNOTES CONTINUED:

¹³ Colie, p.17.

¹⁴ John T. Cunningham, The New Jersey Shore (New Brunswick: Rutgers University Press, 1958) p.78.

¹⁵ Colie, p.75.

¹⁶ According to Delavan B. Downer, Frederick Downer built at least one other cottage, which was known as Hilltop and has been lost to fire.

¹⁷ This structure has been the home of Mrs. Runyon Colie and is called "The Wrecktory" in light of its old function, and in honor of a shipwreck that was located near there. The actual church rectory is now located in "Hope."

¹⁸ Robert Jahn was told that this enterprise had been located on a circle in the center of the road to Bay Head.

¹⁹ Colie, p.18.

²⁰ As in Bay Head, a great deal of this is apparent in the white painted, columned porch designs and other frame trim. The most overtly Colonial Revival structures are the "Arnold Cottages" on Bay Avenue.

²¹ Edwin Salter, A History of Monmouth and Ocean Counties (Bayonne: E. Gardner and Son; 1890) p.286.

²² Low, op. cit.

²³ Delavan Downer remarks: "President Hibben, President of Princeton stayed at the Albertson (hotel). Dean West also."

²⁴ Colie, p.101, cites the fact that the drawbridge to the mainland was to the north of town -- Bay Head sailors had to contend with it on their way into the bay, but Mantoloking didn't need to. Additionally, there were no narrow channels.

²⁵ Low, op. cit.

²⁶ Lisa Downer's studio has been incorporated into a residence located just south of "The Chimneys" but none of its original outlines can be discerned from the present structure.

One of the noted Mantoloking artists is probably implied in a Lavalette newspaper of the 1930s -- it states that the Catholic Church of Lavalette first met "In an artist's studio in Mantoloking."

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Colie, Betsy. Interview by M.R. Kralik, Mantoloking, August 1980.

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NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-1

HISTORIC NAME: Mantoloking Yacht Club
LOCATION: Downer Ave. & Bayfront

COMMON NAME: Mantoloking Yacht Club
BLOCK/LOT 30/6AB

MUNICIPALITY: Mantoloking
USGS QUAD:
OWNER/ADDRESS: Mantoloking Yacht Club
P.O. Box 550, Mantoloking, New Jersey 08738

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date: 1900

Source of Date: Frederic R. Colie

Architect: Henry C. Pelton, N.Y.C.

Builder: Joseph Stillwell

Style: Vernacular Queen Anne/Shingle

Form/Plan Type: square with additions to
northwest and north, 3 bay

Number of Stories: 1½

Foundation:

Exterior Wall Fabric: asbestos over shingle

Fenestration: paired dhs. 9/1

Roof/Chimneys: hipped

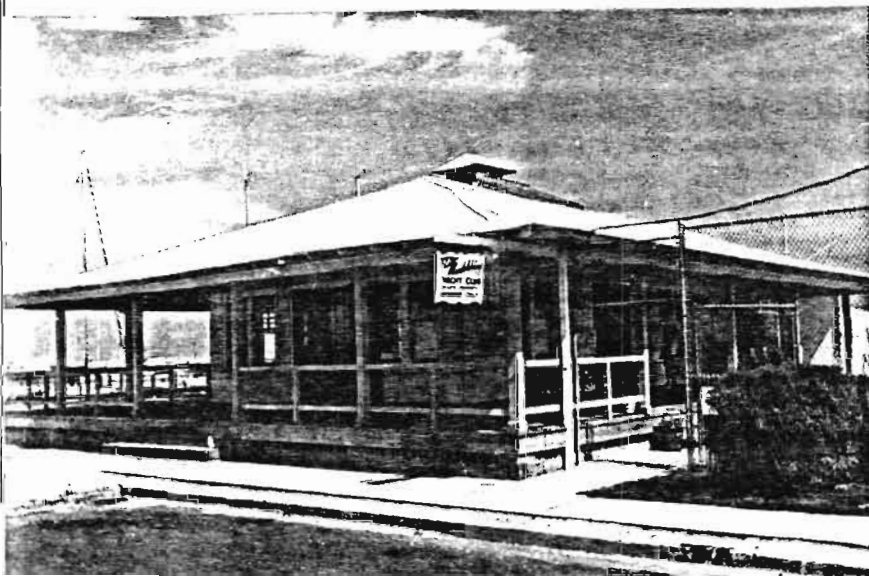
Additional Architectural Description:

An open porch, supported by square posts and double curved "branch" supports, originally surrounded the four sides - the addition has interrupted the pattern. The branch motif is repeated in the railing and on the interior king post roof trusses. The roof flares slightly above shaped rafter tails. Interior details include wainscoting and molded window surrounds with corner blocks.

PHOTO

Negative File No. 1520-1

Map (Indicate North)



NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-2

HISTORIC NAME: St. Simon's Episcopal Church
LOCATION: Ocean Avenue

COMMON NAME: St. Simon's by-the-sea
BLOCK/LOT 34/16

MUNICIPALITY: Mantoloking

COUNTY: Ocean

USGS QUAD:

UTM REFERENCES:

OWNER/ADDRESS:

Zone/Northing/Easting

DESCRIPTION

Construction Date: 1889

Source of Date: 1889

Architect:

Builder: Wyckhoff Applegate

Style: Shingle style/Scandanavian

Form/Plan Type: rectangle. 3 bay nave, with traditional orientation

Number of Stories: N/A

Foundation:

Exterior Wall Fabric: natural shingle

Fenestration: elaborate high arched windows on north and south sides of central tower. 9 sections, with 24 lights each. Radiating lights in arch. Non-pictorial.

Roof/Chimneys: gable facing street. tower roof is hipped, with flared eaves; natural shingle.

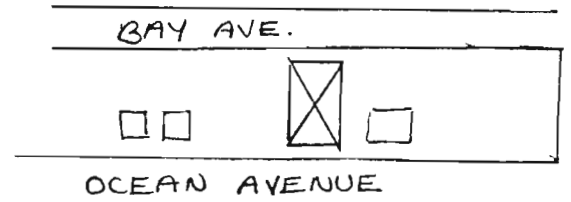
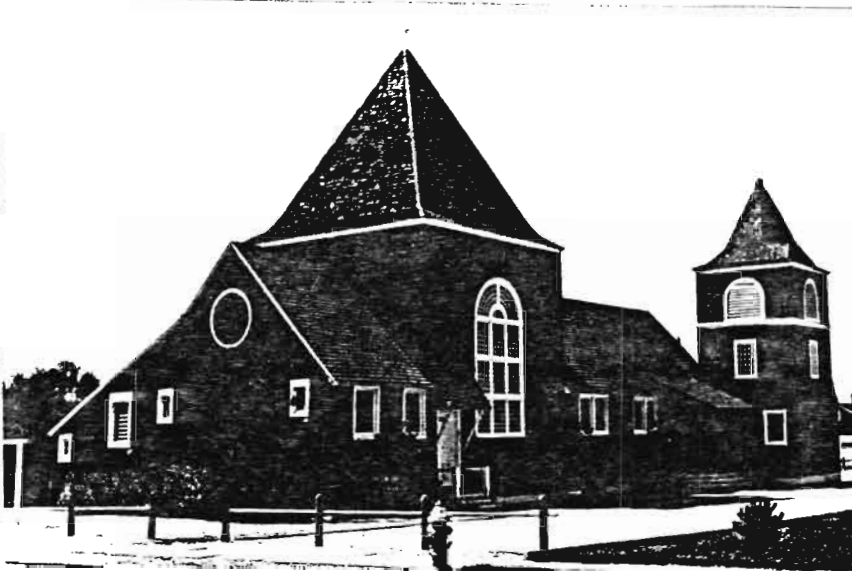
Additional Architectural Description:

Local tradition asserts that the plan is based upon a Norwegian fisherman church. Alterations in 1927, which simplified the tower decoration. Applegate also built the original rectory.

PHOTO Negative File No. 1520-2

Map (Indicate North)

N →



SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES: -

The church is sited on Route #35, and has considerable traffic running in both directions before it. It is also in very close proximity to both the ocean and the bay. Surrounding structures include both the original and the present rectory which are in complimentary shingle style.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commerical Highway Commercial Other

SIGNIFICANCE:

Always a summer chapel; deeded to the township by Frederick W. Downer, the founder of Mantoloking. It is architecturally unique as an Ocean County church in that it deviates in plan and appearance from the nineteenth century "meetinghouse" norm that prevailed here.

It is an integral part of Mantoloking's shingled streetscape.

In the earliest days of the borough, this church represented the primary social opportunity for local businessmen - who had a five and one-half day work week. Services were traditionally followed by a "Sunday bathing hour."

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good

REGISTER ELIGIBILITY: Yes Possible

THREATS TO SITE: Roads Development

No Threat Other

PRESENT USE:

Fair Poor

No Part of District

Zoning Deterioration

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interview by M.R. Kralik. Mantoloking, August 1980.

Colie, Frederic R. An Exercise in Nostalgia: Mantoloking 1880-1920. Morristown, New Jersey: Compton Press, Inc., 1970

Colie, Louise Edgar. Interview by M.R. Kralik. Mantoloking, August 1980.

RECORDED BY: M.R. Kralik

DATE: 8/80

ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-3

HISTORIC NAME: Arnold House
LOCATION: 1312 Ocean Avenue

COMMON NAME: Colie-Brett Home
BLOCK/LOT 34/13

MUNICIPALITY: Mantoloking
USGS QUAD:
OWNER/ADDRESS: Clifford & Jacqueline Lewis
421 Monument Avenue, Malvern, Pa. 19355

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date: 1882

Source of Date:

Architect:

Builder:

Style: Shingle/Vernacular Queen Anne

Form/Plan Type: L

Number of Stories: 2½

Foundation: concrete

Exterior Wall Fabric: natural shingle

Fenestration: dhs, triple groups, 1-bay wide

Roof/Chimneys: hipped roof with flaring eaves; eyebrow dormer to the south, with a 1-light aperture/exterior panelled brick chimney

Additional Architectural Description:

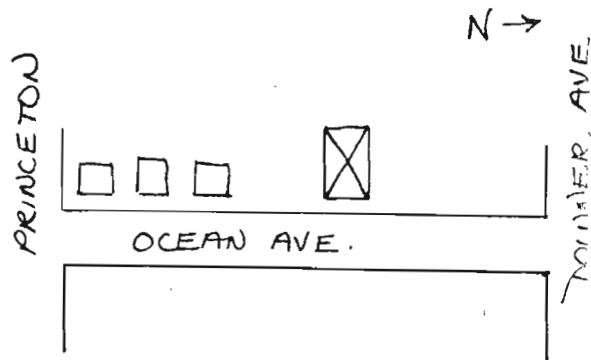
This is a decidedly shingle style home with some Queen Anne elements; it is very different from other Mantoloking houses of its era. An abundance of painted trim and porch posts offset the dark exterior fabric. There is a two story tower at the northeast corner, with a bracketed cornice, and a two story bay element to the east, with a "Medieval" bracketed overhang and shaped fascia boards. An open porch projects from the first floor east, and is enclosed to the south. There is also a second floor shed porch addition to the north.

PHOTO

Negative File No. 1520-3



Map (Indicate North)



SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

Sited on Ocean Avenue, close to St. Simon's, a block away from both bay and ocean. It is in the center of Mantoloking's concentration of historic buildings.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other

SIGNIFICANCE:

Captain Arnold was the land company superintendent, and intended this home for his own use. It was purchased later by Mr. Edward M. Colie thereby increasing the associational importance for Mantoloking as the Colies have been a pivotal family in the area. The home was then given to the Brett family.

Visually, it is important as a unique variant within the area, with apparently little alteration.

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good

REGISTER ELIGIBILITY: Yes Possible

THREATS TO SITE: Roads Development

No Threat Other

PRESENT USE:

Fair Poor

No Part of District

Zoning Deterioration

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interview by M.R. Kralik and Charles Ashton Mantoloking, August 1980.

Downer, Delavan Bloodgood. Unpublished manuscript in the possession of Mrs. Runyon Colie, Jr. n.d.

RECORDED BY: M.R. Kralik

DATE: 8/80

ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-4

HISTORIC NAME: Arnold Cottage
LOCATION: 1338 Bay Avenue

COMMON NAME:
BLOCK/LOT 33/10 AB

MUNICIPALITY: Mantoloking
USGS QUAD:
OWNER/ADDRESS: H.W. & Isabel Robinson
111 North Trail, Sarasota, Florida 33577

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date:

Source of Date:

Architect:

Builder:

Style: Vernacular Gothic
Early Colonial Revival
Number of Stories: 2½

Form/Plan Type: rectangle/5 bay

Foundation:

Exterior Wall Fabric: clapboard and shingle

Fenestration: dhs, 2/2 (6/6 in attic)

Roof/Chimneys: gable roof parallel to the street with cross gable above the center door/2 interior concrete chimneys
Additional Architectural Description:

A variety of materials: natural shingle roof, clapboards; a band of diagonal wood in gables, and diamond shingles above the second floor. The eaves have projecting purlins. There are tall first floor windows with elaborate lintels, and a double front door with transom.

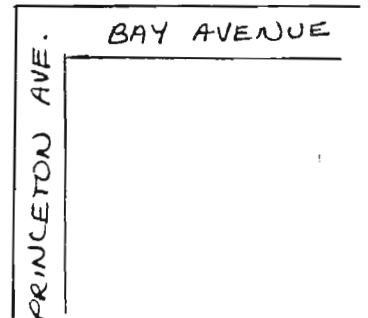
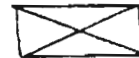
PHOTO Negative File No. 1520-4



Map (Indicate North)

BARNEGAT BAY

N →



NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION
OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION, 109 WEST STATE STREET, TRENTON, NEW JERSEY 08625 (609) 292-2023

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

Bayfront location, on the north corner at the foot of Princeton Avenue.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

Associational importance due to original construction by Captain John Arnold.

Architectural importance due to details (early Colonial Revival) which are somewhat unusual in this area, and indicative of architectural planning. The symmetrical, Georgian-type massing is outstanding amidst the ubiquitous shingle construction, although Victorian details and materials are present.

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good

REGISTER ELIGIBILITY: Yes Possible

THREATS TO SITE: Roads Development

No Threat Other

PRESENT USE:

Fair Poor

No Part of District

Zoning Deterioration

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interviewed by M.R. Kralik and Charles Ashton Mantoloking, August 1980.

RECORDED BY: M.R. Kralik

DATE: 8/80

ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-5

HISTORIC NAME: Arnold Cottage
LOCATION: 1336 Bay Avenue

COMMON NAME: "Tilt"
BLOCK/LOT 33/9A

MUNICIPALITY: Mantoloking
USGS QUAD:

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

OWNER/ADDRESS: Isabel Earle
8214 Seminole Avenue, Philadelphia, Pa. 19115

DESCRIPTION

Construction Date:

Source of Date:

Architect:

Builder:

Style: Vernacular Gothic/
early Colonial Revival
Number of Stories: 2½

Form/Plan Type: rectangle

Foundation:

Exterior Wall Fabric: asbestos shingle

Fenestration: dhs, 2/2

Roof/Chimneys: gable roof parallel to the street, with cross gable above the center door/1 interior brick chimney

Additional Architectural Description:

Similar to #1520-4, but altogether narrower, smaller and plainer and without center window above the door. A plain transom is built in over the door, and there is a gable projecting porch framing the entrance.

PHOTO

Negative File No. 1520-5



Map (Indicate North)

N →

BARNEGAT BAY



PRINCETON AVE.

BAY AVE.

NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION
HISTORIC PRESERVATION SECTION, 109 WEST STATE ST.
TRENTON, NEW JERSEY 08625 (609) 292-2023

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

Bayfront location; another Arnold Cottage is immediately to the south.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commerical Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

Associational importance through Captain Arnold; architectural importance due to compatibility with the other homes on the block, especially #1520-4 and #1520-7.

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good
REGISTER ELIGIBILITY: Yes Possible
THREATS TO SITE: Roads Development
No Threat Other

PRESENT USE:

Fair Poor
No Part of District
Zoning Deterioration

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interviewed by M.R. Kralik and Charles Ashton. Mantoloking, August 1980.

RECORDED BY: M.R. Kralik

DATE: 8/80

ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-6

HISTORIC NAME:
LOCATION: 1400 Bay Avenue

COMMON NAME:
BLOCK/LOT 37/11AB

MUNICIPALITY: Mantoloking
USGS QUAD:
OWNER/ADDRESS: Douglas & Margaret Love
13 Sailors Way, Rumson, New Jersey 07760

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date: early 20th century

Source of Date: stylistic

Architect:

Builder:

Style: Shingle

Form/Plan Type: rectangle/2 bay

Number of Stories: 2½

Foundation: brick piers infilled with cement

Exterior Wall Fabric: natural and patterned shingle

Fenestration: dhs, with diamond upper sash

Roof/Chimneys: gambrel roof running parallel to the bay/1 interior (center) brick chimney

Additional Architectural Description:

The dominant feature of this bayfront home is a two-story, semi-octagonal tower element on the east side, with diamond patterned shingles in a 1/2-diamond form. It is crowned with a gambrel roof, as is the west wall dormer. There is a one story open shed porch, with classical columns, extending east and south; and a shed porch north, with latticed arches.

PHOTO

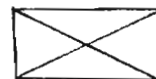
Negative File No. 1520-6



Map (Indicate North)

BARNEGAT BAY

N →



BAY AVE.

PRINCETON AVE.

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

This home is of high visual impact, and seems to be the work of an architect, rather than that of a contractor-builder. It is of high style quality, a good variation of the standard shingle style structure.

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good

REGISTER ELIGIBILITY: Yes Possible

THREATS TO SITE: Roads Development

No Threat Other

PRESENT USE:

Fair Poor

No Part of District

Zoning Deterioration

COMMENTS:

REFERENCES:

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-7

HISTORIC NAME: Fish-Foote-Lovering House
LOCATION: 1313 Bay Avenue

COMMON NAME:
BLOCK/LOT 33/1 AB

MUNICIPALITY: Mantoloking
USGS QUAD:

COUNTY: Ocean
UTM REFERENCES:

OWNER/ADDRESS: Joseph Lovering Jr.
154 Bethlehem Pike, Philadelphia, Pa. 19118

Zone/Northing/Easting

DESCRIPTION

Construction Date: c.1885

Source of Date: stylistic

Architect:

Builder: Joseph Stillwell (possible)

Style: Vernacular Gothic/
early Colonial Revival
Number of Stories: 2

Form/Plan Type: rectangle

Foundation: concrete

Exterior Wall Fabric: shingle

Fenestration: dhs, 3 bay with Queen Anne upper sash

Roof/Chimneys: gable, parallel to Arnold Street, with center cross gable/2 interior
concrete chimneys

Additional Architectural Description:

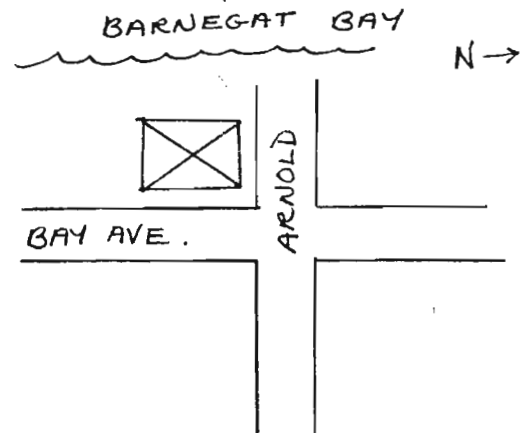
This is very similar in general appearance and massing, to #1520-4. An open porch with square posts surrounds the home on three sides, and there are "Stillwell characteristics", such as a second floor porchette, facing west to the bay. There is a first floor bay projecting north.

PHOTO

Negative File No. 1520-7



Map (Indicate North)



SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

This house lies on a bay front lot, on the southwest corner of Bay Avenue/Arnold Street intersection. There are residences to the south, and a public utilities structure diagonally across the intersection.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

This home was built by the New York land agent, Ferdinand Fish, and appears to have been changed little. It is similar in appearance to two other nearby significant structures known as the Arnold Cottages.

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good

REGISTER ELIGIBILITY: Yes Possible

THREATS TO SITE: Roads Development

No Threat Other

PRESENT USE:

Fair Poor

No Part of District

Zoning Deterioration

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interview by M.R. Kralik and Charles Ashton. Mantoloking, August 1980

Colie, Frederic R. An Exercise in Nostalgia: Mantoloking 1880-1920. Morristown, New Jersey: Compton Press, Inc., 1970

Downer, Delavan Bloodgood. Unpublished manuscript in the possession of Mrs. Runyon Colie, Jr.

RECORDED BY: M.R. Kralik

DATE: 8/80

ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-8

HISTORIC NAME: Louis Pennington House
LOCATION: 1237 Ocean Avenue

COMMON NAME:
BLOCK/LOT 26/10AB

MUNICIPALITY: Mantoloking
USGS QUAD:
OWNER/ADDRESS: Kathleen Reinert, Trustee
200 Forman Avenue, Pt. Pleasant Beach, N.J. 08742

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date: c.1890

Source of Date: stylistic

Architect:

Builder:

Style: Shingle

Form/Plan Type: rectangle, with rectangular addition to the west (gable to street)

Number of Stories: 2½

Foundation: cement over cinder block and brick

Exterior Wall Fabric: natural shingle

Fenestration: dhs

Roof/Chimneys: gable roof, parallel to Downer Avenue/1 center interior brick chimney with cap

Additional Architectural Description:

A graceful arch-shaped motif distinguishes this home as the probable work of an architect. The eastern element, which runs parallel to Downer, is the original portion: it has a symmetrical five bay facade, with a unified cove-cornice-type overhang, and an arcuated shingle band at the base of the porch, which extends to three sides. An arched recess highlights the attic story on the north side. Shingled, paired brackets support the roof overhang, and the porch posts are flared at the top. Two semi-octagonal dormers are joined on the east (ocean) side.

PHOTO

Negative File No. 1520-8

Map (Indicate North)



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DOWNER AVE



OCEAN

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

The Pennington House is located on the oceanfront, in an area of similarly-scaled homes.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other oceanfront

SIGNIFICANCE:

An example of the large "cottage" built in shore areas around the turn of the century. The oceanfront siting, opposite to the Moorings is very visually prominent, and the subtleties of architectural detail imply the work of an established architect.

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good
REGISTER ELIGIBILITY: Yes Possible
THREATS TO SITE: Roads Development
No Threat Other

PRESENT USE:

Fair Poor
No Part of District
Zoning Deterioration

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interview by M.R. Kralik and Charles Ashton. Mantoloking, August 1980.

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural & Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-9

HISTORIC NAME: The Chimneys
LOCATION: 1233 Bay Avenue

COMMON NAME:
BLOCK/LOT 27/15

MUNICIPALITY: Mantoloking
USGS QUAD:
OWNER/ADDRESS:

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date: 1885

Source of Date: Benedict and Colie

Architect:

Builder: Albertson

Style: Vernacular Queen Anne with Stick
Style elements

Form/Plan Type: T-plan

Number of Stories: 2½

Foundation: brick

Exterior Wall Fabric: natural shingle

Fenestration: 4 bay. replaced double hung sash

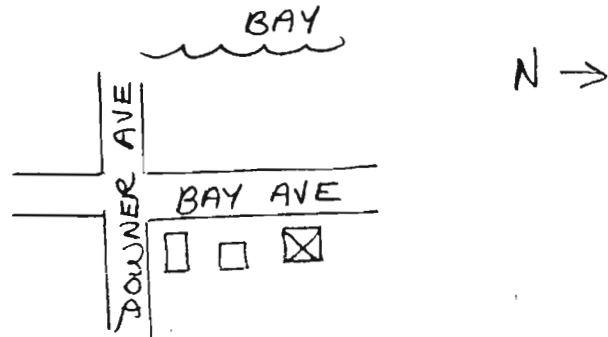
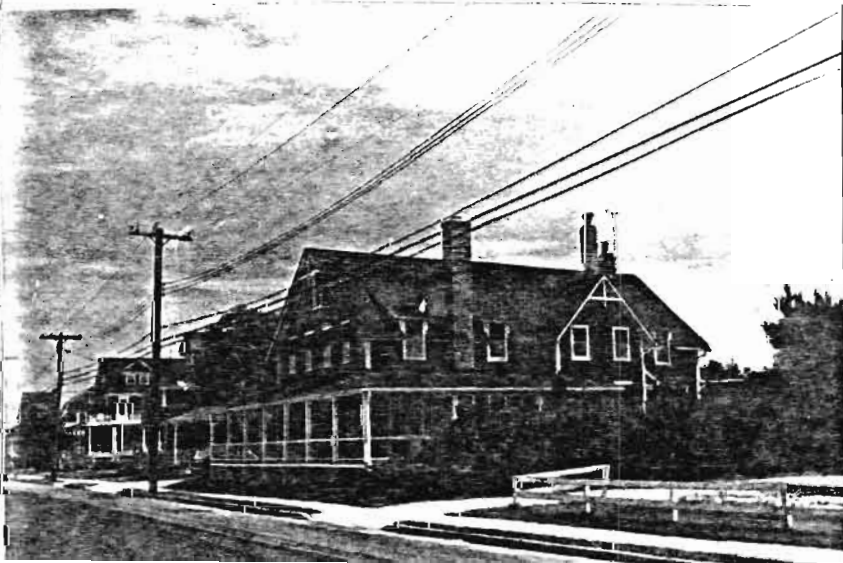
Roof/Chimneys: gable roof. 4 interior brick chimneys with chimneypots.

Additional Architectural Description:

The many chimneys which inspired the name of this structure are still a notable architectural feature. There are two pairs of wall dormers, and a 3-part Venetian doorway. An open porch with square posts projects front and extends to the sides; it is partially enclosed to the south. There is some plain stickwork in the gable peaks.

PHOTO Negative File No. 1520-9

Map (Indicate North)



NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION
HISTORIC PRESERVATION SECTION, 109 WEST STATE STREET, TRENTON, NEW JERSEY 08625 (609) 292-2023

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

The Chimneys is located opposite to the Mantoloking Yacht Club, and to the north of Lisa Downer's studio. There are residences to either side. A garage with a cupola is located to the north of the house and is attached by a walkway.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Close to bayfront

SIGNIFICANCE:

This was the first post office in Mantoloking, and is attributed to the builder, Joseph Albertson - also known for the now-defunct "Breakers", an oceanfront hotel.

This is one of the finest structures in Mantoloking, and continues to serve as a landmark. It is featured in the 1920s local film, "Mantoloking Moonshine."

ORIGINAL USE: Post Office (and residence) PRESENT USE: Residence
PHYSICAL CONDITION: Excellent Good Fair Poor
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other

COMMENTS:

REFERENCES:

Anne Benedict and Betsy Colie, interview by M.R. Kralik and Charles Ashton, Mantoloking, 1980

RECORDED BY: M.R. Kralik
ORGANIZATION: Heritage Studies

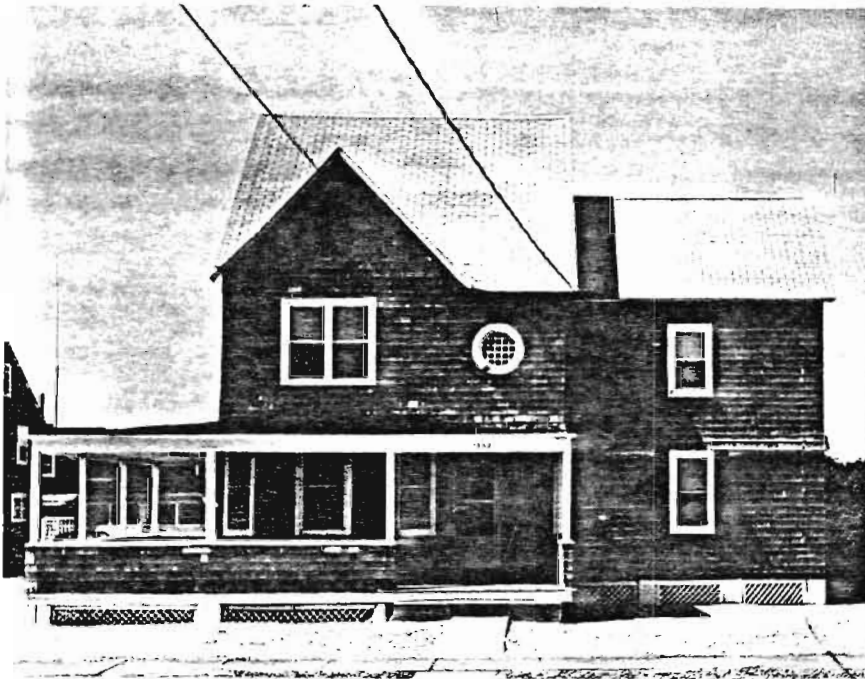
DATE: 1980

1520-L1



The Wrecktory / Louise Edgar Colie Home, 1325 Ocean Avenue

2½ stories, natural shingle, gable roof to street, vernacular Shingle Style, c.1888. Alterations to first floor porch. An oceanfront home, constructed by the builder Wyckhoff Applegate to be the rectory of St. Simon's Church.



1520-L2

"Hope" 1322 Ocean Avenue - "Faith" 1328 Ocean Avenue

Each, 2½ stories, natural shingle, gable roof to street, vernacular Shingle Style, c.1888. 2-story veranda and multi-light oculus; some alterations. Two of the three cottages built by Frederick Downer, these were once nearly identical in appearance.

1520-L3



The Moorings / D'Allessandro Home, 1301 Ocean Avenue

2 stories, aluminum siding over shingle, gable roof to street, vernacular Shingle Style, c.1882. A Palladian-type attic window faces west. This oceanfront structure was built to be the clubhouse for Mantoloking.

1520-L4



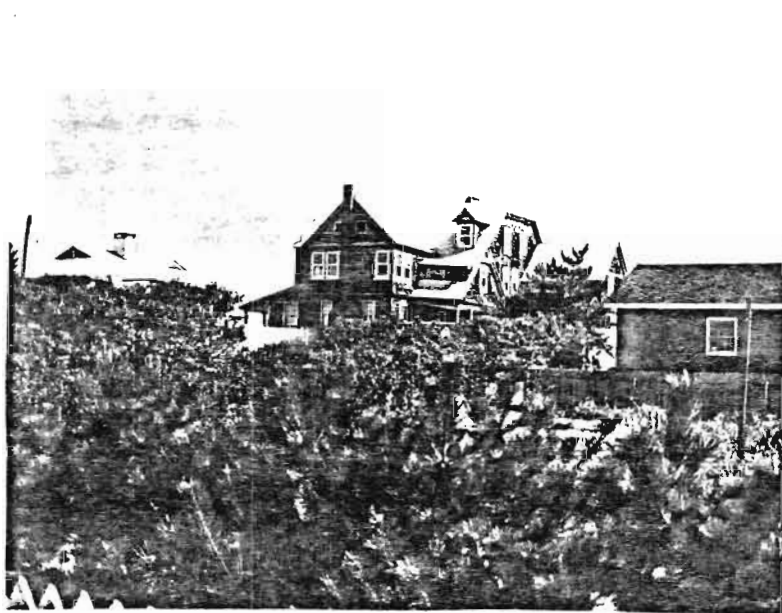
Mantoloking Borough Hall, Downer Avenue

2 stories, brick, hipped roof, vernacular Colonial Revival, c.1920. 6 bays wide, with single long shed dormer parallel to the street and arched windows. A semi-elliptical fanlight and sidelights frame the center door.



1520-L5A
Founders' Cottages / Deforest Cottage, 1219 Ocean Avenue

3 story, vinyl siding, gable roof to street, vernacular Shingle Style, c.1882.



1520-L 6
Downer Cottage, 1221 Ocean Avenue

3 story, shingle, jerkinhead-on-gambrel roof, vernacular Shingle Style, c.1882. These are two of the original four Founders' Cottages, and were once similar in appearance. Alterations include numerous additions.

1520-L7



Uncle Jakie House / Herbert-Benedict House, 1547 Ocean Avenue

2½ stories, natural shingle, gable roof parallel to the street, construction date unknown. Open first floor porch on east and west facades; joined casement attic windows. This structure is known to have belonged to Jacob Herbert and may have been built as early as 1810; however, its appearance is contemporaneous with most of the 1880s homes in Mantoloking.

1520-L8



Fitch House, Northwest corner, Bay and Herbert (1198 Bay Avenue)

2½ stories, natural shingle, hipped roof, c.1880; remodelled 1901. Vernacular Shingle Style. Wall dormer to Herbert Street, open first floor porch to bay (north) and east. Garage gable extension to south. The core of this structure was the clubhouse of the Mantoloking Golf Club, moved in 1901. The contractor was Joseph Stillwell.

MANTOLOKING

STATE AND NATIONAL REGISTER OF HISTORIC PLACES

ON REGISTERS:

PENDING STATE REVIEW:

RECOMMENDED FOR STATE AND NATIONAL REGISTERS

The following list of buildings, districts or sites have been reviewed by the survey team and are considered eligible to be placed on the New Jersey and National Registers of Historic Places. For a complete explanation of the register program and criteria, contact the Office of Cultural and Environmental Services, 109 West State Street, Trenton, N.J. 08625. Telephone: (609) 292-2023.

FORM #	NAME AND ADDRESS	YES	POSSIBLE	PART OF DISTRICT
1520-1	Mantoloking Yacht Club Downer Ave. & Bayfront	X		
1520-2	St. Simon's Episcopal Church	X		
1520-3	Arnold House 1312 Ocean Ave.			X
1520-4	Arnold Cottage 1338 Bay Ave.			X
1520-5	Arnold Cottage 1336 Bay Ave.			X
1520-6	1400 Bay Ave.			X
1520-7	Fish - Foote - Lovering House 1313 Bay Ave.			X
1520-8	Louis Pennington House 1237 Ocean Ave.			X
1520-9	The Chimneys 1233 Bay Ave.		X	

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-1

HISTORIC NAME: Mantoloking Yacht Club
LOCATION: Downer Ave. & Bayfront

COMMON NAME: Mantoloking Yacht Club
BLOCK/LOT 30/6AB

MUNICIPALITY: Mantoloking

COUNTY: Ocean

USGS QUAD:

UTM REFERENCES:

OWNER/ADDRESS: Mantoloking Yacht Club
P.O. Box 550, Mantoloking, New Jersey 08738

Zone/Northing/Easting

DESCRIPTION

Construction Date: 1900

Source of Date: Frederic R. Colie

Architect: Henry C. Pelton, N.Y.C.

Builder: Joseph Stillwell

Style: Vernacular Queen Anne/Shingle

Form/Plan Type: square with additions to
northwest and north, 3 bay

Number of Stories: 1½

Foundation:

Exterior Wall Fabric: asbestos over shingle

Fenestration: paired dhs. 9/1

Roof/Chimneys: hipped

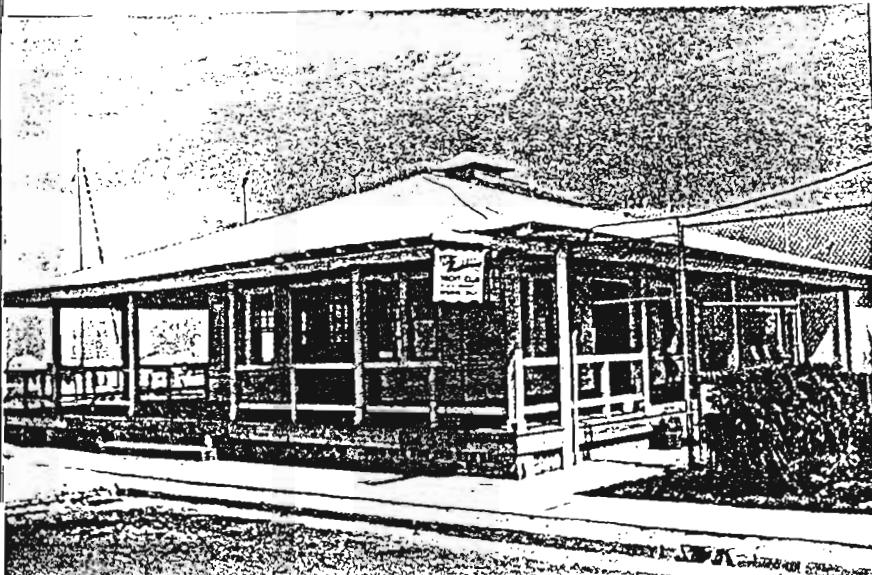
Additional Architectural Description:

An open porch, supported by square posts and double curved "branch" supports, originally surrounded the four sides - the addition has interrupted the pattern. The branch motif is repeated in the railing and on the interior king post roof trusses. The roof flares slightly above shaped rafter tails. Interior details include wainscoting and molded window surrounds with corner blocks.

PHOTO

Negative File No. 1520-1

Map (Indicate North)



SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

The yacht club is located on the bayfront, in the area where the early boat basin and the Downer Avenue dock had been established. It is separated from the major traffic flow of the borough, but is also situated at the foot of Downer Avenue, the major east-west street, and area of Mantoloking's small business/municipal district.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other bayfront

SIGNIFICANCE:

Like the other yacht clubs within the County, the Mantoloking club served (and serves) as a social and community center. Its construction has been described by Colie (p.83) as marking a turning point in the life of the town. Events included Saturday night dances and Sunday night hymn sings; July fourth fireworks and an annual church benefit fair.

Membership in the BBYRA solidified relationships with other yacht club communities.

ORIGINAL USE: PHYSICAL CONDITION: Excellent Good Fair Poor Present Use: siding is inappropriate
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other

COMMENTS:

REFERENCES:

Colie, Frederic R. An Exercise in Nostalgia: Mantoloking 1880-1920.
Morristown, New Jersey: Compton Press, Inc., 1970.
Ocean County Courthouse. Architectural rendering by Henry C. Pelton., Toms River, New Jersey

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
 HISTORIC PRESERVATION SECTION
 ANNUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-2

NAME: St. Simon's Episcopal Church
 LOCATION: Ocean Avenue
 MUNICIPALITY: Mantoloking
 QUAD:
 STREET/ADDRESS:

COMMON NAME: St. Simon's by-the-sea
 BLOCK/LOT 34/16
 COUNTY: Ocean
 UTM REFERENCES:
 Zone/Northing/Easting

DESCRIPTION

Construction Date: 1889

Source of Date: 1889

Architect:

Builder: Wyckhoff Applegate

Style: Shingle style/Scandinavian

Form/Plan Type: rectangle. 3 bay nave, with traditional orientation

Number of Stories: N/A

Foundation:

Exterior Wall Fabric: natural shingle

Roof: elaborate high arched windows on north and south sides of central tower. 9 sections, with 24 lights each. Radiating lights in arch. Non-pictorial.

Chimneys: gable facing street. tower roof is hipped, with flared eaves; natural shingle.

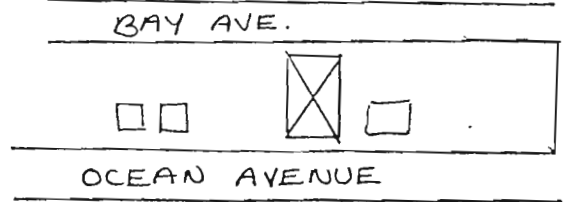
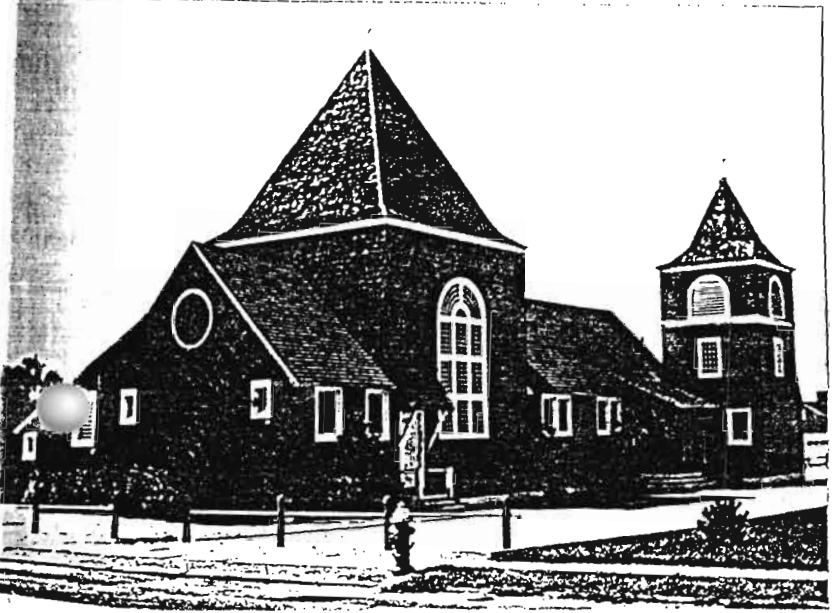
Additional Architectural Description:

Local tradition asserts that the plan is based upon a Norwegian fisherman church. Alterations in 1927, which simplified the tower decoration. Applegate also built the original rectory.

PHOTO Negative File No. 1520-2

Map (Indicate North)

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DOWNER AVE

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

The church is sited on Route #35, and has considerable traffic running in both directions before it. It is also in very close proximity to both the ocean and the bay. Surrounding structures include both the original and the present rectory which are in complimentary shingle style.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commerical Highway Commercial Other

SIGNIFICANCE:

Always a summer chapel; deeded to the township by Frederick W. Downer, the founder of Mantoloking. It is architecturally unique as an Ocean County church in that it deviates in plan and appearance from the nineteenth century "meetinghouse" norm that prevailed here.

It is an integral part of Mantoloking's shingled streetscape.

In the earliest days of the borough, this church represented the primary social opportunity for local businessmen - who had a five and one-half day work week. Services were traditionally followed by a "Sunday bathing hour."

ORIGINAL USE: _____ PRESENT USE:
PHYSICAL CONDITION: Excellent Good Fair Poor
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other

COMMENTS:

REFERENCES:

- Benedict, Anne and Colie, Betsy. Interview by M.R. Kralik. Mantoloking, August 1980.
- Colie, Frederic R. An Exercise in Nostalgia: Mantoloking 1880-1920. . . .
Morristown, New Jersey: Compton Press, Inc., 1970
- Colie, Louise Edgar. Interview by M.R. Kralik. Mantoloking, August 1980.

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural and Heritage Commission

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NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-3

HISTORIC NAME: Arnold House
LOCATION: 1312 Ocean Avenue

COMMON NAME: Colie-Brett Home
BLOCK/LOT 34/13

MUNICIPALITY: Mantoloking
USGS QUAD:

COUNTY: Ocean
UTM REFERENCES: Zone/Northing/Easting

OWNER/ADDRESS: Clifford & Jacqueline Lewis
421 Monument Avenue, Malvern, Pa. 19355

DESCRIPTION

Construction Date: 1882

Source of Date:

Architect:

Builder:

Style: Shingle/Vernacular Queen Anne

Form/Plan Type: L

Number of Stories: 2½

Foundation: concrete

Exterior Wall Fabric: natural shingle

Fenestration: dhs, triple groups, 1-bay wide

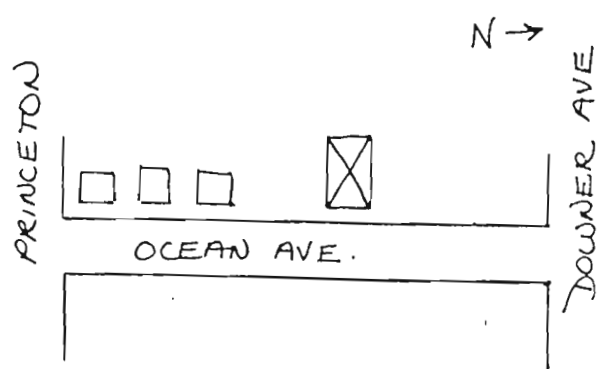
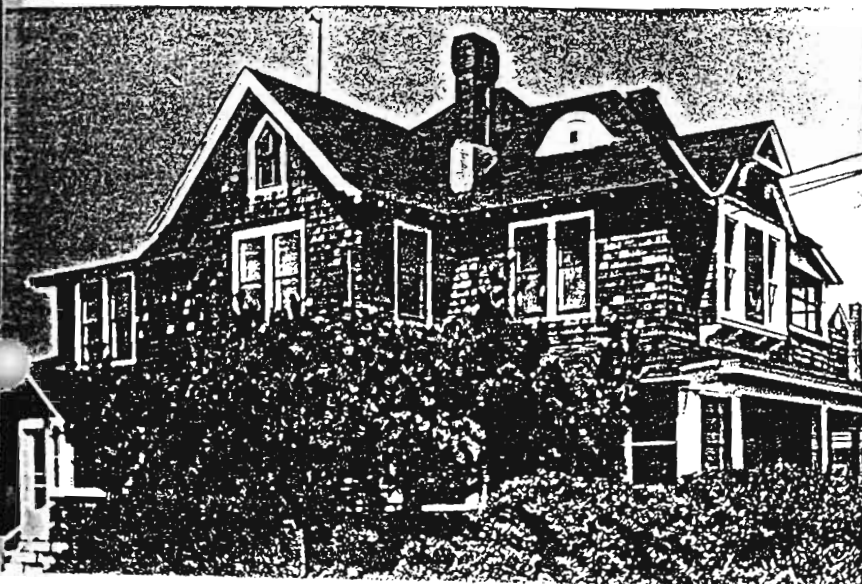
Roof/Chimneys: hipped roof with flaring eaves; eyebrow dormer to the south, with a 1-light aperture/exterior panelled brick chimney
ditional Architectural Description:

This is a decidedly shingle style home with some Queen Anne elements; it is very different from other Mantoloking houses of its era. An abundance of painted trim and porch posts offset the dark exterior fabric. There is a two story tower at the northeast corner, with a bracketed cornice, and a two story bay element to the east, with a "Medieval" bracketed overhang and shaped fascia boards. An open porch projects from the first floor east, and is enclosed to the south. There is also a second floor shed porch addition to the north.

PHOTO

Negative File No. 1520-3

Map (Indicate North)



NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-4

HISTORIC NAME: Arnold Cottage
LOCATION: 1338 Bay Avenue

COMMON NAME:
BLOCK/LOT 33/10 AB

MUNICIPALITY: Mantoloking
USGS QUAD:

COUNTY: Ocean
UTM REFERENCES:

OWNER/ADDRESS: H.W. & Isabel Robinson
111 North Trail, Sarasota, Florida 33577

Zone/Northing/Easting

DESCRIPTION

Construction Date:

Source of Date:

Architect:

Builder:

Style: Vernacular Gothic
Early Colonial Revival

Form/Plan Type: rectangle/5 bay

Number of Stories: 2½

Foundation:

Exterior Wall Fabric: clapboard and shingle

Fenestration: dhs, 2/2 (6/6 in attic)

Roof/Chimneys: gable roof parallel to the street with cross gable above the center door/2 interior concrete chimneys

Additional Architectural Description:

A variety of materials: natural shingle roof, clapboards; a band of diagonal wood in gables, and diamond shingles above the second floor. The eaves have projecting purlins. There are tall first floor windows with elaborate lintels, and a double front door with transom.

PHOTO

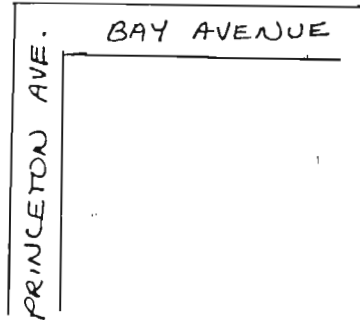
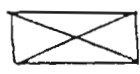
Negative File No. 1520-4



Map (Indicate North)

BARNEGAT BAY

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HISTORIC PRESERVATION SECTION, 109 WEST STATE STREET, TRENTON, NEW JERSEY 08625 (609) 292-2023

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

Bayfront location, on the north corner at the foot of Princeton Avenue.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
 Open Space Woodland Residential Agricultural Village
 Industrial Downtown Commerical Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

Associational importance due to original construction by Captain John Arnold.

Architectural importance due to details (early Colonial Revival) which are somewhat unusual in this area, and indicative of architectural planning. The symmetrical, Georgian-type massing is outstanding amidst the ubiquitous shingle construction, although Victorian details and materials are present.

ORIGINAL USE:

PHYSICAL CONDITION: Excellent Good
 REGISTER ELIGIBILITY: Yes Possible
 THREATS TO SITE: Roads Development
 No Threat Other

PRESENT USE:

Fair Poor
 No Part of District
 Zoning Deterioration

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interviewed by M.R. Kralik and Charles Ashton Mantoloking, August 1980.

RECORDED BY: M.R. Kralik DATE: 8/80
 ORGANIZATION: O.C. Cultural and Heritage Commission

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NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-5

HISTORIC NAME: Arnold Cottage
LOCATION: 1336 Bay Avenue

COMMON NAME: "Tilt"
BLOCK/LOT 33/9A

MUNICIPALITY: Mantoloking

COUNTY: Ocean
UTM REFERENCES:

USGS QUAD:

Zone/Northing/Easting

OWNER/ADDRESS: Isabel Earle

8214 Seminole Avenue, Philadelphia, Pa. 19115

DESCRIPTION

Construction Date:

Source of Date:

Architect:

Builder:

Style: Vernacular Gothic/
early Colonial Revival

Form/Plan Type: rectangle

Number of Stories: 2½

Foundation:

Exterior Wall Fabric: asbestos shingle

Fenestration: dhs, 2/2

Roof/Chimneys: gable roof parallel to the street, with cross gable above the center door/1 interior brick chimney

Additional Architectural Description:

Similar to #1520-4, but altogether narrower, smaller and plainer and without center window above the door. A plain transom is built in over the door, and there is a gable projecting porch framing the entrance.

PHOTO

Negative File No. 1520-5



Map (Indicate North)

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BARNEGAT BAY



PRINCETON AVE.

BAY AVE.

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

Bayfront location; another Arnold Cottage is immediately to the south.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

Associational importance through Captain Arnold; architectural importance due to compatibility with the other homes on the block, especially #1520-4 and #1520-7.

ORIGINAL USE:
PHYSICAL CONDITION: Excellent Good Fair Poor
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other

COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interviewed by M.R. Kralik and Charles Ashton. Mantoloking, August 1980.

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-6

HISTORIC NAME:
LOCATION: 1400 Bay Avenue

COMMON NAME:
BLOCK/LOT 37/11AB

MUNICIPALITY: Mantoloking
USGS QUAD:
OWNER/ADDRESS: Douglas & Margaret Love
13 Sailors Way, Rumson, New Jersey 07760

COUNTY: Ocean
UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date: early 20th century

Source of Date: stylistic

Architect:

Builder:

Style: Shingle

Form/Plan Type: rectangle/2 bay

Number of Stories: 2½

Foundation: brick piers infilled with cement

Exterior Wall Fabric: natural and patterned shingle

Fenestration: dhs, with diamond upper sash

Roof/Chimneys: gambrel roof running parallel to the bay/1 interior (center) brick chimney

Additional Architectural Description:

The dominant feature of this bayfront home is a two-story, semi-octagonal tower element on the east side, with diamond patterned shingles in a 1/2-diamond form. It is crowned with a gambrel roof, as is the west wall dormer. There is a one story open shed porch, with classical columns, extending east and south; and a shed porch north, with latticed arches.

PHOTO

Negative File No. 1520-6

Map (Indicate North)

BARNEGAT BAY

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BAY AVE.

PRINCETON AVE.



NEW JERSEY DEPARTMENT OF ENVIRONMENTAL PROTECTION
HISTORIC PRESERVATION SECTION, 109 WEST STATE STREET, TRENTON, NEW JERSEY 08625 (609) 292-2023

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

This home is of high visual impact, and seems to be the work of an architect, rather than that of a contractor-builder. It is of high style quality, a good variation of the standard shingle style structure.

ORIGINAL USE: PRESENT USE:
PHYSICAL CONDITION: Excellent Good Fair Poor
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other

COMMENTS:

REFERENCES:

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural and Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-7

HISTORIC NAME: Fish-Foote-Lovering House COMMON NAME:
LOCATION: 1313 Bay Avenue BLOCK/LOT 33/1 AB
MUNICIPALITY: Mantoloking COUNTY: Ocean
USGS QUAD: UTM REFERENCES:
OWNER/ADDRESS: Joseph Lovering Jr. Zone/Northing/Easting
154 Bethlehem Pike, Philadelphia, Pa. 19118

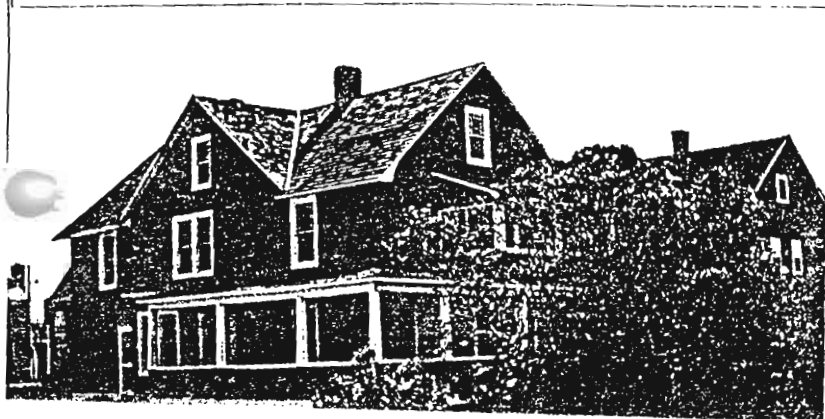
DESCRIPTION

Construction Date: c. 1885 Source of Date: stylistic
Architect: Builder: Joseph Stillwell (possible)
Style: Vernacular Gothic/
early Colonial Revival Form/Plan Type: rectangle
Number of Stories: 2
Foundation: concrete
Exterior Wall Fabric: shingle
Penetration: dhs, 3 bay with Queen Anne upper sash
Roof/Chimneys: gable, parallel to Arnold Street, with center cross gable/2 interior
concrete chimneys
Additional Architectural Description:

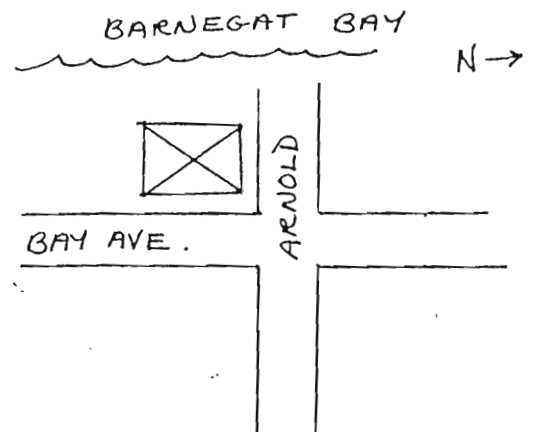
This is very similar in general appearance and massing, to #1520-4. An open porch with square posts surrounds the home on three sides, and there are "Stillwell characteristics", such as a second floor porchette, facing west to the bay. There is a first floor bay projecting north.

PHOTO

Negative File No. 1520-7



Map (Indicate North)



HISTORIC PRESERVATION SECTION, 107 N. 3rd St., PHILADELPHIA, PA. 19106

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

This house lies on a bay front lot, on the southwest corner of Bay Avenue/Arnold Street intersection. There are residences to the south, and a public utilities structure diagonally across the intersection.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Barnegat Bay

SIGNIFICANCE:

This home was built by the New York land agent, Ferdinand Fish, and appears to have been changed little. It is similar in appearance to two other nearby significant structures known as the Arnold Cottages.

ORIGINAL USE: PRESENT USE:
PHYSICAL CONDITION: Excellent Good Fair Poor
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other
COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interview by M.R. Kralik and Charles Ashton. Mantoloking, August 1980
Colie, Frederic R. An Exercise in Nostalgia: Mantoloking 1880-1920. Morristown, New Jersey: Compton Press, Inc., 1970
Downer, Delavan Bloodgood. Unpublished manuscript in the possession of Mrs. Runyon Colie, Jr.

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural and Heritage Commission

SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

The Pennington House is located on the oceanfront, in an area of similarly-scaled homes.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other oceanfront

SIGNIFICANCE:

An example of the large "cottage" built in shore areas around the turn of the century. The oceanfront siting, opposite to the Moorings is very visually prominent, and the subtleties of architectural detail imply the work of an established architect.

ORIGINAL USE: PRESENT USE:
PHYSICAL CONDITION: Excellent Good Fair Poor
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other
COMMENTS:

REFERENCES:

Benedict, Anne and Colie, Betsy. Interview by M.R. Kralik and Charles Ashton. Mantoloking, August 1980.

RECORDED BY: M.R. Kralik DATE: 8/80
ORGANIZATION: O.C. Cultural & Heritage Commission

NEW JERSEY OFFICE OF CULTURAL AND ENVIRONMENTAL SERVICES
HISTORIC PRESERVATION SECTION
INDIVIDUAL STRUCTURE SURVEY FORM

HISTORIC SITES INVENTORY NO. 1520-9

HISTORIC NAME: The Chimneys
LOCATION: 1233 Bay Avenue

COMMON NAME:
BLOCK/LOT 27/15

MUNICIPALITY: Mantoloking

COUNTY: Ocean

USGS QUAD:
OWNER/ADDRESS:

UTM REFERENCES:
Zone/Northing/Easting

DESCRIPTION

Construction Date: 1885

Source of Date: Benedict and Colie

Architect:

Builder: Albertson

Style: Vernacular Queen Anne with Stick
Style elements

Form/Plan Type: T-plan

Number of Stories: 2½

Foundation: brick

Exterior Wall Fabric: natural shingle

Fenestration: 4 bay. replaced double hung sash

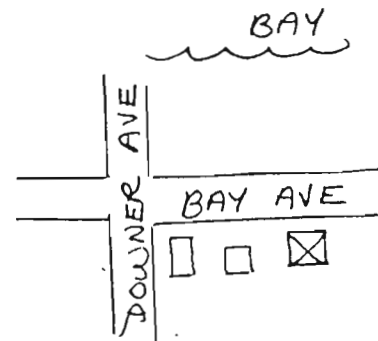
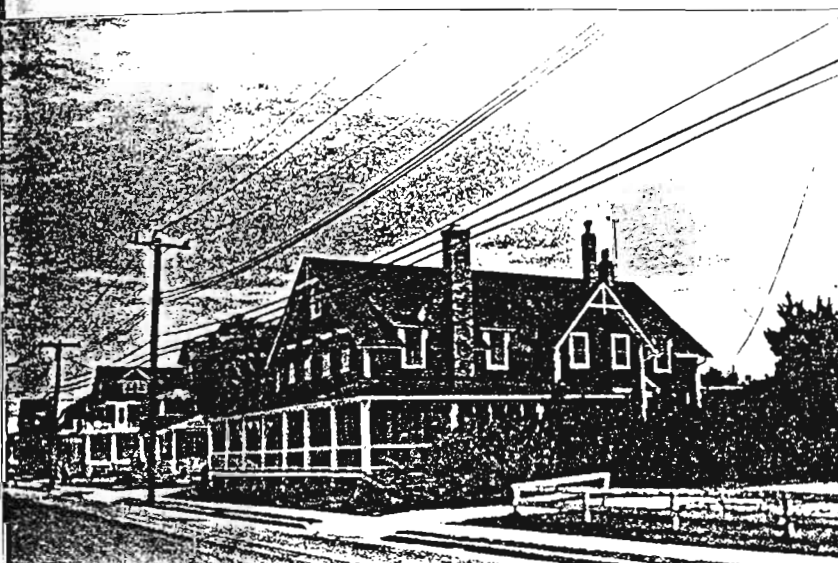
Roof/Chimneys: gable roof. 4 interior brick chimneys with chimney pots.

Additional Architectural Description:

The many chimneys which inspired the name of this structure are still a notable architectural feature. There are two pairs of wall dormers, and a 3-part Venetian doorway. An open porch with square posts projects front and extends to the sides; it is partially enclosed to the south. There is some plain stickwork in the gable peaks.

PHOTO Negative File No. 1520-9

Map (Indicate North)



SITING, BOUNDARY DESCRIPTION, AND RELATED STRUCTURES:

The Chimneys is located opposite to the Mantoloking Yacht Club, and to the north of Lisa Downer's studio. There are residences to either side. A garage with a cupola is located to the north of the house and is attached by a walkway.

SURROUNDING ENVIRONMENT: Urban Suburban Scattered Buildings
Open Space Woodland Residential Agricultural Village
Industrial Downtown Commercial Highway Commercial Other Close to bayfront

SIGNIFICANCE:

This was the first post office in Mantoloking, and is attributed to the builder, Joseph Albertson - also known for the now-defunct "Breakers", an oceanfront hotel.

This is one of the finest structures in Mantoloking, and continues to serve as a landmark. It is featured in the 1920s local film, "Mantoloking Moonshine."

ORIGINAL USE: Post Office (and residence) PRESENT USE: Residence
PHYSICAL CONDITION: Excellent Good Fair Poor
REGISTER ELIGIBILITY: Yes Possible No Part of District
THREATS TO SITE: Roads Development Zoning Deterioration
No Threat Other

COMMENTS:

REFERENCES:

Anne Benedict and Betsy Colie, interview by M.R. Kralik and Charles Ashton, Mantoloking, 1980

RECORDED BY: M.R. Kralik
ORGANIZATION: Heritage Studies

DATE: 1980