

440-01-040 ✓

# BUILDING-STRUCTURE INVENTORY FORM

DIVISION FOR HISTORIC PRESERVATION  
NEW YORK STATE PARKS AND RECREATION  
ALBANY, NEW YORK (518) 474-0479

FOR OFFICE USE ONLY	
UNIQUE SITE NO.	_____
QUAD	_____
SERIES	_____
NEG. NO.	_____

Supplement.  
Landmark  
List #T2

YOUR NAME: Town of Islip DATE: September 26, 1975  
Town Hall

YOUR ADDRESS: 655 Main Street TELEPHONE: (516) 581-2000

ORGANIZATION (if any): Department of Planning, Housing & Development

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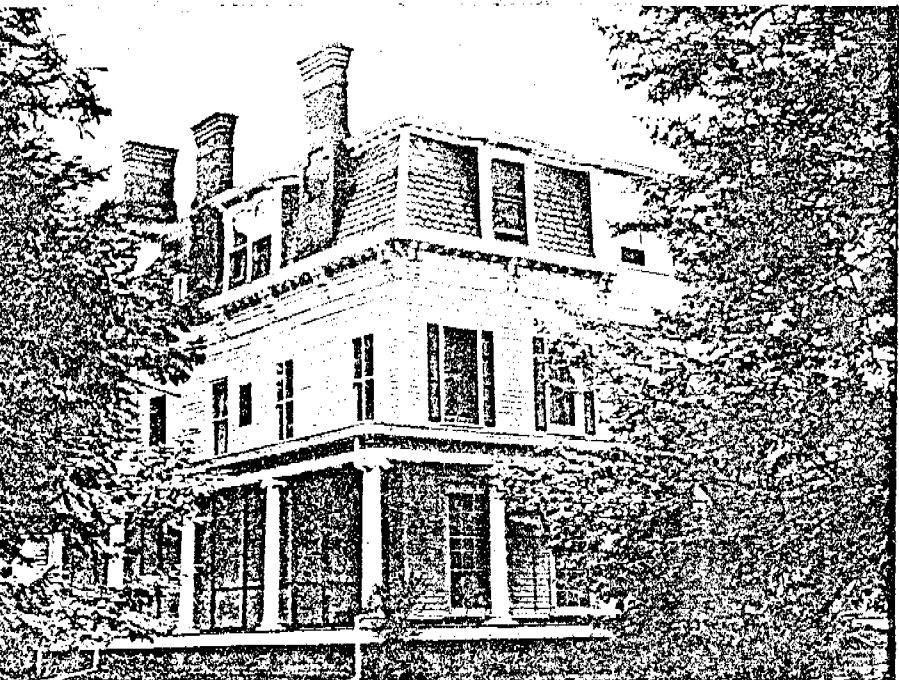
## IDENTIFICATION

- BUILDING NAME(S): House of the Holy Nativity
- COUNTY: Suffolk TOWN/CITY: Islip VILLAGE: Bay Shore
- STREET LOCATION: #143 Bay Way Avenue (corner of South Country Road)
- OWNERSHIP: a. public  b. private
- PRESENT OWNER: \_\_\_\_\_ ADDRESS: \_\_\_\_\_
- USE: Original: Residence Present: House of Holy Nativity
- ACCESSIBILITY TO PUBLIC: Exterior visible from public road: Yes  No   
Interior accessible: Explain By appointment only.

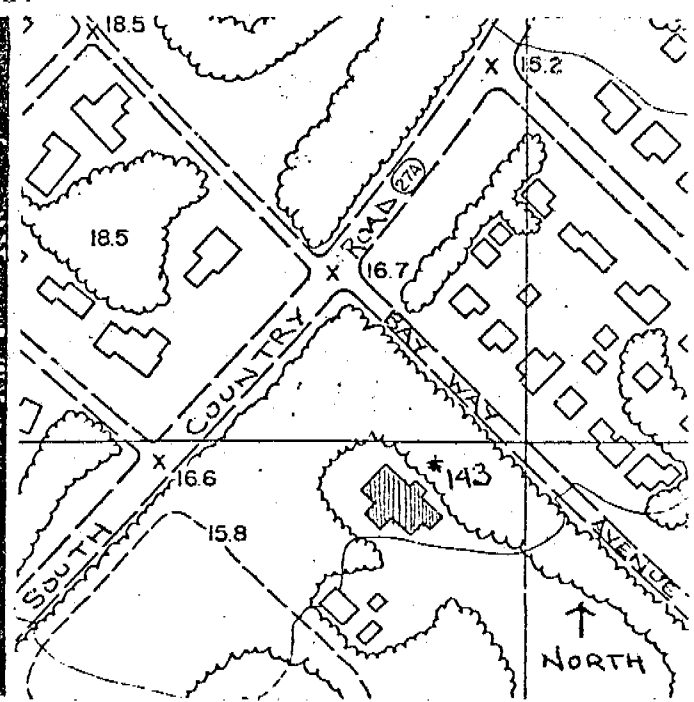
## DESCRIPTION

- BUILDING MATERIAL: a. clapboard  b. stone  c. brick  d. board and batten   
e. cobblestone  f. shingles  g. stucco  other: \_\_\_\_\_
- STRUCTURAL SYSTEM: a. wood frame with interlocking joints   
(if known) b. wood frame with light members   
c. masonry load bearing walls   
d. metal (explain) \_\_\_\_\_  
e. other \_\_\_\_\_
- CONDITION: a. excellent  b. good  c. fair  d. deteriorated
- INTEGRITY: a. original site  b. moved  if so, when? \_\_\_\_\_  
c. list major alterations and dates (if known): \_\_\_\_\_

12. PHOTO:



13. MAP:



HP-1 Roll #Q7; Negative #19  
East & North (front) sides.

14. THREATS TO BUILDING: a. none known  b. zoning  c. roads   
 d. developers  e. deterioration   
 f. other: \_\_\_\_\_
15. RELATED OUTBUILDINGS AND PROPERTY:  
 a. barn  b. carriage house  c. garage   
 d. privy  e. shed  f. greenhouse   
 g. shop  h. gardens   
 i. landscape features: \_\_\_\_\_  
 j. other: \_\_\_\_\_
16. SURROUNDINGS OF THE BUILDING (check more than one if necessary):  
 a. open land  b. woodland   
 c. scattered buildings   
 d. densely built-up  e. commercial   
 f. industrial  g. residential   
 h. other: \_\_\_\_\_

17. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS:  
 (Indicate if building or structure is in an historic district)

The house is in a residential area on the western edge of Bay Shore. The house faces South Country Road at Bay Way Avenue. It is one of the oldest structures in the area.

18. OTHER NOTABLE FEATURES OF BUILDING AND SITE (including interior features if known):  
 This large residence has a wealth of original detail. The two and one-half story main section is mansard-roofed; it has its original porch, dentils, frieze, brackets, architraves, etc. There are two gable roofed extensions behind this section; followed by a flat roofed wing.

SIGNIFICANCE

19. DATE OF INITIAL CONSTRUCTION:                     circa 1850                    

ARCHITECT: \_\_\_\_\_

BUILDER: \_\_\_\_\_

20. HISTORICAL AND ARCHITECTURAL IMPORTANCE:

The front part of the house is a two and one-half story Mansard roofed structure with original brackets (alternating 2 large, 4 small) and panelled frieze. There are brackets and dentils at the heads of the dormer windows and around the roof top. The pilastered recessed doorway has dentils, transom and sidelights. There is a break in the cornice at the front's central bay; the second floor twin windows have a projecting hood and ornamental design below. There are three front dormers, the central one having twin segmental arched windows. The extensive front porch has Ionic columns and dentils. On the east side two panelled chimneys flank the dormer.  
 (Continued on attached sheet)

21. SOURCES:

Atlas of the Ocean Shore of Suffolk County, L.I. (Westerly Section).  
 Brooklyn and Manhattan: E. Belcher Hyde, 1915. Volume I. Plate 21.  
 Tuttle, Etta Anderson. A Brief History of Bay Shore. Bay Shore, NY:

22. THEME: Bay Shore Public Library, 1962.

Research by the Society for the Preservation of Long Island Antiquities.  
 (Judith Saltzman)

House of the Holy Nativity  
143 Bay Way Avenue, Bay Shore  
Supplementary Landmark List #T2

(Continued)

Behind the Mansard-roofed main section is a three story gabled wing with brackets and extended rafters. The east side of this wing has a polygonal projection - two stories, topped by a third story porch. The porch has square posts and a balustrade; a round arched window flanked by rectangular windows looks out onto it. Behind the three story wing is an intersecting two and one-half story gable roofed wing. It also has extended rafter ends. The south gable has twin round arched windows. The east side has a projecting second story bay window. This is followed by a flat roofed extension. There is also an open belfry with a pointed roof.

On the 1915 maps this house belonged to Sarah Lawrence. The large residence was donated to the House of the Holy Nativity by F.C. Lawrence.

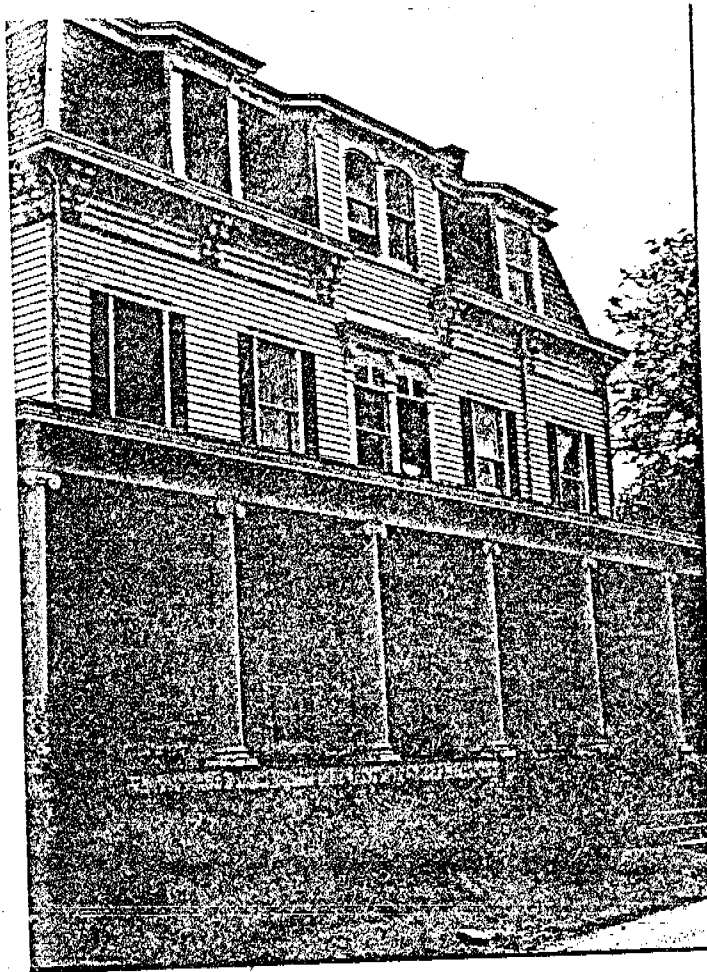
sailing--but it is no longer as important a business as it was in the earlier part of this century.

When fine real estate developments are thought of, Brightwaters comes to the mind of Bay Shore residents.

Charles E. Phelps owned a beautiful estate from above Howell's Road to Great South Bay. He lived in a mansion on the west side of the lake. There were few neighbors--F. C. Lawrance east of him with a large house on Bay Way Avenue and Montauk Highway (given to The House of the Holy Nativity) and four small houses near the foot of Bay Way Avenue.

The T. B. Ackerson Company bought the Phelps estate in 1908. This company was farseeing, allowing plenty of space for roads, parks, lakes, a plaza, and yacht basin. One hundred charming, well-built, spacious homes were developed with good roads, a water system, and gas being supplied. Quality in construction was the watchword. All of us can testify to the wisdom of this tenet. After forty and fifty years, many of these homes stand in excellent condition today, confirming the wisdom of the original developers. It has always been a mark of high social standing to be able to give a Brightwaters address.

A 4,000-foot yacht harbor from Montauk Highway to Great South Bay did much to draw new residents to Brightwaters. A bathing pavilion on the East Pier was enlarged several times, and is still an attraction. Several other bathing clubs and facilities have been developed along the bay front in recent



House of the Holy Nativity  
#143 Bay Way Avenue, Bay Shore  
Supplementary Landmark List #T2  
Roll #Q7; Negative #20  
North (front) facade.

