# ADDENDUM

CH-74
Prospect Hill
Charles County, MD
La Plata, vicinity
Cathy Hardy, January 2002
2 pages

## 7. Description

Prospect Hill was first identified in the 1970's by J. Richard Rivoire. In 1996, PAC Spero & Company updated the documentation as part of a Section 106 review of the US 301 South Corridor transportation Study and was determined to be ineligible for the National Register. However, at the time of the survey the interior had not been evaluated, nor had any archival research been conducted. The presence of noteworthy interior details and the site's association with a prominent Charles County family contributes to the overall significance of the property.

Interior, Main Block

Erected around 1835, the interior of the main block, a characteristic side passage plan, exhibits some of Charles County's finest antebellum architectural details combining Federal and Greek Revival elements. The interior elements show many similarities with nearby Ellenborough (CH-138), attributed to Baltimore architect James Scott of Baltimore City in 1831. Prospect Hill rivals Ellenborough, said to be the most architecturally sophisticated in the County, both sharing a transverse arch and pilasters in the wide entry passage and a distinct winding, three flight stair. The north parlor, the larger of the two, consists of raised panel wainscoting, elaborate crown molding adorned with dentils, coffered ceiling and a three-part mantel with reeded pilasters. The original 6/6 window next to the mantel is etched -----ONeal? 1832. The south parlor is much less ornate and includes a replacement Victorian mantel. The original second story floorplan appears to be generally intact with the exception of closets added in each room. The unheated room above the entrance has been converted into a bathroom. Access to the large attic is through a narrow corner-turn stair passage off the second story stair landing. The full basement reveals relieving arches supporting the chimneys. Much of the original floorboards have been replaced in the hall.

East Wing

Although the east wing holds few obvious dateable details, gauged floorboards visible in the basement suggests a pre-1824 construction date.

## 8. Statement of Significance

Despite later additions to the east elevation, Prospect Hill is an important example of antebellum architecture in Charles County. The dwelling is architecturally, closely associated with

Ellenborough, whose impressive main block was completed the previous year (1831). The homes may have shared a family association as well. Both Ellenborough and Prospect Hill were occupied by female members of the Hawkin's family, possibly sisters.

The main block of Prospect Hill is believed to have been built by John Hamilton between 1830-1835, incorporating a smaller dwelling constructed in the late 18th or early 19th century. Prospect Hill, including 476 acres, was first patented in 1792 by Nicholas Lingan of Montgomery County. The following year the estate, including houses, gardens, etc. was sold to Edward Hamilton. Edward's will of 1824 leaves to his son Edward J. Hamilton, the choice of his fathers two plantations; Prospect Hill, described as the plantation upon which his father then resided, or a second plantation known as part of Causin's Manor or Wathan's Adventure upon which Edward J. now resides. The other was to go to his daughter Ann Catherine. Presumably, Edward J. Hamilton chose the plantation upon which he had previously resided, leaving to his sister Prospect Hill.

Around this time Ann Catherine, known as Nancy married her first cousin John Hamilton formerly of Prince Georges County and by 1825, they had their first and only child, Elizabeth. Nancy died in 1827, and four years later, their child Eleanor passed away. After a brief marriage with Henrietta Spalding, in 1935 John Hamilton remarried Emily Hawkins. The Hawkins family held extensive property on the opposite side of Zekiah Swamp.

In 1884, Prospect Hill was subdivided among the heirs. Lot No. 1 including the dwelling was designated with 251 acres. The property remained in the Hamilton family until 1947 until it was sold to Richard Bonsal of Washington D.C. Although little is known of Bonsal, according to local residents he served as an American Ambassador. At this time the house was probably extensively restored. In 1966, 234.18 acres was sold to Raymond and Irene Brown, who built the large additions to the east elevation.

10. Geographical Data

Acreage of Property 189 acres

**Verbal Boundary Description (Describe the boundaries of the property.)**

The site is designated as Parcel 9, Map 45 on the Charles County Property Tax Map.

12. Property Owner

name Raymond and Irene Brown street & number 7465 Prospect Hill Road
telephone _____
city or town La Plata state MD zip code 20646-0279

**Chain of Title:**

| | |
|---|---|
| 1966 | Richard Bonsal to Raymond L. Brown and Irene L. Brown<br>Resurveyed in 1965.<br>234.18 acres<br>**179/166** |
| 1947 | Grace D. Hamilton, widow, at present residing in Baltimore, to Richard Bonsal of Washington D.C. Parts of Prospect Hill Farm as surveyed by H.C. Page around 1884.<br>**TBM 84/527** |
| 1884 | John Hamilton heirs to Catherine S. Hamilton and Elizabeth Hamilton. Known as part of Prospect Hill Farm. marked and designated upon the plat of said farm as Lot No. 1. containing 251 acre.<br>**BGS 7:452** |
| 1835 | John Hamilton remarries Emily Hawkins |
| 1831 | Daughter Eleanor dies at age 6 |
| 1827 | Ann Catherine (Nancy) dies at age 26 |
| 1824 | Last will and testament of Lt. Edward J. Hamilton. To son Edward J. Hamilton: his choice of my two plantations...on which I now reside commonly called Prospect Hill with the portion of land adjoining which I jhave purchased and added to it or my plantation being a part of Causin's Manor and Wathan's Adventure on which my said son Edward J. now resides..The other plantation to my daughter Ann Catherine.<br>**HB14:313** |
| Circa 1820 | Anne Catherine Hamilton marries John Hamilton |
| 1793 | Nicholas Lingan of Montgomery County to Edward Hamilton. Prospect Hill. Patented in 1792. 476 acres. Houses, gardens, etc.<br>**N 4:99** |

**Major Bibliographic References:**

Brown, Jack D., et al. Charles County, Maryland, A History.
Charles County Bicentennial Committee, 1976.

Charles County Land Records, Charles County Courthouse, LaPlata, Maryland.

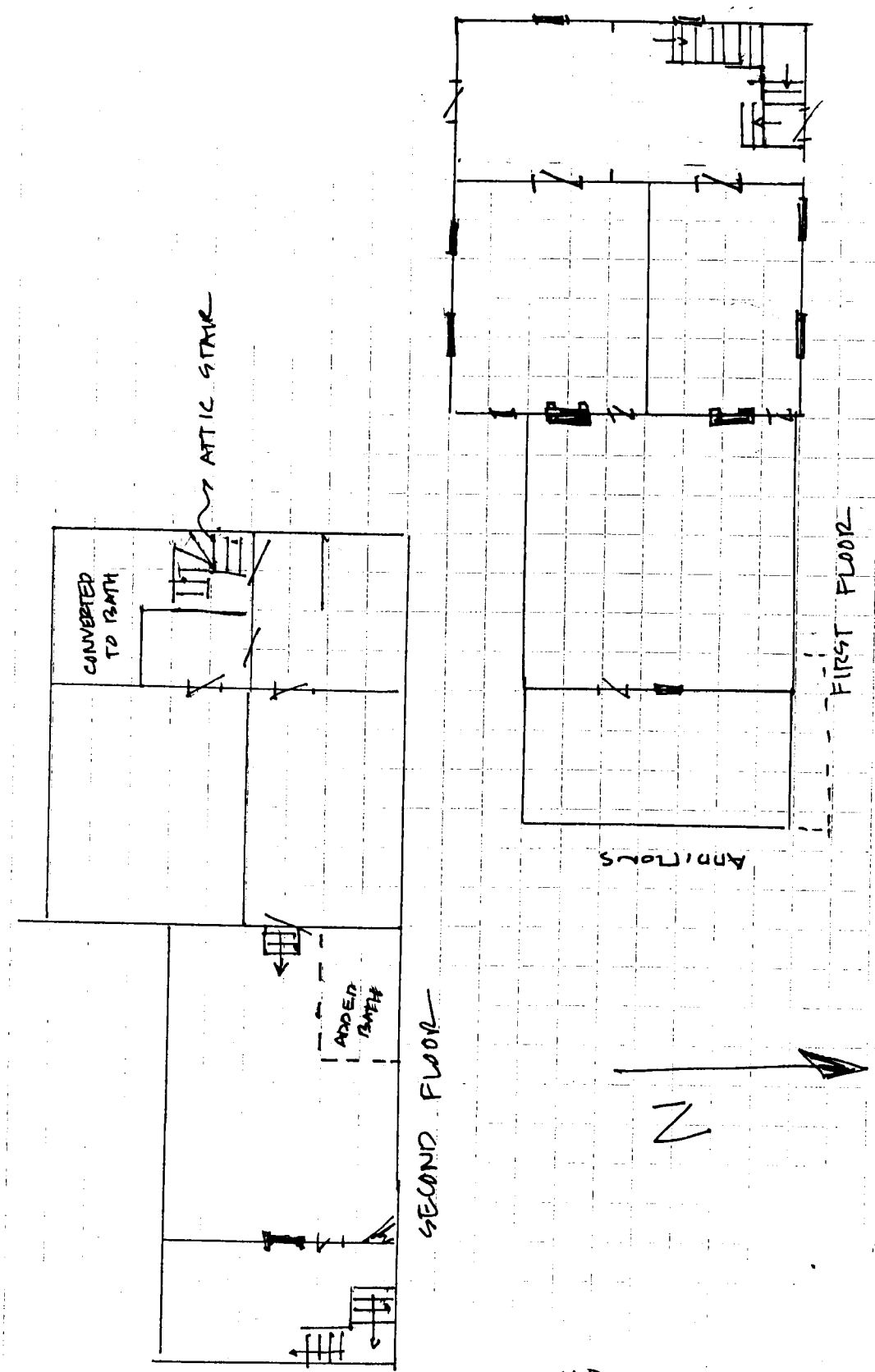
Klapthor, Margaret Brown. The History of Charles County, Maryland.
LaPlata, MD: Charles County Tercentenary, Inc., 1958.

Hamilton, Lamar. Alexander Hamilton of "Spy Park" : the First Hamiltons of Old Portobacco (Md.) : the Family In Context of History, Law and Religion.
Novi, MI : Hallmark Printers,1996.

Hamilton, Lamar. The Hamiltons of Nanjemoy (Charles County, Maryland) : John Hamilton & Elizabeth Burdit and their descendants. Ferndale, MI : L. Hamilton, 1994.

Rivoire, J. Richard. Homeplaces: Traditional Domestic Architecture in Charles County.
La Plata. MD: Southern Maryland Studies Center, 1990.

CH- 74 Charles County, MD
Name: PROSPECT HILL
Location: LA PLATA VIC.
Quad: LAPLATA

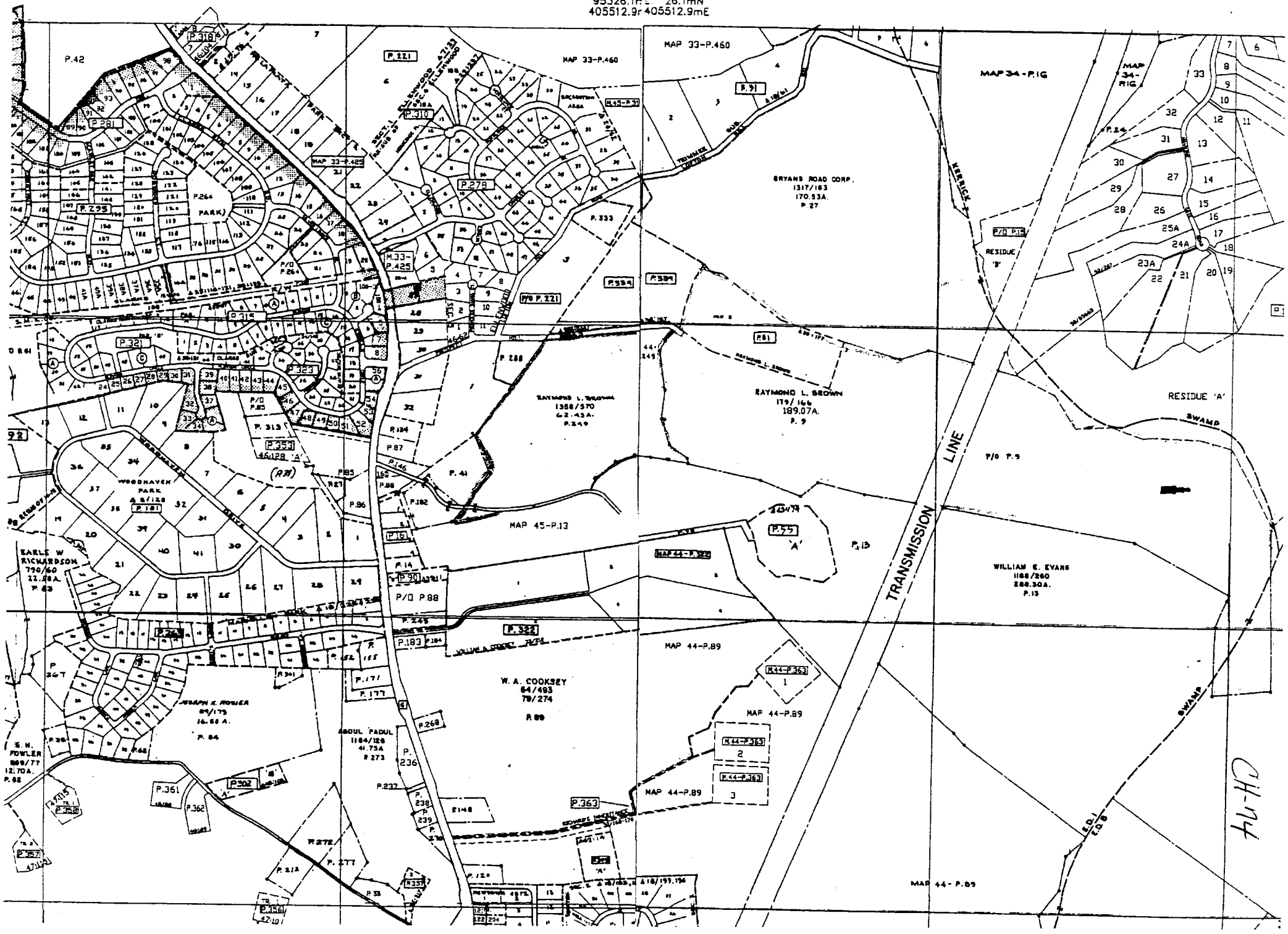



NOT DRAWN TO SCALE

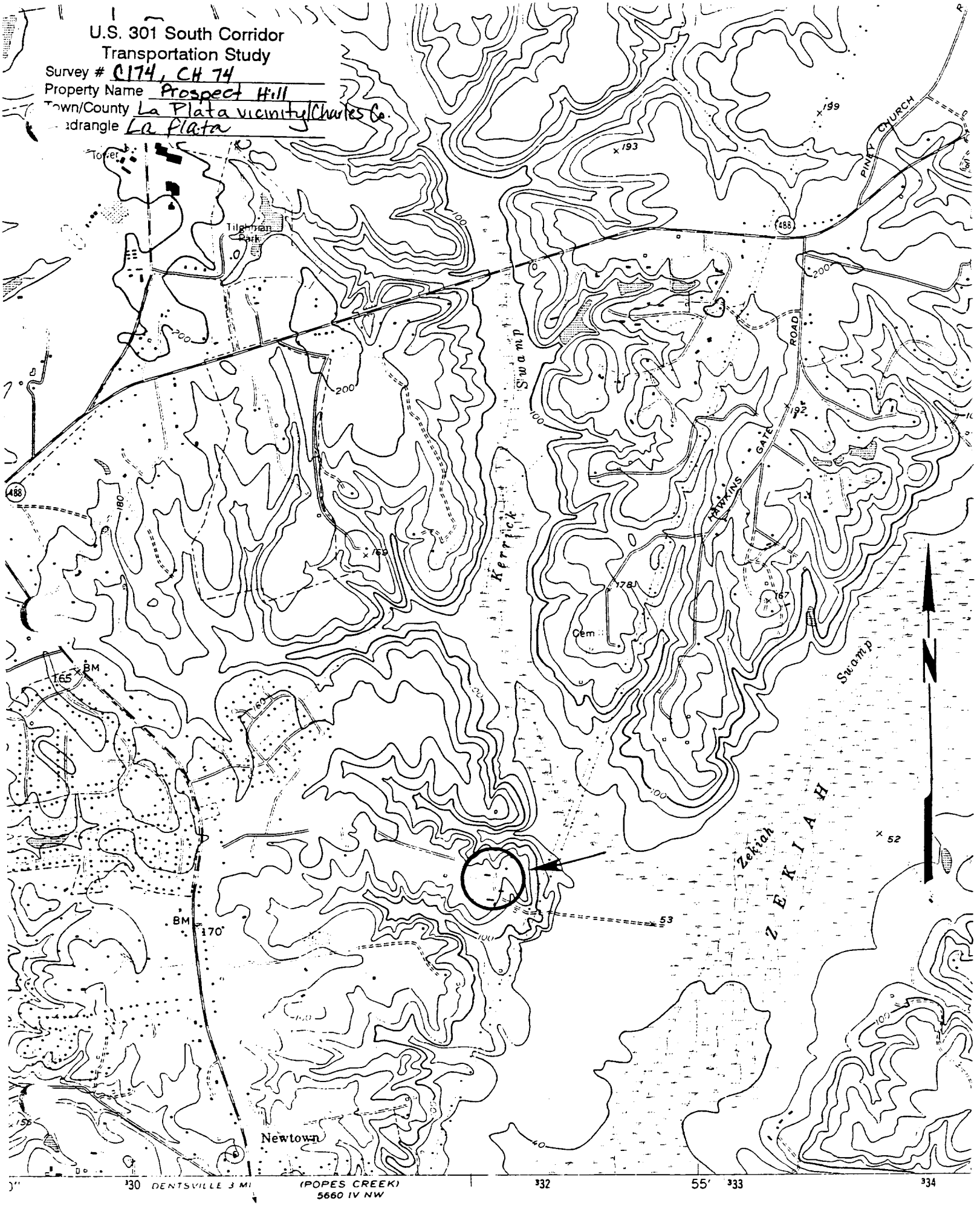
CH-74

CHARLES COUNTY PROPERTY TAX MAP 44/45

95326.1m 26.1mN
405512.9m 405512.9mE



U.S. 301 South Corridor
Transportation Study
Survey # C174, CH 74
Property Name Prospect Hill
Town/County La Plata vicinity/Charles Co.
Quadrangle La Plata



CH-74
Prospect Hill
Charles Co, MD
C. Hardy
1/2002
MD SHPO
HALL, LOOKING N
1 OF 4

CH-74
Prospect Hill
Charles Co, MD
C. Hardy
1/2002
MD SHPO
STAIR DETAIL
2 of 4

CH-74
Prospect Hill
Charles Co, MD
C Hardy
1/2002
MD SHPO
Parlor looking E
3 of 4

CH-74
Prospect Hill
Charles Co, MD
C. Hardy
1/2002
MD SHPO
c. 1900, LOOKING N
4 of 4

Survey No.: CH-74 (PACS C174)

# Maryland Historical Trust
# Maryland Inventory of Historic Properties Form
# S. 301 South Corridor Transportation Study

DOE ___yes ___no

## 1. Name: (indicate preferred name)

historic Prospect Hill

and/or common Brown Property

## 2. Location:

street & number 7465 Prospect Hill Road ___ not for publication

city, town La Plata _x_ vicinity of congressional district

state Maryland county Charles

## 3. Classification:

| Category | Ownership | Status | Present Use | |
|---|---|---|---|---|
| ___district | ___public | _x_occupied | _x_agriculture | ___museum |
| _x_building(s) | _x_private | ___unoccupied | ___commercial | ___park |
| ___structure | ___both | ___work in progress | ___education | _x_private residence |
| ___site | **Public Acquisition** | **Accessible** | ___entertainment | ___religious |
| ___object | ___in process | ___yes: restricted | ___government | ___scientific |
| | ___being considered | ___yes: unrestricted | ___industrial | ___other: |
| | _x_not applicable | _x_no | ___military | |
| | | | ___transportation | |

## 4. Owner of Property: (give names and mailing addresses of all owners)

name Raymond and Irene Brown

street & number 7465, P.O. Box 279, Prospect Hill Road telephone no.:

city,town La Plata state and zip code MD 20646

## 5. Location of Legal Description

Land Records Office of Charles County liber 179

street & number 101 Catalpa Street folio 166

city,town La Plata state MD

## 6. Representation in Existing Historical Surveys

title Inventory of Historic Sites in Calvert, Charles, and St. Mary's Counties

date 1980 ___federal _x_state ___county ___local

pository/survey records Maryland Historical Trust

city,town Crownsville state Maryland

# 7. Description

Survey No.: CH-74 (PACS C174)

| Condition | | Check one | Check one | |
|---|---|---|---|---|
| ___excellent | ___deteriorated | ___unaltered | _x_original site | |
| _x_good | ___ruins | _x_altered | ___moved | date of move _____ |
| ___fair | ___unexposed | | | |

Resource Count: 14

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

Prospect Hill was previously inventoried by the Maryland Historical Trust in the 1970s; however, an extensive survey form was not completed. Prospect Hill is a 2½-story, 3-bay farmhouse with Federal-style influences at the end of Prospect Hill Road in the vicinity of La Plata, Charles County. Constructed circa 1825, the house has a 2½-story side-gable addition and an attached garage on the east which were constructed circa 1970.

The structure has an asphalt shingle, side-gable roof. The two additions also have asphalt shingle, side-gable roofs. The house has four large brick chimneys. Two chimneys are located on the east exterior wall of the original house, the other two chimneys are located at the interior of the addition. The house is of wood-frame construction with vinyl siding, and it has a brick foundation. The original part of the house has three different types of double-hung wood, 9/9, 6/6, and 4/4. The windows on the addition are 6/6 double-hung wood or aluminum sliding. The majority of windows have shutters.

The north and south elevations of the original house are similar. The north elevation, historically the front elevation, has a door opening in the third bay which has been closed with wood clapboard. The third bay has a shed roof entry porch supported by wood posts. There are two 9/9 windows on the first story and three 6/6 windows on the second story. The south elevation has a 4-light wood door in the first bay which has a similar shed roof entry porch. The window pattern on this elevation is identical to the north elevation.

The west elevation of the original house has a symmetrical fenestration pattern with two 4/4 windows on the first story, two 6/6 windows on the second story, and two 4/4 windows in the gable end.

The east elevation of the original house is nearly completely concealed by the addition. Two 6/6 windows are visible, one on the second story and one in the gable end.

The side-gable addition is a 2½-story, 6-bay wood-frame addition constructed circa 1970. The section of the addition adjacent to the original house has a screened porch on the south elevation and a brick sunroom addition on the north elevation. The addition has a series of windows on both elevations, and an entry door on the south elevation. The attached garage is located on a slope and has two levels. There is one garage door on the south elevation and three garage doors at grade on the north elevation. The east elevation of the garage has three basement windows and two first story windows.

There are thirteen buildings associated with this property. Nine of the buildings are from an historic period. The first building is a 2-story, 3-bay I-house located east of the main house. Constructed circa 1890 and enlarged in 1921, the I-house is of wood-frame construction with an asphalt shingle, side-gable roof.

The second historic building is a meat house with an asphalt shingle, gable roof. Constructed circa 1825, the meat house is of wood-frame construction and is located approximately 3 meters (10 feet) east of the garage.

# 7. Description (Continued)

The third historic building is a barn with a standing seam metal gable roof. Constructed circa 1900, the barn is of wood-frame construction and is located south of the house and meat house, and southwest of the I-house.

The fourth historic building is a corn crib with a wood shingle, gable roof. Constructed circa 1900, the corn crib is of wood-frame construction and is located south of the house and meat house, southwest of the I-house, and east of the barn.

The fifth historic building is a barn with a standing seam metal, gable roof. Constructed circa 1880, the barn is of wood-frame construction and is located approximately 0.4 kilometers (0.25 mile) southwest of the house, meat house, and I-house, and west of the first barn and corn crib.

The sixth historic building is an equipment shed with a standing seam metal shed roof. Constructed circa 1920, the equipment shed is of wood-frame construction and is located northeast of the house, meat house, barns, and corn crib, and northwest of the I-house.

The seventh and eighth historic buildings are two sheds associated with the I-house. The sheds have metal roofs, are of wood construction, and are located east of the I-house.

The ninth historic building is a livestock shelter with a corrugated metal shed roof. Constructed circa 1920, the shelter is of wood-frame construction and is located southeast of the house and meat house, south of the I-house, equipment shed, and sheds, and east of the barns and corn crib.

The remaining buildings are two concrete block farm buildings built by the owner in the 1970's, and a prefabricated steel building erected during the same period. These buildings are located south of the house and other buildings.

The property is located at the end of Prospect Hill Road on a site with rolling hills. There are woods and fields surrounding the property on the north, east and south, and residences to the west. The property's setting is a rural area of farms, woods, and residences.

# 8. Significance

Survey No.: CH-74 (PACS C174)

| Period | Areas of Significance—Check and justify below | | | |
|---|---|---|---|---|
| rehistoric | __archaeology-prehistoric | __Community planning | __landscape architecture | __religion |
| __1400-1499 | __archeology-historic | __conservation | __law | __science |
| __1500-1599 | __agriculture | __economics | __literature | __sculpture |
| __1600-1699 | __architecture | __education | __military | __social/ humanitarian |
| __1700-1799 | __art | __engineering | __music | |
| x_1800-1899 | __commerce | __exploration/settlement | __philosophy | __theater |
| __1900- | __communication | __industry | __politics/government | __transportation |
| | | __invention | | __other: |

Specific dates circa 1825 Builder/Architect

check: Applicable Criteria: ___A ___B ___C ___D
and/or
Applicable Exceptions: ___A ___B ___C ___D ___E ___F ___G

Level of Significance: ___national ___state _x_local

Prepare both a summary paragraph of significance and a general statement of history and support.

The John Hamilton Property, known as "Prospect Hill," was originally situated on 101.57 hectares (251 acres) of land. According to the Inventory of Historic Sites in Calvert, Charles, and St. Mary's County, the Hamilton family constructed the house on the property circa 1825. This date ~s verified by visual inspection. The heirs of John Hamilton conveyed the property in 1884 to ;herine and Elizabeth Hamilton. The parcel associated with the premises was reduced to 97.33 hectares (240.5 acres) in 1947 when Grace Hamilton sold the property to Richard Bonsal. Mr. Bonsal conveyed the house and 94.77 hectares (234.18 acres) to the current owners, Raymond and Irene Brown, in 1966. The parcel associated with the premises is now 76.51 hectares (189.06 acres). There are no detailed, published historic maps or atlas of Charles County, Maryland which locate and indicate ownership of buildings.

Prospect Hill is a vernacular farmhouse with Federal-style influences. At the end of the American Revolution, new styles began to replace the Georgian style. Federal or Adam style houses, popular in the years between 1780 and 1840, were inspired by the designs of the eighteenth-century London architect Robert Adam (Rifkind 1980, 29). Characterized by an accentuated entrance with paneled door usually featuring a semi-circular or elliptical fanlight, an emphasized cornice with dentil or other decorative moldings, and double-hung 6-over-6 sash windows, Federal details appeared in a variety of house forms. Among these were the two-story, side-gable roof type, the two and three-story hipped roof types, the cross-gable type, and townhouses (McAlester 1984, 154). Evolving from the earlier Georgian style, Federal or Adam style dwellings were "characterized by balance and symmetry in design, lightness and elegance in mood, delicacy, and finesse in execution" (Rifkind 1980, 29). The most common form was the rectangular five-bay house with a side-gable roof; in plan this form was two rooms deep with a center hall. The rectangular plan also was less commonly built with three and seven-bay variants. High style examples featured curved or polygonal projections and highly decorative details.

Two of the buildings associated with Prospect Hill are barns. Most inhabitants of the project area were engaged in farming at the time of first settlement. The barn was the principal ;ilding erected on a farm which provided space for cows, horses, equipment, and hay, straw or ;obacco storage. Throughout the nineteenth century, barns increased in size or were newly built to include space for smaller animals, such as poultry and pigs, and as a place for the threshing

# 8. Significance (Continued)

and storage of grain. Their size also increased during the nineteenth century as the introduction of improved equipment led to more efficient and profitable operations, and, consequently, to increased need for storage facilities (Grow 1985, 60 and 76). Typically, livestock was housed on the lower level, while the upper level was reserved for the storage of hay and straw, and the threshing and storage of feed grains.

Foundation walls were frequently of fieldstone masonry construction which was also used most frequently for gable end walls before the mid nineteenth century, when increasing supplies and reduced cost of pre-cut lumber led to the adoption of wood. Vertical sheathing was often used for front and rear facades from an early date. Roofs were covered with shingle, slate, or metal. On late eighteenth and early nineteenth century barns, a series of tall vertical vents, or embrasures, punctuated the walls, providing ventilation and illumination of the barn's interior. The wood walls of later barns featured louvers and windows for the same purpose.

Prospect Hill is located in Charles County, in southern Maryland. The Native American inhabitants of southern Maryland from the Piscataway and Potobac nations were joined by European settlers beginning in 1634 with the establishment of St. Mary's City by Leonard Calvert. Successive waves of colonists took up tracts of land further inland from the Chesapeake Bay along the Patuxent and Potomac rivers and their tributaries. Charles County was formed in 1658 and Prince George's County was established in 1696. Settlement was confined to inland areas until road clearing began in the mid-eighteenth century as a result of the establishment of port towns and Maryland's rising population. Tobacco cultivation dominated the economic and social life of both Charles and Prince George's counties until the mid-nineteenth century when soil exhaustion necessitated agricultural diversification. The introduction of rail lines in 1873 linked Prince George's and Charles counties with the surrounding area, encouraging trade and settlement. While the suburbanization of Prince George's and Charles counties was ensured by the widespread availability of the automobile in the mid-twentieth century, these southern Maryland counties have also retained their rural and agricultural character.

# 8. Significance (Continued)

**NATIONAL REGISTER EVALUATION:**

Constructed circa 1825, Prospect Hill is not eligible for the National Register of Historic Places. The property is not eligible under Criterion A, as research conducted indicates no association with any historic events or trends significant in the development of national, state or local history. Historic research indicates that the property has no association with persons who have made specific contributions to history, and therefore, it does not meet Criterion B. It is not eligible under Criterion C, as the house has had numerous alterations which have significantly impacted the form, massing, and architectural integrity of the original house. The original full-width porches have been removed, the original north entry has been enclosed, and new porches out of character with the original design intent have been added. The 2-story, multi-bay side addition has significantly changed the form and massing of the original house, and the addition of the brick sunroom and 2-level, attached garage have introduced architectural elements out of character with the original design. Finally, based upon the date of construction and the property type, there is a likelihood that an archaeological component could exist on the property. However, as no archaeological investigation has been conducted, the eligibility of the property under Criterion D cannot be assessed at this time.

**MARYLAND HISTORICAL TRUST**

**Eligibility Recommended** _____ **Eligibility Not Recommended** X

**Comments:** _____

Reviewer, OPS: Suzanne Pickens Date: 07/21/1997

Reviewer, NR Program: [illegible] Date: 4/4/01

# 9. Major Bibliographical References Survey No.: CH-74 (PACS C174)

See Continuation Sheet

# 10. Geographical Data

Acreage of nominated property _____
Quadrangle name La Plata, MD

Quadrangle scale 1:24,000

**Verbal boundary description and justification**

**List all states and counties for properties overlapping state or county boundaries**

| state | code | county | code |
|---|---|---|---|
| state | code | county | code |

# 11. Form Prepared By

name/title Caroline Hall/Ryan McKay

organization P.A.C. Spero & Company date September 1996

street & number 40 W. Chesapeake Avenue, Suite 412 telephone (410) 296-1635

city or town Baltimore state Maryland

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposed only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
DHCP/DHCD
100 Community Place
Crownsville, MD 21032-2023
(410) 514-7600

# 9. Major Bibliographical References (Continued)

Brown, Jack D., et al. Charles County, Maryland, A History. Charles County Bicentennial Committee, 1976.

Charles County Retired Teachers Association. A Legacy: One- and Two-Room Schools in Charles County. La Plata: Dick Wildes Publishing Company, 1984.

Grow, Lawrence. Country Architecture. Pittstown, NJ: The Main Street Press, 1985.

Klapthor, Margaret Brown, and Paul Dennis Brown. The History of Charles County, Maryland. La Plata: Charles County Tercentenary, Inc., 1958.

Martenet, Simon J. Martenet's Map of Maryland, Atlas Edition. Baltimore, 1866.

Maryland Geological Survey. [1840] Map of Eastern Maryland with 1860 Additions. Copy on file at Maryland Historical Trust, Crownsville, MD.

McAlester, Virginia and Lee. A Fieldguide to American Houses. New York: Alfred A. Knopf, 1983.

fkind, Carole. A Field Guide to American Architecture. New York: Signet Press, 1980.

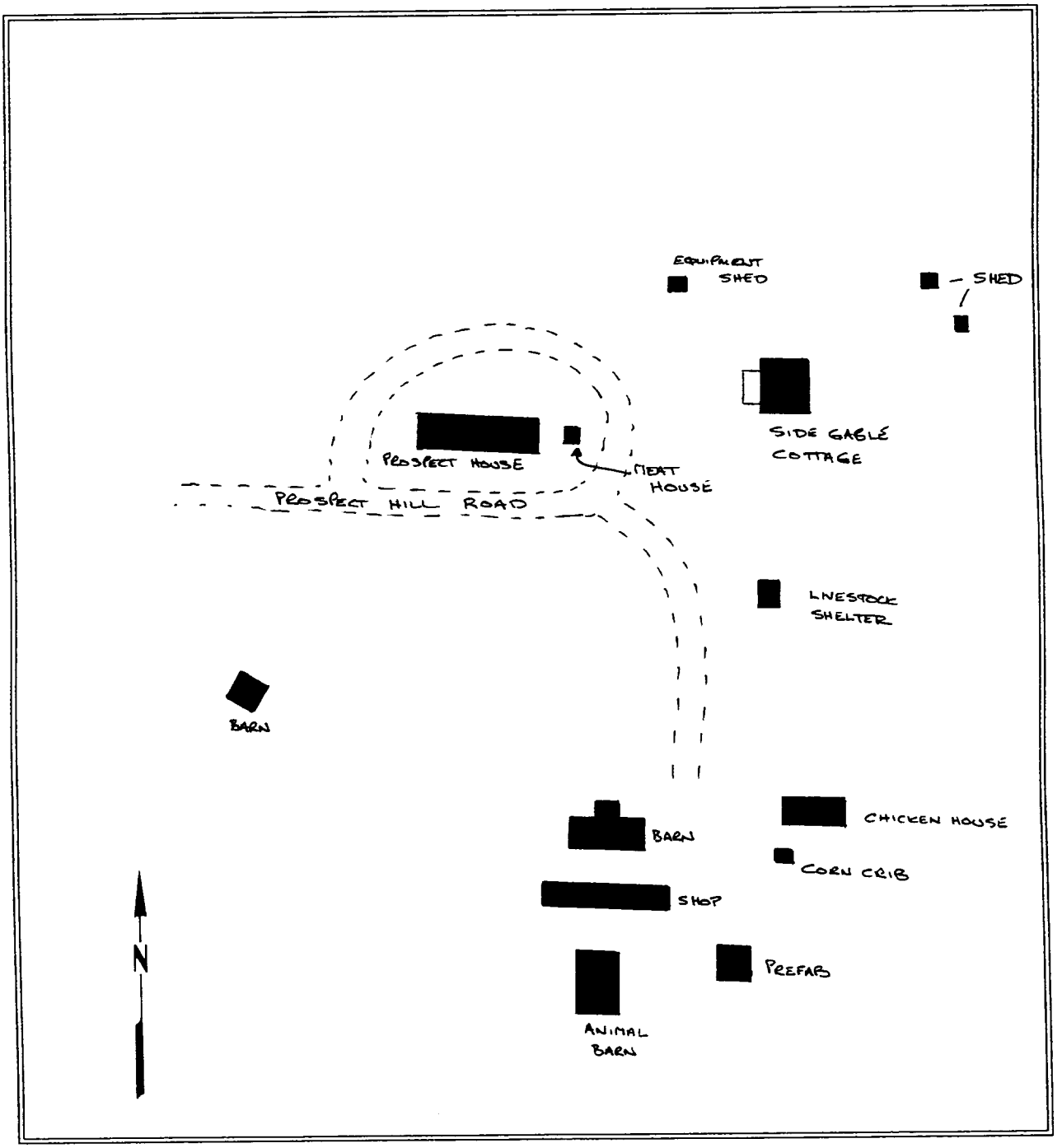
Rivoire, J. Richard. Homeplaces, Traditional Domestic Architecture of Charles County, Maryland. La Plata: Southern Maryland Studies Center, 1990.

Wearmouth, John M. Charles County Railroad. An unpublished paper on deposit at the Prince George's County Historical Society. August 1984.

Ibid. La Plata, Maryland, 1888-1988, 100 Years, The Heart of Charles County. La Plata: Town of La Plata, 1988.

# 10. Geographical Data (Continued)

**Resource Sketch Map:**



**Maryland Comprehensive Historic Preservation Plan Data Sheet**

Prospect Hill CH-74 (PACS C174)
7465 Prospect Hill Road, vicinity of La Plata, Charles County

**Historic Context:**

MARYLAND COMPREHENSIVE PRESERVATION PLAN DATA

Geographic Organization:

Western Shore

Chronological/Developmental Period Theme (s):

Agricultural-Industrial Transition A.D. 1815-1870

Prehistoric/Historic Period Theme(s):

Architecture; Agriculture

RESOURCE TYPE:

Category (see Section 3 of survey form):

Buildings; Private Ownership; Public Acquisition - Not applicable; Occupied; Not accessible; Private Residence, Agricultural

Historic Environment (urban, suburban, village, or rural):

Rural

Historic Function(s) and Use(s):

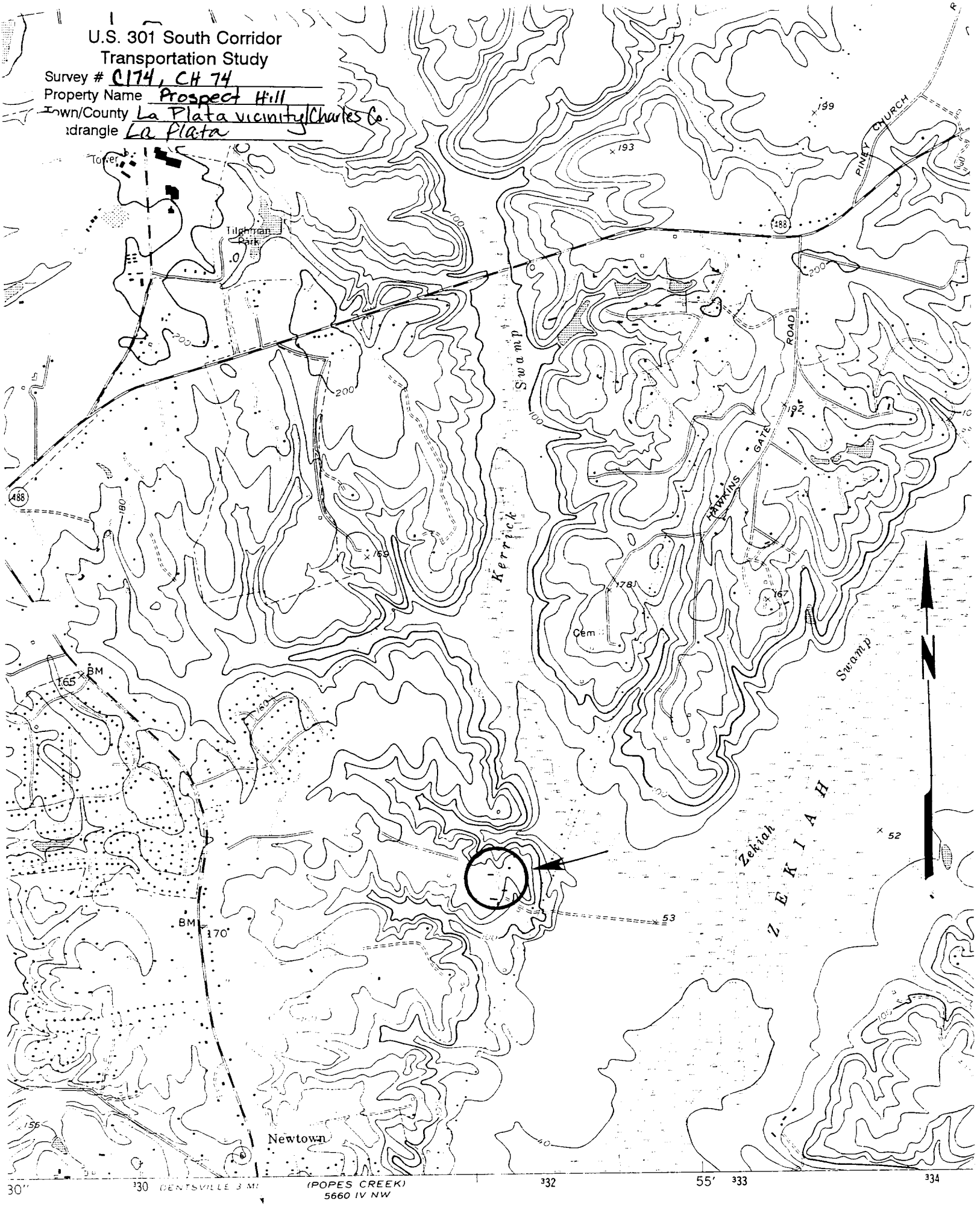
Farm, tobacco, corn and livestock

Known Design Source (write none if unknown):

None

U.S. 301 South Corridor
Transportation Study

Survey # C174, CH 74
Property Name Prospect Hill
Town/County La Plata vicinity/Charles Co.
Quadrangle La Plata



CH-74 (C174)
Prospect Hill
#8 thru #15
#16 thru #22
missing

CH-74

CH-74

CH-74