

HA-1362

1899

Rosan-Coale House
44 E. Broadway
Bel Air
private

Perhaps the earliest example of a colonial revival house in Town, the Rosan-Coale House has the four-square shape and the double windows that would mark building styles in Town in the first three decades of this century. The hip roof is unusual in Town; it finishes this smooth and reserved house properly. The large center dormer, the three part window in the second story and the door with its sidelights in the first combine to focus the eye on the center bay. The porch balustrade and deck railing are unique classical touches. There used to be a matching widow's walk on the roof which could only have re-emphasized the importance of the center bay.

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC
Rosan-Coale House
AND/OR COMMON

2 LOCATION

STREET & NUMBER
44 E. Broadway
CITY, TOWN
Bel Air
STATE
Maryland

VICINITY OF
1st
CONGRESSIONAL DISTRICT

COUNTY
Harford

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" type="checkbox"/> COMMERCIAL
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL
<input type="checkbox"/> SITE	PUBLIC ACQUISITION	ACCESSIBLE	<input type="checkbox"/> ENTERTAINMENT
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input checked="" type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY
			<input type="checkbox"/> MUSEUM
			<input type="checkbox"/> PARK
			<input type="checkbox"/> PRIVATE RESIDENCE
			<input type="checkbox"/> RELIGIOUS
			<input type="checkbox"/> SCIENTIFIC
			<input type="checkbox"/> TRANSPORTATION
			<input type="checkbox"/> OTHER:

4 OWNER OF PROPERTY

NAME
Victor J. D'Avella, et al
STREET & NUMBER
44 E. Broadway
CITY, TOWN
Bel Air

Telephone #: 838-7782

STATE, zip code
Maryland 21014

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,
REGISTRY OF DEEDS, ETC.
Harford County Courthouse
STREET & NUMBER
Main Street
CITY, TOWN
Bel Air

Liber #: 943
Folio #: 447

STATE
Maryland

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

DEPOSITORY FOR SURVEY RECORDS

CITY, TOWN

STATE

FEDERAL STATE COUNTY LOCAL

7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED	widow's walk removed	

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

This spare but elegant classical Revival house is at 44 E. Broadway in the Town of Bel Air, Harford County, Maryland. It is a two and a half story rectangular, hipped-roof building, strongly balanced with a three bay front (south) elevation topped by a hipped-roofed dormer over the center, or third, bay. The present owners sided it in wood-grained aluminum siding. From the front the only thing that destroys perfect symmetry is the fact that the east of the two chimneys at the ends of the roof ridge is turned 90° and is parallel with rather than perpendicular to the plane of the front wall.

The windows are 1/1 double-hung sash except for a pair of single pane casements in the dormer on the front elevation. The rear (north) dormer, like the one in front, is centered, but it has a gable roof with a short return of the cornice in the rake. It has one single pane casement. The windows in the front elevation are paired except for the stripped 'Paladian' window in the center of the second story. This has one regular size window flanked by half-size windows of the same height which give it a tri-partite form. All windows are in simple flat-arched surrounds and will have double louvered wooden shutters when Mr. Gray gets finished scraping and painting them.

The main entrance is in the center bay of the front (south) elevation. A glass over panel door has three pane over panel side-lights with the whole in a moulded surround.

What gives the house its unique elegance is the front porch balustrade and gallery on the top. The porch posts are thin doric columns. The balustrade and gallery have simple square balusters and a center curved double X portion. A matching widow's walk, unique in Bel Air, crowned the roof ridge until recently when a wind storm took it down. The owners are considering restoring it.

The only irregularity in any elevation is the shed roofed porch on the rear (north) elevation, the western half of which is enclosed. The deck to the basement stairs is in this portion.

The floor plan is not so regular as the interior. On entering, one sees that the rooms are not balanced around the center hall. The wide hall contains the closed string dog-leg staircase along the east wall. Turned oak balusters and a panelled newel with a carved block over and topped by a knob complete the stair treatment. The woodwork is likewise composite: a moulded surround with plain corner blocks. The hall does not go through the first story. Around it are grouped the parlor (east) and a smaller chamber (west) with the diagonal entrance to the dining room. Off the front hall to the north is a smaller short hall on the same axis meeting a short east-west hall leading to the kitchen which is north of the parlor but wider, extending farther to the west. A small bathroom is between the dining room and kitchen and has a door off the small east-west hall.

The one surviving fireplace has a mantel with gouged colonettes on blocks. It supports an entablature-like shelf over a plain frieze.

The small chamber to the west may have been a sitting room. It is the receptionist's office today. The parlor and dining room are offices. The dining room door to the kitchen hall was stopped up when the room was panelled. All of the rooms up and down have been panelled, and the ceilings were dropped in the

CONTINUE ON SEPARATE SHEET IF NECESSARY

8 SIGNIFICANCE

NA-1362

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES

1899

BUILDER/ARCHITECT

D. J. Shanahan

STATEMENT OF SIGNIFICANCE

This distinctive Classical Revival house was built in 1899 by Clifford D. Rosan, bookkeeper at the Second National Bank of Bel Air, on land purchased from merchant George Gelzenlichter and his wife, Matilda, for \$300 (93/31). The contractor was D. J. Shanahan. Rosan got in financial difficulties in 1906 and defaulted on his mortgage (1902, 106/387). The property was sold at auction to Louis Dashiell, from 1899 to 1904 one of the owners of the Aegis, for \$4100 (117/223). Dashiell sold to lawyer Harry S. Carver in 1910 (130/258), and Carver sold to Joseph R. Coale in 1915 (150/84). Coale had a meat market on Main Street.

The Coales lived there until their deaths. Joseph Coale left the property to his son Julian (will 22/147) who sold it to Robert Bullis in 1970 (836/278). The house was rented during the time Bullis owned it. He sold it to lawyers Victor D' Avella, Gary Gray and Stephen Tarrant. They have their offices there today. They have made very few changes. A few walls are panelled; otherwise the house is unchanged.

CONTINUE ON SEPARATE SHEET IF NECESSARY

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Harford Democrat, The Aegis
1920 Bel Air Tax List

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY _____

VERBAL BOUNDARY DESCRIPTION

This property occupies parcel #296 in the Town of Bel Air, 75.06' x 200'.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	COUNTY

11 FORM PREPARED BY

NAME / TITLE

Marilynn Larew, Architectural Historian

11 September 1979

ORGANIZATION

Town of Bel Air

DATE

838-8700

STREET & NUMBER

39 Hickory Avenue

TELEPHONE

CITY OR TOWN

Bel Air

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 purposes only and do not constitute any infringement of individual property rights.

RETURN TO: Maryland Historical Trust
The Shaw House, 21 State Circle
Annapolis, Maryland 21401
(301) 267-1438

three front rooms downstairs. The second story has four bedrooms, now three offices and the law library, and a bath.

Very few changes were made when the house was made into offices. The owners have a regard for the house and its history.

MARYLAND HISTORICAL TRUST 21 STATE CIRCLE SHAW HOUSE ANNAPOLIS, MARYLAND 21401 HISTORIC SITES SURVEY FIELD SHEET Individual Structure Survey Form	SURVEY NUMBER: HA-1362 NEGATIVE FILE NUMBER: UTM REFERENCES: Zone/Easting/Northing U.S.G.S. QUAD. MAP: PRESENT FORMAL NAME: lawyers' offices
COUNTY: Harford TOWN: Bel Air	ORIGINAL FORMAL NAME: Clifford Rosan House
LOCATION: 44 E. Broadway	PRESENT USE: lawyers' offices ORIGINAL USE: private residence ARCHITECT/ENGINEER:
COMMON NAME: Lawyers' offices	BUILDER/CONTRACTOR: D. J. Shanahan
FUNCTIONAL TYPE: private residence	
OWNER: Victor J. D'Auella et al ADDRESS: 44 E. Broadway Bel Air, Md.	PHYSICAL CONDITION OF STRUCTURE: Excellent() Good(x) Fair() Poor()
ACCESSIBILITY TO PUBLIC: Yes() No() Restricted(x)	THEME: Architecture STYLE: Classical Revival
LEVEL OF SIGNIFICANCE: Local(x) State() National()	DATE BUILT: 1899
GENERAL DESCRIPTION: Structural System 1. Foundation: Stone(x)Brick()Concrete()Concrete Block() 2. Wall Structure A. Wood Frame: Post and Beam()Balloon() B. Wood Bearing Masonry: Brick()Stone()Concrete()Concrete Block() C. Iron() D. Steel() E. Other: 3. Wall Covering: Clapboard()Board and Batten()Wood Shingle()Shiplap() Novelty()Stucco()Sheet Metal()Aluminum(x)Asphalt Shingle() Brick Veneer()Stone Veneer() Bonding Pattern: Other: 4. Roof Structure A. Truss: Wood()Iron()Steel()Concrete() B. Other: 5. Roof Covering: Slate(x)Wood Shingle()Asphalt Shingle()Sheet Metal() Built Up()Rolled()Tile()Other: 6. Engineering Structure: 7. Other: Appendages: Porches(x)Towers()Cupolas()Dormers(x)Chimneys(x)Sheds()Ells() Wings() Other: Roof Style: Gable()Hip()Shed()Flat()Mansard()Gambrel()Jerkinhead() Saw Tooth()With Monitor()With Bellcast()With Parapet()With False Front() Other: Number of Stories: <u>2½</u> Number of Bays: <u>3</u> Entrance Location: <u>E. Broadway</u> Approximate Dimensions: <u>35' x 35'</u>	
THREAT TO STRUCTURE: No Threat(x)Zoning()Roads() Development()Deterioration() Alteration()Other:	LOCAL ATTITUDES: Positive()Negative() Mixed() Other:

ADDITIONAL ARCHITECTURAL OR STRUCTURAL DESCRIPTION:

windows: front: pairs of 1/1 e & w bays; neo-Palladian window 2 nd story center bay/ entrance. center bay: glass over panel door, 3 pane over panel side lights
 front porch doric columns: balustrade & 2nd story gallery
 hipped dormer w/ pair of single pane windows
 Interior: closed string stair w turned balusters, paneled newel w/ carved block & then knob on top dog let
 dropped ceilings down stairs
 woodwork: corner block with molded surround
 2nd story 4 br & bath

RELATED STRUCTURES: (Describe)

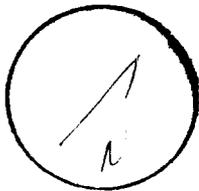
STATEMENT OF SIGNIFICANCE:

Parlor mantel gauged colonettes on blocks supporting entablature-like shelf projecting over the plain frieze

Clifford Rosan= bookkeeper, Second National Bank

REFERENCES:

MAP: (Indicate North in Circle)



Map
 Church rectory X
 E. Broadway

SURROUNDING ENVIRONMENT:

Open Lane()Woodland()Scattered Buildings()
 Moderately Built Up()Densely Built Up()
 Residential(x)Commercial(x)
 Agricultural()Industrial()
 Roadside Strip Development()
 Other:

Marilynn M. Larew

RECORDED BY:
 Town of Bel Air

ORGANIZATION:
 7 September 1979

DATE RECORDED:

TITLE: 44 E. Broadway

943/447 4 January 1974
Robert V. Bullis and Jean, wife
 to
Victor J. D'Avella & Patricia 1/3
W. Gary Gray & Caroline 1/3
Stephen A. Tarrant & Patricia 1/3
part of the lot all the way to Ellendale

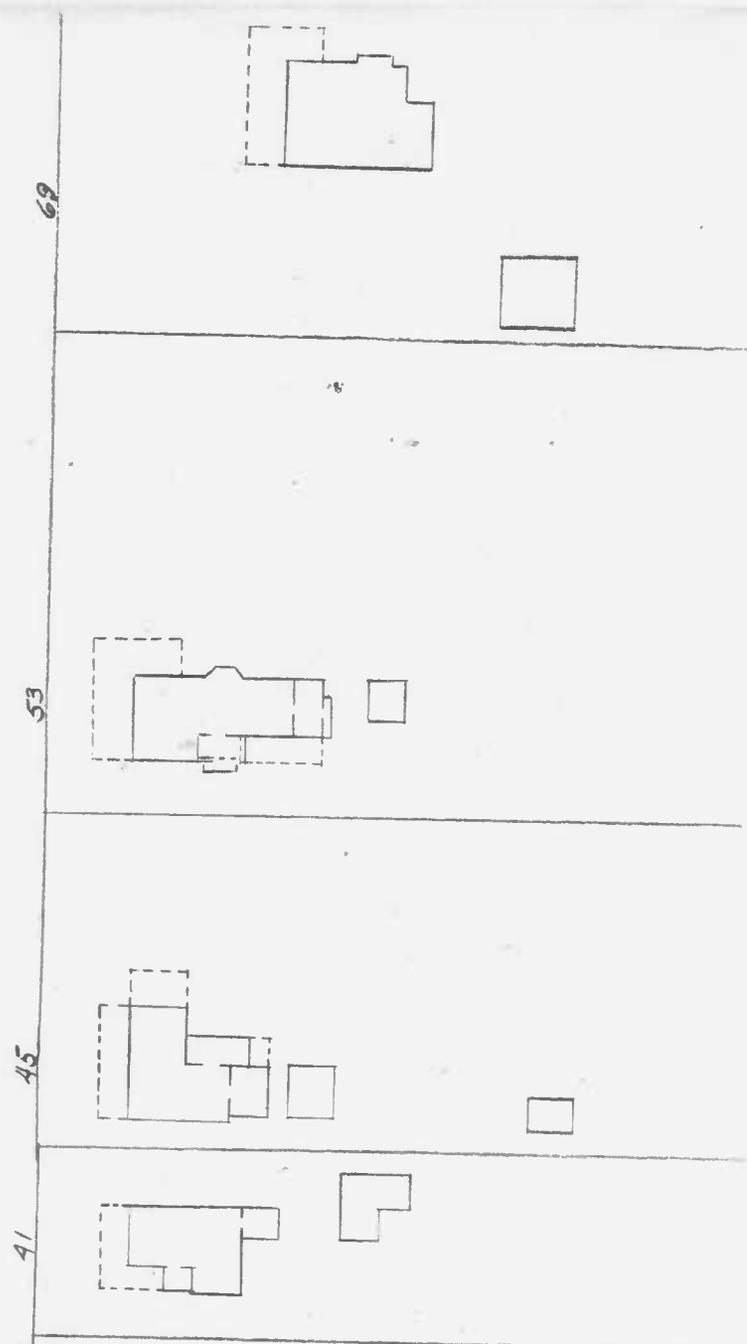
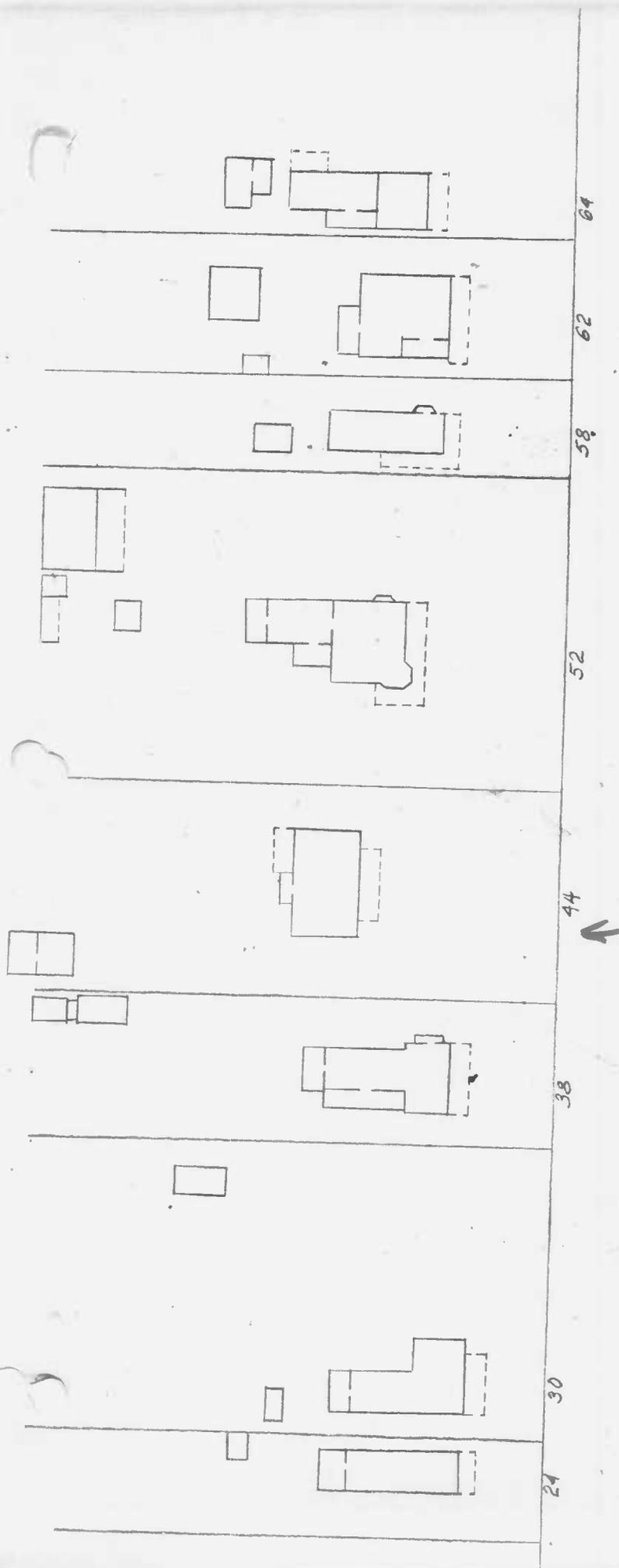
836/278 22 January 1970
Julian R. Coale & Elva J., wife
 to
Robert Bullis & Jean, wife
75' x 420'

339/269 15 February 1950
Frank H. Jacobs, Jr.
 to
Julian R. Coale & Elva

339/267 16 February 1950
Julian R. Coale & Elva
 to
Frank H. Jacobs, Jr.
Joseph R. Coale survived his wife Georgie; he
died and left the property to Julian
(will 22/147)

244/351 23 March 1937
Frank H. Jacobs
 to
Joseph R. Coale & Georgie

244/349 23 March 1937
Joseph R. Coale & Georgie
 to
Frank Jacobs



Rosan-Coale House
 41 E. Broadway
 Bel Air

HA-1362

1930 Sanborn Map





HA-1362 Resan - Cook's House, 46 1/2 Broadway, Edin-
burgh.

M. Lassus, 1979



