Montgomery

INDIVIDUAL PROPERTY/DISTRICT
MARYLAND HISTORICAL TRUST
INTERNAL NR-ELIGIBILITY REVIEW FORM

Property/District Name: 549 Anderson Avenue Survey Number: M-26-7-6

Project: Rehab of 549 Anderson Avenue, Rockville Agency: CDBG/Montgomery County

Site visit by MHT Staff: X no ___ yes Name _____ Date _____

Eligibility recommended _____ Eligibility **not** recommended X

Criteria: ___A ___B X C ___D Considerations: ___A ___B ___C ___D ___E ___F ___G ___None

Justification for decision: (Use continuation sheet if necessary and attach map)

549 Anderson Avenue is a craftsman style bungalow constructed in 1917 located in the West End Park section of Rockville. The house is a Sears, Roebuck and Company mail-order bungalow, the "Avondale" model. Although of local interest, 549 Anderson Avenue does not meet the criteria for individal listing. In addition, it is not located in an eligible historic district. The National Register listed West Montgomery Avenue historic district is located approximately 2 blocks east of the property. 549 Anderson Avenue is located in West End Park which was platted in the late 19th century, but developed sporadically through the 20th century and does not constitute an historic district.

Documentation on the property/district is presented in: Maryland Historical Trust Inventory Form M-26-7-6

Prepared by: _____

Elizabeth Hannold — March 18, 1992
Reviewer, Office of Preservation Services — Date

NR program concurrence: X yes ___ no ___ not applicable

[signature] — 24 March 92
Reviewer, NR program — Date

DT

Survey No. M-26-7-6

MARYLAND COMPREHENSIVE HISTORIC PRESERVATION PLAN DATA - HISTORIC CONTEXT

I. Geographic Region:

____	Eastern Shore	(all Eastern Shore counties, and Cecil)
____	Western Shore	(Anne Arundel, Calvert, Charles, Prince George's and St. Mary's)
X	Piedmont	(Baltimore City, Baltimore, Carroll, Frederick, Harford, Howard, Montgomery)
____	Western Maryland	(Allegany, Garrett and Washington)

II. Chronological/Developmental Periods:

____	Paleo-Indian	10000-7500 B.C.
____	Early Archaic	7500-6000 B.C.
____	Middle Archaic	6000-4000 B.C.
____	Late Archaic	4000-2000 B.C.
____	Early Woodland	2000-500 B.C.
____	Middle Woodland	500 B.C. - A.D. 900
____	Late Woodland/Archaic	A.D. 900-1600
____	Contact and Settlement	A.D. 1570-1750
____	Rural Agrarian Intensification	A.D. 1680-1815
____	Agricultural-Industrial Transition	A.D. 1815-1870
X	Industrial/Urban Dominance	A.D. 1870-1930
____	Modern Period	A.D. 1930-Present
____	Unknown Period (___ prehistoric	___ historic)

III. Prehistoric Period Themes:

____ Subsistence
____ Settlement
____ Political
____ Demographic
____ Religion
____ Technology
____ Environmental Adaption

IV. Historic Period Themes:

____ Agriculture
X Architecture, Landscape Architecture, and Community Planning
____ Economic (Commercial and Industrial)
____ Government/Law
____ Military
____ Religion
____ Social/Educational/Cultural
____ Transportation

V. Resource Type:

Category: Building

Historic Environment: Suburban

Historic Function(s) and Use(s): Dwelling

Known Design Source: Sears, Roebuck & Co., "Avondale" model

Site: M:26/7/6

Reed Bungalow Built: 1917

549
~~529~~ Anderson Avenue

Design: Sears, Roebuck "Avondale" model

Private

This craftsman-style bungalow is the second of two structures built on this corner lot, reflecting the course of the West End Park development. From 1892 to 1902, this lot was the site of the West End Park Methodist Church, which was dismantled and moved following the failure of this residential development. Fifteen years later the Reed family erected the present house, a modern and inexpensive mail-order bungalow offered nationally by Sears, Roebuck and Company as the "Avondale" model. Ownership remains in the Reed family.

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Magi No. 1650125704

DOE ___ yes ✓ no

NR ___ yes X no

Maryland Historical Trust
State Historic Sites Inventory Form

1. Name (indicate preferred name)

historic: The Reed Bungalow

and/or common:

2. Location

street & number: 549 Anderson Avenue ___ not for publication

city, town: Rockville ___ vicinity of congressional district: 8

state: Maryland county: Montgomery (RV Planning Area 4)

3. Classification

Category	Ownership	Status	Present Use	
___ district	___ public	✓ occupied	___ agriculture	___ museum
✓ building(s)	✓ private	___ unoccupied	___ commercial	___ park
___ structure	___ both	___ work in progress	___ educational	✓ private residence
___ site	**Public Acquisition**	**Accessible**	___ entertainment	___ religious
___ object	___ in process	___ yes: restricted	___ government	___ scientific
	___ being considered	___ yes: unrestricted	___ industrial	___ transportation
	✓ not applicable	✓ no	___ military	___ other:

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

name: Jacqueline Reed Orndorff

street & number: 549 Anderson Avenue telephone no.:

city, town: Rockville state and zip code: Maryland 20850

5. Location of Legal Description

courthouse, registry of deeds, etc.: Montgomery Co. Land Records liber 3088

street & number: Montgomery Co. Courthouse folio 505

city, town: Rockville state: Maryland

6. Representation in Existing Historical Surveys

title: Maryland-National Capital Park and Planning Commission (1976)

date: (West End Park) Park Historians Office ___ federal ___ state ✓ county ___ local

depository for survey records: Needwood Mansion, Needwood Road

city, town: Derwood state: Maryland

7. Description

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Condition		Check one	Check one
___ excellent	___ deteriorated	___ unaltered	✓ original site
✓ good	___ ruins	✓ altered	___ moved date of move _____
___ fair	___ unexposed		

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

The subject house faces south on Anderson Avenue at the intersection of Mannakee Street. The house sits on a narrow, deep lot and is shaded by tall tulip poplars and mature black walnut trees. Perennials and evergreens surround the foundation. A parking area on the west side of the house is surrounded by hedges and is accessed from Mannakee Street.

This 1917 frame, five bay by four bay, one-story rectangular bungalow has mitred bays on the south (front) and west sides. The foundation is concrete block. Wood grain asphalt shingles have been applied over the old exterior covering. The peaked composition shingled hipped roof has one interior brick chimney on the rear and an exterior chimney on the west facade. Windows vary but are double hung sashes with plain surrounds.

This house was included in the Honor-Bilt line of the Sears, Roebuck Co. line of mail-order homes as the "Avondale" Model. Advertised between 1911 and 1922, it is a modified "California bungalow" style featuring wide flared eaves trimmed with false rafter ends, low broad profile and attached porches which continue the roof sweep. An earlier and somewhat more elaborate Rockville example of this style is the 1912 house at 115 Forest Avenue (MHT M: 26/10/79) which duplicates the floor and chimney plan, but adds a wrap porch and dormers on three sides, which presents a more asymmetric appearance.

The five-bay south (front) facade is asymmetrical. The house is accessed by a central front concrete walk leading to four wide concrete steps flanked by low concrete balustrades. The peaked, hipped-roof porch projects beyond the two center bays. The roof is supported by corner clusters of three Doric half columns set on brick piers. Iron railing encloses the porch. The east bay is a projecting three-sided bay with vertical 4/1 windows in each side. The east center bay has shorter 1/1 windows common to the rest of the house and the center bay a wood door with oval beveled glass panel. The west middle bay has a pair of 3/1 longer windows. One short window is in the westernmost bay.

The five-bay west facade has an exterior brick chimney which separates two 1/1 windows in the two south bays. In the center bay, a projecting three-sided bay has one 3/1 vertical window in each side section and a pair of 5/1 windows in the center section. A pair of shorter windows is in the fourth bay. A 6/1 window is in the north bay. There are two rectangular six-ight basement windows in the foundation.

continued on attachment 7.1

M:26/7/6
549 Anderson Avenue
Attachment 7.1

The four-bay north (rear) facade has an enclosed porch in the west two bays and a window in each of the two east bays. The porch has a pair of 6/1 windows in the west side and a wood panel one-light exterior door on the east. Two basement windows are in the foundation. The porch, shown in the Avondale plan as open, is covered by a low pitched hipped roof joined to the main roof and has two 6/6 windows. It has asphalt shingle siding above the former balustrade which is enclosed with vertical car siding. There is one window in the west facade, a pair of windows in the west half and a modern exterior door in the east half of the north (rear) facade. The east facade is unrelieved.

The-four bay east facade has a pair of longer 1/1 windows in the north bay, two closely spaced shorter windows in the two center bays, and a longer window in the south bay.

8. Significance

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Period	Areas of Significance—Check and justify below			
prehistoric	___ archeology-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	___ theater
___ 1800–1899	___ commerce	___ exploration/settlement	___ philosophy	✓ transportation
✓ 1900–	___ communications	___ industry	___ politics/government	___ other (specify) local history
		___ invention		

Specific dates 1917 **Builder/Architect**

check: Applicable Criteria: __A __B ✓C __D
and/or
Applicable Exception: __A __B __C __D __E __F __G

Level of Significance: __national __state ✓local

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

Significance

This 1917 craftsman style bungalow is a textbook example of one of the Sears Roebuck catalog houses. It has been owned by the Reed family since its construction. This home was erected on the site of a suburban church whose history reflects the fortunes of the early West End Park development.

History and Support

The "Avondale" model of bungalows was offered by The Sears & Roebuck Company in its catalogs between 1911 and 1922. 1/ This model was their top-of-the-line bungalow and advertisements called attention to the combination of modern conveniences and period detailing, features "used only in high priced homes".

The Reed Bungalow is faithful to the Sears design as shown on the attached floor plan (attachment 8.2). The six-room house has projecting shallow bays on the south and west facades; the eaves on all sides of the hipped roof are decorated with the false rafter ends common to this style. Tapered "colonial" columns used on the large porch in corner clusters of three are echoed in the interior where reeded columns separate living and dining areas. Exposed (false) beams in the dining room also carry out the period theme. Other decorative details include windows with vertical muntins on the upper sash. As originally planned, this model was embellished with stained "art glass" windows and cozy window seats flanking the fireplace; these items have been removed. 2/

Sears promised the homeowner the most up-to-date arrangements for convenience, ventilation, space and light at a price ranging from $1,198 to $2,657. This house was constructed by Philip Reed at the time of his marriage to Mary Zelda Fisher. The lot and house were a wedding present from J. Frank Fisher to his daughter in 1917. Mr. Fisher's home was also located on this street (MHT M:26/7/4, 605 Anderson Avenue). Mr. Fisher had purchased the subject property, lot 28, block 7 of West End Park (see Plat 23e, attachment 8.3) for $125 in 1915 from the Trustees of the defunct West End Park Methodist Church. 3/

continued on attachment 8.1

Some versions of the Plat (see attachment 8.3) advertising West End Park lots display hand-drawn structures. In one, a drawing of a church is shown as occupying lot 28 of Block 7. 4/ The Montgomery County Sentinel reported the dedication of the West End Park Methodist Church building on August 7, 1892. Hopes for the development of the West End neighborhood and for membership to support this new church were never realized due to the worsening economy after the Panic of 1893. Although many West End Park lots were sold, few homes were built, and the Trustees of the Church disbanded the congregation. In 1902 the church building was dismanteled and moved to a site on the Darnestown Road where it was reassembled and steel rods installed to pin the pieces together. Between 1902 and 1965 it was the Hunting Hill Methodist Episcopal Church; today it is the home of the Central Baptist Church. 5/

The Church lot in Rockville remained vacant until its purchase by Mr. Fisher in 1915. The Church Trustees loaned $2,150 for construction of the bungalow. Philip and Mary Zelda Fisher Reed lived in this house until their deaths. Mr. Reed (with his brothers) operated an automobile agency still in existence as Reed Brothers Dodge. After Mrs. Reed's death in 1964, daughter Jacqueline Reed Orndorff inherited the house which she and her husband still occupy.

Few exterior changes have been made to this bungalow. In 1946 the back porch was enclosed and the sheathing of asbestos shingling applied to the home. Originally there was no balustrade around the large raised porch; the Orndorffs have installed one of wrought iron. The house is still very much the image of the 1917 "Avondale".

Footnotes:

1. Houses By Mail, The Preservation Press, (1986), p. 242.
2. Interview with Mrs. Eugene Orndorff (Jacqueline Reed Orndorff.)
3. Montgomery County Land Records 252/588 (1915).
4. Montgomery County Historical Society, Plat No. 23 e. The Copp's Survey and Plat of West End was done in 1891; it is unknown when hand-drawn Church and other buildings were added to this version.
5. Maryland Historical Trust Inventory form for Hunting Hill Methodist Episcopal Church, October 1979.

M: 26/7/6
549 Anderson Ave.
Attachment 8.2

THE AVONDALE

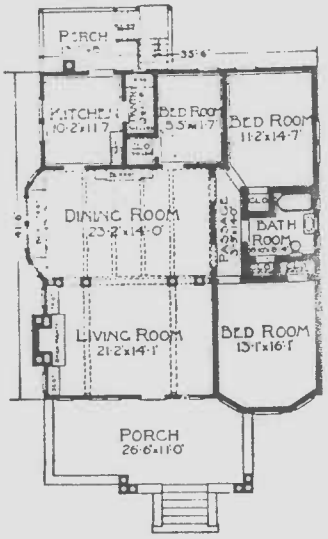
A fine example of a modern bungalow, conveniently arranged, perfectly lighted and ventilated with a great many large windows. Pronounced a success by practical builders. The colonial columns and balustrade work are up-to-date features which are being used only in high-priced houses.

Details and features: Front porch with hipped roof and tapered columns; front door glazed with beveled plate glass. Fireplace flanked by window seats and colored leaded art glass in living room; beamed ceiling in living and dining rooms; built-in buffet and mirror in dining room.

Years and catalog numbers: 1911 (151); 1912 (151); 1913 (151); 1916 (264P151, 2006); 1917 (C2006, C151); *1918* (2006); 1921 (7006); 1922 (17006)

Price: $1,198 to $2,657

Locations: Greeley, Colo.; Shelton, Conn.; Des Plaines, Ill.; Culver, Ind.; Ames, Iowa; Wichita, Kans.; Mexico, Ky.; Boston, Mass.; Breckenridge, Mich.; Marks, Miss.; Lewiston, Mo.; Alliance, Neb.; Ithaca, N.Y.; Coats, N.C.; Dayton, Ohio; Ridgway, Pa.; Elroy, Wis.



Living room

"Avondale" model from Houses By Mail, The Preservation Press, (1986), p. 242

9. Major Bibliographical References

Survey No. M:26/7/6

Interview with Mrs. Eugene Orndorff. Houses By Mail, Preservation Press (1986). Reed family history in newspaper abstracts. Maps, and Plats collection of Montgomery County Historical Society.

10. Geographical Data

Acreage of nominated property 9,500 square feet

Quadrangle name _____ **Quadrangle scale** _____

UTM **References** do NOT complete UTM references

	Zone	Easting	Northing		Zone	Easting	Northing
A				B			
C				D			
E				F			
G				H			

Verbal boundary description and justification

Lot 28, Block 7 of West End Park, corner of Anderson and Manakee Avenues.

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

state	code	county	code
state	code	county	code

11. Form Prepared By

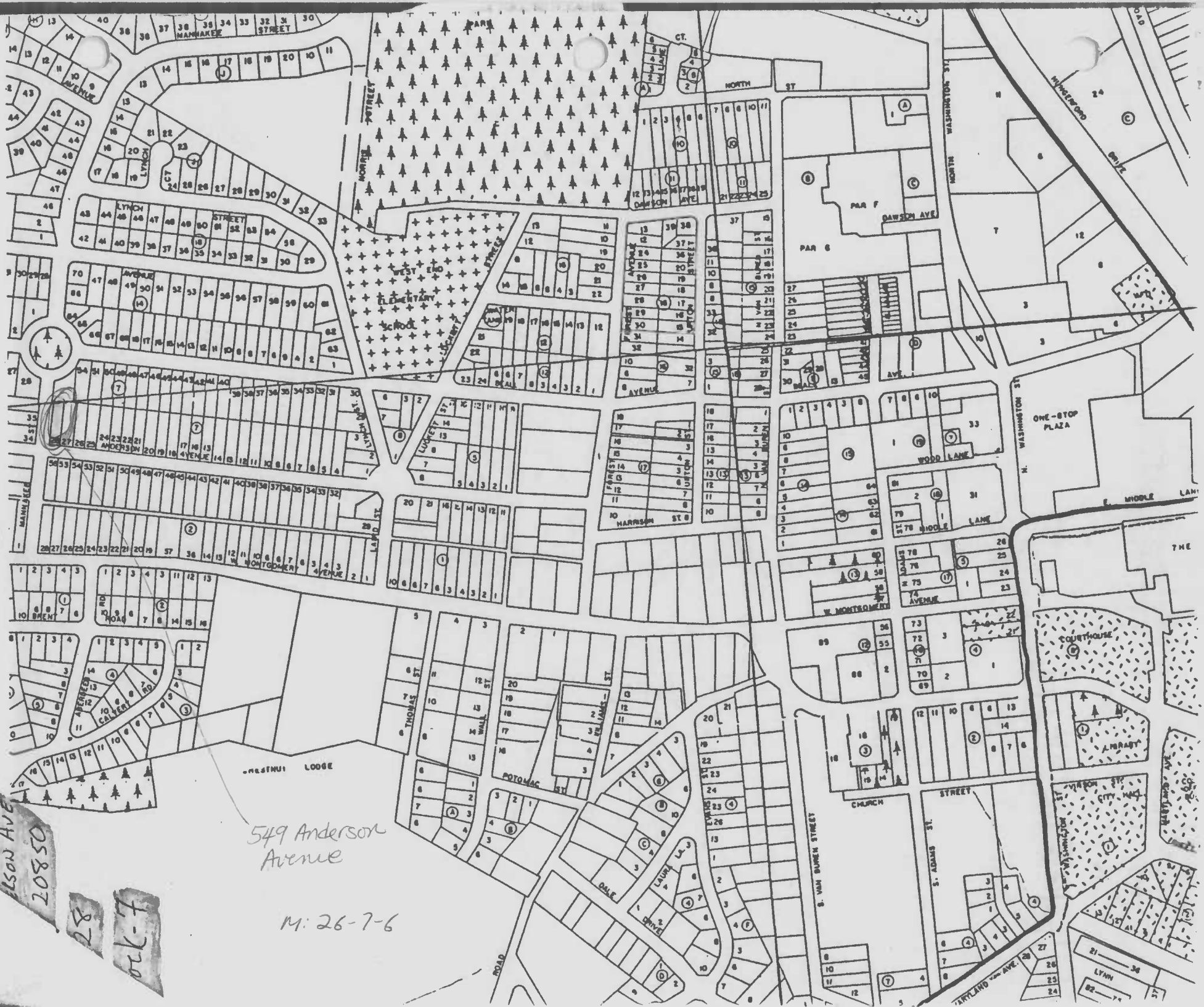
name/title	Anne Cissel	Judy Christensen, Arch. Description	
organization	Peerless Rockville	date	May, 1986
street & number	P.O. Box 4262	telephone	762-0096
city or town	Rockville	state	Maryland 20850

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
Shaw House
21 State Circle
Annapolis, Maryland 21401
(301) 269-2438

PS-2746


MANNAKEE STREET
NORTH STREET
NORTH ST
DAWSON AVE
PAR F
PAR G
NORTH WASHINGTON ST
HUNGERFORD DRIVE
LYNCH STREET
WEST END ELEMENTARY SCHOOL
LUCKETT STREET
BEALL AVENUE
FOREST AVENUE
UPTON STREET
N. VAN BUREN ST
WOOD LANE
ONE-STOP PLAZA
N. WASHINGTON ST
E. MIDDLE LANE
MIDDLE LANE
HARRISON ST
ANDERSON AVENUE
W. MONTGOMERY AVENUE
LAPID ST
BRENT ROAD
ABERDEEN RD
CALVERT RD
THOMAS ST
WALL ST
POTOMAC ST
WILLIAMS ST
CHURCH STREET
S. VAN BUREN STREET
S. ADAMS ST
COURTHOUSE
LIBRARY
CITY HALL
VIRGIN ST
WASHINGTON ST
MARYLAND AVE
LYNN
DALE DRIVE
LAURA LA
ROAD
CHESTNUT LODGE
549 Anderson Avenue
M: 26-7-6
ELSON AVE
20850
28
ock-7

M: 26/7/6
549 Anderson Avenue
Attachment 8.3
Montgomery County Historical Society Plat 23e; Copp's Survey and Plat of West End Park, 1891, with hand drawn structures.

City of Rockville
scale: 1" = 600'

1982

M:26/7/6 4 Reed Bungalow 549 Anderson Ave.

RICHARD H. ANDREWS
424-8282
1608 FARRAGUT AVE.
ROCKVILLE, MD 20851

06861706

M: 26/7/[redacted]6
Reed Bungalow
549 Anderson Ave.
Rockville
4-86