

**MARYLAND HISTORICAL TRUST
DETERMINATION OF ELIGIBILITY FORM**

NR Eligible: yes ___
no

Property Name: Goodall Commercial Property Inventory Number: PG: 61-38
 Address: 11220 Baltimore Avenue City: Beltsville Zip Code: 2075
 County: Prince Georges USGS Topographic Map: Beltsville
 Owner: Mike & Myonghee Rafatjah Is the property being evaluated a district? ___ yes
 Tax Parcel Number: 695 Tax Map Number: 19 Tax Account ID Number: 0024380
 Project: US 1 MD 201 Corrdior Study Agency: FHWA/SHA
 Site visit by MHT staff: no ___ yes Name: _____ Date: _____
 Is the property is located within a historic district? ___ yes no

If the property is within a district District Inventory Number: _____
 NR-listed district ___ yes Eligible district ___ yes Name of District: _____
 Preparer's Recommendation: Contributing resource ___ yes ___ no Non-contributing but eligible in another context ___ yes
If the property is not within a district (or the property is a district) Preparer's Recommendation: Eligible ___ yes no

Criteria: ___ A ___ B C ___ D Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G ___ None

Documentation on the property/district is presented in: Project Review and Compliance Files

Description of Property and Eligibility Determination: *(Use continuation sheet if necessary and attach map and photo)*

The Goodall Commercial Property is a 1-story, 3-bay comercial building on the west side of Baltimore Avenue, Beltsville. Constructed in 1946, the building has a rectangular plan with several rear additions. The structure has a flat roof with a flat-front parapet. It is of brick construction, and it has a concrete foundation. The windows are 1-light fixed.

The Goodall Commercial Property was constructed in 1946 on Lot 7 of Block 30, Section 2 of Beltsville. Medford and Marion Goodall purchased the propety from Orrow Collins in 1946. The Goodalls operated a hardware store in the bilding. The executors of the Goodall estate sold the property to William and Florence Harris in 1984. The Harrises sold the property to the current owners in 1996.

The Goodall Coomercial Property is not eligible for inclusion in the National Register of Historic Places under Criteiron C because it is an undistinguished example of a commercial building. Furthermore, due to a change from a hardware store to a carpet store, the building has been altered through the addition of a sign above the parapet. Research did not develop an asociation under Criteria A (events) or B (persons) and no research was conducted under Criterion D.

Prepared by: Anne Bruder, SHA/PAC Spero Co. Date Prepared: 08/27/2002

MARYLAND HISTORICAL TRUST REVIEW	
Eligibility recommended ___	Eligibility not recommended <input checked="" type="checkbox"/>
Criteria: ___ A ___ B ___ C ___ D	Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G ___ None
MHT Comments	
<u>Andrew Lewis</u> Reviewer, Office of Preservation Services	<u>3/27/03</u> Date
<u>[Signature]</u> Reviewer, NR Program	<u>3/17/03</u> Date

200204885

Maryland Historical Trust
 Maryland Inventory of Historic Properties Form
 Montgomery-Prince George's Short-term Congestion Relief

DOE ___yes ___no

1. Name: (indicate preferred name)

historic Goodall Commercial Property (preferred)

and/or common Mike's Carpet Property

2. Location:

street & number 11220 Baltimore Avenue n/a not for publication

city, town Beltsville ___ vicinity of congressional district

state Maryland county Prince George's

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 type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> education	<input type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> other:
	<input checked="" type="checkbox"/> not applicable	<input type="checkbox"/> no	<input type="checkbox"/> military	
			<input type="checkbox"/> transportation	

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

name Mike and Myonghee Rafatjah

street & number PO Box 1144 telephone no.:

city, town Beltsville state and zip code Maryland 20704

5. Location of Legal Description

Land Records of Prince George's County liber 11099

street & number Prince George's County Judicial Center folio 57

city, town Upper Marlboro state MD

6. Representation in Existing Historical Surveys

title

date ___federal ___state ___county ___local

repository for survey records

city, town state

7. Description

Survey No. PG:61-38 (PACS 6.3)

<u>Condition</u>		<u>Check one</u>	<u>Check one</u>	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	date of move _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed			

Resource Count: 1

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

The Goodall Commercial Property is a 1-story, 3-bay commercial building on the west side of Baltimore Avenue in Beltsville, Prince George's County. Constructed in 1946, the building has a rectangular plan with several rear additions. The structure has a flat roof with a false-front parapet. It is of brick construction, and it has a concrete foundation. The windows are 1-light fixed.

The east, or front elevation has large display windows. The first story entrance is centered, and has double-doors topped with a 2-light transom. The door is flanked by large plate-glass windows. Each display window has two sections in the lower portion, and is topped by a 4-light transom. The false parapet above the door is used for signage.

The south elevation consists of the brick main block and the concrete block rear additions. There are four 2-light sliding windows in the main block. There is a brick chimney between the first and second bays on the main block. The rear concrete block addition has a door and two 2-light sliding windows. The second rear addition has a door and a 2-light sliding window. The windows have all been barred.

The west, or rear elevation has been altered with the concrete block addition. There are two 2-light sliding windows in the rear elevation, both with brick sills and bars.

The north elevation is constructed of concrete block. It has three 2-light sliding windows which have been barred.

There are no outbuildings associated with this property.

The Goodall Commercial Property is located on the west side of Baltimore Avenue, and is surrounded by commercial properties to the north and south, and residential properties to the west. The setting is commercial, and is relatively unchanged from the historic setting.

8. Significance

Survey No. PG:61-38 (PACS 6.3)

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> Prehistoric	<input type="checkbox"/> archaeology-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 type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communication	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention	<input type="checkbox"/> other (specify)	

Specific dates 1946

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 local

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

The Goodall Commercial Property was constructed in 1946 on Lot 7 of Block 30, Section 2 of Beltsville. Medford and Marion Goodall purchased the property from Orrow Collins in 1946. The Goodalls operated a hardware store in the building. The executors of the Goodall estate sold the property to William and Florence Harris in 1984. The Harris sold the property in 1996 to current owners.

ns:

The Goodall Commercial Property is located in Beltsville. Beltsville, named after the Belt family, is an area of Prince George's County on either side of Route 1 from Ammendale Road to the Capital Beltway. During the 1700s and early 1800s, the Snowden family possessed large estates which were located on both sides of what is now Route 1, and on land which is now the Beltsville Agricultural Research Center. In the colonial era, tobacco farming occurred along Indian Creek, a tributary of the Northeast Branch of the Anacostia River. Later, farmers in the area produced grains and vegetables.

By 1795, a turnpike from Baltimore to Georgetown in the District of Columbia had been constructed through the county. Taverns were established along the turnpike (present day Route 1 and Old Baltimore Pike), including one operated by Jacob Van Horn in what is now Beltsville. The tavern, called Vansville, serviced turnpike travellers from the 1790s to 1817. In the 1830s, the Baltimore and Ohio Railroad built tracks for the Washington Branch through the Belt family farm and established a station which was named Beltsville. The station, located along the turnpike, the east-west roads of Odell and Powder Mill, and the railroad, grew during the 1800s and became a village containing two churches, residences, stores, and businesses such as a blacksmith and a wheelwright shop.

During the late 1800s, Beltsville became part of the expanding Washington, D.C. suburbs, as development occurred along the railroad and streetcar lines north of the city. Federal workers could live in the suburbs and work downtown, and many new communities were established from the District line to Beltsville. The suburban development continued after the introduction of the automobile. The state improved the roads, and Route 1 became the major north/south route along the east coast. Although the Beltsville Agricultural Research Center was established in 1910 employment in the area increased, Beltsville was relatively far from Washington, and the more southern suburbs experienced greater growth. It was not until after the Second World War that intensive development came to the Beltsville area. The increase in Federal employment and the dramatic rise in personal automobile use led to the suburbanization of Beltsville. The area west

CONTINUATION SHEET

MARYLAND HISTORICAL TRUST

STATE HISTORIC SITES INVENTORY FORM

RESOURCE NAME: Goodall Commercial Property

INVENTORY NO.: PG:61-38 (PACS 6.3)

ADDRESS: 11220 Baltimore Avenue, Beltsville, Prince George's County

8. Significance (Continued)

of Route 1 was developed as a residential area, and the development increased in the 1960s as Interstate 95 made the area more accessible. Today, most of the farms are gone and Beltsville has become a densely populated suburb of the Nation's Capital.

The Goodall Commercial Property is an example of a one-part commercial block. In areas of high population density and commercial activity, substantial and function-specific commercial buildings were constructed. Common building compositions of suburban commercial property types include the two-part commercial block and one-part commercial block. Although these property types are most often found in urban settings, the core of suburban commercial centers can include such buildings.

The one-part commercial block is a one-story structure which services the general public as merchandise space or lobby space for a bank or hotel. The building has a parapeted flat-roof and ornamentation around the entrance and display windows. The building can be grouped into rows of one-story shops and unified by repeated ornamentation (Longstreth 1987, 54).

National Register Evaluation:

Constructed in 1946, the Goodall Commercial Property 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 it is an undistinguished example of a mid-twentieth century commercial building. The windows have been altered, and there have been additions added to the rear elevation. The building no longer retains integrity of materials, design, or feeling. Finally, the structure has no known potential to yield important information, and therefore, is not eligible under Criterion D.

MARYLAND HISTORICAL TRUST

Eligibility recommended _____ Eligibility Not Recommended _____

Comments

Reviewer, OPS: _____ Date: _____

Reviewer, NR Program: _____ Date: _____

9. Major Bibliographical References Survey No. PG:61-38 (PACS 6.3)

See Attached

10. Geographical Data

Acreage of nominated property _____
Quadrangle name Beltsville, 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 Susan L. Taylor

organization P.A.C. Spero & Company

date May 1998

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

CONTINUATION SHEET

MARYLAND HISTORICAL TRUST

STATE HISTORIC SITES INVENTORY FORM

SOURCE NAME: Goodall Commercial Property

SURVEY NO.: PG:61-38 (PACS 6.3)

ADDRESS: 11220 Baltimore Avenue, Beltsville, Prince George's County

9. Major Bibliographical References (Continued)

- Brugger, Robert A. 1988. Maryland, A Middle Temperament 1634-1980. Baltimore and London: Johns Hopkins University Press.
- Hiebert, Ray Eldon, and Richard K. MacMaster. 1976. A Grateful Remembrance: the Story of Montgomery County, Maryland. Rockville, Maryland: Montgomery County Government and the Montgomery County Historical Society.
- Hopkins, G.M. [1879] 1975. Atlas of 15 Miles Around Washington including County of Prince George's, Maryland. Reprint, Riverdale, Maryland: Prince George's County Historical Society.
- Land Records of Prince George's County, Upper Marlboro, Maryland.
- Longstreth, Richard, ed. 1987. The Buildings of Main Street: A Guide to American Commercial Architecture. Washington, D.C.: The Preservation Press.
- Prince George's County Community Renewal Program. 1974. The Neighborhoods of Prince George's County. Upper Marlboro, Maryland: Prince George's County Government.
- Tindall, George Brown. 1984. America: A Narrative History. 2 vols. New York: W.W. Norton & Company, Inc.
- Virta, Alan. 1984. Prince George's County: A Pictorial History. Rev. 1991. Virginia Beach: The Donning Company Publishers.

CONTINUATION SHEET

MARYLAND HISTORICAL TRUST
STATE HISTORIC SITES INVENTORY FORM

SOURCE NAME: Goodall Commercial Property

SURVEY NO.: PG:61-38 (PACS 6.3)

ADDRESS: 11220 Baltimore Avenue, Beltsville, Prince George's County

Maryland Comprehensive Historic Preservation Plan Data Sheet

Historic Context:

MARYLAND COMPREHENSIVE PRESERVATION PLAN DATA

Geographic Organization: Western Shore

Chronological/Developmental Period Theme (s): Modern Period A.D. 1930-Present

Prehistoric/Historic Period Theme(s): Commerce

RESOURCE TYPE:

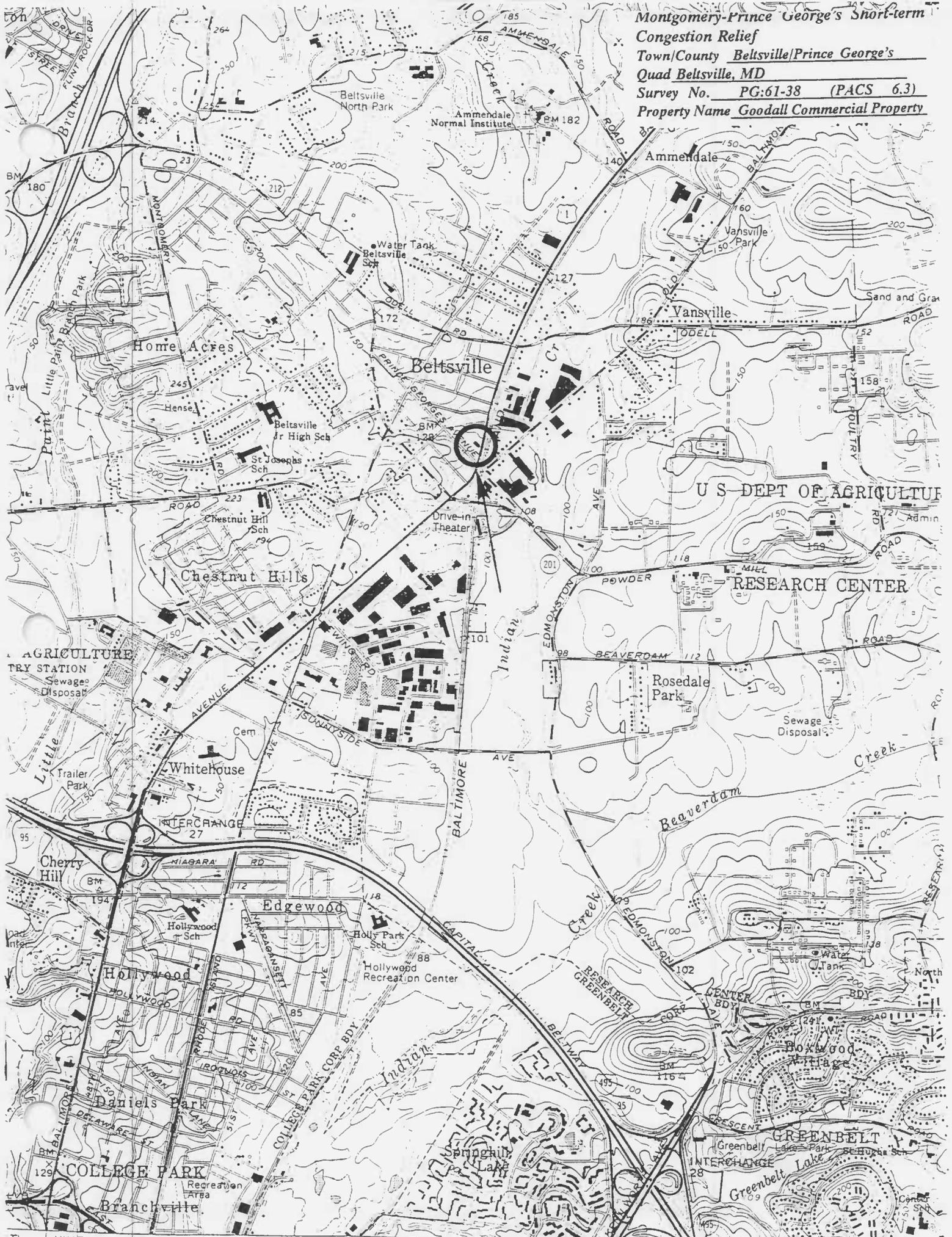
Category (see Section 3 of survey form): Building

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

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

Known Design Source (write none if unknown): None

Montgomery-Prince George's Short-term
 Congestion Relief
 Town/County Beltsville/Prince George's
 Quad Beltsville, MD
 Survey No. PG:61-38 (PACS 6.3)
 Property Name Goodall Commercial Property



Click here for a plain text ADA compliant screen.

	Maryland Department of Assessments and Taxation PRINCE GEORGE'S COUNTY Real Property Data Search	Go Back View Map New Search
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Account Identifier: District - 01 Account Number - 0024380

Owner Information

Owner Name:	RAFATJAH,MIKE M & MYONGHEE	Use:	COMMERCIAL
		Principal Residence:	NO
Mailing Address:	PO BOX 1144 BELTSVILLE MD 20704-1144	Deed Reference:	1) /11099/ 57 2)

Location & Structure Information

Premises Address	Zoning	Legal Description
11220 BALTIMORE AVE BELTSVILLE 20705	CM	BELTSVILLE >

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Group	Plat No:	Plat Ref:
19	B1			1000	2	30	7	81	A-0695	

Special Tax Areas	Town Ad Valorem Tax Class	08
--------------------------	----------------------------------	----

Primary Structure Built	Enclosed Area	Property Land Area	County Use
1948	4,500 SF	10,700.00 SF	005

Stories	Basement	Type	Exterior
----------------	-----------------	-------------	-----------------

Value Information

	Base Value	Value As Of 01/01/2002	Phase-in Assessments	
			As Of 07/01/2003	As Of 07/01/2004
Land:	86,600	86,600		
Improvements:	125,300	140,000		
Total:	211,900	226,600	221,700	226,600
Preferential Land:	0	0	0	0

Transfer Information

Seller: HARRIS, WILLIAM E JR & FLORENCE L	Date: 11/01/1996	Price: \$225,000
Type: IMPROVED ARMS-LENGTH	Deed1: /11099/ 57	Deed2:
Seller: GOODALL, MARION M	Date: 03/27/1984	Price: \$0
Type: UNKNOWN	Deed1: / 5864/ 814	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:

Exemption Information

Partial Exempt Assessments	Class	07/01/2003	07/01/2004
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO
Exempt Class:

Special Tax Recapture:

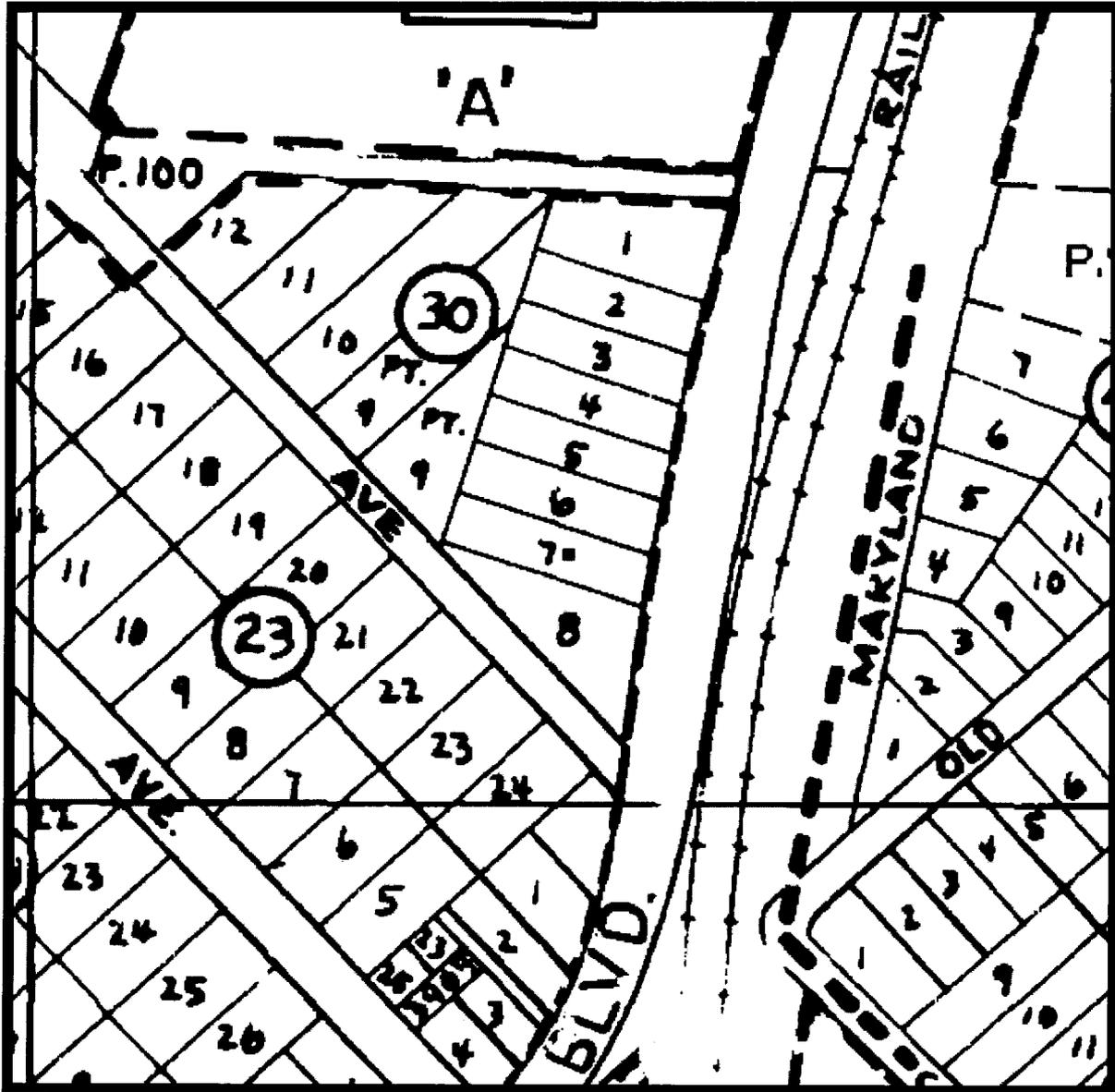
* NONE *



Maryland Department of Assessments and Taxation
PRINCE GEORGE'S COUNTY
Real Property Data Search

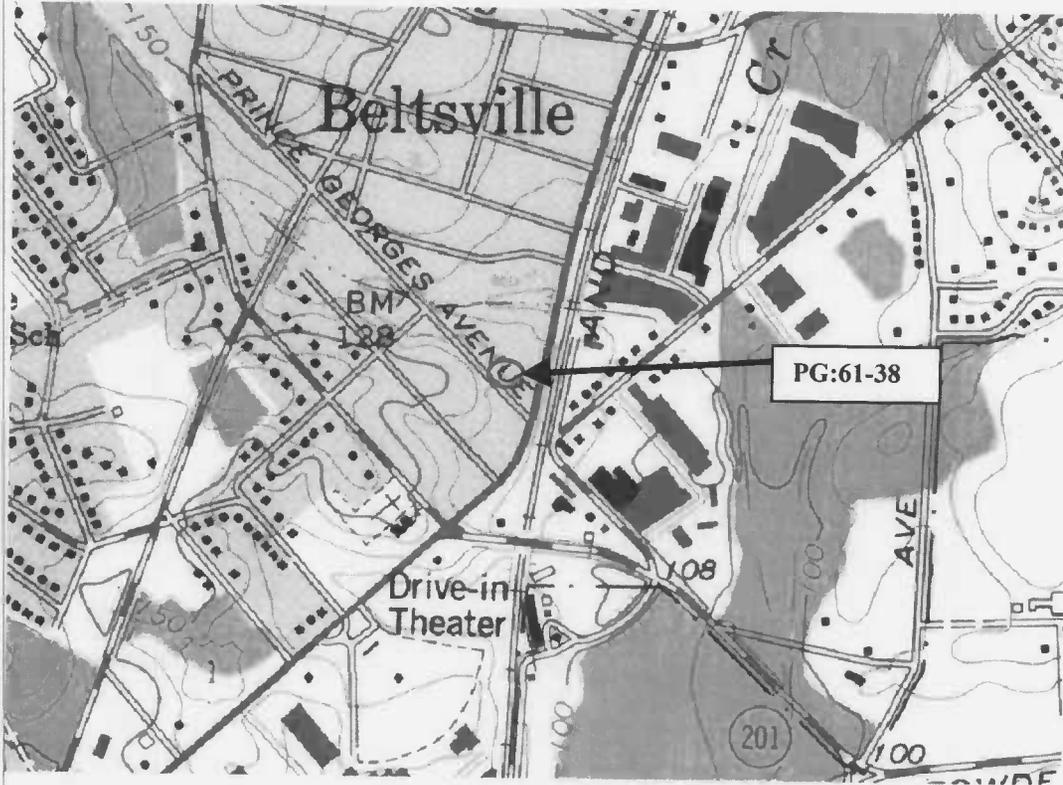
[Go Back](#)
[View Map](#)
[New Search](#)

District - 01 Account Number - 0024380



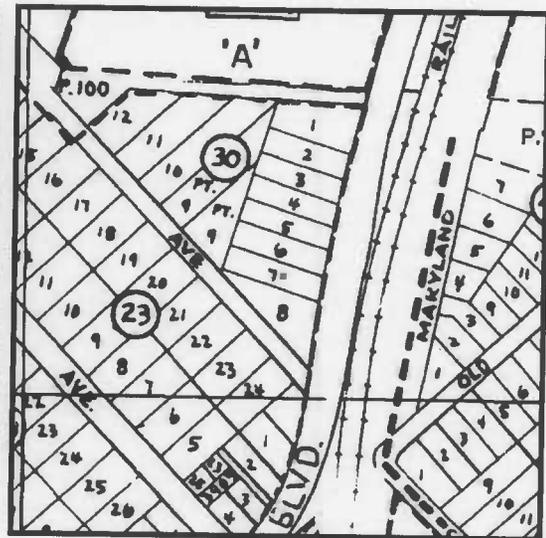
Property maps provided courtesy of the Maryland Department of Planning ©2001.
For more information on electronic mapping applications, visit the Maryland Department of Planning
web site at www.mdp.state.md.us/webcom/index.html

PG:61-38
Goodall Commercial Property
11220 Baltimore Avenue (US 1), Beltsville
Beltsville Quadrangle



1998 Aerial Photo

Tax Map 19



MIKE'S CARPET

WALL TO WALL CARPET, VINYL, CERAMIC, TILES & WOOD
For All Floor Covering Needs

VINYL
FLOOR
SALE

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10% OFF

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LOOK
WHAT'S OUT
SALE



- 1 PG:61 37
- 2 Goodall Commercial Property
- 3 Prince Georges Co, Md
- 4 Susan Taylor
- 5 5/97
- 6 Md STPs
- 7 Elevation
- 8 lot ?

SEARCHED INDEXED



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CARPET

WALL TO WALL CARPET, VINYL, CERAMIC, TILES & WOOD
For A Floor Covering Needs

- 1 PE 61-38
- 2 Goodall Commercial Peeps Co
- 3 Prince George Co, Md
- 4 Susan E. Bright
- 5 5/92
- 6 MS 473
- 7 SE corner
- 8 2/77

DAVID B. W. 1207 110



Colony
PAINTS

GOODALL'S HDWR.



1 PG: 61-38

2 Prince Commercial Property

3 Prince Georges Co, Md

4 Susan Taylor

5 5/98

6 Md SHPC

7 South 500

8 3 5 7

PRINTED AT THE NATIONAL ARCHIVES



1 Pa: 61 38

2 Goodall Commercial Property

3 Prince Georges Co, Md

4 Susan Taylor

5 5/98

6 Md. SHPO

7 S side

8 4 of 7



1 PG 61-38

2 Federal Commerce Property

3 Prince Georges Co, Md

4 Susan Taylor

5 5/98

6 Md SAPO

7 See column

8 5 of 7

1000

SOME-
BOOK
WHAT'S ON
SALE

METROPOLITAN



1 Pa 51 38

2 Howard County and Property

3 Prince George's, Md

4 Susan Taylor

5 5198

6 Md. 3143

7 North Side

8 6 of 7

27-4-88 302

**MIKE'S
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For All Floor Covering Needs

MIKE'S
CARPET
SALE

COME
LOOK
WHAT ONE
SALE



- 1 PG: 61-38
- 2 Woodall Hill Music Property
- 3 Prince George's Co, Md
- 4 Susan Taylor
- 5 5/99
- 6 Md SHPO
- 7 NE corner
- 8 7 of 7