CAPSULE SUMMARY SHEET

Survey No.: CH-435 (PACS A54) **Construction Date:** 1938

Name: W.H. Winstead Company, Inc. Property

Location: 8275 Leonardtown Road, Hughesville, Charles County

Private/Commercial/Occupied/Good/Restricted

Description:

The W.H. Winstead Company, Inc. Property, constructed in 1938, is a large tobacco warehouse with a standing seam metal, side-gable roof, located in Hughesville, Charles County. The warehouse is of heavy timber construction with corrugated metal siding, and it has a concrete block foundation. The warehouse has four loading docks and no wall fenestration; natural light is from a series of skylights on the roof. The interior of the warehouse is an open space, with a series of wood columns supporting the roof framing. A wide aisle is located in the center of the warehouse, and tobacco is stored in the southern part of the interior.

Significance:

Constructed in 1938, the W.H. Winstead Company, Inc. Property is a twentieth century tobacco warehouse. According to the current owner, the property is the oldest surviving tobacco warehouse in the State of Maryland. The property represents a continuum of agricultural use since its construction. The warehouse was built specifically to become a regional tobacco market for Southern Maryland. The site has been the location of regular tobacco auctions since 1938. In addition, the property is an example of a vernacular tobacco warehouse that has had minimal alterations. The warehouse exhibits the typical characteristics of tobacco warehouses, such as a large interior auction space, tobacco storage space, loading docks, and a large gable roof with numerous skylights. The structure retains integrity of form and material and the interior has not been significantly altered. According to deed research, the W.H. Winstead Company, Inc. purchased the .157 hectare (.39 acre) lot in 1918. It currently retains this size. According to the current owners, Gilbert and Elizabeth Bowling, a building was constructed on the land in 1938, when regional tobacco markets were established by the State of Maryland. Gilbert and Elizabeth Bowling acquired the property in 1988.

Preparer
P.A.C. Spero & Company
January 1997/revised February 1998

Survey No. CH-435 (PACS A54)

Maryland Historical Trust
Maryland Inventory of Historic Properties Form
MD 5 - Hughesville Project

DOE ___yes ___no

1. Name: (indicate preferred name)

historic W.H. Winstead Company, Inc. Property

and/or common Gilbert and Elizabeth Bowling Property

2. Location:

street & number 8275 Leonardtown Road ___ not for publication

city, town Hughesville ___ 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	_x_commercial	___park
___structure	___both	___work in progress	___education	___private residence
___site	**Public Acquisition**	**Accessible**	___entertainment	___religious
___object	___in process	_x_yes: restricted	___government	___scientific
	___being considered	___yes: unrestricted	___industrial	___other:
	_x_not applicable	___no	___military	
			___transportation	

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

name Gilbert and Elizabeth Bowling

street & number 8479 Kentucky Avenue telephone no.:

city,town La Plata state and zip code MD 20646

5. Location of Legal Description

Land Records Office of Charles County liber 1312

street & number Charles Street folio 110

city,town La Plata state MD

6. Representation in Existing Historical Surveys

title

date ___federal ___state ___county ___local

depository for survey records

city,town state

7. Description

Survey No. CH-435 (PACS A54)

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

Resource Count: 2

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

The W.H. Winstead Company, Inc. Property, constructed in 1938, is a large tobacco warehouse with a standing seam metal, side-gable roof, located on the west side of Leonardtown Road in Hughesville, Charles County. The warehouse is of heavy timber construction with corrugated metal siding, and it has a concrete block foundation. The warehouse has no wall fenestration; natural light is from a series of skylights on the roof. There are four recessed loading docks with garage doors on the east elevation. The warehouse has had two additions to the south. One addition is a wood-frame extension of the warehouse, clad in corrugated metal. The second addition is a small concrete block office located near the southeast corner of the building. Public access into the warehouse is from the office door.

The interior of the warehouse is an open space, with a series of wood columns supporting the roof framing. A wide aisle is located in the center of the warehouse, and tobacco is stored in the southern part of the interior.

There is one building associated with the warehouse, a large concrete block building used for antique sales. Constructed in 1964, the building has a flat, asphalt membrane roof and is located immediately north of the warehouse.

The property is located on the west side of Leonardtown Road, between the road and the abandoned railroad bed of the Southern Maryland Railroad. There are commercial structures to the north and a parking area to the south.

8. Significance

Survey No. CH-435 (PACS A54)

Period	Areas of Significance—Check and justify below			
prehistoric	__archaeology-prehistoric	__Community planning	__landscape architecture	__religion
__1400-1499	__archeology-historic	__conservation	__law	__science
__1500-1599	x_agriculture	__economics	__literature	__sculpture
__1600-1699	x_architecture	__education	__military	__social/ humanitarian
__1700-1799	__art	__engineering	__music	
__1800-1899	x_commerce	__exploration/settlement	__philosophy	__theater
x_1900-	__communication	__industry	__politics/government	__transportation
		__invention		__other (specify)

Specific dates 1938 **Builder/Architect** Unknown

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

Level of Significance: ___national _x_state ___local

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

Constructed in 1938, the W.H. Winstead Company, Inc. Property is a twentieth century tobacco warehouse. According to the current owner, the property is the oldest surviving tobacco warehouse in the State of Maryland. The property represents a continuum of agricultural use since its construction. The warehouse was built specifically to become a regional tobacco market for Southern Maryland. The site has been the location of regular tobacco auctions since 1938. In addition, the property is an example of a vernacular tobacco warehouse that has had minimal alterations. The warehouse exhibits the typical characteristics of tobacco warehouses, such as a large interior auction space, tobacco storage space, loading docks, and a large gable roof with numerous skylights. The structure retains integrity of form and material and the interior has not been significantly altered. There are no detailed, published historic maps of Charles County, Maryland that locate and indicate ownership of structures. According to deed research, the W.H. Winstead Company, Inc. purchased the .157 hectare (.39 acre) lot in 1918. It currently retains this size. According to the current owners, Gilbert and Elizabeth Bowling, a building was constructed on the land in 1938, when regional tobacco markets were established by the State of Maryland. Gilbert and Elizabeth Bowling acquired the property in 1988. The tobacco auction occurs at this property in Hughesville twice annually. At other times during the year, the property is leased and a flea market is held on the premises. It is during the bi-annual tobacco auctions that the Amish come to this property on Wednesdays to sell their tobacco.

The W.H. Winstead Company, Inc. Property is located in Charles County, Maryland. The Maryland Colony was granted by King Charles I to Lord Baltimore in 1632. Two years later, the first European community was established at St. Mary's City. Subsequent colonization moved north, along the Potomac and Patuxent Rivers. As settlers migrated away from St. Mary's City, the formation of a new county became necessary, and Charles County was founded in 1658. This area was originally inhabited by Algonquins of the Powhatan Confederacy. 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 Charles County until the mid-nineteenth century when soil exhaustion required agricultural diversification. The introduction of rail lines in the late nineteenth century linked Charles County with the north and south, encouraging trade. While the suburbanization of Charles County was ensured by the widespread availability of the automobile in the mid-twentieth century, the County has retained its rural and agricultural character.

8. Significance (Continued)

The area that became Hughesville was located in Lord Baltimore's grant of 6,879.9 hectares (17,000 acres) of Newport Hundred to Major William Boarman during 1650-1699. This land included the region "east of Zachiah Swamp" and became known as Boarman's Manor. Hughesville does not appear on an 1840 Map of a Part of Maryland, and Fisher's 1852 Gazetteer of the State of Maryland did not list the community. Hughesville was located at the crossroads of two of the main routes through Charles County: Burnt Store to Patuxent City and on to Annapolis, (Burnt Store Road and Prince Frederick Road/Route 231) and Bryantown to Charlotte Hall and on to St. Mary's City (Leonardtown Road/Route 5). Accordingly, Hughesville is shown on Martenet's 1866 Map of Maryland, Atlas Edition. The 1871 State Gazette and Merchants and Farmers Directory for Maryland and the District of Columbia called Hughesville a "post town." Bland's 1887 Maryland Directory and State Gazetteer listed both Episcopal and Roman Catholic churches in Hughesville as well as a Friends' school, four (4) general merchandise stores, two (2) saloons, two (2) undertakers, a wheelwright, a blacksmith, a tobacco buyer, and a population of fifty (50). Gannett's 1904 Gazetteer of Maryland defined Hughesville as a "post village...on the Washington, Potomac and Chesapeake Railroad" (Gannett 1904: 43). By 1906 the community was known as "a station of the Southern Maryland Railroad...and a banking town" with two (2) physicians, two (2) general stores, two (2) blacksmiths, a grist and saw mill, a flour mill, an undertaker and livery, a hotel, a hotel and saloon, a grocer and saloon, an insurance salesman, and a population of 150 (Maryland 1906: 667).

The W.H. Winstead Property was specifically built to become a regional tobacco market for Southern Maryland. Tobacco has been grown in Charles County from its first settlement. This crop and the factors necessary for its successful cultivation have, to a great extent, determined the economic and social development of the County. Large landholdings were aggrandized by the wealthy elite and worked first by indentured servants and later by slaves. Tobacco was so valued that it was used as a medium of exchange. As early as 1852 the soil of Charles County was defined as "much exhausted by neglectful culture...[because] this is entirely an agricultural County and much of its industry is devoted to tobacco-growing" (Fischer 1852: 63).

In 1938 the first Maryland loose leaf auction market was opened in Hughesville. Begun during the Depression, the auctions lowered transport costs and accelerated payment to farmers. This system replaced the state-organized hogshead market (tobacco was packed and shipped in hogshead barrels) used since the seventeenth century (Meyer 1986: 101). By 1959 there were five (5) tobacco warehouses in Charles County, three (3) of them in Hughesville (Hinkel 1959: 13). There were four (4) warehouses in Charles County, two (2) of them in Hughesville in 1976 when tobacco was called "Southern Maryland's major agricultural enterprise" accounting for about seventy-five percent (75%) of farm products (Brown et al. 1976: 10). The sum of tobacco auction houses in Hughesville decreased to one (1), its current number, by 1983, when there were four (4) tobacco auction centers in the state (Dessaint 1983: 36). In 1986 the largest volume of tobacco in Maryland was sold at the Farmers' Tobacco Auction Warehouse in Hughesville (MHT# CH-435) (Meyer 1986: 97). Maryland tobacco was, and still is, prized abroad for its excellent burning quality. Cultivation of this crop has defined, in part, the character of Charles County and Hughesville from the seventeenth through the twentieth century.

8. Significance (Continued)

The W.H. Winstead Company, Inc. Property is an example of a utilitarian tobacco warehouse and auction house, related to buildings built for industrial purposes. The most prevalent form of this type of structure is a utilitarian single or multi-story form, with no formal architectural style. These buildings were used to produce component parts of a product or to perform specialized manufacturing or commercial functions. The size, shape and form of the building is dependant upon the building technology in use at the time of construction and according to the intended function of the building. Tobacco warehouses are large structures of wood-frame construction with metal siding and little or no wall fenestration. They contain loading docks and a large gable roof with numerous skylights, covering a large interior room used for the auctions. The warehouse also contains an area for tobacco storage (Vogel 1985, 103, Bowling 1997). The W.H. Winstead Company, Inc. Property exhibits the typical characteristics found in other tobacco warehouses in the region.

National Register Evaluation:

Constructed in 1938, the W.H. Winstead Company, Inc. Property is eligible for the National Register of Historic Places under Criterion A, as an example of a twentieth century tobacco warehouse. According to the current owner, the property is the oldest surviving tobacco warehouse in the state of Maryland. The property represents a continuum of agricultural use since its construction. The warehouse was built specifically to become a regional tobacco market for Southern Maryland. The site has been the location of regular tobacco auctions since 1938. In addition, the property is eligible under Criterion C, as an example of a vernacular tobacco warehouse that has had minimal alterations. The warehouse exhibits the typical characteristics of tobacco warehouses, such as a large interior auction space, tobacco storage space, loading docks, and a large gable roof with numerous skylights. The structure retains integrity of form and materials and the interior has not been significantly altered. The period of significance for the warehouse is from 1938 to 1947. 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. Finally, the structure has no known potential to yield important information, and therefore, is not eligible under Criterion D.

MARYLAND HISTORICAL TRUST

Eligibility recommended X X Eligibility Not Recommended _____

Comments

Reviewer, OPS: _____ Date: 4/23/98

Reviewer, NR Program: _____ Date: 6/24/98

9. Major Bibliographical References (Continued)

Bland, John R., ed. The Maryland Directory and State Gazetteer. Baltimore: The Baltimore Publishing Company, 1887.

Bowling, Gilbert, interview by P.A.C. Spero & Company, 17 January 1997.

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

Charles County Department of Assessment and Taxation. 101 Catalpa Drive, La Plata, Maryland.

Charles County Land Records Office. Charles County Courthouse, Charles Street, La Plata, Maryland.

Charles County, Maryland, Tombstone and Bible Records. Vol. 64 of the Report of the Genealogical Records Committee, District of Columbia. Nellie Grant Ross, ed. Daughters of the American Revolution: Martha Washington Chapter, 1939-1940.

Essaint, Alain Y. Historical Tours Through Southern Maryland. La Plata: Southern Maryland Today, 1983.

Fisher, R.S. Gazetteer of the State of Maryland, Compiled from the Returns of the Seventh Census of the United States, and Other Official Documents. Baltimore: James S. Waters, 1852.

Gannett, Henry. A Gazetteer of Maryland. Department of the Interior, United States Geological Survey, Bulletin No. 231, Series F, Geography, 39. Washington, D.C.: Government Printing Office, 1904.

Hinkel, John V., ed. See Charles County, Maryland, founded in 1658. Compiled by John V. Hinkel & Associates. La Plata: Charles County Chamber of Commerce, 1959.

KCI Technologies, Inc. Draft Historic Context for the U.S. 301 South Corridor Transportation Study, Prince George's and Charles Counties, Maryland. Prepared for the Maryland Department of Transportation, State Highway Administration, August 1996.

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

Map of a Part of Maryland, Copied from the Geological State Map. 1840. Maryland Historical Trust, Crownsville, Maryland.

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

9. Major Bibliographical References (Continued)

Martenet, Simon J. New Topographical Atlas of the State of Maryland. Baltimore: Simon J. Martenet, 1873

Martenet, Simon J. Martenent's Map of Maryland and District of Columbia, Including a Sketch of Delaware and Parts of Pennsylvania, Virginia and West Virginia. Baltimore: Simon J. Martenet, 1885.

Maryland, Delaware and District of Columbia State Gazetteer and Business Directory 1906-1907. Baltimore: R.L. Polk & Co., 1906.

Meyer, Eugene L. Maryland Lost and Found. Baltimore: The John Hopkins University Press, 1986.

P.A.C. Spero & Company. Maryland Historic Context, Montgomery County and Prince George's County, Intercounty Connector Project. Volume I. Prepared for the Maryland Department of Transportation, State Highway Administration. Baltimore: P.A.C. Spero & Company, October 1996.

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

Roberts, William III. Interview by Tim Tamburrino, February 3, 1998. Baltimore: P.A.C. Spero and Company.

State Gazette and Merchants and Farmers Directory for Maryland and the District of Columbia. Baltimore, 1871.

Wearmouth, John M. Charles County's Railroad. Prince George's County Historical Society, Glendale, Maryland.

Vogel, Robert M. "Industrial Structures." In Built in the U.S.A., ed. Diane Maddex, 102-107. Washington, D.C.: The Preservation Press, 1985.

See Continuation Sheet

10. Geographical Data

Acreage of nominated property 0.157 hectares (0.39 acres)
Quadrangle name Hughesville, MD Quadrangle scale 1:24,000

Verbal boundary description and justification

See Continuation Sheet

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 January 1997/revised February 1998

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

city or town Baltimore state Maryland

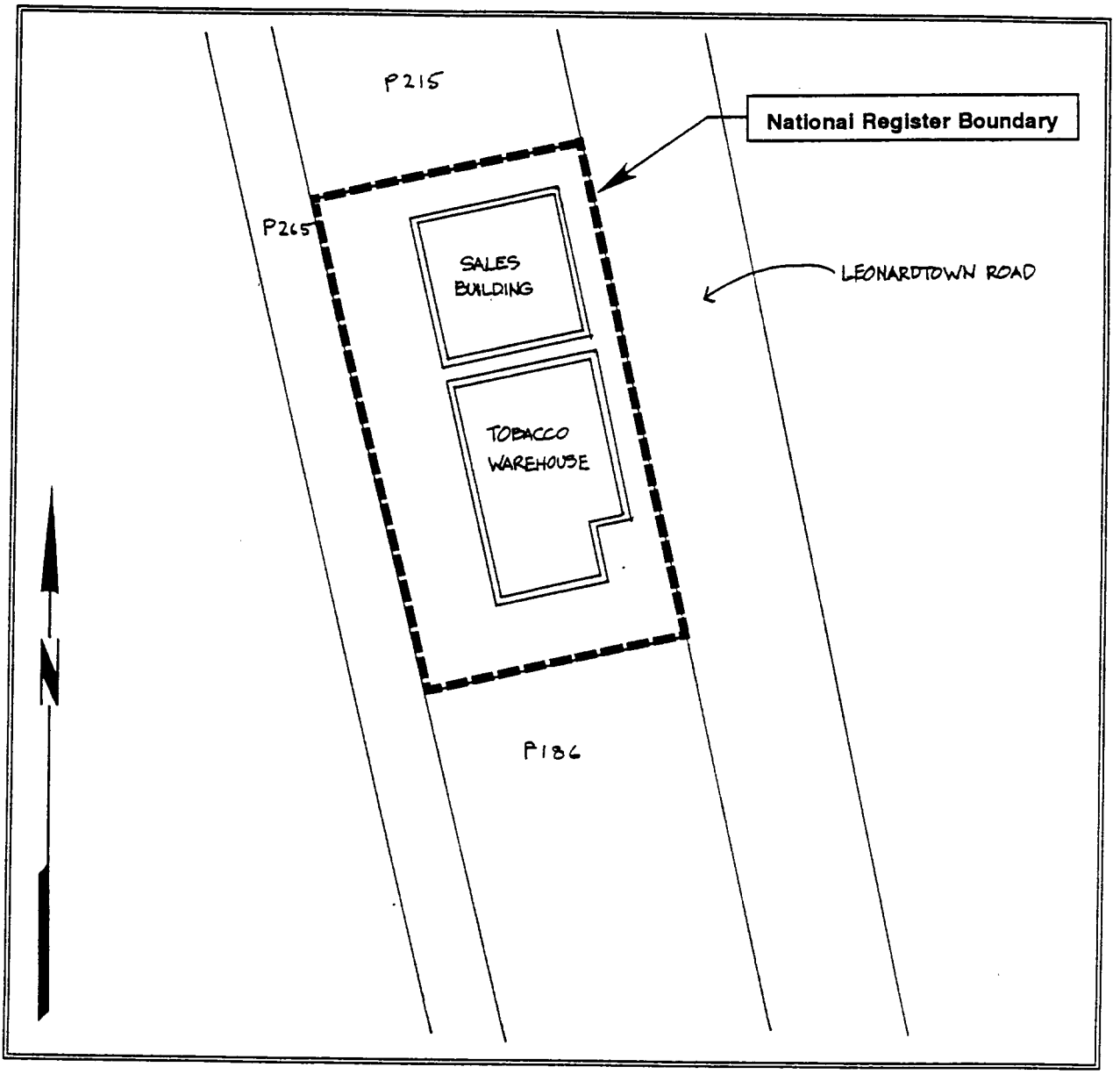
The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes 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

10. Geographical Data (Continued)

Resource Sketch Map and National Register Boundary Map:



10. Geographical Data (Continued)

Verbal Boundary Description and Justification:

The National Register boundaries of the W.H. Winstead Company, Inc. Property follow the current property lines of 8275 Leonardtown Road (Tax Map 36, Parcel 185). This 0.157 hectare (0.39 acre) parcel is bounded on the north by commercial property, on the west by an abandoned railroad bed, on the south by residences, and on the east by Leonardtown Road. The boundary includes one contributing structure, the tobacco warehouse, and one non-contributing structure, the 1964 sales building. According to deed research, the property was purchased by the W.H. Winstead Company, Inc. in 1938, and has retained the original size.

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):

Economic (Commercial and Industrial)

RESOURCE TYPE:

Category (see Section 3 of survey form):

Building

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

Village

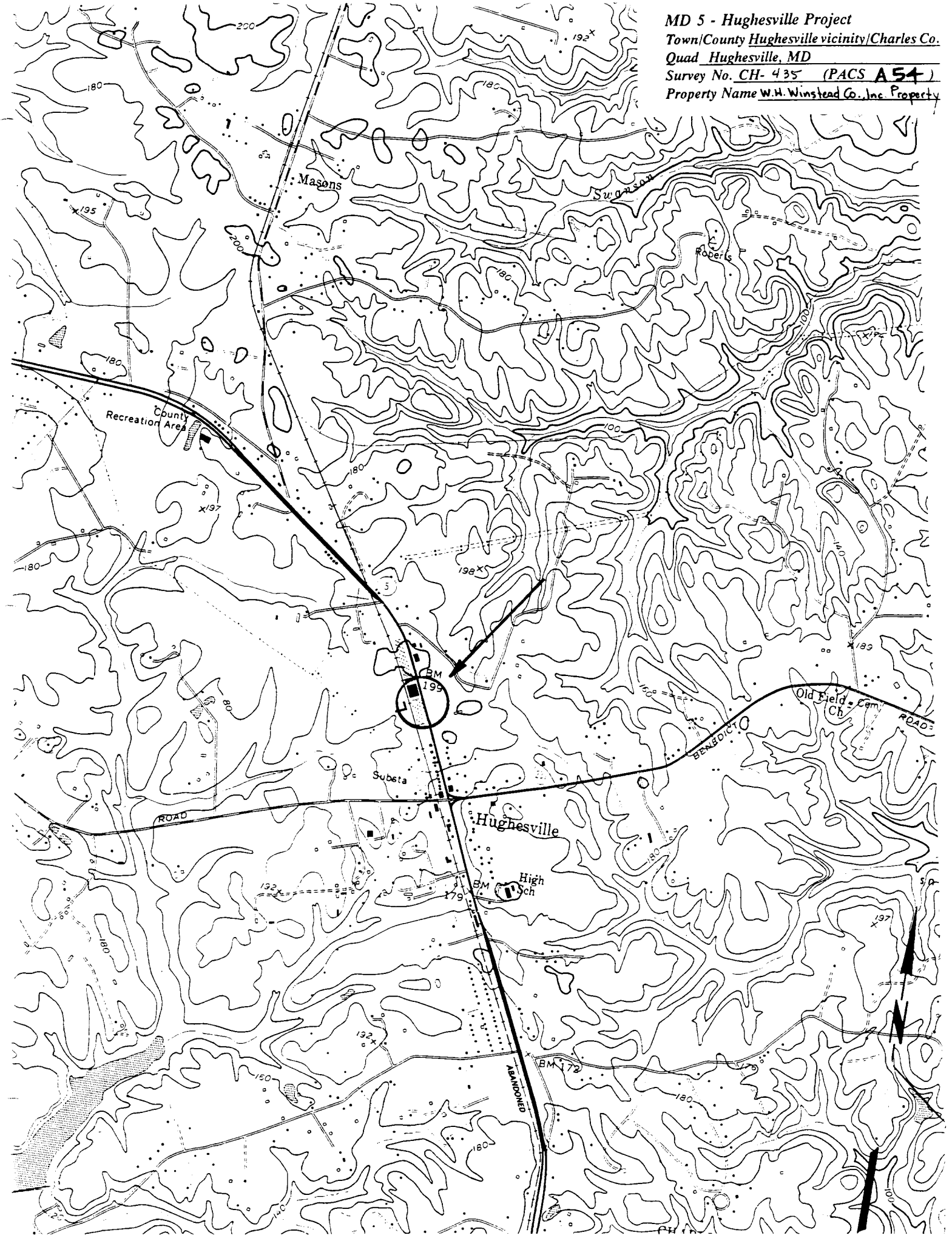
Historic Function(s) and Use(s):

Tobacco Warehouse

Known Design Source (write none if unknown):

None

MD 5 - Hughesville Project
Town/County Hughesville vicinity/Charles Co.
Quad Hughesville, MD
Survey No. CH- 435 (PACS A54)
Property Name W.H. Winstead Co., Inc. Property



PARKING

1- CH-435

2- W.H. Winston Company, Inc Property

3- Charles County, MD

4- Ryan McKay

5- January 1997

6- MD SHPO

7- South elevation of warehouse, view N

8- 1 of 5

1- CH-435

2- W. H. Winston Company Inc. Property

3- Charles County, MD

4- Ryan McKay

5- January 1997

6- MD SHPO

7- West elevation of warehouse, view NW

8- 2 of 5

1- CH-435

2- W.H. Winstead Company Inc. Property

3- Charles County, MD

4- Ryan McKay

5- January 1997

6- MD SHPO

7- South-East elevation of warehouse, view NW

8- 3 of 5

Barbie
Barn

1- CH-435

2- W.H. Wainstead Company, Inc. Property

3- Charles County, MD

4- Ryan McKay

5- January 1997

6- MD SHPO

7- East elevation of Warehouse + 1964 bldg.
View SW

8- 4 of 5

1 - CH-435

2 - W.H. Winstead Company Inc. Property

3 - Charles County, MD

4 - Ryan McKay

5 - January 1997

6 - MD SHPO

7 - Interior of warehouse, view S

8 - 5 of 5