MARYLAND HISTORICAL TRUST QA-340

MAGI # 1803405504

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC
John Hersey Hall House

AND/OR COMMON
Margaret Pippin House

2 LOCATION

STREET & NUMBER
224 Broadway

CITY, TOWN
Centreville

__ VICINITY OF

CONGRESSIONAL DISTRICT
1st

STATE
Maryland

COUNTY
Queen Anne's

3 CLASSIFICATION

CATEGORY	OWNERSHIP	STATUS	PRESENT USE	
__DISTRICT	__PUBLIC	X OCCUPIED	__AGRICULTURE	__MUSEUM
X BUILDING(S)	X PRIVATE	__UNOCCUPIED	__COMMERCIAL	__PARK
__STRUCTURE	__BOTH	__WORK IN PROGRESS	__EDUCATIONAL	X PRIVATE RESIDENCE
__SITE	**PUBLIC ACQUISITION**	**ACCESSIBLE**	__ENTERTAINMENT	__RELIGIOUS
__OBJECT	__IN PROCESS	X YES: RESTRICTED	__GOVERNMENT	__SCIENTIFIC
	__BEING CONSIDERED	__YES: UNRESTRICTED	__INDUSTRIAL	__TRANSPORTATION
		__NO	__MILITARY	__OTHER:

4 OWNER OF PROPERTY

NAME
Margaret B. Pippin

Telephone #:

STREET & NUMBER
224 Broadway Avenue

CITY, TOWN
Centreville

__ VICINITY OF

STATE, zip code
Maryland 21617

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC
Queen Anne's County Courthouse

Liber #: ASG Jr. 1
Folio #: 81

STREET & NUMBER
Courthouse Square

CITY, TOWN
Centreville

STATE
Maryland

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

__FEDERAL __STATE __COUNTY __LOCAL

DEPOSITORY FOR SURVEY RECORDS

CITY, TOWN

STATE

7 DESCRIPTION

QA-340

CONDITION		CHECK ONE	CHECK ONE
X EXCELLENT	__DETERIORATED	__UNALTERED	X ORIGINAL SITE
__GOOD	__RUINS	X ALTERED	__MOVED DATE_____
__FAIR	__UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The John Hersey Hall House is located on the north side of Broadway in Centreville, facing the intersection of Broadway and Chesterfield Avenue.

This large Victorian house is of brick construction with an asymmetrical L-plan. The front section is roughly rectangular in plan, with a profusion of projecting bays and cross gables. An original brick wing projects from the west end of the rear facade. The complexity of the house defies description.

The front section of the house faces south to Broadway. It is 2 1/2 stories high with an asymmetrical roof almost entirely concealed by two steeply pitched cross gables and a pyramidal roof turret on the front facade. These three projecting roofs crown a central projecting entrance bay, a semi-octagonal bay to the west, and a rectangular projecting bay to the east. The front facade is therefore quite complex, with numerous indentations and projections. This effect is magnified by the decorative detailing.

CONTINUE ON SEPARATE SHEET IF NECESSARY

CONTINUATION SHEET

7.1 DESCRIPTION

The brickwork is laid in stretcher bond with very smooth machine-made bricks and pencil thin white lime mortar joints. The window and door openings have dressed stone sills and segmentally arched lintels. The window lintels were constructed using headers with projecting half-spherical decoration. A corbeled hounds-tooth cornice is carried across the top of the second story. Above this point, the cross gables and turret are sheathed with a variety of decoratively cut shingles. The gable eaves oversail and are trimmed with simple vergeboards with scrolled ends and supporting brackets. A very small, third story balcony with a projecting gable roof and Victorian balustrade adds refinement to the west bay of this facade. A handsome Colonial Revival porch stretches across the front facade and wraps around both gable walls. This porch replaces two smaller Victorian porches recorded in an early photograph of the house in the possession of the present owner.

The east gable wall is dominated by a two story, semi-octagonal bay in the center with single 2/2 windows on each of the three principal facets on the first and second story. The brickwork, decorative window treatment and houndstooth cornice are repeated

CONTINUATION SHEET

7.2 DESCRIPTION

on this wall, and the cross gable above the projecting bay is sheathed with decorative shingles. The over-sailing eaves are not boxed in and the rafter ends are scrolled.

The west wall of the rear wing is approximately flush with the west gable wall of the main house, but a large cross wing projects out about five feet near the center of this end of the house. A two story semi-octagonal window bay projects from the center of this, matching the east gable wall in virtually every detail. The fine stretcher bond brickwork and decorative window treatment is carried across this entire end of the house, including the west wall of the wing. The hounds-tooth cornice and shingle siding are not necessary on the rear wing, which is only two stories high.

The north gable wall of the hip roof rear wing is quite plain, with a single door in the east bay of the first story and bricked-up window openings in the west bay of both the first and second story. The brickwork is laid in random common bond using common grade bricks and mortar. A pitched roof 2/2 dormer and the scrolled, exposed rafter ends enhance this wall, and an original one story Victorian porch with elaborate bracketed posts extends across this wall and

CONTINUATION SHEET

7.3 DESCRIPTION

runs the full length of the east wall of the wing.

The east wall of the wing and the rear wall of the main house are also laid in common bond with common grade bricks. The window and door openings have plain arched lintels, but only two doors have stone sills.

The interior plan originally consisted of a central stair hall with flanking parlors on either side, a large dining room to the rear of the west parlor and a large kitchen in the rear wing. In 1939, Mr. Pippin purchased the house and converted it into apartments. Changes were made in the floor plan and the stair was changed. The front door was changed to a window and several new doors were skillfully cut in.

The interior is handsomely detailed. The original stair survives despite being moved, and virtually all other trim and woodwork remains intact. Particular details include a large slate mantel with Eastlake details, molded plaster interior cornices, raised panel wainscoting in the window bays, handsome interior doors with molded panels, and at least two original chandeliers.

CONTINUATION SHEET

7.4 DESCRIPTION

Fence

A handsome cast-iron Victorian fence stretches across the south side of the yard, facing Broadway and Chesterfield Avenue. Manufactured by David Petit of Philadelphia, this is probably the best surviving example of late 19th century iron fencing in Centreville.

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8 SIGNIFICANCE

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
__PREHISTORIC	__ARCHEOLOGY-PREHISTORIC	__COMMUNITY PLANNING	__LANDSCAPE ARCHITECTURE	__RELIGION
400-1499	__ARCHEOLOGY-HISTORIC	__CONSERVATION	__LAW	__SCIENCE
__1500-1599	__AGRICULTURE	__ECONOMICS	__LITERATURE	__SCULPTURE
__1600-1699	X ARCHITECTURE	__EDUCATION	__MILITARY	__SOCIAL/HUMANITARIAN
__1700-1799	__ART	__ENGINEERING	__MUSIC	__THEATER
X 1800-1899	__COMMERCE	__EXPLORATION/SETTLEMENT	__PHILOSOPHY	__TRANSPORTATION
X 1900-	__COMMUNICATIONS	__INDUSTRY	__POLITICS/GOVERNMENT	__OTHER (SPECIFY)
		__INVENTION		

SPECIFIC DATES BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The John Hersey Hall House is one of the largest and most carefully detailed Victorian houses in the county. Constructed circa 1878 by John Hersey Hall, a successful Centreville dry goods merchant, the house is relatively sophisticated in both design and detail. The basic L-plan form of the house is disguised to a considerable degree by cross gables, projecting window bays, a balcony, and a profusion of other Victorian decorative details. The interior was modified somewhat when the house was converted into apartments in 1939 but the work was skillfully done and had little effect on the integrity of the building. The interior is richly detailed with raised panel wainscoting, plaster cornices, large paneled doors, one Eastlake slate mantel and at least two original chandeliers.

The house stands on a three acre lot purchased by John Hersey Hall in December 1877 from Edward

CONTINUE ON SEPARATE SHEET IF NECESSARY

CONTINUATION SHEET

8.1 STATEMENT OF SIGNIFICANCE

and Sarah Newnam for $1500.[1] The following year Hall purchased a second three acre lot for $1150, also from Newnam.[2] The house was presumably constructed circa 1878 and was occupied by the Hall family until 1912. In a mortgage on the property dated 1896, the improvements were described as

> ...all that lot...facing on Broadway Street and the Wharf Lane...with all the mansion house, stabling, and other outbuildings thereon, said lot consisting originally of two lots...[3]

In 1912 Sallie Hall mortgaged the "J. Hersey Hall Brick House Property", including the house and 1.84 acres of land for $6000.[4] In 1926 the property was offered for sale with the following description of the property:

> ...All that lot...on the north side of Broadway and the east side of Chesterfield Avenue 1.84 acres of land. The improvements thereon consist of a modern and commodious 2 1/2 story, slate roof, brick dwelling with porches back and front and equipped with bath room, electricity, and all modern conveniences; iron fence around large well shaded lawn. Good stable and garden...[5]

CONTINUATION SHEET

8.2 STATEMENT OF SIGNIFICANCE

The property was purchased outright by Snyder and Bright for $9500.[6] In 1939 the property was purchased by J. Olin Pippin.[7] The house and lot have remained in the Pippin family to the present.

Footnotes

1. Deeds JW 7, folio 422. December 26, 1877.

2. Deeds JW 9, folio 25. December 6, 1878.

3. Deeds WHC 5, folio 5-12. August 5, 1896.
   The mortgage also included Hall's commercial property, which consisted of an L-shaped lot on the northwest corner of Commerce Street and Water Street. Hall had purchased the lot in 1872. At that time it was described as "the same land with improvements thereon described in a deed dated... dated Sept. 23, 1867...(See Deeds JW 3, folio 429). This earlier deed was more specific, noting that the lot was improved by a store house and a granary. (Deeds SED 3, folio 318.) In 1878 Hall entered an agreement with William Clyments allowing Clyments to build a brick store to the south of Hall's store on Commerce Street utilizing the existing south wall of Hall's store as a party wall. (Deeds JW 9, folio 248). Clyments was charged with $1000 worth improvements on his store in the 1878 Centreville tax list. (See Centreville Town Records, Abatement lists, p. 27. April 29, 1878.)
   In addition to his drygoods business, Hall was a founding member of the Centreville Bank and operated a large flouring mill at the south end of town. (See Emory, p. 561-2, 573).

4. Deeds WFW 2, folio 320. December 4, 1912.

5. Chancery case #2649. Advertisement for sale to be held May 11, 1926.

6. Deeds BHT 5, folio 534. August 24, 1926.

7. Deeds ASG Jr. 1, folio 81. March 20, 1939.

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9 MAJOR BIBLIOGRAPHICAL REFERENCES

Emory, Frederick. Queen Anne's County, Maryland.

Baltimore, 1950.

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY _____

VERBAL BOUNDARY DESCRIPTION

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

STATE COUNTY

STATE COUNTY

11 FORM PREPARED BY

NAME / TITLE

Orlando Ridout V, Historic Sites Surveyor

ORGANIZATION DATE

Queen Anne's County Historical Society 3/10/82

STREET & NUMBER TELEPHONE

CITY OR TOWN STATE

Centreville Maryland

Field Notebook QA-28; Recorded October 1, 1981.

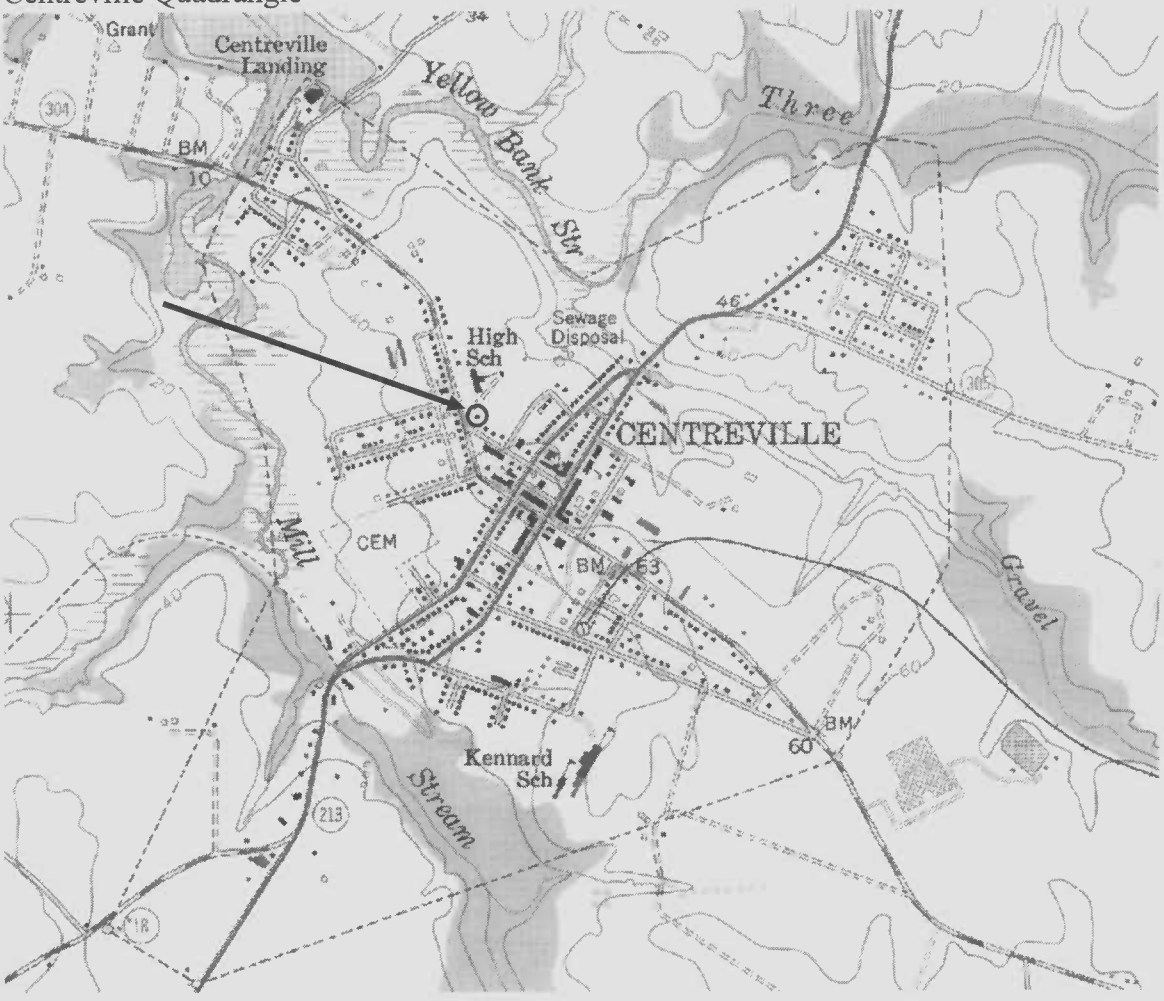
The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

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

PS-1108

QA-340
John Hersey Hall House
(Margaret Pippin House)
224 Broadway, Centreville
Centreville Quadrangle



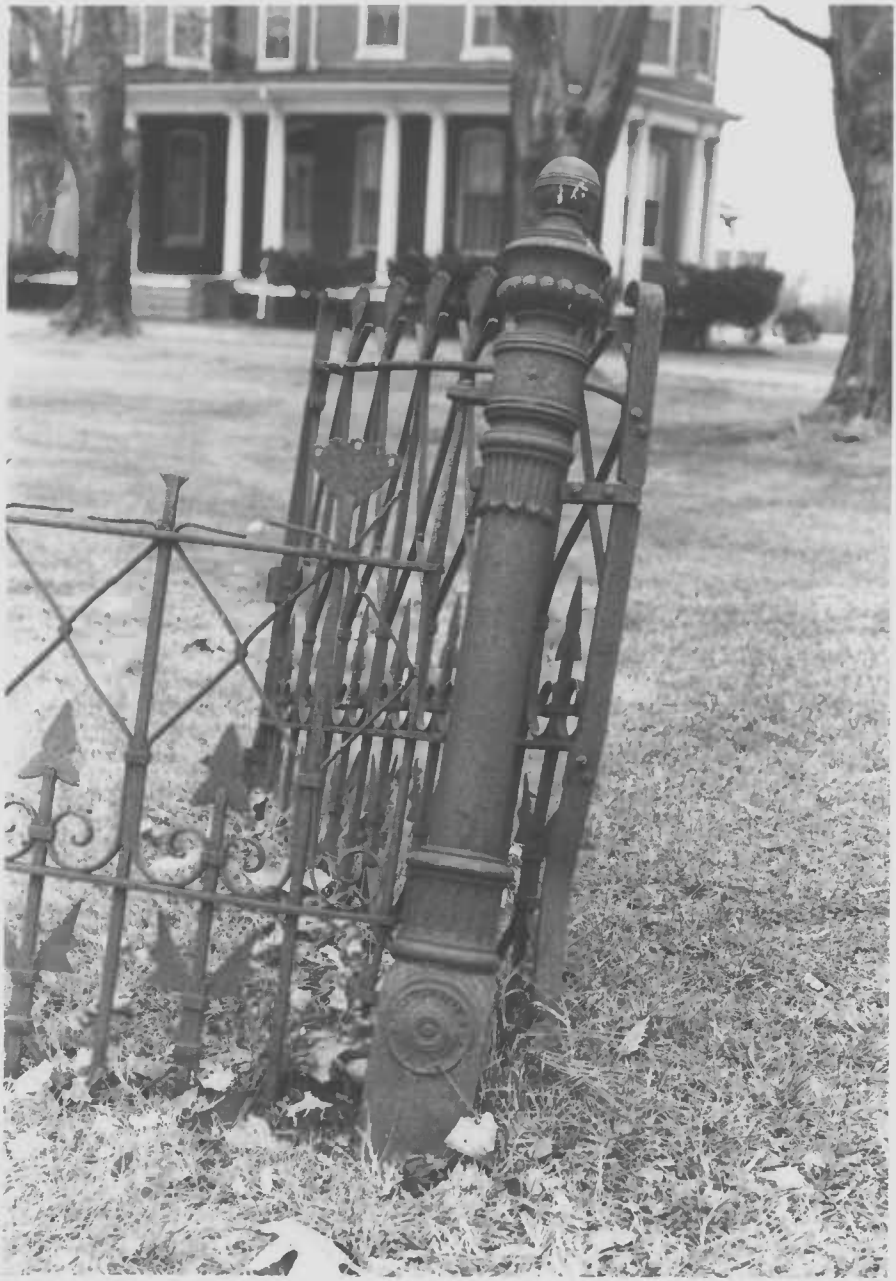
QA-340
John Hersey Hall House

Mary McCarthy
Spring/Summer 2003
Digital color photo on file at MHT

QA-340 John Hersey Hall House
Centreville, Maryland
Orlando Ridout V 1981
Front facade from Southwest

QA-340 John Hersey Hall House
Centreville, Maryland
Orlando Ridout V 1981
View from Northwest

QA-340 John Hersey Hall House
Centreville, Maryland
Orlando Ridout V 1981
Rear facade from Northeast



QA-340 John Hersey Hall House
Centreville, Maryland
Orlando Ridout V 1981
Detail of Iron Gate Post