

CAPSULE SUMMARY
Theodore Monroe House (AA-395)
137 Charles Street
Annapolis, Maryland

The building at 137 Charles Street was erected in 1880 on property historically associated with the Adams-Kilty House at 131-133 Charles Street (AA-393). The brick dwelling was erected for Theodore Monroe by carpenter John F. Wiggins. The Italianate building was owner occupied throughout the 20th century, although it was renovated in 1945 to provide two apartments. Rabbi Rosenblatt of Kneseth Israel was a long-time renter of the first floor apartment. Returned to a single-family dwelling in 1988, the building documents the final subdivision of the unimproved tracts flanking Charles Street that were once owned by George Wells. Retaining much of its original exterior and interior detailing, the building illustrates the fashionable architectural style of the period and the workmanship of John Wiggins.

Rectangular in plan, the structure is constructed of brick laid in all stretcher bond. The main block of the two-story building is three bays square, augmented by a two-story ell with a gable roof and rear porch. The flat roof, covered with a composite material, is edged with a stepped parapet on the side elevations and an ornate Italianate entablature on the primary facade. The southwest elevation of the main block is topped by a pair of corbel capped, interior end brick chimneys. Originally covered by a one-story porch, the location of which is marked in the brickwork of the facade, the main entry is reached by brick steps and metal rails.

MARYLAND HISTORICAL TRUST
MD INVENTORY OF HISTORIC PROPERTIES

Inventory No. AA-395

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1. Name of Property

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historic name Theodore Monroe House

common/other name _____

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2. Location

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street & number 137 Charles Street not for publication

city or town Annapolis vicinity _____ state Maryland code MD

county Anne Arundel code 003 zip code 21401

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3. State/Federal Agency Certification N/A

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4. National Park Service Certification N/A

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5. Classification

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Ownership of Property (Check all that apply)

- private
- public-local
- public-State
- public-Federal

Category of Property (Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property

Contributing		Noncontributing	
<u>1</u>		<u>1</u>	buildings
<u> </u>		<u> </u>	sites
<u> </u>		<u> </u>	structures
<u> </u>		<u> </u>	objects
<u>1</u>		<u>1</u>	Total

Is this property listed in the National Register?

Yes Name of Listing Annapolis Historic District

No

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6. Function or Use
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Historic Functions (Enter categories from instructions)

Cat: DOMESTIC Sub: Single Dwelling
DOMESTIC Multiple Dwelling

Current Functions (Enter categories from instructions)

Cat: DOMESTIC Sub: Single Dwelling

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7. Description
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Architectural Classification (Enter categories from instructions)

Italianate

Materials (Enter categories from instructions)

foundation Brick
roof Standing Seam Metal; Composite
walls Brick
other _____

Narrative Description (Describe the historic and current condition of the property.)

See Continuation Sheet No. 7-1

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8. Statement of Significance
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Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations (Mark "X" in all the boxes that apply.)

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or a grave.
- D a cemetery.
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years of age or achieved significance within the past 50 years.

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Areas of Significance (Enter categories from instructions)

Architecture

Period of Significance 1880-1945

Significant Dates 1880
1945

Significant Person (Complete if Criterion B is marked above)

Cultural Affiliation Undefined

Architect/Builder John F. Wiggins

Narrative Statement of Significance (Explain the significance of the property.)

See Continuation Sheet No. 8-1

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9. Major Bibliographical References

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(Cite the books, articles, legal records, and other sources used in preparing this form.)

Anne Arundel County Land and Will Records. Anne Arundel County Courthouse and Maryland State Archives, Annapolis, Maryland.

Archives of Maryland, XXXVIII, "Act for Keeping Good Rules and Orders," 1696.

Papenfuse, Edward and Jane McWilliams. "Southern Urban Society After the Revolution: Annapolis, Maryland, 1782-1786." Final Report for NEH Grant #H69-0-178, Historic Annapolis Foundation, 1969.

Record Group 29, "Records of the Bureau of the Census." 1880, 1900, 1910, and 1920 Census; Anne Arundel County, Maryland.

Warren, Marion E. and Mame Warren, The Train's Done Been and Gone, Annapolis, MD: M.E. Warren, 1976.

Maps and Drawings

Magnus, Charles. Bird's Eye View of the City of Annapolis, 1864, Reproduced 1967.

Sachse, Edward. Bird's Eye View of the City of Annapolis, circa 1858. Maryland Hall of Records, MdHR G 1219-349.

Sanborn Fire Insurance Maps, 1885, 1891, 1896, 1903, 1908, 1913, 1921, 1930, and 1954 updated.

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10. Geographical Data
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Acreage of Property Less than one acre

Verbal Boundary Description (Describe the boundaries of the property.)

The property designated as 137 Charles Street is located on Parcel 544 as shown on Grid 16, Map 4Z in the City of Annapolis.

Boundary Justification (Explain why the boundaries were selected.)

The building has been historically associated with this property since its construction in 1880.

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11. Form Prepared By
=====

name/title Laura Trieschmann, Architectural Historian
organization EHT Traceries, Inc. date June 2, 1999
street & number 5420 Western Avenue telephone 301/656-5283
city or town Chevy Chase state MD zip code 20815
=====

12. Property Owner
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name Howard and Carol Safir
street & number 137 Charles Street telephone _____
city or town Annapolis state MD zip code 21401
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The freestanding building at 137 Charles Street was erected in 1880 as a single-family dwelling by carpenter John F. Wiggins. Rectangular in plan, the structure is constructed of brick laid in all stretcher bond. The main block of the two-story building is three bays square, augmented by a two-story ell with a gable roof and rear porch. The flat roof, covered with a composite material, is edged with a stepped parapet on the side elevations and an ornate Italianate entablature on the primary facade. The southwest elevation of the main block is topped by a pair of corbel capped, interior end brick chimneys. Originally covered by a one-story porch, the location of which is marked in the brickwork of the facade, the main entry is reached by brick steps and metal rails.

To the northeast, the property is edged by a brick and vertical board fence that edges the paved drive. The fence continues to the northern corner of the property, running west beyond the one-story garage at the rear of the lot. The wood frame garage, housing two automobiles, is reached by the brick and gravel drive to the southwest of the main dwelling. Fencing divides the property from that of the Adams-Kilty House at 131-133 Charles Street to the west. The back yard is landscaped with brick paving, walkways, planters, and mature trees. Original wrought-iron fencing extends from the south corner of the building, across the brick and gravel drive to the southwest.

Exterior

The pressed brick facade of the building, facing southeast, is symmetrically divided into three bays and rises two stories in height. Set upon a slightly raised foundation, the basement level is entirely obscured by the brick planter and contemporary stair with metal rails, erected in the latter part of the 20th century. The main entry is set in the easternmost bay of the facade, within a semi-circular opening. Surmounted by a soldier-coursed brick lintel, the double-wide opening is framed with the original casing. This surround includes a thick interior astragal bead, as well as reel and pierced nebuly on the head of the opening. Recessed within the brick wall, the opening holds a semi-circular arched transom with a single light and a pair of paneled wood doors with elongated bevel-glass lights. To the southwest of the entry are a pair of elongated openings filled with 1/1 windows. Symmetrically placed above, on the second story, are three standard openings with 1/1 windows. All of the segmentally arched window openings are finished with painted wood sills, heavy astragal interior moldings, paneled wood shutters, petite sash brackets, and splayed soldier-coursed brick lintels.

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The highly detailed wood entablature crowning the facade provides the greatest stylistic detailing, following the Italianate fashions of the late 19th century. The narrow architrave has fluted edges, pierced scroll work, and is detailed with nebuly at the cap. It is visually unified to the frieze and cornice above by foliated brackets. Symmetrically spaced between the fluted brackets are scroll-sawn panels that mark the frieze. The frieze panels are applied to the face of the building with exposed brick between the architrave and cornice. The face of the entablature has a cavetto base, cut with scroll-like detail and finished with reeling. The prominent brackets are adorned with beading. Evenly spaced between the brackets are scrolled modillions, each finished with a single reel. The boxed cornice has an ogee mold that returns on the sides of the structure.

The northeast elevation is pierced by few symmetrically placed openings and has been repointed at the parapet. The basement level has a single two-light awning window with a wood sill, large astragal molding, and jack-arched brick lintel. Centrally placed on the wall are two openings, one on each story. The standard-sized opening on the first story, holding a 6/6 window, lacks a jack-arched lintel and the bracketed rail detailing the original openings on the building. This 1940s opening is framed with a wood sill and has an astragal-molded surround. The second story opening is elongated, holding a 1/1 window with a bracketed rail, astragal surround, wood sill, and jack-arched lintel. Beginning at the course of bricks framing the lintel of the second story opening, the upper story of the elevation has been repointed. The repair accentuates the metal coping of the stepped parapet obscuring the flat roof of the building.

To the north, the northeast elevation of the original ell is pierced by a double-wide entry opening and a single window. The 1991 entry, opening onto the side yard, is filled with a modern multi-light wood and glass door framed with wide square-edged casings, and two three-light transoms. The opening is capped by a straight-arched lintel of brick with mortar joints wider than those found on the main block of the building. Immediately to the south of the entry, a first story window opening has been infilled with brick, leaving only the jack-arched lintel to mark its location. Further to the south of the entry, on the second story, is a single 6/6 window with a wood sill, astragal-molded surround, hardware for shutters, and a jack-arched lintel.

Covered by a gable roof sheathed in standing seam metal, the ell

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was constructed in two phases. As part of the building's original plan, the rear ell was three bays deep and subsequently enlarged in the mid-20th century to its present five bay depth. The original portion of the ell is constructed of brick laid in six-course American bond, while the addition is laid in seven-course American bond. The rear elevation of the ell, fronting northwest on the paved back yard, is two bays wide and two stories in height. This addition is pierced on the first story by two single entry openings that flank the shouldered exterior end brick chimney. Capped by single-light transoms, the identical entries hold multi-light wood and glass doors framed by molded surrounds. The easternmost opening was created in 1992. Similarly, on the second story, in the westernmost bay is a third entry opening filled with an identical door. The opening is secured by a metal screen door and topped by a jack-arched lintel. Also flanking the narrowing stack of the chimney, in the gable end, are two very small openings capped with jack-arched lintels composed of only four bricks. The openings are covered by pierced metal sheets. The elevation is largely covered by a wood frame porch, rising two stories in height. Set on a wood platform with steps along the northwest side, the three-bay wide porch (1991) is finished with square posts, square balusters, and an open balustraded deck on the second story.

The southwest elevation of the ell, consisting of the original three bays and two bay deep addition, is set upon a slightly raised foundation of brick. The first story is dominated by a one-story sunroom addition. Built on a brick foundation, the wood frame addition has a half-hipped roof sheathed with asphalt shingles and a boxed cornice. Abstractly presented with a classical interpretation, the addition has a paneled base, fifteen-light windows at the center, and three-light transoms at the top. Each opening is framed with square-edged surrounds and muntins.

The first story of the ell is pierced by a single entry opening, located in the southernmost bay of the original portion. Accessible by modern concrete steps with a metal rail, the entry holds a fifteen-light wood and glass door. Clearly the inspiration for the sunroom addition, the opening has a three-light transom, jack-arched lintel, and square-edged surrounds set upon a wood sill. Flanking the sunroom are single 6/6 window openings with wood sills set flush with the plane of the wall. The openings are trimmed with astragal-molded surrounds and have jack-arched lintels. The second story of the ell is marked by five 6/6 windows, three in the original portion of the ell and two in the

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mid-20th century addition. The windows all have astragal-molded casings, wood sills, and jack-arched lintels. The muntins of the windows within the original section of the ell are narrower than their mid-20th century counterparts. The cornice of the ell, a treatment mimicked in the 20th century addition, is composed of three rowlock brick courses, now largely obscured by the metal gutters trimming the roof.

Because of the rear ell, only the westernmost portion of the main block is exposed. The bay is pierced symmetrically on the first and second stories by 1/1 window openings, the former of which is elongated. The openings are framed with wood sills, astragal-molded surrounds, bracketed rails, and jack-arched lintels.

The southwest elevation of the main block is pierced on the basement level by a pair of two-light awning windows with astragal casings, jack-arched lintels, and wood sills. The first and second stories are symmetrically marked by 1/1 windows with bracketed rails, astragal-molded casings, wood sills, and jack-arched lintels. The narrow opening on the first story is elongated, while the second story opening is standard-sized. At the roofline, the elevation is capped by two interior end brick chimneys. The squat stacks of the chimneys are ornately encircled by brick corbeling. The southernmost chimney has been capped by a brick chimney pot pierced on the sides. The uppermost stack of the northernmost chimney has been completely reconstructed although it retains the corbeling at the base.

Interior

The interior of the building at 137 Charles Street has a side-passage, double-pile plan with a rear ell. The detailing throughout the dwelling is original, dating from 1880, with minimal 1940s Colonial Revival style ornamentation trimming the ceilings. The floor plan was slightly altered in the 1940s, with additional walls and entries created, and original openings enclosed. The present owner is commencing renovations that will return the original openings and remove new walls.

The main entry opens into a small vestibule with a marble floor of white, black, and brown. The space is finished with square-edged white marble baseboards and ogee-molded chair rail. Proceeding into the hall, with a single step up, is a wide opening framed with casings. The heavily detailed casings have torus profiles, ogee moldings, and interior astragal beading. Originally, the opening

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contained two doors with a rectangular transom. Presently, there is no door or transom in the semi-circular arched opening, which has been altered by the insertion of a segmentally arched piece of wood. Both spaces have ogee-profiled crown molding with dentils. The crown molding dates from 1991, and was copied from the 1940s crown molding ornamenting the second floor bedrooms. The ceiling of the vestibule is ornamented with a shield-shaped plaster medallion with a floral and shell motif.

Dating from 1940, the entry openings into the main block of the building are filled with multi-light wood doors, one to the stair hall and one to the front parlor. The door to the stair hall is framed with a shallow profiled architrave, finished in 1940. The adjacent opening to the front parlor is surrounded by casings that originally ornamented the now enclosed double-wide opening from the hall to the parlor. With the reduction of this original opening to a single-leaf door, the casings were cut and reused.

The stair hall is now illuminated by a single window opening, set high in the plaster wall. The opening is frame with 1940s casings, similar to that on the contemporary entry opening from the vestibule. The original wood floors are narrow in width, edged by an eight-inch high board with an ogee-molded cap. The 1991 interpretation of the 1940s denticulated crown molding on the second floor encircles the hall. The dog-legged stair is highly ornamental with a late Victorian-era octagon-shaped newel post set on a square base that wraps around the circle-end of the first tread. The form of the newel is repeated in the turned balusters that support the half-cylinder crook and easement of the rail. The carriage of the stair is finished with an ogee-profiled wall stringer and scrolled stringer brackets. Access to the basement is located under the stair.

The wide entry opening from the hall to the rear parlor was infilled in 1940, and closet space was created to the rear of the stair. In 1991, the opening was restored and the profile of the original casing created. Modern closet space replaced the 1940s closet beyond the stair. Originally, according to the present owner, the hall proceed to run the depth of the ell.

The front and rear parlors are identically finished with heavily detailed casings with torus profiles, ogee moldings, and interior astragal beading. Additionally, the window openings are trimmed with stepped aprons under the sills. Each parlor has a projecting chimney breast with a wood mantel. The mantel in the front parlor

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displays the original black and green marbleizing. The Victorian-era mantel has triangular panels in the face, semi-circular arched opening, a bolection-molded shelf, and a scrolled shell motif ornamenting the keystone. The mantel in the rear parlor, which is now white, is being restored after having been painted. The mantel is similar in design to that found in the front parlor, minus the keystone. The parlors are divided by a pair of wide sliding pocket doors. Each room was finished in 1991 by replacement Colonial Revival style crown molding with dentils. In the rear parlor, one small round medallion has been applied to the ceiling.

The rear ell, now composed of two parts, was extensively renovated in the early 1990s. The two-story wood frame porch on the rear of the ell was constructed in 1991, prompting the demolition of a closet that filled the west opening in the northwest elevation. An additional entry opening was created on the north corner of the elevation, flanking the 1991 exterior end chimney. A one-story sun porch was constructed in 1993 on the southwest elevation and a stair to the second story of the ell was added.

The ell contains a modern bath and kitchen, family room, and sun porch. The bath and kitchen, installed in the 1990s, are located in the eastern side of the ell, where historically a narrow hall once provided access to the rear of the structure. The hall ran from the main block of the building, under the dog-legged stair. With the design of the kitchen, ceramic tiles were placed directly over the original walnut flooring. A single window on the northeast elevation was enlarged to hold a pair of multi-light wood doors. The family room, located at the rear of the ell, is finished with carpeted floors, ogee-molded baseboards, and vertical paneled walls. The casings throughout the ell have a narrow stepped architrave, with the window openings further embellished by small bulls-eye corner blocks. A Colonial Revival style mantel has been applied to the 1991 chimney on the northwest wall of the ell. The mantel is finished with freestanding tapered Tuscan columns with reeding. The face of the mantel has a carved floral motif.

During the 1991 renovations, ghosting of a chimney at the southeast end of the family room was noted. This exterior end chimney served the original portion of the ell, prior to its extension in the middle part of the 20th century. Ghosting of a stair was also noted within the ell addition. To allow direct access to the two bedrooms on the second floor of the ell, a double-return stair was built in the east corner of the family room. The Colonial Revival style stair has tapered balusters, carpeted treads, and a volute.

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The second floor of the main block originally contained three bedrooms set around a narrow stair hall. The high ceilings of the hall are finished with the original ogee-molded crown molding. This same detail encircles the small room in the east corner. The two larger bedrooms, one of which was renovated in 1991 to function as a bathroom with walk-in closets, are ornamented with 1940s Colonial Revival detailing. These embellishments include the ogee-molded crown molding with dentils and the built-in shelves flanking the chimney breast. The chimney in the rear bedroom has been stripped of its mantel and the fireplace opening filled. The opening for the fireplace in the front bedroom has been covered with drywall and the original mantel removed. The face of the projecting chimney breast is now trimmed with torus and astragal moldings. The shelves of the front bedroom are framed with reeded Tuscan pilasters. All of the openings on the second floor of the main block are finished with heavily detailed casings with torus profiles, ogee moldings, and interior astragal beading. Additionally, the window openings are trimmed with stepped aprons under the sills. The doors from the hall into the bedrooms are topped by two-light awning transoms.

The opening to the room in the east corner of the second floor, now used as an office, was filled with a thick multi-light wood door. The installation of the wide modern door forced the removal of the original jambs. On the under side of the framing, in pencil, reads "John F. Wiggins, Annapolis, age 51, September 16, 1880, wages \$2 per day only."

The second floor of the ell has been extensively renovated, with the installation of carpeting, paneled walls, mirrors, two full baths and closets, and narrow stepped architraves. In the rear bedroom, set over the family room, a double-hung window opening was enlarged to a single entry opening that provides access to the second story of the 1991 rear porch.

With no attic, the building has a full basement under the main block. Renovated in the 1990s, the basement floor was dug out, a concrete floor poured, new wood stair constructed, and kitchen appliances installed. The structure of the building is visible in the basement, which is divided northeast to southeast by a brick wall. The wall is pierced by four semi-circular arched openings with two-course rowlock lintels. Circular sawn marks were noted on the joists. Crawl space is located underneath the original three-bay deep portion of the ell.

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The building at 137 Charles Street was erected in 1880 on property historically associated with the Adams-Kilty House at 131-133 Charles Street (AA-393). The brick dwelling at 137 Charles Street was erected for Theodore Monroe by carpenter John F. Wiggins. The Italianate building was owner occupied throughout the 20th century, although it was renovated in 1945 to provide two apartments. Rabbi Rosenblatt of Kneseth Israel was a long-time renter of the first floor apartment. Returned to a single-family dwelling in 1991, the building documents the final subdivision of the vastly unimproved tracts flanking Charles Street that were once owned by George Wells. Retaining much of its original exterior and interior detailing, the building illustrates the fashionable architectural style of the period and the workmanship of John Wiggins.

Site History: Lot 53

The property on which the dwelling at 137 Charles Street now stands was historically owned and surveyed in 1718 for William Gresham. Residing in Kent County, Gresham owned Lots 52, 53, and 55 along Charles Street in Annapolis. The property was conveyed to planter William Adams of Somerset County in two separate deeds of sale dating from December 1772 and May 1773. Chancery Records document that Thomas Gresham, then owner of the lots, died prior to the completion of the sales. Consequently, the conveyance was not decreed until November 1789.

Documentary evidence indicates that the property remained unimproved through most of the 18th century, particularly while under the ownership of the Gresham family. A lease made by Adams to Thomas Brooke Hodgkins of Annapolis documents that a building did stand on the property by 1786, when the twelve year lease was filed. Denoted now as 131-133 Charles Street, documentary and physical evidence suggests the building was erected by William Adams sometime between 1772 and 1786. Hodgkins' lease of 1786 required that he "put interior and exterior of house in good repair, erect a fence around the property, put in a water pump, build a meat house, carriage house, and stable, and enclose sufficient portion of a garden."¹

With the death of Adams in 1795, title was devised to his wife and children. Adams' brother, however, contested the will, prompting the court to order the entire parcel to be sold. In 1797, all

¹ Provincial Court Deeds, Liber TBH 1, Folio 517, February 28, 1786.

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three lots plus the brick dwelling were assessed at 1125 pounds. One year later, with the estate still unsettled, the property was re-evaluated at 900 pounds. While the estate was being reviewed, General John Davidson occupied the dwelling, and later served as trustee for the sale of the property.

On November 14, 1799, William Kilty purchased the land with its improvements for 775 pounds. Kilty, who later served as Chancellor of Maryland, lived in the house for nineteen years. By 1818, Kilty had conveyed the three lots to Francis Hollingsworth for \$3,150. Hollingsworth, in turn, sold Lots 52 and 53 to Thomas H. Bowie. Bowie died prior to the completion of the sale and the courts appointed title back to Hollingsworth. In 1824, Hollingsworth sold the two lots along with the building at 131-133 Charles Street to George Wells for \$3,025.

Born in 1800, George Wells, Jr. was a prominent citizen of Annapolis, serving as president of the Farmers National Bank and in the Maryland Senate, as well as manager of the Annapolis & Elk Ridge Railroad. Wells had begun purchasing property, both improved and undeveloped, throughout Annapolis in the 1820s. By the 1840s, Wells had accumulated all of the parcels fronting Charles Street, which included the Adams-Kilty House at 133 Charles Street and the Jonas Green House at 124 Charles Street.

By the third quarter of the 19th century, Wells had overextended himself financially. Consequently, he mortgaged his landholdings to the Farmers Bank of Maryland in 1877. Wells immediately defaulted on the loans and was forced to sell his property on Charles Street, Duke of Gloucester Street, Market Street, South Street, Cathedral Street, Carroll Street, North West Street, and Bladens Street. Alexander Randall was appointed trustee of the estate, and charged with overseeing the subdivision and sale of the land. The property along Charles Street, which included Parcels 28, 30, 31, and 32, was subdivided to create 25 individual lots to be sold at public auction. The sale, completed by 1881, yielded \$16,563 for Wells to pay his creditors. Lot 53 in Parcel 30 was divided into eight smaller plots, which were sold individually.

Building History

The property on which 137 Charles Street was subsequently erected was purchased in two separate conveyances by Theodore Monroe from the estate of George Wells. The first sale occurred in 1877 for the property fronting Duke of Gloucester Street and was followed

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three years later by the land on Charles Street to the east of the Adams-Kilty House. The property, which lacked improvements, sold for \$1,950. By 1882, three dwellings stood on the property, one fronting Duke of Gloucester Street and two on Charles Street. Having constructed 132 Charles Street (AA-394) in 1879, John F. Wiggins was retained to erect a single-family dwelling at 137 Charles Street for Monroe. The house was designed in the fashionable Italianate style, constructed of brick with an ornate cornice. The two-story building was rectangular in shape with a two-story rear ell and full-width front porch. The detailing on the facade of the building, particularly on the cornice, closely resembled the imposing brick dwelling at 132 Charles Street.

The 1880 census records that Theodore Monroe, born in New Hampshire in 1815, was not employed. Monroe occupied the dwelling on Charles Street with his wife Elizabeth (born in New York in 1816) and seventy year old sister, Alice. After residing in the dwelling for only two years, Monroe leased the property to Thomas H. Young.

In 1891, the Youngs relocated to Baltimore and the lease was terminated. Within months, Monroe sold the dwelling at 137 Charles Street for \$1,540 to William H. Feldmeyer. Born in Baltimore in 1855, Feldmeyer was a blacksmith and wheelwright. The census and city directory documents that Feldmeyer, his wife Annie, two daughters, mother-in-law, and sister-in-law occupied the dwelling on Charles Street well into the middle part of the 20th century. One year after the death of William Feldmeyer in 1944, the family moved to Rochester, NY and the Annapolis property was conveyed to Dora L. and Leon Kintberger. A Rear Admiral in the Navy, Leon S. Kintberger was originally from Ohio, having graduated from the United States Naval Academy in 1932. The Kintbergers renovated the single-family dwelling immediately upon purchasing the property, converting the building into two apartments. Additionally, the three-bay deep ell was enlarged to five-bays deep and numerous interior walls and window openings were created. Title of 137 Charles Street was then divided among the Legum family, with Dora Legum Kintberger's mother obtaining the greatest percentage.

The city directory during the tenure of the Legum/Kintberger family notes that one apartment was occupied by Leon and Dora Kintberger, while the second apartment was leased to Rabbi Morris D. Rosenblatt. Occupying the building for over thirty years, Rosenblatt was the spiritual leader of Kneseth Israel, the first synagogue in Annapolis (originally meeting at 173 Duke of Gloucester Street). Several of the door jambs on the first floor,

MARYLAND INVENTORY OF HISTORIC PROPERTIES
CONTINUATION SHEET

Inventory No. AA-395

Section 8 Page 4

Theodore Monroe House
name of property
Annapolis, Maryland
county and state

=====

which served as Rosenblatt's apartment, retain mezuzahs placed there by the rabbi. By 1987, title of the property was shared by Dora L. Kintberger and her only daughter, Suzanne Perlman. Kintberger reserved rights to the property until her death, upon which Perlman gained full title.

In 1988, Kintberger and Perlman conveyed the property to Howard and Carol Safir. Under the ownership of the Safirs, who are the present owners, the building has undergone substantial restoration on the interior to return it to a single-family dwelling. During this period, the full-width front porch was removed in favor of brick steps and landscaping. Other changes made in the 1990s include the two-story rear porch (1991), the 1992 sunroom addition, and a one-story wood frame garage (completed in 1995). Interior dividing walls, dating from the 1940s, were removed and original entries opened.

MARYLAND INVENTORY OF HISTORIC PROPERTIES
CONTINUATION SHEET

Inventory No. AA-395

Theodore Monroe House
name of property
Annapolis, Maryland
county and state

=====

HISTORIC CONTEXT:

Geographic Organization: Western Shore

Chronological/Development Period (s):

Industrial/Urban Dominance (1870-1930)
Modern Period (1930-present)

Prehistoric/Historic Period Theme (s):

Architecture, Landscape Architecture, and
Community Planning

RESOURCE TYPE(S)

Category: Building

Historic Environment: Urban

Historic Function (s): DOMESTIC/Single Dwelling
DOMESTIC/Multiple Dwelling

Known Design Source: John F. Wiggins, builder

MARYLAND INVENTORY OF HISTORIC PROPERTIES
CONTINUATION SHEET

Inventory No. AA-395

Theodore Monroe House

name of property

Annapolis, Maryland

county and state

=====
Chain of Title for 137 Charles Street:

- 1718: Surveyed for William Gresham
 Stoddert Notebook, Folio 55-58
- 1723: John Gresham, Sr. devised to wife and
 son, John Gresham
 Will Records of Kent County,
 Liber 18 Folio 222
- 1770: John Gresham devised to Thomas Gresham
 Land Records of Kent County,
 Liber 38 Folio 703
- 1772: Thomas Gresham to William Adams
 Chancery Court Records, Vol. 18 Folio 72
- February 28, 1786: William Adams leased to Thomas Brooke
 Hodgkins
 Provincial Court Deeds
 Liber TBH 1 Folio 517
- July 30, 1796: William Adams devised to wife and
 children, with brothers claiming title
 Chancery Court Records, Vol. 47 Folio
 324
- November 14, 1799: Robert Denny and John Davidson, Trustees,
 sell to William Kilty
 Provincial Court Deeds,
 Liber JG 6 Folio 286
- October 2, 1818: William Kilty to Francis Hollingsworth
 Land Records of Anne Arundel County,
 Liber WSG 6 Folio 111
- 1824: Francis Hollingsworth to Dr. George Wells
 Land Records of Anne Arundel County,
 Liber WSG 10 Folio 395
- August 25, 1877: Alexander Randall to Theodore and
 Elizabeth E.B. Monroe
 Part of Lot
 Land Records of Anne Arundel County,
 Liber SH 11 Folio 306

MARYLAND INVENTORY OF HISTORIC PROPERTIES
CONTINUATION SHEET

Inventory No. AA-395

Theodore Monroe House

name of property

Annapolis, Maryland

county and state

=====
April 16, 1880: Alexander Randall for Farmers National
Bank of Annapolis to Theodore and
Elizabeth E.B. Monroe
Part of Lot
Land Records of Anne Arundel County,
Liber SH 16 Folio 67

April 6, 1882: Theodore and Elizabeth E.B. Monroe to
Thomas H. Young
Land Records of Anne Arundel County,
Liber SH 19 Folio 362

April 17, 1891: Thomas H. and Sarah Jane Young to William
H. Feldmeyer
Land Records of Anne Arundel County,
Liber SH 39 Folio 44

April 24, 1944: William H. Feldmeyer devised to Annie P.
Feldmeyer
Will Records of Anne Arundel County,
Liber RGP 1 Folio 523

May 16, 1945: Annie P. Feldmeyer to Dora L. Kintberger
Land Records of Anne Arundel County,
Liber JHH 333 Folio 43

December 28, 1951: Dora and Leon Kintberger and Aubrey and
Roberta Legum to Sara Legum Merelman
Estate 17655
Dora Kintberger and Ethel Zieve appointed
personal representatives
Land Records of Anne Arundel County,
Liber JHH 661 Folio 402

June 21, 1978: Dora Kintberger and Ethel Zieve as
personal representatives to Leon and Dora
Kintberger
Land Records of Anne Arundel County,
Liber 3094 Folio 835

January 22, 1987: Dora L. Kintberger to Suzanne K. Perlman
and Dora L. Kintberger
Land Records of Anne Arundel County,
Liber 4302 Folio 445

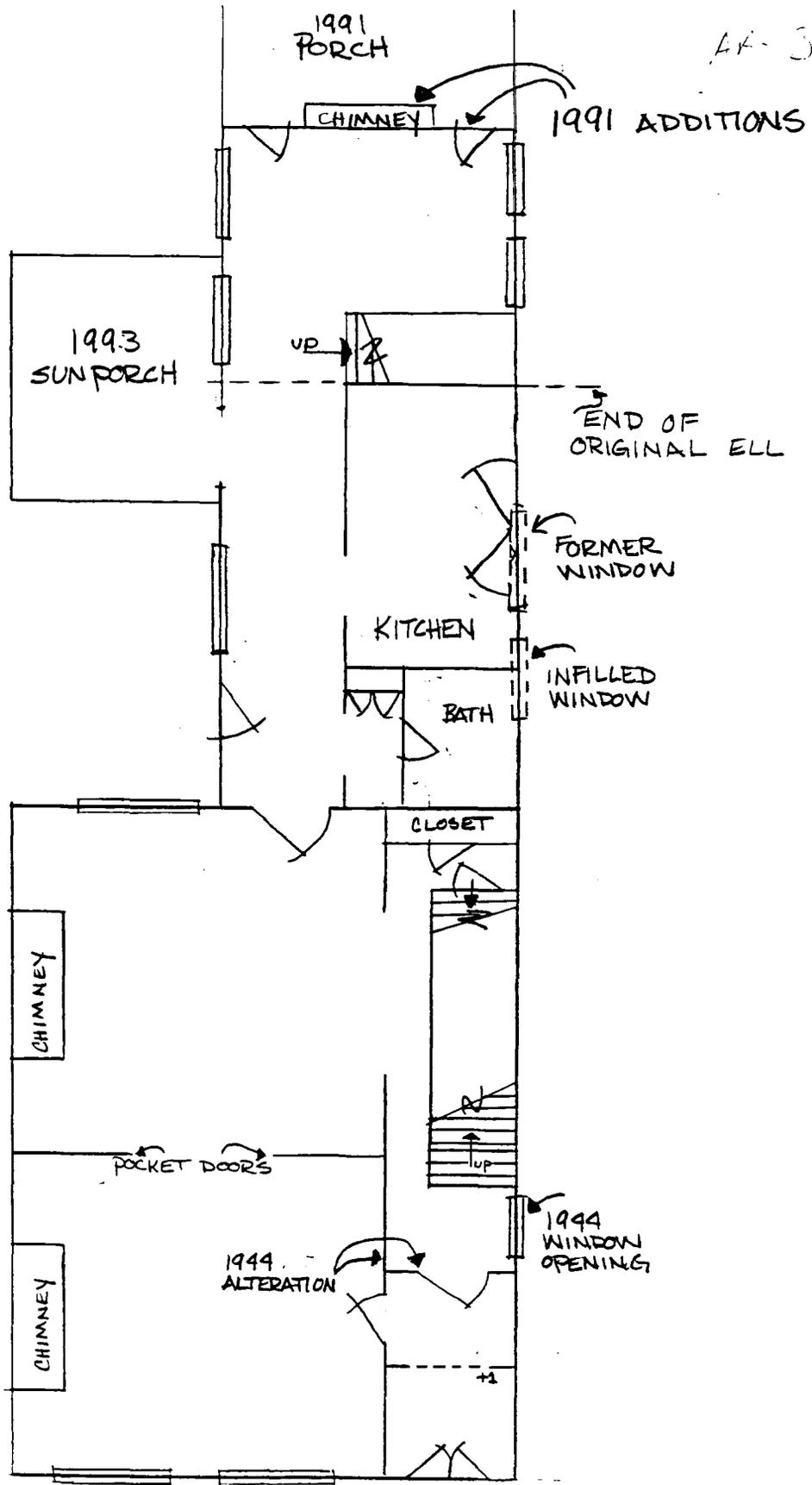
MARYLAND INVENTORY OF HISTORIC PROPERTIES
CONTINUATION SHEET

Inventory No. AA-395

Theodore Monroe House
name of property
Annapolis, Maryland
county and state

=====

December 22, 1988: Dora L. Kintberger and Suzanne K. Perlman
 to Howard and Carol Safir
 Land Records of Anne Arundel County,
 Liber 4759 Folio 331



137 CHARLES STREET
 FIRST FLOOR



NOT TO SCALE



AA-395
137 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
JUNE 1999
MD SHPO
SE ELEVATION, LOOKING NORTH
1 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

CORNICE DETAIL, FACADE, LOOKING WEST

2 OF 16



AA-395
137 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
JUNE 1999
MD SHPO
EAST CORNER, LOOKING WEST
3 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

NE ELEVATION, LOOKING SE

4 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

NE ELEVATION OF ELL, LOOKING NW

5 OF 16



AA-395

137 CHARLES STREET
ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

NE ELEVATION, LOOKING SW

6 OF 16



AA-395
137 CHARLES STREET
ANNAPOLIS, MD
TRACERIES
JUNE 1999
MD SHPO
NW ELEVATION OF ELL
LOOKING SE

7 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRAILERIES

JUNE 1999

MD SHPO

SW ELEVATION, LOOKING EAST

8 OF 16



AA-395

137 CHARLES STREET
ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

SW ELEVATION OF ELL
LOOKING NORTH

9 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

ENTRY HALL, FIRST FLOOR, LOOKING

SOUTHEAST.

10 OF 16



AA-395

137 CHARLES STREET
ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

CEILING OF VESTIBULE, LOOKING NW

11 OF 16



4A-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

SOUTH PARLOR, FIRST FLOOR, LOOKING WEST

12 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

REAR ELL ADDITION, FIRST FLOOR,
LOOKING NW

13 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

HALL, SECOND FLOOR, LOOKING SOUTH

14 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

SOUTH ROOM, SECOND FLOOR, LOOKING WEST

15 OF 16



AA-395

137 CHARLES STREET

ANNAPOLIS, MD

TRACERIES

JUNE 1999

MD SHPO

BASEMENT, LOOKING SOUTH

16 OF 16

MARYLAND HISTORICAL TRUST
 21 STATE CIRCLE
 SHAW HOUSE
 ANNAPOLIS, MARYLAND 21401

HISTORIC SITES SURVEY FIELD SHEET
 Individual Structure Survey Form

SURVEY NUMBER: <u>AA 395</u>
NEGATIVE FILE NUMBER:
UTM REFERENCES: Zone/Easting/Northing
U.S.G.S. QUAD. MAP:
PRESENT FORMAL NAME:
ORIGINAL FORMAL NAME:
PRESENT USE: SF Res
ORIGINAL USE: SF Res
ARCHITECT/ENGINEER:
BUILDER/CONTRACTOR:
PHYSICAL CONDITION OF STRUCTURE: Excellent (X) Good () Fair () Poor ()
THEME:
STYLE: Victorian Italianate
DATE BUILT: 1885-1891

COUNTY: Anne Arundel
TOWN: Annapolis
LOCATION: 137 Charles Street
COMMON NAME:
FUNCTIONAL TYPE: Res Map 32 Par 43
OWNER: Leon & Dora Kintberger
ADDRESS: 137 Charles Street Annapolis, MD 21401
ACCESSIBILITY TO PUBLIC: Yes (X) No () Restricted ()
LEVEL OF SIGNIFICANCE: Local () State (✓) National ()

GENERAL DESCRIPTION:

Structural System

- Foundation: Stone () Brick (X) Concrete () Concrete Block ()
- Wall Structure
 - Wood Frame: Post and Beam () Balloon ()
 - Wood Bearing Masonry: Brick (X) Stone () Concrete () Concrete Block ()
 - Iron () D. Steel () E. Other:
- Wall Covering: Clapboard () Board and Batten () Wood Shingle () Shiplap ()
 Novelty () Stucco () Sheet Metal () Aluminum () Asphalt Shingle ()
 Brick Veneer (X) Stone Veneer () Asbestos Shingle ()
 Bonding Pattern: Common Other:
- Roof Structure
 - Truss: Wood (X) Iron () Steel () Concrete ()
 - Other:
- Roof Covering: Slate () Wood Shingle () Asphalt Shingle () Sheet Metal ()
 Built Up (X) Rolled () Tile () Other:
- Engineering Structure:
- Other:

Appendages: Porches () Towers () Cupolas () Dormers () Chimneys (X) Sheds () Ells (X)
 Wings () Other: Stoop

Roof Style: Gable () Hip () Shed (X) Flat () Mansard () Gambrel () Jerkinhead ()
 Saw Tooth () With Monitor () With Bellcast () With Parapet () With False Front ()
 Other:

Number of Stories: 2

Number of Bays: 3 x 4 Entrance Location: Right

Approximate Dimensions: 25 x 75

THREAT TO STRUCTURE: No Threat (X) Zoning () Roads () Development () Deterioration () Alteration () Other:	LOCAL ATTITUDES: Positive () Negative () Mixed () Other:
--	---

ADDITIONAL ARCHITECTURAL OR STRUCTURAL DESCRIPTION:

Decorative cornice with deep consoles delineating the three bays of the front facade; brackets between consoles rest on narrow frieze, with good panels in open brick frieze-like area, enclosed with a heavily molded band at the lower edge, second floor windows elliptical in shape with brick arches and limestone sills, repeated at first floor where windows are floor length. Round arched entrance with round fan and paired doors of distinction.

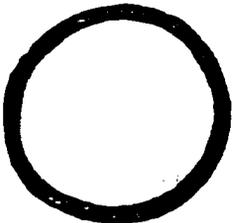
RELATED STRUCTURES: (Describe)

STATEMENT OF SIGNIFICANCE:

Exceptional Italianate Victorian residence in scale with the important Adams-Kilty House to the west, terminates the streetscape.

REFERENCES:

MAP: (Indicate North In Circle)



SURROUNDING ENVIRONMENT:

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

RECORDED BY:

Russell Wright

ORGANIZATION:

Historic Annapolis, Inc

DATE RECORDED:

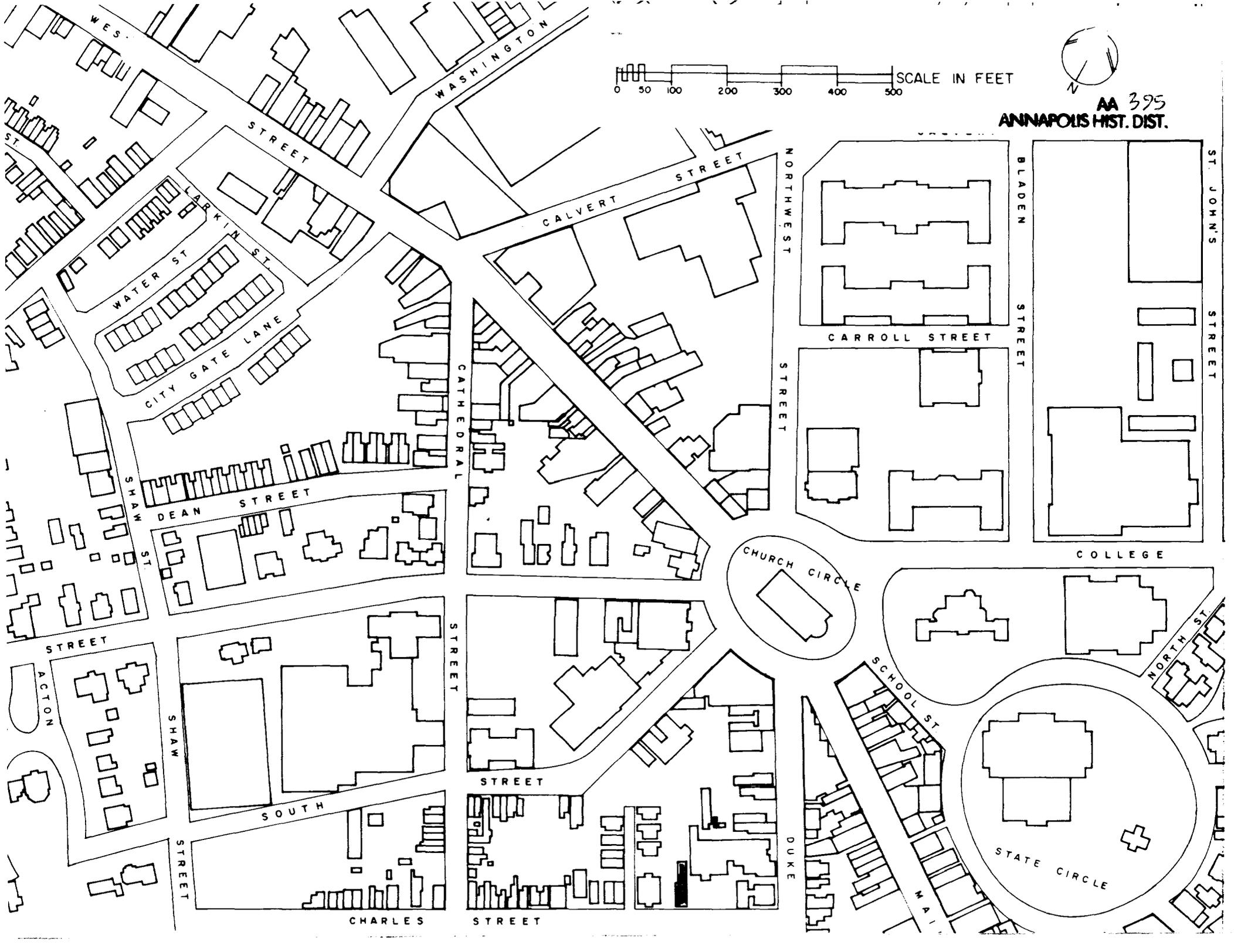
Aug. 1983

0203952604

Form 10-445
(5/62)

1. STATE <u>Annapolis, Maryland</u> COUNTY TOWN VICINITY STREET NO. <u>137 Charles Street</u> ORIGINAL OWNER ORIGINAL USE <u>residence</u> PRESENT OWNER <u>Rabbi M. Rosenblatt</u> PRESENT USE <u>residence/apartments</u> WALL CONSTRUCTION <u>brick</u> NO. OF STORIES <u>two</u>	HISTORIC AMERICAN BUILDINGS SURVEY INVENTORY 2. NAME DATE OR PERIOD <u>c. 1870s-1880s</u> STYLE <u>Victorian</u> ARCHITECT BUILDER <u>Marshall</u> 3. FOR LIBRARY OF CONGRESS USE
4. NOTABLE FEATURES, HISTORICAL SIGNIFICANCE AND DESCRIPTION OPEN TO PUBLIC <u>NO</u> <p>137 Charles Street is a residential version of some of the Victorian commercial structures in Annapolis, e.g. 216 Main Street. In excellent shape and a good example of its type, 137 has a fine decorative cornice with extended brackets, fluted modillions, and sawn frieze panels. All windows are 1/1 with paneled shutters and elliptical brick arches. The doorway has a semi-circular, one light transom and a double glass door. A good companion of Victorian bldg. (132) across the street. Is set back from the street and has a fine iron fence enclosing a garden and yard.</p> <p><i>(Marshall) Edman added to files</i></p>	
5. PHYSICAL CONDITION OF STRUCTURE	 <p style="text-align: right;"><u>excellent</u></p>
6. LOCATION MAP (Plan Optional) 8. PUBLISHED SOURCES (Author, Title, Pages) INTERVIEWS, RECORDS, PHOTOS, ETC.	7. PHOTOGRAPH 9. NAME, ADDRESS AND TITLE OF RECORDER <u>William D. Morgan</u> <u>Columbia University</u> <u>New York City</u> DATE OF RECORD <u>July 28, 1967</u>

SUPPLEMENTAL INFORMATION AND PHOTOGRAPHS MAY BE ADDED ON SHEET OF SAME SIZE



0 50 100 200 300 400 500 SCALE IN FEET



AA 395
ANNAPOLIS HIST. DIST.

WASHINGTON

STREET

CALVERT STREET

NORTHWEST STREET

BLADEN STREET

ST. JOHN'S STREET

WATER ST
CITY GATE LANE

CARROLL STREET

DEAN STREET

CATHEDRAL STREET

CHURCH CIRCLE

COLLEGE

STREET

STREET

SCHOOL ST

NORTH ST

SHAW

SOUTH

STREET

DUKE

STATE CIRCLE

CHARLES

STREET

MAIL



137 Charles

AA 395

Annapolis, Anne Arundel County

Russell Wright July, 1982

Maryland Historical Trust,

Annapolis, Maryland

SE Elevation/camera facing NW

137 CHARLES



AA-395

PHOTOGRAPH BY
WILLIAM D. MORGAN

137 Charles St-
Jan 27 1967

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