

# Maryland Historical Trust State Historic Sites Inventory Form

## MARYLAND INVENTORY OF HISTORIC PROPERTIES

Survey No. B-4367

Magi No.

DOE  yes  no

### 1. Name (indicate preferred name)

historic 702 North Howard Street

and/or common

### 2. Location

street & number 702 N. Howard Street  not for publicationcity, town Baltimore  vicinity of  congressional district Seventhstate Maryland  county Baltimore

### 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 type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment	<input type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input 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"/> transportation
	<input checked="" type="checkbox"/> not applicable	<input checked="" type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

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

name L &amp; S Partnership

street &amp; number 1208 Bolton Street

city, town Baltimore  telephone no.: MD 21217  
state and zip code

### 5. Location of Legal Description

courthouse, registry of deeds, etc. Baltimore City Courthouse liber RHB3539

street &amp; number 100 N. Calvert Street, Room 610 folio 440

city, town Baltimore  state MD

### 6. Representation in Existing Historical Surveys

title

date  federal  state  county  local

depository for survey records

city, town  state

## 7. Description

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<b>Condition</b>		<b>Check one</b>	<b>Check one</b>
<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		

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

Resource Count: 2

This circa 1830 brick Greek Revival house with late Victorian modifications faces east on N. Howard street. It is three bays wide and three stories high with a gable roof and is part of a double house with 700 N. Howard to the south. It also has a partywall structure to the north. The street frontage is 22' and the depth 100'.

The first story is slightly raised above grade, with a cellar below. Five brownstone steps lead to the entrance in the third (north) bay. The front door is recessed behind a vestibule. Within the vestibule is a landing and two wooden steps to the front door. The doorway is flanked by fluted wooden columns. The single door is a modern unembellished replacement. A blank panel infills the space which the original double doors occupied. The fanlight and arched ceiling visible in 700 N. Howard have been covered over by a flat ceiling.

The first story of the facade has been altered by the addition of an ornate wood and composite surround around the vestibule and by a wide stringcourse that runs across the facade. The vestibule opening is enframed by Corinthian pilasters with an ornate floral pattern on the bottom third and fluting above. The floral pattern is cast in composite material. Over the entrance, between the pilasters, is a rectangular field with a medallion and vine pattern. A wide band runs across the width of the facade, above the door surround and first-story windows. This band is divided into three fields and could have been used as a sign board identifying the store. The band is capped by a projecting cornice supported by scrolled brackets and dentils; the base of the band terminates in a molding with an ogee and fillet profile.

The first-story windows have been altered into 1/1 sash rounded top windows with a two-brick soldier course. The brick work is modern but continues the flemish bond pattern of the original double house. The two cellar windows have also been reset with soldier course lintels.

The second and third stories each have three evenly spaced 2/2 sash windows. The second-story lintels are wooden, Italianate projecting hoods with brackets. The third-story lintels are flat bands with an ogee and fillets over a flat band, and (with the exception of the second bay which has been crudely repaired) are identical to the third story lintels on 700 N. Howard. The third-story windows are shorter than those on the second story.

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Baltimore MD  
Section 7 Description  
7.1

The Italianate cornice is a continuation of that on 700 N. Howard Street. It is composed of a row of modillion-like brackets and a dentil course. A raised brick stringcourse is situated below the wooden cornice. A chimney stack rises from the south wall of the building.

An attached back building extends from the two northern bays. It is a two-and-one-half story structure laid in stretcher bond. The upper stories of the south wall are curved around to where it joins the main building. The eyebrow windows in the attic story and two brick corbelled cornice indicate the back building is of the same period as the main house.

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8.1

shopfronts themselves have almost always been altered. . . the upper section retaining a domestic character."<sup>1</sup> The articulation of the commercial street-level enterprise occurred in the latter half of the nineteenth century. The Victorian composite-work door architrave and first story cornice are classic Victorian details. The Italianate lintel hoods are also from this period. The first story windows, however, are more difficult to analyze. They have been remodelled yet a second time into round arch sash windows and the surrounding wall surface has been completely relaid (although in reproduction flemish bond).

The preservation of this building indicates the lessening real estate pressures on the upper stretches of North Howard Street during the later nineteenth and twentieth centuries, both period when much remodelling or rebuilding was undertaken. Longstreth continues, "the gradual abandonment of the shop-house as the dominant form of commercial architecture was due to the ever-increasing demands for trade and professional services along with a corresponding increase in land values, all of which fostered the design of buildings used entirely for commercial purposes."<sup>2</sup> The survival of this building, and indeed the several Greek Revival houses on the block, is rare within the historical development of the commercial district and points to the marginal status of the 700 block of Howard Street. The alterations to the back buildings indicate some concession to later commercial needs.

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<sup>1</sup> Longstreth, Buildings of Main Street, p. 24.

<sup>2</sup> Longstreth, The Buildings of Main Street, pp. 24, 29.

# 8. Significance

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Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-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 checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input checked="" type="checkbox"/> 1700-1799	<input checked="" 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 type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

**Specific dates** **Builder/Architect** unknown

check: Applicable Criteria:  A  B  C  D  
 and/or  
 Applicable Exception:  A  B  C  D  E  F  G  
 Level of Significance:  national  state  local

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

This building is a rare survivor of early nineteenth-century residential architecture on Howard Street. The architectural design of this three-story, three-bay building is a good example of a Greek Revival house that retains some of its period details and reveals the transition to a shop-house form. As originally constructed, the house was part of a double house. The construction of double houses was a common way of limiting the amount of financial risk to the speculative builder, since the amount of money invested was minimized by the relative smallness of the project. The two three-bay units, however, are fairly well-to-do examples of urban housing types.

The dwelling may have originally been a shop-house. The presence of dwellings, or possibly combination shop-houses indicates the residential character of the neighborhood in the early nineteenth century. During the early transformation to a shop-house form (perhaps always functionally part of the house not architecturally expressed until later) the interior Greek Revival doorway was retained and a new, separate entrance that served only the first story was cut into the vestibule. The transitional Federal/Greek Revival recessed entrance is not in as good of condition as its double house partner to the south--even the cove ceiling has been hidden. The rounded corners of the back building are a particularly Baltimore design feature of the early period.

Architectural historian Richard Longstreth writes that "the rapid growth of commerce and manufacturing after independence led to a proliferation of the shop-house form in both new buildings and existing ones altered so that their commercial purpose was clearly indicated on the exterior. Shop-houses prevailed in emerging commercial centers of cities and towns alike through the early decades of the 19th century. Examples can still be seen in areas that have not experienced radical change, even though the



**COMPREHENSIVE PLAN DATA**

HISTORIC CONTEXT:

Geographic Organization:  
Piedmont

Chronological/Developmental Period:

Agricultural-Industrial Transition, 1815-1870  
Industrial/Urban Dominance, 1870-1930, alterations

Historic Period Themes:  
Architecture  
Economics

Resource Type:  
Building

Historic Environment:  
Urban

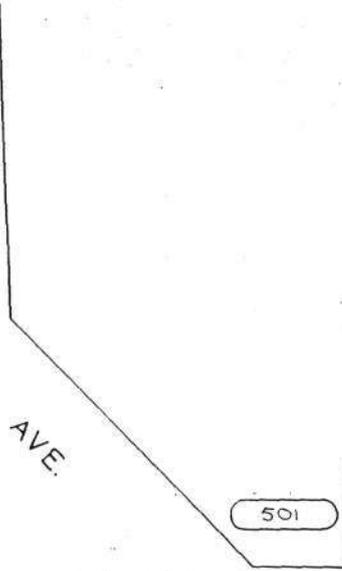
Historic Function and Use:

Residential

Known Design Source:  
None

REVISIONS

OTS 1/2-12/13, 15/13-25/28, 30/31, 32, 40/41 54 PER DEED'S & PLS. CSH. 85-231-233



501

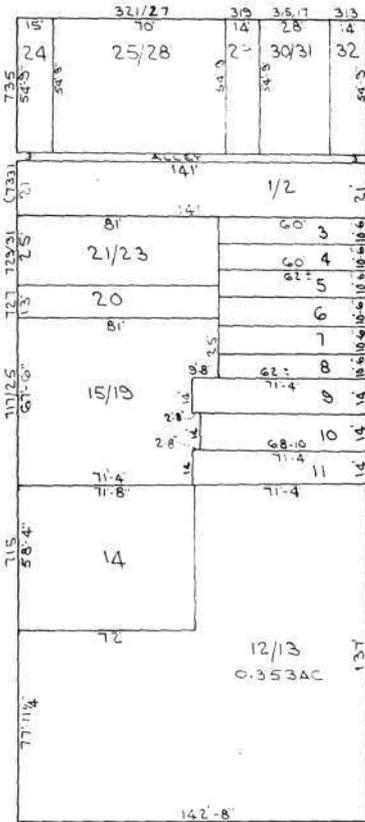


502

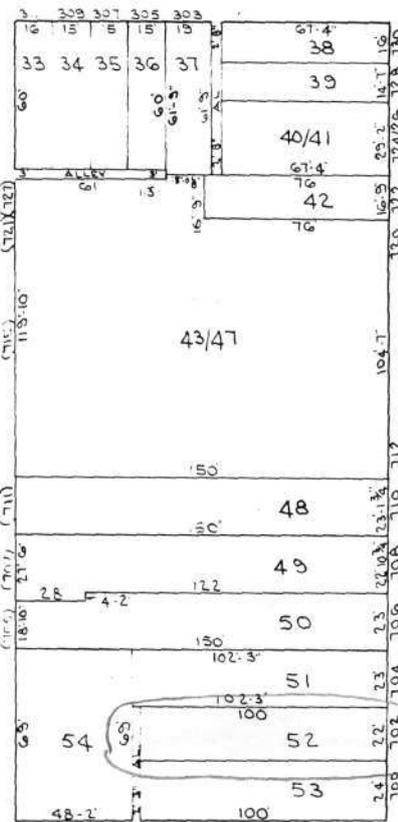
W. MADISON ST.

ST.

ST.



AVE.



LINDEN

W. MONUMENT ST.

ST.

ST.

R.B. R.R. R/W (TUNNEL)

N. HOWARD

522

NOTE: FOR OLD CONDITIONS SEE SHEET-2

SHEETS IN SET-2 SHEET-1

530

NOTICE

THIS IS A REAL PROPERTY PLAT AS PROVIDED FOR UNDER ARTICLE 76(d) OF THE CITY CHARTER IT IS COMPILED FROM TITLE AND OTHER SOURCES AND IS NOT AN AUTHENTIC SURVEY.

CITY OF BALTIMORE DEPARTMENT OF PUBLIC WORKS

PROPERTY LOCATION DIVISION

WARD 11 SECTION 10

BLOCK 521

SCALE 1"=50' DATE DEC. 1984

BY D.G.

ED BY D.G.

CD BY



B-4367

702 N. Howard St.

Baltimore MD

Diane Shaw

8/91

Maryland SHPO

Facade east elevation, plus flanking  
partywall buildings

1/2



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702 N. Howard St.

Baltimore, MD

Diane Shaw

8/91

Maryland SHPO

Facade detail

2/2