

## # 13 - # 15 W. CHESAPEAKE AVE.

Given Towson's long history as a commercial center one can hardly over-estimate the significance of the town's older commercial structures. # 15 W. Chesapeake is one such building.

Not only is this building dated by its scale and the definite period of its materials but even more so by its plan. # 15 is among many structures that were designed with shops on the street level and residences above. It is among several that were duplexes. Living over top of one's working place and seeing the activity in an entire neighborhood shift from one physical level to another at certain points in the day is certainly a by-gone lifestyle. If there were not structures like these which stand as proof of that fact it might be forgotten all together.

There is a practical significance to this building and that is the role which it could play in a commercial revitalization of the period to which it belongs. In addition to its scale and plan it fortunately has retained the glass and iron windows of its "shop fronts." These display areas relate nicely to similar shop fronts in other buildings on York Road and Chesapeake Ave. and contribute greatly to Towson's individual character.

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

**1 NAME**

HISTORIC

AND/OR COMMON

**2 LOCATION**

STREET & NUMBER

13 - 15 W. Chesapeake Ave.

CITY, TOWN

Towson

CONGRESSIONAL DISTRICT

VICINITY OF

STATE

Maryland

COUNTY

**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 checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" type="checkbox"/> COMMERCIAL
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL
<input type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input checked="" type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input checked="" type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> ENTERTAINMENT
	<input type="checkbox"/> BEING CONSIDERED	<input type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> GOVERNMENT
		<input type="checkbox"/> NO	<input type="checkbox"/> INDUSTRIAL
			<input type="checkbox"/> MILITARY
			<input type="checkbox"/> MUSEUM
			<input type="checkbox"/> PARK
			<input type="checkbox"/> RELIGIOUS
			<input type="checkbox"/> SCIENTIFIC
			<input type="checkbox"/> TRANSPORTATION
			<input type="checkbox"/> OTHER

**4 OWNER OF PROPERTY**

NAME

Stebbins-Anderson Ping F. Thomas

Telephone #:

STREET & NUMBER

CITY, TOWN

VICINITY OF

STATE, zip code

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE,  
REGISTRY OF DEEDS, ETC.

New Courts Building

Liber #:

Folio #:

STREET & NUMBER

CITY, TOWN

Towson

STATE

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE

DATE

FEDERAL  STATE  COUNTY  LOCAL

DEPOSITORY FOR  
SURVEY RECORDS

CITY, TOWN

STATE

**7 DESCRIPTION**

BA-1099

<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 type="checkbox"/> MOVED	DATE <u>Summer, 1978</u>
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED			
<input checked="" type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED				

**DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE**

Difficulty in gaining access to this building has resulted in only exterior examination, however, it is probably the street facade which gives # 15 W. Chesapeake its value.

This building is a duplex which provides for shops on the first level with residences above. The facade then is two stories high and four bays in width. It is flat (shed with parapet) roofed. The strongest element of # 15's physical character stems from its rock faced formstone exterior. The texture of these "stones" is set off by flat beveled formstone quoins and lintels.

Although the windows of the upper story do not line up directly with the bays of the first level, all openings are centrally located and a symmetrical appearance is preserved. Further balance is achieved through a pair of cornices, one achieving the common purpose of defining the uppermost horizontal line of the building and the second existing midway between the upper and lower stories. Projecting slightly from the surface, this lower cornice has a symbolic role in separating the commercial part of the building from the residential and it seems to have been a physical base for such shop related fixtures as night lighting, signs, awnings, etc.

A row of four 1/1 sash windows vent the upper story and it is presumed that there are two per apartment. On the first level there is an even arrangement of four doors and two large shop windows. Or, it might be said that there are two "shop fronts" each consisting of a display window flanked by entrances. The entrances are arranged so that each half of the building has separate exterior entrances occupying the inner bays and lead to separate central stairs that appear to have interior access as well. There are transoms over each door, and where the residential entrances are solid wood panel doors those of the shops are full glass doors. The shop windows consist of a large pane of glass (c. 6' long X 5' high) with a 6 pane transom above all set in a cast iron frame.

CONTINUE ON SEPARATE SHEET IF NECESSARY

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES \_\_\_\_\_ BUILDER/ARCHITECT \_\_\_\_\_

**STATEMENT OF SIGNIFICANCE**

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Not only is this building dated by its scale and the definite period of its materials but even more so by its plan. # 15 is among many structures that were designed with shops on the street level and residences above. It is among several that were duplexes. Living over top of one's working place and seeing the activity in an entire neighborhood shift from one physical level to another at certain points in the day is certainly a by-gone lifestyle. If there were not structures like these which stand as proof of that fact it might be forgotten all together.

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**9 MAJOR BIBLIOGRAPHICAL REFERENCES**

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

WAYNE L. NIELD, II  
HISTORIC TOWSON, INC.

ORGANIZATION

DATE

STREET & NUMBER

TELEPHONE

CITY OR TOWN

STATE

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

579 244 August 20, 1923 Frank L. Appelstein & wf. Sidney T. Nimmo, Jr.

"...60' to ... southwest corner of a frame stable ... 125' ... parallel to a brick building 49.7' to south side of Chesapeake Ave ... 120' to place of beginning containing 17/100 acres."

479 471 April 24, 1917 Frederick O. Smith Mary E. Hopkins

575 429 April 20, 1923 William H. Simpson Frank L. Appelstein

553 266 May 1, 1922 Harry E. Funk & wife William H. Simpson

523 429 April 21, 1920 Edward H. Burke, Trustee Harry E. Funk

83 234 August 18, 1873 Ephriam B. Almoney & wife James H. Linzey

TITLE SEARCH for # 13 W. CHESAPEAKE AVE.  
Parcel 407

<u>Liber</u>	<u>Folio</u>	<u>Date</u>	<u>Grantor</u>	<u>Grantee</u>
629	126	January 6, 1926	August C. Deichelman & wf	Ping F. Thomas
<p>"Beginning...south side of Chesapeake Ave. West 30' line of parcel of land...dated March 6, 1925 conveyed by Sidney T. Nimmo, Jr and wife to August C. Deichelman and wife...East 16' 1/2" to centre of partition wall 75' thence...West 140' 3"...75' 1" to place of beginning."</p>				
610	220	March 6, 1925	Sidney T. Nimmo, Jr. & wf	August C. Deichelman
579	244	August 20, 1923	Frank L. Appelstein & wf	Sidney T. Nimmo, jr.
<p>"...60' to...southwest corner of a frame stable...125'...parallel to a brick building 49.7' to the south side of Chesapeake Ave...120' to place of beginning containing 17/100 acres."</p>				
479	471	April 24, 1917	Frederick O. Smith	Mary E. Hopkins
575	429	April 20, 1923	William H. Simpson	Frank L. Appelstein
553	429	April 21, 1920	Edward H. Burke, Trustee	Harry E. Funk
83	234	August 18, 1973	Ephraim B. Almoney & wife	James H. Linzey

TITLE SEARCH for # 15 W. CHESAPEAKE AVE.  
Parcel 407

<u>Liber</u>	<u>Folio</u>	<u>Date</u>	<u>Grantor</u>	<u>Grantee</u>
1885	7	September 11, 1950	J. Walbach Edelen, Sr.	Stebbins-Anderson Co. Inc.

"Beginning...point on the south side of Chesapeake Ave. as widened in Deed from Sidney T. Nimmo, Jr. and wife to the County Commissioners of Baltimore County...Land Records...liber WPC 588/35...West 50' along south side of Chesapeake Ave...West 27'5" to a point in line with center line of partition wall erected between the house on the lot now being described and the house on the lot adjoining to the West...75' to the southwest...West 16'8"...West 69'5"...East 231'...East 48'8"...140'3" to place of beginning known as No. 15 W. Chesapeake Ave.(formerly 17)."

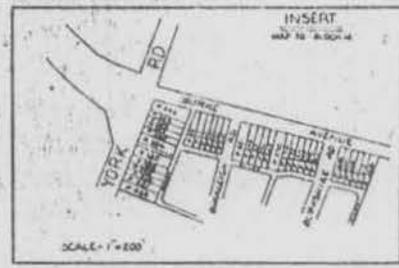
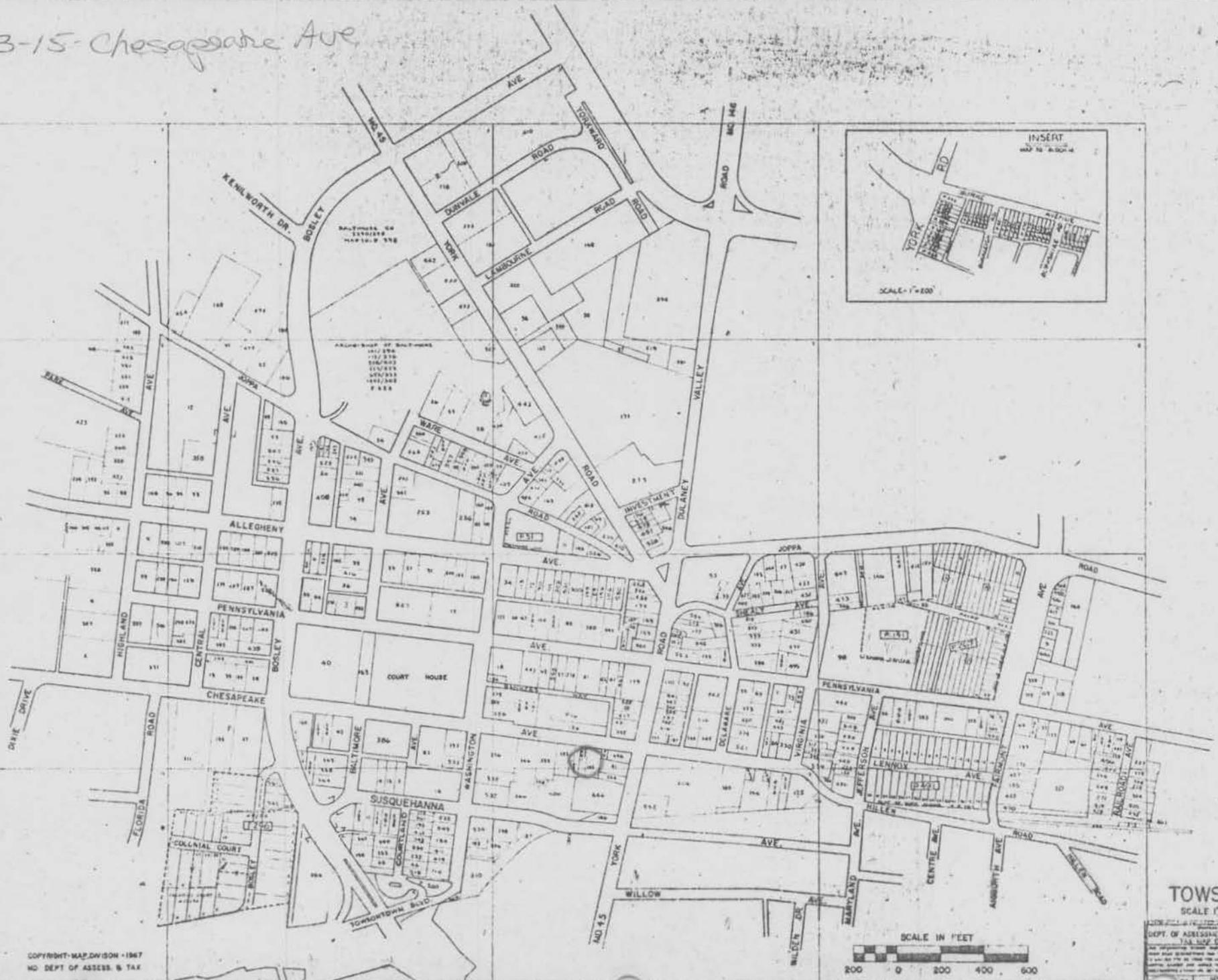
1849	342	June 23, 1950	Herbert M. Carnell	J. Walbach Edelen, Sr.
966	454	December 23, 1935	E. Isabel Coale	Herbert M. Carnell
966	454	December 23, 1935	Herbert M. Carnell	E. Isabel Coale
896	438	July 27, 1932	Juanita B. Schuster	Herbert M. Carnell
867	252	November 24, 1930	The Towson Sales Co.	Juanita B. Schuster
644	257	June 6, 1927	John G. Grau & wife	Towson Sales Co.
644	256	June 6, 1927	August C. Deichelman & wf.	John G. Grau & wife

Lot being part of the following two deeds:

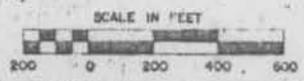
610	220	March 6, 1925	Sidney T. Nimmo, Jr. & wf.	August C. Deichelman
" ...East 94'7"...East 30'...East 140'3" to south side of Chesapeake Ave....140'3" to place of beginning."				
623	232	August 25, 1925	Sidney T. Nimmo, Jr & wf.	August C. Deichelman

# 13-15 Chesapeake Ave

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COPYRIGHT-MAP DIVISION - 1967  
MD DEPT OF ASSESS & TAX



**TOWSON**  
SCALE 1" = 200'

DEPT. OF ASSESSMENTS & TAXATION  
754 MAP DIVISION



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# 13 - # 15 W. CHESAPEAKE AVE.  
N. FACADE

W. NIELD

8/78