

BA-3080
The Caton Spring Water Company
6159 - 6161 Edmondson Avenue
Catonsville
c. 1910-25,
Private

This property consists of two separate houses that have always been associated with each other. The house at 6159 Edmondson Avenue faces north toward the road, and is a 2 ½-story, three-bay by two-bay frame structure with a rubble stone foundation and square slate shingle siding with some decorative courses and patterns in it. The gable roof also has slate and an east-west ridge. On the north elevation the first story has a center entrance and also has German siding. There is a one-story, three-bay porch with a shed roof that has slate. The house at 6161 Edmondson Avenue also faces north toward the road and is a 2 ½-story, two-bay by four-bay frame structure with a rubble stone foundation, square slate shingle siding with some decorative courses and patterns in it, and a gable roof of slate with an east-west ridge. On the rear, or south, is a two-story, one-bay shed roof wing with slate siding. On the north elevation, the first-story east bay has a door and German siding. There is a one-story, two-bay porch that covers this siding. It has a shed roof with slate and a gable over the entrance bay. Attached to the rear of the building is part of the old 7-Up bottling plant that is now Catonsville Transmission.

Though the two houses at 6159 and 6161 Edmondson Avenue in Catonsville sit on separate lots, they have always had a single owner and are clearly closely associated in their history. The lots were numbers 53, 54, and 55 in Eden Terrace, a development started in 1892 by Victor G. Bloede. Bloede sold lot 55, (and probably the other two lots,

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. BA-3080

1. Name of Property (indicate preferred name)

historic The Caton Spring Water Company
 other

2. Location

street and number 6159-6161 Edmondson Ave. ___ not for publication
 city, town Catonsville ___ vicinity
 county Baltimore County

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

name Carpenter Realty Corp.
 street and number PO Box 244 telephone
 city, town Gladwyne state PA zip code 19035-0244

4. Location of Legal Description

courthouse, registry of deeds, etc. Baltimore County Courthouse tax map and parcel: 101-1216
 city, town Towson liber 1494 folio 23

5. Primary Location of Additional Data

- Contributing Resource in National Register District
- Contributing Resource in Local Historic District
- Determined Eligible for the National Register/Maryland Register
- Determined Ineligible for the National Register/Maryland Register
- Recorded by HABS/HAER
- Historic Structure Report or Research Report
- Other

6. Classification

Category	Ownership	Current Function	Resource Count	
			Contributing	Noncontributing
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> agriculture	<input type="checkbox"/> landscape	
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> commerce/trade	<input type="checkbox"/> recreation/culture	<u> 2 </u>
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> defense	<input type="checkbox"/> religion	<u> 0 </u>
<input type="checkbox"/> site		<input checked="" type="checkbox"/> domestic	<input type="checkbox"/> social	<u> 0 </u>
<input type="checkbox"/> object		<input type="checkbox"/> education	<input type="checkbox"/> transportation	<u> 0 </u>
		<input type="checkbox"/> funerary	<input type="checkbox"/> work in progress	<u> 2 </u>
		<input type="checkbox"/> government	<input type="checkbox"/> unknown	<u> 1 </u> Total
		<input type="checkbox"/> health care	<input type="checkbox"/> vacant/not in use	
		<input checked="" type="checkbox"/> industry	<input type="checkbox"/> other:	
				Number of Contributing Resources previously listed in the Inventory
				<u> 0 </u>

7. Description

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Condition

<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins
<input type="checkbox"/> fair	<input type="checkbox"/> altered

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

This property consists of two separate houses that have always been associated with each other. The house at 6159 Edmondson Avenue faces north toward the road, and is a 2 ½-story, three-bay by two-bay frame structure with a rubble stone foundation and square slate shingle siding with some decorative courses and patterns in it. The gable roof also has slate and an east-west ridge. On the north elevation the first story has a center entrance and the door has four lights at the top and four panels below. The sidelights have four lights over one panel, and there is a two-light transom. To each side of the door is a nine-over-one sash. The first story of this elevation also has German siding. There is a one-story, three-bay porch with a shed roof that has slate. There are four Doric columns and a solid balustrade with slate containing one row of green hexagonal slates and one patera on each side. The second story has three nine-over-one sash, with the center one having a small slate pent roof. There is also one row of green slates with one patera on each side of the windows, totaling four. There is a gabled wall dormer with a Venetian window consisting of a semicircular one-over-one sash in the center and a six-over-one sash to each side, with exterior blinds. There is one row of green slates with one patera below the window, and one row of half hexagonal green slates in the center of the dormer.

On the west elevation the foundation has a boarded-up opening in the north bay and a pair of two-light casements in the south bay. The first story has a tripartite sash in the north bay, with one large light in the center and a one-over-one sash to each side. The south bay has a nine-over-one sash with a pent roof. There is one row of green slates with two patera, one on each end. The second story has two nine-over-one sash with pent roofs and one row of green slates with three patera. Above the windows, in the gable end, is another row of green slates with one patera. Above this row are paired six-light casements with a pent roof.

The east elevation foundation has two pair of two-light casements. The first story has a small one-over-one sash with a pent roof in the south bay, and a typical nine-over-one sash with a pent roof in the north bay. The second story has two nine-over-one sash with pent roofs. Both the first and second stories have one row of green slates with three patera. There is also a row in the gable end between the second story and gable windows. The gable end has two six-light casements with pent roofs. There is an interior brick chimney on the east, south of the ridge. On the south elevation, set to the east, is an original enclosed porch that has a shed roof and slate shingle siding. The east elevation has three eight-light casements.

The house at 6161 Edmondson Avenue also faces north toward the road and is a 2 ½-story, two-bay by four-bay frame structure with a rubble stone foundation, square slate shingle siding with some decorative courses and patterns in it, and a gable roof of slate with an east-west ridge. On the rear, or south, is a two-story, one-bay shed roof wing with slate siding. On the north elevation, the first-story east bay has a door with 15 lights, sidelights with five lights each, and a one-light transom. The west bay is a three-sided bay window with a six-over-one sash in each side. The first story here has German siding. There is a one-story, two-bay porch that covers this siding. It has a shed roof with slate and a gable over the entrance bay that contains a course of green hexagonal slates. The roof is supported by four Doric columns that are set on a solid balustrade with slate shingles. This balustrade has a row of hexagonal green slate with a patera created by placing a single red hexagonal slate in the row of green slate and surrounding it on top and bottom with green hexagonal slates. Above and below the row of green slates is a row of gray hexagonal slates. The east and west ends of the porch also have a patera on the balustrade. The second story has two eight-over-one double-hung sash with a course of green slate and three patera, one on each side of the windows. There is a dormer with triple six-over-one sash, a gable roof with slate in the end, and one row of green slate with one patera. The sides of the dormer have one row of green hexagonal slates topped by gray square butt slates, creating a saw tooth pattern. There is a wood box cornice with returns.

The east elevation foundation has two boarded-up openings, and a third in the foundation of the north porch. The first story has a six-over-one sash with a slate pent roof supported on brackets in the south bay. The south-center bay has a six-over-one sash with a pent roof, the north-center bay has no opening, and the north bay has another six-over-one sash with a pent roof. Between the first and second stories in the north-center bay is a six-over-one sash with a pent roof. The second story has paired sixteen-light casement windows in the south bay and a six-over-one sash with a pent roof in the south-center and north bays. The first and second stories each have one row of green hexagonal slates. The gable end has two small six-over-one sash and a row of green

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hexagonal slates. There is an interior brick chimney on the east, set south of the ridge.

The west elevation has a six-over-one sash with a pent roof in the north bay of the first and second stories. The south bay of both of these stories has a three-sided bay window with a six-over-one sash on each side of each story. Both the first and second stories have a row of green hexagonal slates. The gable end has two large six-over-one sash with head cut trim and a row of green hexagonal slates. Attached to the rear of the building is part of the old 7-Up bottling plant that is now Catonsville Transmission.

8. Significance

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Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy
<input type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history
	<input type="checkbox"/> community planning		<input type="checkbox"/> maritime industry	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other:

Specific dates	1907	Architect/Builder	n/a
Construction dates	c. 1910-15, ff		

Evaluation for:

National Register Maryland Register not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance reports, complete evaluation on a DOE Form - see manual.)

Though the two houses at 6159 and 6161 Edmondson Avenue in Catonsville sit on separate lots, they have always had a single owner and are clearly closely associated in their history. The lots were numbers 53, 54, and 55 in Eden Terrace, a development started in 1892 by Victor G. Bloede. Bloede was a chemist who made a fortune producing the adhesive used on postage stamps, and he branched out from there into the First National Bank of Catonsville and the Patapsco Electric and Manufacturing Company, as well as residential development. In Eden Terrace he created large lots and set the tone for the development by building his own house, "Arden," on top of the hill. Bloede also built other large and impressive houses, which he sold, though by 1891 there were only ten houses in the development. Lots 53, 54, and 55 were still vacant and were somewhat isolated from the rest of the development, being northeast of the stream and the small park that flanked it in the northeast corner of the generally rectangular tract. Bloede sold lot 55, (and probably the other two lots, as well) a total of almost 1-1/2 acres, to Philip and Katherine Brendel in 1907, and they in turn mortgaged the property to Bloede for \$3,000. The price suggests there were buildings of some sort on it. Either house would have cost more than the purchase price, but since the sale price of the property is not recorded, it is not known how much more than the \$3,000 the Brendels paid for the land. The likely scenario is that the Brendels arranged for the Eden Construction Company to build the house at 6159 Edmondson Avenue, which was the first one constructed. The 1915 Bromley Atlas clearly shows the house at 6159 Edmondson Avenue standing on lot 55, with two buildings behind it, one of them likely a garage or carriage house. They defaulted on their mortgage and the property was sold in 1910 to Nathan Lewis, who quickly turned around and sold it to William J. Brendel, Philip Brendel's son. Lewis's wife Marie was the daughter of Philip Brendel, so the arrangement was meant to keep the property in the family. The sale advertisement for the property did not mention a house on the property, but stated: "the improvements consist of a large frame building, used as a bottling establishment." This raises innumerable questions. The Brendels used this site as the business establishment for the Caton Spring Water Company, and they clearly must have been using it for that from the beginning. Victor Bloede was also reportedly associated with the company, and perhaps he started it on this site. This would explain the value of the property. One of the buildings in the rear could have been the bottling plant, and the house must not have been built until after 1910. It seems unlikely that the house itself would have been used for bottling, though nothing can be ruled out at this point. (1)

William Brendel bought additional land from the Eden Construction Company in 1921 and 1926. In 1923 Philip and William Brendel, trading as the Caton Spring Water Company, made an agreement with the Eden Construction Company that they would purchase water from the well of the Eden Construction Company "for use in the manufacture of soft drinks, carbonated water and for the sale of spring or still water and beverages in general for a period of twenty years." This established an industry right in the midst of what was supposed to be a rather exclusive development. It is not known when the company began operation and whether they started at this location or moved here from somewhere else, but there are photographs of the operation in 1926, showing a gable roofed building with board and batten siding where bottling took place. Philip Brendel turned over the business to William Brendel in 1928, and he sold it to Anthony Imbesi in 1936. Imbesi moved to Philadelphia and sold the business in

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1946, and it remains in the hands of the realty company that purchased it at that time. This, however, barely touches on the history of the site over those years. The original bottling plant was demolished at an unknown time and replaced with the existing buildings on the rear of the lot, which functioned as a 7-Up bottling plant for many years. Probably after William Brendel bought the last parcel in 1926 the house at 6161 Edmondson Avenue was built. It is not known whether the houses were to be residences for Philip and William Brendel, or were meant for other managers of the business, but the entire Brendel family seems to have been intimately associated with the operation of the company, so it is likely that they lived right next door. (2)

The form of the two houses is typical for dwellings of the period in which they were built, but what is unique is the polychromatic slate siding. Such a use of slate can be found in Cardiff, Maryland/Delta, Pennsylvania, which was a slate mining town that used the material for just about anything imaginable, but it is very unusual almost everywhere else. What drove the Brendels to employ it is as yet unknown.

Notes:

(1) Edward Orser and Joseph Arnold, *Catonsville, 1880 to 1940: From Village to Suburb* (Norfolk, VA: The Donning Co., 1989), pp. 38-39. Neal A. Brooks and Eric G. Rockel, *A History of Baltimore County* (Towson, MD: Friends of the Towson Library, Inc., 1979), p. 307. G. W. Bromley, *Atlas of Baltimore County, Maryland* (Philadelphia, 1898). *Democrat and Journal* (Towson), 11 June 1910, p. 4. Baltimore County Land Records, WPC 279-468; WPC 367-246; WPC 369-360. G. W. Bromley, *Atlas of Baltimore County, Maryland* (Philadelphia, 1915).

(2) Baltimore County Land Records, WPC 543-532; WPC 543-528; CWB JR. 987-510; WHM 656-155; CWB Jr. 987-513; 1494-23.

9. Major Bibliographical References

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See continuation sheet.

10. Geographical Data

Acreage of surveyed property 16,800 sq ft
Acreage of historical setting 16,800 sq ft
Quadrangle name Baltimore West Quadrangle scale 1:24000

Verbal boundary description and justification

The boundaries include the entire parcel.

11. Form Prepared By

name/title	Kenneth M. Short		
organization		date	01/29/2003
street and number	610 Register Ave.	telephone	410-377-4953
city or town	Baltimore	state	MD zip code 21212-1915

The Maryland Inventory of Historic Properties 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 not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
DHCD/DHCP
100 Community Place
Crownsville MD 21032
410-514-7600

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See endnotes



TOPIC: Manufacturing & Industrial Sites - Catonsville - Caton Spring Water Company

This photo shows the employees of the Caton Spring Water Company. Some persons tentatively identified by William Earle Wiles on June 4, 1987 are the small boy in front as Carl Brendel, the second kneeling person as Bill Ruehl, Recording Secretary; and the third kneeling youth as William Earl Wiles. Standing in the back are Phil Brendel, Conrad Ruehl, ? Buckingham, Vernon Ridgely, Pat Murphy, a truck driver, Francis McCullough, Willi M. Inglebrook, ? Shipley, Will Brendel, his son Bill Brendel, Carl Brendel, and Phillip Brendel.

Date: **May 30, 1926**

Photographer: **unknown**

Source: **BCPL - Catonsville Library**

(The digitized image of this photograph has been enhanced to improve its appearance.)

Please reference this number for inquiries about ordering prints*: **5205041**

* For some photographs, prints may not be available.

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6159⁸⁶¹⁶¹ N Edmondson
CHAIN OF TITLE

BA-3080

GRANTOR/HOME	GRANTEE/HOME	DATE	LIBER/ FOLIO	INSTRU- MENT	CONSIDER- ATION	ACREAGE	NOTES
Anthony Imbesi 206 Kathryn Hazel I. Phila.	Carpenter Realty Corp / Del Corp	20 July 1946	1494- 23	Deed fee S.	\$31,293.00	8,750 sq ft 9,650 sq ft	begin N E cor lot 55 of Eden Terrace plat ①?
Marie E. & Nathan Lewis (hus.) Balto Co	Anthony Imbesi Balto Co	22 Dec 1936	CW B Jr. 987- 517	Deed fee S.	\$5.00	?	
William J. & Dorothy H. Brendel (wif) Balto Co	Anthony Imbesi Balto Co.	22 Dec 1936	CW B Jr. 987- 513	Deed fee S.	\$5.00	?	
Philip Brendel Father	William J. Brendel son son	31 Mar 1928 1928	WHM 656- 515 155	Deed fee S.	L & A	?	Known as the only parcel making as Cedar Spring with Co. turning business over to son who has worked hard in its improvement
Eden Construction Co of Balto Co MD corp	William J. Brendel 2 wif Dorothy H. /?	14 Sept. 1921	WPC 543- 528	Deed	\$5.00	8750 sq ft. 12,250 sq ft	See 191-452 & 198-393 restrictions - see over.
Eden Construction Co. of Balto Co/ MD corp	William J. Brendel 2 wif	29 Jul. 1926	CW B Jr. 987- 510	Deed fee S.	\$5.00	9650 sq ft.	plot book JWS 1-82
Philip Brendel Balto Co (Father of Marie Lewis)	Marie E. Lewis Balto Co.	21 Mar. 1928	WHM 656- 153	Deed fee S.	L & A	?	property is free of dower right & the claims of wife Lena Boverus Brendel by pre-nup. real estate & household furn. indwelling on 6
			LMB 198- 393				
			LMB 191- 452				
Emma Rietdorf Single / Balto City	Philip Brendel Balto. Co.	8 Feb 1923	WPC 589- 148	Deed fee S.	\$5.00	?	P/O. 569-136

MERLIN Online Map

Base Maps

3.75' Quarter Quad
Grid



Baltimore West Quad
7.5' Topo



30"
4350
36 MI / FINE ORCHARD 7.3 MI
4318
1.40 MI

N 179269.22m E 423242.75m



BA-3080

Caton Spring Water
Co.

6159-6161 Edmondson Ave.

Coordinates at center of image in Maryland State Plane, NAD 1983 meters
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BA-3080

The Caton Spring Water Co.

6159-61 Edmondson Ave.

Balto. Co, MD

Ken Short

Dec. 2002

MD SHPO

Easthouse, north elev.

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The Cato Spring Water Co
6159-61 Edmondson Ave
Balto. Co, MD

Ken Short

Dec-2002

MD SHPO

Easthouse, NB Wetens

2/3



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The Catox Spring Water Co
6159-61 Edmondson Ave
Balto. Co, MD

Ken Short

Dec. 2002

MD SHPO

West house, E. & N. e kws

3/3