# Addendum to Maryland Historical Trust Maryland Inventory of Historic Properties Form

Inventory No. CH-434



**Name of Property: Sarah E. and George W. Cross Property**
**Location: Hughesville, MD**

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As of April 24, 2013 the I-house no longer exists and most of the 16 out buildings are in ruins. A new college campus (The College of Southern Maryland Hughesville Campus) is proposed to be constructed on the parcels that make up this inventoried property. 201301512

**Prepared by: Amanda R. Apple**

**Date: 04-24-2013**

# CAPSULE SUMMARY SHEET

**Survey No.:** CH-434 (PACS A52) **Construction Date:** circa 1900

**Name:** Sarah E. and George W. Cross Property

**Location:** 6101 Foster Lane, Hughesville vicinity, Charles County

Private/Residence/Occupied/Deteriorated/Restricted

**Description:**

The Sarah E. and George W. Cross Property is a 2-story, 3-bay side-gable I-house on Foster Lane in the vicinity of Hughesville, Charles County. Constructed circa 1900, the building has a center gable and a 2-story rear ell. The I-house is abandoned and in deteriorated condition; all doors and nearly all windows are missing. The structure has an asphalt shingle, side-gable roof with brick chimneys at the end walls. The ell has an exterior concrete block chimney. The structure is of wood-frame construction with asbestos shingle siding, and it has a stone foundation. The majority of windows in the I-house are missing; the windows that remain are double-hung wood. There are 16 other buildings associated with this property, including a shed, three mobile homes, two cottages, a house, a garage, a rabbit house, four barns, two tobacco barns, and a tobacco stripping house.

**Significance:**

Constructed circa 1900, the Sarah E. and George W. Cross Property has lost much of its historic materials through deterioration. The majority of windows and all doors are missing, and much of the historic materials on the interior have been removed. According to deed research, Sarah E. and George W. Cross purchased the 94 hectare (200 acre) parcel in 1895. A house was constructed on the land circa 1900. Through a number of transactions, the parcel associated with the premises was reduced to its current size of 2 hectares (5 acres). Its present owners, Dorothy and John Hancock, acquired the property in 1993.

**Preparer**
**P.A.C. Spero & Company**
**January 1997/revised February 1998**

Survey No. CH-434 (PACS A52)

# Maryland Historical Trust
# Maryland Inventory of Historic Properties Form
# MD 5 - Hughesville Project

DOE ___yes ___no

## 1. Name: (indicate preferred name)

historic Sarah E. and George W. Cross Property

and/or common Hancock Property

## 2. Location:

street & number 6101 Foster Lane ___ not for publication

city, town Hughesville _x_ vicinity of congressional district

state Maryland county Charles

## 3. Classification:

| Category | Ownership | Status | Present Use | |
|---|---|---|---|---|
| ___district | ___public | _x_occupied | ___agriculture | ___museum |
| _x_building(s) | _x_private | ___unoccupied | ___commercial | ___park |
| ___structure | ___both | ___work in progress | ___education | _x_private residence |
| ___site | **Public Acquisition** | **Accessible** | ___entertainment | ___religious |
| ___object | ___in process | _x_yes: restricted | ___government | ___scientific |
| | ___being considered | ___yes: unrestricted | ___industrial | ___other: |
| | _x_not applicable | ___no | ___military | |
| | | | ___transportation | |

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

name Dorothy C. and John E. Hancock

street & number 6615 Waldorf-Leonardtown Road telephone no.:

city,town Mechanicsville state and zip code MD 20659-3215

## 5. Location of Legal Description

Land Records Office of Charles County liber 1770

street & number Charles Street folio 506

city,town La Plata state MD

## 6. Representation in Existing Historical Surveys

title

date ___federal ___state ___county ___local

depository for survey records

city,town state

# 7. Description

Survey No. CH-434 (PACS A52)

| Condition | | Check one | Check one | |
|---|---|---|---|---|
| ___excellent | _x_deteriorated | ___unaltered | _x_original site | |
| ___good | ___ruins | _x_altered | ___moved | date of move _____ |
| ___fair | ___unexposed | | | |

Resource Count: 17

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

The Sarah E. and George W. Cross Property is a 2-story, 3-bay side-gable I-house on Foster Lane in the vicinity of Hughesville, Charles County. Constructed circa 1900, the building has a center gable and a 2-story rear ell. The I-house is abandoned and in deteriorated condition; all doors and nearly all windows are missing. There are 16 other buildings associated with this property, including a shed, three mobile homes, two cottages, a house, a garage, a rabbit house, four barns, two tobacco barns, and a tobacco stripping house.

The structure has an asphalt shingle, side-gable roof with brick chimneys at the end walls. The ell has an exterior concrete block chimney. The structure is of wood-frame construction with asbestos shingle siding, and it has a stone foundation. The majority of windows in the I-house are missing; the windows that remain are double-hung wood.

The south, or front elevation has a center gable and an asphalt shingle, hipped-roof entry porch. The roof of the porch is supported by tapered wood posts. The fenestration pattern is symmetrical; there is a centered door opening and two window openings on the first story. The window in the third bay is a 2/2 double-hung window. The second story has two window openings and a 6/6 double-hung window in the third bay.

The east elevation has an asphalt shingle, hipped-roof enclosure within the ell. The enclosure has four 4/4 double-hung windows and a door opening. The I-house has no fenestration and the ell has a second story window opening.

The north elevation of the I-house is concealed on the first story of the first and second bays by the enclosure, and on the third bay by the ell. The I-house has a second story window opening, in which the upper sash of a 6/6 double-hung window remains. The enclosure has a wood door and the ell has no fenestration.

The west elevation of the I-house has no fenestration. The ell has a door and window opening on the first story and a window opening on the second story.

The interior plan of the building has been altered by the removal and collapse of interior partitions; the majority of historic interior materials have been removed.

There are sixteen buildings associated with this property. Thirteen of the buildings are on the tax parcel that contains the I-house, and three of the buildings are on an adjacent tax parcel. The first building is a shed with a standing seam metal, front-gable roof. Constructed circa 1930, the shed is of wood-frame construction and it is located northwest of the house.

The second building is a circa 1960 mobile home. The mobile home is located immediately west of the I-house.

The third building is a cottage with an asphalt shingle, front-gable roof. Constructed in 1967, the cottage is of wood-frame construction and is located north of the I-house, shed, and mobile home.

# 7. Description (Continued)

The fourth building is a cottage with an asphalt shingle, side-gable roof. Constructed in 1953, the cottage is of wood-frame construction and it is located approximately 0.4 kilometers (0.25 miles) west of the I-house, shed, mobile home, and 1967 cottage.

The fifth building is a garage with a standing seam metal, front-gable roof. Constructed circa 1955, the garage is of concrete block construction and is located west of the I-house and other buildings and north of the 1953 cottage.

The sixth building is a rabbit house with a standing seam metal, shed-roof. Constructed circa 1955, the structure is of wood-frame construction and is located west of the I-house and other buildings, and north of the 1953 cottage and garage.

The seventh building is a barn with a standing seam metal, front-gable roof. Constructed circa 1920, the barn is of wood-frame construction and it has wood siding. The barn is located approximately 1.2 kilometers (0.75 miles) northwest of the I-house and other buildings, and north of the 1953 cottage, garage, and rabbit house.

The eighth building is a circa 1970 mobile home. The mobile home is located west of the I-house and other buildings, north of the 1953 cottage, garage, and rabbit house, and south of the barn.

The ninth building is also a circa 1970 mobile home. The mobile home is located immediately east of the 1953 cottage.

The tenth, eleventh and twelfth buildings are three barns constructed circa 1970. The barns are of wood-frame construction and have standing seam metal, front-gable roofs. The barns are located approximately 0.8 kilometers (0.5 mile) northeast of the other buildings.

The thirteenth building is a house with an asphalt shingle, side-gable roof. Constructed in 1992, the house is of brick construction and is located approximately 1.6 kilometers (1 mile) north of the other buildings, west of the three circa 1970 barns.

The remaining associated buildings are located on an adjacent tax parcel but are historically associated with the property. The fourteenth building is a 2-story tobacco barn with a standing seam metal, front-gambrel roof, part of which is missing. Constructed circa 1920, the barn is of wood-frame construction and is located approximately 0.8 kilometers (0.5 miles) south of the I-house and other buildings.

The fifteenth building is a 2-story tobacco barn with a standing seam metal, front-gable roof. Constructed circa 1920, the barn is of wood-frame construction and is located adjacent to the front-gambrel barn.

# 7. Description (Continued)

The sixteenth building is a small building possibly used as a tobacco stripping house. The structure has a standing seam metal, front-gable roof. Constructed circa 1920, it is of wood-frame construction and is located adjacent to the two barns.

The property is located on a large parcel of land east of Leonardtown Road, with residential property to the south and farmland to the north and east. The site has many hills and is mostly cleared of trees. The property's setting is a rural area.

# 8. Significance

Survey No. CH-434 (PACS A52)

| Period | Areas of Significance—Check and justify below | | | |
|---|---|---|---|---|
| __prehistoric | __archaeology-prehistoric | __Community planning | __landscape architecture | __religion |
| __1400-1499 | __archeology-historic | __conservation | __law | __science |
| __1500-1599 | __agriculture | __economics | __literature | __sculpture |
| __1600-1699 | __architecture | __education | __military | __social/ humanitarian |
| __1700-1799 | __art | __engineering | __music | |
| __1800-1899 | __commerce | __exploration/settlement | __philosophy | __theater |
| x_1900- | __communication | __industry | __politics/government | __transportation |
| | | __invention | | __other (specify) |

**Specific dates** circa 1900 Builder/Architect

check: Applicable Criteria: ___A ___B ___C ___D
and/or
Applicable Exceptions: ___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.

Constructed circa 1900, the Sarah E. and George W. Cross Property has lost much of its historic materials through deterioration. The majority of windows and all doors are missing, and much of the historic materials on the interior have been removed. There are no detailed, published historic maps of Charles County, Maryland that locate and indicate ownership of structures. According to deed research, Sarah E. and George W. Cross purchased the 94 hectare (200 acre) parcel in 1895. A house was constructed on the land circa 1900. Through a number of transactions, the parcel associated with the premises was reduced to its current size of 2 hectares (5 acres). Its present owners, Dorothy and John Hancock, acquired the property in 1993.

The Sarah E. and George W. Cross Property is located in Charles County, Maryland. The Maryland Colony was granted by King Charles I to Lord Baltimore in 1632. Two years later, the first European community was established at St. Mary's City. Subsequent colonization moved north, along the Potomac and Patuxent Rivers. As settlers migrated away from St. Mary's City, the formation of a new county became necessary, and Charles County was founded in 1658. This area was originally inhabited by Algonquins of the Powhatan Confederacy. Road clearing began in the mid-eighteenth century as a result of the establishment of port towns and Maryland's rising population. Tobacco cultivation dominated the economic and social life of Charles County until the mid-nineteenth century when soil exhaustion required agricultural diversification. The introduction of rail lines in the late nineteenth century linked Charles County with the north and south, encouraging trade. While the suburbanization of Charles County was ensured by the widespread availability of the automobile in the mid-twentieth century, the County has retained its rural and agricultural character.

The area that became Hughesville was located in Lord Baltimore's grant of 6,879.9 hectares (17,000 acres) of Newport Hundred to Major William Boarman during 1650-1699. This land included the region "east of Zachiah Swamp" and became known as Boarman's Manor. Hughesville does not appear on an 1840 Map of a Part of Maryland, and Fisher's 1852 Gazetteer of the State of Maryland did not list the community. Hughesville was located at the crossroads of two of the main routes through Charles County: Burnt Store to Patuxent City and on to Annapolis, (Burnt Store Road and Prince Frederick Road/Route 231) and Bryantown to Charlotte Hall and on to St. Mary's City (Leonardtown Road/Route 5). Accordingly, Hughesville is shown on Martenet's 1866 Map of Maryland, Atlas Edition. The 1871 State Gazette and Merchants and Farmers Directory for Maryland and the District of Columbia called Hughesville a "post town." Bland's 1887 Maryland Directory and State Gazetteer listed both Episcopal and Roman Catholic churches in Hughesville as well as a Friends' school, four (4) general merchandise stores, two (2) saloons, two (2) undertakers, a wheelwright, a blacksmith, a tobacco buyer, and a population of fifty (50). Gannett's 1904 Gazetteer of Maryland defined Hughesville as a "post village...on the Washington, Potomac and Chesapeake Railroad" (Gannett 1904: 43). By 1906 the community was known as "a

# 8. Significance (Continued)

station of the Southern Maryland Railroad...and a banking town" with two (2) physicians, two (2) general stores, two (2) blacksmiths, a grist and saw mill, a flour mill, an undertaker and livery, a hotel, a hotel and saloon, a grocer and saloon, an insurance salesman, and a population of 150 (Maryland 1906: 667).

The Sarah E. and George W. Cross Property is an I-house. The standard I-house is one room deep and two stories tall with three to five openings on each story. From the front, an I-house is often indistinguishable from a Georgian house. The gable view, however, reveals the greater depth of the Georgian house. Chimneys are most often located on the interior of the gable ends, however, some I-houses can have central or external chimneys. Usually, an I-house has a 1-story porch running the length or nearly the length of the long side. On the interior, a central hall separates the two rooms on the first floor; the second floor contains either two or four sleeping chambers. Due to the narrowness of the main core, many I-houses have kitchen wings to the rear. During the Victorian period, pre-cut detailing or a 2-tiered porch was commonly grafted onto the traditional I-house. The I-form was popular into the early twentieth century, with examples appearing in catalogs of mass-produced suburban houses (Gowans 1992, 55-6).

**National Register Evaluation:**

Constructed circa 1900, the Sarah E. and George W. Cross Property is not eligible for the National Register of Historic Places. The property is not eligible under Criterion A, as research conducted indicates no association with any historic events or trends significant in the development of national, state or local history. Historic research indicates that the property has no association with persons who have made specific contributions to history, and therefore, it does not meet Criterion B. It is not eligible under Criterion C, as it has lost much of its historic materials through deterioration. Many of the character-defining features of an I-house, such as a center hall plan, double-hung wood windows, and porch ornament, have been lost due to deterioration. The majority of windows and all doors are missing, and much of the historic materials on the interior have been removed, compromising the architectural integrity of the house. Finally, the structure has no known potential to yield important information, and therefore, is not eligible under Criterion D.

MARYLAND HISTORICAL TRUST

Eligibility recommended _____ Eligibility Not Recommended X

Comments

Reviewer, OPS: _____ Date: 5/15/98

Reviewer, NR Program: _____ Date: 5/20/98

# 9. Major Bibliographical References Survey No. CH-434 (PACS A52)

See Continuation Sheet

# 10. Geographical Data

Acreage of nominated property _____
Quadrangle name Hughesville, MD Quadrangle scale 1:24,000

**Verbal boundary description and justification**

**List all states and counties for properties overlapping state or county boundaries**

| state | code | county | code |
|---|---|---|---|
| state | code | county | code |

# 11. Form Prepared By

name/title Caroline Hall/Ryan McKay

organization P.A.C. Spero & Company date January 1997/revised February 1998

street & number 40 W. Chesapeake Avenue, Suite 412 telephone (410) 296-1635

city or town Baltimore state Maryland

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
DHCP/DHCD
100 Community Place
Crownsville, MD 21032-2023
(410) 514-7600

# 9. Major Bibliographical References (Continued)

Bland, John R., ed. The Maryland Directory and State Gazetteer. Baltimore: The Baltimore Publishing Company, 1887.

Brown, Jack D., et al. Charles County, Maryland, A History. La Plata: Charles County Bicentennial Committee, 1976.

Charles County Department of Assessment and Taxation. 101 Catalpa Drive, La Plata, Maryland.

Charles County Land Records Office. Charles County Courthouse, Charles Street, La Plata, Maryland.

Fisher, R.S. Gazetteer of the State of Maryland, Compiled from the Returns of the Seventh Census of the United States, and Other Official Documents. Baltimore: James S. Waters, 1852.

Gannett, Henry. A Gazetteer of Maryland. Department of the Interior, United States Geological Survey, Bulletin No. 231, Series F, Geography, 39. Washington, D.C.: Government Printing Office, 1904.

Gowans, Alan. Styles and Types of North American Architecture. New York: Harper Collins, 1992.

Hinkel, John V., ed. See Charles County, Maryland, founded in 1658. Compiled by John V. Hinkel & Associates. La Plata: Charles County Chamber of Commerce, 1959.

KCI Technologies, Inc. Draft Historic Context for the U.S. 301 South Corridor Transportation Study, Prince George's and Charles Counties, Maryland. Prepared for the Maryland Department of Transportation, State Highway Administration, August 1996.

Klapthor, Margaret Brown, and Paul Dennis Brown. The History of Charles County, Maryland. La Plata: Charles County Tercentenary, Inc., 1958.

Map of a Part of Maryland, Copied from the Geological State Map. 1840. Maryland Historical Trust, Crownsville, Maryland.

Martenet, Simon J. Martenet's Map of Maryland, Atlas Edition. Baltimore: Simon J. Martenet, 1866.

Martenet, Simon J. New Topographical Atlas of the State of Maryland. Baltimore: Simon J. Martenet, 1873

Martenet, Simon J. Martenent's Map of Maryland and District of Columbia, Including a Sketch of Delaware and Parts of Pennsylvania, Virginia and West Virginia. Baltimore: Simon J. Martenet, 1885.

Maryland, Delaware and District of Columbia State Gazetteer and Business Directory 1906-1907. Baltimore: R.L. Polk & Co., 1906.

# 9. Major Bibliographical References (Continued)

P.A.C. Spero & Company. Maryland Historic Context, Montgomery County and Prince George's County, Intercounty Connector Project. Volume I. Prepared for the Maryland Department of Transportation, State Highway Administration. Baltimore: P.A.C. Spero & Company, October 1996.

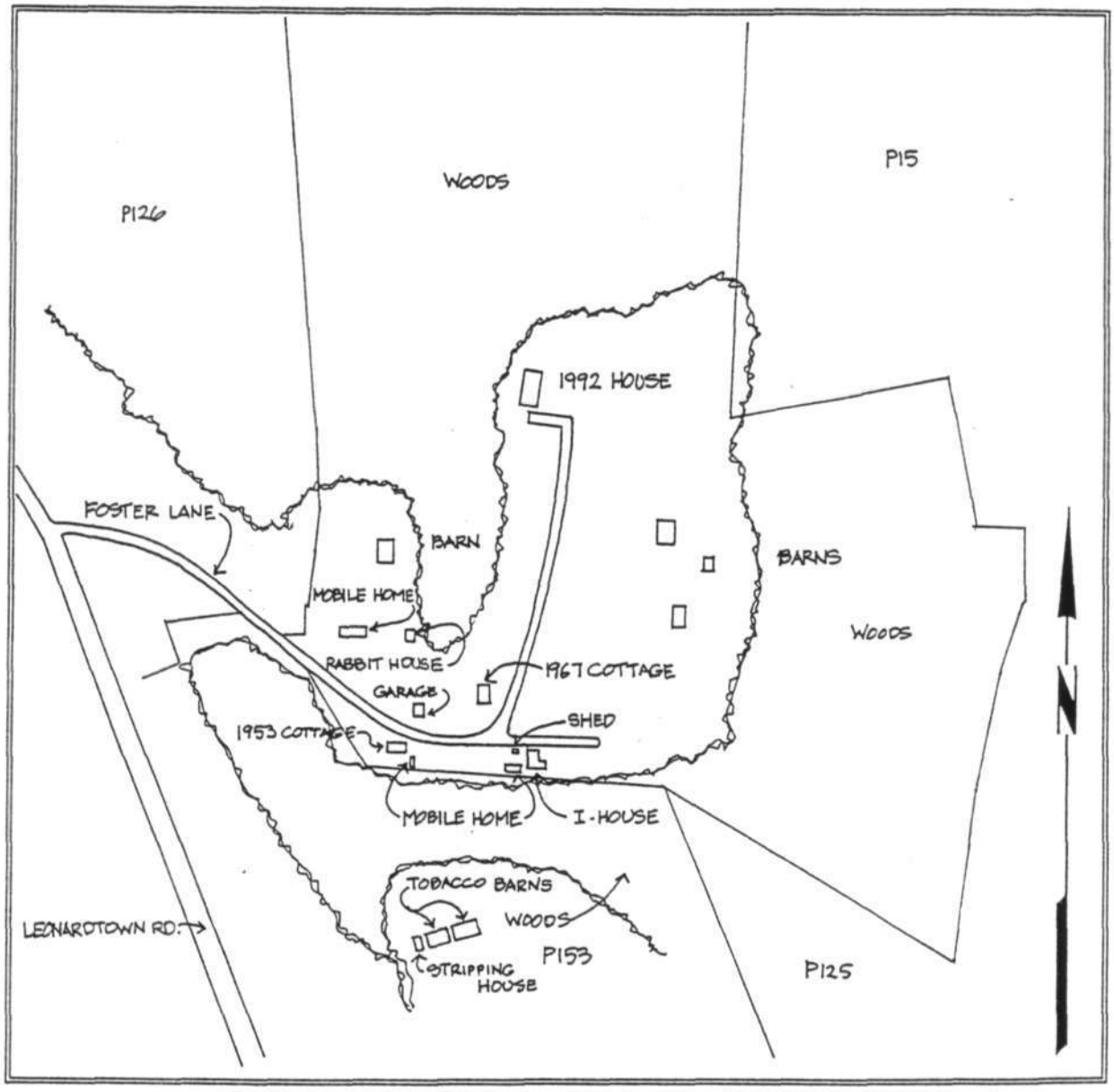
Rivoire, J. Richard. Homeplaces, Traditional Domestic Architecture of Charles County, Maryland. La Plata: Southern Maryland Studies Center, 1990.

State Gazette and Merchants and Farmers Directory for Maryland and the District of Columbia. Baltimore, 1871.

Wearmouth, John M. Charles County's Railroad. Prince George's County Historical Society, Glendale, Maryland.

# 10. Geographical Data (Continued)

Resource Sketch Map:



**Maryland Comprehensive Historic Preservation Plan Data Sheet**

**Historic Context:**

MARYLAND COMPREHENSIVE PRESERVATION PLAN DATA

Geographic Organization:

Western Shore

Chronological/Developmental Period Theme (s):

Industrial/Urban Dominance A.D. 1870-1930

Prehistoric/Historic Period Theme(s):

Architecture, Agriculture

RESOURCE TYPE:

Category (see Section 3 of survey form):

Building

Historic Environment (urban, suburban, village, or rural):

Rural

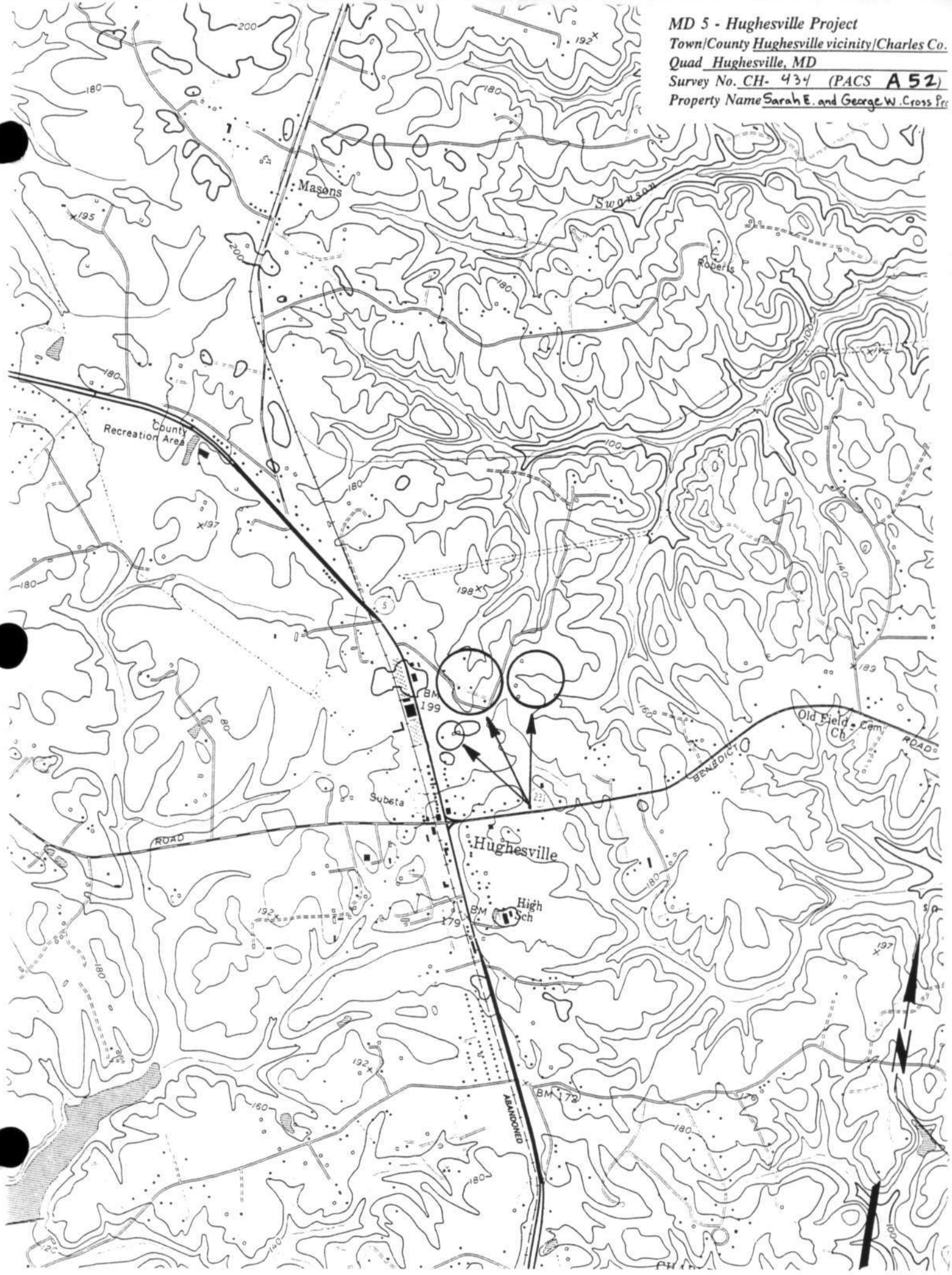
Historic Function(s) and Use(s):

Private Residence and Farm

Known Design Source (write none if unknown):

None

*MD 5 - Hughesville Project*
*Town/County* Hughesville vicinity/Charles Co.
*Quad* Hughesville, MD
*Survey No.* CH- 434 (PACS A 52)
*Property Name* Sarah E. and George W. Cross Pr



1- Sarah CH-434

2- Sarah & George Cross Property

3- Charles County, MD

4- Ryan McKay

5- January 1997

6- MD SHPO

7- South elevation, view N

8- 1 of 18

1- CH-434
2- Sarah + George Cross Property
3- Charles County, MD
4- Ryan McKay
5- January 1997
6- MD SHPO
7- Barn, view N
8- 2 of 8

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Eric Griffiths

5 January 1997

6 MD SHPO

7 West + North elevation, view SE

8 3 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 East elevation, view W

8 4 of 18

1 CH-3434
2 Sarah + George Cross Property
3 Charles County, MD
4 Ryan McKay
5 January 1997
6 MD SHPO
7 North elevation, view S
8 5 of 18

1 CH-434

2 Sarah & George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 West elevation, view E

8 6 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 Shed, view NE

8 7 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 1953 House, east & north elevations, view SW

8 8 of 18

1 CH-434

2 Sarah & George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 1953 House, S. elev., view N

8 9 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 1953 House, W. elev., view E

8 10 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 garage, view NE

8 11 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 1967 House, view E

8 12 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MDSHPO

7 Rabbit hutch, view NE

8 13 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 Barn interior, view S

8 14 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 Mobile Home, 100 yds N of 1953 house, view N

8 15 of 18

1 CH 434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 Mobile Home, adjacent to 1953 house, View S

8 16 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4 Ryan McKay

5 January 1997

6 MD SHPO

7 1992 house, view NW

8 17 of 18

1 CH-434

2 Sarah + George Cross Property

3 Charles County, MD

4. Ryan McKay

5. January 1997

6. MD SHPO

7. Mobile Home West of bldgs on Foster Lane, view E

8. 18 of 18