

**MARYLAND HISTORICAL TRUST
DETERMINATION OF ELIGIBILITY FORM**

NR Eligible: yes no

Property Name: Wildcat Road/Davis Mill Road Rural Historic Distri Inventory Number: M:14-68
 Address: Davis Mill Road Wildcat Road Historic district: yes no
 City: Germantown Zip Code: 20876 County: Montgomery
 USGS Quadrangle(s): Gaithersburg
 Property Owner: multiple Tax Account ID Number: multiple
 Tax Map Parcel Number(s): multiple Tax Map Number: multiple
 Project: Mid County Corridor Study, Montgomery County, Maryland Agency: Montgomery Co. Dept. of Public Works & T
 Agency Prepared By: EAC / Archaeology
 Preparer's Name: Suzanne Stasiulatis Date Prepared: 6/22/2013

Documentation is presented in: Maryland Inventory of Historic Properties (MIHP) # M: 14:68

Preparer's Eligibility Recommendation: Eligibility recommended Eligibility not recommended
 Criteria: A B C D Considerations: A B C D E F G

Complete if the property is a contributing or non-contributing resource to a NR district/property:
 Name of the District/Property: _____
 Inventory Number: _____ Eligible: yes no Listed: yes no
 Site visit by MHT Staff yes no Name: _____ Date: _____

Description of Property and Justification: *(Please attach map and photo)*

ARCHITECTURAL DESCRIPTION

The Wildcat Road and Davis Mill Road Rural Historic District is located northeast of Germantown's center and partially within the Agricultural Reserve. It consists of two roads that cross centrally to form an irregular X. Wildcat Road begins at Brink Road, at the southwest end of the District, and extends northeast for a short stretch, interrupting Davis Mill Road, until it is renamed Watkins Road. Davis Mill Road begins at the southeast edge of the District and extends northwest. It is broken into two sections, because Wildcat Road extends along the stretch that would connect these two sections. The southeast and northwest edges of Davis Mill Road and the northeast edge of Wildcat Road are excluded from the District, because recent development has altered the integrity of the historic landscape. Several properties on Brink Road and Ridge Road were also included in the boundary, because they are extensions of the existing district bound by landscape features and date to the period of significance.

All landscape features and properties were viewed from the road for this Determination of Eligibility. The rural landscape, buildings, agricultural fields, wooded areas, and scenic streams and vegetation all contribute to the District and the function it served from the 19th century through the mid-20th century. Parkland is considered contributing because of the historic landscape

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Eligibility recommended <input type="checkbox"/>	Eligibility not recommended <input checked="" type="checkbox"/>
Criteria: <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D	Considerations: <input type="checkbox"/> A <input type="checkbox"/> B <input type="checkbox"/> C <input type="checkbox"/> D <input type="checkbox"/> E <input type="checkbox"/> F <input type="checkbox"/> G
MHT Comments: <i>Built aspects of environment lack integrity.</i>	
<u><i>Jim DeLuca</i></u> Reviewer, Office of Preservation Services	<u>8/5/2013</u> Date
<u><i>[Signature]</i></u> Reviewer, National Register Program	<u>8/23/13</u> Date

that is associated with it.

The built environment includes buildings with dates of construction from the early 19th century to the mid-20th century. Dwelling styles range from 19th and 20th century farmhouses, include log houses, as well as those in the Colonial Revival, National, and Craftsman styles. Outbuildings include a variety of functional barns for crop storage and farm animals, chicken coops, animal shelters, and sheds. The Davis Mill ruins are located along Davis Mill Road. A variety of agricultural use buildings and outbuildings contribute to the agricultural features of the district.

Noncontributing resources include suburban homes and modern rural development. Parcels that have been visibly altered since the mid-20th century are not considered part of the District. Some of these resources are visible from the road at the southeast, southwest, northeast, and northwest edges of the District. Modern landscaping or young growth trees indicate a noncontributing area.

Several previously recorded contributing resources are located in the Wildcat Road/Davis Mill Road Rural Historic District. Not all of them are individually eligible, but all contribute to this District through the buildings present on the landscape or through the landscape itself. All of the properties date from the early 19th century through the mid-20th century. The previously identified properties recorded for MHT that contribute to the District area are listed below with their addresses and approximate dates of construction:

M: 14-52 – Dr. Washington Waters House (Sycamore Hollow Farm) – 21600 Davis Mill Road - cabin unknown, house 1850; 1917

M: 14-52 – Davis Mill Ruins and Miller’s House (Log) - Huntmaster Road – circa 19th century

M: 14-46 – Allin Log House (Jacob Mill Log Tobacco House) – 22201 Davis Mill Road – circa mid-19th century

M: 14-47 – Butler’s Orchard Log House – 22200 Davis Mill Road – before 1801

M: 14-29 – Joshua Riggs House – 22821 Chime Court – 1904 (replaced original Joshua Riggs House)

M: 14-31 – Noah Watkins Farm – 23101 Davis Mill Road – circa 19th century

M: 14-30 – William Soper House – 23101 Davis Mill Road – No date

M: 14-28 – John Cassassa Farmhouse – 23000 Davis Mil Road – circa 1870

M: 14-49 – Woodfield Farm – 21521 Wildcat Road – 1903

M: 14-48 – Dr. Ed Hughes Farm (King Farm) – Ridge Road (MD 27) – circa 19th century

M: 14-50 – Benson-Sibley Farm – 10715 Brink Road – early 20th century

The following list of properties consists of the remaining contributing resources in the District. All properties within the boundaries of the delineated District are considered contributing to the District. The parcels included in the District are often represented as wholly contributing to the District. However, in some cases, only portions of the parcels are considered contributing. In general, contributing landscapes consist of agricultural land, woods, natural scenic landscapes, and features representing rural character. Buildings that are contributing include those that date from the early 19th century through the mid-20th century.

Additional Contributing Properties

Blunt Road
9901 and 21500

Brink Road
11401

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Davis Mill Road

21533; 21600; 21631; 21741; 21751; 21799; 21900; 21920; 22000; 22200; 22400; 22510; 22520; 22810; 22905; 22920; 22501; 22513; 23001; and 23105

Ridge Road

22325; 22409; 22601; and 22901

Sycamore Hollow

10104

Ward Avenue

22730

Wildcat Road

21902-21934; 21936-21940; 22001; 22005; 22009; 22010; 22015; 22201; 22211; 22301; 22321; 22311; and 22330

Goshen Recreational Park, Wildcat Road

Wildcat Road and Davis Mill Road have historically been hosts for agricultural enterprises and have maintained pristine landscapes. These active agricultural practices, though slightly altered in form today, represent decades of farmland preservation. Amongst rolling rural roads, there are several active (and some now fallow) farms, pastures, and parcels containing buildings that date to the 19th and 20th centuries, as well as two streams that extend parallel to the road and have scenic views.

The District is nestled in the Upland Section of the Piedmont Physiographic Plateau Province (MGS 2013). Landscape features include relatively level land, with rolling and winding roads cut into areas of higher elevation. The District is composed of a variety of relatively fertile agricultural soils, including the following soil series: Gaila; Elioak; Glenville; Baile, Linganore-Hyattstown; Brinklow-Blocktown; Occoquan; Codorus; Hatboro; Wheaton; Hyattstown; and Blocktown (NRCS 2013). Forested areas are in abundance, while hilly farm plots, pastures, and orchards lie just past the trees or border the roads. Common hardwood trees and some evergreens line the roads and grow alongside the streams. An apple orchard is present along Davis Mill Road. Several streams and tributaries deriving from the Wildcat Branch of Great Seneca Creek rest along the courses of the roads. These first- and second-order streams become a third-order stream just before the intersection with Great Seneca Creek. The streams are cut low into the landscape along the roads and feature rocky banks and wetlands. The Wildcat Branch crosses under a bridge along Davis Mill road at the intersection with Wildcat Road and along Wildcat Road at the intersection with Davis Mill Road.

A large portion of the District is within the Montgomery County Agricultural Reserve. The Agricultural Reserve, in total, includes more than ninety-three thousand acres, established to preserve Montgomery County's agricultural resources. All areas adjacent to Wildcat Road are within the Agricultural Reserve, although areas west of Wildcat Road at its intersection with Brink Road are not included in the boundaries. A large portion of the area west of the intersection of Davis Mill Road and Wildcat Road, along Davis Mill Road, is within the Reserve. The southeast extension of Davis Mill Road is not within its boundaries.

A select number of properties that are considered to be contributing to the District are described below. These represent the range and features of properties within the District, with many features common to other properties included in it.

Benson-Sibley Farm

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The Benson-Sibley Farm (M: 14-50) consists of an estimated 120 acre agricultural lot with a farmhouse and a few outbuildings. The farm has a two-story, three-bay, two-pile early 20th century Craftsman farmhouse with a south-facing façade. The low pitched side gable roof is clad in asphalt shingles with overhanging eaves and has a shed roof dormer, which also has overhanging eaves. The dormer has three adjacent four-light, vinyl sash windows with a simple casing. Below the roofline, at the second story level, two sets of paired, two-pane vinyl sash windows are placed on either side of the façade with simple casings. The first story level mimics that of the second story, but a central replacement door with a fixed fanlight is present. A hipped porch roof is set on four simple, tapered square columns with concrete block pedestals. The porch is slightly raised above three steps.

The gable end of the west elevation overhangs and has cornice returns. An attic window is in the peak, and one-over-one sash windows are at the second story level. A pair of low first-story windows is located at the north end, and a high window is located centrally. A protruding square bay is present at the south edge. The bay with hipped roof and overhanging eaves has two paired, one-over-one vinyl sash windows. All windows are one-over-one vinyl sash windows with simple casings.

The rear of the house has three vinyl sash windows at the second story level. The central window is very narrow and surrounded by a wide, simple casing. At the first floor level, a protruding, one-bay wing has a single, smaller, one-over-one vinyl sash window. The other (east) half of the first floor level is occupied by a porch with a one-over-one sash window and a door leading to the protruding bay. The porch is concrete and has two rectangular porch supports, a wooden railing, and three concrete steps. The attic and second story levels of the east elevation mimics the west elevation; the first story has two vinyl sash windows.

The immediate area of the house is surrounded by a large lawn, mature trees and a few shrubs, and is at the southern end of the parcel. A shed is located near the house; the property also has a milk house in poor condition and a collapsed barn. The house is located along Brink Road.

Woodfield Farm

Woodfield Farm (M: 14-49) is on approximately 105 acres, with a severely deteriorated farmhouse and remnants of outbuildings and accessory structures. The two-and-one-half story farmhouse with a southwest facing façade and cross-gable roof (composed of two wings) is asymmetrical in form. The roof has aluminum cladding, overhanging eaves, and an interior ridge chimney on the west side. The cross-gable meets at the east side, where a canted bay addition protrudes from the façade. Three windows at the façade are located centrally on the bay and on each of the canted sides, at both the first- and second-story levels. The window sashes on the building, when still present, are wood. An opening for an attic window is present within the gable. The second story also has a paired set of windows on the northwest side and a single window on the southeast side. Two single windows are located on the first story, with a door opening to the east. The two windows and door are sheltered by a three-quarter-width, shed porch roof, also clad in aluminum siding and slightly pitched. Two porch supports with bracketed posts hold up the porch roof.

The northwest elevation holds two windows, one on the second story and one on the first story, along the southwest side. A one-story, one-room wing extends off of the main block. A matching wing is located at the anterior of the house, on the other gable. A second-story porch extends across the second story in the anterior and northwest elevations. The porch is sheltered by the primary roof and has wooden railings. Two doors are located at the porch level, with one on each gable block wing. Two doors are located on each gable block at the first-story level, past the one-room wings. The rear of the house has a single window on each story, located on the east side of the elevation. Two attic windows are present in the gable.

The southeast elevation has three evenly spaced sash windows on the second story. Three windows are also present on the first-story level. Present between the middle window and the eastern window, the entryway has a front gable roof clad in aluminum,

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along with two wooden porch supports.

Several other outbuildings are located on the property, including a tractor shed, utility shed, and chicken coop. The property around the house is in disrepair. Junk and trash litter the lawns. The farm fields are currently fallow. Trees line the property on three sides, and a forested section within the field is located at the north edge of the property. A driveway leads from Wildcat Road directly to the farmhouse.

Butler's Orchard Log House

Butler's Orchard Log House (M: 14-47) is 36.56 acre agricultural property with farm fields, wooded area, and landscaped lawn. The turn-of-the-eighteenth-century log home, consists of two blocks with an east-facing façade. The side gable roofs are currently clad in asphalt shingles, and two ridge exterior end chimneys with exposed chimney flues are located on each block. The north block has a shed roof dormer with three adjacent six-over-six light windows. All windows are wood. The front and sides of the dormer are clad in wood shingles, and the front has overhanging eaves. The northern block of the house has two six-over-six sash windows on the second story. A southern door and a northern window are located at the first story level. The entryway to the door is raised above two brick course masonry steps. Slightly raised brick masonry is also present on both sides of the entryway. The door has a brick header course sill. A modern storm door is present. The southern block has identical first- and second-story fenestration: each story has two paired, six-over-six sash windows on the southern side and a single six-over-six sash window on the northern side.

A well is noted on the southwestern lawn. A driveway extends from Davis Mill Road to the rear of the house, past the north elevation. The dwelling is immediately surrounded by a lawn landscaped with trees and shrubs. Dense trees border the larger area. Several evergreen trees are within the lawn and the property border. The dwelling is just up the road from the Wildcat Branch and a bridge at Wildcat Road. An accessory orchard store is north of the residence and named, "Butler's Orchard." It supports the active orchard associated with the residence.

22400 Davis Mill Road

The property at 22400 is a presently 4.23 acre parcel including outbuildings and a residence in an agricultural setting. The dwelling was built in 1900. The National Style residence consists of two-and-one-half stories, two-bay, and one pile. It has a side gable roof, clad in asphalt shingles, with overhanging eaves and a cornice return. The residence is clad in wood siding and exhibits front and rear one-story additions. All windows are wood. Two single windows with accompanying louvered shutters are located on the second story of the southeast facing façade. On the first story, an almost full length, one-pile, enclosed addition has a shed roof with overhanging eaves. The addition holds a paired set of windows on the east side, accompanied by louvered shutters, and a single sash window (also with accompanying louvered shutters) on the south side.

On the northeast elevation, a louvered vent is present in the attic addition. At the second story level, there is a full length door enclosed by a flush-with-the-wall railing and posts. The first floor level has one window, placed centrally, with louvered shutters. The entry door to the house is located on the addition under the shed roof. Two wooden steps lead to a small entryway platform. One window with shutters is present on the northeast elevation.

Several outbuildings are located on the agricultural parcel, which has adjacent pasture lands and woods. A cross gable outbuilding with a central interior ridge chimney is located southwest of the dwelling. Unpainted, vertical-wood-sided sheds are located northwest of the residence. Four bays have individual shed roofs with varying pitches. Three of the bays have doors, and wood windows are present on the largest bay. A concrete block, side gable garage with an asphalt shingle clad roof is also present at the

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rear of the house. A driveway leads from Davis Mill Road past the northeast elevation to the two bay garage. Several hundred feet southwest of the dwelling are two wooden animal shelters with large openings.

DISTRICT HISTORY/HISTORIC CONTEXT

District History

The District's period of significance (1800-1957) dates to the time when Wildcat Road and Davis Mill Road exhibited wooded areas and streams and served farms throughout the corridors, prior to suburban development and modern uses that define the district boundaries. The distinctive character of this time period is embodied by the landscape and the extant buildings today. The District is potentially eligible for listing on the National Register of Historic Places under Criteria A and C.

The period of significance begins in 1800 when large farms occupied the delineated District held together by Davis Mill Road and Wildcat Road. A number of large parcels used for various agricultural purposes were present, as well as a number of residences and outbuildings that supported the operations. It is likely that Davis Mill Road and Wildcat Road were present in various states before they were officially named to facilitate traffic between these older farms and main roads. The period of significance ends with the rise of suburbanization in Germantown. The last early agricultural-use buildings and dwellings were constructed by the mid-20th century. Although use continued, suburbanization began to encroach at mid-century. Suburban construction altered the outskirts of the District and traffic flow increased. Although the pristine rural setting of the District is largely intact up until this point, the swift trend of the 1950s altered the area.

Before 1850, the Waters family was one of the most prominent families with large land holdings in the Germantown area. Washington D. Waters held the majority of land in the modern-day District, and portions of the tract were deeded to others to be farmed. The property across from Davis Mill (see paragraph below for a description of the mill site) and extending for some distance in the area was owned by Harry Woodward Dorsey before it was transferred to Waters in 1834, as he obtained larger landholdings. Dorsey had bought the property from Gerard Brooke circa 1814-1816. James Brooke had held the land, then known as "Della Brooke," since 1723, when it was granted by the English crown (MNCPPC Files 2013).

The Davis Mill Site (M:14-54), which included a Miller's House and Davis Mill, was likely the place that gave Davis Mill Road its name. The Davis Mill was one of several mills near Goshen. It was called Dr. Water's Mill, or Water's Mill, after its owner, Washington D. Waters, following the property's deeding to him from Harry W. Dorsey in 1840. Dorsey had owned large tracts of land since 1798. It was not until 1854, that John Samuel Davis bought the mill. Davis lived at the property with his uncle and learned the art of milling from him (Knapp and Cloeman 1979).

The road network in Germantown started with Frederick Road (Rt. 355), or "The Great Road." It was the main route northwest from Georgetown. Beginning as a Native American trail, this road was heavily traveled and finally became Interstate 270 in the 1960s (Soderberg 2012b). Clopper Road was the next route that passed through Germantown, followed by Baltimore Road, now known as West Old Baltimore Road and Brink Road. Germantown Road (Rt. 118) was constructed through the town in the 1840s, in order to connect two Presbyterian churches. This led to the establishment of the town of Germantown. Roads built up around mills, and this is likely how Davis Mill Road got its name. It was named after John Samuel Davis and his mill. The old farm roads - Blunt Road, Schaeffer Road, Burdette Road, and others - all grew out of the names of the families who farmed the areas around them. (Soderberg 2012a).

Davis Mill Road's rough depiction is present on the 1865 Martenet and Bond Map of Montgomery County. However, the southeastern terminus into Brink Road is not yet present. The road instead extends into Blunt Road, which continues south past

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Brink Road. Wildcat Road is not present (McDaniel 1979). Davis Mill Road is depicted on the 1879 Hopkins Atlas, but Wildcat Road does not yet appear. A portion of what may be a small section of Wildcat Road, north of Davis Mill Road and an extent leading to Dr. Ed Hughes Farm/King Farm, is depicted. However, the alignment of present day Wildcat Road does not match up with this historic alignment (Hopkins 1879). The 1908 USGS Rockville quadrangle depicts both roads at their present alignments (USGS 1908). The alignments do not change in the 1923 and 1941 USGS Rockville quadrangles (USGS 1923, 1941). Although review of historic maps did not reveal the presence of the roads until the mid-19th century, rural farm access roads were likely present dating the periods of construction (circa 1800) of some of the properties at the core of the District. It was essential to access more major roads, including Brink Road. Prior to the naming of Davis Mill Road and its presence on the reviewed historic maps, the roads were likely small dirt access roads, used to get agricultural products to larger transportation corridors, markets, and allow individuals access to the nearby towns.

It is plausible that Davis Mill Road was constructed, even if only of dirt, at the time of the construction of Davis Mill, which is at the corner of Davis Mill Road and Blunt Road. The mill was present when the two roads were constructed, which was before 1865 but still during the 19th century. It is documented that, in 1854, residents along what is now Davis Mill Road petitioned for a road. A map accompanying the request included a mill along the extent of the requested road (Knapp and Cloeman 1979). Wildcat Road likely appeared some time later, in order to facilitate travel into an area with a growing number of farms.

In 1879, several property owners held lands adjacent to the road: "Washington D. Waters" (Sycamore Hollow Waters House, M: 14-53); "G. & S.M./ J.S. Davis" (Davis Mill, M: 14-52); "Jos.W. Benson" (Benson Sibley Farm M: 14-50); "Dr. Ed Hughes" (Dr. Ed Hughes Farm, King Farm, M: 14-48); "Josh. Riggs" (Joshua Riggs House, M: 14-29); "Jno. Cassassa Hrs." (John Cassassa Farmhouse, M: 14-28); "Wm. Soper" (William Soper House, M: 14-30); "Noah Watkins" (Noah Watkins Farm, M: 14-31); and "Jos. Magruder Hrs." (J. Magruder House, M: 14-45) (Hopkins 1879). Most of the properties previously recorded for MHT include the lands owned by the above-listed individuals in their periods of personal significance. Other property owners within the District who are not tied to a previously recorded building include "Ward," "Velelace," "Mrs. Griffith," and "Eliza Waters" (Hopkins 1979).

No changes in the road occurred from 1957 to the present day, as documented by historic aerial photographs (Netronline 2013). The roads themselves have undergone paving and the addition of guard rails in certain locations. However, the extents of the roads, as documented here, have shown no change or relatively little change, based on review of documentation from recent years. Parcels have changed size in various degrees throughout time, alongside fairly consistent general agricultural use.

Germantown, Montgomery County, Maryland's Agricultural Context

In larger Montgomery County, early farm practices included tobacco farming and plantations. Wheat farming gradually became more popular. Migrants from Pennsylvania traveled south to the low density areas of Montgomery County, which had cheap land. The new residents diversified crops and livestock and used large, multi-purpose barns that held livestock, hay, and grain. Large bank barns were built into the hillsides, with lower stables located downhill. Farmers could drive wagons into the upper area to unload hay. These "Switzer Barns" derived their name from Swiss-German traditions. The Pennsylvanians were known for their linear town plans, and established numerous examples throughout Montgomery County. Homes were also often built into the hillsides; these often consisted of two-and-one-half-story structures with exposed basements (Kelly 2001).

Germantown was mostly wilderness, while other portions of Montgomery County were farmed. This was, in part, due to the poor soils in the area. Land to buy became sparse, but a few individuals -- George Buchanan, the Waters Brothers (Zachariah, William, and Basil), and Francis Clopper -- acquired land from the mid-eighteenth-century into the early nineteenth century ("A History of Germantown to 1950" 2013). Farming in nineteenth century Montgomery County took place in two phases. Early in that century,

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Tobacco and corn planting practices lowered the amount of available land with fertile soils. Individuals left their farms, and homes were abandoned. An agricultural revitalization occurred at mid-century (Montgomery County 1999). Reformers promoted crop rotation and improved machinery, including threshing machines and moldboard plows. Fertilizer became easier to transport with transportation improvements, and chemical fertilizer began to replace expensive Peruvian guano (Kelly 2001). The Society of Friends (Quakers) in Sandy Springs introduced these ideas to Germantown, including crop rotation, deep plowing, and fertilization. By 1860, farming prospered in the county (Montgomery County 1999).

During the 1830s and 1840s, German immigrants, mostly from Pennsylvania, settled the Clopper Road and Neelsville/Darnestown Road areas (Soderberg 1988), an area around 6.5 miles to the southwest of the Wildcat Road and Davis Mill Road Rural Historic District. Smaller farms appeared. Jacob Snyder, an orchard farmer, was the first of the Germans to come to the area at this time. Dominicus Stang owned a blacksmith shop. A number of other individuals of German origin settled the area, and it became known as Germantown. Arnold owned a general store. Grusendorf was a stonemason. Lowe, Rosenmier, Adler, Dorsey, and then Horace Waters owned a store (Germantown Historical Society 2013). A road connecting Neelsville and Darnestown was being constructed at this time and was completed in 1849. The German shopkeepers were well known in the larger area, while the farms surrounding the town were mostly settled by people of English descent (Soderberg 1988).

By 1880, Germantown had become influenced by the Baltimore and Ohio Railroad, which was constructed (in part due to Francis Clopper's efforts) to the west. The town moved one mile west to profit from this new transportation corridor. The core of Germantown was located southwest of this rural historic landscape district. The railroad served the community well by offering a means of getting produce to market (Soderberg 1988). The new location saw the start of Frank Hesson's carriage shop, John Gassaway's seed and fertilizer store, William Appleby's carpenter shop and undertaker enterprise, Thomas Henderson's general store, John Nicholl's harness shop, and Richard Harris's store (Germantown Historical Society 2013). The Bowman Brothers Mill (later Liberty Mill), a steam-powered mill, was constructed and offered an easy way for farmers in Germantown to process their wheat and corn (Soderberg 1988). At this time, a post office was established ("A History of Germantown to 1950" 2013).

In the early 20th century, the automobile age brought paved roads and a new bridge in central Germantown. Although Germantown still prospered as a farming village and railroad town, it was introduced to the larger area and what other communities had to offer (Soderberg 1988). Wheat growing subsided in the first quarter of the 20th century, and dairy farming expanded. Grain was farmed to support the cattle, but the emphasis had changed to dairy ("A History of Germantown to 1950" 2013). It was easier to ship dairy products farther and faster via improved methods of transportation, and, therefore, dairy farming thrived (Kelly 2001).

By mid-century suburbanization was underway in Germantown. Under President Dwight D. Eisenhower, the Federal Aid Highway Act of 1956 was implemented. It funded the development of 41,000 miles of national interstate and defense highways, including 5,000 miles of urban freeways (Ames and McClelland 2002). The construction of what is now Interstate 270 was completed in 1957, near Germantown, and home building started in full force. Shopping centers, one hotel, schools, and a community college were built, and the commercial center of Germantown moved closer to the highway. A train that passed through the area carried commuters to surrounding city centers (Germantown Historical Society 2013). In 1965, Germantown's population was approximately 600. Within 20 years, the population had grown to 30,000 (Soderberg 1988). Germantown's rural presence underwent rapid change and the edges of the Wildcat Road/Davis Mill Road Rural Historic District were compromised with small suburban neighborhoods.

Existing Designation

In an effort to preserve rural settings and landscapes, the Montgomery County Planning Commission designated a number of roads "Rustic Roads" in 1996. A transportation study was conducted to evaluate local use of roads. The program designated important

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rural roads in an inventory. Davis Mill Road and Wildcat Road are both designated Rustic Roads for their exceptional natural features, outstanding agricultural features, and historic value. Criteria for a rustic road include: "1) is located in an area where natural, agricultural, or historic features are predominant, and where master planned land use goals and zoning are compatible with a rural/rustic character; 2) is a narrow road intended for predominantly local use; 3) is a low volume road with traffic volumes that do not detract significantly from the rustic character of the road; 4) A) has outstanding natural features along its borders, such as native vegetation, stands of trees, stream valleys; B) provides outstanding vistas of farm fields, and rural landscape or buildings; or C) provides access to historic resources, follows historic alignments, or highlights historic landscapes; and 5) the history of vehicle and pedestrian accidents on the road in its current configuration does not suggest unsafe conditions" (Montgomery County 1996). Although both roads meet the Rustic Road criteria, neither is classified as an Exceptional Rustic Road, which has its own set of criteria. The Rustic Roads Program was fostered in an effort by the county to recognize rural landscapes and character.

The roads are designated significant for various reasons, one of which is their access to historic resources. Their formal approved designations as Rustic Roads encompass the agricultural landscapes, characters of the road, and their relationships with vegetation, woods and streams. All of these factors are applicable to historic landscapes, should they provide qualities that meet criteria for National Register of Historic Places significance. In fact, the landscape is indicative of historic qualities and association with the buildings that rest on the properties. The characters of the roads themselves are time-honored and functionally similar today. They possess varied vegetation, woods, and streams that render them and the area as a whole a small, yet distinctive interrelated farming community, the same as it was two centuries ago.

The Wildcat Road/Davis Mill Road Rural Historic District similarly features common architectural resources that are tied together by date, function, dependency, and the pattern of agriculture in Montgomery County. The common landscape features are bound by their scenic qualities and varied but interrelated features, all composing the likeness of a historic agricultural community.

EVAULATION OF SIGNIFICANCE

The Wildcat Road/Davis Mill Road Rural Historic District was evaluated according to the criteria set out in "National Register Bulletin 15: How to Apply the National Register Criteria for Evaluation" (Andrus & Shrimpton 1990). This District meets significance criteria under Criteria A and C. The District represents a succinct and interrelated boundary of parcels, linked by two common historic roads; together, they form a rural agricultural community offering varied features and uses, indicative of patterns in the early nineteenth through the first quarter of the twentieth century.

The integrity of the Wildcat Road/Davis Mill Road Rural Historic District was assessed on site. It was found that the roads, buildings, and landscape features hold aspects of integrity. The District retains the integrity of location. The two roads are within historic alignments that connected agricultural and agricultural industry uses, landscape features, and natural growth. The District retains integrity of design, including representations of form, plan, space, structure, and style in buildings and landscape, as historically reviewed. The District retains integrity of immediate setting, as most agricultural uses, landscape, and natural features are similar to, if not identical to, historic use and visual representation. Outside of District boundaries, suburban development has grown and changed the landscape significantly since the period of significance ended. Further, the District retains integrity of materials and workmanship. Most of the buildings, although not all of them, retain individual integrity to the point of being eligible for listing on the National Register of Historic Places. They maintain representations exhibiting original qualities and preservation. The District still retains its rural character. The District retains integrity of association; no significant changes have been made within the District boundaries. The properties are all interrelated in function and use, as they were during the period of significance. The District retains integrity of feeling; this low-use road with scenic qualities is much as it once was historically.

The Wildcat Road/Davis Mill Road Rural Historic District is eligible for listing under Criterion A, for association with an

MARYLAND HISTORICAL TRUST REVIEW	
Eligibility recommended _____	Eligibility not recommended _____
Criteria: ___ A ___ B ___ C ___ D	Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G
MHT Comments:	
_____	_____
Reviewer, Office of Preservation Services	Date
_____	_____
Reviewer, National Register Program	Date

important event or trend. The District is a distinctive example of an agricultural community which evolved in use from tobacco farming to wheat farming in the nineteenth and later to dairy farming. Because of the interrelated uses and the natural and built landscapes that comprise it, it serves as a district able to convey the qualities of rural Maryland. Wildcat and Davis Mill Roads were historically used by farmers for transportation and to send goods to and from their farms. Suburban development surrounds this small, yet meaningful and preserved, collection of properties and vistas. As a community that rose as a response to a lack of necessary agricultural lands, this District is meaningful as one that has continued its historic use and prospered, despite encroaching development.

The Wildcat Road/Davis Mill Road Rural Historic District is not eligible, under Criterion B, for association with significant persons. Based on research conducted for the properties comprising the Wildcat Road/Davis Mill Road Rural Historic District, no significant persons were associated with the District as a whole and its significance as an agricultural community. Although some properties may be individually eligible based on Criterion B, no figure contributes to the broad importance of the District.

The Wildcat Road/Davis Mill Road Rural Historic District is eligible, under Criterion C, for architectural significance. The District contains landscape features offering a distinctive scenic quality that is not often represented in the larger area. Amid suburban and urban development, this District is a pristine example of a natural and agricultural landscape that has stayed intact for centuries. The buildings that comprise the District are features linked by commonalities of period of significance, character, and function. They include 19th and 20th century farmhouses that include log houses, and Colonial Revival, National, and Craftsman Style dwellings. Just as Wildcat Branch winds through the District, Wildcat and Davis Mill Roads were laid in a similar uneven fashion, conforming to the irregularities of the terrain. These roads are at the focal point of this district, connecting adjacent properties. Together, they create a rural landscape that is distinctively interrelated and varied, with scenic transitions.

The Wildcat Road/Davis Mill Road Rural Historic District was not evaluated under Criterion D for this study.

The Wildcat Road/Davis Mill Road Rural Historic District is eligible for listing on the National Register of Historic Places because it meets Significance Criteria A, and C.

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Criteria: ___ A ___ B ___ C ___ D	Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G
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Reviewer, Office of Preservation Services	Date
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MARYLAND HISTORICAL TRUST REVIEW

Eligibility recommended _____ Eligibility not recommended _____

Criteria: ___ A ___ B ___ C ___ D Considerations: ___ A ___ B ___ C ___ D ___ E ___ F ___ G

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Reviewer, Office of Preservation Services

Date

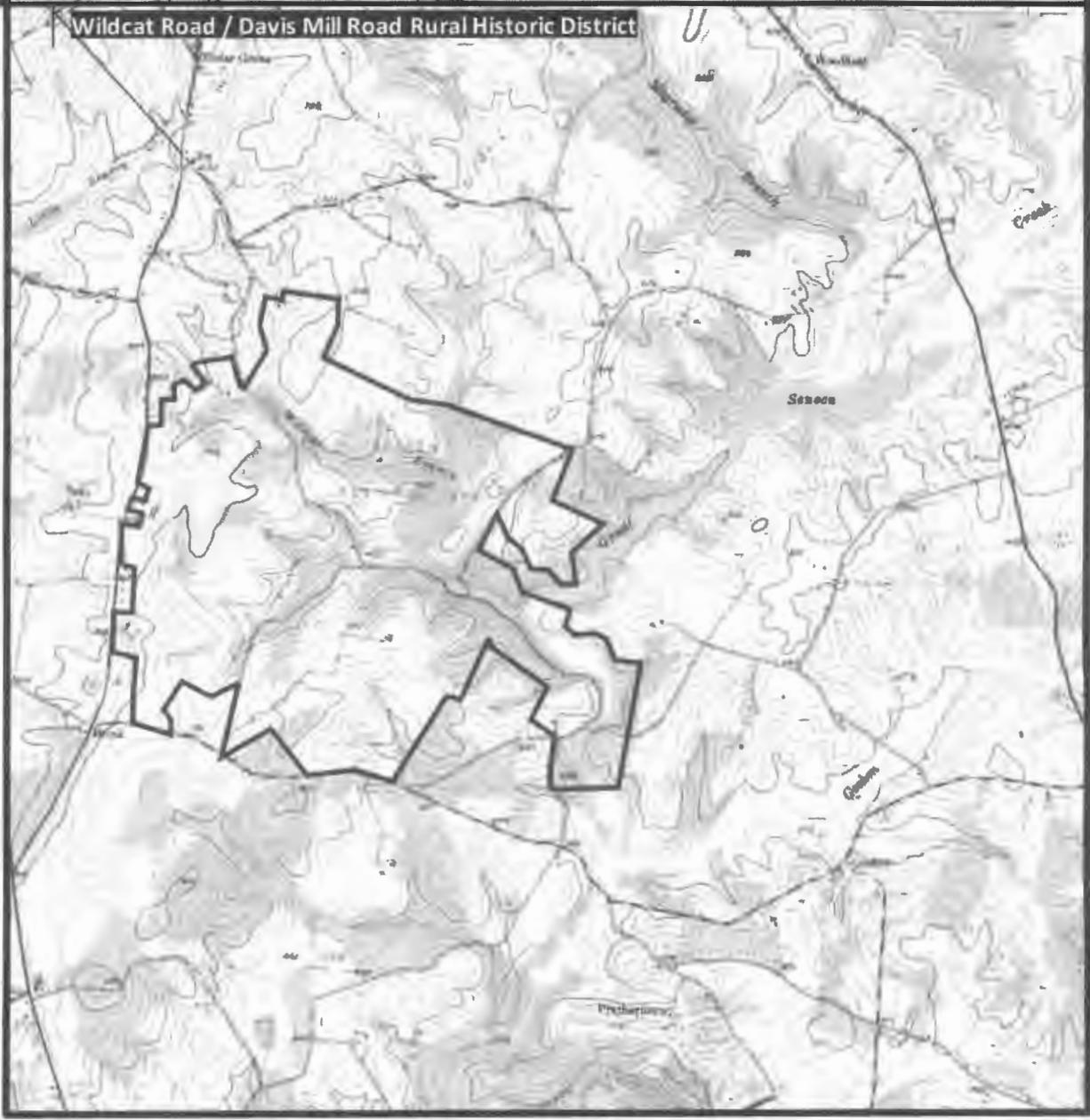
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Date

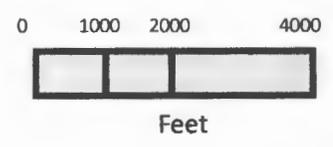
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Wildcat Road / Davis Mill Road Rural Historic District
M: 14-68
Location Map
Germantown, MD 20876

Date: 4/26/13



Gaithersburg, Maryland
7.5-Minute Series Quadrangle



Wildcat Road/Davis Mill Road Rural Historic District

Date: 5/10/13

M: 14-68

Site Plan and Photo Key

Germantown, MD 20876



Legend

✦ ——— Wildcat Road/Davis Mill Road Rural Historic District

➡ Photo Location/Number

0 500 1000 2000

Feet

N

*All properties in the boundaries of this district are considered contributing to the district.

Wildcat Road/Davis Mill Road Rural Historic District**M: 14-68****Photo Log**

Germantown, MD 20876

Date: 4/9/13; 4/29/13

Photographer: Suzanne Stasiulatis

Camera: Nikon D80

Photo Number	Inventory Photograph Number	Direction Facing	Photo Location	Subject
1/8	M; 2013-04-29_01.tif	N	Wildcat Road	The Wildcat Road and surrounding vegetation
2/8	M; 2013-04-09_02.tif	NW	Wildcat Road	Orchard along Wildcat Road
3/8	M; 2013-04-29_03.tif	E	Wildcat Road bridge	The Wildcat Branch of Great Seneca Creek
4/8	M; 2013-04-09_04.tif	NW	Lawn	Benson-Sibley Farmhouse
5/8	M; 2013-04-09_05.tif	NE	Wildcat Road	Woodfield Farmhouse and surrounding agricultural lands.
6/8	M; 2013-04-09_06.tif	W	Davis Mill Road	Butler's Orchard Log House
7/8	M; 2013-04-09_07.tif	NW	Parking Lot	Butler's Orchard Building
8/8	M; 2013-04-09_08.tif	SW	Davis Mill Road	22400 Davis Mill Road, Germantown, MD 20876

*Photographs are printed on Hewlett Packard Premium Plus Photo Paper (glossy) with HP Vivera inks.



M:14-68

Wildcat Road / Davis Mill Road Historic District

Montgomery County, MD

Suzanne Stasiulatis

4/29/13

MD SHPO

Facing north turn Wildcat Road, viewing

Wildcat Road and surrounding vegetation.

1/8



M:14-68.

Wildcat Road / Davis Mill Road Historic District

Montgomery County, MD

Suzanne Stasivich

4/9/13

MD SHPO

Facing northwest, viewing orchards along Wildcat
Road.

2/8



M:14-68

Wildcat Road / Davis Mill Road Historic District
Montgomery County, MD

Suzanne Stasiulatis

4/29/13

MDSHPO

Facing east from the Wildcat Road bridge, viewing
the Wildcat Branch of Great Seneca Creek.

318



M: 14-68

Wildcat Road / Davis Mill Road Historic District
Montgomery County, MD

Suzanne Stasiulats

4/9/13

MD SHPO

Facing northwest from the lawn, viewing the
Benson-Sibley Farmhouse.

4/8



M:14-68

Wheat Road/Doves Mill Road Historic District

Montgomery County, MD

Suzanne Stasiulatis

4/9/13

MD SHPO

Facing northeast from Wheat Road, Viewing Woodfield Farm, and surrounding agricultural lands

5/8



M:14-68

Wildcat Road/Davis Mill Road Historic District

Montgomery County, MD

Suzanne Stasulats

4/9/13

MD SHPO

Facing west from Davis Mill Road, viewing
the Butler's Orchard Log House

6/8



BUTLER'S ORCHARD

M:14-68

Wildrat Road/Davis Mill Road Historic District

Montgomery County, MD

Suzanne Stasulats

4/9/13

MD SHPO

Facing north west, viewing Butler's Orchard

Burden

7/8



M: 14-68

Wildcat Road / Dav's Mill Road Historic District
Montgomery County, MD

Suzanne Staschals

4/9/13

MD STRD

Facing southwest, viewing 22400 Dav's Mill
Road, Germantown, MD 20876

8/8