

TWO HOUSES ORIGINALLY SURVEYED ON ONE FORM

Site: M:26/10/92

Site: M:26/10/93

Brunett House (118) and Talbott House (122)

Built: 1927

118 and 122 South Van Buren Street

Private

In the 1920s, the ten-acre area known locally as Prettyman Woods was divided into building sites along Van Buren Street Extended. Over the next 30 years many fine residences of varied architectural styles were built along this quiet, shady street, and it became a favorite address of long-time Rockville families. The Brunett House and the Laura Talbott House, both built in 1927, are representative of vernacular Colonial style architecture of the period.

# Maryland Historical Trust State Historic Sites Inventory Form

M:26-10-92  
Survey No. M:/10/92  
Magi No. 1657085804  
DOE  yes  no

NR eligible  yes  no  
contrib. element in H.D.

## 1. Name (indicate preferred name)

historic M:26/10/92 M:26/10/93  
Brunett House (118) and Laura Talbott House (122)

and/or common

## 2. Location

street & number 118, 122 South Van Buren Street  not for publication

city, town Rockville  vicinity of congressional district 8

state Maryland county Montgomery (RV Planning Area 4)

## 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 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 type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
	<input checked="" type="checkbox"/> not applicable	<input checked="" type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input checked="" type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

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

name 118-Mr. and Mrs. Michael Schiavone  
122-Laura (William Randolph) Talbott

street & number 118 and 122 South Van Buren Street telephone no.:

city, town Rockville state and zip code Maryland 20850

## 5. Location of Legal Description

courthouse, registry of deeds, etc. Montgomery Co. Land Records liber (118)3134/645

street & number Montgomery Co. Courthouse folio (122)4783/701

city, town Rockville state Maryland

## 6. Representation in Existing Historical Surveys

title None

date  federal  state  county  local

pository for survey records

city, town state

# 7. Description

Survey No. M:26/10/92

## Condition

excellent  
 good  
 fair

deteriorated  
 ruins  
 unexposed

## Check one

unaltered  
 altered

## Check one

original site  
 moved      date of move \_\_\_\_\_

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

The subject houses face west on South Van Buren Street, both on spacious interior lots. The houses are on the crest of a hill and are accessed by four concrete steps from South Van Buren Street. Formerly woods, the streetscape and lots are notable for their massive ancient oak trees, some large enough to be over 200 years old. The street is predominantly Colonial houses of the late twenties to 1940s, evenly set back on large lots with mature trees. The subject houses were the first to be built, possibly setting the style for this street. Both of the houses are based on Georgian /Federal period architecture. Both are frame, 2-1/2 story houses with shuttered 6/1 windows with Georgian or fanlighted entryway and exterior end chimneys. House #118 is almost unaltered; it has a recently-constructed two-bay frame garage attached by a passage to the north side of the house. Its neighbor at #122 has had numerous additions and modifications through the years.

### 118 South Van Buren

An adaptation of early New England Colonial houses, this rectangular three-bay by four-bay frame house has a composition-shingled side-gabled roof with brick exterior chimney on the south facade. It is sheathed with wide wood siding and rests upon a brick foundation. The house has a bracketed second-story overhang in the front and back and a one-story porch on the south side. Other details include a columned arched portico, fan- and side-lighted wood panel door, shutters pierced with a trefoil design, and a strip of four three-light casement windows surmounted by a large fanlight forming a modified Palladian window in each attic gable.

The three-bay west (front) facade has one window each bay, second story, and one window in the two south bays, first story. A columned and arched portico sheltering a fanlighted wood panel door with three side lights over a wood half-panel is in the north bay.

The four-bay south facade has a modified Palladian window in the attic gable. On the second story, there is one window in the west bay, second story, followed by the chimney, a six-light wood panel door in each of the two center bays, and a window in the east bay. The first story has one window in each of the east and west bays and a 15-light wood exterior door in each of the two center bays. The doors lead to a one-story open side porch which has a low hipped-roof supported by three Doric Columns clustered at the corners with one between the corners and square pilasters at the house juncture. The concrete-decked porch is accessed by three concrete stairs at east and west ends.

continued on attachment 7, page 1 (7.1)

Description (continued) : 118 & 122 South Van Buren

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The three-bay east facade has a two-story rear porch in the north bay. One window is in each of the two south bays, second story, and an exterior door in the north bay opens out into the one-bay shedroofed porch with plain stick-and-rail balustrade, now screened. The first story has one window in the south bay, a small square four-light window in the center bay, and the enclosed rear porch in the north bay. The porch has a 4-light exterior door on the south side and a modern projecting bay window formed from a large central 25-light center flanked by 10-light windows.

The three-bay north facade has a modified Palladian attic window, and one window in each of the east and west bays, second story. A Palladian window formed from two side-mounted three-light casement windows surmounted by a fanlight is centered on the facade. A pair of four-light windows is in the west bay, first story. A side-gabled enclosed breezeway passage connects the center bays of the house to the garage. The passage has double fifteen-light French doors on the east and west sides.

The front-gabled two-bay frame garage has a solid wood-panel door flanked by electric carriage light fixtures. A single fanlight is centered above the door in the gable and a 6/6 window is centered in the west (rear) gable. The garage is accessed by a crushed rock driveway from South Van Buren Street.

#### 122 South Van Buren

This large Colonial reproduction four-bay by three-bay rectangular main block with full-dormered two-story rear addition and one-story two-bay north addition has a full-width screened front porch. The jerkinhead side-gabled roof is covered with composition shingles, while the exterior of the house is clad in aluminum siding. It rests upon a brick foundation with a brick exterior chimney on the south end.

The four-bay west (front) facade has one 6/1 window in each of the north and south bays on the second story with a smaller 6/1 window in each of the two center bays. Each center window has one outside shutter. The three-bay first story has one longer window in the north and south bay and an entryway with wood panel door surmounted by an overlight of one rectangular light flanked by square lights, and rectangular side lights over a wood half-panel. The full width front porch has square posts with bracketed square screening frames producing a "timbered" effect, a concrete deck, central screen door and louvered panels on the north and south ends to allow air yet preserve privacy.

Description (continued) : 118 & 122 South Van Buren

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The two-bay south main block has two small 6/1 windows flanking the chimney in the attic gable, and one shuttered window in each east and west bay first and second story.

The east (rear) facade consists of a dormered two-story wing addition. The two-bay south side of the wing has a nearly full-width shed-roofed dormer with three evenly-spaced small 6/1 windows. The second story has one window in each bay. The first story has a pair of narrow windows in each bay. A cellar stairwell is at the foundation, covered by panels hinged to the house.

The three-bay east side of the addition has two windows in the gable peak, a 6/1 window in each of the two south bays, second story, and a strip of three narrow windows on the first floor. A front-gabled two-story projecting bay has siding in the gable, three evenly spaced smaller windows on the second story and the first story glazed with 6 window panels. The three-bay north side of the wing has three smaller 6/1 windows in the shed-roofed dormer, and a window in each of the two east bays, second story. The west bay, second story, has one smaller 6/1 window. The addition's first story is occupied by a one-story shed-roofed north addition which also covers the east bay of the mainblock.

The one-story three-bay by three-bay addition has two windows on the east (rear), three evenly-spaced windows on the north side, and two windows in the north two bays and an exterior door in the south bay of the west side.

The three-bay north facade of the main block has two evenly-spaced windows in the gable, one window in each bay on the second story, and a window in each of the two west bays, first story.

A carport with enclosed rear utility storage is southeast of the house, accessed by a driveway from South Van Buren Street.

# 8. Significance

Survey No. M:26/10/92

Period	Areas of Significance—Check and justify below		
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input checked="" type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government
		<input type="checkbox"/> invention	<input type="checkbox"/> religion
			<input type="checkbox"/> science
			<input type="checkbox"/> sculpture
			<input type="checkbox"/> social/humanitarian
			<input type="checkbox"/> theater
			<input type="checkbox"/> transportation
			<input checked="" type="checkbox"/> other (specify) local history

**Specific dates** 1927 **Builder/Architect** (A-122) W.R. Talbott  
(B-122) Sauder Co.

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

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

### Significance

In the 1920s, the ten-acre area known locally as Prettyman Woods was divided into building sites along Van Buren Street Extended. Over the next 30 years many fine residences of varied architectural style were built along this quiet, shady street, and it became a favorite address of long-time Rockville families. The Brunett House and the Laura Talbott House, both built in 1927, are representative of vernacular Colonial style architecture.

### ROCKVILLE HISTORIC RESOURCES MANAGEMENT PLAN DATA:

1. Historic context theme(s): Architecture, Landscape Architecture, Community Planning
2. Geographic Organization: Piedmont, Montgomery County, City of Rockville
3. Chronological Period(s): County Seat to Satellite City; 1931-present
4. Resource type: single family residence

### History and Support

The Prettyman Woods, which lay south and west of the historic Johnston-Prettyman House (MHT M:26/10/3), remained undisturbed until the mid-1920s. The stable lane for the house ran past the stone dairy building, horse trough, and other outbuildings. The stable lane was extended through the ten acres of oak and chestnut woods to become Van Buren Street Extended. 1/

The first building lot was deeded to Lydia Forrest Almoney in 1922, at the time of her marriage to J. Paul Brunett. 2/ Lydia was the daughter of Albert Almoney, the Chief Clerk of the Maryland House of Delegates, and Marian Prettyman Almoney. 3./ She grew up next door to her Prettyman aunts and uncles. J. Paul Brunett's father was Clerk of the Circuit Court for Montgomery County. The 1922 deed for the

Continued on Attachment 8 page 1 (8.1)

Statement of Significance/History:continued  
118 & 122 South Van Buren

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building lot specified that only a residence costing \$4,000 or more could be erected.

J. Paul Brunett was elected a Councilman of Rockville in 1926, and the house at #118 South Van Buren was completed the following year. The Brunett house illustrates a combination of Colonial styling that borrows both from the Georgian/Tidewater architectural motifs, also reaching back to the 17th century New England "Garrison House" design for its second floor overhang (here carried on plain brackets). The wide clapboard, symmetrical facade, and entry focus with fanlit door are typical of Colonial Revival houses of this period. The house remains in near-original condition, including the original paneled and louvered shutters with trefoil cut-outs.

In 1939 the lot was enlarged by 37 feet on the north side; another 2,200 square feet was added in 1963 just before its sale to the present owners, Mr. and Mrs. Michael Schiavone.

The Prettyman heirs sold the site of 122 S. Van Buren to William Randolph Talbott in 1924. 4/ Mr. Talbott had architectural training and was employed by the Veterans Bureau to plan and design hospitals. He designed this two story frame dwelling for his family and, like the Brunett house next door, it was completed in 1927. 5/

Mrs. Talbott, nee Laura Higgins, was one of eight children of John and Laura Higgins of the Falls Road "Higginsville" locale. The Higginses had been prominent in Rockville affairs for two generations and had intermarried with other long-time families. 6/

The Talbott house was gradually enlarged to its present size. 7/ In 1930 the large rear addition with shed dormer was added to house the Talbott grandparents. Two orphaned cousins also resided with the Talbotts. When William Randolph Talbott was no longer able to climb stairs, the two-room north side addition was constructed. Later the full-width front porch was screened around unusual splayed wooden supports.

After Mr. Talbott's death in 1963, Mrs. Talbott shared the large house with several boarders who enjoyed the heirloom-filled rooms. Mrs. Talbott's long association with the Rockville Presbyterian Church was recognized when a room in the church's 1968 addition was named in her honor. Mrs. Talbott expressed her sorrow at the loss of "Old Rockville" in several newspaper interviews, but lived to see Van Buren Street populated with fine houses belonging to such old Rockville names as the Bouics, Pumphreys, and Peters. 8/ She died at age 97 in 1985. The house is now occupied by her only son, William Randolph Talbott.

Statement of Significance/History: continued  
118 & 122 South Van Buren

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Footnotes:

1. The Prettyman Woods is discussed in several local memoirs, in particular Albert Bouic and William Forrest Prettyman.
2. Montgomery County Land Records 328/189 (1922).
3. Almoney-Brunett family material from biographical files and newspaper articles at Montgomery County Historical Society.
4. Land Records, 328/337 (1924) and Tax Records 1927.
5. "The Federal Architect" magazine, April-July issue, 1945, p. 63 and interview with W.R. Talbott, Oct. 1986.
6. The Higgins family houses are documented in several MHT forms. For John J. Higgins' house see Site M:26/10/66. The house at 200 W. Jefferson was built by Sophia Higgins, Laura's paternal grandmother, in 1891. (Site M:26/10/38).
7. Information supplied by W.R. Talbott and Mrs. David Betts (Oct. 1986).
8. Montgomery County Sentinel 1968, October 4, 1979 and another undated clipping.

# 9. Major Bibliographical References

Survey No M:26/10/92

Montgomery County Land, Tax and Plat records. Memoirs of Albert Bouic and William Forrest Prettyman. Interviews with owners, Mrs. David Betts, and Mrs. Gelin. Family histories, genealogies, and newspaper abstracts from Montgomery County Historical Society biographical files.

# 10. Geographical Data

Acreeage of nominated property ~~118~~ at ~~15,000~~ sq.ft.; 122 at 18,615 sq. ft.

Quadrangle name \_\_\_\_\_ Quadrangle scale \_\_\_\_\_

UTM References do NOT complete UTM references

A	<input type="text"/>	<input type="text"/>	<input type="text"/>	B	<input type="text"/>	<input type="text"/>	<input type="text"/>
	Zone	Easting	Northing		Zone	Easting	Northing
C	<input type="text"/>	<input type="text"/>	<input type="text"/>	D	<input type="text"/>	<input type="text"/>	<input type="text"/>
E	<input type="text"/>	<input type="text"/>	<input type="text"/>	F	<input type="text"/>	<input type="text"/>	<input type="text"/>
G	<input type="text"/>	<input type="text"/>	<input type="text"/>	H	<input type="text"/>	<input type="text"/>	<input type="text"/>

## Verbal boundary description and justification

Fronting the east side of South Van Buren Street extended.

## 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	Anne Cissel	J. Christensen Arch.	description
organization	Peerless Rockville	date	December, 1986
street & number	P.O. Box 4262	telephone	762-0096
city or town	Rockville	state	Maryland 20850

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  
Shaw House  
21 State Circle  
Annapolis, Maryland 21401  
(301) 269-2438

1982

M:26/10/92

4

Brunett and Talbott  
Houses

118 & 122 S. Van Buren

M:26/10/93

City of Rockville  
scale: 1" = 600'





RICHARD H. ANDREWS  
424-8282  
1608 FARRAGUT AVE.  
ROCKVILLE, MD 20851

11863114

M:26/10/92

Brunett House

118 S. Van Buren Street

Rockville, Md. 20850

Richard Andrews

date: 10/26/92 elevation: 11

W elevation



RICHARD H. ANDREWS  
424-8282  
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ROCKVILLE, MD 20851

M:26/10/92  
Brunett House  
118 S. Van Buren Street  
Rockville, Md. 20850  
Richard Andrews  
date:6/1987 elevation:SW

SW elevation

11P63115