

## ACHS SUMMARY FORM

M:31-7-13  
(date entered 5-4-80)

1. Name: Cohen House

2. Planning Area/Site Number: 31/7/13 3. M-NCPPC Atlas Reference: Map 21  
Capitol View H.D. H-4

4. Address: 9819 Capitol View Avenue, Silver Spring

## 5. Classification Summary

Category building  
 Ownership private  
 Public Acquisition NA  
 Status occupied  
 Accessible no  
 Present use private residence

Previous Survey Recording M-NCPPC  
 Title and Date: Inventory of Historical Sites - 1976

Federal      State X County X Local     

6. Date: 1907

7. Original Owner:

## 8. Apparent Condition

a. good b. altered c. original site

9. Description: This 5 bay by 5 bay, 1½ story house is set into a hillside facing south. Built on fieldstone foundations, the house has white clapboarding and a gable roof, covered by brown asbestos shingles.

The original well is located near the back door, and is now covered with an iron disc. Outbuildings include a 2-car frame garage and a former chicken coop.

The interior has a central hall. Original stairway newel posts are decorated with beading and a floral motif at the Capitol.

From 1957-1961 the house was rented and occupied by a nursery school.

An outdoor stairway, and other changes were made to meet fire code standards.

10. Significance: This house represents the second wave of construction in Capitol View Park, and demonstrates the convenience of its proximity to the Capitol.

It was built by Eleanor and William Lannan in 1907, and was sold to Frank and Nellie Hewitt in 1929, then to Oliver and Esther Peterson in 1944. Ms. Peterson was the Giant Company's consumer expert who joined the Federal Government as the first Special Assistant to the President for Consumer Affairs under President Johnson and re-appointed by President Carter in 1977 as Director of the U.S. Office of Consumer Affairs -- as well as the Special Assistant post.

The Petersons established a cooperative nursery school in their house for their own 4 children as well as others in the neighborhood.

The present owners bought the property in 1948. Wilbur J. Cohen is a University of Michigan professor and a government bureaucrat, having served under 6 presidents from Roosevelt to Carter. He was Secretary of HEW under President Johnson.

The son of the owner, Bruce Cohen, now occupies the house.

11. Researcher and date researched: Eloise Cohen - 5/79

12. Compiler: Peg Coleman

13. Date Compiled: 6/79

15. Acreage: 2½ acres

Candy Reed  
 Architectural  
 Description  
 14. Designation  
 Approval

MARYLAND HISTORICAL TRUST

M: 31/7/13  
 Capitol View H.D.  
 MAGI:

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

**1 NAME**

HISTORIC

AND/OR COMMON

Cohen House

**2 LOCATION**

STREET & NUMBER

9819 Capitol View Avenue

CITY, TOWN

Silver Spring

\_\_\_ VICINITY OF

CONGRESSIONAL DISTRICT

8

STATE

Maryland

COUNTY

Montgomery

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

**4 OWNER OF PROPERTY**

NAME Wilbur J. Cohen and Eloise B. Cohen

Telephone #: 313/663-6931

STREET & NUMBER

620 Oxford Road

CITY, TOWN

Ann Arbor

\_\_\_ VICINITY OF

STATE, zip code  
 Michigan 48104

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE, REGISTRY OF DEEDS, ETC. Montgomery County Courthouse

Liber #: 1467  
 Folio #: 565

STREET & NUMBER

CITY, TOWN

Rockville

STATE  
 Maryland 20850

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE M-NCPPC Inventory of Historical Sites

DATE

1976

\_\_\_ FEDERAL  STATE  COUNTY \_\_\_ LOCAL

DEPOSITORY FOR SURVEY RECORDS

Park Historian's Office

CITY, TOWN

Rockville

STATE  
 Maryland 20850

**7 DESCRIPTION**

CONDITION		CHECK ONE	CHECK ONE
<input type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input checked="" type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED      DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

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

This five bay by five bay, one and a half story rectangular house is set into a hillside facing south.

Built on fieldstone foundations, the house has white clapboarding and butt shingles at the south gable peak. The south porch has a flat roof with a decorative balustrade supported by four round wooden Doric columns and enclosed by a balustraded railing. The front (south) door, of glass and wood paneling is surmounted by a single-light transom. There is a screened porch on the north elevation with a shed roof and tongue and groove siding. The north door is glass and wooden paneled and is surmounted by a single light transom. An open string run of nineteen wooden steps leads to the second level on the north elevation. Double glass paneled doors open onto the porch.

There are two-over-two double-hung windows. On the north elevation there is a fixed single light window next to a double two-over-two double-hung window on the east and west elevations.

The house has a gable roof, covered by brown asbestos shingles, with a boxed and returned cornice line. According to Kenneth Schooley, who lived in an adjoining house, the roof was raised in the 1920s. There is an exterior stove chimney on the east elevation.

Outbuildings include a two-car frame garage and a chicken house (now used for storing firewood).

Inside the house the door and transom are framed with bullseye style framing, the length of the frame being 8½'. The hall ceiling begins two feet above that.

To the right of the central hallway is the stairway. The newel post is decorated with beading and a floral motif around the capital. The posts of the balustrade on the left side of the stairs, as well as the newel post, are the originals from when the house was built, as are the paneled doors, wooden doorknobs, and bullseye framing around the 14 doors and doorways, and the 13 windows on the first floor.

The long narrow living room with a corner fireplace is entered from the right side of the hall through a 48' wide doorway, or at the other end through a door surmounted by a transom window.

Behind the living room is the kitchen with free-standing cabinets and an old-fashioned sink. The original well, with a heavy iron disc covering it, is located near the back door. Nowadays, however, water is piped in.

To the left of the hall are a study, bedroom, and dining room with fireplace. At the end of the hall is a full bath. The decorative hot water radiators in the hall, study, bedroom and dining room are probably the originals.

The floors are of light Georgia pine.

On the second floor, at the top of the stairs, is a foyer off which opens two bedrooms, a bathroom, and a large play area. A third bedroom at the front opens off the playroom; the roof of the front porch, surmounted by an old-fashioned railing, served as a 'patio' for the bedroom. The small bedroom at the back opens onto a platform that leads to an outside stairway. The master bedroom has two paneled doors and five windows, some of which have original glass.

CONTINUE ON SEPARATE SHEET IF NECESSARY

(Continued on Attachment  
Sheet A)

Attachment Sheet A

Cohen House

M: 31/7/13  
Capitol View H.D.  
MAGI:

When Yvonne Thompson rented the house from 1957-1961 for the Robin Dale Nursery School, she had an outdoor stairway built at the back of the house leading to the second floor and closed the second floor off from the first by putting a door at the top of the front stairs and a wall around the stairwell. This was done to meet fire code requirements. The existence of the outdoor stairway made it possible for the Cohens to remove the inside back stairway in 1961; the extra space resulting increased the size of the kitchen sufficiently to accommodate a breakfast table and it widened the small bedroom upstairs. The living room mantel with its small columns proved too fragile for nursery school children and was replaced by the Cohens with a glass front, framed in brass, as was the mantel in the dining room.

**8 SIGNIFICANCE**

M:31-7-13

PERIOD		AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION		
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE		
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE		
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN		
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER		
<input type="checkbox"/> 1800-1899	<input type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION		
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input checked="" type="checkbox"/> OTHER (SPECIFY)	Local History	
		<input type="checkbox"/> INVENTION				

SPECIFIC DATES 1907

BUILDER/ARCHITECT

## STATEMENT OF SIGNIFICANCE

This two-story frame house is representative of the second wave of construction which occurred in Capitol View Park just after the turn of the 20th century.

The house was constructed by Eleanor and William Lannan in 1907.<sup>1</sup> The Lennans lived there for 22 years, then sold the property to Frank and Nellie Hewitt.<sup>2</sup> The Hewitts sold to Nellie and Percy Mays two years later, who rented it out and in turn sold to Oliver and Esther Peterson.<sup>3</sup>

Mrs. Peterson was connected with the Federal Government over a long period of time as an expert in consumer affairs and as Assistant Secretary of Labor. During their four years of ownership, a cooperative nursery school was established in the house for the benefit of the four Petersons and other neighborhood children. When Oliver Peterson was named by President Truman as Labor Attache to Sweden in 1948 the house was sold to the present owners, Wilbur J. and Eloise B. Cohen.

Cohen, who came to D.C. in 1934 from Wisconsin as a research assistant to Prof. Witte, Chairman of President Roosevelt's Committee on Economic Security, helped to provide the information on which the Social Security Act was based. He played a large part in getting the Medicare and Medicaid bills through Congress. During the past 45 years he served under six Presidents - Roosevelt, Truman, Eisenhower, Kennedy, Johnson, and Carter. He was appointed Secretary of Health, Education and Welfare by President Johnson in 1968, having previously served as Assistant Secretary and Undersecretary of that Department during President Kennedy's term in office. During the years when he was not connected with the government, he was a professor at the University of Michigan in the School of Social Work (1951-61) and Dean of the School of Education there (1969-78).

The Cohen house was rented from 1956 to 1970, and is now occupied and being worked on by Bruce Cohen, son of the owners.

FOOTNOTES:

1. Montgomery County Assessment Records, 1907.
2. Land Records of Montgomery County, Maryland, 492/461 (1929).
3. Ibid, 938/254 (1944).

CONTINUE ON SEPARATE SHEET IF NECESSARY

**9 MAJOR BIBLIOGRAPHICAL REFERENCES**

Montgomery County Tax Assessment Records.  
Land Records of Montgomery County, Md.  
Recollections of the owner.

CONTINUE ON SEPARATE SHEET IF NECESSARY

**10 GEOGRAPHICAL DATA**

ACREAGE OF NOMINATED PROPERTY 2 1/2 acres

VERBAL BOUNDARY DESCRIPTION

Block 35, lots 5-8, pt. 9, 17-22.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	COUNTY
STATE	COUNTY

**11 FORM PREPARED BY**

NAME / TITLE	Eloise Cohen	Candy Reed	Architectural Description
ORGANIZATION	Sugarloaf Regional Trails	DATE	May 11, 1979
STREET & NUMBER	Box 87	TELEPHONE	926-4510
CITY OR TOWN	Dickerson	STATE	Maryland 20753

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature, to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 Supplement.

The Survey and Inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

RETURN TO:

~~Maryland Historical Trust  
 The Shaw Center, 11 State Circle  
 Annapolis, Maryland 21401  
 (301) 267-1438~~

SUGARLOAF REGIONAL TRAILS  
 Box 87, Stronghold  
 Dickerson, Md. 20753  
 (301) 926-4510

M:31-7-13

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Maryland Department of Assessments and Taxation  
**MONTGOMERY COUNTY**  
 Real Property Data Search

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**Account Identifier:** District - 13 Account Number - 00995161

**Owner Information**

**Owner Name:** ELOISE COHEN ET AL FAM PTSHP      **Use:** RESIDENTIAL  
**Principal Residence:** NO  
**Mailing Address:** 11120 TROY RD      **Deed Reference:** 1) /13716/ 529  
 ROCKVILLE MD 20852-2436      2)

**Location & Structure Information**

**Premises Address**      **Zoning**      **Legal Description**  
 9819 CAPITOL VIEW AVE      R60      CAPITOL VIEW PARK  
 SILVER SPRING 20910

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Group	Plat No:	
HP53				5		35	21	80	Plat Ref:	
Special Tax Areas			Town Ad Valorem Tax Class							
Primary Structure Built			38							
1908			Enclosed Area	Property Land Area		County Use				
			2,295 SF	9,550.00 SF		111				
Stories	Basement		Type			Exterior				
1 1/2	YES		STANDARD UNIT			FRAME				

**Value Information**

	Base Value	Phase-in Assessments		
		Value As Of	As Of	As Of
Land:	63,270	01/01/2001	07/01/2002	07/01/2003
Improvements:	107,980	143,240		
Total:	171,250	206,510	194,756	206,510
Preferential Land:	0	0	0	0

**Transfer Information**

**Seller:** ELOISE B COHEN      **Date:** 10/27/1995      **Price:** \$0  
**Type:** NOT ARMS-LENGTH      **Deed1:** /13716/ 529      **Deed2:**  
**Seller:** AUSTIN TRUST CO TR      **Date:** 10/26/1995      **Price:** \$0  
**Type:** NOT ARMS-LENGTH      **Deed1:** / 1437/ 565      **Deed2:**  
**Seller:**      **Date:** 10/02/1950      **Price:** \$0  
**Type:** NOT ARMS-LENGTH      **Deed1:** /13716/ 523      **Deed2:**

**Exemption Information**

Partial Exempt Assessments	Class	07/01/2002	07/01/2003
County	000	0	0
State	000	0	0
Municipal	000	0	0

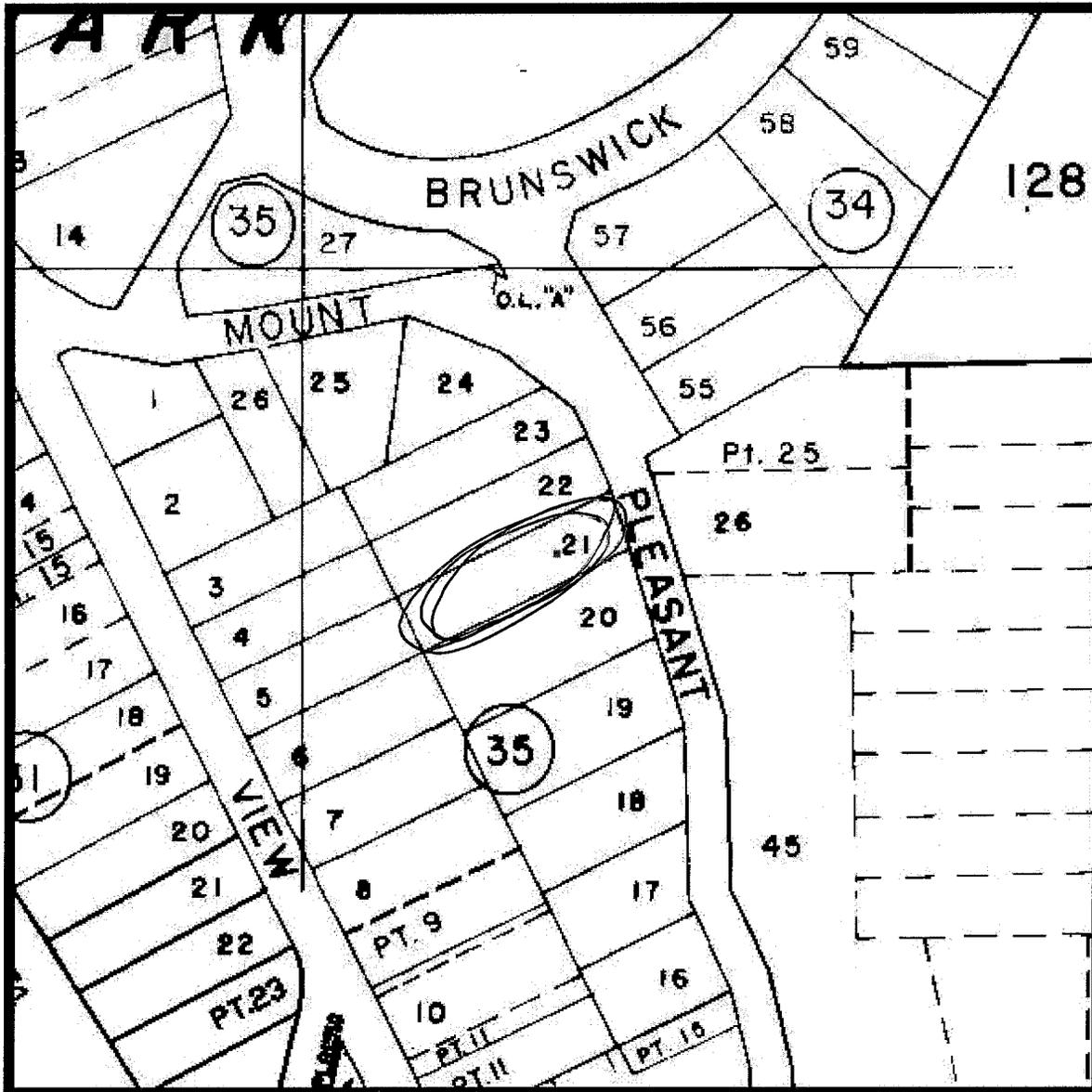
**Tax Exempt:** NO  
**Exempt Class:**

**Special Tax Recapture:**

\* NONE \*

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	<b>MONTGOMERY COUNTY</b>	<a href="#">View Map</a>
	<b>Real Property Data Search</b>	<a href="#">New Search</a>

District - 13 Account Number - 00995161



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web site at [www.mdp.state.md.us](http://www.mdp.state.md.us)

M: 31-7-13  
Cohen House  
9819 Capitol View Avenue (MD 192)  
Kensington Quadrangle

