

## ACHS SUMMARY FORM

M-31-7-17  
(date entered 5-4-80)

1. Name: Cooley House

2. Planning Area/Site Number: 31/7/17 3. M-NCPPC Atlas Reference: Map 21  
Capitol View H.D. F-8

4. Address: 10233 Capitol View Avenue, Silver Spring

## 5. Classification Summary

Category	<u>building</u>	Previous Survey Recording	<u>M-NCPPC</u>
Ownership	<u>private</u>	Title and Date:	<u>1976 Inventory of</u>
Public Acquisition	<u>N/A</u>		<u>Historical Sites</u>
Status	<u>occupied</u>	Federal	<u>State</u> <input checked="" type="checkbox"/> <u>County</u> <input checked="" type="checkbox"/> <u>Local</u>
Accessible	<u>no</u>		
Present use	<u>private residence</u>		

6. Date: 1912

7. Original Owner: Charles Cooley

## 8. Apparent Condition

a. good b. altered c. original site

9. Description: This charming one-and-a-half story square frame dwelling faces south, sitting back from Capitol View Avenue on its 2/3 acre lot. Its gabled roof contains two inside chimneys and a gabled dormer on the two bay west facade. The three bay front facade, with central entrance door, has a one story pedimented porch which gives the house a feeling of grandeur. The junction of the east and north sides have a small rectangular addition which is currently being expanded to two stories.

The interior, with its center hall plan, seems spacious although it has only two rooms on each side of the hall. The through hall is very wide and is actually a large airy room itself.

10. Significance: This unusual one story house, the home of Montgomery County's first chief of police, was constructed in 1912 in Capitol View Park, a community between Kensington and Forest Glen along the B&O Railroad which was subdivided by Mary Harr in 1887. The house was built next door to the Harrs' home after they lost their home and remaining 29 acres in 1910.

The lot on which this house stands was sold to Charles Cooley by J.D. Williams and Preston Ray immediately after the trustee sale. The Montgomery County Tax Assessment Records indicate that the improvement on Cooley's property was added in 1912 and assessed at \$1,000.

Charles Cooley was the first Montgomery County Chief of Police, and former residents have memories of his appearing at the many auto accidents which occurred on the sharp curve in Capitol View Avenue as it goes to Kensington, nearly in front of his home. The property belonged to Charles and May Cooley, and to May alone after his death in 1935, until 1958 when it was sold to the present owners, who have rented the house out.

11. Researcher and date researched: Roberta W. Hahn-7/79

12. Compiler: Eileen McGuckian 13. Date Compiled: 10/79

14. Designation  
Approval         

15. Acreage: 28,901 sq. ft.

MARYLAND HISTORICAL TRUST

M: 31/7/17  
 Capitol View Park  
 H.D.

MAGI#

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

**1 NAME**

HISTORIC

AND/OR COMMON

Cooley House

**2 LOCATION**

STREET & NUMBER

10233 Capitol View Avenue

CITY, TOWN

Silver Spring

VICINITY OF

Capitol View Park

8

CONGRESSIONAL DISTRICT

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

Martin and Margo Baltrotsky

Telephone #: 469-7676

STREET & NUMBER

7501 Democracy Blvd.

CITY, TOWN

Bethesda

VICINITY OF

STATE, zip code  
 Maryland 20014

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE,  
 REGISTRY OF DEEDS, ETC.

Montgomery County Courthouse

Liber #: 3479

Folio #: 345

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 20855

M:31-7-17

**7 DESCRIPTION**

**CONDITION**

- EXCELLENT
- GOOD
- FAIR
- DETERIORATED
- RUINS
- UNEXPOSED

**CHECK ONE**

- UNALTERED
- ALTERED

**CHECK ONE**

- ORIGINAL SITE
- MOVED      DATE \_\_\_\_\_

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

This charming one-and-a-half story square frame dwelling faces south, sitting back from Capitol View Avenue on its 2/3 acre lot. Its gabled roof contains two inside chimneys and a gabled dormer on the two bay west facade. The three bay front facade, with central entrance door, has a one story pedimented porch which gives the house a feeling of grandeur. The junction of the east and north sides have a small rectangular addition which is currently being expanded to two stories.

The interior, with its center hall plan, seems spacious although it has only two rooms on each side of the hall. The through hall is very wide and is actually a large airy room itself.

CONTINUE ON SEPARATE SHEET IF NECESSARY

# 8 SIGNIFICANCE

M:31-7-17

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      1912

BUILDER/ARCHITECT

### STATEMENT OF SIGNIFICANCE

This unusual one story house, the home of Montgomery County's first chief of police, was constructed in 1912 in Capitol View Park, a community between Kensington and Forest Glen along the B&O Railroad which was subdivided by Mary Harr in 1887.<sup>1</sup> The house was built next door to the Harrs' home (see Dwyer home) after they lost their home and remaining 29 acres in 1910.<sup>2</sup>

The lot on which this house stands was sold to Charles Cooley by J.D. Williams and Preston Ray immediately after the trustee sale.<sup>3</sup> Although the deed includes 2.02 acres 'with buildings and improvements' it is unlikely for two reasons that this meant the presence of this house: during testimony in the aforementioned equity suit it was made clear that the Harr house in Block 12 was the only dwelling on the subject property. Also, the Montgomery County Tax Assessment Records indicate that the improvement on Cooley's property was added in 1912 and assessed at \$1,000.<sup>4</sup>

Charles Cooley was the first Montgomery County Chief of Police, and former residents have memories of his appearing at the many auto accidents which occurred on the sharp curve in Capitol View Avenue as it goes to Kensington, nearly in front of his home.<sup>5</sup> The property belonged to Charles and May Cooley, and to May alone after his death in 1935, until 1958 when it was sold to the present owners, Martin and Margo Baltrotsky,<sup>6</sup> who have rented the house out.

### FOOTNOTES:

1. Land Records of Montgomery County, Plat Book A, #9 (May 1887).
2. Montgomery County Circuit Court, Equity Case #2225, JLB 11/206 (8/30/10)
3. Land Records, op. cit., 216/112 (October 1910).
4. Montgomery County Tax Assessment Records, 1911.
5. Interview with Mary Wolfe Miller.
6. Land Records, op. cit., 2576/334 (1958).

CONTINUE ON SEPARATE SHEET IF NECESSARY

**9 MAJOR BIBLIOGRAPHICAL REFERENCES**

Land Records of Montgomery County.  
 Montgomery County Circuit Court, Equity Cases.  
 Montgomery County Assessment Records

CONTINUE ON SEPARATE SHEET IF NECESSARY

**10 GEOGRAPHICAL DATA**

ACREAGE OF NOMINATED PROPERTY 28,901 sq. ft.

**VERBAL BOUNDARY DESCRIPTION**

Block 2, Lot 11, "Capitol View Park"

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

STATE	COUNTY
STATE	COUNTY

**11 FORM PREPARED BY**

NAME / TITLE

Roberta W. Hahn

ORGANIZATION

Sugarloaf Regional Trails

DATE

7/79

STREET &amp; 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 House, 21 State Circle  
 Annapolis, Maryland 21401  
 (301) 267-1438

M: 31-7-17

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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 - 00994587

**Owner Information**

**Owner Name:** ELLIOTT, KEVIN P **Use:** RESIDENTIAL  
**Principal Residence:** YES  
**Mailing Address:** 10233 CAPITOL VIEW **Deed Reference:** 1) / 8263/ 694  
 KENSINGTON MD 20895 2)

**Location & Structure Information**

**Premises Address** 10233 CAPITOL VIEW AVE **Zoning** R60 **Legal Description** CAPITAL VIEW PARK  
 SILVER SPRING 20910

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Group	Plat No:	
HP53				5		2	11	80	Plat Ref:	
Special Tax Areas			Town Ad Valorem Tax Class							
			38							
Primary Structure Built			Enclosed Area	Property Land Area		County Use				
1908			1,035 SF	28,902.00 SF		111				
Stories	Basement		Type			Exterior				
1	YES		STANDARD UNIT			FRAME				

**Value Information**

	Base Value	Phase-in Assessments		
		Value As Of 01/01/2001	Value As Of 07/01/2002	Value As Of 07/01/2003
Land:	72,950	72,950		
Improvements:	68,250	87,750		
<b>Total:</b>	<b>141,200</b>	<b>160,700</b>	<b>154,200</b>	<b>160,700</b>
Preferential Land:	0	0	0	0

**Transfer Information**

**Seller:** **Date:** 05/10/1988 **Price:** \$148,000  
**Type:** IMPROVED ARMS-LENGTH **Deed1:** / 8263/ 694 **Deed2:**  
**Seller:** **Date:** **Price:**  
**Type:** **Deed1:** **Deed2:**  
**Seller:** **Date:** **Price:**  
**Type:** **Deed1:** **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

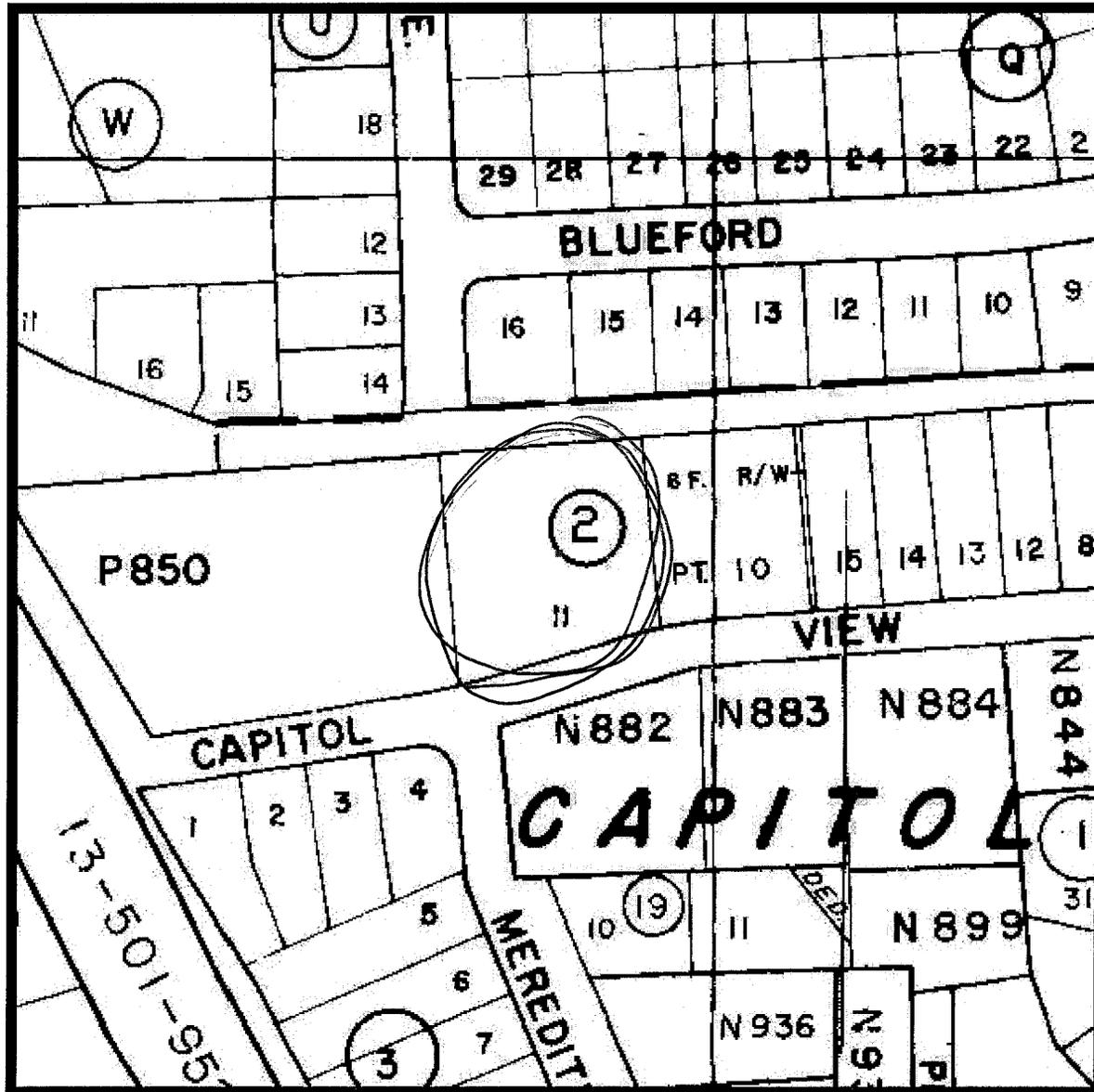
**Tax Exempt:** NO  
**Exempt Class:**

**Special Tax Recapture:**

\* NONE \*

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	<b>MONTGOMERY COUNTY</b>	<a href="#">View Map</a>
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District - 13 Account Number - 00994587



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For more information on electronic mapping applications, visit the Maryland Department of Planning  
web site at [www.mdp.state.md.us](http://www.mdp.state.md.us)

M: 31-7-17  
Cooley House  
10233 Capitol View Avenue (MD 192)  
Kensington Quadrangle

