

PRINCE GEORGE'S COUNTY  
HISTORIC SITE SUMMARY SHEET

Survey #: 68-81 Building Date: 1940

Building Name: 4112 Queensbury Road

Location: Hyattsville, Maryland

Private/Apartments/Occupied/Good/Inaccessible

Description Summary

The building at 4112 Queensbury Road (Block 1, Lot 20, Nichols' Addition to Hyattsville, Resubdivision) is a two-story, three-by-four-bay, apartment building in the Art Moderne style. The building is constructed of red-brown brick and has a square plan and a shed roof. The building's north-sloping shed roof is concealed on three sides by a simple brick parapet. The main facade of the building faces south and has a centered entrance bay. The most prominent feature of the main facade is the entrance bay composed of a single wood-and-glass door with a stepped, projecting cast stone surround. Except for the entry bay, windows throughout the building are attached pairs of 6/6 double-hung replacement sash. The main entry door is undecorated except for three small porthole windows of varying sizes. Above the entry surround, a faceted oval multi-light window is set within a smooth stone surround. Atop this window is a rectangular opening lighted with glass blocks. Crowning the entrance bay, the parapet has a simple, stepped projection detailed in brick with stone coping.

Significance Summary

The two-story, brick apartment house at 4112 Queensbury Road in West Hyattsville is significant as an essentially intact and representative example of a mid-twentieth century, purpose-built, multi-family dwelling in Prince George's County. The building contains four flats, two per floor. Constructed in 1940, the building exhibits the straightforward massing and the simple, geometrically-inspired detailing typical of the Art Moderne style, as popularly applied to apartment buildings throughout the late 1930s and 1940s. 4112 Queensbury Road is one of a group of four similar but not identical apartment houses located near the intersection of Queensbury Road and 42nd Avenue. Tax assessment records indicate that by 1941, the Herman and Yetta Rosin had built the apartment building at 4112 Queensbury Road along with three similar buildings at 4104 and 4114 Queensbury, and one around the corner at 6202 42nd Avenue.

Acreage: 5,000 sq,ft.

PG # 68-81

4112 Queensbury Road  
Hyattsville, Maryland

HISTORIC CONTEXT:

MARYLAND COMPREHENSIVE HISTORIC PRESERVATION PLAN DATA

Geographic Organization: Western Shore

Chronological/Development Periods:

Modern Period - AD 1930-Present

Historic Period Themes:

Architecture, Landscape Architecture, Community Planning

Resource Type:

Category: Building

Historic Environment: Suburban

Historic Functions and Uses: Apartment Building

Design Source: unknown

# Maryland Historical Trust State Historic Sites Inventory Form

MARYLAND DEPARTMENT OF  
HISTORIC PRESERVATION

Survey No. PG #68-81

Magi No.

DOE  yes  no

## 1. Name (indicate preferred name)

historic \_\_\_\_\_

and/or common 4112 Queensbury Road

## 2. Location

street & number 4112 Queensbury Road \_\_\_ not for publication

city, town Hyattsville \_\_\_ vicinity of congressional district 5th

state Maryland county Prince George's

## 3. Classification

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture <span style="margin-left: 100px;"><input type="checkbox"/> museum</span>
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial <span style="margin-left: 100px;"><input type="checkbox"/> park</span>
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational <span style="margin-left: 100px;"><input checked="" type="checkbox"/> private residence</span>
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment <span style="margin-left: 100px;"><input type="checkbox"/> religious</span>
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government <span style="margin-left: 100px;"><input type="checkbox"/> scientific</span>
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial <span style="margin-left: 100px;"><input type="checkbox"/> transportation</span>
	<input checked="" type="checkbox"/> not applicable	<input checked="" type="checkbox"/> no	<input type="checkbox"/> military <span style="margin-left: 100px;"><input type="checkbox"/> other:</span>

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

name Frank C. & Christine C. Goodlake

street & number 12116 Longridge Lane telephone no.:

city, town Bowie state and zip code Maryland 20715

## 5. Location of Legal Description

courthouse, registry of deeds, etc. Prince George's County Courthouse liber 6987

street & number 14735 Main Street folio 185

city, town Upper Marlboro state MD 20772

## 6. Representation in Existing Historical Surveys

title N/A

date  federal  state  county  local

depository for survey records \_\_\_\_\_

city, town \_\_\_\_\_ state

# 7. Description

<b>Condition</b>		<b>Check one</b>	<b>Check one</b>	
<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 of move _____
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed			

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

The building at 4112 Queensbury Road (Block 1, Lot 20, Nichols' Addition to Hyattsville, Resubdivision) is a two-story, three-by-four-bay, apartment building in the Art Moderne style. The building is constructed of red-brown brick and has a square plan and a shed roof. The building's north-sloping shed roof is concealed on three sides by a simple brick parapet. The main facade of the building faces south and has a centered entrance bay. The most prominent feature of the main facade is the entrance bay composed of a single wood-and-glass door with a stepped, projecting cast stone surround. Except for the entry bay, windows throughout the building are attached pairs of 6/6 double-hung replacement sash.

The main entry door is undecorated except for three small porthole windows of varying sizes. Above the entry surround, a faceted oval multi-light window is set within a smooth stone surround. Atop this window is a rectangular opening lighted with glass blocks. Crowning the entrance bay, the parapet has a simple, stepped projection detailed in brick with stone coping. Four projecting courses of brick encircle the base of the building on the west, south and east elevations. Two similar projecting courses define the top of the second story. Above each of the window bays of the main (south) elevation, and in between the two projecting course of brick are flat stone decorative panels.

The east and west elevations of the buildings are fenestrated with widely-spaced pairs of 6/6, double-hung replacement-sash windows. On the north side of the building (to the rear) there are shallow, two-story screened sleeping porches that are slightly narrower than the building's main block. On their east and west elevations, the porches are have round-arch openings that are screened. Across the north elevation of the porches there are simple rectangular openings that are also screened.

# 8. Significance

<b>Period</b>	<b>Areas of Significance—Check and justify below</b>			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input checked="" 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 checked="" 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 type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

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**Specific dates** 1940 **Builder/Architect**

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check: Applicable Criteria:  A  B  C  D  
and/or  
Applicable Exception:  A  B  C  D  E  F  G

Level of Significance:  national  state  local

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

The two-story, brick apartment house at 4112 Queensbury Road in West Hyattsville (Block 1, Lot 20, Nichols' Addition to Hyattsville, Resubdivision) is significant as an essentially intact and representative example of a mid-twentieth century, purpose-built, multi-family dwelling in Prince George's County. The building contains four flats, two per floor. Constructed in 1940, the building exhibits the straightforward massing and the simple, geometrically-inspired detailing typical of the Art Moderne style, as popularly applied to apartment buildings throughout the late 1930s and 1940s. 4112 Queensbury Road is one of a group of four similar but not identical apartment houses located near the intersection of Queensbury Road and 42nd Avenue.

Land records indicate that the property on which 4112 Queensbury Road is located was originally subdivided as part of Block 1, Nichols' Addition to Hyattsville in 1891.<sup>1</sup> In April 1940, the northwest corner of what was then known as the intersection of West Madison and Wine avenues was resubdivided by Herman and Yetta Rosin. The Rosins had purchased a number of lots there in September 1937.<sup>2</sup> Tax assessment records indicate that by 1941, the Rosins had built the apartment building at 4112 Queensbury Road along with three similar buildings at 4104 and 4114 Queensbury, and one around the corner at 6202 42nd Avenue.<sup>3</sup>

<sup>1</sup>Prince George's County Land Records, Subdivision Plats, A:24.

<sup>2</sup>Prince George's County Land Records, 483:94; Subdivision Plats 7:77.

<sup>3</sup>Prince George's County Tax Assessments, E.D.# 16, 1937-1945.

# 9. Major Bibliographical References

See Notes, See Item # 8

# 10. Geographical Data

Acreage of nominated property 5,000 sq ft

Quadrangle name Washington East

Quadrangle scale 1:24000

UTM References do NOT complete UTM references

A	<input type="text"/>	<input type="text"/>	<input type="text"/>
	Zone	Easting	Northing

B	<input type="text"/>	<input type="text"/>	<input type="text"/>
	Zone	Easting	Northing

C	<input type="text"/>	<input type="text"/>	<input type="text"/>
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D	<input type="text"/>	<input type="text"/>	<input type="text"/>
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E	<input type="text"/>	<input type="text"/>	<input type="text"/>
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F	<input type="text"/>	<input type="text"/>	<input type="text"/>
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G	<input type="text"/>	<input type="text"/>	<input type="text"/>
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H	<input type="text"/>	<input type="text"/>	<input type="text"/>
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### Verbal boundary description and justification

Lot 20, Block 1, Nichols Addition to Hyattsville (Resubdivision)

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

state	code	county	code
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state	code	county	code
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# 11. Form Prepared By

name/title Howard S. BERger, ARchitectural Historian

Prince George's County

organization Historic Preservation Commission date June 1993

street & number 14741 Gov. Oden Bowie Drive telephone (301) 952-3520

city or town Upper Marlboro state MD 20772

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

MARYLAND HISTORICAL TRUST  
STATE HISTORIC SITES INVENTORY FORM  
Statement of Significance (continued)

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Survey No. PG #68-81

Section 8 Page 2

In 1961, 4112 Queensbury Road was sold by Herman Rosin's widow, then remarried. Since that time the property has changed hands a number of times. The current owners, Frank and Christine Goodlake, purchased the property in 1988.<sup>4</sup>

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<sup>4</sup>Prince George's County Land Records, 6987:185.

Chain of Title

4112 Queensbury Road, Hyattsville

PG# 68-81

6987:185 31 May 1988 Deed	Sheela Nayak to Frank C. and Christine C. Goodlake. Grantor conveys Lot 20 in Block 1, Nichols Addition to Hyattsville (resubdivision). Plat recorded 7:77. Same obtained from William E. and Shirley H. Wetherald, 30 September 1986, 6441:11.
6441:11 30 September 1986 Deed	William E. and Shirley H. Wetherald to Sheela Nayak. Grantors convey Lot 20 in Block 1. Same obtained from John R. and Helen I. Haske, etal, 19 July 1982, 5556:602.
5556:602 19 July 1982 Deed	John R. and Helen I. Haske and Robert E. and Margaret D. Haske to William E. and Shirley Wetherald. Grantors convey Lot 20 in Block 1. Same obtained from Alexander William and Minnie E. Kuzemka, 1 April 1974, 4348:854.
4348:854 1 April 1974 Deed	Alexander William and Minnie E. Kuzemka to John R. and Helen I. Haske, etal. Grantors convey Lot 20 in Block 1. Same obtained from Albert H. and Barbara Davis, 1 March 1965, 3114:144.
3114:144 1 March 1965 Deed	Albert H. and Barbara Davis to Alexander William and Minnie E. Kuzemka. Grantors convey Lot 20 in Block 1. Same obtained from Louis and Bessie Storch, etal, 9 September 1963, 2869:193.
2869:193 9 September 1963 Deed	Louis and Bessie Storch and Harry J. and Miriam Gross to Albert H. and Barbara Davis. Grantors convey Lot 20 (and Lots 12 and 19) in Block 1. Same obtained from Yetta Rosin Seigel, 26 July 1961, 2586:379.
2586:379 26 July 1961 Deed	Yetta Rosin Seigel, widow Herman Rosin, to Louis Storch and Harry J. Gross. Grantor conveys Lot 20 (and Lots 12, 19 and 21) in Block 1. Same obtained from A. Gladys and Charles J. O'Lare, 9 September 1937, 483:94.
483:94 9 September 1937 Deed	A. Gladys O'Lare to Yetta and Herman Rosin. Grantor conveys Lots 6,7,8 in Block 1. Same obtained from John M. and Pauline Kuhns, 12 December 1934, 407:55.

407:55  
12 December 1934  
Deed

John M. and Pauline Kuhns to A. Gladys O'Lare.  
Grantors convey Lots 6,7,8, in Block 1. Same  
obtained by Will from Charles R. Kuhns, 1933,  
#5253.

#5253  
1933  
Will

Charles R. Kuhns to John M. Kuhns and A. Gladys  
O'Lare. Grantors conveys Lots 6,7,8 (and  
others) in Block 1. Same obtained from  
Franc[e]s M. Nichols, 2 October 1919, 147:232.

147:232  
2 October 1919  
Deed

Franc[e]s M. Nichols to Charles R. Kuhns, et ux.  
Grantor conveys Lots 6,7, and 8 in Block 1 of  
grantor's subdivision of Nichols Addition to  
Hyattsville. To clear title, this deed is made.

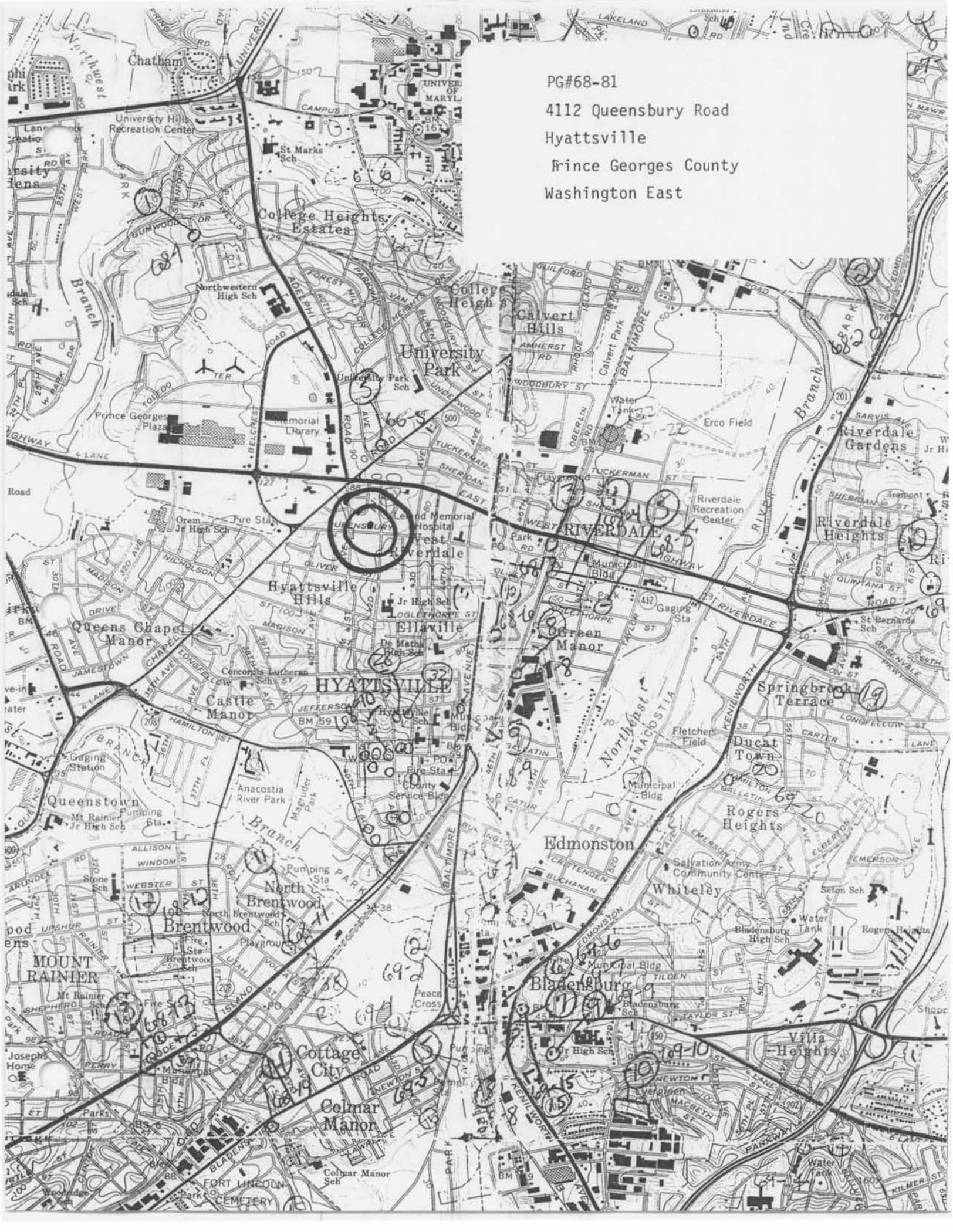
PG#68-81

4112 Queensbury Road

Hyattsville

Prince Georges County

Washington East





PG# 68-81

4112 Queensbury Road, Hyattsville  
Prince George's County, Maryland

Howard S. Berger

JANUARY 1993

FROM S

MD SHPO

1 OF 2



PG#68-61

4112 and 4114 Queensbury Road, Hyattsville  
Prince George's County, Maryland

Howard S. Berger

JANUARY 1993

FROM SW

MD SHPO

2 OF 2