

MARYLAND HISTORICAL TRUST
NR-ELIGIBILITY REVIEW FORM

Property Name: Burnt Tavern, Chester House Hotel Inventory Number: QA-365
Address: 7200 Main Street
Owner: Angela Shortall, P.O. Box 51, Queenstown, MD 21658
Tax Parcel Number: P.96 Tax Map Number: 51A
Project: MD 018:US301 to Greenspring Road, Queen Anne's Co. Agency: SHA
Site visit by SHA Staff: no yes Name _____ Date _____
Eligibility recommended Eligibility not recommended
Criteria: A B C D Considerations: A B C D E F G None
Is property located within a historic district? no yes Name of district _____
Is district listed? no yes
Documentation on the property/district is presented in: (provide name of Report) Project Review and Compliance Files

Description of Property and Eligibility Determination: (Use continuation sheet if necessary and attach map and photo)

This two-story residence located at 7200 Main Street (QA-365) was recorded in the Maryland Historical Trust Inventory of Historic Properties in 1981. Orlando Ridout identified the construction date of the building as second quarter of the nineteenth century. Local historian Harry C. Rhodes in his 1985 book entitled *Queenstown: a Social History of a Small American Town* documented an 1864 deed that recorded the transfer of a vacant lot to B. Sherwood. This evidence suggests that the current building was constructed between 1864 and 1877 on the site of an eighteenth-century tavern. The current building was depicted on the 1877 Lake map of Queenstown under the ownership of B. Sherwood, proprietor of the Chester House. The Chester House hotel was a main commercial enterprise in Queenstown during the late nineteenth century and is significant under Criterion A for its role in the economic and social history of the town. The building served as a hotel until converted into a dwelling ca. 1902.

The exterior of the building has received minor changes since 1981. The building, covered with aluminum siding by 1981, retains the same porch configuration, bays, and gable dormers. Since 1981, the first floor windows were replaced. Only the second floor windows retain the beaded surrounds noted in the 1981 survey. A photograph published by Rhodes suggested that the house originally had a full-façade porch. No interior examination of this building was undertaken during the November 1999 field investigations.

This building possesses significance for its association with the late nineteenth-century history of Queenstown under Criterion A. The building has integrity of location, setting, design, feeling, and association. The integrity of materials and workmanship has been obscured by non-historic exterior siding. The property boundary is defined by the current parcel boundaries listed on tax map 51A, parcel 96. The building sits slightly back from the road with minimal landscaping in front of the house. Two outbuildings are located on the eastern edge of the property. A small, one-story building the size of a smokehouse is sheathed with board and batten siding. The other building has two sections, an older wood-frame section sided with board and batten siding to which a wood-shingle sided garage was appended. The board and batten constructions may date to the late nineteenth century. The garage addition was probably constructed ca. 1925. These buildings also contribute to the significance of the property.

Prepared by: Katherine Grandine, Historian/Senior Project Manager, R. Christopher Goodwin & Associates, Inc. November 1999.

QA-365

MARYLAND HISTORICAL TRUST REVIEW

Eligibility recommended A B C D

Eligibility not recommended A B C D E F G None

Criteria: A B C D Considerations: A B C D E F G None

Comments: _____

[Signature]

Reviewer, Office of Preservation Services

12/7/99

Date

[Signature]

Reviewer, NR program

Date

4/27/02

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**PRESERVATION VISION 2000; THE MARYLAND PLAN
STATEWIDE HISTORIC CONTEXTS**

I. Geographic Region:

- Eastern Shore (all Eastern Shore counties, and Cecil)
 Western Shore (Anne Arundel, Calvert, Charles, Prince George's and St. Mary's)
 Piedmont (Baltimore City, Baltimore, Carroll, Frederick, Harford, Howard, Montgomery)
 Western Maryland (Allegany, Garrett and Washington)

II. Chronological/Developmental Periods:

- Rural Agrarian Intensification A.D. 1680-1815
 Agricultural-Industrial Transition A.D. 1815-1870
 Industrial/Urban Dominance A.D. 1870-1930
 Modern Period A.D. 1930-Present
 Unknown Period (prehistoric historic)

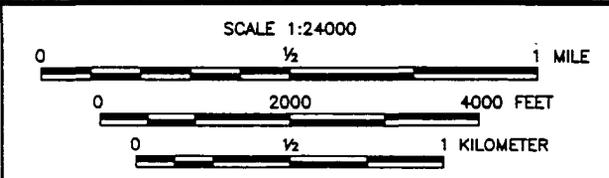
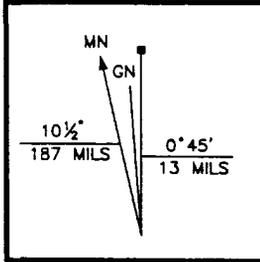
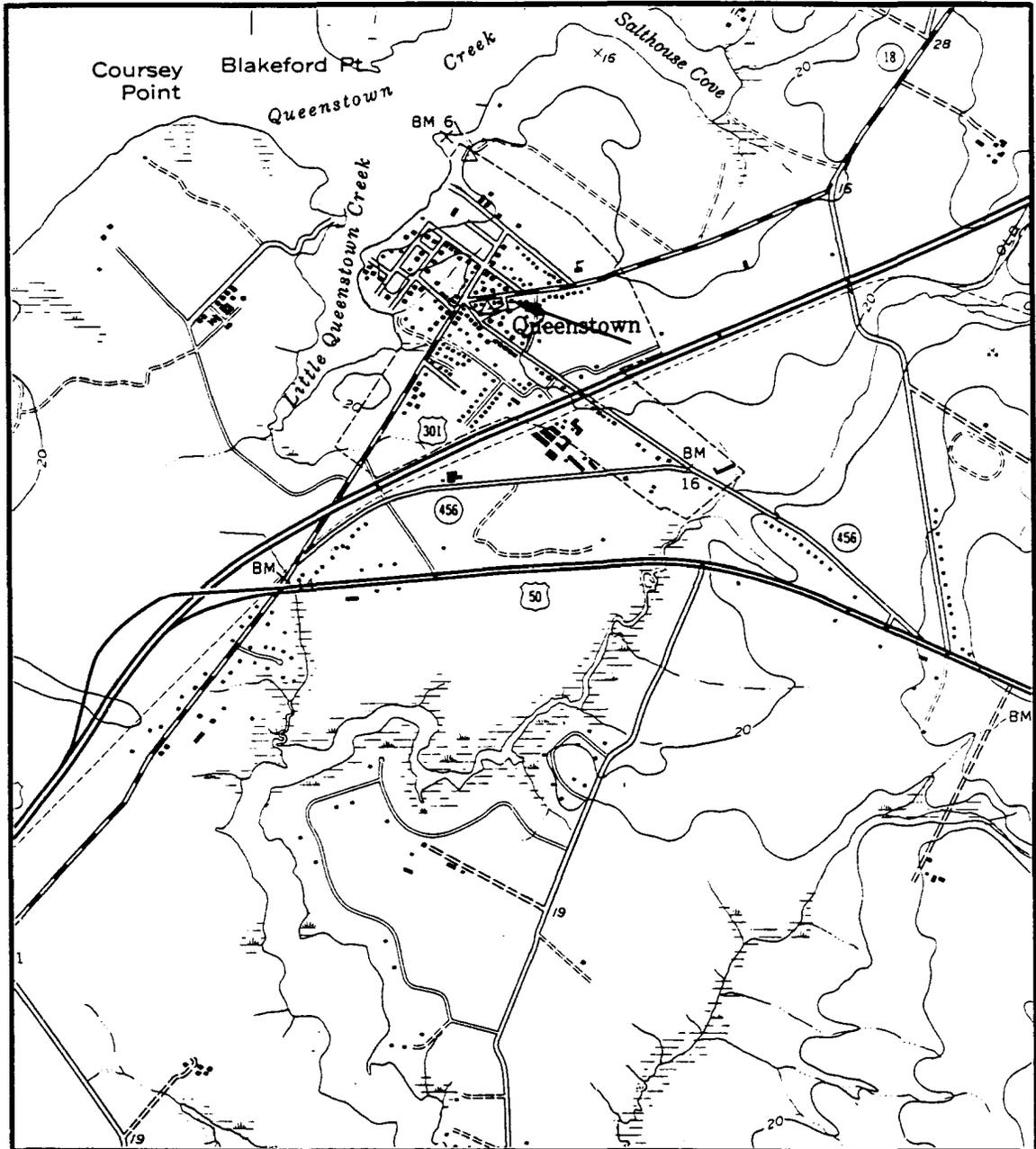
III. Historic Period Themes:

- Agriculture
 Architecture, Landscape Architecture, and Community Planning
 Economic (Commercial and Industrial)
 Government/Law
 Military
 Religion
 Social/Educational/Cultural
 Transportation

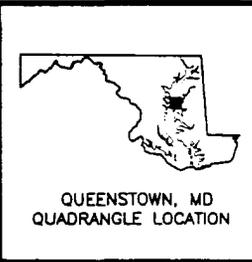
IV. Resource Type:

Category: Building
 Historic Environment: Village
 Historic Function(s) and Use(s): Inn; Domestic
 Known Design Source: Unknown

MHT No. QA-365
 Burnt Tavern, Chester House Hotel
 Queenstown, Queen Anne's County
 Queenstown Quadrangle Map



 R. Christopher Goodwin & Associates, Inc.
 241 EAST FOURTH STREET, FREDERICK, MD 21701



QA-365
Burnt Tavern
Queenstown, Queen Anne's County

INDEX TO PHOTOGRAPHS

The same is the following for all photographs:

1. inventory #: QA-365
2. historic name: Burnt Tavern
3. location: Queenstown, Queen Anne's County
4. photographer: P. Giglio
4. date of photograph: November 1999
5. location of negative: MD SHPO

Photo #

1. Principal dwelling, view northeast
2. Principal dwelling, view southeast
3. Rear principal dwelling, view northwest
4. Garage, view northeast
5. Outhouse, view northeast
6. Outhouse, view southwest



'98 1 17

QA-365

Burnt Tavern

Queenstown, Queen Anne's Co.

P. Giglio

11/1999

MD SHPO

Principal dwelling, view northeast

1 of 6



'98 1 17

QA-365

Burnt Tavern

Queenstown, Queen Anne's Co.

P. Giglio

11/1999

MD SHPO

Principal dwelling, view southeast

2 of 6



QA-365

Burnt Tavern

Queenstown, Queen Anne's Co.

P. Giglio

11/1999

MD SHPO

Rear principal dwelling, view northwest

3 of 6



'98 1 18

QA-365

Burnt Tavern

Queenstown, Queen Anne's Co

P. Giglio

11/1999

MD SHPO

Garage, view northeast

4 of 6



QA-365

Burnt Tavern

Queenstown, Queen Anne's Co.

P. Giglio

11/1999

MD SHPO

Outhouse, view northeast

5 of 6



'98 1 13

QA-365

Burnt Tavern

Queenstown, Queen Anne's Co.

P. Giglio

11/1999

MD SHPO

Outhouse, view southwest

6 of 6

INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

1 NAME

HISTORIC

Burnt Tavern, Chester House Hotel

AND/OR COMMON

Gabler House

2 LOCATION

STREET & NUMBER

South side Maryland Route 18

CITY, TOWN

Queenstown

___ VICINITY OF

CONGRESSIONAL DISTRICT

1st

STATE

Maryland

COUNTY

Queen Anne'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 <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	PUBLIC ACQUISITION	ACCESSIBLE	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input checked="" 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 type="checkbox"/> NO	<input type="checkbox"/> MILITARY <input type="checkbox"/> OTHER

4 OWNER OF PROPERTY

NAME

Mary C.P. Gabler

Telephone #:

STREET & NUMBER

Box 51

CITY, TOWN

Queenstown

___ VICINITY OF

STATE, zip code

Maryland 21658

5 LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,

REGISTRY OF DEEDS, ETC Queen Anne's County Courthouse

Liber #: CWC 88

Folio #: 333

STREET & NUMBER

Courthouse Square

CITY, TOWN

Centreville

STATE

Maryland

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

DATE

___ FEDERAL ___ STATE ___ COUNTY ___ LOCAL

DEPOSITORY FOR SURVEY RECORDS

CITY, TOWN

STATE

7 DESCRIPTION

QA-365

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

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Gabler House is located on the south side of Maryland Route 18 in Queenstown, approximately 200 yards east of the town center. The property is bounded on the west by Wall Street and on the east by the St. Luke's Episcopal Church lot.

The house is of frame construction, 2 1/2 stories high, four bays wide and two rooms deep, with a pitched gable roof oriented on an east-west axis. A one story lean-to wing stretches across the entire east gable wall.

The front facade faces north to the main street (Route 18). The door is located in the second bay from the east, with one 6/6 window to the left and two 6/6 windows to the right. There are four 6/6 windows on the second floor and two 6/6 pitched roof dormers on the third floor. The door is framed by side-lights but is without a transom. The early weatherboard siding has been covered with aluminum siding, but the beaded window frames survive intact. The roof is covered with asphalt shingles and oversails at the eaves. A brick stove chimney rises in the center of the front pitch of the roof.

CONTINUE ON SEPARATE SHEET IF NECESSARY

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
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 checked="" type="checkbox"/> 1800-1899	<input checked="" 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		

SPECIFIC DATES

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The Gabler House is one of the earliest buildings in the center of Queenstown. Located on a lot known in the 19th century as the "Burnt Tavern Lot", the earliest part of the Gabler House appears to date to the second quarter of the 19th century and may replace an early tavern destroyed by fire. In the third quarter of the 19th century the small, early frame structure was enlarged to its present size and served as a hotel known as the Chester House. The 1877 Atlas of Queen Anne's County shows the Chester House with "B. Sherwood" the apparent owner. An advertisement on the same page lists Charles Hillyard as the Proprietor of Chester House: "Guests accommodated at any time and passengers conveyed to any point. The public are invited to give us a call". The patron list at the rear of the atlas notes that Charles Hillyard, "Landlord", moved to the county from Dover, Delaware in 1876. According to Mrs. Gabler,

CONTINUE ON SEPARATE SHEET IF NECESSARY

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Lake, Griffing and Stevenson. An Illustrated Atlas of Kent and Queen Anne's Counties, Maryland.

Philadelphia, 1877.

CONTINUE ON SEPARATE SHEET IF NECESSARY

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY _____

VERBAL BOUNDARY DESCRIPTION

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

STATE COUNTY

STATE COUNTY

11 FORM PREPARED BY

NAME, TITLE

Orlando Ridout V, Historic Sites Surveyor

ORGANIZATION

Queen Anne's County Historical Society

DATE

10/30/81

STREET & NUMBER

TELEPHONE

CITY OR TOWN

Centreville

STATE

Maryland

Field Notebook QA-XXII; Recorded December 5, 1980.

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

CONTINUATION SHEET

7.1 DESCRIPTION

The west gable wall faces Wall Street. There is a second entrance in the center bay on the first floor, framed by sidelights and a transom. This door opens into a narrow stair hall that extends the length of the house. This entrance is flanked by a single 6/6 window on each side. There are three 6/6 windows on the second floor and two smaller 6/6 windows in the upper gable. The eaves oversail and are boxed-in but do not return at the gables. A small gable roof porch provides protection for the entrance.

On the rear facade, there are three 6/6 windows on the first and second floor and two 6/6 pitched roof dormers on the third floor. Beveled horizontal weatherboards survive on this facade. The cornice and roof match the front facade.

The lean-to addition covers the first story of the east gable wall. There are three 6/6 windows on the second floor and two small 6/6 windows in the upper gable.

The north wall of the lean-to wing is set back approximately one foot from the front facade of the main house. There is a four-panel door in the center bay flanked by a single 6/6 window on each side. On the east wall of the wing there is a door in the second bay from the west with one 6/6 window to the

CONTINUATION SHEET

7.2 DESCRIPTION

north and two to the south. An exterior brick stove chimney rises in the center of this facade. A small 9-light window at the south end of the east wall opens into a low attic crawl space. A four-panel door is located in the center bay of the rear facade, opening onto a screen porch. There is a 6/6 window in the east bay of this wall; the west end of the porch has been enclosed for a modern bathroom.

A careful examination of the interior of the house indicates a relatively complex development. It would appear that the original house was only one room deep and either one or two rooms long. This early structure was probably constructed in the second quarter of the 19th century. In the third quarter of the 19th century the house was enlarged to its present size and form. Soon thereafter, a small, true story-and-a-half frame wing was added to the south end of the east gable wall. In the late 19th century the pitched gable roof of this wing was removed, and the frame was incorporated into a shed roof wing that extends the full depth of the house.

The first floor of the main house now consists of a narrow hall that extends the length of the house from east to west, with two rooms on the front or north side and two rooms to the south. A stair rises

CONTINUATION SHEET

7.3 DESCRIPTION

against the south wall at the west end of the hall. It is an open string stair with turned newels and balusters and simple trim applied to the carriage.

The east room on the front side of the hall is a large rectangular room with a door and sidelights opening onto the street. The walls are sheathed with plain horizontal sheathing below a plain chairrail and with beaded Victorian wainscoting above. The ceiling is also covered with beaded paneling. A Dutch door in the east wall opens into the wing. A brick chimney on the west wall serves a large cast iron stove in this room and a second stove in the adjoining parlor. The stove in the west room is probably late 19th century and is inscribed "Laura Heater 14, Buckwalter Stove Co., Royersford, Pa."

The west room on the front side of the house is a parlor. The floor is approximately one inch lower than in the east room, but it would appear that this is caused by a later floor that has been added in the west room.

The southeast room, to the rear of the stairhall, is the dining room. A beaded batten door in the east wall of this room leads to the kitchen. A small pass-through door has been cut through the batten door, allowing food to be passed in from the kitchen.

CONTINUATION SHEET

7.4 DESCRIPTION

The southwest room, behind the stairway, serves as a second parlor.

The second floor is also bisected longitudinally by a hall. There are three rooms on the south side of the stair hall and a second narrow hall and four bedrooms on the north side. An enclosed stair at the east end of the stairhall leads up to the third floor.

A short hall on the third floor opens into four additional rooms. The doors and trim on this floor are painted and grained with ochre colored paint. One other feature of interest is the curved wall in the southeast corner of the stair hall, allowing a window on the gable wall to light the southeast chamber.

There is no access to the attic or eave crawlspace.

The lean-to addition is divided into two rooms on the first floor. The front or north room is used as a family room, the south room is the kitchen. A trap door in the floor of the north room opens onto the original bulkhead cellar entrance. This entrance serves a full brick cellar under the northeast room of the main house. From this cellar it is possible to examine some of the structural changes that have occurred. The floor joists under the northeast room are hand-sawn from hewn logs, and are notched over

CONTINUATION SHEET

7.5 DESCRIPTION

hewn sills. Early corner posts, down braces and studs are visible, suggesting that at least the first story of the early structure still survives intact. The floor framing under the south half of the house is circular-sawn.

From the crawl space attic of the wing it is possible to see early weatherboard siding on the east wall of the main house, as well as a blocked glass transom over the east door to the hall. It is also clear that the lean-to wing incorporates an earlier story-and-a-half wing.

CONTINUATION SHEET

8.1 STATEMENT OF SIGNIFICANCE

the property passed from Mr. Hillyard to a Mr. Collins, who was the last to operate the building as a hotel. In 1911, Dr. Samuel Price, the father of Mrs. Gabler, bought the property from the Centreville Bank. It has been used as a dwelling since that time. Mrs. Gabler still owns a few pieces of the hotel china.

QA-365
(Gabler House)
Burnt Tavern

Mary McCarthy
Spring/Summer 2003
Digital color photo on file at MHT





QA-365 Gabler House
Queenstown, Maryland
Orlando Ridout V 1981
Front facade from Northeast



QA-365 Gabler House
Queenstown, Maryland
Orlando Ridout V 1981
Rear facade from Southwest