

Maryland Historical Trust Maryland Inventory of Historic Properties Form

Inventory No. PG: 68-096-20

1. Name of Property (indicate preferred name)

historic Rural Cottage at The Highlands (preferred)
other Cottage City House

2. Location

street and number 4203 Bunker Hill Road ___ not for publication
city, town Cottage City ___ vicinity
county Prince George's County

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

name Anne McIntyre and Jose Rivera
street and number 4203 Bunker Hill Road telephone
city, town Brentwood state MD zip code 20722-1965

4. Location of Legal Description

courthouse, registry of deeds, etc. Prince George's County Courthouse liber 5129 folio 275
city, town Upper Marlboro tax map 50 tax parcel B3 tax ID number 02 0134437

5. Primary Location of Additional Data

- Contributing Resource in National Register District
- Contributing Resource in Local Historic District
- Determined Eligible for the National Register/Maryland Register
- Determined Ineligible for the National Register/Maryland Register
- Recorded by HABS/HAER
- Historic Structure Report or Research Report at MHT
- Other: Maryland-National Capital Park and Planning Commission, Prince George's County Planning Department

6. Classification

Category	Ownership	Current Function	Resource Count	Contributing	Noncontributing
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> agriculture	<input type="checkbox"/> landscape	<u>1</u>	<input type="checkbox"/> buildings
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> commerce/trade	<input type="checkbox"/> recreation/culture	<input type="checkbox"/>	<input type="checkbox"/> sites
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> defense	<input type="checkbox"/> religion	<input type="checkbox"/>	<input type="checkbox"/> structures
<input type="checkbox"/> site		<input checked="" type="checkbox"/> domestic	<input type="checkbox"/> social	<input type="checkbox"/>	<input type="checkbox"/> objects
<input type="checkbox"/> object		<input type="checkbox"/> education	<input type="checkbox"/> transportation	<u>1</u>	<u>0</u> Total
		<input type="checkbox"/> funerary	<input type="checkbox"/> work in progress		
		<input type="checkbox"/> government	<input type="checkbox"/> unknown		
		<input type="checkbox"/> health care	<input type="checkbox"/> vacant/not in use		
		<input type="checkbox"/> industry	<input type="checkbox"/> other:		
				Number of Contributing Resources previously listed in the Inventory	
				<u>1</u>	

7. Description

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Condition

<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated
<input type="checkbox"/> good	<input type="checkbox"/> ruins
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> altered

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

The Rural Cottage at The Highlands, located at 4203 Bunker Hill Road in Cottage City, was built in the Second Empire-style. The one-and-a-half-story, three-bay wood-frame structure was constructed c. 1867. The dwelling has been re-clad in asbestos shingles and features a prominent mansard roof. Located on a sloping lot, on the south side of Bunker Hill Road, the property features mature trees, shrubs and landscaping. Due to the slope of the site, a concrete retaining wall is located along the northern property line. A partially paved driveway is located to the west. A modern pre-fabricated shed (not surveyed) is located south of the dwelling. Across Bunker Hill Road, to the north, is a neighborhood park that was established c. 1990, originally this was the site of the Carleton grist mill.¹

DWELLING

The one-and-a-half-story, three-bay Second Empire-style single dwelling was built c. 1867. Designed with an irregular-shaped plan, the structure sits on a solid brick foundation. The wood-frame structure was clad in asbestos shingles prior to the 1985 survey. A corbelled chimney of brick construction is located on the interior west (side) of the building. A straight-sided mansard roof with a slight flare, overhanging eaves, and ogee-molded cornice caps the dwelling. The roof is covered in square-butt slate shingles with a band of fishscale-shaped shingles along the middle of the roof slope. Dormer windows pierce the roofline on all elevations. A one-story, one-bay shed-roofed porch is located on the northernmost portion of the east (side) elevation and the southernmost portion of the west (side) elevation. The porches are supported by wood posts. The dwelling retains its original 6/1 windows with square-edged wood surrounds.

The westernmost portion of the first story façade (north elevation) is fenestrated by a canted bay with tripled 6/1 windows. The bay is covered by a half-hipped roof with an ogee-molded cornice. A single 6/1 window is also located on the first story. Two front-gabled dormers with raked cornices are symmetrically placed on the westernmost portion of the façade; they feature 6/1 windows. A single-leaf, wood entry door with a square-edged wood surround is placed on the easternmost portion of the façade, set under the shed-roofed porch. A small front-gabled dormer with a raked cornice and a 6/1 window is located directly above the entry door.

The northernmost portion of the first story of the east (side) elevation is fenestrated by a 6/1 window. A centrally located 6/1 window and an off-set single-leaf glass door are placed on the southernmost portion of the first story. The door has a square-edged wood surround. The first story windows feature

¹ Susan G. Pearl, "Rural Cottage at The Highlands," (PG: 68-20) Maryland Historical Trust State Historic Sites Inventory Form (1985), 8:1.

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metal security bars. A front-gabled dormer with a raked cornice is centrally located on the northernmost and southernmost bays of the east (side) elevation. Each dormer features a 6/1 window.

The northernmost portion of the first story of the west (side) elevation is fenestrated by an off-set 6/1 window. An off-set front-gabled dormer with a raked cornice features a 6/1 window. The southernmost portion of the first story of the west (side) elevation is fenestrated by a small 6/1 window and single-leaf wood door set under the hipped-roof porch. Two asymmetrically located front-gabled dormers with raked cornices feature 6/1 windows.

A small 6/1 window and a hipped-roof canted bay with paired 6/1 windows are located on the first story of the south (rear) elevation. The first story windows feature metal security bars. A front-gabled dormer with a raked cornice and a 6/1 window and a hipped-roof dormer with paired 6/1 windows break the roof plain. The interior of the dwelling was not accessible during the on-site survey.

INTEGRITY

The Rural Cottage at the Highlands retains a high level of integrity, because of its original form, wood windows, and patterned slate shingles. The house retains its integrity of design and workmanship. The addition of asbestos shingles on the first story has affected but not compromised the integrity of materials. As one of the earliest dwellings built in The Highlands, (present-day Cottage City) the building retains its integrity of feeling, location, setting, and association.

8. Significance

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Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government
<input type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history
	<input type="checkbox"/> community planning		<input type="checkbox"/> maritime history	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input checked="" type="checkbox"/> other: <u>Local history</u>

Specific dates	c. 1867	Architect/Builder	Unknown
Construction dates	c. 1867		

Evaluation for:

National Register

Maryland Register

not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance projects, complete evaluation on a DOE Form – see manual.)

STATEMENT OF SIGNIFICANCE

The Rural Cottage at The Highlands, located at 4203 Bunker Hill Road in Cottage City, is a rare surviving example of Second Empire-style architecture in Prince George's County. The Rural Cottage, built c. 1867, features a mansard roof with dormer windows and an ogee-molded cornice, typical features of the Second Empire style.² The building retains sufficient integrity to convey the characteristics for which it is significant.

HISTORIC CONTEXT

The Rural Cottage at the Highlands is located in Cottage City, Maryland. Cottage City was originally platted as The Highlands. The town, located between Mount Rainier and Bladensburg, was conveniently located on the Baltimore and Ohio Railroad (B&O).³ In 1864, Jeremiah P. Bartholow purchased 141 acres of the tract of land known as the "Yarrow" and developed a farm.⁴ Bartholow sold the property in 1870 to C. Eaton Creecy, who subdivided the property that became The Highlands. The C. E. Creecy Company published a pamphlet, *City of The Highlands*, which promoted the town and listed lots and house plans for sale.

The Highlands was touted in the 1870s for its eight-minute commute to Washington, D.C. on the B&O Railroad. Further, advertisements mentioned the area would soon be accessible by a streetcar line. The line would depart from the Treasury Department, following New York Avenue to its intersection at Seventh Street and Massachusetts Avenue, and thence on Massachusetts Avenue to the intersection of the same with H Street, and thence following H Street to the Toll Gate at the city boundary at Florida Avenue. The line would then continue on to Bladensburg.⁵

² McAlester, Virginia and Lee. *Field Guide to American Houses*. New York: Alfred A. Knopf, Inc., 1984, p. 241.

³ Prince George's County Planning Department, Historic Preservation Section, Cottage City at The Highlands File, *City of The Highlands, Prince George's County, Maryland* article, 1870.

⁴ Dr. John J. and Mary Jane Moran to J. P. and Isabella Bartholow, Prince George's County Land Records, FS 2:198.

⁵ Prince George's County Planning Department, Historic Preservation Section, Cottage City at The Highlands File, *City of The Highlands, Prince George's County, Maryland* article, 1870.

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The Highlands was also promoted as having picturesque surroundings with all the amenities such as churches, schools, stores, mills and three public parks. The plan of Creecy's company was to attract people to construct cottages, villas and country residences in The Highlands. Plans for such housing types were sold by the company; \$1,600 for a cottage, \$2,300 for a villa, and \$3,000 for a country residence. At the time of the *City of The Highlands* publication in 1870, forty thousand dollars worth of improvements had already been made in the city. The Rural Cottage now at 4203 Bunker Hill was listed as one of these improvements. The six-room dwelling, which was advertised for sale in the 1870 pamphlet, was finely situated on a 9,430 square-foot villa lot on Georgetown Avenue (now Bunker Hill Road).⁶

Based on its form and materials, the absence of the structure on the 1861 *Martenet Map of Prince George's County*, and the Rural Cottage's mention in the 1870 Creecy publication, it appears that Jeremiah and Isabella Bartholow constructed the dwelling c. 1867, just after the Civil War.⁷ The Bartholows sold 100 acres of the "Yarrow" and the Rural Cottage to C. Eaton Creecy in 1870.⁸ In the 1870 census, Eaton Creecy a 29-year-old lawyer, is notated as living in Washington, D.C. He was living with his 24-year-old wife Sallie Creecy at the time of the census.⁹ Creecy subdivided the 100 acres to create the town of The Highlands. He also sold the Rural Cottage, sited on Lot 45 of Block 10, to Harriet and John B. Williamson in 1870.¹⁰ The structure appears on the 1878 *Hopkins Map of Prince George's County* listing Williamson as the owner.¹¹

In 1879, the Williamson's attorney Maurice Langhorne sold the property, consisting of a one-and-a-half-story frame dwelling and outhouse, to Richard Nicklas.¹² From 1886 through 1939, the Rural Cottage at The Highlands went through seven owners, none of whom owned the property for more than fourteen years.¹³

In 1939, Cottage City purchased the Rural Cottage at The Highlands.¹⁴ It is unclear if the dwelling was used for city purposes or if it was rented out for housing purposes during the city's ownership. In 1979, Jose Rivera and Anne McIntyre purchased the property from the Veterans Administration. A deed of sale does not exist between Cottage City and the Veterans Administration. Currently, Jose Rivera and Anne McIntyre reside at the dwelling.

⁶ Prince George's County Planning Department, Historic Preservation Section, Cottage City at The Highlands File, *City of The Highlands, Prince George's County, Maryland* article, 1870.

⁷ Jeremiah P. and Isabella Bartholow could not be located in the 1860 or 1870 U.S. Federal Census in the state of Maryland.

⁸ Prince George's County Land Records, HB 3:434 and HB 6:588.

⁹ 1870 U.S. Federal Census, Washington, District of Columbia, Ward 4, Series M593, Roll 124, Page 847, Eaton Creecy.

¹⁰ Prince George's County Land Records, HB 6:588 and HB 7:133.

¹¹ G.M. Hopkins, *Atlas of Fifteen Miles Around Washington, Including the County of Prince George Maryland* (Philadelphia: G.M. Hopkins, C.E., 1878). Harriet and John B. Williamson could not be located in the 1870 or 1880 U.S. Federal Census in the state of Maryland.

¹² Maurice Langhorne, attorney, to Richard Nicklas, Prince George's County Land Records, ATB 1:561.

¹³ None of the successive property owners could be located in the Maryland census during the time they owned the property.

¹⁴ Prince George's County Land Records, 542:5 and 5129:272.

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9. Major Bibliographical References

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G.M. Hopkins. Prince George's County, from Atlas of Fifteen Miles Around Washington. Philadelphia: G.M. Hopkins, C.E., 1878.
Martenet, Simon J. Martenet's Map of Prince George's County, Maryland. Baltimore: Simon J. Martenet, 1861.
McAlester, Virginia and Lee. *Field Guide to American Houses*. New York: Alfred A. Knopf, Inc., 1984.
Prince George's County Land Records.
Pearl, Susan G. "Rural Cottage at The Highlands" (PG: 68-20) Maryland Historical Trust State Historic Sites Inventory Form, 1985.
1870 U.S. Federal Census (Population Schedule). Online: The Generations Network, Inc., 2007. Subscription database. Digital scan of original records in the National Archives, Washington, DC. <http://www.ancestry.com>.

10. Geographical Data

Acreage of surveyed property	<u>0.444</u>	
Acreage of historical setting	<u>141</u>	
Quadrangle name	<u>Washington East</u>	Quadrangle scale: <u>1:24,000</u>

Verbal boundary description and justification

The Rural Cottage at The Highlands is sited on less than an acre of land, which was originally part of a 141-acre property. The lot is bounded on the north by Bunker Hill Road and residential to the south, east and west. The house, located on Lot 45 of Block 10, has been historically associated with parcel B3 as noted on tax map 50 since its construction.

11. Form Prepared by

name/title	Saleh Van Erem, Architectural Historian		
organization	EHT Traceries, Incorporated	date	October 2007
street & number	1121 5th Street NW	telephone	202.393.1199
city or town	Washington	state	DC

The Maryland Inventory of Historic Properties 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
DHCD/DHCP
100 Community Place
Crownsville, MD 21032-2023
410-514-7600

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Chain of Title

Deed FS 2:198 October 25, 1864	Dr. John J. and Mary Jane Moran to J. P. and Isabella Bartholow. (\$11,000, 141-acres of the "Yarrow")
Deed of Trust HB 2:54 January 27, 1869	Jeremiah P. and Isabella Bartholow were indebted to Thomas J. Bartholow for \$2,500 and John D. Perry for \$2,060. Henry Beard was appointed trustee to hold the title of the "Yarrow" property until all debts were paid. (See also: Quite Claim Deed HB 6:587, December 13, 1870 between Henry Beard, as trustee of Jeremiah Bartholow, to C. E. Creecy Company.)
Deed HB 3:434 May 4, 1870	Jeremiah and Isabella Bartholow to C. Eaton Creecy. (\$30,000, 100-acres of the "Yarrow")
Plat HB 3:676 c. 1870	Shows Lot 45 in Square 10, 9,430 square feet, house and outbuilding.
Deed HB 6:588 December 13, 1870	Charles E. and Sarah Creecy to Harriet Williamson. (\$1,200 for Lot 45 in Block B, with a one-and-a-half-story frame dwelling)
Deed of Trust HB 7:133 January 22, 1873	Harriet Williamson to John B. Williamson.
Deed ATB 1:559 October 10, 1879	John B. Williamson, trustee, to M. Landhorne, attorney. (\$1,000)
Deed ATB 1:561 October 27, 1879	Maurice Langhorne, attorney, to Richard Nicklas. (\$2,000, one-and-a-half-story frame dwelling and outhouse)
Equity 1368 1886	Petition by Annie Nicklas to sell real estate of Richard Nicklas. Woodbury Wheeler appointed trustee.
Deed JWB 6:607 June 11, 1886	Woodbury Wheeler, trustee, to Alfred Worch.

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Deed JB 10:445 May 12, 1900	Alfred Worch to Lizzie Magie.
Deed 40:554 August 23, 1907	Lizzie J. Magie to Elizabeth Stubener.
Deed 125:363 February 28, 1917	Phillip J. Stubener, executor of will of Elizabeth Stubener, to Richard D. Magruder.
Deed 152:155 January 22, 1920	Richard D. Magruder to Sadie Swindler.
Deed 174:321 November 15, 1921	Sadie Rowe (nee Swindler) and George Rowe to Barbara Swindler.
Deed 542:5 December 14, 1939	Barbara Swindler to Thomas Tongue and Elizabeth Clagett and City of Cottage City.
Missing Deed	City of Cottage City to Max Cleland of the Veterans Administration.
Deed 5129:272 July 24, 1979	Max Cleland of the Veterans Administration to Anne McIntyre and Jose Rivera.
Mortgage 5129:275 July 24, 1979	Anne T. McIntyre and Jose Rivera to Julius Williams and Laurence Hill, trustees of Veterans Administration.

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Photo: Rural Cottage at The Highlands, façade (north elevation), looking south.

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Photo: Rural Cottage at The Highlands, northwest corner, looking southeast.

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Photo: Rural Cottage at The Highlands, west (side) elevation, looking east.

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Photo: Rural Cottage at The Highlands, south (rear) elevation, looking north.