NPS Form 10-900 OMB No. 1024-0018 (Expires 5/31/2012)

RECEIVED 2280
NOV 15 2013
NAT. REGISTER OF HISTORIC PLACES
NATIONAL PARK SERVICE

1020

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form.* If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. **Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).**

1. Name of Property

historic name Waverly Main Street Historic District

other names/site number B-5229

2. Location

street & number Roughly bounded by East 29th St., Barclay Ave., East 35th St., Old York Rd., and Greenmount Ave. ☐ not for publication

city or town Baltimore ☐ vicinity

state Maryland code MD county Baltimore code 510 zip code 21218

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this X nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide X local

Signature of certifying official/Title — Date 11-13-13

State or Federal agency/bureau or Tribal Government

In my opinion, the property ___ meets ___ does not meet the National Register criteria.

Signature of commenting official — Date

Title — State or Federal agency/bureau or Tribal Government

4. National Park Service Certification

I hereby certify that this property is:

✓ entered in the National Register

___ determined eligible for the National Register

___ determined not eligible for the National Register

___ removed from the National Register

___ other (explain:) ___

Signature of the Keeper — Date of Action 12/31/2013

Waverly Main Street Historic District (B-5229) | Baltimore City, MD
Name of Property | County and State

5. Classification

Ownership of Property
(Check as many boxes as apply.)

- [x] private
- [x] public - Local
- [ ] public - State
- [ ] public - Federal

Category of Property
(Check only **one** box.)

- [ ] building(s)
- [x] district
- [ ] site
- [ ] structure
- [ ] object

Number of Resources within Property
(Do not include previously listed resources in the count.)

Contributing	Non-contributing	
124	13	buildings
1	7	sites
		structures
		objects
125	20	**Total**

Name of related multiple property listing
(Enter "N/A" if property is not part of a multiple property listing)

N/A

Number of contributing resources previously listed in the National Register

0

6. Function or Use

Historic Functions
(Enter categories from instructions.)

Commerce/Trade
Social
Government
Religion
Recreation and Culture
Landscape
Transportation

Current Functions
(Enter categories from instructions.)

Commerce/Trade
Social
Religion
Recreation and Culture
Landscape
Transportation
Domestic

7. Description

Architectural Classification
(Enter categories from instructions.)

Gothic Revival
Victorian
Italianate
Art Deco
Mission
Contemporary

Materials
(Enter categories from instructions.)

foundation: Stone, concrete
walls: Brick, wood, concrete, asphalt, vinyl, stone
roof: Asphalt, metal, built-up
other: Cloth

Narrative Description

(Describe the historic and current physical appearance of the property. Explain contributing and non-contributing resources if necessary. Begin with **a summary paragraph** that briefly describes the general characteristics of the property, such as its location, setting, size, and significant features.)

Summary Paragraph

The Waverly Main Street Historic District is a district of approximately 6 city blocks located along Greenmount Avenue, as well as several adjacent blocks to the east and west, in north central Baltimore, Maryland. It has an area of approximately 31 acres. There are 141 properties within the boundaries of the district, primarily dating to the late 19th century and early-to-mid 20th century. It is mainly a commercial district, with most of the Greenmount Avenue blocks comprised of buildings being used for commercial spaces. The architecture is varied and includes many buildings that have been altered or added onto over time to accommodate a variety of commercial uses. The most common types of architecture found in the district are Italianate-style rowhouses and houses with a variety of Victorian influences, including the Queen Anne and Second Empire styles. Mission-influenced, Art Deco and modern commercial buildings are also found in the historic district.

Narrative Description

The following paragraphs describe the resources within the historic district. They are organized roughly north to south along the main commercial axis, Greenmount Avenue. These entries include the street address, Baltimore City block and lot numbers, and a brief description of the resource, and an assessment of its status (contributing vs. non-contributing) within the district.

Greenmount Avenue, East side from 35th down to 34th:

3435 Greenmount Avenue
Originally 3-story rowhouse built ca. 1910 with commercial storefront added at the ground level ca. 1920; storefront further altered ca. 1950 with a brick projection and plate glass window
Block 4049C Lot 014
Contributing Building

This is a 3-story mixed use residential and commercial building. It is an end-unit building in a series of 3 row buildings. The building is brick, but the façade has been painted on the first floor as well as on the sides of the building. The main entrance is located on the corner of the building, at the intersection of Greenmount and 35th Streets. The first floor has a large fixed display window below a shingled awning, and a decorative eave at the juncture of the first and second story. The other windows on the building are single hung sash windows, and at the top of the building there is a deep cornice with dentils and brackets. This building has a flat roof. The building is documented as the Mayflower Confectionery in 1928 and it is currently occupied by Metra Health.

3433 Greenmount Avenue
Originally 2-story rowhouse built ca. 1910, new two-story commercial facade with false mansard green tile roof ca. 1925, present plate-glass storefront installed ca. 1950
Block 4049C Lot 013
Contributing Building

This is a center-unit 2-story row building that is used as both a residential and commercial space. The building has a brick exterior and large display windows on the first floor façade. There are transoms windows in and above the main entrance door, as well as above the display windows. There is a wide eave and a rounded cornice between the first and second stories. The second floor features single hung sash windows and a flat roof, with castellations at either end of the building. The eave on the second story is covered in rounded green tiles, reflecting a Mission influence.

3431 Greenmount Avenue
Originally 2-story rowhouse built ca. 1910, new one-story commercial storefront installed ca. 1925, storefront altered ca. 1960
Block 4049C Lot 012
Contributing Building

This an end-unit 2-story row building used for both residential and commercial space. The building has a mainly brick exterior, with wood paneling on the display section of the front exterior and a large display window next to the main entrance door. There is a wide eave with a rounded cornice at the junction of the first and second floor, and castellations at each end of the first story. The second floor is substantially recessed from the street and features an unpainted brick façade, a single hung sash window, and an entrance from the first floor roof. The roof is flat with a very wide eave overhang that is boxed with brackets, dentils and laurel garland frieze panels, reflecting an Italianate influence. Historically, this building was used as a potato shop as reflected in a 1928 city directory. It is currently in use as the Beautiful Ladies Beauty Salon.

3427 Greenmount Avenue
2-story brick commercial garage built ca. 1919
Block 4049C Lot 011
Contributing Building

This is a wide brick commercial building currently in use as a service garage, One Stop Auto. The building is variously 1 or 2 stories in different areas and has large fixed display windows as well as smaller single hung sash windows. The building has a flat roof with rounded red tile coping roof-wall juncture. In 1928, this building was unified with 3421-3429 Greenmount Avenue as the home of the Talbott Motor Company. The end gable is tucked behind stepping end wall segments.

3419 Greenmount Avenue
Block 4049C Lot 010
Non-Contributing Site

This is an empty lot used for parking and car storage for nearby retail stores and service garages.

3417 Greenmount Avenue
Block 4049C Lot 009
Non-Contributing Site

This is an empty lot used for parking and car storage for nearby retail stores and service garages. The lot was formerly occupied by the shop of tailor Winik Israel, as of 1928.

3415 Greenmount Avenue
Block 4049C Lot 008
Non-Contributing Site

This is an empty lot used for parking and car storage for nearby retail stores and service garages. The lot was formerly occupied by a residential rowhouse.

3413 Greenmount Avenue
Block 4049C Lot 007
Non-Contributing Site

This is an empty lot used for parking and car storage for nearby retail stores and service garages. The lot was formerly occupied by Goldsmith Henry's tailor shop (1928).

3411 Greenmount Avenue
ca. 1890 2-story frame dwelling with a gable roof, one-story brick storefront added ca. 1935
Block 4049C Lot 006
Contributing Building

This is a mixed used residential and commercial space that appears to be a typical residence, set back from the street, with a brick commercial space added to the front lot of the building and physically attached to the original residence. The house has a normal pitch cross gabled shingled roof with a brick chimney on the slope of the roof. Multiple types of single hung sash windows are visible from the second story. The first story front façade of the house has been covered with a single-story brick retail building that adjoins the house. The retail space, which is currently an income tax and MVA Tag and Title service shop, has a painted brick façade, large fixed display windows, 2 entrance doors, and flat roof with castellations at either end of the building. The building was historically a hairdresser's shop owned by Alma MacCanley.

3409 Greenmount Avenue
2-story frame rowhouse built ca. 1890 with a one-story brick storefront added ca. 1935, formstone applied ca. 1950
Block 4049C Lot 005
Contributing Building

This is a mixed used residential and commercial space that appears to be atypical residence, set back from the street, with a brick commercial space added to the front lot of the building and physically attached to the original residence. The house reflects a typical Baltimore row home design, with 2 stories and a painted brick façade, a flat roof, and a wide eave boxed with brackets and a band of decorative molding. The commercial space, at the front of the property, is a single story building with a formstone façade, large fixed display windows and 2 entrance doors. The roof is flat with castellations on either end. Historically the building was the 14th District City Council Headquarters, the Republic Building and Loan Association, Incorporated. It is currently occupied by David's Flowers and Balloons.

3407 Greenmount Avenue
2-story frame dwelling built ca. 1890 with one-story brick storefront added ca ca. 1935, modified ca. 1980 with plate glass windows and a slate façade
Block 4049C Lot 004
Contributing Building

This is a single story commercial building that has been built onto the front of an existing 2-story residential building. The original building appears to have been a house with Victorian influences, and has a front-gabled roof with a steep pitch. The commercial building has a slate façade with multiple large fixed display windows and an eave to accommodate a sign. The commercial building has a flat roof. It is used by the Good Fortune restaurant.

3405 Greenmount Avenue
2-story frame rowhouse built ca. 1890 with a one-story brick storefront added ca. 1935
Block 4049C Lot 003
Contributing Building

This is a mixed residential and commercial property that appears to be a typical residence, set back from the street, with a brick commercial space added to the front lot of the building and physically attached to the original residence. The house reflects a typical Baltimore row home design, with 2 stories and a painted stone façade, a flat roof, and a wide eave boxed with brackets and a band of decorative molding. The commercial space, currently Shun Lee Chinese carryout, on the front of the property is a single story building with a brick façade, two large fixed picture windows, and a flat roof. The building was historically the residence and shop of Beatrice Coogan, a local notary public.

3403 Greenmount Avenue
1-story brick commercial built ca. 1930
Block 4049C Lot 002
Contributing Building

This is a single story commercial building with a concrete exterior and a decorative façade covered in vertical siding. There are large fixed display windows and a flat roof. It is currently the Real Deal Jamaican American Carryout restaurant, and was historically Charles F. Kecourek, Jr.'s, tailor shop in 1928.

3401 Greenmount Avenue
2-story commercial building built ca. 1930
Block 4049C Lot 001
Contributing Building

This is a 2-story end-unit building in a row of mixed-use commercial and residential properties, built in the Art Deco style. The building has a painted brick exterior, and the corner of the building is rounded. There are fixed decorative windows and a decorative hexagonal window on the side of the building. There is a wide awning above the first story main entrance. The roof is flat. It is currently York Pizza, Subs & Wings and was the barber shop of Charles P. Maranto as of 1928.

Greenmount Avenue, West side from Southway down to Calvin:

3410 Greenmount Avenue
2-story frame dwelling built ca. 1880, with 1-story storefront addition ca. 1920, altered with plate glass bay window ca. 1980
Block 3735 Lot 001
Contributing Building

The group of buildings from 3410 through 3418 was historically used as Hack's Shoe Repair (1920-2012). They are currently divided into multiple commercial spaces including Topp City Topps and Bottoms Clothes, N'Debra African Hair Braiding, and Picture Perfect Cutz Barber Shop. 3410 Greenmount Avenue is a single story brick building with a corner entrance, and multiple fixed display windows. There is a decorative cornice and a wide eave overhang below a flat roof.

3412 Greenmount Avenue
2-story frame dwelling built ca. 1880, with 1-story brick storefront addition ca. 1920, altered with plate glass bay window ca. 1980
Block 3735 Lot 001
Contributing Building

This is a single story brick commercial building that has been built onto the front of an existing 2-story residential building in the Victorian style. The residential building has brown shingle siding and a cross-gable roof with a steep pitch. The blond brick commercial building has a fixed display window and a wide eave overhang below a flat roof.

3414 Greenmount Avenue

2-story frame dwelling built ca. 1880, with 1-story brick storefront addition ca. 1920, altered with plate glass bay window ca. 1980
Block 3735 Lot 001
Contributing Building

This is a single story brick commercial building that has been built onto the front of an existing 2-story residential building in the Victorian style. The residential building has brown shingle siding and a cross-gable roof with a steep pitch. The blond brick commercial building has a fixed display window and a wide eave overhang below a flat roof.

3416 Greenmount Avenue
2-story frame dwelling built ca. 1880, with 1-story brick storefront addition ca. 1920, altered with plate glass bay window ca. 1980
Block 3735 Lot 001
Contributing Building

This is a single story brick building with a corner entrance, and multiple fixed display windows. There is a decorative cornice and a wide eave overhang below a flat roof.

3418 Greenmount Avenue
1-story storefront addition ca. 1920, altered with plate glass bay window ca. 1980
Block 3735 Lot 001
Contributing Building

This is a single story brick building with a corner entrance, and multiple fixed display windows. There is a decorative cornice and a wide eave overhang below a flat roof.

Greenmount Avenue, East side from 34th down to Venable:

3353 Greenmount Avenue
2-story brick rowhouse built ca. 1890, with storefront addition altered ca. 1950
Block 4049B Lot 008
Contributing Building

This is a 2-story Italianate commercial property with a brick exterior and wood siding on the first floor façade, currently the Stadium Lounge bar. The main entrance is located at the corner of the building, and there are fixed display windows and single hung sash windows on the building. There is a wide boxed shingled eave over the first story. There is a flat roof with a wide eave boxed with brackets.

3351/51 ½ Greenmount Avenue
2-story brick rowhouse built ca. 1880, with storefront addition built ca. 1920
Block 4049B Lot 007

Contributing Building

This is a mixed residential and commercial property that appears to be atypical residence, set back from the street, with a brick commercial space added to the front lot of the building and physically attached to the original residence. The residential part of the building is a typical 2-story row house with single hung sash windows and a wide eave overhang boxed with brackets and a decorative cornice below a flat roof. The commercial portion of the building is a single story building with a brick exterior. It has fixed picture windows and a wide eave overhang and flat roof.

3349 Greenmount Avenue
2-story brick commercial building built ca. 1940
Block 4049B Lot 006
Contributing Building

This is a 2-story commercial building, currently Stereo & Jewelry Exchange with a brick exterior. The symmetrical decorative parapet at the top of the building reflects influence of the Mission style of architecture. The 1928 city directory lists the building as the barber shop of Eslinger and Delbridge.

3347 Greenmount Avenue
2-story brick rowhouse built ca. 1880 with storefront addition built ca. 1920
Block 4049B Lot 005
Contributing Building

This is a 2-story commercial building with Italianate influences, currently Barry's Hair Clinic. The first story has large fixed display windows and a wide eave overhang boxed without brackets. The second story has single hung sash windows and a flat roof with a deep cornice overhang boxed with three brackets. The building may have originally been a residence.

3339 Greenmount Avenue
1-story commercial building built ca. 1968
Block 4049B Lot 003
Non-Contributing Building

This is a single story commercial building with Contemporary influences, currently occupied by Bank of America. The building has a brick exterior and a flat roof with thin vertical fixed windows.

Greenmount Avenue, East side from Venable down to 33rd:

3333 Greenmount Avenue
(see 3331 Greenmount Avenue)

3331 Greenmount Avenue
ca. 1935 2-story commercial building
Block 4049B Lot 002
Contributing Building

This is a 2-story Mission style building with a painted brick exterior. The first floor features fixed windows and a wide cloth awning over the main entrance. The second floor also has fixed windows, with decorative painted wooded trim around their borders. There are three decorative ornamentations on the façade of the building above the second story windows, features garlands, wreaths, and a lute. The roof has a decorative symmetrical parapet with a narrow eave overhang. It is currently used by the Community Meditation Center, and was historically used as a nightclub and the Safe and Sound Center.

3313 - 3319 Greenmount Avenue
Originally built ca. 1920 as 2-story garage, 1-story commercial addition built ca. 1940, front façade altered ca. 1990
Block 4049B Lot 002
Contributing Building

This is a single story Mission-style building that has been built onto the front of a 2-story Mission style building. The building has a brick exterior. The original building has large casement windows and a basic parapet. The single-story front addition features decorative brickwork above the door and windows, and a triangular pediment above the main entrance. The roof is flat with a similar-style parapet to the 2-story portion of the building. It used to be Uncle Lee's restaurant, a popular restaurant and social gathering spot in the late 20th century. Before that, it was used as Schwaab Hall.

Greenmount Avenue, West side from Calvin down to Venable:

3400 Greenmount Avenue
Originally built as concrete block service station ca. 1942, modified ca. 1960
Block 3884 Lot 007
Non-Contributing Building

This is a commercial space currently being used by a restaurant, Waverly Crabs. It is a single story building with a painted façade and a flat roof. The mansard roof is covered in brightly painted siding.

3360 Greenmount Avenue
Originally 2-story brick commercial building built ca. 1910, modified with plate glass façade ca. 1960
Block 3884 Lot 006
Contributing Building

This is a 2-story commercial building with a brick exterior. The front façade is consists almost entirely of large fixed picture windows on both the first and second floor. There is a transom window above the main entrance door, and the roof is flat with a metal cornice. It is currently the Forever Alice clothing shop and in 1928 was the shop of Robert Lawson.

3358 Greenmount Avenue
Originally 1-story commercial building built ca. 1950, front façade altered ca. 1980
Block 3884 Lot 003
Contributing Building

This is an end-unit single story commercial building with a brick exterior. The façade features a recessed front wall with forward-leaning fixed display windows and a main entrance on the north side of the façade. The building has a metal cornice, a wide concrete band above the second story, and a flat roof. Historically, it was used as Murphy's Food Marker along with 3556 Greenmount Avenue (1928).

3354 - 3356 Greenmount Avenue
Originally 1-story commercial building built ca. 1950, front façade altered ca. 1980
Block 3884 Lot 003
Contributing Building

This is a single-story center unit commercial building with a brick exterior. The façade features two windows and a main entrance, but the building is currently not in use so details have been covered up by protective gates. There is a wide band of vertical metal siding on the top portion of the façade. The building has a flat roof. Historically, it was used as Murphy's Food Marker along with 3558 Greenmount Avenue (1928).

3354 Greenmount Avenue
Originally 1-story commercial building built ca. 1950, front façade altered ca. 1980
Block 3884 Lot 003
Contributing Building

This is a commercial building in use by H&R Block; in 1928, the building is listed in a city directory as the Stadium Garage. It is a single story building with a brick exterior and fixed display windows surrounding the main entrance door. There is colorful decorative tile on the ground in the main entrance. There is a wide band of vertical metal siding on the top portion of the façade. The building has a flat roof.

3338 Greenmount Avenue
Originally 1-story concrete block commercial building built ca. 1950
Block 3884 Lot 002
Contributing Building

This is a center-unit single story commercial building with a brick exterior, currently the Shear Intensity Hair Salon. The main façade features a series of fixed display windows that angle in towards a recessed main entrance on the south end of the façade. There is a wide band of concrete on the top portion of the façade, and a metal cornice. The building has a flat roof.

3336 Greenmount Avenue
Originally 1-story concrete block commercial building built ca. 1950
Block 3884 Lot 002
Contributing Building

This is a center-unit single story commercial building with a brick exterior, currently in use as Big Joe's Deli. The main façade features a series of fixed display windows that angle in towards a recessed main entrance on the south end of the façade. There is a wide band of concrete on the top portion of the façade, and a metal cornice. The building has a flat roof.

3334 Greenmount Avenue

Originally 1-story concrete block commercial building built ca. 1950
Block 3884 Lot 002
Non-Contributing Building

This is a single story commercial building, currently Jackson Hewitt Tax Services, with a brick and concrete exterior. There are large fixed picture windows topped by a concrete sign space with a pressed metal cornice and a flat roof.

3332 Greenmount Avenue
Originally 2-story brick ca. 1910 commercial building, altered ca. 1990 with infill storefront in original garage
Block 3884 Lot 002
Contributing Building

This is a 2-story center-unit commercial row building with a brick exterior, currently Miller's Financial services business. The building has Italianate influences. The first floor features a main entrance door and a fixed 3-panel display window with a large arched transom window above these features. The entrance area is arched, and decorative brick work above the transom window highlights the arch shape. The first and second floor façade is slightly recessed. There is a wide decorative cornice with brackets, and the roof is flat. In 1928, the building was Charles P. Hershfeld's cleaning services.

3326 Greenmount Avenue
Originally ca. 1890 2-story commercial building with 1-story addition ca. 1925, faced with formstone ca. 1950
Block 3884 Lot 001
Contributing Building

This is a 2-story commercial building with a stone and brick exterior with Italianate influences, currently the Mayflower Buffet restaurant. The first floor has a square-cut stone exterior, fixed windows, and a wide eave to allow for a sign. The second story has a painted brick exterior and a hipped roof with a wide boxed eave overhang. The hipped roof has a shallow pitch and is covered with standing steam terne metal. In a 1928 city directory, the building is listed as a grocery belonging to John P. Lacey and was later the home of the Golden Star restaurant.

West side from Venable down to 33rd:

3322 Greenmount Avenue
Originally ca. 1925 2-story brick commercial building, storefront altered ca. 1990
Block 3883 Lot 007
Contributing Building

This is a 2-story commercial property with a brick exterior built in the Mission style, currently in use as Moma's Groceries. There are fixed display windows on the first floor and single hung sash windows on the second floor. The roof is flat with a wide awning over the second story covered in Spanish style ceramic tiles. There are castellations on either edge of the roof.

3320 Greenmount Avenue
ca. 1950 1-story brick commercial building

Block 3883 Lot 006
Contributing Building

This is a single story commercial building with a brick exterior, currently the Tiam Yi Asian restaurant. The building features a symmetrical façade with two large fixe display windows with a central main entrance. There is a transom window above the main entrance door. The roof is flat, with a decorative cement cornice and spire-shaped cement castellations at either corner. In a 1928 city directory, the building was listed as Edward H. Little's upholstery business.

3308/3318 ½ Greenmount Avenue
ca. 1930 1-story brick commercial building, altered with plate-glass storefront ca. 1960
Block 3883 Lot 003
Contributing Building

This is a wide commercial space divided up among multiple businesses, currently in use as the clothing stores Dreams Boutique and Fashion Defense, and a Thai restaurant. The exterior is approximately half brick and half siding, with the northern half being brick and the southern half being covered in siding. The northern portion of the building is single story and reflects the mission style, with a symmetrical parapet on the façade of the flat roof, and decorative patterned brick work and a wide eave over a quarter of the façade covered in rounded green Spanish tiles. The southern portion of the building is also single story, with minimal detailing beyond fixed windows and a flat roof. Historically, the building was used as a grocery shop owned by Louis Wolf.

3302-06 Greenmount Avenue
Brick movie theater built 1921, altered ca. 1965 with conversion to 2 screens, altered ca. 1990 with conversion to commercial retail space
Block 3883 Lot 002
Contributing Building

This is an Art Deco movie theatre that has been used more recently as a commercial space but still retains many details of the Art Deco façade. The building was the Boulevard Theatre in the 1920s through the 1970s. The building features a marble exterior around the first floor entrance, with a large marquee still in place over the first floor, creating a wide eave overhang. The second floor features precast frieze panels (Dancing Muses) in the brick façade and a flat roof. There is a wide eave overhang boxed without brackets and colorfully painted molding below the eave.

3300 Greenmount Avenue
ca. 1900 2-story brick commercial building, altered ca. 1980 with plate-glass storefront
Block 3883 Lot 001
Contributing Building
This is an end unit row building with 2 stories and a brick exterior that is being used as a commercial space. There are fixed display windows on the first floor and single hung sash windows on the second floor that are topped by decorative brick arches. The roof is flat with a pressed metal cornice. It is currently in use as King's Fried Chicken and Christine's Discount Mart, a grocery shop. In 1928, the building is recorded as a drugstore owned by Burris & Kemp. A large billboard sits on its roof.

Greenmount Avenue, East side from 33rd below Gorsuch to 32nd:

3223 Greenmount Avenue
ca. 1900 2-story brick commercial building, storefront altered ca. 1990 with plate-glass and large sign
Block 4076 Lot 010
Contributing Building

Mission influenced deco building has a newer streamlined deco influenced façade. It is currently in use as Mr. Nifty dry cleaners.

3221 Greenmount Avenue
ca. 1925 2-story brick commercial building, altered with sheet metal façade and plate glass storefront ca. 1980
Block 4076 Lot 009
Contributing Building

This is a 2-story commercial space with a brick and metal siding exterior, currently occupied by Friendly Fired Chicken. The first story features exposed brick exterior beneath large fixed display windows. The rest of the building is covered in painted metal siding. There is a flat roof with a pressed metal cornice. Historically, it was the Virginia Dare Confections shop (1937).

3217/3219 Greenmount Avenue
ca. 1920 1-story commercial building, altered ca. 1990 with plate-glass storefront
Block 4076 Lot 008
Contributing Building

This is a single story commercial building with a painted brick exterior, currently occupied by a Payless shoe store. The front façade is covered in large fixed display windows. There is a large eave covered in metal siding and a flat roof. Historically, both storefronts were used as the Boulevard Hardware Company in 1928 before being divided - 3217 Greenmount Avenue was used as Wagner's Groceries and Meats, and 3219 was used as a bakery in 1937.

3213-15 Greenmount Avenue
ca. 1925 2-story commercial building, altered ca. 1980 with plate-glass storefront
Block 4076 Lot 007
Contributing Building

Art Moderne façade contains white glazed bricks with piping of black glazed bricks and precise concrete coping. The second level has two bays with four part industrial sash windows. The first level retail façade has been modified. This commercial building is currently being used as Shoe City and Raven Grocery and Dollar Mart. Historically, it was the Waverly Theater (along with what is currently Shoe City) and the Knockblock Brother's grocery store (1937).

3211 Greenmount Avenue
Movie theatre built 1909, altered ca. 1970 with conversion to commercial retail space, further altered ca. 1990 with sheet metal façade
Block 4076 Lot 006
Contributing Building

The original façade of this building has been covered by metal shed roof on the second level. It is believed that 19th century buildings remain intact underneath. This building, once the Waverly Theatre, is well documented and dates from about 1910. Terrazzo paving remains at street level and reflects the outline of the former ticket booth.

3203 Greenmount Avenue
ca. 1890 2-story commercial building, altered ca. 1990 with sheet metal façade and plate-glass storfront
Block 4076 Lot 003
Contributing Building

The original façade of this building has been covered by metal shed roof on the second and third levels. It is believed that 19th century buildings remain intact underneath. It is currently the Beauty Lane retail shop and previously was John and Agnes Deal's confectionary shop for more than a decade in the 1920s and 1930s.

3201 Greenmount Avenue
ca. 1890 2-story brick rowhouse, converted to storefront before 1914, altered ca. 1980 with plate-glass storefront
Block 4076 Lot 002
Contributing Building

A typical Baltimore Italianate style brick building with a wood cornice and brackets. This two part cornice is similar in design but not in material to the cornice on 3204. The windows on the second level are topped by a shallow arch of bricks that have been recessed into the façade.

Greenmount Avenue, West side from 33rd down to 32nd:

3240 Greenmount Avenue
Originally 1-story ca. 1925 commercial building with 5 separate storefronts on Greenmount, combined with adjoining building on E. 33rd Street ca. 1950
Block 3882 Lot 012
Contributing Building

This is an end-unit single story commercial building with Mission influences. The building has a painted stucco exterior and has a triangular parapet on the north and east side of the façade a well as pinnacles along the top of the façade. The building features multiple fixed display windows above a painted kneewall, and painted faux arches above each set of windows. It is listed as a ladies clothing shop in a 1928 city directory and then as Julius Adler's clothing shop in 1937. Stucco Spanish Colonial style building contains several storefronts. It is currently in use as Mamma Lucia's restaurant and was recorded as a restaurant owned by Clarence Hasslinger in 1928. Each corner of the buildings has a front gabled look, although the masonry in fact acts as a pediment on the flat roofed building. Each pediment contains three prominent finials, probably constructed from precast concrete. The corner portions of the building have one or more arched openings. Between the corner pediments, the façade is covered by a short metal shed roof and the storefront openings are rectangular. The building's name, Baker Block, has been embossed in to the stucco façade. The multiple storefronts include Mama Lucia's restaurant, Luxx Nail Spa, Boost Mobile, Beauty Island, and China Express. A portion of this building was originally addressed as 3228 Greenmount Avenue. This was the site of Public School No. 51 before it relocated to 34th Street, and later housed a Woolworth's department store.

3226 Greenmount Avenue
Originally 1-story ca. 1925 commercial building with 2 separate storefronts on Greenmount, storefront altered ca. 1960
Block 3882 Lot 012
Contributing Building

This is a Mission and Spanish Colonial influenced building with a single story commercial façade. There are multiple fixed display windows and a recessed entrance. The commercial portion of the building has been painted black, and there is a projecting eave below a stucco parapet.

3224 Greenmount Avenue
2-story commercial building built ca. 1910, altered with rear additions, altered façade 1914-1951, storefront altered ca. 1960
Block 3882 Lot 011
Contributing Building

Mission influenced deco building contains three bays of double four light casement windows and a plain brick pediment. The retail storefront has been heavily modified. It is currently in use as the Tom Boy retail store. The façade is punctuated by a projecting brick belt course over the windows.

3222 Greenmount Avenue
1-story commercial building built 1991
Block 3882 Lot 010
Non-Contributing Building

This is a single-story center-unit row building with a Post-Modernist tiled exterior. The building features a large display window and a flat roof. It is currently used by the Adult Books and Video shop, and was listed in historical city directories as William Wiley's jewelry shop (1928) and later Raymond Kibler's jewelry shop (1937).

3220 Greenmount Avenue
Originally 3-story rowhouse built ca. 1900, commercial front addition built ca. 1930
Block 3882 Lot 009
Contributing Building

Art Deco façade contains diagonal stone ornaments extending from the second floor to the roof. The second floor contains one large bay containing four windows extending over the majority of the building. Basket weave brick design is an additional façade feature. The retail storefront has been heavily modified. This commercial building was historically used as the Fesler Brothers' shoe shop and Katherine Rice's beauty shop in 1928 and later as the Venable Building & Savings Association (1937). It is currently ATPAC Tax Services.

3216 Greenmount Avenue
Originally built ca. 1900 as 2 2-story rowhouses, converted to commercial use ca. 1920, combined into single storefront ca. 1940, storefront altered with plate glass ca. 1960
Block 3882 Lot 008

Contributing Building

This is a 2-story Mission style commercial building with a brick exterior, currently in use as the clothing store X-Top Hip Hop Clothing. The first floor is made up of fixed display windows and a deeply recessed main entrance door. There is a wide eave over the first floor. The second floor also features two large fixed windows and a basic parapet in front of a flat roof. Historically, it was used as the Homewood Music Shop (1928) and later as Pauline Baher's ladies' clothing shop (1937).

3214 Greenmount Avenue
(see 3210 Greenmount Avenue)

3212 Greenmount Avenue
(see 3210 Greenmount Avenue)

3210 Greenmount Avenue
Originally built ca. 1900 as 3 2-story rowhouses, 2 combined into a single storefront ca. 1940, additional building combined into single unified storefront ca. 1970
Block 3882 Lot 004
Contributing Building

This is a wide commercial center-unit row building currently used as Blackstone Clothes. The first story façade is made entirely of fixed display windows, with a recessed main entrance. The second floor appears to be storage space, as the exterior is entirely metal siding with no windows or entrances. The roof is flat. A portion of this building was originally addressed as 3212 Greenmount Avenue and was recorded as a Men's Furnishings shop owned by Eva Frank in 1928 and 1937. 3210 Greenmount Avenue was listed as a shoe store owned by Ernest Condor in both the 1928 and 1937 directories.

3208 Greenmount Avenue
Originally built ca. 1900 as 2-story rowhouse, rear addition ca. 1920, storefront altered ca. 1960
Block 3882 Lot 003
Contributing Building

This art deco style building features a single marble trimmed central window on the second level with a classic deco ornamental stair step motif on both sides, The small cornice band is fluted. The first level storefront has been heavily modified but probably covers intact original details. This is a commercial building that is currently housing the Kitty's Lounge bar, and was previously used as a hoe repair shop owned by Louisa Stoler (1928) and later the Stoler family's restaurant (1937).

3206 Greenmount Avenue
(see 3204 Greenmount Avenue)

3204 Greenmount Avenue
Originally 3-story dwelling built ca. 1880, divided into 2 commercial spaces and rear addition built ca. 1920, storefront altered ca. 1960
Block 3882 Lot 002
Contributing Building

Four story brick commercial building may have originally been a residence, now being used as Magic Menswear. This simple second empire style building has four levels. The mansard roof is covered with patterned slate shingles and has dormers on the east and south sides. The unusual wood cornice is built in two parts. The two rails, a larger box at the top and piping at the bottom, are connected by wooden corbels. The area in between is the masonry wall of the building. The third level has double hung window and the second level has been modified to contain larger plate glass windows. The first level storefront contains a recessed doorway that appears to postdate the building and is probably from the early 1900s. Originally, part of the building had the 3206 Greenmount Avenue address and was a candy company in 1928 and later John Brandau's Men's Furnishings in 1937. 3204 Greenmount Avenue, originally a smaller property, was a cleaning shop in 1928 and later a liquor store and a dentist's office in the 1930s.

3202 Greenmount Avenue
(see 3200 Greenmount Avenue)

3200 Greenmount Avenue
Originally built ca. 1900, storefront altered ca. 1990
Block 3882 Lot 001
Contributing Building

This is a wide end-unit commercial building that was used in 1928 as Franz H. Samstag's soft drinks store and is currently Green's Carryout food shop. The first story has a brick exterior and the upper portion of the building is covered in siding. The main wing of the building faces Greenmount Avenue and feature several fixed display widows and an entrance on the south end of the building. The roof of this portion is front gabled with a low pitch. The back portion of the building is entirely covered in siding and has a flat roof.

Greenmount Avenue, East side from 32nd to Old York:

3133 Greenmount Avenue
Originally built ca. 1900, storefront altered ca. 1980
Block 4076A Lot 017
Contributing Building

This is a single story commercial building with a concrete façade currently occupied by a Rite Aid store. In 1928 the building was Read's Drug and Chemical Company according to a city directory from that year. The building has a flat roof with a pressed metal cornice and castellations on the top corners of the building. Previously, a section of this building was addressed as 3131 Greenmount Avenue wan was a radio center in 1928. Later, the addressees 3127-3131 Greenmount Avenue were used as an A&P Grocery (1937).

3131 Greenmount Avenue
(see 3133 Greenmount Avenue)

3127 Greenmount Avenue
Block 4076A Lot 016
(see 3133 Greenmount Avenue)

3125 Greenmount Avenue
(see 3123 Greenmount Avenue)

3123 Greenmount Avenue
Built 1900-1901, rehabilitated 2009-2010
Block 4076A Lot 015
Contributing Building

This is a 2-story brick building with Italianate influences, historically and currently used as the Waverly Fire House. There are two entrance doors with decorative brick work above each entrance. These are placed on either side of a larger garage-entrance, included in the design of the building because of its purpose as a firehouse. This garage entrance is arch-shaped with similar decorative brick work above the arch. All three entrances features a decorative piece of iron placed centrally above their arches. This first floor is topped with a decoratively carved cornice. The second floor has single hung sash windows surrounded with decorative brick work and topped with a decorative architrave. The roof is flat with a wide eave overhang and a projecting cornice on the façade of the building that is boxed with brackets. The building was allowed to deteriorate significantly during the 20th century until it had to be closed in 2009. After a serious rehabilitation effort by Baltimore City that included fitting the building with a new roof, new windows, and up-to-date appliances, the Waverly Fire House was reopened in May 2010.

3117 Greenmount Avenue
ca. 1920 2-story commercial building
Block 4076A Lot 014
Contributing Building

This is a 2-story Mission style building with a brick exterior that is currently vacant. The main entrance is framed by brightly painted vertical siding, including a wide band above the main entrance and window space. The second floor features a row of adjoined fixed windows. There is a band of decorative brick work above the second floor windows. This portion of the building includes three stone carvings set into the façade of the building with egg and dart surrounds framing urns and an owl. There is an ornate parapet fronting a flat roof. A 1937 city directory shows that this building was Joe the Motorist's auto accessories store.

3115 Greenmount Avenue
(see 3113 Greenmount Avenue)

3113 Greenmount Avenue
Originally built as a 3-story ca. 1880 dwelling, rowhosue attached on north side of dwelling ca. 1900, addition to the front of original dwelling ca. 1920, storefront altered to create a unified commercial space ca. 1970
Block 4076A Lot 12
Contributing Building

This is a wide 2-story commercial building with Italianate influences, currently being used as Harry's Liquors. The building appears to have originally been two center-unit row buildings that were combined. The building has a painted brick exterior. The first floor is obviously a commercial space, with fixed display windows and an eave with signage. The second floor windows have arched pediments and arched brickwork above them. The roof of the building is flat with a decorative cornice and a boxed eave overhang with brackets. Originally, a

portion of this building held the address 3115 Greenmount Avenue and was recorded as Geo M. Roger's seafood store in 1928, while 3113 Greenmount Avenue was the Knockblock Brothers' grocery store that same year. The two were later combined and used as a leather goods store in 1937.

3111 Greenmount Avenue
1-story bank building built ca. 1925
Block 4076A Lot 011
Contributing Building

This is a single-story commercial building with a stone façade that has been built onto an existing concrete exterior, currently being used as Waverly Grill and formerly the home of Provident Savings Bank. There is a high rectangular parapet backing onto a flat roof.

3107 Greenmount Avenue
Originally built as a dwelling ca. 1880, 3 attached 1-story commercial spaces added ca. 1920, combined into a single commercial space ca. 1980
Block 4076A Lot 010
Non-Contributing Building

This is a single-story commercial building with a metal siding exterior currently being used as Beauty Supplies. The façade is made-up entirely of fixed display windows and a main entrance, and there is a wide band of metal siding on the upper portion of the façade. The building has a flat roof. Historically, this building was used as Mildred Price's hairdressing shop in 1928 and later as a retail store in 1937. A portion of the building originally held the 3105 Greenmount Avenue address and was used as a High's Ice Cream store in 1937.

3103 Greenmount Avenue
(see 3101 Greenmount Avenue)

3101 Greenmount Avenue
Originally built as 2 2-story commercial buildings, attached to adjoining 1-story commercial building by 1-story industrial building at rear, combined with adjoining buildings through unified storefront ca. 1970
Block 4076A Lot 008
Contributing Building

This is a 2-story center-unit Mission-style commercial building with a brick exterior. The front façade has been covered in synthetic painted siding, and the southern portion of the building only retains the first floor. There are multiple fixed display windows and a recessed main entrance door. The second-story portion of the building has a small parapet backing onto a flat roof. A portion of the building was historically addressed as 3103 Greenmount Avenue and was use as the Better Maide Candy Company, a dry goods store, and a grocery store in 1928. It also may have been the home of J.S. and Sarah Bateman in the past.

3031 Greenmount Avenue
Originally built as a 1-story commercial building, attached to adjoining 2-story commercial buildings by 1-story industrial building at rear, combined with adjoining buildings through unified storefront ca. 1970
Block 4076A Lot 008
Contributing Building

This is a single story commercial building with a painted wooden siding exterior and a flat roof. It is currently in use as a Goodwill, and was historically the site of a Methodist church. As noted by Anna Cole, it was constructed at the 2-mile marker along Old York Road to indicate its distance from City Hall.

3029 Greenmount Avenue
2-story commercial building built ca. 1940, storefront altered ca. 1970
Block 4076A Lot 007
Contributing Building

This is a 2-story mixed used building with Italianate influenced, currently used as a clothing store. The building has a brick exterior; the first floor façade has been covered in painted wooden siding. There are 2 entrance doors and several fixed display windows. The second floor features single hung sash windows grouped in pairs and topped with decorative brick work in the shape of large arches. The top of the building has a decorative cornice with decorative two-tone brick work in the form of brackets. In 1928, this building as well as 3027 Greenmount Avenue were occupied by a plumbing business. Later, 3029 Greenmount Avenue was used as an ice cream parlor and Charles C. Smith's billiards hall (1937), and is currently used as Next Level Fashion.

3023 Greenmount Avenue
Originally built as 2-story rowhouse ca. 1900, 1-story addition of separate commercial space built on north side built ca. 1920, spaces unified with a single storefront altered ca. 1990
Block 4076A Lot 006
Contributing Building

This is an Italianate-influenced row house with a built out single-story commercial space on the front of the property. The commercial space has a brick exterior and single hung sash windows. There is a wide eave covered in painted siding below the flat roof. The second story of the row house, visible above the flat roof, also has single hung sash windows and a façade that has recently been covered in some sort of concrete. The roof is flat with a wide eave overhang boxed with brackets and a decorative cornice. In 1928 this building was documented as Louis Frame's tailor shop in a city directory.

3021 Greenmount Avenue
Originally 2-story duplex dwelling built ca. 1880, 1-story addition with 2 commercial spaces built ca. 1910, spaces unified with single storefront altered ca. 1990
Block 4076A Lot 005A
Contributing Building

This is a 2-story Gothic Revival-influenced residential building with a commercial building added onto the front of the property. The single story commercial building addition has a brick and wood siding exterior and has been divided into two commercial spaces. The left side of the building has a large decorative window while the right side has a wide eave covered with shingles. The roof is flat and there is a wide boxed eave and decorative cornice. The second floor of the Gothic Revival house is still visible, though more recessed from the road. Half of the façade has older, more irregular wood siding while the other half has updated painted wooden siding that is more regular in size and shape. There are single hung sash windows and a decorative transom window above the second floor windows. The roof is a cross-gabled roof with a normal side pitch and a steep front pitch. There is a wide eave overhang and the roof is covered with shingles. This building was historically used as a

family-run shoe repair first owned by Geo Conosenti in 1928 and later owned by Pietro Conosenti in 1937. A portion of this building was originally addressed as 3019 Greenmount Avenue, and the two were used as Main Street Hats; 3019 Greenmount Avenue was also a baker's shop (1928) and later a produce shop (1937).

3019 Greenmount Avenue
Block 4076A Lot 005
(see 3021 Greenmount Avenue)

3017 Greenmount Avenue
(see 3015 Greenmount Avenue)

3015 Greenmount Avenue
Originally 2-story ca. 1900, expanded to 2-story buildings ca. 1940
Block 4076A Lot 003
Contributing Building

This is a 2-story row building with a brick exterior. The façade has a large decorative glass-block windows and an asymmetrical main entrance. There is a similar large decorative glass window on the second floor, and there is some decorative brick work on the top of the façade. The building has a flat roof. It was historically addressed as 3015 and 3017 Greenmount Avenue – the former was used as a dry goods store (1928) and later Vinson's veterinary clinic (1937) and the latter was the York Road Savings Association before being converted to the York Road Building Association.

3013 Greenmount Avenue
Originally two adjoining 1-story commercial buildings built ca. 1900, expanded to 2-story buildings ca. 1940
Block 4076A Lot 001
Contributing Building

This is a 3-story center unit row building with a brick exterior; the third floor or attic façade has been covered in painted wood siding. The façade has a large decorative glass window and an asymmetrical main entrance. There are two similar large decorative glass windows on the second floor. The third floor has two sliding windows and a slight eave overhang without brackets below the flat roof.

3011 Greenmount Avenue
Originally 2-story brick commercial building built ca. 1900, altered ca. 1970
Block 4076A Lot 001
Contributing Building

This is a wide end-unit 2-story row commercial building with a brick exterior, currently being used as the People's Community Health Center. The first floor has been divided into multiple commercial spaces with several entrances and fixed display windows. One portion of the first floor façade has been covered in brightly painted siding, and various eaves have been placed over the first floor entrances and windows. The second floor has both fixed and single hung sash windows, and different types and colors of bricks have been used to give the exterior a striped appearance. The roof is flat. It was used for many years as James M. Sinclair's sheet metal workshop, and is listed as such in both the 1928 and 1937 city directories. Prior to that, it was the office of local magistrate W.D. Wright.

Greenmount Avenue, West side from 32nd down to 31st:

3130 Greenmount Avenue
3-story commercial building built ca. 1925
Block 3881 Lot 024
Contributing Building

This is a red brick 3-story commercial building with red trim with Mission and Victorian influences that is currently used by Pete's Grille restaurant and was formerly the home of the Baltimore Trust Company. The first level has black fabric awnings over windows and door. The second floor facing Greenmount has large window in three sections with ornate brick sills. The third floor has 9 over 1 double hung windows with soldier course headers and ornate brick sills.

3128 Greenmount Avenue
Originally built ca. 1890 as a 2-story dwelling with a 1-story commercial storefront addition, expanded to rear with 2-story warehouse built ca. 1925, warehouse later demolished with 2-story commercial addition on 32nd Street built ca. 1940
Block 3881 Lot 023
Contributing Building

This is a single-story commercial building with a brick exterior. There is an eave in the Italianate style over the main entrance that appears to be very new, and the building has a flat roof. In 1928 this building was a music store before becoming a restaurant in the 1930s.

3126 Greenmount Avenue
Originally 2-story dwelling built ca. 1880, 2-story commercial storefront addition built ca. 1910, expanded with 1-story addition at rear ca. 1940
Block 3881 Lot 022
Contributing Building

This is a stone front 2 story commercial building with slate accent and front pitched roof. It is currently used as Melba's Place restaurant. The 1st floor has one small arched stoned door way off to the right corner of the building and a large arched doorway with red fabric awning at its center with a window on either side. At the top of the 1st floor is a long rectangular red brick inlay. The 2nd floor has two windows with stone flower boxes below each.

3124 Greenmount Avenue
Originally 1-story garage with attached office and commercial space built ca. 1920, converted to commercial space with unified storefront ca. 1950
Block 3881 Lot 020
Contributing Building

This is a single story commercial space with a wooden siding exterior. The building has large fixed display windows and an asymmetrical side entrance. The roof is flat with a pressed metal cornice. A city directory lists

the addresses 3122-3124 Greenmount Avenue as an auto accessories store in 1928 and later a garage and barber shop in 1937.

3122 Greenmount Avenue
Originally 1-story garage with attached office and commercial space built ca. 1920, converted to commercial space with unified storefront ca. 1950
Block 3881 Lot 020
Contributing Building

This is a 2-story commercial center unit row building currently used a Goldstone Jewelry. The first floor is mostly made of fixed display windows, though there is some brick work present in the foundation. The second floor façade has been covered in red tile. Both the first and second stories are bordered with rounded metal decorative borders, and rounded metal has been used to create a modern cornice over the first floor as well. The building has a flat roof. It has been historically documented as an early auto accessories store in the 1920s and a garage and barber shop in 1937, along with 3124 Greenmount Avenue.

3120 Greenmount Avenue
Originally 2-story dwelling built ca. 1880, 1-story commercial storefront addition ca. 1920
Block 3881 Lot 019
Contributing Building

This Victorian house currently has a red extended store front on the 1st floor that hides this beautiful white structure with classic Victorian detailing. But the upper section of the original pitched roof and second floor are still visible. It has two windows evenly spaced across its second floor facade and an arched window adorns the attic. Historically, this building was used to house local businesses such as the Better Homes Building Association in 1928 and a restaurant in 1937.

3118 Greenmount Avenue
Originally 2-story rowhouse built ca. 1890, 1-story rowhouse addition at rear with ca. 1900 conversion to commercial space, 1-story addition to create unified storefront built ca. 1920
Block 3881 Lot 008
Contributing Building

This is a 2-story Italianate-influenced row home with a single-story extended storefront covered in painted wooden siding. The commercial space in the building is currently Greenmount Loan & Jewelry, and was historically used as a hardware store (1928) and a Singer sewing machine shop and dentist's office (1937). The first floor is wide with multiple fixed display windows and a cloth awning below the flat roof. The row house also has a painted wooden siding exterior and a flat roof. The windows have been covered. The roof is flat with a wide eave overhang boxed without brackets and a decorative cornice featuring carved and painted wreaths.

3114/3116 Greenmount Avenue
1-story commercial building built ca. 1955, storefront altered ca. 1980
Block 3881 Lot 017
Non-Contributing Building

This is a single story commercial building with a brick exterior, currently being used as Red Shed. It has large fixed display windows and a flat roof. It was historically the site of the residence of M.E. and L.F. Aull.

3112 Greenmount Avenue
Originally built ca. 1900 as 2-story rowhouse, 2-story commercial addition on front built ca. 1940, storefront altered ca. 1960
Block 3881 Lot 016
Contributing Building

This is a 2-story commercial building with Italianate influences, currently being used as the M&J Store. The first floor is mostly large fixed windows with a recessed entrance. The second story features single hung sash windows topped by decorative cornices that are boxed with brackets. The roof is flat with an eave overhang. Historically, this building was documented as the residence of Jos P. McGinn in 1928 before being adapted for commercial use. By 1937, it was the Charles Mall Hardware store.

3110 Greenmount Avenue
Originally a ca. 1900 2-story commercial building, altered ca. 1920 with 2-story front addition and tile roof, 2 adjoining 2-story rowhouses on north side demolished for a 1-story commercial addition built ca. 1950
Block 3881 Lot 013
Contributing Building

This is a single-story center-unit commercial building with a brick exterior, currently in use as Herman's Discount Store. The façade has been covered in a smooth painted synthetic exterior, and features fixed display windows surrounding a recessed main entrance, and a rounded cornice has been built over the commercial space. The southern portion of the building is 2 stories and may have originally been a Mission style row house. The first floor has been incorporated into the previously described façade, but the second floor appears to retain the original paired windows. The roof is flat, but there is a cornice covered in green rounded tiles and an eave boxed with brackets. This eave is also on the south elevation. There are castellations and a matching chimney at the four corners of the roof. The building was documented as Lewis Ash Radio in 1937. A portion of the building was originally addressed as 3108 Greenmount Avenue and was used as Boulevard Jewelry and an optometrist's office in 1928. Another portion of the building was addressed as 3106 Greenmount Avenue and was used from 1928 t0 1937 as a Men's Furnishings store.

3108 Greenmount Avenue
Block 3881 Lot 013
(see 3110 Greenmount Avenue)

3106 Greenmount Avenue
Block 3881 Lot 013
(see 3110 Greenmount Avenue)

3100 Greenmount Avenue
Originally 2-story town hall built in 1873, ca. 1910 divided into multiple commercial spaces with entrances on E. 31st St. and Greenmount Avenue, 1-story rear addition built ca. 1920, 1-story addition on north side built ca. 1950, windows infilled and storefront altered ca. 1970
Block 3881 Lot 010

Contributing Building

This white Georgian-style brick building with some green trim celebrated its centennial in 1973 by commemoration of the Maryland State Senate. It is known historically as the Waverly Town Hall. It has the great symmetry of the Georgian style with the second floor featuring a large center window with an arch top and two smaller windows crowned by ornate triangle relief atop. These were replaced with three newer plain windows. The first floor use to feature a center doorway with a large ornate arch with two widows on either side, but those details are now covered by the front additions that are north side Tavern and small store front. This building was historically used as the Waverly Post Office (1928) and later Mildred Mae Wonneman's beauty shop (1937). A portion of this building was historically addressed as 3102 Greenmount Avenue and was apartments and Seward's Drug Store in 1928 and later a plumber's shop, a hat cleaner, and a dentist's office in 1937. In 1936, an addition was made onto the back (west side) of the building that is addressed 422-428 East 31st Street. It is currently vacant but was last rented by the Changing Directions retail shop, and prior to that was the Bread and Roses Coffeehouse during the 1970s and 1980s. The building is considered a Baltimore City Landmark and now features a plaque contributed by the Baltimore National Heritage Area.

East side from Old York down to 30th:

3009 Greenmount Avenue
(3001 Old York Road)
Originally built 1847, re-built after 1858 fire on original walls and foundation, enlarged in 1875; parish house built 1866; rectory built 1868
Block 4074 Lot 004
Contributing Building

This is a large church, known as St. John's in the Village, with multiple buildings in the Gothic Revival style with stone exteriors, including a rectory building and a parish building, as well as a cemetery. The parish building was historically used as a school. The buildings have granite and wood trim throughout. The main building has a double door main entrance with lancet windows on either side and a cinquefoil window overhead. The building also features a large bell tower, also with a double door entrance and lancet windows. The building features multiple stained glass windows. The roof is cross-gabled with a steep pitch. A secondary building is built in a similar style, with stone exterior and wood trim clearly visible. This building has a main entrance on the north side of the façade, and multiple lancet windows throughout. There is decorative spindlework above the covered main entrance, as well as a truss in the gable of the roof. The roof is cross gabled with a normal pitch. The church is surrounded by a large amount of green space, some of the minimal remaining green space along the commercial corridor in Waverly. Lizette Woodworth Reese is buried in the church cemetery. The church, which used to be known as St. John's Huntington, is listed on the National Register of Historic Places.

3007 Greenmount Avenue
(see 3005 Greenmount Avenue)

3005 Greenmount Avenue
1-story commercial building built 1958, altered ca. 1980
Block 4074 Lot 002
Non-Contributing Building

This is a single story commercial building with a brick exterior, currently in use as a Sudsville laundromat. It is currently in use as a laundry facility. It features a painted front façade on 30th Street with decorative tile work. There are multiple fixed windows in sets of three. The building has a wide cloth awning wrapping around the entire top portion of the exterior, and there is a flat roof.

3001 Greenmount Avenue
Block 4074 Lot 001
Non-Contributing Site

This is an empty lot that is currently in use as a parking area for an adjoining commercial building. In various historical city directories, the building that was once located in this lot was used for a plumber's shop, a woodworker's shop, and the Landmark Building Association.

Greenmount Avenue, West side from 31st to Vineyard:

3048 Greenmount Avenue
2-story rowhouse built ca. 1890
Block 3856 Lot 013
Contributing Building

This is a 2-story Italianate end unit row commercial building with a brick exterior, currently in use as multiple stores including Gregg's Bakery and Grocery, Normal's Books and Records, and Studio Fixx. In the past it has been home to Sam's Belly Food Cooperative and The 31st Street Women's Bookstore. The first floor has a large fixed display window and an asymmetrical main entrance. There is a decorative cornice above the first floor. The second floor has single hung sash windows, with small arches on top of each window. The roof is flat, with an extremely wide boxed eave and a decorative cornice. In 1937, the building was recorded in a city directory as a confectioner's shop.

3046 Greenmount Avenue
2-story commercial building built ca. 1910, combined with adjoining buildings on south side ca. 1950, formstone façade applied ca. 1960
Block 3856 Lot 012
Non- Contributing Building

This is a 2-story center unit row commercial building with a stone exterior, currently in use as a check cashing business. The first floor features a large fixed display window set within a stone arch. The main door is also recessed. There is a decorative sign space above the first story windows and doors, though it is currently blank. The second floor has one single hung sash window set within a larger pane of decorative glass. There is a decorative cornice below the flat roof. This building was used as Zepp's Photos in 1928 and 1937 according to city directories, and is currently occupied by a check cashing business.

3040 Greenmount Avenue
Originally a wide brick dwelling built ca. 1890, combined into a single structure with 2 storefronts with ca. 1950 1-story commercial addition and adjoining ca. 1910 commercial building to the north
Block 3856 Lot 011
Contributing Building

This is a 1-story commercial row building currently used as Liberty Tax Services. The building is covered in metal siding and is divided into two storefronts. The building has a flat roof.

3038 Greenmount Avenue
2-story rowhouse built ca. 1900, with 1-story storefront addition ca. 1920
Block 3856 Lot 010
Contributing Building

This is a property that encompasses what may have originally been several 2-story Italianate row houses that have now been divided into a mixed-used building. The first floor has a visible recessed private entrance with a transom window as well as several large fixed display windows. The exterior has been covered since the original construction with some sort of plaster coating. The windows are all single hung sash windows. The roof is flat, and there is a wide eave overhang boxed with brackets and a decorative cornice. It was documented as a florist shop in 1928 and later the Suwall Brothers' Batteries shop in 1937. It is currently being used as the Dream Girls and Ann's Clothing retail stores.

3036 Greenmount Avenue
2-story rowhouse built ca. 1900, with 1-story storefront addition ca. 1920
Block 3856 Lot 009
Contributing Building

This is an Italianate-influenced mixed-use row building with a wood siding exterior. The first story has several large fixed display windows and a public entrance. The second floor has single hung sash windows. The roof is flat, and there is a wide eave overhang boxed with brackets and a decorative cornice. In the 1937 city directory, the building is listed as occupied by the Harry J. Smith restaurant. It is currently being used as Sure Wireless.

3034 Greenmount Avenue
2-story rowhouse built ca. 1900, with storefront addition ca. 1970
Block 3856 Lot 008
Contributing Building

This is an end-unit row commercial building with a brick and wooden siding exterior, currently used as the Darker Than Blue Cafe. The first floor has a brick façade, with display windows for a storefront and a wide boxed eave overhang with brackets and a decorative cornice. The second floor has a full-front porch and a wooden siding façade. There is an entrance door from the porch as well as single hung sash windows. The roof is flat and there is a wide eave overhang boxed with brackets and a decorative cornice. Historically, the building was used as George Shuman's restaurant (1937).

3028 Greenmount Avenue
Originally 3 separate 2-story rowhouses built ca. 1900, combined into single commercial building with unified storefront ca. 1990
Block 3856 Lot 005
Contributing Building

This is a central unit double wide row house with Queen Anne influences and a brick exterior. The original first story porch has been filled in to accommodate additional interior space. This extends further towards the road than the second story, and is topped with a shingled eave. The second floor has three large bay windows topped with cornices and decoratively curved roofs. The actual building is flat with three tall, decoratively shaped parapets. It is currently in use as a portion of the People's Community Health Center.

3026 Greenmount Avenue
2-story rowhouse built ca. 1900
Block 3856 Lot 004
Contributing Building

This is a 2-story end unit row house with Queen Anne influences and a brick exterior. There are cement steps leading to a full-front porch with a low railing and classical support columns. There is a main entrance with a transom window and single hung sash windows. The second floor has a large bay window topped with a cornice and a decoratively curved roof. The actual building is flat with a tall, decoratively shaped parapet. It was historically the home of the Spellman plumber shop (1937). This was recently purchased by PCHC as part of an adjacent expansion project.

Greenmount Avenue, West side from Vineyard down to 30th:

3010/20 Greenmount Avenue
1-story commercial building built ca. 1960
Block 3856 Lot 002
Contributing Building

This is a wide single story commercial space with a tan brick exterior, currently in use as a hair studio and restaurant. There are multiple fixed display windows as well a entrances to various businesses built into the exterior. The roof is flat. Historically, the building was used as the residence of Charles T. Leight, according to a 1928 city directory.

3008 Greenmount Avenue
1-story commercial building built ca. 1960
Block 3856 Lot 001
Contributing Building

This is a single story commercial space with a tan brick exterior, currently in use as a church; as late as 2011, the building was St. Peter's Church of Redemption. The façade has large fixed display windows and a centralized entrance door, below a wide decorative eave covered in shingles. The building has a flat roof. In the 1928 city directory, the building is recorded as Wolfe's Florist.

3000 Greenmount Avenue
1-story commercial building built ca. 1960
Block 3856 Lot 001
Contributing Building

This is a single story commercial space with a tan brick exterior currently in use as a dance studio. The façade has large fixe display windows and a centralized entrance door, below a wide decorative eave covered in shingles. The building has a flat roof.

Greenmount Avenue, West side from 30th to 29th:

2958 Greenmount Avenue
2-story brick rowhouse built ca. 1900, front porch infilled with brick ca. 1940
Block 3855 Lot 017
Contributing Building

This is a 2-story end unit row house with a painted brick exterior, currently in use as a residence and barber shop. It was built as a unified residential development along with 2956, 2954, 2952, 2950, 2948, 2946, and 2944 Greenmount Avenue. The first story has been filled in to accommodate a commercial space. Therefore, the façade has only a fixed window, and the main entrance is now located on the building's north side. The filled-in first story is topped by a slanted shingled roof. The second floor has single hung sash windows and is topped by a band of decorative garland pressed tin frieze. There is a slight eave overhang boxed with brackets and a decorative cornice below a flat roof. The 1928 city directory lists the building as the Hoffman paperhanger shop. The second floor is currently being used as a barbershop.

2956 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 016
Contributing Building

This is a 2-story center unit row house with a brick exterior. It has concrete steps leading to a full-front porch with narrow wooden support columns, a low railing, and a shingled overhang with a boxed eave. The second floor has single hung sash windows and is topped by a band of decorative garland carvings. There is a slight eave overhang boxed with brackets and a decorative cornice below a flat roof.

2954 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 015
Contributing Building

This is a 2-story center unit row house with a brick exterior. It has concrete steps leading to a full-front porch with narrow wooden support columns, a low railing, and a shingled overhang with a boxed eave. The second floor has single hung sash windows and is topped by a band of decorative garland pressed tin frieze. There is a slight eave overhang boxed with brackets and a decorative cornice below a flat roof.

2952 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 014
Contributing Building

This is a 2-story center unit row house with a brick exterior. It has concrete steps leading to a full-front porch with narrow wooden support columns, a low railing, and a shingled overhang with a boxed eave. The second floor has single hung sash windows and is topped by a band of decorative garland pressed tin frieze. There is a slight eave overhang boxed with brackets and a decorative cornice below a flat roof.

2950 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 013
Contributing Building

This is a 2-story center unit row house with a brick exterior. It has concrete steps leading to a full-front porch with narrow wooden support columns, a low railing, and a shingled overhang with a boxed eave. The second floor has single hung sash windows and is topped by a band of decorative garland pressed tin frieze. There is a slight eave overhang boxed with brackets and a decorative cornice below a flat roof.

2948 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 012
Contributing Building

This is a 2-story center unit row house with a brick exterior. It has concrete steps leading to a full-front porch with narrow wooden support columns, a low railing, and a shingled overhang with a boxed eave. The second floor has single hung sash windows and is topped by a band of decorative garland pressed tin frieze. There is a slight eave overhang boxed with brackets and a decorative cornice below a flat roof.

2946 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 011
Contributing Building

This is a 2-story center unit row house with a brick exterior. It is currently being used for the Snip & Clip Grooming Shop. It has concrete steps leading to a full-front porch with narrow wooden support columns, a low railing, and a shingled overhang with a boxed eave. The second floor has single hung sash windows and is topped by a band of decorative garland pressed tin frieze. There is a slight eave overhang boxed with brackets and a decorative cornice below a flat roof.

2944 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 010
Contributing Building

This building is a center unit row house that appears to retain approximately half of the original structure. It is two stories with a painted brick exterior. There is a partial front porch with a recessed front entrance. There are single hung sash windows throughout. The second floor has a band of decorative garland pressed tin frieze, as well as a slight eave overhang boxed with brackets and a decorative cornice below a flat roof.

2942 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 009
Contributing Building

This is a 2-story center unit row house with a painted brick exterior, currently being used for the Dominican Hair Creation salon. Along with 2940, 2938, 2936, 2934, 2932, and 2930 Greenmount Avenue, it was built as unified residential development with AA-B-C-B-AA rhythm. Records from 1928 indicate it being used as a barber shop that year as well. There is a main entrance with a transom window above it, and single hung sash windows throughout. The house has a front gabled roof with a normal pitch and a boxed eave overhang.

2940 Greenmount Avenue
2-story brick rowhouse built ca. 1900, altered with storeftont infilled with brick ca. 1980
Block 3855 Lot 007
Contributing Building

This building is two center-unit row houses that have been merged and repurposed as a church, currently housing the Outreach Temple. The building is two stories with a painted brick exterior, and a decorative brick wall with the pattern of a large cross has been erected in front of most of the first floor façade. There is a narrow main entrance door on the north side of the façade, and the single hung sash windows on the second floor have small arched pediments above them. The northern portion of the roof is front gabled with a normal pitch and a boxed eave overhang. The southern portion of the roof is flat with a boxed eave overhang.

2938 Greenmount Avenue
Block 3855 Lot 007
(see 2940 Greenmount Avenue)

2936 Greenmount Avenue
2-story brick rowhouse built ca. 1900, façade covered with formstone ca. 1950
Block 3855 Lot 006
Contributing Building

This is a 2-story center unit row house with a stone façade. There are concrete steps leading up to a main entrance on the north side of the façade and single hung sash windows throughout. There is decorative stonework above the windows and door, and the doorway has a very slight arch shape. The roof is front gabled with a normal pitch and a boxed eave overhang.

2934 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 005
Contributing Building

This is a 2-story center unit row house with a brick façade. The main entrance is on street level, and there is a small fixed window directly above the entrance door. There appears to have been arched pediments above the door and first floor windows at some point; now there is differently colored brick work in these places in the shape of arches. There is also decorative brick work above the missing pediments and above the second floor

windows. The roof is flat with a boxed eave overhang and a cornice. City directory records from 1928 indicate that the property was owned by Frank A Lyons, a contractor.

2932 Greenmount Avenue
2-story brick rowhouse built ca. 1900
Block 3855 Lot 004
Contributing Building

This is a 2-story center unit row house with a brick façade, currently being used as the Versatile Ambience store. There are concrete steps leading to a main entrance door on the north side of the façade and single hung sash windows throughout. There are small arched pediments and decorative brick work above the windows. The roof is front gabled with a normal pitch and a boxed eave overhang with a cornice.

2930 Greenmount Avenue
2-story brick rowhouse built ca. 1900, façade covered with formstone ca. 1950
Block 3855 Lot 003
Contributing Building

This is a 2-story end-unit row house with a stone façade, currently occupied by Blackwell's Barber Shop. There are concrete steps leading to a main entrance door on the north side of the façade with a transom window above it. The first floor windows appear to be fixed, and the second floor windows are single hung sash windows. There is decorative stonework above each of the windows and all of the windows and doorways are topped by an arch shape. The windows have an arched pediment above the actual window but below the decorative stonework. The roof is front gabled with a normal pitch and a boxed eave overhang with a cornice.

2920 Greenmount Avenue
1-story brick building built ca. 1957
Block 3855 Lot 002A
Contributing Building

This building is a streamlined one story structure of red brick with a US bond course that is comprised of alternating bond and running bricks. The step up entrance with a landing flanked by steps on either side is now protected by a pull down screen. A flat roofed mill finish aluminum canopy covers the landing and is supported by narrow round metal columns. A horizontally disposed two light window is located to the left of the entrance. Two stacked courses of oversized brick flank the window and are entirely framed by a row lock coursing of brick. This brick motif also flanks the entrance. To the right of the entrance, a similar banding of brick frames five blocked up window openings. The infill material is white split face block. There are seven columns of stacked course oversized brick between each opening. Again, a row lock course frames the entire band. Terra cotta coping crowns the building. It is currently being used as a storage warehouse.

2900/2904 Greenmount Avenue
Originally built ca. 1890 as 3 separate 2-story brick rowhouses, combined into a single commercial building ca. 1940
Block 3855 Lot 002
Contributing Building

The commercial structure at 2900 Greenmount Ave. is a two story painted brick building, currently in use as Magic Town. It is comprised of a glass storefront base which sits on a painted masonry kneewall. A framed canopy with an asphalt shingle roof separates the base from the band of seven one over one double hung windows. A historic cornice has been wrapped in painted bent metal. This is the original site of the Brady Mansion, which was then demolished to make way for the Oriole Parks.

Greenmount Avenue, East side 30th to 29th:

2915 Greenmount Avenue
3-story brick rowhouse built ca. 1890, 1-story storefront added ca. 1910, altered ca. 1990
Block 4072A Lot 005
Contributing Building

This is a 3-story end unit row building with mixed commercial and residential uses, currently used to house the Soul Shack Carryout restaurant. It has a painted brick exterior, and the first floor façade has been partially covered in siding. The main entrance door is located on the northwest corner of the building. A small, shingle-covered boxed eave sits above the first floor entrance and windows, creating a small storefront. The top two floors of the building appear to be vacant – the glass panes are missing from most of the windows. The roof is flat, with a wide eave overhang boxed with brackets at the corners of the building. Records from 1928 indicate that the building was grocery store run by Tracey Emanuel.

2913 Greenmount Avenue
3-story brick rowhouse built ca. 1890, 1-story storefront added ca. 1910, altered ca. 1990
Block 4072A Lot 004
Contributing Building

This is a 3-story end unit row building with a painted brick exterior. The first floor has been converted into a commercial space, and there are brick steps leading up to an entrance on the south side of the façade as well as a fixed display window. There is a wide boxed eave above the first floor. The second and third floors are vacant with boarded up windows. The roof is flat with a wide eave overhang boxed with brackets. The building was historically used as the Guilford Press Printers, according to a 1928 city directory, and is currently in use as the Darow-Salam African Hair Braiding shop.

2911 Greenmount Avenue
2-story brick rowhouse with storefront built ca. 1910, storefront expanded with side addition ca. 1950 and plate glass window
Block 4072A Lot 003
Contributing Building

The building is comprised of a symmetrical second floor with a central bay window with three one over one units. It has been altered by the introduction of painted wood panels (probably over the original tin). A painted cornice caps this section of the building. The street level storefront is also symmetrical but is off axis from the second floor due to a one story addition on its south side. An arched central opening frames a sunken entry with two store doorways flanking a display window. Each store has a display window adjacent to the sidewalk. Above the arch, there is a thin signage band capped with a painted valance. It was historically used as a dry goods store owned by Ida Singer (1928) and is currently in use as the Revive Natural Hair Salon and Day Spa.

2909 Greenmount Avenue
1-story commercial building built ca. 1963
Block 4072A Lot 002A
(see 2907 Greenmount Avenue)

2907 Greenmount Avenue
1-story commercial building built ca. 1963
Block 4072A Lot 002A
Non-Contributing Building

This is a single story commercial building that occupies two Baltimore addresses. It has a concrete exterior with a recessed entrance. The main entrance has a large fixed display window and an entrance door. The roof is flat with a pressed metal cornice. It is currently being used as Appliance Parts City.

2905 Greenmount Avenue
1-story commercial building built ca. 1966
Block 4072A Lot 002
Non-Contributing Building

This is a single story commercial building that occupies two Baltimore addresses, currently the home of the Foundation Baptist Church. It has a brick exterior and tow large fixed display windows, as well as an entrance door on the north side of the front façade. The building has a flat roof.

2903 Greenmount Avenue
Block 4072A Lot 002
(see 2905 Greenmount Avenue)

2901 Greenmount Avenue
2-story brick rowhouse with storefront built ca. 1915
Block 4072A Lot 001
Contributing Building

This is a 2-story end unit row building that is now free-standing. The building has a brick exterior, and the first floor has been converted into a commercial space, currently occupied by the Yao Brothers' Chine Food Carryout shop. There is a painted wood façade that has been placed on top of the brick exterior, as well as several tall fixed display windows and a main entrance on the southwest corner of the building. The rest of the building has single hung sash windows throughout. The roof of the building is flat, with a pressed metal cornice and decorative patterned brick work on the top of the exterior walls. This building was used as a Jordan's Confectionary in the 1940s.

Side Streets - - 31st, 32nd, 33rd, Barclay, Merryman, Gorsuch, Homestead, Old York:

420 East 31st Street
Block 3881 Lot 009
Non-Contributing Site

This is an empty paved lot that is used for parking and waste disposal containers.

418 East 31st Street
2-story concrete block commercial building built ca. 1928
Block 3881 Lot 008
Contributing Building

This is a 2-story brick and poured concrete end-unit row building, currently occupied by the Trinidad Gourmet restaurant. Historically, it was used as the Guilford Grocery Company (1928). The first floor has a recessed main entrance on the west side of the façade and a large display window. The first floor is currently being used for commercial purposes and there is a large cloth awning advertising food services over the first floor door and windows. The second floor has single hung sash windows and there is a decorative painted wooden cornice at the top of the façade. The roof is flat with a very small boxed eave overhang.

416 East 31st Street
Originally 2-story dwelling built ca. 1888, 2-story concrete block addition to front built ca. 1950, altered with siding and infilled windows ca. 1980
Block 3881 Lot 007
Contributing Building

This is a 2-story end unit row building with a wooden siding exterior. The original building appears to be a Victorian-style residential building, and a more modern addition has been built onto the front of the building. The original facade is entirely obscured by the cross-gabled roof is still visible. The addition features an eastern main entrance and single-hung sash windows below a flat roof. It is currently in use as Allen's Bookshop and Local 75 Furniture Workers, and was previously used as North Greenmount Community Development Federal Credit Union.

414 East 31st Street
2-story dwelling built ca. 1888
Block 3881 Lot 006
Contributing Building

This is a 3-story mixed use building in the Victorian style with a painted wooden siding exterior that was last in use as the Thir-Tea First Street Cafe & Tea store. What may have originally been a wrap-around porch in the Queen Anne style has been enclosed with glazed sash windows set into decorative doors and a wide main entrance door. There is a large bay window on the second floor with patterned wooden shingles and a flat roof. The window on the third story façade is an ornate shape, and the roof is cross-gabled with a normal pitch. Presently in commercial use as a tea room, this was one of the original homes of Louis J. Aull, of the Aull family, whose businesses made significant contributions to the development of the commercial district.

500 East 32nd Street
Stand built ca. 1960
Block 4076 Lot 001
Contributing Building

This is a small enclosed wooden peddler shack in use as James' Holyland. Historically it was the site of a popular news stand, a stand for fresh fruit and flowers and an annual spot to purchase live Christmas trees.

431 Merryman Lane
1-story commercial building built 1930
Block 3881A Lot 021
Contributing Building

This is an eclectic, vernacular single story building with a façade that appears to be partially wide siding and partially painted concrete. The building has two sections, one with a steeply pitched side-gabled roof and the other with a flat roof. Both roof types are covered with painted shingles. The building also has multiple entrances and fixed display windows to accommodate commercial space. It is currently being used as Sea Blue and it was a Little Tavern. The rear brick part of the building on Merryman Lane is the home of the Waverly Main Street office.

418/420 East 32nd Street
Originally built ca. 1920 as a set of 1-story brick garage sheds on E. 32nd St., Brentwood Avenue and on the interior of the block, 32nd St. garages converted to commercial space ca. 1950
Block 3881A Lot 019
Contributing Building

This is a large L-shaped commercial building with a painted brick exterior. The building is single-story with multiple entrances and display windows to accommodate commercial space. One portion of the building has casement windows as well. There is a wide band pf painted brick trim below a flat roof. It is currently being used as Monet's store and Victory Baptist church.

415/417 East 32nd Street
2-story commercial building built as restaurant ca. 1940
Block 3881 Lot 043
Contributing Building

This is a long, narrow 2-story building with a brick and stone exterior built with Italianate influences. The building has two main entrances, which are both wooden doors with arched tops, set into arched stone entrances. There are multi-level eaves – each door has a very slight eve above it. The windows are either fixed display windows or transom windows above covered panes. While the exterior is mainly stone, there is a decorative band of brick on the façade between the first and second floors. There is a wide eave overhang boxed with brackets, and the roof is side gabled with a normal pitch. It is currently being used as the Early Attic vintage furnishings.

407 East 32nd Street
2-story dwelling built ca. 1900, altered with 1-story brick commercial addition and new brick façade on Brentwood ca. 1955
Block 3881 Lot 042A
Contributing Building

This is a single-story brick building that appears to have been built out on the front of an existing 2-story brick building. The building has a main entrance on the corner of 32nd and Brentwood, and fixed display windows throughout. The roof is flat with a pressed metal cornice. It is currently vacant.

506/16 East 32nd Street
2-story commercial building built ca. 1920
Block 4076 Lot 001A
Contributing Building

This is a long, narrow 2-story brick building with multiple storefronts. The front of the building on 32nd Street has two main storefronts. They both feature central main entrances between two sets of display windows above knee walls, with a cornice below a boxed eave. In between these two storefronts is an additional entrance with a triangular pediment above the door. The second floor windows appear to be largely single hung sash windows, and they are framed by decorative brick work. The roof is flat with a pressed metal cornice. It is currently split into two commercial storefronts that are used by a pet grooming business and a bail bondsman.

511 East 32nd Street
1-story commercial building built ca. 1940
Block 4076A Lot 023
Contributing Building

This is a small single-story commercial space with a painted brick exterior. The main façade on 32ndStreet features a main entrance on the east side of the building and a fixed display window below a decorative cornice. In addition, there is a parapet on a flat roof. It is currently in use as the Sit'n'Pretty beauty salon.

33rd Street median
Contributing Site

There is a constructed green space used as a median that runs on east 33rd Street between Old York Road and Barclay Street within the historic district. This was designed by the sons of Frederick Law Olmsted in 1904 and completed in 1919. It is one of the best-preserved green medians in the city, and contains many large trees, mostly American elm, as well as younger trees. There is a historic marker within the green median space.

511 Gorsuch Avenue
1-story commercial building, expanded and façade altered ca. 1940
Block 4076 Lot 013
Contributing Building

This is the side of the 3223 Greenmount Avenue building used currently by Mr. Nifty Cleaners.

For many years streetcars ran from the corner of Greenmount Avenue and Gorsuch Avenue to Harford Road and back along a single track. In 1928 at 509 Gorsuch was Sanitate Corp. paint renovators. The back of the cleaners shop is connected to a block of brick rowhouses with a single-story commercial space that has synthetic siding and a wooden shingle gambrel style roof. There are multiple fixed display windows and a boxed eave overhang. All of the rowhouses have single story commercial spaces built onto their front (north) facades.

515 Gorsuch Avenue
2-story rowhouse built ca. 1900, 1-story commercial addition built ca. 1925, storefront altered ca. 1980
Block 4076 Lot 014
See 511 Gorsuch

517 Gorsuch Avenue
2-story rowhouse built ca. 1900, 1-story commercial addition built ca. 1925, storefront altered ca. 1980
Block 4076 Lot 015
See 511 Gorsuch

519 Gorsuch Avene
2-story rowhouse built ca. 1900, 1-story commercial addition built ca. 1925, storefront altered ca. 1980
Block 4076 Lot 016
See 511 Gorsuch

521 Gorsuch Avenue
Originally 2 separate 2-story rowhouses built ca. 1900, 1-story commercial additions built ca. 1925, combined into single commercial space with unified storefront ca. 1980
Block 4076 Lot 017
Contributing Building

This is currently in use as a Thai-Philippine Oriental Foods market. In the 1980s a nightclub called The Porthole operated here and prior to that for a period of time was a Boulevard restaurant. It is a one-story concrete and stucco storefront built out onto the façade of two existing 2-story center unit brick rowhouses. The commercial storefront has multiple fixed display windows and a central entrance door below a flat roof. The brick rowhouses have fixed and single-hung sash windows on the second story façade. They have a boxed eave overhang, a wooden cornice, and a flat roof.

525 Gorsuch Avenue
2-story rowhouse built ca. 1900, 1-story commercial addition built ca. 1925
Block 4076 Lot 019
Contributing Building

This is currently vacant retail space which was last used as a second hand clothing shop. On the corner of Gorsuch and Old York Road used to be a Stadium Shoe Shine Parlor.

400 E. 33rd Street
1-story library built 1970
Block 3883 Lot 014
Non-Contributing Building

This is a large single-story brick building with Modern and Brutalist influences; it is the home of the Waverly branch of the Enoch Pratt library. There is a recessed main entrance underneath a large eave. The windows are placed high on the façade and are framed by decorative brick work and concrete bands in geometric patterns. There is a metal cornice below a shingled mansard roof.

401 E. 33rd Street
1-story convenience store built ca. 1979
Block 3882 Lot 032
Non-Contributing Building

7-Eleven convenience store and parking lot.

3201 Barclay Street
Building demolished 1960
Block 3881A Lot 001
Non-Contributing Site

This is a 1.069 acre municipal parking lot. Historically, it was used as the space for School #115. It is also used on Saturday mornings for the Waverly Farmer's Market, a community tradition that brings regular foot traffic and tourists into the neighborhoods.

415-17 E. 33rd Street
2-story commercial building built ca. 1930
Block 3882 Lot 031
Contributing Building

The commercial structure at 415- 17 E. 33rd Street is a two story blond brick building in the Art Deco style. It is comprised of three sections lending an A-B-A rhythm to the elevation. Framing each building section are four brick pilasters that have precast concrete bases and stepping Mayan-esque capitals approximately four feet tall with a central flute. The three vertical sections are also comprised of three horizontal parts: a storefront base with black Vitrolite glass framing the top and bottom, a middle section with one-over-one double hung windows and a top section with two herring-bone brick panels that is capped with precast coping. The top band of Vitrolite has inverted fan designs etched into its surface. The middle section of storefront contains a recessed entry door and has Vitrolite that contains two inverted fans flanking a W design rather than the typical three fans. The central section also contains only one double hung window rather than the two windows found to either of its side. The two side sections also contain a single panel of glass crowned with a tripartite clerestory. A continuous belt course of fish scale dentils ties the entire storefront together. The blond brick and typical storefront turns the corner at Brentwood Ave. where its stops and less decorative orange brick completes the elevation. Five double hung windows are on second floor and four small clerestory windows bring additional light to the first floor commercial space on this elevation. For many years, this was Michaels Rug Gallery and is currently Harding Consulting.

500 E. 33rd Street
1-story gas station built ca. 1979
Block 4049B Lot 001
Non-Contributing Building

This is a single-story brick building in use as the BP gas station. The building features multiple garage and commercial entrances. The roof is hipped with a low pitch, and there is a triangular pediment filled in with siding above the main façade. There is a decorative mural painted on the side of an adjacent building that depicts various aspects of the Waverly community and local events, such as notable historic Victorian houses,

the library, and a parade. It was used as the Lord Baltimore Filling Station in 1928. This building has an adjoining news-stand style shed of long standing origin that is now used as an outdoor clothing shop. The commercial interior building is currently the GM Tobacco Outlet store.

501 E. 33rd Street
1-story gas station built ca. 1968
Block 4076 Lot 011
Non-Contributing Building

This is a single-story Modern brick building in use as the Osprey gas station. The building features a brad façade with multiple garage and commercial entrances. The roof is cross gabled with a low pitch. There is a wide boxed eave overhang. It was used as the Standard Oil Filing Station in 1928.

601 Homestead
Originally a 1-story post-office built 1931, converted to commercial ca. 1983
Block 4075 Lot 001
Contributing Building

This is a single story brick building with concrete banding and other detailing. There are multiple arched fixed display windows and a main entrance with a triangular concrete pediment above it. The building has a pressed metal cornice and a flat roof. It is currently used as an Ace Hardware Store; this was the last location of a post office inside Waverly.

3123 Barclay Street
1-story church built ca. 1887, addition at rear built ca. 1960
Block 3881 Lot 032
Contributing Building

This is a church that is currently home to the Mt. Moriah congregation, and was historically home to the Mt. Zion congregation. It is a single-story stone building with a steeply pitched front gabled entryway, stained glass windows, and a front-gabled regular pitch shingled roof.

3116 - 3118 Brentwood Street
1-story concrete block garage built ca. 1959
Block 3881 Lot 039
Contributing Building

This single story brick and painted concrete building has been the home of the Linder Automotive repair shop since 1959. It has a pressed metal cornice and a flat roof.

420/422 Merryman Lane
2-story commercial building built ca. 1920, 1-story garage addition on east side ca. 1940, extended to Merryman Lane ca. 1960
Block 3882 Lot 014
Contributing Building

This is a multi-story building that appears to be a historic residential building with a 1-story garage addition. It is currently in use as an auto repair shop. It is a painted brick and concrete building with a flat roof.

420 - 430 Merryman Lane
1-story concrete block commercial building built ca. 1950
Block 3882 Lot 014
Contributing Building

This is a single story red brick building with a flat roof. It is physically connected to the auto repair shop at 420/422 Merryman Lane.

8. Statement of Significance

Applicable National Register Criteria
(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- [x] A Property is associated with events that have made a significant contribution to the broad patterns of our history.
- [x] B Property is associated with the lives of persons significant in our past.
- [x] C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- [ ] D Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations
(Mark "x" in all the boxes that apply.)

Property is:

- [ ] A Owned by a religious institution or used for religious purposes.
- [ ] B removed from its original location.
- [ ] C A birthplace or grave.
- [ ] D A cemetery.
- [ ] E A reconstructed building, object, or structure.
- [ ] F A commemorative property.
- [ ] G less than 50 years old or achieving significance within the past 50 years.

Areas of Significance
(Enter categories from instructions.)

Social History
Commerce
Community Planning and Development
Entertainment/Recreation
Landscape Architecture
Literature
Transportation

Period of Significance
1843-ca. 1960

Significant Dates

Significant Person
(Complete only if Criterion B is marked above.)
Lizette Woodworth Reese

Cultural Affiliation
N/A

Architect/Builder
Multiple unknown

Period of Significance (justification)

The Period of Significance, 1843-ca. 1960, represents the period during which the Waverly Main Street Historic District substantially achieved its current form and appearance. Although the developmental history of

the area begins in the mid-18th century, the district's physical fabric and general character primarily evince the late 19th century through the mid-20th century. The Period of Significance begins with the date of construction of the earliest standing resource in the district, St. John's Church (1843), and extends through the decade of the 1950s.

Criteria Considerations (explanation, if necessary)

N/A

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance and applicable criteria.)

The Waverly Main Street Historic District is significant under Criterion C as a representative example of a type of neighborhood commercial district that developed along a transportation corridor in Baltimore from the late 19th century through the mid-20th century. The district is primarily characterized by a variety of small-scale commercial buildings (and commercial conversions of residential buildings) representing the period ca. 1880-ca. 1960; movie theatres and churches are also among the amenities offered in the district. The district achieves additional significance under Criterion A for its role in the early settlement and expansion of Baltimore City, its historical association with transportation along the York Turnpike, and its role as a local center of commerce, entertainment, and religious life. The district derives significance under Criterion B as the home (and frequent subject) of celebrated poet Lizette Woodworth Reese.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The community of Waverly has had a significant impact on the physical, social, economic, and artistic history and development of Baltimore city. Even before it was organized as a hamlet in the early 19th century, the area acted as an important travel and trade route through Maryland and Pennsylvania. As an established community, Waverly continued to boost Baltimore's development through its turnpike and tollbooths, which were hubs of communication and trade. Waverly is also notable for its bustling and diverse commercial district and important entertainment landmarks, including a variety of movie theatres and an Orioles baseball park (now demolished). Waverly is also home to a green space designed by the sons of Frederick Law Olmsted. Finally, Waverly is noted as the lifelong home of famous American poet Lizette Woodworth Reese, author of what is considered one of the five best sonnets in the English language. Waverly has contributed to the development of Baltimore since its earliest inception and continues to be a valuable and integral Baltimore community today.

In 1741, York Road passed through Waverly and acted as a major trade connection between Baltimore and Pennsylvania cities to the north. This trade route contributed not only to the development of Waverly but also Baltimore and other cities along the trade route such as Towson and York. In 1790, Henry Gough purchased the land that would become Waverly and parceled it out into lots for the first time. This marks the beginning of the development of the Waverly community. The year 1808 marks the beginning of the construction of the actual road that would become York Road and Greenmount Avenue. This road is the center of the community and provided impetus for the development of a community and commercial area here. The hamlet of Waverly, the first official community in present-day Waverly, was established in 1830. An Episcopalian congregation was organized in Waverly in 1843. This was the first organized religious group in a community whose development was dependant on a vibrant religious life. Lizette Woodworth Reese, a significant cultural figure who was born and lived in Waverly throughout her productive life, was born in 1856. In 1870, the York Turnpike Railway Company was beginning to modernize transportation along York Road by installing a train track. This helped speed transportation between Baltimore and neighboring cities, enhancing commerce and development throughout the area. The village was officially named Waverly in 1888, after years of being referred to as "Huntington." Another transportation revolution came in 1893, when people began using electric cars on York Road, necessitating the paving of the road and bringing the turnpike thoroughly into the modern age. In 1919, several community projects were completed that would have a significant impact on the community. Most importantly, 33rd Street and its accompanying green space was completed. This tree-lined boulevard was developed by the son of Frederick Law Olmsted and remains one of the best examples of urban planning in the city. Also in 1919, the renovations of the Waverly Theatre were completed, and the theatre reopened in 1921. The theatre would be a community mainstay for 50 years and attract business and visitors to the area. In 1922, Venable Stadium opened on 33rd Street. Venable Stadium would later become Memorial Stadium, which was used as a baseball park, commonly hosted The Orioles, and attracted enough business to the area that it is credited as the economic impetus for Waverly's post World War II heyday. Lizette Woodworth Reese earned one of her most prestigious recognitions, and a place in American literary culture, in 1931. In this year, Ms. Reese earned an honorary PhD from Goucher College and was honored as one of the greatest living women in the country. The "Waverly: A Study in Neighborhood Conservation" study was published in 1940; this was one of the country's first conservation efforts and The Baltimore Plan, as it was eventually renamed, is still used by housing officials during revitalization plan development. In 1950, Memorial Stadium opened nearby, and the

commercial business and economic boost the stadium brought on created a post-World War II heyday in Waverly.

A. Exploration/Settlement

The road which is now York Road and Greenmount Avenue was originally a footpath for the Piscataway and Susquehannock Native American tribes, who would travel through modern-day Baltimore from their hunting lands in Pennsylvania to the Potomac River. Despite the early presence of humans in the area, the community which is now Waverly did not begin to develop until 1731, when planter Thomas Gorsuch purchased land north of Baltimore city. In 1736 Gorsuch built a log house, Homestead, which was the first recorded residence in the area, and became Waverly's first settler. In 1790, landowner Henry Gough purchased the land in order to parcel it out and lease and sell lot. It was at this time that people began to settle in the area.

The hamlet of Waverly was originally established in 1830, though settlement was slow. Well into the mid-19th century, wealthy estates were established on the land along the turnpike, but there was little other residential development.[1] Waverly officially became its own village by establishing a post office. When the citizens of Waverly, originally known as Huntington, requested a post office, it was discovered that a large number of towns named Huntington already existed, so it was thought that the addition of another "Huntington" town post office would add to the confusion. Henry Tyson, who was then president of the York Road and City Passenger Railway, chose the name "Waverley" in reference to the novel by Sir Walter Scott, to represent the individualistic and pioneering spirit of the village. The final "e" is lost to history, but the name has stuck.[2]The village was rechristened as Waverly and a post office was established; Waverly was now officially a settled village.[3] The moment is fondly remembered in local history: local resident Tilghman Scofield mounted a wooden tollhouse on Greenmount Avenue and painted "Waverly" across the sign board.[4] The settlements along York Road directly contributed to the advancement of transportation technology in the area, as residential growth necessitated the need for some kind of public transportation.[5]

[1] Karen Lewand, North Baltimore: From Estate to Development, Baltimore: University of Baltimore, 1989, 46.
[2] "Character and Scenery Survive as Waverly Marks Centennial," *The Charles Villager,* September 1988, 1.
[3] Lewand, North Baltimore: From Estate to Development, 48.
[4] "Character and Scenery Survive as Waverly Marks Centennial," 1.
[5] Mary White, *Waverly, 1830-1983*, Thesis, University of Baltimore, Baltimore, 1983, 4.

By the late 19th century, the idea of a settled community was taking further shape. Transportation technology advancements allowed for further development of the area.[6] Local historian Thomas Scharf describes "the growth of the village [that] dates form 1866, when [buyers] purchased a considerable tract of land between the York and Harford roads, and proceeded to divide it up into building-lots and to lay out avenues....Waverly now covers thirty acres that fifteen years ago were used for pasture."[7] The turnpike that ran through the city connected important points in Baltimore, such as city hall, to distant towns such as Towson, and the amount of traffic on the turnpike contributed to the development of the immediate area as well as the larger city. Lizette Woodworth Reese describes riding on a double-decker down the turnpike and seeing "house after house, large, modern, important, was being erected; lumber, and brick, and stone lay in ordered heaps on the stretches of ancient, lost, unwalled meadows..."[8] The impact of the turnpike on the settlement of the community is reflected in the dramatic increase in land value that coincided with transportation advancements. In 1866, the most expensive land in the area was valued at around $600 an acre, yet less than 10 years later, after the introduction of the horse railway service, land was valued at $16,000 an acre.[9] Waverly, as one of the earlier settlements in northern Baltimore city, made a major contribution to the northern spread of the city and the eventual development of land between the original city lines and Towson.

B. Transportation

The connection between Waverly and transportation is as old as the territory that is now Waverly itself. Hundreds of years after York Road was a footpath for Native American tribe, the actual thoroughfare began to take shape in the 1740s. This original dirt road was worn as a connecting route between Old Town Baltimore and southern Pennsylvania, so that Pennsylvania farmers could transport their good to the Belair Market. According to the State Roads Commission, the first roads, such as the turnpike, were planned specifically to connect Baltimore with southern Pennsylvania. The 1740s-era dirt road was highly trafficked and carried sixty wagons within a month of construction. Plans for construction of an actual road began as early as 1805, work began in 1808, and the turnpike was completed by 1810.[10] That same year, the road was improved and tolls

[6] Lewand, 46.
[7] J. Thomas Scharf, History of Baltimore City and County, Baltimore: Regional Publishing Company, 1971, 888.
[8] Lizette Woodworth Reese, The York Road, Baltimore, Farrar and Rinehart, 1931.
[9] Sherry H. Olson, Baltimore: The Building of an American City, Baltimore: Johns Hopkins University Press, 1980, 169.
[10] William Hollifield, Difficulties Made Easy: History of the Turnpikes of Baltimore City and County, Baltimore: Baltimore County Historical Society, 1978, 51.

were put into effect. The turnpike contributed directly to development along York Road and Greenmount Avenue: a series of houses were constructed along the turnpike for gatekeepers.[11] The first tollgate itself was constructed in 1810 with gatekeepers George and Jemima Walker and the tollhouse on Greenmount Avenue acted as a nucleus of communication and commerce between the city of Baltimore and the surrounding rural farmlands for years and certainly contributed to the development and expansion of the city, and especially the urban area that now surrounds Greenmount Avenue and York Road.[12] Just as Greenmount and York served as a vital link to Pennsylvania farming communities, Merryman's Lane connected Waverly and Baltimore to the Falls Road Turnpike.[13] During this time, the main form of transportation remained foot or horse travel. By 1858, however, suburban horse carts were incorporated and an iron track that led to nearby Govanstown was built in 1863.[14]

By the 1870s, a railway line was installed down York Road, and the York Turnpike Railway Company helped to modernize transportation on York Road in the 1870s. Double-decker wooden cars pulled by horses, called horsecarts, were used to transport people between Baltimore, Waverly, and even Towson to the north. These horsecarts were a key stimulus to local development.[15] By the end of the 19th century, a horse-drawn cart "taxi" system had been established to transport people between Baltimore city and Waverly. The horsecarts were considered "a key element in the rapids suburban growth of Baltimore" because they increased the amount of accessible building space on which new developments were constructed.[16] In 1893, the community began using electric cars, and the street car lines that ran through Waverly, some of the earliest in the nation, were an important catalyst for urban development there. The electric streetcar "revolutionized Greenmount Avenue" by replacing horse cars and necessitating grading of the road. In 1907 the turnpike on York and Greenmount began to be paved, and around the same time automobiles began using the Waverly roads.[17] [18] Greenmount Avenue was an important stop for the electric streetcar, as there was a turntable at Greenmount and 31st Street.[19] A resident of Waverly recalled the early 1900s, when "the city began inching towards us" and "more streets were cut through and construction was speeded up," emphasizing the link between transportation and development of

[11] William Hollifield, Difficulties Made Easy: History of the Turnpikes of Baltimore City and County, 51.
[12] William Hollifield, 51.
[13] Lewand, 46.
[14] White, *Waverly, 1830-1983*,4.
[15] Lewand, 48.
[16] Sherry H. Olson, Baltimore: The Building of an American City, 171.
[17] White, 3.
[18] Hollifield, 52.
[19] Edwin Bernard Green, "31st Street Was the End of the Line," *The Baltimore Sun (1837-1985)*, January 16, 1949, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), M2.

the area as part of Baltimore.[20] Lizette Woodworth Reese recorded the indelible impact of the turnpike in her book The York Road, in which she wrote

> "To remember…the York Road as a track---not only leading from the neighborhood of the Belair Market in Baltimore to an ancient, and small, and busy town in Pennsylvania, not only a way between toll-gates, but a thoroughfare along which walked all of life's affairs…" [21]

These consistent advancements in transportation throughout the 19th century and into the 20th century allowed the development of a strip along Greenmount and York, enhancing the urban nature of the area and providing a strong connection to surrounding areas.

C. Community Planning and Development, Landscape Architecture

The community which is now Waverly was originally called "Huntington," a reference to land purchased by Henry Dorsey Gough in 1783. Gough was the first to begin to parcel out the land, leasing and selling lots in the late 18th century. Although settlement of Waverly began in the 1730s, actual community development did not begin until the last 10 to 15 years of the 18th century. Groups began settling along present-day York Road around 1790.[22] Robert Gorsuch, Jr., inherited the property at Homestead from Robert Gorsuch, Sr. and planned a housing development for his old family estate; this would come to be one of Baltimore's first planned communities. Development in Waverly was slow, however, and into the late 19th century Waverly consisted of a handful of buildings, two general stores, and a town hall. Waverly Town Hall became an integral part of the community, and it functioned as a meeting hall, community center, temporary post office, and social gathering place well into the 1900s. It was built partially on property originally owned by the shoemaker, Jacob Aull.[23] Throughout the years, it was used by the Waverly Masonic Lodge, the Baltimore Temple of the Knights and Ladies of the Golden Eagle, and even by a cigar salesman.[24] Local historian Thomas Scharf described it as

[20] Charles T. Leight, "I Remember..the Old Squire of Waverly," *The Baltimore Sun (1837-1985)*, November 27, 1949, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), M2.
[21] Reese, The York Road.
[22] Lewand, 46.
[23] Baltimore City Commission for Historical and Architectural Preservation (CHAP). Baltimore City Landmark Designation for the Waverly Town Hall, by Stacy P. Montgomery. Located in CHAP Landmark Files under Waverly Town Hall, Baltimore City, 2011.

> "…a spacious brick building, sixty by a hundred feet [that] accommodates a good library of miscellaneous literature, and is used for public meetings and entertainments, lectures, fairs, balls, etc."[25]

The Waverly Town Hall building still sits at the corner of Greenmount Avenue and 31st Street today and is used as a commercial space. The building is also listed as a Baltimore City Landmark. In 1881, local historian J. Thomas Scharf described the area directly surrounding the York Turnpike as filled with many "elegant country-seats," with park-like surroundings, and mentions the town of Waverly as having a population of less than 4,000 people.[26]

By 1888, Waverly was developing into a community of its own and officially received its name – up until this point, the old "Huntington" name had been used to refer to the area, but in 1888 the community of Waverly was officially named and the neighborhood was annexed into the city.[27] The settlements along York Road in the mid and late 19th century were some of the first suburban settlements in Baltimore.[28] Around the time of official naming and settlement, local historian Thomas J. Scharf described Waverly as

> "…a cozy village, peopled mostly by families whose heads are businessmen in the city. Neat cottages, principally of the Venetian style of architecture, line either side of the York Road railway and turnpike, while their pleasant gardens inclose [sp] them in luxuriant bowers."[29]

Similarly resident Regina Sparks described 1888 Waverly as

> "…a beautiful little community. The houses along its quiet, winding lanes were almost hidden in the leaves and almost everyone had a garden…the flowers almost engulfed the neighborhood."[30]

The idea of Waverly as an urban oasis with plenty of green space has been carried out of the 19th century and developed along with the growth of the village itself. In 1912, Waverly was noted throughout Baltimore as a rapidly developing "suburb" that was growing faster than at any previous time since the settlement of the area.

---

[24] Leight, "I Remember..the Old Squire of Waverly," M2.
[25] Scharf, History of Baltimore City and County, 888.
[26] Scharf, 887-8.
[27] Lewand, 46.
[28] Lewand, 48.
[29] Scharf, 888.

Community planners were careful to open roads, schools, and other important accommodations for a booming population before development made these projects too costly.[31] Waverly also contains notable examples of urban planning and green spaces. 33rd Street was completed in 1919, and the tree-lined boulevard developed by the sons of Frederick Law Olmsted has retained one of the best-preserved green medians in the city, with a wide right-of-way, green median, and a canopy of shade trees, mostly American elm. When it was designed in 1904, the road was carefully planned in "long, easy curves" that would save notable trees and "maintain a continuity of park feeling." Along with The Alameda, 33rd Street was part of Olmsted's dream for a network of roads that would connect the city's parks.[32]

Despite the few excellent examples of urban planning that can be found in Waverly, it is largely an old neighborhood that has developed originally over several centuries. In comparison, neighboring areas such as Charles Village, Abell, and Oakenshawe were planned extensively and developed and built with clear urban planning goals in mind. The lack of urban planning in Waverly's development has impacted its economic status – surrounding planned communities are much wealthier while Waverly has remained a largely working class neighborhood.

D. Commerce

The "Old Waverly tollhouse," located at the corner of Gilmore Lane and Greenmount Avenue, acted as the hub of commerce and trading between Baltimore and the surrounding farmlands; therefore, the existence of York Road as a place to connect farmers to the city contributed to the commercial development of both Maryland and Pennsylvania.[33] As early as 1741, York Road was a major trading connection between Baltimore and York, Pennsylvania to the north. Around the time Waverly became an official community in 1830 a few stores in the hamlet included a blacksmith and a shoemaker's shop owned by Bavarian immigrant Jacob Aull. By living and working in Waverly, Aull both directly and indirectly contributed to the growth of the community – his sons would go on to build houses during the first construction boom in Waverly. In the late 19th century, the center of the business district was the general stores: Huff's and Bateman's, both located in Waverly and

[30] "Character and Scenery Survive as Waverly Marks Centennial," 1.
[31] "WAVERLY PROUD OF HER BOOM: Greatest Real Estate Development In Suburb's History," *The Baltimore Sun (1837-1985)*, December 5, 1912, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), 1.
[32] Janet Felsten, Baltimore's Public Landscapes: The Olmsted Influence - A Driving Tour Through Northern Baltimore, Baltimore: FMOPL, 1999, 12.
[33] Anna Cole, Methodism in Old Waverly and Its Environment, 1933, 1.

drawing customers outward from the city center. For a long time, the turnpike was "the one road" on which farmers could transport livestock and produce between Baltimore, Pennsylvania, and everywhere in between.[34] Since the turnpike required live-in gatekeepers, it acted as an impetus for economic development in the area, and remained that way well into the 20th century. In 1935, Waverly resident Anna Cole described the tollgate as "a social place…It was truly an exchange counter…There was a community message which was sincere and messages were often delivered through the medium of the tollgate."[35] Other stores that grew up around the tollhouse and helped to draw business into Waverly during its period of urbanization included "the old Bateman store," the "dry goods store of Miss Mamie Fink," and "the shoemaker's shop of Mr. Eisinger."[36] Lizette Woodworth Reese described early commercial activity in Waverly, in a time when there were only a handful of commercial establishments:

> "Each shop had a bar, and in the first there an extension containing a back room, where a thirsty farmer might sit at a whitely scrubbed table, and drink a glass of frothing ale…"[37]

By the late 19th century, the amount of merchants in Waverly had increased greatly as technological advancements in transportation were made and the population of the area boomed. A Maryland directory from 1878 records 38 separate businesses, including four saloons as well as carpenters, confectioners, and blacksmiths. Interestingly, around the same time as the explosion of the commercial district (and a large amount of saloons in contrast to the population), the temperance movement was also gaining popularity in Waverly. Just 7 years after the four saloons were documented in a Directory, the Women's Temperance Movement is recorded using Huntington Baptist Church to meet and address issues related to drinking and alcohol. By the end of the nineteenth century, an official temperance committee had formed while simultaneously 19 saloons had opened in Waverly, reflecting the contrast between social values at the time and the commercial nature of Greenmount Avenue and the surrounding area.[38]

One of Waverly's main commercial roles in Baltimore was, interestingly, as a floral center. Around the end of the 19th century and the beginning of the 20th, Waverly was considered "the flower-growing center of

[34] Regina Dillehunt Sparks, "I Remember…When Waverly Was a Village," *The Baltimore Sun (1837-1985)*, June 14, 1953, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), M2.
[35] Hollifield, 53.
[36] Cole, Methodism in Old Waverly, 11.
[37] Lizette Woodworth Reese, A Victorian Village, Baltimore: Farrar and Rinehart, 1929.
[38] Cole, 1.

Baltimore."[39] An 1880 Maryland Directory lists a Florist business owned by Charles Hamilton; around 1900 there were four greenhouses operating in Waverly, a significant number for a time when people generally only bought flowers for weddings and funerals.[40] Many talented gardeners lived in the area to give them access to the yards and gardens of the estates in nearby Guilford.[41] By the 1930s, however, Waverly's commercial appeal was expanding and a new Waverly Market opened on Greenmount Avenue and 33rd Street in 1934. This building was a new heart of the retail section on Greenmount Avenue and originally housed 16 vendors, though there was space for up to 30.[42] Many businesses in Waverly have existed on the Greenmount Avenue commercial strip for decades, reflecting a rich history of long-standing businesses. Pete's Grill has changed names in the seventy years it has operated on the corner of 32st Street as a popular community restaurant. Hack's Shoe Repair was in business from the 1920s through 2011, and under the same ownership from 1968 until Frank Booker retired last year. Vinson's Animal Hospital has provided veterinary services for the community since the 1930s, and both Linder Automotive and Nifty Dry Cleaners have been in business in Waverly since the mid-20th century. Similarly, Red Shed Clothing and Michael's Rug Gallery operated in the commercial district for approximately 50 years, but have recently closed.

In more recent years, the Waverly commercial district on Greenmount Avenue has struggled and been the focus of many revitalization efforts. However, it has always been a notably diverse commercial district. In 1981, storefronts along Greenmount Avenue included hardware stores, and Spanish food markets, Greek restaurants, and a variety of bookstores and bars. It has been said that "you can find almost anything you want…" on the Avenue and that shopping is always an adventure.[43] Within the last 30 years, efforts to revitalize Waverly and stabilize the high turnover of commercial businesses have included a City Council Ordinance that set standards for façade and appearance, and city-financed improvements of parking lots, sidewalks, and benches.[44]

Waverly is an area that has often experienced economic difficulties and community decline, but these struggles are notable because of the experimental blight solutions applied in Waverly. The 1940 study titled "Waverly: A Study in Neighborhood Conservation" laid out a plan to revitalize the Waverly neighborhood; this

[39] Robert L. Graham, "I Remember…When Waverly Was a Floral Center," *The Baltimore Sun (1837-1985)*, March 15, 1953, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), 140.
[40] Joseph Stewart,"Waverly Post Offices," North Baltimore Patch, August 6, 2011, http://northbaltimore.patch.com/blog_posts/waverly-post-offices, 1.
[41] Graham, "I Remember…When Waverly Was a Floral Center," 140.
[42] "REAL ESTATE DEALS AND BUILDING DEWS: New Waverly Market, Costing $150,000, Opened On Greenmount Avenue LEASES ARE REPORTED Floor Spaces In Sonnchorn And Riddlemoser Buildings Are Rented," *The Baltimore Sun (1837-1985)*, October 12, 1934, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), 1.
[43] "Commercial Revitalization Continues for a Better Greenmount Avenue," *The Charles Villager*, October 1981, 1.
[44] "Commercial Revitalization Continues for a Better Greenmount Avenue," 1.

was one of the first conservation efforts in the United States. The plan was eventually renamed "The Baltimore Plan," as it was used throughout the city instead of solely in Waverly, and housing officials throughout the United States imitated or borrowed from The Baltimore Plan in their own conservation and revitalization efforts. In the late 1940s, the experimental "Waverly Redevelopment Project" attempted to improve community conditions by demolishing 22 acres of slums. The redevelopment of the area continued with construction of a shopping center and new modern apartments; efforts were completed by 1957. This slum clearance and rehabilitation project was the first in Baltimore and the second in the nation.[45] At the same time, a shopping center and apartment complex designed by nationally renowned architects James Rouse and Alexander Smith Cochran contributed to social and economic problems in the area. "Redevelopment Project 1-A" divided the neighborhood in a way that create pockets of poverty and cut off existing social networks in the community. Despite Waverly's struggles, it continues to be a busy commercial area. In 1983, there were more than 70 merchants in Waverly; today there are even more.[46]

E. Social History and Entertainment

The history of the religious community in Waverly is an integral part of the larger community. In the early 1840s, as the community was just beginning to grow, it was given a boost by the Episcopal community, which was large enough to organize into a congregation by 1843. The original St. John's Church was built by the Episcopalians in 1847, and was originally known as the Huntington church.[47] However, this building was destroyed by a fire in 1858 and the current St. John's church was built in 1859.It is "a handsome structure of gray-stone, with a high square tower and belfry."[48] Lizette Woodwroth Reese remembered St. John's in the era of the tollbooth on York Road, describing "A dark figure standing in the dark, with the toll-house sharp behind him … and beyond the steeple of Saint John's leaping up to the stars."[49] The Huntington Baptist Church was also built on historic ground – on the modern site of St. John's church, there was originally a stone barracks that housed British soldiers during the Revolutionary War and the War of 1812, and soldiers during the Revolutionary War would meet and worship at Waverly's early churches.[50] This church supported the

[45] Lewand, 49.
[46] White, 3.
[47] Scharf, 888.
[48] Scharf, 888.
[49] Reese, A Victorian Village.
[50] Joseph Stewart, "Waverly 1812," North Baltimore Patch, March 4, 2012, 1.

community development of Waverly – in the 1860s, extensive additions were added to the original building and the size of the congregation nearly doubled.[51] The Huntington Baptist Church preserves the original name of the town.[52] Other notable churches in the area during Waverly's developing years were St. Ann's Catholic church, the Waverly Baptist church, the Mt. Zion Church (now called Mt. Moriah), the Waverly Methodist Episcopal church, and the Methodist Protestant church for African-Americans.[53] Well into the 20th century, local residents could recall social events at the church each summer. The Presbyterian community in Waverly developed in the late 19th century: in 1883, the Waverly Presbyterian School was established near Greenmount Avenue and 32nd Street and the Waverly Presbyterian Church was organized in 1887.[54] Both the Huntington Baptist Church and St. John's Church are carefully preserved today, and St. John's was listed on the National Register of Historic Places in 1974.[55]

Waverly's first school was notably an adapted building, which had originally been barracks for soldiers during the Revolutionary War and War of 1812. The history of public schools in Waverly must also include a discussion of segregated education. While the Waverly School and the Stadium School are the most often remembered, School No. 115, part of the "Colored District" of Baltimore operated from 1889 until well into the 1950s. Most children walked to school, and the classrooms consisted of wooden portables with unheated toilets. The elementary school is nevertheless remembered fondly by local residents. Alumni Dolores Parker recalled that "black teachers provided a quality of instruction that no white teacher could duplicate." The history of segregation and race relations in Waverly encapsulates the struggle for civil rights and equality in Baltimore and the larger nation. Interestingly, while the movie theatres on Greenmount Avenue were segregated, "refined stores" on the avenue were open to everyone, and offered many jobs to black workers. Education for black children in Baltimore was a struggle. The physical conditions of the elementary school open to blacks were questionable at best, and former teacher Betty Williams recalled that "authorities didn't really care if black children attended school or not."[56] The school has since been demolished, and the parking lot that now occupies the land is the site of the Waverly Farmer's Market, a significant community event that is popular with both residents and visitors.

[51] Scharf, 888.
[52] "Character and Scenery Survive as Waverly Marks Centennial," 1.
[53] Scharf, 889.
[54] "150th Anniversary: Memories and Histories," Govans Presbyterian Church, Baltimore, 1994, 27.
[55] "Character and Scenery Survive as Waverly Marks Centennial," 1.
[56] "Memories of 'The Other' Waverly Public School on Merryman Lane and 32nd Street," *The Charles Villager*, Winter 2007, 1.

The district of Waverly also played an important role in the history of recreation, specifically the sport of baseball. In 1889, the Orioles briefly played at York Road and Ninth Street, or what is now 29th Street and Greenmount Avenue.[57] In 1914, Terrapin Park opened on 29th Street in Waverly, the same spot as the 1889 site. This was built to commemorate the Orioles' joining the Federal League and was eventually renamed Oriole Park.[58] From 1914 to 1944, the stadium was home to the Oriole baseball team, and famous player such as Joe Hauser and Babe Ruth played baseball in the park. Unfortunately, the ballpark was destroyed in a 1944 fire. In 1922, another sports park, Venable Stadium, opened on 33rd Street in east Waverly. This stadium was designed by Pleasants Pennington and Albert W. Lewis, and Waverly was chosen for the location after an initial proposal to build the stadium in nearby Mount Vernon. It was mostly used as a football venue until the destructive 1944 fire. In 1950, the stadium was rebuilt and renamed Memorial Stadium. The Orioles, having lost Oriole Park to a fire six years ago, played their first game at Memorial Stadium on April 20, 1950.[59] The presence of the stadium, along with the busy commercial district on Greenmount Avenue, is credited with providing the impetus for Waverly's post-war heyday. Without the stadium's presence, "the city of Baltimore would never have attracted the [Orioles] franchise."[60] Waverly was a bustling, popular community by 1954 thanks to the construction of the sports stadiums and the presence of the Orioles and the Baltimore Colts football teams; notably the rest of Baltimore at this time seemed to be "collapsing into poverty, crime and racial division."[61] The stadium and the presence of two major sports teams, the Colts and the Orioles, was a major selling point for the city and helped bring in much needed revenue to both Waverly and the overall city of Baltimore.[62] The neighborhood was already a popular shopping district during the day, but after nightfall it turned into an extremely lively nightclub district that attracted Colts and Orioles players to its bars and clubs.[63]

Along with sports history, Waverly has also acquired a place in the history of motion pictures. The Waverly Theatre opened in 1909 approximately 3 blocks south of the Boulevard Theatre. The theatre was renovated in 1919 and reopened in 1921, under the name "the New Waverly Theatre." This brick and concrete building sat more than 1300 people and featured a gold fiber screen and a five-piece orchestra to accompany the picture

[57] "Touching Bases in Charles Village," *The Charles Villager,* April 1984, 1.
[58] "Touching Bases in Charles Village," 1.
[59] "Memorial Stadium," *Ballparks of Baseball,* 2011, http://www.ballparksofbaseball.com/past/MemorialStadium.htm, 1.
[60] James Edward Miller, "The Dowager of 33rd Street: Memorial Stadium and the Politics of Big-Time Sports in Maryland, 1954-1991," Maryland Historical Magazine, Vol, 87 No. 2, Summer 1992, 187.
[61] Miller, "The Dowager of 33rd Street: Memorial Stadium and the Politics of Big-Time Sports in Maryland, 1954-1991," 188.
[62] Miller, 188.
[63] Craig Ey, "Up on Main Street: Program Aims to Revitalize Older Business Districts," Baltimore Business Journal, November 20, 2000, 1.

being shown.[64] The Waverly Theatre closed in 1969, after sixty years as a popular neighborhood theatre. The Boulevard Theatre at Greenmount Avenue and 33rd Street opened in 1921 and remains at the intersection today, though the integrity of the building is somewhat compromised. The theatre was designed by architect E. G Blanke and sat 1,500 people. The auditorium originally featured a large dome in the ceiling with painting of four classic figures, surrounded by colorful silk tapestries. The exterior of the building was historically described as the "Adam style." The building was innovative in its ventilation system, which ensured a continual influx of fresh air into the building.[65] The Boulevard Theatre operated from 1921 until 1989, constantly drawing in patron with "first run movies."[66] The Waverly Theatre was the community theatre; it was named after the neighborhood and was always smaller than the Boulevard, which was patronized by citizens from the nearby Guilford and Peabody Heights neighborhoods who attended screenings at the Boulevard Theatre to the north. Both buildings have since been converted into retail spaces; however, during their time as movie theatres, they brought to Waverly and entertained thousands of Baltimore residents.

F. Lizette Woodworth Reese

Waverly is notable in the history of American literature because it was the residence of poet Lizette Woodworth Reese, a significant 19th and 20th century poet. Reese lived in Waverly (outside of the historic district) throughout her productive life as a poet. Lizette Woodworth Reese was born in Waverly in 1856, when the village two miles outside of Baltimore City was still called Huntington. She attended the parish school in St. John's Church and later Eastern Female High School before beginning to teach at St. John's upon her graduation in 1873.[67] By 1874, Reese was a published poet, with her poem "The Deserted House," about an abandoned house in Waverly that she passed daily, appearing *Southern Magazine*. Reese worked as a teacher throughout her adult life, including in Western High School and Baltimore's Colored High School, before retiring in 1921.[68] While Reese spent 45 years as a teacher in various city schools, she is best remembered as a poet, both locally and nationally. Her volumes of

[64] "Comments Concerning Current Screen Productions," *The Baltimore Sun (1837-1985)*, February 20, 1921, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), MS9.
[65] "Attractions To Be Shown: Boulevard Theatre Opens," *The Baltimore Sun (1837-1985)*, October 9, 1921, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), 1.
[66] 150th Anniversary: Memories and Histories," 28.
[67] Robert J. Jones, In Praise Of Common Things, Westport: Greenwood Press, 1992, 5.
[68] "A Nation-Wide Honor For Lizette Woodworth Reese," *The Baltimore Sun (1837-1985)*, January 28, 1940, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), M1.

work The York Road and A Victorian Village directly refer to Waverly.[69] Reese's most notable poem, "Tears," was published in 1909 and is recognized as "the essence of…Reese" and "stayed in the public mind for four decades."[70] Her resonance in Baltimore, in particular, is reflected in the bronze plaque at Western High School dedicated to her in 1923, inscribed with "Tears," as well as the honorary PhD from Goucher College. Reese died in 1935 and was interred in St. John's cemetery.

Reese is remembered for her notable and insightful descriptions of the city of Baltimore, especially her home neighborhood of Waverly. Her 1920 volume of verses, "Spicewood," focused on life in Waverly. Reese described the book as "all about the place where I was raised, old Huntington, the place they now call Waverly…it was beautiful, pastoral country."[71] She described the omnipresent turnpike by saying

> "For an imaginative child living on the York Road, to wake up at midnight and remember the closed toll-gate half a mile below, and the closed one farther up the pike, was to have a feeling of safety not to be put into words. I felt as though walled in from all evil and hurt….When this part of the county was absorbed by Baltimore City, and taxes were substituted for tolls, and the gates were torn down, something went – as in the case of the omnibus – which would never come again."[72]

Reese's talent is reflected in her ability to document the day-to-day aspects of life in Victorian Waverly in excellent detail, while at the same time romantically and poetically describing her hometown. For example, Reese wrote about autumn in Waverly by describing "the commonplace. She wrote of foods, herbs and health, of the quietly courageous personages…who went about their daily rounds up and down the old York Road."[73] She immortalized important landmarks such as St. John's Church in her book "The York Road."[74] Reese's description of "blackberrying" in Waverly in May depicts pre-urbanization Waverly, where the author can hear carts "whining down the Old York Road," and catch "a glimpse of MacDonald's bull" after hopping the fence into a nearby farm pasture. These descriptions, while poetic, also provide valuable documentation of day-to-day life in historic Waverly before it became developed. Reese wrote that beauty can be found in the "common as

[69] White, 13.
[70] Jones, In Praise of Common Things, 7.
[71] "Old Huntington, Now Waverly, Is Immortalized By Miss Reese," *The Baltimore Sun (1837-1985)*, November 26, 1920, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), 7.
[72] Hollifield, 53.
[73] "Lizette Woodworth Reese's Waverly," *The Charles Villager*, November 1987, 1.
[74] "To Mark 100th Anniversary," *Baltimore Sun (1837-1985)*, October 28, 1944, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), 6.

well as uncommon things," and her writings on the common things of Waverly are invaluable[75]. Reese left behind not only a body of very valuable literary work, but also priceless histories of Waverly as a developing community along York Road.

Reese's notoriety as a talented poet developed during her working life and she continues to have cultural resonance almost a century after her death on a national level. Goucher University, which conferred an honorary PhD to Ms. Reese, also honored her as one of the "three greatest living women in America" in 1931, four years before her death. Reese's contemporaries recognized that her revolutionary work had cut "through the fluffiness and sentimentality characteristic of many of her contemporary poets, both men and women…" One poet, Louis Untermeyer, described Reese as "a generation ahead of her time" and an "influence [on] a generation of women poets."[76] Author H.L. Mencken, also a Baltimore resident but known nationally, referred to Reese as "the most distinguished woman Maryland had produced," and many scholars agree that the appeal and relevance of her work goes far beyond Waverly, the town that inspired so much of her writing.[77] Well-known during her lifetime to the American literati as "Lady Baltimore," Reese has received many posthumous honors as well.[78] Reese's sonnet "Tears" is considered one of the five best English language sonnets and has been widely translated.[79] In 1940, Reese was commemorated with a Pilgrimages of Poetry radio broadcast that was heard nationally. In the tribute, Reese was credited with introducing readers to Baltimore as a literary town with her eleven volumes of verse.[80] Other tributes to Reese include a bust on display at the Peabody Library, a sculpture dedicated to her at the former Eastern High School, and a bas relief portrait at the central branch of the Enoch Pratt Free Library.

Developmental history/additional historic context information (if appropriate)

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

1. "150th Anniversary: Memories and Histories." Govans Presbyterian Church. Baltimore. 1994.

[75] "'A Branch of May' and Waverly Poet Lizette Woodworth Reese," *The Charles Villager*, April 1984, 1.
[76] Jones, 1.
[77] "'A Branch of May' and Waverly Poet Lizette Woodworth Reese,"1.
[78] "Lizette W. Reese – 1856-1956,"*Baltimore Sun (1837-1985)*, January 8, 1956, ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986), 2.
[79] "'A Branch of May,'" 1.
[80] "A Nation-Wide Honor For Lizette Woodworth Reese," M1.

2. "Attractions To Be Shown: Boulevard Theatre Opens." *The Baltimore Sun (1837-1985)*. October 9, 1921. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
3. "'A Branch of May' and Waverly Poet Lizette Woodworth Reese." *The Charles Villager*. April 1984.
4. "Character and Scenery Survive as Waverly Marks Centennial." *The Charles Villager*. September 1988.
5. "Comments Concerning Current Screen Productions." *The Baltimore Sun (1837-1985)*. February 20, 1921. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
6. "Commercial Revitalization Continues for a Better Greenmount Avenue." *The Charles Villager*. October 1981.
7. "Lizette W. Reese – 1856-1956."*Baltimore Sun (1837-1985)*. January 8, 1956. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
8. "Lizette Woodworth Reese's Waverly." *The Charles Villager*. November 1987.
9. "Memorial Stadium." *Ballparks of Baseball*. 2011. http://www.ballparksofbaseball.com/past/MemorialStadium.htm.
10. "Memories of 'The Other' Waverly Public School on Merryman Lane and 32nd Street." *The Charles Villager*. Winter 2007.
11. "A Nation-Wide Honor For Lizette Woodworth Reese." *The Baltimore Sun (1837-1985)*. January 28, 1940. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
12. "Old Huntington, Now Waverly, Is Immortalized By Miss Reese." *The Baltimore Sun (1837-1985)*. November 26, 1920. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
13. "REAL ESTATE DEALS AND BUILDING DEWS: New Waverly Market, Costing $150,000, Opened On Greenmount Avenue LEASES ARE REPORTED Floor Spaces In Sonnchorn And Riddlemoser Buildings Are Rented." *The Baltimore Sun (1837-1985)*. October 12, 1934. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
14. "To Mark 100th Anniversary." *Baltimore Sun (1837-1985)*. October 28, 1944. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
15. "Touching Bases in Charles Village." *The Charles Villager*. April 1984.
16. "WAVERLY PROUD OF HER BOOM: Greatest Real Estate Development In Suburb's History." *The Baltimore Sun (1837-1985)*. December 5, 1912. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
17. Aull, Jacob H. Old Land Marks. Baltimore: The Peters Pub. & Ptg. Co.

18. Baltimore City Commission for Historical and Architectural Preservation (CHAP). Baltimore City Landmark Designation for the Waverly Town Hall, by Stacy P. Montgomery, 2011.
19. Cole, Anna. Methodism in Old Waverly and Its Environment. 1933.
20. Ey, Craig. "Up on Main Street: Program Aims to Revitalize Older Business Districts." Baltimore Business Journal. November 20, 2000.
21. Felsten, Janet. Baltimore's Public Landscapes: The Olmsted Influence - A Driving Tour Through Northern Baltimore. Baltimore: FMOPL, 199.
22. Graham, Robert L. "I Remember...When Waverly Was a Floral Center." *The Baltimore Sun (1837-1985)*. March 15, 1953. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
23. Green, Edwin Bernard."31st Street Was the End of the Line." *The Baltimore Sun (1837-1985)*, January 16, 1949. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
24. Jones, Robert J. In Praise Of Common Things. Westport: Greenwood Press, 1992.
25. Leight, Charles T. "I Remember...the Old Squire of Waverly." *The Baltimore Sun (1837-1985)*. November 27, 1949. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
26. Lewand, Karen. North Baltimore: From Estate to Development. Baltimore: University of Baltimore, 1989.
27. Miller, James Edward. "The Dowager of 33rd Street: Memorial Stadium and the Politics of Big-Time Sports in Maryland, 1954-1991." Maryland Historical Magazine, Vol, 87 No. 2, Summer 1992.
28. Olson, Sherry H. Baltimore: The Building of an American City. Baltimore: Johns Hopkins University Press, 1980.
29. Reese, Lizette Woodworth. The York Road. Baltimore: Farrar and Rinehart, 1931.
30. Reese, Lizette Woodworth. A Victorian Village. Baltimore: Farrar and Rinehart, 1929.
31. Scharf, J. Thomas. History of Baltimore City and County. Baltimore: Regional Publishing Company, 1971.
32. Sparks, Regina Dillehunt. "I Remember...When Waverly Was a Village." *The Baltimore Sun (1837-1985)*. June 14, 1953. ProQuest Historical Newspapers: Baltimore Sun, The (1837-1986).
33. Stewart, Joseph. "Waverly 1812." North Baltimore Patch. March 4, 2012.
34. Stewart, Joseph. "Waverly Post Offices." North Baltimore Patch. August 6, 2011. http://northbaltimore.patch.com/blog_posts/waverly-post-offices.
35. White, Mary. *Waverly, 1830-1983*. Thesis, University of Baltimore. Baltimore, 1983.

Waverly Main Street Historic District (B-5229)
Name of Property

Baltimore City, MD
County and State

Previous documentation on file (NPS):

____preliminary determination of individual listing (36 CFR 67 has been requested)
____previously listed in the National Register
____previously determined eligible by the National Register
____designated a National Historic Landmark
____recorded by Historic American Buildings Survey #_____
____recorded by Historic American Engineering Record # _____
____recorded by Historic American Landscape Survey # _____

Primary location of additional data:

__x__ State Historic Preservation Office
____Other State agency
____Federal agency
____Local government
____University
____Other
Name of repository: _____

Historic Resources Survey Number (if assigned): B-5229

10. Geographical Data

Acreage of Property Approximately 31 acres
(Do not include previously listed resource acreage.)

UTM References
(Place additional UTM references on a continuation sheet.)

Baltimore East USGS quad

	Zone	Easting	Northing
1	18	361143	4354764
2	18	361340	4354732
3	18	361445	4353905
4	18	361117	4353910

Verbal Boundary Description (Describe the boundaries of the property.)

Boundaries are depicted on the attached map entitled "Waverly Main Street Historic District," drawn to the scale 1"=200'.

Boundary Justification (Explain why the boundaries were selected.)

The boundaries of the Waverly Main Street Historic District were selected based on the existence of a core historic commercial center connecting and serving the established neighborhoods of Abell, Better Waverly, Oakenshawe and Waverly in Baltimore City. Commerce was largely confined to Greenmount Avenue and its direct side streets due to increasingly strict zoning laws during the last century, which led to the development of a distinct commercial district. The areas outside the boundaries are overwhelmingly residential in character and use.

11. Form Prepared By

name/title Elise Hoffman
organization Waverly Main Street date 1/2/2012
street & number 427 ½ Merryman's Lane telephone 410-767-1354
city or town Baltimore state MD zip code 21218
e-mail jstewart@dat.state.md.us

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** (7.5 or 15 minute series) indicating the property's location.

  A **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.

- **Continuation Sheets**

- **Additional items:** (Check with the SHPO or FPO for any additional items.)

Photographs:

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

Name of Property: Waverly Main Street Historic District

City or Vicinity: Baltimore City

County: Baltimore (independent city) City State: Maryland

Photographer: Paul Burk

Date Photographed: Fall 2011

Description of Photograph(s) and number:

MD_BaltimoreCity_WaverlyMainStreetHD_0001.TIF	3000 block Greenmount Avenue, west side, looking NW
MD_BaltimoreCity_WaverlyMainStreetHD_0002.TIF	Greenmount Ave. and E. 31st Street, west side, looking NW¬
MD_BaltimoreCity_WaverlyMainStreetHD_0003.TIF	3100 block Greenmount Ave., west side, looking NW
MD_BaltimoreCity_WaverlyMainStreetHD_0004.TIF	3100 block Greenmount Ave., west side, looking SW
MD_BaltimoreCity_WaverlyMainStreetHD_0005.TIF	Intersection of Greenmount Ave. and E. 32nd Street, SW corner
MD_BaltimoreCity_WaverlyMainStreetHD_0006.TIF	3200 block Greenmount Ave., west side, looking SW
MD_BaltimoreCity_WaverlyMainStreetHD_0007.TIF	3200 and 3100 blocks Greenmount Ave., west side, looking SW
MD_BaltimoreCity_WaverlyMainStreetHD_0008.TIF	3300 block Greenmount Ave., west side looking NW
MD_BaltimoreCity_WaverlyMainStreetHD_0009.TIF	Boulevard Theater frieze, 3300 block Greenmount Ave.
MD_BaltimoreCity_WaverlyMainStreetHD_0010.TIF	3300 block Greenmount Ave., west side looking NW
MD_BaltimoreCity_WaverlyMainStreetHD_0011.TIF	Intersection of Greenmount Ave. and Calvin Ave, NW corner
MD_BaltimoreCity_WaverlyMainStreetHD_0012.TIF	400 block E. 33rd Street, looking NE
MD_BaltimoreCity_WaverlyMainStreetHD_0013.TIF	Enoch Pratt Free Library, 400 block E. 33rd Street, north side
MD_BaltimoreCity_WaverlyMainStreetHD_0014.TIF	'Baker Block' building, 400 block E. 33rd Street, looking SE
MD_BaltimoreCity_WaverlyMainStreetHD_0015.TIF	415 E. 33rd Street, looking SW
MD_BaltimoreCity_WaverlyMainStreetHD_0016.TIF	Huntingdon Baptist Church, 400 E. 31st Street, north side
MD_BaltimoreCity_WaverlyMainStreetHD_0017.TIF	414 E. 31st Street, looking north
MD_BaltimoreCity_WaverlyMainStreetHD_0018.TIF	Engine 31 Firehouse, 3123 Greenmount Ave., looking east
MD_BaltimoreCity_WaverlyMainStreetHD_0019.TIF	3300 block Greenmount Ave., looking NE
MD_BaltimoreCity_WaverlyMainStreetHD_0020.TIF	3300 block Greenmount Ave., looking SE
MD_BaltimoreCity_WaverlyMainStreetHD_0021.TIF	Median, 500 block E. 33rd Street, looking west
MD_BaltimoreCity_WaverlyMainStreetHD_0022.TIF	Waverly Station Post Office, 601 Homestead St., looking SE
MD_BaltimoreCity_WaverlyMainStreetHD_0023.TIF	600 block Montpelier St., looking NW

Waverly Main Street Historic District (B-5229) Baltimore City, MD
Name of Property County and State

MD_BaltimoreCity_WaverlyMainStreetHD_0024.TIF	St. John's Episcopal Church, 3009 Greenmount Ave.
MD_BaltimoreCity_WaverlyMainStreetHD_0025.TIF	3000 block Greenmount Ave, east side, looking SE
MD_BaltimoreCity_WaverlyMainStreetHD_0026.TIF	3100 block Greenmount Ave, east side, looking SE
MD_BaltimoreCity_WaverlyMainStreetHD_0027.TIF	400 block E. 31st Street, looking West
MD_BaltimoreCity_WaverlyMainStreetHD_0028.TIF	Mt Zion Baptist Church, corner of Barclay Street and E. 32nd St.
MD_BaltimoreCity_WaverlyMainStreetHD_0029.TIF	Waverly Farmer's Market, 3200 block Barclay Street, west side
MD_BaltimoreCity_WaverlyMainStreetHD_0030.TIF	Seventh Day Adventist Church, 3401 Old York Road
MD_BaltimoreCity_WaverlyMainStreetHD_0031.TIF	3000 block Greenmount Ave., east side, looking NE

Property Owner:

(Complete this item at the request of the SHPO or FPO.)

name Multiple owners (more than 50)

street & number _____ telephone _____

city or town _____ state _____ zip code _____

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).
Estimated Burden Statement: Public reporting burden for this form is estimated to average 18 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management. U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

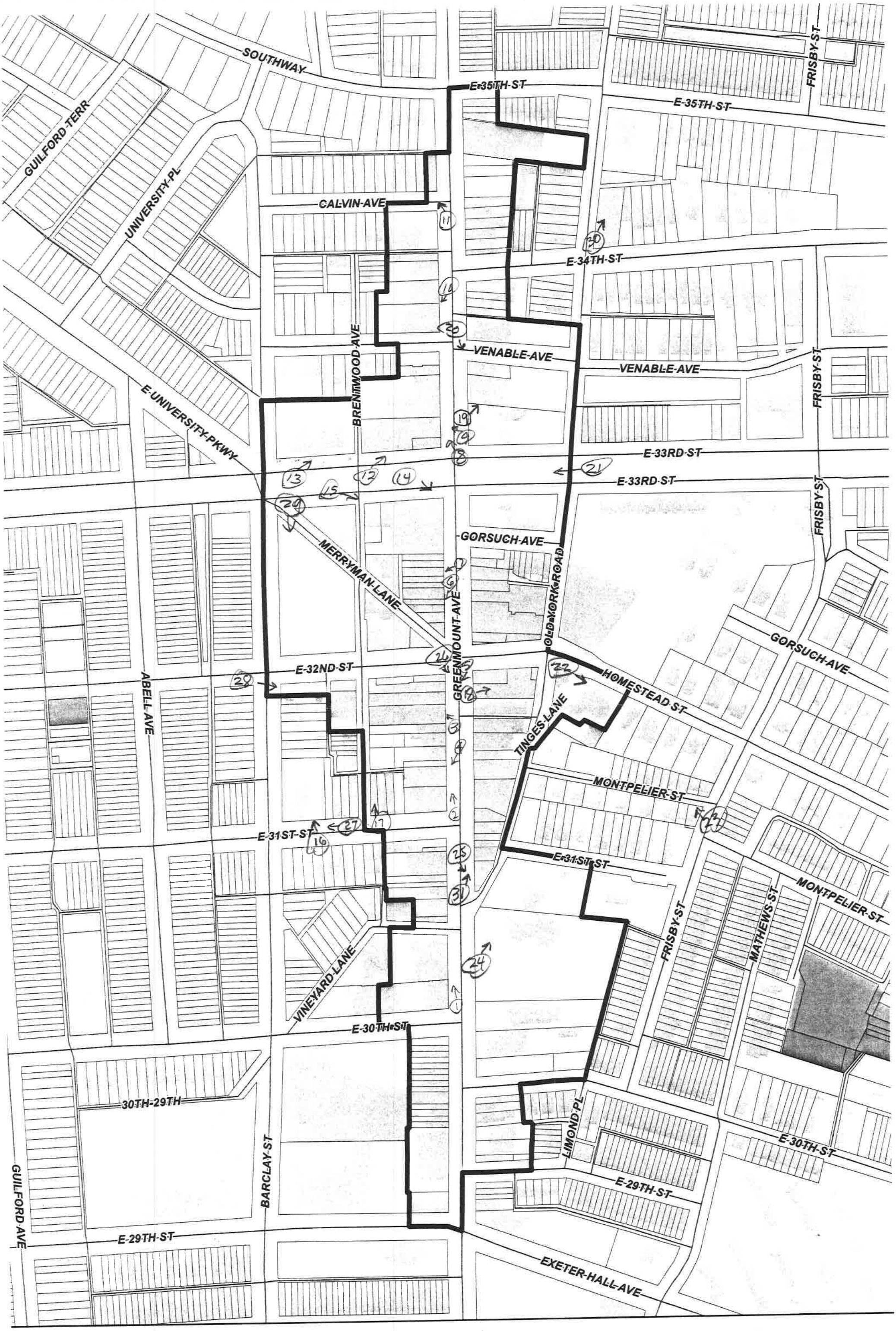

PHOTO LOCATION & DIRECTION OF VIEW

Waverly Main Street Historic District

D-5229 BALTIMORE CITY, MD

10/25/2012

Stephanie Rawlings-Blake
Mayor
Thomas J. Stosur
Director of Planning

1 inch = 200 feet

5662 I NW (COCKEYSVILLE)

UNITED STATES
DEPARTMENT OF THE INTERIOR
GEOLOGICAL SURVEY

UNITED STATES
DEPARTMENT OF THE ARMY
CORPS OF ENGINEERS

BALTIMORE EAST QUADRANGLE
MARYLAND
7.5 MINUTE SERIES (TOPOGRAPHIC)
SE/4 BALTIMORE 15′ QUADRANGLE

5762 IV NW (WHITE MARSH)

B-5229
WAVERLY
MAIN STREET
H.D.1
BALTIMORE
CITY, MD

1. 18-361143-4354764
2. 18-361340-4354732
3. 18-361445-4353905
4. 18-361117-4353910

BALTIMORE
EAST QUAD

Mapped by the Army Map Service
Edited and published by the Geological Survey

Control by USGS, USC&GS, USCE, and City of Baltimore

Topography from aerial photographs by photogrammetric methods. Aerial photographs taken 1943. Field checked 1944
Culture revised by the Geological Survey 1953

Hydrography compiled from USC&GS Chart 545 (1951)

Polyconic projection. 1927 North American datum
10,000-foot grid based on Maryland coordinate system
1000-meter Universal Transverse Mercator grid ticks, zone 18, shown in blue

Red tint indicates areas in which only landmark buildings are shown

Revisions shown in purple compiled by Geological Survey from aerial photographs taken 1966 and 1974. This information not field checked

Purple tint indicates extension of urban areas

UTM GRID AND 1974 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET

SCALE 1:24 000

CONTOUR INTERVAL 20 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929

DEPTH CURVES AND SOUNDINGS IN FEET—DATUM IS MEAN LOW WATER
SHORELINE SHOWN REPRESENTS THE APPROXIMATE LINE OF MEAN HIGH WATER
THE MEAN RANGE OF TIDE IS APPROXIMATELY 1.1 FEET

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY
DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

QUADRANGLE LOCATION

ROAD CLASSIFICATION
Heavy-duty — Light-duty
Medium-duty — Unimproved dirt
Interstate Route — U. S. Route — State Route

BALTIMORE EAST, MD.
SE/4 BALTIMORE 15′ QUADRANGLE
N3915—W7630/7.5
1953
PHOTOREVISED 1966 AND 1974
AMS 5662 I SE—SERIES V833

ISBN 0-607-23498-6

(RELAY) 5662 II NW
(SPARROWS POINT) 5762 II NW
(CURTIS BAY) 5662 II NE

3028
People's Community Health Cent
410-467-6040
3026

HECKS CASHED
CARDS
PAY
CHECK CASH
CASHE
AX
ECKS
SHED
MoneyGram
All Tax Refund
DEBIT CARDS
Cashed Here!
TAX
MAIN STREET
WHERE BALTIMORE HAPPENS
3100
GREENMOUNT AVE
E 31ST ST
NO STOPPING
Hermans

GREENMOUNT
GREENMOUNT LOAN & JEWELRY CO.
BUY
SELL TRADE
CAMERAS
JEWELRY
REPAIRS
WHILE U WAIT
CUSTOM
MADE
JEWELRY
DIAMONDS
WATCHES
GOLD
JEWELRY
WATCHES
LOANS
WE
BUY
GOLD
WHILE U WAIT
JEWELRY
REPAIRS
MAIN
STREET
WHERE
BALTIMORE
HAPPENS
LOTTERY • KENO • MONEY ORDERS
JOYCE'S PLACE
CIGARETTES • PREPAID CARD
GOLDSTONE JEWELRY
Penn
OPTICAL
OPTICAL

Hermans Disc
3100-10 GREENMOUNT AVE
Hermans Discount
Hermans Discount
Hermans Discount
NO PARKING
9 PM - 9 AM
PAY HERE
DRESSY & CA
School Uniform

NO TURN ON RED
NO STOPPING ANYTIME OPPOSITE FIRE DEPT DRIVE WAY
PETE'S GRILLE
3130
3130
Pete's Grille
Pete's Grille
Pete's Grille
GRILLE
SEAFOOD · CARRY OUT · CHOPS

NO STOPPING 7AM-9AM
TOW AWAY ZONE
MAGIC MEN'S WEAR
3208
BAR LOUNGE
OPEN
ATM
NO LOITERING
WITHIN 50 FEET OF THIS BAR
Men's & Bo

PETE'S
3130
Pete's Grille
MAGIC
PAY TO PARK
NO STOPPING 7AM-9AM
TOW AWAY ZONE
SALE
Suit &

MAIN STREET
WHERE BALTIMORE HAPPENS
KING'S FRIED CHICKEN
SUBS. LAKE TROUT. BURGER. HOT WING. CHEESE STEAK. ICE CREAM 410-338-0609
CREAM 410-338-0609
OPEN
LAKE TROUT
Fashion Defense
410-243-1040
BALTIMORE

BOULEVARD
KEN
AM 410-338-0609
3302
Open
DREAMS
ONE STOP
For All Your
OPEN

MILLER'S FINANCIAL
WESTERN UNION
OPEN
WE CASH TAX CHECKS
NO LOITERING
WITHIN 100 FEET OF THIS ESTABLISHMENT
cingular
Authorized Agent
OPEN
Get Smart Get More
tions, inc.

ONE WAY
DO NOT ENTER
400
CALVIN AV.
ONE WAY
HACK'S Shoe Repair
Hack's Shoe Repair
DO NOT ENTER

MAIN STREET
WHERE BALTIMORE HAPPENS
BED - TO - GO
BEDS FROM
$29.00
MATTRESS
SALE
OPEN
418
420
C.J.B. THERAPY CENTERS
410 662 1940
Personal Injury • Workers Compensation • Auto Accident
PAWNBROKERS
BUY - SELL - LOANS
LONG NAILS

ENOCH PRATT FREE LIBRARY
WAVERLY BRANCH
PAY HERE
ENOCH PRATT free LIBRARY

MAIN STREET
WHERE BALTIMORE HAPPENS
OSPREY
CASH
304 9/10 REGULAR UNLEADED
320 9/10 MID GRADE UNLEADED
329 9/10 SUPER UNLEADED
CREDIT
308 9/10 REGULAR UNLEADED
324 9/10 MID GRADE UNLEADED
333 9/10 SUPER UNLEADED
Giant
PAY TO PARK
LUX
Nail Spa & Hair Salon
PAY HERE
CHINA EXPRESS
SNOW ROUTE
NO PARKING
DURING SNOW EMERGENCY
9 AM - 9 PM
VIDEO PATROL
FOR YOUR SAFETY THIS IS A VIDEO RECORDED AREA
MAIN STREET
WHERE BALTIMORE HAPPENS
CAFE
BALTIMORE MAIN STREETS
BALTIMORE

MAIN STREET
WHERE BALTIMORE HAPPENS
PRESS
SALE
HARDING CONSULTING
Helping businesses and individuals increase happiness and success.
WWW.AREYOUHAPPY.ORG
Want Better Grades?
7 ELEVEN

400
The NEW HUNTINGDON Baptist Church
The NEW HUNTINGDON Baptist Church

NO
STOPPING
THIR-TEA FIRST STREET
CAFE & TEA ROOM

HERE
3123

Bank of America
PAY HERE
WAVERLY
2010
LIVE HERE? SHOP HERE!

PAY TO PARK
STOP START LIVING
WOLF PACK
PAY HERE

OSPREY
OSPREY
BEAUTY STAND
WAVERLY
VILLAGE

ACE
Hardware
CRAFTSMAN
Now we've got the top Craftsman® tools at Ace. And we've got more coming.
Benjamin Moore
INTRODUCING
Benjamin Moore
Store Hours
8.99
OPEN
BEGIN ONE WAY
NO STOPPING

Next Leve
BALTIMORE
SHERIFF

3123
BALTIMORE CITY
FIRE DEPARTMENT
3
3
HARRY'S

NO
STOPPING

TO
RK
MT. MORIAH
CHURCH
SUNDAY SCHOOL
10:35 AM
PASTOR

WAVERLY
Farmers Market
OPEN YEAR ROUND
SATURDAYS 7AM - NOON

United in Christ
Seventh Day Adventist Church
ONE WAY

MAIN STREET
WHERE BALTIMORE HAPPENS
Holly Road Clothing
SPEED LIMIT 25
NO STOPPING
PAY TO PARK
GOODWILL
SURPLUS STORE
VIDEO PATROL