

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. PG:66-37-51

1. Name of Property

(indicate preferred name)

historic **Maerlender-Hughes House (preferred)**

other

2. Location

street and number 4615 Clemson Road ___ not for publication

city, town College Park ___ vicinity

county Prince George's

3. Owner of Property

(give names and mailing addresses of all owners)

name 4615 Clemson Road

street and number 4615 Clemson Road

telephone

city, town College Park

state MD

zip code 20740

4. Location of Legal Description

courthouse, registry of deeds, etc. Prince George's County liber 50219 folio 525

city, town Upper Marlboro tax map 42 tax parcel 0000 tax ID number 2348159

5. Primary Location of Additional Data

- ☒ Contributing Resource in National Register District
☐ Contributing Resource in Local Historic District
☐ Determined Eligible for the National Register/Maryland Register
☐ Determined Ineligible for the National Register/Maryland Register
☐ Recorded by HABS/HAER
☐ Historic Structure Report or Research Report at MHT
☒ Other: Historic Preservation Section, Prince George's County Planning Department, M-NCPPC

6. Classification

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

7. Description

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Condition

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

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

Site Description

The Maerlender-Hughes House is within the Calvert Hills National Register Historic District. The residential community is nestled between Baltimore Avenue to the west and the WMATA Metrorail/B&O Railroad right-of-way to the east. The Maerlender-Hughes House sits on the south side of Clemson Road facing north. The house retains its historic function as a single-family residence. The property comprises 0.148 acres and includes the house, front lawn, and fenced backyard. The front of the house is accessed by a narrow asphalt drive and brick entry walkway. The backyard has a large concrete patio. There is a single noncontributing outbuilding in the southeast corner of the rear yard. The property is surrounded by other single-family residences and the Rhode Island Avenue Trolley Trail bike trail passes to the east.

Summary Description

4615 Clemson Road is a c.1946/7 two-story Colonial Revival dwelling. The house comprises a simple two-story rectangular block clad in unpainted brick with an asphalt shingle side-gable roof. There is single-story frame sunroom wing off the west elevation and two-story frame rear addition, built c. 1990. Both the sunroom and the rear addition are clad in horizontal composition-board siding. The house retains its original 8/8 double hung wood sash windows.

North Elevation

The north elevation of the house faces Clemson Road. The symmetrical façade features two windows per story with a brick walk and brick stairs leading up to a classical entry portico. The front door surround has a simple decorative crown and pilasters. The door is sheltered by a small gable roofed portico supported by columns with an open pediment and curved beadboard underside. The brick stairs have metal railings painted black on either side. The first story windows are flanked by fixed shutters. The two second story windows are set into engaged gable-roofed dormers.

West Elevation

The west elevation is defined by an original or early addition of a single-story shed roofed sunroom, above which projects an exterior brick chimney. The sunroom features a brick foundation, 8/8 double hung wood sash windows in adjacent pairs, and is sided with horizontal composite board siding. There is an exterior entrance on the south side of the sunroom with brick stairs leading to the back patio. The sunroom surrounds the exterior brick chimney which is flanked by two second story wood windows. The chimney terminates in a flush soldier course of brick and is otherwise unornamented.

East Elevation

The east elevation includes both the original 1940s block and the 1990s addition. The main block has a one-story bay window on the first floor in the north bay and a single 8/8 double hung window in the south bay. The one-story bay window includes white horizontal siding below the windows and a small three-sided shingled roof. The second story has two 8/8 double hung wood windows. The gable has a single 4/4 double hung wood window.

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South Elevation

The south elevation has been modified by a large-scale rear addition to the original dwelling. The 1940's main block retains its west engaged second story dormer, first floor west eight-over-eight window and smaller six-over-six first floor window in the center bay, and two two-light basement story casement windows.

The 1990 two-story gable roofed addition extends from the east side of the rear of the house. The east elevation of the addition includes a covered side entrance and a single double-hung window on the first floor. A row of rectangular skylights pierces the east slope of the roof. The south gable end elevation of the addition includes a gang of three six-over-six simulated divided light windows on the first and second floors. The second-floor gang of windows is topped with a single pane, irregularly shaped transom window extending to the top of the gable. The west elevation of the addition contains first-floor double doors leading to a small entry deck and steps onto the rear patio. The west elevation also has a lower-level entrance accessed by stairs leading down from the patio. The most unusual feature of the addition is the inclusion of a cantilevered turret incorporated into the second story interior corner created by the original building and west elevation of the addition. Within the turret, there is an exterior door which was planned to open onto a second story deck or entrance which was never built.

The rear addition and patio activate the fenced and partially shaded outdoor space in the rear of the house which contains a low brick barbeque and noncontributing gable roofed shed.

Interior

On the interior, the first floor includes wood floors and is divided by a staircase and living and dining rooms on either side. The dining room includes corner cut-out sections for décor. The kitchen and half-bathroom with many original features are in the rear along with a staircase to the basement. The second floor contains four bedrooms and two full bathrooms.

INTEGRITY

The Maerlender-Hughes House has retained its essential character as a Colonial Revival dwelling dating from the period of rapid suburban growth in Prince George's County. The original brick exterior and wood windows remain intact. The rear addition is built in a distinct style and limited to the rear of the house with a small setback of the east elevation. The details of the front entrance appear to be original. The property retains its original size, and its suburban context remains unchanged. Overall, the Maerlender-Hughes House retains a high degree of integrity location, design, setting, materials, workmanship, feeling, and association.

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**Maerlender-Hughes House, north
(front) elevation. March 2025.**



**Maerlender-Hughes, northwest corner.
March 2025.**

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Maerlender-Hughes, southwest corner. March 2025.



Maerlender-Hughes House, south elevation. March 2025.

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Maerlender-Hughes House, southeast corner. March 2025.



Maerlender-Hughes House, view southeast of outbuilding. March 2025.

8. Significance

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

Specific dates	1947	Architect	unknown
Construction date	1947	Builder	College Park Building Corporation

Evaluation for:

☐ National Register ☐ Maryland Register ☒ not evaluated

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

STATEMENT OF SIGNIFICANCE

The Maerlender-Hughes House is significant as a substantially intact example of simplified Colonial Revival style domestic architecture in the Calvert Hills section of College Park. The property also embodies the heritage theme of streetcar suburb development in Prince George's County in the early twentieth century. The property's significance is reflected in its status as a contributing resource in the Calvert Hills National Register Historic District, which was listed in 2002.

HISTORIC CONTEXT

Calvert Hills is an excellent illustration of the residential development on the outskirts of Washington, D.C., in the early twentieth century. The once rural property, historically part of the Calvert family's Rosssborough Farm and Riversdale Plantation, was subdivided in response to the expanding suburban population, the development of the nearby Maryland Agricultural College (now the University of Maryland at College Park), and the College Park Airport. The middle and upper middle class suburban community framed by major transportation corridors developed further with the advent of the streetcar and automobile. The neighborhood was conceived as a series of additions to the growing subdivision of College Park, which was located to the immediate north of Calvert Hills. The first of the 11 additions, "Fanny A. Calvert's Addition to College Park," was undertaken by the Calvert family in response to many speculative development opportunities. In 1945, the many additions to College Park were joined as the neighborhood of Calvert Hills in recognition of the prominent Calvert family and incorporated as part of the City of College Park.

The tract of land that contains the subdivision in which the subject property is located, known as Lot 3 of the Charles B. Calvert Estate, was sold out of the Calvert family in 1891 and changed hands several times over the next thirty years. In October 1927, Calvert Manor Realty Corporation conveyed Lot 3 to its subsidiary, the College Park Corporation. The president of the latter entity was Harry C. "Curley" Byrd, who at the time was vice president of the University of Maryland and its controversial longtime football coach. The College Park Corporation platted an approximately 40-acre subdivision, Section A, College Park, in March 1927. When the subdivision was platted Clemson Road was called Woodland Street. Development occurred at a moderate pace until 1935, when the College Park Building Corporation purchased 160 of the undeveloped lots.

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Influenced by the availability of aid from the Federal Housing Administration, Robert M. Watkins and Omar D. Crothers, Jr., formed the College Park Building Corporation in 1935. In the 1930s, Crothers was a lawyer with offices in Baltimore. He later served as a state senator from 1951 through 1954. Little information, however, exists on Robert M. Watkins. The 1948 Washington D.C., city directory listed him as a mover for the Public Buildings Administration. Oral information suggests that Watkins was primarily responsible for development completed by the College Park Building Corporation, as it was Watkins who hired local architect R. Webster Ross to design some of the houses in the neighborhood. Ross, a native of Baltimore, received his architectural training at the Architectural School of the Maryland Institute, later forming Ross and Walton, a prolific architectural firm in Prince George's County.

The Calvert Hills National Register form characterizes 1940-1948 as a period of infill development. The Colonial Revival style was the dominant style for domestic building throughout the country during the first half of the twentieth century and continued through the 1940s as the most popular architectural style in the Calvert Hills community. Abstracted elements of the Colonial Revival style ornamented most dwellings constructed in Calvert Hills between 1940 and 1948. The style is expressed through a range of two-story building forms, including the central passage of which the Maerlender-Hughes House is an excellent example.

WILLIAM AND MARIE K. MAERLENDER 1947-1956

William and Marie Maerlender were the first occupants of the house, purchasing it from the College Park Building Corporation in 1947. William Hugo Maerlender was from New York and attended Hempstead High School and Clarkson College of Technology in Potsdam, N.Y. Marie Kiefe Maerlender from Philadelphia and had attended Germantown High School in Philadelphia and Coleman's School of Business in Newark. William Maerlender and Marie Kiefe were married in New York. William had previously worked for the Eastern Light Company in Northampton, Pennsylvania. At the time of the 1950 Census they were living at 4615 Clemson Road. William was a heating and refrigerating engineer in the wholesale building supply air conditioning industry and Marie Maerlender was listed as keeping house. At that time, the Maerlenders had two children, Elain and William, aged 6 and 7. Interestingly three lodgers, maybe students, were also listed with the family; James Neikirk, Donald Reilly and Edward W. Whiteford, all 18 years old and from different states. The Maerlenders owned the house until 1956.

GEORGE B. AND LOUISE S. HUGHES 1956-1980

George and Louise Hughes purchased the property in 1956. Both George and Louise grew up in the Ammendale/Beltsville area. George's father, also George B. Hughes, was an electrician for the Government Printing Office for 35 years and lived in Ammendale for approximately 30 years. Louise Sellman Hughes was raised in the Sellman House (61-012), an American Foursquare House built by her father Robert Sellman and his brother. The Sellmans sold the 290-acre farm for the establishment of the Plant Research Station now Beltsville Agricultural Research Center (BARC) in the 1930's. The census recorded that Louise Sellman attended a four year college, likely the University of Maryland. George Hughes earned a Bachelor of Science from the College of Agriculture and was appointed as a Dairy Plant Manager at the University of Maryland in 1929. Material from the University records a few details of his employment including his appointment as an Assistant Professor of Dairy Manufacturing

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in 1936 and a cheese making course he taught in 1939. Census records indicate George and Louise S. Hughes were married by 1940. George Hughes' World War II Registration Card indicates that he was a large man at 5'11" weighting 226 lbs. He was employed by the university until 1944 when he resigned his positions. The 1950 Census records the family living in Vansville where George Hughes was working as a milk plant manager and Louise Hughes keeping house. The 1950 Census records the family including two children and Louise's parents Robert L. and Edith S. Sellman. George and Louise's children, Barbara and Robert B., were 15 and 12 years old at the time the Census was recorded. Records indicate that George and Louise Hughes continued to live in the Beltsville area and did not purchase the house in Calvert Hills until 1956. Not much is known about them during their ownership of 4615 Clemson Road. Louise Hughes passed away on October 13, 1979. At the time of her death, they had six grandchildren. The house in Calvert Hills was sold the following year in 1980 and George Hughes died in 1982.

ELIZABETH LEE MCFERREN FULTON 1980-1984

Elizabeth McFerren was born in 1936 to a large family including at least four siblings, William, Jean, Gerald, and Marilyn. She attended Montgomery Blair High School in Silver Spring and was an honors graduate of the University of Maryland. She married Lt. Stanley E. Fulton in 1953 at St. John's Catholic Church in Forest Glen. They lived temporarily at Hunter Air Force Base before moving to Nevada. Elizabeth and Stanley divorced in 1978. She owned 4615 Clemson Road for only four years from 1980 to 1984, after which she moved to northern Virginia. Elizabeth Fulton died March 5, 2017.

KIM AND SHAYE SIMS 1984-1987

The Sims were married in June of 1980 in Bowling Green, Kentucky. Kim Edgar Sims attended Washington and Lee University in Lexington, Virginia and worked in the family's hotel business. His father Edgar Sims founded MHI Hotels in 1957 by purchasing a 12-unit motel in College Park. The company later became MHI Hospitality Corporation and is now Sotherly Hotels. Shaye Sims was from Bowling Green, Kentucky and attended Hollins College in Roanoke, VA. Kim and Shaye Sims owned the property for only three years, 1984-1987, early in their marriage.

RODNEY AND LESLIE COLEMAN 1987-1995

The Colemans added the rear addition in the early 1990's. The addition added a family room on the first floor. The second story of the addition includes a master bedroom and bathroom. The cantilevered turret was designed to provide access to a second-floor deck which was never built. The previous and current owners have used that interior space as a dressing room between the master bed and bath and blocked the exterior door from the inside with an armoire.

KENNETH BANNISTER 1995-2024

Kenneth Bannister was the most recent and longest owner of the property, from 1995 to 2024. He was an engineer and longtime employee of Applied Research Associates. He sold the property in 2024 after 29 years of ownership.

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While the ownership of 4615 Clemson Road is not defined by a single person or family, the progression of residents is reflective of a geographically mobile middle-class suburban community. The occupants were associated with the nearby Beltsville Agricultural Research Center, the University of Maryland, and the College Park motel industry representing a variety of twentieth century heritage themes related to suburban growth, streetcar suburbs, industry and the local presence of the federal government. The Maerlender-Hughes house and property retains its Colonial Revival character, and the suburban context of Calvert Hills remains unsubstantially changed since 1948, despite the commercial growth of nearby College Park and Riverdale Park.

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Figure 1. 1927 Plat of Section "A" College Park. Subject property outlined in red.

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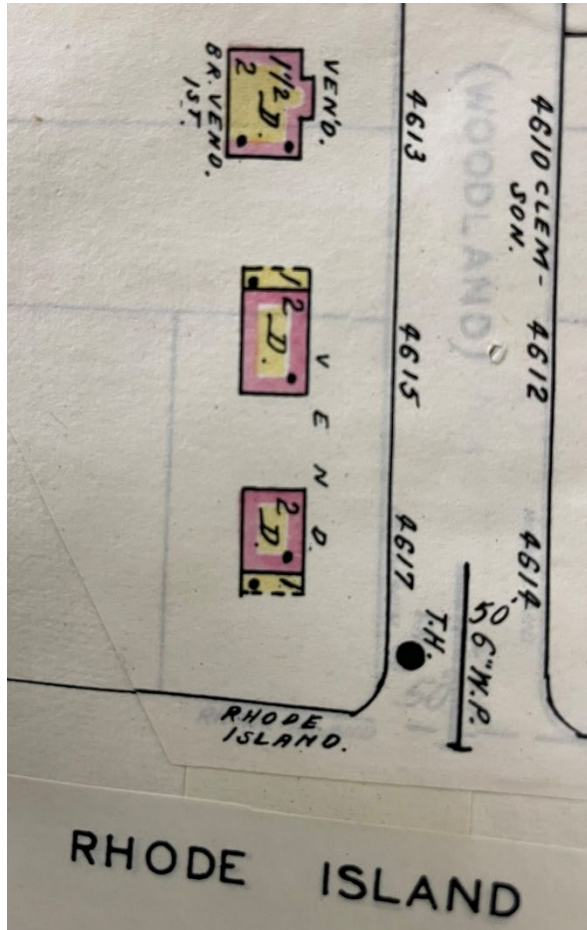


Figure 2. Sanborn Fire Insurance Map c. 1950s

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Figure 3. William Maerlender, Hempstead High School, 1930.



Figure 4. George B. Hughes, University of Maryland 1929.

9. Major Bibliographical References

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Ancestry.com *1950 United States Federal Census (database -m-line)*.

Ancestry.com. *U.S. WWII Draft Cards Young Men, 1940-1947 (database on-line)*.

Approved Historic Sites and Districts Plan, The Maryland National Capital Park and Planning Commission, Prince George's County Planning Department, 2010.

Gross, Thomas. *Teed House MIHP Form*, M-NCPPC, 2020.

Obituary: Hughes, Louis S. October 5, 1979. *The Washington Post*.

Trieschmann, McDonald, Weidlich. *Calvert Hills National Register Form*, EHT Traceries, 2001

10. Geographical Data

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Acreage of surveyed property 0.148 acres
Acreage of historical setting 0.148 acres
Quadrangle name Washington East

Quadrangle scale: 1:24,000

Verbal boundary description and justification

The east 30 feet of Lot 76 and the west 50 feet of Lots 77 and 78 in Block "E" of "Section A, College Park" as per plat thereof recorded in Plat Book SDH 3 at plat 72 among the Land Records of Prince George's County, Maryland.

11. Form Prepared by

name/title	Tyler Smith, Planner II		
organization	The Maryland-National Capital Park and Planning Commission		
	Historic Preservation Section, Countywide Planning Division		
	Prince George's County Planning Department	date	April 2025
street & number	1616 McCormick Drive	telephone	
city or town	Upper Marlboro	state	MD

The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
Maryland Department of Planning
100 Community Place
Crownsville, MD 21032-2023
410-514-7600