1988

The Apartment Buildings of Albert H. Beers 1905-1911

Laura L. Harris

University of Pennsylvania

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The Apartment Buildings of Albert H. Beers 1905-1911

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THE APARTMENT BUILDINGS OF
ALBERT H. BEERS
1905-1911

Laura L. Harrie

A THESIS

in

The Graduate Program in Historic Preservation

Presented to the faculties of the University of Pennsylvania in Partial Fulfillment of the Requirements for the Degree of

MASTER OF SCIENCE

1988

Roger Moss, Historic Preservation, Reader

David G. De-Long, Graduate Group Chairman and Advisor
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INTRODUCTION

Washington's development as the nation's capital excluded the city from the economic mainstays of commerce and industry. Consequently, Washington's economic base was firmly rooted in service to the Federal government, and as host to foreign diplomats and dignitaries. As a result of this dependence on the Federal government, Washington's population experienced growth in times of war and Federal expansion. The Nation's capital emerged as a residential city, a city in which apartment buildings developed as a major component of the city's building stock. Apartments ideally met the two housing needs of the city: to provide luxury apartments for the diplomats and social elite in the city, and secondly, to provide comfortable apartments for the growing numbers of middle class, Federal employees.

Until recently, there was little understanding of the architectural development of the apartment as a building type and its role in the evolution of Washington as a city dominated by apartment buildings. Since 1985 Washington apartment buildings have been the focus of a comprehensive survey, indepth study, a
forthcoming publication, walking tours, and lively attention and publicity. The comprehensive survey was the result of a grant generated from the National Park Service’s Historic Preservation Fund and awarded in the fall of 1985 to the D.C. Preservation League (DCPL). The grant awarded to DCPL was a $36,000 matching grant and required an inventory of all apartment buildings constructed in Washington, D.C. between 1880 and 1945. Upon completion of the initial survey a more in-depth study of at least 150 of these apartments was to be conducted in order to develop an historic context and evaluation criteria for the building type. Every building in the survey, and all accompanying building information such as the apartment’s architect and developer, as well as information on materials, height and costs was to be entered into the computer. Traceries, a firm of architectural historians in Washington, was contracted by DCPL to conduct the survey.

In order to fulfill the requirements of the grant and disseminate the information to the public, Traceries conducted walking tours, produced a brochure, and offered three public lectures. In 1986, Traceries was contracted to conduct Phase II of the apartment
study. Phase II allowed for a closer examination of areas which Phase I had highlighted as areas in need of further study.

James Goode, Washington historian, will publish *Best Addresses*, an examination of Washington's luxury apartments in the near future. Goode's ten year study has generated enormous interest in apartments and has provided a strong awareness of the role of the luxury apartment in the development of the city.

During the summer of 1987 I was fortunate to continue my work with Traceries on Phase II of the Apartment Building study and to focus on one of the sub-study units; the city's earliest apartment buildings. Upon the completion of my summer work I began to examine other sub-study units in search of a thesis topic. In establishing the sub-study units Traceries followed the specific District of Columbia landmark criterion. The sub-study units most closely associated with criteria 4 had been left to the end of the survey in order to fully utilize all the computer generated information, this left a wide range of unexplored topics. Criteria 4 refers to work that has been indentified as "notable work of craftsmen, artists
sculptors, architects, landscape architects, urban planners, engineers, builders, or developers whose works have influenced the evolution of their fields of endeavor, or the development of the National Capital or the nation". Traceries sub-study units based on criteria 4 were the work of prolific architects or developers, the work of skilled architects, the work of out-of-town architects, the work of architects closely associated with one developer, and the work of architects turned developer. The apartment buildings of Albert H. Beers presented a unique challenge. Beers’s work in Washington spans the six years from 1905-1911, within this six year time frame he designed more apartment buildings than any other architect. These numbers are based on the computer information generated by the apartment study. The large number of apartments attributed to Beers is indicative of the demand and growing acceptance of apartment house living in early twentieth century Washington.

The attention focused on Washington apartments is timely; Washington’s population has risen dramatically within the last five years creating a new and increased demand for inner city housing. Developers have rapidly moved to renovate apartments to meet this demand.
Between 1880 and 1900 Washington architects designed seventy nine apartment buildings, only twenty two remain standing, many of these in altered or deteriorated states. It is hoped that The Apartment Buildings of Albert Beers 1906-1911 will enhance the body of information on the apartment as a building type and acknowledge Albert Beers as an architect whose role in the development of the Washington apartment house is important.
CHAPTER 1

HISTORY OF APARTMENT BUILDINGS

The acceptance of apartment buildings in Washington lagged behind that of other American city's, consequently apartments did not become a component of the building stock of the city until the last decades of the nineteenth century. Like most other big city's Washington had to overcome associations with tenement housing and the subsequent prejudices about multi-family structures. In Chicago and New York the acceptance came quickly, in Washington apartments were introduced gradually and were not popular until the first years of the twentieth century. Once accepted the apartment building flourished in the city.

The devastating consequences of the Civil War had left Washington in shambles while northern cities had reaped the benefits of continued industrial expansion and prosperity. (Illustrations 1 and 2). Washington was not viewed as a pleasant city in which to reside until major improvements were initiated in the 1870s and 80s. Washington's earliest apartment buildings appeared in the 1880s. Building permits and insurance map research indicate that the Portland located on the south side of Thomas Circle between 14th Street and
Vermont Avenue was one of the city's earliest apartments built in 1879-80.¹

Washington of the 1860s was a backwoods town of unpaved streets, unsanitary conditions and few public amenities. The city was "a bare start on the grand design of the founding fathers. Though the setting among the wooded hills and wide panoramas of the Potomac River was majestic, the city of shabby brick and wooden buildings scattered along dirty streets presented at best, an unfinished appearance."²

Foreign ministers regarded postings in Washington with disfavor because the events and occurrences in Washington seemed unimportant compared with its European counterparts but living "in this overgrown village was uncomfortable".³ Charles Dickens describes his first impressions of Washington:

It is sometimes called the City of Magnificent Distances, but it might with great propriety be termed the city of Magnificent Intentions; for it is only on taking a bird's-eye view of it from the top of the Capitol that one can at all comprehend the vast designs of its projector, an aspiring Frenchman. Spacious avenues that begin in nothing, and lead nowhere; streets, mile-long, that only want houses, roads and inhabitants; public buildings that need but a public to be complete; and ornaments of great thoroughfares, which only lack great thoroughfares to ornament—are its leading features. One might fancy the season over, and most of the houses gone out of the town for ever with their masters.⁴
During and after the Civil War Washington's population nearly tripled, and by 1901 Federal employment in the district was nearly thirteen times what it had been in 1861. In 1861 Congress created a Board of Public Works to implement and oversee projects to transform Washington from a southern plantation town to a modern city. A decade of major civic improvements began under the leadership of Alexander "Boss" Shepherd, a speculator, developer and native Washingtonian. Shepherd envisioned a city with the best sanitary facilities, well-paved streets and efficiently lighted thoroughfares. Unfortunately, Shepherd's lack of training as a city planner or engineer had disastrous effects on the established plan of the city:

The established grades of the streets were changed, some filled up and others cut down, often leaving houses perched up on banks twenty feet above the street, while others covered nearly to their roofs. Not unfrequently, buildings had their foundations so injured that they were in danger of falling, and then the owners were notified that they must render them safe within 30 days, or they would be pulled down at their expense!...It was a daily occurrence for citizens to leave their houses as usual in the morning, and when they returned in the evening to find sidewalks and curbs, which not unfrequently had been recently laid anew at their own expense, all
torn up and carted away! They would be charged for new, while this same material would often be put down opposite another’s property, and he be made to pay for it at the price of new. They tore down the old market by force, and they tore up the tracks of both steam and street railways by force! It is safe to say that no American city ever witnessed such high-handed proceedings as were carried on in the National Capital during the reign of the Board of Public Works.6

Amid congressional hearings and financial investigations Shepherd’s achievements were overshadowed in his own time. Today he is credited with laying hundreds of miles of city roads and sidewalks, connecting the foundations of the city’s sewage and gas mains and planting some fifty thousand trees. Most importantly the Board of Public Works, under the leadership of Alexander Shepherd, laid the groundwork for the rapid growth of the city which followed in the 1880s.7

Washington during the last two decades of the nineteenth century was a construction site; enormous public and private real estate ventures were underway throughout the city. The United States National Museum was begun in 1880, a new Library of Congress in 1886, and foundations for the huge Pension Building were laid
in 1882. The city's earliest apartments—according to building permits and insurance maps—were begun in the 1880s. Indeed the "economic history of Washington during the last years of the nineteenth century was a story of real estate".8

The development of the apartment building has universally been recognized as the result of a need (or desirability) to provide housing for large groups of people in inner city environments. The earliest apartments in the United States began to appear in expanding cities with rapidly increasing populations. Unique to each city have been conditions and restrictions which have effected the location, styles and plans of apartment buildings.

Various names have been attached to multi-family residential structures, often casting good or bad connotations. Tenements referred to worker housing, usually in a city, in which conditions were overcrowded and unclean. Flats typically referred to a suite of rooms in an apartment house that occupied an entire floor, however the term was also associated, particularly in the United States and Britain with a small, two to three story apartment that was designed like a rowhouse. The "French Flat" was a term in
common usage in the United States during the 1880s and referred to a luxury apartment house. The "French Flat" in Washington possessed three elements: lobby, elevator, and full service. 9

The earliest apartment buildings known were uncovered during the excavations of the Roman seaport of Ostia between 1938 and 1942, these apartment buildings or insulae dated to 120-125 AD. (Illustration 3). Within the community of Ostia apartments appear to have been preferable to owning and running a detached household; "There were still a few examples of the single family house of the old type; but the great majority of the middle-class citizens lived in apartments." 10 The insulae uncovered at Ostia formed a rich residential complex. They:

had large, airy single- and double opening mullioned windows overlooking a condominial garden for which the wealthy owners or renters willingly divided maintenance costs. Black and white mosaics reproducing geometric motifs with charming effects of perspective and delicate wall frescoes where light panels frame colored birds and small squares or figures decorate these insulae. It is without doubt the evolution of a city rich in commerce and cultural exchange that pushes even the well to do towards a socialization among neighbors which cannot be found in any other place at that time.11
James Goode's study of Washington apartment buildings has postulated that the evolution of the apartment house in Washington, D.C. most closely parallels apartment development in London, although development there was several decades earlier. In London, apartments were closely associated with tenement and worker housing: they were not seen as acceptable alternatives to rowhouse living. Accounts to the Queen on the conditions in the tenement houses and by popular novelists maintained these unsavory opinions of multi-family dwellings:

We entered a dirty low passage like a house door, which led from the street to the first house... A second house was occupied entirely as a dung receptacle of the most disgusting kind. Beyond this court the second passage led to a second court, occupied in the same way by its dunghill; and from this court there was a third passage leading to a third court, and third dung heap. There were no privies or drains there, and the dung heaps received all filth which the swarm of wretched inhabitants could give... The interior of these houses and their inmates correspond with the exteriors. We saw half-dressed wretches crowding together to be warm; and in one bed, although in the middle of the day, several women were imprisoned under a blanket, because many others who had on their backs all the articles of dress that belonged to the party were then out of doors in the streets. The picture is so shocking that, without ocular proof, one would be disposed to doubt the possibility of the facts...
Jo lives—that is to say Jo has not died—in a ruinous place...it is a black, dilapidated street, avoided by all decent people...these tumbling tenements contain by night a swarm of misery. As, on the ruined human wretch vermin parasites appear, so these ruined shelters have bred a crowd of foul existence that crawls in and out of gaps in walls and boards; and coils itself to sleep, in maggot numbers, where the rain drips in; and comes and goes, fetching and carrying fever... 14

The picture of multi-residential housing was tainted by these reports of over-crowded and unsanitary conditions found in many tenements. In order to compensate for this unfavorable opinion, London architects designed their apartments with every conceivable luxury and amenity. For the most part, the facades of these buildings were designed in the likeness of English rowhouses, the most dominant form of inner city housing, and featured numerous projections and balconies. The interiors were outfitted with the latest equipment and features. 15

Richard Norman Shaw was successful in creating popular and livable residential flats in London as exemplified by Albert Hall Mansions. (1879-81) 16 (Illustration 4). The design features used for Albert Hall Mansions are remarkably similar to the work of the early apartment architects in Washington. Similarites
in facade variations, projections, materials and
details can be found on the city's earliest apartment
buildings like the Portland (1879) designed by Adolph
Cluss; the Richmond (1887) designed by Gray and Page;
and the Portner (1897) designed by Clement A. Didden.

In Paris families of all classes had lived
comfortably in apartment buildings since the
Renaissance. Typically there were two apartment house
forms in Paris: one contained shops on the ground
floor with a mezzanine work space and apartments on the
upper floors for the well-to-do, the other was a middle
class apartment house in which all the residents were
in the same social bracket.17 Architects in Paris
designed both apartment types in the mode of their
choice. They were not forced to design in compliance
with existing architectural tastes to ensure success of
the project. For example, apartments in Paris from the
mid-1800s were designed as sophisticated examples of
neoclassicism. (Illustration 5). One author described
an apartment in Paris from the 1860s:

Boulevard Sebastopol, 1860: an apartment house of
normal type with shops on the ground floor, a
mezzanine floor, three main floors, and two attic
floors. The three main floors have the same plan.
They are apartments intended for the upper middle-
class tenants. The three-windowed bedroom for
Monsieur and Madame takes up the space at the corner. To its left is the living room, to the right the dining room. Further along to the right are the other bedrooms. The attic floors... for the accommodation of servants... Business takes over the ground floor, and often encroaches on the mezzanine, in workrooms connected with the various establishments.18

The influence of Haussmann on the Paris of the 1850s and his desire for uniform, classically-inspired facades is clearly illustrated in the facade of the apartments on the Boulevard Sebastopol. Buildings designed with high "French" windows, mansard roofs and balconies of decorative cast iron are found throughout Paris on all types of buildings.

Increasing real estate costs in New York and a housing shortage in the years before the Civil War placed single family homes beyond the means of middle class families. They were forced to rent portions of a larger house, take rooms in a boarding house, or move outside of the city.19

These arrangements for dwelling space, however, did not please the majority of those concerned. Architects and developers, ordinary citizens, and journalists observing the city, all wrote about the unsuitability of New York's housing for respectable or genteel families. A situation that forced the middle class to live in hotels or in ad hoc subdivided houses was threatening to a healthy family life. Good housing should promote the values of privacy, morality and affection.
associated with the home. What was needed was a purpose built solution to the middle class housing problem, that could provide families with healthful, private and affordable dwelling space. What was needed were apartments. 20

In New York many people associated tenement housing with multi-family residential structures, and architects carefully designed the earliest New York apartments on a small domestic scale, to win acceptance. "With their burgeoning appeal to a middle class in search of housing, apartment buildings of the late 70s and early 80s increased in height, square footage, cost and architectural ambition." 21

As the Nation's capital, Washington's economic viability rested with the Federal government and tourism. Consequently, Washington was immune to much of the industrial strife and depression prevalent throughout the country during the last decades of the nineteenth century. Washingtonians became comfortable in a city known as a "favourite place of residence for people of talent, culture and fortune" 22 Washington, according to the Board of Trade, was experiencing an "unprecedented growth..." 23 The city's development as a residential center and not an industrial center resulted in an enormous investment in local real estate.
In Washington, increasing real estate values as well as the city's rapidly expanding population and its transient nature made apartment buildings a particularly viable alternative to single family dwellings. Apartments suited Federal employees transferred to Washington on temporary assignment, diplomats on tours of duty in the city, and a large number of socially prominent members of society in Washington to enjoy the rigors of the winter social season.

Articles appeared in the local newspapers praising apartments:

...well planned and conducted apartment houses would be welcome attractions to the Washington season. 24

...the idea of living in apartment houses has grown in favor in Washington in the last few years...this year has witnessed the greatest activity in the line of building flats. Over $500,000 is already invested in them and this sum will be increased by the completion of several projected schemes. 25

Perhaps the phase of the present condition that is more discussed than any other one is the influence of apartment houses." 26
The readiness with which the additional house accommodations provided, as the result of the operations of the building season just coming to a close have been taken up continues to be a feature of the realty market. Suites in apartments are spoken for long before the buildings are completed and as soon as these structures are finished they are fully occupied..." 27

Washington's early apartment development was centered in the city's oldest residential neighborhood, convenient to the business community. Apartments were built along F-H and Eye Streets and the streets surrounding Farragut and Lafayette Square in the northwest quadrant. Before Connecticut and Massachusetts Avenues became the most popular addresses, Washington's social elite lived or rented residences amid the commercial and professional downtown area. The first apartments were sited at intersections and were planned in a U-shaped scheme to ensure light and airy interior spaces. Architects were continually trying to avoid any associations with the English problems inherent in multi-family structures such as dark interiors and poor ventilation.28

Early apartments such as the Portland and the Portner were in many respects more like a hotel than an apartment. (Illustrations 6 and 7). Each apartment
building had a large lobby and reception services that provided all the amenities of the front desk in a hotel. A public dining room, usually elegant, where guests dined was a necessity as the individual units did not have kitchen facilities. Many of the buildings provided other amenities such as billiard rooms, card rooms, and ballrooms. Drugstores, tobacconists and other convenience stores were usually located on the first level. The Portner Apartment building even featured a swimming pool and tennis court. These apartment buildings were designed as complete units in which the residents were not incumbered with the usual worries of cooking, shopping and housekeeping.\textsuperscript{29}

In Washington Victorian rowhouse design was transferred and applied to apartment house plan and design. The reluctance to adopt the apartment house as a suitable housing type necessitated architects to present designs based on traditional building forms in the hope that their familiarity would breed acceptance. Projecting bays are common elements on Washington rowhouses built after 1871, when the city enacted a law permitting the construction of projecting bays beyond the building line. The corner tower and pyramidal roof--typical rowhouse elements--were found on early
apartment buildings such as the Portland (1880), the Richmond (1883), the Maltby (1887), and the later acclaimed Portner (1897). (Illustration 8). Plans of apartments also conformed to the typical rowhouse scheme. Rooms were arranged off a long and narrow corridor -- more suited to the smaller rowhouse lots than to the larger apartment buildings. Such an arrangement created dark spaces and awkward flow from one room to the next.

An article describing the Portland Apartment provides some sense of the exuberance and color of the Victorian apartment building. With reference in particular to the tower, the article describes:

...this tower is octagonal; its starts with a story of cut stone work in modern Doric, which is gradually transformed unto a graceful cupola in kindred forms with an oriental feeling...this is surmounted by a huge finial. The silhouette of the tower is enlivened by numbers of balconies of various sizes and shapes, jutting out to all points of the compass on the different stories, and the dead surfaces of the walls are broken by ornamental panels of terra cotta blocks and of encaustic tiles in chaste contrast of colour with the red ground tone of pressed brick. 30

The last decade of the nineteenth century saw a major advancement in the acceptance and number of apartment buildings. Between 1890 and 1899 the number of apartment houses doubled over the previous decade; 111 structures were built in the city during those
years. The Federal government was rapidly expanding at this time to cope with the influx of work brought on by the Spanish-American War. Consequently, a widespread housing shortage resulted from the influx of clerks and government employees needed to operate the new Federal agencies. Faced with residence in the unsavory boarding houses, the middle and lower classes began to re-evaluate their distaste for apartment living and began to see a more comfortable and "home-like" atmosphere being offered.

The first decade of the twentieth century saw an enormous building boom in apartment construction. Between 1900 and 1909, 361 apartments were built in the city. Developers provided smaller more functional apartments that included the latest amenities, including kitchen facilities. Many of the apartments were two-story structures with one apartment per floor that closely resembled the rows of houses in many established neighborhoods. Others were slightly larger, three to four stories in height with six to twelve units in each.

The designs of many of the apartments from the decade before and after the turn of the century show attempts at new sylistic characteristics and yet
maintain many of the early apartment house features. The Balfour at 2000 P Street, NW and the Mendota located at 2200 20th Street, NW are classic examples of these transitional apartments; the projecting bays and heavy cornice treatments seem out of place on these ordered, tri-partite facade compositions. (Illustrations 9 and 10). Washington architects in general were native Washingtonians trained only by their practical experiences, and they relied heavily on the existing residential architecture in the city for their apartment building designs. By the turn of the century Washington architects were better trained and had more experience; their work began to exhibit a knowledge of European trends and teachings.

With the popularity of apartments and the city's population on the rise, developers began to see the potential for speculative building in the city. They saw opportunities for inexpensive land on the tracts which fell along or at the end of the streetcar lines. Developers, like Harry Wardman, were responsible for the creation of complete residential communities of apartments and rowhouses on the tracts of land following the 16th and 14th Streets and Columbia Road streetcar lines. These neighborhoods, slightly removed and on higher ground than the city, were less expensive
and provided a pleasing release from the rigors of city life.36

Zoning regulations were passed in 1905 to protect apartment dwellers from overbuilt sites. New apartments were required to maintain open space around their exteriors and to provide sufficient light and air for adjoining or neighboring lots. Buildings on corner lots were required to maintain 10% open space; infill sites had to keep 35% free. Buildings over 50 feet in height were required to keep 12 feet open space on all facades.37

The 1910s and 1920s were boom periods for apartment buildings. Between 1910 and 1919, 368 apartments were built; from 1920-1929, 704 apartments were built.38 The Zoning Act of 1920 was a major reaction against the uncontrolled development of apartments throughout the city.39
ENDNOTES

1. Building Permit #1596, 06/16/1879. National Archives, Washington, D.C.


19. Cromley, op. cit.

20. Cromley, op. cit.,

21. Cromley, op. cit.,


27. Evening Star. November 9, 1901.


CHAPTER 2
REAL ESTATE GOSSIP COLUMN 1905-1911

The Real Estate Gossip column was a weekly article appearing every Saturday in The Washington Evening Star. The column focused on the week's realty business which included a discussion of the building permits issued, commentary on buildings nearing completion, an analysis of the trends in the real estate market, and observations on the growth and expansion of the city. Many of Washington's buildings and streetscapes were documented with photographs which has proved invaluable today because of the demolition of many of the city's earliest buildings.

An examination of the Real Estate Gossip column from 1905-1911 gives some indication of the role of the apartment building in Washington real estate affairs. It also provides an insider's glimpse at the attitudes and opinions that concerned the building type while highlighting much of the building endeavors throughout the city. The column also gives an indication of the number of architects designing apartments in Washington and the extent of their work.
An examination of the Real Estate Gossip column from 1901 was made outside of the years 1905 through 1911 because it was the first year apartments were a major factor in the realty market as seen by the figures below. Apartments in 1901 had an impact on the physical appearance of the city, and reactions and opinions were important to understanding the evolution of the apartment.

**NUMBER AND VALUE OF APARTMENTS 1892-1904**

<table>
<thead>
<tr>
<th>Year</th>
<th>Number</th>
<th>Value</th>
</tr>
</thead>
<tbody>
<tr>
<td>1892-1893</td>
<td>2</td>
<td>450,000</td>
</tr>
<tr>
<td>1893-1894</td>
<td>3</td>
<td>33,000</td>
</tr>
<tr>
<td>1894-1895</td>
<td>5</td>
<td>105,000</td>
</tr>
<tr>
<td>1895-1896</td>
<td>6</td>
<td>242,000</td>
</tr>
<tr>
<td>1896-1897</td>
<td>27</td>
<td>339,200</td>
</tr>
<tr>
<td>1897-1898</td>
<td>36</td>
<td>596,500</td>
</tr>
<tr>
<td>1898-1899</td>
<td>58</td>
<td>852,258</td>
</tr>
<tr>
<td>1899-1900</td>
<td>58</td>
<td>852,258</td>
</tr>
<tr>
<td>1900-1901</td>
<td>126</td>
<td>2,183,150</td>
</tr>
<tr>
<td>1901-1902</td>
<td>54</td>
<td>1,232,000</td>
</tr>
<tr>
<td>1902-1903</td>
<td>49</td>
<td>2,646,500</td>
</tr>
<tr>
<td>1903-1904</td>
<td>72</td>
<td>1,164,000</td>
</tr>
</tbody>
</table>

Building records found at the district building from January to April, show very clearly the trend of investors toward apartment houses. Permits for twenty three apartments were issued over the first four months of the year at a total cost of $341,000 -- during the
same period the previous year only four permits were issued at a total cost of $146,000. This decrease in cost is indicative of the type of building being constructed: a more modest three to four story building not immediately differentiated from the average three or four story rowhouse. The success and demand for apartments was a surprise amongst the Washington building community. Many had thought that the demand for apartment buildings had been satisfied after the first twenty apartments had been constructed. The successful apartments in Washington up until the twentieth century had been luxury apartments. Skeptics had not reckoned on the extent of the demand and the possibility of building apartments for the majority of Washingtonians and not just the social elite.

The appeal of the new type of apartments was in the compactness of the living space and the convenience with which housework could be done. The kitchen was incorporated into the apartment unit with all the conveniences of a modern kitchen, which was an entirely new feature in Washington apartments. Up until this time kitchens had been in the basement or the attic where servants prepared the meals and brought them to the individual apartment. The residents in the luxury
apartments from the nineteenth century had few meals in their own suite, but relied on the apartment's main dining room or local restaurants. 4

By the end of the year any skeptics remaining could not deny the demand for apartment buildings. The apartment building was no longer considered a temporary vogue but rather an institution in the life of the city. The city's growing population ensured that real estate agents had apartments rented as soon as they were put on the market; they had suites in apartments allocated before the completion of the building and they maintained long waiting lists for hopeful apartment dwellers. Many of the city's most prominent architects had been commissioned to design new apartments for the coming building season. 5

1905

Washington had become an attractive residential city by 1905. Continued efforts toward the city's beautification had almost erased the horrors of the Civil War era. The McMillan Commission and the pursuance of a "City Beautiful" assured a dedication to
apartments from the nineteenth century had few meals in their own suite, but relied on the apartment's main dining room or local restaurants.  

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1905

Washington had become an attractive residential city by 1905. Continued efforts toward the city's beautification had almost erased the horrors of the Civil War era. The McMillan Commission and the pursuance of a "City Beautiful" assured a dedication to the city's plan and its park system. Expanded
commercial facilities elevated Washington to the standards of New York or Chicago. The prosperity of the real estate market could be attributed to the acceptance of Washington as an attractive place of residence and the consequent growth of the city's population as well as the prosperity of the times. The Real Estate Gossip column names the years between 1901 and 1905 as the era of the apartment building. During these five years the number of apartments of all types and sizes was the major factor in the material growth of the city.

Washington experienced a building boom in 1905 in which the number of businesses, residential and government structures built in the city was unprecedented -- new office buildings in the financial district -- apartment houses of every description and hundreds of rowhouses and homes were built throughout the city. More workmen were employed on District building sites than ever before. The total amount spent on building in 1905 was close to twelve million. (The figures for 1904 are slightly deceiving as the permit for Union Station was issued with an indicated cost of construction at five million dollars). A table of
the total expenditures for construction in the District for the previous years gives a clear understanding of the enormous increase in building operations:

CONSTRUCTION COSTS 1895-1905

<table>
<thead>
<tr>
<th>Year</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>1895</td>
<td>4,989,897</td>
</tr>
<tr>
<td>1886</td>
<td>4,793,391</td>
</tr>
<tr>
<td>1897</td>
<td>4,102,598</td>
</tr>
<tr>
<td>1898</td>
<td>4,293,620</td>
</tr>
<tr>
<td>1899</td>
<td>5,565,525</td>
</tr>
<tr>
<td>1900</td>
<td>6,793,354</td>
</tr>
<tr>
<td>1901</td>
<td>6,194,080</td>
</tr>
<tr>
<td>1902</td>
<td>8,310,240</td>
</tr>
<tr>
<td>1903</td>
<td>11,584,603</td>
</tr>
<tr>
<td>1904</td>
<td>13,385,255</td>
</tr>
<tr>
<td>1905</td>
<td>13,839,828</td>
</tr>
</tbody>
</table>

The official report of the building inspector in terms of apartments and houses indicates that seventy five percent of the thirteen million spent on all building operations in 1905 was spent on houses and apartments:
COMPARISON BETWEEN HOUSE AND APARTMENT CONSTRUCTION
1895-1905

<table>
<thead>
<tr>
<th>Year</th>
<th>Houses #’s</th>
<th>Houses Cost</th>
<th>Apartments #’s</th>
<th>Apartments Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>1895</td>
<td>1,228</td>
<td>3,416,000</td>
<td>3</td>
<td>33,000</td>
</tr>
<tr>
<td>1896</td>
<td>1,006</td>
<td>3,070,000</td>
<td>5</td>
<td>105,000</td>
</tr>
<tr>
<td>1897</td>
<td>732</td>
<td>2,419,000</td>
<td>6</td>
<td>242,000</td>
</tr>
<tr>
<td>1898</td>
<td>609</td>
<td>2,209,000</td>
<td>27</td>
<td>339,000</td>
</tr>
<tr>
<td>1899</td>
<td>913</td>
<td>2,578,000</td>
<td>36</td>
<td>506,000</td>
</tr>
<tr>
<td>1900</td>
<td>650</td>
<td>2,537,000</td>
<td>58</td>
<td>852,000</td>
</tr>
<tr>
<td>1901</td>
<td>734</td>
<td>3,883,000</td>
<td>126</td>
<td>2,183,000</td>
</tr>
<tr>
<td>1902</td>
<td>893</td>
<td>3,695,000</td>
<td>54</td>
<td>1,232,000</td>
</tr>
<tr>
<td>1903</td>
<td>1,110</td>
<td>4,402,000</td>
<td>40</td>
<td>2,644,000</td>
</tr>
<tr>
<td>1904</td>
<td>1,144</td>
<td>3,912,000</td>
<td>72</td>
<td>1,104,000</td>
</tr>
<tr>
<td>1905</td>
<td>1,548</td>
<td>5,771,706</td>
<td>68</td>
<td>3,677,300</td>
</tr>
</tbody>
</table>

The enormous growth in the number of apartments in Washington was considered a marvel in the modern progress of the city. However, apartments in Washington were for the most part constructed in response to a real need for housing and were the basis of conservative development, not wild speculation. The Federal government was also in the midst of great building operations; five new government buildings were under construction in 1905 -- the municipal building, the senate and house buildings, the national museum building, and the agriculture department building. This parallel increase in government facilities was a sound indication that the growth of Washington was based on strong economic grounds and that the city was expanding with the government.
Another important indicator of the building operations of the city was the extraordinary demand for brick which the brick factories were finding impossible to supply. Article after article discussed the shortage of brick and the need to go outside of the city to meet the demand. 12

Descriptions of newly constructed apartment buildings appeared in the Star and it is helpful to highlight some of these to shed light on the types of apartments constructed in 1905:

Work has commenced on an apartment house which Dr. W.K. Butler will build at the northwest corner of 12th and M Streets NW, from plans prepared by Speiden & Speiden, architects. The structure will be four stories in height with a frontage of 65' on M Street and 46' on 12th Street. Each floor will contain 2 apartments of 5 rooms and bath each. The rooms are of greater dimensions than those usually found in buildings of this character, and are so disposed as to have all the principal rooms facing the street. The dining rooms will be finished in chestnut, with paneled ceiling, while the parlors and chambers will be finished in white enamel with mahogany doors. In the basement will be located the janitor's apartment heater room, laundry and a storage room for each apartment. The colonial style of architecture has been adopted, the brick being laid in Flemish bond with dark headers with light stone trimmings. The entrance will be through a well-proportioned Doric portico. All the modern conveniences and appliances have been specified. 13
...a large apartment house which will front on California Street, Washington Heights and will stand at the head of Phelps Place, with an extend view to the south. The owners are Mr. Emmor Smith and Mr. T.F. Schneider. The latter has prepared plans, which provide a building of 6 stories in height and occupying a lot that has a frontage of 150’ and a depth of 165’. Brick and stone of a light shade will be used in the outer walls. There will be an open-court in the front of the building and the wings flanking this court will each have entrances. In addition to the central court there will be provision for light and air on two sides of the building. The rear of the structure will come out to the full width of the ground 150’. There will be 60 suites, containing from 2-6 rooms. 14

1906

Never perhaps in the history of the national capital has there been such building conditions as there are now. Many properties costing in the millions have been completed but very recently, and the number of buildings for both business and residential and governmental purposes that are being erected are innumerable. 15

The Federal government experienced a major expansion as a result of the Spanish American War. As the main source of employment and business for the city such an expansion had a large effect on the population and commercial enterprises of the city. A permanency among Washington residents replaced the more transient nature of the previous decades; people who came to the city on short assignments were persuaded by what they found in Washington to remain. 16
Of the twelve million dollars spent on building operations in 1906, sixty percent was expended on houses and apartments, a fifteen percent decrease from the total in 1905. Washington experienced strikes and labor problems throughout the year, a major factor in the twenty two percent loss in building operations for the city. 17 However, one of the city's most prominent developers, Harry Wardman, fully expected to exceed his building record of 1905, a year in which he built two hundred houses and apartments. 18

Most developers in Washington did not understand the market as Wardman did, consequently the number of apartments under construction showed a marked decrease over 1905. The approach taken by developers was overly conservative, in constant fear of over building the city. 19 If these developers had been aware of the booming rental season and the waiting lists held by the realtors of this city they would have understood the confidence with which Wardman continued to build apartments. 20 A table comparing the total construction costs in 1906 to 1905 indicates healthy but slightly decreased building operations. Such a decrease is not alarming given the banner year of 1905:
TOTAL CONSTRUCTION COSTS 1905-1906

<table>
<thead>
<tr>
<th>Month</th>
<th>1905</th>
<th>1906</th>
</tr>
</thead>
<tbody>
<tr>
<td>January</td>
<td>496,465</td>
<td>724,386</td>
</tr>
<tr>
<td>February</td>
<td>738,509</td>
<td>910,155</td>
</tr>
<tr>
<td>March</td>
<td>1,879,799</td>
<td>958,407</td>
</tr>
<tr>
<td>April</td>
<td>2,147,870</td>
<td>1,081,198</td>
</tr>
<tr>
<td>May</td>
<td>2,300,569</td>
<td>1,341,766</td>
</tr>
<tr>
<td>June</td>
<td>1,361,919</td>
<td>1,138,647</td>
</tr>
<tr>
<td>July</td>
<td>1,271,279</td>
<td>988,451</td>
</tr>
<tr>
<td>August</td>
<td>954,600</td>
<td>1,090,080</td>
</tr>
<tr>
<td>September</td>
<td>413,964</td>
<td>864,794</td>
</tr>
<tr>
<td>October</td>
<td>610,138</td>
<td>833,965</td>
</tr>
<tr>
<td>November</td>
<td>1,104,749</td>
<td>1,276,985</td>
</tr>
<tr>
<td>December</td>
<td>609,967</td>
<td>605,617</td>
</tr>
</tbody>
</table>

-----

13,839,828

-----

12,414,451

TOTAL NUMBER OF APARTMENTS AND HOUSES CONSTRUCTED AND COSTS

1905

<table>
<thead>
<tr>
<th></th>
<th>Houses</th>
<th>Cost</th>
<th>Apt's</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>January</td>
<td>81</td>
<td>353,850</td>
<td>2</td>
<td>31,000</td>
</tr>
<tr>
<td>February</td>
<td>113</td>
<td>364,625</td>
<td>4</td>
<td>296,000</td>
</tr>
<tr>
<td>March</td>
<td>191</td>
<td>787,256</td>
<td>6</td>
<td>645,000</td>
</tr>
<tr>
<td>April</td>
<td>228</td>
<td>796,265</td>
<td>15</td>
<td>838,000</td>
</tr>
<tr>
<td>May</td>
<td>207</td>
<td>863,017</td>
<td>14</td>
<td>959,000</td>
</tr>
<tr>
<td>June</td>
<td>111</td>
<td>382,100</td>
<td>19</td>
<td>663,000</td>
</tr>
<tr>
<td>July</td>
<td>109</td>
<td>445,535</td>
<td>4</td>
<td>223,000</td>
</tr>
<tr>
<td>August</td>
<td>146</td>
<td>423,650</td>
<td>10</td>
<td>251,000</td>
</tr>
<tr>
<td>September</td>
<td>51</td>
<td>214,725</td>
<td>1</td>
<td>14,000</td>
</tr>
<tr>
<td>October</td>
<td>88</td>
<td>384,340</td>
<td>1</td>
<td>9,000</td>
</tr>
<tr>
<td>November</td>
<td>111</td>
<td>467,300</td>
<td>3</td>
<td>115,000</td>
</tr>
<tr>
<td>December</td>
<td>98</td>
<td>344,800</td>
<td>6</td>
<td>155,000</td>
</tr>
</tbody>
</table>

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1,534 | 5,827,463 | 85 | 4,221,000

-------------------

38
TOTAL NUMBER OF APARTMENTS AND HOUSES CONSTRUCTED AND COSTS

1906

<table>
<thead>
<tr>
<th></th>
<th>Houses</th>
<th>Cost</th>
<th>Apt's</th>
<th>Cost</th>
</tr>
</thead>
<tbody>
<tr>
<td>January</td>
<td>78</td>
<td>245,075</td>
<td>9</td>
<td>207,000</td>
</tr>
<tr>
<td>February</td>
<td>122</td>
<td>543,750</td>
<td>2</td>
<td>55,000</td>
</tr>
<tr>
<td>March</td>
<td>117</td>
<td>458,555</td>
<td>7</td>
<td>211,000</td>
</tr>
<tr>
<td>April</td>
<td>212</td>
<td>935,275</td>
<td>1</td>
<td>450,000</td>
</tr>
<tr>
<td>May</td>
<td>167</td>
<td>571,090</td>
<td>5</td>
<td>157,000</td>
</tr>
<tr>
<td>June</td>
<td>131</td>
<td>722,500</td>
<td>4</td>
<td>111,000</td>
</tr>
<tr>
<td>July</td>
<td>132</td>
<td>265,170</td>
<td>3</td>
<td>195,000</td>
</tr>
<tr>
<td>August</td>
<td>77</td>
<td>349,820</td>
<td>----</td>
<td>------</td>
</tr>
<tr>
<td>September</td>
<td>65</td>
<td>473,350</td>
<td>3</td>
<td>33,000</td>
</tr>
<tr>
<td>October</td>
<td>107</td>
<td>417,675</td>
<td>1</td>
<td>4,000</td>
</tr>
<tr>
<td>November</td>
<td>150</td>
<td>549,230</td>
<td>----</td>
<td>------</td>
</tr>
<tr>
<td>December</td>
<td>80</td>
<td>262,800</td>
<td>3</td>
<td>60,000</td>
</tr>
</tbody>
</table>

1,368 5,791,810 36 1,485,000

A description of an apartment building constructed on the corner of 14th and R Street, in 1906 illustrates the influence of Spanish characteristics on Washington architectural tastes:

...a building with eleven stores with an apartment above. The feature of the apartment will be the dining room, which is to be finished throughout with oak, and to break the monotony of the extended ceiling the architects Messrs. Hunter and Bell have used the exposed beam treatment which it is thought will be most effective. From the dining room one may step out on the roof garden, part of which will be provided with an awning or covering making it possible for the occupants to enjoy an occasional meal in the fresh air. The
exterior design is purely Spanish stucco with terra cotta trimmings. The roof garden is to be finished on the 14th Street side with a peristyle in the natural wood and the main roof is to be covered with large red tile. 22

1907

"I think 1907 is going to be a good real estate year," commented H.R. Howenstein, a principal in one of Washington's top real estate firms. He continued with particular reference to apartments, "In speaking of the large flats and apartment houses, a general impression seems to prevail that this class of building has been overdone, but I should say that it has not. Flats of good construction and with the latest improvements are well rented and pay a splendid rate of interest on the amount invested far exceeding that of an average dwelling". 23

Few notices for apartments appeared during 1907 and the few descriptions described projects of a much smaller scale and for a different class than were usually found in the Real estate Gossip column. The largest and most luxurious apartments in the city were usually featured in the Real Estate section. Lack of apartment descriptions of any class indicates a major decrease in apartment construction for 1907:

40
During the next season Mr. Pickford intends to build a couple of small apartment houses. One is to be located on 19th Street between G Street and Pennsylvania Avenue. It is to be five stories in height and will contain 36-suites. The other flat building will be located on the southeast corner of 14th and C Streets SW. It will be three stories in height and have twelve suites.  

During the week the announcement was made of the purchase of a large block of unimproved land on the west side of 14th Street, just at the top of the rise of the hill. The purchaser was Harry Wardman, who intends at once to begin there the erection of a group of ten apartment houses. As there will be an abundance of ground the frontage on three streets being between 200 and 300 feet each, the new buildings will not be more than three stories in height and will be semi-detached.

1908

Houses, in particular, were a major feature of Washington real estate affairs in 1908. As Federal employees increasingly looked upon Washington as their permanent place of residence the need for housing increased. Typically, Federal employees had not wanted to show indications of private resources; resources that would enable them to purchase their own home, in fear of losing their political appointments. With the elimination of politics from the civil service and the growing strengths of Washington’s business community, the finances of all classes in the city allowed for the purchase of a private home.
Washington's development patterns from the first years of the twentieth century parallel that of the US as a whole; development in a northwesterly direction. The continued increase in population was pushing Washington's borders in all directions, but with a domination found in the Northwest quadrant of the city.  
27 The police census for the District of Columbia substantiates these observations:

POLICE CENSUS FOR THE DISTRICT OF COLUMBIA 1897-1907

April 1, 1897 ---- 277,782 Total
Population
Of all the precincts the NW was 171,142
next census
April 12, 1905 ---- 323,123 Total
Population
Of the northwest section 200,071
next census
April, 1906 ---- 326,435 Total
Population
Of the northwest section ---- 201,718
next census
April 10, 1907 ---- 329,591 Total
Population
Of the northwest section ---- 203,031

The northwest quadrant of the city was the most popular section of the city because the higher altitudes provided light and air, a sense of removal from the bustle of downtown Washington, and pleasant views of Virginia and the Potomac River. By 1908

42
development had moved beyond Florida Avenue and was concentrated along Connecticut and Massachusetts Avenues as well as 16th, 15th and 14th Streets and Columbia Road. 29 Harry Wardman's early developments along Columbia Road and 14th Street were considered by many to be out in the country, but had become prime residential communities by 1908.

By 1908 apartment dwellers were beginning to see differences between the city's earliest apartments and the more recently constructed apartments. They acknowledged the benefits of well-planned and ventilated buildings which created a new demand for multi-family buildings. Consequently, builders flocked to the investment field during the summer and completed scores of handsomely appointed flats for the fall renting season. 30 The number of apartments constructed in 1908 doubled over the previous year. The table below indicates that Washington was emerging from the period of depression and was once again in the midst of healthy building operations:
MONEY FOR NEW STRUCTURES

<table>
<thead>
<tr>
<th></th>
<th>1907-08</th>
<th>1906-07</th>
</tr>
</thead>
<tbody>
<tr>
<td>July</td>
<td>988,541</td>
<td>967,300</td>
</tr>
<tr>
<td>August</td>
<td>1,090,080</td>
<td>885,696</td>
</tr>
<tr>
<td>September</td>
<td>864,794</td>
<td>646,118</td>
</tr>
<tr>
<td>October</td>
<td>833,963</td>
<td>446,118</td>
</tr>
<tr>
<td>November</td>
<td>1,276,985</td>
<td>344,589</td>
</tr>
<tr>
<td>December</td>
<td>605,617</td>
<td>396,783</td>
</tr>
<tr>
<td>January</td>
<td>1,179,687</td>
<td>395,034</td>
</tr>
<tr>
<td>February</td>
<td>820,427</td>
<td>263,183</td>
</tr>
<tr>
<td>March</td>
<td>1,179,778</td>
<td>726,187</td>
</tr>
<tr>
<td>April</td>
<td>1,600,998</td>
<td>1,190,694</td>
</tr>
<tr>
<td>May</td>
<td>768,167</td>
<td>1,092,458</td>
</tr>
<tr>
<td>June</td>
<td>1,297,052</td>
<td>749,457</td>
</tr>
</tbody>
</table>

**12,506,089**  **7,354,160**

31

One of the most noted apartments built in 1908 was the "Lee Apartment" on 16th Street, a return to the "luxury" apartment which had not been a major feature of apartment construction for several years. It was described in the Real Estate column as follows:

...The Lee apartment house will be by reason of its triangular site especially adapted for excellent architectural effect, and every attention has been given to designing one of the handsomest apartment buildings in the District. The building which is to be in the Spanish renaissance style, has been especially designed by Mr. Moebs so as to combine many novel and ornate features of high-class apartments in Boston and Providence. The basement and first story will be of Indiana white limestone and the upper stories of Flemish bond brick. The spacious windows will be ornamented with lintels of carved stone and the whole surmounted by a massive Spanish drop-roof of red corrugated tile, with six feet overhang. The main entrance on 16th Street will be provided with heavy French beveled glass doors, with massive stone ornamentation and a spacious porte-cochere. An especially
attractive feature will be the generous lawns surrounding the entire structure there being over 9,000 square feet of parking abutting the structure. The rooms will all be on the outside overlooking on one side the magnificent Rock Creek Park. 32

1909

Following a series of seasons in which the demand for desirable apartments has been constantly on the increase scores of investors have flocked into the field in this city, and it is probable the opening of the autumn renting period, now almost at hand, will see more new and modern flats and apartment buildings thrown open to the public than ever before. 33

An examination of the early receipts found in the inspector of buildings office indicates an increase in building operations for 1909 and an end of the panicky financial times. People in the realty field felt confident that the country and its new president was about to enter a period of prosperity. 34

Indeed, the records of building permits for 1909 indicate a renewal of Washington’s previous building prosperity; $2,298,925 more was being spent on building operations in the spring of 1909, a thirty percent increase over 1908. Washington placed ninth in the building operations for the entire country. (the cities ahead of Washington all had larger populations). 35
B.F. McFarland, the District Commissioner, suggested in a August 7, 1909, article that Washington's increased population and comparative absence of "compulsory idleness" as the main reasons for the city's growth. "Washington was essentially a city of the 'steady job' as Uncle Sam was the key employer he was forced to keep the machinery of the government working through wartime and depression."

Washington has gone along way to earn the title of "City Beautiful" comments McFarland:

Our centennial celebration in 1900 conveniently marks off the latest period of our prosperity not only because it draw out the new interest of the country in the National Capital, increasing ever since, and produced as its permanent monument the park system, public buildings and memorials, but because since that time there has been an unparalled amount of public and private building. All the municipal improvements since Shepherd's time have come in the last decade. Side by side with the improvement of our laws and of all the branches of the District government has marched this physical development which has so greatly improved conditions. And at the same time we have seen an equal development in private construction. One who has not seen Washigntton since 1900 will be amazed as he looks at it now. The progress which he will see on every side has been gradual and steady and is solid...The progress of the National Capital, whether moral or material, will never be halted. Every year we shall be better off in every respect than the year before and no one can set limits to our development unless he can also set limits to the development of the country whose prosperity will always be reflected most clearly here." 36
Franklin T. Sanner's building on Adams Mill Road was a middle-class apartment conveniently located along the streetcar line:

At the intersection of Adams Mill Road and Calvert Street, the thoroughfare on which the Capitol Traction cars approach the "loop" a new apartment is now being erected by Franklin T. Sanner. This apartment is of light buff Roman brick and is of exceptionally attractive design and arrangement, and every modern appurtenance will be installed.

1910

Developers were looking for suitable sites to build large rows of dwellings and apartments to meet Washington's residential needs. Realtors noted that architects were designing apartments in 1910 with smaller suites of two and four rooms. As the cost of living increased in Washington, many residents were unable to maintain and furnish the larger apartment suites.

The new departure in apportioning the interior apartment buildings consists of the provision of three and four-room suites, occupying not only the undesirable parts, but also the desirable parts of the building. It is, for example, an extraordinary innovation to see the 2nd and 3rd floor front apartments devoted to suites of two
and three rooms and bath. Another delightful experience on the part of the apartment dweller is the very reasonable price at which such attractively located suites can be procured. Such handsome new apartments as the Turin on the west side of U between 16th and 17th Streets, just completed for occupancy have suites of three and four rooms each with bath. Another example of this type of apartment building is the Ingleaide, just erected by John Nolan. This building has a particularly pleasing design and novel arrangement, and with the exception of bachelors' apartments of one room and bath at the center of the building, it is devoted entirely to suites of three and four rooms each, with bath. 40

1911

The sale of apartment buildings was the major feature of the real estate market in 1911. An article in the Gossip section notes that:

a well known Washington developer who was responsible for the construction of eighty six apartments between 1906 and 1911 and ranging in size from the standard three story five room apartment building worth 23,000 to 30,000 to the majestic fireproof structures of six and seven stories and ranging in value from 400,000 to 600,000, had over the past year sold all his holdings except for four buildings. Of an investment of 10,000,000 all of the new owners were satisfied and felt they could resell their properties immediately at a profit. There were few vacancies in the apartments at the time of sale. 41

While increased prices of labor and materials affected the apartment building operations, it appeared from the sale notices in the paper that investors were more interested in buying apartments than building them.
Offers good investment—Alcazar Apartment just sold brings 3,000 in rents to owner 42

Properties Figure in Trade -- Moore and Hill secure exchange of Nottingham apartment for business block at 729 13th street 43

Ilkley apartments sold--Out-of-town capitalist secures investment property on U Street 44

Apartment brings 30,000--Sale reported this week of Wilkeshire on Columbia Road 45

Lamont Street apartment sold 46

Three apartments sold by one realty firm; the Wilton, the Isabella, Ingleside 47

Winston apartment sold on Mount Pleasant Street commands price of 75,000 48

Manor House Apartment on Holmead Avenue sold during the week 49

Allendale apartment in realty transfer—Structure at New Hampshire Avenue and N Street 50
ENDNOTES

9. *Evening Star* (July 15, 1905)
17. **Evening Star** (August 11, 1906).
20. **Evening Star** (September 15, 1906 and October 13, 1906).
21. **Evening Star** (January 12, 1907).
22. **Evening Star** (June 23, 1906).
24. **Evening Star** (January 12, 1907).
25. **Evening Star** (November 23, 1907).
29. **Evening Star** (April 19, 1908).
31. **Evening Star** (October 24, 1908).


40. "Many of New Type in City," *Evening Star* (September 17, 1910).


42. "Offer Good Investment," *Evening Star* (January 7, 1911).


46. "Lamont Street Apartments Sold," *Evening Star* (February 11, 1911).


50. "Allendale in Realty Transfer." (September 16, 1911).
The architect Albert H. Beers (1859-1911) had a major impact on the development of the apartment house in twentieth century Washington. He is credited with the design of more apartments in a six year period than any other Washington architect. Beers's designs, more than half of which are extant today, are a sound representation of the evolution of the apartment building in Washington. His work ranges from small two- or three-story buildings to large, luxury apartments.

In a city where apartment buildings were not immediately accepted and were more typically occupied by the upper class, Beers began to design affordable apartments suitable for the clerks and government employees that were unable to afford the luxury apartments prevalent in Washington. Beers's work in Washington spanned the period of rapid expansion for the city. Apartment buildings met the growing need to house the expanding population and Beers overcame the negative connotations associated with apartment buildings by providing affordable and well built apartments.
Little is known of Beers training or early career, beyond his work in Bridgeport, Connecticut, from 1886-1901 and his subsequent arrival and work in Washington sometime after 1903. No relatives or descendants of Beers have been located.

Albert Beers was originally from Bridgeport, Connecticut. The success of Beers's practice in Bridgeport can be assessed through newspaper accounts and the number of building permits issued to him. He appears in the Bridgeport City Directories from 1886-1901 which include front page advertisements for his practice.² (Illustration 11). Upon his death on November 23, 1911, in Baltimore, Maryland, his body was returned to Bridgeport for burial. A brief obituary appears in the Bridgeport Evening Post which simply notes that Beers died in Baltimore and funeral arrangements were made at the undertaking rooms of Hawley, Wilmot and Reynolds. Beers was buried at Mt. Grove Cemetery, in Fairfield, Connecticut.³

An examination of Beers's work in Bridgeport for the years 1891-1893 shows an enormous amount of construction. During this brief period thirty-two building permits were issued to Beers (many of the
permits for two or three buildings). In an article dating from 1891 in the Bridgeport Standard entitled "Lively Building Business" a whole section is devoted to the current works of Albert Beers, these works include private residences and tenement houses. As one of the leading industrial cities in Connecticut, Bridgeport's population fluctuated with times of industrial prosperity and depression; consequently, there was a great demand for multi-family residential structures in the 1880s to meet the housing demands of a prosperous community and a rapidly expanding population. Beers began designing working class multi-family houses in Bridgeport at a time when the acceptance of such structures was greatly questioned in Washington.

An example of Beers' tenement designs in Bridgeport are his two structures on Wood Street of 1883. (Illustrations 12 and 13). Constructed of wood, these three-story tenements are simple in design and detail. Wood shingles delineating each floor provide the single decorative element. Two slightly projecting octagonal bays frame a three story proch. The single variation between the two structures is minor; a pediment tops one of the porches. Another similar
development may be found on Poplar Street: here again the same variation of the pediment is noted on the two multi-family buildings. (Illustrations 14 and 15).

Albert Beers was judged the winner of a design competition held in *Carpentry and Building*, a journal published in New York and devoted to practical building. The competition called for plans for an inexpensive seven room house and were published in the March 1883 issue. Comments regarding the winning plan appeared in the journal from all over the country; the design essentially made best use of the space while recognizing the needs and movement patterns of the family. This ability with spatial arrangements was a great asset when planning comfortable multi-family structures.

Beers first appeared in Washington City Directories in 1903. The extent of work and designs attributed to Beers in Washington is staggering. In Washington, Beers was primarily the architect for the developer, Harry Wardman.

The origin of the relationship between Beers and Wardman is still unknown. Perhaps Wardman was aware of
the work of Beers through the *Carpentry and Building* competitions, many Washington architects were being published in this journal at the time. Beers's winning design illustrates the ability to create a successful plan within a tight budget—features Wardman was looking for in his apartment architects. It is also possible that Wardman saw some of the early tenement buildings of Beers in Bridgeport and lured him to Washington when he began to construct apartment buildings.

Beers's work for Wardman was extensive; he designed forty seven apartment buildings for him and was responsible for hundreds of Wardman rowhouses throughout the city. Beers also designed Harry Wardman's own residence on Connecticut Avenue (demolished 1928). (Illustration 17). The Wardman residence was designed by Beers in 1909, the same time he was completing work on the Dresden and the Northumberland apartments.10 The description below depicts a residence worthy of the real estate king of Washington:

The new house is after the Spanish mission style of architecture. It is of brick, three stories in height, with exterior finish of stucco and Indiana limestone. All of the interior is finished in mahogany...One of the features of the house lies in the treatment of the third story, all of which has been thrown into one great floor and it affords one of the largest ballrooms in any private residence in the city. 11
The life of Harry Wardman is a classic Horatio Alger story; a life of hard work, ambition and controversy. Wardman arrived in New York from England as a penniless immigrant in the 1890s. He worked his way along the East Coast and arrived in Washington in 1897. Wardman began his Washington career as a carpenter and earned a reputation as a fine staircase builder. Determined to be more involved in the real estate ventures of the city, Wardman's low bid won him the contract for the home of Henry Burglin. Burglin, greatly impressed by Wardman's work, provided the financial backing for Wardman's first real estate venture: a row of houses considered "out in the country on Longfellow Street". The venture afforded both men a profit of $5,000.

Wardman was set to become one of the key figures in the development of Washington as a residential community in the twentieth century. Wardman began his career by providing affordable apartments and simple private dwellings throughout the city. Wardman knew that given a choice Federal employees would quickly abandon their boarding houses and transient lifestyle to "live in small apartments, with the ability to keep house and create a semblance of the homes they left in
other cities to take the jobs in the Capital". Wardman also saw that the owners of apartment buildings in Washington greatly objected to families with children and their "destructive small boys" and "noisy babies." Wardman on the other hand welcomed families and their children and provided playing space and open courtyards in most of his apartment buildings.

Wardman’s developments were always one step ahead of the expanding city: he purchased large tracts of land considered by many to be too far from the heart of Washington but in actuality were just on the edge of the growing metropolis—many of his apartments and rowhouses lie on the paths which have become great residential "corridors" such as 16th, 15th and 14th Streets and Columbia Road.

The second phase of Wardman’s career was devoted to the construction of large, luxury apartment buildings such as the Brighton, Dresden and Northumberland.

The depression, congressional investigations and accusations of corruption eventually destroyed Wardman’s real estate empire. However, at the time of his death in 1938 it was estimated that one-tenth of
the city's residents lived in houses built by Harry Wardman. He was responsible for more than 500 apartment buildings and hotels and over 9,000 rowhouses.

While Beers is usually associated with the developer Harry Wardman he also worked with several other developers in the city. He designed eight apartment buildings for Franklin Sanner. Sanner, like Wardman, bought large tracts of land throughout the city and build numerous rowhouses and apartments. He was responsible for much of the development in Kalorama and Mount Pleasant. In addition, Beers designed one apartment for each of the following developers: L.E. Brueninger, Thomas H. Pickford, T.J. Kemp, Charles Sonne, Chester A. Snow, Walter A. Dowd and C.B. Hight. Of the other developers Beers worked with, Lewis E. Breuninger was perhaps the most noted. Breuninger was one of Washington's leading real estate "operators" and was responsible for large speculative developments in Columbia Heights and Mount Pleasant. Chester A. Snow was a successful patent attorney and founder of the C.A. Snow Real Estate Co. Thomas H. Pickford owned many apartments and hotels throughout the city. He owned the La Fayette and Carroll Arms Hotel as well
as the Toronto Apartments. Unlike Sanner, Wardman and Breuninger, the other developers were predominantly associated with single, small-scale projects and utilized the expertise of experienced and recognized architects to ensure the success of their ventures. Beers designed one building for Charlotte Daily but this was probably done with Wardman as Daily closely associated herself with Wardman developments.

Beers' apartment buildings represent the evolution of the building type in Washington, from its earliest inception to its full-blown manifestation in the city. The Dawson, at 1741 S Street (1906), and 2101 N Street (1908) are integrated into the existing residential fabric. Their three story rowhouse scale features projecting bays and decorative brick work—typical features of the Dupont Circle rowhouse and the earliest apartments in Washington. The next phase of apartments are slightly larger buildings of three to five stories in height. Usually these apartments were constructed of lighter building materials but maintained the projecting bays and heavy cornice treatments of the earlier apartments. Beers designed most of his apartment buildings within this frame; in 3504 13th Street (1909), Beers maintains the two square
projecting bays, but uses buff brick and classical
detailing in the rusticated base and pilasters,
features not present in his early apartments. Other
apartments are on a much larger scale, usually five to
seven stories in height. These apartments were usually
on larger more open sites and were not pressed in or
restricted by surrounding residential architecture.
Typical of Beers larger apartments are 2123 California
Street (1909), and the Dresden at 2126 Connecticut
Avenue.

Beers' obituary from Washington notes that he was
a well known architect in the city with offices located
at 1342 New York Avenue. His residence is listed as
757 Park Road. The obituary also states that Beers had
lived in the city for ten years or more and was the
chief architect for Harry Wardman, the developer. 21
ENDNOTES


CHAPTER 4
THE APARTMENT BUILDINGS OF ALBERT H. BEERS

Beera's apartment buildings fall into three distinct phases of Washington's architectural history. The first phase represents the earliest apartments in the city designed to emulate the surrounding domestic architecture. These buildings were primarily three-to four-story, red brick, walk-up apartments with rowhouse detailing and plans. The second phase of Beera's work featured transitional apartments in which Beera uses lighter building materials and classically inspired detailing. In Beera's third phase his work is characterized by larger, luxury apartments which were superbly sited and detailed.

In 1905 Beera designed his first apartments in Washington: a group of three apartments on W Street, 1418, 1424 and 1430 W Street, NW. (Illustration 18). The Suaquehanna, the Nantucket and the Leonard were the first buildings in what was to be a row of six apartment houses. (Illustration 19). These apartments would typify much of Beera's work particularly in modest three to four story apartment buildings. The permits for the other three buildings in the row, 1436, 1440 and 1444 W Street were not taken out until 1906 and 1908. Rectangular in plan the three W Street
apartments have two square bays on the front facade. Beers makes a departure from the usual red brick facade by using buff brick and stone trim. Like many of Wardman apartments the W Street buildings were open to families with children and even provided a playing space in the courtyard between the structures. Articles in the local newspapers suggested that people with children should band together and build their own apartments because of the difficulties they had in finding landlords who would allow their children. 3

An announcement in the newspaper notes "that Harry Wardman has purchased the property at the southeast corner of 22nd and N Streets where he plans to erect a four story apartment house". 4 Beers designed 2140 N Street in 1905, although the apartment was demolished in 1957. 5 The original permit notes that the apartment was four stories in height with projecting bays and a corner tower. 6 With these characteristics from the building permit it is certain that 2140 N Street was designed with close associations to the surrounding rowhouse architecture of Dupont Circle. Its design was possibly similar to Beers' apartment at 1900 R Street, a red brick, corner site with numerous square projecting bays on all facades. (Illustrations 29 and 30).
In 1906, thirty eight apartment buildings were constructed in the city, of these nine buildings were designed by Albert Beers; eight as the result of a collaboration between Wardman and Beers and one designed for Charles B. Hight. Demands in 1906 were for moderately priced apartment units which would rent for ten to twenty five dollars a month, the demand was strong as these units were scarce in the Nation’s capital. The success of such ventures would be assured if the developers and architects provided attractively designed buildings with carefully formulated interior space. Like the column suggested, by providing well planned room arrangements with adequate light and ventilation, Beers and Wardman cornered the market.

The first apartment Beers designed in 1906 was the small 3 story apartment for C.B. Hight. (Illustration 20). This was a unique venture into multi-family structures for Hight who was predominately responsible for small rowhouse developments throughout the city. It is difficult to visually differentiate 1741 S Street from the surrounding rowhouse structures so similar is the scale and detailing to the single-family residences. Clearly, 1741 S Street represents one of Beers’s smallest commissions but it
is an important apartment for Beers in that it is stylistically reminiscent of the earliest apartments in Washington. Materials as well as details and elements directly imitating the rowhouse are used in the composition. The round arched doorway, in rough-cut ashlar, is an element seen in many Washington rowhouses, particularly in the work of T.F. Schneider in the Dupont Circle area. A sale notice for the the Dawson notes, "real estate brokers have sold for Clarence B. Hight the apartment house known as the Dawson on the north side of S Street between 17th and 18th Streets. These apartments have a bay window front of red pressed brick with brownstone trimmings. The building is 3 stories in height and has six large suites..." 10

Realty notes from the Star suggests that "a four-story apartment house will be built on Irving Street between 14th and 15th Streets and was to have thirty suites". 11 The first collaboration between Beers and Wardman was in 1906. 12 Known as The Suffolk, 1467 Irving Street was a three-story brick apartment house, demolished after 1963. 13 The footprint of the apartment filed with the original building permit shows a rectangularly massed building with two projecting square bays on the front. The building was 40' wide and 118' deep.
Notice is also made of "the extended frontage which Harry Wardman owns on W Street between 14th and 15th Streets comprising the entire block with the exception of the front feet already built up is to be improved by the erection of four-story apartments. They are to stand detached, and each will be 50' front". 14 This notice refers to the row of six apartments on W Street, 1418, 1424, 1430, 1436, 1440 and 1444. The building permit for 1418, 1424 and 1430 was taken out in 1905, followed by 1440 and 1436 in 1906. 15 Although, identical in plan to the earlier W Street apartments the projecting bays on 1436 and 1440 are octagonal. (Illustration 21). These two buildings are built of buff brick with stone trim. Beers's use of lighter building materials suggests a more classically inspired facade, an approach becoming increasingly popular in Washington apartment architecture. He was however, unable to avoid the dependence on the familiar detailing and projecting bays on the W Street apartments. Essentially rectangular in plan, the elevations are interrupted by projecting bays; two octagonal bays on the front facade and three square bays on the side elevations.
Beers designed three apartments for Harry Wardman in the 1400 Block of Harvard Street in 1906. 1409-1411 Harvard Street was Beers' first attempt at a twin apartment building. 16 If the facade was not interrupted by the two distinct and separate entryways, the structure would have appeared as a single apartment building. Beers designed many twin buildings after his initial work at 1409-1411 Harvard Street. Both buildings were demolished between 1937 and 1963. 17 Beers also designed 1405 Harvard Street, an unusual H-shaped planned apartment which stood at the corner of Harvard Street and 14th Street. 18 The Wilson was also demolished after 1963. 19

Beers designed another large row of apartments in 1906; 1743, 1745, 1747 and Columbia Road. 20 (Three additional apartments were designed, 1749, 1751 and 1753 Columbia Road, in 1907 to create a 6 unit row of apartment buildings 21) These apartments made an impressive row along one of Washington's prime residential streets. All six apartments were demolished between 1937 and 1963 and are now the site of a Safeway grocery store. 22 The row was known throughout the Washington community as the "shires" because each building's name ended with shire.
Devonshire, Hampshire, Cheshire, Wilkeshire, Yorkshire, and Derbyshire. Wardman was responsible for the names of all his apartment buildings as seen by the six shires his names had strong English associations. Notice in the paper announced the completion of the apartment complex: "a row of six new apartments known as the "shires" located on Columbia Road between 18th Street and Ontario Road are ready for occupancy this week. They were built by Harry Wardman and Charlotte Daily from the plans by A.H. Beers, architect". 23

A sale notice for the Wilkeshire provides a brief description of the "shires" appearance:

The Wilkeshire, one of a series of three-story brick apartment houses in Columbia Road near 18th Street, NW. The Wilkeshire stands on a lot with a frontage of 40 feet and a depth of 100 feet. It contains six apartments of five and six rooms each and is heated by steam. There are large covered porches both front and rear, and the building has an annual rent roll of $2,940. The location is particularly attractive because it is convenient to two street car lines and it is also within easy walking distance of Rock Creek Park and the Zoological Gardens. 24 (Illustration 22).

1907

Washington developers built twenty one apartments during 1907; seven of these were designed to the specifications of Albert Beers. Beers worked with
Harry Wardman on five of his seven apartments. Of the five apartments two have already been mentioned in connection with the row on Columbia Road known as the "shires" The permits for the last three buildings in this row 1749, 1751 and 1753 Columbia were filed in April of 1907. The whole row was completed by August according to the Real Estate column.

The Nelson, at 1733 20th Street is a four story apartment building and lies in the heart of the Dupont Circle Historic District. (Illustration 23). The neighborhood, primarily residential, is characterized by apartments of the same size, and three-story rowhouses. Projecting bays and decorative brick work are elements which dominate the architecture of the district. The Nelson is a fine representation of Beers modest and affordable apartment house and is similar in design to the apartments found along the W Street row. Again, two octagonal bays are found on the front facade with flanking bays on both side elevations. Beers uses a buff brick with stone lintels in contrast to the red brick found on the surrounding Victorian rowhouses. In scale and massing, however, Beers emulates the neighborhood architecture.
The Wallraff at 3025 15th Street is Albert Beers's first association with Franklin T. Sanner.

(Illustration 24). Upon the completion of the apartment building a notice appeared in the paper "...a distinction has fallen upon Charles E. Wallraff, and a small town in the center of the residence district of Washington now bears the name "Wallraff". The town in actuality is an apartment house with fifteen units. Franklin T. Sanner had greatly admired the work of Charles Wallraff who was the secretary and treasurer of Moore and Hill, Inc., a local realty firm, so he named his first apartment building after Wallraff". 

The apartment is a three-story brick and stone building with a rusticated base. Two square bays with ionic corner pilasters adorn the facade. The painted brick facade attempts to simulate the stone of classical buildings.

Two apartments on Euclid Street, 1410 and 1412 appear on the site plan as one structure, but are in fact two apartment buildings; they are similar in plan to 1409 and 1411 Harvard Street. Albert Beers designed these three-story, brick apartment units for Harry Wardman. Each apartment contained six units, one on either side of the central stair. 

The Vista and the Aurors were demolished after 1963.
713-719 19th Street was designed by Albert Beers for Thomas H. Pickford a local developer. Although the building was demolished between 1948 and 1963 its appearance has been preserved by a photograph from the Evening Star of January 25, 1908. (Illustration 25). 713-719 19th Street of The Naples, although a story taller, is very similar in design to the Wallraff in which a two story rusticated base supports two or three upper storys of pressed brick and is topped with an elaborate cornice. Intermediate decorative stone courses demarkate the floors and create symmetric facade divisions. The Naples is one of Beers's earliest buildings to demonstrate his awareness of twentieth century European trends and teachings.

1908

Albert Beers designed fifteen apartments of the forty apartments built in the city in 1908. Of these he was responsible for eleven designs in collaboration with Harry Wardman, two apartments for Franklin T. Sanner and one for both Thomas Pickford and T.J. Kemp. It is interesting to note a "Current Demand" from a realtor for the type of apartment demanded in the column was exactly the sort of apartment Albert Beers was designing:
...'when I went out hunting for a small apartment it seems to me that the local builders might profitably busy themselves with the construction of an apartment house containing small suites located in a central portion of the city'. Thus spoke a young man in the office of one of the local real estate operators who had been desirous of locating in the down-town section of Washington, but was unable to find a desirable place of abode. There were, he said but few apartments in Washignton that were not under rental. The man felt that for a young couple especially those without a family apartments provided the cheapest and the beat accomodations. He continued 'My activities keep me downtown and that's where I want to make my home, but these flat builders seem to have overlooked the fact that there is a demand for such structures. I have been told at many real estate offices that there is a constant demand for 4 room apartments in a central location but that the supply is not half equal to the demand. There is undoubted economy in making one's home in a 3 or 4 room suite in a central or downtown section. Such an abode minimizes the labor of the housewife...and obviates the outlay incident to the furnishing of a larger apartment or worse still a house. Naturally all brides want the best to be had when starting a home of their own and I am sure that this can be obtained in a small but tastefully finished apartment located in a desirable section. Yea you can put me down for the first vacancy. Maybe I will succeed in my quest shortly when the good old spring time comes and those who have the opportunity and the price will take themselves to sylvan spots in the beautiful suburbs about Washington. 35

Harry Wardman's development of Square 2664 was a major feature of the 1908 building season. The complaint from the realtor above and the notes in the real estate column concerning the immediate rental of newly completed apartment speak of a strong demand for
apartments in Washington at this time. A demand which in every way Harry Wardman was trying to answer with developments like the one on 14th and Clifton Streets. A notice in the realty section of the paper announces the purchase of the property on 14th Street:

"purchase of a large lock of unimproved land on the unimproved land on the west side of 14th Street just at the top of the rise of the hill. The purchaser was Harry Wardman, who intends at once to begin there the erection of a group of ten apartment houses. As there will be an abundance of ground, the frontage on three streets being between 200 and 300' each. The new buildings will not be more than three stories in height and will be semi-detached. It is the intention of Mr. Wardman to reproduce on the site the group of buildings known as the "shire" which are located on the north side of Columbia Road between 17th and 18th Streets". 36

A discussion of Wardman's apartments on 14th Street upon their completion:

"one of the largest of the new building enterprises was undertaken in the spring by Harry Wardman, and eight apartment houses for which foundations were laid at that time are now not only finished, but 43 out of the total of 48 are rented and occupied. Six of the houses are located in the square along 14th Street between Clifton and Euclid Streets and two of them are immediately around the corner on the latter thoroughfare so that all of them form practically one solid building. In the near future two more houses, also of six apartments each, will be added to this series, the additions being made on the Clifton street side, so that the whole front of the block and a large portion of its north and south sides will be occupied by the Wardman buildings. The new apartments have been built
directly on the crown of 14th Street hill, so that they rise one above the other in an attractive tier. All of the 8 completed buildings are of brick and steel construction each containing 3 stories and basement. Each apartment has its own separate steam heating plant, and all have been equipped throughout with combination gas and electric fixtures. Altogether they form one of the most notable improvements in the year of apartment house building. The buildings have been divided into five and six room apartments and the owner has stated his intention to hold them whole as a permanent investment. On an average the 5-room apartments rent for $42.50 per month and the 6-room apartments for $45 per month so that when all ten houses are finished and fully occupied the monthly income from them will approximate $2,650. In many of the apartments which are being built at this time much attention is being devoted to the beautification of the surrounding grounds and the 14th and Euclid Streets are no exception in this respect. Facing on the 3 streets as they do these houses inclose a large central court, and it is planned to transform this space into a miniature park with green lawns and growing trees."

The apartments in Square 2664 consisted of a series of eight units on 14th Street 2532-2550 14th Street and one large apartment on Clifton Street. Although the 14th Street apartments have been demolished the apartments on Clifton Street remain. Harry Wardman appears to have been successful in his plans to recreate the "shire" at this location. Albert Beers relied heavily on the design of the Columbia Road apartments for his design of the Fourteenth Street row. It is possible to discuss 2532-2550 14th Street from a photograph which appeared in the Evening Star and to draw similarities between the Columbia.
Road row, the Clifton Street apartments and the 14th Street apartments. The 14th Street apartments like Columbia Road and Clifton Street have a one story front porch that gives the apartments a single-family residential quality unusual in apartments of this time. On the 14th Street apartments a central entry stair divides the composition into equal parts; 3 bays on either side of the stair. (Illustration 26). The Maxwell, at 1419 Clifton Street was built in 1908 and completed Wardman's apartments on the square. Two square end bays terminate the facade and a one story porch projects between the bays. (Illustration 27).

Beers' apartment at 1721 21st Street is one of the few apartments designed with a stuccoed facade. (Illustration 28). The original drawings have the name "Parisian" carved above the door which suggest that Beers was attempting to create the appearance of a white stone facade similar to the facades of Parisian apartments. While the plan, with two square projecting bays is more related to the surrounding residential character of Dupont Circle. 41
1900 S Street or the Tennessee could be mistaken for one of Beers's earliest apartments so similar in scale, detail and materials to the earliest apartments in the city. 42 (Illustrations 29 and 30). The apartment is sited on the corner of 19th and S Streets. Beers uses familiar and traditional materials and elements to mimic the surrounding residential architecture and to create a design which maintains the rhythm of the neighboring rowhouses; red brick is used for the facade treatment and a corner tower and square projecting bays on both facades. If taken in a single unit the apartment could easily be mistaken for a rowhouse. Beers may have been designing in harmony with the nature of the surrounding architecture and felt a more modern appearing building would have been out of place in this established residential neighborhood.

Beers designed two other apartments for Harry Wardman in 1908; 1807 California Street or the St. Lawrence and 3033 16th Street originally known as the Earlington. An announcement appeared in the paper of Harry Wardman's intention to construct an apartment building at 3033 16th Street. 43 The Earlington was a large and imposing structure built at the top of 16th
Street as it flattened out into Mt. Pleasant.
(Illustrations 31, 32 and 33). The Earlington is listed as the best apartment in the city for the price with a superb location within half a block from the streetcar line. 44 The Earlington is an example of Beers'a larger, more mature structures which in plan and design attempt a new manner for Beers; one with few references to his earlier work. Perhaps the Earlington's imposing and isolated site created new conditions, for Beers removed from the restrictions of an established neighborhood and its architectural style. The building is planned in a U-shape with an interior court leading to the main entry. Apartments designed with interior courtyards were typical in New York and Chicago at this time and were based on European palaces and palazzos. The courtyard, with gardens and statues created a grand entry and impressed visitors and passersby with the status of the inhabitants. The white brick facade and the sculptural, exterior decoration suggest French influences. 45

The St. Lawrence apartment building was built upon a small site within an old residential community and consequently Beers returns to his typical plan;
rectangular with two square projecting bays. He does however, employ a design on the St. Lawrence with strong Spanish influences in the smooth white brick facade, the flaring eaves and terra cotta details. These features are not typical of the neighborhood architecture. 46 (Illustration 34).

In October 1908 Beers designed the last building in the W Street row, 1444 W Street, in design and mass he continued the spirit of the earlier six buildings. 47 The W Street row like Wardman’s 14th Street and Columbia Road apartments, represented large scale developments and established residential communities within a single block.

Beers also designed the two twin buildings at the southwest corner of 18th Street and Florida Avenue. 48 (Illustrations 35-38). Although the permits were taken out in October the buildings were nearing completion by December and the units were renting quickly according to the local paper. 49 1918 and 1930 18th Street were planned to be identical buildings in mass, design, interior plan and detailing, because 1930 is sited at the intersection of Florida Avenue and 18th Street the Florida Avenue facade is exposed and
consequently was treated as a front facade. Because 1918 faces directly onto 18th Street and 1930 sits within the angle created by the intersection of Florida Avenue and 18th Street, the space between the two buildings originally created a lovely courtyard. 1918 and 1930 are three stories in height and symmetrical in composition with two square projecting bays flanking the centrally located entrance door. Buff brick is used on the rusticated base and as quoining, red brick dominated the rest of the facade. The two apartments are a unique illustration of polychrome brick work in Beers' apartments. The two apartments are located within the Striver's Section Historic District; a district established for its strong associations with black leaders in the fields of business, science and the arts. Architecturally the district is characterized by rowhouses and apartment buildings dating from the late nineteenth and early twentieth centuries. 1918 and 1930 18th Street have been vacant since 1978 but extensive work has begun and the apartments will reopen in the Fall of 1988.

Beers' design for 1320 R Street for T.J. Kemp is typical of many of his apartments for Harry Wardman. Four-stories in height with octagonal bays the building
represents a very modest but comfortable apartment. 51 Beers uses glazed headers with red brick to create a dappled and colorful brick treatment unusual in his work. 1320 R Street known as the Luray is another apartment which is designed within the frame of surrounding rowhouses. Along this R Street row however, the Luray is taller and of a larger scale. The Luray has recently undergone extensive renovations and is now being offered as condominiums.

Beers designed two apartments for Franklin Sanner in 1908; the Wilton, at 1931 17th Street and the Alexandre, at 2101 N Street. Notice is given of "Mr. Sanner intentions to begin the erection of a three-story apartment house on 17th Street just south of U Street. The building which will contain fifteen suites will have a frontage of 40' and a depth of 118'. The entire building space will not be used for the building but part will be reserved for light and air". 52 The Wilton though designed in the typical plan with two projecting octagonal bays looks towards the larger more modern apartments appearing around the city. 53 (Illustration 39). Beers uses a light colored brick with a rusticated stone base to create an elegant and simple facade design.
2101 N street Beers' other design for Sanner, is a much larger apartment. (Illustration 40 and 41).

Sited at the corner of 21st and N Streets the building's main entry and facade is on N Street. 54 The Alexandra in many ways appears as an enlarged version of the Wilton; the central portion and main entrance features two octagonal bays and a step up entry with flanking wings terminating in square bays. The building is one of the largest structures in the neighborhood.

Beers' apartment for Thomas Pickford on P Street is an imposing structure built on an important corner site along one of the main throughfares in Dupont Circle. (Illustrations 42-46). The apartment is briefly mentioned in the newspaper which simply notes that "Thomas Pickford's apartment at 20th and P Street is rapidly nearing completion". 55 2000 P Street, or the Toronto, is one of Beers largest and most impressive structures. A photograph among the collection in the Library of Congress was taken shortly after the building was completed and before twentieth-century alterations, and shows the original awnings and first floor appearance. The Toronto features fine detailing including an elaborate cornice and metal octagonal bays. 56
1909

Apartment house construction was a major feature of the real estate market, seventy four apartment buildings were constructed in the city in 1909. Albert Beers was responsible for the design of twenty two apartments, eighteen in collaboration with Harry Wardman, two with Franklin T. Sanner and one each for Chester A. Snow and Charles Sonne. Beers designed Harry Wardman's own residence and was responsible for hundreds of rowhouses for Wardman in 1909; it was indeed the most productive year of Beers's Washington career.

Two apartments by Beers attracted a great deal of attention in 1909; the two luxury apartments, one at 2126 Connecticut Avenue and the other 2039 New Hampshire Avenue. In terms of cost, plan and design these two apartments represent Washington's "Best Addresses". The development and construction of 2126 Connecticut Avenue caused a great deal of commotion in the city. An article comments on Harry Wardman's proposed apartment:
at the southwest corner of Connecticut Avenue and Kalorama Road. An apartment 7-stories in height and of fireproof construction throughout. The property overlooks the plaza which has been formed at the south entrance of the new Connecticut Avenue (Taft) Bridge over Rock Creek which provides views across the bridge and over the gorge of Rock Creek. In turn whatever improvements are erected they will close the view from the bridge itself, which is a continuation of Connecticut Avenue. In regard to the latter in particular one of the main features of the plan of the city has been set aside as in no place where the original design is followed are the vistas of streets and of avenues closed by a background of private property. 58

The foundation for the plan and development of Washington was laid out by Pierre L'Enfant in 1791. It established Washington as a beautiful and monumental city, a city divided by wide avenues and elegant circles, a city surrounded by green space and viewed from breath-taking vistas. Adherence to the L'Enfant plan has taken top priority among Washington city planners and in 1909 as in 1987 deviations or interruptions of the plan were regarded with extreme distaste.

However, "Harry Wardman will construct a seven story apartment at the southwest corner of Connecticut Avenue and Kalorama Street". 59 The Dresden presented Beers with a unique opportunity and the ability to design a structure for one of the most prominent thoroughfares in the city:

(Illustrations 47-49).
"Work on the Dresden, the new apartment house in course of construction by Harry Wardman at the intersection of Kalorama Road and Connecticut Avenue and facing the Connecticut Avenue Bridge is progressing rapidly and the building will be ready to receive tenants by October 1. This building is in one of the most commanding locations in the rapidly growing northwest and when completed it will rank with the more important apartment houses of the capital. Exclusive of the ground upon which it stands the Dresden will cost between $300,000 and $400,000. The building is seven stories in height and it will contain 8 apartments to the floor. Fireproof construction rules throughout the steel-frame structure. The apartments vary from 4 rooms and one bath to 10 rooms and three baths to the suite." 60

Washington's height restrictions (established in 1894) limited apartment buildings to seven stories, consequently Washington architects in place of height devised either an elaborate facade or a spectacular lobby. Beers concentrated on the facade design and site of the Dresden; superbly sited the Dresden presents a handsomely curved Georgian inspired facade to Connecticut Avenue. 61

The Northumberland at 2039 New Hampshire Avenue was Wardman's and Beers' second luxury apartment collaboration. 62 Having already focused on an elaborately detailed facade Beers turned his attentions to the lobby of the Northumberland:
The lobby of the Northumberland is distinguished by a wealth of decorative ornamentation associated with European architectural embellishments derived from classical, medieval, gothic and renaissance motifs. Its greater size (44' x 26') and height (13') allowed the architect and builder great freedom in designing the motifs that make up the decoration. The marbleized walls, columns, side staircases, and fireplace provide an elegant background for the ornamentation. The yellowish color of the imitation marble blends harmoniously with the basic buff color of the decorative plasterwork, accentuated with touches of gilt. The scale, arrangement of decorative elements, and the quality of plaster ornament are unique. Approximately one-third of the wall space is devoted to ornament. 63

The Northumberland is seven stories in height and built with red and white brick with limestone trim. Beers employs an eclectic blend of classical architectural elements for the Northumberland. (Illustrations 50-52).

Beers designed only one apartment for Wardman outside of the northwest quadrant of the city. 653 East Capitol Street SE, or the Saratoga is a U-shaped apartment on the corner of East Capital and 7th Street. 64 (Illustration 53). Today, the apartment lies in the heart of the Capital Hill Historic District. The building is three stories in height with a stuccoed facade treatment. The interior courtyard leading to the front entrance is similar to Beers's design for 3033 16th Street although the Saratoga is void of the
sculptural decoration and the stuccoed facade provides a planar surface. The exterior presents a somber, simple, and dignified facade to the street. While the Saratoga was very successful, Wardman sold the property in January, 1910 for $70,000 a $45,000 profit over his original expenditure of $25,000. 65

The Brighton at 2123 California Street was one of Wardman's most successful developments. The apartment is seven stories tall and like many of Beers's 1908-1909 designs was planned in a U-Shape configuration. 66 (Illustrations 54 and 55). Sited in the fashionable Sheridan Kalorama neighborhood the apartment was destined to become the home of the "The most distinguished public, Military and Naval Officers" indeed the apartment was touted as the home of the "Army and Navy Set". 67 The apartment promised a "delightful, refined, homelike atmosphere at moderate prices." 68 The Brighton offered furnished and unfurnished suites and provided a cafe and a large public reception room on the first floor for the permanent and transient residents.

The Lonsdale, at 2138 California Street is directly opposite the street from the Brighton. A smaller
apartment, the Lonsdale was not designed in such a
grand manner as the Brighton. 69 (Illustration 57).
The building features a flat facade of buff brick with
a rusticated base. The arched windows on the first
floor sit within two pilasters and support
sullivanesque decorative lintels. Medallions with
foliate patterns demarkate each floor. Converted to
condominiums in the 1980s, the front entrance was
slightly modified during the renovations.

1117 Vermont Avenue, known as the Heritage, was one
of the few apartments Beers designed with commercial
space on the ground floor. Built for Harry Wardman and
Charlotte Daily the Heritage is a four-story brick
apartment with eighteen apartment units. 70 The
building was demolished between 1937 and 1963. 71

The Beverly at 1499 Irving Street is another
example of Beers's collaboration with Wardman in 1909.
Little is known of the Beverly except for the
information from the building permit as the apartment
was demolished in the 1960s. 72 It was, however, a
four-story brick and stucco building, with a
rectangular plan the building had two square projecting
bays on the front facade. 73
The Meridian and Newton Street apartments (illustrations 57-64), are part of a seven building development by Harry Wardman and designed by Albert Beers with Frank Russell White. Frank Russell White worked in Albert Beers office prior to becoming the chief architect for Wardman after Beers death in 1911.

...from a financial standpoint alone the development will rank among the biggest real estate undertakings of the year, it will also be one of the most unique as there will be no other portion of the Capital where so many structures of a Spanish Mission style will be located. Three of the buildings will be located on Meridian Street, between 14th and 15th Streets while the other four will go up on Monroe (now Newton) street between 14th and 15th Streets...Having a forty' frontage the apartments are to run 35' where they will be widened 4' on each side, thence continuing to a total depth of 130' Each is to be 4 stories high. On account of the large amount of plaster surface and the unusual length and sizes of the windows it will be difficult at first glance to tell how many stories high the buildings are. There will be 4 apartments on each floor, containing from 3 to 5 rooms. Every modern convenience will be installed. Mr. White worked out the unique designs of the apartments and Mr. Beers largely arranged the architectural details. Six of the buildings are designed differently, but all of them will have the same general outlines and will be decidedly mission in appearance.

Beers designed five apartments for Franklin T. Sanner in 1909. The three apartments on Lanier Place; 1754, 1773 and 1791 are similar in design and plan. Brick with stone trim, is used on all three apartments
and each building has two octagonal projecting bays. 77

(Illustrations 65-67). Again, Beers was designing
within an established residential community of
rowhouses and semi-detached homes. The Chalfonte at
2116 P Street is listed "a white brick building with a
red Spanish tile roof. The Chalfonte is an
all-outside-room apartment house, containing 24
apartments of from two to five rooms each". 78

Presumably all-outside-rooms refers to the numerous
projecting bays which bring light into all of the
interior rooms. The Chalfonte was demolished between
1949 and 1963. The Allendale at 2006 N Street was also
designed by Beers for Sanner. The Allendale is
described as "a red brick building with white mortar
and large Colonial proches in the rear. This building
contains only twelve apartments of four and five rooms
each" 79 Highly irregular in shape the Allendale stood
at the corner of N Street and New Hampshire Avenue and
was four stories in height. The building was razed
after 1963. (Illustration 68)

Beers worked with two other developers in 1909;
Charlea Sonne on 3504 13th Street and Cheater Snow on
424 11th Street, NE. The design for 3504 13th Street
is similar to many of Beers's modest apartment
buildings, however, he employs Spanish influenced
Details similar to the Meridan Street apartments which give the building a unique appearance. The two octagonal bays frame a pent eave with Spanish tiles (slightly below the cornice). The central window on the second floor has side panels with diagonal lead panes and an unusual arched lintel with floral motifs within. 80 (illustrations 69 and 70). 424 11th Street NE was Beers only other apartment building outside northwest Washington. It is a small, flat facaded two-story structure. 81 (Illustration 71).

1910

Thirty six apartments were built in Washington during the year 1910; Albert Beers was responsible for the design of eight of these apartments. 82

Beers worked with Harry Wardman on four apartments; 1628 Columbia Road, the Cavendish, 1206 10th Street, the Woodworth and 2106 and 2112 F Street. The Cavendish was noted as a bright and cheerful apartment conveniently located on the streetcar line. 83 In the Apartment House the Cavendish is described as "a four-story white stucco building relieved by red..."
Spanish tile eaves and occupying the northeast corner of Columbia Road and Messmore Place, and overlooking Rock Creek Park. There are fifty six apartments ranging from one to four rooms each, and the agents report that leases have already been signed for more than half of the suites. Each floor has fourteen apartments. Ample lawn has been left around this large building." 84 The apartment was razed after 1963. 85 (Illustration 72).

1206 10th Street is one of Wardman's truly downtown structures, located blocks from the commercial heart of the city. 86 The Apartment House notes that "Harry Wardman has also placed the Woodworth with the Washington Loan and Trust Company. It is a four-story structure, containing fifty six apartments of one and three rooms each. The size of the apartment and the location, near the downtown section are especially adapted to bachelor requirements." 87 The Woodworth has stood vacant for a number of years, but is presently undergoing a complete renovations and the apartment is expected to re-open in the Spring of 1988. Both the Woodworth and Cavendish apartments are representative of a trend in the Washington apartment buildings for a larger apartment building divided into
smaller apartment units with suites of one to three rooms. Developers found no demand for apartments with suites containing eight and ten rooms.

The Atherton and Clermont at 2106 and 2112 F Street were unfortunately demolished in 1982-83. The buildings were built as twin apartments identical in design and plan. Both buildings were located in the heart of Foggy Bottom/George Washington University and were recently demolished, falling to the pressures of the encroaching university and commercial development. The apartments were four-stories in height and built of brick with stone quoining and lintels.

Beers designed two apartments with Franklin T. Sanner the Holland at 1825 Vernon Street and The Nottingham at 2124 P Street. The Nottingham was part of an entire block owned and developed by Sanner it was demolished between 1948 and 1963. It was a four story brick apartment with two octagonal bays on the front facade. The Nottingham had all outside rooms similar to the Chalfonte, with room sizes varying from three to five rooms. The Holland was described as a white brick building with red Spanish tiles and projecting eaves, it has sixteen suites, all of four
rooms. 92 Beers uses Spanish detailing within a classical tri-partite frame for the design of 1825 Vernon Street. The apartment is divided by a rusticated base, a shaft delineated by stone quoining, and a bracketed cornice. Unusual windows are used with sixteen panes in the upper sash and a single pane in the lower sash. (Illustration 73).

The Summitt at 1316 Euclid Street was Beers only design for L.E. Breuninger. 93 The building is a slightly enlarged version of his octagonal bay front apartment house. (Illustration 74). The Summitt was described as a fireproof apartment with few noises. All the suites feature porches, telephones, parquetry floors and shower baths and can be considered thoroughly up-to-date. 94

1911

Twenty eight apartments were constructed in 1911 and Beers was the architect for nine of these buildings. 95 Beers worked with Franklin Sanner on two apartments in 1911 located at 1525 Q Street and 1829 California Street. The Clinton, at 1525 Q Street
was a 4 Story pressed brick apartment with twelve units. The building was built on the site of a single family dwelling owned by Sanner and his partner Barr. 96 (Illustration 75).

1829 California Street or the Christiana was designed by Albert Beers for Walter A. Dowd. (Illustration 76). Beers directly applies the design of 1825 Vernon Street to the Christiana. Beers is forced to scale down the four-story design of 1825 Vernon Street to the three-story Christiana. The windows have sixteen panes over sixteen panes, perhaps the original appearance of the Vernon Street apartment as well. 97

The Atlantic at 1305 10th Street like the Woodworth is located near the commercial center of downtown Washington, convenient for its working, middle class residents. (Illustrations 77 and 78). The apartment is rectangular in plan and originally had twenty four apartment units. Beers uses red brick on the main facade and sandstone in the door surround. The Atlantic is a large corner property and rises above the surrounding small residences. Despite the projecting bays the building has a planar quality emphasized by
the heavy modillioned cornice as the only decorative element. 98

Albert Beers's final collaboration with Harry Wardman was the seven-unit row of apartment buildings on R Street. 99 It is unlikely that Beers had a hand in the construction of the last two buildings in the row as the permit for 1440 R Street was not taken out until 1912 and the permit for 1436 R Street was stamped on December 1911, both after Beers's death in November. The apartments which comprise Wardman Row are probably the best known of Beers's and Wardman's apartment buildings, if not the best named. (Illustrations 79-81).

Walton 1416 R Street, NW  
Arden 1420 R Street, NW  
Ripley 1424 R Street, NW  
Dudley 1428 R Street, NW  
Morton 1432 R Street, NW  
Ashton 1436 R Street, NW  
Newlon 1440 R Street, NW  

98
Wardman Row was designated a historic landmark by the DC Historic Preservation Review Board as "an important and perhaps unique example of Harry Wardman's housing for the middle class" 100. The seven buildings in Wardman row are nearly identical apartment buildings, Beers alternates round arched and square arched entries and alternating cornice motifs as the only variations on the buildings. The playing space between the apartments, a typical Wardman amenity remains today. (Illustration 82).
ENDNOTES


2. Building Permit # 2149, 02/21/1906, #2992, 05/09/1906, #1583, 10/19/1908. National Archives, Washington, D.C.

3. Evening Star (October 21, 1905).


9. Building Permit #1781, 01/05/1906. National Archives, Washington, D.C.

10. Evening Star (February 9, 1907).


12. Building Permit #1904, 01/19/1906. National Archives, Washington, D.C.


15. Building Permit #2149, 02/21/1906 and #2992, 05/09/1906. National Archives, Washington, D.C.


18. Building Permit #3454, 06/14/1906. National Archives, Washington, D.C.


23. Evening Star (August 31, 1907).


27. Building Permit #2551, 02/21/1907. National Archives, Washington, D.C.

28. Evening Star (September 12, 1908).

29. Building Permit #2913, 03/25/1907. National Archives, Washington, D.C.


32. Building Permit #2685, 03/06/1907. National Archives, Washington, D.C.


35. Evening Star (March 14, 1908).

36. Evening Star (November 2, 1908).
37. Evening Star (September 5, 1908).
38. Evening Star (November 23, 1907).
41. Building Permit #3698, 05/23/1908. National Archives, Washington, D.C.
42. Building Permit #448, 08/07/1908. National Archives, Washington, D.C.
43. Evening Star (October 24, 1908).
46. Building Permit #2331, 12/02/1908. National Archives, Washington, D.C.
47. Building Permit #1583, 10/19/1908. National Archives, Washington, D.C.
49. Evening Star (December 5, 1908).
50. Strivers Section Historic District, National Register Nomination.
51. Building Permit #823, 08/24/1908. National Archives, Washington, D.C.
52. Evening Star (May 16, 1908).
54. Building Permit #2914, 03/31/1908. National Archives, Washington, D.C.
55. Evening Star (September 5, 1908).

56. Building Permit #2123, 04/31/1908. National Archives, Washington, D.C.


58. Evening Star (December 5, 1908).


60. Evening Star (June 19, 1909).

61. Building Permit #3184, 03/02/1909. National Archives, Washington, D.C.

62. Building Permit #4144, 05/04/1909. National Archives, Washington, D.C.


64. Building Permit #4755, 06/07/1909. National Archives, Washington, D.C.


66. Building Permit #2661, 10/20/1909. National Archives, Washington, D.C.

67. Advertisement for Brighton, unknown source. Traceries Files, Washington, D.C.


69. Building Permit #5112, 06/30/1909. National Archives, Washington, D.C.

70. Building Permit #4897, 06/16/1909. National Archives, Washington, D.C.


73. Building Permit #162, 07/12/1909. National Archives, Washington, D.C.
74. Building Permit #2466, 10/12/1909 and #1048, 08/16/1909. National Archives, Washington, D.C.


77. Building Permit #4106, 05/01/1909. National Archives, Washington, D.C.

78. The Apartment House Magazine February, 1911. p. 23.


80. Building Permit #4841, 06/14/1909. National Archives, Washington, D.C.


86. Building Permit #6355, 05/12/1910. National Archives, Washington, D.C.


89. Building Permit #6618, 05/31/1910. National Archives, Washington, D.C.

90. Building Permit #4528, 02/18/1910. National Archives, Washington, D.C.
91. **The Apartment House Magazine** February, 1911. p. 23.

92. **The Apartment House Magazine** February, 1911. p. 23.


96. Building Permit #3509, 02/12/1911. National Archives, Washington, D.C.


98. Building Permit #3991, 03/15/1911. National Archives, Washington, D.C.

99. Building Permit # 954, 08/21/1911, #2391, 11/06/1911, #3103, 12/27/1911, #3519, 02/13/1912. National Archives, Washington, D.C.

100. Wardman Row 1416-1440 R Street Application for Designation as a Historic Landmark. Washington, D.C.
At the end of the nineteenth century many people advocated apartment buildings in their architectural practice and in popular writings. O.B. Bunce believed that a compact type of residence was necessary if American cities were to become great centers of commerce and culture. He felt that the pleasures of a city had to be spontaneous and immediate and the city's important commercial and cultural facilities would not flourish unless a large number of people lived nearby. To John Pickering Putnam apartments were not only an efficient way to live but they supported the ideals of nationalism by housing people under one roof. ¹

The work of Albert Beers in Washington, D.C. follows the ideals of Bunce and Putnam. Beers' apartment buildings represented the introduction of a new type of multi-family structure in Washington. These buildings were comfortable, efficient and affordable and remote from the negative associations of early multi-family structures. Apartment buildings by
Beers were accepted as suitable "homes" for the middle-class and their families, and consequently the city maintained and strengthened its residential character.

While little is known of Albert Beers and his training and work outside of Washington, it is helpful to understand his early work with multi-family structures in Bridgeport as a prelude to his Washington work. Beers's collaboration with Harry Wardman represents one of the strongest architect and developer teams in Washington's architectural history. Their apartments are a thorough representation of the apartment as a building type from the earliest forms in 1880 to the mature manifestations in the twentieth century. By building large rows of apartment blocks and concentrating their apartment development around streetcar lines, the two men contributed to the establishment of residential communities.

The prolific nature of Beers's practice in Washington affords a rare opportunity to examine a large body of work as a whole. The availability of building permits and the architect's original drawings...
provide an awareness of those buildings that have been
demolished as well as highlighting the physical
evidence of existing structures.

Apartment buildings played an important role in the
development of Washington as a residential city. During
the beginning of the twentieth century apartments had a
major impact on the physical appearance of the city.
The study of Albert Beers’s apartment buildings
1906-1911 is significant in providing a contextual
understanding of the building type, an awareness of the
contributing influences which affected apartment
development in the city, and a reflection of stylistic
currents.
ILLUSTRATIONS
1. Washington Canal, 1870s (Constitution Avenue)
2. Mall with cattle grazing
1870s
3. Ostia, Insula of the Muses.
Decoration of a room.
Richard Norman Shaw, architect
480. Apartments on the Boulevard Sébastopol, Paris, 1860. Façade and section. Typical apartment house of the period (shops on ground floor, middle-class apartments above them, servants' quarters in attic). The basic unit of Haussmann's street. It exhibits an intermingling of functions which had been possible earlier but would not work in an industrial age.


5. Apartments on the Boulevard Sébastopol, Paris 1860
Many distinguished—and wealthy—Washingtonians lived at Portland Flats, beginning in the 1880s. The city's first luxury apartment building, it was a six-story triangular structure facing 14th Street and Vermont Avenue at Thomas Circle. As described by James Goode in Capital Losses, the building was designed by Washington architect Adolph Cluss, and constructed in 1879, at a time when almost no other apartment buildings existed (by 1894 only eight had been built). Portland Flats was not for the usual apartment resident—some flats contained up to seven rooms, had twelve-foot ceilings, and rented for $150 per month, a very high rental figure for the time. The building's prestige gradually declined, and it was demolished in 1962.

6. Portland Flats, 1880
Washington, D.C.
Adolph Cluss, architect
Washington, D.C.
Adolph Cluss, architect

7. Portner Flats, 1897. Washington, D.C.
Clement A. Didden, architect
8. Maltby Apartments, 1887
Washington, D.C.
Robert Stead, architect
9. The Balfour, 2000 P Street, NW

10. The Mendota, 2200 20th Street, NW
11. Albert H. Beers
   Advertisement
   City Directory
   Bridgeport, Connecticut
12. Wood Street Apartments, Bridgeport, Connecticut

13. Wood Street Apartments, Bridgeport, Connecticut
14. Poplar Street Apartments, Bridgeport, Connecticut

15. Poplar Street Apartments, Bridgeport, Connecticut
ment for the final award of prizes. We trust all who read this notice will feel an interest in this contest, and that we may have so large a list upon the next date advertised in a newspaper, a rather lonesome-looking man entered, and said:

"Do you ever teach the architect business?"

stranger, wearily, "but I just thought I'd sorter drop in and get the lay of the land. Tumbles yow?"

"I scarcely catch your meaning, sir," replied the architect, testily: "have you a son whom you desire to place under me for instruction?"

"No, I want instruction myself."

"But you are entirely too old to learn."

"No, I'm not; by a long shot."

"What is your occupation at present?"

"A burglar."

"A what!"

"A burglar—a b-u-r-g-l-a-r, burglar; that's what I am, and I ain't ashamed to own my calling. I am only a humble soldier in the great army, to be sure, but I am industrious and full of hope."

"And why do you want to study architecture?"

"To get the hang of the seaside cottages. I know the city houses are laid out because I have frequently been laid out in the house myself. I know where all the burglar alarms are located; I know all the $2000 per annum people that are trying to keep up a $3000 appearance, with plated-ware and furniture on the installment plan, and a big bill at the butchers', and the girls' dresses made over, and the old lady dodging around in society, and the old man dodging around to evade the sheriff. I know just the place to strike for a haul, and brown-stone fronts do well enough for the winter. But for summer burglarizing give me the quaint octagonal cottages, painted brick-red and bottle-green, with rare exotics set out in butter-tubs, and Eastlake furniture from head to foot, and a porte-cochère. Those are the places to strike wealth."

"What has architecture to do with such a scheme?"

"A great deal. Without a certain amount of technical knowledge, no burglar, however respectably he may stand in his profession, can hope to cope successfully with the airy

Tenth Competition.—Plans Submitted by No. 35.—Scale, 1-16th Inch to the Foot.

that the scheme of the competition may be carried out to the advantage of our readers in general.

Plans of Seaside Cottages.

A humorous writer in one of the comic weeklies some time since got off a drive at the peculiarities of planning frequently employed in seaside cottages that will doubtless

16. Carpentry and Building Plans Submitted by
Albert H. Beers, #92

| 123 | Plans Submitted by No. 92. |

fancies and delicate conceptions of eccentric architecture, because every cottage is constructed differently. It is very easy to enter, but decidedly difficult to get out. It seems to be but one step from the garret to the cellar, and when you leave a room you find the doghouse instead of a hallway; and when you evacuate the stoop to step into the dining-room, you find yourself in the cupola. Then, when you want to get out, you can find yourself in the back door.
17. Wardman's Residence, 1909 Connecticut Avenue, NW
Albert Beers, architect
18. 1430 W Street, NW
19. Row of W Street Apartments, NW
20. The Dawson, 1741 S Street, NW
21. 1436 W Street, NW
WILKESHIRE APARTMENTS SOLD

SALES OF SUBURBAN AND URBAN PROPERTY

Transactions of the Week
Through the Office of Thos. J. Fisher & Co., Inc.

COLUMBIA ROAD PROPERTY SOLD BY STONE & FAIRFAX BRINGS $30,000.

MORE NEW HOUSES IN HOLMEAD AVENUE TRACT
Harry Wardman Begins Construction of Eighteen Dwellings on Perry Street.

If You Have
A LITTLE MONEY
TO INVEST
THE ADVICE IS TO INVEST IT IN REAL ESTATE ON TERMS AT
$300 PER MONTH.

When you have just $100 saved, there is no more
Sample

To invest in a building property, you have to invest two

Shoreham

Locomotive

New York Evening Post
February 4, 1911
1749 Columbia Road, NW

129
23. The Nelson, 1733 20th Street, NW
24. The Wallraff, 3025 15th Street, NW
REAL ESTATE GOSSIP

Some Current Transactions in the Business Section.

THE MARKET OUTLOOK

Building to Begin West County, New Ventures.

THE PRICES OF MATERIALS

Transparent Property甚列 for Architecture, Building and Craft Materials Needed.

The Daily News

Evening Star

January 25, 1908

713-719 19th Street, NW

25. Evening Star

January 25, 1908

713-719 19th Street, NW
26. Evening Star
September 5, 1908
2532-50 14th Street, NW
27. The Maxwell, 1419 Clifton Street, NW
28. 1721 21st Street, NW
29. The Tennessee, 1900 S Street, NW corner of 19th and S Streets
30. The Tennessee, 1900 S Street, NW
19th Street Facade
The Earlington 3033 16th Street, NW
Library of Congress
32. The Earlington, 3033 16th Street, NW

33. The Earlington, 3033 16th Street, NW
Cornice and bay detail
34. The St. Lawrence, 1807 Califronia Street, NW
35. The Belgrade, 1930 18th Street, NW

36. The Kirkman, 1918 18th Street, NW
37. 1918-1930 18th Street, NW

38. The Belgrade, 1930 18th Street, NW
   Brick Detail
39. The Wilton, 1931 17th Street, NW
40. The Alexandra, 2101 N Street, NW
Corner of N and 21st Streets

41. The Alexandra, 2101 N Street, NW
N Street facade, Main Entry
42. The Toronto
2000 P Street, NW
Library of Congress
43. 2000 P Street, NW
Corner of 20th and P Streets

44. 2000 P Street, NW
45. 2000 P Street, NW
Bay Detail

46. 2000 P Street, NW
P Street Main Entry
48. The Dresden, 2126 Connecticut Avenue, NW

49. The Dresden, 2126 Connecticut Avenue, NW
   Facade Detail
50. The Northumberland, 2039 New Hampshire Ave., NW
51. The Northumberland, 2039 New Hampshire Ave., NW Entry Detail

52. The Northumberland, 2039 New Hampshire Ave., NW Cornice Detail
53. The Saratoga, 653 East Capitol Street, SE
55. The Brighton, 2123 California Street, NW
56. The Lonsdale, 2138 California Street, NW
57. Meridian Place Row of Apartments
58. The Ohio, 1436 Meridian Place, NW
59. The Rochester, 1438 Meridian Place, NW
60. 1440 Meridian Place, NW
61. The Clarion, 1495 Newton Street, NW

62. The Duquesne, 1487 Newton Street, NW
63. The Isabella, 1483 Newton Street, NW
64. The Marquerite, 1477 Newton Street, NW
65. The Lanier, 1773 Lanier Place, NW

66. The Lambert, 1791 Lanier Place, NW
67. The Duddington, 1754 Lanier Place, NW
The location, price and quality of these houses cannot be equaled. We invite a comparison.

**LET US THERE SUNDAY.**

y V. Bouic & Co.,

ern Building, 1427 H St. N.W.

Phone Main 1615

68. Evening Star, 16, 1911

2010 N Street, NW

10

Heights

ey St., N.W.

100-H St. N.W.

100-W St. N.W.

100-E Street, N.W.

100-Y Street, N.W.

100-V Street, N.W.

100-U Street, N.W.

100-T Street, N.W.

100-S Street, N.W.

100-R Street, N.W.

100-Q Street, N.W.

100-P Street, N.W.

100-O Street, N.W.

100-N Street, N.W.

100-M Street, N.W.

100-L Street, N.W.

100-K Street, N.W.

100-J Street, N.W.

100-I Street, N.W.

100-H Street, N.W.

100-G Street, N.W.

100-F Street, N.W.

100-E Street, N.W.

100-D Street, N.W.

100-C Street, N.W.

100-B Street, N.W.

100-A Street, N.W.

100-Y Street, N.W.

100-V Street, N.W.

100-U Street, N.W.

100-T Street, N.W.

100-S Street, N.W.

100-R Street, N.W.

100-Q Street, N.W.

100-P Street, N.W.

100-O Street, N.W.

100-N Street, N.W.

100-M Street, N.W.

100-L Street, N.W.

100-K Street, N.W.

100-J Street, N.W.

100-I Street, N.W.

100-H Street, N.W.

100-G Street, N.W.

100-F Street, N.W.

100-E Street, N.W.

100-D Street, N.W.

100-C Street, N.W.

100-B Street, N.W.

100-A Street, N.W.

100-Y Street, N.W.

100-V Street, N.W.

100-U Street, N.W.

100-T Street, N.W.

100-S Street, N.W.

100-R Street, N.W.

100-Q Street, N.W.

100-P Street, N.W.

100-O Street, N.W.

100-N Street, N.W.
69. The Ottawa, 3504 13th Street, NW
70. The Ottawa, 3504 13th Street
Detail
71. 424 11th Street, NE
APARTMENT HOUSE JUST SOLD.

HOLIDAY DULLNESS NOW AFFECTS REALTY MARKET

Local Broker, in an Interview, Declares Business Is Slack, and Gives Reasons for

72. Evening Star
December 24, 1910
1628 Columbia Road, NW

RAPID CHANGES MADE IN ALEXANDRIA COUNTY

Improvement Noted in Types of New Dwellings

In a summary of recent actions, the Monthly Director predicted a demand for small houses.

For Mrs. Anna "Lila" Smith, he recommended a house recently painted in light shades and containing a fireplace.

For Thomas W. Blake, a semi-detached house on Ohio Street, with its own bathroom and kitchen.

For Edward T. Peirce, on West Street, a colonial type with a spacious kitchen and an additional room.

For Mrs. Emma A. Murphy, a two-story house on Market Street.

For Edward T. Peirce, Residence No. 402, a house on Main Street, with a substantial addition.

The improvements and repairs presented are an indication of the growth of the real estate market, according to the broker who makes the following observations:

1. The furnishing of gifts now requires a certain amount of time and effort, which is diverted from the purchase of real estate.
2. The demand for new dwellings is increasing, as evidenced by the large number of inquiries received by the broker.
3. The holiday season is a good time to sell homes, as potential buyers are more likely to make decisions during this period.
4. The trend towards colonial type homes is evident, with a preference for those with large windows and porches.

These observations, combined with the predicted demand for small houses, indicate a promising future for the real estate market.
73. The Holland, 1825 Vernon Street, NW
74. The Summitt, 1316 Euclid Street, NW
75. The Clinton, 1525 Que Street, NW
76. The Christiana, 1829 California Street, NW
77. The Atlantic, 1305 10th Street, NW
Corner of 10th and N Streets

78. The Atlantic, 1305 10th Street, NW
N Street Facade Detail
79. "Wardman Row" 1400 Block R Street, NW
80. The Walton, 1416 R Street, NW
81. The Dudley, 1428 R Street, NW

82. Play Space between R Street Apartments
SELECTED BIBLIOGRAPHY

LIBRARIES AND ARCHIVAL SOURCES

American Institute of Architects
   Baldwin Files

Bridgeport Public Library, Historical Collection
   Scrapbooks
   Clipping Files

City of Bridgeport, Archives and Records
   Building Permits

Columbia Historical Society
   Clippings File
   James Goode, Apartment files

Library of Congress
   Geography and Maps Division
   Periodicals Division
   Prints and Photographs Division
   Apartment File
      James Goode Lost Washington Collection
      Theodor Horydczak Collection
      Geographical Files on Washington
      National Photo Collection

Martin Luther King Library, Washingtoniana Division
   Clippings File
   Biography Files
   City Directories
   Evening Star Microfilm

National Archives and Record Service, Record Group 66
   District of Columbia Building Permits

Traceries
   Apartment Building Files
   Master Data Base
BOOKS


*Boyd’s City Directory of the District of Columbia,* Washington, D.C. 1900-1911


District of Columbia Building Permits 1905-1911. Record Group 66, National Archives, Washington D.C.


PERIODICALS


"The Tenth Competition." Carpentry and Building, V (March, 1883), 52-55.

"Results of the Ballot." Carpentry and Building, V (April, 1883), 78-79.

"The Eleventh Competition." Carpentry and Building, V (May, 1883), 85-86.


"Real Estate Gossip," *The Evening Star*. Articles referred to 1901-1911.


MAPS


Unpublished Papers


Address: 1430 W Street, NW
1436 W Street, NW
1440 W Street, NW
1444 W Street, NW

Name of Apartment: Susquehanna, Mississippi, Natchez, Seminole

Square: 0203
Lot: 0079, 0080, 0081, 0091

Year of Construction: 1905-1906-1908

Building Permit Date: 07/19/1905 (1430 W Street)
02/21/1906 (1436 W Street)
05/09/1906 (1440 W Street)
10/19/1908 (1444 W Street)

Building Permit #: 148, 2149, 2992, 1583

Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $56,000

Application for Projections Beyond Building Line, Projection Plan, Building Plan with Building Permit located at the National Archives.

Stories: 4

Plan: Rectangular plan with 2 octagonal projecting bays on front facade and numerous side projections

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Classical--Eclectic

Photos 185
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications.

1. State how many buildings are erected:
   
2. No. stories in height:
   
3. If of frame, will the proposed structure be brick, stone or concrete?
   
4. What is the owner's name?
   
5. " " " " architect's name?
   
6. " " " " builder's name?
   
7. " " " " house number?
   
8. " " " " nearest intersecting street?
   
9. " " " " number of lot?
   
10. Size of lot: From.
    
11. Size of main building: Width of lot:
    
12. No. of feet in height from street line to 1st floor: 1st floor: 2nd floor:
    
13. Size of back building: No. of feet in height: From street line to 1st floor:
    
    
15. Will the building be erected on a solid yard, or on a filled yard?
    
16. Thoroughfare of entrance: Width:
    
17. Thoroughfare of departure: Width:
    
18. Will the building be connected with any other building?
    
19. Are there any projections beyond the street line?
    
20. Are there any bay windows?
    
21. Are there any lower projections?
    
22. Are there any window projections?
    
23. Are there any show-windows?
    
24. How many steps projecting from main floor: When there are steps projecting from main floor:
    
25. Are there any elevators?
    
26. How will the building be heated?
    
27. What is the height of first floor above sidewalk or parking?:
    
28. Has the curb grade been obtained from engineer of highways?
    
29. What is the height of the present terrace or parking above curb?:
    
30. What will be the length and grade of proposed sidewalk or parking?:
    
31. Is there a sidewalk, curbing, or improved roadway in front?:
    
32. Have deposits $42.00 required by order of Common Council been made?
    
33. Collector's receipt for above deposit, No.:
    
34. What is the estimated cost of the improvement:

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of owner:

July 6th, 1905
Plat for Building Permit of lot 81, Square 205

Recorded in Book 30 page 90

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. In}

owner, in accordance with Sec. 26, Building K.

Delivered to

187
FILL OUT APPLICATION IN COPYING INK.

SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE.

Washington, D.C.  MAY 12, 1905

To the
Hon. Commissioners, District of Columbia.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot 1860 Subdivision 203, to be known as No. 1430-1436-1440-1446-1450 S. St. N. W.

Number of buildings: 7

<table>
<thead>
<tr>
<th>No.</th>
<th>Description</th>
<th>Projection</th>
<th>Width (ft)</th>
<th>Remarks</th>
</tr>
</thead>
<tbody>
<tr>
<td>7</td>
<td>Area</td>
<td>4' 0&quot;</td>
<td>10' 9&quot;</td>
<td>Octagon form; Limit applied for 11 1/2</td>
</tr>
<tr>
<td>8</td>
<td>Balconies</td>
<td>4' 6&quot;</td>
<td>10' 6&quot;</td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>Bay-windows</td>
<td>7' 6&quot;</td>
<td>10' 6&quot;</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Colonnades</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Corner tower</td>
<td></td>
<td></td>
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<tr>
<td></td>
<td>Marquise</td>
<td></td>
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<td></td>
<td>Oriel window</td>
<td></td>
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<td></td>
<td>Porte cochere</td>
<td></td>
<td></td>
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<tr>
<td></td>
<td>Porch, open</td>
<td></td>
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<tr>
<td></td>
<td>Porch, covered</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>Show-windows</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>8</td>
<td>Steps to main entrance</td>
<td></td>
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<td></td>
</tr>
<tr>
<td>8</td>
<td>Steps to basement</td>
<td></td>
<td></td>
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</tr>
<tr>
<td></td>
<td>Vault</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Very respectfully,

Harry Waldman  Owner.

Per O. Grimm  Engr.

Address  1627 F St. N. W.

188
APPLICATION FOR PERMIT TO BUILD.

To the INSPECTOR OF BUILDINGS:

The undersigned has applied for a permit to build a frame in the following specifications:

1. State how many buildings are to be erected: 1

2. No. stories in height: 4

3. What is the material? Brick

4. Is the frame, in part, or in whole, of concrete: No

5. Has a schedule of the order of the work been submitted: Yes

6. The number of feet block square: 50

7. What is the number of feet dead: 103

8. Can the building be erected on solid or filled land: Yes

9. Sample of material of foundations: 

10. Thickness of external walls: To first floor level: 1/2

11. Texture of party walls: To first floor level: Plaster

12. What will be the material of the floor: Plaster

13. Will the roof be of brick, or marred: Yes

14. Nature of business to be conducted: Retail

15. Where will the building be located on solid or filled land: Yes

16. Nature of foundations: 

17. Height of building: 3 stories

18. Are there any bay windows: Yes

19. Are there lower projections: Yes

20. Are there rear windows: Yes

21. The slope of main steps from building line: 5

22. Are there windows above: Yes

23. Are there any clerestories: No

24. Will the building be heated: Yes

25. Will the building be wired for electric lighting: Yes

26. What is the length of the lot: 70 ft.

27. What is the grade of the lot: 1 ft.

28. What will be the height of the proposed structure: 30 ft.

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

[Signature]

[Date: Feb 13th]
FRONT ELEVATION FOR
FOUR STORY APARTMENT HOUSE
ON LOT 82203 W. ST. NW
WASHINGTON D.C.
Surveyor's Office,
DISTRICT OF COLUMBIA.

lot 60, square 207,

Recorded in Book 10, page 100.

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished to

Delivered to, T. S. LED.

192
SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE.

To the

HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot 203 subdivision, to be known as lot 1436, 17-27 7771.

Number of buildings 1 Width of fronts each

<table>
<thead>
<tr>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Area</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Balconies</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Bay windows</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Columns</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Corner tower</td>
<td>2-3-8</td>
<td>2-10.0</td>
<td></td>
</tr>
<tr>
<td>Marquee</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Oriel window</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Porch enclosing</td>
<td>5-0</td>
<td>11-0</td>
<td></td>
</tr>
<tr>
<td>Porch, open</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Porch, covered</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Shore windows</td>
<td>8-0</td>
<td>11-0</td>
<td></td>
</tr>
<tr>
<td>Steps to main entrance</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Steps to basement</td>
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<tr>
<td>Vault</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Very respectfully,

[Signature]

Street

[Address]

Per

[Signature]
APPLICATION FOR PERMIT TO BUILD.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected ___________________________
2. No. stories in height _____________________________________________
3. If of frame, will the proposed structure be within 21 feet of any brick building? __________________________
4. What is the owner's name __________________________
5. Architect's name _____________________________________________
6. Building number _____________________________________________
7. Home number _____________________________________________
8. Has plot been drawn from the Surveyor's office and building been located thereon as required by Sec. 25 __________________________
9. What is the number of lot __________________________
10. Size of lot: From front street ___________ to rear ___________ feet; depth __________________________
11. Size of main building: Width of front _____________________________
No. of feet deep __________________________
No. of feet in height from level of sidewalk to highest part of roof __________________________
No. of feet in height from sidewalk to eaves at back __________________________
Average height __________________________
12. Size of back building: No. of feet wide ___________ No. of feet long __________________________
13. What is the purpose of the building? __________________________
14. Will there be a store in the lower story? __________________________
15. Will the building be erected on solid or filled ground? __________________________
16. What is the material of foundation? __________________________
17. Thickness of external walls: To first floor level __________________________
18. What will be the material of the front? __________________________
19. Will the roof be flat, pitch, or mansard? __________________________
20. Will there be any projections beyond the building line? __________________________
21. Are there any windows? __________________________
22. Are there any bay windows? __________________________
23. Are there any tower projections? __________________________
24. Are there any show windows? __________________________
25. Projection of main steps from building line to cellar step projection from how projected __________________________
26. Are there vaults? __________________________
27. Will there be an area projection how protected __________________________
28. Are there any elevator shafts? __________________________
29. How will the building be heated? __________________________
30. What is the height of first floor above sidewalk or parking? __________________________
31. Has the euch grade been obtained from engineer of highways? __________________________
32. What is the height of the present terrace or parking above such? __________________________
33. What will be the height and grade of proposed terrace or parking? __________________________
34. Is there a sidewalk, curbing, or proposed roadway in front of proposed structure? __________________________
35. Have deposited $ __________________________ required by order of Commissioner to cover cost of any damage to public property.
36. Collector's receipt for above deposit __________________________
37. What is the estimated cost of the improvement? __________________________

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

195

Signature of Owner __________________________

Address __________________________
Plat, for Building Permit, of Lot 78, Square 203,

Recorded in Book 70 page 90

D.C. 4726

1440 W Street North

15th Street, West

Alley

Scale: 1 in. = 40 ft.

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished owner, in accordance with Sec. 26, Building Regulation

Harry Sandman

Delivered to A.H. Sears

[Signature]

Surveyor, District of Columbia
**SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE.**

Washington, D. C., April 27th 1896

To the

**HON. COMMISSIONERS, DISTRICT OF COLUMBIA.**

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing herewith annexed, to building on lot 79. Hereinafter subdivision to be known as No. 1440 NW - SE 71 W.

<table>
<thead>
<tr>
<th>Number of buildings</th>
<th>Width of fronts</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>7' 3'' each</td>
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</table>

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH.</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td>2</td>
<td>Areas</td>
<td>10' 0&quot;</td>
<td>13' 0&quot;</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Balconies</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Bay-windows</td>
<td>10' 0&quot;</td>
<td>13' 0&quot;</td>
<td></td>
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<tr>
<td></td>
<td>Colonnades</td>
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<td>Corner tower</td>
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<td>Marquise</td>
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<td>Oriel window</td>
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<td>Porte-cochere</td>
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<td>Porch, open</td>
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<td></td>
<td>Porch, covered</td>
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<tr>
<td></td>
<td>Shut-windws</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>1</td>
<td>Steps to main entrance</td>
<td>7' 0&quot;</td>
<td>14' 0&quot;</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Steps to basement</td>
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<td></td>
<td></td>
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<tr>
<td></td>
<td>Vault</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Very respectfully,

W. L. N

<table>
<thead>
<tr>
<th>Street</th>
<th>80</th>
</tr>
</thead>
<tbody>
<tr>
<td>Block</td>
<td>32</td>
</tr>
<tr>
<td>Sidewalk</td>
<td>12</td>
</tr>
<tr>
<td>Parking</td>
<td>12</td>
</tr>
</tbody>
</table>

[Signature]

[Address]
To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?  
2. Architect's name?  
3. Builder's name?  
4. House number?  
5. Has a plat been obtained from the Surveyor's office and building described therein as required by Sec. 26?  
6. What is the number of lot?  
7. State how many buildings to be erected  
8. No. of stories in height  
9. If of frame, will the proposed structure be within 24 feet of any brick building?  
10. Size of lot: From front to rear  
11. Size of main building: Width of fronts  
12. Size of back building: Size of lot wide  
13. What is the purpose of the building?  
14. Will there be a store in the lower story?  
15. Will the building be erected on solid or filled lot?  
16. Thickness of external walls: To first floor level  
17. Thickness of party walls: To first floor level  
18. What will be the material of the front?  
19. Will the roof be flat, pitch, or mansard?  
20. Will there be any projections beyond the building line?  
21. Projection of main steps from building line?  
22. Are there any bay windows?  
23. Are there any dormer windows?  
24. Are there any lower projections?  
25. Are there any lower windows?  
26. Are there any arched windows?  
27. Will there be an area?  
28. Are there any skylights?  
29. How will the building be heated?  
30. What is the height of first floor above sidewalk or parking?  
31. Has the rough grade been obtained from Engineer of Highways?  
32. Is any change proposed in this height of frame or parking?  
33. Has a permit been issued by the Engineer of Highways for terraces?  
34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?  
35. Have deposits $  
36. Collector's receipt for above deposit No.  
37. What is the estimated cost of the improvement?  

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

**Signature of Owner:**

**APPLICANT:**

**ADDRESS:**

---

**HARRY F. BEAKS**

---

**Washington, D.C.**
ed in accordance with Section 20, Building Regulations

Furnished to 7. W. J. 18. 1880

Resurvey for

Surveyor, District of Columbia

202
Special Application for Projections Beyond the Building Line

Washington, D.C.

To the HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on

Square 203 subdivision

be known as No. 1444-71

Number of buildings 1 Width of fronts 56 each

What is the height of the present terrace or parking above curb

Is any change proposed in this height of terrace or parking

<table>
<thead>
<tr>
<th>NO.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Areas</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Balconies</td>
<td>4'-0&quot;</td>
<td>13'-0&quot;</td>
<td>2 Bays</td>
</tr>
<tr>
<td></td>
<td>Hay-windows</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Colonnades</td>
<td></td>
<td></td>
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</tr>
<tr>
<td></td>
<td>Corner-tower</td>
<td></td>
<td></td>
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<td></td>
<td>Marquee</td>
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<td>Oriel window</td>
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<td></td>
<td>Porte cochere</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Porch, open</td>
<td>4'-0&quot;</td>
<td>9'-0&quot;</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Porch, covered</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td></td>
<td>Show-windows</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Steps to main entrance</td>
<td>7'-6&quot;</td>
<td>11'-0&quot;</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Steps to basement</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Vault</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Very respectfully,

Harry [Signature]
Owner

Per [Signature]
Agent

Address 1333-9 N.W.

Widths

Street
Roadway
Sidewalk
Parking

203
Address: 2140 N Street, NW
Demolished

Name of Apartment: Hamilton Court
Square: 0070
Lot: 0011

Year of Construction: 1905
Building Permit Date: 12/15/1905
Building Permit #: 1678
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $60,000

Building Plan, Application for Projection Beyond the Building Line with Building Permit located at the National Archives.

Stories: 4

Plan: U-shaped plan with square projection bays on all facades

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Freestanding/Corner Property

Stylistic Characteristics: rowhouse
APPLICATION FOR PERMIT TO BUILD.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected
2. No. stories in height
3. Material
4. If of frame, will the proposed structure be within 21 feet of any building?
5. What is the owner's name?
6. Architect's name?
7. Builder's name?
8. House number?
9. Has a plat been obtained from the Surveyor's office and building been located therein as required by Sec. 6?
10. What is the number of lot?
11. Size of lot: Front
12. Size of main building: Width of front
13. No. of feet in height from level of sidewalk to highest part of roof
14. No. of feet in height from sidewalk to gable back
15. Size of back building: No. of feet wide
16. What is the purpose of the building?
17. Will there be a store in the lower story?
18. Will the building be erected on solid or filled land?
19. Width of foundation:
20. Thickness of foundation:
21. No. of brick footings
22. Thickness of external walls: To first floor level
23. 4th story:
24. 5th story:
25. 6th story:
26. 7th story:
27. 8th story:
28. What will be the material of the front?
29. Will the roof be flat, pitch, or mansard?
30. Material of roofing
31. Will there be any projections beyond the building line?
32. Are there any oriels?
33. Height:
34. Are there any bay windows?
35. Height:
36. Are there any tower projections?
37. Height:
38. Are there any half windows?
39. Material of windows:
40. Material of doors:
41. Form:
42. Width:
43. Projection:
44. How protected:
45. Are there any elevator shafts?
46. How protected:
47. Will there be an area?
48. Width:
49. Projection:
50. How protected:
51. How will the building be heated?
52. Will the building be wired for electric lighting or power lighting?
53. What is the height of first floor above sidewalk or parking?
54. Has the grade been obtained from engineer of highways?
55. What is the height of the present terrace or parking above curb?
56. What will be the height and grade of proposed terrace or parking?
57. Has it been approved?
58. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?
59. Have deposited $200 as required by order of Commissioners in case of any damage to public property.
60. Collector's receipt for deposit.
61. What is the estimated cost of improvements?
62. A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner:

Application:

Collector's Receipt:

Date:

206
"The owner or applicant shall show upon such plat or survey, drawn to some scale as the plat or survey, all buildings or additions, located and to be located thereon, and the buildings or additions must be located and erected as shown on said plat or survey."—Hdg. Reg'l. Paragraph No. 26.

Thereby certify: That the foregoing plat is correct in accordance with Law and Record. Furnished owner in accordance with Sec. 26, Building Regulations.

Delivered at: 14th D.C.

207

22nd Street West

9 x 10

10th

1,110 N Street North

Scale: 1 in. = 20 ft.
SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE.

To the

COMMISSIONERS, DISTRICT OF COLUMBIA.

GENTLEMEN: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing herewith annexed, to building on

To be known as No. 2140  N. H. T.

Number of building

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>LOCATION</th>
<th>ADJACENT</th>
<th>DIVISION</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Areas</td>
<td>3</td>
<td>4-0</td>
<td>106-202-104-22-57</td>
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<tr>
<td></td>
<td>Balconies</td>
<td>1</td>
<td>4-0</td>
<td>9-0-22-37</td>
</tr>
<tr>
<td></td>
<td>Bay windows</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Columns</td>
<td></td>
<td></td>
<td></td>
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<tr>
<td></td>
<td>Corner tower</td>
<td></td>
<td></td>
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<tr>
<td></td>
<td>Marquis</td>
<td></td>
<td></td>
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<tr>
<td></td>
<td>Gable window</td>
<td></td>
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<td></td>
</tr>
<tr>
<td></td>
<td>Porte cochere</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Porch, open</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Show windows
Steps to main entrance
Steps to basement
Vault

Very respectfully,

[Signature]

Per

Address

208
APPLICATION FOR PERMIT TO REPAIR OR RECONSTRUCT BUILDINGS.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to make repairs on the following described building:

1. State how many buildings to be repaired.
2. No. stories in height.
3. How is the building occupied?
4. Will the building be wired for electric lighting, heating or power?
5. After alteration, will the building conform, in every respect, with the requirements of the building law?
6. What is the owner's name?
7. * architect's name?
8. * contractor's name?
9. * house number?
10. nearest intersecting street?
11. number of lot?

NATURE OF PROPOSED ALTERATIONS, &c.

GIVE DEFINITE PARTICULARS.

12. Have deposited $.. as required by order of Commissioners to cover cost of any damage to public property.
13. Collector's receipt for above deposit, No.
14. What is the estimated cost of the improvements? $..

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner

Address

209
Address: 1741 S Street, NW

Name of Apartment: Dawson

Square: 0152

Lot: 0028

Year of Construction: 1906

Building Permit Date: 01/05/1906

Building Permit #: 1781

Architect: Albert H. Beers

Builder: C.B. Hight

Owner: C.B. Hight

Total Cost of Improvement: $8,000

Front Elevation Drawing. Projection Plan, Building Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 3

Plan: Rectangular plan

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Attached in row

Stylistic Characteristics: Victorian aesthetic

Photos
APPLICATION FOR PERMIT TO BUILD.

To the INSPECTOR OF BUILDINGS:

The undersigned owner having applied for permit to build according to the following specifications:

1. State how many buildings will be erected: 5
2. No. stories in height: 4
3. If of frame, will the proposed structure exceed 12 feet in any building: No
4. What is the owner's name: C. F. O'Brien
5. Building name:
6. No. of families to occupy: 1
7. Street on which located: Avenue
8. Has a plot been obtained from the surveyor's office and building located thereon as required by Sec. 20: Yes
9. What is the number of lot: 28
10. Size of lot: 18' 0" x 18' 0" x 18' 0"
11. Size of main building: Width of front: 18' 0" x 18' 0" x 18' 0"
12. No. of feet in height from level of sidewalk to highest part of roof: 35' 0"
13. What is the purpose of the building: Apartment house
14. Will there be a store in the lower story: Yes
15. Will the building be erected on solid or filled land: Solid
16. Material of foundations: Concrete
18. Material of roofing: Asphalt
19. What will be the material of the crawl: If stone, what kind: None
20. Will the roof be flat, pitch, or mansard: Pitch
21. Will there be any projections beyond the building line: Yes
22. Are there any chimneys: Height: 12"; width: 12"
23. Are there any bay windows: Height: 12"; width: 12"
24. Are there any lower projections: Height: 12"; width: 12"
25. Are there any stair windows: Height: 12"; width: 12"
26. Total area of main story: 500 sq. ft.
27. Will there be an area above: Height: 12"; width: 12"; projection: 6' 0"; floor projection: 6' 0"; overhanging eaves: 6' 0"
28. Are there any stair windows: Height: 12"; width: 12"
29. Are there any stair windows: Height: 12"; width: 12"; projection: 6' 0"; floor projection: 6' 0"; overhanging eaves: 6' 0"
30. How will the building be heated: Steam
31. Will the building be wired for electric lighting: Yes
32. Has the cut off grade been obtained from engineer of highways: Yes
33. What is the height of the present terrace or parking above curv: 24".
34. What will be the height and grade of proposed terrace or parking: 24"; Yes
35. In there a sidewalk, curbing, or improved roadway in front of proposed structure: Yes
36. Have deposited $: Yes
37. Collector's receipt for above deposit: N.
38. What is the estimated cost of the improvements: $ 500.00

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the inspector of Buildings.

SIGNED OF OWNER: C. F. O'Brien
APPLICANT: 7/17/20
Surveyor's Office,
DISTRICT OF COLUMBIA.

Washington, December 21, 1905.

Plat, for Building Permit of
lot in Square 152.

Recorded in Book E.L.C., page 360 C.

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished to
C.B. Hurst, owner, in accordance with Sec. 36, Building Regulations.
Delivered to

A. H. Beards.

M.R. Richard
Surveyor District of Columbia.

214
SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE.

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

I hereby apply for a permit to construct the following projections beyond the building line in accordance with the drawing herewith annexed, to building on lot 25, block 13, subdivision

<table>
<thead>
<tr>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td>Areas</td>
<td>6'6&quot;</td>
<td>3'20</td>
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</tr>
<tr>
<td>Balconies</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Bay-windows</td>
<td>3'6&quot;</td>
<td>10-0&quot;</td>
<td></td>
</tr>
<tr>
<td>Columns</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Corner tower</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Marquise</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Oriel window</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Portico</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Porch, open</td>
<td>4'6&quot;</td>
<td>9-6&quot;</td>
<td></td>
</tr>
<tr>
<td>Porch, covered</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Shut-window</td>
<td>1'0&quot;</td>
<td>6'0&quot;</td>
<td></td>
</tr>
<tr>
<td>Small main entrance</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Sign to basement</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Yours respectfully,

C. B. Hight

Per W.F. Welles

Address 17-14th St.
Address: 1467 Harvard Street, NW
Demolished

Name of Apartment: Suffolk
Square: 2673
Lot: 0833

Year of Construction: 1906
Building Permit Date: 01/19/1906
Building Permit #: 1904
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman
Total Cost of Improvement: $40,000

Building Plan with Building Permit located at the National Archivea.

Stories: 3
Plan: Rectangular plan with 2 square bays on front facade
Exterior Material: Brick
Structural Material: Brick
Relate to other Buildings: Freestanding/Corners Property
Stylistic Characteristics: Unknown
APPLICATION FOR PERMIT TO BUILD.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected: 3
2. No. stories in height: 3 Material: Brick
3. If of frame, will the proposed structure be within 12 feet of any brick building? No
4. What is the owner's name?: N. Hardman
5. " architect's name?: N. Beers
6. " builder's name?: N. Hardman
7. " house number?: 1467
9. What is the number of lot?: 1
10. Size of lot: Front: 50.0; Rear: 50.0; Depth: 253' & 267'
11. Size of main building: Width of front: 40.0; No. of feet deep: 118.0.
12. No. of feet in height from level of sidewalk to highest part of roof: 42.0
13. No. of feet in height from sidewalk to average height: 41.0
14. Size of back building: No. of feet wide: No. of feet long: No. of feet high: Nu
15. " That is the purpose of the building?: House as dwelling for many families
16. " Will there be a store in the lower story?: No. Nature of business to be conducted:
17. " Will the building be erected on solid or filled land? Do not need: Material of foundation:
18. " Width of foundation: 12" No. of brick courses:
20. " Thickness of party walls: To first floor level: 1st story: 3"; 2nd story: 3"; 3rd story: 3"; 4th story: 3";
21. " What will be the material of the front?: Brick If stone, what kind?
22. " Will the roof be flat, puhed, or mansard?: Flat material of roofing: Shingle access on road.
23. " Will there be any projections beyond the building line?: Yes Have they been approved?
24. Are there any windows?: Yes Height: width
25. Are there any bay windows?: Yes Height: width
26. Are there any dormer windows?: Yes Height: width
27. Are there any window projections?: Yes Height: width
28. Are there any door projections?: Yes Height: width
29. Are there any eaves projections?: Yes Height: width
30. Will the building be heated?: Gas Will the building be wired for electric lighting or para.
31. " What is the height of first floor above sidewalk or parking?: 15'
32. " Has the earth grade been obtained from engineer of highways?: Yes
33. " That is the height of the present terrace or parking above curb?: 24'
34. " What is the height and grade of proposed terrace or parking?: 24' Has it been approved?
35. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?: Yes
36. " Have deposits of $25.00 be required by order of Commissioners to cover cost of any damage to public property?
37. Collectors receipt for such deposit. No.
38. What is the estimated cost of the improvement?: $175.00

A certificate must be obtained from the Plumbing inspector before this application will be considered by the Inspector of Buildings.

SIGNATURE OF OWNER: N. Hardman
APPLICANT: N. Beers

219
Surveyor's Office,  
DISTRICT OF COLUMBIA.  

Plat, for Building Permit of Lot 14, Mt. Pleasant (Chertan's Sub.)  

 Recorded in Book B.C.G., page 2/12  
11/1/81

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished  

Harry Wardman  

Delivered to  

M. C. H.  

1067 Irving Street  

220
Address: 1409 Harvard Street, NW
Demolished

1411 Harvard Street, NW
Demolished

Name of Apartment: Winton and Stanley

Square: 2670

Lot: 0836 and 0064

Year of Construction: 1906

Building Permit Date: 04/07/1906

Building Permit #: 2497

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $50,000

Plan of Building with Building Permit located in the National Archives.

Stories: 3

Plan: L-shaped plan

Exterior Material: Brick/Wood

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Unknown
APPLICATION FOR PERMIT TO BUILD.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected: 3
2. No. stories in height: 3
3. If of frame, will the proposed structure exceed 24 feet of one brick building: No
4. What is the owner's name: N. M. Beeson
5. Architect's name: no architect
6. Builder's name: no builder
7. House number: 1400 W
8. Has a plat been obtained from the surveyor's office and building been located therein as required by Sec. 20? Yes
9. What is the number of lot and street: 44-49 N 39
10. Size of lot: Front: 37.6' rear: 37.6' depth: 100
11. Size of main building: Width of front: 37.6' No. of feet deep: 37.6'
12. Size of back building: No. of feet wide: 32.6' No. of feet high: 30.5'
13. What is the purpose of the building: apartment, to be a store in the lower story: No
14. Will there be a store in the lower story: No
15. Will the building be erected on solid or filled land: Solid material of foundations: Concrete
16. Width of foundation: 12'
19. What will be the material of the front: Brick
20. Will the roof be flat, pitch, or mansard: Flat
21. Will there be any projections beyond the building line: No
22. Are there any oriel windows: No
23. Are there any bay windows: No
24. Are there any tower projections: No
25. Are there any dormers: No
26. Are there any steps: No
27. Are there any curbs: No
28. Are there any cellars: Yes
29. Will there be an area directly over any interior projection: No
30. Are there any elevator shafts: No
31. Where will the building be heated: Gas
32. Will the building be wired for electric lighting or power: No
33. How will the building be heated: Gas
34. Are the sidewalks, curbing, or appurtenances in front or proposed structure in conformity with the city ordinance: Yes
35. Have deposits sufficient to equip building: Yes
36. Collector's receipt for above deposit: No
37. What is the estimated cost of the improvement: $50,000

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

[Signature]

W. M. Beeson

Appl 222

Address:

W. M. Beeson

37-14 W.
Surveyor's Office, 
DISTRICT OF COLUMBIA. 

for Building Permit, of lots 44 and 45, Block 22, North Ground of Columbia Hospital. 

Recorded in Book County 20 page 151 

S.O. 3010

Scale: 1 lin. = 20 ft.

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished to Harry B. Wilson, owner, in accordance with Sec. 26, Building Regulations. 

Delivered to, Thos. Bones
Address: 1405 Harvard Street, NW
Demolished

Name of Apartment: Wilson

Square: 2670
Lot: 0066

Year of Construction: 1906

Building Permit Date: 06/14/1906
Building Permit #: 3454

Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $50,000

Front Elevation drawing, Plan of Building, Projection Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 4
Plan: Irregular U-shaped plan
Exterior Material: Brick
Structural Material: Brick

Relate to other Buildings: Freestanding/Cренner Property

Stylistic Characteristics:
APPLICATION FOR PERMIT TO BUILD.

Washington, D.C., ________________

To the INSPECTOR OF BUILDINGS:
The undersigned owner hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected: ________________

2. No. stories in height: ________________

3. If of frame, will the proposed structure exceed 24 feet of any brick building? ________________

4. What is the owner's name: ________________

5. Address: ________________

6. Building name: ________________

7. Has a part been removed from the window, door and building been located thereon as required by Sec. 20. ________________

8. No of lots: ________________

9. Site of lot: ________________

10. Size of lot: ________________

11. Size of main building: ________________

12. No. of feet in depth from center of sidewalk to highest part of roof: ________________

13. No. of feet in width from side walk to edge at back: ________________

14. Size of brick building: ________________

15. material of foundations: ________________

16. Width of foundation: ________________

17. Length of foundation: ________________

18. Thickness of parapets: ________________

19. Material of roofing: ________________

20. Will there be any projections beyond the building line? ________________

21. Are there any awnings? ________________

22. Are there any bay windows? ________________

23. Are there any dormer windows? ________________

24. Are there any balcony windows? ________________

25. How will the building be heated: ________________

26. What is the height of first floor above sidewalk or parking: ________________

27. What is the height of the present terrace or parking above curb? ________________

28. What will be the height and grade of proposed terrace or parking: ________________

29. Is there a sidewalk, curbing or improved roadway in front of proposed structure ________________

30. Have deposited $ ________________ as required by order of Commissioners to cover cost of any damage to public property.

31. Collector's receipt for same deposit. No ________________

32. What is the estimated cost of the improvement: ________________

33. A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: ________________

Signature of Applicant: ________________

Address: ________________
Surveyor's Office,  
DISTRICT OF COLUMBIA.  

Washington, May 8th, 1871.  

Plat, for Building Permit, of Lot 63, Block 79, North Grounds of Smithsonian College,  

Recorded in Book No. 20, page 170.  

S.C. 2456.  

The owner or applicant shall show upon such plat or survey, drawn to scale, that he has surveyed the lot or property, all buildings, or additions, intended to be located thereon, and the building or additions must be located and erected as shown on said plat or survey.  

Harvard Street  

Scale: 1 in. = 20 ft.  

I hereby certify, That the foregoing plat is correct in accordance with Law and Record.  

Harry S. Willson,  

Owner, in accordance with Sec. 26, Building Regulations.  

Delivered to: Thomas Bonner  

__T. Richardson__  

S. W. N. N. D. K.
To the

HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, in building lot

| Area         | 
|--------------|-------|
| Balconies    |       |
| Bay-windows  |       |
| Courtyards   |       |
| Corner towers|       |
| Marquees     |       |
| Oral eyewash |       |
| Porte-cochere|       |
| Porch, open  |       |
| Porch, covered|     |
| Shutter-windows|   |
| Steps to main entrance|               |
| Steps to basement|          |
| Vault        |       |

Very respectfully,

[Signature]

Address: [Address]

[Permit Number]

[Officer's Signature]

[Date]
Address: 1743 Columbia Road, NW  Demolished
1745 Columbia Road, NW  Demolished
1747 Columbia Road, NW  Demolished
1749 Columbia Road, NW  Demolished
1751 Columbia Road, NW  Demolished
1753 Columbia Road, NW  Demolished

Name of Apartment: Devonshire, Hampshire, Cheshire, Wilkeshire, Yorkshire, Derbyshire.

Square: 2580
Lot: 0328, 0329, 0330, 0331, 0332, 0333

Year of Construction: 1906
Building Permit Date: 12/12/1906 1743-47 Columbia Rd
04/23/1906 1749-53 Columbia Rd

Building Permit #: 1992 and 3377

Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $80,000 and $45,000

Stories: 3
Plan: L-shaped plan
Exterior Material: Brick/Wood
Structural Material: Brick
Relate to other Buildings: Attached
Stylistic Characteristics: Colonial

PHOTOS: "Apartment Brings $30,000" Evening Star
February 11, 1911.
APPLICATION FOR PERMIT TO BUILD.

Washington, D. C., Dec 12th, 1906

To the Inspector of Buildings:

The undersigned owner(s), by applying for a permit to build according to the following specifications:

1. State how many buildings to be erected: 3
2. No. of stories in height: 3
3. If of frame, will the proposed structure be within 15 feet of any back building: No.
4. What is the owner's name: Mrs. J. H. Forden
5. Architect's name: Mrs. J. H. Forden
6. Builder's name: Mrs. J. H. Forden
7. House number: 717
8. Has a plat been obtained from the Surveyor's office and building is located therein as required by sec. 10: Yes
9. What is the number of lots: 33.53.74.344.333
10. Size of lot: Front 40.10. Depth 15.8.0
11. Size of main building: Width of front 40.10. No. of feet deep 35.6. No. of feet high 25.0
12. Size of back building: No. of feet wide 25.6. No. of feet long 40.6. No. of feet high 35.0
13. No. of feet in height from level of sidewalk to highest part of roof: 39.0
14. No. of feet in height from sidewalk to caves at back: 36.0
15. What is the purpose of the building: Apartment
16. Will there be a store in the lower story: No
17. Will the building be erected on solid or filled land: Solid
18. Material of foundations: Concrete
22. Projection of main steps from building line: No.
23. Are there any oriel: No.
24. Are there any bay windows: 120. heights: ; widths: ; projection: ;
25. Are there any tower projections: No.
26. Are there any row windows: No.
27. Will there be an area: No.
28. Is the building heated: Gas.
29. Will the building be wired for electricity: No.
30. How will the building be heated: Gas.
31. Has the curb grade been obtained from engineer of highways: Yes
32. What is the height of the present terrace or parking above curb: 4.0
33. Will the height and grade of proposed terrace or parking be: Yes
34. Is there a sidewalk, railing, or improved roadway in front of proposed structure: Yes
35. Have deposited $145.00 as required by order of Commissioners to cover cost of any damage to public property: Yes
36. Collector's receipt for above deposit, No. 10.235.
37. What is the estimated cost of the improvement: $1,450.00

A certificate must be obtained from the Building Inspector before this application will be considered by the Inspector of Buildings.

[Signature of Owner] 232
[Signature of Applicant] 717

[Permit No. 1972]
TO SALES ANNOUNCED IN
NEW BUSINESS DISTRICT

Properties at 809-11 and 813 Fourteenth
Street Bring $50,000 and $40,000
Respectively.

MORE NEW HOUSES IN
HOLMEAD AVENUE TRACT

Harry Wardman Begins Construction of Eighteen Dwellings on Perry Street.

SALES OF SUBURBAN
AND URBAN PROPERTY

Transactions of the Week
Through the Office of Thos.
J. Fisher & Co., Inc.

VITY IN SALE OF
RESIDENCE PROPERTY

Sales of Current Week
Reaped More than
$100,000 in Value.

NEW SUBURB PLANNED

Large Section Along Massachusetts Avenue Sells to Be Opened.

New Bostonian Completed

Will Hold as Investment

RESIDENCE CHANGES HANDS.

NEW SCOTTISH RITE TEMPLE.

Effective January 1, 1911, the annual tax on the purchase of a typical home will give

THE WAYS AND MANS
How to sell the MOST EIGHT
TOMTS EVER SEEN IN

$300 Cash. $288-
Price. $3,75

When buyers attempt to
the price asked is always the
$4,000.

Sample Home, 603 Lan
Other the Sold

For the trouble it is
For the purpose of take
$11,000 in order of
easy squares. A neighbor-

SHANNON &
714 14th St. N
Look for Our Green and

New Row—Just

Also 357 New Hampshire Ave.

H. R. HOWENVILLE
1314 P. St. N

PLANS APPROVED FOR
SCOTTISH RITE TEMPLE

Proposed Structure Will Add
Greatly to Artistic Beauty of
Capital.

Harry Wardman Begins Construction of Eighteen Dwellings on Perry Street.
1922

Plat, for Building Permit, of lots 729 to 733, 9th Street, as per proposed sub.

Recorded in Book page

I hereby certify. That the foregoing plat is correct in accordance with Law and Record. From

Henry Jordon

Delivered to Thos. Bonds

Platt & Riddick

Surveyors, District of Columbia
To The INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected: 8
2. No. of stories: 3
3. If of frame, will the proposed structure be within 12 feet of any brick building?: Yes
4. What is the owner's name?: H. Wardman
5. " Architect's name?: A. H. Beers
6. " Builder's name?: H. Wardman
7. " House number?: 1725 13th Street, N.W.
8. Has a plat been obtained from the Surveyor's office and building been located therein as required by Sec. 16?: Yes
9. What is the number of lots: 328-378.36
10. Size of lot: Front: 40.0; rear: 40.0; depth: 15.8
11. Size of main building: Width of front: 28.0; No. of feet deep: 20.0; No. of feet long: 40.0; No. of feet high: 30.0
12. Size of back building: No. of feet wide: 39.0; No. of feet high: 30.0
13. No. of feet in height from level of sidewalk to highest part of roof: 52.0
14. No. of feet in height from sidewalk to eaves at back: 20.0
15. Is this building for a dwelling, for how many families: 6 - Each
16. Will there be a store in the lower story?: No
17. Will the building be erected on solid or filled ground?: Solid
18. Material of foundations: Concrete
19. Width of foundation: 4.0; thickness: 2.5; No. of brick footings: 3
20. Thickness of exterior walls: To first floor level: 13.0; 2nd story: 13.0; 3rd story: 13.0; 4th story: 13.0
21. Thickness of party walls: To first floor level: 13.0; 2nd story: 13.0; 3rd story: 13.0; 4th story: 13.0
22. What will be the material of the front?: Brick
23. Will the roof be flat, pitch, or mansard?: Flat
25. Will there be any projections beyond the building line?: No
26. Are there any oriel no; height: ; width: ; projection: ;
27. Are there any bay windows?: No; heights: ; width: ; projection: ;
28. Are there any tower projections?: No; height: ; width: ; projection: ;
29. Are there any show windows?: No; form: ; width: ; projection: ;
30. Projection of main steps from building line: No; cellar step projection: how protected;
31. Are there vaulted: No; depth: ; length: ; width: ;
32. Will there be an area: No; width: ; projection: ;
33. Are there any elevator shafts?: No; bow protected;
34. How will the building be heated?: Steam
35. Is the height of first door above sidewalk or parking?: 4.0
36. Has the curb grade been obtained from engineer of highways?: Yes
37. What is the height of the present terrace or parking above curb?: 5.0
38. What will be the height and grade of proposed terrace or parking?: 5.0
39. Has it been approved?: Yes
40. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?: No
41. Have deposited $120.00 as required by order of Commissioners to cover cost of any damage to public property.
42. Collector's receipt for above deposit, No.: 120.00
43. What is the estimated cost of the improvement?: $4,000.00

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: H. Wardman
Applicant: H. Wardman
Address: 1333 9th St., N.W.
Surveyor's Office,
DISTRICT OF COLUMBIA.
Washington, April 12th, 1891

Plat. for Building Permit of lots 229, 220 and 230, S. E. Heights,
Recorded in Book, County 22, page 00

S. O. 7211

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished to owner, in accordance with Sec. 26, Building Regulations.

Delivered to
H. Wardman

[Signature]
Address: 1733 20th Street, NW

Name of Apartment: Nelson

Square: 0110

Lot: 0061

Year of Construction: 1907

Building Permit Date: 02/21/1907

Building Permit #: 2551

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $50,000

Front Elevation Drawing, Building Plan, Projection Plan, Application for Projections Beyond Building Line with Building Permit located at the National Archives.

Stories: 4

Plan: Rectangular plan with 2 square bays on front facade and numerous side bays

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Classical

Photos
FILL OUT APPLICATION IN COPYING INK.

APPLICATION FOR PERMIT TO BUILD.

Washington, D. C., Feb 21st, 1907

To The INSPECTOR OF BUILDINGS:

The undersigned hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected: 1
2. No. of stories in height: 4
3. If of frame, will the proposed structure be within 10 feet of any brick building? yes
4. What is the owner's name? H. WARDMAN
5. " " architect's name: C. H. BEERS
6. " " builder's name: H. WARDMAN
7. " " house number?: 1733, 2nd St
8. Has a plat been obtained from the Surveyor's office and building been located therein as required by Sec. 76? yes
9. What is the number of lot: 61, 110
10. Size of lot: Front: 42 ft; rear: 42 ft; depth: 140 ft
11. Size of main building: Width of front: 42 ft; No. of feet deep: 135 ft
12. Size of back building: No. of feet wide: ; No. of feet long: ; No. of feet high: 
   No. of feet in height from level of sidewalk to highest part of roof: 45 ft
   No. of feet in height from sidewalk to eaves at back: 43 ft
   Average height: 20 ft
13. What is the purpose of the building? apartment
14. Will there be a store in the lower story? no
15. Will the building be erected on solid or filled land? solid
   Material of foundations: concrete
   Width of foundation: 30 ft
18. What will be the material of the floor? brick
   If stone, what kind: 
19. Will the roof be flat, pitch, or mansard? flat
   Material of roofing: slate
20. Will there be any projections beyond the building lines? yes
21. Are there any oriel windows? no
22. Are there any bay windows? yes
23. Are there any lower projections? no
24. Are there any show windows? no
25. Projection of main steps from building line: 42 6"; cellar steps projection: 102"; how protected: 
26. Are there vauls? no
27. Will there be an area? yes
28. Are there any elevator shafts? yes
29. How will the building be heated? steam
30. Will the building be wired for electric lighting? yes
31. Has the curb grade been obtained from engineer of highways? yes
32. What is the height of the present terrace or parking above curb? yes
33. What will be the height and grade of proposed terrace or parking? yes
34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? yes
35. Have deposits $ submitted as required by order of Commissioners to cover cost of any damage to public property, 
   Collector's receipt for above deposit, No.: 
36. What is the estimated cost of the improvements? $ 50,000
37.

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: H. WARDMAN
Signature of Applicant: H. WARDMAN

No. Brick required: 350

Permit No.: 2357
I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished to owner, in accordance with Sec. 26, Building Regulations.

Delivered to

A.H. Bowers

J. F. Richards
Surveyor, District of Columbia.
FILL OUT APPLICATION IN COPYING INK.

SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE.

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

GENTLEMEN: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on

<table>
<thead>
<tr>
<th>NO.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
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<td>Areas</td>
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<td>Balconies</td>
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<td>Bay-windows</td>
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<td>Colonnades</td>
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<td>Corner-tower</td>
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<td>Marquise</td>
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<td>Oriel window</td>
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<td>Portico cochere</td>
<td>4.6</td>
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<td>Porch, open</td>
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<td>Porch, covered</td>
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<td>Show-windows</td>
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<td>Steps to main entrance</td>
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<td>Steps to basement</td>
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<td>Vault</td>
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Widths

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<tr>
<td>Roadway</td>
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<tr>
<td>Sidewalk</td>
<td>1.2</td>
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<tr>
<td>Parking</td>
<td>18</td>
</tr>
</tbody>
</table>

Very respectfully,

[Signature]

Per... O.W. Bero  [Signature]

Address... 717-14 E. 7th

241
Address: 713-715 19th Street, NW
Demolished

Name of Apartment: Naples

Square: 0141
Lot: 0021

Year of Construction: 1907
Building Permit Date: 03/06/1907
Building Permit #: 2685
Architect: Albert H. Beers
Builder: T.H. Pickford
Owner: T.H. Pickford

Total Cost of Improvement: $40,000

Projection Plan, Application for Projections Beyond the Building Line, Building Plan with Building Permit located in the National Archives.

Stories: 5

Plan: Rectangular bays with 2 square bays on front facade

Exterior Material: Brick
Structural Material: Brick
Relate to other Buildings: Freestanding
Stylistic Characteristics: Classical

PHOTOS: Evening Star January 25, 1908
APPLICATION FOR PERMIT TO BUILD.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. State how many buildings to be erected: 1
2. No. of stories in height: 5 - Basement
3. If of frame, will the proposed structure be within 30 feet of any brick building?
4. What is the owner's name? T. H. Pickford
5. " " architect's name? A. H. Beers
6. " " builder's name? T. H. Pickford
7. " " house number? 713 - 19
8. Has a plat been obtained from the Surveyor's office and building been located therein as required by Sec. 5?
9. What is the number of 5/8" brick square: 1414 - G ST N.W
10. Size of lot: Front 78' 0" rear 78' 0" depth 108' - 10' 3"
11. Size of mass building: Width of front: 52' 0" - No. of feet deep 52' 0" - No. of feet high
12. Size of back building: No. of feet wide: 24' 0" - No. of feet long: 44' 0" - No. of feet high: 32' 0"
13. What is the purpose of the building: apartment
14. Will there be a store in the lower story: no - Material of foundation: concrete
15. Will the building be erected on solid or filled land: solid - Material of roofing: slate
16. Thickness of external walls: To first floor level: 30" - To 2nd story: 18" - To 3rd story: 18" - To 4th story: 12" - To 5th story: 12" - To 6th story: 12" - To 7th story: 12" - To 8th story: 12"
17. Thickness of party walls: To first floor level: 21" - To 2nd story: 18" - To 3rd story: 18" - To 4th story: 18" - To 5th story: 18" - To 6th story: 18" - To 7th story: 18" - To 8th story: 18"
18. What will be the material of the front: brick - If stone, what kind?
19. Will the roof be flat, pitch, or mansard: flat - Material of roofing: slate
20. Will the building be concealed beyond projection of building line: yes - Have they been approved?
21. Are there any stories above 3rd story: yes - Height: width
22. Are there any bay windows: yes - Height: 60" - width: 12' 6" - projection: 50" -
23. Are there any lower projections: no - Height: width - projection
24. Are there any show windows: no - Form: width - projection
25. Projection of main steps from building line: 6" - cellar stair projection: 11' 0" - how protected?
26. Are there vaults: yes - depth: length: width: - projection
27. Will there be an area: yes - width: 8' 6" - projection: 5' 6" - how protected?
28. Are there any elevator shafts: yes - how protected?
29. How will the building be heated: yes - Will the building be wired for electric lights or power: yes
30. What is the height of first floor above sidewalk or parking: 11' 10"
31. Has the curb grade been obtained from engineer of highways: yes
32. What is the height of the present terrace or parking above curb: 2' 5"
33. What will be the height and grade of proposed terrace or parking: 3' 11" - Has it been approved?
34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure: yes
35. Have deposited $ 52.00 as required by order of Commissioners in case of cost of any damage to public property:
36. Collector's receipt for above deposit: $67.00 - date
37. What is the estimated cost of the improvements: $ 3000.00

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: T. H. Pickford
Applicant: 1414 G ST N.W
To the collector of the District of Columbia: 190

[Signature]
Surveyor's Office,  
DISTRICT OF COLUMBIA.  
Washington,  
December 20, 39

Plat for Building Permit of  
original lot 346, page 365  
Recorded in Book  
lot 28, page 365.  

I hereby certify, that the foregoing plat is correct in accordance with Law and Record.  
Delivered to  

Thos. H. Blankard  
Surveyor, District of Col.  

246
FILL OUT APPLICATION IN COPYING INK.

SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE.

To the

HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

GENTLEMEN: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing herewith annexed, to building on lot 21, block 141, subdivision 27.

Number of buildings 1

Number of buildings Width of fronts 5'21/2 each

<table>
<thead>
<tr>
<th>NO.</th>
<th>DESCRIPTION</th>
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<th>WIDTH</th>
<th>REMARKS</th>
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<td>Balconies</td>
<td>8&quot;</td>
<td>4' 6&quot;</td>
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<td>Bay-windows</td>
<td>5' 0&quot;</td>
<td>12' 6&quot;</td>
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<td>Show-windows</td>
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<td>Steps to main entrance 9' 6&quot;</td>
<td>10' 0&quot;</td>
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<td>Steps to basement 14' 0&quot;</td>
<td>6' 0&quot;</td>
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<td>Vault</td>
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</tbody>
</table>

Very respectfully,

[Signature]

J. H. Peckford, Jr.

Per 11' 3/4

Address 717-14th N.W.

Street Widths

11' 0"
4' 0"
12"
2' 3"
Address: 3025 15th Street, NW

Name of Apartment: Wallraff

Square: 2672

Lot: 0812

Year of Construction: 1907

Building Permit Date: 03/25/1907

Building Permit #: 2913

Architect: Albert H. Beers

Builder: Franklin T. Sanner

Owner: Franklin T. Sanner

Total Cost of Improvement: $25,000

Building Plan with Building Permit located at the National Archives.

Stories: 3

Plan: Rectangular plan with square bays on front facade

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Freestanding/Cornet Property

Stylistic Characteristics: Stripped classical

Photos
APPLICATION FOR PERMIT TO BUILD.

To The INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for permission to build according to the following specifications:

1. State how many buildings to be erected: __1__
2. No. of stories in height: __3__
3. If of frame, will the proposed structure be within 10 feet of any brick building: __No__
4. What is the owner's name: __F. F. Banner__
5. " " architect's name: __F. F. Banner__
6. " " builder's name: __F. F. Banner__
7. " " house number: __226__
8. Have a plan been obtained from the Surveyor's office and building been located thereon as required by Sec. 16: __Yes__
9. What is the number of lot: __48__
10. Size of lot: Front: __50__ feet; Rear: __50__ feet; Depth: __118' 8"__
11. Size of main building: Width: __40__ feet; No. of feet deep: __40' 0"__
12. Size of back building: No. of feet wide: __10__; No. of feet long: __10__; No. of feet high: __10__
13. What is the purpose of the building: __Residence__
14. Will there be a store in the lower story: __No__
15. Will the building be erected on solid or filled land: __Solid__
16. Thickness of foundation: __10"__; thickness: __12"__; No. of brick footings: __3__
17. Thickness of external walls: To first floor level: __10__; 2d story: __10__; 3d story: __10__
18. Thickness of party walls: To first floor level: __10__; 2d story: __10__; 3d story: __10__
19. What will be the material of the front: __Brick__
20. Will the roof be flat, pitch, or mansard: __Flat__
21. Will there be any projections beyond the building line: __No__
22. Are there any oriels: __Yes__
23. Are there any bay windows: __Yes__
24. Are there any tower projections: __Yes__
25. Are there any dormers: __Yes__
26. Are there any window steps: __Yes__
27. Are there any cellar windows: __Yes__
28. Are there any basement window steps: __Yes__
29. Are there any elevator shafts: __Yes__
30. How will the building be heated: __Gas heaters__
31. Will the building be wired for electric lighting, or power: __Yes__
32. What is the height of first floor above sidewalk or parking: __25'-3"__
33. Has the curb grade been obtained from engineer of highway: __Yes__
34. What is the height of the present terrace or parking above curb: __Yes__
35. What will be the height and grade of proposed terrace or parking: __Has it been approved__
36. Is there a sidewalk, curbing, or improved roadway in front of proposed structure: __Yes__
37. Have deposits: __No__ as required by order of Commissioners to cover cost of any damage to public property.
38. Collector's receipt for above deposit: __No__

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: __F. F. Banner__
Applicant: __1332__

251

Date: __9-31-1921__
HIS NAME CHOSEN  
FOR MODERN TOWN  

Local Real Estate Man the Surprised Recipient of Novel Honor.

The Wallraff Apartments and the Man in Whose Honor They Were Named.

On Wednesday night one of Washington's leading real estate men was surprised by a novel honor. As he was on his way home from work, he found that the street he was taking was crowded with people. He stopped his car and got out to see what was happening. He found that a new apartment building was being opened, and that people were flocking to it. The building is called the Wallraff Apartments, and it is named for a man who has been a successful real estate man for many years.

He was surprised to find that the building was named for him, and he could not understand why. The local newspaper had a column in which it was written that the building was named for a man who had made a living by developing apartment houses. The man did not expect to be named for the building, but he was pleased to find that he had been honored in this way.

The building is on 12th Street, and it was built with a great deal of care and attention to detail. It is a fine example of modern apartment house architecture, and it is expected to be a success. The man who has been named for the building is a respected member of the real estate community, and he is pleased to see that his name is associated with such a fine building.
Surveyor's Office,
DISTRICT OF COLUMBIA,
Washington, March 31st, 1907

Plat for Building Permit of
lot 44, Iselin Estate,
Recorded in Book County 6, page 8
D.C. 6036

Resurvey not necessary

W. L. T. Hargrave
June 7, 07

Scale: 1 in. = 30 ft.

A. T. Canner

Delivered to A. H. Doers

W. F. Richards
Address: 1410 Euclid Street, NW
Demolished

1412 Euclid Street, NW
Demolished

Name of Apartment: Vista and Aurora

Square: 2664

Lot: 0030 and 0031

Year of Construction: 1907

Building Permit Date: 12/26/1907

Building Permit #: 1991

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $20,000

Application for Projections Beyond Building Line, Plan of Building with Building Permit located at National Archives.

Stories: 3

Plan: L-shaped plan

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Unknown
APPLICATION FOR PERMIT TO BUILD

Washington, D.C., Dec. 26, 1907

The undersigned owner hereby applies for a permit to build according to the following specifications:

What is the owner's name?...

What is the address of the building?...

What is the nature of business to be conducted?...

Will there be any projections beyond the building line?...

What will be the material of the front?...

What will be the material of the roof?...

Will the roof be flat, pitch, or mansard?...

Will there be any staircases?...

Will there be any projections beyond the building line?...

What will be the height of the structure?...

What is the height of the present structure?...

What is the height of the proposed structure?...

Has it been approved?...

Will the building be heated?...

Will the building be wired for electric lighting?...

What is the height of the first floor above sidewalk or parking?...

What is the height of the first floor above sidewalk or parking?...

Has the curb grade been obtained from engineer of highways?...

What is the height of the present street or parking above curb?...

What will be the height and grade of proposed street or parking?...

Has it been approved?...

Is there a sidewalk, curbing, or improved roadway in front of proposed structure?...

Have deposited $...

Collector's receipt for above deposit, No....

What is the estimated cost of the improvement? $...

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of owner...

Address: 1333-184-14

255
Surveyor's Office, District of Columbia.

MIT No. 1991

Harry Wardman

Washington, December 14th, 1907

For Building Permit of lots 30 and 31, Block 44, University Park, lots 30-31, Blk 44 Wnty Pk, Recorded in Book County 23 page 62

S.O.2034

I hereby certify, That the foregoing plat is correct in accordance with Law and Record. Furnished to Harry Wardman

Delivered to A.H. Beers

256 owner, in accordance with Sec. 26, Building Regulations

[Signature]

[Signature]
Address: 2101 N Street, NW

Name of Apartment: Alexandra

Square: 0069

Lot: 0206

Year of Construction: 1908

Building Permit Date: 03/31/1908

Building Permit #: 2914

Architect: Albert H. Beers

Builder: Franklin T. Sanner

Owner: Franklin T. Sanner

Total Cost of Improvement: $16,000

Front Elevation Drawing, Application for Projection Beyond the Building Line, Building Plan, Projection Plan with Building Permit located at the National Archives.

Stories: 3

Plan: Rectangular plan

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Attached on the corner

Stylistic Characteristics: Victorian rowhouse

PHOTO
APPLICATION FOR PERMIT TO BUILD

TO THE INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? [Signature]
2. " " architect's name? [Signature]
3. " " builder's name? [Signature]
4. " " house number? 12, 11, 14, 15, 16
5. Has a plat been obtained from the Surveyor's office and building been located therein as required by Sec. 20, 30, 33?
6. State how many buildings to be erected 1
7. Number of stories in height 3
8. If of frame, will the proposed structure be within 24 feet of any brick building? No
10. Size of building: Width of front 100 ft. No. of feet deep 200 ft.
11. Size of back building: No. of feet wide 100 ft. No. of feet long 200 ft.
12. No. of feet in height from level of sidewalk to highest part of roof as front 40 ft.
13. What is the purpose of the building? For use as a dwelling house?
14. Will there be a store in the lower story? Yes No
15. Will the building be erected on solid or filled land? Yes No
16. Width of foundation: 3 ft. No. of brick courses: 3
17. Thickness of external walls: 1st story 12 in. No. of brick courses: 3
18. Thickness of party walls: 1st story 12 in. No. of stories:
19. What will be the material of the front? Brick Stone
20. Will the roof be flat, pitch, or mansard? Pitch Yes No
21. Will there be any projections beyond the building line? Yes No
22. Projection of main steps from building line: 6 ft. Cellular step projection: None
23. Are there any bay windows? Yes No
24. Are there any arches? Yes No
25. Are there any tower projections? Yes No
26. Are there any dormers? Yes No
27. Are there any windows? Yes No
28. Are there any fire escapes? Yes No
29. Will there be an area? Yes No
30. Will there be any elevator shafts? Yes No
31. How will the building be heated? Steam Gas
32. What is the height of first floor above sidewalk or parapet? 4 ft.
33. Is the curb grade been obtained from engineer of highways? Yes No
34. Is the height of the present terrace or parking above curb line? 2 ft.
35. Is any change proposed in this height of terrace or parking? Yes No
36. Is there a sidewalk, curbing, or improved roadways in front of proposed structure? Yes No
37. Have deposited $ 1,600 as required by order of Commissioners in sewer cost of new damage to public property

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.
Surveyor's Office

DISTRICT OF COLUMBIA

Washington, March 26th, 1910

Plat for Building Permit of parts of original lots 1 and 2, Square 60, combination having been prepared and number reserved, as shown heron.

Recorded in Book 5009, page 983

S.O. 96691

Issued in accordance with Section 26. Building Regulations.

Furnished to A.H. Beers for J.T. Cannan

Resurvey for

[Signature]
To the
Hon. Commissioners, District of Columbia

Gentlemen: I hereby apply for a permit to construct the following project as beyond the building line, in accordance with the drawing hereunto annexed, to build on lot

<table>
<thead>
<tr>
<th>NO.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Areas</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>Balconies</td>
<td>4.0</td>
<td>14.0</td>
<td></td>
</tr>
<tr>
<td>3</td>
<td>Bay-windows</td>
<td>4.0</td>
<td>12.0</td>
<td>6.0</td>
</tr>
<tr>
<td>4</td>
<td>Colonnades</td>
<td></td>
<td></td>
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<tr>
<td>5</td>
<td>Corner-tower</td>
<td></td>
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<tr>
<td>6</td>
<td>Marquee</td>
<td></td>
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<td>7</td>
<td>Oriel window</td>
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<td>8</td>
<td>Porte cochere</td>
<td></td>
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<tr>
<td>9</td>
<td>Porch, open</td>
<td>4.0</td>
<td>14.0</td>
<td></td>
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<tr>
<td>10</td>
<td>Porch, covered</td>
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<tr>
<td>11</td>
<td>Show-windows</td>
<td>6.0</td>
<td>12.0</td>
<td></td>
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<tr>
<td>12</td>
<td>Steps to main entrance</td>
<td>6.0</td>
<td>12.0</td>
<td></td>
</tr>
<tr>
<td>13</td>
<td>Steps to basement</td>
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<td></td>
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<tr>
<td>14</td>
<td>Vault</td>
<td></td>
<td></td>
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</tr>
</tbody>
</table>

Very respectfully,

Franklin T. Thomas, Owner

Per: A. H. Brown, Agent

Address: 1333 E St. N.W.
Address: 2000 P Street, NW

Name of Apartment: Toronto

Square: 0096
Lot: 0099

Year of Construction: 1908
Building Permit Date: 04/13/1908
Building Permit #: 2123

Architect: Albert H. Beers
Builder: Thomas Pickford
Owner: Thomas Pickford

Total Cost of Improvement: $75,000

Stories: 5 and 6

Plan: Square plan with projecting square bays on P Street facade

Exterior Material: Brick/Galvanized Iron/Steel
Structural Material: Brick/Steel

Relate to other Buildings: Freestanding/Cornet Property

Stylistic Characteristics: Renaissance Revival

PHOTO
Address: 1931 17th Street, NW

Name of Apartment: Wilton

Square: 0176
Lot: 0059

Year of Construction: 1908
Building Permit Date: 05/23/1908
Building Permit #: 3703

Architect: Albert H. Beers
Builder: Franklin T. Sanner
Owner: Franklin T. Sanner

Total Cost of Improvement: $30,000

Front Elevation Drawings, Building Plan, Projection Plan, Application for Projections Beyond Building Line with Building Permit located at the National Archives.

Stories: 3

Plan: Rectangular with 2 octagonal bays on front facade

Exterior Material: Brick/Stone
Structural Material: Brick

Relate to other Buildings: Freestanding
Stylistic Characteristics: Colonial Revival

Photos
APPLICATION FOR PERMIT TO BUILD

Washington, D.C.  MAY 23, 1908

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?  
   
2. " " architect's name?  
   
3. " " builder's name?  
   
4. " " house number?  
   
5. Has a plat been obtained from the Surveyor's office, and building been located therein as required by Sec. 26?  
   
6. What is the number of lot?  
   
7. State how many buildings to be erected.  
   
8. No. of stories in height...Material...  
   
9. If of frame, will the frame be built within 24 feet of any brick building?  
   
10. Size of lot: Front...Height...rear...depth...125-0.  
    
11. Size of main building: Width of front...40-0...No. of feet deep...110-0.  
    
12. Size of back building: No. of feet wide...rear...No. of feet long...40-0...No. of feet high...40-0.  
    
13. What is the purpose of the building?...nature of business to be conducted.  
   
14. Will there be a store in the lower story?...nature of business to be conducted.  
   
15. Will the building be erected on solid or filled land?...Material of foundations...  
   
16. Thickness of external walls: To first floor level...13.  
    
17. Thickness of party walls: To first floor level...13.  
    
18. Projection of main steps from building...Ero...cellar step projection...  
    
19. Are there any hay windows?...yes...height...40-0...width...12.0...projection...4.0...  
    
20. Are there any oculi?...yes...height...width...projection...  
    
21. Are there any tower projections?...yes...height...width...projection...  
    
22. Are there any show windows?...yes...form...width...projection...  
    
23. Are there sash?...no...depth...length...width.  
    
24. Will there be an area?...no...width...projection...how protected.  
    
25. Are there any elevator shafts?...no...how protected.  
    
26. How will the building be heated?...gas...Will the building be wired for electric lighting, or power?...  
    
27. What is the height of first floor above sidewalk or parking?...56.  
    
28. If the curb grade has been obtained from engineer of highways?...  
    
29. What is the height of the present terrace or parking above curb?...  
    
30. Is any change proposed in the height of terrace or parking?...  
    
31. Are there sidewalks, curbing, or improved roadway in front of proposed structure?...  
    
32. Have deposit...40.  
    
33. Collector's receipt for above deposit, No.  
    
34. What is the estimated cost of the improvement?...S.3000...  
    
A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner...  

APPLICANT...
Surveyor's Office,
DISTRICT OF COLUMBIA.
Washington, May 20th,

Plat, for Building Permit, of lot 59, Square 176,

Recorded in Book 33 page 62
S.O. 10223

1933-17th Street, West

Scale: 1 in. = 30 ft.

J. J. Farmer
6-5-08

Issued in accordance with Section 26, Building Regulations.

Furnished by Sanner and Hill, owner

Resurvey for

J. J. Farmer
per Survey, District of Columbia
FILL OUT APPLICATION IN COPYING INK

SPECIFIC APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE

Washington, D.C.: 1910

To the

COMMISSIONERS, DISTRICT OF COLUMBIA

GENTLEMEN: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on lot No. 34, block 176, subdivision 80,

To be known as No. 1733-1744. 47 247

Number of buildings: 10. 6 Width of fronts: 49. each.

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Areas</td>
<td>4'-0&quot;</td>
<td>12'-0&quot;</td>
<td>2-18x4 24'-0&quot;</td>
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<tr>
<td>2</td>
<td>Balconies</td>
<td></td>
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<tr>
<td>3</td>
<td>Bay-windows</td>
<td>4'-0&quot;</td>
<td>12'-0&quot;</td>
<td></td>
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<tr>
<td>4</td>
<td>Colonnades</td>
<td>3'-0&quot;</td>
<td>11'-0&quot;</td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Corner-tower</td>
<td>5'-0&quot;</td>
<td>15'-0&quot;</td>
<td></td>
</tr>
<tr>
<td>6</td>
<td>Marquise</td>
<td>2'-0&quot;</td>
<td>10'-0&quot;</td>
<td></td>
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<tr>
<td>7</td>
<td>Oriel window</td>
<td>4'-0&quot;</td>
<td>17'-0&quot;</td>
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<td>8</td>
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<td>4'-0&quot;</td>
<td>17'-0&quot;</td>
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<tr>
<td>14</td>
<td>Vault</td>
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</tr>
</tbody>
</table>

\[
\text{Widths:}\quad 17'-0"\text{ft.}
\]

Very respectfully,

F. T. Lamar  
Owner

Per  

A. W. Beers  
Architect

Address: 1333-49  24TH

269
Address: 1721 21st Street, NW

Name of Apartment: Alston
Square: 0092
Lot: 0809

Year of Construction: 1908
Building Permit Date: 05/23/1908
Building Permit #: 3698
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman
Total Cost of Improvement: $20,000

Front Elevation Drawing, Building Plan, Projection Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 3

Plan: Rectangular plan with 2 square bays on front facade--rear elevation curves

Exterior Material: Stucco/Wood
Structural Material: Brick
Relate to other Buildings: Attached
Stylistic Characteristica: Stripped classical

Photos 271
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? RE Hardewar
2. " architect's name? A A Beek
3. " builder's name? A A Beek
4. " house number? 1731-21,5
5. Has a plot been obtained from the Surveyor's office and building been located thereon as required by Sec. 26...?
6. What is the number of lot...? 55. block
7. State how many buildings to be erected... 1. No.
8. No. of stories in height... 3. Material... Brick
9. If of frame, will the proposed structure be within 23 feet of any brick building?
10. Size of lot: Front... 60.81... rear... 66.78... depth... 12.40 & 100.12
11. Size of main building: Width of front... 50... No. of feet deep... 3.75 & 8.31.6
12. Size of back building: No. of feet wide... No. of feet long... No. of feet high...
13. No. of feet in height from level of sidewalk to highest part of roof at front... 93.9
14. What is the purpose of the building... House? If a dwelling, for how many families? 2 & 1
15. Will there be a story in the lower story? Yes. Nature of business to be conducted?
16. Will the building he erected on solid or filled foundation... Solid. Material of foundations... Concrete
17. Width of foundation... 14. thickness... 12. No. of brick footings... 3
18. Thickness of external walls: To first floor level... 1.3... 1st story... 1.3... 2d story... 1.3... 3d story... 1.3
19. 4th story... 1.3... 5th story... 1.3... 6th story... 1.3... 7th story... 1.3... 8th story... 1.3... 9th story... 1.3
20. Thickness of party walls: To first floor level... 1.3... 1st story... 1.3... 2d story... 1.3... 3d story... 1.3
21. 4th story... 1.3... 5th story... 1.3... 6th story... 1.3... 7th story... 1.3... 8th story... 1.3... 9th story... 1.3
22. What will be the material of the front... Brick. If stone, what kind?
23. Will the roof be flat, pitched, or mansard? Flat. Material of roofing... Material. Access to roof... Yes. How protected... Yes.
24. Will there be any projections beyond the building line? Yes. Have they been approved...
25. Projection of main steps (from building line)... 8.6... Solar step projection... How projected...
26. Are there any bay windows? Yes. height... width... projection.
27. Are there any oriel windows? No. height... width... projection.
28. Are there any tower projections? No. height... width... projection.
29. Are there any show windows? No. height... width... projection.
30. Are there any vaults? No. height... width... projection.
31. Will there be an area... depth... length... width...
32. Are there any elevator shafts? No. How protected...
33. How will the building be heated? Steam. Will the building be wired for electric lighting, or power? Yes.
34. What is the height of first floor above sidewalk or parking? 5.4.6
35. Has the curb grade been obtained from engineer of highways? Yes.
36. What is the height of the present terrace or parking above curb? 2.4. Terrace
37. Is any change proposed in this height of terrace or parking?
38. Is there a sidewalk, curb, or improved roadway in front of proposed structure?
39. Have deposited $... 50... as required by order of Commissioners to cover cost of any damage to public property.
40. Collector's receipt for above deposit... No... date...
41. What is the estimated cost of the improvements? $... 20.000...

A certificate must be obtained from the Plumbing inspector before this application will be considered by the Inspector of Buildings.

275 SIGNATURE OF OWNER... RE Hardewar
APPLICATION... 1333-20.121
Address... 1333-20.121

WASHINGTON, D.C., MAY 23, 1903.
Surveyor's Office,
DISTRICT OF COLUMBIA.
Washington, May 14th, 1908

PERMIT NO. 3698

Plat, for Building Permit of
lots 17, 18, and 19, Square 93, combination into one lot
having been prepared and number reserved, as shown heron.

Recorded in Book S.O. 10240

Issued in accordance with Section 26, Building Regulations.
Furnished to: Orra G. Moore, owner.
Resurvey for

Scale: 1" = 20 ft.

276
SPECIAL APPLICATION FOR PROJECTIONS BEYOND THE BUILDING LINE

To the Hon. Commissioners, District of Columbia

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on lot No. 1721, block 1721, subdivision 7.

Number of buildings

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
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Very respectfully,

[Signature]

Owner

Per [Signature]

Agent

Address: 1333

277
Address: 1900 S Street, NW

Name of Apartment: Tennesee

Square: 0110

Lot: 0062

Year of Construction: 1908

Building Permit Date: 08/07/1908

Building Permit #: 448

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $20,000

NOTE: Building Permit Missing From Files at the National Archives

Stories: 4

Plan: Rectangular plan with projecting bays on all facades

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Attached/Corner Property

Stylistic Characteristics: 1890s rowhouse aesthetic

Photos
Address: 2532-2550 14th Street, NW
Demolished

Name of Apartment:

Square: 2664
Lot: 0032

Year of Construction: 1908
Building Permit Date: 05/27/1908
Building Permit #: 3749
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman
Total Coat of Improvement: $80,000

Building Plan with Building Permit located at the National Archives.

Stories: 3
Plan: Rectangular plan with rear bays
Exterior Material: Brick
Structural Material: Brick
Relate to other Buildings: Attached
Stylistic Characteristics: Colonial Revival

Photos Evening Star September 5, 1908, December 24, 1910,
APPLICATION FOR PERMIT TO BUILD

Washington, D.C.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? K. Hardeman
2. What is the architect's name? K. Hardeman
3. What is the builder's name? K. Hardeman
4. What is the number of the building? 1333 9th Avenue
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 26? Yes
6. What is the number of lots? 32 to 37
7. What is the front length of the lot? 44
8. What is the rear length of the lot? 44
9. What is the front width of the lot? 24
10. What is the rear width of the lot? 24
11. What is the height above the sidewalk to highest part of roof at front? 30
12. What is the height above the sidewalk at back? 30
13. What is the height of main building? 30
14. What is the number of stories? 3
15. What is the width of the entire building? 24
16. What is the depth of the entire building? 24
17. What is the size of main building? 720
18. What is the total size of building? 720
19. What is the size of the projection? Not applicable
20. What is the number of stories? 3
21. What is the width of the projection? 24
22. What is the depth of the projection? 24
23. What is the height of the projection? 30
24. What is the kind of material? Brick
25. What is the width of the sidewalk at front? 10
26. What is the width of the sidewalk at back? 10
27. What is the depth of the sidewalk at front? 30
28. What is the depth of the sidewalk at back? 30
29. What is the width of the road? 30
30. What is the depth of the road? 30
31. What is the width of the street? 30
32. What is the depth of the street? 30
33. What is the size of the street? 900
34. What is the size of the building? 900
35. What is the size of the building projection? Not applicable
36. What is the height of the building projection? 30
37. What is the height of the building at front? 30
38. What is the height of the building at back? 30
39. What is the height of the building at front? 30
40. What is the height of the building at back? 30
41. What is the height of the building at front? 30
42. What is the height of the building at back? 30
43. What is the estimated cost of the building? $60,000
44. What is the estimated cost of the improvements? $20,000

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner:

[Signature]

Applicant:

[Signature]

Address:

[Address]
CAVENAUGH APARTMENTS Sold
Recently Completed Building Figures in Important Deal

A. A. Bumpkin, etc.
One of the most important building figures in the local real estate field, has sold the handsome Cavenaugh Apartments to C. I. Hamilton for $1,200,000. The Cavenaugh, one of the best buildings in the city, contains 120 apartments, each with separate heat and hot water. The property is on the corner of 14th and Florida Ave., and is just a short distance from downtown.

BUILDING TWO HOUSES
New Firm Successful

Mrs. Louise Taylor Plans Investment Structures in Cleveland Park

Mrs. Louise Taylor has bought the property of the late Miss Mabel Taylor, on the corner of 21st and Massachusetts Ave., for $350,000. The property consists of two lots, each containing five houses, and will be put up for sale soon. Mrs. Taylor plans to open her own real estate office in the building.

INNOVATION PLANNED IN NEW BUILDING ENTERPRISE

Harry Wardman to Construct Houses to Meet Needs of Persons of Modest Means.

Harry Wardman, prominent real estate developer, plans to construct houses in Cleveland Park to meet the needs of persons of modest means. The houses will be of the latest design, with modern amenities, and will be priced competitively. The construction is expected to begin shortly.

PROPERTY BRINGS $40,000.

C. E. FIRM

Six Houses Bring $15,000.

Another Deal Involves Last of Row of Fifty Homes.

Recently a deal involving the last of a row of 50 homes has been completed. The purchaser will use the property for a row of 50 rental apartments, with the design and amenities being kept in line with the other properties in the neighborhood. The sale price was $15,000.

Details of the Plan

The plan involves the construction of 50 rental apartments, which will be designed with the latest amenities. The construction is expected to begin shortly, with the first tenants to move in within the next six months.
Surveyor's Office,
DISTRICT OF COLUMBIA.

Washington, May 6

Plat, for Building Permit of lots 32 to 37, Block 44, Univ Park.

Recorded in Book Co. 23 page 6.

Issued in accordance with Section 26, Building Regulations.

Furnished to Harry Woodruff, owner.

Resurvey for 283.
Address: 1320 R Street, NW

Name of Apartment: Luray

Square: 0240

Lot: 0813

Year of Construction: 1908

Building Permit Date: 08/24/1908

Building Permit #: 823

Architect: Albert H. Beers

Builder: T.J. Kemp

Owner: T.J. Kemp

Total Cost of Improvement: $12,000

Front Elevation Drawing, Projection Plan, Building Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives. NOTE: A permit dated 08/24/1908 lists Matthew Lepley as architect and drawing have his signature.

Stories: 4

Plan: T-shaped plan with two square projecting bays on front facade

Exterior Material: Brick/Limestone

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Classical

Photos
APPLICATION FOR PERMIT TO BUILD

Washington, D.C., 1901

To the INSPECTOR OF BUILDINGS:

The undersigned applicant hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?   [Signature]
2. What is the architect's name?   [Signature]
3. What is the builder's name?   [Signature]
4. What is the address?   [Address]
5. What is the number of lot?   [Lot No.]
6. What is the block number?   [Block No.]
7. What is the number of subdivision?   [Subdivision No.]
8. How many buildings to be erected?   [Number]
9. How many stories in height?   [Number]
10. If of frame, will the proposed structure be within 24 feet of any brick building?   [Yes/No]
11. Size of lot: Front   [Front Size]  Rear   [Rear Size]
12. Size of main building: Width of front   [Width]  No. of feet long   [Length]  No. of feet high   [Height]
13. What is the purpose of the building?   [Purpose]
14. Will there be a story in the lower story?  [Yes/No]
15. Will the building be erected on solid or filled land?  [Yes/No]
18. Nature of business to be conducted:   [Nature]
19. Will the building be covered with a flat or mansard roof?  [Yes/No]
20. Will there be any projections beyond the building line?  [Yes/No]  If yes, describe   [Description]
21. Projection of main steps from building line   [Projection]
27. Will there be an area?  [Yes/No]  How protected   [Description]
28. Are there any elevator shafts?  [Yes/No]  How protected   [Description]
29. How will the building be heated?   [Heating System]
30. Will the building be wired for electric lighting or power?  [Yes/No]
31. What is the height of first floor above sidewalk or parking?   [Height]
32. Has the curb grade been obtained from the Engineer of Highways?  [Yes/No]
33. Has a permit been issued by the Engineer of Highways for sewerage?  [Yes/No]
34. Is there a sidewalk, curb, or improved roadway in front of proposed structure?  [Yes/No]
35. Have deposits been made as required by order of commissioners to cover cost of any damage to public property?  [Yes/No]
36. Collector's receipt for above deposit, No.   [Receipt Number]
37. What is the estimated cost of the improvement?   [Cost]

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner

APPLICANT

286
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build, according to the following specifications:

1. What is the owner's name? ____________________________
2. Architect's name? ____________________________
3. Builder's name? ____________________________
4. House number? ____________________________
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 26?
6. What is the number of lot?
7. State how many buildings to be erected... ____________________________
8. No. of stories in height: ____________________________
9. If of frame, will the proposed structure be within 24 feet of any brick building? __________
10. Size of lot: Front __________; rear __________; depth __________
11. Size of main building: Width of front __________; No. of feet deep __________
12. Size of back building: No. of feet wide __________; No. of feet long __________; No. of feet high __________
13. What is the purpose of the building? ____________________________
14. Will there be a store in the lower story? __________
15. Will the building be erected on solid or filled land? ____________________________
16. Width of foundation: __________; thickness: __________; No. of brick footings: __________
17. Thickness of external walls: To first floor level __________; 1st story __________; 2nd story __________; 3rd story __________; 4th story __________
18. Thickness of parapet walls: To first floor level __________; 1st story __________; 2nd story __________; 3rd story __________; 4th story __________
19. What will be the material of the front? ____________________________
20. Will the roof be flat, pitch, or mansard? ____________________________
21. Will there be any projections beyond the building line? __________
22. Projection of main steps from building line: __________
23. Are there any bay windows? __________
24. Are there any cornices? __________
25. Are there any tower projections? __________
26. Are there any show windows? __________
27. Are there any vaults? __________
28. Will there be an area? __________
29. Are there any elevator shafts? __________
30. What is the height of first floor above sidewalk or parking? __________
31. Has the curb grade been obtained from engineer of highways? __________
32. What is the height of the present terrace or parking above? __________
33. Is any change proposed in this height of terrace or parking? __________
34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? __________
35. Have deposited $ __________ as required by order of Commissioners to cover cost of any damage to public property
36. Collector's receipt for above deposit, No. ____________________________
37. What is the estimated cost of the improvement? $ __________

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

WASHINGTON, D.C., Aug. 24, 1908

Permit No. 72

Signature of Owner ____________________________

Applicant ____________________________
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, August 18th, 1880

MIT No.

For Building Permit of lots 47 and 48, Square 10, combination into one lot having been prepared as number reserved in a plan hereto, recorded in book page

S.O. 11270

DUPLICATE

Issued in accordance with Section 26, Building Regulations

Furnished to T.J. Kemp, 288 owner

Resurvey for

[Signature]

Surveyor, District of Columbia
To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following
projections beyond the building line, in accordance with the drawing hereunto annexed, to building on
lot 41.43 block 2.10 subdivison
Square

to be known as No. 1320. 11 St. NW

Number of buildings One Width of fronts 39' 9" each

What is the height of the present terrace or parking above curb

Is any change proposed in this height of terrace or parking

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<td>Porte cochere</td>
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<td>Show-windows</td>
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<td>Steps to main entrance</td>
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<td>Steps to basement</td>
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<td>Vault</td>
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Very respectfully,

[Signature]

T. J. Kemp
Owner

Per. Matthew Reilly

Address 1301 11 St. NW

289
Address: 1918 18th Street, NW

1930 18th Street, NW

Name of Apartment: Kirkman and Belgrade

Square: 0131

Lot: 0047, 0048

Year of Construction: 1908

Building Permit Date: 09/16/1908

Building Permit #: 1055

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $50,000

Front Elevation Drawings, Building Plan, Projection Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 4

Plan: Rectangular with 2 square bays on front facade

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Classical--Eclectic

Photos
APPLICATION FOR PERMIT TO BUILD
Washington, D.C.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name: 
2. What is the architect's name: 
3. What is the builder's name: 
4. What is the address: 
5. What is the number of floors: 
6. What is the number of stories in height: 
7. If of frame, will the proposed structure be within 21 feet of any brick building? 
8. No. of slop: From: 
9. No. of story: From: 
10. No. of stairs: From: 
11. No. of doors: From: 
12. No. of windows: From: 
13. Nature of business to be conducted: 
14. Material of foundation: 
15. Material of foundation: 
16. Thickness of external walls: 
17. Thickness of internal walls: 
18. Material of roof: 
19. Nature of roof: 
20. How will the roof be constructed: 
21. How will the roof be constructed: 
22. Are there any fireplaces: 
23. Are there any chimneys: 
24. Are there any elevator shafts: 
25. Are there any stairways: 
26. Are there any fire escapes: 
27. Are there any built-in closets: 
28. Are there any built-in cabinets: 
29. How will the building be heated: 
30. What is the height of first floor above sidewalk or parking: 
31. Has the area been obtained from Engineer of Highways: 
32. Is any change proposed in the height of floor or parking: 
33. Has a permit been issued by the Engineer of Highways for removal: 
34. Is there an existing structure on the site: 
35. Has the site been approved by the Engineer of Highways for removal: 
36. Have the site been approved by the Engineer of Highways for removal: 
37. What is the estimated cost of the improvement: 

An application must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner:

Permit No: 293

Date: 1933-4. 7. 77
Surveyor's Office
DISTRICT OF COLUMBIA
Washington. September 4th, 1920

Plat for Building Permit of original lot 8, Square 131, subdivision having been prepared and number reserved, as shown hereon.

Recorded in Book page S.0,11380

Scale: 1 in. = 30 ft.

Furnished to Charles H. Davidson, owner
Resurvey for

[Diagram of property boundaries and details]
Special Application for Projections Beyond the Building Line

Washington, D.C.

To the

BOARD OF COMMISSIONERS, DISTRICT OF COLUMBIA,

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on

lot No. 181

Square No. 181 subdivision

to be known as No. 146 & 147, 3rd St. 117 ft.

Number of buildings 2

Width of fronts

Each

What is the height of the present terrace or parking above curb

Is any change proposed in the height of terrace or parking

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</table>

Areas

Balconies

Bay-windows

Colonnades

Corner-tower

Marquee

Oriel window

Porte cochere

Porch, open

Porch, covered

Show-windows

Steps to main entrance

Steps to basement

Vault

Very respectfully,

E. M. Read

Owner

Agent

Address

295
Address: 3033 16th Street, NW

Name of Apartment: Earlington

Square: 2671

Lot: 0199

Year of Construction: 1908

Building Permit Date: 10/20/1908

Building Permit #: 1597

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $25,000

Building Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 4

Plan: U-shaped plan with octagonal side projections

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Transitional/Classical

Photos
APPLICATION FOR PERMIT TO BUILD

Washington, D.C., May 1910

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? A. Hardman
2. Architect's name? A. Hardman
3. Builder's name? A. Hardman
4. House number? 3033
5. Has a plan been obtained from the Engineer's office and building been located thereon as required by Sec. 20? Yes
6. What is the number of lot? 1.49
7. State how many buildings to be erected...square
8. No. of stories in height 4
9. If of frame, will the proposed structure be within 24 feet of any brick building? No
10. Size of lot: Front 16.4, 15, depth 150, 95
11. Size of main building: Width of front 120
No. of feet in height from level of pedestrian walk to highest part of roof at front 76
No. of feet in height from sidewalk to highest part of roof at rear 75.5
No. of feet in height from level of sidewalk to highest part of roof at rear 75.5
Average height 75.5
12. Use of building: No of feet wide: No of feet deep: No of feet high: 16.4
13. What is the purpose of the building? Store
14. Will there be a store in the lower story? Yes
15. What will be the material of the foundation? Brick
16. Width of foundation: 30
17. Thickness of external walls: 2nd story 18, 3rd story 18, 4th story 18
18. Thickness of partitions: 2nd story 18, 3rd story 18
19. What will be the material of the floor? Brick
20. Will the roof be flat, pitch or mansard? Flat
21. Will there he any projections beyond the building line? No
22. Proportion of main story from building line to: No other projection. Note: How proposed.
23. Are there any bay windows? Yes
24. Are there any arches? No
25. Are there any tower projections? No
26. Are there any side windows? Yes, from 1st story
27. Are there any dormers? No
28. Are there any elevator shafts? No
29. How will the building be heated? Stove. Will the building be wired for electric heating or power? Yes.
30. What is the height of first floor above sidewalk or parking lot? 5
31. Has the curb grade been obtained from Engineer of Highways? Yes
32. Is any change proposed in height of terrace or parking? No
33. Has a permit been issued by the Engineer of Highways for terraces? Yes
34. Is there a sidewalk, curbing or approved embankment in front of proposed structure? Yes
35. Have deposits been made as required by order of Commissioners to cover cost of any damage to public property? Yes
36. Collector's receipt for above deposit, No.
37. What is the estimated cost of the improvements? $300

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: A. Hardman

Address: 3033

[Handwritten signature and address]
Surveyor's Office
DISTRICT OF COLUMBIA
Washington. October 2nd, 1910

Plat, for Building Permit of lot 199, Kalin Estate,

Recorded in Book 34 page 63

S.O. 11015

Issued In accordance with Section 26, Building Regulations

Furnished to Harry Wardman, and Thos. Jones owner

Resurvey for

Oct. 27, 1910 by the Surveyor, District of Columbia
Special Application for Projections Beyond the Building Line

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on lot 122, block Square subdivision "Calvin Estate" to be known as No. 30, 33-16th St. N.W.

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<td>Snow-windows</td>
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<td>Vault</td>
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</tbody>
</table>

Very respectfully,

[Signature]

Harry Henderson, Owner

[Signature]

A.R. Beed, Agent

Address 1333-9 16th
Address: 1419 Clifton Street, NW

Name of Apartment: Maxwell

Square: 2664

Lot: 0040

Year of Construction: 1908

Building Permit Date: 11/25/1908

Building Permit #: 2045

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $55,000

Plan of Building with Building Permit located in the National Archives.

Stories: 3

Plan: U-shaped plan with 2 square bays on front

Exterior Material: Brick/Terra Cotta

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Colonial Revival

PHOTO
APPLICATION FOR PERMIT TO BUILD

Washington, D.C., 12-1-190

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? [Handwritten]
2. What is the architect's name? [Handwritten]
3. What is the builder's name? [Handwritten]
4. What is the house number? [Handwritten]
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 32, [Handwritten]
6. What is the number of lot? [Handwritten]
7. What is the number of block? [Handwritten]
8. State how many buildings to be erected? [Handwritten]
9. No. stories in height? [Handwritten]
10. If of frame, will the proposed structure he within 21 feet of any brick building? [Handwritten]
11. No. of lot: Front .... [Handwritten]
12. Size of main building: Width of front .... [Handwritten]
13. No. of feet long .... [Handwritten]
14. No. of feet in height from level of sidewalk to highest part of roof at front .... [Handwritten]
15. Size of back building: No. of feet wide .... [Handwritten]
16. No. of feet deep .... [Handwritten]
17. No. of feet high .... [Handwritten]
18. What is the purpose of the building? .... [Handwritten]
19. Will there be a store in the lower story? .... [Handwritten]
20. Will the building be erected on solid or filled foundation? .... [Handwritten]
21. Width of foundation .... [Handwritten]
22. Thickness of foundation .... [Handwritten]
23. No. of brick feet .... [Handwritten]
24. Thickness of eternal walls: To first floor level .... [Handwritten]
25. 1st story .... [Handwritten]
26. 2nd story .... [Handwritten]
27. 3rd story .... [Handwritten]
28. 4th story .... [Handwritten]
29. 5th story .... [Handwritten]
30. 6th story .... [Handwritten]
31. 7th story .... [Handwritten]
32. 8th story .... [Handwritten]
33. 9th story .... [Handwritten]
34. What will be the material of the floor? .... [Handwritten]
35. Will the roof be flat, pitch, or mansard? .... [Handwritten]
36. Will there be any projections beyond the building line? .... [Handwritten]
37. Projection of main steps from building line .... [Handwritten]
38. How projected? .... [Handwritten]
39. Are there any bay windows? .... [Handwritten]
40. How projected? .... [Handwritten]
41. Are there any dormers? .... [Handwritten]
42. How projected? .... [Handwritten]
43. Are there any lower projections? .... [Handwritten]
44. How projected? .... [Handwritten]
45. Are there any lower windows? .... [Handwritten]
46. How projected? .... [Handwritten]
47. Is there a sidewalk, curbing, or improved conduit in front of proposed structure? .... [Handwritten]
48. Have deposits been made as required by order of Commissioners to cover cost of any damage to public property? .... [Handwritten]
49. Underwritter's receipt for above deposits, No. .... [Handwritten]
50. What is the estimated cost of the improvements? .... [Handwritten]

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

[Handwritten signature]

INSP. OF OWNER

APPLICANT: [Handwritten]

ADDRESS: [Handwritten]
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, November 18th, 1913

For Building Permit of lot 60, Block 41, University Park,

Recorded in Book 24 page 85

S.O. 12342

Scale: 1 in. = 40 ft.

Issued in accordance with Section 20, Building Regulations

Furnished by Harry Wadman, owner

Resurvey for 305
Address: 1807 California Street, NW

Name of Apartment: St. Lawrence

Square: 2554
Lot: 0071

Year of Construction: 1908
Building Permit Date: 12/02/1908
Building Permit #: 2331

Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $15,000

Elevation drawing, application for Projections beyond the Building Line, Plan of Building, and a Projection Plan with Permit located at National Archives

Stories: 3

Plan: Rectangular with 2 square projecting bays--front

Exterior Material: Brick/Terra Cotta
Structural Material: Brick

Relate to other Buildings: Freestanding
Stylistic Characteristics: Classical Revival

PHOTO
**APPLICATION FOR PERMIT TO BUILD**

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. **What is the owner’s name?**
2. **Do you have an architect’s name?**
3. **Where is the building to be erected?**
4. **Is there a plan or blueprints?**
5. **What is the number of stories to be erected?**
6. **State how many buildings to be erected?**
7. **What is the number of lot?**
8. **State how many buildings are located thereon as required by City Code.**
9. **What is the number of building?**
10. **How many frames, will the proposed structure be within 21 feet of any brick building?**
11. **Net area of lot in feet by feet.**
12. **Net area of building in feet by feet.**
13. **What is the purpose of the building?**
14. **Will there be a store in the lower story?**
15. **Will the building be enclosed on solid or filled land?**
16. **Thickness of external walls?**
17. **Thickness of internal walls?**
18. **What will be the material of the wall?**
19. **Will the roof be flat, pitch, or mansard?**
20. **Will there be any projections beyond the building line?**
21. **Projection of main steps from building line?**
22. **Are there any bay windows?**
23. **Are there any oriel?**
24. **Are there any tower projections?**
25. **Are there any dormer windows?**
26. **Are there any awnings?**
27. **Are there any railings?**
28. **Will there be an area?**
29. **Are there any elevator shafts?**
30. **How will the building be heated?**
31. **What is the height of first floor above sidewalk or parking?**
32. **Is any change proposed in this height of above?**
33. **Has a permit been issued by the Engineer of Highways for change?**
34. **Is there a sidewalk, curbing, or improved roadway in front of proposed structure?**
35. **Have deposits?**
36. **Collective receipt for above deposit, No.**
37. **What is the estimated cost of the improvements?**

---

**Signature of Owner:**

**Address:**

---

**Permit No. 331**

---

**Washington, D.C.,**

---

**No, brick required:** 76. M.
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, December 14th, 1931

Plat for Building Permit of Lot 71, Washington Heights,
Recorded in Book 34 page 113

C.O. 12098

Issued in accordance with Section 26, Building Regulations

Furnished to Harry Wardman, 308
Owner

Resurvey for

per Surveyor, District of Columbia

Scale: 1 in. = 20 ft.
Special Application for Projections Beyond the Building Line

Washington, D.C. Dec 16

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on lot 1, block Subdivision Washington, to be known as No. 3.

Number of buildings: 1

Width of fronts: 250', each

What is the height of the present terrace or parking above curb?:

Is any change proposed in this height of terrace or parking?:

<table>
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<tr>
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<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
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<tbody>
<tr>
<td>1</td>
<td>Areas</td>
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<td></td>
<td>Balconies</td>
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<td>Bay-windows</td>
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<td>Corner-tower</td>
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<td>Marqueuse</td>
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<td>Oriel window</td>
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<td>Porte cochere</td>
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<td>8-0</td>
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<td>Porch, open</td>
<td>4-0</td>
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<td>Porch, covered</td>
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<td>Show-windows</td>
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<td>Steps to main entrance</td>
<td>9-6</td>
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<td>Steps to basement</td>
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Widths

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<tr>
<td>Roadway</td>
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<tr>
<td>Sidewalk</td>
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<tr>
<td>Parking</td>
</tr>
</tbody>
</table>

Very respectfully,

[Signature]

Owner

Per [Signature]

Agent

Address: 1333-9 11th

309
Address: 2126 Connecticut Avenue, NW

Name of Apartment: Dresden

Square: 2527
Lot: 0187

Year of Construction: 1909
Building Permit Date: 03/02/1909
Building Permit #: 3184
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $250,000

Projection Plan, Application for Projection Beyond Building Line, Plan of Building with Building Permit located at the National Archives.

Stories: 7
Plan: U-shaped, Curved facade
Exterior Material: Brick/Terra Cotta
Structural Material: Brick
Relate to other Buildings: Freestanding/Crner Property
Stylistic Characteristics: Colonial Revival

PHOTO
APPLICATION FOR PERMIT TO BUILD
Washington, D.C.

To the INSPECTOR OF BUILDINGS:
The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? [Redacted]
2. What is the architect's name? [Redacted]
3. What is the builder's name? [Redacted]
4. Lot number [Redacted] Avenue
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 26?
6. What is the number of lot? [Redacted]
7. State how many buildings to be erected
8. No. of stories in height
9. If of frame, will the proposed structure be within 24 feet of any brick building?
10. Size of lot: Front [Redacted] rear [Redacted]
11. Size of main building: Width of front [Redacted] No. of feet long [Redacted]
12. Size of brick building: No. of feet wide
13. What is the purpose of the building? [Redacted]
14. Will there be a store in the lower story?
15. Will the building be erected on solid or filled land? [Redacted]
16. Width of foundations [Redacted]; thickness [Redacted]; No. of brick footings [Redacted]
17. Thickness of external walls: To first floor level 2 feet; 1st story 2 feet; 2nd story [Redacted]; 3rd story [Redacted]; 4th story [Redacted]; 5th story [Redacted]; 6th story [Redacted]; 7th story [Redacted]; 8th story [Redacted]
18. Thickness of party walls: To first floor level 2 feet; 1st story 2 feet; 2nd story [Redacted]; 3rd story [Redacted]; 4th story [Redacted]; 5th story [Redacted]; 6th story [Redacted]; 7th story [Redacted]; 8th story [Redacted]
19. What will be the material of the front? [Redacted]
20. Will the roof be flat, pitch, or mansard? [Redacted]
21. Will there be any projecting beyond the building line? [Redacted]
22. Roof of main steps from building line [Redacted]; similar step projection [Redacted]; how projected
23. Are there any bay windows? [Redacted]; projection [Redacted]; width
24. Are there any extra [Redacted]; projection [Redacted]; width
25. Are there any French windows? [Redacted]; projection [Redacted]; width
26. Are there any dormers? [Redacted]; depth [Redacted]; length [Redacted]; width
27. Will there be an awning? [Redacted]; projection [Redacted]; width; how protected
28. Are there any elevator shafts? [Redacted]; how protected
29. How will the building be heated? [Redacted]; Will the building be wired for electric light, or power? [Redacted]
30. What is the height of first floor above sidewalk or parking?
31. Has the curb grade been obtained from Engineer of Highways?
32. Is any change proposed in this height of terrace or parking? [Redacted]
33. Has a permit been issued by the Engineer of Highways for terrace? [Redacted]
34. Is there a sidewalk, curbing or improved roadway in front of proposed structure?
35. Have deposited $225.00 as required by order of Commissioners to cover cost of any damage to public property
36. Collector's receipt for above deposit, No. [Redacted] date [Redacted]
37. What is the estimated cost of the improvement?
38. A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings

SIGNATURE OF OWNER

APPLICANT

ADDRESS
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, Feb 5, 1909

Building Permit, of lot 187, part of Waverly Place
Recorded in Book 34, page 158

S. O. 12753

[Diagram of property layout]

1 in. = 40'

O moved in 2d survey
O moved in 3rd survey

accordance with Section 26, Building Regulations

Delivered to

Harry Wardman
Owner

Survey for

Jul 27, 1908

313

Surveyor, District of Columbia
Special Application for Projections Beyond the Building Line

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot 157, 25 3.7, subdivision 2, line 2, to be known as No. 2126.

Number of buildings: 1
Width of fronts: 25.92 ft., each

What is the height of the present terrace or parking above each:

Is any change proposed in this height of terrace or parking: 2.6 ft.

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<td>Marquee</td>
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<td>7</td>
<td>Oriel window</td>
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<td>Porte cochere</td>
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<td>9</td>
<td>Porch, open</td>
<td>4.6 ft.</td>
<td>11.6 ft.</td>
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<td>10</td>
<td>Porch, covered</td>
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<tr>
<td>11</td>
<td>Show-windows</td>
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<tr>
<td>12</td>
<td>Steps to main entrance</td>
<td>1.0 ft.</td>
<td>1.5 ft.</td>
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<tr>
<td>13</td>
<td>Steps to basement</td>
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<tr>
<td>14</td>
<td>Vault</td>
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</tbody>
</table>

Very respectfully,

[Signature]

Larry Keeler, Owner

Per. [Signature]

Address: 1533 4th St. NW
Address: 2039 New Hampshire Avenue, NW

Name of Apartment: Northumberland

Square: 0189
Lot: 0060

Year of Construction: 1909

Building Permit Date: 05/04/1909

Building Permit #: 4144

Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $150,000

Plan of Building with Building Permit located at the National Archives.

Stories: 7

Plan: Irregular U-shaped plan

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Classical--Eclectic

PHOTO
APPLICATION FOR PERMIT TO BUILD

Washington, D.C., May 4, 1909

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? H. Wardman.
5. Has any plans been obtained from the Superior's office and building erected thereon as required by Sec. 20? Yes.
6. What is the number of lot? 40.1 square
7. State how many buildings to be erected? 1.
8. No. of stories in building. 1.
9. If frame, will the proposed structure be within 24 feet of any brick building? No.
10. Size of lot: Front 150', Rear 100', Side 100', Depth 75'.
11. Size of main building: Width from 12', 18', No. of feet long 37'.
12. No. of feet in height from level of sidewalk to highest part of roof at front 15'.
13. Size of building: No. of feet wide 45', No. of feet deep 15', No. of feet high 37'.
15. Will there be a store in the lower story? No.
16. Will the building be erected on solid or filled land? No.
17. Nature of business to be conducted? Trade.
18. Width of foundation:
19. Thickness: 8'.
20. No. of brick footings.
23. What will be the material of the front? Brick.
24. Will the roof be flat, pitch, or mansard? Flat.
25. Material of roofing?
26. What will be the width of the front? 45'.
27. What will be the height of the front? 37'.
28. Will there be any projections beyond the building line? No. Have they been approved?
29. Projection of main steps from building line.
30. Is there any bay window?
31. Are these any window?
32. Are there any oriel?
33. Are there any upper projections?
34. Are these any above window?
35. Are there any sash window?
36. Are there any doors?
37. Will there be an area?
38. Are there any elevator shafts?
39. Will the building be heated? Yes.
40. Will the building be wired for electricity lighting or power?
41. What is the height of first floor above sidewalk or parking?
42. Has the curb grade been obtained from Engineer of Highways?
43. Is any change proposed in the height of terrace or parking?
44. Has a permit been issued by the Engineer of Highways for terrace?
45. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?
46. Have deposited $ required by order of Commissioners to cover cost of any damage to public property.
47. Collector's receipt for above deposits, No.
48. What is the estimated cost of the improvements? $.

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

SIGNATURE OF OWNER: [Signature]

ADDRESS: 1333 - E. 21/ W.

APPLICANT: [Signature]

MAY 4, 1909

317
Surveyor's Office
DISTRICT OF COLUMBIA
Washington,
April 6th, 1917.

Plat, for Building Permit, of 1st Co. Samuel 12.

Recorded in Book page

Issued in accordance with Section 26, Building Regulations

Furnished to A. Swanson, 318 owner

Resurvey for

Surveyor, District of Columbia.
Address: 1754 Lanier Place, NW  
1773 Lanier Place, NW  
1791 Lanier Place, NW

Name of Apartment: Duddington, Lanier, Lambert

Square: 2580
Lot:  0355, 0341, 0388

---------------------------------------------

Year of Construction: 1909
Building Permit Date: 05/01/1909
Building Permit #:  4106
Architect:  Albert H. Beers
Builder:  Franklin T. Sanner
Owner:  Franklin T. Sanner

Total Coat of Improvement: $30,000

Front Elevation Drawing, Building Plan with Building Permit located at National Archives.

---------------------------------------------

Stories: 3

Plan: Rectangular plan with 2 octagonal bays on front facade

Exterior Material: Brick/Stone
Structural Material: Brick

Relate to other Buildings: Freestanding
Styliatic Characteristics: Colonial Revival

PHOTO
APPLICATION FOR PERMIT TO BUILD

Washington, D.C.  190

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?  
   J. T. Summer

2. Name of architect's name?  
   F. T. Summer

3. Name of builder's name?  
   F. T. Summer

4. Address of building?  
   17th & Colorado Ave.

5. Have a plat been obtained from the Supervisor's office and building been located upon as required by law?  
   Yes

6. What is the number of lot?  
   35

7. State how many buildings to be erected?  
   1

8. No. of stories in height  
   3

9. If of frame, will the proposed structure be within 24 feet of any brick building?  
   Yes

10. Size of lot front  
    35'  
    Depth  
    120'

11. For a main building, Width of front  
    40'  
    No. of feet long  
    115'

12. No. of feet in height from street to sidewalk to highest part of roof at front  
    10'

13. No. of feet on height from sidewalk to roof at back  
    37' 6"  
    Average height  
    23' 7"

14. No. of feet of height from sidewalk to roof at back  
    37' 6"  
    No. of feet wide  
    30'  
    No. of feet deep  
    20'  
    No. of feet high  
    23' 7"

15. What is the purpose of the building?  
   Residential

16. Will there be a store in the lower story?  
   Yes

17. Nature of business to be conducted?  
   Retail

18. Will the building be started on solid or filled land?  
   Solid

19. Material of foundations?  
   Block

20. Thickness of foundation?  
   12"

21. No. of brick foundations?  
   1

22. Height of external walls?  
   First floor level  
   10'  
   1st story  
   13'  
   2nd story  
   13'  
   3rd story  
   13'  
   4th story  
   13'  
   5th story  
   13'  
   6th story  
   13'  
   7th story  
   13'  
   8th story  
   13'  
   9th story  

23. Thickness of party walls?  
   1st floor to 2nd floor  
   10'  
   2nd floor to 3rd floor  
   10'  
   3rd floor to 4th floor  
   10'  
   4th floor to 5th floor  
   10'  
   5th floor to 6th floor  
   10'  
   6th floor to 7th floor  
   10'  
   7th floor to 8th floor  
   10'  
   8th floor to 9th floor  

24. What will be the material of the front?  
   Brick

25. Style of building?  
   Victorian

26. Will the roof be flat, pitched, or mansard?  
   Pitched

27. Material of roofing?  
   Slate

28. Will there be any projections beyond the building line?  
   No

29. What is the building site occupied by?  
   Street

30. Have these been approved?  
   Yes

31. Proportion of main steps from building line?  
   3'  
   Step projection?  
   4'

32. Are there any bay windows?  
   Yes

33. Are there any dormers?  
   No

34. Are there any other projections?  
   No

35. Are there any other windows?  
   Yes

36. Are there any other doors?  
   No

37. Are there any other stairways?  
   No

38. Are there any other balconies?  
   No

39. Are there any other porches?  
   No

40. How will the building be heated?  
   Steam

41. Will the building be used for electric lighting or power?  
   No

42. What is the height at first floor from sidewalk or parking?  
   40'

43. If any grade change has been obtained from the Engineer of Highways?  
   Yes

44. Is any change proposed to this grade?  
   No

45. Has a permit been issued by the Engineer of Highways for sewerage?  
   Yes

46. Is there a sidewalk, parking or improved roadway in front of proposed structure?  
   Yes

47. Any grade change has been obtained from the Engineer of Highways?  
   Yes

48. Have deposited $ 40,000.00 as required by order of Commissioners to cover cost of any damage to public property?  
   Yes

49. Address for store deposit, No.

50. What is the estimated cost of the improvements?  
   $ 350,000.00

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner:  

Address:  

321

APPLICANT:  

PERMIT NO.:  

RECEIVED AT THE NATIONAL ARCHIVES

Form No. 118-124

No. blank required 200 M.

Permit No. 4186
Address: 653 East Capitol Street, SE

Name of Apartment: Saratoga

Square: 0869

Lot: 0042

Year of Construction: 1909

Building Permit Date: 06/07/1909

Building Permit #: 4755

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $25,000

Projection Plan, Plan of Building, Application for Projectiona Beyond Building Line with Permit located in National Archives.

Stories: 3

Plan: U-shaped with projecting square bays on front facade and on aide wings

Exterior Material: Stucco/Brick

Structural Material: Brick

Relate to other Buildings: Freestanding/Crner Property

Styliatic Characteristica: Stripped classicism

PHOTO
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:
The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? 
2. " " architect's name? 
3. " " builder's name? 
4. " " house number? 
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 26? 
6. What is the number of lot? 
7. State how many buildings to be erected. 
8. No. of stories in height. 
9. If of frame, will the proposed structure be within 24 feet of any brick building? 
10. Size of lot: Front. ... 
11. Size of main building: Width of front. ... 
12. Size of back building: No. of feet wide. 
13. What is the purpose of the building? 
14. Will there be a store in the lower story? 
15. Will the building be erected on solid or filled land? 
16. Thickness of external walls: To first floor level. 
17. Thickness of party walls: To first floor level. 
18. What will be the material of the roof? 
19. Will the roof be flat, pitch, or mansard? 
20. Will there be any projections beyond the building line? 
21. Projection of main steps from building line. 
22. Are there any bay windows? 
23. Are there any interior? 
24. Are there any elevator shafts? 
25. Are there any window sash? 
26. Are there any sills? 
27. Will there be an area? 
28. Are there any projections on store? 
29. How will the building be heated? 
30. What is the height of first floor above sidewalk or parking? 
31. Has the said plat been obtained from the Engineer of Highways? 
32. What is the height of the present terrace or parking above taut? 
33. Is any change proposed in the height of terrace or parking? 
34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? 
35. Have deposited $ as required by Order of Commissioners to cover cost of any damage to public property. 
36. Collector's receipt for above deposit. 
37. What is the estimated cost of the improvement? 

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: 
324 Applicant: 
Address: 

Permit No. 425
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, April 29th,

1033, Square 259,
Recorded in Book 35 Page 130

S.W. 16079

Scale: 1 in. = 20 ft.

DUPLICATE

Issued in accordance with Section 26, Building Regulations

Furnished to Harry Wardman, owner
Resurvey for

Surveyor, District of Columbia
To the Hon. Commissioners, District of Columbia,

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot Square 1671 subdivision.

The project is to be known as No. 1655 E. Capitol St. S.E.

Number of buildings

Width of front 75.6 ft. each.

What is the height of the present terrace or parking above curbs?

<table>
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<td>Areas</td>
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<td>Vault</td>
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</table>

Very respectfully,

Harry Hardwicke Owner

Per: Wm. B. Evert Agent

Address: 1335 E. W. H.

326
Address: 3504 13th Street, NW

Name of Apartment: Ottawa

Square: 2834

Lot: 0161

----------------------------------------

Year of Construction: 1909

Building Permit Date: 06/14/1909

Building Permit #: 4841

Architect: Albert H. Beers

Builder: W.C. Blundon

Owner: Charles Sonne

Total Cost of Improvement: $18,000

Building Plan with Building Permit located at the National Archives.

----------------------------------------

Stories: 3

Plan: T-shaped plan with two projecting octagonal bays on front facade

Exterior Material: Brick/Brownstone

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Mediterranean

Photos
APPLICATION FOR PERMIT TO BUILD

Washington, D.C. JUN 14, 1909

FILL OUT APPLICATION IN COPYING INK

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? ____________
2. " " architect's name? _________
3. " " builder's name? ____________
4. " " house number______
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 36?
6. What is the number of lot? _________
7. State how many buildings to be erected__________
8. No. of stories in height__________
9. If of frame, will the proposed structure be within 24 feet of any brick building__________
10. Size of lot: Front__________ depth__________
11. Size of main building: Width of front__________ No. of feet deep.__________
12. Size of back building: No. of feet wide.__________ No. of feet long.__________ No. of feet high.__________
13. What is the purpose of the building? _________ If a dwelling, for how many families? _________
14. Will there be a store in the lower story? _________ Nature of business to be conducted__________
15. Will the building be erected on solid or filled land? _________ Material of foundations__________
16. Width of foundation__________ thickness__________ No. of brick footings__________
17. Thickness of external walls: To first floor level__________ 1st story__________ 2nd story__________ 3rd story__________ 4th story__________ 5th story__________ 6th story__________ 7th story__________ 8th story__________ 9th story__________
18. Thickness of party walls: To first floor level__________ 1st story__________ 2nd story__________ 3rd story__________
19. What will be the material of the front? _________ If stone, what kind__________
20. Will the roof be flat, pitch, or mansard? _________ Material of roofing__________ Height of access to roof__________
21. Will there be any projections beyond the building line__________ Have they been approved__________
22. Projection of main steps from building line__________ either step projection__________ how projected__________
23. Are there any bay windows? _________ height__________ width__________ projection__________
24. Are there any oriel__________ height__________ width__________ projection__________
25. Are there any tower projections? _________ height__________ width__________ projection__________
26. Are there any show windows? _________ height__________ width__________ form__________ projection__________
27. Are there vaults? _________ depth__________ length__________ width__________
28. Will there be an area__________ width__________ projection__________ how protected__________
29. Are there any elevator shafts? _________ height__________ how protected__________
30. How will the building be heated? _________ Will the building be wired for electric lighting, or power__________
31. What is the height of first floor above sidewalk or parking__________
32. Has the earth grade been obtained from grade of highways__________
33. What is the height of the present terrace or parking above earth__________
34. Is there any change proposed in this height of terrace or parking__________
35. Is there a sidewalk, curb, or improved roadway in front of proposed structure__________
36. Have deposits__________ as required by order of Commissioners to cover cost of any damage to public property__________
37. Collector's receipt for above deposit, No.__________
38. What is the estimated cost of the improvement? _________

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

SIGNATURE OF OWNER. ____________

APPLICANT. ____________

ADDRESS. ____________
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, June 13th, 1909

Plat, for Building Permit of lot 30, Block 15, N.W., designated as Square No. 854,

Recorded in Book Gov. 36, page 147
C.O., 16405

Scale: 1 in. = 20 ft.

Issued in accordance with Section 26, Building Regulations
For furnish [illegible]
Resurvey for [illegible]
Address: 2138 California Street, NW

Name of Apartment: Lonsdale
Square: 2530
Lot: 0192

Year of Construction: 1909
Building Permit Date: 06/30/1909
Building Permit #: 5112
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $50,000
Plan of Building with Building Permit located at the National Archives.

Stories: 4
Plan: U-shaped
Exterior Material: Brick/Stone
Structural Material: Brick
Relate to other Buildings: Freestanding
Stylistic Characteristics: Craftsman

PHOTO
APPLICATION FOR PERMIT TO BUILD

Washington, D.C. JUN 30 1909

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. Has a plan been obtained from the Inspector's office and building been passed upon as satisfactory? Yes
2. What is the number of lot? 192
3. What is the number of building? 2530
4. State how many buildings to be erected: 1
5. No. of stories in height: 4
6. Material: Brick
7. If of frame, will the proposed structure be within 20 feet of any brick building? Yes
8. Size of lot: Front: 50'; Rear: 100'; Depth: 176'; 1, 1909
9. Size of main building: Width of front: 40'; Length: 120'; 1, 1909
10. Size of back building: No. of feet wide: 40'; No. of feet long: 60'; No. of feet high: 3
11. No. of feet in height from sidewalk to highest part of roof at front: 30'; Average height: 30'
12. What is the purpose of the building? 100'; Apartment
13. Will there be a store in the lower story? No
14. Will the building be erected on solid or filled land? Solid
15. Material of foundations: Concrete
16. Width of foundations: 20'; Thickness, 12'; No. of brick footings: 3
19. What will be the material of the doors? Brick
20. Will the roof be flat, pitch, or mansard? Flat
21. Will there be any projections beyond the building line? No
22. Have they been approved? Yes
23. Projection of main steps from building line: Cellar step projection: Projections
24. Are there any bay windows? Yes
25. Are there any mullions? Yes
26. Are there any lower projections? Yes
27. Will there be an area? Yes
28. Are there any elevators? Yes
29. How will the building be heated? Steam
30. Will the building be wired for electric lighting, or power... Yes
31. What is the height of first floor above sidewalk or parking? 20'
32. Has the curb grade been obtained from engineer of highways? Yes
33. What is the height of the present terrace or parking above curb? 20'
34. Is any change proposed in this height of terrace or parking? No
35. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? No
36. Have deposits $3,000, as required by order of Commissioners in favor of city for any damage to public property?
37. Collector's receipt for above deposit: No
38. What is the estimated cost of the improvement? $3,000

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: John Smith
Applicant: 331
Address: 1234

Permit No. 5/12
at, for Building Permit of lots 10 and 11, Widow's Mite, combination into one lot having been prepared and number reserved, as shown hereon.

Recorded in Book page

Scale: 1 in. = 30 ft.

In accordance with Section 26, Building Regulations

Luther A. Swartzell, owner

Surveyor, District of Columbia
Address: 1117 Vermont Avenue, NW
Demolished

Name of Apartment: Heritage

Square: 0215
Lot: 0011

Year of Construction: 1909
Building Permit Date: 06/16/1909
Building Permit #: 4896

Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Charlotte Dailey

Total Cost of Improvement: $20,000

Front Elevation Drawings, Building Plan, Projection Plan, Applications for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 4
Plan: Rectangular plan
Exterior Material: Brick
Structural Material: Brick
Relate to other Buildings: Attached
Stylistic Characteristics: Classical
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?  
   Charlotte Bailey

2. " " architect's name?

3. " " builder's name?

4. " " house number

5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 36, 4th.

6. What is the number of lot, block, etc., subdivision?

7. State how many buildings to be erected.

8. No. of stories in height... Material...

9. If of frame, will the proposed structure be within 24 feet of any brick building?

10. Size of lot: Front:....; rear:....; side:....; depth:....

11. Size of main building: Width of front:....; No. of feet deep:....

12. Size of back building: No. of feet wide:....; No. of feet long:....; No. of feet high:....

13. No. of feet in height from level of sidewalk to highest part of roof at front:....; average height:....

14. What is the purpose of the building?....; Nature of business to be conducted?

15. Will the building be erected on solid or filled land?....; Material of foundations?

16. Width of foundation:....; thickness:....; No. of brick footings:....

17. Thickness of external walls: To first floor level:....; 1st story:....; 2nd story:....; 3rd story:....; 4th story:....; 5th story:....; 6th story:....; 7th story:....; 8th story:....; 9th story:....

18. Thickness of party walls: To first floor level:....; 1st story:....; 2nd story:....; 3rd story:....; 4th story:....; 5th story:....; 6th story:....; 7th story:....; 8th story:....; 9th story:....

19. What will be the material of the front?

20. Will the roof be flat, pitch, or mansard?....; Material of roofing?

21. Will there be any projections beyond the building line?

22. Projection of main steps from building line:....; cellar step projection:....; how projected?

23. Are there any bay windows?....; height:....; width:....; projection:....

24. Are there any oriel?

25. Are there any tower projections?

26. Are there any show windows?

27. Are there any vaults?

28. Will there be an area?

29. Are there any elevator shafts?

30. How will the building be heated?

31. What is the height of first floor above sidewalk or parking?

32. What is the height of the present terrace or parking above eave?

33. Is any change proposed in this height of terrace or parking?

34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?

35. Have deposited $..... as required by order of Commissioners to cover cost of any damage to public property

36. Collector's receipt for above deposit.

37. What is the estimated cost of the improvement? $.....

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner
Charlotte Bailey

Applicant

Address

334
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, May 28th,

Plat, for Building Permit of

lot 11, Square 215,

Recorded in Book 37 page 6

S.O. 14291

Scale: 1 in. = 20 ft.

Notice no new walls were on this line when I entered walls of E.B.

Recorded in Book 37 page 6

Issued in accordance with Section 26, Building Regulations

Furnished to Charlotte Dalley, owner

Resurvey for

per Surveyor, District o

335
Special Application for Projections Beyond the Building Line

Washington, D. C., May 29, 1907

To the HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on lot 11

Square 215 subdivision

to be known as No. 111 Vermont Ave. N.W.

Number of buildings 1 Width of fronts 20 ft each

What is the height of the present terrace or parking above curb

Is any change proposed in this height of terrace or parking

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<td>Colonnades</td>
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<td>5</td>
<td>Corner-tower</td>
<td>2.0</td>
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<td>6</td>
<td>Marquise</td>
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<td>7</td>
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<td>8</td>
<td>Porte cochere</td>
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<td>9</td>
<td>Porch, open</td>
<td>4.0</td>
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<td>10</td>
<td>Porch, covered</td>
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<tr>
<td>11</td>
<td>Show-windows</td>
<td>2.0</td>
<td>7.6</td>
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<td>Steps to main entrance</td>
<td>4.0</td>
<td>7.6</td>
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<td>13</td>
<td>Steps to basement</td>
<td>4.0</td>
<td>7.6</td>
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<tr>
<td>14</td>
<td>Vault</td>
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Very respectfully,

[Signature]

Owner

Per: [Signature]

Agent

Address: 1333-9 N.W.
Special Application for Projections Beyond the Building Line

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on

Lot: 11
Square: 215

subdivision

Number of buildings: 1

Width of front: 27.4 each

What is the height of the present terrace or parking above curb: None

Is any change proposed in this height of terrace or parking: Yes

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<td>Marquise</td>
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<td>Porte-cochere</td>
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<td>14</td>
<td>Vault</td>
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</table>

Very respectfully,

Charlotte Dallas
Owner

Per: A.H. Beers
Agent

Address: 1333 - E W St

337
Address: 1436 Meridian Place, NW
1438 Meridian Place, NW
1440 Meridian Place, NW
1477 Newton Street, NW
1483 Newton Street, NW
1489 Newton Street, NW
1495 Newton Street, NW

Name of Apartment: Ohio, Rochester, Detroit, Marquerite, Isabella, Duquesne, Clarion

Square: 2681
Lot: 0681, 0682, 0683, 0685, 0686, 0687, 0698

Year of Construction: 1909
Building Permit Date: 08/16/1909 1436-44 Meridian
                      10/12/1909 1477-95 Newton St.
Building Permit #: 1048 and 2466
Architect: Albert H. Beers and F.R. White
Builder: Harry Wardman
Owner: Harry Wardman
Total Cost of Improvement: $125,000 and $100,000
Site plan with original Building Permit located at the National Archives.

Stories: 4
Plan: T-shaped with 2 square projecting bays on front facade
Exterior Material: Brick/Stone
Structural Material: Brick
Relate to other Buildings: Freestanding
Stylistic Characteristics: Spanish Mission
PHOTO 339
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? H. Wardman
2. " architect's name? A. H. Beers
3. " builder's name? H. Wardman
4. " house number 1333
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 29? Y
6. What is the number of lot? 1333
7. State how many buildings to be erected: 4
8. No. of stories in height: 2
9. If of frame, will the proposed structure be within 2 feet of any brick building?: No
10. Size of lot: From: 40.0; rear: 60.0; depth: 157.50
11. Size of main building: Width of front: 40.0; No. of feet deep: 120.0
12. Size of back building: No. of feet wide: 10.0; No. of feet long: 20.0; No. of feet high: 10.0
13. What is the number of lot? 1333
14. What is the purpose of the building? Apartments. If dwelling, for how many families? 3
15. Will there be any store on the lower story? No. Nature of business to be conducted?:
16. Will the building be erected on solid or filled land?: Solid
17. Material of foundations: Large brick
18. Width of foundation: 4.0; thickness: 1.0; No. of brick footings: 3
19. Thickness of external walls: To first floor level: 12.0; 1st story: 12.0; 2nd story: 12.0; 3rd story: 12.0
20. 4th story: 12.0; 5th story: 6th story: 7th story: 12.0; 8th story: 12.0; 9th story: 12.0
21. Thickness of party walls: To first floor level: 12.0; 1st story: 12.0; 2nd story: 12.0; 3rd story: 12.0
22. 4th story: 12.0; 5th story: 6th story: 7th story: 12.0; 8th story: 12.0; 9th story: 12.0
23. What will be the material of the front?: Brick
24. If stone, what kind?:
25. Will the roof be flat, pitch, or mansard?: Flat, material of roofing: Slate, access to roof:
26. Will there be any projections beyond the building line?: Yes, Have they been approved?:
27. Projection of main steps from building line: 10.0, cellar step projection: 0.0
28. Are there any hay windows?: No
29. Are any oriel windows?: No
30. Are there any tower projections?: No
31. Are there any show windows?: No
32. Are there any vaults?: No; depth: 0; length: 0; width: 0
33. Will there be an area?: No; width: 0; projection: 0; how protected?:
34. Are there any elevator shafts?: No; how protected?:
35. How will the building be heated?: Steam, Will the building be wired for electric lighting, or power light?: Yes
36. What is the height of first floor above sidewalk or parking?: 12.0
37. Has the curb grade been obtained from engineer of highways?: Yes
38. What is the height of the present terrace or parking above curb?: No
39. Is any change proposed in this height of terrace or parking?: No
40. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?:
41. Have deposited $ as required by order of Commissioners to cover cost of any damage to public property:
42. Collector's receipt for above deposit: No.
43. Date:
44. What is the estimated cost of the improvement?: $1,000.00

A certificate must be obtained from the Plumbing Inspector before this application will be considered.

Signature of Owner: H. Wardman
Address: 340
APPLICANT: H. Wardman
1333

No. Brick Required: 400
Permit No.: 1333

FILL OUT APPLICATION IN COPYING INK

340
1333

Washington, D. C.
To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? [Signature]
2. What is the architect's name? [Signature]
3. What is the builder's name? [Signature]
4. What is the house number? [Signature]
5. Has a plat been obtained from the Surveyor's Office and building been located thereon as required by Sec. 26...?
6. What is the number of lot? [Signature]
7. Has a plat been obtained from the Surveyor's Office and building been located thereon as required by Sec. 26...?
8. Has the building been erected?
9. If of frame, what is the proposed structure in width and height of any brick building?
10. Size of lot: Front: [Signature]; rear: [Signature]; depth: [Signature];
11. Size of main building: Width of front: [Signature]; No. of feet deep: [Signature];
12. Size of building: No. of feet wide: [Signature]; No. of feet long: [Signature]; No. of feet high: [Signature];
13. No. of feet in height from sidewalk to highest part of roof at front: [Signature];
14. No. of feet in height from sidewalk to eaves at back: [Signature]; average height:
15. What is the purpose of the building? [Signature]
16. Will there be a store in the lower story? [Signature]
17. Will the building be erected on solid or filled land? [Signature]
18. What is the purpose of the building? [Signature]
19. Will the building be protected by fireproof materials? [Signature]
20. What is the height of the building? [Signature]
21. What is the height of the building? [Signature]
22. What is the height of the building? [Signature]
23. What is the height of the building? [Signature]
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44. What is the height of the building? [Signature]
45. What is the height of the building? [Signature]
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, July 31st, 1910

Permit No. 1091

Plat, for Building Permit, of lots 681 to 683, Mt. Pleasant, taxed as Square 2681

Recorded in Book 37 page 136

S.O. 15214

Scale: 1 in. = 60 ft.

Issued in accordance with Section 26, Building Regulations

Furnished to A.H. Beers, for

Resurvey done by

Surveyor, District or

per
Address: 2010 N Street, NW
Demolished

Name of Apartment: Allendale
Square: 0099
Lot: 0043

Year of Construction: 1909
Building Permit Date: 10/19/1909
Building Permit #: 2644
Architect: Albert H. Beers
Builder: Franklin T. Sanner
Owner: Franklin T. Sanner

Total Cost of Improvement: $25,000

Front Elevation Drawing, Projection Plan, Building Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 4
Plan: Irregular U-shaped plan with 2 square projecting bays on front facade--two square projecting bays on New Hampshire Avenue
Exterior Material: Brick
Structural Material: Brick
Relate to other Buildings: Freestanding/Corner Property
Stylistic Characteristics: Colonial Revival

PHOTO Evening Star September 16, 1911.
APPLICATION FOR PERMIT TO BUILD

Washington, D. C. E.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? F. J. Sanner
2. " " architect's name? C. H. Reed
3. " " builder's name? F. J. Sanner
4. " " house number? 2010 17th Street
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 26?
6. What is the number of lot? 48
7. State how many buildings to be erected?
8. No. of stories in height. 4
9. If of frame, will the proposed structure be within 14 feet of any brick building?
10. Size of lot: Front, 170.8' + x., depth 171.8'.
11. Size of main building: Width of front, 40.1' H. A. No. of feet deep. 36.3'
12. Size of back building: No. of feet wide, 30.0. No. of feet long. 30.0. No. of feet high.
13. What is the purpose of the building?. apartment. If a dwelling, for how many families, 12.
14. Will there be a store in the lower story? no. Nature of business to be conducted.
15. Will the building be erected on solid or filled land? solid. Material of foundations.
16. Width of foundation, 32. K. thickness 1.3. No. of brick footings. 3.
19. What will be the material of the front? brick. If stone, what kind?
20. Will the roof be flat, pitch, or mansard? flat. Material of roofing.
21. Will there be any projections beyond the building line? no. Have they been approved?
22. Projection of main steps from building line, from. cellar step projection. how projected.
23. Are there any bay windows? yes. height. projection. 14.6'
27. Are there any stair windows? no. form. projection.
28. Are there any vault? no. depth. length. width.
29. Will there be an area? no. projection. how protected.
30. Are there any elevator shafts? no. how protected.
31. How will the building be heated? electric. Will the building be wired for electric lighting, no.
32. What is the height of the present terrace or parking above curtilage? 6'.
33. Is any change proposed in this height of terrace or parking?
34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? yes.
35. Have deposited $ 108. as required by order of Commissioners to cover cost of any damage to public property.
36. Collector's receipt for above deposit, No. date.
37. What is the estimated cost of the improvement? $ 2,800.00.

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner... F. J. Sanner

Applicant... 348

Appearance... 1933. 1111
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, D.C.

October 15th, 19

Lot 43, Square 99,

Scale: 1 in. = 20 ft.

Issued in accordance with Section 26, Building Regulations

Furnished to
A.H. Beers

Received on

11/1/09

per

Surveyor District of Columbia.
FILL OUT APPLICATION IN COPYING INK

Special Application for Projections Beyond the Building Line

Washington, D. C. ... 190

To the

HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

GENTLEMEN: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot ... 1 9 3 ... block ... 9 9 ... subdivision ...

to be known as No. ... 2 0 1 0 ... Number of buildings, ... 1 ... Width of fronts ... 4 9 . 7 5 ... What is the height of the present terrace or parking above curb ... 6 . 5 ... No. ...

Is any change proposed in this height of terrace or parking ...

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<th>DESCRIPTION</th>
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Widths

| K. A. St. | 11. 2 M. |
| Street    | 1. 2 M.  |
|          | 1. 1 M.  |
| Roadway   | 5. 1 M.  |
| Sidewalk  | 1. 1 M.  |
| Parking   | 2. 1 M.  |

Very respectfully,

[Signature]

Owner

Per ... [Signature] Agent

Address ... 1333- 81 1/2

3 5 0
Address: 2123 California Street, NW

Name of Apartment: Brighton

Square: 2528

Lot: 0193

Year of Construction: 1909

Building Permit Date: 10/20/1909

Building Permit #: 2661

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $100,000

Front Elevation drawing, Plan of Building, Projection Plan, with Building Permit in National Archives.

Stories: 7

Plan: U-shaped plan with 2 square bays--in each wing of the U-front

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Classically inspired

PHOTO
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:
The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? A. J. Townsend
2. " architect's name? A. J. Townsend
3. " builder's name? A. J. Townsend
4. " house number? 2136
5. " street? E. St.
6. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 26? Yes
7. What is the number of lot? 1068
8. " block? 1
9. " subdivision? A
10. State how many buildings to be erected. 3
11. No. of stories in building. 0
12. If of frame, will the proposed structure be within 24 feet of any brick building? No
13. Size of lot: Front...150; rear...150; depth...155
14. Size of main building: Width of front...120; No. of feet deep...120
15. Size of back building: No. of feet wide...; No. of feet long...; No. of feet high...;
16. No. of feet in height from level of sidewalk to highest part of roof at front...70;
17. No. of feet in height from sidewalk to center at back...65; average height...67.50
18. What is the purpose of the building? * A. J. Townsend
19. Will there be a store in the lower story? Yes; Nature of business to be conducted...; Material of foundations...; Width of foundation...12; thickness...18; No. of brick footings...
20. Thickness of external walls: 1st floor level...23; 2nd story...20; 3rd story...18; 4th story...12; 5th story...13; 6th story...13; 7th story...13; 8th story...12; 9th story...13
21. Thickness of party walls: 1st floor level...14; 2nd story...14; 3rd story...13; 4th story...13; 5th story...13; 6th story...13; 7th story...13; 8th story...12; 9th story...12
22. What will be the material of the roof? Brick; If stone, what kind?
23. Will the roof be flat, pitched, or covered? Flat; material of roofing...; access to roof...; Slat
24. Will there be any projections beyond the building line? Yes; If yes, have they been approved...;
25. Projection of main steps from building line...; front steps projection...; how projected...;
26. Are there any bay windows? Yes; height...7.0; width...14; projection...4.0;
27. Are there any arches? No; height...width...projection;
28. Are there any stone projections? No; height...width...projection;
29. Are there any window projections? No; height...width...projection;
30. Are there any door windows? No; form...width...projection;
31. Are there steps? No; depth...length...width;
32. Will there be an area? No; width...projection...; how protected...;
33. Are there any elevator chassis? No; how protected...;
34. How will the building be heated? Yes; electric lighting, or other...;
35. What is the height of first floor above sidewalk or parking? Yes; roof...
36. Has the curb grade been obtained from engineer of highways? Yes; grade...
37. What is the height of the present terrace or parking above grade? Yes; grade...
38. Is any change proposed in this height of terrace or parking? Yes; grade...
39. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? Yes; grade...
40. Have deposited $1.20 as required by order of Commissioners to cover cost of any damage to public property...
41. Collector's receipt for above deposit, No. of date...
42. What is the estimated cost of the improvement? $10,000.00

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner
Applicant
Annex

355
Plat, for Building Permit of the South 155 ft.of lots 16,17 and 18, Widow's Lute combination into one lot having been prepared and number reserved, as show recorded in Book P. 1.5., S.O. 16095

Scale: 1 in. = 30 ft.

used in accordance with Section 26, Building Regulations

Harry Wardman, Surveyor for

per. W. J. R. Hunter

356
Special Application for Projections Beyond the Building Line

Washington, D.C.

To the

HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

GENTLEMEN: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on

Lot 193 Street 2527, subdivision Federal Table

to be known as

No. 2131 California Ave. N.W.

Number of buildings

Width of front

What is the height of the present terrace or parking above curb

Is any change proposed in this height of terrace or parking

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Very respectfully,

Walters

Street 2131 California Ave. N.W.

Per A. H. Beers

Address 1333 H St. N.W.
Address: 424 11th Street, NE

Name of Apartment:

Square: 0962
Lot: 0080

Year of Construction: 1909
Building Permit Date: 10/29/1910
Building Permit #: 2865
Architect: Albert H. Beers
Builder: M.H. Merriman
Owner: Chester A. Snow

Total Cost of Improvement: $5,000

Front Elevation Drawing, Building Plan, Application for Projection Beyond Building Line, Projection Plan with Building Permit located at the National Archives.

Stories: 2
Plan: L-shaped plan
Exterior Material: Brick
Structural Material: Brick
Relate to other Buildings: Attached
Stylistic Characteristics: Red brick planar facade

Photos

358
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? C. H. Beers

2. " " architect's name? W. H. Anderson

3. " " builder's name? C. H. Beers

4. Has a plot been obtained from the Surveyor's office and building lines plotted thereon as required by Sec. 26? Yes

5. What is the number of lot? 50

6. State how many buildings to be erected 1

7. No. of stories in height: 2

8. Material: Brick

9. If of frame, will the proposed structure be within 24 feet of any brick building? Yes

10. Size of lot: Front: 23 ft. 6 in.; rear: 30 ft. 2 in.; depth: 100 ft.


13. No. of feet in height from level of sidewalk to highest part of roof is from: 25 ft.

14. What is the purpose of the building? Apartment

15. Will there be a store in the lower story? No

16. Will the building be erected on solid or filled land? Solid; Material of foundations: Concrete

17. Width of foundation: 2 ft. 6 in.; thickness: 10 in.; No. of brick footings: 3

18. Thickness of external walls: To 1st floor level: 5 in. 2nd story: 7 in. 3rd story: 7 in.


20. What will be the material of the roof? Flat; Material of roofing: Slate; Access to roof: Castle.

21. Will the roof be flat, pitch or mansard? Flat

22. Will there be any projections beyond the building line? Yes

23. Projection of main steps from building line: 6 ft. 6 in.; cellar step projection: 0 in.


25. Are there any sash windows? Yes; height: width: projection: 0 in.


27. Will there be an area? Yes; width: projection: 0 in.

28. Are there any elevator shafts? No; how protected: 0 in.

29. How will the building be heated? Gas; Will the building be wired for electric lighting, or power? No

30. What is the height of first floor above sidewalk or parking? 2 ft. above parking

31. Has the curb grade been obtained from engineer of highways? Yes

32. What is the height of the present terrace or parking above curb? 7 ft.

33. Is any change proposed in this height of terrace or parking? No

34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? Yes

35. Have deposits $1,000 as required by order of Commissioners to cover cost of any damage to public property

36. Collector's receipt for above deposit, No.

37. What is the estimated cost of the improvement? $1,000

A certificate must be obtained from the Inspector of Buildings.

Applicant: C. H. Beers

Address: 1038

Signature: C. H. Beers
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, October 19th, 1909

Plat, for Building Permit, of lots 53 and 57, Square 962, combination into one lot having been prepared and number reserved as shown hereon.

Permit No. 16146

Scale: 1 in. = 20 ft.

Issued in accordance with Section 26, Building Regulations

Purchased by: A.H. Boers

Received for: J. J. Sherry
Special Application for Projections Beyond the Building Line

Washington, D.C., Oct 20 1907

To the

HON. COMMISSIONERS, DISTRICT OF COLUMBIA,

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing herunto annexed, to building on lot 80 block 96 2 subdivision.

To be known as No. 424 - 11. L. 17 N. 2

Number of buildings: 1 Width of fronts 9 3/4 each

What is the height of the present terrace or parking above curb?

Is any change proposed in this height of terrace or parking?

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Very respectfully,

G. A. Snow
Owner

Per. A. H. Reed

Address, 1333 D. N. W.

362
Address: 2116 P Street, NW  
Demolished

Name of Apartment: Chalfonte

Square: 0068

Lot: 0017

Year of Construction: 1909

Building Permit Date: 12/27/1909

Building Permit #: 3904

Architect: Albert H. Beers

Builder: Franklin T. Sanner

Owner: Franklin T. Sanner

Total Cost of Improvement: $30,000

Front Elevation Drawing, Building Plan, Projection Plan, Application for Projections Beyond the Building Line with Building Permit located at the National Archives.

Stories: 3

Plan: Irregular rectangular plan with 2 projecting square bays on front facade

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Spanish motifs
FILL OUT APPLICATION IN COPYING INK

APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner’s name?  F. J. Sanner
2. " " " architect’s name?  A. H. Beene
3. " " " builder’s name?  F. J. Sanner 1844 Columbia Rd. 11
4. " " " house number?  108  P  Street  11
5. Has a plat been obtained from the Surveyor’s office and building been located thereon as required by Sec. 26. Yes.
6. What is the number of lot?  17  square
7. State how many buildings to be erected
8. No. of stories in height.  4  Material. Brick
9. If of frame, will the proposed structure be within 24 feet of any brick building?  No.
10. Size of lot:  Front  60  rear  60  depth  110
11. Size of main building:  Width of front  60  No. of feet deep 10 1/2
12. Size of back building:  No. of feet wide  6  No. of feet long  10
13. What is the purpose of the building?  Apartment  If a dwelling, for how many families?  24
14. Will there be a store in the lower story?  Yes  Nature of business to be conducted.
15. Will the building be erected on solid or filled land?  Solid  Material of foundations. Concrete
16. Width of foundation  30  thickness  15  No. of brick footings
17. Thickness of external walls:  1st floor level  18  2nd story  13  3rd story  11  4th story  13  5th story  8
18. Thickness of party walls:  1st floor level  18  2nd story  13  3rd story  11  4th story  13  5th story  8
19. What will be the material of the fronts?  Brick  If stone, what kind?
20. Will the roof be flat, pitch, or mansard?  Pitch  Material of roofing.  Slate  Access to roof. Attic
21. Will there be any projections beyond the building line?  Yes  Have they been approved?  Yes
22. Projection of main steps from building line:  5 6  Cellar step projection
23. Are there any bay windows?  12  width  12  projection  4
24. Are there any oriels?  No  height  width  projection
25. Are there any tower projections?  3  height  width  projection
26. Are there any dormer windows?  form  width  projection
27. Are there any vaults?  depth  length  width
28. Will there be an area?  width  projection  how protected
29. How will the building be heated?  Electric  Will the building be wired for electric lighting, or power? Yes
30. What is the height of first floor above sidewalk or parking?  4 6  What is the height of first floor above sidewalk or parking?
31. Has the earth grade been obtained from engineer of highways?  Yes
32. What is the height of the present terrace or parking above earth?  41
33. Is any change proposed in this height of terrace or parking?  Yes
34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?  Yes
35. Have deposited $  3500 00  as required by order of Commissioners to cover cost of any damage to public property.
36. Collector's receipt for above deposit  No.
37. What is the estimated cost of the improvement?  $ 15000

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner  F. J. Sanner
Applicant  367
Address  New Julian 17

Permit No. 296  Date  Dec 27 1907

200 Bricks Required

No. 367 392 60

Washington, D. C.  Dec 27 1907
permit no. 3904

 Plat, for Building Permit 
original lot 17, Square 69,

 Recorded in bk

 S.O. 18926

 Scale: 1 in. = 20 ft.

 Issued in accordance with Section 26, Building Regulations

 Furnished to 

 Reissued for 

 [Signature]
Special Application for Projections Beyond the Building Line

Washington, D. C., Dec 22d, 1907

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereto annexed, to building on lot... block... subdivision...

Square...

to be known as No. 2108, S. St. 2174.

Number of buildings... Width of fronts... each...

What is the height of the present terrace or parking above curb...

Is any change proposed in this height of terrace or parking...


<table>
<thead>
<tr>
<th>NO.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
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<tbody>
<tr>
<td>1</td>
<td>Areas</td>
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<tr>
<td>2</td>
<td>Balconies</td>
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<tr>
<td>2</td>
<td>Bay-windows</td>
<td>4.0</td>
<td>12.0</td>
<td>each</td>
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<td>3</td>
<td>Colonnades</td>
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<td>Corner-tower</td>
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<td>5</td>
<td>Mansard</td>
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<td>6</td>
<td>Oriel window</td>
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<td>8</td>
<td>Porch open</td>
<td>4.0</td>
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<tr>
<td>9</td>
<td>Porch covered</td>
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<tr>
<td>10</td>
<td>Show-windows</td>
<td></td>
<td></td>
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<tr>
<td>11</td>
<td>Steps to main entrance</td>
<td>5.0</td>
<td>8.6</td>
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</tr>
<tr>
<td>12</td>
<td>Steps to basement</td>
<td>6.0</td>
<td>6.0</td>
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<tr>
<td>13</td>
<td>Vault</td>
<td></td>
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</tr>
</tbody>
</table>

Very respectfully,

F. T. Saurus, Owner

Per, W. H. Brand, Agent

Address, 1342 New York Blvd.

369
Address: 1499 Irving Street, NW
Demolished

Name of Apartment: Beverly
Square: 2673
Lot: 0635

Year of Construction: 1909
Building Permit Date: 07/12/1909
Building Permit #: 162
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $15,000
Site Plan with Building Permit located at the National Archives.

Stories: 4
Plan: Rectangular with two square front bays
Exterior Material: Brick
Structural Material: Brick
Relate to other Buildings: Free Standing
Stylistic Characteristics: Unknown
APPLICATION FOR PERMIT TO BUILD

Washington, D.C.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? T. HARDWARE
2. " architect's name? T. HARDWARE
3. " builder's name? T. HARDWARE
4. " house number? 1499, Irving Street
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 20?
6. What is the number of lot?
7. State how many buildings to be erected.
8. No. of stories in height.
9. If of frame, will the proposed structure be within 24 feet of any brick building?
10. Size of lot: Front: Height: Depth:
11. Size of main building: Width of front:
12. Size of back building: No. of feet wide:
13. What is the purpose of the building?
14. Will there be a store in the lower story?
15. Will the building be erected on solid or filled land?
16. Width of foundation:
17. Thickness of external walls:
18. Thickness of party walls:
19. What will be the material of the roof?
20. Will the roof be flat, gabled, or mansarded?
21. Will there be any projections beyond the building line?
22. Projection of main steps from building line:
23. Are there any hay windows? Yes.
25. Are there any dormer windows? Yes.
26. Are there any show windows? Yes.
27. Are there any vacuums? Yes.
28. Will there be an area? Yes.
29. Are there any elevator shafts? Yes.
30. How will the building be heated? Gas.
31. What is the height of first floor above sidewalk or parking?
32. Has the curb grade been obtained from the engineer of highways?
33. What is the height of the present terrace or parking above ground?
34. Is any change proposed in this height of terrace or parking?
35. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?
36. Have deposited $ as required by order of Commissioners to cover cost of any damage to public property?
37. Collector's receipt for above deposit, No. 15000.
38. What is the estimated cost of the improvement? $.

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner

Address

372 Applicant

3323-24 11 W.
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, June 29th, 1909

RMIT No. 167

It, for Building Permit of 10435, Mt Pleasant Pleasant Plains
taxed as Sq. 2673
5.0. 14770

Recorded in Book 37 page 22

Issued in accordance with Section 26, Building Regulations

Furnished to: A. H. Boers, owner
Resurvey for: Mary Thrallman

M. C. Hazen
Surveyor, District of Columbia

373

Scale: 1" = 40;

O. W. W. 27-27-9
Address: 2124 P Street, NW
Demolished

Name of Apartment: Nottingham

Square: 0068

Lot: 0014

Year of Construction: 1910

Building Permit Date: 02/18/1910

Building Permit #: 4528

Architect: Albert H. Beers

Builder: Franklin T. Sanner

Owner: Franklin T. Sanner

Total Cost of Improvement: $35,000

Front Elevation Drawing, Projection Plan, Building Plan, Application for Projections Beyond Building Line with Building Permit located at the National Archives.

Stories: 4

Plan: Rectangular plan with two projecting square bays on front facade

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristics: Classical
APPLICATION FOR PERMIT TO BUILD

Washington, D.C.  

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?  
   
2. What is the architect's name?  
   
3. What is the builder's name?  
   
4. What is the lot number?  
   
5. Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 36?  
   
6. What is the number of lot?  
   
7. State how many buildings will be erected  
   
8. Number of stories in height  
   
9. If of frame, will the proposed structure be within 24 feet of any brick building?  
   
10. Size of lot: Front:  

11. Size of main building: Width of front:  

12. Size of back building: No. of feet wide:  

13. No. of feet in height from level to highest part of roof at front:  

14. No. of stories in height from sidewalk to eaves at back:  

15. What is the purpose of the building?  
   
16. Will there be a store in the lower story?  
   
17. Will the building be erected on solid or filled land?  
   
18. Will there be any projections beyond the building line?  
   
19. Projection of main steps from building line: No. of feet deep:  

20. Are there any bay windows?  

21. Are there any arched windows?  

22. Are there any lower windows?  

23. Are there any upper windows?  

24. Are there any doors?  

25. Are there any furnaces?  

26. Are there any chimneys?  

27. Will there be an elevator?  

28. How will the building be heated?  

29. What is the height of first floor above sidewalk or parking?  

30. Has the curb grade been obtained from engineer of highway?  

31. What is the height of the present terrace or parking above curb?  

32. Is any change proposed in this height of terrace or parking?  

33. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?  

34. Has availability of sewer been ascertained from Superintendent of Sewers?  

35. Have payments been made, as required by order of Commissioners, to cover cost of any damage to public property?  

36. Collector's receipt for sewer deposit, No.  

37. What is the estimate cost of the improvement?  

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, February 6th, 19...

Plat, for Building Permit of original lot 14, Square 68,

Recorded in Book Orig. Squares, Sr.
S.O., 17300

1230 P Street, North

Scale: 1 in. = 20 ft.

Issued in accordance with Section 26, Building Regulations

Furnished to A. H. Beers, 377
Resurveyed by J. S. Sauer 1773

per Surveyor, District of Columbia
To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA

Gentlemen: I hereby apply for a permit to construct the following

projections beyond the building line, in accordance with the drawing herewith annexed, to building on

lot...14,...square...6.7,...subdivision...

to be known as No.22 2/8- F St. 11 1/4.

Number of buildings...1,...Width of fronts...47'-0,...each.

What is the height of the present terrace or parapet above each...3'-0.

Is any change proposed in the height of terrace or parapet...11'-0.

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
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<tr>
<td>1</td>
<td>Porch, open</td>
<td>4'-9</td>
<td>11'-6</td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Porch, covered</td>
<td>8'-0</td>
<td>10'-6</td>
<td></td>
</tr>
<tr>
<td>2</td>
<td>Bay window</td>
<td>3'-0</td>
<td>10'-2</td>
<td></td>
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</tbody>
</table>

Very respectfully,

[Signature]

P. Mc. Do

Widths  

<table>
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<tr>
<th>Street</th>
<th>90</th>
<th>Per</th>
<th>[Signature]</th>
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</thead>
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<tr>
<td>Sidewalk</td>
<td>12</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Parking</td>
<td>12</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Address: 1340 11 1/4 Ave. NW.
Lot 14 3068  PROJECTION PLAN  2126 P St. N.W  G.H. Beers, Architect
Address: 1628 Columbia Road, NW
Demolished

Name of Apartment: Cavendish
Square: 2578
Lot: 0024

Year of Construction: 1910
Building Permit Date: 03/03/1910
Building Permit #: 4734
Architect: Albert H. Beers
Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $75,000

Front Elevation Drawing, Plan of Building, Application for Projections Beyond Building Line, Projection Plan with Building Permit located at National Archives.

Stories: 4
Plan: U-shaped with square projecting bays front & side
Exterior Material: Stucco/Tile
Structural Material: Brick/Concrete
Relate to other Buildings: Freestanding/Crner Property

Stylistic Characteristics: Spanish influences

PHOTO: Evening Star July 2, 1910 and December 24, 1910

380
APPLICATION FOR PERMIT TO BUILD

Washington, D.C. MAR 3 1918

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? N. T. Hardman
2. What is the architect's name? W. J. Beers
3. What is the builder's name? N. T. Hardman
4. What is the house number? 1618 Columbia Road N.W.

5. Has a plot been obtained from the Surveyor's office and building been located thereon as required by Sec. 26? Yes
6. What is the number of lot? 24
7. State how many buildings to be erected. 1
8. Number of stories in height: 3.
9. If of frame, will the proposed structure be within 24 feet of any brick building? No
10. Site of lot: From 187.1; near 1.50; -0-; depth 97.08 & 108.70
11. Site of main building: Width of front 120; No. of feet deep 102
12. Site of back building: No. of feet wide 35.; No. feet long 20.; No. of feet high

No. of feet in height from level of sidewalk to highest part of roof at front...45.

No. of feet in height from sidewalk to caves at back...45.; average height...50.
13. What is the purpose of the building?
14. Will there be a store in the lower story? No
15. Will the building be erected on solid or filled land? Solid
16. What is the material of foundation? Stone
17. Width of foundation...14.; thickness...12.; No. of brick footing...3.
18. Thickness of external walls: To first floor level 8; 1st story 12'; 2nd story 13'; 3rd story 14'; projection 3.5.
19. Thickness of party walls: To first floor level 8; 1st story 8; 2nd story 8; 3rd story 8; 4th story 8; 5th story 8; 6th story 8; 7th story 8; 8th story 8; 9th story 8.
20. What will be the material of the front? Stone
21. Will the roof be flat, pitch, or mansard? Flat
22. Will there be any projections beyond the building line? No
23. Projection of main steps from building line?
24. Are there any bay windows? Yes
25. Are there any oriel windows? Yes
26. Are there any Dormer windows? Yes
27. Are there any eaves? Yes
28. Will there be an area? Yes
29. Are there any elevator shafts? Yes
30. How will the building be heated?
31. What is the height of first floor above sidewalk or parking? 8.5
32. Has the core grade been obtained from engineer of highways? Yes
33. What is the height of the present terrace or parking above curb line? 8.5
34. Is any change proposed in this height of terrace or parking? No
35. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? Yes
36. Is availability of sewer service ascertained from Superintendent of Sewers? Yes
37. Collector's receipt for deposit, No. 20008 dated Nov 11, 1918
38. What is the estimate cost of the improvement? $20,000

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

382

N. T. Hardman

Address: 1342 N. W. 9th St.
APARTMENT HOUSE GOING UP AT THE SOUTHEAST CORNER OF COLUMBIA ROAD AND MERIDIAN PLACE.

$25,000 AT LONDON BAIL

HOLD S UP STAGE AND GETS AWAY WITH $500 CASH.

ROBBED BY LONE BANDIT

Oatmeal and Stature.

From the London Telegraph

Mr. H. H. Rotherham, of the London Metropolitan Police, has been appointed the new Governor of the Metropolitan Police College. He has been a member of the Metropolitan Police for many years, and is known to be a man of great ability and experience. The new Governor will be responsible for the administration of the Police College, and will be assisted by the Deputy Governor, who is Mr. W. H. Smith. The new Governor is expected to take up his duties on November 1st.

Artwork: A picture of a large, ornate building with a clock tower. The building is surrounded by trees and a clear sky.

St. N.W.

E & Co., Inc.
Special Application for Projections Beyond the Building Line

Washington, D.C. .................... 100

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA.

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot 24, block 2578, subdivision Square

to be known as No. Columbia Road N.W.

Number of buildings 1 Width of fronts 120', each

What is the height of the present terrace or parking above curb 6'

Is any change proposed in this height of terrace or parking 6

<table>
<thead>
<tr>
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<th>DESCRIPTION</th>
<th>PROJECTION</th>
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<td>3'0</td>
<td>9'0</td>
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<tr>
<td></td>
<td>Balconies</td>
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<td></td>
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<tr>
<td></td>
<td>Bay-windows</td>
<td>3'0</td>
<td>9'0</td>
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<td></td>
<td>Colonades</td>
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<td>Corner-tower</td>
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<td>Marquise</td>
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<td></td>
<td>Oriel window</td>
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<td>Porte cochere</td>
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<td>Porch, open</td>
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<td>Porch, covered</td>
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<td>Show-window</td>
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<td>Steps to main entrance</td>
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<td>Steps to basement</td>
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<td>Vault</td>
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</table>

Very respectfully,

[Signature]

Owner

Per [Signature]

Agent

Address 1519 N. Y. Ave N.W.

386
Address: 1206 10th Street, NW

Name of Apartment: Woodworth

Square: 0340

Lot: 0069

Year of Construction: 1910

Building Permit Date: 05/12/1910

Building Permit #: 6355

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $75,000

Building Plan with Building Permit located at the National Archives.

Stories: 4

Plan: U-shaped plan

Exterior Material: Brick/Stone

Structural Material: Brick/Concrete

Relate to other Buildings: Freestanding/Corner Property

Stylistic Characteristics: Stripped classical

Photos
APPLICATION FOR PERMIT TO BUILD

Washington, D. C.,

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?  
   H. Hardman

2. What is the architect's name?  
   C. H. Neen

3. What is the builder's name?  
   H. Hardman

4. What is the house number?  
   1206-17th St. N.W.

5. Has a plat been obtained from the Surveyor's office and building has been located thereon as required by Sec. 9, 902?  
   Yes

6. What is the number of lot?  
   69

7. State how many buildings to be erected.  
   1

8. Number of stories in height.  
   4

9. If of frame, will the proposed structure be within 24 feet of any brick building?  
   No

10. Site of lot: Front. 120', 1st story. 113'; No. of feet deep. 91-6'.

11. Size of main building: Width of front. 117-6'; No. of feet deep. 91-6'.

12. Size of back building: No. of feet wide. 7'; No. of feet long. 17-8'; No. of feet high.

   No. of feet in height from level of sidewalk to highest part of roof at front. 45'; Average height. 46-6'.

13. What is the purpose of the building?  
   Apartment

14. Will there be a store in the lower story?  
   No

15. Will the building be erected on solid or filled land?  
   Solid

   Material of foundation. Brick

16. Width of foundation. 30'; thickness 12'; No. of brick footings.


19. What will be the material of the front?  
   Brick

20. Will the roof be flat, pitch, or mansard?  
   Pitch

21. Will there be any projections beyond the building line?  
   Have they been approved.


23. Are there any bay windows?  
   height; width: projection

24. Are there any oriel windows?  
   height; width: projection

25. Are there any lower projections?  
   height; width: projection

26. Are there any dormers?  
   height; width; form; width: projection

27. Are there any windows?  
   height; length; width

28. Will there be an area?  
   width; projection; how projected.

29. Are there any elevator shafts?  
   No

30. How will the building be heated?  
   Electric light and power.

31. How will the building be wired for electric lights and power?  
   Yes

32. What is the height of first floor above sidewalk or parking?  
   33. Has the curb grade been obtained from owner of highways?  
   Yes

34. What is the height of the present terrace or parking above curb?  
   35. Is any change proposed in this height of terrace or parking?  
   Yes

36. Is there a sidewalk, curb, or improved roadway in front of proposed structure?  
   Yes

37. Has an application for water bond been made to Superintendent of Streets?  
   Yes

38. Have deposited $210 required of the Board of Commissioners ex the cost of any damages to public property?  
   Yes

39. Collector's receipt for above deposit.  
   40. What is the estimated cost of the improvements?  
   $389

A certificate must be presented before this application will be considered by the Plumbing Inspector.
Plat, for Building Permit, of 12', 52, Square 310,

Reported in Book 39, page 157

Scale: 1 in. = 30 ft.

Issued in accordance with Section 26, Building Regulations

Furnished to

Resurvey for

Surveyor, District of Columbia
Address: 1825 Vernon Street, NW

Name of Apartment: Holland

Square: 2555

Lot: 0005

Year of Construction: 1910

Building Permit Date: 05/19/1910

Building Permit #: 6505

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement: $30,000

Front Elevation Drawings, Building Plan with Building Permit located in the National Archives.

Stories: 4

Plan: I-shaped plan

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Mediterranean

Photos
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? A. J. Clower
2. What is the architect's name? A. J. Clower
3. What is the building's name? A. J. Clower
4. What is the address for the building? 1517 19th Street Avenue
5. Has a plat been obtained from the Street's office and building been located thereon as required by Sec. 190? Yes
6. What is the number of lot? 5
7. State how many buildings to be erected. 1
8. Number of stories in height: 4
9. Material: Brick
10. If of frame, will the proposed structure be within 22 feet of any brick building? No
11. Size of lot: Front. 50; rear. 50; depth. 100
12. Size of main building: Width of front. 50; No. of feet deep. 91; No. of feet wide. 70
13. No. of feet in height from level of sidewalk to highest part of roof at front. 50
14. What is the purpose of the building? Apartment. If a dwelling, for how many families? 16
15. Will there be a store in the lower story? No. Nature of business to be conducted. Hotel
16. Will the building be erected on solid or filled land? Solid. Material of foundation. Concrete
17. Width of foundation. 30; thickness. 12; No. of brick courses. 6
18. Thickness of external walls. To first floor level. 18; 1st story. 18; 2nd story. 18; 3rd story. 18; 4th story. 13; 5th story. 13; 6th story. 12; 7th story. 8; 8th story. 8; 9th story. 8; 10th story. 8; 11th story. 8; 12th story. 8; 13th story. 8; 14th story. 8; 15th story. 8; 16th story. 8; 17th story. 8; 18th story. 8; 19th story. 8; 20th story. 8; 21st story. 8; 22nd story. 8; 23rd story. 8; 24th story. 8; 25th story. 8; 26th story. 8; 27th story. 8; 28th story. 8; 29th story. 8; 30th story. 8
19. Thickness of party walls. To first floor level. 18; 1st story. 18; 2nd story. 18; 3rd story. 18; 4th story. 18; 5th story. 18; 6th story. 18; 7th story. 18; 8th story. 18; 9th story. 18; 10th story. 18; 11th story. 18; 12th story. 18; 13th story. 18; 14th story. 18; 15th story. 18; 16th story. 18; 17th story. 18; 18th story. 18; 19th story. 18; 20th story. 18; 21st story. 18; 22nd story. 18; 23rd story. 18; 24th story. 18; 25th story. 18; 26th story. 18; 27th story. 18; 28th story. 18; 29th story. 18; 30th story. 18
20. What will be the material of the front? Brick. If stone, what kind? Brick
22. Will there be any projections beyond the building line? No. Have they been approved? Yes
23. Projection of main steps from building line. 5; collar step projection. How protected. 5; how protected.
24. Are there any bay windows? No; height. Width. 5; projection. 5; how protected. 5
25. Are there any dormers? No; height. Width. 5; projection. 5; how protected. 5
26. Are there any tower projections? No; height. Width. 5; projection. 5; how protected. 5
27. Are there any show windows? No; form. Width. 5; projection. 5; how protected. 5
28. Are there any ventilators? No; height. Width. 5; projection. 5; how protected. 5
29. Are there any elevator shafts? No; how protected. 5
30. Will the building be heated? Yes. With what? Hot water. If electric lighting or power light? No
31. What is the height of level above sidewalk or parking? 36
32. Has the curb grade been obtained from engineer of highways? Yes
33. What is the height of the present terraces or parking above curb? 36
34. Is any change proposed in this height of terrace or parking? No
35. Is there a sidewalk, curb, or improved roadway in front of proposed structure? Yes
36. Has availability of sewer been ascertained from Superintendent of Sewers? Yes
37. Have deposits been made as required by order of Commissioners to cover cost of any damage to public property? Yes
38. Collector's receipt for above deposits. No
39. What is the estimated cost of the improvements? 393; Plumbing Inspector before this application. 393

A certificate must be obtained will be considered by the

Prepared: A. J. Clower
Plat, for Building Permit of Lot 2, Block 3, Washington Heights, issued by [Name], R.D., J.M., No. 10.

Recorded in Book County, No. 115.

Scale: 1 in. = 20 ft.

Issued in accordance with Section 26, Building Regulations.

Furnished to: A.H. Peers.

Resurvey for: F.J. Sanner.

By: [Signature]

Surveyor, District of Columbia.
Special Applications for Projections Beyond the Building Line

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA

[Signature]

Number of buildings

Description

<table>
<thead>
<tr>
<th>No.</th>
<th>Projection</th>
<th>Width</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>4.0</td>
<td>12.0</td>
</tr>
<tr>
<td>2</td>
<td>5.0</td>
<td>0.0</td>
</tr>
</tbody>
</table>

Very respectfully,

[Signature]

F. J. [Last Name]
Owner

[Signature]

W. H. [Last Name]
Agent

Address, 1842, W. 40th St.
Address: 2106 F Street, NW  
Demolished  

2112 F Street, NW  
Demolished

Name of Apartment: Clermont and Atherton

Square: 0081

Lot: 0082 and 0083

Year of Construction: 1910

Building Permit Date: 05/31/1910

Building Permit #: 6618

Architect: Albert H. Beers

Builder: Harry Wardman

Owner: Harry Wardman

Total Cost of Improvement:

Floor Plan, Application for Projections Beyond Building Line, with Building Permit located at National Archives.

Stories: 4

Plan: I-shaped plan

Exterior Material: Brick/Stone

Structural Material: Brick

Relate to other Buildings: Freestanding/Cornr Property

Stylistic Characteristics: Renaissance Revival

PHOTO Photographed during Foggy Bottom Survey
Application for Permit to Repair or Reconstruct Buildings

Washington, D.C.

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to make repairs in conformity with the Building Regulations.

1. Owner's name
2. House number
3. Number of house
4. Nearest intersecting street
5. Name of lot
6. Number of acres
7. Name of architect
8. Name of contractor

DESCRIPTION OF THE PRESENT BUILDING.

<table>
<thead>
<tr>
<th>Description</th>
<th>Details</th>
</tr>
</thead>
<tbody>
<tr>
<td>Material of house</td>
<td>Buck</td>
</tr>
<tr>
<td>Material of roof</td>
<td>Red</td>
</tr>
<tr>
<td>Width of front</td>
<td>102 ft.</td>
</tr>
<tr>
<td>Height in stories</td>
<td>28 ft.</td>
</tr>
</tbody>
</table>

10. Will the building be wired for electric lighting, heating, or power?

11. After alteration, will the building conform in every respect with the requirements of the building law?

12. Collector's receipt for above deposit. No. Date

13. What is the estimated cost of the improvement? $...

Personally appeared before me this day of A.D. 19...

A.D. 19...

who, being duly sworn, deposes and says that the estimated cost of alteration and repairs contemplated in the attached application for permit is true.

Notary Public, D.C.

DESCRIPTION OF THE PROPOSED IMPROVEMENTS.

Give definite particulars of just what repairs or improvements are contemplated.

[Additional information on improvements]

A certificate must be obtained from the Plan 398... this application will be considered by the Inspector of Buildings.

Signature of Owner

Signature of Applicant

Address
To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing herunto annexed, to building on:

lot block square subdivision

To be known as No. 2100 - F. 24th NW.

Number of buildings Width of fronts each
1 102.4" each

What is the height of the present terrace or parking above curb

Is any change proposed in this height of terrace or parking

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td>2</td>
<td>Areas</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Balconies</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Bay windows</td>
<td>3.0</td>
<td>25.0</td>
<td>On 25th St.</td>
</tr>
<tr>
<td></td>
<td>Colonnades</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Corner-tower</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Marquise</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Oriel window</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Porte cochere</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Porch, open</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Porch, covered</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Show-windows</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Steps to main entrance</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Steps to basement</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Vault</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Very respectfully,

Henry Hardman
Owner

A.B. Bres 'Agent

Address 1342 New York St. NW
Address: 1316 Euclid Street, NW

Name of Apartment: Summitt

Square: 2866

Lot: 0081

Year of Construction: 1910

Building Permit Date: 08/03/1910

Building Permit #: 614

Architect: Albert H. Beers

Builder: L.E. Breuninger

Owner: L.E. Breuninger

Total Cost of Improvement: $40,000

Building Plan with Building Permit located at the National Archives.

Stories: 3

Plan: H-shaped with 2 octagonal bays on front

Exterior Material: Brick/Concrete

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Classical

PHOTO
APPLICATION FOR PERMIT TO BUILD
Washington, D. C.,

To the INSPECTOR OF BUILDINGS:
The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner’s name?:
   
2. What is the architect’s name?:
   
3. What is the builder’s name?:
   
4. What is the house number?:
   
5. Has a plat been obtained from the Surveyor’s office and building been located thereon as required by Sec. 25?:
   
6. What is the number of lot?:
   
7. State how many buildings to be erected:
   
8. Number of stories in height:
   
9. If of frame, will the proposed structure be within 24 feet of any brick building?:
   
10. Size of lot: Front . . . 60
    rear . . . 60
    depth . . . 203.

11. Size of main building: Width of front . . . 59 1/2
    No. of feet deep . . . 115

12. Size of back building: No. of feet wide . . . 0
    No. of feet long . . . 40
    No. of feet high:
    No. of feet in height from level of sidewalk to highest part of roof at front . . . 40
    No. of feet in height from sidewalk to eaves at back . . . 38
    Average height . . . 37

13. What is the purpose of the building?:

14. Will there be a store in the lower story?:
   Yes.
   Purpose of business to be conducted:

15. Will the building be erected on solid or filled land?:
   Solid.
   Material of foundation:
   Concrete
   Width of foundation . . . 24
   Thickness . . . 12
   No. of brick footing:

16. Thickness of external walls:
   1st story . . . 13
   2nd story . . . 13
   3rd story . . . 13
   4th story . . . 13
   5th story . . . 13
   6th story . . . 13
   7th story . . . 13
   8th story . . . 13
   9th story . . . 13

17. Thickness of party walls:
   1st floor level . . . 13
   3rd floor . . . 13
   5th floor . . . 13
   7th floor . . . 13
   9th floor . . . 13

18. What will be the material of the front?:
   Brick.
   If stone, what kind?:

19. Will the roof be flat, pitch, or mansard?:
   Flat.
   Material of roofing:
   Roofing

20. Will there be any projections beyond the building line?:
   Yes.
   Have they been approved:

21. Projection of main steps from building line:
   No.

22. Are there any bay windows?:
    Yes.
    Height:
    Width:
    Projection:

23. Are there any dormers?:
    Yes.
    Height:
    Width:
    Projection:

24. Are there any tower projections?:
    Yes.
    Height:
    Width:
    Projection:

25. Are there any show windows?:
    No.
    Form:
    Width:
    Projection:

26. Are there any vaults?:
    No.
    Depth:
    Length:
    Width:

27. Will there be an area:
    Yes.
    Width:
    Projection:
    How protected:

28. Are there any elevator shafts?:
    No.

29. How will the building be heated?:
   Steam.
   Will the building be wired for electric lighting or power?:

30. What is the height of first floor above sidewalk or parking?:
    Yes.

31. Has the curb grade been obtained from Engineer of Highways?:
    Yes.

32. What is the height of the present terrace or parking above curb?:
    Yes.

33. Is any change proposed in this height of terrace or parking?:
    No.

34. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?:
    Yes.

35. Has the availability of sewer been ascertained from Superintendent of Sewers?:
    Yes.

36. Have deposits of $4000 been made as required by order of Commissioners to secure cost of any damage to public property?
    Yes.

37. Collector’s receipt for above deposit:

38. What is the estimate cost of the improvements?:
   $4000.

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the

Signature of Owner:

Address:

Annex: 13 42 7/2 25 6 4 13

Plumbing Inspector.

Permit No.

48 12
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, August 1st, 19-

Permit No. 614

Plat, for Building Permit, of lot 81, blk, 30, Columbia Heights, taxed as Square C56,

Recorded in Book 40 page 17

S.O. 1963

Euclid Street

Scale: 1 in. = 40 ft.

Issued in accordance with Section 26, Building Regulations

Furnished to Lewis E. Breuninger,

Resurvey for

Dr. [Signature]

per

Surveyor, District of Columbia
Address: 1525 Que Street, NW

Name of Apartment: Clinton

Square: 0193

Lot: 0146

Year of Construction: 1911

Building Permit Date: 02/12/1911

Building Permit #: 3509

Architect: Albert H. Beers

Builder: Franklin T. Sanner

Owner: Franklin T. Sanner

Total Cost of Improvement: $30,000

Front Elevation Drawing, Building Plan, Application for Projections Beyond the Building line with Building Permit located at the National Archives.

Stories: 4

Plan: Rectangular plan with 2 projecting square bays on front facade and two side projecting square bays

Exterior Material: Brick

Structural Material: Brick

Relate to other Buildings: Attached

Stylistic Characteristics: Craftsmen

PHOTO

405
To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA

Gentlemen: I hereby apply for a permit to construct the following:

projections beyond the building line, in accordance with the drawing hereto annexed, in building on

<table>
<thead>
<tr>
<th>Lot</th>
<th>Block</th>
<th>Square</th>
<th>Subdivision</th>
<th>Description</th>
<th>Projection</th>
<th>Width</th>
<th>Remarks</th>
</tr>
</thead>
<tbody>
<tr>
<td>1.</td>
<td>17</td>
<td>103</td>
<td>1523-6</td>
<td>Bay windows</td>
<td>4'0&quot;</td>
<td>25'0&quot;</td>
<td></td>
</tr>
</tbody>
</table>

What is the height of the present terrace or parking above curb: 24'0"

Is any change proposed in this height of terrace or parking: 24'0"

No. | Description | Projection | Width | Remarks |
<table>
<thead>
<tr>
<th></th>
<th></th>
<th></th>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Porch, open</td>
<td>4'0&quot;</td>
<td>5'0&quot;</td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Porch, covered</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Steps to main entrance</td>
<td>6'0&quot;</td>
<td>11'0&quot;</td>
<td></td>
</tr>
<tr>
<td>1</td>
<td>Steps to basement</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

Very respectfully,

[Signature]

Street | Roadway | Sidewalk | Parking |
<table>
<thead>
<tr>
<th></th>
<th></th>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>90</td>
<td>32</td>
<td>12</td>
<td>17</td>
</tr>
</tbody>
</table>

Widths

- [Signature]

Per. [Signature]

Address: 1342 7th St., N.W.
**APPLICATION FOR PERMIT TO BUILD**

Washington, D. C., 190

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name?  
   **J. T. Tennyson**

2. What is the architect's name?  
   **J. T. Tennyson**

3. What is the builder's name?  
   **J. T. Tennyson**

4. What is the house number?  
   **1333**

5. Has a plat been obtained from the State office and building been located therein as required by Sec. 6?  
   **Yes**

6. What is the number of lot?  
   **Black Square 133**

7. State how many buildings to be erected.  
   **1**

8. Number of stories in height.  
   **4**

9. If of frame, will the proposed structure be within 24 feet of any brick building?  
   **Yes**

10. Size of lot: Front...; rear...; depth...  
    **40; 30; 90**

11. Size of main building: Width of front...; No. of feet deep...  
    **40; 40**

12. Size of back building: No. of feet wide...; No. of feet long...; No. of feet high...  
    **40; 40; 40**

13. What is the purpose of the building?  
    **A**

14. Will there be a stair in the lower story?  
    **Yes**

15. Will the building be erected on solid or filled land?  
    **Solid**

16. Width of foundation...; thickness...  
    **30; 12**

17. Height of outside wall: To first floor level...; 1st story...; 2nd story...; 3rd story...; 4th story...; 5th story...; 6th story...; 7th story...; 8th story...; 9th story...  
    **12; 10; 10; 10; 10; 10; 10; 10; 10**

18. Thickness of party walls: To first floor level...; 1st story...; 2nd story...; 3rd story...; 4th story...; 5th story...; 6th story...; 7th story...; 8th story...; 9th story...  
    **12; 10; 10; 10; 10; 10; 10; 10; 10; 10**

19. What will be the material of the front?  
    **Brick**

20. Will the roof be flat, pitch, or mansard?  
    **Pitch**

21. Will there be any projections beyond the building line?  
    **Yes**

22. Projection of main steps from building line...  
    **6**

23. Are there any bay windows?  
    **Yes**

24. Are there any dormers?  
    **Yes**

25. Are there any door windows?  
    **Yes**

26. Are there any tower projections?  
    **Yes**

27. Are there any shed windows?  
    **Yes**

28. Are there any smoke chimneys?  
    **Yes**

29. Are there any dormers?  
    **Yes**

30. Will there be an area?  
    **Yes**

31. How will the building be heated?  
    **Coal**

32. What is the height of first floor above sidewalk or parking?  
    **12**

33. Has the curb grade been obtained from engineer of highways?  
    **Yes**

34. What is the height of the present terrace or parking above curb?  
    **12.5**

35. Is any change proposed in this height of terrace or parking?  
    **No**

36. Is there a sidewalk, curbing, or improved roadway in front of proposed structure?  
    **Yes**

37. Have deposits...  
    **5,000.00**

A certificate must be obtained will be considered by the Ins.

**Signature**  
**J. T. Tennyson**

**Permit No.**  
**3471**
Plat, for Building Permit, of lots 10 and 11, Square 193, combination into one lot having been prepared and number reserved, as shown herein.

Recorded in Book ___ page______

S.O. 21378

 issuer in accordance with Section 26, Building Regulations

Furnished to A. B. Beeler,

Resurvey for
Address: 1305 10th Street, NW

Name of Apartment: Atlantic
Square: 0367
Lot: 0075

Year of Construction: 1911
Building Permit Date: 03/15/1911
Building Permit #: 3991
Architect: Albert H. Beers
Builder: F.A. Blundon
Owner: F.A. Blundon

Total Cost of Improvement: $35,000

Elevation Drawing, site plan with original building permit located at the National Archives

Stories: 4
Plan: Rectangular with bays on all facades
Exterior Material: Brick/Sandstone
Structural Material: Brick

Relate to other Buildings: Freestanding/Cornner Property
Stylistic Characteristics: Colonial Revival

PHOTOS
Address: 1829 California, NW

Name of Apartment: Christiana

Square: 2554

Lot: 0004

----------------------------------------

Year of Construction: 1911

Building Permit Date: 06/27/1911

Building Permit #: 6077

Architect: Albert H. Beers

Builder: Dowd Brothers

Owner: Walter A. Dowd

Total Cost of Improvement: $35,000

Plan of Building with Building Permit located at the National Archives.

----------------------------------------

Stories: 3

Plan: Eye shaped plan

Exterior Material: Brick/Stone

Structural Material: Brick/Concrete

Relate to other Buildings: Attached in row

Stylistic Characteristics: Mediterranean Revival

PHOTO
To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? Walter C. Good
2. What is the architect's name? C. H. Bear
3. What is the builder's name? Good Bros.
4. What is the house number?
   Address: 1829 13th Street, NW
5. Has a plat been obtained from the Surveyor's office and building been tented thereon as required by Sec. 4758 of the Code?
6. What is the number of lot?
   Lot: 2557
7. State how many buildings to be erected?
   Number of stories in height: 3
8. State how many buildings to be erected?
   Material: Brick & concrete
9. If of frame, what is the proposed structure to be within 24 feet of any brick building?
10. Size of lot: Front: 50'-0"; rear: 30'-0"; depth: 120'-0"
11. Size of main building: Width of front: 50'-0"; No. of feet deep: 70'-0"
12. Size of back building: No. of feet wide: 50'-0"; No. of feet long: 91'-0"; No. of feet high: 44'-0"
13. What is the purpose of the building, i.e., dwelling, for how many families?
14. Will there be a store in the lower story?
15. Will the building be erected on solid or filled land?
16. Width of foundation: 12'; thickness: 12'; No. of brick courses:
18. What will be the material of the front?
19. Will the roof be flat, pitch, or mansard?
20. Will there be any projections beyond the building line?
21. If of frame, have they been approved?
22. Projection of main story from building line: cellar to projection: how projected:
23. Are there any bay windows?
24. Are there any oriel windows?
25. Are there any dormers?
26. Are there any tower projections?
27. Are there any dormers?
28. Are there any show windows?
29. Are there any windows?
30. Are there any windows?
31. Are there any windows?
32. Are there any windows?
33. Are there any windows?
34. Are there any windows?
35. Are there any windows?
36. Are there any windows?
37. Are there any windows?
38. Are there any windows?
39. Are there any windows?
40. Are there any windows?
41. What is the height of first floor above sidewalk or parking?
42. What is the curb grade of sidewalk or street of highways?
43. What is the height of the present terrace or parking above curb?
44. Is any change proposed in this height of terrace or parking?
45. Is there a sidewalk, curbstone, or improved roadway in front of proposed structure?
46. Has availability of sewer been ascertained from Superintendent of Sewers?
47. Have the owner's deposit $35,000 as required by the Commissioner of Buildings, and paid to the Collector's receipt, date?
48. What is the estimate cost of the improvement?

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner
Walter C. Good
Address: 1325 9th St., NW
Plat of Survey of lot 1, block 4, Washington Heights, taxed as square 2554.

Issued in accordance with Section 25, Building Regulations

This 12th day of June 1911, for Dowd Bros.

(Signed)  M. E. Hager

Surveyor, District of Columbia
Address: 1416 R Street, NW
1420 R Street, NW
1424 R Street, NW
1428 R Street, NW
1432 R Street, NW
1436 R Street, NW
1440 R Street, NW

Name of Apartment: Walton, Arden, Ripley, Dudley, Marcella, Ashton, Newlon

Square: 0208
Lot: 0122, 0123, 0124, 0125, 0126, 0127, 0128

Year of Construction: 1911

Building Permit Date: 08/21/1911 (1416-1424 R Street) 11/01/1911 (1428 R Street) 11/06/1911 (1432 R Street) 12/27/1911 (1436 R Street) 02/13/1912 (1440 R Street)

Building Permit #: 954, 2294, 2391, 3104, 3519

Architect: Albert H. Beers

Builder: Harry Wardman
Owner: Harry Wardman

Total Cost of Improvement: $150,000

Stories: 4

Plan: H-shaped plan with two projecting square bays on front facade

Exterior Material: Brick/Concrete

Structural Material: Brick

Relate to other Buildings: Freestanding

Stylistic Characteristic: Classical

Photos 414
To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name? "Harry L. H. M."
2. What is the architect's name? "H. M."
3. What is the builder's name? "H. H. M."
4. What is the house number? "1427 F St."
5. Has a plot been obtained from the Surveyor's office and building been located thereon as required by Sec. 22710 subdivision?
6. What is the number of lot? "1427 F St."
7. State how many buildings to be erected.
8. Number of stories in height.
9. If of frame, will the proposed structure be within 24 feet of your building? "No."
10. Size of lot: Front ______; rear ______; depth ______.
11. Size of main building: Width of front ______; No. of feet deep ______.
12. Size of back building: No. of feet wide ______; No. of feet long ______; No. of feet high ______.
13. No. of feet in height from level of sidewalk to highest part of roof as from ______; average height ______.
14. What is the purpose of the building? "Office."
15. Will there be a store in the lower story? "No."
16. Nature of business to be conducted.
17. Will the building be erected on solid or fill land? "Solid."
18. Width of foundation ______; thickness ______; No. of brick footing ______.
20. Thickness of party walls: To first floor level ______; 2nd story ______; 3rd story ______; 4th story ______; 5th story ______; 6th story ______; 7th story ______; 8th story ______; 9th story ______.
21. What will be the material of the floor? "Brick."
22. Will the roof be flat, pitch, or mansard? "Pitch."
23. Material of roofing ______; access to roof ______.
24. Will there be any projections beyond the building line? "No."
25. Have they been approved?
26. Projection of main steps from building line ______; cellar step projection ______; how projected ______.
27. Are there any bay windows? "Yes." ______; height ______; width ______; projection ______.
28. Are there any oriel windows? "Yes." ______; height ______; width ______; projection ______.
29. Are there any tower projections? "No."
30. ______; height ______; width ______; projection ______.
31. Are there any show windows? "No."
32. ______; form ______; length ______; width ______; projection ______.
33. Are there vaults? "Yes." ______; depth ______; width ______.
34. Will there be a basement? "Yes." ______; ______; ______.
35. How protected ______.
36. Are there any elevator shafts? "No."
37. ______; how protected ______.
38. How will the building be heated? "Electric.
39. Will the building be fire proof? "No."
40. What is the height of first floor above sidewalk or parking? ______.
41. Has the curb grade been obtained from Engineer of Highways? "Yes."
42. What is the height of the present terrace or parking above curb? ______.
43. Is any change proposed in this height of terrace or parking? "No."
44. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? "No."
45. Has availability of sewer been ascertained from Superintendent of Scree ______.
46. Have deposited $ ______ as required by order of Commissioners to cover cost of any damage to public property ______.
47. Collector's receipt for above deposit, No. ______.
48. What is the estimate cost of the improvements? $ ______.

A certificate must be obtained from the Inspector of Buildings.

Signature of Owner: "W. W. B."

Applicant: "W. W. B."

Address: "W. W. B."

Permit No. "W. W. B."
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, October 30th, 1911

No. 24722

Permit No.

Issued in accordance with Section 26, Building Regulations

Furnished to: A. M. Beers, 416
Resurvey for

Scale: 1 in. = 20 ft.

DUPLICATE
To the

HON. COMMISSIONERS, DISTRICT OF COLUMBIA:

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot 1,25-110, to be known as No. 1,25-110, Width of fronts: 50', each.

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>Porch, open</td>
<td>6.0</td>
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<tr>
<td>2</td>
<td>Porch, covered</td>
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<td></td>
<td>Bay windows</td>
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<td>Colonnade</td>
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<td>Corner-tower</td>
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<td>Oriel window</td>
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<td>Porte cochere</td>
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<td>Steps to main entrance</td>
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<td>Steps to basement</td>
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<td>Manure pit</td>
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</tbody>
</table>

Very respectfully,

[Owner's Name]

[Agent's Name]

Address: 134 2 W 4th Ave. W.T.

[Signature]
**APPLICATION FOR PERMIT TO BUILD**

**Washington, D.C.**

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. **What is the owner's name?**
   - N. Marsland

2. **What is the architect's name?**
   - N. Marsland

3. **What is the builder's name?**
   - N. Marsland

4. **What is the house number?**
   - 1432-R

5. **Has a plat been obtained from the Surveyor's office and building been located thereon as required by Sec. 20?**
   - Yes

6. **State how many buildings to be erected.**
   - 1

7. **Number of stories in building.**
   - 4

8. **If of frame, will the proposed structure be within 24 feet of any brick building?**
   - Yes

9. **Size of lot: Front. 72.67'; rear. 72.67'; depth. 90'.**

10. **Size of main building: Width of front. 50'; No. of feet deep. 90'.**

11. **Size of back building: No. of feet wide. 50'; No. of feet long. 50'; No. of feet high. 25'.**

12. **No. of feet in height from level of sidewalk to highest part of roof at front. 75'.**

13. **What is the purpose of the building?**
   - Commercial

14. **Will there be a store in the lower story?**
   - Yes

15. **Will the building be erected on solid or filled land?**
   - Solid

16. **Width of foundation. 15'; thickness. 15'; No of brick footing. 30'.**

17. **Thickness of external walls: To first floor level, 15'; 1st story, 15'; 2nd story, 15'; 3rd story, 15'; 4th story, 15'; 5th story, 15'; 6th story, 15'; 7th story, 15'; 8th story, 15'.**

18. **Thickness of party walls: To first floor level, 15'; 1st story, 15'; 2nd story, 15'; 3rd story, 15'; 4th story, 15'; 5th story, 15'; 6th story, 15'; 7th story, 15'; 8th story, 15'.**

19. **What will be the material of the front?**
   - Brick

20. **Will the roof be flat, pitch, or mansard?**
   - Flat

21. **Will there be any projections beyond the building line?**
   - Yes

22. **Proportion of main steps from building line.**
   - 6:10

23. **Are there any bay windows?**
   - Yes

24. **Are there any arches?**
   - Yes

25. **Are there any lower projections?**
   - Yes

26. **Are there any slop windows?**
   - Yes

27. **Are there any vaults?**
   - Yes

28. **Will there be an area?**
   - Yes

29. **Are there any elevator shafts?**
   - Yes

30. **How will the building be heated?**
   - Yes

31. **What is the height of the floor above sidewalk or parking?**
   - Yes

32. **Has the curb grade been obtained from engineer of highways?**
   - Yes

33. **What is the height of the present terrace or parking above curbs?**
   - 6:10

34. **Are there any changes in the height of the terrace or parking?**
   - No

35. **Is there a sidewalk, curbing, or improved roadway in front of proposed structure?**
   - Yes

36. **How much is the deposit required for the permit?**
   - $500.00

37. **Collector's receipt for above deposit.**
   - Yes

38. **What is the estimated cost of the improvements?**
   - $50,000.00

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

**Applicant:**

N. Marsland
Surveyor's Office
DISTRICT OF COLUMBIA
Washington.
November 6th,

Plat, for Building Permit of
lot 124, Square 208,

Recorded in Book 44, page 86
S.O. 24807

1432 R St., North

Scale: 1 in. = 20 ft.

Issued in accordance with Section 26, Building Regulations

Furnished to
A.H. Peers
420

Reasurvey for

[Signature]

[Signature]
To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot No. 124, block 208, subdivision to be known as No. 1232.

Number of buildings 1

Width of fronts 5-3'-0" each

What is the height of the present terrace or parking above curb 2'-0"

Is any change proposed in the height of terrace or parking 10'-0"

No.  DESCRIPTION  PROJECTION  WIDTH  REMARKS

1.  Steps to main entrance  6'-0"  10'-6"
2.  Steps to basement  6'-0"  10'-6"

Very respectfully,

\[Signature\]

\[Signature\]  Owner

\[Signature\]  Agent

Street

\[Signature\]  Address  1232 W. Y. St. N.W.

Widths

Street

\[Signature\]  Per

Sidewalk

\[Signature\]  Agent

Parking

\[Signature\]  Address  1232 W. Y. St. N.W.

421
APPLICATION FOR PERMIT TO BUILD

Washington, D.C., Dec. 7, 1912

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner’s name? 

2. What is the architect’s name? 

3. What is the builder’s name? 

4. What is the house number? 

5. Has a plat been obtained from the Surveyor’s office and building lots located therein as required by Sec. 2? Yes

6. What is the number of lot, block, square, etc., subdivision? 

7. State how many buildings to be erected. 

8. Number of stories in height. 

9. If of frame, will the proposed structure be within 24 feet of any brick building? 

10. Size of lot: From ___________ to ___________. 

11. Size of main building: Width of from ___________ to ___________. No. of feet deep ___________. 

12. Size of back building: No. of feet wide. ___________. No. of feet long. ___________. No. of feet high. ___________. 

13. No. of feet in height on level of sidewalk to highest part of roof at front. ___________. 

14. No. of feet in height from sidewalk to caves at back. ___________; average height ___________. 

15. What is the purpose of the building? 

16. Will there be a store in the lower story? 

17. Will the building be erected on solid or filled land? 

18. Width of foundation: ___________; thickness: ___________; No. of brick courses: ___________. 


21. Which will be the material of the floor? 

22. Will the roof be flat, pitch, or mansard? 

23. Will there be any projections beyond the building line? Yes/No. Have they been approved? 

24. Projection of steps from building to yard: ___________; how protected: ___________. 

25. Are there any bay windows? Yes/No. 

26. Are there any oriel windows? Yes/No. 

27. Are there any hollow projections? Yes/No. 

28. Are there any dormer windows? Yes/No. 

29. Are there any story windows? Yes/No. 

30. Are there any vaults? Yes/No; depth ___________; length ___________; width ___________. 

31. Will there be an area? Yes/No; width ___________; projection ___________; how protected ___________. 

32. Are there any elevator shafts? Yes/No. 

33. Will the building be heated? Yes/No. Will the building be wired for electric lighting? Yes/No. 

34. What is the height of first floor above sidewalk or parking? ___________. 

35. Has the curb grade been obtained from Engineer of Highways? Yes/No. 

36. What is the height of present terrace or parking above curb? ___________. 

37. Is any change proposed in the height of terrace or parking? No. 

38. Is there a sidewalk, curbing, or improved roadway in front of proposed structure? Yes/No. 

39. Has availability of sewer been obtained from Superintendent of Sewers? Yes/No. 

40. Have deposited $ ____ as required by order of Commissioner to cover cost of any damage to public property. 

41. Collector’s receipt for same deposit, No. ___________; date ___________. 

42. What is the estimate cost of the improvement? $ ___________. 

A certificate must be obtained from the Plumbing Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner 

Applicant 

[Signature] 

[Name] 

[Address] 

[Date] 

[Number]
in accordance with Section 26, Building Regulations

Surveyed for

Wardman

Survey for

Register

Surveys, District of Columbia.
Special Applications for Projections Beyond the Building Line

To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA:

Gentlemen: I hereby apply for a permit to construct the following projections beyond the building line, in accordance with the drawing hereunto annexed, to building on lot... to be known as No. 1436 - St.

<table>
<thead>
<tr>
<th>No.</th>
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<th>WIDTH</th>
<th>REMARKS</th>
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<tr>
<td>1</td>
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<td>2</td>
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<td>3</td>
<td>Bay windows</td>
<td>4'</td>
<td>12'</td>
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<td>4</td>
<td>Colonnades</td>
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<td>Corner-tower</td>
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<td>Griel window</td>
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<td>Porte cochere</td>
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<td>Porch, open</td>
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<td>Porch, covered</td>
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<td>11</td>
<td>Show-windows</td>
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<td>12</td>
<td>Steps to main entrance</td>
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<td>13</td>
<td>Steps to basement</td>
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<td>14</td>
<td>Vault</td>
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<td>15</td>
<td>Manure pit</td>
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</tbody>
</table>

Very respectfully,

R. Vardeman, Owner.

Address /347 - 21st Ave.

[Diagram and measurements]

425
APPLICATION FOR PERMIT TO BUILD

To the INSPECTOR OF BUILDINGS:

The undersigned owner hereby applies for a permit to build according to the following specifications:

1. What is the owner's name: Harry Hardman
2. What is the architect's name: Harry Hardman
3. What is the builder's name: Harry Hardman
4. Address: 134 2-70 (Y Ave.
5. Street: R St. N.W.
6. Where is the house number: 14 40
7. Has a plat been obtained from the Surveyor's office and building be located thereon as required by Sec. 29: Yes
8. What is the number of building: 122
9. State how many buildings to be erected: 1
10. Number of stories in height: 4
11. Material: Brick
12. If of frame, will the proposed structure be within 21 feet of any back building: Yes
13. Size of lot: Front 61; rear 61; depth
14. Size of main building: Width of front: 53; No. of feet deep: 20
15. Size of back building: No. of feet wide: ; No. of feet long: ; No. of feet high: 
16. No. of feet in height from level of sidewalk to highest part of roof at front: 50
17. No. of feet in height from sidewalk to eaves at back: 45; average height:
18. What is the purpose of the building: Apartment. If a dwelling, for how many families:
19. Will there be a store in the lower story: No. Nature of business to be conducted:
20. Will the building be erected on solid or filled land: Solid; material of foundation: Concrete
21. Width of foundation: 30\"; thickness: 13\"; No. of brick footing: 3
23. Brick or flat: Brick
24. Will there be any projections beyond the building line: Yes; Have they been approved: 
25. Projection of many steps from building line: 5\"; 6\"; 8\"; 10\"; 12\"; 14\"; 16\"; 18\"; 20\"; 22\"; 24\"
26. Are there any bay windows: Yes; height: 15\"; width: 12\"; projection: 4\"
27. Are there any arches: Yes; height: 10\"; width: projection: 
28. Are there any dormer projections: Yes; height: width: projection: 
29. Are there any other projections: Yes; height: width: projection: 
30. Are there any show window: Yes; height: width: projection: 
31. Are there any vaults: Yes; depth: length: width: 
32. Will there be an area: Yes; width: projection: How protected: 
33. Are there any elevator shafts: Yes; how protected: 
34. How will the building be heated: Steam; will the building be wired for electric lighting: Yes
35. What is the height of first floor above sidewalk or parking: 5\".
36. Has the curb grade been obtained from engineer of highways: Yes
37. What is the height of the present terrace or parking above curb: 3\". above
38. Is any change proposed in this height of terrace or parking: No
39. Is there a sidewalk, curbing, or improved roadway in front of proposed structure: Yes
40. Has availability of sewer been ascertained from Superintendent of Sewers: Yes
41. Have deposits $50.00 made required by order of Commissioners or sewer district of any damage to public property: 
42. Collector's receipt for above deposit, No.
43. What is the estimated cost of the improvement: $50,000.00

A certificate must be obtained from Inspector before this application will be considered by the Inspector of Buildings.

Signature of Owner: Harry Hardman
Applicant: Harry Hardman
Address: 134 2-70 (Y Ave. NW.)

[Signature]

Collector's receipt for above deposit, No. 50; $50,000.00
Surveyor's Office
DISTRICT OF COLUMBIA
Washington, Jan. 13th, 191

Plat, for Building Permit, of lot 122, Square 208,

Issued in accordance with Section 26, Building Regulations

Furnished to: Larry Wardman,
Resurvey for:

1 in. = 20 ft.

Located in accordance with Section 26, Building Regulations.
To the
HON. COMMISSIONERS, DISTRICT OF COLUMBIA:

Gentlemen: I hereby apply for a permit to construct the following
projections beyond the building line, in accordance with the drawing hereto annexed, to building on
lot... 122... square... 202...
to be known as No. 1440... R stw. nw...
Number of buildings One Width of fronts... 53'0" each. What is the height of the present terrace or parking above curb
In any change proposed in this height of terrace or parking No.

<table>
<thead>
<tr>
<th>No.</th>
<th>DESCRIPTION</th>
<th>PROJECTION</th>
<th>WIDTH</th>
<th>REMARKS</th>
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<tr>
<td>2</td>
<td>Balconies-</td>
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<tr>
<td>3</td>
<td>Bay windows</td>
<td>4'0&quot;</td>
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<td>4</td>
<td>Colonnades</td>
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<td>5</td>
<td>Corner-tower</td>
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<td>Show-windows</td>
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<td>Steps to main entrance</td>
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<td>13</td>
<td>Steps to basement</td>
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<td>14</td>
<td>Vault</td>
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<tr>
<td>15</td>
<td>Manure pit</td>
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</tbody>
</table>

Very respectfully,

[Signature]

Harry Wardman
Per.

[Signature]

Blaine

Address: 1342-70, G. Ave.
APPENDIX

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