

FREDERICK COUNTY
HISTORIC PRESERVATION

ANNUAL REPORT 2024





2024 Annual Report

Historic Preservation Commission

This publication is the Annual Report for the Frederick County Historic Preservation Commission (HPC) for the federal fiscal year October 1, 2023 to September 30, 2024. It has been prepared according to the guidelines outlined in "Maryland Certified Local Government [CLG] Program Procedures Manual." CLG status is administered by the Maryland Historical Trust for the National Park Service. An annual report is one of the requirements for maintaining CLG status.

COMMISSION MEMBERS

Mary Thompson, Chair
Jack Lynch, Vice-Chair
Mark Andros
Kelley Berliner
Virginia Crum
Peter Pearre
Grace Schofield
Jonathan Burns (Resigned)

HPC STAFF

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BACKGROUND

Created in 1998, the Historic Preservation Commission (HPC) is a seven-member commission comprised of persons who possess a demonstrated interest, as well as professional experience and expertise, in preservation and related fields.

APPOINTMENTS

The County Council confirmed the reappointment of Jack Lynch and confirmed the new appointments of Mark Andros, Kelley Berliner, Virginia Crum, Peter Pearre, and Grace Schofield. Jonathan Burns resigned to focus on other responsibilities. Mary Thompson's term expires June 2026.

CERTIFIED LOCAL GOVERNMENT

The Commission fulfills a key requirement for the County to be a Certified Local Government in cooperation with the Maryland Historical Trust (the State Historic Preservation Office) and the U.S. Department of the Interior

PROJECT REVIEWS AT A GLANCE



11

Commission
Reviews



15

Staff Reviews



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Local
Designations



7

Properties
Assisted with
Grants

ORDINANCE UPDATE

This year historic preservation staff updated the Historic Preservation Ordinance (Section 1-23) of the Frederick County code. Since its initial adoption in January 1998, the ordinance had only minor editorial updates. Meanwhile, historic preservation has progressed to include designating not only historically and architecturally significant sites but culturally significant ones too, better protections for archaeological resources and improved reviews of demolition applications. The update addresses these improvements.

The updated ordinance included:

- Updates to definitions
- Changing the Commission membership
- Further defined criteria for designation
- Providing delisting procedure
- Providing a demolition review procedure
- Including an economic hardship process
- Including archaeological protection
- Providing for cemetery protection
- Outlined consultation of county-owned historic properties



TAX CREDITS

This year the Maryland General Assembly repealed the County's historic preservation tax credit in HB0740/SB0769 - Frederick County - Property Tax Credit for Property Located in Historic District - Alterations. Through this action, the State legislature reaffirmed Frederick County's authority to establish a tax credit locally through the County Council.

The repealed tax credit was ineffective due to the eligibility requirement of an increased assessment value. County Council enacted a new tax credit based on qualified rehabilitation expenses in September 2024. The tax credit shall be 25% of the property owner's qualified expenses and can be carried forward until depleted for up to five years.

DESIGNATIONS

Stevens House

9084 Albaugh Road

Designation: October 3, 2023



The tract of land was purchased by John and Joanna Stevens in 1857 and completed the house in 1859. The Stevens House is a fine example of a central Maryland farmhouse with Greek Revival elements. These include the plain stretcher, dentil cornice, gable roof entrance porch, and horizontal lintels.

William Draper Farm

12819 Stottlemeyer Road

Designation: October 17, 2023



The tract of land was purchased by William Draper, Sr. prior to 1822. A log cabin was believed to be built onsite in the first quarter of the 19th century. It is a small mountainous farm in western Frederick County farmed to primarily sustain the family. The existing agricultural outbuildings embody characteristics of typical farm buildings with their gabled roofs, log and timber frame construction, and stone foundations.

F.W. Fraley General Store

12621 Catocin Furnace Road

Designation: May 7, 2024



This parcel was purchased in 1907 from the Vestry of Catocin Parish by Frank W. Fraley to operate a general store. The store was a product of the closing of the Catocin Iron Furnace in 1903. Frank worked at the company store until its closing in 1903. Frank opened the general store to serve the small community.

In 1928, the store was enlarged to include the two-story, four bay side gable addition on the front. The store embodies characteristics of typical wood-framed general stores.

Liberty Female Seminary

12134 Main Street

Designation: June 4, 2024



The building was built circa 1820 with the school opening in 1826. The building housed the only female seminary in Libertytown and may have been one of the first established in the county. It is significant for its association with early female education. It is also an excellent example of Georgian style architecture represented in an institutional building.

Needwood Farmhouse

1118 Lee's Lane

Designation: July 16, 2024



The tract of land was originally part of a tract of more than 1,000 acres known as "Forest of Needwood." It was divided among Governor Thomas Lee's children and grandchildren. His grandson Thomas Sim Lee built the house circa 1843 in Greek Revival style. Circa 1870 the main block of the house was altered to Second Empire style.

Buckeystown United Methodist Church #80

16923 Michaels Mill Road

Designation: July 16, 2024



The tract of land was sold to the Buckeystown Church of the Washington Conference in 1898 and soon after a church was completed in 1900. It was rebuilt in 1930 after a fire partially destroyed the church. The church is an important contribution to the history and culture of African Americans in the Buckeystown region. The building is also an excellent example of Gothic Revival architecture.

GRANT PROJECTS

CLG GRANTS: In June 2024, MCWB Architects completed a historic structures report (HSR) on the county-owned George Markell Farm. Livable Frederick received \$21,500 from a CLG project grant in May 2023 and retained MCWB Architects to complete the HSR. The HSR informs county staff on stabilization priorities for this National Register listed farmhouse.

In May 2024, Livable Frederick was awarded \$19,927 from FY24 CLG Project grant funds to complete another HSR on a recently acquired county property that includes a historic farmhouse and slave quarter. After issuing an RFP, Livable Frederick retained MCWB Architects. The document will be finalized June 2025.

Livable Frederick also applied for and received CLG Education and Training Grants. National Alliance of Preservation Commissions (NAPC) CAMP trainings were provided for Commission members. In July 2024, CLG training grant also sent a commissioner and staff to the NAPC Forum Conference.

MARYLAND HISTORICAL TRUST NON-CAPITAL GRANT: In FY2023, Livable Frederick staff applied for a grant through the Maryland Historical Trust's Non-Capital Grant program to hire a consultant to write a Frederick County African American Historic Context. This is the second phase of a larger project. Previously, Livable Frederick partnered with Catocin Furnace Historical Society and AARCH Society to complete an African American Historic Context study of northern Frederick County and to complete or update 15 Maryland Inventory of Historic Places forms. Marstel Day was retained by Livable Frederick to complete phase two of the historic context project. A final document is expected in the Summer/Fall of 2025.

FREDERICK COUNTY RURAL HISTORIC PRESERVATION GRANT: In FY2024, Frederick County awarded \$250,000 in funding to support seven historic preservation projects.



PERMITS & DESIGN REVIEW

The Frederick County Historic Preservation Ordinance requires the HPC and Preservation Planning staff to review alterations to locally designated properties. Additionally, the ordinance requires Preservation Planning staff to review all demolition permits with structures 50 years old or older prior to issuance by the County to determine whether the property has historical or architectural significance. If staff determines that the property has significance, the demolition requires review by the HPC. The ordinance also requires Preservation Planning staff to review plans for archaeological resources.

CERTIFICATES OF APPROVAL

The HPC reviewed **11** Certificate of Approval applications. All applications were approved as submitted or with conditions.

APPEAL OF THE HISTORIC PRESERVATION COMMISSION

There were no appeals of the Historic Preservation Commission

CERTIFICATES OF ADMINISTRATIVE APPROVAL

Preservation Planning staff administratively reviewed **15** Certificate of Administrative Approval applications for minor alterations that did not change the historic integrity or characteristics of the property.

ARCHAEOLOGICAL REVIEWS

Preservation Planning staff reviewed **1** site plan for archaeological potential which did not result in a Phase I investigation.

DEMOLITION OF HISTORIC RESOURCES

The HPC reviewed **1** application for demolition of a historic resource that Preservation Planning staff determined had architectural or historical significance. The HPC approved the demolition since it did not have unusual historic value.