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Our Gardens, Our History*

**57TH
ANNUAL
CAPITOL HILL
RESTORATION SOCIETY
HOUSE
& GARDEN
TOUR 2014**

**MOTHER'S DAY
WEEKEND May 10-11, 2014**



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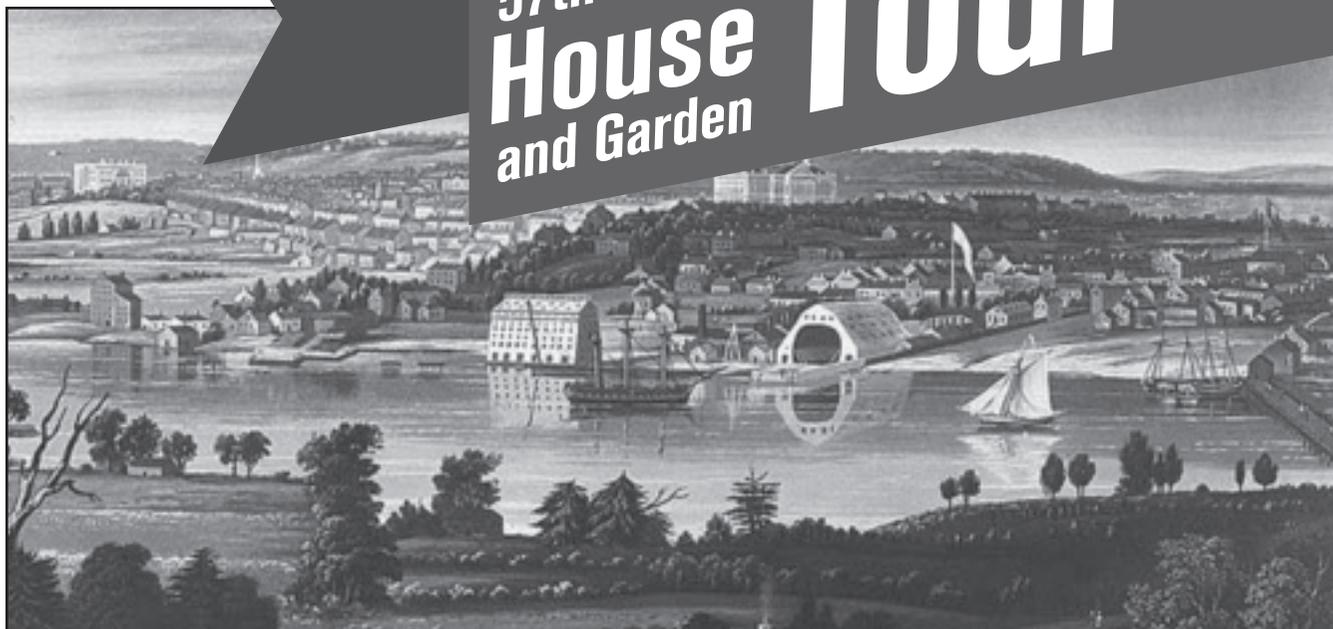
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57th Annual House and Garden **Tour**



Detail from "View of Washington From Across the Eastern Branch" William J. Bennett after George Crook, 1833. Courtesy Library of Congress

Schedule

SATURDAY, MAY 10TH

57th Annual CHRS House & Garden Tour
4:00—7:00 pm

SUNDAY, MAY 11TH

57th Annual CHRS House & Garden Tour
12:00 pm—5:00 pm
Refreshment Break: 2:30—5:00 pm
Capitol Hill Presbyterian Church

CHRS WOULD LIKE TO THANK:

- Capitol Hill Presbyterian Church
- Diane Powell and Mark Uhran, owners of "The Carriage House on Capitol Hill" for hosting the Home Owners Reception. 612 Third Street SE (www.bedandbreakfast.com).

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**PRESIDENT'S
Welcome**

**CAPITOL HILL
RESTORATION SOCIETY
HOUSE
& GARDEN
TOUR 2014**



Photo by Danuta Offinowski

Dear Friends and Visitors:

Welcome to the 57th Annual Capitol Hill House and Garden Tour!

Thank you for taking part in this Capitol Hill tradition, presented by the Capitol Hill Restoration Society. This tour celebrates the rich history of Civil War and Victorian-era homes on the Hill, and proceeds provide vital support for the Society's historic preservation and restoration efforts. Since our founding we have worked continuously to defend and protect the heritage, architecture and amenities of Capitol Hill life and to promote the Hill's residential appeal.

Each year the tour features a different part of Capitol Hill. This year we spotlight an area due east of the US Capitol bounded by Constitution Avenue, NE, Independence Avenue, SE, and Third and Ninth Streets. In addition to the Hill's signature Victorian houses from the 1870's and 1880's there are four rare Civil War-era homes. I know you will also enjoy the brilliant gardens, monumental views, tree-lined streets and hospitality of our neighborhoods.

More than 300 volunteers and supporters come together every year to make this tour a success for our 1,500 visitors. Each contribution is essential and sincere thanks are in order to:

- The homeowners featured on this year's tour, for their hospitality;
- Capitol Hill Presbyterian Church for hosting the Sunday refreshment break;
- The house captains who ensure a safe and enjoyable visit;
- The local advertisers featured in this brochure;
- The local merchants who served as ticket sales outlets;
- The 250 volunteer house docents, house history writers and others who staff every aspect of the tour; and
- The generous corporate and individual sponsors and contributors without whom this tour, and CHRS' efforts in the community throughout the year, would not be possible.

Special thanks to House Tour Chair Paul Cromwell and Susan Young, for their excellent and tireless work in planning the tour, and to outgoing Office Manager Gloria Junge, for going above and beyond—as usual—to ensure our success.

Of course, none of this would be possible without our dedicated CHRS members. They recognize the importance of preserving this remarkable community, which we are now pleased to share with you.

Janet Quigley

Janet Quigley
CHRS President

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CHRS sincerely thanks all of the owners who graciously opened their homes and gardens for the 2014 tour; the legions of volunteer docents and assistants; our valued advertisers; and the corporate and individual sponsors and supporters without whom the Capitol Hill House and Garden Tour would not be possible.

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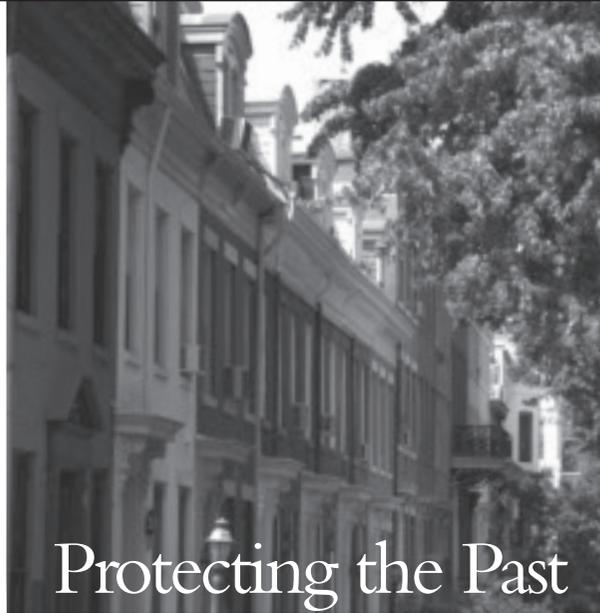
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1

415 Independence Avenue

Morgan Kelleher & Christie Nightingale-Kelleher **Square 819 ★ House Captain: Jim Lisowski**

Built circa 1873, 415 Independence Avenue has an intriguing (and spirited?) history. The earliest identified owner was Lizzie Wilson, formerly a keeper of an alleged “house of questionable character”. Lizzie disappears from public records by late 1882, but may be making her voice heard in the upstairs bedrooms of the house. Other owners include Robert Wilson, husband of Lizzie, and proprietor of the Ebbitt House barbershop for 37 years. In addition to this unique background, the home has great character and a number of charming features.

Upon entering the residence, you will see original gas lamps in the foyer, as well as in the hallway, living room and dining room. Many of the decorative elements on these restored lamps were functional as well as beautiful; for example by twisting the decorative metal pieces located on each arm, one could control the flow of fuel to that particular lamp. Note also the wooden floors on the first level, which are original to the home. Marble fireplaces in both the living room and dining room, as well as in the basement downstairs, are also original. The mantle pieces display a large collection of antique books, including some from the owner’s Danish grandmother.

From the living room you pass into the dining room through functioning pocket doors, which can be used to separate the two areas. The dining room features two lovely Belgian School paintings from the late 19th Century. To the left of the fireplace is “French River Landscape”, oil on panel, circa 1880 by Euphrosina Beernaert, sister of the painter and politician Auguste Beernaert. Next to the back door is “Light on the North Sea”, also oil on panel, by Romain Steppe, circa 1900. The painting depicts ships in the late afternoon sunlight off the coast of Belgium near Ostend. Additionally, there is a display case in the southeast corner of the dining room with a charming collection of Lladro porcelain. Dog lovers will appreciate the many canines represented in the collection! Other objects of interest in this room include, to the left of the fireplace, several antique decorative wooden boxes from Denmark.

Adjacent to the dining room is the kitchen, open and light-filled after a recent renovation, which included new counter



tops and cabinets and an increased use of space. The second floor (not open) has three bedrooms and a bath.

You can exit the dining room onto a small deck overlooking the back yard and proceed down a set of stairs into the back garden. From the garden, you can enter the ground level or basement of the house, which serves as an office, in-law suite and family room. Note the lovely antique wooden Danish display case in the office, with additional interesting pieces from Denmark, including a Viking ship! Pause as you pass through the office. The computer is on. Watch the photographs. Note the orbs of light. Some say these are spiritual manifestations of those who have passed on. Lizzie Wilson?

Pass from the office through a small bedroom, with an adjoining bath, and a kitchenette. The family room is in the front part of the ground level and features an equestrian motif. Horse fans should note the number of charming equestrian-themed paintings and pieces, including the horseshoe for good luck! You can exit the family room via the staircase up to the main level. ★ PH

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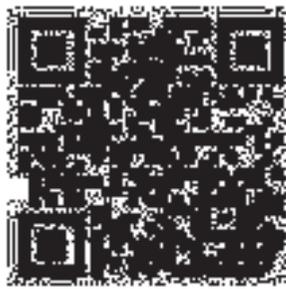
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Average sales price of our listings:
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Homes sold pre-MLS:
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Combined years of
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Average time to sell:
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2

19 and 21 Fifth Street SE

Mike & Judy Canning

Square 817 ★ House Captains: Mike & Ann Grace

The double-wide house surprises when you enter: there is a burst of space rather than the typical row house hallway; the right side seems to pop open as a result of a breakthrough between the two houses creating an expansive dining room and a second living room. Throughout the downstairs rooms on both sides, reminiscences of the Cannings' overseas service pepper the rooms with Iranian rugs and hangings, Peruvian furniture and ceramics, African carvings, Brazilian artifacts, Italian prints and ceramics—even a battered sign from a divided Berlin from when the Cannings were post graduate students there in the 1960's. Mike, an on and off artist, has exemplars of his oil paintings and drawings sprinkled through the house.

This conjoined house began its life around 1870 as two modest frame dwellings one room deep. Both frame homes were expanded in 1881 with the addition of a front room constructed of brick rather than frame to comply with local fire regulations. In 1887 a rear porch was added to No. 21 which was, in later years, enclosed and used as a kitchen. No. 19 had as tenants in its early years a bricklayer, a lawyer, a brewer, a toolmaker, and an Army bandsman. For over 40 years, into the 1990's, it was the home of a pioneer Washington woman journalist, Dorothy Williams. For No. 21, records show that it housed, over the years, a baker, a shoemaker, a carpenter, and a pension office clerk. During much of the post-WWII period, it was the home of a Library of Congress researcher.

Midwesterners Judy and Mike Canning were fresh off their first Foreign Service assignments when they bought the house at No. 21 which had 5 ½ rooms and a small basement. In the mid-1970's, when the family was overseas in Tehran, renters—with permission—removed the walls of the small living room, enlarged a fireplace, and took wall surfaces down to the brick. This created the open look that you see today. Major changes came again in 1979, when the enclosed porch was removed and replaced with an addition that filled in the dogleg, creating a larger kitchen and a third bedroom above. (second floor not open)

When the mirror-image house just to the north, No. 19, became available in 1997, the Cannings acquired it. Two years later, they hired a contractor to break through on the first floor of the two houses at their mid-section—the original frame houses—and combine them into the



current 19-21 address. The purchase trebled the back yard area, which now has common fences with seven neighboring properties. The front hall and upstairs of No. 19 comprise a separate rental unit (not open).

The No. 21 side bathroom hints at a Pompeian theme in tile work, color scheme, and prints. The kitchen/breakfast room has undergone two renovations, most recently in 2007 (new counters, sink, and lighting). The cherry cabinets are 35 years old and just received new handles. The No. 19 bathroom keeps its 1960's look but has been adorned with a fishy theme. The later one floor rear addition to No. 19 was redone in the 1999 makeover and is over laden with film reference books, which Mike, a movie reviewer, uses in his researches. His collection of rhinos is also on display.

The back garden forms a large backwards "L," and was carefully re-bricked and re-shaped in the late 1990's. Over the years, Judy has favored a mix of hardy perennials which offer variegated green tones in this primarily shady garden, which is overseen by a giant mulberry tree and a looming Southern magnolia. The peacock and peahen presiding over the garden were acquired from a Capitol Hill neighbor (who imported them from Zimbabwe). Mike designed the wall-size garden mural in 1982 and updated it in 2002. As much as it appears part of the Canning's space, the mural actually "belongs" to their next door neighbor.

Enjoy the garden, then exit from the property by a gate in the backyard fence which leads into and through the garden of 17 Fifth Street SE (on the House Tour in 2007). ★ MC

3

515 East Capitol Street S.E.

William Penn House

Square 844 ★ House Captain: Byron Sandaford

The William Penn House, which was founded by Robert and Sara Cory, as a project of the Friends Meeting of Washington, serves as a Quaker Center on Capitol Hill, offering educational resources, service opportunities and a place of hospitality to those visiting DC. Everything about the William Penn House is focused on nurturing and developing community. Prior to entering the home, you will pass through a peace garden in the front yard, composed of indigenous and resistant plants and designed to help sustain bees, birds, and the local ecosystem.

Built in 1917, this building was originally a real-estate business, Joseph Herbert and Sons, on the first floor, with a residence for the Herbert family on the three floors above. Most of the first floor from the window back was open. Following the purchase of the building in 1967, the first floor was redesigned to include office space in front next to the window and a conference room beyond.

Before visiting the conference room please go up the front stairs to the second floor where you will find the front living room area, a dining room and kitchen, and the staff's break room in the back. The large curved windows in the front living room are not to be missed. In particular note the inlaid wood on the floor, both around the curved windows and in the corners of the living room. Other unique features include the unpainted woodwork and columns separating the living room and dining room, and the two original fireplaces. Artwork of interest on the second floor includes portraits of the building's namesake, 17th century Quaker William Penn, above both the living room fireplace and the dining room fireplace, as well as in the kitchen. The latter two paintings commemorate Penn's relationship with the Native Americans and the 1682 Treaty of Friendship, commemorating the just and fair treatment of other cultures. Additionally, a "Peaceable Kingdom" print by Edward Hicks hangs on the east wall of the living room. There are also several lovely paintings of the Capitol Hill neighborhood, echoing the focus on community, while in the dining room an "upside down" map of the world is a reminder of the importance of perspective, and challenges viewers to re-orient themselves. Walking through the kitchen to the staff's room you can just see the top of the carriage house green roof if you look out the back windows.

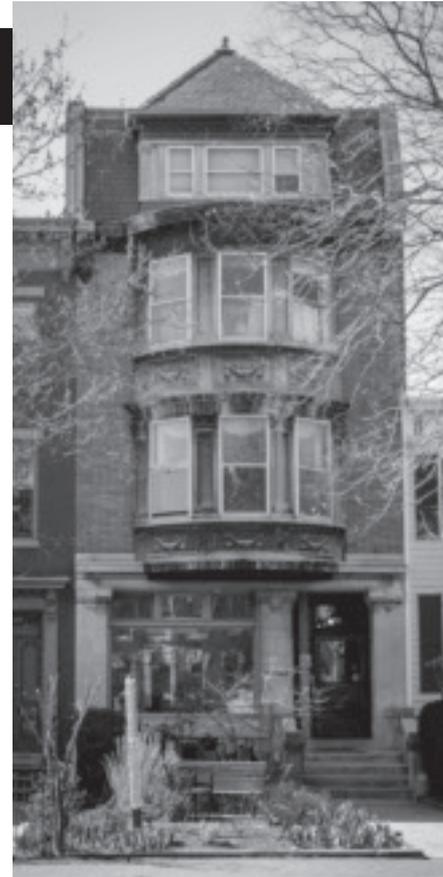
On the third floor are more guest rooms, with beds rent for \$40-\$50 a night.

Empty rooms will be open during the Tour. The view from the rear 3rd floor room is especially interesting and features a clear view of the green

roof of the carriage house, as well as of the dome of the Capitol. The two bedrooms on the 4th floor are staff bedrooms and are not on the Tour.

Return to the second floor and go down the back stairs to the first floor conference room. You will notice a skylight in the conference room that is original to the building

From the conference room moving to the back of the building, you will pass by one of the many rooms (1A) with bunk beds for visitors. Then walk out the back door onto the back porch and view the Rain Garden, which has been certified as a wildlife habitat. Here, they have installed four 50-gallon barrels to collect rainwater, and as a result 90% of rainwater does not leave the building. There are also two raised garden beds. Behind the garden, you can explore the carriage house, which has a vegetative roof with seven tons of soil (which required reinforcing of the structure!) and grow lights inside raising plants to seed community gardens. On the second floor of the Carriage House (constructed 1917) there will be a ladder so that you can view the vegetated roof. The carriage house may have been used to store caskets belonging to a casket maker in nearby Brown's Court. Please exit into the alley and turn left to Sixth Street and right to # 4. ★ PH



4

606 A Street SE

Thane & Susan Young

Square 869 ★ House Captains: Meg Shapiro & George Olson

Hillites who knew prior occupants of this home — including Jerene Truitt, a long time real estate agent—will be astounded and transfixed by the complete renovation undertaken during the past two years. The interior of the house was totally reconfigured and then decorated in the French style with multiple splashes of color.

When the current owners purchased the house in 2009, they saw remnants of past multi-unit use and knew there would have to be architectural changes. However, they were surprised when those renovations turned into a full-blown gut job due to structural issues. They spent a year living in the carriage house while Capitol Hill architect David Neumann and contractor Andy Rush began their work. The goal was to achieve a traditional Capitol Hill look, and both architect and contractor came through! The interior is new except for the heart of pine floors. The millwork —arches, frames, crown molding—was custom made by a carpenter on the Eastern Shore.

The original frame house was built about 1860 with a side hall with staircase and two rooms over two rooms. A side door was added about 1880 to provide for two separate living units, one above and one below. A third room constructed of brick was added in 1877 and the carriage house was constructed in 1900.

The antiques begin to the right of the front door, with a statue of Matilda of Scotland, the first wife of Henry I. Overhead you see a matched pair of crystal chandeliers from Italy. Look to the right of the living room fireplace for a plaster bust of George Washington, and to the left of the fireplace for a wooden carved monk with antlers behind him. Travelers to Europe will find such curiosities hanging in the game room of large castles. Twinkling lights would run along the antlers and a chain would allow the monk to hang from a large chandelier. Separating the living room from the dining room is a pair of Italian antique bombe chests.

In the master bedroom, the pencil drawing of Marilyn Monroe was done by John Bailey, the same artist who painted the Monroe mural in Woodley Park. On the mirrored dresser is a late 18th Century Virgin Mary santos floating on clouds. In Europe she may have been dressed in costume to mark special occasions. The 18th Century fireplace mantel was purchased at auction from an old manor on the Eastern Shore. The dining room boasts an



18th Century French tapestry, along with crystal sconces from an old home in San Francisco. All the draperies were purchased at auction at Weschler's.

The barrel-vaulted archway leading into the kitchen was custom designed. The gilded zinc horse head is one of a pair from 18th Century France, where it would have indicated a butcher who sold horse meat. (The other head will be found in the carriage house.) The French kitchen floor uses terra cotta tiles reclaimed from France where they were used on stable ceilings to regulate the temperature for the horses. The French armoire had already been purchased and the architect designed the space around it. The French theme continues with the La Cornue range, the white marble counters, and the pair of stuffed chickens—from France, of course!

A cozy patio separates the main house from the two-story carriage house in back. Inside the carriage house you'll find...more horses. The main room also features a Belgian zinc window frame with mirror, and a Parisian baby grand piano. A wall in the "kitchen" area still has the original iron rings used to tether the horses. Upstairs is the old hayloft with the original ceiling beams. Treasures include a pair of old church doors, a huge armoire purchased at a yard sale, and an antique brass bed. The painting is by an Italian muralist who painted murals in the Pennsylvania State Capitol.

Please exit the property by the side path from the carriage house. ★ LDJ

5

200 Sixth Street SE

Muriel and Jim Wein

Square 871 ★ House Captain: Steve Hagedorn

Entering the home at 200 Sixth the immediate impression is one of the colorful and sumptuous late Victorian décor present both in the hallway and the extensive room that serves as salon and dining room. The décor might well have been obtained by nineteenth century travelers to fill a typical double parlor side hall frame home from the late 1860s. The hallway led to a kitchen housed in a frame building that may have been moved at an early time from a nearby location (and now addressed as 601 Independence).

However, by the end of a major 1970's renovation, the whole interior of the house had been changed. Gone was the wall separating the two parlors along with their chimneys and coal burning stoves. And gone was the wall separating 200 from 601. A new separating wall was constructed to include the first bay (i.e., window) of the kitchen addition and a new wood burning fireplace was centered on the new "great room". Nothing currently visible in the house is original except perhaps the staircase and some of the flooring. The siding is recent but resembles the original frame siding. The demise of the original interior actually started at an earlier time as the house spent many years as a grocery store and finally as the ABC Laundry in the 1950s.

The décor actually was obtained by twentieth century travelers: the Weins. Muriel bought the house in 1985, and she and Jim were married in 1995. Jim's job with the International Monetary Fund involved significant overseas travel, allowing the couple to add to the mix of artifacts already in the home. The living room has as a center piece a fine inlaid coffee table from Sorrento, fine silk rugs from India, blue-white pottery from Romania, a pair of lacquer cats from Laos, an opium pipe from Vietnam (not used, as far as we know!). During their Romanian sojourns, they discovered the contemporary Romanian artist, Corneliu Petrescu, whose sundry works in gilded frames adorn the room.

Visitors going to the second floor are greeted by a harmonium made by Jos. Riley. The study off the landing has a new pressed ceiling, installed by Muriel as a surprise for Jim when he was away on business. The fine roll-top desk was a purchase from Eastern Market. The study also has a watercolor portrait of the Wein house by a Russian painter, Andre Kuznetsov, then resident in a nearby house on 6th Street. The painting was featured on the cover of



the Hill Rag in 2003. Excellent Turkoman rugs lead down the hall and continue into the master bedroom. Diverse Asian objects decorate this last room on the tour, with a Vietnamese tempera painting above the bed, a wooden horse from Thailand, in addition to Thai drapery fabrics.

The hallway is decorated with a silk coat from Turkmenistan, a sideboard made-to-order in Thailand, more Romanian floor coverings, and a set of small lithographs from Lithuania. Further down the hall is a striking WWI poster and an early 19th century spinning wheel which the Weins purchased on Long Island.

Another Romanian weave graces the dining room which harbors the Wein's premier antique: a grand early 19th century French armoire, purchased years ago from a Capitol Hill neighbor. A China cabinet houses both a collection of delicate painted eggs from Bali and lacquer boxes from Russia. The dining room also houses the couple's ample set of china, ample especially because both Muriel and Jim independently brought exactly the same set of Royal Copenhagen china to their marriage, so there is 24 of everything!

The first floor hallway ends with a half-bath coated literally floor to ceiling with family photos. The kitchen at the back of the hall is entered by one step up to its original level. Having lost one bay (window) to the parlor during the renovation, the kitchen was expanded to the east by incorporating an already existing one floor addition. The kitchen also features a number of decorative as well as useful items. There is, for example, a flat weave rug from Romania as well as two large Mexican ceramic figurines acquired locally, and a series of lovely copper pots.

There is a small patio off the kitchen that provides for a pleasant respite and also affords a back view of the additions to the home. And upon exiting look back: except for the chimneys, the Independence façade is the same as it was in a 1912 drawing when the porch was added. ★ MC

6

608 Independence Ave. SE

Kathleen & Tom Grant

Square 870 ★ House Captains: Jason Townsend & Thomas Snow

Honora Chambers received a permit to construct 608 B Street SE early in 1884 with an estimated price of \$1,800. She and her family had lived next door at 606 B Street since at least 1865. Her husband Patrick, a laborer, had died about eight years before but two of her grown children lived with her in 608 during the following decade. Descendents lived in the home until the mid-1930s. Originally constructed with two rooms on the first floor and two on the second, the interior was destroyed by fire about a dozen years ago. A possibly factual tale told by longtime neighbors is that the home served as a bordello into the 1980's.

The home was redone in a style reminiscent of the arts and craft movement. The first floor is spacious, combining both the living and dining area into one room with a side decorative staircase. A wood burning fireplace provides the room with a cozy warmth in the winter. Many of the decorations are Japanese, originally purchased by Tom's family soon after the end of World War II. There is an antique Korean chest at the end of the sofa and a Chinese armoire providing dinnerware storage. The walls are adorned with a four sectional Japanese print on silk, three Dali Lithographs and two interesting prints commemorating the birth streets of Schubert and Beethoven.

The upstairs has three rooms and two baths. The master bedroom / master bathroom suite has high ceilings and another wood burning fireplace with much of the décor provided by Kathleen's Japanese collection. The master bath houses a sizeable Jacuzzi tub which, we are told, has regular use. The middle room, with enviable space, serves as Kathleen's dressing room. The rear bedroom (not open) serves as Tom's study. Laundry facilities are located off the hall.

The basement (not open) is fully finished and carpeted with a refrigerator and kitchenette and a private bedroom / bathroom suite with its own entrance. Currently used as a "rec room," it houses a huge collection of board (not



digital) games, Tom being an avid weekly player.

The kitchen has all stainless appliances with granite countertops, double oven column, a 5-burner Thermador gas range, an enormous 12" deep stainless steel sink, a Bosch dishwasher, a refrigerator/bottom-freezer, and a built-in stereo system. The island is perfect for two. The finishes are stained natural wood and stone.

Exit the kitchen to the rear garden which supports a double set of patios. The first is set for entertaining with an outdoor cooker along with a dining table and chairs. The second patio, set with flagstone paths defining flower beds which also include a fig tree, a redbud, a tri-color beech, a dogwood and a large black walnut. Access to the street from the garden is through a covered passage.

Note the gates which provide access to adjoining yards, thus providing street access for neighbors when necessary. The high ceiling of the passage provides storage for bicycles through a pulley system anchored in the ceiling. Look up before entering the passageway. The upper side wall of the home rests on the wall of 606, an indication that the Chambers owned 606 while building 608. ★ PC

Joel & Susan Sarfati**Square 899 ★ House Captain: Chuck Burger**

Lexious Wood purchased this lot on the corner of 8th and A St SE in 1900 and commissioned local architect Edward Woltz to design a masonry building for himself and his wife, his widowed daughter and her son. Perhaps best known for the Round House in Brookland, Edward Woltz was a prolific designer of modest houses around the city and this one provides an excellent example of a minimal reduction in the Italianate style architecture popular at the time. Its two stories feature prominent, bracketed cornices with simple brick door and window hoods.

Wood passed away in 1907 but the house stayed in the family at least until 1934 when Coburn Hamilton of Louisville, KY and his family are listed as renters. Hamilton gained local notoriety in 1941 for winning \$1000 in a “Pot o’ Gold” radio contest; newspaper clippings suggest he planned to invest in a home of his own with his unexpected windfall. 1st Lt Joseph Trippe listed the address on his honorable discharge papers in 1945 but after that information on owners and tenants is harder to come by. At some point in the home’s history it became a multi-family dwelling, and records show it was remodeled in 1967. Current owners Joel and Susan Sarfati learned it once passed time as a rooming house when a pair of genteel Southern belles came calling and to see their old rooms and reminisce.

The Sarfatis came to own the home after falling in love with the neighborhood during the 31st annual House and Garden Tour. In 1989 they purchased the house from a lawyer who had gutted and remodeled the house along with two others in the area. Unlike the other two, the house at 101 retained all original windows, molding, and fireplaces, helping to maintain the original character while making necessary updates to the wiring, plumbing, kitchens, and bathrooms. The house now features four bedrooms, and three bathrooms, one each of which is located in the rental unit in the English Basement.

The Sarfatis themselves have done little remodeling, choosing only to remove one of the Jacuzzi tubs the former owner had installed in favor of a walk-in shower located in the master bath.

Mrs. Sarfati’s work takes her all over the world, enabling her and her husband to establish a truly diverse art collection. Paintings from France, China, Turkey, Brazil, Uganda, South Africa, Canada, Argentina, England,

Vietnam, and the United States adorn every available wall in this bright corner house full of windows. Several to keep your eyes open for:

- Three paintings from Simie Knox, a local artist who painted the official White House portraits of President and Mrs. Clinton. One hangs in the dining room over the fire place and the other two can be found in the kitchen.
- Three folk art paintings the Sarfatis picked up in China. On a side trip to a small city Mrs. Sarfati discovered these beautiful examples of classic folk art rolled up on a side table at the back of a museum. You’ll find them hanging in the living room and along the staircase leading to the second story.
- A recently purchased folk art piece from Uganda, hanging in the kitchen.
- The classic example of Brazilian folk art, purchased directly from the artist and still slightly wet, which had to be laid unrolled on Mrs. Sarfati’s lap to dry for the entire 12 hour flight back to the states. ★ **CG**



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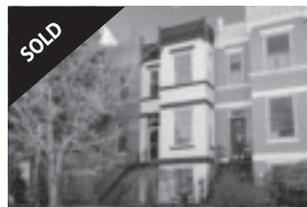
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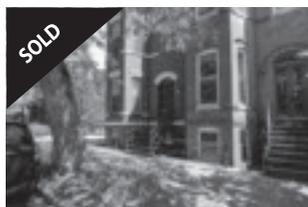
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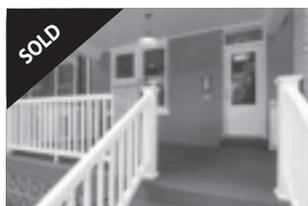
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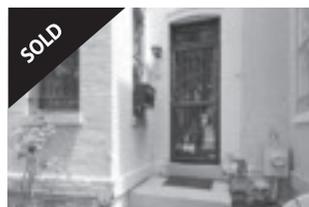
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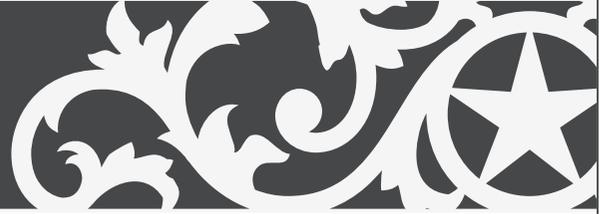
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8

814 A Street SE (garden only)

Lynne Church and Jim Skiles

Square 920 ★ **Garden Captain: Lynne Church**

The house was built in 1887 on a double lot, and was featured during the 1981 house tour by its previous owners. Since acquiring the house 30 years ago, the current owners have landscaped the grounds. One of the owners, Lynne Church, is a landscape designer and has used the gardens to test concepts and plant combinations.

The front garden features a Crabapple tree that may well have been in existence for 50 years. In addition, two white-blooming Acoma Crepe Myrtles line the front of the garden next to the sidewalk. Each fall, the trees are pruned back to large nubs on the main branches (pollarding), both to keep the trees small and to form interesting sculptures for the winter. Beneath and across from the Crepe Myrtles are Andromedas, three varieties of Azaleas, a Nellie Stevens Holly tree, a Hinoki Falsecypress, and a Meserve Holly bush.

The tall green gates hide a serene urban oasis leading to the original brick carriage house. There you will find a brick and flagstone parking space, bordered by a small Service Berry tree, as well as Azaleas, Nandinas, Mahonias, Boxwoods and a 'Goshiki' Osmanthus. A narrow brick and flagstone path proceeds through a small gate into the rest of the garden. On the right, three Cleveland Select Callery Pear trees punctuate the walk, along with a Henry Lauder Walking Stick, Chesapeake Viburnums, Deutzias, Andromedas, Hydrangeas, and spring blooming Camellias. On the opposite side against the house is another Service Berry tree, a large Snowflake Oakleaf Hydrangea and a Dragon Queen Holly tree. Beneath them is a shade perennial bed.

Passing the stairs to the back porch, the garden opens into the first of three flagstone seating and dining areas that wrap around the carriage house. The area is defined by a Japanese Maple, Dwarf Southern Magnolia, Hinoki Falsecypress and weeping Higan Cherry tree. Shrubs in this area include three varieties of Azaleas, a Conoy Viburnum, David Viburnums, and a dwarf Cryptomeria in a large planter. The dining area to the rear is separated from the main seating area by an "L" shaped aerial hedge of six weeping Hemlocks, above two rows of small shrubs that repeat the "L" shape. Along the back fence are Nandinas, Azaleas, a fall-blooming Camellia, a Nellie Stevens Holly, and a large Crepe Myrtle.

You are welcome to mount the stairs and view the garden from the porch—or just rest before continuing on the Tour. ★ **LC**



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9

826 A Street SE

Stan & Kathleen Soloway**Square 899 ★ House Captain: Maggie Daley**

This house was built in the mid-1880s, and likely was owned by William Middleton, a stonecutter. Middleton's daughter, Selina, called by the Washington Post "one of Capitol Hill's belles," married Robert Bare, a Treasury Department employee in 1890, and they moved into this house, where she lived until her death in 1944. The article in the Post says "The bride wore a becoming dress of plum-color Henrietta, trimmed with Persian passementerie and velvet. She is quite prominent in Washington art circles."

Selina was President and often hostess of the Philo-Classics Club. Newspaper articles ranging from 1907 to 1928 tell of meetings here. Ladies researched and read papers on topics such as master musicians of Germany, Irish literature, and Egyptian household arts.

The current owners moved here three years ago as empty nesters. Most of this house had already been updated, so all they did before painting and decorating was add built-in bookcases and redo an upstairs bathroom.

Kathleen Soloway is an interior decorator for people in life transitions, so with this house she became her own client, designing with lots of cheerful color and with treasures from countries around the world where they have lived or visited as a family. She designed and made all the window treatments on the first floor.

Coming in the front door, the large hallway mirror was owned by Kathleen's great aunt, and the wooden chair next to it was made by her grandmother.

As you enter the living room, you first notice the elaborate coal stove in the fireplace, made in 1888 by the Joseph Hodgson Company. It was not original to the house, but was installed by earlier owners, who kindly left the current owners bags of coal.

The custom cabinet with the teal fabric insets was made by local craftsman Jon Haberman out of quilted maple wood. On the table to the left of the fireplace is a WWI bayonet owned by Stan's grandfather. The bookshelves are full of trinkets large and small collected from Africa and Asia.

Heading up the stairs there are two wall hangings made of rustic antique lace from a Parisian flea market. At the top is batik collected by Kathleen's family when they lived in Uganda.



The back guest room was designed by two adult daughters who visit and use the room at different times. To the right of the bed is an early American antique dresser.

The master suite is entered through a home office. The desk is an antique door covered with glass, and the ceiling fixture has an antique cowry shell lamp cover. On the early American foldout desk is a hand-carved Japanese music box.

In the master bedroom bold color is everywhere, beginning with the large ikat rug in purples and oranges. Kathleen designed the headboard and the pillows. The nook on the left wall contains a collection of Egyptian perfume bottles. The ladies of the Philo-Classics Club would approve...

Back downstairs in the dining room, the large painting on the wall is by a local artist. The owners purchased it at an auction, and there's no signature. Do you know the artist?

The kitchen is a warm, vibrant room, full of color and character. Kathleen hand painted the floor cloth herself. She also designed the kitchen chandelier constructed from an old farm egg basket and antique amber colored bottles she found in New Hampshire antique stores. In the cupboard over the stove is a pair of large antique mercury glass vases.

Above the powder room door is a carved wooden Cameroonian statue—known as the Goddess of welcome and peace. The owners call her Amani—"Peace" in Swahili. In the alcove to the left is a Persian water pipe gifted to the family more than fifty years ago.

Exit the house by the back door into a charming patio full of geraniums. When you leave, notice the dogwood tree in the side yard. It's one of the oldest dogwood trees on Capitol Hill, estimated to be well over 50 years old. Last year the owners held their first annual Dogwood party to celebrate this tree. ★ LDJ

10

19 Ninth Street SE

Peter and Cheryl Zimmer

Square 920 ★ House Captain: Lee Murphy

Martha Wheelock of northwest Washington bought the property, part of lot 14, in 1878 and immediately applied for a permit to build an 18 x 54 foot brick dwelling for an estimated cost of \$1,500 to be designed by the architect, John T. Corrigan. A year later, Martha sold the home and lot to Lemuel Gaddis for \$4,500. Gaddis, a retired merchant, lived there with his daughter and granddaughter until he died in 1909. Soon thereafter it was sold to the Methodist church at Eighth and North Carolina and used as a parsonage for about fifty years.

The home's exterior features the minimal Italianate architecture so popular in Washington between 1860 and 1900. Large windows, original to the home's design, flood the interior with bright light. About a decade ago a new owner not only bought 19 Ninth, he also bought 17 Ninth. He then proceeded to combine the two homes. Extensive changes were made to No. 17, including the re-imagining of the façade of the twentieth century building and the addition of a garage on the lower level. The living room wall of no. 19 was opened to allow direct access to no. 17. However, time and money caught up to the owner and he sold two years ago to a developer. The result was a return to two homes and an extensive revision of both.

The interior of no.19 was completely remodeled prior to being purchased by Cheryl and Peter Zimmer in 2013. Walking through the front door you pass into the open floor plan of a living and dining space much larger than is typical for Capitol Hill row houses. The oversized windows bring the eyes up to the soaring ceilings and accentuate the breezy space that would have kept the home cool prior to advent of air conditioning.

A staircase to the right leads up to the second story and the family area of the home. The Zimmer's bedroom, office, and family photographs are arrayed down the hallway. A skylight over the staircase continues the thoughtful language of the remodel by bringing in additional daylight.

Heading down two flights of stairs you find yourself in a warm finished basement whose combination family room/play room is as cozy and inviting as the first floor is soaring. A guest bedroom rounds out the home's five bedrooms.

Back on the main floor you pass from the dining room into a dine-in kitchen with beautiful marble countertops and custom cabinetry. A breakfast nook overlooks the flagstone patio and the rare two-story carriage house where the Zimmer's nanny lives. The carriage house was also completely remodeled and features hardwoods throughout (second floor not open).

Please exit via the driveway. And the hump in the driveway? No one is quite sure. It clearly prevents some rainwater runoff from entering the property of neighbors. Yet its height seems excessive for that purpose. ★ **CG**




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11

628 East Capitol

Congressman John Delaney and April McClain Delaney

Square 868 ★ House Captain: Elizabeth Nelson

Casual elegance comes to mind when you first enter 628 East Capitol Street. Sited on one of the most prominent streets in Washington and featuring old, gas burning lanterns, this is a stunning townhouse. And, no wonder, as this home was built in 1885 by architect Leon Dessez, the architect who designed the Vice President's mansion at the Naval Conservatory. In 2009 both the main house and carriage house underwent an extensive renovation under the supervision of renowned interior designer, Barry Dixon.

The entertaining spaces are sophisticated and grand, complete with 10+ ceilings, recessed lighting and state of the art features. Respect for the history of the home was maintained with a nod to the beauty of the original pocket doors between the living and dining rooms, heavy crown molding and the polished luster of the old newel post.

This five bedroom, three and a half bath home has dazzling living and dining areas which invite you to sit, stay and enjoy the inspiring renovation. The soothing decor was recently done by the present owners with their designer, Diana Hannes. Beyond the dining room, the large chef's kitchen flows into a family room where no comfort has been spared. The upstairs is closed off for the tour, but features an elegant master bedroom suite which has been inspiringly refurbished by the current owner. The master bath features a black claw-footed soaking tub next to an oversized glass and marble shower with exposed polished nickel trim. Two more bedrooms and a bath are found down the hallway.

The downstairs of the home provides a handsome office and more comfortable living space. While you view the comfort and beauty which describes 628 East Capitol, there is also a relaxed atmosphere which accommodates this family of six. The house is available for family, friends and entertaining business associates.

Walking through the French doors of the family room leads you to an over-sized patio which allows for garden parties and casual dining. As you continue, you are beckoned into the charming, freshly decorated carriage house that may be used as a gracious guest retreat. Again, the words "casual elegance" come to mind as you walk through the one bedroom, one bath, beautifully furnished and complete "pied-à-terre". The lower level of the

carriage house features a two car garage.

This home, once featured in "House Beautiful", isn't without its historical past. In August of the year 1888, the house belonged to another Congressman, Mr. John O'Neill of Missouri. Congressman O'Neill traveled to St. Louis to wed and returned with his new bride to 628 East Capitol Street. In the year 1892 the Honorable Thomas Ward, lawyer, judge and Congressman lived at 628 East Capitol. In 1893 the local paper ran an advertisement for the house: For Rent: 9 rooms in good condition and cheap. \$17.50 per month".

Dr. Frank Braden lived at the home in 1922, and was found in a scandal with Dr. Wallace Malone, proprietor of the drug store at 410 East Capitol. They both were charged with conspiracy of violating the Volstead Act (Prohibition) and bond was set at \$500.00. Lack of evidence allowed their names to be cleared and Dr. Braden lived at 628 East Capitol until he died in 1944.

As you exit through the skillfully crafted orbital gate, you may want to glance back for a lingering look at this stunning property. ★ **SV**



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12

619 Constitution Ave., NE

Albert and Linda Mitchler

Square 867 ★ **House Captain: John Smith**

Life-long Capitol Hill residents Albert and Linda Mitchler moved into this, their third home on the Hill, in 2000.

The front portion of the building, extending to the current back wall of the kitchen, constitutes the original structure, built in 1893, when Constitution Avenue NE was known as B Street NE. The spacious back addition was added in the late 1950s. The three-story structure accommodates the Mitchlers' collection of antique furniture, porcelain, paintings, engravings, carvings, and other collectibles acquired through the years. On this tour, the first floor alone plus the back garden will provide the visitor with more than enough to admire and inspire.

A large Empire sideboard lines the entry hall, above which are reverse glass paintings of George and Martha Washington, an 1815 bull's-eye mirror, an 18th-century map, and other notable items. The portrait on the left is of "a relative," which the Mitchlers call any of their numerous unidentified antique portraits. They know only that this one is of a 21-year-old woman, as revealed in a letter tucked at the back of the painting. A complete set of Hogarth engravings of *The Rogue's Progress* lines one wall.

The bright yellow hand-painted "Zuber"-style wallpaper in the dining room was commissioned by the Mitchlers from artists in China. Toward the top of the walls are several 18th-century porcelain vases, or "garnitures," seated on individual hand-carved and gilded sconce-like shelves. None fell from their perches when Washington's 2011 earthquake struck, as Al had, by pure chance some months before, secured the vases and many other fragile items displayed in their home with "earthquake putty." Miraculously, there were no earthquake casualties in the Mitchler home.

Much of the 18th-century sitting room furniture displays antique porcelain containers of all sorts, including dinnerware, a large punchbowl, and elegant chamberpots and spittoons designed for both men and women. The wing chair has a "gout stool," which can be turned upward to relieve the painfully swollen feet of gout sufferers, a common complaint among the well-fed in the 18th and 19th centuries.

The simple yet elegant, as well as cozy, updated kitchen features a dropped ceiling and faux beams along with custom cabinetry. Notice the custom glazed Italian tiles in a carpet pattern placed among the shale tiles that

extend up the backsplash wall. Al laid the carpet tiles himself.

More antique furniture and collectibles fill the back sitting room, aglow with red walls. Above the marble fireplace, from

France via a Georgetown mansion, is a portrait of George Washington. It was copied by Chinese artists from a smuggled Gilbert Stuart painting, and cost one-one hundredth the price of the original. Furnishings include a 1750s Salem highboy, a 1780 Chippendale camelback settee, 18th-century semi-round Delaware tables, a 1770 Dutch secretary, a 1740 corner chair, four Philadelphia Chippendale side chairs, and "lolling chairs" (upholstered armchairs), also with gout stools. Several antique porcelain pieces, including Chinese export dinnerware, are on display.

The second and third floors also have their share of antiques but are not open for the Tour.

The large sunroom houses Linda's plants, most of which "summer" in the back garden, whose periphery is filled with several hundred colorful spring bulbs, perennials, and annuals.

But the truly remarkable feature of the back garden is Al's large koi pond, which has experienced amazingly few casualties. The large koi survive from year to year in part because their flesh seems to be unpalatable to visiting urban wildlife, including raccoons and opossums. While there, look up to the home's third-floor back deck and the third-largest observatory in the city (after the Naval Observatory and Georgetown University's observatory). Also note the solar panels on the roof of the house and the garage (with second-story apartment, not open for the tour), which have cut their electricity bills by 40-45 percent.

The Mitchlers clearly love their exquisite antiques but greatly appreciate the benefits of modern technology. ★ **RG**




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22 Third St., NE

John and Michelle Easton

Square 759 ★ *House Captain: Gary Jankowski*

“Home, sweet home” calls out to visitors to this gray clapboard home, replete with front porch and wicker furniture. It is one of seven flat-fronted homes built in 1870s and often referred to as “Washington Terrace.” While now family occupied, some served for decades as boarding houses. Visitors will be astonished when they enter the interior of this light and spacious, thoroughly modern home.

The Eastons purchased the home in 2005 from former Attorney General John Ashcroft, who had converted the building from a two-apartment structure to a single-family home. The Eastons did further extensive renovations and added a third floor (not visible from street level, per historic preservation requirements—obviously not in effect when other homes in the row added third levels). Among the major improvements are numerous closets and storage areas.

What strikes the visitor immediately is how broad and deep the home is. The dining room, behind that cozy-looking front porch, has eclectic furnishings with clean lines along with a traditional marble fireplace. The serene celadon walls and upholstered chairs are complemented by splashes of color from paintings by local artist Laura Edwards, a favorite of the Eastons.

Enter the living room through the large doorway with one of the home’s few original features, pocket doors. A three-dimensional, thoroughly modern wall sculpture by another local artist, Mary Lynch, dominates the living room and the clean lines of its warmly colored upholstered furniture. Her playful “tic-tac-toe” sculpture adorns the walls of the stairs leading to the basement (also updated, but not on the tour).

The enormous (by any, and certainly Capitol Hill, standards) kitchen, while clearly functional, has beautiful features that make it a true family room as well as a wonderful entertainment space. The large island is where the culinary action takes place, beyond which is the family dining area with upholstered wing chairs, side chairs, and window bench. Custom white cabinetry affords ample storage for dishes, glasses, and cookware, as well as for coats and backpacks. Accents of glass, crystal, iridescent tile, and Quartzite counters add sparkle. The Supreme Court is visible from the light-filled windows (from the second and third floors, too) There is a recreational play room in the basement (not open).



The staircase to the second floor leads to the family’s home office, with a full-sized washer and dryer concealed behind the slatted doors. A playful faux white cowhide rug with splashes of silver complements the clean white custom cabinetry of this open space, created by the Eastons.

Two large bedroom suites, each with a full bath, flank the study. The walls of the guestroom, at back, are a soothing celadon, while its spacious new bathroom is a contrasting soft pink. Look out the bedroom windows to glimpse not just the Supreme Court but the patio-cum-parking space below. The rolling garage door provides security but also privacy when the Eastons use the area as a patio.

The large master bedroom, overlooking Third Street, contains eclectic, imaginative furniture from previous homes as well as a gas-fired marble fireplace. The bathroom, with a corner Jacuzzi, awaits remodeling—the only room not completely updated...yet.

Stairs to the third floor lead to their daughters’ bedrooms, separated by a playfully decorated blue bathroom. Two girls share the room with pink walls and softly contrasting green bunk beds and dresser. The other daughter claims the purple bedroom with raised platform at the window end. Friends comment on the nice touch the platform provides—but it serves a purely functional purpose by accommodating space carved out for the bathroom below. ★ **RG**

Capitol Hill Presbyterian Church

Square 789 ★ Andrew Walton Pastor
Refreshments Sunday 2:00–5:00

Capitol Hill Presbyterian Church (CHPC) has been a worshiping community in the Capitol Hill neighborhood for over 140 years. In its earliest years, CHPC met in several public meeting rooms on the hill, including the House Post Office and Post Roads Committee Room of the US Capitol. But in January of 1864, several ladies saw in *The Presbyterian Magazine*, an article written by the Reverend John Chester about a church he had started under a tree in Bustleton, N.J. with another pastor. Since they were tired of walking or riding in a carriage through muddy or dusty streets to get to the closest Presbyterian Church [probably at Sixth and Maryland SW], they wrote to him and asked if—since God had used him to build a “Church under a tree”, He might also use him to build a Church on a hill. The young pastor saw this as a call from God and immediately came to DC, met with a few interested persons and preached a sermon. Finding the situation favorable, he then returned to NJ, resigned his charge, moved his young family to Washington, and the Capitol Hill Presbyterian church was organized by the Presbytery of the Potomac on April 11, 1864 with 34 members. By later that year the church had moved to its present location on Fourth Street SE.

The congregation soon outgrew its temporary quarters and by 1868 it was obvious that a large edifice needed to be built to house the church. At this time the assets of the Metropolitan Church, a corporation formed for the purpose of establishing a National Presbyterian Church in DC (but which did not exist in fact as a congregation) were turned over to Dr. Chester’s Capitol Hill Church with the provision that the plans be enlarged and the name changed to Metropolitan Presbyterian Church. This was done and the work started, but the building designed by Architect Emil Sophus Friedrich had only reached the first floor when the contractor failed. This caused much hardship and consternation among the members but the building was finally completed in 1872. The dedication service was attended by President Ulysses S. Grant. Money was very tight, however, and consequently the iron spire which was to top the tower was not built and the tower was completed as it appears today. The cost would have been approximately \$1500.

The congregation grew steadily and by 1892 more room was needed for the Sunday School Dept, so a small

building was built next to the church. The building is often called the “Chapel” today.

After the Second World War, many young families moved to the suburbs and membership declined in most city churches.

In 1955 it was decided to merge with Eastern

Presbyterian at 6th and MD Ave NE. The name chosen for the new church was The Capitol Hill Presbyterian Church.

During the 1970s, a proposal was made to tear down the church building and build townhouses across the front. Worship services would be held in the chapel. This was ultimately defeated, but the congregation looked at new ways to support the building. The Washington Seminar Center grew out of this.

During a storm on Friday, April 13, 1984, two days before Palm Sunday, lightning struck a window frame and started a fire in the attic. A tragedy was averted when Don Huff, a homeless man, who had a relationship with the church, saw the fire as he was walking by and called the fire department. His quick action probably saved the building. However, the Sanctuary was badly damaged by water and for a year the congregation worshiped in the Fellowship Hall. During this time some remodeling was done to the Sanctuary.

Though the church is now 150 years old, it does not rest on its laurels, but constantly seeks ways to relate to the community. A few of the current programs include Soup Kitchen Sunday, Food Pantry Sunday, the Easter dress project with dresses given to little girls in the homeless program of the Capitol Hill Group Ministry, and mission projects both at home and out of the country. Various community groups use the building on a regular basis.

You are invited to visit the sanctuary upstairs.

Based on information from the church web site:

www.capitolhillpreschurch.org



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Capitol Hill Village
info@capitolhillvillage.org

- 3 **Byron Sandaford**
William Penn House
Byron@WilliamPennHouse.org

- 4 **Meg Shapiro & George Olson**
meg@megandgeorgew.com
george@megandgeorge.com

- 5 **Steve Hagedorn**
Coldwell Banker Real Estate
shagedorn@cbmove.com

- 6 **Jason Townsed & Thomas Snowe**
Capital Community Properties
jason@capitalcommunityproperties.com
thomas@capitalcommunityproperties.com

- 7 **Chuck Burger**
Coldwell Banker Real Estate
cburger@cbmove.com

- 8 **Lynne Church**
Lynne Church Landscape Design
lynne_church@yahoo.com

- 9 **Maggie Daley**
Coldwell Banker Real Estate
mdaley@cbmove.com

- 10 **Lee Murphy**
Washington Fine Properties
lee.murphy@wfp.com

- 11 **Elizabeth Nelson**
Capitol Hill Restoration Society
caphrs@aol.com

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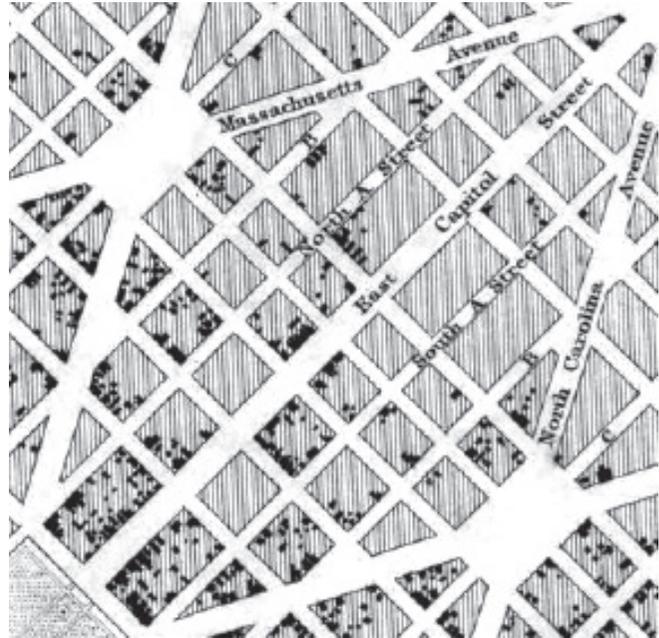
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Tour Area Circa 1860

A Boschke from surveys 1857-1860 compliments LOC

L'Enfant's Squares

Pierre Charles L'Enfant was appointed by President George Washington in 1791 to lay out the City of Washington, part of the District of Columbia. In doing so he created a series of squares and numbered them from west to east and north to south, and added lots within each square. The squares of the houses on this Tour were then divided between the original proprietors of the land and the federal government between 1792 and 1796, per the 1791 deeds of trust signed by the landowners. In some cases the whole square was assigned (e.g., 817 to William Prout and 841 to the Federal government). But usually a square was split, sometimes by halves, more often in four or so sections. Land titles today descend from this plan, although the lots in most squares have been sub-divided and renumbered.

William Prout owned all of the land occupied by the properties on this year's House Tour, except for 22 Third Street NE which is on land owned by Daniel Carroll. Prout (1755-1823) emigrated from England to Baltimore in 1790. On March 11th, 1791, two days after L'Enfant arrived to plan the new Federal City, Prout signed a contract to purchase a large triangular tract of land from his future father-in-law Jonathan Slater. Prout eventually became Capitol Hill's largest landowner. His property is the heart of today's Capitol Hill neighborhood and the core of the Historic District.



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202-297-0169  
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202-333-5905  
nate.guggenheim@wfp.com

**Andrea Hatfield**  
202-243-1632  
andrea.hatfield@wfp.com

**Heidi Hatfield**  
202-243-1634  
heidi.hatfield@wfp.com

**Chuck Holzwarth**  
202-285-2616  
chuck.holzwarth@wfp.com

**Cynthia Howar**  
202-297-6000  
cynthia.howar@wfp.com

**Robert Hryniewicki**  
202-243-1622  
robert.h@wfp.com

**Daryl Judy**  
202-380-7219  
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202-256-7804  
cecelia.leake@wfp.com

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