

Salisbury Historic District Commission

Hearing Notification

Hearing Date: August 22, 2018

Time: 7:00 pm

Location: Government Office Building
125 N. Division Street
Salisbury, MD. 21804
Room 301

Case Number: #18-23

Commission Considering: New Addition

Owner's Name: Nicholas Simpson

Applicant Name: First Move Properties, LLC

Agent/Contractor: Not Indicated

Subject Property Address: 132 E. Main Street

Historic District: Downtown Historic District

Use Category: Commercial

Chairman: Mr. Scott Saxman

HDC Staff contact: Anne Roane
City Planner
(410) 548-3170

Salisbury Historic District Commission

207 W. Main St., Suite 102
Salisbury, MD 21801
(410) 341-9550 / fax (410) 341-3682

Permit Application
\$25 Fee Received 7/24/18 (date)

Date Submitted to NSCC: 7/24/18
Date Accepted as Complete by NSCC: 7/24/18

Case #: _____
Action Required By (45 days): _____

Subject Location: 132 E. Main Street

Application by: First Move Properties, LLC

Owner Name: Nicholas Simpson

Applicant Address: P.O. Box 335, Salisbury, MD 21803

Owner Address: P.O. Box 335, Salisbury, MD 21803

Applicant Phone: 410-844-4160

Owner Phone: 410-627-4592

Work Involves: Alterations New Construction Addition Other _____
 Demolition Sign Awning Estimated Cost _____

DESCRIPTION OF WORK PROPOSED (Please be specific. Attach sheet if space is inadequate) Type of material, color, dimensions, etc. must accompany application. If signs are proposed, indicate material, method of attachment, position on building, size and front lineal feet of building, size and position of all other signs on building, and a layout of the sign.

- (1) Approval of maximum building height of 120 feet
- (2) Approval of EIFS facade for six-story addition

For more explanation about this request, see attached cover letter

Are there any easements or deed restrictions for the exterior of this property? If yes, submit a letter from the easement holder stating their approval of the proposed work. ___ Yes No

Do you intend to apply for Federal or State Rehabilitation Tax Credits? If yes, have you contacted Maryland Historical Trust staff? ___ Yes No

If you have checked "Yes" to either of the above questions, please provide a copy of your approval letter from the Maryland Historic Trust along with this application.

See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the Director, Dept. of Neighborhood Services & Code Compliance at least 30 days prior to the next public meeting. Failure to include all the required attachments and/or failure of the applicant or his/her authorized representative to appear at the scheduled meeting may result in postponement of the application until the next regular scheduled meeting. If an application is denied, the same application cannot be resubmitted for one year from date of such action. Please be advised that members of the Salisbury Historic District Commission or staff, may visit the subject property prior to the scheduled meeting date to familiarize themselves with the project.

The Salisbury Historic District Commission Rules and Regulations and Design Guidelines are available for review in the office of the Department of Neighborhood Services & Code Compliance for the City of Salisbury as well as on the city's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on August 23, 2018 (date).

I hereby certify that the owner of the subject premises has been fully informed of the alterations herein proposed and that said owner is in full agreement with this proposal.

Applicant's Signature Mik [Signature] Date 7/24/2018
Remarks: _____

FIRST MOVE PROPERTIES, LLC
P.O. Box 335
Salisbury, MD 21803

July 24, 2018

City of Salisbury, Maryland
Salisbury Historic District Commission
c/o Trish Warrington
207 W. Main Street, Suite 102
Salisbury, Maryland 21801

Re: Redevelopment of 132 E. Main Street; The Ross

Dear Commissioners,

On behalf of First Move Properties, LLC ("First Move"), please accept the enclosed Application submitted in connection with our project for the redevelopment of 132 E. Main Street, Salisbury, Maryland 21801 (the "Project").

As discussed during the Pre-Application Conference for the Project at the Historic District Commission's March 28, 2018 Meeting, the Project involves altering the structure located at 132 E. Main Street (the "Building"), by converting the 1st floor into commercial retail space, the 2nd through 4th floors into four-person residential units, and constructing five additional floors to the Building finished with four-person and some two-person residential units. Since the Pre-Application Conference, the Project has been modified to include a sixth additional floor, which will also be developed for residential units. All told, the Project will convert the Building from one used exclusively for office space and other non-residential purposes, into a ten-story building equipped with twenty-four luxury-style apartments and commercial retail operations on the first floor.

As planned, the addition of six floors to the Building will result in a maximum height of 120 feet. The Building's maximum height of 120 feet includes improvements for a roof-top area available for use by the Building's residents, as well elevator shafts and other related mechanical improvements necessary to serve the Building and its residents. With respect to the façade of the Building, the six-story addition will be finished using an exterior insulation and finish system ("EIFS"). EIFS is a general class of non-load bearing building cladding systems that provides exterior walls with an insulated, water-resistant, finished surface in an integrated composite material system. The exterior of the existing portion of the Building will have no changes to its façade.

HVAC for the Building, and all its units, will be supplied through a traditional exterior heat pump system: a heat pump, as part of the Building's central HVAC system, uses the outside air to both heat the Building's units in the winter and cool them in the summer. Each of the Building's 25 units (i.e. all of its residential units and the ground floor's commercial retail space) will have a separately controlled heating and air conditioning system, with one interior air handler and one exterior heat pump. The exterior heat pumps will be set on the Building's roof, five or more feet away from all edges of the structure.

FIRST MOVE PROPERTIES, LLC

P.O. Box 335

Salisbury, MD 21803

The current plans for the Project call for garbage collection at the Building to be handled through an internal trash disposal system. In the event an external garbage collection facility is determined necessary for use of the Project once complete, specifications regarding that external garbage collection facility will be provided to the Historic District Commission when the final Certificate of Approval is requested.

Specifics for the Project's exterior design are in the planning stage. However, as conceptualized, the Project's economic model requires it be completed and brought to market no later than August 1, 2019. First Move is working closely with City officials to obtain all of the approvals and permits necessary to meet our timeframe for completion of the Project. To that end, this submission represents the first-step in that approval process. In order to move forward with submitting a site plan for consideration and approval by the City's Planning Commission, First Move respectfully requests the Historic District Commission's approval of the following, two specific items:

1. Approval to alter the Building (i.e. 132 E. Main Street, Salisbury, Maryland 21801) by adding six floors to the existing structure, resulting in a maximum height of 120 feet.
2. Approval to alter the Building (i.e. 132 E. Main Street, Salisbury, Maryland 21801), such that, upon completion of the Project, the exterior for the six-story addition to the Building's exterior will be improved by EIFS façade; the façade for the existing portion of the Building (i.e. the first four floors) will be unchanged.

Moving forward, First Move expects to submit an Application requesting a Certificate of Approval for construction of the Project for the Historic District Commission's consideration at its September 27, 2018 meeting. That forthcoming application will address all exterior changes planned for the Building, as part of the Project's construction, which require this Commission's prior approval. By the September 27th meeting, First Move hopes to have the Planning Commission's approval of the Site Plan for the Project (conditioned upon the Historic District Commission's issuance of a Certificate of Approval for construction of the Project) and special exceptions from the Board of Zoning Appeals permitting a maximum height of 120 feet for the Building and the requisite increase in density allowing for the planned-use of the Building following the Project's completion. Be that as it may, before First Move can move forward with those stages of the permitting process for the Project, the Historic District Commission's approval to alter the Building by increasing its height to a maximum of 120 feet, along with approval of the proposed Building façade, is required.

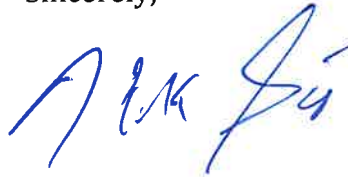
As the Building nears its 100 year anniversary, First Move is excited to bring this generational redevelopment project to the City. At its core, the Project is designed to maintain the historical integrity of the Building, which was originally built in 1920-21 for the fraternity operations of the Independent Order of Odd Fellows. When completed, the Project will bring longstanding goals for Downtown to reality, by remodeling the Building into high-end residential units in a fashion that will dramatically change the cityscape and skyline of our Downtown. First Move is proud to stand behind the development of a project

FIRST MOVE PROPERTIES, LLC
P.O. Box 335
Salisbury, MD 21803

that will serve as a signature testament to the long, successful and continuing hard work for the redevelopment of Downtown Salisbury.

Enclosed is First Move's Application to the Historic District Commission and Application Fee, along with conceptual renderings of the Project, including drawings depicting the Building's proposed height. Please kindly schedule First Move's Application for consideration by the Historic District Commission at its August 23, 2018 meeting. On behalf of First Move, thank you for your time and consideration of this request.

Sincerely,

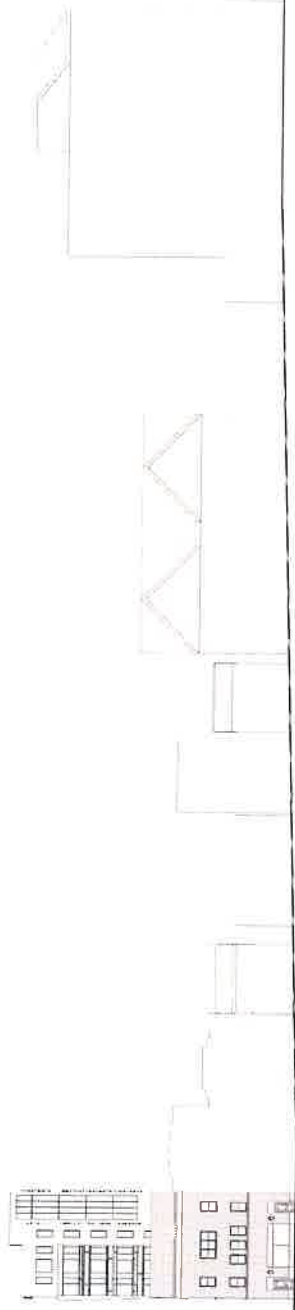


Nicholas Simpson,
First Move Properties, LLC

Enclosures/

Cc (w/ enclosures): Anne Roane, City Planner





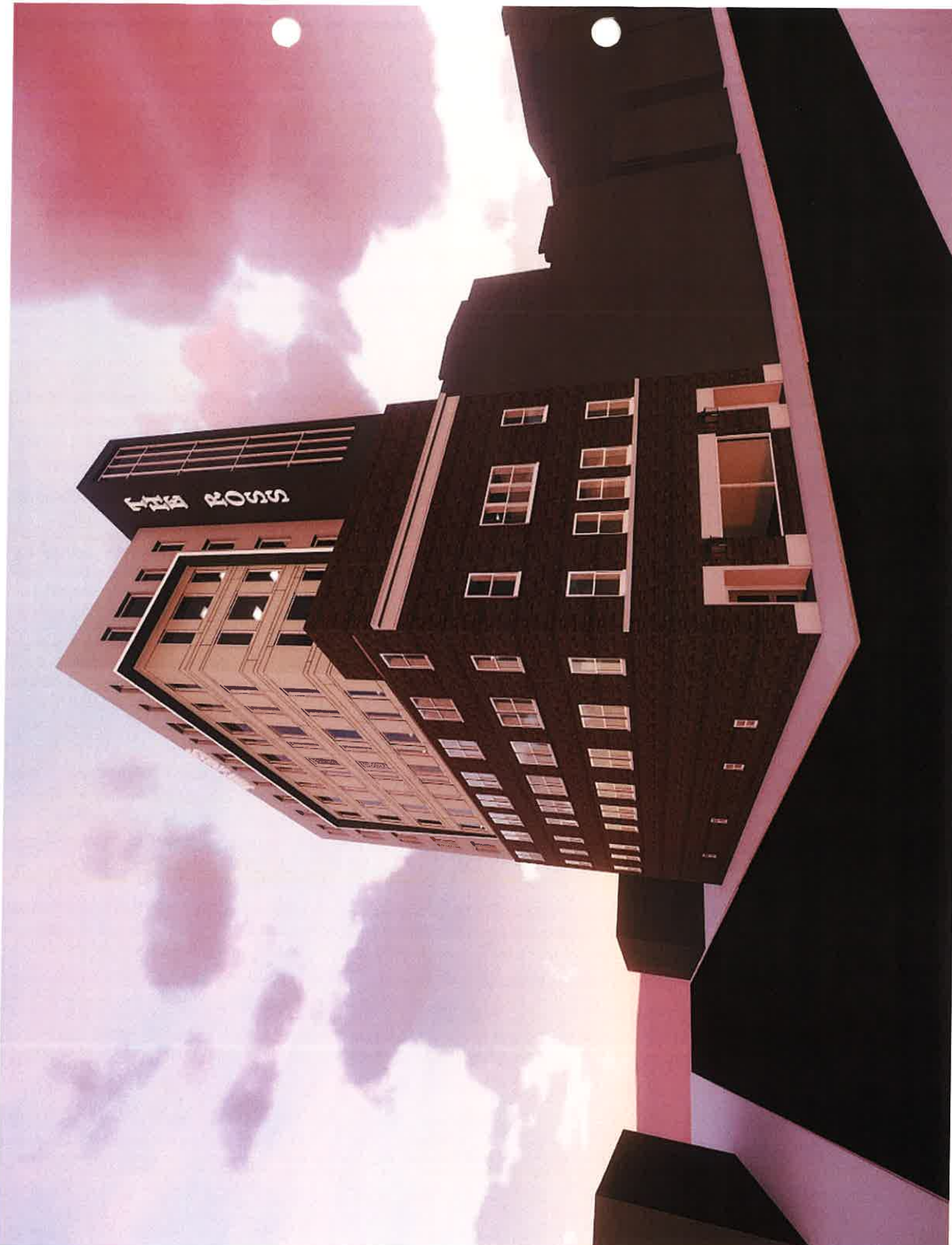
BAPTIST ST.

N. DIVISION ST.

EAST MAIN STREET







Salisbury Historic District Commission

STAFF FINDINGS

Meeting Date: August 22, 2018

Case Number: 18-23

Commission Considering: New Addition

Owner's Name: Nicholas Simpson
Owner's Address: PO Box 335
Salisbury, MD 21803

Applicant Name: First Move Properties, LLC

Agent/Contractor: Not Indicated

Subject Property Address: 132 E Main Street

Historic District: Downtown Historic District

Use Category: Commercial

Zoning Classification: CBD

Structure / Site Description:
Built Date: 1920
Enclosed Area:
Lot Size: 4,400 sq. ft.
Number of Stories: 4

Contributing Structure: TBD

Wicomico County Historic Survey on file: No

Nearby Properties on County Survey: Yes
Including but not limited to:

- 120-122 E Main Street – Salisbury News & Advertiser Building
- 126 E Main Street – Colonial Building
- 130 E Main Street- Richardson Building

Relevant Historic, Archeological and Architectural Significant Features of the Surrounding Area:

The Downtown Historic District is the largest of Salisbury’s three historic districts and encompasses the City’s commercial center. The design and construction of its structures meet the City’s now well-established requirement for the use of brick and stone as building materials. The district’s buildings are typically two to three story brick buildings fronting on Main Street, Division Street and other streets perpendicular to Main Street.

Neighboring Properties which have been deemed Contributing/Non-Contributing:

House #	Street Name	Hearing Date	Contributing	Non-Contributing
122	E Main Street	11/14/12	X	

Explanation of Request: The applicant is requesting the Salisbury Historic District Commission approve their request of a maximum building height of 120 feet along with the approval for a six-story addition.

Areas of Historic Guidelines to be considered:

GUIDELINES FOR UNIVERSAL PROPERTIES

Guideline 35: Additions (pg. 100)

Although it is not impossible to add a story or more to historic buildings, it is normally more difficult to avoid adverse impact to the building’s original design, character, and detailing.

- a. Consider the issue of structural strength and ability to carry another floor. This issue should be addressed by a qualified structural engineer.
- b. Whenever possible, an addition should be placed at the rear of the main building.
- c. Additions should be constructed in materials compatible with those used in the original building. This does not mean that the same materials have to be used.
- d. Frame additions can be added to brick and stucco buildings successfully.
- e. Additions should not duplicate the architecture and design of the main building but should pick up overall design “cues” from the main building, such as window proportions, overall massing and form, and type of ornamentation.
- f. Avoid changes that obscure, damage or destroy significant characteristic features of an existing building or historic district.

- g. New additions should be compatible with existing historic buildings in terms of scale, but should be visually different from the original to avoid creating a false historic appearance. Additions to historic structures should be identifiable as a new addition to an original building.
- h. New additions should be subordinate to the main building. This can be achieved by making the addition smaller in scale than the main building, or by keeping the roofline or parapet below that of the main building.

Evaluation Criteria:

Pursuant to Section 17.52.040 A & B of the Salisbury Zoning Code, it is the duty of the Historic District Commission to review all applications to construct, alter, reconstruct, move or demolish any structure within a Historic District whenever the exterior appearance of such structure is affected, and to approve or reject said application. In reviewing an application and plans, the Commission should give consideration to review criteria, and may make a determination as to which of said Criteria are applicable.

Staff Findings Prepared By: Brittney Brown
Infrastructure and Development
125 N Division Street, Suite 202
Salisbury, MD 21801
(410) 548-3170
Date: August 9, 2018

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. WI-583

1. Name of Property (indicate preferred name)

historic Independent Order of Odd Fellows Building
 other East Main Street Professional Building

2. Location

street and number 132-134 East Main Street not for publication
 city town Salisbury vicinity
 county Wicomico

3. Owner of Property (give names and mailing addresses of all owners)

name Deborah W. Poole and George H. White
 street and number 132-134 East Main Street telephone
 city, town Salisbury state Maryland zip code 21801

4. Location of Legal Description

courthouse, registry of deeds, etc. Wicomico County Courthouse liber 1030 folio 870
 city, town Salisbury tax map 107 tax parcel 856 tax ID number 5-020387

5. Primary Location of Additional Data

- Contributing Resource in National Register District
- Contributing Resource in Local Historic District
- Determined Eligible for the National Register/Maryland Register
- Determined Ineligible for the National Register/Maryland Register
- Recorded by HABS/HAER
- Historic Structure Report or Research Report at MHT
- Other: _____

6. Classification

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

7. Description

Inventory No. WI-583

Condition

excellent deteriorated
 good ruins
 fair altered

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

The Independent Order of Odd Fellows building, now known as the East Main Street Professional building, stands at 132-134 East Main Street in the center of Salisbury's business district. The large rectangular shaped commercial block is four stories tall and three bays across. The brick building faces north.

Built in 1920-21, the I.O.O.F building has an elaborately executed East Main Street façade in Flemish bond, whereas the other three walls are laid in seven-course common bond. The walls rise to brick parapets that disguise a low sloping shed roof.

The north (main) elevation is a symmetrically designed façade with the brickwork executed in three distinct levels which correspond to the parts of a column. The first floor is defined in a rusticated manner of brickwork and at the same time incorporates a pair of side entrances framed by wide stone surrounds. Centered in the wall is a large display case window. Fixed in the northeastern corner of the first floor brickwork is a large cornerstone which carries the dates 1847 and 1921 as well as three interlocked rings and the name Newton Lodge No. 56, I. O. O. F. Stretching across the wall above the first floor openings is a stone beltcourse and rising atop it are tall brick pilasters which extend two stories to a stone cornice. The wall surface is laid in Flemish bond and the outside corners are distinguished by brick quoins. The first and second floors are lighted by single-pane sash windows in most bays. A triple set of single-pane sash windows marks the center bay on the third floor. Fixed atop the pilasters is a stone entablature engraved with the initials, I.O.O.F. The entablature is distinguished by a block cornice. The Flemish bond brick wall continues nearly a full story above the cornice.

The east wall is defined by four stories of window openings. Marking the first floor are small six-over-six sash windows, and located above each window is a bricked up opening. The second, third, and fourth floors are lighted by series of single or paired single-pane sash windows. The top of the wall is defined by a corbelled brick cornice.

The south (rear) wall is pierced by four bays with a combination of single-pane sash windows and boarded over door openings. The window openings are spanned by steel lintels imbedded in the brickwork, and each opening has a brick sill. Rising within the southwest corner is an internal furnace flue with a stack that extends above the line of the parapet wall. A metal fire escape is attached to the rear wall surface.

The interior has been modified many times over the years as a variety of commercial ventures have operated from this structure. For a period during the mid twentieth century the first floor was used as a movie theater with a marquee out front.

8. Significance

Inventory No. WI-583

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

Specific dates

Architect/Builder

Eastern Shore Construction Co.

Construction dates 1920-21

Evaluation for:

National Register

Maryland Register

not evaluated

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

One of the more prominent commercial blocks which stands along East Main Street, the Independent Order of Odd Fellows building was designed in a neoclassical format similar to the old Wicomico Hotel and the former office block of the Salisbury Building, Loan, & Banking Association. The vertical four-story East Main Street elevation is divided horizontally into three segments that correspond to the base, shaft, and capital of a neoclassical column. The first floor, representing the base of the column, follows a rusticated format with an overall pattern of projecting blocks surrounding a pair of entrances and a large display window. Fixed in the northwest corner of the front wall is a large marble cornerstone engraved with the 1921 construction date and the name of the I.O.O.F. chapter, the Newton Lodge No. 56, along with the three interlocking rings used by the Odd Fellows in their iconography. The second and third floors, representing the column shaft, are defined by tall pilasters that rise from the rusticated base and meet a stone entablature at the fourth floor level. Boldly sized I.O.O.F. letters are cut into the frieze, which is topped by a block cornice, which caps the building and represents the column capital.

Initial preparation for construction of the I.O.O.F. building began with a contract issued to Captain Otis Lloyd, who drove piles into the soft, muddy pond bottom on which Main Street was extended eastward.¹ The \$40,000 contract to erect the brick Odd Fellows lodge went to the Eastern Shore Construction Co. with the brickwork subcontracted to William C. Powell.² On March 31, 1921 an impressive ceremony was held to lay the cornerstone. Officials from all over the estate attended the ceremonial start of construction, which included a parade and a concert by the I.O.O.F. band that was held at Salisbury's armory.³ Over the years the building has been used for a variety of purposes. During the mid twentieth century, the New Theatre was housed on the first floor. More recently the building has been divided for professional offices.

¹ *The Wicomico News*, December 16, 1920. "Capt. Otis S. Lloyd, who has the contract for driving the piling upon which the rest of the foundation for the new I.O.O.F. building on East Main street, has a large force of men at work and will soon complete the job."

² *The Wicomico News*, March 17, 1921.

³ *The Wicomico News*, March 31, 1921.

Maryland Historical Trust Maryland Inventory of Historic Properties Form

Inventory No. WI-583

Name I. O. O. F. Building
Continuation Sheet

Number 8 Page 1

International Order of Odd Fellows Building
132-134 East Main Street
Salisbury, Wicomico County, Maryland
Chain of title

Map 107, Parcel 856

1030/870 Shore Title Company, Inc.

to

2/28/1985 Deborah W. Poole
George H. White

Lot No. 2 on a plat made by P. S. Shockley, 9/12/1916,
JCK 102/448

JWTS 576/54 Herman E. Perdue, Attorney

to

11/7/1963 Shore Title Company, Inc.
Whereas at a public sale on 9/6/1963 for the purpose of foreclosure
and collection per a mortgage from the Newton Lodge No. 56 to J.
Walter Williams, dated 7/3/1947, JWTS 290/415, which was duly
assigned to Ruth G. Williams, et al. 6/20/1956

JCK 117/529 Salisbury Realty Company

to

3/6/1920 The Newton Lodge No. 56, Independent Order of Odd Fellows
Lot No. 2

**Maryland Historical Trust
Maryland Inventory of
Historic Properties Form**

Inventory No. WI-583

Name I. O. O. F. Building
Continuation Sheet

Number 8 Page 2

EAT 70/72 Henry B. Freeny
 Grace E. Freeny

to

4/14/1910 Salisbury Realty Company
 \$29,100. acreage associated with the pond bottom after the Humphreys Mill
 dam failed

EAT 70/63 Thomas A. Spence
 Mary L. Spence
 Laurena Humphreys, et al.

to

3/17/1910 Henry B. Freeny

The Wicomico News, December 16, 1920

Capt. Otis S. Lloyd, who has the contract for driving the piling upon which the rest of the foundation for the new I.O.O.F building on East Main street has a large force of men at work and will soon complete the job.

The Wicomico News, March 17, 1921

“Salisbury Contractors Getting Outside Work”

Eastern Shore Construction Co., of Salisbury, contract for erecting the new Odd Fellows' Building in Salisbury, to cost around \$40,000. This building will be three stories and will be built of tapestry brick and terra cotta.

The contract for doing the brick work on this building has been sublet to Wm. C. Powell, of this city. Mr. Powell has recently secured the contract for doing the brick work on the new \$40,000 colored high school in Laurel, Del. Mr. Powell has about completed the building of a large brick addition to the boiler room of the Laurel Lumber Company's plant.

The Wicomico News, March 31, 1921

Maryland Historical Trust Maryland Inventory of Historic Properties Form

Inventory No. WI-583

Name I. O. O. F. Building
Continuation Sheet

Number 8 Page 3

CORNER STONE I.O.O.F. TEMPLE LAID TUESDAY

Impressive Ceremonies Attend the Event—Many Visiting Lodgemen Present.

The corner stone of the new Odd Fellows Temple of Newton Lodge No. 56, situated on East Main street, was laid at 3:30 P.M. Tuesday with impressive ceremonies.

Representatives of Odd Fellows lodges from all over the Eastern Shore attended the big event, as also did several grand officers of the lodge from Baltimore and Western Maryland. Grand Master H. Dorsey Etchison, of Federick, was in charge of the corner laying ceremonies, and was assisted by other grand officers of the order.

The day's program opened at 1:30 P.M. in the First Regiment Armory with a reception to the grand officers, W. B. Steven, Noble Grand, being master of the ceremonies. Preceding the cornerstone laying, a parade was held through the city streets of Salisbury in which all the members of the local lodge and the visiting lodge men marched. Music was furnished for the occasion by the I.O.O.F. Band, which also gave a concert at 4 P.M. in the Armory.

Supper was served in the basement of the Armory by Helping Hand Rebeckah Lodge No. 23, and at 6:30 P.M. conferring of the first degree took place in the Armory, the work being done by the degree staff of Newton Lodge.

Much enthusiasm was created during the public meeting that was held at 8 P.M. in the Armory, as the keynote of the meeting was the bringing to Salisbury of the new \$100,000 Odd Fellows Home for the Orphans and Aged.

Mr. Fred P. Adkins, president of the Salisbury Chamber of Commerce, addressed the meeting and told the lodge men that a free site would be given them if the order would locate the new home here. Every effort will be made to establish the home in Salisbury and it is to be hoped that the efforts will be successful.

9. Major Bibliographical References

Inventory No. WI-583

Land Records of Wicomico County, various volumes. Wicomico County Courthouse.
The Wicomico News, various issues. Wicomico County Free Library.

10. Geographical Data

Acreage of surveyed property 4,400 square feet
Acreage of historical setting 4,400 square feet
Quadrangle name Salisbury, Maryland Quadrangle scale: 1:24,000

Verbal boundary description and justification

The metes and bounds of this property are coincidental with the current boundary of the lot.

11. Form Prepared by

name/title	Paul B. Touart		
organization	Private Consultant	date	3/29/2001
street & number	P. O. Box 5	telephone	410-651-1094
city or town	Westover	state	Maryland 21871

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

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

return to: Maryland Historical Trust
 DHCD/DHCP
 100 Community Place
 Crownsville, MD 21032-2023
 410-514-7600

Real Property Data Search

Search Result for WICOMICO COUNTY

View Map		View GroundRent Redemption			View GroundRent Registration				
Tax Exempt:		Special Tax Recapture:							
Exempt Class:		NONE							
Account Identifier:		District - 05 Account Number - 020387							
Owner Information									
Owner Name:		FIRST MOVE PROPERTIES LLC			Use:		COMMERCIAL		
Mailing Address:		12306 CATOCTIN SPRINGS DR MOUNT AIRY MD 21771-			Principal Residence:		NO		
					Deed Reference:		/04296/ 00283		
Location & Structure Information									
Premises Address:		132 E MAIN ST SALISBURY 21801-0000			Legal Description:		L-40X110 132-134 E MAIN ST CITY OF SALIS		
Map:	Grid:	Parcel:	Sub District:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0107	0015	0856		0000				2017	Plat Ref:
Special Tax Areas:				Town:		SALISBURY			
				Ad Valorem:					
				Tax Class:					
Primary Structure Built		Above Grade Living Area		Finished Basement Area		Property Land Area		County Use	
1920		16456				4,400 SF			
Stories	Basement	Type		Exterior	Full/Half Bath	Garage	Last Major Renovation		
		OFFICE BUILDING							
Value Information									
		Base Value		Value		Phase-in Assessments			
				As of		As of		As of	
				01/01/2017		07/01/2018		07/01/2019	
Land:		50,100		52,800					
Improvements		282,500		305,100					
Total:		332,600		357,900		349,467		357,900	
Preferential Land:		0						0	
Transfer Information									
Seller: WHITE EVELYN H				Date: 03/08/2018		Price: \$807,500			
Type: ARMS LENGTH IMPROVED				Deed1: /04296/ 00283		Deed2:			
Seller: WHITE EVELYN H ETAL &				Date: 11/15/2013		Price: \$0			
Type: NON-ARMS LENGTH OTHER				Deed1: /03651/ 00174		Deed2:			
Seller: WHITE EVELYN H				Date: 11/14/2013		Price: \$0			
Type: NON-ARMS LENGTH OTHER				Deed1: /03651/ 00105		Deed2:			
Exemption Information									
Partial Exempt Assessments:		Class		07/01/2018		07/01/2019			
County:		000		0.00					
State:		000		0.00					
Municipal:		000		0.00 0.00		0.00 0.00			
Tax Exempt:		Special Tax Recapture:							
Exempt Class:		NONE							
Homestead Application Information									