

Roland Park Civic League Collection Guide

(RPCL)

Arrangement of Archive:

Series I. Roland Park Civic League Records - - - - - 3

This series contains

- (A) Roads & Maintenance Corp. minutes;
- (B) **Civic League minutes**;
- (C) financial records;
- (D) **membership records**;
- (E) correspondence; and
- (F) **photographs** of Roland Park and related developments.

Series that follow contain

- (A) Architectural Drawings;
- (B) Specifications; and
- (C) correspondence with property owners:

Series II. Roland Park properties- 5

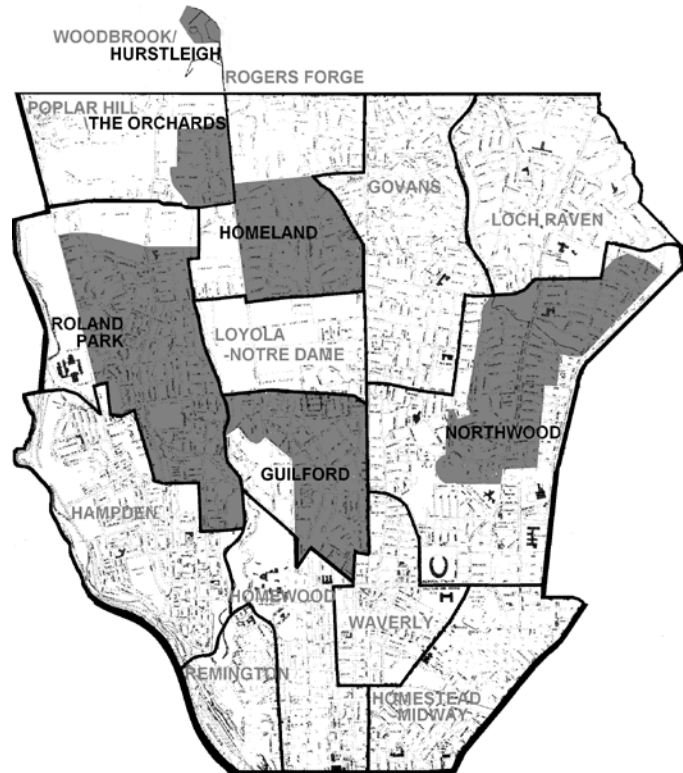
Series III. Guilford properties - - - 21

Series IV. Homeland properties - - 63

Series V. Roland Run Valley - - - - 94

Series VI. Northwood properties - 96

Series VII. Orchards properties - - 111



Creator: Roland Park Civic League

Volume: 590 sets of blueprints and maps; 15 Linear feet of textual records; 50 photographs

Inclusive Dates: 1903-1978 (bulk: 1930-1970)

Scope and Content: This collection includes minutes, ledgers, blueprints, correspondence, membership cards, audit reports, payroll books of the Roland Park Civic League, incorporated in 1907. Notably, it contains the minutes of the Roland Park Civic League spanning the years 1955 and 1972, and of the Roland Park Roads and Maintenance Corporation dating between 1911 and 1973, with large gaps between 1953 and 1959.

Blueprints and specifications document a significant number of houses, garages and other structures built or altered in Roland Park and in the north Baltimore communities of Guilford, Homeland, Hurstleigh, Original Northwood and the Orchards, when those areas were served by the Corporation.

Unfortunately, the collection does not span the original years of Roland Park, nor does it contain records of the Roland Park Company.

Use and Duplication: Researchers should use the Research Request Form to arrange research appointments duplication of documents. With the exception of architectural drawings, material may be duplicated by photo-copying or scanning on site for a small fee.

For Architectural drawings, *there is a fee of \$185.00 to duplicate the contents of one folder as listed.* Duplicate drawings (bond copy in black and white) are made by a vendor and may be mailed at no additional charge. *It is advisable for researchers to view the contents of the folder before ordering duplicates as the archives cannot guarantee the accuracy of the listings and **will not provide a refund.***

Administrative History:

The Roland Park development was named for Roland Thornberry, an English landholder in Baltimore County for whom [Lake Roland](#) to its north had already been named. At its inception in 1891, the development company was a partnership between the Lands Trust Co. of London, England (UK), Jarvis-Conklin Mortgage Co. of Kansas City and Baltimore newspaper publisher Charles Grasty, to develop residential suburbs north of Baltimore. To help promote the area, the company established the [Baltimore Country Club](#) in 1898.

The Roland Park Company, under the management of Kansas City developer Edward H. Bouton, developed Roland Park section by section: building streets; laying water, sewer and electric lines; and selling property lots. The Company's first architect was George Edward Kessler of Kansas City. A student of Frederick Law Olmsted, Sr., he laid out Plat 1 in the picturesque curvilinear style of his teacher, and was succeeded in the subsequent plats by Olmsted's own son and successor, Frederick Law Olmsted, Jr.

The Roland Park Covenants, among the first such covenants in the United States, were developed by Bouton to incorporate service fee requirements and land-use restrictions on each property deed. Terms of the Covenants require that any building, addition or alteration to landscapes or structures must meet with the prior approval of an Architectural Committee. The Covenants also mandated fees to be paid by property owners annually for lighting and repair of streets, the collection of garbage and ash, and the maintenance and operation of the sewerage system. (Water was supplied by a separate company, the Roland Park Water Company.) After annexation to the city, these became municipal responsibilities but the Covenant fees were retained to pay for removal from pathways of debris, leaves and snow; trimming of curbside grass, plants and shrubbery; and general repair of lanes and sidewalks.

The Roland Park Civic League, whose membership consists of most of the residents of Roland Park, was established in 1895 and soon realized its primary goal of opening and outfitting the Roland Park Firehouse (now the oldest active station in the Baltimore City Fire Service). Incorporated 26 January 1907, the Civic League's concerns broadened to all aspects of the community and it eventually succeeded to the Company's Covenant rights and responsibilities.

The Roland Park Roads and Maintenance Corporation was incorporated 15 July 1909 by the Civic League and the Company, the former having controlling interest and the latter a quarter stake. On 27 May 1952, the Company transferred its stake to the Civic League. The Corporation's purpose is to collect mandated fees, provide mandated services and otherwise enforce the Covenants. Beyond Roland Park, the Corporation carried out these duties for other communities covered by the Covenants. Even after the Civic League took full control it could be contracted to perform these duties for the Company, and for successors to its Covenant rights and responsibilities such as the [Homeland Association](#), the [Guilford Association](#), [The Orchards Homeowners Association](#) and the [Greater Northwood Covenant Association](#).

Related Collections: The Roland Park Company Records, a manuscript collection in the [Eisenhower Library](#) at Johns Hopkins University Homewood campus, includes the bulk of house plans for Roland Park, as well as other material on the Company and its developments.

Palmer, Nes, Cornbrooks & Partners Architectural Archive (PNC) includes work of Edward L. Palmer and his successive partners from 1907 when he was employed by the Roland Park Co.;

John A. Ahlers Architectural Papers (JAA), papers and drawings of the primary architect of Original Northwood, also active in other Roland Park Covenant communities.

Alexander G. Porter Architectural Papers (AGP), drawings by another architect active in the Roland Park Covenant communities.

I. General Records

A. Roads & Maintenance Co.

Box 1. Meeting Minutes

1911. 5.25 – 1913. 6.26
 1913. 7. 3 – 1916. 4.14
 1916. 4.21 – 1919. 2.21
 1919. 2.27 – 1923. 6.28

Box 2. Meeting Minutes

1923. 7. 6 – 1927. 6. 3
 1927. 6.24 – 1933. 2.23

Box 3. Meeting Minutes

1933-1954. 1.20
 1959-1973

Box 4. Supplemental Materials to Minute Books

1911 - 1913
 1916 - 1918
 1930 - 1932
 Amendment to Zoning Laws, 1931
 1963

B. League Meetings

Box 1. Meeting Minutes

1925 - 1941
 1943 - 1 945
 1954

Box 2. Meeting Minutes

1955 - 1956
 1957 - 1958
 1959 - 1960
 1961 - 1962
 1963 - 1964
 1965 - 1966. 4
 1966. 5. –1967. 4

Box 3. Meeting Minutes

1967. 5 – 1968. 4
 1968. 5 – 1969. 4
 1969. 5 – 1970. 4
 1970. 5 – 1971. 4
 1970. 5 – 1972. 4

Box 4. Supplemental to Minute Books

1957
 1959
 1961 – 1969

C. Financial Records

Box 1. Treasurer's Reports

1964 - 1966

Box 2. Audit Reports

1911 - 1914
 1920 - 1927
 1929 - 1969
 1972 - 1973

Box 3. Accounting Ledgers

Accounts Payable
 & Accounts Receivable Ledger
 1909 - 1913

Box 4. Accounting Ledgers

Cash Book & Journal
 1909. 7 – 1913. 9

D. Membership

Box 1. Payment Books

1913 - 1921

Box 2. Payment Books

1922 - 1936
 1922 - 1939

Box 3. Payment Books

1930 - 1949
 1923 - 1954

Box 4. Payment Books

1923 - 1954
 1941 - 1955

Box 5. Plat

& Homeowners Address Cards

E. Roland Park Realty Company

Box 1. Correspondence

ND
 1961 - 1965
 1967

F. Photographs

Box 1.

- | | |
|---|--|
| 3401 Alameda
1306 Argonne Rd.
4407 Bedford Pl.
5862 Belair Rd.
1006 Bellemore Rd.
Bellona Ave. (Semans Property)
6502 Beverley Rd.
6103 Blackburn Ln.
320 Broxton Rd.
215 Chancery Rd.
10 Charlcote Pl.
2539 Charles St., N
5600 Charles St., N
6628 Charlesway
3408 –
3410 Chestnut Ave.
210 Churchwardens Rd.
3936 Cloverhill Rd.
3615 Crossland Ave.
2801 Denison St.
229 Division Ave.
Dover Rd.
1506 Dulaney Valley Rd.
305 Edgevale Rd.
4217 Fernhill Rd.
603 40th St., W
516 41st St., E
2104 Fountain Hill Dr.
406 Gittings Ave.
5916 Glenmor Rd.
1508 Gorsuch Ave.
5511 Greenleaf Rd.
5622 Greenspring Ave.
4306 Greenway
1005 Hart Rd.
3403 Horman Ave.
Irish Ave.
3905 Juniper Rd.
7029 Kenleigh Rd.
2716 Kildaire Dr.
414 Lake Ave.
605 Lake Dr.
6 Lake Manor Ct.
1502 Lakeside Ave.
1519 Lakeside Ave.
212 Lambeth Rd.
3710 Liberty Heights Ave. | 6620 Loch Hill Rd.
5812 Lochlea Rd.
206 Longwood Rd.
205 Melrose Ave. E
1306 Midmeadow Rd.
1308 Midmeadow Rd.
202 Monument St., W
304 Oak Lane Ct.
217 Oakdale Rd.
8 Orkney Ct.
513 Orkney Rd.
4400 Wick Rd.
122 Overbrook Rd.
206 Patann Rd.
1500 Block Ralworth Rd.
1826 Redwood Ave.
720 Richwood Ave.
Riderwood Rd.
5701 Rockspring Ave.
1301 Round Hill Rd.
1600 Block Round Hill Rd.
109 St. Albans Way
110 St. Albans Way
5505 St. Albans Way
2623 St. Paul St.
1525 Shadyside Rd.
811 Seminary Ave. E
401 Somerset Rd.
265 Stanmore Rd.
1550 Stonewood Rd.
1 Stratford Rd.
2135 Tyrone Rd., S
4424 Undenvood Rd.
900 Wellington Rd.
309 Wendover Rd.
4108 Westview Rd.
4134 Westview Rd.
White Hall Rd.
10 Whitfield Rd.
4204 Wickford Rd.
3007 Willoughby Rd.
515 Winston Ave.

unknown playground
unknown row houses
Sunnybrook Rd. (Route 3, Box 76)
308 Main St., W
(Emmittsburg, Frederick County)
Belfast Valley "Uphill,"
(Sparks, Baltimore County) |
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