

B-2279

## Hutzler Brothers Palace Building, (Hutzler's South Building)

### **Architectural Survey File**

This is the architectural survey file for this MIHP record. The survey file is organized reverse-chronological (that is, with the latest material on top). It contains all MIHP inventory forms, National Register nomination forms, determinations of eligibility (DOE) forms, and accompanying documentation such as photographs and maps.

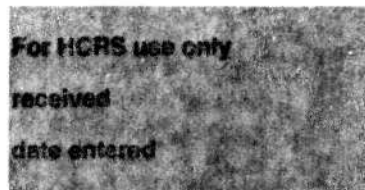
Users should be aware that additional undigitized material about this property may be found in on-site architectural reports, copies of HABS/HAER or other documentation, drawings, and the “vertical files” at the MHT Library in Crownsville. The vertical files may include newspaper clippings, field notes, draft versions of forms and architectural reports, photographs, maps, and drawings. Researchers who need a thorough understanding of this property should plan to visit the MHT Library as part of their research project; look at the MHT web site ([mht.maryland.gov](http://mht.maryland.gov)) for details about how to make an appointment.

All material is property of the Maryland Historical Trust.

***Last Updated: 04-12-2011***

**United States Department of the Interior  
Heritage Conservation and Recreation Service**

**National Register of Historic Places  
Inventory—Nomination Form**



See instructions in *How to Complete National Register Forms*  
Type all entries—complete applicable sections

**1. Name**

historic Hutzler Brothers Palace Building

and/or common Hutzler Brothers Palace Building

**2. Location**

street & number 210-218 North Howard Street n/a not for publication

city, town Baltimore n/a vicinity of congressional district Seventh

state Maryland code 24 county independent city code 510

**3. Classification**

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input checked="" type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	<b>Public Acquisition</b>	<b>Accessible</b>	<input type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government
	<input type="checkbox"/> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
	<input checked="" type="checkbox"/> not applicable	<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

**4. Owner of Property**

name Murdock Development Company, attn.: Mr. Thomas J. Hutchinson, President

street & number 20 Park Avenue

city, town Baltimore n/a vicinity of state Maryland 21201

**5. Location of Legal Description**

courthouse, registry of deeds, etc. Baltimore City Courthouse

street & number 100 North Holliday Street

city, town Baltimore state Maryland 21202

**6. Representation in Existing Surveys**

title Maryland Historical Trust via Tax Act (1982)  
Historic Sites Inventory has this property been determined eligible?  yes  no

date 1978  federal  state  county  local

depository for survey records Maryland Historical Trust, 21 State Circle

city, town Annapolis state Maryland 21401

# 7. Description

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<b>Condition</b>		<b>Check one</b>	<b>Check one</b>
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved date <u>        </u> n/a <u>        </u>
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed		

### Describe the present and original (if known) physical appearance

Number of Resources		Number of previously listed
Contributing	Noncontributing	National Register properties
<u>  1  </u>	<u>  0  </u> buildings	included in this nomination: <u>  0  </u>
<u>  0  </u>	<u>  0  </u> sites	
<u>  0  </u>	<u>  0  </u> structures	Original and historic functions
<u>  0  </u>	<u>  0  </u> objects	and uses: commercial
<u>  1  </u>	<u>  0  </u> Total	

### DESCRIPTION SUMMARY:

The Hutzler Brothers Palace Building at 210-218 North Howard Street in the 19th-century commercial center of Baltimore, Maryland was constructed in 1888, with a south bay added in 1924. The original Romanesque eclectic facade is three bays wide, five stories in height, constructed of limestone with pressed copper trim to the design of Baldwin and Pennington, one of Baltimore's most important architectural firms of the period. The ground floor facade was redesigned in 1931 to conform with the Art Moderne detailing of the "Greater Hutzlers" building constructed against the north wall of the Palace. The ground floor facade is faced with polished black granite, with rectangular show windows surmounted by transoms with cast-bronze screens flanking the recessed central entrance; the entrance, which consists of a pair of aluminum revolving doors, is richly embellished with Art Moderne ribs, fins, sunrise motifs, and a stylized caduceus below the logo "Hutzler Brothers Co. 1858-1888" and a seated figure of Justice, the firm's trademark. Above the ground floor, the original facade remains intact. The first and third bays have a polygonal projecting bay window on the second and third floors, with a spandrel between the floors sheathed in embossed copper with a geometric foliated design and the Hutzler coat of arms; the fourth floor has full-width semicircular arches holding quatrpartite windows. A heavy belt course with Sullivanesque carved ornament spans the building between the fourth and fifth floors. At fifth-floor level, four 1/1 sash windows are arrayed in ribbon-like fashion in each bay. The central bay is defined by trefoil columns running from the second through the fourth floors, with a carved band at the third floor level using Sullivanesque foliated details and masks. The area below this belt course has a full-width horseshoe arch the face of which repeats the foliated carving. The third and fourth floors in the central bay are a two story high triple arcaded gallery, with segmental compound openings in the upper part and rectangular openings below. The fourth floor windows have round headed 1/1 sash, the third floor 1/1 sash with operating transoms above. The parapet wall above the central bay is a richly carved pediment emblazoned with a large seated figure of Justice in high relief. Block letters on a linen fold scroll spell out "Hutzler Brothers." The south bay, added in 1924, was remodeled on the ground floor in 1931, and repeats the polished granite facing appearing on the main section, plus the addition of a recessed plate door. On the upper stories the detailing of the original building is repeated here. The windows in each bay are triple, with heavy frames and recessed transom; window detailing conforms to that of corresponding floors of the original building. The interior of the Palace Building has been considerably altered throughout the twentieth century, most recently in 1976, and no evidence of the original fabric remains.

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National Park Service**

**National Register of Historic Places  
Inventory—Nomination Form**

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Continuation sheet Hutzler Brothers Palace Building  
Baltimore City, Maryland Item number 7 Page 1

GENERAL DESCRIPTION:

The Hutzler Brothers Palace Building at 210-218 North Howard Street in the 19th-century commercial center of Baltimore, Maryland was constructed in 1888, with a south bay added in 1924. The original Romanesque eclectic facade is three bays wide, five stories in height, constructed of limestone with pressed copper trim to the design of Baldwin and Pennington, one of Baltimore's most important architectural firms of the period. The ground floor facade was redesigned in 1931 to conform with the Art Moderne detailing of the "Greater Hutzlers" building constructed against the north wall of the Palace. The ground floor facade is faced with polished black granite, and repeats the show window details of the 1931 construction in the first and third bays. These windows are rectangular, divided into two vertical lights with heavy mullions, and have cast bronze screens covering the horizontal transom-like windows above the show windows. The main entrance is recessed into the center bay using splayed walls at the outer face, and a stepped soffit. The details of the entrance are duplicates of the entrance to the 1931 structure, with a pair of aluminum revolving doors separated with a vertical window panel. The semi-circular door enclosures are topped with ribbed aluminum panels and the flat wall surface above is decorated with horizontal segmental fins, emphasizing the cylindrical form of the doors. The space above the panel that separates the doors has a stylized caduceus, and the entire upper part of the wall is framed by bronze panels with sunrise motifs. The side walls of the recessed entrance have single, rectangular lighted show windows. The logo "Hutzler Brothers Co. 1858-1888" in Art Moderne typeface, and a bas-relief seated figure of Justice, the firm's trademark, are etched into the polished granite surface above the entrance.

Above the ground floor, the original facade remains intact. The first and third bays are identical in design. The second and third floors have a polygonal projecting bay window, with large single lights of glass framed with copper clad round columns and transom bars. Each window has a full width transom, and the spandrel between the two floors is sheathed with embossed copper decorated with a stamped geometric foliated design and the Hutzler Brothers coat-of-arms in relief. The slender columns run full height to the roof of the bay unit, terminating in cushioned floral capitals. The copper cornice of the bay units has a double row of dentiles below a cyma-reversa crown mold. The fourth floor of both bays have full width semi-circular arches with quatrupartite wood framed windows, fixed in the outer sections, 1/1 double hung in the two center parts. The face of the arches have radiating voussoirs without keystones and the ashlar limestone faced spandrels have bas-relief medallions with interlocking basket-weave inserts. A hooded heavy belt course runs the full width of the building between the fourth and fifth floors, with a label mold and roll mold below a

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Continuation sheet Hutzler Brothers Palace Building 7 Page 2  
Baltimore City, Maryland Item number

GENERAL DESCRIPTION (continued)

heavily carved frieze and a deep ovolo bed mold and cornice. The frieze is carved with Sullivanesque floral and geometric designs and three masks. The design of the fifth floor is constant for all three bays, consisting of rows of four 1/1 double hung sash arranged in ribbon-like fashion within each bay, below a heavy lintel made up of alternating rusticated and dressed limestone blocks. The windows in each row are separated by slender stone columns with cushioned floral caps and molded bases. The bays are divided by additional rows of three columns of similar design.

The high parapet wall in the two outside bays has rectangular pedestals at the edges, with carved floral inserts and carved antefixae. The frieze is composed of alternating squares and circles each with bas-relief floral designs carved within the margins.

The central bay is defined by trefoil columns running from the second through the fourth floors, with a carved band at the third floor level and carved cushioned capitals below the belt course between the fourth and fifth floors. The carved band at the third floor level continues across the full bay, creating a belt course of exceptional design, using carved Sullivanesque floral details and masks. The area below this belt course has a full width horseshoe arch, the face of which and the spandrels repeat the exceptional stone floral carvings. The margins of the spandrels and the extrado and soffit of the arch are unenriched. The existing steel industrial sash is a 1931 replacement of the original wood framed tripartite sash. The third and fourth floors in the central bay are a two story high triple arcaded gallery, with segmental compound openings in the upper part and rectangular openings below. The arcade is divided with three three-part columns with floral caps and molded necking. The fourth floor windows have round headed wood 1/1 double hung sash, the third floor 1/1 double hung sash with operating transoms above. The spandrel is decorated with recessed squares enclosing pyramidal bosses.

The parapet wall above the central bay is a classical pediment with raking cornice and returns, supported by 11 scroll consoles and outlined at the roof line with tall pyramidal pinnacles. The richly carved pediment is emblazoned with a large seated figure of Justice in high relief holding a banner proclaiming her as the store's trademark. Block letters on a linen fold scroll spell out "Hutzler Brothers."

The south bay, added in 1924, was remodeled on the ground floor in 1931, and repeats the polished granite facing with large show window and cast bronze grille over the flat transom-like upper window appearing on the main section, plus the addition of a recessed plate door. On the upper stories the carved belt course at the third floor of the original building is repeated here, as

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Continuation sheet Hutzler Brothers Palace Building  
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GENERAL DESCRIPTION (continued)

is the flat spandrel with pyramidal bosses at the fourth floor level and the carved frieze at the fifth. The parapet wall repeats the pyramidal detailing of the fourth floor band. The windows in each bay are triple, with heavy frames and recessed transom. The windows in the fourth floor are decorated by the addition of the same columns used in the fourth floor of the central bay. The fifth floor window details are identical to those used at this level in the original building.

The interior of the Palace Building has been considerably altered throughout the twentieth century, most recently in 1976, and no evidence of the original fabric remains to view.<sup>1</sup>

<sup>1</sup>The above is an edited version of material prepared by Russell Wright in August 1978 for the Baltimore City Department of Housing and Community Development, on file at the Maryland Historical Trust.

# 8. Significance

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Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

<b>Specific dates</b>	1888; 1924 remodeled 1931	<b>Builder/Architect</b>	Baldwin & Pennington (1888) James R. Edmunds (1931)
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**Statement of Significance (in one paragraph)**

Applicable Criteria: A, C  
 Applicable Exception: none  
 Level of significance for evaluation: local

SIGNIFICANCE SUMMARY:

The Hutzler Brothers Palace Building is significant for its architecture, and for its association with the history of retailing in Baltimore. Designed by Baldwin and Pennington, one of Maryland's most important architectural firms of the period, the building was upon its completion in 1888 the largest and most elegant department store structure in Baltimore's retail center. With its richly ornamented facade of carved limestone and pressed copper, the building presents an outstanding example of Romanesque eclectic design, and no finer example of this late 19th century style exists in Baltimore. Reflecting the growing importance of the Hutzler firm to the commercial community of Baltimore, the south bay was added in 1924 as a compatible expansion of the retail sales space, and the ground floor facade was redesigned in 1931 to conform with the Art Moderne detailing of a new facility which adjoined the Palace on the north. This 1931 remodeling, part of a major expansion program dubbed "Greater Hutzler's" illustrates the vitality and confidence of the firm in spite of the economic adversities of the Great Depression, and represents a prominent expression of the increasingly-rare Art Moderne style; fewer than 40 structures reflecting Art Moderne influence survive in Baltimore. The building derives additional significance from its association with the Hutzler Brothers Company, which was founded at this location in 1858. The highly successful firm was among the pioneers of department store merchandising in Baltimore, and instituted a number of progressive policies regarding pricing, service, and employee benefits in the late 19th century which have contributed to its continuing prosperity. In continuous operation on the same site from 1858 until 1981, when the Palace Building was temporarily closed for renovation, the Hutzler firm is believed to hold the record for longevity in an original location among American department stores. Upon completion of the current renovation, Hutzler's will reopen the ground floor of the Palace Building to retail customers.

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Baltimore City, Maryland

HISTORY AND SUPPORT:

Moses Hutzler, father of the three original Hutzler brothers, emigrated to America in 1838 and began his mercantile career near Frederick, Maryland. He later moved to Baltimore and started a store on Eutaw Street where he remained in business until 1875. In 1858 Moses Hutzler gave his name and credit to his son Abram to open a retail shop at Howard and Clay Streets where the current Palace Building stands. Shortly thereafter, with his brother Charles, Abram opened a wholesale business on Baltimore Street and the running of the retail establishment fell to the youngest brother, David. After the Civil War the retail end of the business grew so rapidly that by the eighties the wholesale operation was closed and all brothers concentrated on the Howard Street store. At this time Hutzler's instituted basic policies that proved instrumental to the company's success through the years to the present. These policies covered employees' welfare, guarantees of quality and dependability, and delivery and customer special services. Hutzler's "one-price policy," announced in 1868, was a progressive step at a time when most retail transactions still involved haggling to arrive at the final price of an item; in charging all customers the same marked price, Hutzler's adopted the marketing strategy of the most avant-garde Paris and New York department stores of the day. Hutzler's was the first Baltimore department store to offer a delivery service, providing delivery by horsedrawn wagon in 1874 (and employing the first electric delivery truck in the city in 1899).

By the late eighties, business was so improved that the brothers decided to erect the current Palace Building to accommodate the expansion. The city's leading architects, Baldwin and Pennington, were selected to do the job. E. Francis Baldwin (1837-1916) attended public school in Baltimore and then studied architecture and engineering at Troy's Rensselaer Polytechnic Institute. He formed a partnership with Josias Pennington in 1883 that lasted until his death; this partnership was responsible for many of Baltimore's most notable late 19th and early 20th century buildings. In addition to the Maryland Club (1893) in the Richardsonian Romanesque style, the Fidelity Building (1893), Mount Royal Station (1896) executed in rusticated granite and Romanesque in style, Baltimore City College Building (1895) at Howard and Centre Streets, and the Maryland Trust Building at Calvert and Redwood Streets, this firm also designed numerous churches and religious institutions. For many years Baldwin was the architect for the Baltimore and Ohio Railroad for which he designed warehouses, stations and related buildings. His stations at Point of Rocks and Oakland, Maryland are best known today; both are listed in the National Register. In the design of the 1888 Hutzler Brothers Palace Building, the architects used an architectural vocabulary that included elaborate surface ornamentation. This retail building is an important and atypical early statement in the history of this firm, which tended to specialize in large office buildings, transportation facilities, and ecclesiastical and institutional structures.

See Continuation Sheet No. 5

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Continuation sheet Hutzler Brothers Palace Building Item number 8 Page 5  
Baltimore City, Maryland

HISTORY AND SUPPORT (continued)

The Hutzler Brothers' business continued to expand during the next three decades. In 1924 the decision was reached to add a fourth bay to the south of the Palace Building in a style closely matching the original. In 1931, in the midst of the Great Depression, Hutzler's again led the business community in expressing faith in the city and launched a major expansion program, dubbed "Greater Hutzler's." An additional five story building was constructed to the north of the Palace in an Art Moderne style. The first floor of the Palace was remodeled during this expansion. The black granite veneer remains today as a symbol of this last alteration to the original building.

The Hutzler Family mercantile business remained in continuous operation at the same location from 1858 until the Palace building was temporarily closed for renovation in 1981; this is believed to be the longest continuous period of operation on the original site in the history of American department stores. Upon completion of the renovation currently in progress, Hutzler's will reopen the ground floor of the Palace to retail shoppers.

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National Park Service**

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Continuation sheet Hutzler Brothers Palace Building  
Baltimore City, Maryland Item number 9 and 10 Page 6

MAJOR BIBLIOGRAPHICAL REFERENCES:

Beirne, Francis F. Hutzler's, a Picture History, 1858-1958. Baltimore:  
Hutzler's, 1958).

Dorsey, John and James Dilts. A Guide to Baltimore Architecture. (Centreville,  
Md.: Tidewater Publishers, 1981).

Hendrickson, Robert. The Grand Emporiums: The Illustrated History of America's  
Great Department Stores. (New York: Stein and Day, 1979).

VERBAL BOUNDARY DESCRIPTION:

Boundaries consist of the city lots upon which the resource stands,  
known as 210-218 North Howard Street and recorded in the Land Records of  
Baltimore City, Liber 4131, Folio 403.

BOUNDARY JUSTIFICATION:

The nominated property, 0.24 acre, comprises only the city lots upon  
which the resource stands.

# 9. Major Bibliographical References

B-2279

See Continuation Sheet No. 6

# 10. Geographical Data

Acreage of nominated property 0.24 acre  
Quadrangle name Baltimore East, Maryland

Quadrangle scale 1:24,000

UMT References

A 

1	8	3	6	1	2	8	0	4	3	5	0	2	4	0
Zone		Easting				Northing								

B 

Zone		Easting				Northing								

C 

Zone		Easting				Northing								

D 

Zone		Easting				Northing								

E 

Zone		Easting				Northing								

F 

Zone		Easting				Northing								

G 

Zone		Easting				Northing								

H 

Zone		Easting				Northing								

Verbal boundary description and justification

See Continuation Sheet No. 6

List all states and counties for properties overlapping state or county boundaries

state code county code

state code county code

# 11. Form Prepared By

name/title Peter Kurtze with contributions by Edward Perlman

organization Maryland Historical Trust date March 1983

street & number 21 State Circle telephone (301) 269-2438

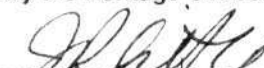
city or town Annapolis state Maryland

# 12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national  state  local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the Heritage Conservation and Recreation Service.

State Historic Preservation Officer signature 

title STATE HISTORIC PRESERVATION OFFICER date 5.4.84

**For HCERS use only**  
I hereby certify that this property is included in the National Register

Keeper of the National Register

Attest:

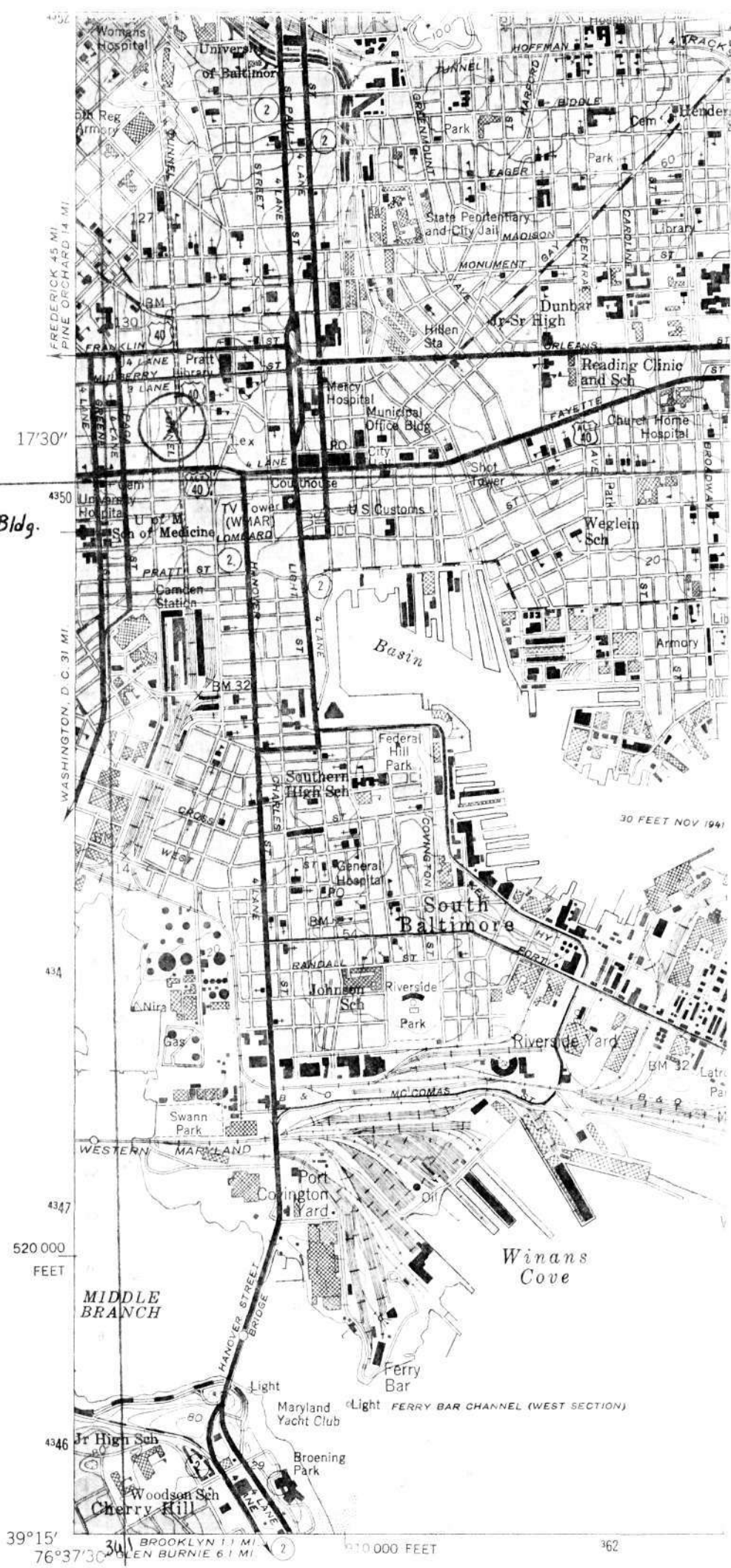
Chief of Registration

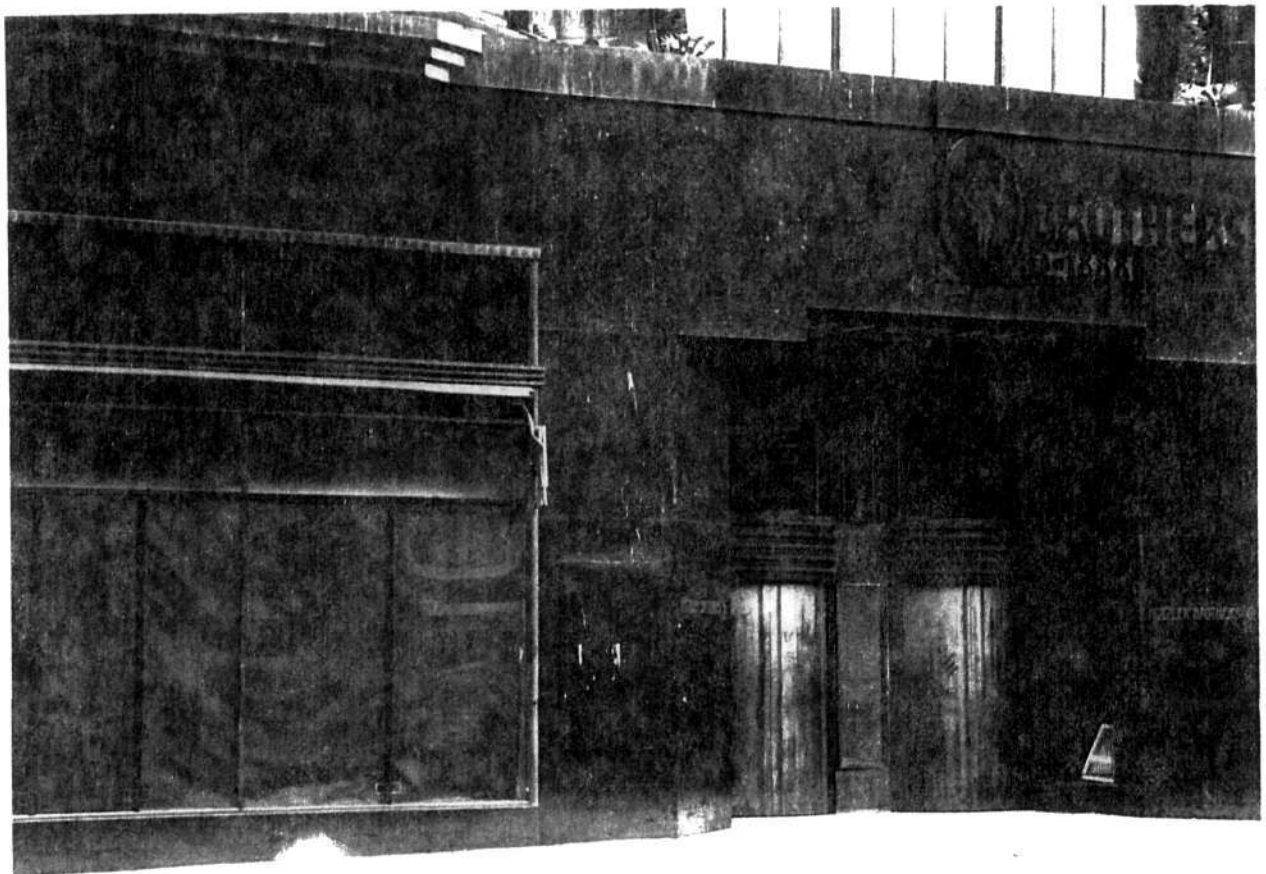
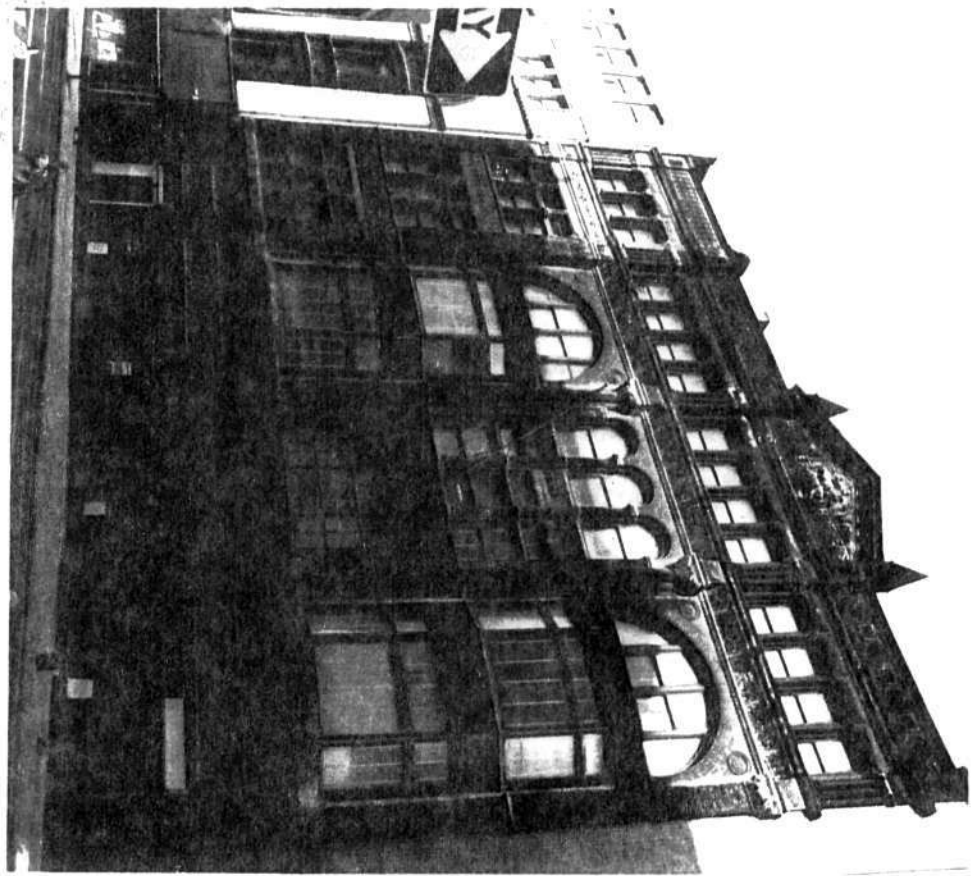
date

date

B-2279  
Hutzler Brothers Palace Bldg.  
Baltimore, Maryland

18/361280/4350240





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## Murdock Development Company

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Murdock Place • 20 Park Avenue • Baltimore, Maryland 21201

1 of 7

Hutzler Brothers Palace Building

210-218 North Howard Street

Baltimore, Maryland 21201

Photograph by Murdock Development Company

Spring, 1982

Negative with M.D.C.

Main facade; photographer facing west

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## Murdock Development Company

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Murdock Place • 20 Park Avenue • Baltimore, Maryland 21201

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Hutzler Brothers Palace Building

210-218 North Howard Street

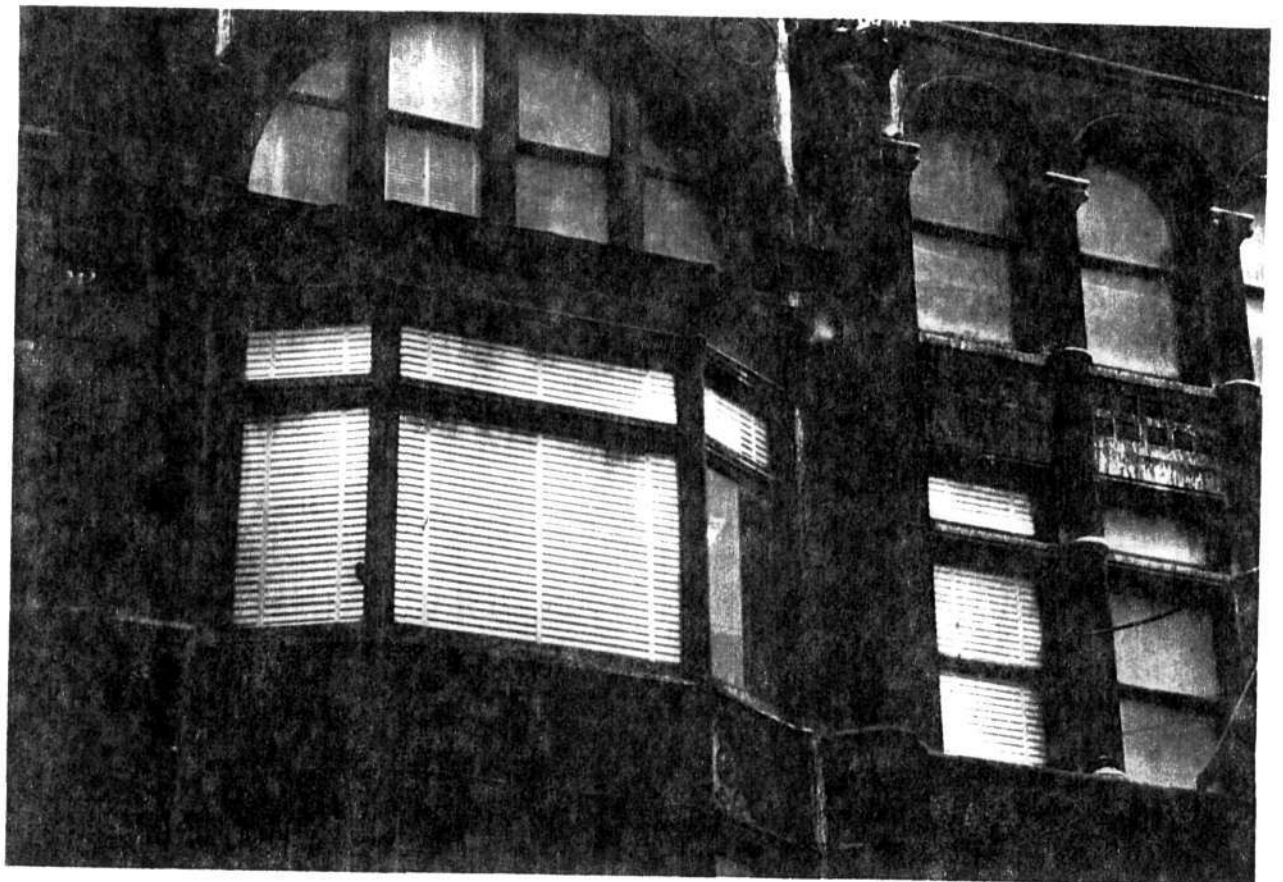
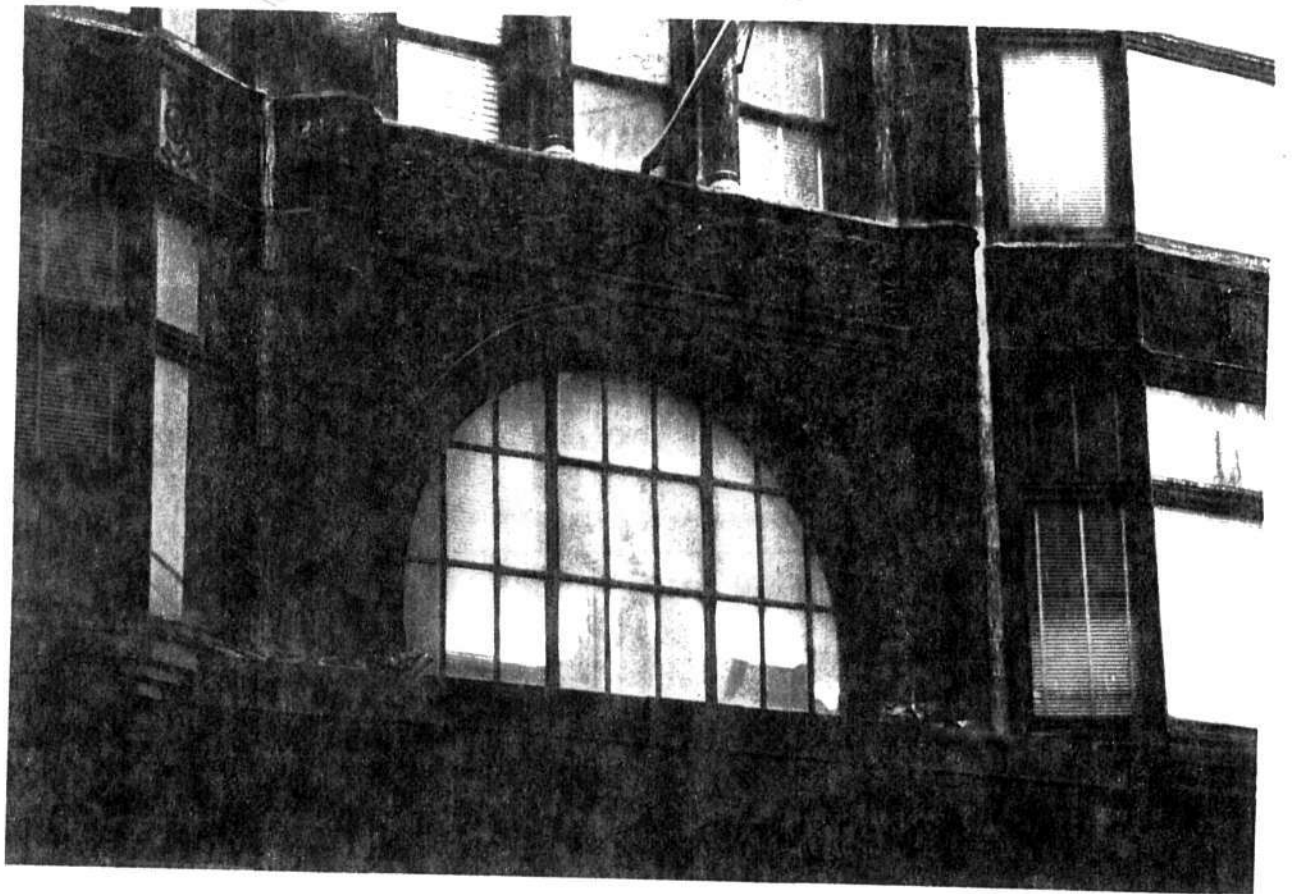
Baltimore, Maryland 21201

Photograph by Murdock Development Company

Spring, 1982

Negative with M.D.C.

Howard Street entrance showing 1931 black granite veneer, entrance doors, display window and logo with date; photographer facing west.



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## Murdock Development Company

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Murdock Place • 20 Park Avenue • Baltimore, Maryland 21201

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Hutzler Brothers Palace Building

210-218 North Howard Street

Baltimore, Maryland 21201

Photograph by Murdock Development Company  
Spring, 1982

Negative with M.D.C.

2nd floor arch above entrance in center bay  
of original building showing stone  
ornamental detail and copper detail between  
2nd and 3rd floor bay windows of outer bays  
of original building; photographer facing  
west.

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## Murdock Development Company

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Murdock Place • 20 Park Avenue • Baltimore, Maryland 21201

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Hutzler Brothers Palace Building

210-218 North Howard Street

Baltimore, Maryland 21201

Photograph by Murdock Development Company  
Spring, 1982

Negative with M.D.C.

3rd and 4th floors of center and southern  
bays of original building; photographer  
facing west.



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## Murdock Development Company

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Murdock Place • 20 Park Avenue • Baltimore, Maryland 21201

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Hutzler Brothers Palace Building  
210-218 North Howard Street  
Baltimore, Maryland 21201  
Photograph by Murdock Development Company  
Spring, 1982

Negative with M.D.C.

1924 addition showing stone detail in  
belting course between 2nd and 3rd floors,  
3rd floor windows and lower section of  
4th floor windows; photographer facing  
west.

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## Murdock Development Company

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Murdock Place • 20 Park Avenue • Baltimore, Maryland 21201

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Hutzler Brothers Palace Building  
210-218 North Howard Street  
Baltimore, Maryland 21201  
Photograph by Murdock Development Company  
Spring, 1982

Negative with M.D.C.

4th and 5th floors and parapet of 1924  
addition and southern bay of original  
building showing elaborate ornamental  
stone work; photographer facing west.



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## Murdock Development Company

Murdock Place • 20 Park Avenue • Baltimore, Maryland 21201

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Hutzler Brothers Palace Building

210-218 North Howard Street

Baltimore, Maryland 21201

Photograph by Murdock Development Company  
Spring, 1982

Negative with M.D.C.

4th and 5th floors of 1888 building showing  
pediment over the center bay with the bas  
relief figure of justice; photographer  
facing west.

UNITED STATES DEPARTMENT OF THE INTERIOR

Office of Archeology and Historic Preservation  
Washington, D.C. 20240

B-2279



**HISTORIC PRESERVATION CERTIFICATION  
APPLICATION — PART 1**

(Pursuant to the Tax Reform Act of 1976)

*Instructions: Applicant should read the instructions carefully before completing application. No Certification may be made unless a completed application form has been received (P.L. 94-455) Use typewriter or print clearly in dark ink to complete the application form. If additional space is needed to complete Part 1, use the reverse side or a separate plain sheet of paper clearly indicating the owner's name and mailing address. Part 1 of this application may be completed and sent to the appropriate State Historic Preservation Officer at any time during the year, and may be sent separately or with Part 2.*

**PART 1 EVALUATION OF SIGNIFICANCE**

1. NAME OF PROPERTY: Hutzler Brothers Palace Building

Address of property Street 210-218 North Howard Street

City Baltimore County n/a State Maryland Zip Code 21201

Name of historic district in which property is located Baltimore Retail Historic District (DOE)

2. DESCRIPTION OF PHYSICAL APPEARANCE: The Palace Building was built in 1888 with the south bay added in 1924. The original Romanesque Eclectic facade is three bays wide, five stories tall, of limestone with copper trim. The ground floor has been altered to match the Art Moderne detailing of the Hutzler's North Building, contiguous at the  
*(see instructions for map and photograph requirements—use reverse side if necessary)*

3. STATEMENT OF SIGNIFICANCE: The Palace Building is an exceptional example of Romanesque eclectic design, and no finer example of this late 19thC style exists in the city. Completed in 1888 to the designs of the nationally important architectural firm of Baldwin and Pennington, the south bay was added in 1924 and the ground floor changed in 1931. The Hutzler  
*(use reverse side if necessary)*  
Date of construction (if known) 1888  Original site  Moved Date of alterations (if known) 1924, 1931

4. NAME AND MAILING ADDRESS OF OWNER:  
Name Murdock Development Company

Street 201 North Charles Street, Suite 610

City Baltimore State MD. Zip Code 21201

Telephone Number (during day) Area Code 301-837-0520

I hereby attest that the information I have provided is to the best of my knowledge correct and that I am owner of the property described above

Signature [Signature] Date [Date]  
Vice President, Murdock Development Company

**For office use only**  
The structure described above is included within the boundaries of the National Register historic district and  contributes  does not contribute to the character of the district.

The structure  appears  does not appear to meet National Register Criteria for Evaluation (36 CFR 60.6) and  will likely  will not be nominated to the National Register in accord with the Department of the Interior procedures (36 CFR 60)

The structure is located in a district which  appears  does not appear to meet National Register Criteria for Evaluation (36 CFR 60.6)  will likely  will not be nominated to the National Register in accord with Department of the Interior procedures (36 CFR 60), and  appears  does not appear to contribute to the character of said district

Signature [Signature] Date 8-26-82  
State Historic Preservation Officer

This property has been evaluated according to the criteria and procedures set forth by the Department of the Interior (36 CFR 67) and, if subject to depreciation under section 167 of the Internal Revenue Code of 1954  
 is hereby certified a historic structure  
 does not contribute to the character of the historic district and does not merit certification as a historic structure. Reasons given on the attached sheet

Signature \_\_\_\_\_ Date \_\_\_\_\_  
Keeper of the National Register

2. (cont.) north, faced with polished black granite. The main entrance is recessed into the center bay, the semi-circular door enclosures topped with ribbed aluminum panes and the flat wall surface above enriched with horizontal fins, emphasizing the cylindrical form of the doors. A logo "Hutzler Brothers Co. 1858-1888" in Art Moderne type and a bas-relief figure of Justice, the firm's trademark, are etched into the polished granite surface over the entrance. The first and third bays of the upper levels are identical with polygonal thrust bay windows at the second and third floors. The spandrel between these floors have stamped copper panels with foliation and the family's coat-of arms. Slender columns run full height to the top of the two story bay units, terminating in cushion floral caps. The fourth floors of both bays above have full width round arches with four-part wood sash. The arches have radiating voussoirs, the limestone spandrels have medallions with basketweave inserts. A hooded belt course runs full width between the fourth and fifth floors. The frieze has floral and geometric castings and three masks. The fifth floor is the same for all three original bays, with rows of four wood sash in a ribbon pattern in each bay. The sash are separated with slender columns with floral caps and molded bases-the bays divided with clusters of three similar columns. The central bay is defined by trefoil columns running from the second through fourth floors. There is an excellent horseshoe arch at the second floor, with floral castings. The steel sash is a 1931 replacement. The third and fourth floors in the center bay are a two story triple arcade with round arches at the upper part and rectangular openings below. The exceptional parapet wall that runs the full width of the original three bays is enriched with heavy medallions and square panels. It is occupied in the center bay by a classical pediment with raking cornice and returns, and pyramidal pinnacles at the outer edges. The tympanum has a richly carved seated figure of Justice holding a linen scroll with the name "Hutzler Brothers". The south bay, added in 1924, repeats the details of the ground floor as changed in 1931. The carved belt course at the third floor of the original three bays is repeated as is the fourth floor fenestration. All other windows are rectangular, with transoms and are arranged in groups of three. When constructed in 1888 the Palace Building had an exceptional tower and turret at the north corner, overhanging Clay Street. This was removed in 1931. The interior has been considerably altered throughout the 20thC, and only two columns remain in view to substantiate the existence of the full height lightwell shown in a c.1890 lithograph.

3. (cont). Brothers Company was established in 1858 at the corner of Clay and Howards Streets, the site occupying part of the Palace Building site. Hutzler's grew rapidly and was an important component of the commercial development of the city. By 1874 it had taken over a three story building two shops south of Clay Street and opened its "One Price Store". The Palace Building replaces both of these structures and the one in between as well. Hutzler's experienced its greatest growth in the 1920's when it opened its Saratoga Street Store and the store-garage across the street, and in 1931 when they built the first five stories of the now ten story North Building. The Palace Building marks the site of the first Hutzlers and saw such use until that part of the company's stores was closed in 1981.

UNITED STATES DEPARTMENT OF THE INTERIOR  
NATIONAL PARK SERVICE

MAGI #0+227956

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DATE ENTERED

**NATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY -- NOMINATION FORM**

SEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*  
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS

**1 NAME**

HISTORIC The Palace Building

AND/OR COMMON Hutzler's Department Store

**2 LOCATION**

STREET & NUMBER

210-218 North Howard Street

NOT FOR PUBLICATION

CITY, TOWN

Baltimore

CONGRESSIONAL DISTRICT

STATE

Maryland

VICINITY OF  
CODE

COUNTY

CODE

**3 CLASSIFICATION**

CATEGORY	OWNERSHIP	STATUS	PRESENT USE	
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> MUSEUM
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" type="checkbox"/> COMMERCIAL	<input type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL	<input type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input type="checkbox"/> ENTERTAINMENT	<input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT	<input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL	<input type="checkbox"/> TRANSPORTATION
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY	<input type="checkbox"/> OTHER

**4 OWNER OF PROPERTY**

NAME Hutzler Brothers Company

STREET & NUMBER

220 North Howard Street

CITY, TOWN

Baltimore

STATE

Maryland

VICINITY OF

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE,  
REGISTRY OF DEEDS, ETC.

Baltimore City Courthouse

STREET & NUMBER

Records Office, Room 601

CITY, TOWN

Baltimore

STATE

Maryland 21202

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE

City of Baltimore Neighborhood Survey, The CBD West

DATE

1976

FEDERAL  STATE  COUNTY  LOCAL

DEPOSITORY FOR  
SURVEY RECORDS

Baltimore Commission for Historic and Architectural Pres.

CITY, TOWN

Baltimore,

Maryland 21202

STATE

# DESCRIPTION

6 2279

<b>CONDITION</b>		<b>CHECK ONE</b>	<b>CHECK ONE</b>
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED      DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The Hutzler Brothers Company Palace Building, 210-218 North Howard Street, was constructed in 1888, with a south bay added in 1924. The original Romanesque eclectic facade is three bays wide, five stories in height, constructed on limestone with pressed copper trim to the designs of Baldwin and Pennington, one of Baltimore's most important architectural firms of the period. The ground floor facade has been redesigned as part of the "Greater Hutzlers" building constructed against the north wall of this building, and reflects the Art Moderne detailing of that excellent structure. The ground floor facade is faced with polished black granite, and repeats the show window details of the 1931 construction in the first and third bays. These windows are rectangular, divided into two vertical lights with heavy metal mullions, and have cast bronze screens covering the horizontal transom-like windows above the show windows. The main entrance is recessed into the center bay using splayed walls at the outer face, and a stepped soffit. The details of the entrance are duplicates of the entrance to the 1931 structure, with a pair of aluminum revolving doors separated with a vertical window panel. The semi-circular door enclosures are topped with ribbed aluminum panels and the flat wall surface above decorated with horizontal segmental fins, emphasizing the cylindrical form of the doors. The space above the panel that separates the doors has a stylized caduceus, and the entire upper part of the wall is framed by bronze panels with sunrise motifs. The side walls of the recessed entrance have single, rectangular lighted show windows. The logo "Hutzler Brothers Co. 1858-1888" in Art Moderne typeface, and a bas-relief seated figure of Justice, the firm's trademark, are etched into the polished granite surface above the entrance.

The first and third bays are identical in design. The second and third floors have a polygonal projecting bay window, with large single lights of glass framed with copper clad round columns and transom bars. Each window has a full width transom, and the spandrel between the two floors is sheathed with embossed copper decorated with a stamped geometric foliated design and the Hutzler Brothers coat-of-arms in relief. The slender columns run full height to the roof of the bay unit, terminating in cushioned floral capitals. The copper cornice of the bay units has a double row of dentils below a cyma-reversa crown mold. The fourth floor of both bays have full width semi-circular arches with quatrpartite wood framed windows, fixed in the outer sections, 1/1 double hung in the two center parts. The face of the arches have radiating voussoirs without keystones and the ashlar limestone faced spandrels have bas-relief medallions with interlocking basketweave inserts. A hooded heavy belt course runs the full width of the building between the fourth and fifth floors, with a label mold and roll mold below a heavily carved frieze and a deep ovolo bed

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NATIONAL PARK SERVICENATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY -- NOMINATION FORM

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CONTINUATION SHEET

ITEM NUMBER

7

PAGE

One

mold and cornice. The frieze is carved with Sullivanesque floral and geometric designs and three masks. The design of the fifth floor is constant for all three bays, consisting of rows of four 1/1 double hung sash arranged in ribbon like fashion within each bay, below a heavy lintel made up of alternating rusticated and dressed limestone blocks. The windows in each row are separated by slender stone columns with cushioned floral caps and molded bases. The bays are divided by additional rows of three columns of similar design.

The high parapet wall in the two outside bays has rectangular pedestals at the edges, with carved floral inserts and carved antefixae. The frieze is composed of alternating squares and circles each with bas-relief floral designs carved within the margins.

The central bay is defined by trefoil columns running from the second through the fourth floors, with a carved band at the third floor level and carved cushioned capitals below the belt course between the fourth and fifth floors. The carved band at the third floor level continues across the full bay, creating a belt course of exceptional design, using carved Sullivanesque floral details and masks. The area below this belt course has a full width horseshoe arch, the face of which and the spandrels repeat the exceptional stone floral carvings. The margins of the spandrels and the extrado and soffit of the arch are unenriched. The existing steel industrial sash is a 1931 replacement of the original wood framed tripartite sash. The third and fourth floors in the central bay are a two story high triple arcaded gallery, with segmental compound openings in the upper part and rectangular openings below. The arcade is divided with three three part columns with floral caps and molded necking. The fourth floor windows have round headed wood 1/1 double hung sash, the third floor 1/1 double hung sash with operating transoms above. The spandrel is decorated with recessed squares enclosing pyramidal bosses.

The parapet wall above the central bay is a classical pediment with raking cornice and returns, supported by 11 scroll consoles and outlined at the roof line with tall pyramidal pinnacles. The richly carved pediment is emblazoned with a large seated figure of Justice in high relief holding a banner proclaiming her as the store's trademark. Block letters on a linen fold scroll spell out "Hutzler Brothers".

The south bay, added in 1924, repeats the polished granite facing with large show window and cast bronze grille over the flat transom-like upper window, plus the addition of a recessed plate glass door in the corner and hexagonal lunette window above the door. The carved belt course at the third floor of the original

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INVENTORY -- NOMINATION FORM

CONTINUATION SHEET

ITEM NUMBER

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PAGE

TWO

building is repeated here, as is the flat spandrel with pyramidal bosses at the fourth floor level and the carved frieze at the fifth. The parapet wall repeats the pyramidal detailing of the fourth floor band. The windows in each bay are triple, with heavy frames and recessed transom. The windows in the fourth floor are decorated by the addition of the same columns used in the fourth floor of the central bay. The fifth floor window details are identical to those used at this level in the original building.

When built in 1888, the "Palace Building" had an exceptional projecting tower at the northeast corner, in the right-of-way of Clay Street. The tower, with its high conical roof and flagstaff, was demolished for the construction of the 1931 "Greater Hutzler's Building" which is now attached to this structure.

The interior of the Palace Building has been considerably altered throughout the twentieth century, and no evidences of the exceptional original fabric remains to view. Examinations of the present finish of the first floor indicates that in all probability the original cast iron columns remain under a modern fire-proof covering. There is no evidence of the original mezzanine.

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

The "Hutzler's Palace Building" is an exceptional example of Romanesque eclectic design, and no finer example of this late 19th Century style exists in Baltimore. Completed in 1888 to the designs of Baldwin and Pennington, one of the city's most important architectural firms of the period, the south bay was added in 1924 as a compatible expansion of the retail sales space, and the ground floor was redesigned to the Art Moderne detailing as part of the 1931 expansion of the Hutzler complex. The ground floor visually and physically unites the Palace Building and the ten story Greater Hutzler's contiguous to the north wall of the Palace Building.

The Hutzler Brothers Company was established in 1858 at the corner of Clay and North Howard Streets, on part of the site of this structure. Hutzler's rapidly grew in importance to the commercial community of Baltimore, and in 1874 took over an existing three story structure two doors south of the Clay Street store, opening a "One Price Store", when bargaining was the rule. The 1888 Palace Building replaces both of these earlier buildings and another inbetween. Hutzler's greatest period of expansion was in the late 1920's when it opened its Saratoga Street store, and finally in 1932 when the present day ten story Greater Hutzler's was opened, at that time only five stories high. Hutzler's was founded at this location and has been in continuous operation at this specific site since 1858.

# MAJOR BIBLIOGRAPHICAL REFERENCES

1. Hutzler's/1858-1968, A picture history with commentary, Balt. 19
2. Baltimore Commission for Historic and Architectural Preservation, The CBD West, an Historical and Architectural Perspective, Balt. 197
3. Dorsey, John and James D. Dilts, A Guide to Baltimore Architecture Cambridge (Md.) , 1973

## GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY 0.24

QUADRANGLE NAME Baltimore East

QUADRANGLE SCALE 1:24000

UTM REFERENCES

A	ZONE	EASTING	NORTHING
B	ZONE	EASTING	NORTHING
C	ZONE	EASTING	NORTHING
D	ZONE	EASTING	NORTHING
E	ZONE	EASTING	NORTHING
F	ZONE	EASTING	NORTHING
G	ZONE	EASTING	NORTHING
H	ZONE	EASTING	NORTHING

B	ZONE	EASTING	NORTHING
D	ZONE	EASTING	NORTHING
F	ZONE	EASTING	NORTHING
H	ZONE	EASTING	NORTHING

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
STATE	CODE	COUNTY	CODE

## FORM PREPARED BY

NAME / TITLE

Russell Wright, A.I.A., A.I.P. Consultant

ORGANIZATION

Department of Housing and Community Development

DATE

8/78

STREET & NUMBER

222 East Saratoga Street

TELEPHONE

396-4265

CITY OR TOWN

Baltimore

STATE

Maryland

## STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL     

STATE     

LOCAL     

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE

TITLE

DATE

OR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DATE

KEEPER OF THE NATIONAL REGISTER

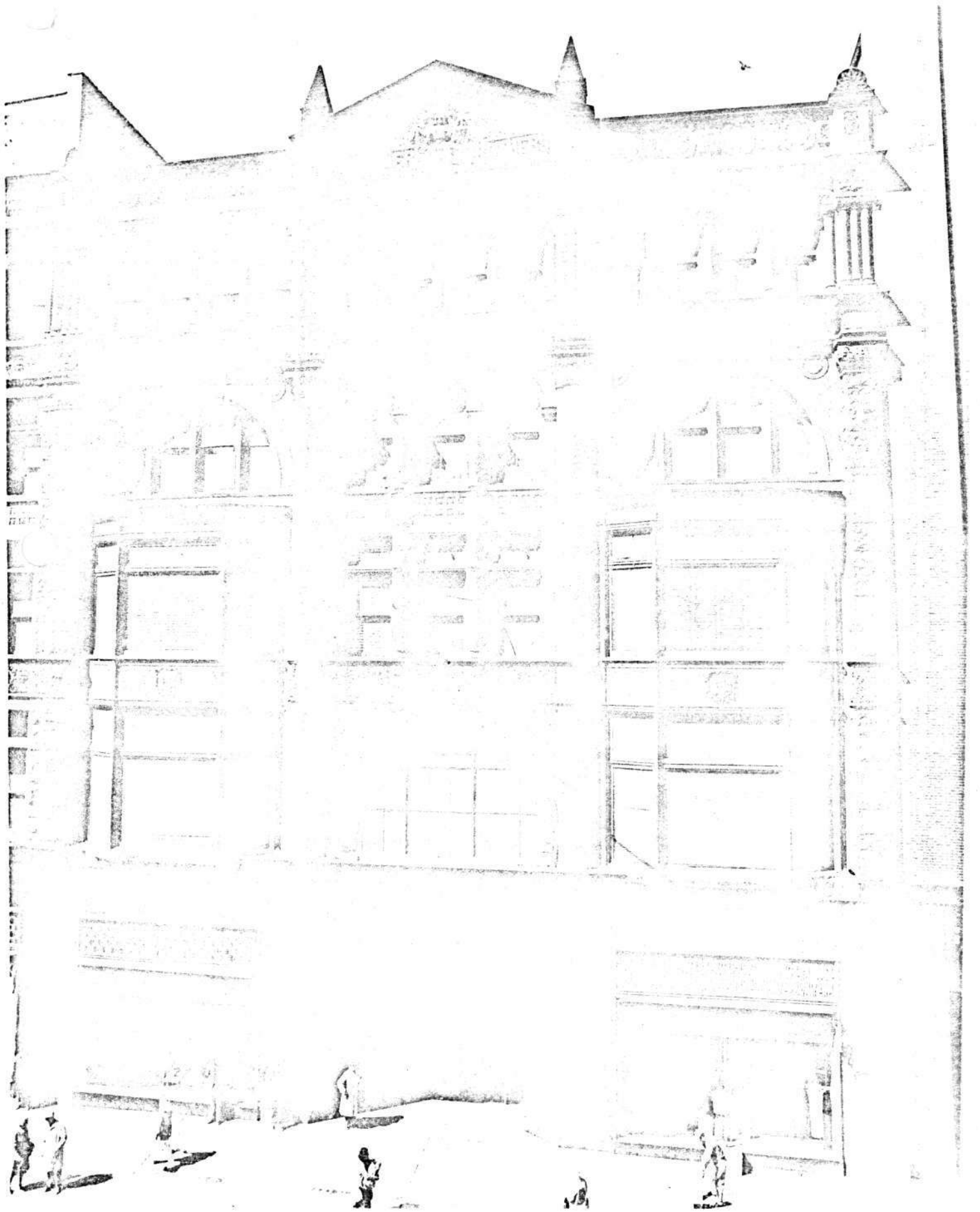
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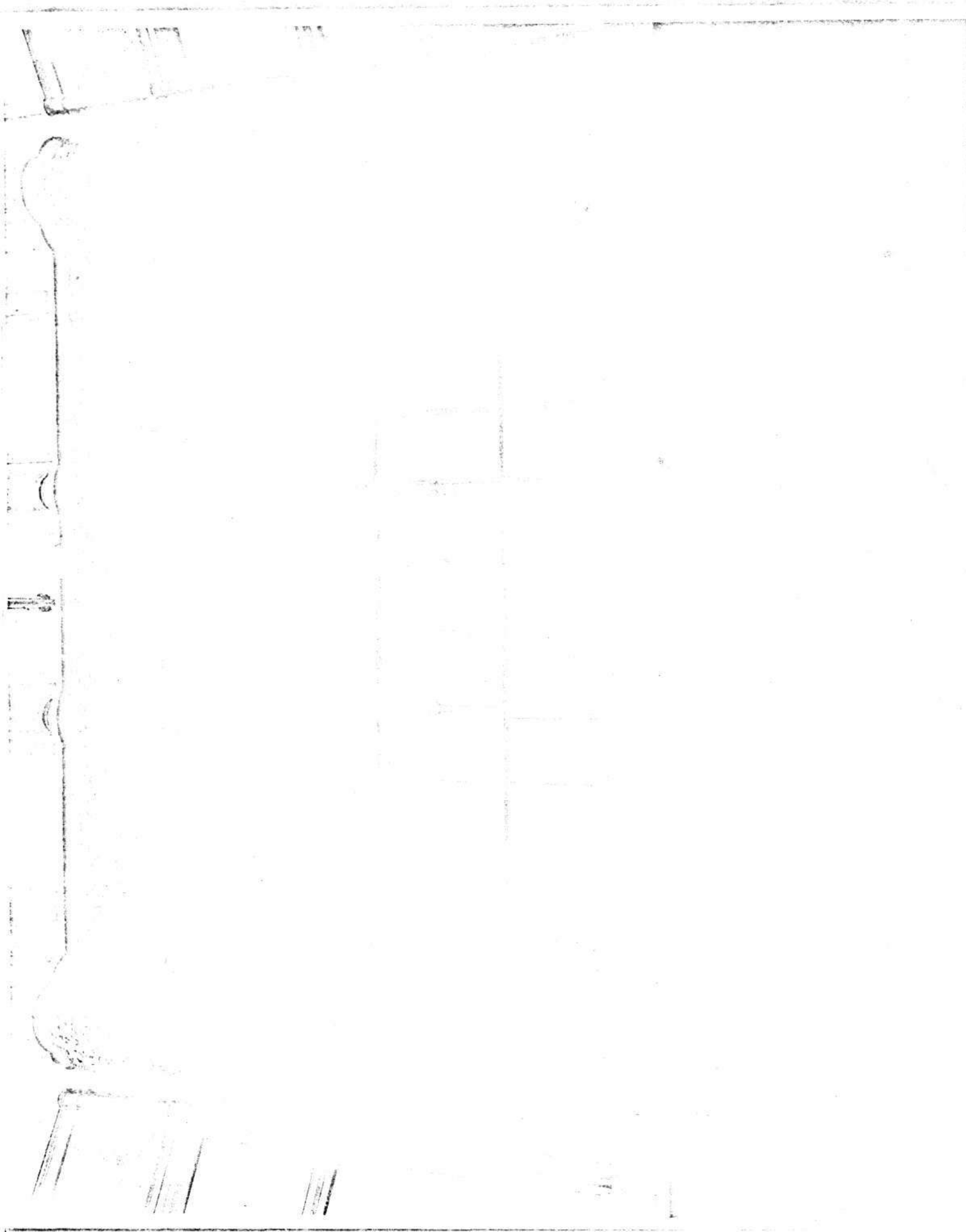
DATE

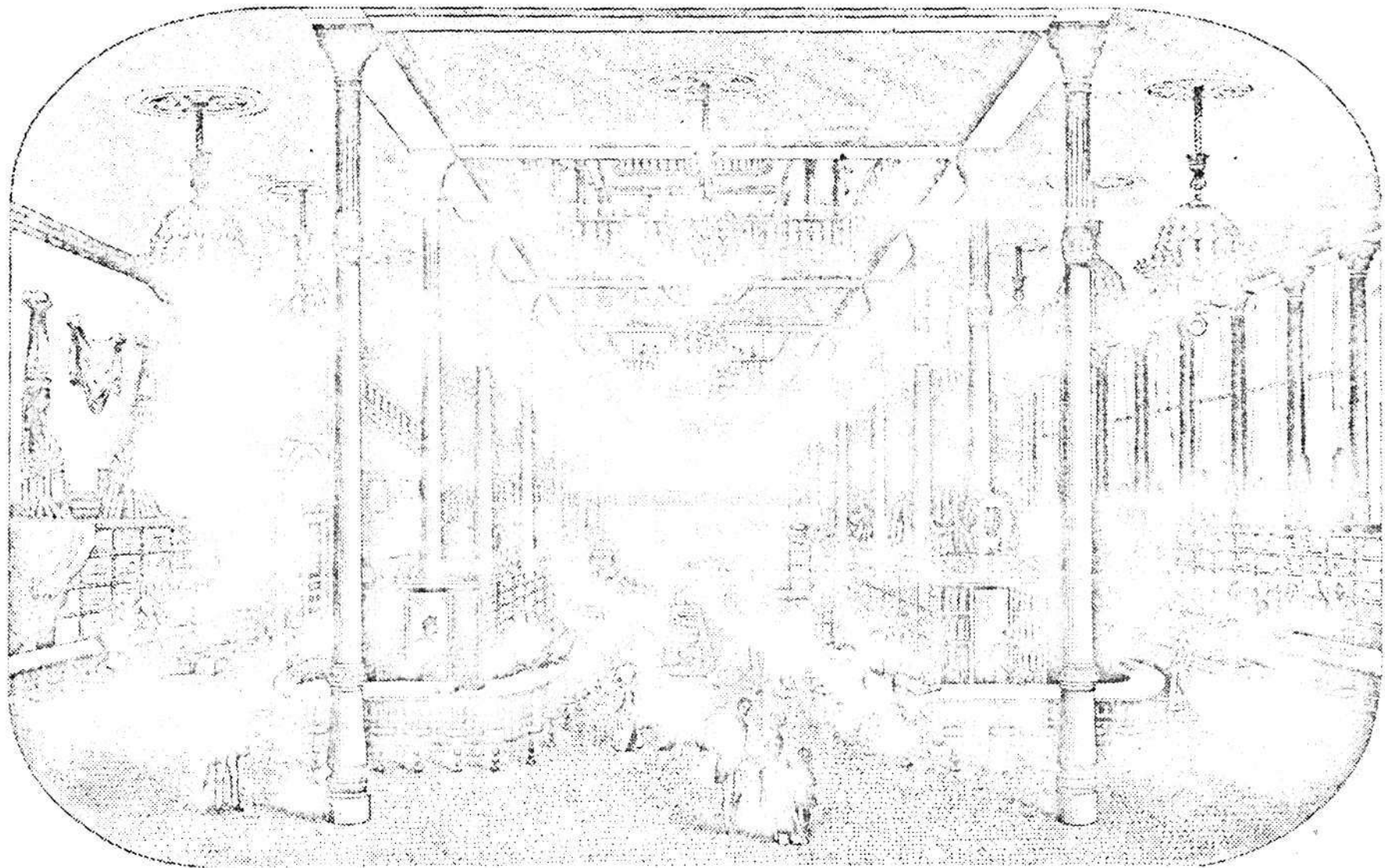
CHIEF OF REGISTRATION

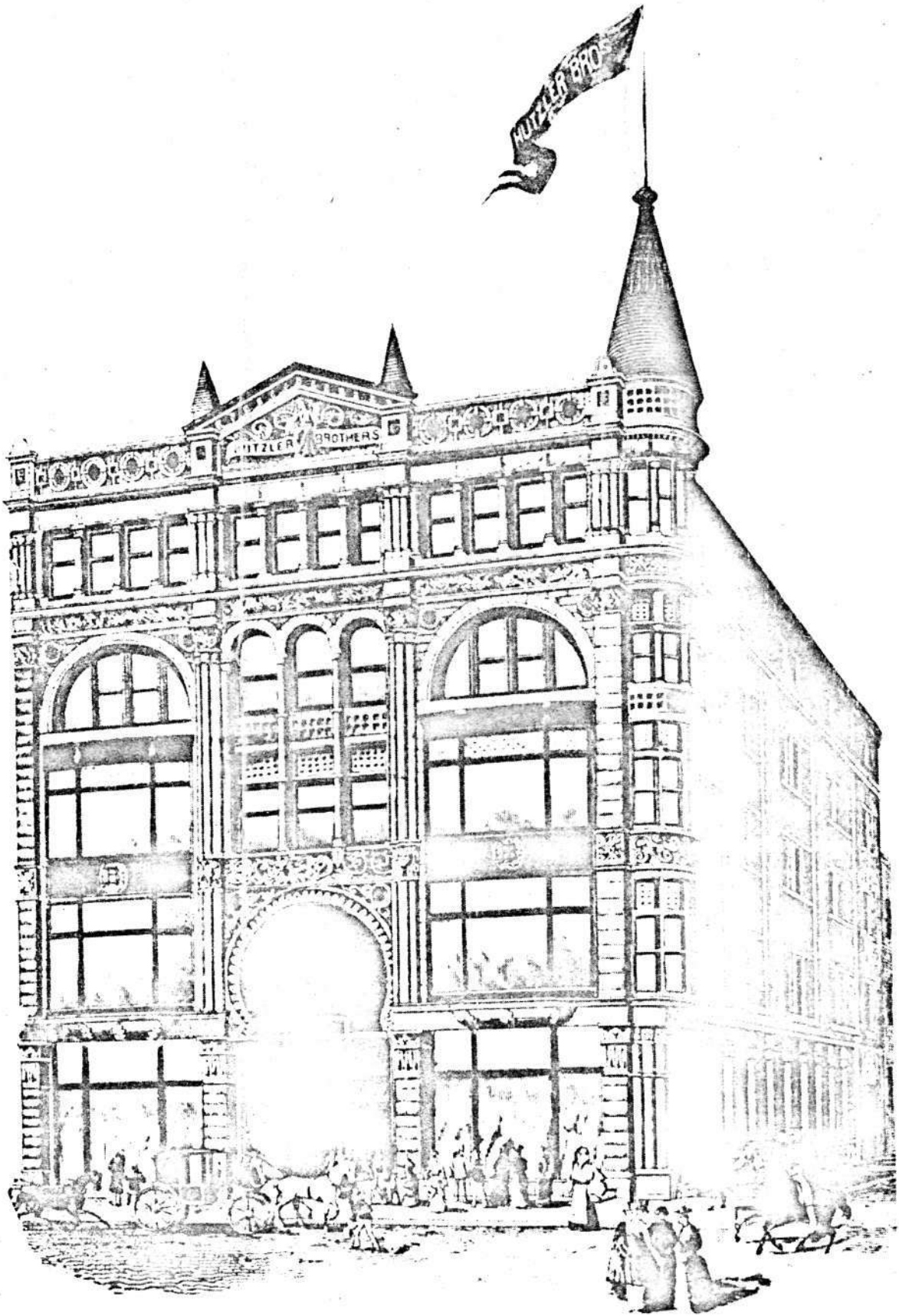
B-2279













PEALE MUSEUM

Left, Saratoga and Howard around 1900. Note the hospitable swinging doors to the tavern, and the ice wagon at far right. Below, a busy shopping day at Hutzler's when bodices and bustles were the mode. Inset, Joel Gutman's, around the corner on Eutaw Street.

## *This Was North Howard Street*

FASHIONABLE shopping center, theater district, university, locale of small merchants in miscellaneous retail trade, with an occasional tavern thrown in for good measure—such were the ingredients that contributed to the throbbing activity of North Howard Street in the last decades of the 19th Century. From Baltimore Street on the south to Richmond Market on the north, and from dawn to the small hours after midnight, there was not a moment of repose. No wonder that, with this odd assortment of neighbors, the infant Johns Hopkins was sometimes lost to sight.



THE OFFICE



JOEL GUTMAN & CO.



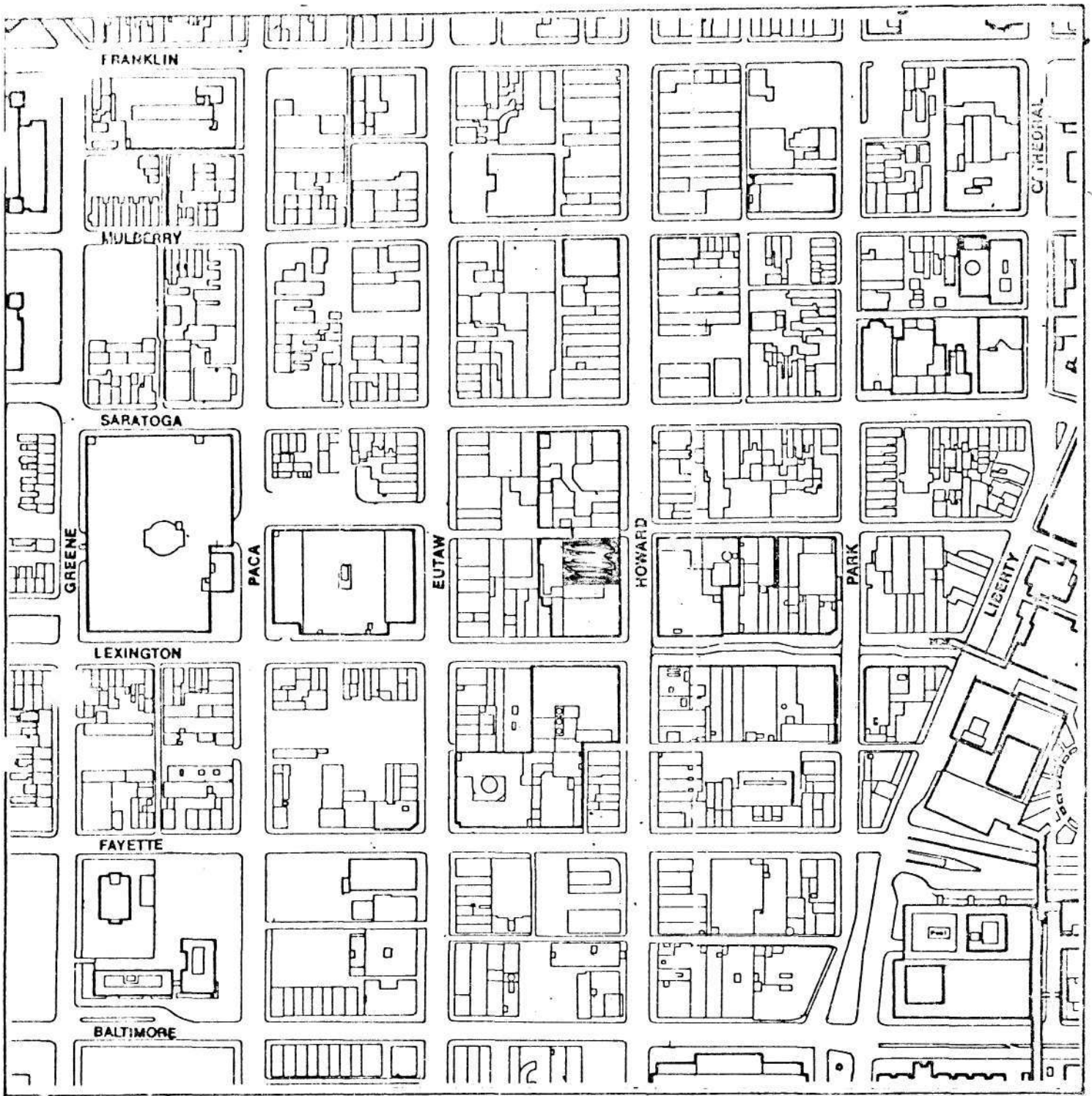
BOTH PICTURES FROM LESLIE'S WEEKLY, 1888



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**ENVIRONMENTAL IMPACT STATEMENT:  
BALTIMORE'S JOINT DEVELOPMENT/  
VALUE CAPTURE PROGRAM:  
BALTIMORE GARDENS**

**FIGURE** B-2279  
HUTZLER'S PALACE BUILDING  
210-18 North Howard



NOV. 1977

SOURCE: DEPT. OF PLANNING



16-2279

16

22 Basin

32 FEET YQV 1941

Gwynns

Falls

South Baltimore

Riverside Yard

39 Mount Winans

MIDDLE BR

PATAPSCO R

MIDDLE BRANCH

Winans Cove

Cherry Hill

Port Covington Yard

Ferry Bar

FERRY BAR CHANNEL (WEST SECTION)

English

Woodrow

Broening Park

Maryland Yacht Club

Jr High Sch

Radio Towers (WFBR)

Smith Cove

former station

WESTERN MARYLAND

McCOMAS

Swann Park

Gas

Nira

Riverside B Park

General Hospital

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MARYLAND HISTORICAL TRUST

B-2279 51  
 596  
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INVENTORY FORM FOR STATE HISTORIC SITES SURVEY

**1 NAME**

HISTORIC Hutzler's Palace Building

AND/OR COMMON Hutzler's

**2 LOCATION**

STREET & NUMBER 210-218 N. Howard Street

CITY, TOWN Baltimore CONGRESSIONAL DISTRICT

STATE Maryland VICINITY OF COUNTY

**3 CLASSIFICATION**

CATEGORY	OWNERSHIP	STATUS	PRESENT USE
<input type="checkbox"/> DISTRICT	<input type="checkbox"/> PUBLIC	<input checked="" type="checkbox"/> OCCUPIED	<input type="checkbox"/> AGRICULTURE <input type="checkbox"/> MUSEUM
<input checked="" type="checkbox"/> BUILDING(S)	<input checked="" type="checkbox"/> PRIVATE	<input type="checkbox"/> UNOCCUPIED	<input checked="" type="checkbox"/> COMMERCIAL <input type="checkbox"/> PARK
<input type="checkbox"/> STRUCTURE	<input type="checkbox"/> BOTH	<input type="checkbox"/> WORK IN PROGRESS	<input type="checkbox"/> EDUCATIONAL <input type="checkbox"/> PRIVATE RESIDENCE
<input type="checkbox"/> SITE	<b>PUBLIC ACQUISITION</b>	<b>ACCESSIBLE</b>	<input type="checkbox"/> ENTERTAINMENT <input type="checkbox"/> RELIGIOUS
<input type="checkbox"/> OBJECT	<input type="checkbox"/> IN PROCESS	<input type="checkbox"/> YES: RESTRICTED	<input type="checkbox"/> GOVERNMENT <input type="checkbox"/> SCIENTIFIC
	<input type="checkbox"/> BEING CONSIDERED	<input checked="" type="checkbox"/> YES: UNRESTRICTED	<input type="checkbox"/> INDUSTRIAL <input type="checkbox"/> TRANSPORTATION
		<input type="checkbox"/> NO	<input type="checkbox"/> MILITARY <input type="checkbox"/> OTHER:

**4 OWNER OF PROPERTY**

NAME Hutzler Brothers & Company Telephone #:

STREET & NUMBER 220 N. Howard Street

CITY, TOWN STATE, zip code

**5 LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE, RECORDS OFFICE, ETC. Records Office Room 601

Liber #: Folio #:

STREET & NUMBER Baltimore City Courthouse

CITY, TOWN STATE Maryland 21202

**6 REPRESENTATION IN EXISTING SURVEYS**

TITLE City of Baltimore Neighborhood Survey

DATE 1976  FEDERAL  STATE  COUNTY  LOCAL

DEPOSITORY FOR SURVEY RECORDS COMMISSION FOR HISTORICAL & ARCHITECTURAL PRESERVATION

CITY, TOWN STATE

Room 900  
 26 South Calvert St.  
 Baltimore, Md. 21202

# 7 DESCRIPTION

CONDITION		CHECK ONE	CHECK ONE
<input checked="" type="checkbox"/> EXCELLENT	<input type="checkbox"/> DETERIORATED	<input type="checkbox"/> UNALTERED	<input checked="" type="checkbox"/> ORIGINAL SITE
<input type="checkbox"/> GOOD	<input type="checkbox"/> RUINS	<input checked="" type="checkbox"/> ALTERED	<input type="checkbox"/> MOVED DATE _____
<input type="checkbox"/> FAIR	<input type="checkbox"/> UNEXPOSED		

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

The building is three bays wide and five stories high. It has gray stone foundation and building walls. Fenestration is symmetrical throughout the facade. The first story facade has been refaced in polished granite. The two outer bays are identical and are described as follows:

The first story facade is punctuated by a large flat plate glass display window surmounted by a decorative bronze grille. The 2nd & 3rd story facades are punctuated by a bay window with flat, tripartite lights and contiguous flat, tripartite transoms on either facade. The 4th story facade is punctuated by a full arched quatrapartite window with wood mullions.

The center bay first story facade is punctuated with a recessed entrance with shallow display cases to either side of flat revolving doors. The second story facade is punctuated by a Saracenic arch converted to an eleven light window. The third and fourth story facades are both punctuated by three double hung windows. They are flat on the third story and full arched on the 4th story.

The 5th story facade of all three bays is punctuated by four flat windows with one-over-one lights. Throughout the facade where there are lintels and sills they are of stone.

Excluding the street level facade, the three bays are separated by compound pilasters with decorative capitals. Various stone carvings and ornaments decorate the entire facade.

The building facade is surmounted by a modified, decorative stone entablature that is pitched over the center bay and carries the store name,

PERIOD	AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW			
<input type="checkbox"/> PREHISTORIC	<input type="checkbox"/> ARCHEOLOGY-PREHISTORIC	<input type="checkbox"/> COMMUNITY PLANNING	<input type="checkbox"/> LANDSCAPE ARCHITECTURE	<input type="checkbox"/> RELIGION
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> ARCHEOLOGY-HISTORIC	<input type="checkbox"/> CONSERVATION	<input type="checkbox"/> LAW	<input type="checkbox"/> SCIENCE
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> AGRICULTURE	<input type="checkbox"/> ECONOMICS	<input type="checkbox"/> LITERATURE	<input type="checkbox"/> SCULPTURE
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> ARCHITECTURE	<input type="checkbox"/> EDUCATION	<input type="checkbox"/> MILITARY	<input type="checkbox"/> SOCIAL/HUMANITARIAN
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> ART	<input type="checkbox"/> ENGINEERING	<input type="checkbox"/> MUSIC	<input type="checkbox"/> THEATER
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> COMMERCE	<input type="checkbox"/> EXPLORATION/SETTLEMENT	<input type="checkbox"/> PHILOSOPHY	<input type="checkbox"/> TRANSPORTATION
<input type="checkbox"/> 1900-	<input type="checkbox"/> COMMUNICATIONS	<input type="checkbox"/> INDUSTRY	<input type="checkbox"/> POLITICS/GOVERNMENT	<input type="checkbox"/> OTHER (SPECIFY)
		<input type="checkbox"/> INVENTION		

SPECIFIC DATES

BUILDER/ARCHITECT

STATEMENT OF SIGNIFICANCE

Known as the "South" or "Palace" building, this part of Hutzler's was completed in 1888 to the designs of Baldwin and Pennington. It replaced a row of three smaller stores dating from c. 1840. The eclectic style of the building was fashionable in its day, and certainly no finer surviving example is to be found in the Baltimore area. The southern bay is a 1924 addition, and the street arcade was redesigned in 1931.

Completed 1888, Baldwin & Pennington Architects

**9 MAJOR BIBLIOGRAPHICAL REFERENCES**

CONTINUE ON SEPARATE SHEET IF NECESSARY

**10 GEOGRAPHICAL DATA**

ACREAGE OF NOMINATED PROPERTY \_\_\_\_\_

VERBAL BOUNDARY DESCRIPTION

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE COUNTY

STATE COUNTY

**11 FORM PREPARED BY**

NAME / TITLE  
Planning Assistants

ORGANIZATION  
COMMISSION FOR HISTORICAL &  
ARCHITECTURAL PRESERVATION

DATE  
1976

STREET & NUMBER  
Room 900

TELEPHONE

CITY OR TOWN  
26 South Calvert St.  
Baltimore, Md. 21202

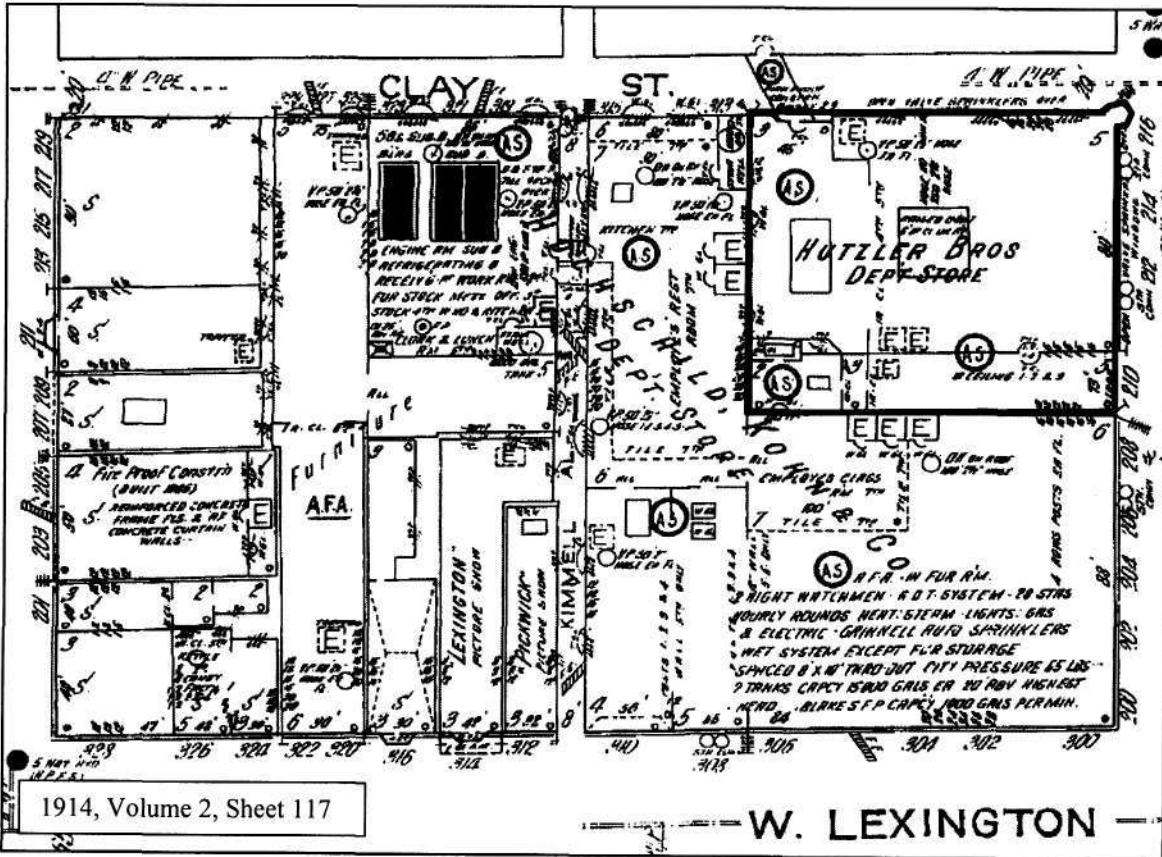
STATE

The Maryland Historic Sites Inventory 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.

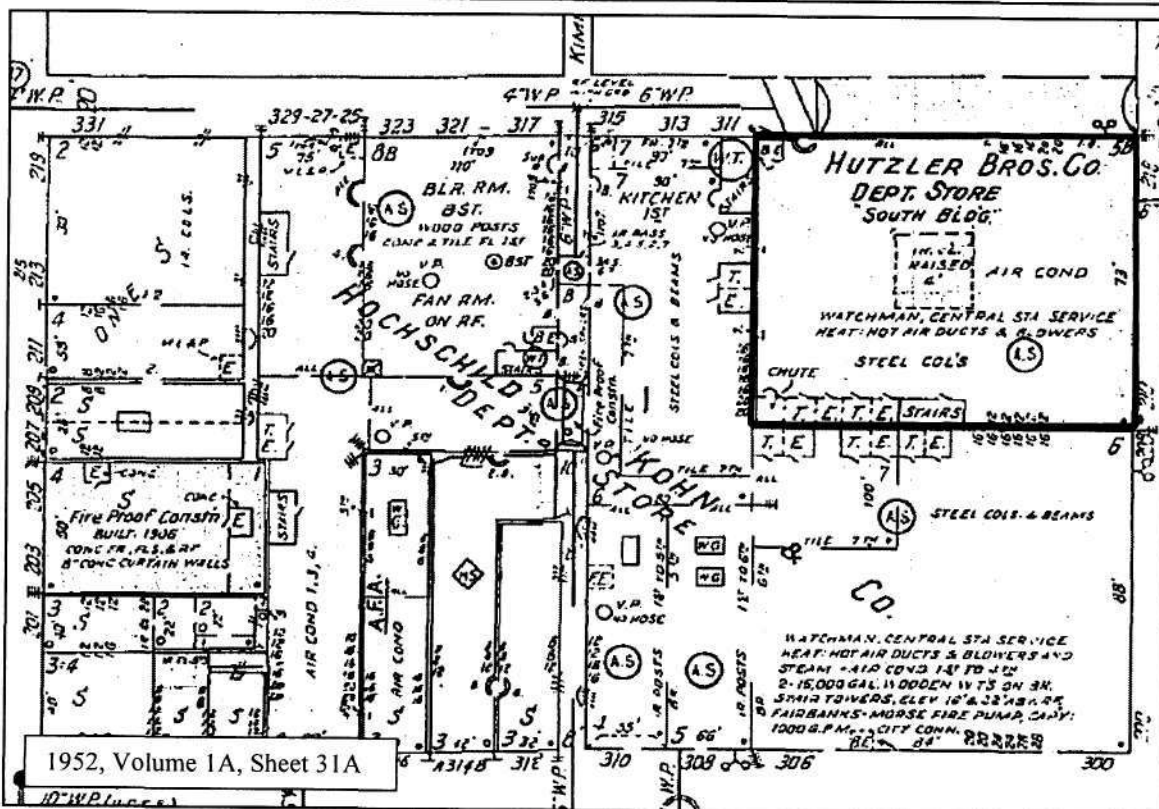
RETURN TO: Maryland Historical Trust  
The Shaw House, 21 State Circle  
Annapolis, Maryland 21401  
(301) 267-1438

B-2279  
 Hutzler Brothers Palace Building (Hutzler's South Building)  
 210-218 N. Howard Street  
 Sanborn Maps



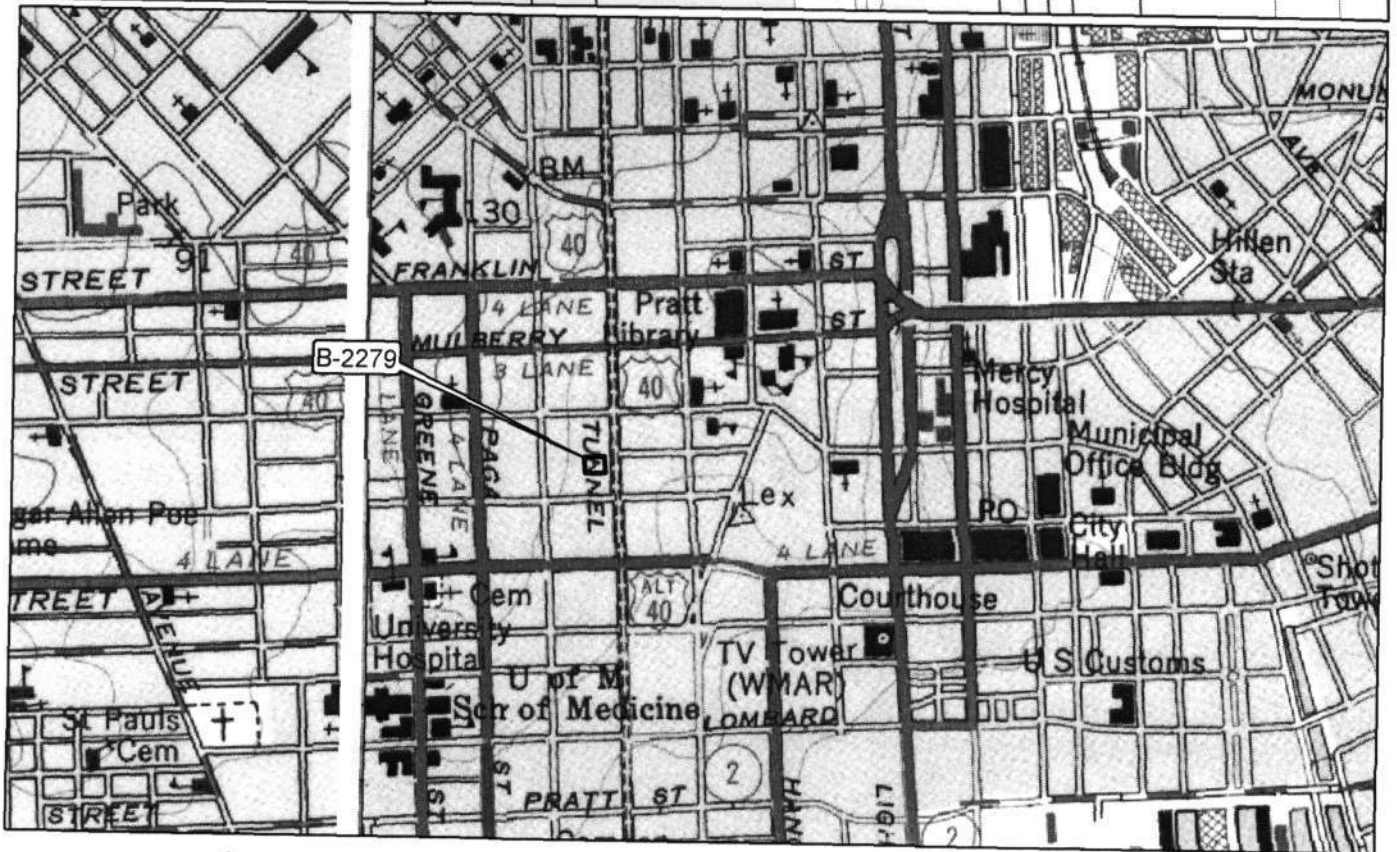
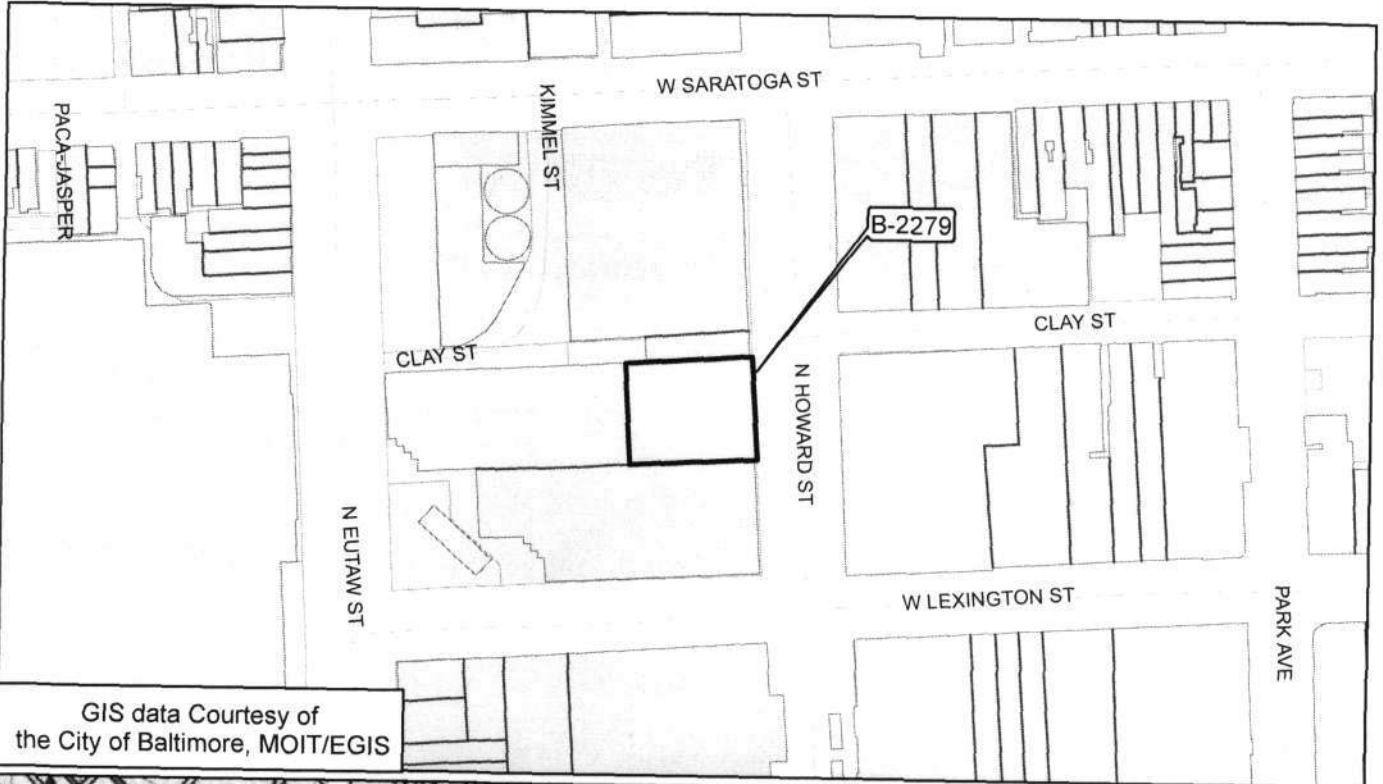
1914, Volume 2, Sheet 117

W. LEXINGTON



1952, Volume 1A, Sheet 31A

B-2279  
Hutzler Brothers Palace Building (Hutzler's South Building)  
210-218 N. Howard Street  
Block 0596, Lot 034  
Baltimore City  
Baltimore East Quad.





6-22779

210-218 N. Howard

Hutzler Brothers Palace  
Building

Neg #

2/76

B. Pencek

Block  
596