McCormick Apartments
(The National Trust for
Historic Preservation, Headquarters)
1785 Massachusetts Avenue, N.W.
Washington, D. C.

HABS No. DC-265

HABS
WASH,
208-

PHOTOGRAPHS
WRITTEN HISTORICAL AND DESCRIPTIVE DATA

Historic American Buildings Survey
Office of Archeology and Historic Preservation
National Park Service
Department of the Interior
Washington, D. C. 20240

HISTORIC AMERICAN BUILDINGS SURVEY
McCORMICK APARTMENTS
(THE NATIONAL TRUST FOR HISTORIC PRESERVATION)
(HEADQUARTERS)

HABS No. DC-265

WASH, 208-

Location: 1785 Massachusetts Avenue, N.W., Washington, D.C.; on the northeast corner of Massachusetts Avenue and 18th Street. UTM: 18.322980.4308465

Present Owner: The National Trust for Historic Preservation.

Present Occupant: In process of renovation for occupancy by National Trust.

Present Use: After renovation this will be National Trust Headquarters.

Statement of Significance: Built as one of the first Washington apartment buildings for luxury living, the structure was designed to complement a surrounding Beaux-Arts neighborhood. The composition of three principal elevations acts as a major pivotal point for an important residential boulevard and accents two street intersections. Its six units, with quarters for more than forty servants, were once occupied by some of the Capital's most distinguished personalities.

PART I. HISTORICAL INFORMATION

A. Lot and Square:

The building is located in Square 157, lot 800 (formerly lots 57 through 60 in John F. Olmstead's Subdivision of lots 30 through 38 of McRae's Subdivision of lots in Square 157).

B. Original and Subsequent Owners:

The following chain of title to the property shows the owners of the present structure and of any known preceding structures on the site:

1880 Deed March 10, 1880, recorded March 24, 1880 in Liber 933 folio 406

John F. Olmstead et ux,
Hannah S.
To
Belden Noble

"This Indenture...between John F. Olmstead and Hannah S. Olmstead his wife, of the City of Washington, D.C. of the first part, and Belden Noble of the State of New York of the second part...for and in consideration of the sum of Sixteen thousand nine hundred and twelve dollars ($16,912) ...Lots...(57),...(58),...(59), and...(60) of John F. Olmstead's subdivision of Lots...(30) to...(38) of McRae's

subdivision of Lots in Square...(157) as recorded in the Office of the Surveyor of the District of Columbia in Liber No. 10, folio 106, January 28, 1880..."

1905 Deed January 30, 1905, recorded February 1, 1905 in Liber 2885 folio 491

Adeline M. Noble
To
Maud Noble Harlan

"This Indenture made...between Adeline M. Noble of Washington in the District of Columbia, widow of the late Belden Noble, party of the first part, and Maud Noble Harlan, of Chicago, in the State of Illinois, daughter of the grantor, party of the second part...for and in consideration of natural love and affection, and in further consideration of the sum of one (1) dollar...and one third of the following described Real Estate..."

Lots 57 through 60 in Square 157.

1906 Deed September 12, 1906, recorded September 19, 1906 in Liber 3022 folio 441

Mary Maud Noble Harlan
Nannie Yulee Noble (widow)
To
Stanley McCormick

"...Being the same property of which Belden Noble died seised and possessed and which by will he devised to his wife, Adeline M. Noble and to his children, William Belden Noble, and the said Mary Noble Harlan. The said William Belden Noble has since died, and by his will he devised his interest in said property to his wife, the said Nannie Yulee Noble..."

NOTE: The Will of Stanley McCormick left his entire estate, which did not exceed $25,000,000, to his wife Katherine Dexter McCormick. Filed at D.C. Registrar of Wills, 4-1-47.

1950 Deed March 31, 1950, recorded April 25, 1950 in Liber 9191 folio 141

Katherine Dexter McCormick
To
American Council on Education

"...Katherine Dexter McCormick, widow and devisee under the Will of Stanley McCormick, deceased..."

1970 Deed January 2, 1970, recorded January 6, 1970 in Liber 13065 folio 502

American Council on Education
To
The Brookings Institution

Source: Recorder of Deeds, Washington, D.C.

[1976, October 28, sold to National Trust for Historic Preservation.]

C. Date of Erection:

The building was begun late in 1915 and completed by 1917.

D. Building Permits:

The applications for the following building permits were filed by the architect, contractor or owner's agent and provide significant data:

No. 1987, October 25, 1915
Permit to build "one five story, brick and stone apartment house"
Owner: Stanley McCormick
Architect: J. H. de Sibour
Builder: William P. Lipscomb & Co.
Estimated cost: $350,000.

Filed with No. 1987, October 25, 1915
Application for Projections Beyond Building Line

No. 4705, May 1, 1916
Permit to install one electric passenger elevator
Owner: Mrs. Stanley McCormick
Contractor: A. B. See Elevator Co.
Estimated cost: $2700.
Location: Center of building

No. 4706, May 1, 1916
Permit to install one electric passenger and service elevator
Owner: Mrs. Stanley McCormick
Contractor: A. B. See Elevator Co.
Estimated cost: $2700.
Location: Center of building

No. 618, August 4, 1916
Permit to install one hand power freight elevator
Owner: Mrs. Stanley McCormick
Contractor: A. B. See Elevator Co.
Estimated cost: $250.
Use: Freight, ashes, etc.
Location: Rear, on alley

No. 3284, January 22, 1917
Permit to erect marquise
Owner: Stanley McCormick
Architect: J. H. de Sibour
Contractor: William P. Lipscomb & Co.
Estimated cost: $2900.

Source: Record Group 351, Records of the District of Columbia, Building Permits 1877-1949, the Legislative and Natural Resources Branch, Civil Div., National Archives and Records Service, Washington, D.C.

E. Alterations and Additions:

After 1941 the building was used for offices and eventually partitioned.

F. Architect: J. H. de Sibour, Washington, D. C.

See biography of J. H. de Sibour under 1700 Massachusetts Ave., N.W.

G. Known Plans, Drawings, Elevations, etc.:

Typical floor plan.
The Architectural Record, Vol. LI (April 1922), plates.
"Apartment House at 1785 Massachusetts Avenue, Washington, D. C.
J. H. de Sibour, Architect"
(see reproduction)

Projection plans. Scale 1/4" = 1'
Recorded on microfilm with Permit No. 1987, October 25, 1915, Record Group, 351, Records of the District of Columbia, Building Permits 1877-1949, the Legislative and Natural Resources Branch, Civil Div., National Archives and Records Service, Washington, D. C.

Elevation and plan of marquise. Scale 1/4" = 1'
Recorded on microfilm with Permit No. 3284, January 22, 1917. Record Group 351, as above.

H. Important Old Views:

Exterior photograph: Massachusetts Avenue and 18th Street facades.
The Architectural Record, Vol. LI (April 1922), plates.

Exterior photograph: Beldon Noble House, 1785 Massachusetts Avenue, N.W. Records of the Columbia Historical Society, Washington, D. C. (see reproduction)

Illustrations: "Residence of J. B. Noble" (exterior); and "Hall and Staircase of J. B. Noble's Residence."

Harper's New Monthly Magazine, Vol. LXX, no. 418 (March 1885). pp. 522-523. Records of the Columbia Historical Society, Washington, D.C.

I. Residents:

1. City and telephone directories list the following tenants:

*1917-1940	Apartments
1941-1942	British Purchasing Commission
1943-1948	British Air Commission
1949	British Commonwealth Scientific Office
1951-1970	American Council on Education
1971-1972	American Association of Physics
	American College Public Relations Association
	American Institute of Architects, National Office
	The Asia Society
	Consortium Curricular Evaluation
	Institutional Development & Economic Affairs Service, Inc.
	National Architectural Accrediting Board, Inc.
	Polit-Econ Services
	Urban Design & Development Corp.

*Apartment residents:

Katherine Judge	1917-1930, 1933-1940
Edwin Snow	1917
W. H. Bliss	1917
Roy A. Rainey	1918-1919
Henry R. Rae	1918-1919
John S. Cravens	1918-1919
Everitt V. Macy	1918-1919
Thomas F. Ryan	1920-1922
Robert Bliss	1920-1923
Mrs. W. A. Slater	1920-1921
Edwin T. Meredith	1921
Mrs. Harry W. Brown	1922-1928
Andrew W. Mellon	1922-1937
Sumner Welles	1921-1927
Mrs. Edward C. Walker	1923-1924
Don Gelasio Caetani	1924-1925
Mrs. Alvin T. Hert	1928-1937
McCormick Goodhear	1929-1931
William Butterworth	1930-1931
Alanson B. Houghton	1930-1934
A. Pearl Mesta	1931-1932
Mrs. Frederick H. Bugher	1937-1940
Mrs. George Mayre	1937-1940
Mrs. E. C. Douglas	1937

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2. Selected biographies:

Stanley F. McCormick (1875-1947), who built the McCormick Apartments, was the son of Cyrus McCormick, inventor of the reaper and founder of what was later the International Harvestor Company. He served as controller of the company and managed real estate for himself and his family until he was declared incompetent. His $36,000,000 estate was then managed by the Cook County (Illinois) Probate Court. His property at 1785 Massachusetts Avenue was part of the estate left to his wife, Katherine Dexter McCormick, upon his death.

Source: The New York Times, 1-20-47, 25:4 (obituary).

Andrew W. Mellon (1885-1937), the industrialist, lived on the fifth floor of the McCormick Apartments while serving as Secretary of the Treasury under Presidents Harding, Coolidge, and Hoover (1921-1933). From 1933 until his death, he lived intermittently in his Washington apartment while completing his plans for the National Gallery of Art.

Source: Who Was Who in America 1897-1942: A Companion Volume to Who's Who in America, Vol. I, Chicago: The A. N. Marquise Company, 1942.

The New York Times, 8-27-37, 1:1 (obituary).

Lord Duveen (1869-1939) was head of the London and New York art dealing firm of Duveen Brothers. He was influential in forming some outstanding art collections in America, including those of Frick, Bache, Widener, Morgan, Altman, Kress and Mellon. In 1936 he leased an apartment at 1785 Massachusetts Avenue in order to display an art collection for Andrew Mellon's benefit. As he said to Mellon," I have gathered them specially for you, things you ought to have. ...I shall arrange matters so that you can see those things at your convenience and leisure." Mellon bought the forty-two item collection for $21,000,000. (Duveen, pp. 270-273).

Sources: S. N. Behrman, Duveen, New York: Random House, 1951.

The New York Times, 5-26-39, 23:1 (obituary).

Robert Wood Bliss (1875-1962) was Chief of Western European Affairs in the State Department from 1920 to 1923 when he was appointed Minister of Sweden. From 1927 to 1933 he served as U. S. Ambassador to Argentina. Bliss and his wife, Mildred Barnes Bliss, had collected pre-Columbian and Byzantine art for many years. In 1940 Bliss donated his estate,

Dumbarton Oaks, (Washington, D.C.) his art collection and a research library to Harvard University.

Source: The New York Times, 4-20-62, 27:2 (obituary).

William Butterworth (1864-1936) was president of the Illinois firm of Deere and Company from 1907 to 1930 when he became chairman of the board. Deere and Company was one of the world's largest farming machine manufacturers at that time. From 1916 to 1920 Butterworth was director of the U. S. Chamber of Commerce. He then served as its vice-president until 1926. From 1928 to 1931 he was president.

Source: Who Was Who in America 1897-1942: A Companion Volume to Who's Who in America, Vol. I, Chicago: The A. N. Marquis Company, 1942.

The New York Times, 6-1-36, 19:5 (obituary).

Alanson Bigelow Houghton (1863-1941) was president of the Corning Glass Works from 1910 to 1918 before becoming chairman of the board. He served as the American Ambassador to Germany from 1922 to 1925 and to Great Britain from 1925 to 1928. In 1928 he ran for U. S. Senator from New York and lost. From 1935 until his death, he was a trustee of Brookings Institution.

Source: Who Was Who in America, 1897-1942: A Companion Volume to Who's Who in America, Vol. I, Chicago: The A. N. Marquis Company, 1942.

Edwin Thomas Meredith (1876-1928) was the Secretary of Agriculture in the Cabinet of President Wilson (January 1920-March 1921).

Source: Who Was Who in America 1897-1942: A Companion Volume to Who's Who in America, Vol. I, Chicago: The A. N. Marquis Company, 1942.

Thomas Fortune Ryan (1851-1928) was a great financier in the fields of banking, insurance, railroads, and municipal transit. Other interests included oil, gas, coke, electricity, tobacco, lead, coal, rubber, and lumber. He was also one of the largest individual owners of diamond fields in the Belgian Congo.

Source: Who Was Who in America 1897-1942: A Companion Volume to Who's Who in America, Vol. I, Chicago: The A. N. Marquis Company, 1942.

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J. Previous Structure on the Site:

The Belden Noble house at 1785 Massachusetts Avenue, N.W. was torn down in 1915 or 1916 to provide a site for the present building. (see photograph)

In 1880 Belden Noble bought the corner site and built a three story and basement brick residence. Permit number 1586, issued June 14, 1880 provides the following information about the house:

Architect: Gray and Page
Builder: Davidson & Co.
Dimension: 45' (front) X 62' (depth) X 45' (rear)
Estimated cost: $50,000.

"The residence of Mr. J. B. Noble, designed by Messrs. Gray and Page, on the corner of Eighteenth Street and Massachusetts Avenue, is perhaps the best illustration in the city of what may be accomplished in massiveness and the ornamental in brick, without superficial adornment. It is thirteenth-century Gothic in its general effect..."
(Harper's New Monthly Magazine, March 1885)

In 1906 Stanley McCormick bought the property. The following repairs made to the house and stable in 1913 indicate that there seemed to be no plans to demolish at that time:

Permit No. 325, July 22, 1913
Owner: Cyrus McCormick Estate
Location: Lot 59, Square 157
Estimated cost: $4,000
"To change parlor story main stairs [and] pantry stairs - remove non-bearing stud partition, enlarge pantry. To put new window in pantry..., two new windows in parlor, ...remove pier in drawing room. Put in two 10" I beams to support brick logia above - fire proof beams - repairs to floors, doors, windows throughout - change vestibule stud partition - repair interior and exterior wood steps - set new materials - repair side wood fence."

Permit No. 1169, September 12, 1913
Owner: Cyrus McCormick Estate
Contractor: William H. Furton
Estimated cost: $175.
"To convert existing brick stable into a private garage - put in garage trap, water closet, basin, new treads to existing steps and make minor repairs."

City directories give the following tenant information:

1883-1887	Belden Noble
1897	Adeline M. Noble, widow of Belden
1898	Enrique Dupuy de Lome, E.E. and M.P., Spain

1900-1902	Duke de Arcos, E. E. and M. P., Spain
1903	Emilio De Oheda, E. E. and M. P., Spain
1907	William Henry Moody, Associate Justice, Supreme Court
1914-1915	Stephen L. H. Slocum U. S. Army
1916	Vacant

PART II. ARCHITECTURAL INFORMATION

A. General Statement:

1. Architectural character: This semidetached, luxury apartment building has Louis XVI exterior details.

2. Condition: Though the exterior is preserved, the interior has been altered for offices. [Floors as in HABS D.C. Catalog.]

B. Exterior Description:

1. Overall dimensions: Including the one bay entrance bow, the four and one half story plus basement structure measures 79'-10" across the five bay Massachusetts Avenue elevation; 110'-10" across the seven bay 18th Street elevation; 100'-0" across the eight bay P Street elevation; 82'-5" on the northeast (including a light and vent court); and 66'-7" along the east party wall and light court.

2. Foundations: concrete footings and slab.

3. Wall construction: The base of this limestone-faced structure has a torus and cavetto water table which supports the rusticated first floor. The firat floor is capped by a fret string course, which serves as window lintel punctuated by rosettes centered over each opening. A panelled false balustrade aupports the smoothly surfaced second, third and fourth floors. Between the head and sill of the central windows on the third and fourth floors are decorative panels. This motif is repeated on the bow, at the same height.

4. Structure: steel and brick.

5. Mechanical: The building has a steam and stoker heating system. The original elevators, including the wood-panelled electric passenger elevator, the 5'-0" by 8'-1" electric freight elevator and the handpowered service elevator, were installed by the A.B. See Elevator Company. In 1961 an air conditioning system and replacement passenger elevator were incorporated.

6. Porches, stoops, bulkheads, etc.: A basement areaway on 18th Street and Massachusetts Avenue runs beneath the limestone entrance stoop of four risers with scroll-terminated block balustrades. The balustrades support decorative iron panels capped by an iron and glass, radial marquise with a centered awag and wreath escutcheon.

   At the bow and end bays, limestone, urn-baluster balconies on concave consoles with swags break forward from the second floor false balustrade. The central bays have flush, urn-baluster balustrades.

All third floor bays have flush, oval guilloche balustrades supported by the second floor window cornices. The entablature of each third floor end bay acts as a limestone fourth floor balcony with decorative cast iron railings.

7. Chimneys: Nine chimneys serve 45 fireplaces. Those flanking the corner bow are limestone, approximately twenty feet high from dormer balcony to cap, with escutcheon and lion mask panels, a rosette frieze and a cornice cap.

8. Openings:

   a. Doorways and doors: The glazed, double door entrance, with decorative cast iron side lights and transom, has a limestone oak leaf and fret architrave.

   b. Windows: All bays are casements with transoms.

      The basement and first floor lack architraves. Each second floor end bay has a guilloche frieze broken forward over pendant consoles and supporting a shell and sprig pediment. The corresponding bay of the bow has a segmental pediment. Each inner bay crossette architrave has a guilloche frieze flanked by fluted brackets below a cyma cornice.

      The guilloche balconies of the end bays of each third floor elevation are interrupted by the second floor window pediments; their crossette architraves are capped by plain friezes flanked by concave brackets below a corona and cyma cornice which acts as base for the fourth floor balcony railings.

      The fourth floor bow and inner bays have block sills on brackets.

9. Roof:

   a. Shape, covering: The slate, convex mansard roof has a copper pulvinated ridge cap over a gouge frieze.

   b. Cornice, eaves: A limestone gouge frieze, punctuated by rosettes centered over each bay, acts as fourth floor window lintel. The cornice has dentils, modillions and cyma below a cast iron railing of ovals and running dog.

   c. Dormers, cupolas, towers: Each limestone dormer has pendant consoles below blocks which support the inner bay triangular pediments and outer bay shell and spray, segmental pediments. In addition, the dormer of the bow has a guilloche frieze.

C. Interior Description:

1. Floor plans: On axis with the first floor entrance is the circular lobby, the rectangular vestibule (approached by four risers), and the elevator and stair area. Single apartments flank the vestibule.

   The upper floors have identical plans. The stair and elevator landing gives access to an oval reception foyer. From the foyer a side foyer connects to the east service, kitchen and pantry area and the dining room (on Massachusetts Avenue). At the south is the living room and the salon. The west foyer (from the reception foyer) gives access to the west corridor (connecting service and the north corridor, lined by bedroom suites and baths). (See plan.)

   Ventilated by a light court at the east, the building core is subdivided into ten service levels.

2. Spaces:

   Entrance lobby: (See photographs.)

   a. Flooring: black and white marble 12" squares, laid diagonally, bordered by fret mosaic.

   b. Baseboard: 6", tan-veined black marble with 6", wood fascia and cyma cap.

   c. Chairrail: 2'-8" high, applied wave moulding punctuated by rosettes and guttae.

   d. Walls: plaster. Between vertical guilloche panels centered over each chairrail rosette, are rosette-indented raised panels.

   e. Cornice: The plaster, gouge and tulip frieze, punctuated by floral blocks with guttae centered over each guilloche panel, is capped by a denticulated cornice with cyma.

   f. Ceiling: The 14'-0" high segmental dome of plaster is subdivided by radial bellflower ribs terminating at the center in pattera and at the ends in rosettes and tassels. The ribs flank raised panels, the rosettes are linked by a guilloche frieze and the tassels by leaf panels.

   g. Doorways and doors: The entrance door has a panelled jamb within a fascia and cyma architrave. The three-panelled double door to the vestibule is mahogany.

   h. Hardware: brass door handles.

   i. Lighting: There are four, two-light, brass-finished plaster sconces.

j. Heating: The west wall chimney has a cast iron linen fold firebox with a lattice surround. The mantle has a white-veined, black marble bolection architrave which supports a wood, gouge and tulip frieze and an egg and dart shelf. The decorative wood overmantle has a crossette panel centered by an oval of bound bay leaves with sprays at the bottom and a key with swags at the top. Both sections are flanked by decoratively fluted Ionic pilasters on pedestals supporting a fascia and cyma architrave, a pulvinated leaf frieze, an egg and dart and corona cornice and a broken scroll pediment with central pedestal and urn. (See detail photograph.)

Vestibule:

a. Flooring: black and white marble 12" squares, laid diagonally, bordered by fret mosiac.

b. Baseboard: 6", tan-veined black marble with 6", wood fascia and cyma cap.

c. Chairrail: 2'-8" high, applied wave moulding punctuated by rosettes and guttae.

d. Walls: plaster. Between vertical guilloche panels centered over each chairrail rosette are rosette-indented raised panels.

e. Cornice: denticulated.

f. Ceiling: 14'-0" high, plaster painted white.

g. Doorways and doors: (none original).

h. Lighting: brass-finished, funnel-shaped sconces of more modern date.

i. Stair: The well of the half-turn stair with landings encloses an elevator shaft. The stair ascends nine risers north (on the right of the elevator), ten risers west and six risers south to the second floor. The stringer soffit is plaster and the risers and treads marble. The landings are black and white marble 12" squares. The design is repeated on all levels.

(The second floor sets precedence for all succeeding floors.)

Reception foyer:

a. Flooring: black and white marble 12" squares, laid diagonally.

b. Baseboard; 6", tan-veined black marble with 6", wood fascia and cyma cap.

c. Walls: plaster with raised panels.

d. Cornice: corona and cyma.

e. Ceiling: 14'-6" high, plaster painted white.

f. Doorways and doors: The mahogany double doors with blind transoms, one to the living room and the other to the salon, have four rows of two panels per leaf and 12'-0" high crossette architraves with panelled jambs.

g. Hardware: brass door handles and shell mortise lock escutcheons.

h. Heating: The southwest wall limestone chimney mantel, with a patent bush-hammered finish, has fluted consoles with swags and a swag-centered wave frieze broken forward over either console.

Side foyers:

a. Flooring: black and white marble 12" squares, laid diagonally.

b. Baseboard: 6", tan-veined black marble with 6", wood fascia and cyma cap.

c. Walls: plaster with raised panels.

d. Cornice: corona and cyma.

e. Ceilings: 14'-6" high, plaster painted white with recessed center panel.

f. Lighting: Each corridor has an alabaster hanging light bowl with an urn and swag frieze and brass mounts.

Dining room: (partitioned for offices)

a. Flooring: herringbone parquetry.

b. Baseboard: 6", wood.

c. Dado: plaster, raised panels in ogee moulding.

d. Chairrail: 2'-6" high, applied rosette frieze.

e. Walls: plaster, raised panels in ogee moulding.

f. Cornice: modillion, corona and cyma.

g. Ceiling: 14'-6" high, plaster painted white with lighting fixture rosette.

h. Doorways and doors: The single doors at the corners of the north wall have a crossette architrave, pulvinated frieze and segmental pediment. They flank a door with a plain crossette architrave (not indicated in original plan).

i. Hardware: brass door knobs and shell mortise lock escutcheons.

j. Heating: The east wall chimney has a cast iron firebox and a black-veined, white marble mantle (5'-10" square) with a crossette architrave.

Living room: (See photograph.)

a. Flooring: herringbone parquetry, carpeted.

b. Baseboard: 6", wood.

c. Dado: plaster, raised panels in ogee moulding.

d. Chairrail: 2'-6" high, fascia and cyma.

e. Walls: plaster, raised panels in ogee moulding.

f. Cornice: acanthus modillions and leaf talon above a modern indirect lighting cove.

g. Ceiling: The 14'-6" high, plaster ceiling is covered by accoustic tile.

h. Doorways and doors: The double doors with blind transoms to the reception foyer, dining room and salon, have four rows of two panels per leaf within 12'-0" high crossette architraves. The curved double door to the salon is recessed within a panelled jamb.

i. Hardware: brass rinceau and rosette door handles and pulvinated mortise lock escutcheons.

j. Lighting: There are eight, three-light, brass rosette sconces with crystal pendants. There are two, twelve-light, single tier, crystal chandeliers. The brass arms have pendant prisms. The rim band, connected to the crown by prism strands, is hung with three layers of prisms.

k. Heating: The west wall chimney has a cast iron linenfold firebox and a brown-veined, white marble mantel (6'-0" wide by 5'-8" high) with a bolection surround, a plain frieze with scroll terminals and a cyma, corona and cyma shelf.

Salon:

a. Flooring: herringbone parquetry.

b. Baseboard: 6", wood.

c. Dado: plaster, alternating wide and narrow raised panels within ogee mouldings.

d. Chairrail: 2'-6" high, fascia and cyma.

e. Walls: The plaster walls have alternating wide (plain) and narrow (decorated) panels within ogee mouldings.

f. Cornice: The full entablature has an egg and dart and decorative talon architrave; an anthemion frieze; and a corona and talon cornice.

g. Ceiling: 14'-6" high, plaster painted white with ceiling fixture rosette.

h. Doorways and doors: The double doors to the drawing room and reception foyer have four rows of two panels per leaf, and crossette architraves.

i. Hardware: brass, rinceau and rosette door handles with pulvinated mortise lock escutcheons.

j. Heating: The north wall chimney has a cast iron gouge and bundled-reed firebox, and a white marble mantel (5'-10" wide by 4'-0" high) with Tuscan pilasters which support a central swag frieze broken forward over either pilaster.

D. Site:

1. Setting and orientation: The building faces southwest on a lot measuring 79'-10" on Massachusetts Avenue (south); 110'-10" on 18th Street (west); 100'-0" on P Street (north); 82'-5" on the northeast (light court) and 66'-7" on the east.

2. Enclosures: A tubular metal railing protects the areaway.

3. Outbuildings: none.

4. Walks: A diagonal walkway cuts the intersection corner to the sidewalk and entrance stoop.

5. Landscaping: A narrow lawn and low shrubs surround the areaway and north elevation. Trees line the public sidewalk.

PART III. PROJECT INFORMATION

This document, made from records donated December 1973 to the Historic American Buildings Survey by the Commission of Fine Arts, represents studies of prime, typical, diversified and sumptuous architecture erected primarily between the years 1890 and 1930, when American society and architecture were greatly influenced by the Ecole des Beaux-Arts. These studies, organized originally to be adapted to HABS format, were first published as Massachusetts Avenue Architecture Vol. 1, in 1973, issued by the Commission of Fine Arts, 708 Jackson Place, N.W., Washington, D. C., Charles H. Atherton, Secretary; Donald B. Myer, Assistant Secretary; Jeffrey R. Carson, Architectural Historian; Lynda L. Smith, Historian, and J. L. Sibley Jennings, Jr., Architect. Photographs were made for the Commission by Jack E. Boucher, Linwood, New Jersey; J. Alexander, Wheaton, Maryland; and the Commission of Fine Arts Staff. Donated material was coordinated for HABS documentation in 1978 by Lucy Pope Wheeler, HABS Writer/Editor.

Documentation of this property could not have been achieved without the cooperation of organizations and people concerned with the Commission's study-- the Brookings Institution, and Mr. Thomas Rosser, business manager for the Institution.

ADDENDUM TO:
MCCORMICK APARTMENTS
(National Trust for Historic Preservation Headquarters)
1785 Massachusetts Avenue Northwest
Washington
District of Columbia

HABS DC-265
HABS DC,WASH,208-

PHOTOGRAPHS

HISTORIC AMERICAN BUILDINGS SURVEY
National Park Service
U.S. Department of the Interior
1849 C Street NW
Washington, DC 20240-0001