

# I. PURPOSE & COUNTY OVERVIEW

PRELIMINARY CULTURAL LANDSCAPE ASSESSMENT OF KENT COUNTY, MARYLAND

# 1 Purpose & County Overview

## Introduction

This Preliminary Cultural Landscape Assessment of Kent County, Maryland, is an initial study that examines Kent County, which was assessed in the Stories of the Chesapeake Heritage Area as one of the most scenic and historic areas in the entire four-county heritage area. As one of Maryland's thirteen locally designated Heritage Areas, the Stories of the Chesapeake Heritage Area encompasses Maryland's four Eastern Shore counties of Caroline, Kent, Queen Anne's, and Talbot. This heritage area is one of the longest-surviving and largest intact colonial and early American landscapes to be found anywhere. As one of the oldest working landscapes in North America, its "stories of colonization, agriculture, maritime industries, religious development, and Abolition and the Underground Railroad are especially strong and well-represented in the landscape, settlements, and buildings to be seen and experienced here."<sup>1</sup>

The first step in this preliminary assessment of Kent County is to understand the landscape and begin inventorying its primary elements, focusing on which buildings, resources (built, natural, maritime, and prime farmland) and views are most important, and how they might be altered, including changes in the use of the land. The influence of the Chesapeake Bay and patterns of human settlement of this region are revealed in its landscapes and architecture.<sup>2</sup>

According to the National Park Service, a cultural landscape is defined as "a geographic area, including both cultural and natural resources and the wildlife or domestic animals therein, associated with a historic event, activity, or person or exhibiting other cultural or aesthetic values."<sup>3</sup> Just like historic buildings and districts, cultural landscapes reveal aspects of a community's "origins and development through their form and features and the ways in which they were used."<sup>4</sup> A historic property consists of all of its cultural resources - landscapes, buildings, archeological sites and collections. However, a total absence of buildings may be the case in some cultural landscapes.<sup>5</sup> Moreover, almost "all designed and vernacular landscapes evolve from, or are often dependent on, natural resources."<sup>6</sup> Land, air and water, vegetation, and wildlife are interconnected systems with "dynamic qualities that differentiate cultural landscapes from other cultural resources, such as historic structures. Thus, their documentation, treatment, and ongoing management require a comprehensive, multi-disciplinary approach."<sup>7</sup>

## Kent County Overview

Located on Maryland's Upper Eastern Shore, Kent County is directly across the Chesapeake Bay from Baltimore. Peninsular in shape, the County is bordered on the north by the Sassafras River, the Chester River on the south, with the Chesapeake Bay to the west, and the State of Delaware at the eastern boundary. Kent is Maryland's second oldest county, dating back to 1642. It was the first county established on the Eastern Shore.

The main connection from Kent County to the Baltimore-Washington area is by way of the William Preston Lane, Jr., Memorial (Chesapeake Bay) Bridge connecting the shores between Kent Island in Queen Anne's County and Sandy Point in Anne Arundel County. Kent County, which does not include Kent Island, is north of Queen Anne's County across the Chester River. Kent County is approximately 50 miles from Annapolis, 70 miles from Baltimore, and 50 miles from Wilmington, Delaware. When



Figure 1-1: Circa 1927 view of Chestertown's waterfront

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the Bay Bridge was completed in 1952 and the second span in 1973, the improved access to Annapolis and Baltimore dramatically accelerated growth for some Eastern Shore counties, such as Queen Anne’s; however, Kent County continued a slow growth rate.

The U.S. Census in 1900 recorded Kent County’s total population as 18,876 people, and then it declined over the next several decades during a national transition as people moved from rural to urban areas. The County’s population started to increase in the mid-twentieth century with the largest growth between 1950 and 1960. By the turn of the century, the 2000 Census recorded a population of 19,197. Over the next decade the County continued its slow growth with annual increases from 0.16 to 1.3%, such that the 2010 Census recorded Kent County’s total population as 20,197, an increase of 1,000 people from the 2000 Census. However, with the economic recession that started in 2008 the County’s population growth halted. Recent population projections reflect that the population will again decline, by about 410 or 2%, based on the American Community Survey’s estimate of a 2015 population of 19,787.

In 2010 the Census reflected that approximately 40% of the County’s population lived in the five incorporated towns of Betterton, Chestertown, Galena, Millington, and Rock Hall. Unincorporated villages also serve as small population centers, though the majority of the County’s population is distributed on farms, in small subdivisions, or on dispersed rural sites. The scattered pattern of rural non-farm residences is supplemented by a substantial number of dwellings along the waterfront.

Kent County consists of approximately 179,840 acres, of which 133,201 acres<sup>8</sup> are in agricultural use (74%). Its local economy is still reliant on the farmland, forests, and fisheries that first attracted European exploration, settlement, and trade.

***Purpose***

This preliminary assessment examines the features that define the historic cultural landscape character of Kent County, including the integrity of resources and their significance. Key spatial organization, viewsheds and documented historic resources are identified, as well as other landscape elements which help convey the historic significance of this area. The purpose of this preliminary assessment is to<sup>9</sup> catalogue existing documented resources, seek out undocumented historic sites and locations of African-American communities that have not previously been mapped, and to identify vulnerabilities such that loss of the most critical historic elements can be minimized through future planning. This preliminary assessment will serve as a resource for the next stages of planning and preservation to be undertaken by property owners, local governments, and nonprofit groups.

The landscape is not static, so the important viewsheds, buildings, and style and type of structures will have changed over time, which must be considered in documenting the landscape as it exists today, but more importantly in determining how land use changes will alter the landscape. Our goal is to determine the essential character-defining elements that remain unaltered. Through the comparative analysis of

examining existing historic conditions overlays on historical maps we can see how the area developed, and note which features and elements survive from the historic period. What has changed? What has not changed?

Part of the purpose of this preliminary assessment is to identify spatial organization and important resources. Identifying existing conditions through mapping and aerial photography, as well as historic period maps and other secondary sources provided by others, this assessment provides an overview-level description of the 2018 landscape. This is accompanied by a description of the physical evolution and change over time of the landscape, focusing on its critical elements: the broad patterns of topography and landform; spatial organization; vehicular circulation systems; notable individual buildings and clusters of buildings and structures; surface water; and vegetation. A comparative analysis of the existing landscape with the landscape extant during the period of significance has enabled the identification of landscape features and systems that contribute to the period of significance, landscape features that do not contribute to the period of significance, and major missing historic period landscape features. Gaps in data and recommendations for future research are included, so that follow-up assessment can ensure that historic sites and defining heritage characteristics have not been missed.

Using this comparative analysis and evaluation of the landscape elements, the study provides an assessment of the integrity of the landscape, in accordance with the criteria of the National Register of Historic Places, and preliminary information on the possible eligibility of the project study area and/or districts for listing on the National Register of Historic Places.

***Historical Overview***

When founded in 1642, Kent County encompassed most of what are now the upper and mid-shore counties of Maryland. Over time Kent County was divided into other counties. In 1662, Talbot County was carved from the southern part of Kent, and in 1674 Cecil County was established from part of Baltimore County and the northern part of Kent. Kent County was further divided to create Queen Anne’s County in 1706. In an oversimplification of the process, Caroline County has roots in Kent following a statewide political compromise that resulted in the creation of a ninth county on the Eastern Shore, when Caroline was formed in 1773 from parts of both Queen Anne’s and Dorchester Counties.

It is generally assumed that humans first arrived on the Eastern Shore about 12,000 years ago after the last Ice Age when melting glaciers and rising seas formed the Chesapeake Bay. These native people lived off the Chesapeake’s abundant natural resources, developed an extensive network of trade thousands of years before the Europeans arrived, and began to practice agriculture sometime around 800 BC. Therefore, this region is rich with archaeological resources including sites from the Paleo-Indian/Early Archaic phase (15,000 BC – 6500 BC). In Kent County, concentrations of such archaeological sites are known to exist around Rock Hall, Betterton, and Still Pond, as well as near shorelines.

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**Contact and Settlement (1524-1750)**

The first European to record an entrance into Chesapeake Bay appears to have been Giovanni da Verrazano in 1524, an Italian explorer sent by King Francis I of France to explore the Atlantic coast of North America for a route to the Pacific. However, it was Captain John Smith and his crew who in 1608 fully explored the Chesapeake Bay. Captain Smith mapped 3,000 miles of the Bay and its tributaries, and documented American Indian communities, providing a remarkable record of the 17th century Chesapeake region.<sup>10</sup> Of the villages he documented, one was near the mouth of the Sassafras River (the Tockwogh), and the Ozinies were located near the mouth of the Chester River. The map of his voyage was utilized by subsequent European explorers and settlers in the Chesapeake region and was the “best depiction of the Bay until Augustine Herrman [sic] produced his map in 1670” for the Calverts.<sup>11</sup>

The first European settlement in Maryland was established on Kent Island in 1631 by William Claiborne, an English pioneer who settled colonies around the Chesapeake Bay. In 1632, the Second Lord Baltimore, Cecilius Calvert, obtained a charter from King Charles I of England that granted feudal rights in the land north of the Potomac River. Lord Baltimore sent English colonists who arrived aboard the Ark and the Dove in 1634 to establish a colony, which is now St. Mary's City, in southern Maryland. However, Kent Island was also within the Calvert proprietorship, and when "Kent County" was established in 1642 it included Kent Island.



Figure 1-2: Historic Aerial of the Sassafras River, 1927

In the 1650s, population on Kent Island had slowly expanded and colonists moved across the Kent Narrows and up the Chester River. Patents were granted for lands that are still identifiable in present-day Kent County, which include Eastern Neck, Grays Inn Creek, and Langford Creek. The Town of Chestertown, along the Chester River, was founded under the Act for the Advancement of Trade and the Erection of Ports and Towns in 1706. The act exempted skilled craftsmen from taxes for four years if they moved into the town, thus encouraging growth of the town. By the 1730s, Chestertown was thriving.

Kent County's farmers were the first to transition from the soil-exhausting, labor-intensive tobacco to a grain-based, more diversified agricultural economy. Furthermore, the maritime industry flowing through Chestertown, where locally built single-masted sloops and two-masted schooners sailed to and from the harbor at the end of High Street, resulted in the construction of warehouses and commercial buildings, as well as the solid brick manor houses in the heart of downtown still in evidence today. The shortest route between Virginia and Philadelphia, and to points north, also passed through Kent County. A ferry brought travelers across the Bay from Annapolis into Rock Hall, where a stage would take them into Chestertown, and then on past Galena to cross on another ferry at Georgetown and on into Delaware. Records indicate that George Washington, Thomas Jefferson, James Madison, and Patrick Henry all traveled through Kent County.<sup>12</sup>

The County’s industries in the colonial era included mills to process local wheat into flour, since it shipped better than the grain, along with shipyards, ferries, and plantations. The labor force comprised hired free men and women as well as indentured servants, convicts, and slaves. Throughout the 1700s, more slaves were imported into Maryland and Virginia than any other mainland British colony. And, “of the 30,000 convicts who came to the North American mainland between 1718 and 1776, more than two-thirds came to the Chesapeake. Between 1746 and 1776, more than one-quarter of all immigrants to this area were convicts.”<sup>13</sup>

**Agrarian Intensification (1680-1815)**

A tobacco-based economy created a stratified society on the Eastern Shore, and an upper class of planters and merchants emerged. However, by the mid-eighteenth century, in response to an increased demand for grains for exportation, large planters shifted their crops to wheat and corn, and tobacco production on the Eastern Shore declined.<sup>14</sup> The differences in cultivation between grain and tobacco gave rise to widespread changes to the landscape. Small plots of tobacco could generate a profit, while cultivation for wheat and corn necessitated wholesale clearing of expansive acreage for these crops. As a result, a “decentralized landscape of scattered tobacco barns, small field cultivation and isolated farm houses gave way to open expanses of grain fields and centralized farm complexes” on Maryland’s Eastern Shore.<sup>15</sup> This eighteenth-century transition to small grains created the spacious fields that still span throughout Kent County today.

By the early nineteenth century, Kent County farmers, who had long given up their reliance upon tobacco, continued with a diversified, grain-based economy. However, primary travel routes no longer traversed Kent County as the extent of international trade on the Eastern Shore was not what it had been during the Colonial period. And, shipping was starting to transition from sail to steam. In 1813, the first steamboat crossed from Baltimore to Rock Hall, and by 1827 steamship service was available in Chestertown. This improvement in shipping “enormously enhanced the ability of the Eastern Shore farmers and merchants to send their produce west.”<sup>16</sup> In the 1800s Kent County’s goods and produce were also “transported to Wilmington or shipped to Baltimore, by then the third largest and fastest growing city in the U.S.”<sup>17</sup>



### Revolutionary War

During this era the Delmarva Peninsula earned the nickname “Breadbasket of the Revolution” by supplying as much as one-fifth of the wheat and flour and one-half of the corn received in Philadelphia in 1774. Shipments of wheat from the Chester River district was the equivalent of the amount from the entire western shore region north of Annapolis. Wheat exports from Chestertown were two and one-half times more than what was supplied from the remainder of the Eastern Shore.<sup>18</sup>

In response to the Tea Act, a group of prominent Kent County men assembled at a local tavern on May 13, 1774, six months after the Boston tea party. An anonymous report sent to the Maryland Gazette noted that those assembled condemned Great Britain. A second meeting was held on May 18, at which the participants approved the Chestertown Resolves that acknowledged “their allegiance to King George III, but registered their sworn enmity to taxation without representation.”<sup>19</sup>

Though no Revolutionary War battles occurred within Kent County, each county was responsible for organizing and outfitting militia companies to protect against invasion and to support the Continental Army. The Kent County Historical Society records Kent County’s heroes of the American Revolution:

Kent County men were among the Maryland 400, five companies of Kent County native William Smallwood’s battalion. They not only fought in the Battle of Long Island, the first major battle of the Revolution, but also stood as a final anchor of a crumbled American front line, heroically charging the British six times to give Washington time to withdraw his troops. Washington, in recognition of their gallant performance, included the remaining Maryland men in his rear guard where they covered the evacuation of the American force.

Colonel Donaldson Yeates of Knocks Folly, Turners Creek, served as the Eastern Shore’s Quartermaster. He and his neighbor General John Cadwalader of Shrewsbury Neck (present Kentmore Park) supplied provisions to the Continental Army, causing the region to earn the title, Breadbasket of the Revolution. Cadwalader later commanded the Philadelphia militia at the Battle of Princeton, and served on Washington’s staff at the Battles of Brandywine, Germantown and Monmouth, before retiring to Maryland in command of the local militia.

Thomas Ringgold helped draw up the Constitution for the new state of Maryland, along with Thomas Smyth, who served on the Maryland Council of Safety. Smyth financially supported the cause of Revolution at the expense of his own financial stability. He built the galley Chester, which became part of the Maryland State Navy in 1777, at his Lankford Bay shipyard, outfitting the vessel at his own cost. After the war, he was forced to sell Widehall, abandon the building of River House (both on Water Street in Chestertown) and move back to Trumpington, his family’s estate on Eastern Neck.

James Nicholson became the highest ranking captain in the newly established navy, only to procrastinate setting sail in his frigate Virginia for almost two years. When he finally did, he ran her aground, and she and her crew were captured by the British. Nevertheless, Nicholson went on to pilot the barge carrying Washington to the 1789 inauguration.

Alexander Murray was one of the more versatile leaders of the Revolution. As Captain of the 1st Maryland Regiment, he not only saw action in the Campaign of New York and New Jersey, but also became the

master of several private vessels that marauded British ships. Another naval hero, Lambert Wickes of Eastern Neck escorted Benjamin Franklin on his diplomatic mission to France, becoming the first naval officer to carry the American flag into European waters. As captain of Reprisal, Wickes also captured 20 enemy vessels.

On the final day of the Revolution, Tench Tilghman of Queen Anne’s County, as Washington’s aide-de-camp, rode through Chestertown on his way to inform the Continental Congress in Philadelphia that Cornwallis had surrendered at Yorktown in October of 1781.<sup>20</sup>

The first college founded following America’s independence was Washington College in Chestertown. Although it was the 10th college in the country, but it was Maryland’s first institution of higher learning.<sup>21</sup> Named for George Washington, who contributed 50 guineas to the College and joined the College’s Board of Governors in May of 1784, Washington College was incorporated in 1782 as the successor to the Kent County Free School.<sup>22</sup>

### War of 1812

While war was declared on June 18, 1812, it was not until 1813 that the war reached Kent County with the British invasion of the Chesapeake. Under the command of Rear Admiral Sir George Cockburn, the British raids in Kent County started on Howell Point, just north of Still Pond Creek. Advancing up the Sassafras River, Georgetown in Kent County was the next destination, but “Cockburn was ‘frustrated by the intricacy of the river.’ His solution was to land at Turner’s Creek, an active village with a granary, store and wharf. There the British kidnapped local resident James Stavely, forcing him to pilot them up the Sassafras to Georgetown, a bustling village of 40 houses, school, Presbyterian church and shipyard.”<sup>23</sup> In May 1813, the British burned the town, except for a church and two brick dwellings at the top of the hill. According to local legend these two dwellings were saved by Miss Kitty Knight, who challenged the British and managed to convince Admiral Cockburn not to burn the home of an elderly woman as well as the adjacent house as the fire could have easily spread to the elderly woman’s home. Even though Miss Kitty Knight did not own either of the houses, lore has it that she was doing her duty to protect the community, and that twice she stamped out the fire set by the British.

When Napoleon was defeated by the British and Russian allied forces in the spring of 1814, ending war in Europe, the British turned their attention to the primary targets of Washington and Baltimore, which was the home port of privateers that harassed British ships in both the Atlantic and Pacific before and during the war.<sup>24</sup> The war again returned to Kent on the night of August 30, 1814, at the Battle of Caulk's Field, which provided a rare victory of militia over British forces.

The war ended with the signing of the Treaty of Ghent on December 24, although not ratified by the U.S. Senate until February 16, 1815.<sup>25</sup>

### Agricultural-Industrial Transition (1815-1870)

While the Industrial Revolution that began in the late 18th century in America changed the landscape of the more urban areas on Maryland’s Western Shore, much of the Eastern Shore remained in agriculture, though accompanied by change in techniques that encouraged the use of fertilizers, crop rotation,



and new equipment. This was accompanied by a reshaping of architectural features on the farm as the success of this “agricultural reform movement prompted a period of building and rebuilding, as farmers updated existing houses and outbuildings or constructed new ones.”<sup>26</sup> Previously, kitchens were built as independent structures, away from the main house. However, in this era, “kitchens became integrated with the social function of the main house, usually joined to the more formal dining room.”<sup>27</sup> There are very few remaining nineteenth century farm outbuildings in Kent County, and those that remain are still frequently lost to neglect or allowed to be demolished prior to documentation because the value of creating a record of these structures is not recognized. This “absence of surviving outbuildings from these farms reveals just how ephemeral farm buildings were in the early nineteenth century.”<sup>28</sup> Even today outbuildings are frequently altered or demolished to make way for new agricultural structures to accommodate larger equipment or the changing farming practices on these working landscapes.

Starting in 1860 a daily steamship service across the Bay operated by Henry B. Slaughter of Crumpton offered reliable transportation between the Chester River and Baltimore. In 1865 Col. B.S. Ford purchased the service from Slaughter and formed the Chester River Steamboat Company. This new company added steamships that stopped at “Chestertown, Rolphs Wharf, Quaker Neck, Cliffs, Spaniards Point, Spry’s Landing, Buckingham, Round Top, and Deep Landing” so that local farmers and watermen could send perishable produce, rockfish, crabs and oysters west, while merchandise was shipped east into the “thriving town of Chestertown.”<sup>29</sup>

The economic continuity of the nineteenth century was briefly interrupted during the Civil War. And, during the Civil War, steamboats were confiscated by both the Union and Confederate armies when they were needed for transporting troops and supplies. After the war, steamboats continued to connect Eastern Shore farmers and residents with Western Shore markets.<sup>30</sup>

### African Americans

The existence of the Underground Railroad is documented in the upper Eastern Shore, specifically Kent, Queen Anne’s, and Talbot Counties. Research by Albin Kowalewski was sponsored by the *Stories of the Chesapeake* for nominations of specific sites to the National Park Service’s National Network to Freedom with the goal “to find one site per Heritage District with sufficient evidence to be nominated . . . with the possibility of placing markers and interpretive signs at the designated location.” His “Final Report: The Underground Railroad, Nominations to the Network to Freedom Program,” in 2007, includes six documented references to successful operation of the Underground Railroad in Kent County. He cites that more research is needed to identify specific locations for most of these, noting that:

While the Underground Railroad is often romanticized and therefore problematic, the major trouble encountered during research was correlating incidents of escape with the exact location of its occurrence. The inherent secrecy of the Underground Railroad protected its participants and makes for difficult research, and some cases require additional research in county land records to pinpoint exact locations.

Due to the transition in agricultural crops from tobacco to grains, such as wheat and corn, that are less labor intensive, between 1790 and 1860 the number of enslaved people in Kent County decreased by more than fifty percent. Nevertheless, in 1860, almost half the county’s population were African-

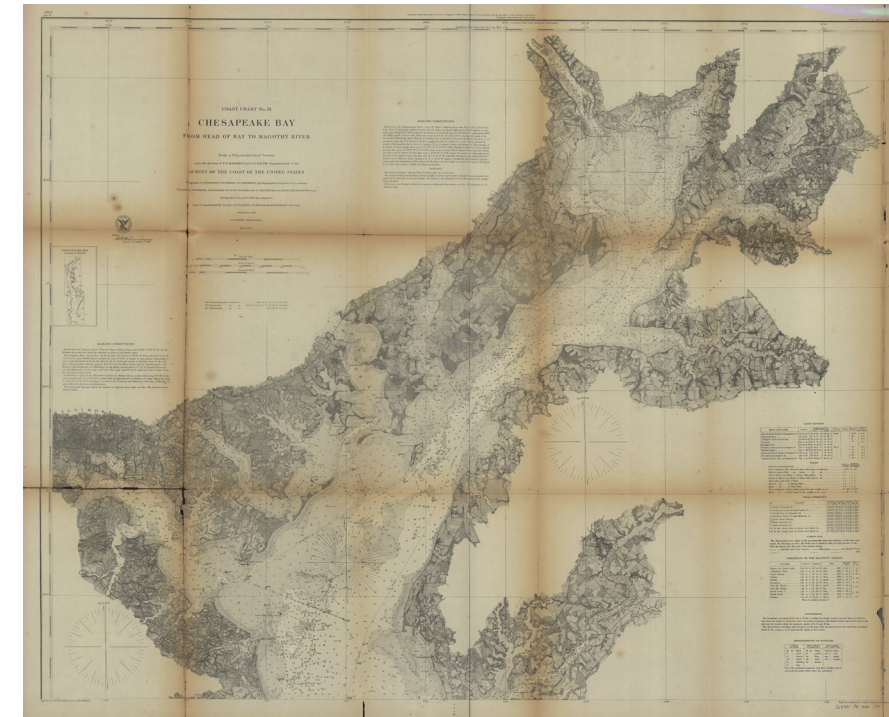


Figure 1-4: Chesapeake Bay from its head to Potomac River, U.S. Coast Survey, 1861-2

businessmen in Chestertown, sold square foot lots in Chestertown to black men, so they could meet the property ownership requirements and vote.”<sup>34</sup>

The May 1870 election for Chestertown commissioner was the first time that blacks on the Eastern Shore were able to enjoy the benefits of the Fifteenth Amendment which granted them the right to vote. African Americans in Chestertown were ready for their chance to be heard politically, and so many turned out that the black vote was the deciding factor in the election.<sup>35</sup>

On South Queen Street in Chestertown is one of the last two remaining Grand Army of the Republic (G.A.R) posts constructed by African Americans. Founded by Union veterans on April 6, 1866, the purpose of the G.A.R. was “to strengthen fellowship (Fraternity), provide care for soldiers and their dependents (Charity), and to celebrate and uphold the Constitution (Loyalty).”<sup>36</sup> At its peak Maryland had 56 G.A.R. posts, of which 22 were African American.

The Charles Sumner Post #25 was formed in 1882 by Kent County’s black Civil War veterans. They named their post after a United States senator from Massachusetts, Charles Sumner, who in 1856 was beaten and nearly killed in the U.S. Capitol by a fellow senator wielding a cane and who opposed Sumner’s support for Abolition. This was a noteworthy choice since the senator from Kent County, George Vickers, opposed passage of the Fifteenth Amendment and had argued against Senator Sumner, who was also an advocate of emancipation during the Civil War and voting rights afterward for African Americans.

After meeting in several places around the county, the G.A.R. post constructed the current building on Queen Street around 1908. It was a center of African American social and cultural life for six decades.

American and of those residents, half, or an estimated 2,500 people, were enslaved.<sup>31</sup>

On June 24, 1864, at the Maryland Constitutional Convention, adoption of the “Declaration of Rights”<sup>32</sup> freed the 87,000 slaves in Maryland who had remained enslaved under Lincoln’s Emancipation Proclamation of 1863 because they did not live in a Confederate state.”<sup>33</sup>

Following the adoption of the Fifteenth Amendment to the U.S. Constitution, which guaranteed voting rights to all men regardless of race, only landowners could vote. Thus, “James Jones and Isaac Anderson, African American





The building was sold in 1950 to the Centennial Beneficial Association and then over time it was owned by others until it fell into disrepair in the 1970s. Impending demolition brought together a coalition of preservationists, foundations, and philanthropic citizens to accurately restore this historic building. It was reopened to the public in June of 2014. Sumner Hall is listed on the National Register of Historic Places. In addition to serving as a museum for the African American experience on the Eastern Shore, it also offers entertainment and education space to all members of the community.

Before the 1800s, free blacks started forming their own communities in Kent County.<sup>36</sup> After the Civil War, free African Americans and emancipated slaves established their own neighborhoods with churches and schools. Such Reconstruction-era communities in Kent County<sup>37</sup> relied primarily on the church,<sup>37</sup> “both physically and as the center of community life,”<sup>39</sup> where it was a place of worship as well as the place for community meetings and gatherings.

Kent County’s historical African-American communities are geographically spread throughout the County, and the properties have been sold to family through generations. However, in the twenty-first century, whites have been buying these legacy properties and moving into these communities, according to an interview with Mrs. Linda Blake, who is an African-American resident of Kent County who resides on her great-grandfather’s property.<sup>40</sup> Interviews and oral histories from those with a “long tenure or historical association can be valuable sources of information about changes to a landscape over many years.”<sup>41</sup>

The following list of historical African-American communities was obtained from interviews, and further research is necessary to ascertain the dates established, since they include communities established into the mid-twentieth century: Millington, Chesterville, Olivet Hill, Morgnec, Dutchtown; scattered around Still Pond, Blackmon Road, Coleman, Big Woods, Butlertown, Worton Point, Fairlee, Georgetown, Melitota, Sandy Bottom, Edesville; and scattered throughout Rock Hall, Quaker Neck Estates, Quaker Neck, Sassafras, Golts, Smithfield, Washington Park subdivision (late 1960’s and early 1970’s) outside Chestertown, and Woods Edge Apartments near Fairlee that are now known as Bay Woods Apartments. And in the Town of Chestertown from the lower half of Cannon Street up to Mill Street; Broadwalk, uptown on Calvert Street to the railroad tracks, starting at Mill Street; Calvert Heights Apartments; Cove Apartments; and apartments near the Amy Lynn Ferris Senior Center.<sup>42</sup>

Churches acted as the focal point of the community, also serving a dual function as the first schools. And, when “building materials became available, schools were built on land owned by the church and the black community.”<sup>43</sup> These schools were initially organized and built throughout Maryland by the Baltimore Association for the Moral and Educational Improvement of the Colored People, known simply as the Baltimore Association, which was a philanthropic organization formed in 1864 by prominent white men and women.

Of the 18 schools formed in the counties of Maryland during the Baltimore Association’s first year, 13 were located on the Eastern Shore, thus illustrating the significant influence of the Association in that region of the state. Even more significantly, six of these schools, and a third of the students, were located in Kent County.<sup>44</sup>

The number of “colored schools in Kent County” had increased to nine by the year 1866, “all taught by colored teachers.”<sup>45</sup> That same year the state established the Freedmen’s Bureau that assumed responsibility for the construction and maintenance of schools for African Americans that were not supported by local and state governments.<sup>46</sup> A thesis written in 2008 by Elizabeth Clay, an undergraduate student at Washington College, documented these nine colored schools that were in existence in 1866.<sup>47</sup> See Table 1 below.

Reports by the Freedmen’s Bureau reflected that eight additional schools were built in Kent County between 1867 and 1870. These new schools were established at Mt. Zion at Still Pond Cross Roads, Union at Still Pond, Galena, Chesterville, Morgan Creek, Head of Sassafras, Douglas, and Davis Church. However after 1870, both the Freedmen’s Bureau and the Baltimore Association started to lose money and support leaving the schools to essentially fend for themselves.<sup>49</sup>

**Industrial/Urban Dominance (1870–1930)**

With the collapse of plantations after the Civil War, when many large landowners sold off portions of their estates, the Eastern Shore saw an increase in the number of farms, which of course meant the average size of farms decreased. “While the nature of farming changed, the spatial layout of the farmstead did not.”<sup>50</sup>

The economy and landscape of Kent County was transformed by the major changes in transportation and technology in the era between the end of the Civil War and the Great Depression. Though the Kent County Railroad Company was chartered in 1856, with George Vickers as president, it did not arrive in the County until 1872, having been delayed by the Civil War and lack of investors. The line into Kent County came off the main line at Townsend, Delaware. There were stops at Massey, Kennedyville and Worton before reaching Chestertown. Extending the tracks to Chesapeake Bay was eventually abandoned, and in 1900 the line was purchased by the Pennsylvania Railroad.<sup>51</sup>

While steamboats allowed farmers to send their produce across the Bay to Annapolis, Baltimore, and Washington, the arrival of the railroad expanded their reach into the northeast. New technology was also presented in America’s canning industry, which started as early as the 1830’s and was soon centered in Baltimore. Local farmers diversified as fields of grain gave way to orchards, and after a peach blight in the second half of the nineteenth century, then to vegetables to support the new canneries that soon opened and flourished on the Eastern Shore. The first cannery in Kent County did not open until late in the century, in 1889 in Still Pond, and “the industry would never dominate the economy here as it did on the lower shore.”<sup>52</sup> A local cannery established in 1903, S.E.W. FRIEL, is still in operation in Queenstown, in Queen Anne’s County.

The market for seafood was also expanding during this era. The Town of Rock Hall became known as “The Rockfish Capital of the World” and was “one of the major centers of the Chesapeake fish and seafood industry” with numerous related industries where an “estimated 80% of the residents worked in the maritime trades.”<sup>53</sup>

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Table 1: African-American Schools in Kent County as of 1866

Location	Number of students (male/female)	Teacher	Church/private home or schoolhouse	Supported By
Chestertown #1	45 males	T.E. Younger	Church/private home	New England Freedmen’s Aid Society
Chestertown #2 (females & night school)	30 females	Julia Dickson	Church/private home	Baltimore Association
Fountain Church	21 / 28	Julia A. Smith	Church/private home	New England Branch
Worton/Hainesville	15 / 30	Mrs. Wagnor	Church/private home	New England Branch
Worton Point	40 total	J.T. Ellender	Church/private home	Baltimore Association
Quaker Neck	18 / 22	Miss Howard	Church/private home	Baltimore Association
I.U.	6 / 11	Miss Cooper	Church/private home	Pennsylvania Freedmen’s Relief Association
Millington	26 / 35	Miss Harriette L. Sprigg	Schoolhouse	Baltimore Association
Edesville	8 / 16	Matilda C. Anderson	Church/private home	New England Relief Association

Source: Schools in Chestertown as of 1866 [Stannard 1866 and Bolenius 1866a]<sup>48</sup>

During this era the seafood business also soared, and the “beauty and bounty of the Bay’s shores” drew tourists to the “new and more easily-accessible resorts at Betterton and Tolchester.”<sup>54</sup> Betterton had been a vacation destination since the 1850’s when a steamship wharf was built by Richard Turner. The resulting community was named after his wife, Elizabeth Betterton. Betterton became the “Jewel of the Chesapeake” with hotels and guest cottages, all with a breathtaking view of the Bay.<sup>55</sup> Tolchester was also established as a vacation spot accessible by the Tolchester Line Steamboat Company of Baltimore, begun in 1877 by the father and son team of Calvin and E.B. Taggart. This resort boasted a roller coaster and a miniature railroad.

Resorts and canning industries supported a thriving economy for the County well into the 1900’s, but when “Tolchester and the Bay Belle, the last steamboat in the Bay with a regular schedule, were surrendered to mortgage holders in 1962, service to Betterton also stopped, and an era came to a close.”<sup>56</sup>

Modern Period (1930–present)

Kent County was also affected by the Great Depression. Some farmers went bankrupt and wealthy individuals from outside the area purchased the farms, some of whom were able to restore the old homes, reflecting the nation's changing appreciation for saving Early-American buildings. The County continued

to see the decline in population that had started at the turn of the century, and did not expand again until after World War II.

As local canneries closed, agriculture transitioned again from fruits and vegetables back to small grain crops such as corn and soybeans. Seafood continued to be a significant industry both for local watermen as well as a recreational activity, though over-harvesting combined with rising levels of pollution after 1950 began to threaten watermen’s livelihood throughout the Chesapeake Bay.<sup>58</sup>

Today, Kent County retains its agricultural roots and remains predominantly rural. Kent County is blessed with large, open, flat expanses of fertile soil that blanket the County. The County has some of the best agricultural land in the United States, and the highest percentage of prime agricultural soils in Maryland. Its proximity to a variety of markets makes Kent County an ideal location for agribusiness to thrive. In addition to its prominence in the local economy, agriculture also provides a picturesque landscape that contributes to the tourism industry and defines the character of life in Kent County. Hunting and fishing are important recreational industries also supported by this landscape.

There are 268 miles of tidal shoreline in the County, most of which is wooded. The marinas, wildlife areas, state lands, and county parks provide recreational opportunities that attract tourists and new residents. The County is a desired location for second homes, as seasonal homes represent a significant percentage (13.2%) of the County's housing supply. In Maryland, only Worcester and Garrett Counties have a greater percent of seasonal housing than Kent County. However, most of the new residents are reflected in the growth of the retired population. An increasing portion of the County’s population is age 45 and older and the median age is higher and growing at a faster rate than the rest of the state. More than 50% of the total population is over the age of 45, and almost 30% is over the age of 60. This change in demographics is also accompanied by an actual decline in the under-45 population that reflects lower birth rates and out-migration of young adults after completing their education.

Outside of agriculture, fisheries, and forestry, the County’s economy is composed of services, retail and wholesale trades, health care, educational institutions that include Washington College and the County Board of Education, and local government. As reflected in the 2010 Census these comprised



Figure 1-3: Historic Aerial of Georgetown on the Sassafras River, 1927

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Table 2: Kent Co. Population 1900-2015

Year	Population	Change	Percent (%) Change
1900	18,786		--
1910	16,957	-1,829	-9.7
1920	15,026	-1,931	-11.4
1930	14,242	-784	-5.2
1940	13,465	-777	-5.5
1950	13,677	212	1.6
1960	15,481	1,804	13.2
1970	16,146	665	4.3
1980	16,695	549	3.4
1990	17,842	1,147	6.9
2000	19,197	1,355	7.6
2005	19,647	450	5.7
2010	20,197	550	2.3
2015	19,787	-410	-2.0

Source: Census of Population and the American Community Survey, Maryland State Data Center<sup>57</sup>

over 69% of County employment. The majority of the labor force is in the private sector. Moreover, agriculture and manufacturing continue to have a major role in the County’s economy.<sup>59</sup>

Nevertheless, the community, its culture, heritage, historic small towns, natural resources, significant acreage of preserved lands, scenic vistas, riparian access, and recreational opportunities have made the county attractive to tourists and are key characteristics to quality of life for its residents.

Historic Preservation in Kent County

Historic preservation transcends preservation of just historic buildings and structures; it is also the preservation of the context in which they are found and the landscape as a whole. Kent County’s history is reflected as much in the working landscapes of farms as it is in its towns, villages, and maritime industries, as it is in its archeological sites and architecture of individual buildings.

Initial preservation efforts in Kent County can be traced to the Historic American Buildings Survey, known as HABS, which was created by Congress in 1933 to utilize out-of-work architects as part of the New Deal during the Great Depression. During this period, 28 structures in the County were documented through HABS with photographs and architectural floor plan and elevation drawings.

The next significant documentation of historic structures was the result of the National Historic Preservation Act of 1966 that created the National Register of Historic Places. The Act also led to the

formation of state historic preservation offices (SHPOs), and it continues to provide the intergovernmental framework for local-state-federal historic preservation efforts nationwide. The Maryland Historical Trust (MHT), founded in 1961, is the SHPO. MHT provides technical assistance to local governments across the state, including Kent County.

In Kent County, there are a total of 45 listings on the National Register of Historic Places, of which 37 are individual properties. Of these individual sites, 27 are not within incorporated municipalities but rather on farms or within the County’s villages, crossroads, and hamlets. In addition, National Register Historic Districts have been established in the incorporated towns of Chestertown and Betterton, as well as the unincorporated village of Still Pond. Listing on the National Register of Historic Places does not restrict what the owner may do to the property or prevent the demolition of a historic building, but the designation offers the ability to seek generous Federal tax credits for rehabilitation or restoration of these historically or architecturally significant structures.

MHT is also the repository for the Maryland Inventory of Historic Properties (MIHP). The MIHP is solely an instrument for research and documentation of structures, properties, and resources for historical and architectural significance. Being listed in the MIHP involves no regulatory restrictions or controls. (As discussed below, Maryland state law provides enabling legislation granting both the state and local jurisdictions the authority to regulate appropriately designated historic resources. ) Since the creation of the MIHP shortly after MHT was founded in 1961, more than 700 properties and structures have been surveyed in Kent County, including the railroad and the Massey Crossroads Survey District. These MIHP listings, most of which were completed in the 1970s and 1980s, only reflect approximately 17% of the historic structures in the County. The vast majority of historic structures remain undocumented.

Kent County’s MIHP inventory contains 11 historic districts, three which are also the aforementioned National Register districts of Chestertown, Betterton, and Still Pond. There is also the Chestertown National Historic Landmark District which is also on the National Register, as well as the Chestertown Rural Historic Landscape District which encompasses the immediate exurban area adjacent to and surrounding the Town in both Kent and Queen Anne’s Counties. The “downtown” core in the municipalities of Galena, Millington, and Rock Hall are also MIHP Historic Districts. And, the unincorporated villages of Kennedyville, Still Pond, and Georgetown are also listed as Historic Districts on the Maryland Inventory of Historic Places. See Appendix for further information.

Easements on historic sites and structures may also be donated to the Maryland Historical Trust (MHT). Any modifications to the historic features under the easement will be evaluated by MHT staff. The Maryland Historical Trust currently holds easements on 25 properties in Kent County. See Appendix A for further information.

Local historic preservation districts have been created by the incorporated towns of Chestertown and Betterton, each of which has a historic district commission that reviews exterior alterations to all buildings within the district to ensure high standards for contributing buildings’ treatments within their respective communities. The Chestertown Historic District Commission is currently the only Certified Local Government (CLG) in Kent County. This designation by the Maryland Historical Trust and

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Figure 1-5: Aerial view of Chestertown, 1927

the National Park Service offers opportunities for grant funding and technical assistance for historic documentation, outreach, and education.

The earliest documented buildings in Kent County date from the late Seventeenth Century, and included courthouses and churches as well as homes. The oldest documented residence which survives is Carvill Hall, built ca. 1695. Carvill Hall is a 2-1/2 story brick house, laid in Flemish bond above a stepped water table, utilizing stringcourses on all four sides. There are exterior corbeled brick chimneys at each gable end. Glazed headers were used throughout the Flemish bond, and a three-brick stringcourse was located on each of the four sides. Carvill Hall is a unique architectural structure for the late 17th century as it is the only Maryland building known to have had a central chimney at that time. In light of this original design and construction, it is vitally important to the study of early Maryland architecture, and to the broader colonial phase of American architecture. Carvill Hall is privately owned and inaccessible to the public. For more information, see National Register Ref. #73000930 and MIHP K-241.



Figure 1-6: Aerial view of Chestertown looking east

Another notable structure is Knock's Folly located on Turners Creek and within walking distance of the Sassafas River. The juxtaposition of form found at the dwelling is quite unusual, as the material for lower 1-1/2 story mid-18th century section of the house is log construction on a stone foundation that was built more than thirty years prior to the adjoining three-story brick home completed in 1796. The brick Federal style portion is more architecturally significant and is "a reflection of the economic situation and social status of the men who built the two structures" as it is "probable that log portion of Knock's Folly was built by a tenant farmer" while the "brick house, on the other hand, was constructed by the family of a very wealthy merchant, and its Federal style reflects their prosperity." Knock's Folly was restored in the 1990s and is currently owned and operated as a visitor center for the Maryland Department of Natural Resources. For more information, see National Register Ref. #76001006 and MIHP K-114.

For further study, an architectural history conducted by Michael Bourne in the 1990's for the Historic Society of Kent County, Inc. was published in his book *Historic Houses of Kent County, An Architectural History: 1642 – 1860*, which revealed that most of the buildings from this period in time were in the category



of vernacular architecture, which are “buildings whose construction was not driven by style alone, but are instead products of the period and region, the inhabitants’ needs, the builders of the area and availability of materials.” For more information, see Michael Owen Bourne, *Historic Houses of Kent County, An Architectural History: 1642-1860*, The Historical Society of Kent County, Inc., editor: Eugene Hall Johnstone, 1998.

### Kent County Historic Preservation Ordinance and Commission

Kent County’s local historic preservation ordinance was adopted by the County Commissioners on November 14, 2006, and is codified in Chapter 187 of the Kent County Code of Public Local Laws. This chapter provides that the “voluntary preservation of sites, structures, and districts of historical, archaeological, or architectural significance, together with their appurtenances and environmental settings, is a public purpose in the County.”<sup>62</sup> Completely voluntary, the ordinance allows individual property owners to petition the County to designate their property as historic, resulting in its listing in the Kent County Register of Historic Places. However, since it is voluntary, the ordinance does not allow the County to designate any property without permission of the property owner, who must initiate the request.

To be designated, the Kent County Historic Preservation Commission must determine that the respective structure or resource is of historic, archeological, and cultural significance, and submit its findings to both the Kent County Planning Commission and the Board of County Commissioners. The Board of County Commissioners has final authority to designate structures, resources or properties and list them in this register.

As of 2018, there are seven properties listed on the Kent County Register of Historic Places. If designated and listed in the County register, a perpetual easement is placed upon the property and/or structure which is recorded in the County land records. Those properties on the County register are subject

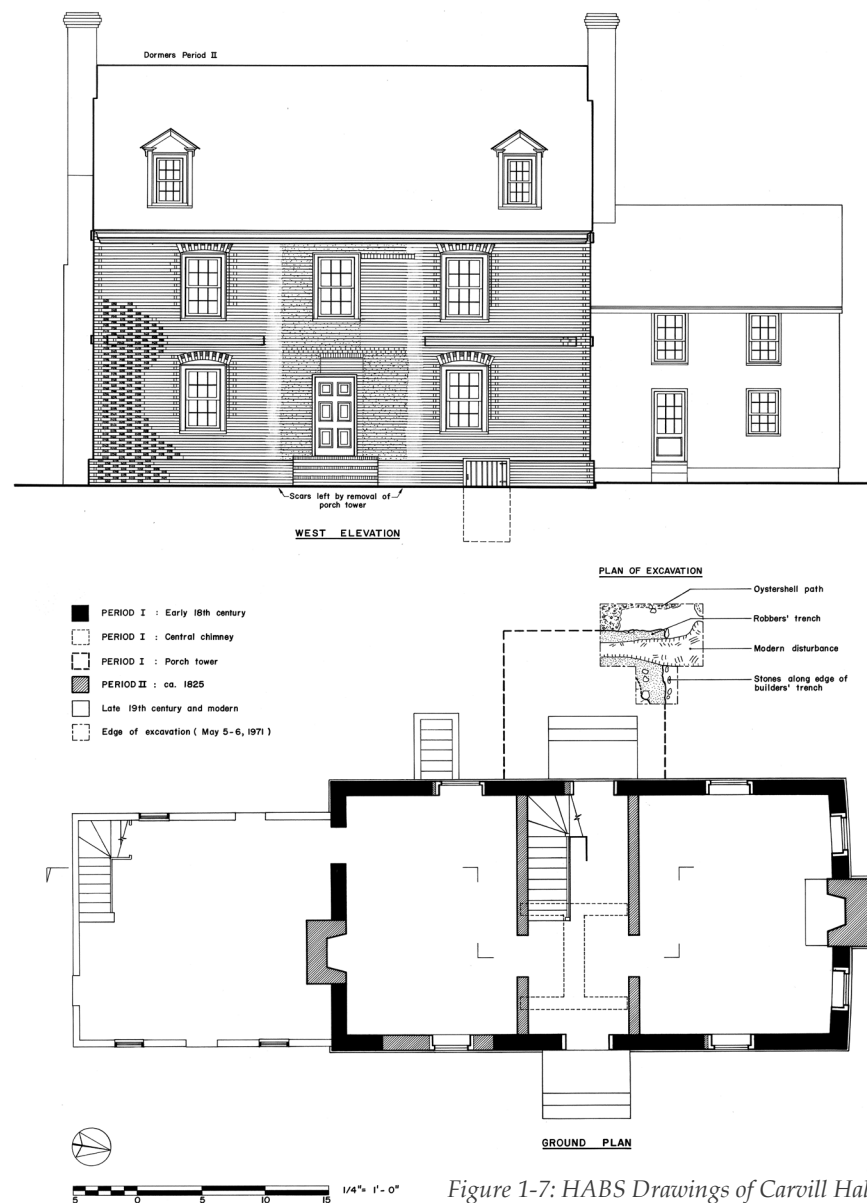


Figure 1-7: HABS Drawings of Carvill Hall

to the administrative review and approval from the Kent County Historic Preservation Commission for all exterior alterations to the structure or property through an application of a “certificate of appropriateness.” The Commission is required by the County Code to use the Secretary of Interior’s Standards for the Rehabilitation of Historic Structures, as appropriate, as the basis for their review and approval of exterior alterations. State tax credits are available to the owners of these listed buildings for certified rehabilitations.

The Kent County Historic Preservation Commission, created concurrently in 2006 with the County Historic Preservation Ordinance, comprises seven members serving three-year terms, six of whom must be residents of Kent County. As required by the County Code, all members must possess an interest or background in historic preservation or related field, and at least two members must meet the Secretary of the Interior’s Professional Qualifications Standards.

The Historic Preservation Commission is also empowered by the County Code (under the Maryland Land Use Article, Title 8, “as presently codified and as may be amended from time to time”) to:

- Conduct an ongoing survey to identify historically and architecturally significant sites, properties, structures and areas that exemplify the cultural, social, economic, political or architectural history of the nation, state and County;
- Determine an appropriate system of markers and make recommendations for the design and implementation of specific markings of the street and routes leading from one site, landmark, or historic district to another; may confer recognition upon the owners of landmarks, sites or property or structures within historic districts by means of certificates, plaques or markers;
- Advise and assist owners of landmarks, sites, historic properties or structures within historic districts on physical and financial aspects of preservation, reconstruction, restoration, renovation, rehabilitation, and reuse, and on procedures for inclusion on the National Register of Historic Places;
- May, with the written permission of the property owner(s), nominate landmarks, sites and historic districts to the National Register of Historic Places and review and comment on any National Register nomination submitted to the Commission for review;
- Research sources of funding for historic preservation projects and recommend to the Board of County Commissioners the acceptance of any grant, loan or aid, in any form, from federal, state or private sources on behalf of the County; and
- May, at the request of an owner or applicant, offer consultation with respect to changes to interior features.

Kent County has also adopted delay of demolition provisions as part of its Land Use Ordinance, Article XII (Section 3.5.5), creating a tiered review of demolition permits for historic structures. The first tier is a determination by county staff as to whether the structure meets the definition of being historic (more than 75 years old or otherwise thought to be of historic significance, such as being listed in the County Register of Historic Properties, MIHP, or National Register of Historic Properties). If historic, then “Tier 2” documentation is completed, which requires the applicant to provide a basic floor plan that includes interior and exterior dimensions of the structure. Also, as part of the Tier 2 documentation,

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county staff is required to conduct a site inspection and obtain interior and exterior photographs. This documentation is then reviewed with the Chair of the Kent County Historic Preservation Commission, or the Chair’s designee, to determine if Tier 3 review and documentation is required. Tier 3 review and documentation consists of the following:

- Photographs of exterior details, including but not limited to features such as chimneys, wall coverings, windows, and doors;
- Photographs of any outbuildings;
- Access to the interior in order to obtain detailed photographs of the interior spaces to capture any unique elements in the rooms that may help date the structure, including but not limited to woodwork, window surrounds, fireplaces, stairways, mantels, doors, and newel posts; and
- Overall measurements of the structure.

The Historic Preservation Commission reviews the Tier 3 documentation, which may result in completion of a Maryland Inventory of Historic Places form developed by the Maryland Historical Trust, allowing for a permanent historical record of the demolished structure through photographs, a scale drawing of the floor plan, and possible material salvage alternatives.

**Chesapeake Country National Scenic Byway**

In 1991, as part of the Intermodal Surface Transportation Efficiency Act, Congress created the National Scenic Byways Program (NSBP). Locally, the Chesapeake Country National Scenic Byway was established as a partnership among Cecil, Kent, and Queen Anne’s Counties and the Maryland State Highway Administration (SHA). It was designated as a Maryland scenic byway in 1998 and a National Scenic Byway in 2002. Stretching from Chesapeake City in Cecil County to Stevensville in Queen Anne’s County, the Chesapeake Country National Scenic Byway on the Upper Eastern Shore includes all of MD Route 213 through Kent County. The Byway, as originally mapped, also included a spur along MD Route 20 and MD Route 445 to Rock Hall and Eastern Neck National Wildlife Refuge. Linked along the byway are the region’s working landscapes and waterfronts, historic town centers, recreation sites, and pristine natural areas. Tourists and residents alike enjoy and learn about the area’s culture, history, and traditions.<sup>63</sup>

The rural landscapes, historic townscape, and natural and working waterfronts found along the Chesapeake Country National Scenic Byway exhibit high levels of integrity and coherence, and are representative of the region’s unique heritage and culture. The experience of this scenic byway may be described as:

“traveling through wide, open landscape spaces (agricultural uplands) alternating with brief periods of traveling through enclosed corridor-like spaces (forested lowlands/stream crossings). Punctuating this overall experience of the landscape are distinct or special scenic episodes which contrast with the overall pastoral quality of the agricultural uplands. These areas, which give the Byway much of its scenic quality, include:

- Places of historic and contemporary human settlement, such as larger towns and smaller crossroads communities
- Zones of distinctive natural scenery, such as broad viewsheds of river or Bay.
- Signs of typical human interaction with the landscape, such as large farmsteads or fishing wharves.”<sup>64</sup>

Along the byway through Kent County are landscapes predominantly of level or gently rolling agricultural fields, mostly tilled for grain such as corn, soybeans, and wheat. In some areas, such as the agricultural uplands north of Chestertown, the views extend seemingly to the horizon. In light of this, intrusions on the landscape such as communication towers and new development are visually prominent.

Farms are a recurrent element that heighten the scenic quality of the byway through Kent County. Most retain the traditional farmstead layout with the house centered on the property, typically at the end of a driveway running perpendicular to the road, where the barns, silos, storage sheds, and assorted outbuildings are concentrated.<sup>65</sup> Some of these traditional farms still retain their Colonial or Victorian farmhouse, clearly historic. These farms are representative of the continuing agrarian use of the land in this district as well as of the agricultural economy of the region and lifestyle.<sup>66</sup> The agricultural economy of Kent County is not solely composed of pasture and tilled fields accompanied by ancillary produce stands;

it also includes support businesses for seed and fertilizer sales, farm equipment repair and sales establishments, product processing and storage facilities, and other such industries, which is why there is still an active rail line that traverses the county. These are at the root of what distinguishes this region from other rural communities on the Western Shore and across the state line in Delaware.<sup>67</sup>

The hedgerows along property lines demarcating one farm from its neighbor, as well as the formal rows of large trees that line farm lanes, are features whose composition and presence in the landscape is particular to the Eastern Shore that differentiates Chesapeake Country’s agricultural landscape from other agricultural landscapes across the country. They mark existing and historic entrances to farms and plantations, and their age speaks to the long history of human settlement in the area.<sup>68</sup>



Figure 1-8: Original Map of the Chesapeake Country National Scenic Byway routes

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Small community crossroads, where residences historically sprang up at the intersection of major routes, are scattered throughout this rural landscape. Representative of historic and traditional settlement patterns within the Eastern Shore, these crossroads are an important scenic element. “Their diminutive scale and sense of enclosing or embracing the roadway also provide a contrast to the vastness of the wide-open agricultural landscapes, adding variety and preventing monotony along the route.”<sup>69</sup>

Transitional zones, which exist between the rural working landscape and the historic town centers, present a varying feeling of visual intrusion of contemporary development on the edge of historic towns.

“An example is the northwestern edge of Chestertown, across the railroad tracks and along MD Route 20. This area is less visually intrusive because more modern industrial development is interspersed with older industrial elements, sidewalks, and a cemetery. This mixture of uses helps this area retain something of a “working” landscape feel: utilitarian, yet still a part of the townscape of Chestertown. In contrast is the commercial development on MD Route 213, which displays contemporary “strip” development of large retail complexes with large parking lots situated directly along the Byway. This is a huge contrast with the historic feeling of the pedestrian-scale Chestertown downtown.”<sup>70</sup>

As part of and concurrent with the designation of the Chesapeake Country Scenic Byway, a Corridor Management Plan was developed to provide a framework and coordination of efforts to protect historic and cultural resources along the Byway.

Stories of the Chesapeake Heritage Area

In 1996, the Maryland General Assembly created the Maryland Heritage Areas Authority (MHAA) which governs the Maryland Heritage Areas Program and is administered by the Maryland Historical Trust. Maryland’s designated heritage areas offer authentic heritage where there are still evident tangible links to both place and the past, which reflect the history of the community and provide a profound sense of place. The people, the land, and the waters of the state have been intertwined for thousands of years. The landscapes created by this human interaction with the natural environment are dynamic and evolving, and moreover, maintain their scenic qualities. How the natural ecology has influenced land use patterns is still evident. In these heritage areas, partnerships are formed between individuals, businesses, non-profits, and governments so the best of Maryland's historic sites, towns, landscapes, and enduring traditions are preserved.<sup>71</sup>

The Stories of the Chesapeake Heritage Area, serving Caroline, Kent, Queen Anne’s, and Caroline Counties, was established soon after the creation of the MHAA. The state program was designed to link the preservation of historic, natural and cultural features with tourism development. Grants and technical assistance are offered to local governments and private organizations through this program for the purpose of preserving, documenting, and enhancing the state’s historic and cultural resources.

The MHAA developed two tiers of designation for heritage areas, each with separate requirements. The two tiers are Recognized Heritage Areas, and Certified Heritage Areas. Recognized Heritage Areas are eligible for planning grants in order to advance to the next tier. The Stories of the Chesapeake



Figure 1-9: Bird's Eye View of Chestertown, Maryland, 1907

Heritage Area became a Recognized Heritage Area in the year 2000. Other benefits, however, required the heritage area to reach certified status, which it achieved in 2005 with the acceptance by the MHAA of a proposed management plan.<sup>72</sup>

The Stories of the Chesapeake Heritage Area focuses on built and landscaped environments. There is archeological evidence from the earliest occupation by native American Indians and the architecture throughout all four counties reflects each century since the first European settlement. As stated in the management plan for the heritage area:

“Architectural design reflects ethnic origins, and provides an outlet for creative expression. Agricultural landscapes—fields and barns—are everywhere. Small towns predominate. All along the Bay’s shoreline as well as its river tributaries there is evidence of the interconnectedness of water and land. Rivers and roads document historic trading patterns. Boats reflect the natural conditions through which they sailed.”<sup>73</sup>



The Eastern Shore developed a unique culture, in part due to its isolation from the Western Shore prior to the construction of the Chesapeake Bay Bridge and the highway connections to the Atlantic Ocean beaches, both along Maryland Routes 50 and 404, and the concomitant, direct effect of these improvements on the counties of Queen Anne’s, Talbot, Caroline, Dorchester, Wicomico, and Worcester. The built environment abutting the historic towns along these corridors has evolved in response to the cars passing along these highways with sprawling parking lots, overhead wires, and towers that obstruct vistas. Moreover, with the ease of access to the Western Shore, suburban development crept over the Bay where lower land prices spurred growth, especially in Queen Anne’s, Talbot, and Caroline Counties. However, Kent County, untouched by the “reach the beach” highways, has retained a singular Eastern Shore landscape and culture.

The Chesterville/Mornec Creek District is a heritage region of Kent County which encompasses 132 square miles (84,567.5 acres) in which there are a remarkable eleven properties listed in the National Register of Historic Places, including the Still Pond National Register District, and 231 entries in the Maryland Inventory of Historic Properties. Located between the Sassafras River and the Upper Chester River, and adjacent to the Chestertown National Historic Landmark historic district, this heritage landscape district is essential to the character of this agrarian community.

### Captain John Smith Chesapeake National Historic Trail

As the nation’s first all-water National Historic Trail, the Captain John Smith Chesapeake National Historic Trail commemorates Captain Smith’s exploration of the Bay in 1607 through 1609 and is based on his map and written account of the expedition. Spanning more than 3,000 miles traversing most of the Chesapeake’s major rivers, it is administered by the National Park Service. It connects with sixteen National Wildlife Refuges, twelve National Parks, and three other National Trails. Along the

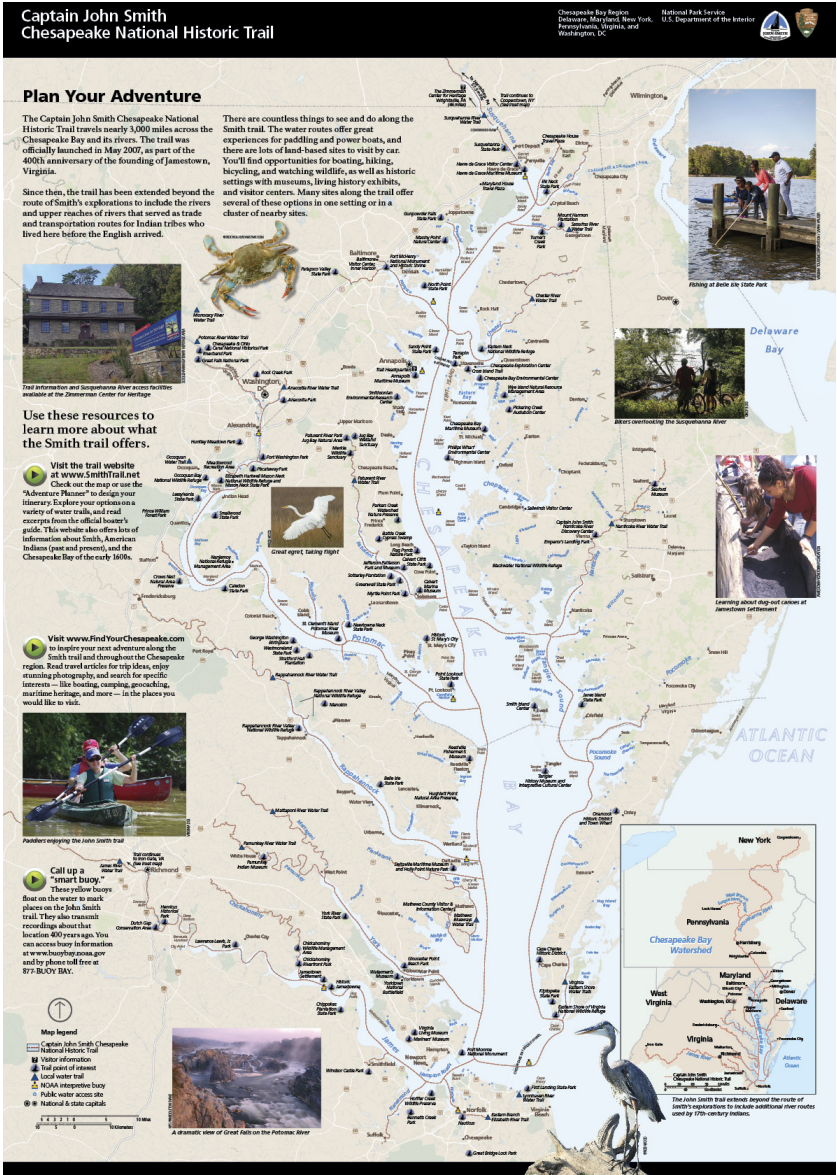


Figure 1-10: Captain John Smith Chesapeake National Historic Trail

route there are opportunities for recreational access to the Bay and its rivers, tourism, and environmental and cultural education, as well as conservation.

This water trail is marked by “Smart Buoys” that provide instant information to trail travelers. There is a free online Boater’s Guide as well as the ability to take a virtual tour of one or more of 15 sites along the trail from a computer or mobile device.<sup>74</sup>

### Star-Spangled Banner National Historic Trail

Spanning 560 miles across land and water, the Star-Spangled Banner National Historic Trail tells the story of the War of 1812 in the Chesapeake Bay region, which includes Maryland, Virginia, and the District of Columbia. The trail was established in 2008. Like the Captain John Smith Trail, it is one of nineteen national historic trails administered by the National Park Service, as well as one of thirty in the National Trails System.

The Star-Spangled Banner National Historic Trail allows visitors to follow American and British troop movements through the region and hear the stories of the communities affected by the war. The trail connects historic sites along its route and commemorates events leading up to the Battle of Baltimore in the War of 1812. British warships attacked Baltimore's Fort McHenry as part of a combined land-sea operation during the Chesapeake Campaign of 1814. Having witnessed the battle, Francis Scott Key wrote a poem he originally called “Defence of Fort M’Henry,” which became our National Anthem.<sup>75</sup> “History has passed down to us the story of Key’s authorship of penning the poem on the back of an envelope from the deck of a British warship on September 14, 1814, after an all-night attack on the fort during the evening and early morning hours.”<sup>76</sup>

Along the trail, tourists can discover the distinctive landscapes and waterways of the Chesapeake region. National parks located along the trail include Fort

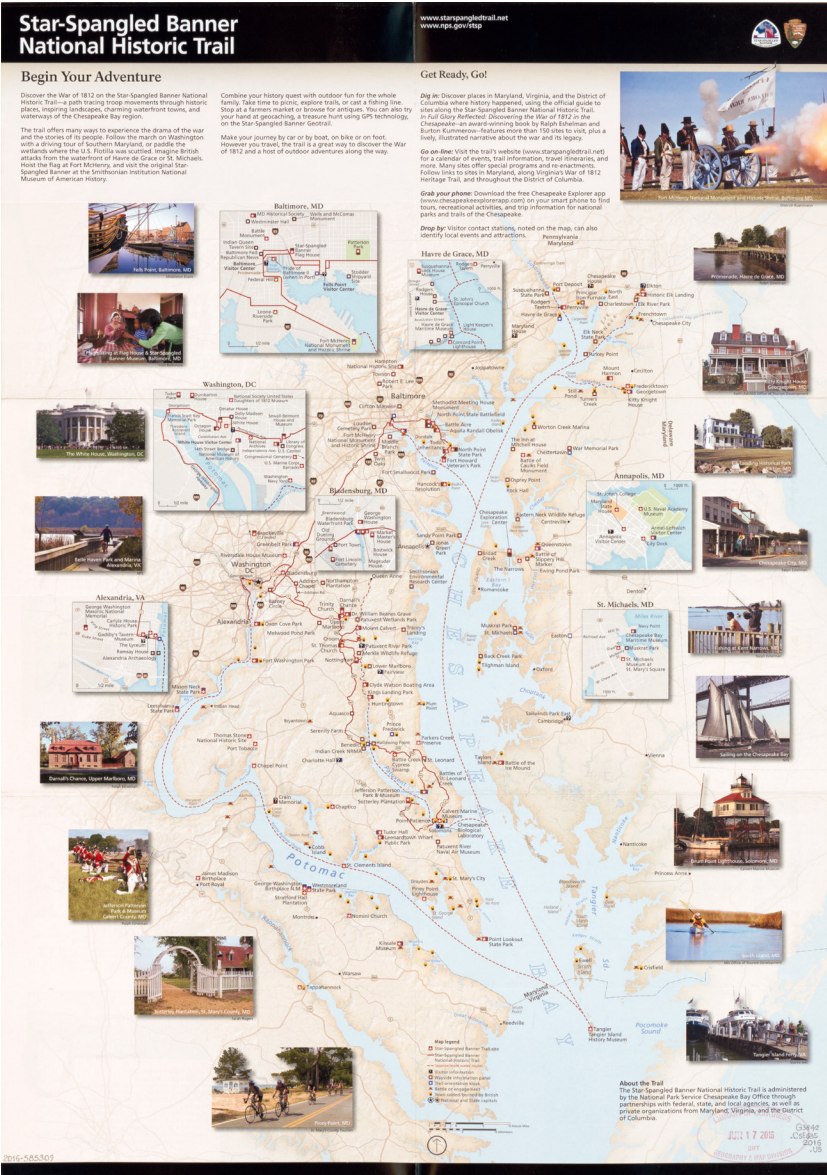


Figure 1-11: Star Spangled Banner National Historic Trail

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McHenry, George Washington’s Birthplace National Monument in Virginia, the White House (“the President’s Park), and the National Mall and Memorial Parks.

**Kent County’s Land Preservation and Conservation Programs**

Kent County is blessed with large, open, flat expanses of fertile soil that blanket the County. The County has some of the best agricultural land in the United States, and its proximity to a variety of markets makes Kent County an ideal location for agribusiness to thrive. In addition to being an important component of the local economy, agriculture also provides a picturesque agrarian landscape, which contributes to the tourism industry and the overall quality of life for Kent County residents.

The 2012 Census of Agriculture found that 133,201 acres, or 74% of the total land area, in Kent County is in farms. The total number of farms was 367, the average farm size was 363 acres, and the median farm size was 123 acres. The market value of production was \$112.25 million, a 31% increase from 2007. Crop sales accounted for \$78.3 million and livestock sales totaled \$33.8 million. The County consistently ranks near the top statewide for crop production and in 2012, ranked 2nd for corn production, 2nd for barley, 4th for wheat and 5th for soybeans.

Protecting farmland and natural resources from development and encouraging growth in and around existing towns in the form of sustainable growth are fundamental goals articulated in the County’s Comprehensive Plan and its land use regulations. The Comprehensive Plan emphasizes the preservation of the County’s rural character and specifically states in several places that agriculture is a permanent and preferred land use for the majority of the County.



Figure 1-12: Historic aerial view of Reed Creek, 1927

**Priority Preservation Areas**

In the 1980s the County initiated policies aimed at ensuring the long-term viability of agriculture. The County’s Agricultural Advisory Commission was tasked with the identification and mapping of farmland that should be for retained in agricultural use. The intent was to map and retain enough land to support a variety of agricultural activities and maintain a market for the necessary agricultural support services in the County, such as seed and fertilizer sales and farm equipment sales and repair.

The original Priority Preservation Area map included almost all undeveloped land in the County. Moreover, Kent County farmers made clear that there should not be a targeted area of the County which would be offered special preference over other areas so that all farmers would have an equal opportunity to participate in land preservation programs. For the Maryland Agricultural Land Preservation Foundation easement program, the County developed an easement ranking system designed so that the properties comprising the best farms would be at the top of the list for each easement acquisition cycle.



Figure 1-13: Aerial view of the Chester River, Chestertown in the distance

With the Maryland General Assembly’s adoption of the Agricultural Stewardship Act of 2006 (located in the Agricultural Article 2-518 and State Finance and Procurement Article 5-408), counties with certified agricultural preservation programs were required to adopt a Priority Preservation Area Element as part of their comprehensive plan. A Priority Preservation Area (PPA) is an explicitly delineated area mapped within the county. To maintain its certification, on April 27, 2010, Kent County adopted a Priority Preservation Area Element that was incorporated as an appendix to the 2006 Comprehensive Plan, which was then subsequently incorporated into the Countryside Chapter of the updated Comprehensive Plan that was adopted in April of 2018.





As a certified county, Kent County supports this designated Priority Preservation Area. To maintain its certification, the County must have in place policies, ordinances, and regulations that allow agricultural and forestry activities and, preferably, support the ability of working farms to engage in normal and conventional agricultural and forestry practices. The purchase of easements and efforts of local land conservancies are targeted to the Priority Preservation Area.

This Priority Preservation Area (PPA) consists of the majority of the County’s “resource lands” and excludes properties within growth areas or areas already too fragmented by development to support agriculture or forestry. Resource lands are defined as any parcel zoned Agricultural Zoning District (AZD) or Resource Conservation District (RCD), and also includes any lands that are already protected by an easement. The Resource Conservation District (RCD) is the County’s zoning classification for its agricultural lands in the Maryland’s Critical Area, which is all land within a thousand feet of tidal waters. It should be noted that within the AZD and RCD lands are some environmentally sensitive areas that are not well suited for agriculture but remain in the zoning districts in order to maintain large contiguous land areas for preservation. In the Agricultural Zoning District (AZD) the base density is one dwelling unit per 30 acres. The base density in the RCD is one dwelling per 20 acres.

The state mandates that the County establish an acreage goal for land preservation within its Priority Preservation Area (PPA) to be accomplished through easements and zoning that equals at least 80% of the remaining undeveloped areas of land in the PPA as calculated at the time of application for Maryland Agricultural Land Preservation Foundation (MALPF) and the Maryland Department of Planning certification or recertification. Essentially, this is the area where agriculture will be the focus of long-term efforts and investment by the County to ensure its ongoing success and profitability.

The total land area of the County is 179,840 acres and the total area in resource lands is approximately 151,350 acres. Under the County’s Land Use Ordinance, a parcel over 20 acres is considered a farm, regardless of zoning, and for the purposes of the PPA, parcels under 20 acres are considered developed. Approximately 6,630 acres within the PPA are already subdivided into parcels under 20 acres, but there remains 142,925 acres that are considered undeveloped. Eighty percent of this undeveloped land is approximately 114,340 acres. The acreage within Kent County’s PPA consists of enough land (a critical mass) to maintain a market for the necessary agricultural support services in the County, which is concomitant with the County’s economic development goals.

By 2017 a total of 38,863 acres were protected by easements within the PPA. Therefore, approximately 27% of the critical mass of the PPA (critical mass being 114,340 acres) is already permanently preserved. Another 53%, or 75,750 county acres, is needed to achieve the 80% protected critical mass.

Kent County has a strong agricultural community and participation in the various land preservation programs has been high. There is support at all levels to maintain a viable agricultural industry. Over 21% of the entire County is now protected by some type of easement, not including publicly owned lands. (Including publicly owned lands, the amount of permanently protected land in the County amounts to 28%.) Donated conservation easements tend to be located along the water, especially the Chester River.

The protection of these sensitive lands also ensures that important wildlife habitat will remain intact.

Farms protected by the Maryland Agricultural Land Preservation Foundation (MALPF) and Maryland’s Rural Legacy program are located primarily in the central part of the county, which will help maintain the agricultural infrastructure. Even with the County’s low rate of land conversion, the County has been able to preserve large tracts of land and anticipates a continued high level of interest and increased participation in the various programs for permanently protecting land.

Since the 1970s when the first easements were donated to the Maryland Environmental Trust, more than 38,800 acres of private land has been placed under some type of conservation easement. Table 3 presents the total acreage of lands protected through the various land preservation programs in Kent County by 2017.

The County’s most significant limitations in the acquisition of agricultural preservation easements is dependence on the Maryland Agricultural Land Preservation Foundation (MALPF) as the primary program for the purchase of easements. The County recognizes the need to find additional sources of funding to support land preservation.

**Table 3: Kent County Preserved Land, 2017 (Acres)**

Land Preservation Program	2017 (total acres)
Maryland Agricultural Land Preservation Foundation (MALPF)	19,085.41
Maryland Environmental Trust / Eastern Shore Land Conservancy (MET / ESLC)	12,541.68
The Conservation Fund /American Farmland Trust (TCF/AFT)	3,300
Chesapeake Country National Scenic Byway	1,663.98
Rural Legacy	2,205.16
ESLC/ Army Compatible Use Buffer program (ACUB) - Aberdeen Proving Ground	23.52
Natural Resources Conservation Service (NRCS)	43.88
<b>Total Preserved Lands</b>	<b>38,863.63</b>

**Maryland Agricultural Land Preservation Foundation**  
The Maryland Agricultural Land Preservation Foundation (MALPF) program is a voluntary purchase of development rights program. The property must meet certain size, location and soil requirements. Kent County has participated in the MALPF Program since 1983. Following the change in state law to eliminate districts, Kent County elected to require establishment of a local district as a prerequisite to applying to sell a perpetual easement to the state.

**PURPOSE & COUNTY OVERVIEW**



Kent County’s Agricultural Land Preservation Program is certified by the Maryland Department of Planning and the Maryland Agricultural Land Preservation Foundation, with the most recent recertification approved in 2018. The County recognizes the important economic role and other long-term benefits of sustained agricultural operations and shares the State of Maryland’s goals for farmland protection, which includes:

- Permanently preserve agricultural land capable of supporting a reasonable diversity of agricultural production.
- The protection of natural, forestry, and historic resources, as well as the rural character of the landscape associated with Maryland’s farmland.
- To the greatest degree possible, preserve land concentrated in large, relatively contiguous blocks to effectively support long-term protection of resources and resource-based industries.
- Limits on the intrusion of development and its impacts on rural resources and resource-based industries.
- Ensure good return on public investment by concentrating state agricultural land preservation funds in areas where the investment is reasonably well supported by both local investment and land use management programs.
- Work to achieve the following:
  - o Establish preservation areas, goals and strategies through the County’s Comprehensive Plan with measures that address and complement state goals;
  - o In each area designated for preservation, develop a shared understanding of goals and the strategy to achieve them among rural landowners, the public at large and state and local government officials;
  - o Protect the equity interests of rural landowners in preservation areas by ensuring sufficient public commitment and investment in preservation through easement acquisition and incentive programs;
  - o Use local land use management authority effectively to protect public investment in preservation by managing development in rural preservation areas;
  - o Establish effective measures to support profitable agriculture, including assistance in production, marketing and the practice of stewardship, so that farming remains a desirable way of life for both the farmer and the public at large.

In accordance with these goals, Kent County has one of the lowest rates of land conversion in Maryland. Over the past twenty years since the County’s initial certification of its Agricultural Preservation Program in 1997 only 1,506 acres have been converted from agricultural use. This low rate of agricultural land conversion reflects a successful achievement of the County’s agricultural land preservation strategies.

As of September 2017, Kent County had 7,050 acres enrolled in 47 Agricultural Land Preservation Districts and had permanently protected 19,085 acres in MALPF Easements.

### Rural Legacy

The goal of this program is the protection of areas that are rich in agricultural, natural and cultural resources, thereby preserving resource-based economies, greenbelts and greenways. The Rural Legacy Program provides the funding necessary to protect large contiguous tracts of farms, forests and natural areas through cooperative grant agreements with the state and a local sponsor. The protection of natural resources is accomplished through the voluntary acquisition of property through easement or fee simple purchase.

Kent County has participated in this program from the beginning through a regional partnership with the Eastern Shore Land Conservancy and Cecil, Talbot, Caroline, and Dorchester Counties known as the “Agricultural Security Corridor” partnership. There are eleven (11) easements covering 2,205 acres which have been acquired in the Sassafras Rural Legacy Area in Kent County.

### Maryland Environmental Trust

The Maryland Environmental Trust (MET) was established in 1967 to conserve, improve, stimulate and perpetuate the aesthetic, natural, scenic, and cultural aspects of Maryland’s environment. MET’s work over the years has focused on open space preservation through its Conservation Easements Program, through which owners of land under easement become eligible for significant reductions in income, property and estate taxes.<sup>77</sup>



Figure 1-14: Bus tour of the county by members of the project team

### Land Trusts and Other Private Preservation & Conservation Efforts

Land trusts in the region play a key role in the protection of agricultural and sensitive environmental lands by purchasing and accepting donations of land, easements and development rights. Kent County works closely with the Maryland Environmental Trust (MET) and the Eastern Shore Land Conservancy (ESLC) in obtaining donated conservation easements.

The Eastern Shore Land Conservancy is a non-profit organization founded in 1990 to preserve farmland and unique natural areas on Maryland’s Middle Eastern Shore. The ESLC and MET have protected more than 12,565 acres in Kent County through conservation easements. In addition, the Conservation Fund and the American Farmland Trust have preserved 3,300 acres through the donation of an easement on the Chesapeake Farms property and another property on the Chesapeake Bay. Kent County has almost 15,865 acres permanently preserved through privately donated easements, which is one of the highest totals in the state of Maryland.

## PURPOSE & COUNTY OVERVIEW





Figure 1-15: Aerial of the Chester River looking northeast



Figure 1-16: Aerial of the Chester River looking west

### Chesapeake Farms

In 1956 Dupont purchased 3,300 acres from the estate of Glenn L. Martin, who was a noted aviation pioneer and conservationist. The property was then identified as Remington Farms, and for the next 37 years “the Farms promoted wildlife management, natural resources stewardship and shooting sports for the DuPont subsidiary, Remington Arms Co.”<sup>78</sup> Since 1993 the property has been operated by DuPont Crop Protection and the name was changed to Chesapeake Farms® in 1996. The property is devoted to research in environmentally sound, productive, economically viable and socially acceptable advanced agricultural practices and wildlife management techniques. A self-guided tour is available to the general public.<sup>79</sup>

A conservation easement on the property was donated to the Conservation Fund and American Farmland Trust in 1997. The easement preserved the land in perpetuity so that it can never be developed, and it is one of the largest such easements in Maryland.

### *Kent County’s Land Use Regulations and Policies*

Kent County’s Comprehensive Plan recognizes that agriculture is the keystone to Kent County’s heritage and its future. Therefore, the plan includes long-term goals and strategies that emphasize the preservation of the County’s rural character and agricultural resources. In some jurisdictions, farmland was often considered vacant land and an agricultural designation was intended as an interim use or “holding zone” for future development. Today, planning theory has matured such that the value of agricultural land is considered as important to the value to the county, the state, and the nation as are residential, commercial, and industrial uses of land. For Kent County, agriculture has been and continues to viewed as a permanent and preferred land use for the majority of the county. This recognition of agriculture’s status as the highest and best use for much of the county is an essential tenet of the County’s Comprehensive Plan and land use policies.<sup>80</sup>

The County first adopted a right-to-farm law in 1989. This law was revised and strengthened in 2004. The law limits the circumstances under which agricultural and forestry operations may be deemed a nuisance and established an Agricultural Resolution Board. The law also requires that a right-to-farm statement be added to subdivision plats where appropriate, contains a provision for notice to go to all taxpayers, and requires a real estate disclosure statement be signed at the time of settlement when property is purchased. The Agricultural Resolution Board has not heard a single case and the right-to-farm disclosures are routinely signed and added to plats.

The County adopted its current Land Use Ordinance in December 2002. This ordinance encourages the preservation of agricultural and resource lands and addresses the issue of “farmettes” through subdivision provisions. Within the Agricultural Zoning District (AZD) the base density is 1 dwelling unit per 30 acres; however, subdivided lots may be less than 30 acres with the stipulation that the total aggregate acreage of new lots cannot comprise more than 10% of the original tract, known as the 10% rule. Subdivisions where the resulting parcels are 100 acres or larger do not count toward the maximum developed percentage. With this restriction, landowners are unable to fragment the Agricultural Zoning District into 30 acre farmettes.

## PURPOSE & COUNTY OVERVIEW



The County also recognizes the importance of allowing farm employee dwellings, provided that the property is a farm and is greater than 20 acres. While a mobile home may be permitted to be used as a farm employee dwelling, mobile homes are generally not otherwise allowed as principal dwellings except in a designated mobile home park. The County’s policies allow for the continued use of existing mobile homes on residential properties but intends that they will be phased out over time by the eventual replacement of older mobile homes as primary residential dwellings in locations where they are not used as housing for farm employees. The County’s Land Use Ordinance provides that “mobile homes existing and in use as of January 16, 1996 may be continued in use and may be replaced with another mobile home, provided the replacement mobile home complies with the Kent County Codes and all Health Department regulations.”

**Economy**

The County’s traditional livelihoods of farming, fishing, forestry, and hunting associated with its working landscapes and natural areas remain as fundamental components of its economy. Moreover, the County’s location has enabled it to retain its rural character. Agriculture remains the County’s keystone land use and is the preferred land use for most of the County. It is the cultural foundation for the County and has a significant economic contribution on the overall prosperity and future identity of the County. The economic development goals and strategies outlined in Kent County’s Comprehensive Plan promote and support agriculture, recognizing it as the County’s primary land-based industry with substantial potential for additional growth. These goals and strategies further specify that economic development efforts need to maintain the critical mass of farming which ensures the market for needed agricultural suppliers and services. Furthermore, to maintain and strengthen its industries based on natural resource and working lands, the "Kent County Economic Resource Bill of Rights" includes the right to farm, the right to fish, and the right to hunt. The County’s economic development goals also embrace the growth of farm-based business including agri-tourism, especially since such farm-based and value-added businesses will expand and diversify economic opportunities in farming that will then also maintain the agricultural character of the area.



Figure 1-17: Project team members on the shore of the Chesapeake Bay

**Tourism**

Abundant natural, recreational, cultural, and historical resources in Kent County offer ample opportunities for tourism. Tourism generates \$55.7 million dollars a year, lodging tax brings \$283,000 per year to the County and tourism-related direct jobs number nearly 500, making it an important component of the local economy.<sup>81</sup> Therefore, the County seeks to enhance and expand locally based tourism.

As outlined in the 2018 Comprehensive Plan, strategies to enhance and expand tourism

within Kent County include continuing to endorse the Stories of the Chesapeake Heritage Area as well as its role in identifying significant historic sites and districts for the National Register of Historic Places. The Stories of the Chesapeake Heritage Area Management Plan enhances these resources, improves linkages, advances economic development strategies, and provides for stewardship and preservation. The County will also continue to promote the Chesapeake Country National Scenic Byway, which as one of the numerous scenic byways celebrates life on the Eastern Shore.

**Transportation**

Emphasis on water transportation in the early years of Kent County led to the growth of port towns and unincorporated hamlets on the Chesapeake Bay and its tributaries. In the mid-twentieth century with the completion of the Chesapeake Bay Bridge’s first span in 1952 and its second span in 1973, the Chesapeake Bay could be crossed by motor vehicle, which spurred suburban development for some Eastern Shore counties, such as Queen Anne’s, while Kent County maintained a slow growth rate.

However, as addressed in Kent County’s Comprehensive Plan, “improvements to U.S. Route 301 in Delaware may make Kent County a more convenient location for people working in New Castle County, Delaware.”<sup>82</sup> Since the County’s vision is to not develop the U.S. Route 301 corridor with housing, the County recognizes that “coordination of local planning with [its] regional neighbors will be a key to properly managing growth” in the that corridor.<sup>83</sup> The Kent County’s transportation system has a role in influencing where growth will occur as well as facilitating the local economy by moving people, goods, and materials. Therefore, it is essential that the transportation network be appropriately planned, constructed, and maintained.

To this end, the County’s goals and strategies articulated in its 2018 Comprehensive Plan address the transportation system. These include its goals to “Develop a Safe, Convenient, Accessible, and Efficient Transportation System that Preserves the County’s Historic, Scenic, Agricultural and Natural Resources and Serves the Transportation Needs of County Residents” as well as exploring preservation of “historic and scenic resources along County transportation corridors.”

Furthermore, as stated in its 2018 Comprehensive Plan, Kent County adamantly and “in the strongest terms possible opposes any proposal for constructing another bridge crossing of the Chesapeake Bay north of the existing Bay Bridge spans with a terminus in Kent County.” The County considers that such a “bridge crossing will have a detrimental impact on the County’s rural landscape and natural resource-based economy.” Furthermore, the Comprehensive Plan notes that “[l]imiting access to Kent County will discourage development resulting from urban expansion of the Baltimore region and, therefore, help maintain the County’s rural character.” Moreover, “Kent County does not now or plan to have infrastructure to support such an expansion.” A bridge from the Western Shore into Kent County “will undermine the County’s efforts to preserve our agricultural industry and develop a tourism industry based on our cultural, historical, natural, and scenic assets.”

The County also recognizes that automobiles will continue as the dominant mode of transportation in Kent County since the County’s low-density population “will not support expensive public transportation

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options.”<sup>84</sup> Nevertheless, the County promotes measures to reduce dependence on motor vehicles by accommodating bicycling and pedestrians.

Unique Sites in Kent County

Camp Fairlee

Easterseals Camp Fairlee has been providing recreation and respite for individuals over the age of six with disabilities since 1954.<sup>85</sup> Located on Fairlee Creek on more than 246 acres, various activities and programs such as respite weekends and summer camps are offered. The Fairlee Manor Camp House, located on the property, is an early nineteenth century dwelling composed of five symmetrical parts<sup>86</sup> and is on the National Register of Historic Places (National ID #73000931). The manor is a two-story, three-bay-long brick structure with a one-and-a-half story brick wing and a one-and-a-half story, three-bay-long plank wing on each side in decreasing height and width, creating in effect, a telescopic house from

each end.<sup>87</sup> The property was donated by Mrs. Louisa d’A. Carpenter in 1953 to the Easter Seal Society for Crippled Children and Adults of Delaware.<sup>88</sup> The Maryland Historical Trust holds an easement on the property.



Figure 1-18: Fairlee Manor Camp House, 2018

YMCA Camp Tockwogh

Located near the end of Still Pond Neck Road with direct Chesapeake Bay frontage, north of Still Pond Creek and west of the Town of Betterton, the YMCA’s Camp Tockwogh is a rural camp on 309 acres. The YMCA purchased the land in 1938 for \$15,000 and that summer the YMCA reconditioned existing buildings as well as graded and seeded what is today still the present athletic field. The YMCA has

expanded facilities and added land to the camp over the years. A family camp week was added in 1946 along with weekend groups during the off-season. In 1961 the Wilmington Young Women’s Christian Association cosponsored the first girls’ camp at Tockwogh, and girls came to camp for three weeks. By 1963, they came for the full summer, and the number of girls increased each season.<sup>89</sup>

Camp Tockwogh annually serves more than 5,000 participants in a variety of programs that include traditional and coed overnight summer camp, as well as year-round teen leadership programs, along with retreats and conference groups.<sup>90</sup>

Eastern Neck National Wildlife Refuge

The Eastern Neck National Wildlife Refuge was established on December 27, 1962 as a sanctuary for migratory birds. Occupying the entire 2,285-acre Eastern Neck Island located at the mouth of the Chester River, the refuge provides habitat for thousands of wintering waterfowl and supports a wide variety of habitats including brackish marsh, natural ponds, upland forest, and grasslands.<sup>91</sup>

Starting in the year 1658 tracts of land on the island were granted to Colonel Joseph Wickes, who was an early settler on Kent Island, and his partner, Thomas Hynson, and by 1680 they owned the entire island. Colonel Wickes raised tobacco and other crops and built a home on the island known as “Wickliffe.” Though no longer standing, it was “one of the finest mansions of the time.”<sup>92</sup> During the nineteenth century the original tracts were divided among the Wickes family and over time, the heirs of Thomas Hynson sold their parcels on the island to the Wickes heirs such that by 1902 the entire island was owned by the Wickes family. Bogles wharf, located on the Chester River side of the island, was a small fishing village that included an oyster-shucking plant. “The Chester River Steamboat Company operated a wharf nearby that was regularly served by steamships from Baltimore and other ports.”

Four MHIP-documented sites are on the island:

- K-274, Wickliffe Site, Eastern Neck Island. The “site of Wickliffe is one of the most valuable historical archeological sites in the County.”<sup>95</sup> The MIHP form notes,

Standing on what is considered to be the oldest occupied site on the Island is a 1935 residence built for the caretaker of J. Edward Johnston’s farm and gunning operation. . . . The existing house is a 42’ x 25’ one and one-half story shingled-covered frame structure in a Colonial/vernacular style. . . . On the same farm, South of the caretaker’s house, is a hunting lodge also built by Mr. Johnston in 1933. It is an extraordinary one-story structure stretching about 120 feet in length with two extensions on each side at right angles to the length of the structure. . . . Prior to 1933, an early frame house existed in the location of the caretaker’s house. That house consisted of a five-bay, three-story frame Italianate house attached to a four-bay two-and one-half-story frame vernacular structure. According to Mr. Horace Loller, who lived there in the late 1920’s, there was a wing behind the four-bay structure, possibly the earlier dwelling associated with the Islands first white inhabitant, Joseph Wickes.”<sup>96</sup>
- K-509, Cedar Point Farm Site, which was the first patented tract on Eastern Neck island, 1659, and part of the original Wickliffe grant. A “Brick House” mentioned in the 1852 tax assessment, that may have been built by the Granger family, Wickes descendants, was demolished in 1933 by the owner of the Cedar Point Gunning Club.<sup>94</sup>
- K-273, Spencer Hall or Hynson’s Division, Eastern Neck Island, early 18th century. According to the MIHP form,

The only documentation of the appearance of Spencer Hall was undertaken in 1957-58 by H. C. Forman and recorded in *Old Buildings and Furniture*. . . . From the land records, it appears that the majority of Eastern Neck Island was owned by Thomas Hynson and Joseph Wickes from the 1650’s to 1680



when it was divided between them. . . . By 1852, the property was listed under the name of Alexander Harris, (husband of Maria Spencer). The buildings were described as "Frame House & other Buildings in Tolerable repair, Formerly to Martha Spencer." [Kent County Tax Assessment, 1st District, 1852] The farm remained in the family until 1940. In 1966, the entire property was acquired by the U.S. Fish and Wildlife Service and combined with other properties for the Eastern Neck National Wildlife Refuge.<sup>97</sup>

- K-272, Ingleside (site), Eastern Neck Island, patented 1659. As stated in the MIHP form, Ingleside site is currently a picnic area on the northwestern end of the Eastern Neck National Wildlife Refuge. After the property was acquired by the U.S. Government in 1962, the old house which stood on the property was burned and bulldozed. . . . “Ingleside was built on part of "Hynson's Division", the name given to the northern half of Eastern Neck Island in 1680. "Hynson' s Division" remained in the Hynson family through several generations, until John Hynson (son of John) sold 320 acres to John Stoops, a Cecil County farmer, in 1771. Three years later he sold the land in two parcels to Richard and Ann Jones, probably his daughter and son-in-law. By 1783, Richard Jones had died and Ann re-married Charles Chambers. (Chambers is listed in the Tax Assessment with 320 acres). David Jones, son of Richard and Ann, took over the property in the 1790's. David is probably the builder of the house and it was his family who changed the name of this farm to Ingleside.”<sup>98</sup>

The refuge holds a designation of Important Bird Areas by the Audubon Society, and as such, magnificent wildlife viewing and breathtaking views of the Chester River and Chesapeake Bay are found along its trails. At the Visitor Contact Station, which is staffed daily by volunteers, there is a wall of historic photographs which offer a “priceless view into the refuge’s amazing history as a port for boats to drop off goods for the local area.”<sup>99</sup>

**Millington Wildlife Management Area**  
Comprised of 4,000 acres in eastern Kent County, the Millington Wildlife Management Area (WMA) protects several endangered species of plants and animals, offers outdoor recreation opportunities as well hunting, and is a site on which wildlife management techniques are demonstrated. The Millington WMA is a part of Maryland’s Department of Natural Resources public land system and is managed by the Wildlife and Heritage Service. The land consists of hardwood forests with some pine stands, various types of wetlands, fallow managed fields, meadow plantings, and open agricultural fields. Once the home of the Lenni Lenape Indians, there is a rich history and collections of artifacts from this period are on display at the area office. The primary mission of the WMA system "is to conserve and enhance wildlife populations and their respective habitats as well as to provide public recreational use of the State’s wildlife resources.”<sup>100</sup>

An MIHP site is located within the Millington WMA:

- K-630 Cypress Farm, which is located between the Peacock's Corner-White Stone Road and the Delaware state line south of the upper reaches of the Cypress Branch of the Chester River near Massey. Apparently part of the once-extensive Kent County holdings of the politically-prominent Dulany family and hence tenanted for many years, the log wing probably was built to serve as a tenant house. . . . The

state of Maryland has purchased many of the surrounding farms to the south and southwest for a wildlife demonstration area under the supervision of the Department of Natural Resources. It is likely that this farm also will become yet another addition to the state-owned wildlife lands. Having been neglected and unoccupied for some time, it is not likely that this farmhouse will survive long.<sup>101</sup> [Note: From a review of aerial imagery it appears that this structure is no longer in existence.]

**Sassafras Natural Resource Management Area**  
Located along the banks of the Sassafras River and Turner's Creek in Kent County the Sassafras Natural Resources Management Area is noted for spectacular views of Sassafras River and Chesapeake Bay from the high banks that face toward the south. This NRMA is operated by the Maryland Park Service and offers hiking, mountain biking, and equestrian trail riding.

The Knock's Folly Visitor Center, on the adjacent County-owned Turner’s Creek Park, features on the history of the agricultural community, the local Native American Tockwogh tribe, the visit of Captain John Smith to the Turner's Creek area and the rich natural history and wildlife of the Sassafras area. Named for Henry Knock, who operated a granary and farm in the Turner's Creek Community and commenced construction of the dwelling with the log cabin section in 1759, Knock's Folly is now a Visitor Center that is open on Saturdays during May through September.<sup>102</sup>

**NOTES**  
<sup>1</sup> Stories of the Chesapeake Heritage Area Management Plan (Fall 2005) Executive Summary; page xxi.  
<sup>2</sup> Stories of the Chesapeake Heritage Area Management Plan (Chapter 3 – Telling the Stories of the Chesapeake; page 41).  
<sup>3</sup> U.S. Department of the Interior National Park Service, Preservation Brief 36 - Protecting Cultural Landscapes: Planning, Treatment and Management of Historic Landscapes, Charles A. Birnbaum, ASLA. (September 1994): page 1.  
<sup>4</sup> Ibid, page 1.  
<sup>5</sup> Ibid, page 2.  
<sup>6</sup> Ibid, page 2.  
<sup>7</sup> Ibid, page 2.  
<sup>8</sup> U.S. Census of Agriculture 2012, Kent County, Maryland.  
<sup>9</sup> Per stakeholders.  
<sup>10</sup> National Park Service, Captain John Smith Chesapeake National Historic Trial, webpage <https://www.nps.gov/cajo/index.htm>  
<sup>11</sup> The Chester River: Feasibility Study for Nomination as a Connector Trail in the Captain John Smith National Historic Trail; Report Prepared for the Friends of the John Smith Chesapeake Trail. Center for Environment and Society at Washington College. John L. Seidel, PHD. Lead Investigator. (November 2009): page 1.  
<sup>12</sup> Historical Society of Kent County webpage, <https://kentcountyhistory.org/history/#exploration-and->



settlement

<sup>13</sup> Historical Society of Kent County webpage <https://kentcountyhistory.org/history/#exploration-and-settlement>

<sup>14</sup> MIHP QA-522, Fincastle – Prickett Rural Historic District: page 1.

<sup>15</sup> Ibid, page 1

<sup>16</sup> Historical Society of Kent County webpage, <https://kentcountyhistory.org/history/#Slavery-and-the-Civil-War>

<sup>17</sup> Historical Society of Kent County webpage, [http://www.kentcountyhistory.org/key/1812\\_prelude.php](http://www.kentcountyhistory.org/key/1812_prelude.php)

<sup>18</sup> Historical Society of Kent County webpage, <https://kentcountyhistory.org/history/#The-Revolutionary-War>

<sup>19</sup> Historical Society of Kent County webpage, <https://kentcountyhistory.org/history/#The-Revolutionary-War>

<sup>20</sup> Ibid.

<sup>21</sup> Historical Society of Kent County webpage <https://kentcountyhistory.org/history/#The-Revolutionary-War>

<sup>22</sup> Kent County 2016 update to Comprehensive Plan, Background Document. (June 24, 2016): page 2,

<sup>23</sup> Historical Society of Kent County webpage, [http://www.kentcountyhistory.org/key/1812\\_terror.php](http://www.kentcountyhistory.org/key/1812_terror.php)

<sup>24</sup> Ibid.

<sup>25</sup> Historical Society of Kent County webpage, [http://www.kentcountyhistory.org/key/1812\\_CaulksField.php](http://www.kentcountyhistory.org/key/1812_CaulksField.php)

<sup>26</sup> MIHP QA-522, Fincastle – Prickett Rural Historic District: page 2.

<sup>27</sup> MIHP QA-522, Fincastle – Prickett Rural Historic District: page 2.

<sup>28</sup> MIHP QA-522, Fincastle – Prickett Rural Historic District: page 2.

<sup>29</sup> Historical Society of Kent County webpage, <https://kentcountyhistory.org/history/#The-Victorian-Era>

<sup>30</sup> Ibid, page 2.

<sup>31</sup> Historical Society of Kent County webpage, <http://www.kentcountyhistory.org/key/civilwar.php>

<sup>32</sup> Historical Society of Kent County webpage, <http://www.kentcountyhistory.org/key/civilwar.php>

<sup>33</sup> “Constructing a Community: The African American Community in Kent County, Maryland, From Reconstruction to the Present,” A thesis by Elizabeth Clay for the Washington College Department of American Studies and Department of Sociology and Anthropology, in partial fulfillment of the requirements for the Degree of Bachelor of Arts. (May 2008): pages 6-7.

<sup>34</sup> Historical Society of Kent County webpage, <http://www.kentcountyhistory.org/key/civilwar.php>

<sup>35</sup> “Constructing a Community: The African American Community in Kent County, Maryland, From Reconstruction to the Present,” A thesis by Elizabeth Clay for the Washington College Department of American Studies and Department of Sociology and Anthropology, in partial fulfillment of the requirements for the Degree of Bachelor of Arts. (May 2008): pages 27-28.

<sup>36</sup> G.A.R. Post 25, Sumner Hall webpage, <http://garpost25.org/history/>

<sup>37</sup> Interview with Linda Blake, African-American resident of Kent County, July 28, 2018.

<sup>38</sup> “Constructing a Community: The African American Community in Kent County, Maryland, From Reconstruction to the Present,” A thesis by Elizabeth Clay for the Washington College Department of American Studies and Department of Sociology and Anthropology, in partial fulfillment of the requirements for the Degree of Bachelor of Arts. (May 2008): page 6.

<sup>39</sup> Ibid, page 27.

<sup>40</sup> Interview with Linda Blake, African-American resident of Kent County, July 28, 2018.

<sup>41</sup> U.S. Department of the Interior National Park Service, Preservation Brief 36 - Protecting Cultural Landscapes: Planning, Treatment and Management of Historic Landscapes, Charles A. Birnbaum, ASLA. (September 1994): page 3.

<sup>42</sup> Interview with Carolyn Brooks, African-American resident of Kent County, July 21, 2018

<sup>43</sup> “Constructing a Community: The African American Community in Kent County, Maryland, From Reconstruction to the Present,” A thesis by Elizabeth Clay for the Washington College Department of American Studies and Department of Sociology and Anthropology, in partial fulfillment of the requirements for the Degree of Bachelor of Arts., (May 2008): page 31.

<sup>44</sup> Ibid, page 34.

<sup>45</sup> Ibid, page 37.

<sup>46</sup> Ibid, page 32.

<sup>47</sup> Ibid, Table 3.3: Schools in Chestertown as of 1866 [Stannard 1866 and Bolenius 1866a]: page 38.

<sup>48</sup> “Constructing a Community: The African American Community in Kent County, Maryland, From Reconstruction to the Present,” A thesis by Elizabeth Clay for the Washington College Department of American Studies and Department of Sociology and Anthropology, in partial fulfillment of the requirements for the Degree of Bachelor of Arts. (May 2008): page 38.

<sup>49</sup> Ibid, pages 38-39.

<sup>50</sup> MIHP QA-522, Fincastle – Prickett Rural Historic District, page 2.

<sup>51</sup> Historical Society of Kent County webpage, <https://kentcountyhistory.org/history/#The-Victorian-Era>

<sup>52</sup> Historical Society of Kent County webpage, <http://www.kentcountyhistory.org/key/victorian.php>

<sup>53</sup> Ibid.

<sup>54</sup> Ibid.

<sup>55</sup> Ibid.

<sup>56</sup> Ibid.

<sup>57</sup> Kent County 2016 update to Comprehensive Plan, Background Document. (June 24, 2016): page 12.

<sup>58</sup> Historical Society of Kent County webpage, <http://www.kentcountyhistory.org/key/wwII.php>

<sup>59</sup> Kent County 2016 Update to Comprehensive Plan, Background Document. (June 24, 2016): page 25.

<sup>60</sup> Maryland Historical Trust website: [https://mht.maryland.gov/research\\_mihp.shtml](https://mht.maryland.gov/research_mihp.shtml)

<sup>61</sup> Kent County 2018 Comprehensive Plan, Historical & Cultural Preservation Chapter, Page 120.

<sup>62</sup> Kent County Code, Chapter 187, §187-1 Purpose.

<sup>63</sup> Chesapeake Scenic Byway Management Plan, Chapter 3.

<sup>64</sup> Ibid, Chapter 4, pages 9-10.





<sup>65</sup> Ibid, Chapter 4, pages 20-22.  
<sup>66</sup> Ibid, Chapter 4, page 22.  
<sup>67</sup> Ibid, Chapter 7, page 66.  
<sup>68</sup> Ibid, Chapter 4, page 22.  
<sup>69</sup> Ibid, Chapter 4, page 23.  
<sup>70</sup> Ibid, Chapter 4, page 25.  
<sup>71</sup> Maryland Historical Trust, Maryland’s Heritage Area Program website, <http://mht.maryland.gov/heritageareas.shtml>  
<sup>72</sup> Stories of the Chesapeake Heritage Area, Chapter 1 – Introducing the Stories of the Chesapeake Heritage Area:Page 10.  
<sup>73</sup> Stories of the Chesapeake Heritage Area Management Plan, Chapter 3 – Telling the Stories of the Chesapeake: Page 42.  
<sup>74</sup> Chesapeake Conservancy; Friends of the John Smith Chesapeake Trail, <http://chesapeakeconservancy.org/about-the-trail/>  
<sup>75</sup> Star Spangled Banner National Historic Site website, <http://starspangledtrail.net/about/>  
<sup>76</sup> American Battlefield Trust, The Star Spangled Banner, website, [https://www.battlefields.org/learn/articles/star-spangled-banner?gclid=CjwKCAjwhLHaBRAGEiwAHCgG3hc0DTwpTFEun7Pb9\\_rzHEtvGqb8iAZlgGgXBleFwVpVPNzqMqPlMxoCWYQQAvD\\_BwE](https://www.battlefields.org/learn/articles/star-spangled-banner?gclid=CjwKCAjwhLHaBRAGEiwAHCgG3hc0DTwpTFEun7Pb9_rzHEtvGqb8iAZlgGgXBleFwVpVPNzqMqPlMxoCWYQQAvD_BwE)  
<sup>77</sup> Chesapeake Scenic Byway Management Plan, Chapter 4: page 37.  
<sup>78</sup> Chesapeake Farms® webpage, <http://www.dupont.com/products-and-services/crop-protection/chesapeake-farms/conference-center.html>  
<sup>79</sup> Chesapeake Farms® webpage, <http://www.dupont.com/products-and-services/crop-protection/chesapeake-farms/self-guided-tour.html>  
<sup>80</sup> Kent County 2018 Comprehensive Plan.  
<sup>81</sup> Kent County 2018 Comprehensive Plan, Economy Chapter: page 18.  
<sup>82</sup> Ibid, page 95.  
<sup>83</sup> Ibid, page 95.  
<sup>84</sup> Kent County 2018 Comprehensive Plan, Economy Chapter: page 95.  
<sup>85</sup> Easterseals Camp Fairlee webpage, <http://www.easterseals.com/de/our-programs/camping-recreation/>  
<sup>86</sup> U.S. Department of the Interior National Park Service, National Register of Historic Places Inventory – Nomination Form, K-105.  
<sup>87</sup> Ibid.  
<sup>88</sup> Ibid.  
<sup>89</sup> YMCA Camp Tockwogh webpage, <http://ymcacamptockwogh.org/about/history/>  
<sup>90</sup> YMCA Camp Tockwogh webpage, <http://ymcacamptockwogh.org/>  
<sup>91</sup> U.S. Fish and Wildlife Service Eastern Neck National Wildlife Refuge webpage, [https://www.fws.gov/refuge/Eastern\\_Neck/about.html](https://www.fws.gov/refuge/Eastern_Neck/about.html)  
<sup>92</sup> U.S. Fish and Wildlife Service Eastern Neck National Wildlife Refuge: History of Eastern Neck Island; brochure, (August 2009).

<sup>93</sup> U.S. Fish and Wildlife Service Eastern Neck National Wildlife Refuge: History of Eastern Neck Island; brochure, (August 2009).  
<sup>94</sup> Maryland Historical Trust State Historic Sites Inventory Form, MIHP K-509.  
<sup>95</sup> Maryland Historical Trust State Historic Sites Inventory Form, MIHP K-274.  
<sup>96</sup> Maryland Historical Trust State Historic Sites Inventory Form, MIHP K-274.  
<sup>97</sup> Maryland Historical Trust State Historic Sites Inventory Form, MIHP K-273.  
<sup>98</sup> Maryland Historical Trust State Historic Sites Inventory Form, MIHP K-272.  
<sup>99</sup> U.S. Fish and Wildlife Service Eastern Neck National Wildlife Refuge webpage, [https://www.fws.gov/refuge/Eastern\\_Neck/about.html](https://www.fws.gov/refuge/Eastern_Neck/about.html)  
<sup>100</sup> Maryland Department of Natural Resources, Millington WMA webpage, <http://dnr.maryland.gov/wildlife/Pages/publiclands/eastern/millington.aspx>  
<sup>101</sup> Maryland Historical Trust State Historic Sites Inventory Form, MIHP K-630.  
<sup>102</sup> Maryland Department of Natural Resources Sassafras NRMA webpage, <http://dnr.maryland.gov/publiclands/Pages/eastern/sassafras.aspx>