

CHESTER TIMES – April 19, 1913

BUILDING AND REALTY NEWS – George T. Hildebrand Has New and Commendable Plan for Opening Media Section \_ City Tracts Need Attention

With the advent of better weather the building business is bound to pick up. A few new house building operations and several minor ones in Chester have been reported during the past week, while new operations in the country districts have been more numerous and on a larger scale. Rumors are floating about concerning large building operations in Chester, but as yet nothing has been done.

During the past few days, it has been learned that Contractor William J. Hewes, who has built a number of fine residences on Highland Avenue will build two more two story brick dwellings at 1134 and 1136 on that thoroughfare. James Kerlin will build two at 316 and 318 West Ninth Street. Edwin Boyer, Sr. will build several in the West End. William J. Oglesby will erect two in the First Ward and William Ward will build three more in the second Ward.

CHANCE FOR DEVELOPMENT – There was a district in the Second Ward of this city, which needs developing and which could be developed if the streets in that section were opened. Several unsuccessful attempts have been made to do this. Twelfth Street, which ends on the east at Chestnut Street, could be cut through to Morton Avenue, thereby giving a direct line to the Chester and Philadelphia R.R. Travel coming into the city must turn at Morton Avenue and come by way of Fourteenth Street.

The intersecting streets could be opened to Twelfth Street and this would give building lots on Morton Avenue, Melrose Avenue, Hinkson, Caldwell, McIlvaine and Twelfth streets. Most of the surrounding land in this section is held by the Simpsons. This section is bound to boom sooner or later and all it needs is the opening of the city streets.

In the county several new buildings are contemplated among which are: A new hall and grandstand for Haverford College, a new picture house and lockup for Lansdowne, a club house for Cynwyd, residences and garages. George T. Hildebrand plans to open up a fifty-five acre section in Media and vicinity upon a new and pleasing plan.

IN THE CITY – The concrete foundations for the stable, blacksmith shop and rigging room that William E. Headley is going to build on the east side of Crosby Street below Third Street, have been laid. Forms for the third floor of the new by-products house for John J. Buckley and Company at 16, 18, 20 and 22 West Second Street, which are to be of concrete, are now being laid. The other floors have been poured and all the structural steel work done.

The brick work on the post office annex has been completed and the sloping roof is now being built. The new \$35,000 beef house of Swift and company at 15, 17, 19, and 21 East Second Street will be completed in another week and will be occupied by May 1. Swift will hold an opening here on May 6.

The J. Irvin Taylor operation at Sixth Street and Edgmont Avenue is now ready for the roof. Roofers have started work for the roof. Roofers have started work on the six dwellings that Simon Bruner is building on Front Street at Market. Some of the seven houses that Albert Wunderlich is building in Wunderlich Place are being roofed and the other are nearly ready for this class of work.

The new wharf and overhead tramway for coal conveying that the Beacon Light Company is having built at the head of a basin, which extends in from Front Street



BUILDING PERMITS – Building Inspector Terryl T. Williams issued the following building permits:

John Frazer to build a frame building covered with corrugated iron in rear of 1133 West Third Street

James Kerlin to build two two-story brick dwellings with attic at 16 and 317 West Ninth Street

G. D. Hewes to build three two-story brick dwellings on Third Street between Booth and Trainer Streets

William J. Hewes to build two two-story brick dwellings at 1134 and 1136 Highland Avenue

George T. Hildebrand, who owns fifty-five acres close to the Media Line at the Providence Road, has planned to cut up this tract into smaller tracts of from one to ten acres, and to develop his section of the County seat along rather unusual lines. Of this plot, fifty acres are within the borough limits and five acres without; and crossing it are Sixth, Seventh, Eighth and Olive Streets.

In laying out this plot of ground Mr. Hildebrand decided that he did not care to cut it into the regulation sized building lots, and instead he is turning it into plots of from one to ten acres. He stated yesterday that he desired to turn this section into country homes which will have all the advantage of borough sites with the additional advantage of plenty of ground. This will be possible on all of the ground except the five acres which lie just outside the limits.

At the meeting of borough council Wednesday evening an application to have the streets in that section laid out and monuments placed at the intersections was made; and this has since been done by the borough surveyor. He has disposed of one of the tracts of three acres; and the owner, who does not wish his name disclosed, will begin in the fall, the erection of a nice home.

Mr. Hildebrand is going to hold ten acres of the farm for his own homestead and at the present time he is planting an orchard with miscellaneous fruits. He intends making many improvements about the home during the coming summer, and next winter I will see the place in a greatly improved condition.

One of the biggest real estate deals pulled off in Clifton Heights for some years was consummated Thursday when Real Estate Broker Arthur F. Blake of Clifton Heights sold two and one-half acres of land, containing a large mansion, stables and a frame residence located along the Pennsylvania railroad and Springfield Avenue, Clifton Heights to the Pennsylvania Railroad Company. The price paid was \$10,000. The property belonged to the estate of the late Mary Dunn. The big square three-story stone mansion which is situated along the railroad and fronting on Springfield Avenue was built for a hotel during the Centennial, but it was never used for hotel during the Centennial, but it was never used for hotel purposes. Many years ago the property came into the possession of Mary Dunn, wife of the late James Dunn. At the present time her son, Dr. Walter Dunn and his family occupy the mansion. The property has a line frontage on Springfield Avenue.

Just what the Pennsylvania Railroad Company will do with the property is not known, and Mr. Blake said that he could not tell what the company would do with the property, in fact he said that he did not even inquire. The railroad company has property on the opposite side of their new purchase and it is intimated that the company may want to run extra sidings on the property just purchased as the present sidings just east of the

Dunn property as well as the Jones sidings are getting quite crowded. The property would make an ideal site for manufacturing being close to the railroad.

IN THE COUNTY – Gray Brothers of Rosemont have been awarded the contract for the erection of a grandstand at Haverford College, Haverford. It will be of concrete and wood, 31 x 87 feet, and have a seating capacity of 900 persons. It will be roofed with asbestos and will practically be fireproof.

The contract for an addition and alterations to the residence of David L. Lukens at Swarthmore, has been awarded James B. Flounders of Philadelphia. When improved the dwelling will be of brick and plaster, two and a half stories in height, with shingle roof, electric lighting and hot water heating.

Haverford College has awarded the contract to Stacey Reeves of Philadelphia for the erection of a new hall at the college. The building will be of stone, with limestone trimmings, three stories high, 35 by 136 feet, hollow tile and concrete fireproofing, with slate roof, electric lighting, and hot water heating. Bids have been received for the work.

William Provost, Jr. of Chester and other contractors were bidders on the residence of William H. Stanton at Ridley Park. Bids closed yesterday. The building is to be of stone, two and a half stories high, 40 by 52 feet, with shingle roof, hot water heat, oak floors and electric lighting.

Robert C. Bance of Wallingford, contemplates a garage at his home in that place. The structure will be of stone, fireproof, 25 by 45 feet, two stories in height with electric lighting.

The Borough of Lansdowne has received bids for a one-story, fire-proof lockup 19 by 13 feet. It will be of brick and concrete.

E. T. Edwards will build a \$7,000 residence for himself at Lansdowne. It will be of brick, hollow tile and plaster, two and a half stories high.

A Philadelphia architect is preparing plans for a motion picture theater at Lansdowne, the name of the owner being withheld for the present. The building is to be of brick, one story high, 50 by 100 feet, with slag roof, electric light and steam heat.

School houses to the value of nearly \$200,000 are already planned for or are in contemplation throughout Eastern Delaware County boroughs this summer, in addition to many dwellings and club houses. Bids were received on the new \$50,000 school house at Llanerch and also on the Haverford Township school house at Brookline, which is to cost \$30,000, while Media will expend a \$75,000 loan for the purpose of erecting a new school house.

In Geoperville several dwelling operations are going on and plans are being made by a newly-organized realty company there to erect more. An estate of several acres in the center of the village it is said, will be divided into building lots and dwellings erected upon it.

Buildings are busy at Marcus Hook and report a great scarcity of labor. Some of the contractors say that they have trouble in getting men to make excavations. A contract for the erection of four houses on Green Street, Marcus Hook, has been awarded to Joseph W. Haworth. In addition to this, four dwellings are to be built on Huddell Avenue. Harry W. Hamilton of Upland, began the erection of a new house this week at Palmer's Corner. Volunteer workmen, members of the congregation, started in on the work of excavating for a new parsonage, to be erected adjoining the Bethel Church at Bethel. The masons are at work on the foundations and the structure will be rushed to completion.

REAL ESTATE TRANSFERS –

- Eddystone – Alexander E. Baker of Eddystone to Kazimerz Matinowski of Philadelphia, brick and frame house and lot, 35 by 129 ½ feet, nominal
- Swarthmore – Robert A. Campbell of Philadelphia to Bertha M. Gettel of same place, house and lot 50 by 150 feet, nominal
- Haverford – John A. Crawford of Palmyra to Christopher A. English of Philadelphia, house and lot 31 by 161 feet, nominal
- Darby Township – Mary Fogarty of Mahoney City to Catherine Winkle of Philadelphia, right, title and interest in lot 25 by 87 feet, nominal
- Mary Fogarty of Mahoney City to Thomas McGuire of Philadelphia, right, title and interest in lot 25 by 88 feet, nominal
- Darby Borough – Paul W. Albrecht of Philadelphia to Maggie A. Herd of Darby, house and lot 20 by 124 feet, nominal
- Upper Darby – George Riley, et al of Hampton Roads, Virginia to Joseph Guy of Philadelphia, lot no. 178, 179, nominal
- Ridley Township – Forrester H. Scott, Philadelphia to Frank W. Painter of \_\_\_\_\_, buildings and lot 38 by 100 feet, \$1500
- Haverford – Albert Hall and wife of Philadelphia to Henry S. Callaway of same place, tract of 5 127-1000a acres, also tract of 2 61-100 acres, nom
- Chester – William Waters of Chester to William Muskins of same place, brick house and lot, 15 by 80 feet, on north side of Third Street, \$1700
- Darby Borough – Gustav E. Noll of Phoenix, Arizona to Bridget Duggan of Philadelphia, house and lot, 25 by 130 feet, nom
- Colwyn – Lottie M. Royer of Darby to Thomas J. Murray, Jr. of Colwyn, lot 15 by 78 feet, \$200
- Drexel Hill – George W. Stitzell of Upper Darby to William Harral of Philadelphia, house and lot 70 by 185 feet, \$70000
- Llanerch – Lewis G. Spohn of Llanerch to Margaret W. Daboll of same place, lot 5 by 160 feet, \$250
- Charles S. Taylor of Haverford to William C. Marsh of Llanerch, lot 50 by 142 feet, \$1100
- Brookline – Midland Realty Co. of Pa. to A. Jack Levy of Philadelphia, lot 50 by 124 feet, \$1080
- Darby Township – John B. Randolph of Darby Township to George B. Braxlon of Philadelphia, lots no. 138, 139, \$425
- John B. Randolph of Darby Township to Oliver J. Randolph of same place, house and lot, no. 312, nom.
- Drexel Heights – Samuel Crothers of Philadelphia to Harry W. Kock of Drexel Hill, lot nos. 362-363, \$780
- Rutledge – Frederick B. Egner of Rutledge to Katherine G. Egner of same place buildings and lot 80 by 150 feet, subject to \$2600 mortgage, nom
- Lansdowne – The Central Building and Loan Association of Philadelphia to ben T. Welch of Philadelphia, house and lots 160 by 161 feet, lot 40 by 170 feet, lot 50 by 170 feet, \$28,000
- Upper Darby – John J. Stevens of Philadelphia to Theresa M. Welsh of same place, lot 25 by 135 feet, \$260

Drexel Heights – Samuel Crothers of Philadelphia to William G. Ostendorf of same place, lots no. 364-365, \$650

Brookline Annex – Emil Mueller of Philadelphia to Andrew H. Brown of Erie, lots no. 15A-17A, \$80

Brookline – Midland Realty Company of Pennsylvania to Mary A. Oth of Brookline, lot no. 15, 16, 17, \$1560

Midland Realty Company of Pennsylvania to Florence A. Lockwood of Berwyn, lot no. 4, 5, 6, \$1470

Aldan – Thomas Thorpe of Philadelphia to Elizabeth a. Loraine and others of same place, buildings and lot 47 by 235 feet, nominal

Darby Borough – John W. Childs of Darby Borough to Harry Tarbotten of same place, lot 206 by 138 by 106 by 95 feet, \$600

Warwick Annex – Robert T. Pane, Jr. of Boston to Edith M. Rambo of Philadelphia, lots nos. 201, 202, \$280

Darby – George M. Bunting of Darby Borough to Edmund R. Prendergast of Philadelphia, buildings and lot 300 by 210 feet, \$19,000

Rutledge – George N. Hamilton of Rutledge to Adaline P. Hamilton of same place, brick house and lot 80 by 150 feet, nominal

Ridley Park – Susan Howard and wife of Honolulu and Ridley Park to William T. Ward of Ridley Park, frame house and lot 50 by 140 feet, \$1500

Brookline – Glendon W. Irwin of Brookline to Margaret Harbison of Llanerch Manor, building and lot 75 by 145 feet, \$5000

Aldan – Clarence D. Lathey of Aldan to Frank G. Freese of Philadelphia, building and lot containing 11, 468 1-10 square feet, nominal

KEITH LOCKHART COLLECTION