

STATE: Pennsylvania
COUNTY: Philadelphia
FOR NPS USE ONLY
ENTRY DATE

**NATIONAL REGISTER OF HISTORIC PLACES**  
**INVENTORY - NOMINATION FORM**  
(NATIONAL HISTORIC LANDMARKS)  
(Type all entries - complete applicable sections)

**1. NAME**

COMMON:  
Reynolds-Morris House

AND/OR HISTORIC:  
Reynolds-Morris House

**2. LOCATION**

STREET AND NUMBER:  
225 South 8th Street

CITY OR TOWN:  
Philadelphia

CONGRESSIONAL DISTRICT:  
3rd

STATE:  
Pennsylvania

CODE:  
42

COUNTY:  
Philadelphia

CODE:  
101

**3. CLASSIFICATION**

CATEGORY (Check One)	OWNERSHIP	STATUS	ACCESSIBLE TO THE PUBLIC
<input type="checkbox"/> District <input type="checkbox"/> Site <input type="checkbox"/> Object <input checked="" type="checkbox"/> Building <input type="checkbox"/> Structure	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private <input type="checkbox"/> Both	<input checked="" type="checkbox"/> Occupied <input type="checkbox"/> Unoccupied <input type="checkbox"/> Preservation work in progress <input type="checkbox"/> In Process <input type="checkbox"/> Being Considered	Yes: <input type="checkbox"/> Restricted <input type="checkbox"/> Unrestricted <input checked="" type="checkbox"/> No

PRESENT USE (Check One or More as Appropriate)

<input type="checkbox"/> Agricultural	<input type="checkbox"/> Government	<input type="checkbox"/> Park	<input type="checkbox"/> Transportation	<input type="checkbox"/> Comments
<input type="checkbox"/> Commercial	<input type="checkbox"/> Industrial	<input checked="" type="checkbox"/> Private Residence	<input type="checkbox"/> Other (Specify)	
<input type="checkbox"/> Educational	<input type="checkbox"/> Military	<input type="checkbox"/> Religious		
<input type="checkbox"/> Entertainment	<input type="checkbox"/> Museum	<input type="checkbox"/> Scientific		

**4. OWNER OF PROPERTY**

OWNER'S NAME:  
Dr. and Mrs. Frank A Elliott

STREET AND NUMBER:  
225 South 8th Street

CITY OR TOWN:  
Philadelphia

STATE:  
Pennsylvania

CODE:  
42

**5. LOCATION OF LEGAL DESCRIPTION**

COURTHOUSE, REGISTRY OF DEEDS, ETC:  
Philadelphia City Hall

STREET AND NUMBER:  
Broad and Market Streets

CITY OR TOWN:  
Philadelphia

STATE:  
Pennsylvania

CODE:  
42

**6. REPRESENTATION IN EXISTING SURVEYS**

TITLE OF SURVEY:  
Historic American Buildings Survey (9 sheets, 1940)

DATE OF SURVEY: 1940  Federal  State  County  Local

DEPOSITORY FOR SURVEY RECORDS:  
Library of Congress/Annex

STREET AND NUMBER:  
1100 L Street

CITY OR TOWN:  
Washington

STATE:  
D.C.

CODE:  
11

SEE INSTRUCTIONS

STATE: Pennsylvania  
COUNTY: Philadelphia  
ENTRY NUMBER:  
DATE:

FOR NPS USE ONLY

## 7. DESCRIPTION

CONDITION

(Check One)

 Excellent     Good     Fair     Deteriorated     Ruins     Unexposed

(Check One)

 Altered     Unaltered

(Check One)

 Moved     Original Site

DESCRIBE THE PRESENT AND ORIGINAL (if known) PHYSICAL APPEARANCE

The Reynolds-Morris House is a 3 1/2 story brick structure with a low gabled roof and three pedimented dormers. The walls are Flemish bond with glazed headers, and two slightly projecting courses of bricks form decorative beltcourses at the second and third floor levels. A heavy modillioned cornice and molded gutter spouts form a frame for the almost square facade. Prominent stone lintels, deeply scored to resemble keystone architraves of individual parts are placed above all the windows. These heavy elements of the facade are somewhat out of date for this period when the lighter, delicate Federal style was being generally used in the finer houses. If John Reynolds built his own house, this might account for the use of earlier fashion. Only the entrance, with its delicate mullioned fanlight, slender framing pilaster and small pediment suggests the later date of the house.

During the latter part of the nineteenth century and early twentieth, various additions were made to the house. The withdrawing room to the right of the entrance was deepened by the addition of a bay. This extension was carried across the rear of the house to provide space for a hall and bathroom. In the rear of the north wing the first room beyond the kitchen was originally an open loggia. The old kitchen with its open fireplace was inadequate for modern living, and a new pantry and kitchen were added at the end of the wing. Bedrooms were built on the second and third floors above the kitchen addition. A two car garage and a chauffeur's room were built after the adjoining houses were torn down in 1914.

The interior plan of the Reynolds-Morris House is an outstanding example of the house constructed on a double lot. When a double lot was available, the front building developed into a mirror image of itself with a single hall in the middle, resulting in a plan similar to a country house. This type of plan is not common and the Morris House illustrates the luxurious result of a double lot on an urban dwelling.

Here the narrow center hall opens upon a garden. The large parlor on the right of the hall has a paneled chimney wall and a well scaled cornice with a Greek fret frieze which surrounds the room. The mantel has elaborate scrolls at either end supporting the shelf. A crossetted overmantel surmounts the fireplace. This design is repeated in the chimney wall of the library to the left of the hall. Modern bookshelves were installed in the parlor in the new addition which also has a large french window opening onto the garden.

During the recent restoration, old random-width floorboards were refinished and the pine doors were scraped to return them to their original mahogany stain, a frequent practice of the 18th and 19th century to imitate real mahogany. Additions to the mantels on the first and second floors were also removed, but were allowed to remain on the third floor where there was a danger of damaging the old wood. The wall paper was removed as was the first floor stair dado, believed to be of a later period. The garden

(continued)

SEE INSTRUCTIONS

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

(NATIONAL HISTORIC  
LANDMARKS)

(Continuation Sheet)

STATE Pennsylvania	
COUNTY Philadelphia	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE

(Number all entries)

7. Description: (1)

Reynolds-Morris House

surrounding the house is not in keeping with any historic period but provides a pleasant surrounding which does not disturb the integrity of the architecture to any greater degree than the initial destruction of the adjoining houses.

BOUNDARIES

Today the boundary of the surrounding property is as follows; beginning at the northwest corner at the curb line of the intersection of St. James and 8th Streets, then east along the south curb of St. James Street to the rear or east property line of the house, thence south along the rear property line to the property line of the adjoining house on the south, then west along this line to 8th Street, thence north along the east curb of 8th Street to the point of beginning, an area of about 40,000 square feet or approximately 3/4 acre.

NATIONAL REGISTER OF HISTORIC PLACES  
INVENTORY - NOMINATION FORM

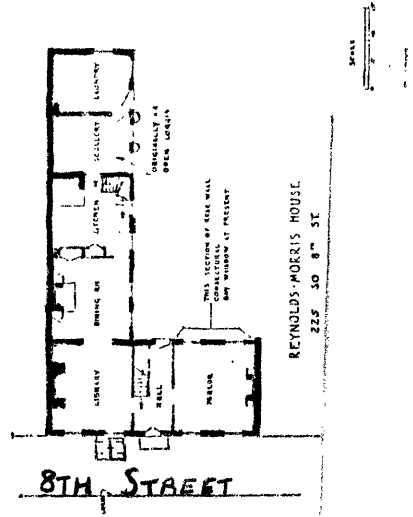
(Continuation Sheet)

(NATIONAL HISTORIC  
LANDMARKS)

STATE Pennsylvania	
COUNTY Philadelphia	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE

(Number all entries)

7. Description



First floor plan of the Reynolds-Morris House, from William Murtagh, "The Philadelphia Row House," The Journal of the Society of Architectural Historians, December, 1957.

**6. SIGNIFICANCE**

PERIOD (Check One or More as Appropriate)

<input type="checkbox"/> Pre-Columbian	<input type="checkbox"/> 16th Century	<input checked="" type="checkbox"/> 18th Century	<input type="checkbox"/> 20th Century
<input type="checkbox"/> 15th Century	<input type="checkbox"/> 17th Century	<input type="checkbox"/> 19th Century	

SPECIFIC DATE(S) (If Applicable and Known) **1786-87**

AREAS OF SIGNIFICANCE (Check One or More as Appropriate)

<input type="checkbox"/> Aboriginal	<input type="checkbox"/> Education	<input type="checkbox"/> Political	<input type="checkbox"/> Urban Planning
<input type="checkbox"/> Prehistoric	<input type="checkbox"/> Engineering	<input type="checkbox"/> Religion/Philosophy	<input type="checkbox"/> Other (Specify)
<input type="checkbox"/> Historic	<input type="checkbox"/> Industry	<input type="checkbox"/> Science	_____
<input type="checkbox"/> Agriculture	<input type="checkbox"/> Invention	<input type="checkbox"/> Sculpture	_____
<input checked="" type="checkbox"/> Architecture	<input type="checkbox"/> Landscape Architecture	<input type="checkbox"/> Social/Humanitarian	_____
<input type="checkbox"/> Art	<input type="checkbox"/> Literature	<input type="checkbox"/> Theater	_____
<input type="checkbox"/> Commerce	<input type="checkbox"/> Military	<input type="checkbox"/> Transportation	_____
<input type="checkbox"/> Communications	<input type="checkbox"/> Music		_____
<input type="checkbox"/> Conservation			_____

STATEMENT OF SIGNIFICANCE

SEE INSTRUCTIONS

Built by John and William Reynolds in 1786-87, the Reynolds-Morris House is one of the finest surviving original examples of a Georgian Philadelphia townhouse. The building is an L-shaped three-and-a-half story structure with gable roof, three dormers and high chimneys set in each of the end walls. Unlike most row houses of the period, this is of double width. The brick is laid in Flemish bond with glazed headers. A heavy modillioned cornice and keystone window architraves form the most prominent features of exterior decoration. The central doorway has a pediment, fanlight, and framing pilasters which add the only note of lightness, relating it to the Federal Period which was then coming into vogue. A narrow center hall extends through the house with a large room on the right and a smaller parlor on the left. The original row houses that adjoined the Reynolds-Morris house were removed in the early 1900's, which has destroyed its identity as a row house. However, surrounded today by a garden the house remains an outstanding example of Georgian city architecture, recalling many of the elegant dwellings which at one time lined the streets of our early Republic.

HISTORY

The house was built in 1786 by John Reynolds, a brickmaker, and William Reynolds, a physician, on a plot of ground which was far on the outskirts of the developed city. All other major townhouses of the period were located around Second and Third Streets in the finer residential section. It is likely that John Reynolds was architect and builder of the house. Later in the economic slump which followed the Revolutionary War, he overextended himself in real estate speculation and lost his house in 1796 to Ann Dunkin at a sheriff's sale. In 1817 the house was resold to Luke Wistar Morris, son of Captain Samuel Morris, founder of Philadelphia's First City Troop. He was a brewer and his house became a center of social life for the city.

Seven generations of Morrises lived in the house, building several rear additions in keeping with the original design of the building and not evident from the street facade. In 1914 the Morrises tore down two adjoining houses built in the 19th century for members of the family and restored the north and south sides of the house to their original appearance. The interior of the house was restored during the ownership

(continued)

**9. MAJOR BIBLIOGRAPHICAL REFERENCES**

Cousins, Frank, and Riley, Philip M., The Colonial Architecture of Philadelphia, Boston, 1920, pp. 48-50.  
 Eberlein, Harold D., and Lippincott, Horace M., The Colonial Homes of Philadelphia and its Neighborhood, Philadelphia, 1912, pp. 17, 46, 64-65, 135, 145, 173.  
 McCall, Elizabeth B., Old Philadelphia Houses on Society Hill, 1750-1840, New York, 1966, pp. 96-104.  
 Morrison, Hugh, Early American Architecture, New York, 1952, p. 531.  
 (continued)

**10. GEOGRAPHICAL DATA**

LATITUDE AND LONGITUDE COORDINATES DEFINING A RECTANGLE LOCATING THE PROPERTY				O R	LATITUDE AND LONGITUDE COORDINATES DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES				
CORNER	LATITUDE		LONGITUDE		LATITUDE		LONGITUDE		
	Degrees	Minutes	Seconds	Degrees	Minutes	Seconds	Degrees	Minutes	Seconds
NW	°	'	"	°	'	"	UTM 18.486760.4421670		
NE	°	'	"	°	'	"			
SE	°	'	"	°	'	"			
SW	°	'	"	°	'	"			

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: .75

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

STATE:	CODE	COUNTY	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE
STATE:	CODE	COUNTY:	CODE

**11. FORM PREPARED BY**

NAME AND TITLE: Patricia Heintzelman, architectural historian, Landmarks Review Project; original form prepared by Charles Snell, 1967

ORGANIZATION: Historic Sites Survey, National Park Service  
 DATE: 8/30/74

STREET AND NUMBER: 1100 L Street

CITY OR TOWN: Washington  
 STATE: D.C.  
 CODE: 11

**12. STATE LIAISON OFFICER CERTIFICATION**

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

National  State  Local

Name: (NATIONAL HISTORIC LANDMARKS)

Title: \_\_\_\_\_

Date: (NATIONAL HISTORIC LANDMARKS)

**NATIONAL REGISTER VERIFICATION**

I hereby certify that this property is included in the National Register.

(NATIONAL HISTORIC LANDMARKS)  
 Designated: Dec. 24, 1967

Director, Office of Archeology and Historic Preservation

Boundary Certified:  
 (NATIONAL HISTORIC LANDMARKS)  
 Date: June 6-20 75  
 Chief, Hist. & Arch. Surveys

ATTEST:

Boundary Affirmed:  
Ch. Snell  
 Keeper of The National Register  
 Director, OAHIP

Date: \_\_\_\_\_

SEE INSTRUCTIONS

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

(NATIONAL HISTORIC  
LANDMARKS)

(Continuation Sheet)

STATE Pennsylvania	
COUNTY Philadelphia	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE

(Number all entries)

8. Statement of Significance: (1)

Reynolds-Morris House

of Effingham B. Morris, who died in 1955, and completed in the early 1960's when the house was owned by A. W. Ayer and Company. They used it as a guest house until 1968 when it was sold again as a private family residence.

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

(NATIONAL HISTORIC  
LANDMARKS)

(Continuation Sheet)

STATE Pennsylvania	
COUNTY Philadelphia	
FOR NPS USE ONLY	
ENTRY NUMBER	DATE

(Number all entries)

9. Major Bibliographical References: (1) Reynolds-Morris House

Murtagh, William, "The Philadelphia Row House," The Journal of the Society of Architectural Historians, Vol. XVI, No. 4, December 1957, pp. 8-13.

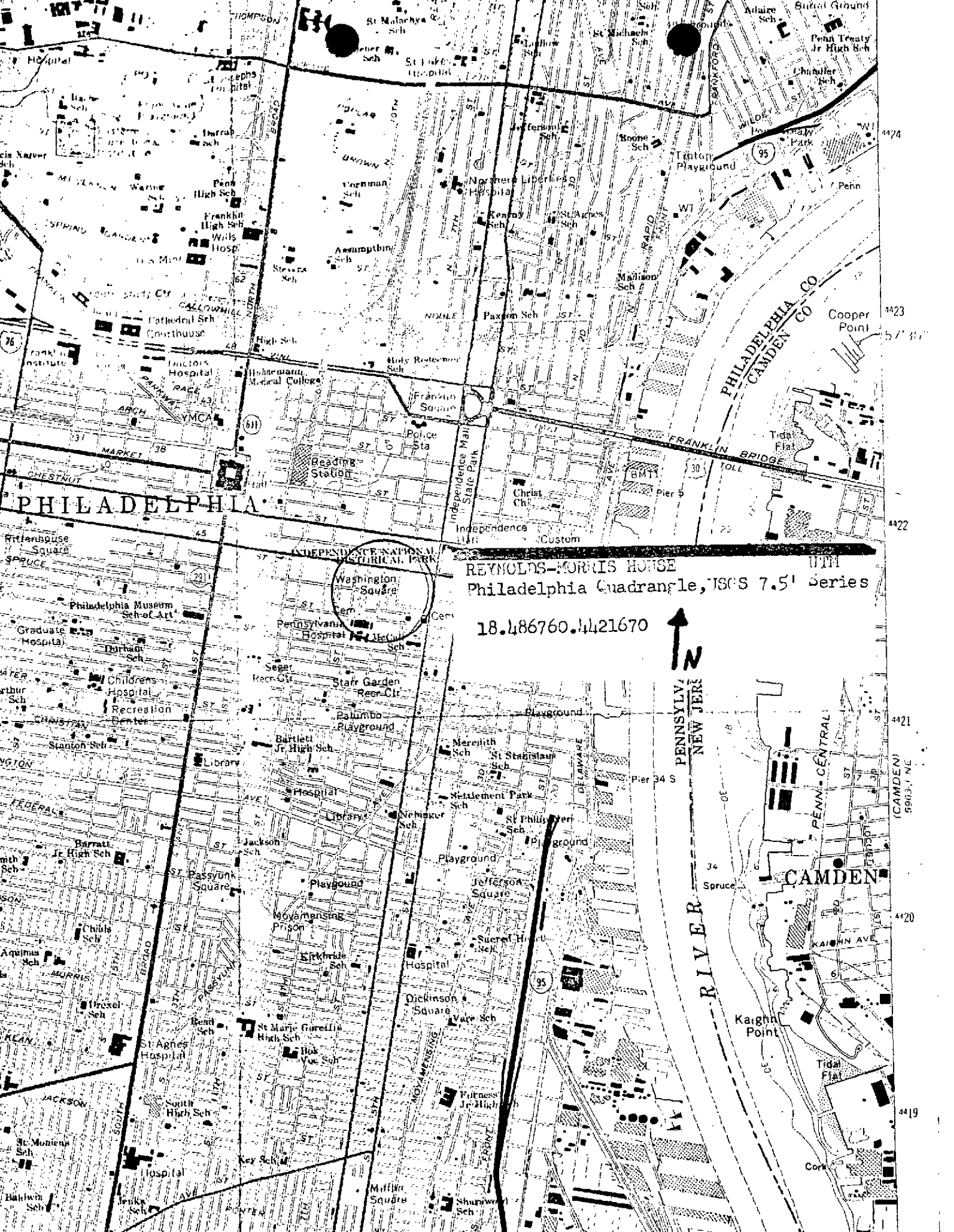
Tatum, George B., Penn's Great Town, Philadelphia, 1961, pp. 28, 33, 43, 45, 61, 73, 163.

The Morris House, Ayer Press, Philadelphia, 1950.

Wallace, Philip B., and Miller, M. Luther, Colonial Houses, Philadelphia, Pre-Revolutionary Period, New York, 1931.

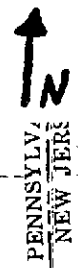
Reynolds-Morris House Files, Philadelphia Historical Commission, City Hall Annex, Philadelphia, Pennsylvania.





REYNOLDS-MORRIS HOUSE  
Philadelphia Quadrangle, USGS 7.5' Series

18.486760, 44.21670



PHILADELPHIA

CAMDEN

4174  
4173  
4172  
4121  
4120  
4119