



HISTORIC PRESERVATION COMMISSION

Marc Elrich
County Executive

Robert K. Sutton
Chairman

Date: September 23, 2022

MEMORANDUM

TO: Mitra Pedoeem
Department of Permitting Services

FROM: Michael Kyne
Historic Preservation Section
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #1005314: Retaining wall and regrading

The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was **Approved** at the September 21, 2022 HPC meeting.

The HPC staff has reviewed and stamped the attached construction drawings.

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE ABOVE APPROVED HAWP CONDITIONS AND MAY REQUIRE APPROVAL BY DPS OR ANOTHER LOCAL OFFICE BEFORE WORK CAN BEGIN.

Applicant: Ilhem & John Salamon (Denchfield Landscaping, Inc., Agent)
Address: 4701 Cumberland Avenue, Chevy Chase

This HAWP approval is subject to the general condition that the applicant will obtain all other applicable Montgomery County or local government agency permits. After the issuance of these permits, the applicant must contact this Historic Preservation Office if any changes to the approved plan are made. Once work is complete the applicant will contact Michael Kyne at 301.563.3403 or michael.kyne@montgomeryplanning.org to schedule a follow-up site visit.





**APPLICATION FOR
HISTORIC AREA WORK PERMIT**
HISTORIC PRESERVATION COMMISSION
301.563.3400

FOR STAFF ONLY:

HAWP# 1005314

DATE ASSIGNED _____

APPLICANT:

Name: Ilhem & John Salamon

Address: 4701 Cumberland Avenue

Daytime Phone: 202-389-2652

E-mail: ilhem.salamon@gmail.com

City: Chevy Chase Zip: 20815

Tax Account No.: 00537030

AGENT/CONTACT (if applicable):

Name: Denchfield Landscaping, Inc.

Address: 5950 Ager Road

Daytime Phone: 240-793-3598

E-mail: jennifer@dlandscaping.com

City: Hyattsville Zip: 20782

Contractor Registration No.: 92380

LOCATION OF BUILDING/PREMISE: MIHP # of Historic Property _____

Is the Property Located within an Historic District? Yes/District Name Somerset Historic District

No/Individual Site Name _____

Is there an Historic Preservation/Land Trust/Environmental map of the easement, and documentation from the Easement holder? Yes include a map.

Are there any pending or Hearing Examiner Approvals / Resolutions / Conditions / Easements / Encumbrances / Other? Yes include supplemental information.

REVIEWED
By Michael Kyne at 1:59 pm, Sep 23, 2022

APPROVED
Montgomery County
Historic Preservation Commission


Building Number: _____ Street: _____

Town/City: _____ Nearest Cross Street: _____

Lot: _____ Block: _____ Subdivision: _____ Parcel: _____

TYPE OF WORK PROPOSED: See the checklist on Page 4 to verify that all supporting items for proposed work are submitted with this application. Incomplete Applications will not be accepted for review. Check all that apply:

- | | | |
|---------------------------------------------|----------------------------------------------|------------------------------------------------------------------|
| <input type="checkbox"/> New Construction | <input type="checkbox"/> Deck/Porch | <input type="checkbox"/> Shed/Garage/Accessory Structure |
| <input type="checkbox"/> Addition | <input type="checkbox"/> Fence | <input type="checkbox"/> Solar |
| <input type="checkbox"/> Demolition | <input type="checkbox"/> Hardscape/Landscape | <input type="checkbox"/> Tree removal/planting |
| <input type="checkbox"/> Grading/Excavation | <input type="checkbox"/> Roof | <input type="checkbox"/> Window/Door |
| | | <input checked="" type="checkbox"/> Other: <u>Retaining wall</u> |

I hereby certify that I have the authority to make the foregoing application, that the application is correct and accurate and that the construction will comply with plans reviewed and approved by all necessary agencies and hereby acknowledge and accept this to be a condition for the issuance of this permit.

Jennifer Smith Salaj

8/29/2022

Signature of owner or authorized agent

Date

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Adjacent and Confronting Properties:

Chevy Chase, MD 20815

4707 Cumberland Avenue

4616 Drummond Avenue

4620 Drummond Avenue

5812 Warwick Place

5811 Warwick Place

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Robert H. Patton

Description of Property: Please describe the building and surrounding environment. Include information on significant structures, landscape features, or other significant features of the property:

Single Family home next to Somerset Elementary School. Large hill in front going down to sidewalk on Cumberland Avenue

Description of Work Proposed: Please give an overview of the work to be undertaken:

Remove rotted timber retaining wall and move back 3 feet from property line to base of steps. Using CMU block with a brick veneer to match existing steps. 2.5 foot deep footer with 2.5 feet of wall above grade.

Plans and drawing are already uploaded on the Montgomery County permit system.

REVIEWED

By Michael Kyne at 1:59 pm, Sep 23, 2022

APPROVED

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Robert H. Potter

Work Item 1: <u>retaining wall</u>	
Description of Current Condition: rotted timber wall	Proposed Work: New CMU block wall 5' in total, only 2.5' above grade covered with brick veneer

Work Item 2: _____	
Description of Current Condition:	Proposed Work:

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Work Item 3: _____	
Description of Current Condition:	Proposed Work:

**HISTORIC AREA WORK PERMIT
CHECKLIST OF
APPLICATION REQUIREMENTS**

	Required Attachments						
Proposed Work	I. Written Description	2. Site Plan	3. Plans/Elevations	4. Material Specifications	5. Photographs	6. Tree Survey	7. Property Owner Addresses
New Construction	*	*	*	*	*	*	*
Additions/Alterations	*	*	*	*	*	*	*
Demolition	*	*	*		*		*
Deck/Porch	*	*	*	*	*	*	*
Fence/Wall	*	*	*	*	*	*	*
Driveway/Parking Area	*	*		*	*	*	*
Grading/Excavation/Landscaping	*	*		*	*	*	*
Tree Removal	*	*		*	*	*	*
Siding/ Roof Changes	*	*	*	*	*		*
Window/ Door Changes	*	*	*	*	*		*
Masonry Repair/ Repoint	*	*	*	*	*		*
Signs	*	*	*	*	*		*

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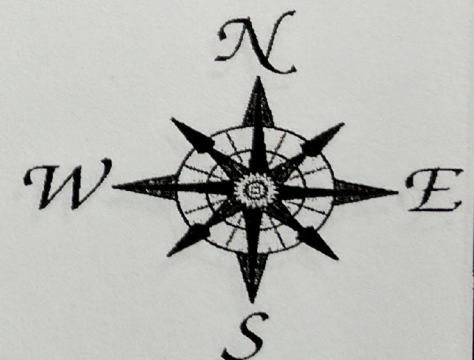
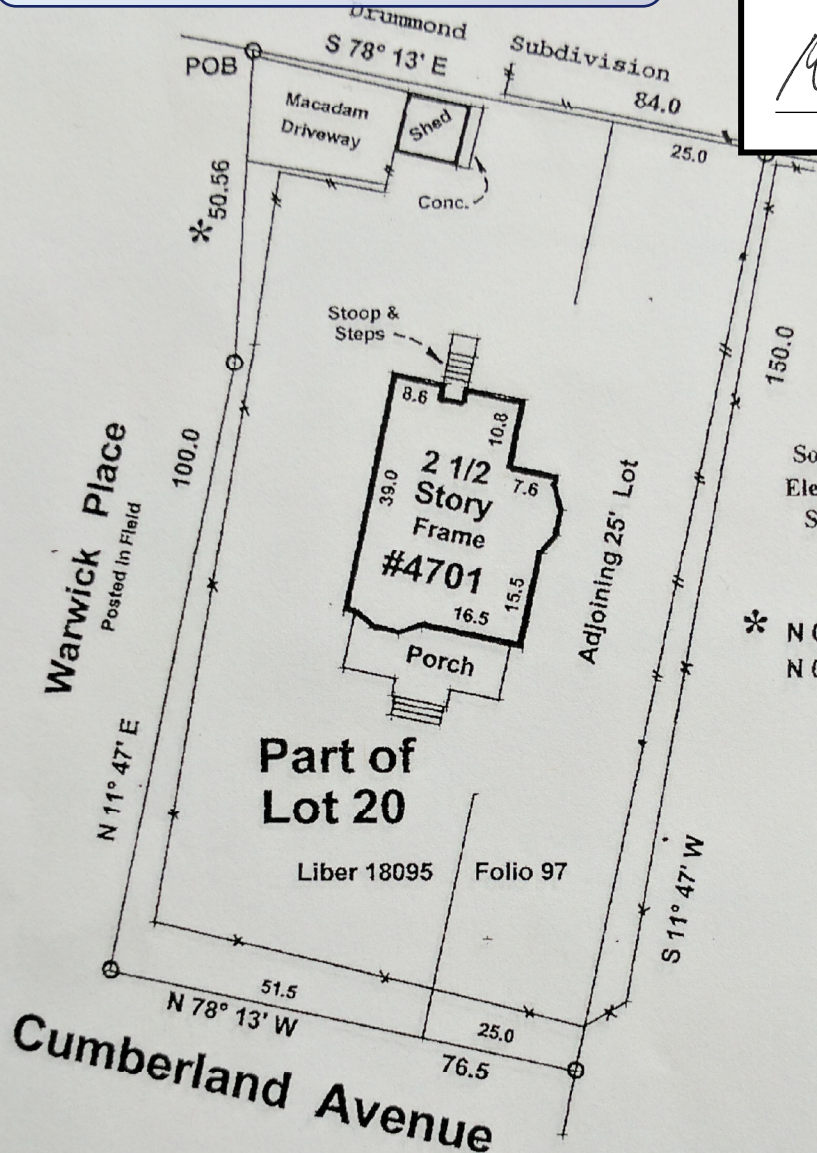


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APPROVED

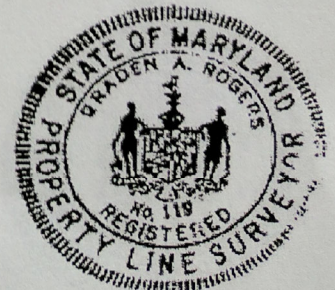
Montgomery County
Historic Preservation Commission



Property Line Survey recommended to determine the exact location of improvements and/or encroachments

- 1) This plat is of benefit to the consumer only insofar as it is required by a lender or a title insurance company or its agent in connection with contemplated transfer, financing or re-financing.
- 2) This plat is not to be relied upon for the establishment or location of fences, garages, buildings or other existing or future improvements.
- 3) This plat does not provide for the accurate identification of property boundary lines, but such identification may not be required for the transfer of title or securing financing or re-financing.
- 4) No title report furnished.
- 5) Property line survey recommended to determine the exact location of improvements and/or encroachments, if any.
- 6) Property subject to any / all rights-of-way, easements, and / or covenants of record and / or imposed by law.

Certification: This is to certify that the improvements indicated hereon are located as shown.



License Expires 3/28/2018

Braden A. Rogers

GRADEN A. ROGERS - Propt. L.S. MD. No. 119

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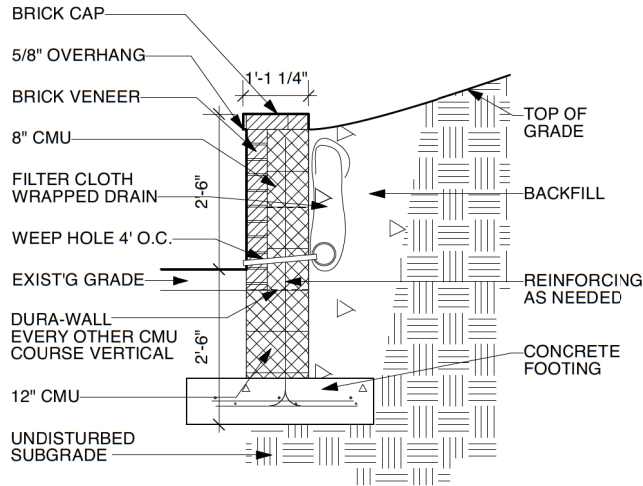
LIBER:	18095	FOLIO:	97
LOT:	Pt. 20	BLOCK:	1
		SECTION:	
		PLAT:	

#4701 Cumberland Avenue

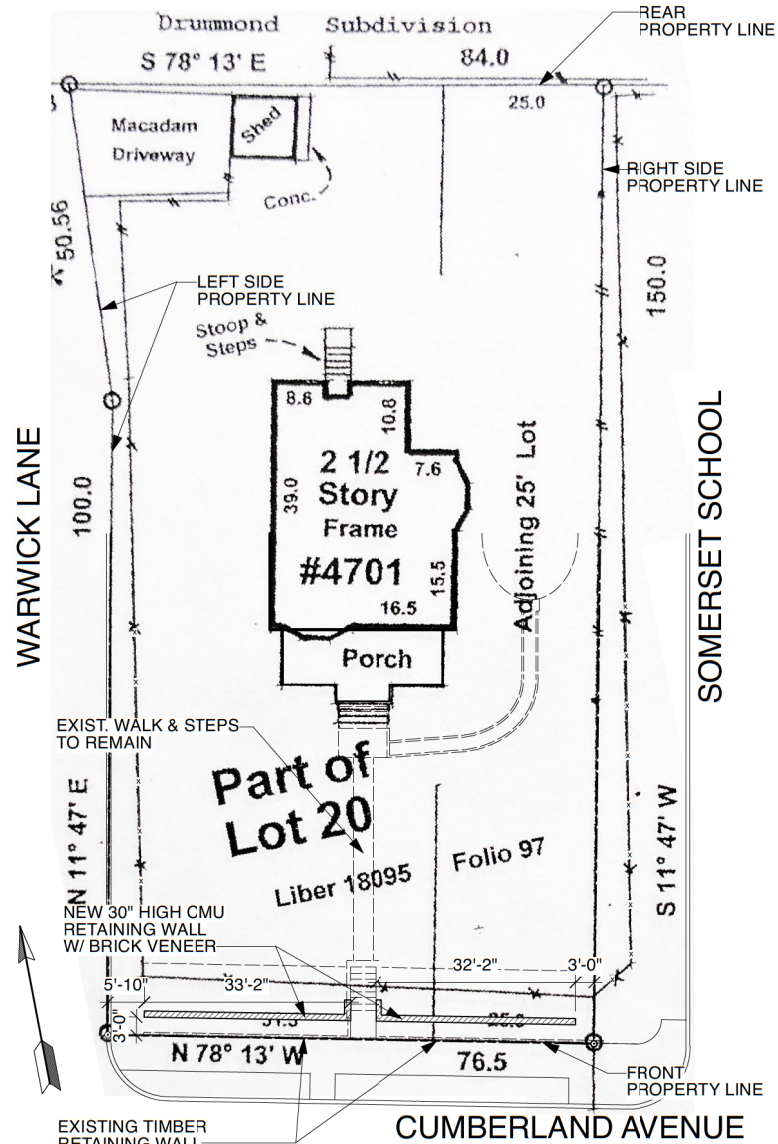
REVIEWED

By Michael Kyne at 2:00 pm, Sep 23, 2022

APPROVED
Montgomery County
Historic Preservation Commission



A RETAINING WALL SECTION
Scale: 1/2" = 1'-0"



EXISTING TIMBER
RETAINING WALL
TO BE REMOVED
ALL NEW CONSTRUCTION
TO BE ON 4701 PROPERTY

SITE PLAN

1" = 20'

GRAPHIC SCALE"= 1" = 20'
0 5 10 15 20
PRINT 11 X 17 FOR SCALE

DENCHFIELD
LANDSCAPING, INC.

5950 Ager Rd
Hyattsville MD 20782
301-949-5000

**Salamon
Residence**

4701 Cumberland Avenue
Chevy Chase, MD 20815

Drawn By: EB

Date: 7/13/2022
Revised: 8/11/22
Revised: 8/12/22
Revised: 8/22/22

**Site
Plan**

Scale As Noted

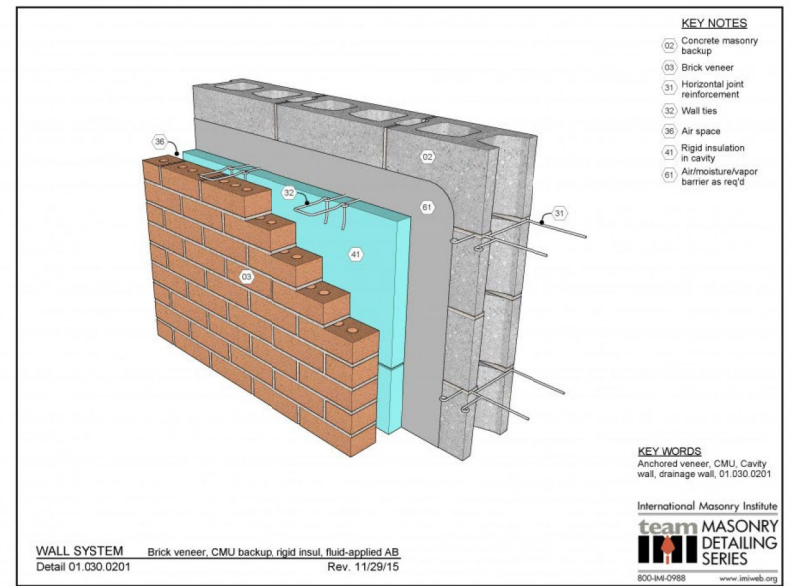
L-1

SHEET 1 OF 1



Remove existing 2-3' timber wall at bottom of property along sidewalk on Cumberland Avenue

Replace with block CMU with Brick Veneer wall up to 30" w/below ground footer



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Ronald W. Norton