



## HISTORIC PRESERVATION COMMISSION

Marc Elrich  
*County Executive*

Robert K. Sutton  
*Chairman*

Date: October 1, 2021

### 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 # 968018: Hardscaping

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The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was **Approved** by historic preservation staff.

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: Fred Teal Jr  
Address: 9 North Street, Brookeville

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](mailto:michael.kyne@montgomeryplanning.org) to schedule a follow-up site visit.





## HISTORIC PRESERVATION COMMISSION

HAWP #: \_\_\_\_\_ at: \_\_\_\_\_

submitted on: \_\_\_\_\_

has been reviewed and determined that the proposal fits into the following category/categories:

Repair or replacement of a masonry foundation with new masonry materials that closely match the original in appearance;

Installation of vents or venting pipes in locations not visible from the public right-of-way;

New gutters and downspouts;

Removal of vinyl, aluminum, asbestos, or other artificial siding when the original siding is to be repaired and/or replaced in kind;

Removal of accessory buildings that are not original to the site or non-historic construction;

Repair or replacement of missing or deteriorated architectural details such as trim or other millwork, stairs or stoops, porch decking or ceilings, columns, railings, balusters, brackets shutters, etc., with new materials that match the old in design, texture, visual characteristics, and, where possible materials, so long as the applicant is able to provide one extant example, photographic evidence, or physical evidence that serves as the basis for the work proposed;

Construction of wooden decks that are at the rear of a structure and are not visible from a public right-of-way;

Roof replacement with -compatible roofing materials, or with architectural shingles replacing 3-Tab asphalt shingles;

Installation of storm windows or doors that are compatible with the historic resource or district;

Repair, replacement or installation of foundation-level doors, windows, window wells, and areaways, or foundation vents, venting pipes, or exterior grills that do not alter the character-defining features and/or the historic character of the resource;

Construction of fences that are compatible with the historic site or district in material, height, location, and design;

Fence is lower than 48" in front of rear wall plane;

Construction of walkways, parking pads, patios, driveways, or other paved areas that are not visible from a public right-of-way and measure no more than 150 square feet in size;

Replacement of existing walkways, parking pads, patios, driveways, or other paved areas with materials that are compatible with the visual character of the historic site and district and that are no greater than the dimensions of the existing hardscape;

Construction of small accessory buildings no larger than 250 square feet in size that are not visible from the public right-of-way;

Installations of skylights on the rear of a structure that will not be visible from the public right-of-way, and would not remove or alter character-defining roof materials;

Installation of solar panels and arrays in locations that are not readily visible from the public right-of-way or that are designed so as to have a minimal impact on the historic resource or the historic district (e.g., systems that are ground-mounted in areas other than the front or side yard of a corner lot, located on accessory or outbuildings, on non-historic additions, or on rear facing roof planes);

Installation of car charging stations in any location on a property or in the right-of-way;

Installation of satellite dishes;

Removal of trees greater than 6" in diameter (d.b.h.) that are dead, dying, or present an immediate hazard.

Removal of trees greater than 6" in diameter (d.b.h.) in the rear of the property that will not impact the overall tree canopy of the surrounding district or historic site;

Replacement tree required as a condition; and,

Other minor alterations that may be required by the Department of Permitting Services post-Commission approval that would have no material effect on the historic character of the property.

Staff finds the proposal complies with Chapter 24A, the Secretary of the Interior's Standards for Rehabilitation, and any additional requisite guidance. Under the authority of COMCOR No. 24A.04.01, this HAWP is approved by *Michael Ky* on \_\_\_\_\_. The approval memo and stamped drawings follow.



Submit To: HAWP@montgomeryplanning.org

FOR STAFF ONLY:  
HAWP# 968018  
DATE ASSIGNED \_\_\_\_\_

# APPLICATION FOR HISTORIC AREA WORK PERMIT

HISTORIC PRESERVATION COMMISSION  
301.563.3400

**APPLICANT:**

Name: Fred Teal Jr

E-mail: ftealjr@yahoo.com

Address: 9 North Street

City: Brookeville Zip: 20833

Daytime Phone: 301 928-2778

Tax Account No.: Mo. Co. 02941741

*Permit App #: 968018*

**AGENT/CONTACT (if applicable):**

Name: To be determined

E-mail: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ Zip: \_\_\_\_\_

Daytime Phone: \_\_\_\_\_

Contractor Registration No.: \_\_\_\_\_

**LOCATION OF BUILDING/PREMISE:** MIHP # of Historic Property \_\_\_\_\_

Is the Property Located within an Historic District? Yes/District Name Brookeville  
No/Individual Site Name \_\_\_\_\_

Is there an Historic Preservation/Land Trust/Environmental Easement on the Property? If YES, include a map of \_\_\_\_\_ and documentation from the Easement Holder supporting this application.

**REVIEWED**

*By Michael Kyne at 4:56 pm, Oct 01, 2021*

Are there any other permits, approvals, or conditions (Conditional Use, Variance, Record Plat, etc.?) If YES, include supplemental information.

APPROVED  
Montgomery County  
Historic Preservation Commission  
*[Signature]*

Building Number: \_\_\_\_\_ Street: \_\_\_\_\_

Town/City: \_\_\_\_\_ Nearest Cross Street: \_\_\_\_\_

Lot: \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_

**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>Pave Driveway &amp; Parking Area</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.

Fred Teal Jr

*[Signature]*

September 16, 2021

Signature of owner or authorized agent

Date

**HAWP APPLICATION: MAILING ADDRESSES FOR NOTIFYING**  
[Owner, Owner's Agent, Adjacent and Confronting Property Owners]

**Owner's mailing address**

9 North Street  
Brookeville, MD 20833

**Owner's Agent's mailing address**

N/A

**Adjacent and confronting Property Owners mailing addresses**

Bryan and Allison Moffitt  
1 North Street  
Brookeville, MD 20833

Mark and Nathalie Davis  
13 North Street  
Brookeville, MD 20833

**REVIEWED**

*By Michael Kyne at 4:56 pm, Oct 01, 2021*

Brookeville Schoolhouse  
10 North Street  
Brookeville, MD 20833

APPROVED

Montgomery County  
Historic Preservation Commission



Work Item 1: Pave the driveway & parking area

Description of Current Condition:

This area is now gravel and needs annual maintenance including grading and fresh coats of gravel.

Proposed Work:

We propose to pave this area with an approved tar and chip surface that will still encourage water absorption but which will require less maintenance.

Work Item 2: \_\_\_\_\_

Description of Current Condition:

Proposed Work:

**REVIEWED**

*By Michael Kyne at 4:56 pm, Oct 01, 2021*

APPROVED

Montgomery County  
Historic Preservation Commission



Work Item 3: \_\_\_\_\_

Description of Current Condition:

Proposed Work:

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

Our home was located and constructed as per the approved Historic Area Work Permit No. 9411300069 dated February 24, 1995. We have occupied the home since occupancy in June 1996. The driveway and parking area are graveled as indicated on the attached site plan. The driveway now attaches directly to North Street and use of the easement across the front of the adjacent property has been abandoned. The 30 in. poplar tree shown on the 1996 plan was removed because of disease and root damage from trenches needed for electric and water lines coming to the house. No trees will be impacted by this work. The driveway exits onto North street directly across from the little white historic school house that has been renovated by the town. The parking area is still as shown on the site plan.

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

The town of Brookeville is in the process of obtaining a HAWP to apply a tar and chip surface to North, South and Water street. Competitive bidding is in process. My wife Teresa Meeks and I would like to have our driveway and parking area covered with the same surface at the time North street is being done. The town has agreed to negotiate this but asked individual home owners to obtain their own HAWPs. We propose to have our driveway done from the edge of North Street down to, and including, the parking area with the same tar and chip surface.

**REVIEWED**

*By Michael Kyne at 4:56 pm, Oct 01, 2021*

APPROVED

Montgomery County

Historic Preservation Commission



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

	Required Attachments						
Proposed Work	1. 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	*	*	*	*	*		*
Masonry Repair/Repoint	*	*	*				*
Signs	*	*	*				*

**REVIEWED**  
By Michael Kyne at 4:56 pm, Oct 01, 2021

**APPROVED**  
 Montgomery County  
 Historic Preservation Commission  
  


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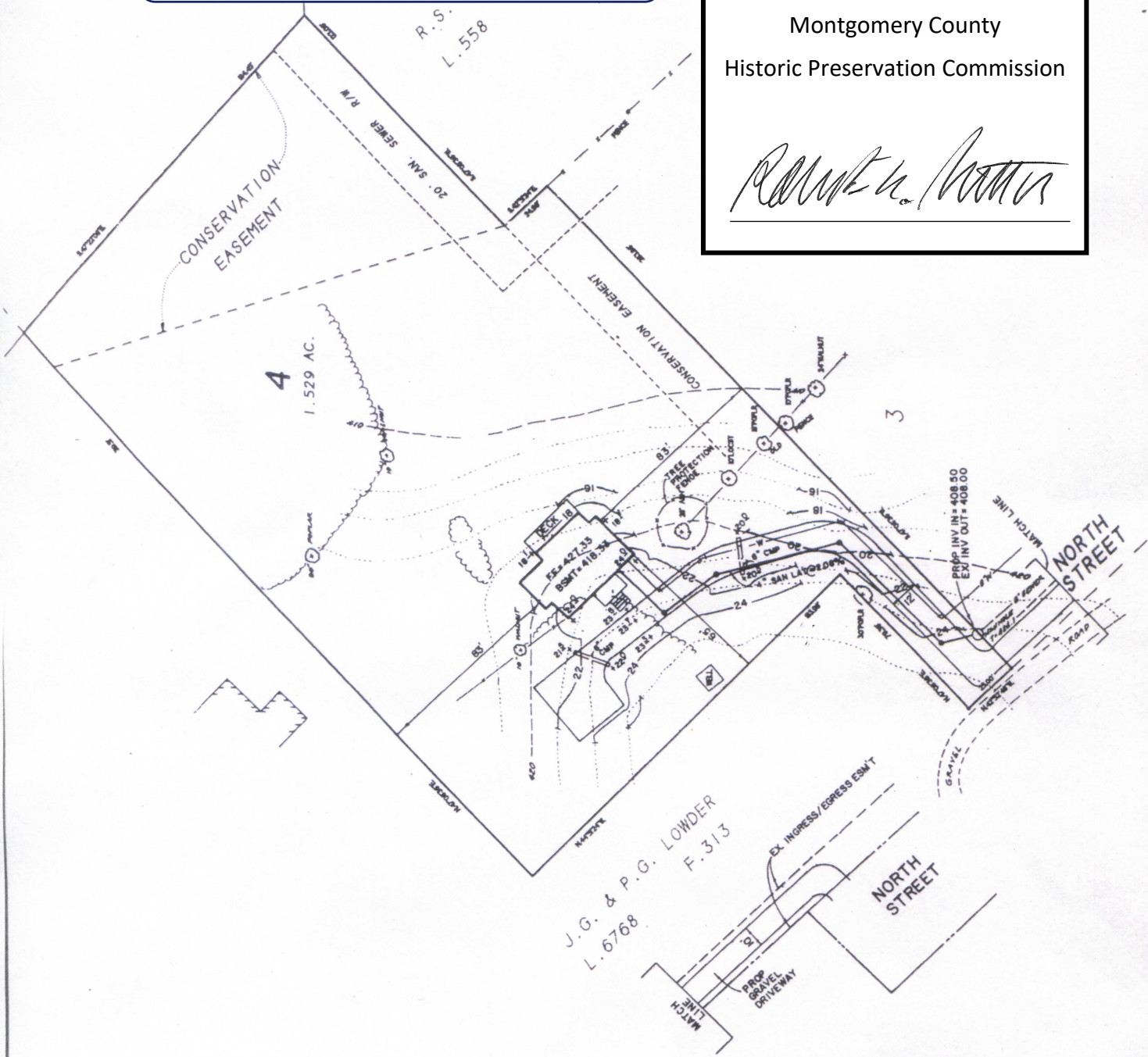
OWN  
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**SITE PLAN**  
LOT 4 - BLOCK A  
**BROOKVILLE MAN**  
TOWN OF BROOKVILLE  
ELECTION DISTRICT NO. 8  
MONTGOMERY COUNTY, MARYLAND  
SCALE: 1" = 30'

**REVIEWED**

By Michael Kyne at 4:56 pm, Oct 01, 2021

APPROVED  
Montgomery County  
Historic Preservation Commission



J.G. & P.G. LOWDER  
F.313  
L.6768

9



**REVIEWED**

By Michael Kyne at 4:56 pm, Oct 01, 2021

APPROVED

Montgomery County  
Historic Preservation Commission

*Robert H. [Signature]*



Looking Toward the North St.  
entrance & the little white school house,

**REVIEWED**

*By Michael Kyne at 4:56 pm, Oct 01, 2021*

APPROVED

Montgomery County  
Historic Preservation Commission

*Ronald H. Potter*



*View from the front porch toward  
the bend.*

**REVIEWED**

By Michael Kyne at 4:56 pm, Oct 01, 2021

APPROVED

Montgomery County  
Historic Preservation Commission

*Ronald A. Potter*



View from the front porch directly  
ahead,

**REVIEWED**

By Michael Kyne at 4:56 pm, Oct 01, 2021

APPROVED

Montgomery County  
Historic Preservation Commission

*Ronald A. Potter*



View of the parking area on  
the right - taken from the front  
porch.