



## HISTORIC PRESERVATION COMMISSION

Marc Elrich  
County Executive

Robert K. Sutton  
Chairman

Date: March 29, 2023

### MEMORANDUM

TO: Rabbiah Sabbakhan , DPS Director  
Dan Bruechert

FROM: Historic Preservation Section  
Maryland-National Capital Park & Planning Commission  
Historic Area Work Permit #982698 - Building Addition and other alterations

SUBJECT:

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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** at the March 23, 2022 HPC meeting with revisions approved at the March 22, 2023 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.

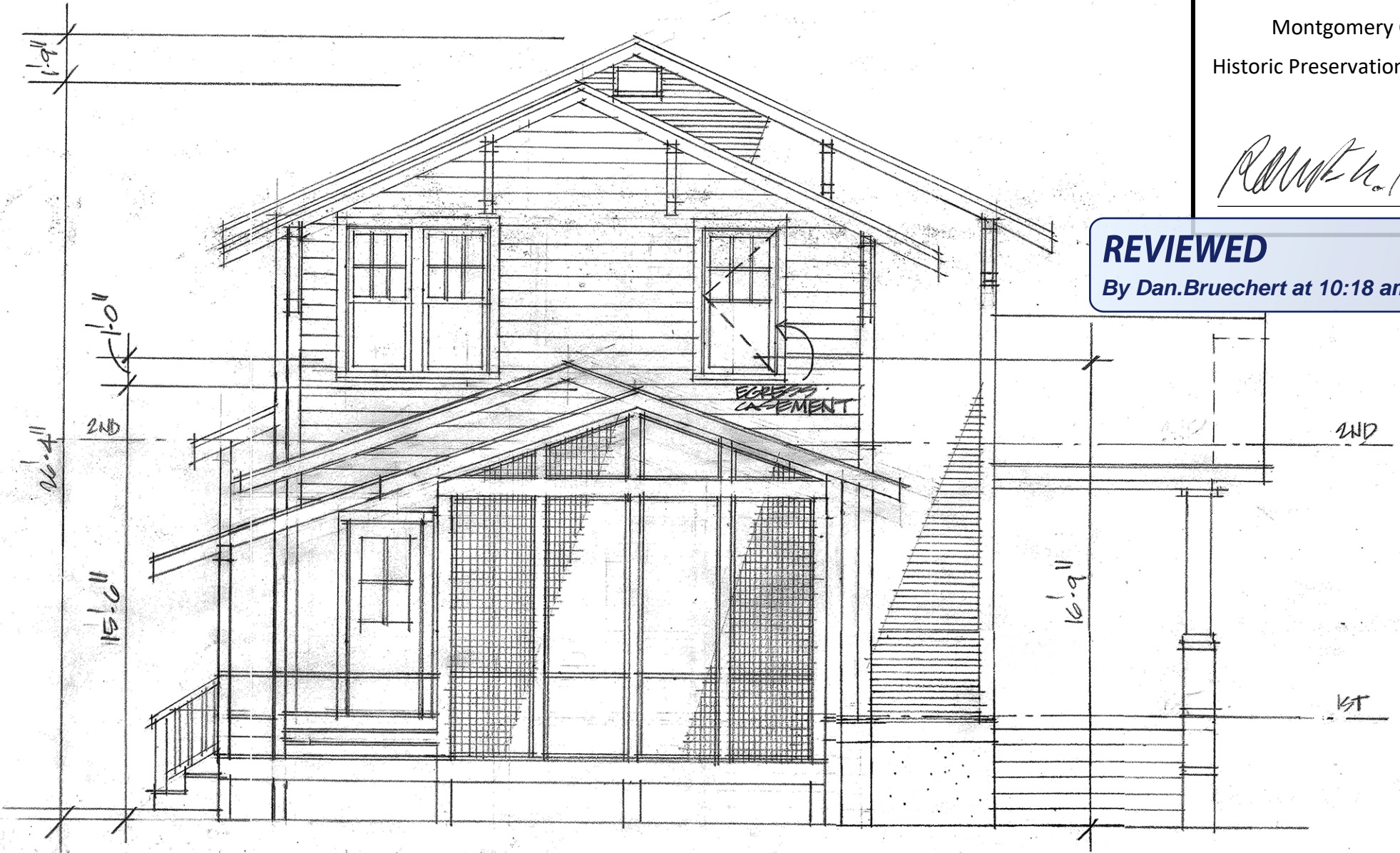
Applicant: Elizabeth Baer & Daniel Eichner  
Address: 7200 Maple Ave., Takoma Park

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 Dan Bruechert at 301563.3400 or [dan.bruechert@montgomeryplanning.org](mailto:dan.bruechert@montgomeryplanning.org) to schedule a follow-up site visit.



APPROVED  
Montgomery County  
Historic Preservation Commission  
*Ronald A. Adams*

**REVIEWED**  
By Dan.Bruechert at 10:18 am, Mar 29, 2023



PROPOSED REAR ELEVATION  
1/4" = 1'0"

4



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Montgomery County  
Historic Preservation Commission

*Randy H. Potter*

**REVIEWED**  
By Dan.Bruechert at 10:18 am, Mar 29, 2023

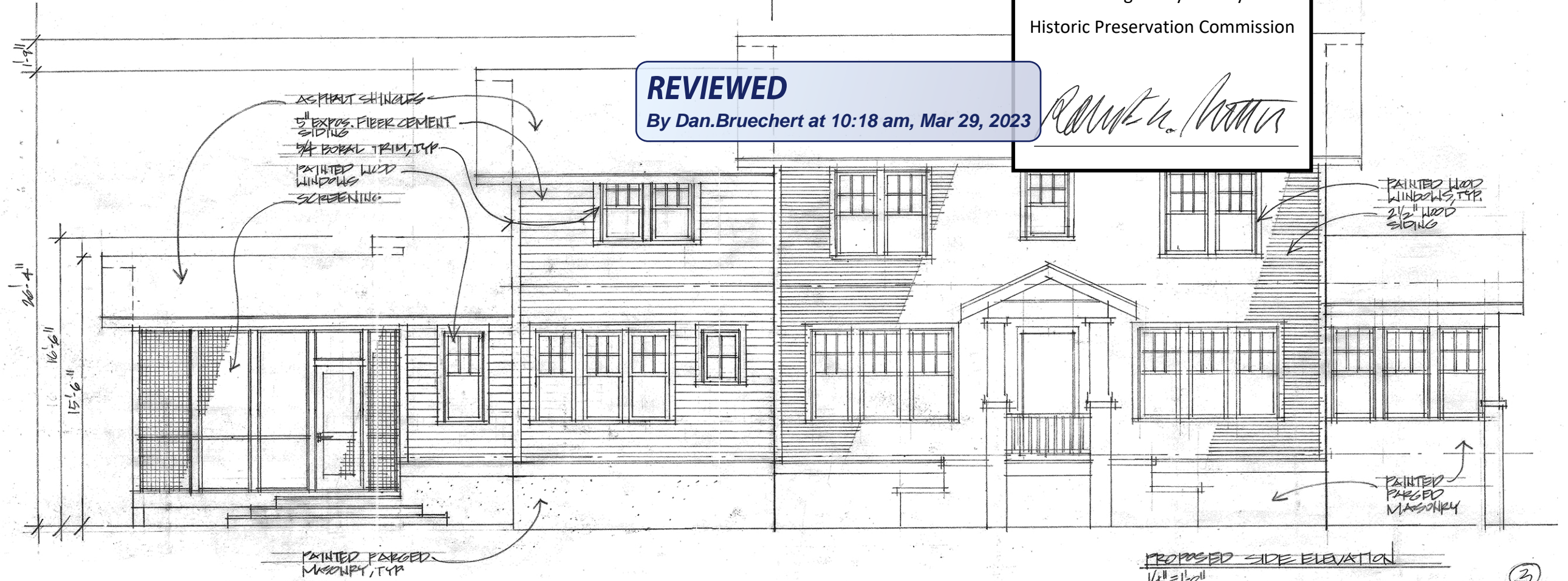
PROPOSED SIDE ELEVATION  
1/4"=1'-0"

1'-9"  
11'-0"  
26'-4"  
15'-6"  
16'-6"

ADDITION \* EXISTING

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Montgomery County  
Historic Preservation Commission  
*Randy Potter*

**REVIEWED**  
By Dan.Bruechert at 10:18 am, Mar 29, 2023



PROPOSED SIDE ELEVATION  
1/4" = 1'-0"

WINDOW SCHEDULE															
Manufacturer- Windows: Marvin															
No.	Mfr. No.	Height, Unit (R.O.)	Width, Unit (R.O.)	Jamb Depth	Window Type/Material	Glazing Type	Grille Structure	Mullion Divisions	Screens / Screen Door	Hardware	SHGC-value Total Unit	U-value Total Unit	Egress window	Quant.	Remarks
A	UDHG2 2424	4'-7 1/2" (4'-8" R.O.)	2'-5 1/4" (2'-6 1/4" R.O.)	2 x 6 wall	DOUBLE-HUNG /primed wood interior & aluminum clad exterior	Insulating glass Low E II w/ Argon	7/8" alum. clad SDL, w/ spacer bar	6-over-1	YES	Satin Nickel (Std.)	0.28	0.29		5	Aluminum clad color to be "Custom Color: TBD"/ 2 Sash Lifts per Window
B	UDGH2 2418	3'-7 1/2" (3'-8" R.O.)	2'-5 1/4" (2'-6 1/4" R.O.)	2 x 6 wall	DOUBLE-HUNG /primed wood interior & aluminum clad exterior	Insulating glass Low E II w/ Argon	7/8" alum. clad SDL, w/ spacer bar	6-over-1	YES	Satin Nickel (Std.)	0.29	0.31		4	Aluminum clad color to be "Custom Color: TBD"/ 2 Sash Lifts per Window
C	UCA 2856 E	4'-7 1/8" (4'-7 5/8" R.O.)	2'-4" (2'-5" R.O.)	2 x 6 wall	CASEMENT /primed wood interior & aluminum clad exterior	Insulating glass Low E II w/ Argon (TEMPERED)	7/8" alum. clad SDL, w/ spacer bar	6-over-1 D/H appearance	YES	Satin Nickel Lock and Folding Crank (Std.)	0.28	0.29	YES	1	Aluminum clad color to be "Custom Color: TBD"
D	UAWN 2836	2'-11 1/8" (2'-11 5/8" R.O.)	2'-4" (2'-5" R.O.)	2 x 6 wall	AWNING /primed wood interior & aluminum clad exterior	Insulating glass Low E II w/ Argon (TEMPERED)	7/8" alum. clad SDL, w/ spacer bar	4 equal lites	YES	Satin Nickel Lock and Folding Crank (Std.)	0.28	0.29		1	Aluminum clad color to be "Custom Color: TBD"
E	UDHG2 2422	4'-3 1/2" (4'-4" R.O.)	2'-5 1/4" (2'-6 1/4" R.O.)	2 x 6 wall	DOUBLE-HUNG /primed wood interior & aluminum clad exterior	Insulating glass Low E II w/ Argon	7/8" alum. clad SDL, w/ spacer bar	6-over-1	YES	Satin Nickel (Std.)	0.28	0.29		2	Aluminum clad color to be "Custom Color: TBD"/ 2 Sash Lifts per Window
F	UGL 5026 XX	2'-5 1/2" (2'-6" R.O./ 2'-5 3/4" M.O.)	4'-11 1/2" (5'-0 1/2" R.O./ 5'-0" M.O.)	2 x 4 wall	GLIDER /primed wood interior & alum.clad exterior	Insulating glass Low E II w/ Argon (TEMPERED)	7/8" alum. clad SDL, w/ spacer bar	6 equal lites in each sash (12 total)	YES	Satin Nickel Lock (Std.)	0.28	0.29		1	Aluminum clad color to be "Custom Color: TBD"
G	UGL 5020 XX	1'-11 1/2" (2'-0" R.O./ 1'-11 3/4" M.O.)	4'-11 1/2" (5'-0 1/2" R.O./ 5'-0" M.O.)	2 x 4 wall	GLIDER /primed wood interior & alum.clad exterior	Insulating glass Low E II w/ Argon (TEMPERED)	7/8" alum. clad SDL, w/ spacer bar	6 equal lites in each sash (12 total)	YES	Satin Nickel Lock (Std.)	0.28	0.29		1	Aluminum clad color to be "Custom Color: TBD"
SUBTOTAL											0.28 avg.	0.29 avg.		15 units	
DOOR SCHEDULE															
Manufacturer- Doors: Marvin/ TBD															
No.	Mfr. No.	Height, Unit (R.O.)	Width, Unit (R.O.)	Jamb Depth	Door Type / Material	Glazing Type	Grille Structure	Mullion Divisions	Screens / Screen Door	Hardware	SHGC-value Total Unit	U-value Total Unit	Swing direction (shown from outside room)	Quant.	Remarks
1	UIFD 2868 XL	6'-10" (6'-10 1/2" R.O./ 6'-10 1/4" M.O.)	2'-9 7/16" (2'-10 7/16" R.O./ 2'-9 15/16" M.O.)	3 1/2"	INSWING FRENCH DOOR PRIMED WD. INT./ CLAD EXTERIOR	Insulating glass (3/4" IG Low E2 Argon/ TEMPERED	n/a	NONE	TBD	Satin Nickel	0.19	0.36	Left Hand	1	Aluminum clad color to be "Custom Color: TBD"
2	TBD	6'-8" (6'-9" R.O.)	2'-8" (2'-10" R.O.)	3 1/2"	Solid Wood 5-Panel POCKET Door	n/a	n/a	n/a	n/a	n/a	n/a	n/a	Left Hand	1	Interior Door
100	UWIFD 2870 XL	7'-2" (7'-2 1/2" R.O.)	2'-9 7/16" (2'-10 7/16" R.O.)	5 1/2"	INSWING FRENCH DOOR PRIMED WD. INT./ CLAD EXTERIOR	Insulating glass (3/4" IG Low E2 Argon/ TEMPERED	TBD	4 lites	TBD	Satin Nickel	0.19	0.36	Left Hand	1	Exterior Door: Exterior to be painted
101	UWSFD 10070	7'-2" (7'-2 1/2" R.O.)	9'-11" (10'-0" R.O.)	5 1/2"	INSWING FRENCH DOOR PRIMED WD. INT./ CLAD EXTERIOR	Insulating glass (3/4" IG Low E2 Argon/ TEMPERED	TBD	n/a	none	Satin Nickel	0.19	0.36	n/a	1	Exterior Door: Exterior to be painted
102	TBD	6'-8" (6'-9" R.O.)	Pair of 1'-9" (3'-8" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Doors	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1 pair	Interior Door
103	TBD	6'-8" (6'-9" R.O.)	2'-4" (2'-6" R.O.)	3 1/2"	Solid Wood 5-Panel POCKET Door	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1	Interior Door
104	TBD	6'-8" (6'-9" R.O.)	2'-0" (2'-4" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Door	n/a	n/a	n/a	n/a	n/a	n/a	n/a	Left Hand	1	Interior Door
105	TBD	6'-8" (6'-9" R.O.)	Pair of 1'-6" (3'-2" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Doors	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1 pair	Interior Door
106	Cobblestone Mill "Riverstone"	7'-0" (7'-1" R.O.)	2'-8" (2'-10" R.O.)	3 1/2"	SCREEN DOOR/ Western Red Cedar (1 1/4" thick)	Screening: "Standard Recessed #4375"	Recessed flat stop	n/a	n/a	n/a	n/a	n/a	Right Hand	1	Exterior Screen Door
107	Cobblestone Mill "Riverstone"	7'-0" (7'-1" R.O.)	2'-8" (2'-10" R.O.)	3 1/2"	SCREEN DOOR/ Western Red Cedar (1 1/4" thick)	Screening: "Standard Recessed #4375"	Recessed flat stop	n/a	n/a	n/a	n/a	n/a	Left Hand	1	Exterior Screen Door
200	TBD	6'-8" (6'-9" R.O.)	Pair of 2'-0" (4'-2" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Doors	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1 pair	Interior Door
201	TBD	6'-8" (6'-9" R.O.)	Pair of 1'-6" (3'-2" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Doors	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1 pair	Interior Door
202	TBD	6'-8" (6'-9" R.O.)	2'-4" (2'-6" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Door	n/a	n/a	n/a	n/a	n/a	n/a	n/a	Right Hand	1	Interior Door
203	TBD	6'-8" (6'-9" R.O.)	Pair of 1'-6" (3'-2" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Doors	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1 pair	Interior Door
204	TBD	6'-8" (6'-9" R.O.)	Pair of 1'-6" (3'-2" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Doors	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1 pair	Interior Door
205	TBD	6'-8" (6'-9" R.O.)	Pair of 1'-6" (3'-2" R.O.)	3 1/2"	Solid Wood 5-Panel SWING Doors	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	1 pair	Interior Door
SUBTOTALS											0.24 avg.	0.31 avg.		17 units	
TOTALS											0.28 avg.	0.29 avg.		32 units	

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