



HISTORIC PRESERVATION COMMISSION

Marc Elrich
County Executive

Robert K. Sutton
Chairman

Date: June 30, 2021

MEMORANDUM

TO: Mitra Pedoeem
Department of Permitting Services

FROM: Dan Bruechert
Historic Preservation Section
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit # 954472 - Porch Enclosure

The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was **approved** by the HPC at the June 23, 2021 HPC meeting.

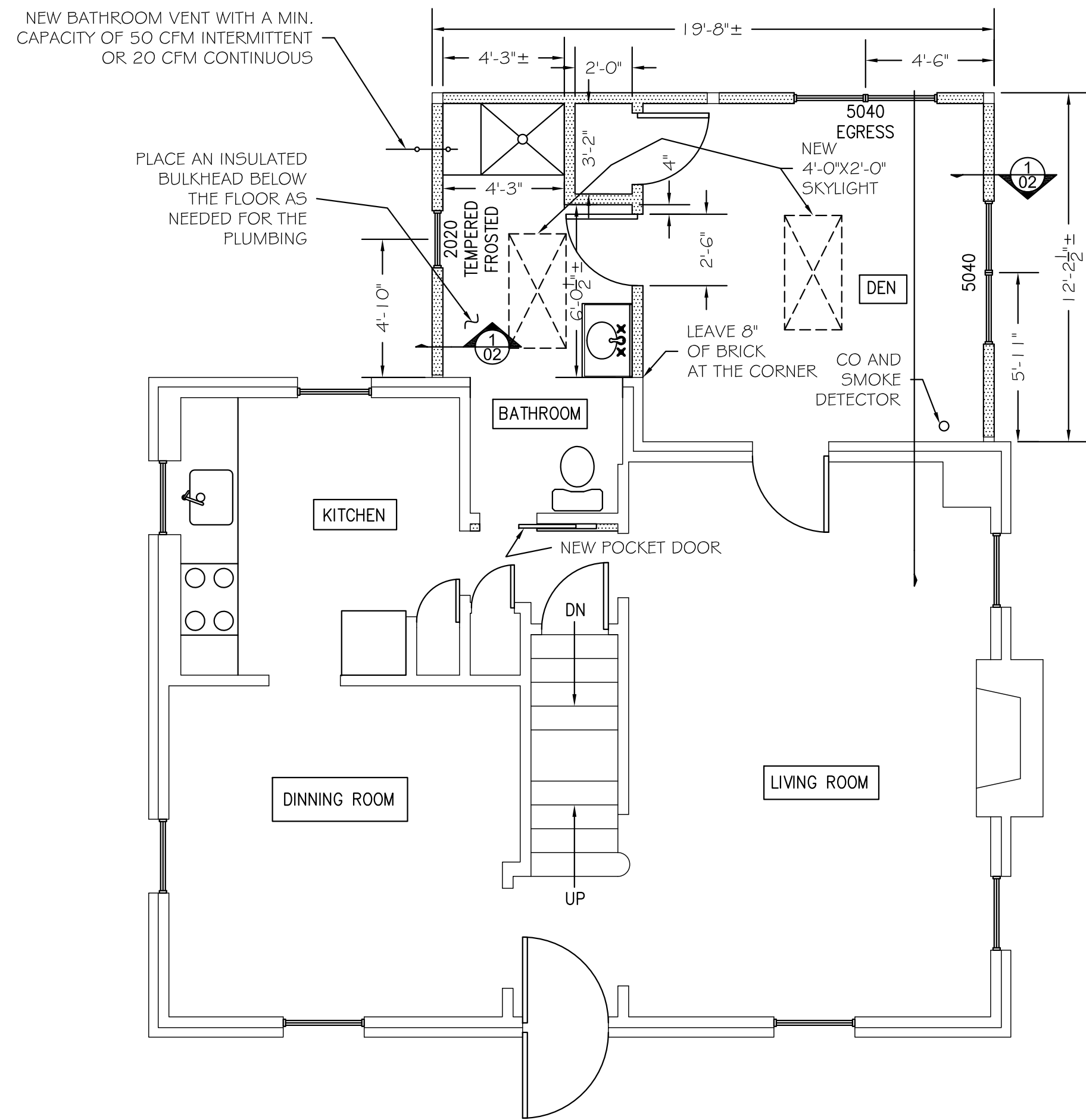
The HPC staff has reviewed and stamped the attached construction drawings.

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: Jason Lange
Address: 507 New York Ave., Takoma Park

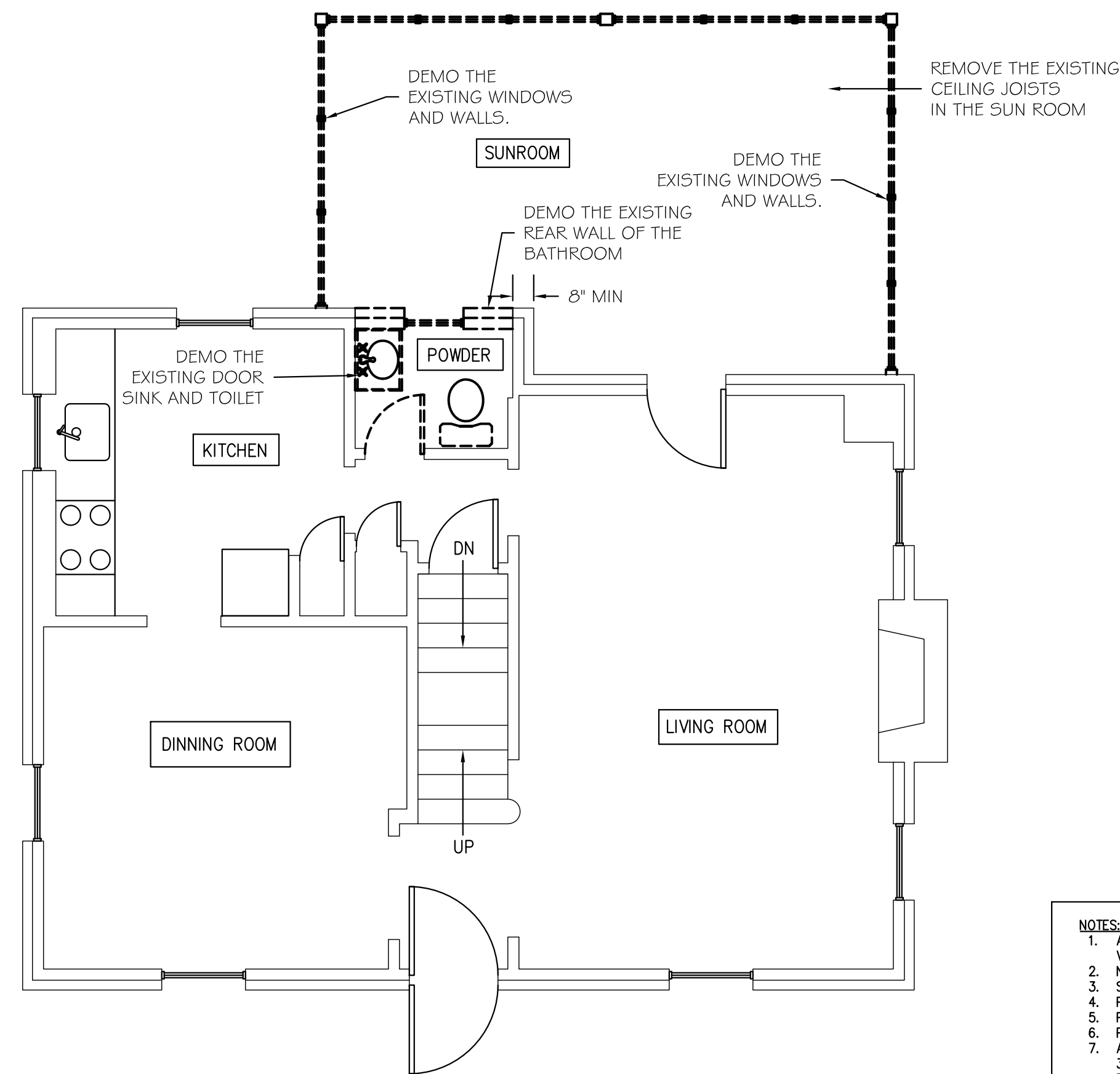
This HAWP approval is subject to the general condition that the applicant will obtain all other applicable Montgomery County or local government agency permits. After the issuance of these permits, the applicant must contact this Historic Preservation Office if any changes to the approved plan are made. Once work is complete the applicant will contact Dan Bruechert at 301.563.3400 or dan.bruechert@montgomeryplanning.org to schedule a follow-up site visit.





1st Floor Plan

Scale: 1/4" = 1'-0"



1st Floor Demolition Plan

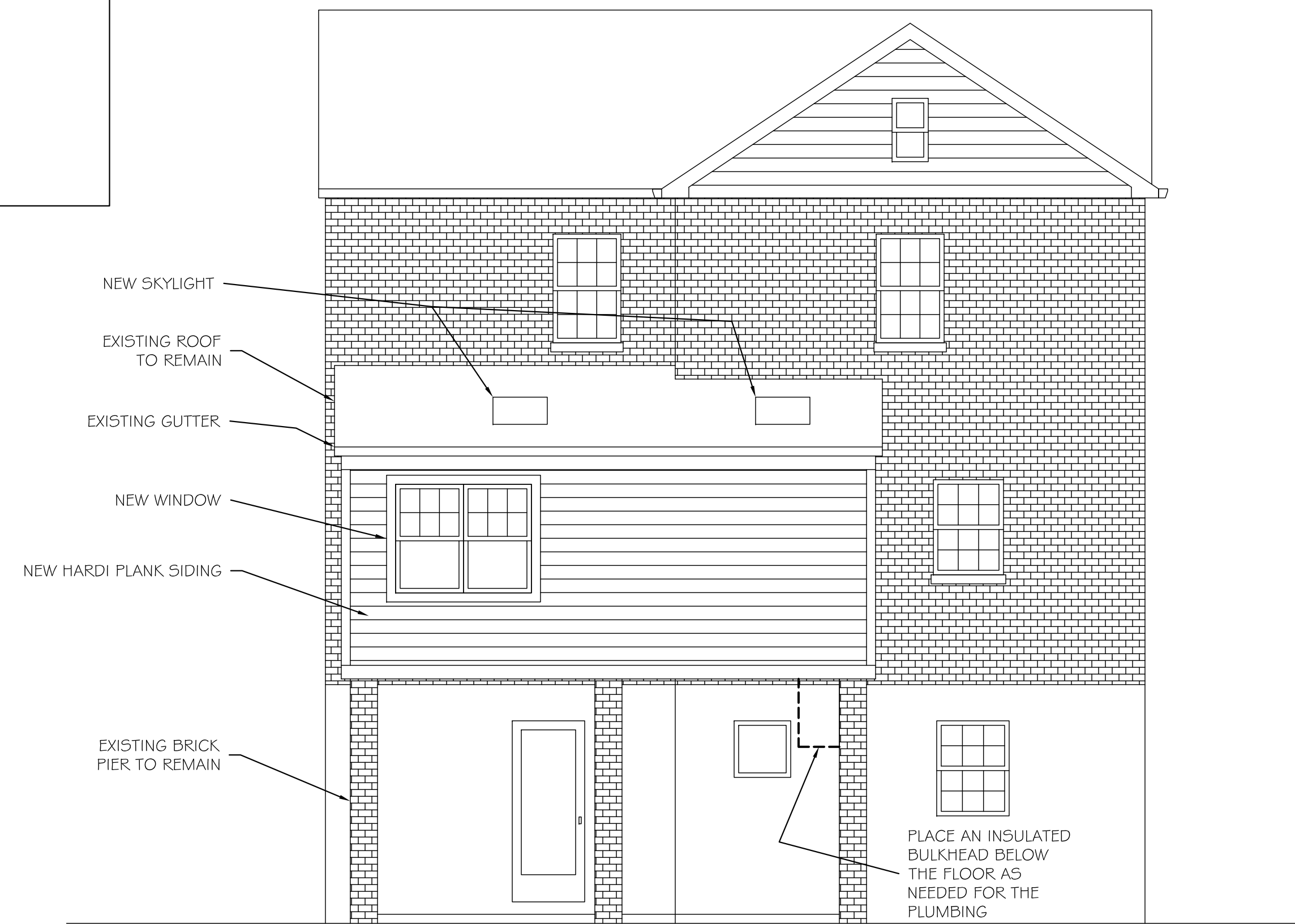
Scale: 1/4" = 1'-0"

NOTES:

1. THE CONTRACTOR SHALL PROVIDE ADDITIONAL DEMO AS REQUIRED TO COMPLETE THE PROJECT EVEN IF NOT SHOWN ON THESE PLANS.
2. PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS REQUIRED.

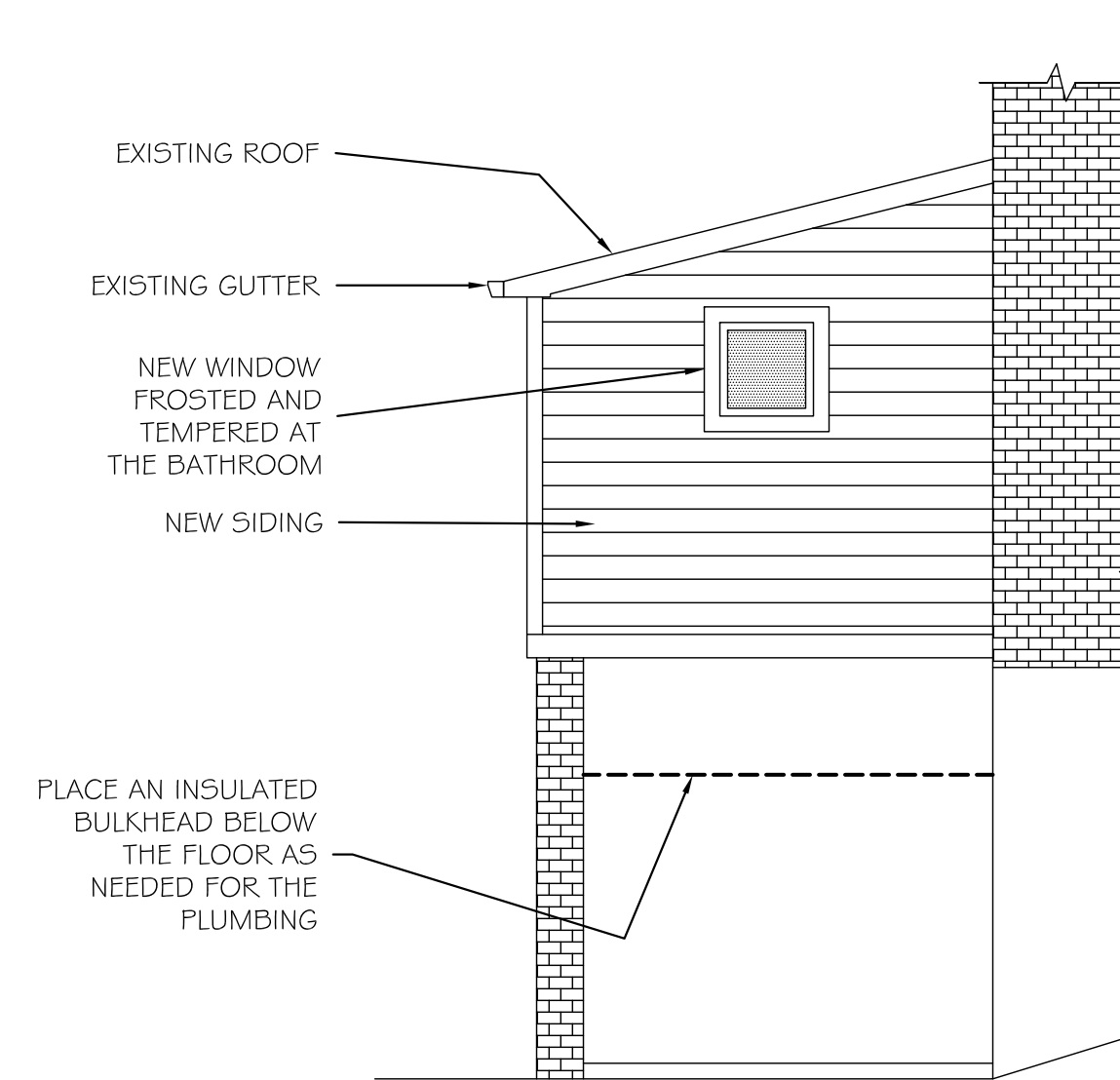
NOTES:

1. ALL DIMENSIONS LISTED AS ± ARE APPROXIMATE AND SHOULD BE FIELD VERIFIED.
2. NEW WINDOWS SHALL HAVE A SHGC OF 0.25 AND A U FACTOR OF 0.25
3. SKYLIGHTS SHALL HAVE A SHGC OF 0.4 AND A U FACTOR OF 0.4
4. PLACE R21 FOAM INSULATION IN THE NEW EXTERIOR WALLS
5. PLACE R30 FOAM INSULATION BETWEEN THE ROOF FRAMING.
6. PLACE R12 BETWEEN SLEEPERS ON THE STRUCTURAL SLAB OVER EXPOSED AIR.
7. ALL WINDOWS MARKED EGRESS MUST MEET THE REQUIREMENTS OF IRC CHAPTER 3. VERIFY THE WINDOW CONFORMS BEFORE ORDERING THE WINDOW. MODIFY THE WINDOW SIZE AS NEEDED TO ENSURE THE WINDOW IS CLASSIFIED AS AN EGRESS WINDOW.
8. USE TEMPERED WINDOWS WHEN REQUIRED BY IRC CHAPTER 3.
9. ADD CO AND SMOKE DETECTORS WHEN REQUIRED BY CODE.



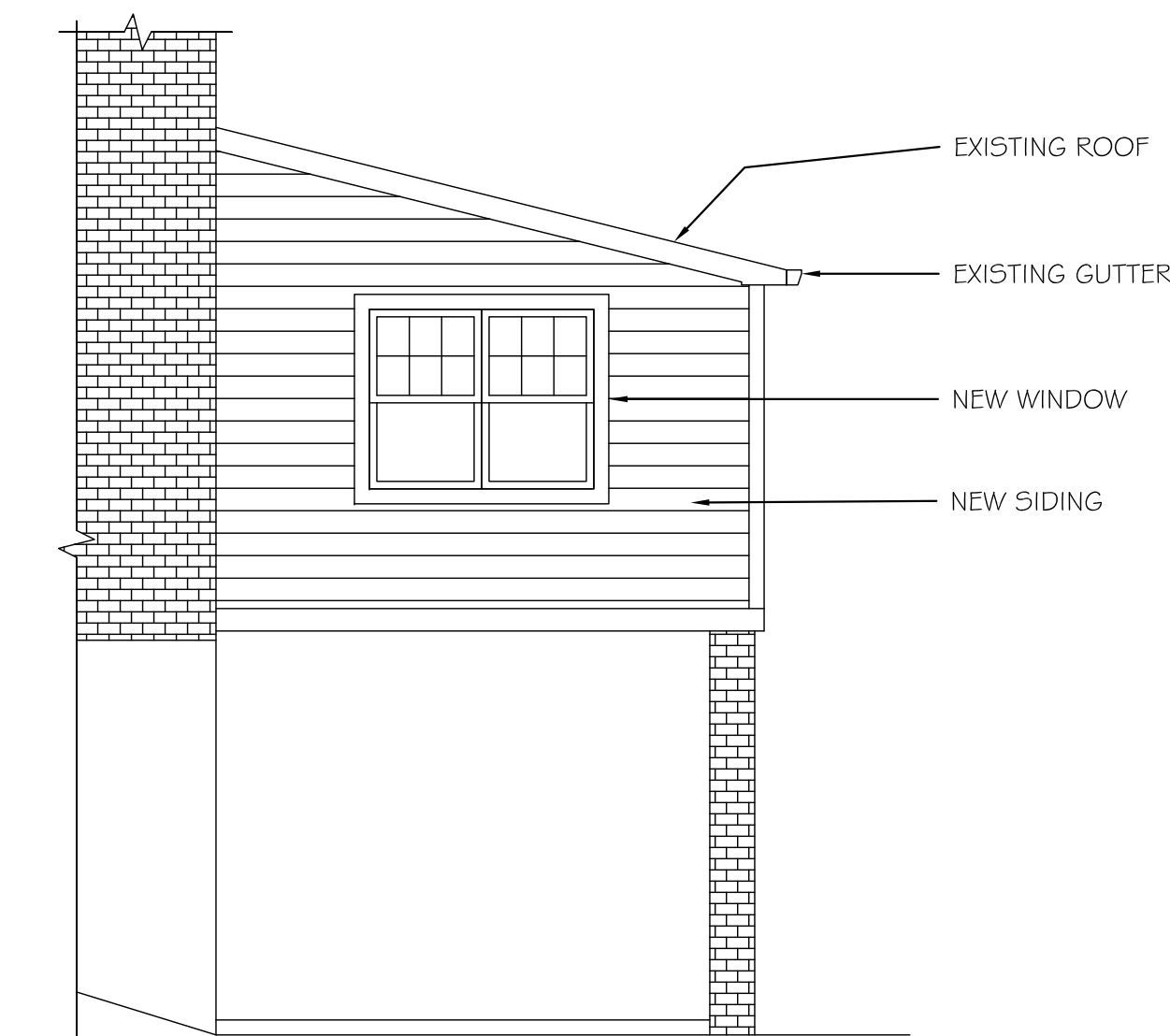
Rear Elevation

Scale: 1/4" = 1'-0"



Left Elevation

Scale: 1/4" = 1'-0"



Right Elevation

Scale: 1/4" = 1'-0"

APPROVED
Montgomery County
Historic Preservation Commission

[Signature]

REVIEWED
By Dan.Bruechert at 10:27 am, Jun 30, 2021

No.	Revision / Issue	Date
01	**	**

The Lange/MacKinnon Residence
507 New York Ave
Takoma Park, MD

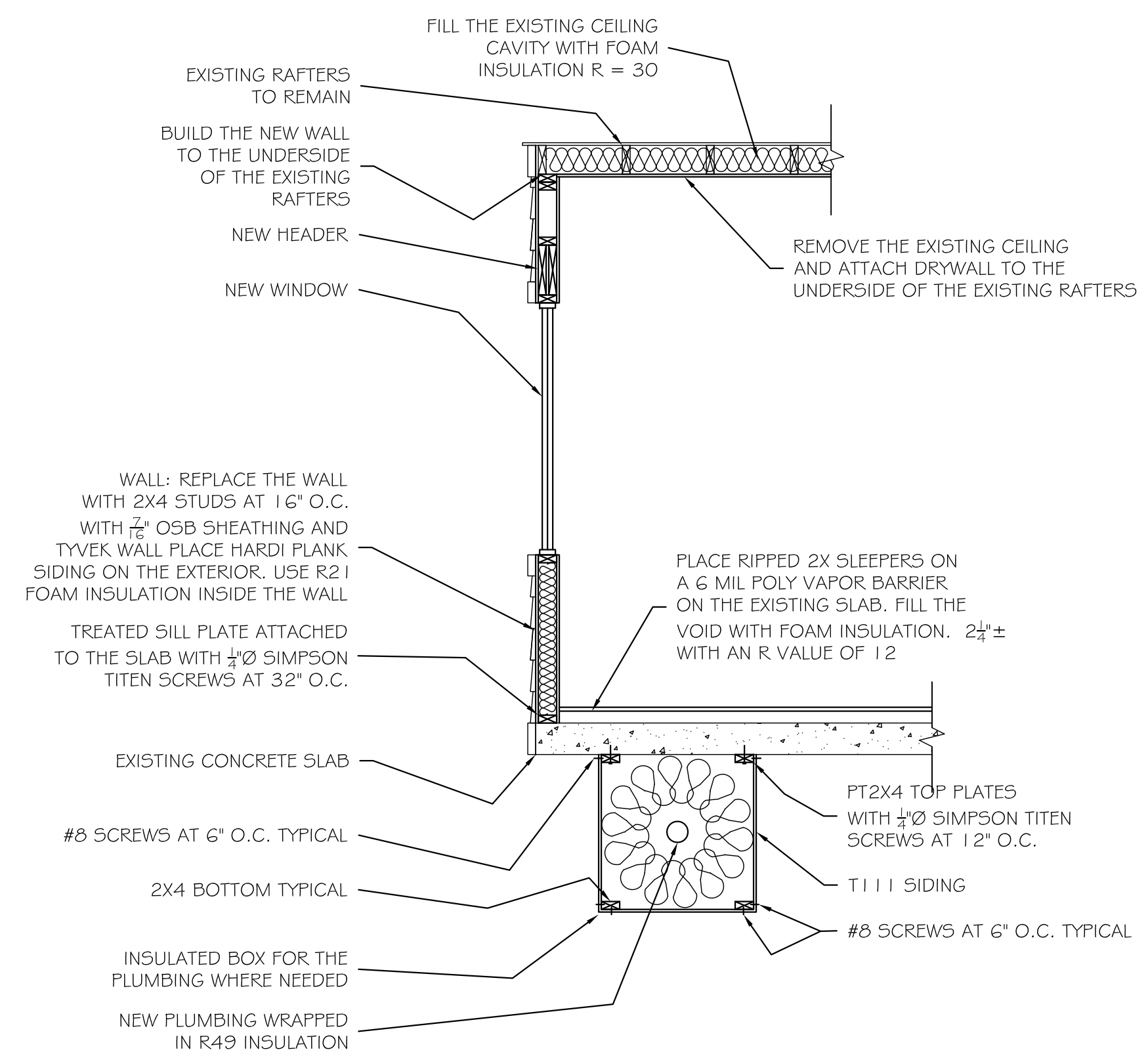
Architectural Plans

Drawn By: RAW

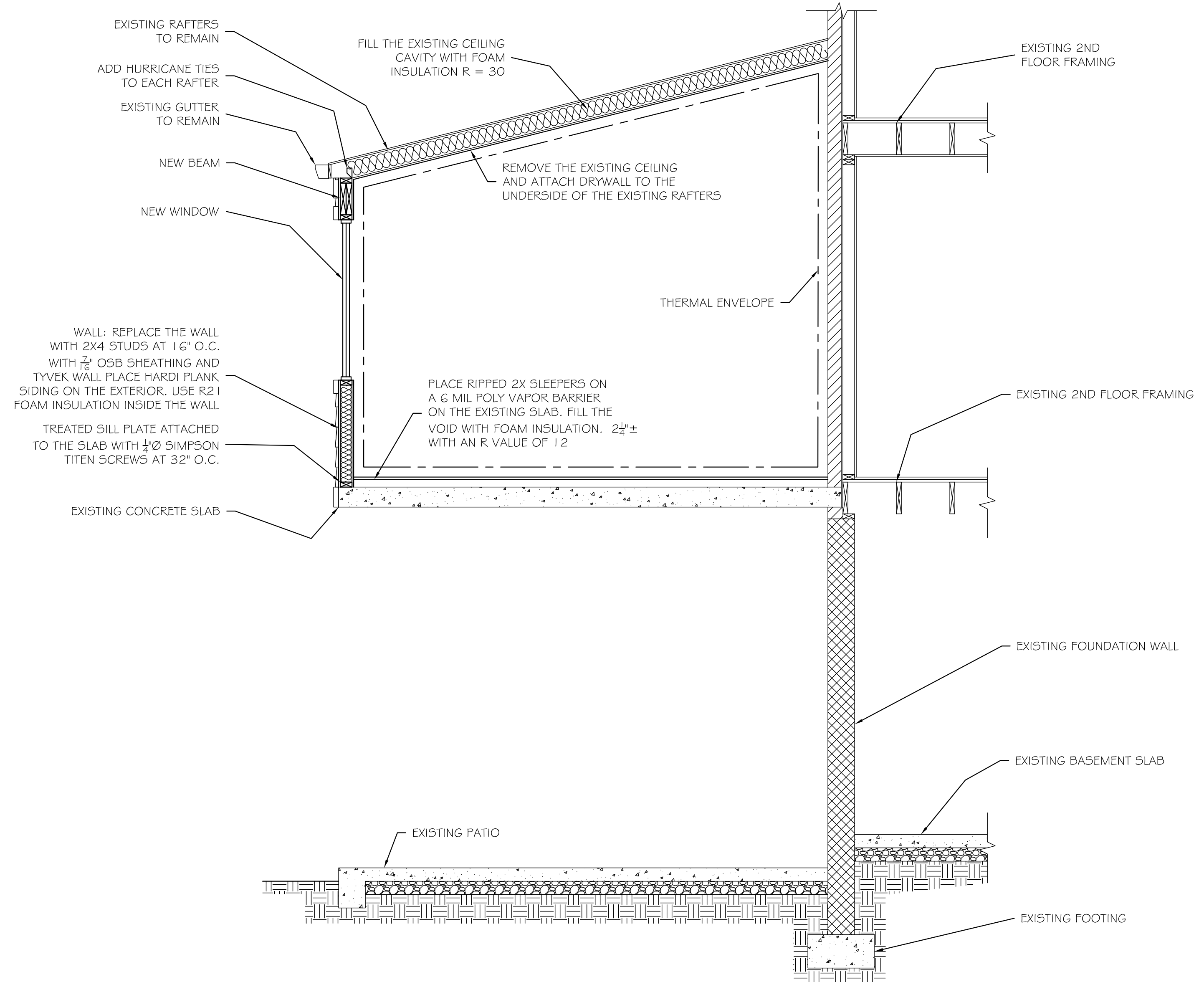
Date: 5-27-21

Scale: As Noted

A001



SECTION 1
SCALE: 1/4" = 1'-0"
A002



SECTION 2
SCALE: 1/4" = 1'-0"
A002

APPROVED
Montgomery County
Historic Preservation Commission

[Signature]

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By Dan.Bruechert at 10:27 am, Jun 30, 2021

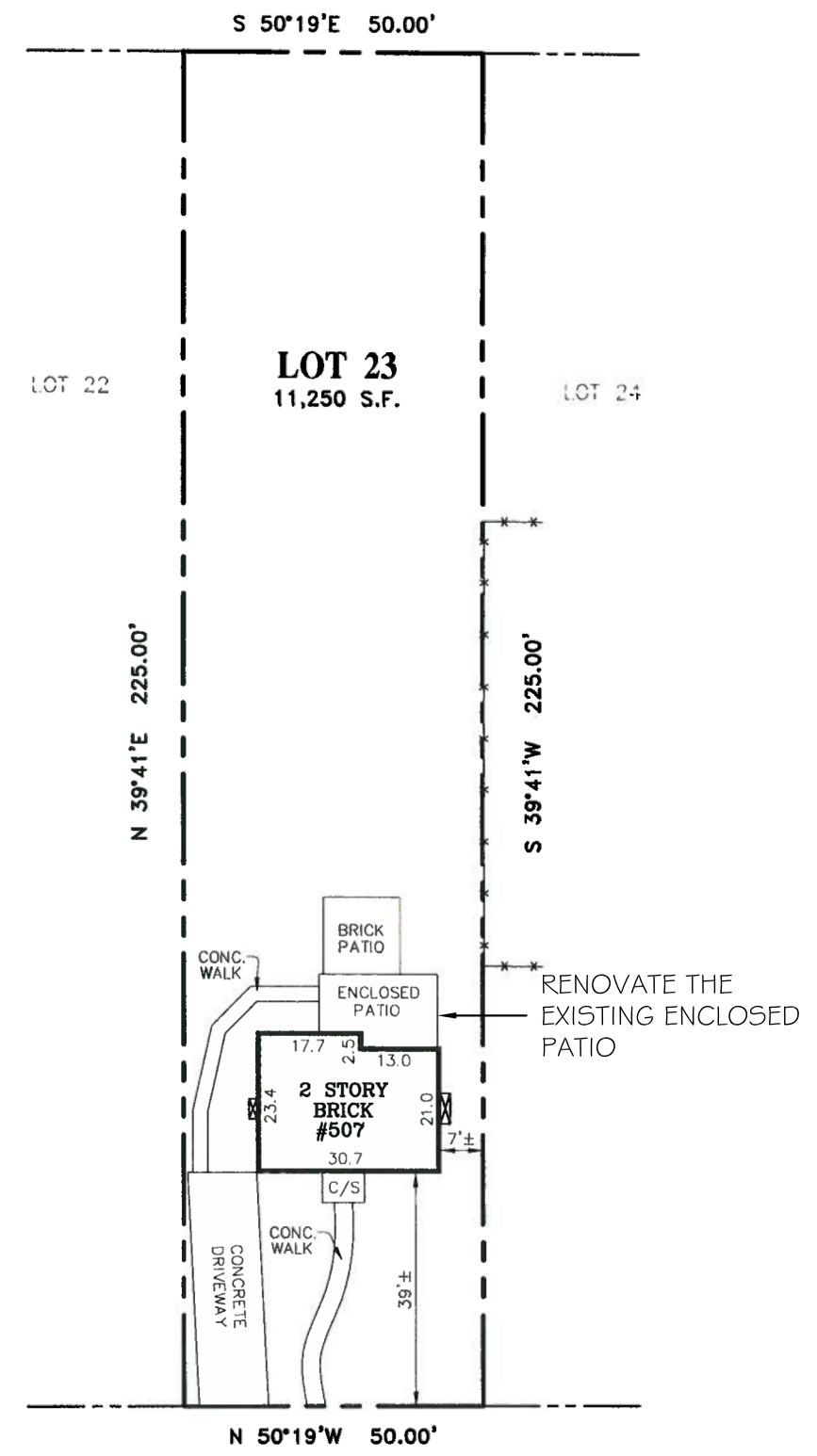
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The Lange/MacKinnon Residence
507 New York Ave
Takoma Park, MD


Sections	
Drawn By: RAW	A002
Date: 5-27-21	
Scale: As Noted	

- CONSUMER INFORMATION NOTES:**
1. This plan is a benefit to a consumer 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 plan is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements.
 3. This plan 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. Building line and/or Flood Zone information is taken from available sources and is subject to interpretation of originator.
 5. No Title Report furnished.

- Notes:**
1. Setback distances as shown to the principal structure from property lines are approximate. The level of accuracy for this drawing should be taken to be no greater than plus or minus 1 foot.
 2. Fences, if shown, have been located by approximate methods.



LOCATION DRAWING
LOT 23, BLOCK 73
TAKOMA PARK LOAN & TRUST COMPANY'S SUBDIVISION
TAKOMA PARK
 MONTGOMERY COUNTY, MARYLAND

SURVEYOR'S CERTIFICATE		REFERENCES
THE INFORMATION SHOWN HEREON HAS BEEN BASED UPON THE RESULTS OF A FIELD INSPECTION PURSUANT TO THE DEED OR PLAT OF RECORD. EXISTING STRUCTURES SHOWN HAVE BEEN FIELD LOCATED BASED UPON MEASUREMENTS FROM PROPERTY MARKERS FOUND OR FROM EVIDENCE OF LINES OF APPARENT OCCUPATION.		PLAT BK. 2 PLAT NO. 142
		SNIDER & ASSOCIATES SURVEYORS - ENGINEERS LAND PLANNING CONSULTANTS 20270 Goldensrod Lane, Suite 110 Germantown, Maryland 20876 301/948-8100, Fax 301/948-1286
LIBER	DATE OF LOCATIONS	SCALE: 1" = 30'
FOLIO	WALL CHECK	DRAWN BY: D.M.L.
	HSE. LOC.: 06-06-13	JOB NO.: 13-02560

Site Plan
 Scale: 1" = 30'-0"

Renovation

507 New York Ave - Takoma Park, MD

SITE PLAN CALCULATIONS:

WATER RUN OFF:
 NO NEW IMPERMEABLE SOIL (NO SPECIAL PLAN REQUIRED).

LOT COVERAGE = 1667SF / 11250SF = 15%

Scope of Work

Renovation. Renovate the existing sunroom and expand the existing powder room to include a shower.

Drawing Index:

- A001 - Architectural Plans and Elevations
- A002 - Architectural Wall Sections
- S001 - Structural Plans
- S002 - Structural Specs and Details

Project Data

Jurisdiction: Montgomery County, MD
 Building Codes: 2018 IRC as amended by Montgomery County

Generated by REScheck-Web Software Compliance Certificate

Project Lange

Energy Code: 2018 IECC
Location: Takoma Park, Maryland
Construction Type: Single-family
Project Type: Addition
Climate Zone: 4 (4561 HDD)
Permit Date:
Permit Number:

Construction Site: 507 New York Ave, Takoma Park, MD 20912
Owner/Agent:
Designer/Contractor:

Compliance: Passes using UA trade-off
 Compliance: **3.6% Better Than Code** Maximum UA: **55** Your UA: **53** Maximum SHGC: **0.40** Your SHGC: **0.29**
 The % Better or Worse Than Code Index reflects how close to compliance the house is based on code trade-off rules. It DOES NOT provide an estimate of energy use or cost relative to a minimum-code home.

Envelope Assemblies

Assembly	Gross Area or Perimeter	Cavity R-Value	Cont. R-Value	U-Factor	UA
Ceiling: Cathedral Ceiling	205	30.0	0.0	0.034	6
Skylight: Vinyl Frame SHGC: 0.40	16			0.400	6
Wall: Wood Frame, 16" o.c.	331	21.0	0.0	0.057	16
Window: Vinyl Frame SHGC: 0.25	44			0.250	11
Floor: All-Wood Joist/Truss	205	12.0	0.0	0.067	14

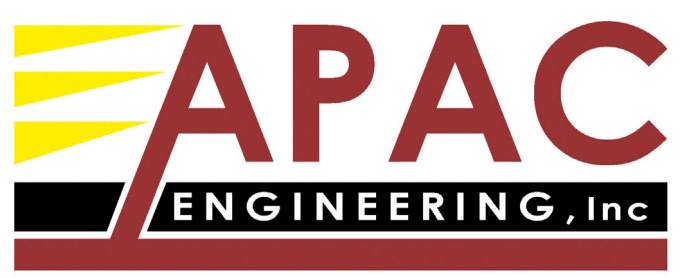
Compliance Statement: The proposed building design described here is consistent with the building plans, specifications, and other calculations submitted with the permit application. The proposed building has been designed to meet the 2018 IECC requirements in REScheck Version - REScheck-Web and to comply with the mandatory requirements listed in the REScheck Inspection Checklist.

Robert Wixson - Engineer APAC Eng. Inc.
 Name - Title: Robert Wixson Signature: [Signature] Date: 5-27-21

APPROVED
 Montgomery County
 Historic Preservation Commission


REVIEWED
 By Dan.Bruechert at 10:28 am, Jun 30, 2021


Project Title: Lange Report date: 05/27/21
 Data filename: Page 1 of 9



8555 16th Street Suite 200
 Silver Spring, MD 20910
 301-565-0543
 301-563-9477 (fax)

No.	Revision / Issue	Date
01	**	**

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland. License No. 25427, Expiration Date: 7/17/22.

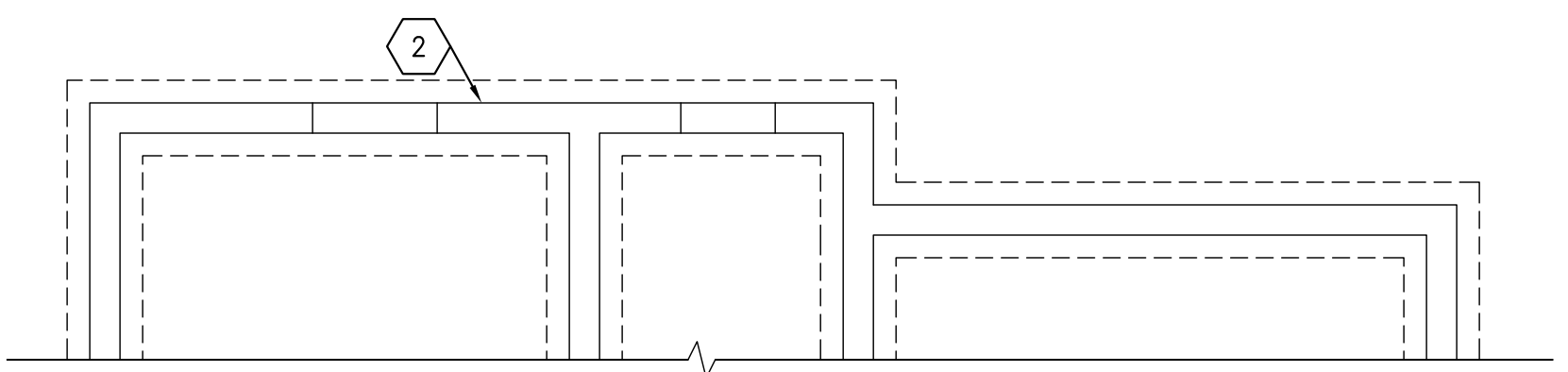
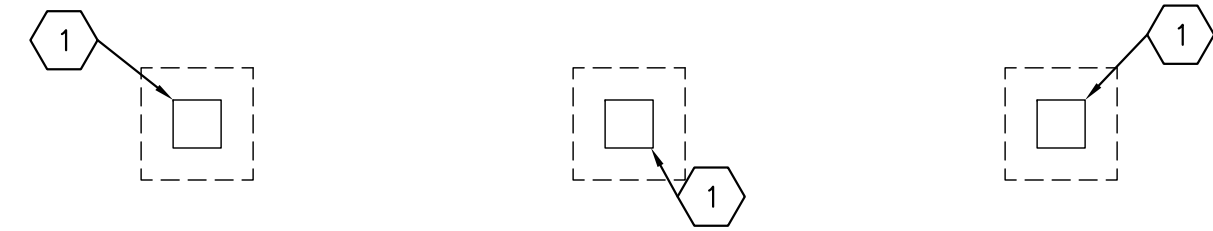


The Lange/MacKinnon Residence
 507 New York Ave
 Takoma Park, MD

Cover Sheet

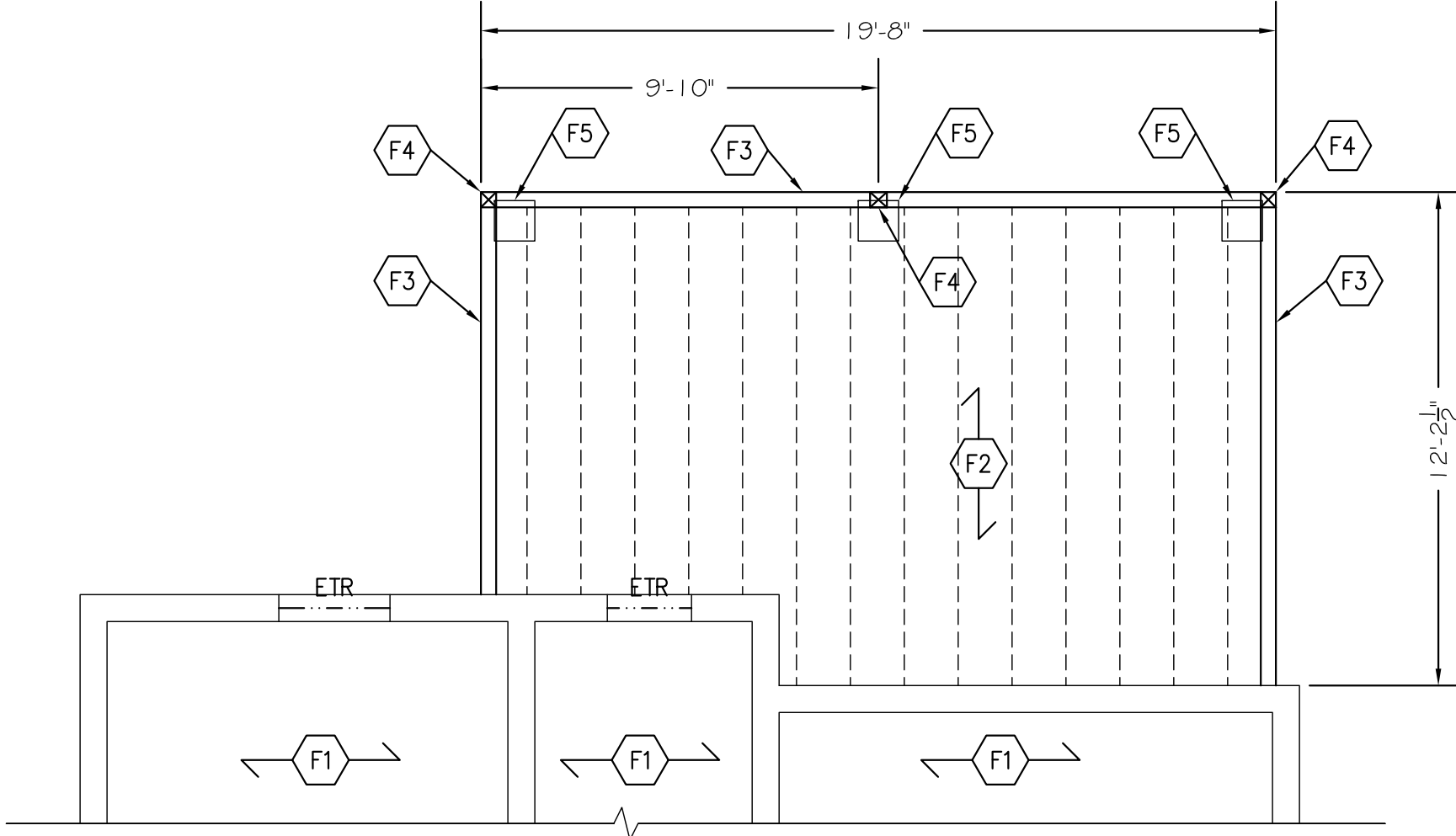
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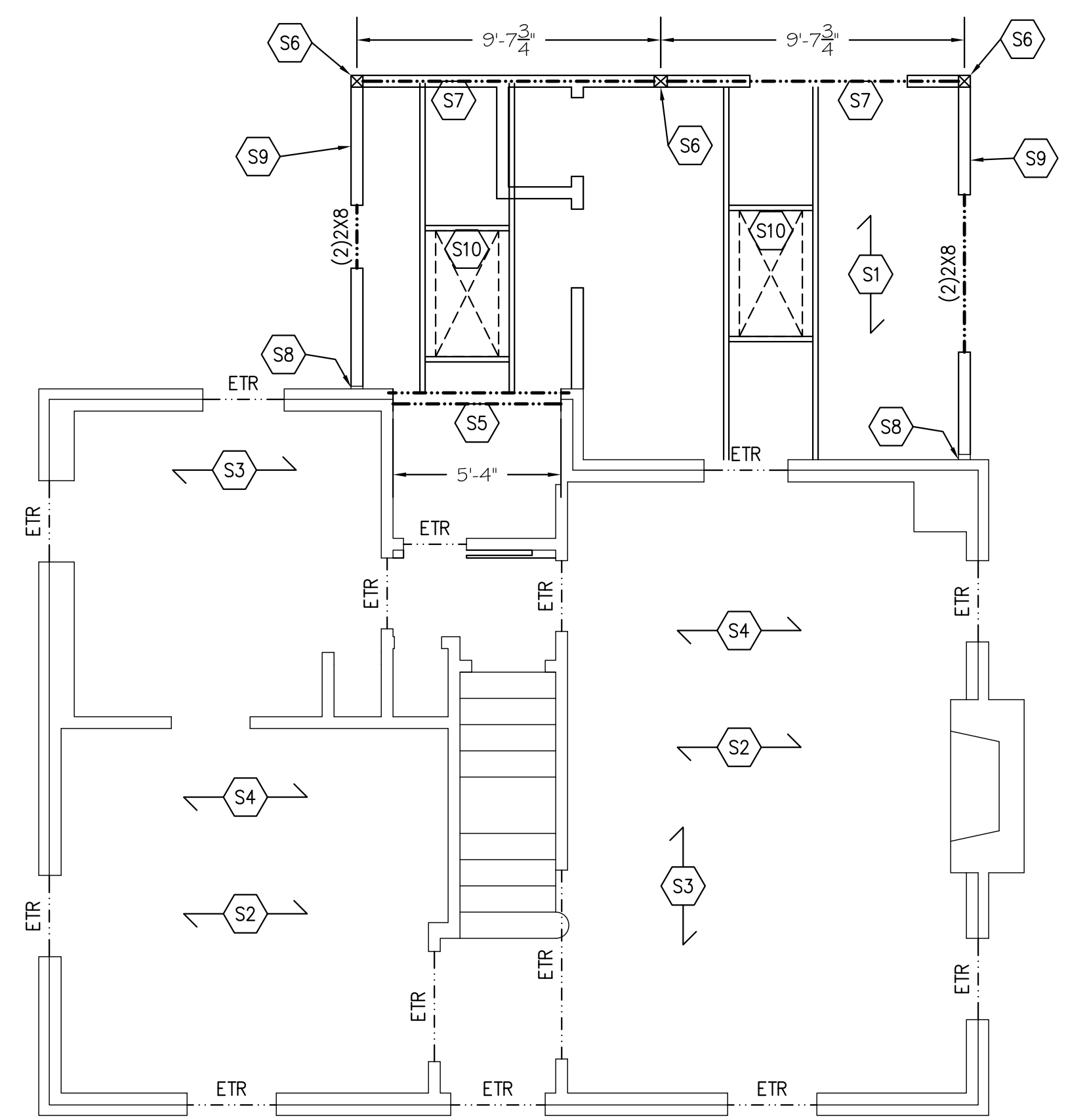
Foundation Plan

Scale: 1/4" = 1'-0"



1st Floor Framing Plan

Scale: 1/4" = 1'-0"

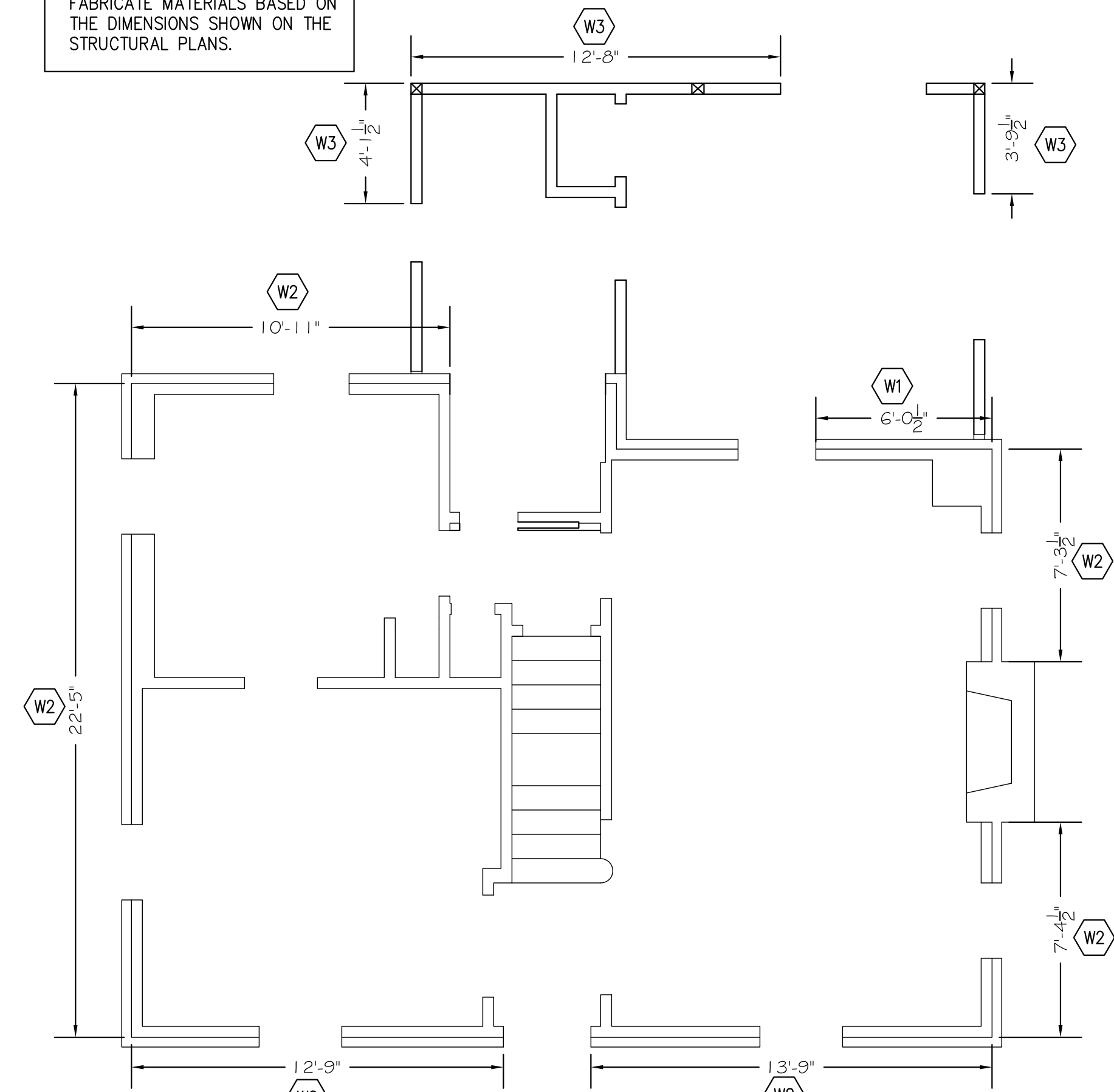


2nd Floor/Roof Framing Plan

Scale: 1/4" = 1'-0"

- S1 EXISTING RAFTERS TO REMAIN. SISTER ANY DAMAGED RAFTER THAT IS FOUND WITH A DOUBLE 2X6.
- S2 EXISTING 2ND FLOOR FRAMING. SISTER ANY DAMAGED JOIST THAT IS FOUND WITH A 2X10.
- S3 EXISTING ROOF FRAMING ABOVE.
- S4 EXISTING ATTIC FRAMING ABOVE.
- S5 (2) 1 1/2" X 7 1/2" LVL AND L6 X 3 1/2" X 6" STEEL ANGLE.
- S6 REPLACE THE EXISTING POST WITH A 4X4 PSL POST.
- S7 REPLACE THE EXISTING BEAM WITH A DOUBLE 1 1/2" X 7 1/2" LVL. THE LVL SHALL BE PLACED FROM 4X4 PSL POST TO 4X4 PSL POST. ATTACH EACH EXISTING RAFTER TO THE BEAM WITH A SIMPSON H2.5A HURRICANE TIE.
- S8 ATTACH THE 1ST STUD TO THE EXISTING WALL WITH 1/2" SIMPSON TITEN SCREWS AT 12" O.C.
- S9 FRAME THE END WALL WITH 2X4 STUDS AT 16" O.C. CONTINUOUS FROM THE FLOOR TO CEILING.
- S10 SKYLIGHT. SISTER THE ADJACENT RAFTERS WITH (3) 2X6'S. PLACE A DOUBLE 2X6 AROUND THE PERIMETER OF THE SKYLIGHT. ATTACH EACH EXISTING RAFTER TO THE DOUBLE 2X6 WITH A SIMPSON L50 ON EACH SIDE OF THE RAFTER.
- W1 EXISTING WOOD SHEAR WALL
- W2 EXISTING PERFORATED WOOD SHEAR WALL
- W3 EDP WIND BRACING PANEL

DIMENSIONS ARE SHOWN FOR STRUCTURAL DESIGN PURPOSES ONLY. DO NOT ORDER OR FABRICATE MATERIALS BASED ON THE DIMENSIONS SHOWN ON THE STRUCTURAL PLANS.



Wind Bracing Plan

Scale: 1/4" = 1'-0"

- 1 EXISTING PIER AND FOOTING.
- 2 EXISTING FOUNDATION WALL AND FOOTING.
- F1 EXISTING 1ST FLOOR FRAMING. SISTER ANY DAMAGED JOIST THAT IS FOUND WITH A 2X10
- F2 EXISTING STRUCTURAL SLAB PLACE RIPPED 2X WOOD SLEEPERS ON A 6 MIL POLY VAPOR BARRIER ON THE SLAB.
- F3 PLACE A PT2X4 SILL PLATE ON THE SLAB WITH 1/2" SIMPSON TITEN SCREWS AT 32" O.C.
- F4 4X4 PSL POST UP.
- F5 EXISTING PIER.

FRAMING NOTES:

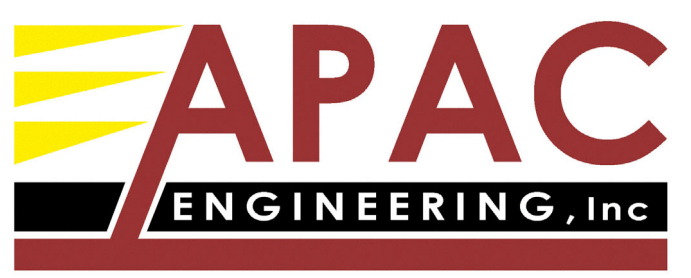
1. THE BOTTOM OF ALL FOOTINGS SHALL BE 30" MINIMUM BELOW GRADE.
2. ALL HEADERS ARE ASSUMED TO BE SUPPORTED BY A DOUBLE JACK AND SINGLE KING STUD, UNLESS NOTED OTHERWISE.
3. PROVIDE SQUASH BLOCKING AS NEEDED BELOW ALL POSTS, COLUMNS, AND MULTIPLE STUDS.
4. ATTACH ALL QUADRUPLE AND QUINTUPLE BEAMS TOGETHER WITH 2 ROWS OF 1/2" BOLTS AT 16" O.C. STAGGERED.
5. EPOXY BOLTS SHALL BE SIMPSON "SET". FOLLOW MANUFACTURERS INSTRUCTIONS FOR INSTALLATION AND THE INSTRUCTIONS OF ESR 1772. EPOXY BOLTS SHALL HAVE 6" EMBEDMENT WITH SCREEN TUBES WHEN PLACED IN HOLLOW MASONRY UNLESS NOTED OTHERWISE.
6. CONTRACTOR SHALL PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS NEEDED FOR THE EXISTING STRUCTURAL ELEMENTS THAT WILL REMAIN.
7. ATTACH VENEER TO THE WOOD OR CMU BACKING STRUCTURE WITH METAL TIES AT 16" O.C. IN EACH DIRECTION. PROVIDE FLASHING, WATERSTOPS AND WEEP HOLES IN THE VENEER PER THE IRC CODE.
8. ALL STEEL ANGLE LINTELS SHALL BE LONG LEG VERTICAL (LLV). PROVIDE 6" BEARING FOR STEEL ANGLES ON SOLID MASONRY.
9. ALL NAILS USED FOR EXTERIOR APPLICATIONS SHALL BE RING SHANK NAILS.
10. ALL NAILS, HANGERS, BOLTS, AND AND SCREWS EXPOSED TO THE EXTERIOR SHALL BE GALVANIZED.
11. ALL LUMBER EXPOSED TO EXTERIOR CONDITIONS SHALL BE TREATED SOUTHERN PINE #2.
12. WHEN ATTACHING EXISTING JOISTS TO FLUSH BEAMS USE OVERSIZED SIMPSON LUS HANGERS. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE JOIST AND THE HANGER.
13. THE CONTRACTOR SHALL SURVEY ALL EXPOSED MASONRY IN THE HOME AND POINT ANY DETERIORATED JOINT THAT IS DISCOVERED AND REPLACE ANY DETERIORATED BRICKS OR BLOCKS.
14. TYPICAL JOIST HANGER SHALL BE A SIMPSON LUS HANGER.
15. TYPICAL RAFTER TO RIDGE HANGER SHALL BE A SIMPSON LSU.
16. TYPICAL RAFTER TO FLUSH BEAM HANGER SHALL BE A SIMPSON L70 ON EACH SIDE OF THE RAFTER.
17. TYPICAL POST TO BEAM CONNECTOR SHALL BE A SIMPSON LPC ON EACH SIDE.
18. TYPICAL POST TO FLOOR PLATE CONNECTOR SHALL BE A SIMPSON L30 ON EACH SIDE OF THE POST.
19. TYPICAL STRINGER TO FRAMING CONNECTOR SHALL BE A SIMPSON MTS15 ON EACH SIDE.
20. TYPICAL DIMENSIONAL BEAM TO BEAM HANGER SHALL BE A SIMPSON HU MAX.
21. TYPICAL LVL TO LVL BEAM HANGER SHALL BE A SIMPSON HHUS.
22. PLACE A DOUBLE JOIST BELOW ALL WALLS THAT ARE PARALLEL TO THE FLOOR FRAMING. ALTERNATE: PLACE BLOCKING BETWEEN THE JOISTS BELOW THE WALLS AT 16" O.C.

WIND BRACING NOTES:

1. WALLS BRACED PER IRC R602.10 AND R301.1.3 "ENGINEERED DESIGN".
2. APPLY 5/8" OSB SHEATHING TO ALL EXTERIOR WALLS.
3. ATTACH OSB TO WOOD FRAMING WITH 6d NAILS AT 6" O.C. AT PANEL EDGES AND 12" O.C. ELSEWHERE.
4. EDP DENOTES "ENGINEERED DESIGNED PANEL".
5. ATTACH THE BOTTOM PLATE OF THE WALL TO THE JOISTS OR BLOCKING WITH 1-16d (0.135X3 1/2) NAIL. ATTACH THE BOTTOM PLATE TO THE RIM BOARD WITH 16d NAILS AT 12" O.C.
6. ATTACH EACH JOIST AND RAFTER TO THE TOP PLATE OF THE WALL WITH 2-16d (0.135X3 1/2) TOE NAILS.
7. ATTACH THE RIM BOARD TO THE TOP PLATE OF THE WALL WITH 16d (0.135X3 1/2) TOE NAILS AT 12" O.C.
8. ATTACH RIM BOARD TO SILL PLATE WITH 16d (0.135X3 1/2) TOE NAILS AT 12" O.C.

APPROVED
Montgomery County
Historic Preservation Commission

REVIEWED
By Dan.Bruechert at 10:28 am, Jun 30, 2021



8555 16th Street Suite 200
Silver Spring, MD 20910

301-565-0543
301-563-9477 (fax)

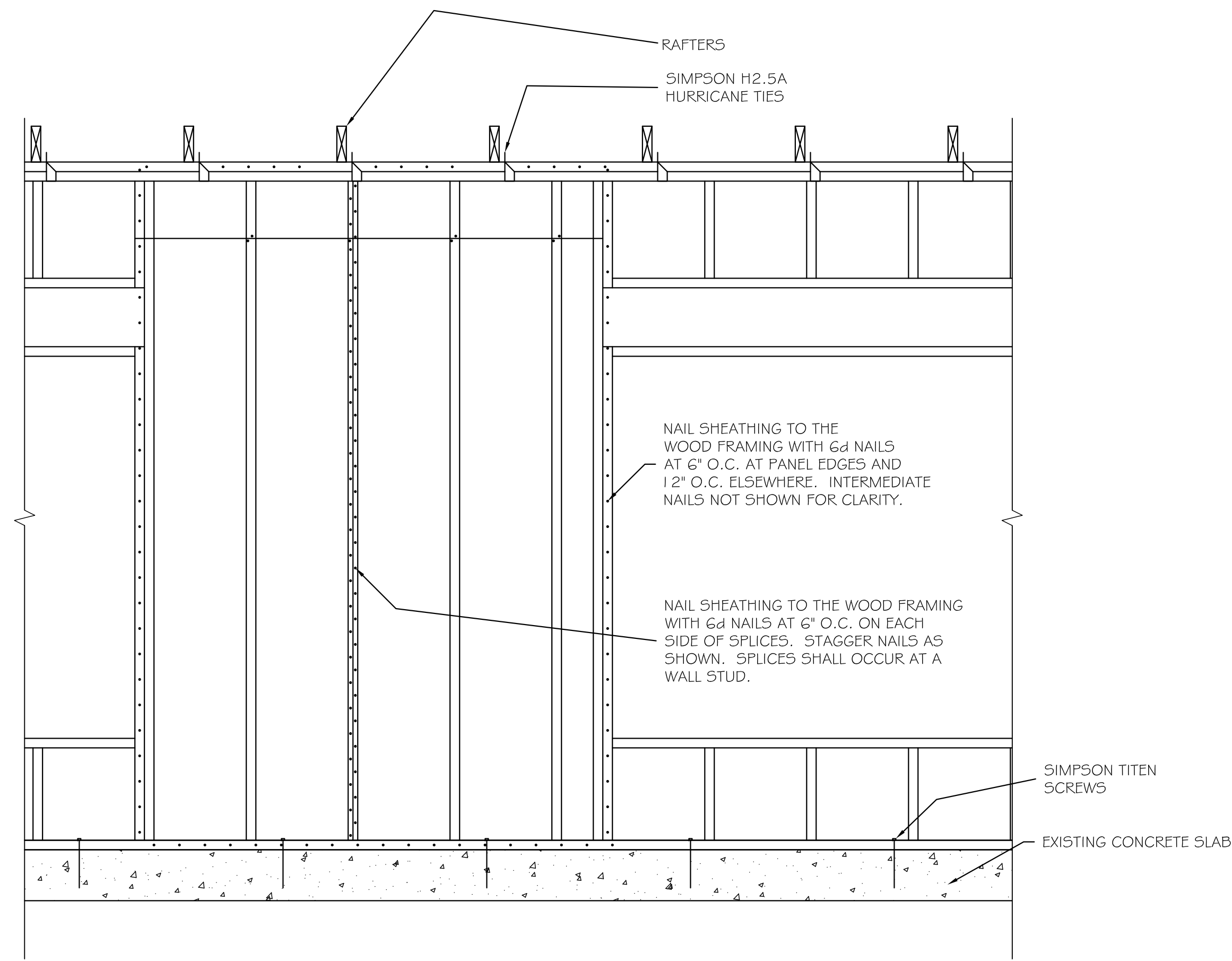
No.	Revision / Issue	Date
01	**	**

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland. License No. 25427, Expiration Date: 7/17/22.



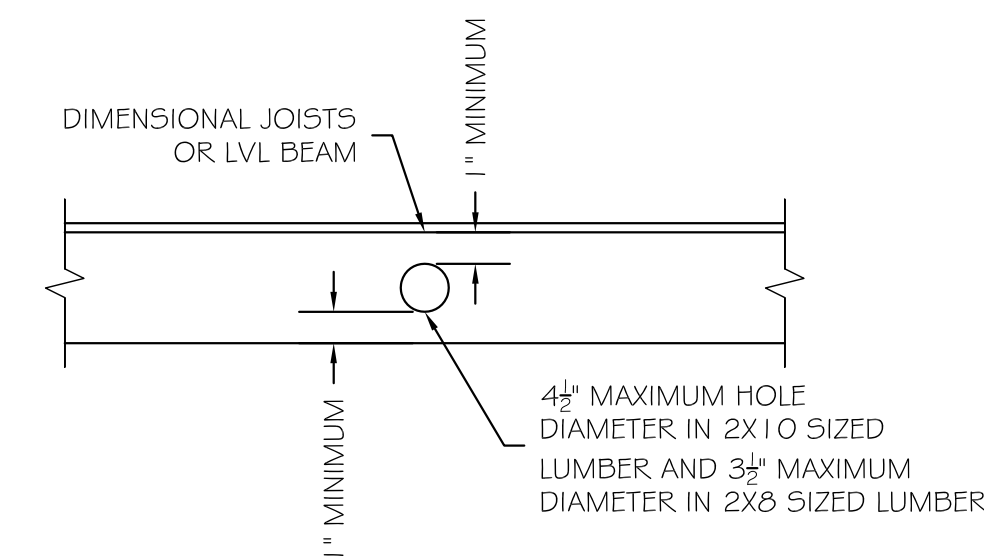
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Structural Plans	
Drawn By: RAW	S001
Date: 5-27-21	
Scale: As Noted	



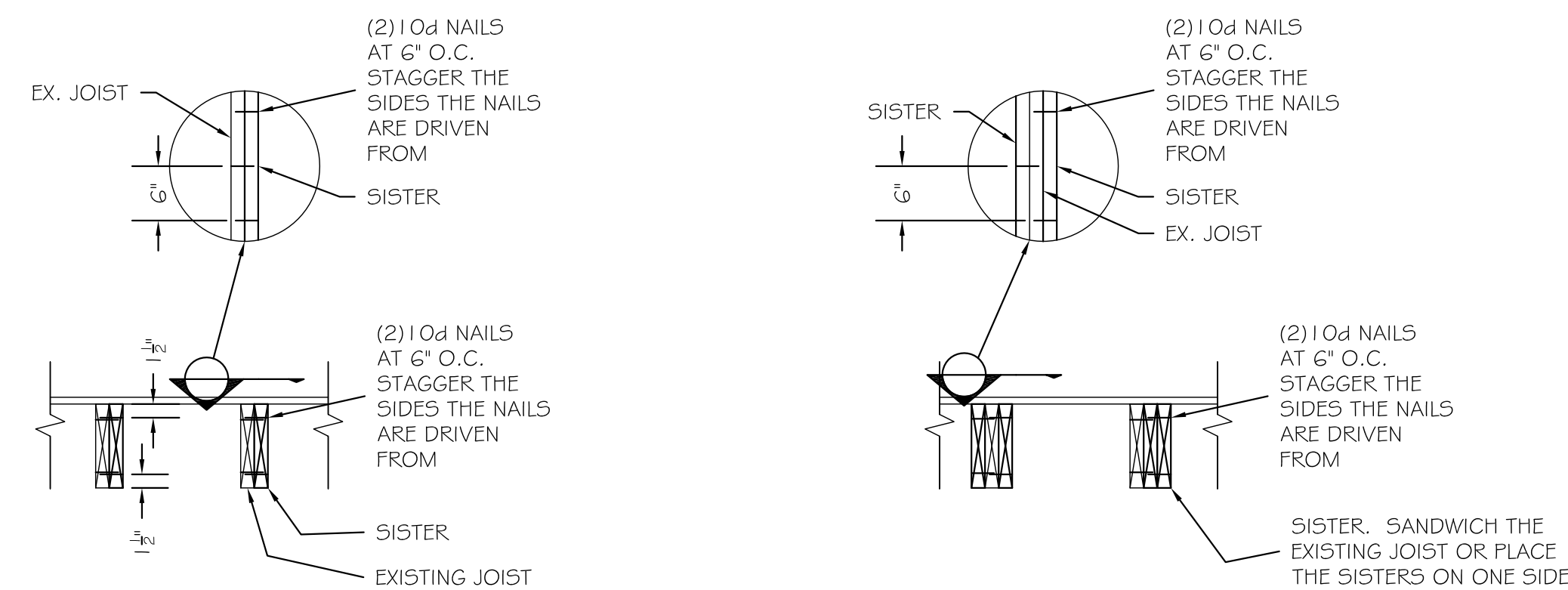
Typical Framing Elevation at EDP Panels

Scale: $\frac{3}{4}'' = 1'-0'' \pm$



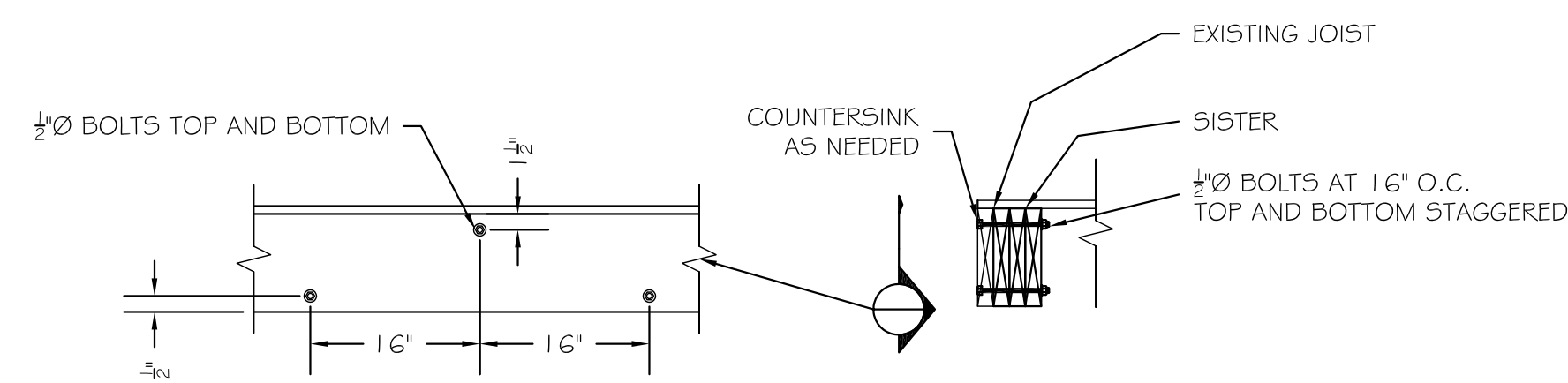
Typical Detail at Floor Joist/LVL Beam Holes

Scale: $\frac{3}{4}'' = 1'-0''$



@Single Sister

@Double Sister



@Triple Sisters

Typical Sistering Details

Scale: NTS

Structural Notes

- All work and materials to comply with the requirements of the 2018 IBC and IRC codes as revised by Montgomery County.
- Codes: the following design standards are applicable by reference: TMS 402-2016 Building Code Requirements for Masonry Structures, AWC NDS -2018 - Wood Frame Construction Manual for One and Two Family Dwellings, ACI 318-14 Building Code Requirements for Reinforced Concrete, AISC - 360-16 Specifications for Steel Buildings.
- Foundations: footings, underpinning and slab on grades are designed to bear on native soil type SM or SC with an allowable bearing pressure of 2000 psf. A qualified soil-bearing inspector prior to placement of concrete shall verify all bearing values.
- Structural steel:
 - All structural steel, including detail material shall conform to ASTM A572 Fy = 50ksi, U.N.O.
 - All structural tubing shall conform to ASTM A500, grd.B
 - All steel pipe shall be ASTM A53, type E or S, grade B
 - All welders shop and field, shall be certified. Use E70xx electrodes only.
 - All steel exposed to weather and exterior masonry support shall receive one shop coat of corrosion-inhibiting primer.
 - Detailing, fabrication and erection shall be in accordance with AISC. Adequately brace all steel against lateral loads during erection.
 - All exterior structural steel shall receive rust preventative paint.
- Connections:
 - All beam connections shall be simple shear connections, U.N.O. Where no reaction is provided, the beam shall be assumed to carry 120 % of the allowable uniform load in Kips for beams laterally supported, as given in the AISC steel construction manual.
 - Except as noted, all fasteners shall be 3/4" diameter ASTM A325 bolts, designed to act in bearing type connections with threads included.
- Lumber:
 - Lumber shall be SPF #2 with a min. Fb = 875psi Min. Fv = 135psi and min. E = 1,400,000psi.
 - LVL and PSL shall have a min. Fb = 2850psi; Fv = 285psi; E = 2,000,000psi.
 - Floor decking shall be 3/4" APA rated decking. Roof decking shall be 5/8" APA rated decking. Wall sheathing shall be 1/2" APA rated sheathing. Glue and screw the floor decking to the joists.
 - Interior wood walls shall be 2x4 studs at 16" O.C. and exterior walls shall be 2x6 studs at 16" O.C. with a double top plate and single bottom plate. Provide solid blocking at the midheight of each wall and at a minimum of 48" O.C. vertically.
 - Provide double joists under all walls that run parallel to floor framing.
 - Nail all multiple members together per the manufacturer's recommendations and at a minimum use 2-10d nails at 6" O.C. stagger sides that nails are driven from.
 - Provide bridging at center of all joist spans Exceeding 8'-0" and at 1/3 points of all joist spans exceeding 16'-0". Provide solid blocking at all bearing points on top of walls or beams.
 - Provide solid blocking below all wood posts.
 - All posts shall have Simpson Cap and Base Plates typ.
 - All joists shall have Simpson Hangers where applicable.
 - Glue all multiple studs together. Nail together with 2-10d nails at 3" O.C. Stagger the sides of the studs that the nails are driven from.
 - All lumber in contact with masonry or concrete or within 8" of soil shall be pressure treated. All lumber to conform to IRC R317 and R318 for protection against corrosion and termite damage.
 - All lumber shall be kiln dried. Store lumber on site in a manner as to prevent the seepage of water into the wood.
 - Wood Lintels shall be as follows:
 - Opening $\leq 3'-0''$ - 2-2x6
 - 3'-0" < Opening $\leq 5'-0''$ - 2-2x8
 - 5'-0" < Opening $\leq 8'-0''$ - 2-2x10
 - Greater than 8'-0" - See plans

- Fasteners:
 - All prefabricated angles, bearing plates, and joist hangers shall be installed per the manufacturer recommendations.
 - Follow the manufacturer recommendations for setting epoxy bolts.
 - Expansion bolts shall be rawl power studs.
- Masonry:
 - Masonry construction shall be in conformance with the applicable sections of TMS 402-2016, "Building Code Requirements for Masonry Structures."
 - Concrete masonry units shall be hollow load bearing units (ASTM C90) grade m-1 with a net strength of 2000psi and F'm - 1500psi.
 - All joints to be filled solid with mortar.
 - Mortar to comply with ASTM C270 (type M or S).
 - Provide corrugated masonry ties between brick facia and wood walls or cmu walls at 16" O.C. in each direction.
 - Provide 9ga truss style joint reinforcement @ 16" O.C. vertically.
 - Lintels shall be as follows:
 - Opening $\leq 3'-0''$ - 1-4x3 1/2 LVL/ 4" of wall
 - 3'-0" < Opening $\leq 7'-0''$ - 1-6x3 1/2 LVL/ 4" of wall
 - Opening > 7'-0" - See Plan
- Cast in place concrete:
 - Concrete construction shall be in conformance with the applicable sections of ACI 318-14, "Part 3 - Construction Requirements."
 - Concrete shall have a minimum compressive strength at 28 days of 3000psi, UNO (unless noted otherwise).
 - All concrete shall be placed with a slump of 4" (± 1)
 - All concrete shall be normal weight, UNO.
 - All concrete exposed to weather shall have 6% \pm 1% entrained air.
 - Contractor shall pour extra concrete to account for the deflection of the formwork to provide a flat finished surface.
 - Concrete cover for reinforcement shall be:
 - Columns and beams 1 1/2"
 - Slabs 3/4"
 - Footings 3"
- Reinforcement:
 - Reinforcing bars shall be deformed bars conforming to ASTM A615, grade 60 (Fy = 60ksi)
 - Welded wire fabric (wvf) shall conform to ASTM A185. Lap edges of wire fabric at least 6" in each direction.
- Dimensions: The contractor shall field verify all dimensions prior to fabrication of structural components.
- Coordination: The contractor shall coordinate all sleeves, duct openings and holes between trades. Any conduits or pipes embedded in concrete must be in accordance with ACI 318-14, chapter 6. Where sleeves are closely spaced in a group, the group shall be treated as an opening and reinforced accordingly. Submit drawings showing all opening sizes and locations for the approval by the structural engineer.

Dead Loads:

- SPF #2 - 25 PCF
- 1/2" Decking - 1.7 PSF
- 3/4" Decking - 2.5 PSF
- Asphalt Shingles - 2.5 PSF
- Slate Shingles - 15 PSF
- 1/2" Drywall - 2.2 PSF
- Insulation - 1.5 PSF
- Skirting - 2.0 PSF
- CMU - 87 PCF
- Brick - 130 PCF

LIVE LOADS:

- DECK: 40PSF
- ATTIC: 20PSF
- FLOOR: 40PSF
- BALCONY: 60PSF
- BEDROOM: 40PSF
- ROOF: 30PSF

WIND SPEED: Vult = 115mph; Vasd = 89mph

WIND LOAD IMPORTANCE FACTOR: 1.0

WIND EXPOSURE FACTOR: B

WIND DESIGN PRESSURE: 11PSF

SNOW LOADS:

GROUND SNOW LOAD (PG): 30PSF

FLAT ROOF SNOW LOAD (PF): 30PSF

SNOW EXPOSURE FACTOR (CE): 0.9

SNOW IMPORTANCE FACTOR (I): 1.0

Deflection Limitations:

Rafters: L/240

Interior Walls and Partitions: H/180

Floors and Plastered Ceilings: L/360

All Other Structural Members: L/240

Ext. Walls with plaster or stucco finishes: L/360

Ext. Walls - Wind Loads with Brittle Finishes: L/240

Ext. walls - Wind Loads with Flexible Finishes: L/120

SEISMIC DESIGN DATA:

SEISMIC IMPORTANCE FACTOR (Ie): 1.0

SPECTRAL RESPONSE ACCELERATIONS: (Ss): 20.0%

(S1): 8.0%

SPECTRAL RESPONSE COEFFICIENTS: (Sds): 33%

(Sd1): 18.7%

SEISMIC DESIGN CATEGORY: B

SEISMIC SITE CLASSIFICATION: D

SEISMIC COEFFICIENT (Cs): 0.05

SEISMIC MODIFICATION FACTOR (R): 6.5

BASE SHEAR: 2.8k

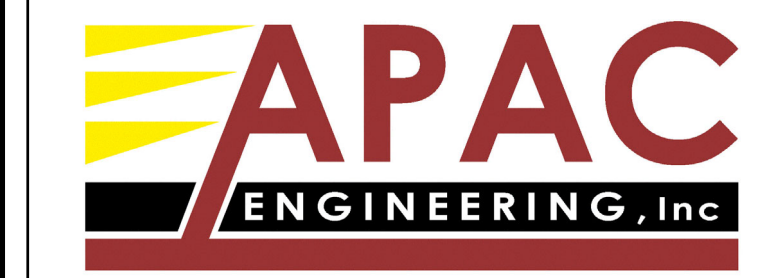
ANALYSIS PROCEDURE: EQUIV. LATERAL FORCE

BASIC SFRS: LIGHT FRAMED WALLS

APPROVED
Montgomery County
Historic Preservation Commission

[Signature]

REVIEWED
By Dan.Bruechert at 10:28 am, Jun 30, 2021



8555 16th Street Suite 200
Silver Spring, MD 20910
301-565-0543
301-563-9477 (fax)

No.	Revision / Issue	Date
01	**	**

Professional Certification: I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland. License No. 25427. Expiration Date: 7/17/22.

The Lange/MacKinnon Residence
507 New York Ave
Takoma Park, MD

Structural Notes and Details

Drawn By: RAW
Date: 5-27-21
Scale: As Noted

S002

Bruechert, Dan

From: Jason Lange <langejason@gmail.com>
Sent: Friday, June 18, 2021 2:34 PM
To: HAWP; Bruechert, Dan
Subject: Staff report for application 954472

Follow Up Flag: Follow up
Flag Status: Flagged

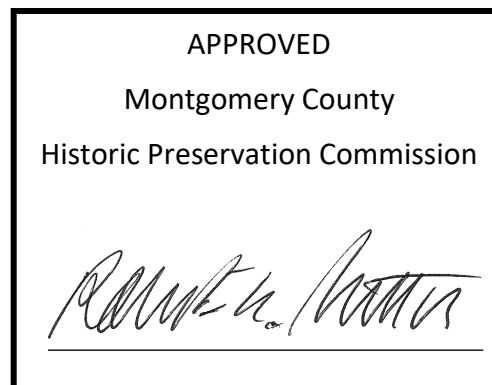
[EXTERNAL EMAIL] Exercise caution when opening attachments, clicking links, or responding.

Dear Historic Preservation Commission staff,
Thank you for reviewing my historic area work permit application No. 954472. I'm writing to provide the window specifications that the staff noted was missing, and to ask a question about how to participate in the meeting in which my application will be considered.

The staff noted the following in its staff report:

- "No window specification was included with the HAWP application. Because this is a Non-Contributing Resource in a location that is not at all visible from the right-of-way, Staff finds virtually any window would be appropriate. Staff recommends the HPC include a condition for approval that permit drawings may not be stamped until a window specification is provided and final approval authority is delegated to Staff."

We plan to use Andersen 400 series windows. The Andersen 400 series has a wood frame with a vinyl exterior, and has low-E4 insulated glass.
In each of the 5040 egress areas detailed in the plans (north and east walls), two white, double-hung windows would be installed, each measuring 30 inches by 48 inches. They will not have grills. Each window would look like this:



In the 2020 egress area (west wall) a frosted and tempered casement window would be installed. It would also be of the Andersen 400 series, with a wood frame and vinyl exterior. It would be white, would measure 24 inches by 24 inches, and would look like this:

REVIEWED

By Dan.Bruechert at 10:30 am, Jun 30, 2021



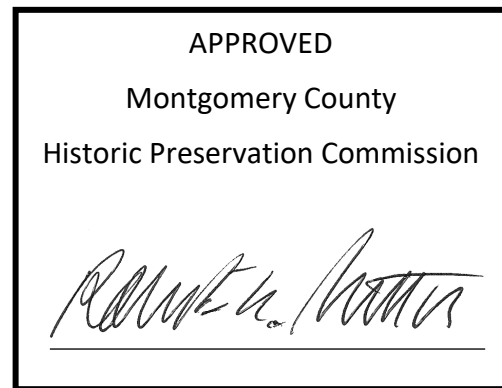
Do you need additional information?

Also, can you provide me with information on how to participate in the June 23 meeting?

Bests,

Jason Lange

202 999 9379



REVIEWED

By Dan.Bruechert at 10:30 am, Jun 30, 2021