



## HISTORIC PRESERVATION COMMISSION

Marc Elrich  
County Executive

Sandra I. Heiler  
Chairman

Date: August 13, 2020

### 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 # 916397 - Deck Construction and Door Installation

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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 August 12, 2020 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.

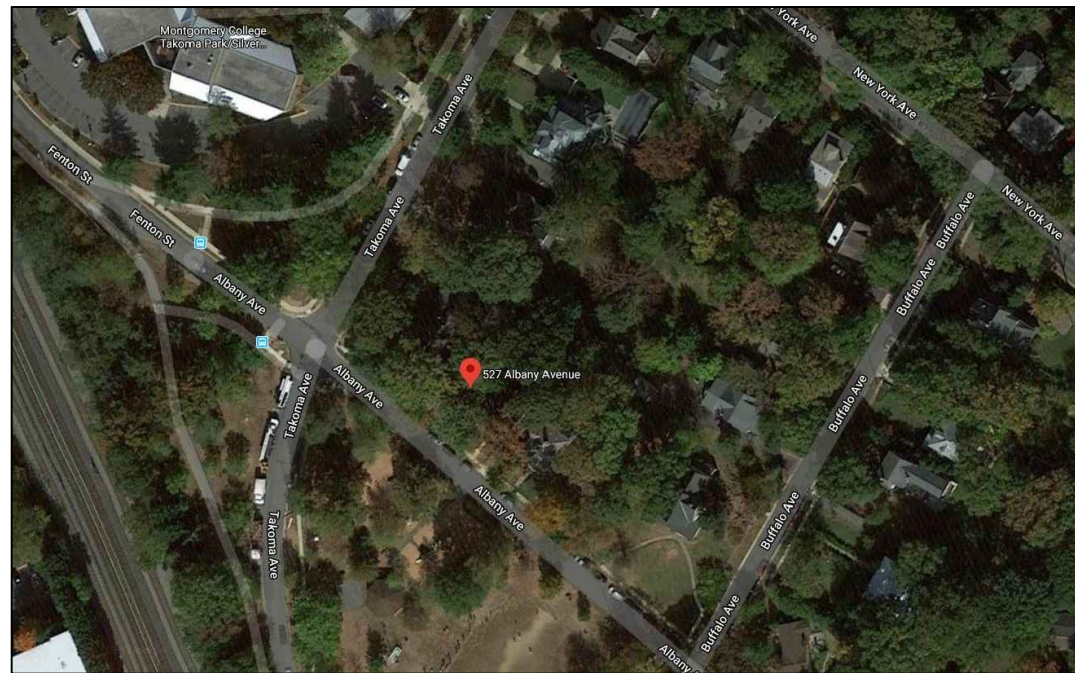
Applicant: Michael Shoenthal  
Address: 527 Albany Ave., Takoma Park

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

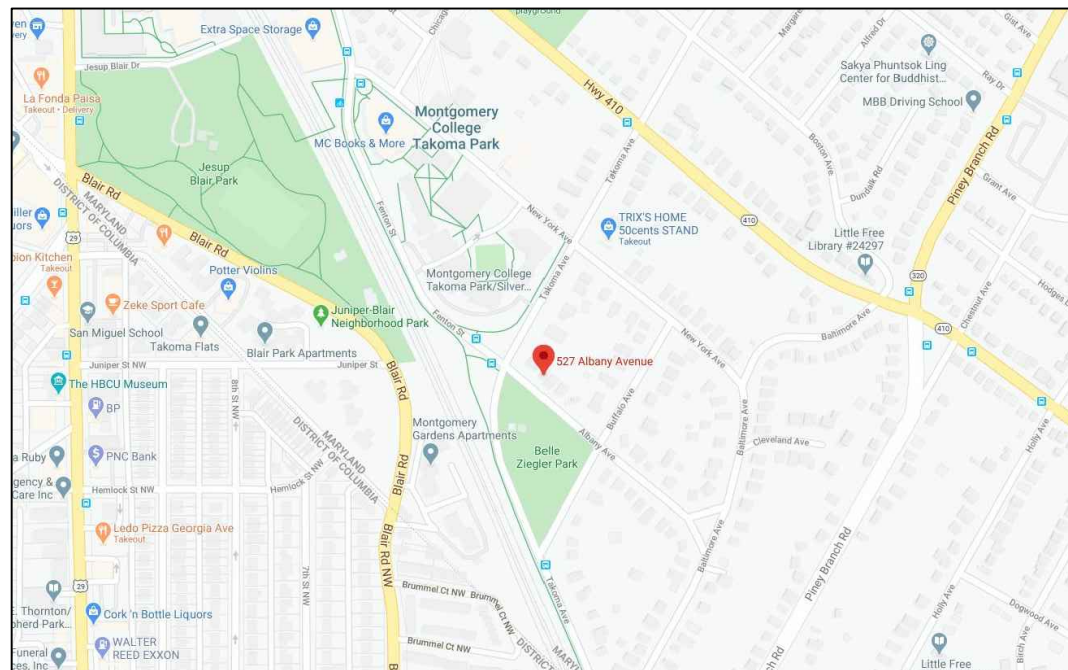


# RESIDENTIAL DECK ADDITION

527 ALBANY AVENUE, TAKOMA PARK, MD 20912



 **SITE MAP**  
NOT TO SCALE



 **LOCATION MAP**  
NOT TO SCALE

## SHEET LIST:

- C1 COVER SHEET
- A1 PROPOSED DECK PLAN
- A2 DECK FRAMING PLAN
- A3 FRONT ELEVATION
- A4 LEFT SIDE ELEVATION
- A5 RIGHT SIDE ELEVATION
- A6 TYPICAL DETAILS

APPROVED  
Montgomery County  
Historic Preservation Commission

*Sandra L. Heiler*

**REVIEWED**  
By Dan.Bruechert at 4:57 pm, Aug 13, 2020

PRIME CONSTRUCTION CORP.  
24525 WOODFIELD RD., GAITHERSBURG, MD 20882



PROJECT:  
**RESIDENTIAL DECK ADDITION**

OWNER:  
527 ALBANY AVENUE, TAKOMA PARK, MD 20912

SHEET TITLE:  
**COVER SHEET**

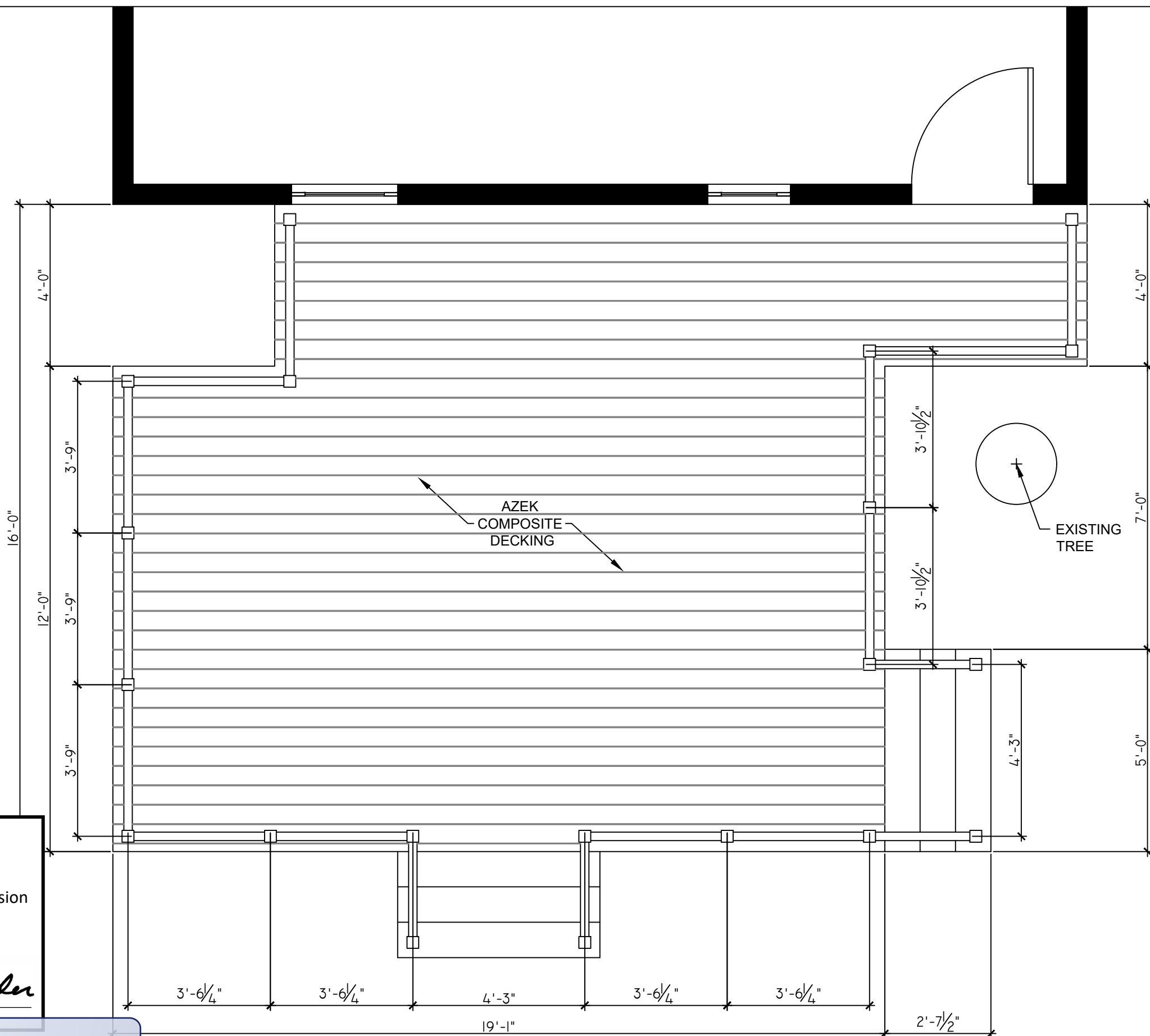
SCALE  
AS NOTED

DATE  
06/12/20

DRAWN BY  
Haytham Younis  
18228 Fifeshire Dive  
Montgomery Village, MD 20886  
Tel. (240) 899 - 2165

SHEET NO.

**C1**



APPROVED  
 Montgomery County  
 Historic Preservation Commission

*Sandra S. Heiler*

**REVIEWED**  
 By Dan.Bruechert at 4:56 pm, Aug 13, 2020

1 PROPOSED DECK PLAN  
 A1 SCALE: 3/8" = 1'-0"

PRIME CONSTRUCTION CORP.  
 24525 WOODFIELD RD., GAITHERSBURG, MD 20882

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 Construction Corp.  
 "Where Quality comes first"

PROJECT:  
**RESIDENTIAL DECK ADDITION**

OWNER  
 527 ALBANY AVENUE, TAKOMA PARK, MD 20912

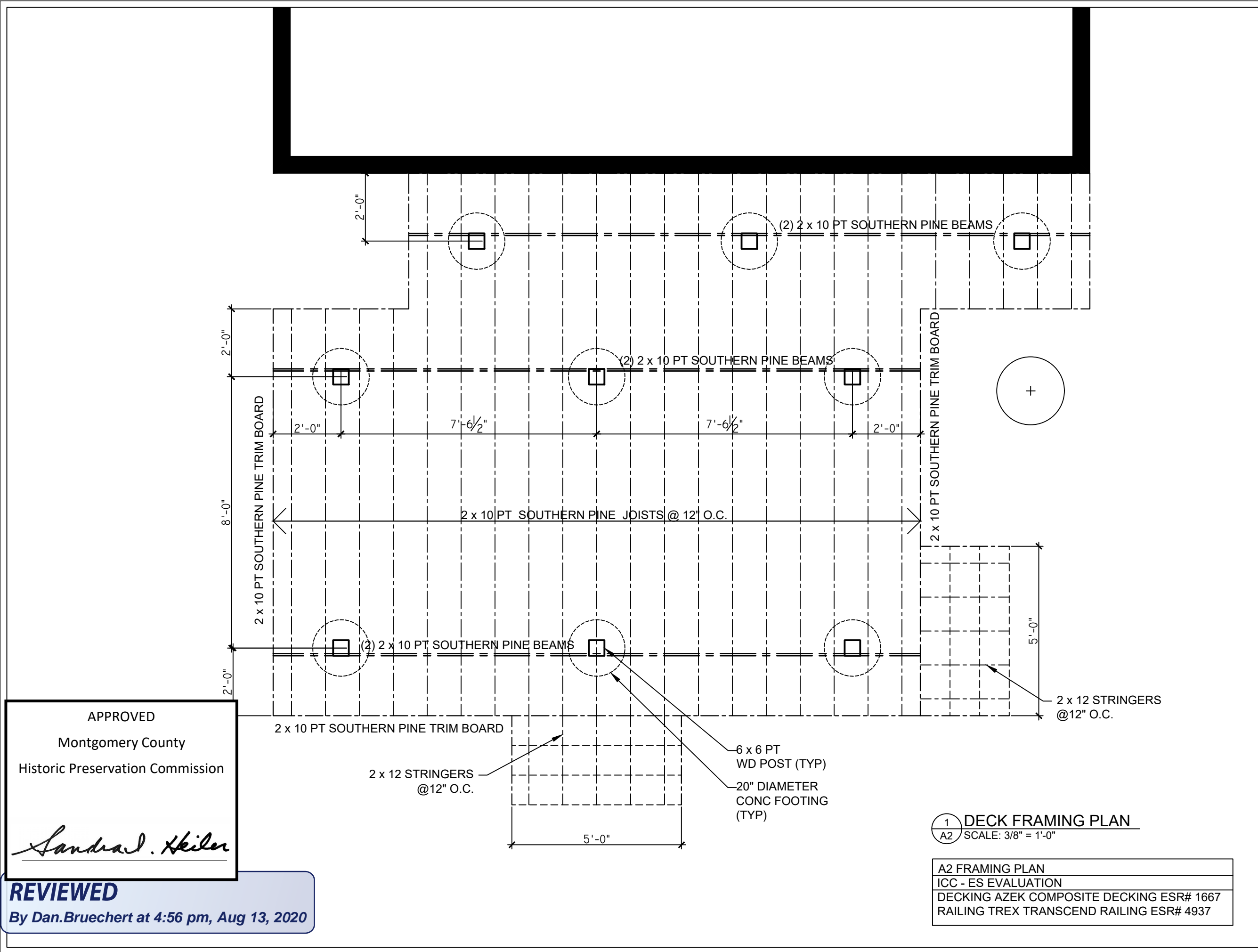
SHEET TITLE:  
**PROPOSED DECK PLAN**

SCALE  
 AS NOTED

DATE  
 06/12/20

DRAWN BY  
 Haytham Younis  
 18228 Fifeshire Dive  
 Montgomery Village, MD 20886  
 Tel. (240) 899 - 2165

SHEET NO.  
**A1**



APPROVED  
 Montgomery County  
 Historic Preservation Commission

*Sandra L. Skiles*

**REVIEWED**  
 By Dan.Bruechert at 4:56 pm, Aug 13, 2020

1 DECK FRAMING PLAN  
 A2 SCALE: 3/8" = 1'-0"

A2 FRAMING PLAN
ICC - ES EVALUATION
DECKING AZEK COMPOSITE DECKING ESR# 1667
RAILING TREX TRANSCEND RAILING ESR# 4937

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PROJECT:  
**RESIDENTIAL DECK ADDITION**

OWNER  
 527 ALBANY AVENUE, TAKOMA PARK, MD 20912

SHEET TITLE:  
**DECK FRAMING PLAN**

SCALE  
 AS NOTED

DATE  
 06/12/20

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 Haytham Younis  
 18228 Fifeshire Drive  
 Montgomery Village, MD 20886  
 Tel. (240) 899 - 2165

SHEET NO.  
**A2**

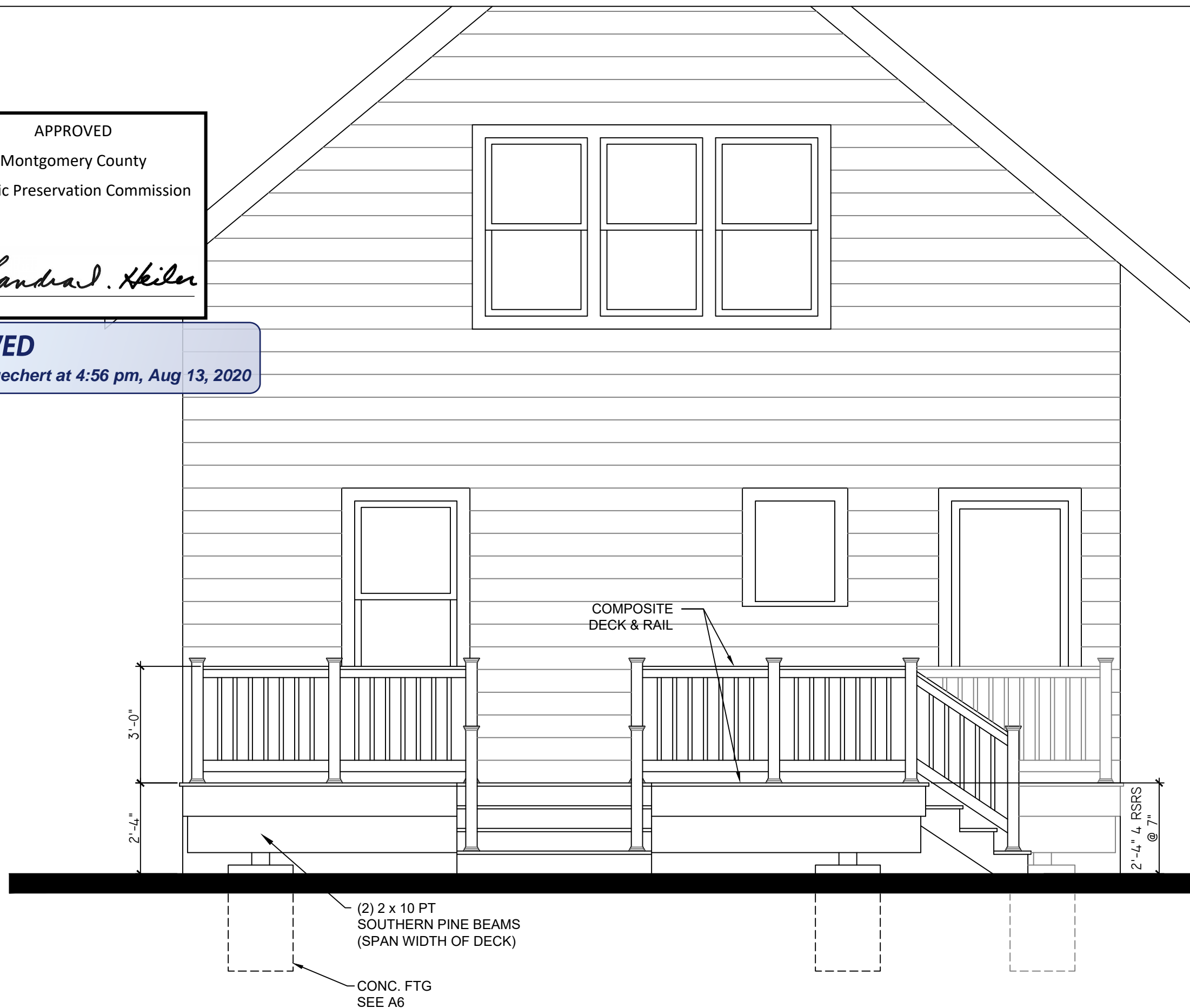
13



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 Montgomery County  
 Historic Preservation Commission

*Sandra L. Skiles*

**REVIEWED**  
 By Dan.Bruechert at 4:56 pm, Aug 13, 2020



1 FRONT ELEVATION  
 A3 SCALE: 3/8" = 1'-0"

PRIME CONSTRUCTION CORP.  
 24525 WOODFIELD RD., GAITHERSBURG, MD 20882



PROJECT:  
**RESIDENTIAL DECK ADDITION**

OWNER  
 527 ALBANY AVENUE, TAKOMA PARK, MD 20912

SHEET TITLE:  
**FRONT ELEVATION**

SCALE  
 AS NOTED

DATE  
 06/12/20

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 Haytham Younis  
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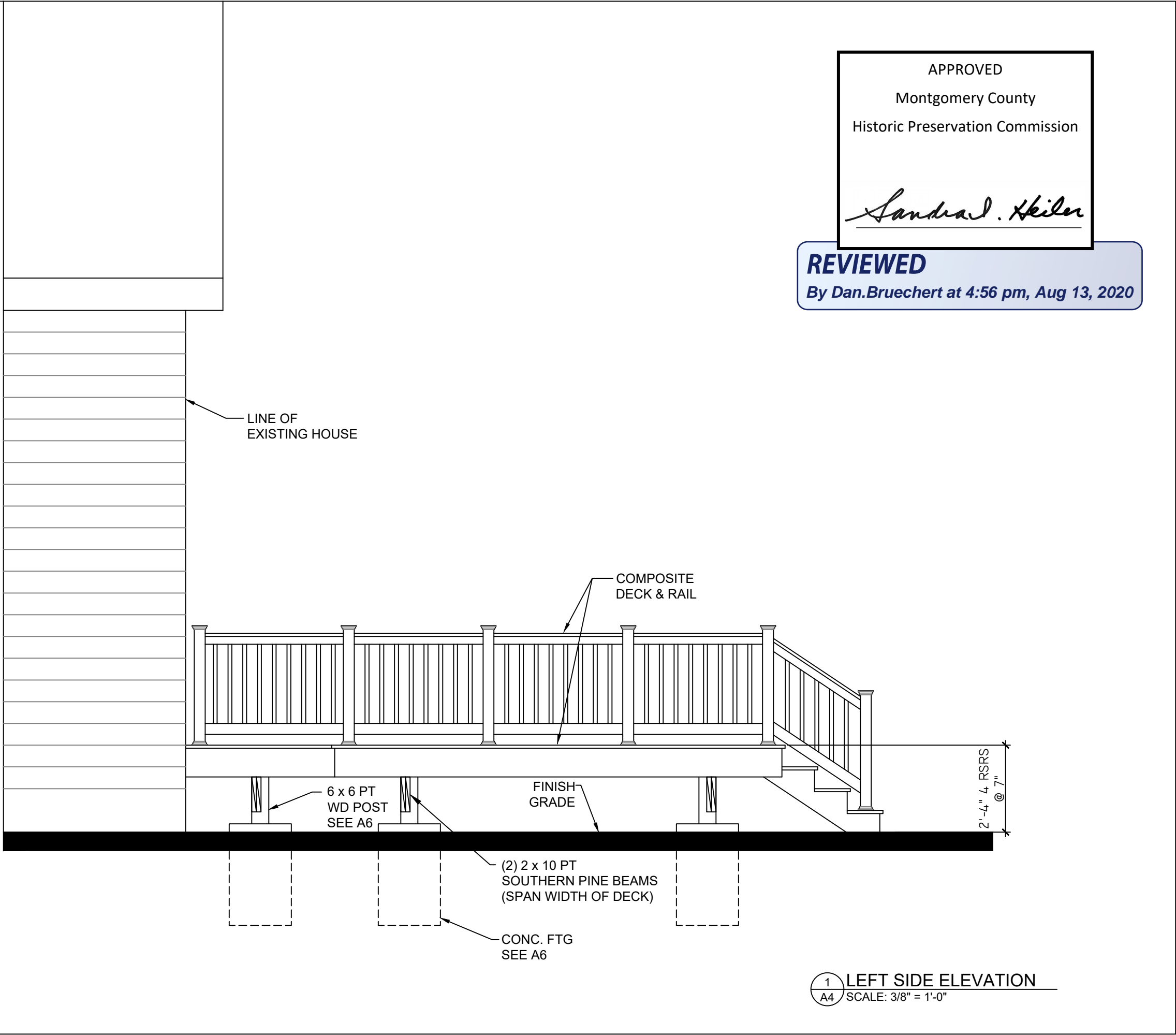
SHEET NO.

**A3**

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 Montgomery County  
 Historic Preservation Commission

*Sandra L. Heiler*

**REVIEWED**  
 By Dan.Bruechert at 4:56 pm, Aug 13, 2020



1 LEFT SIDE ELEVATION  
 A4 SCALE: 3/8" = 1'-0"

PRIME CONSTRUCTION CORP.  
 24525 WOODFIELD RD., GAITHERSBURG, MD 20882



PROJECT:  
**RESIDENTIAL DECK ADDITION**

OWNER  
 527 ALBANY AVENUE, TAKOMA PARK, MD 20912

SHEET TITLE:  
**LEFT SIDE ELEVATION**

SCALE  
 AS NOTED

DATE  
 06/12/20

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 Haytham Younis  
 18228 Fifeshire Drive  
 Montgomery Village, MD 20886  
 Tel. (240) 899 - 2165

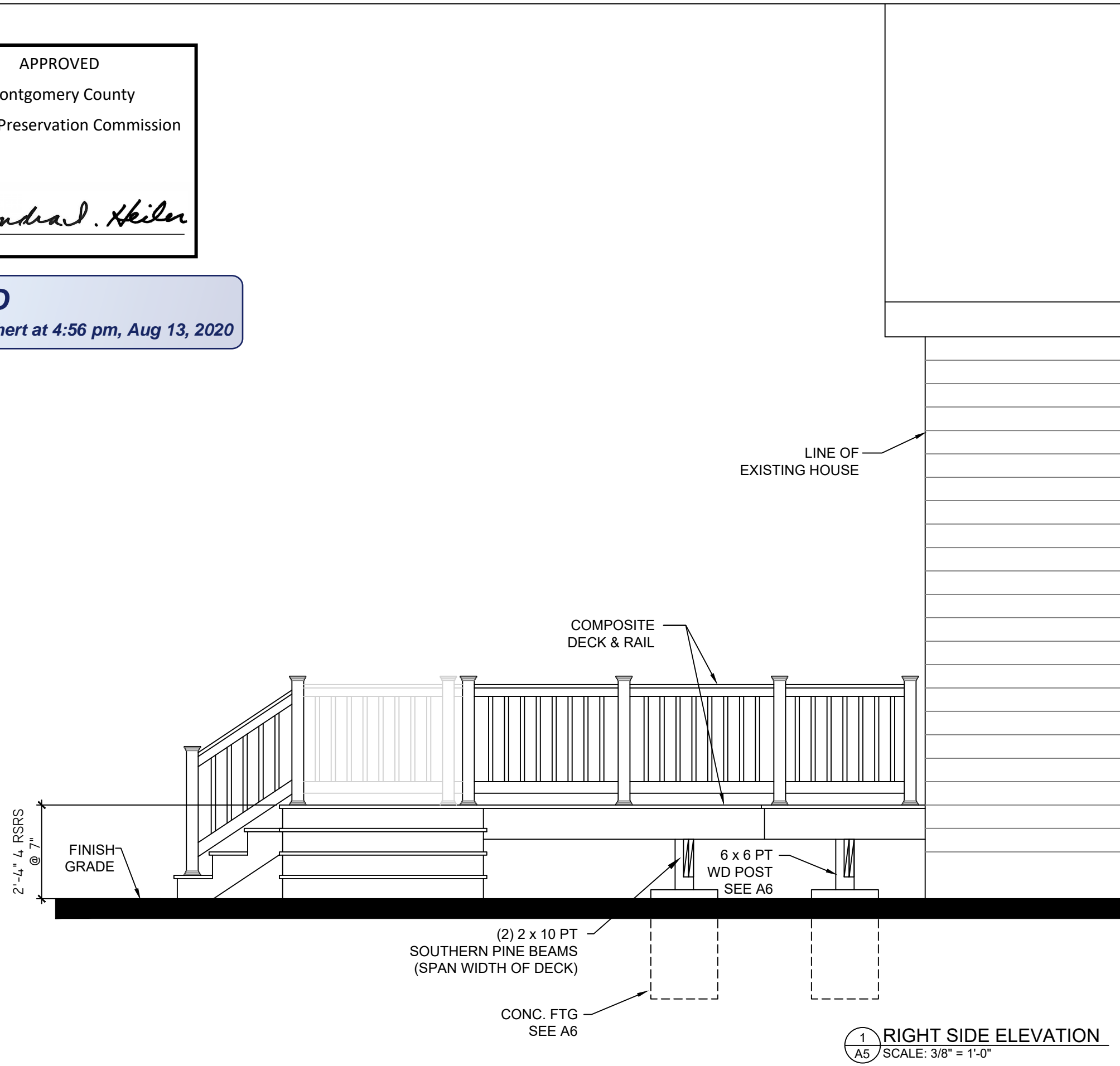
SHEET NO.

**A4**

APPROVED  
 Montgomery County  
 Historic Preservation Commission

*Sandra L. Heiler*

**REVIEWED**  
 By Dan.Bruechert at 4:56 pm, Aug 13, 2020



PRIME CONSTRUCTION CORP.  
 24525 WOODFIELD RD., GAITHERSBURG, MD 20882

**PRIME**  
 Construction Corp.  
 "Where Quality comes first"

PROJECT:  
**RESIDENTIAL DECK ADDITION**

OWNER:  
 527 ALBANY AVENUE, TAKOMA PARK, MD 20912

SHEET TITLE:  
**RIGHT SIDE ELEVATION**

SCALE:  
 AS NOTED

DATE:  
 06/12/20

DRAWN BY  
 Haytham Younis  
 18228 FIFESHIRE DIVE  
 MONTGOMERY VILLAGE, MD 20886  
 Tel. (240) 899 - 2165

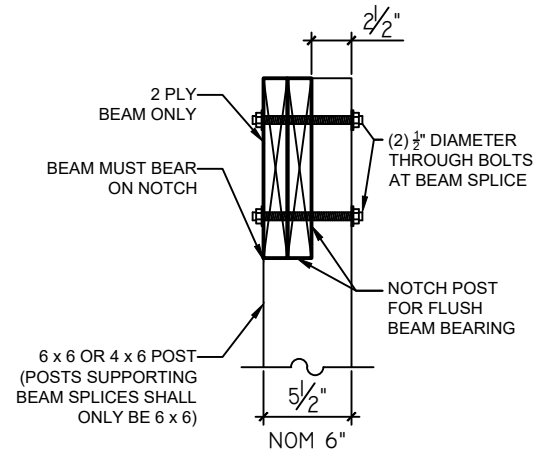
SHEET NO.  
**A5**

16

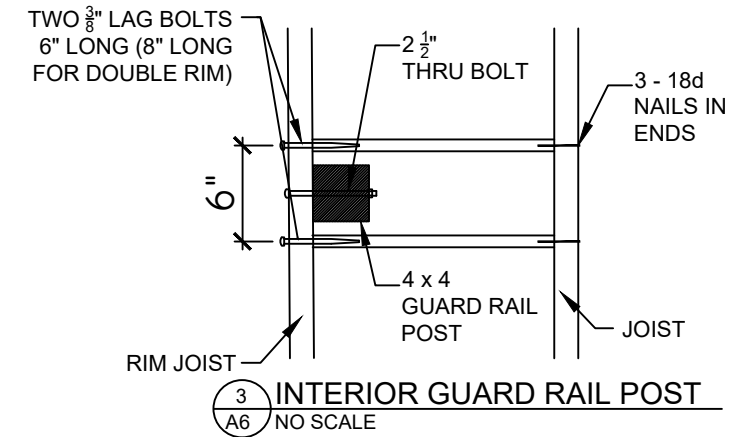
APPROVED  
 Montgomery County  
 Historic Preservation Commission

*Sandra L. Heiler*

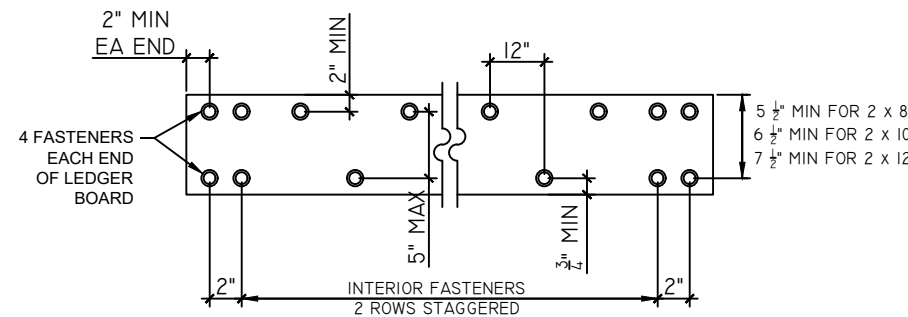
**REVIEWED**  
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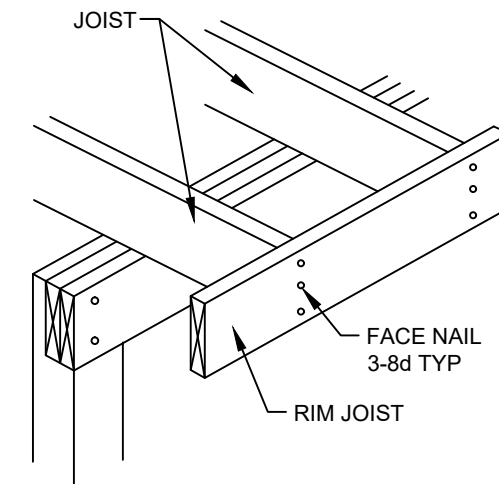
6 NOTCHED POST DETAIL  
 A6 SCALE: 1" = 1'-0"



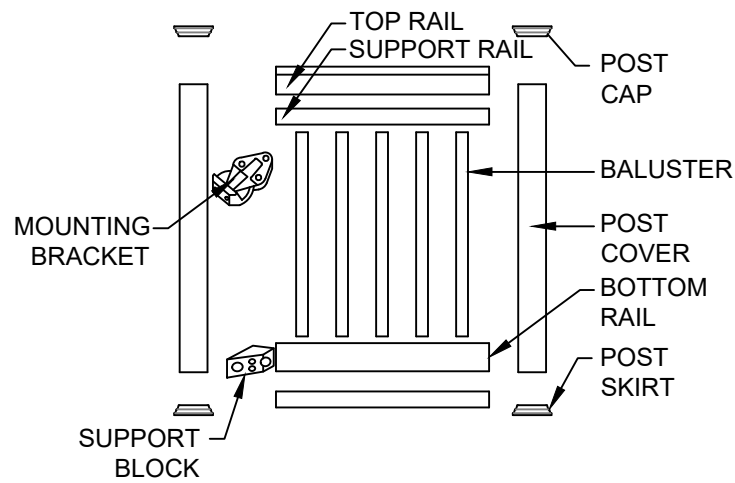
3 INTERIOR GUARD RAIL POST  
 A6 NO SCALE



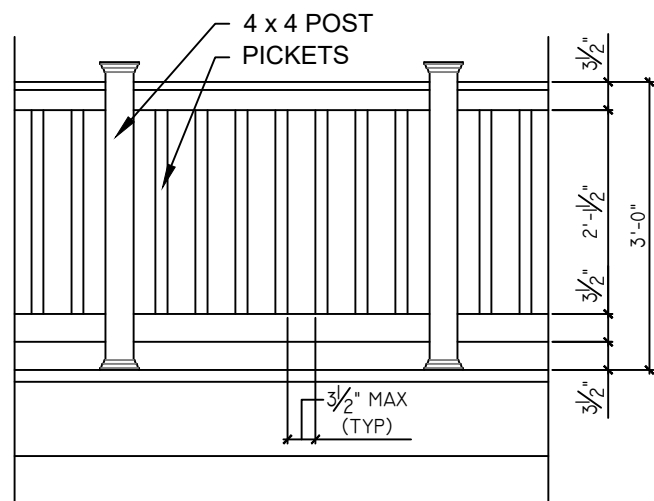
5 LEDGER BOARD DETAILS  
 A6 SCALE: 1" = 1'-0"



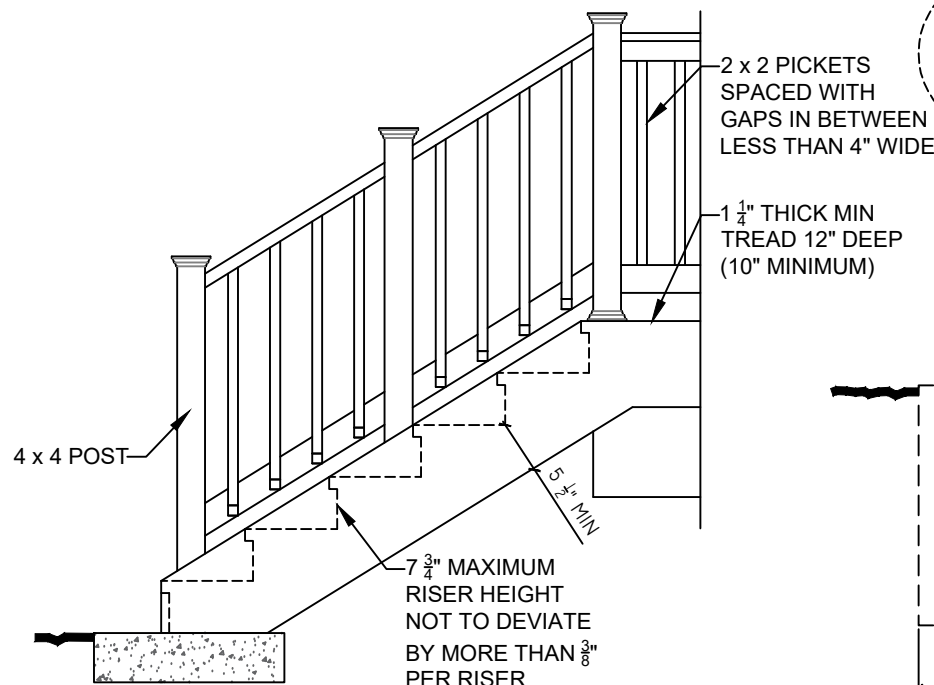
2 RIM JOIST CONNECTION  
 A6 NO SCALE



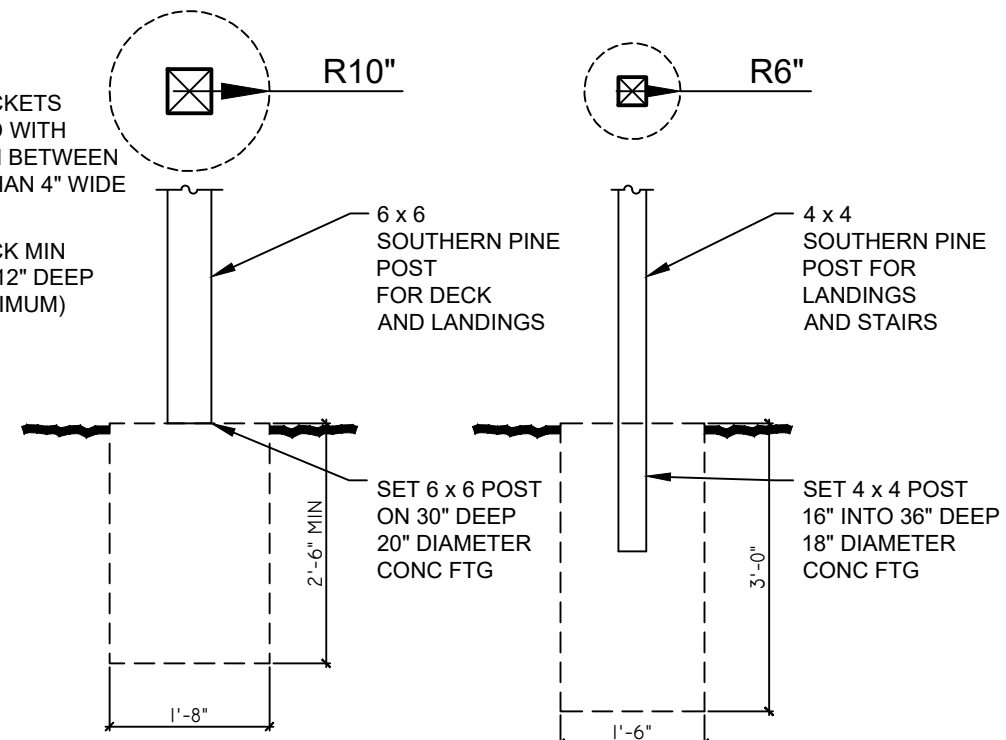
8 PARTS DETAIL  
 A6 SCALE: 1/2" = 1'-0"



7 ELEVATION DETAIL  
 A6 SCALE: 1/2" = 1'-0"



4 STAIR DETAIL  
 A6 SCALE: 1/2" = 1'-0"



1 POST & FOOTING DETAILS  
 A6 SCALE: 1/2" = 1'-0"

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PROJECT: RESIDENTIAL DECK ADDITION  
 OWNER: 527 ALBANY AVENUE, TAKOMA PARK, MD 20912

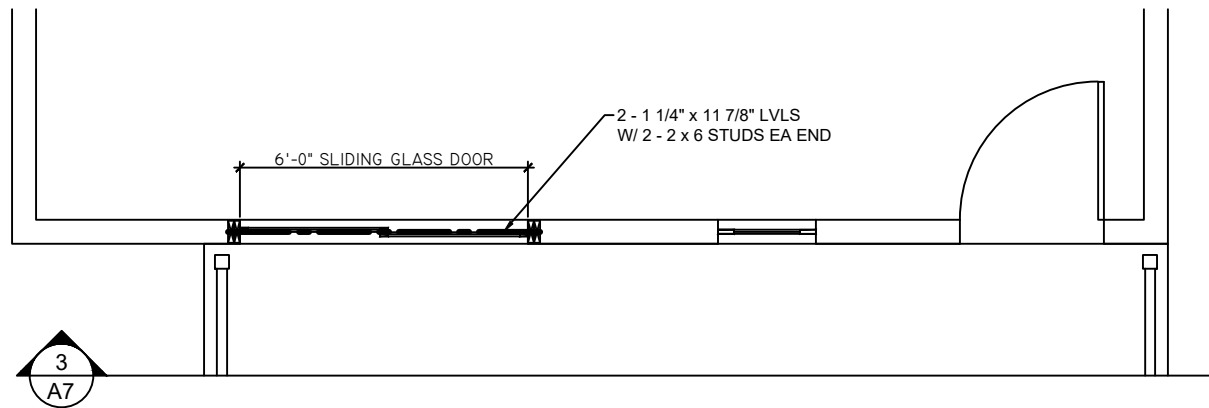
SHEET TITLE: TYPICAL DETAILS

SCALE: AS NOTED  
 DATE: 06/12/20

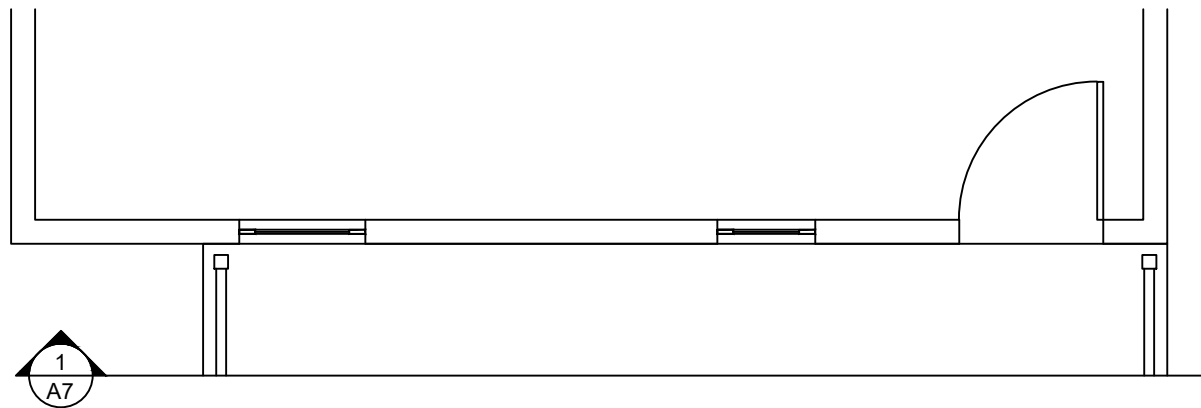
DRAWN BY: Haytham Younis  
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 Montgomery Village, MD 20886  
 Tel. (240) 899 - 2165

SHEET NO.  
**A6**  
 17





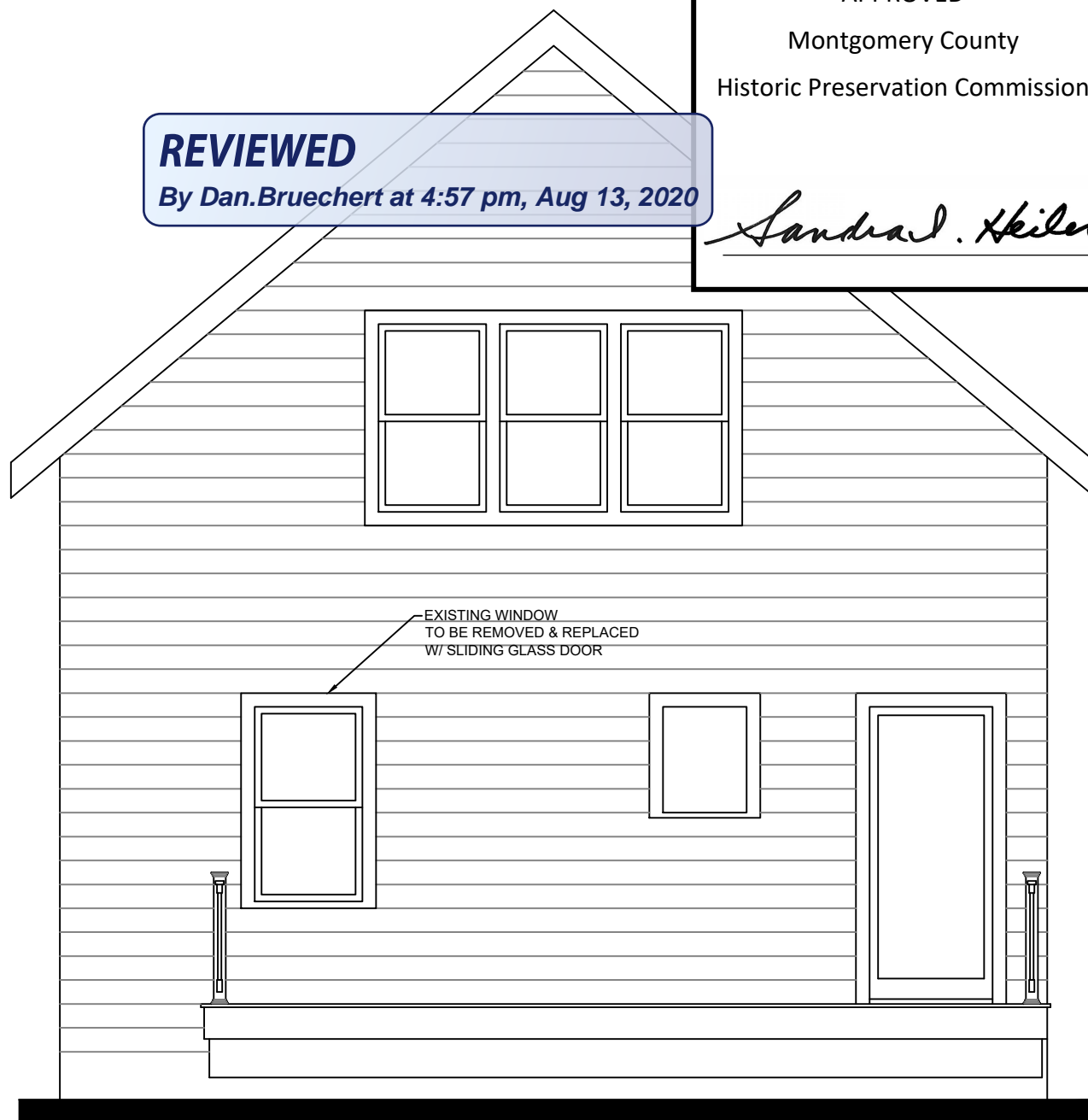
4 PROPOSED PLAN  
A7 SCALE: 3/8" = 1'-0"



2 EXISTING PLAN  
A7 SCALE: 3/8" = 1'-0"



3 PROPOSED ELEVATION  
A7 SCALE: 1/4" = 1'-0"



1 EXISTING ELEVATION  
A7 SCALE: 1/4" = 1'-0"

**REVIEWED**  
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Montgomery County  
Historic Preservation Commission  
*Sandra J. Heiler*

PRIME CONSTRUCTION CORP.  
24525 WOODFIELD RD., GAITHERSBURG, MD 20882



PROJECT:  
RESIDENTIAL DECK ADDITION

OWNER  
527 ALBANY AVENUE, TAKOMA PARK, MD 20912

SHEET TITLE:  
PROPOSED SLIDING DOOR

SCALE  
AS NOTED

DATE  
06/12/20

DRAWN BY  
Haytham Younis  
18228 Fifeshire Drive  
Montgomery Village, MD 20886  
Tel. (240) 899 - 2165

SHEET NO.

**A7**

**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 3 feet.
2. Fences, if shown, have been located by approximate methods.
3. No property corners confirmed.

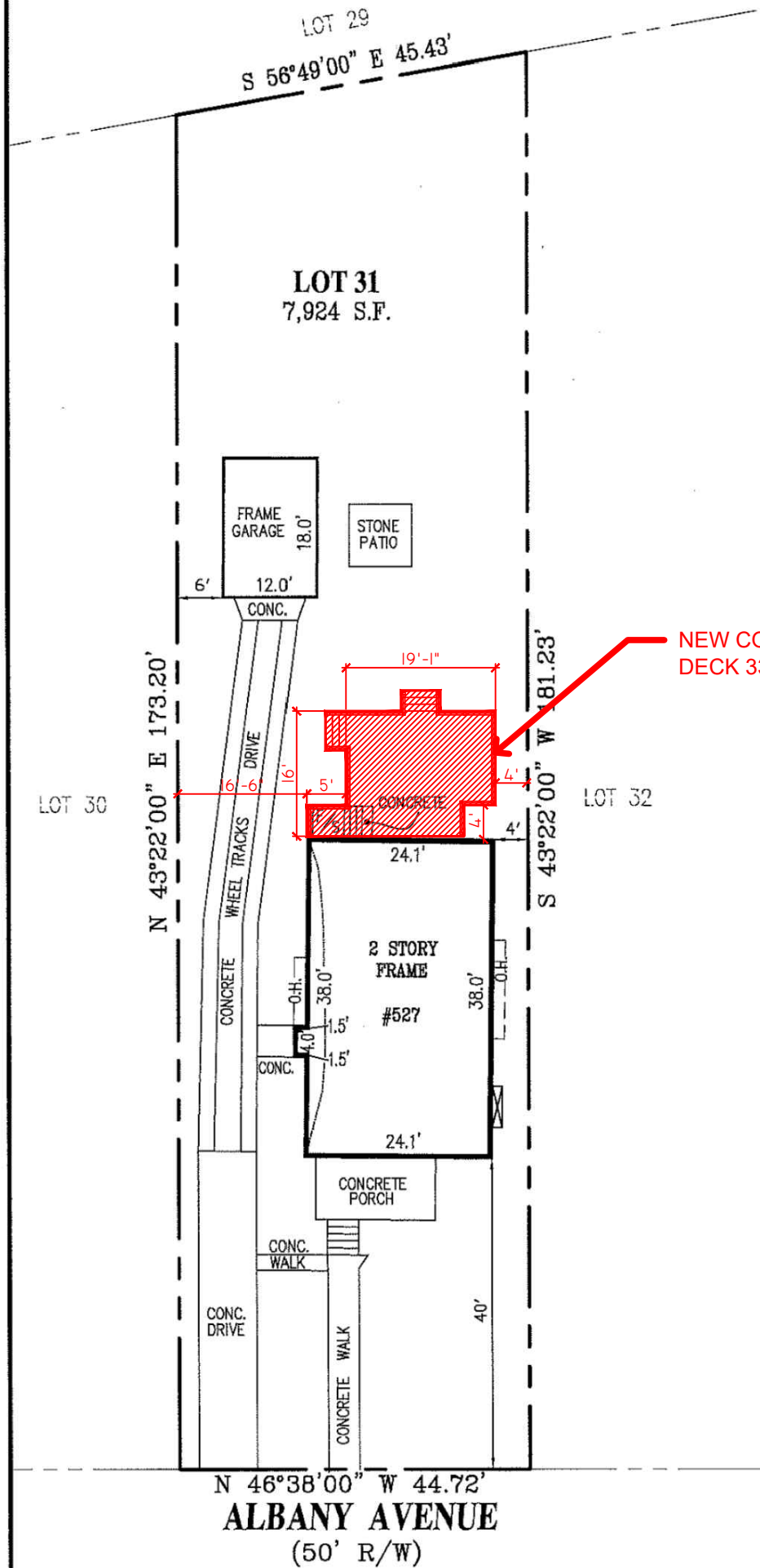
APPROVED

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**REVIEWED**

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LOCATION DRAWING  
LOT 31, BLOCK 74  
TAKOMA PARK LOAN  
&  
TRUST COMPANY'S SUBDIVISION  
OF NORTH TAKOMA  
MONTGOMERY COUNTY, MARYLAND

SURVEYOR'S CERTIFICATE		REFERENCES			SNIDER & ASSOCIATES LAND SURVEYORS		
"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."  <i>Jeffrey A. Foster</i> MARYLAND PROPERTY LINE SURVEYOR REG. NO. 587 Expires: 04-02-2019		PLAT BK.	2		DATE OF LOCATIONS	SCALE:	1" = 20'
		PLAT NO.	103	WALL CHECK:	DRAWN BY:	K.D.S.	
		LIBER	11737	HSE. LOC.:	08-02-2017	JOB NO.:	17-02893
		FOLIO	460				