



HISTORIC PRESERVATION COMMISSION

Marc Elrich
County Executive

Robert K. Sutton
Chairman

Date: October 29, 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 #963216: Front door replacement

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 1, 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: Mark Knebel (Luke Olson, Architect)
Address: 5 Grafton Street, 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# 963216
DATE ASSIGNED _____

APPLICANT:

Name: Mark Knebel
Address: 5 Grafton Street
Daytime Phone: 202-215-5555

E-mail: mark@clemensbuilders.com
City: Chevy Chase Zip: 20815
Tax Account No.: _____

AGENT/CONTACT (if applicable):

Name: Luke Olson
Address: 7735 Old Georgetown Rd Ste 700
Daytime Phone: 240-333-2021

E-mail: lolson@gtmarchitects.com
City: Bethesda Zip: 20814
Contractor Registration No.: _____

LOCATION OF BUILDING/PREMISE: MIHP # of Historic Prop

Is the Property Located within an Historic District? Yes/Dis No/Ind

Is the property subject to Historic Preservation/Land Trust/Environmental Easement? Yes/Dis No/Ind
map of the easement, and documentation from the Easement

Are other Planning and/or Hearing Examiner Approvals /Revisions (Conditional Use, Variance, Record Plat, etc.?) If YES, include supplemental information.



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By Michael Kyne at 3:28 pm, Oct 29, 2021

Building Number: 5 Street: Grafton St
Town/City: Chevy Chase Nearest Cross Street: Chevy Chase Circle
Lot: 3 & pt lot 4 Block: 25 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 checked="" type="checkbox"/> Roof | <input checked="" type="checkbox"/> Window/Door |
| | | <input type="checkbox"/> Other: _____ |

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.

Luke Olson _____ 08-11-2021 _____

Signature of owner or authorized agent

Date

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

Existing 2-story shingle style home.

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

Replace existing double entry door and transom with new 4' x 8' std. wood entry door. Replace existing cedar shingle roof in-kind.

REVIEWED

By Michael Kyne at 3:28 pm, Oct 29, 2021

APPROVED


Montgomery County

Historic Preservation Commission



Robert H. Potter

Work Item 1: _____	
Description of Current Condition:	Proposed Work:

Work Item 2: _____	
Description of Current Condition:	Proposed Work:
<div data-bbox="142 1056 803 1184" style="border: 1px solid black; border-radius: 10px; background-color: #d9e1f2; padding: 5px; display: inline-block;"> <p>REVIEWED By Michael Kyne at 3:28 pm, Oct 29, 2021</p> </div>	<div data-bbox="922 898 1414 1276" style="border: 1px solid black; padding: 10px; text-align: center;"> <p>APPROVED Montgomery County Historic Preservation Commission</p>  </div>

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

Adjacent and Confronting Properties:

Chevy Chase, MD 20815

3 Grafton Street

7 Grafton Street

8 Grafton Street

2 Hesketh Street

2 Magnolia Parkway

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Montgomery County

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Robert H. Potter

**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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Robert A. ...



EXG. TRIM TO BE SCRAPPED/
 REPAIRED AS REQ'D. AND PAINTED

EXG. CEDAR SIDING TO CLEANED,
 RESTORED/REPAIRED AS REQ'D AND
 STAINED W/ BENJAMIN MOORE
 ARBORCOAT OR EQ.

ALL WINDOWS IN EXISTING HOUSE HAVE BEEN
 REPLACED AS A PART OF PREVIOUS RENOVATION

CEDAR SIDING HAS BEEN REPLACED AS PART
 OF PREVIOUS ADDITIONS/ RENOVATIONS

ANY TRIM OR SIDING THAT CANNOT BE
 REPAIRED IS TO BE REPLACED IN-KIND

APPROVED FRONT ELEVATION

**PREVIOUSLY
 APPROVED ELEVATION**

INFILL CORNER WINDOWS
 IN 1987 ADDITION

PROVIDE NEW AREAWAY TO
 BASEMENT, STONE WALLS AND
 FLAGSTONE TRENDS TO
 MATCH EXG. W/ PTD. METAL
 HANDRAIL/ GUARDRAIL

REPLACE BASEMENT DOOR
 UNIT WITH CLAD-WOOD SDL
 FRENCH PATIO DOOR

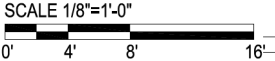


REPLACE EXISTING BRACKETED
 COMPOSITE RAILING SYSTEM WITH
 PAINTABLE COMPOSITE RAILING
 SYSTEM WITH HIDDEN FASTENERS
 (ROUTED)

*REPLACE ALL EXISTING NON-HISTORIC
 WINDOWS AND DOORS WITH NEW
 CLAD-WOOD SDL WINDOWS AND DOORS,
 MATCH EXISTING MUNTIN STYLE AND LIGHT
 DIVISIONS IN HISTORIC SECTION OF HOUSE

TALLER EGRESS WINDOW TO
 ACCOUNT FOR NEW BASEMENT
 SLAB ELEVATION

PROPOSED REVISIONS



20.0233 - 5 GRAFTON STREET



GTM ARCHITECTS

REVIEWED
 By Michael Kyne at 3:29 pm, Oct 29, 2021

APPROVED
 Montgomery County
 Historic Preservation Commission

Robert H. Patton



EXG. TRIM TO BE SCRAPPED/ REPAIRED AS REQ'D. AND PAINTED

EXG. CEDAR SIDING TO CLEANED, RESTORED/REPAIRED AS REQ'D AND STAINED W/ BENJAMIN MOORE ARBORCOAT OR EQ.

ALL WINDOWS IN EXISTING HOUSE HAVE BEEN REPLACED AS A PART OF PREVIOUS RENOVATION

CEDAR SIDING HAS BEEN REPLACED AS PART OF PREVIOUS ADDITIONS/ RENOVATIONS

ANY TRIM OR SIDING THAT CANNOT BE REPAIRED IS TO BE REPLACED IN-KIND

PROPOSED REVISION

EXISTING CEDAR SHINGLE ROOF TO BE REPLACED IN-KIND

NEW 4' X 8' STD. WOOD FRONT DOOR TO REPLACE EXISTING DOUBLE DOORS AND TRANSOM UNIT

REPLACE EXISTING BRACKETED COMPOSITE RAILING SYSTEM WITH PAINTABLE COMPOSITE RAILING SYSTEM WITH HIDDEN FASTENERS (ROUTED)

*REPLACE ALL EXISTING NON-HISTORIC WINDOWS AND DOORS WITH NEW CLAD-WOOD SDL WINDOWS AND DOORS, MATCH EXISTING MUNTIN STYLE AND LIGHT DIVISIONS IN HISTORIC SECTION OF HOUSE

TALLER EGRESS WINDOW TO ACCOUNT FOR NEW BASEMENT SLAB ELEVATION



INFILL CORNER WINDOWS IN 1987 ADDITION

PROVIDE NEW AREAWAY TO BASEMENT, STONE WALLS AND FLAGSTONE TRENDS TO MATCH EXG. W/ PTD. METAL HANDRAIL/ GUARDRAIL

REPLACE BASEMENT DOOR UNIT WITH CLAD-WOOD SDL FRENCH PATIO DOOR

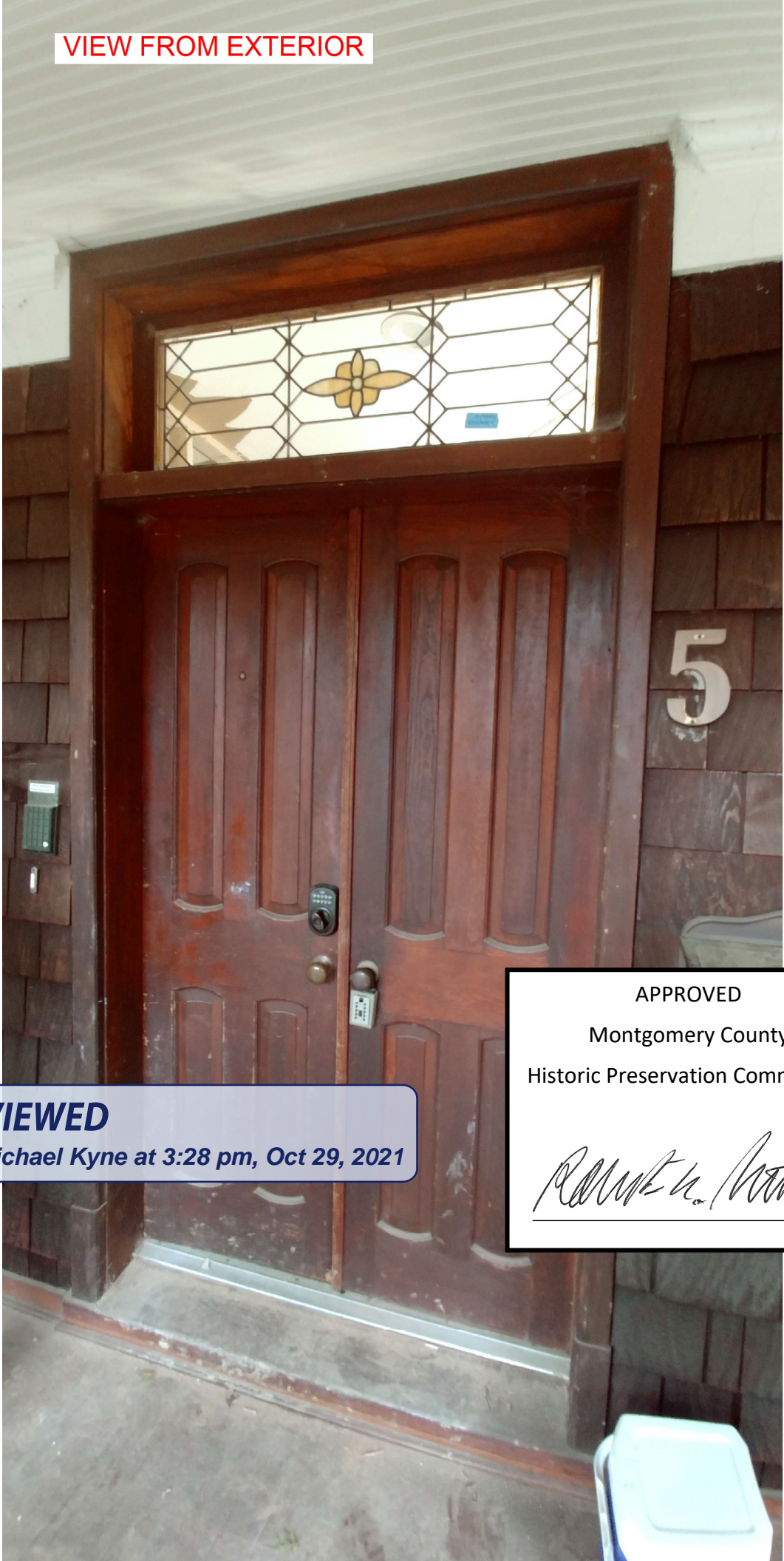
SCALE 1/8"=1'-0"

20.0233 - 5 GRAFTON STREET



GTM ARCHITECTS

VIEW FROM EXTERIOR



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VIEW FROM INTERIOR



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VENEER CHIPPED
OFF EXPOSING
WOOD CORE

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REPLACEMENT
LOCK

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Historic Preservation Commission
Ronald A. ...



**STRIKE PLATES
RELOCATED &
REPLACED**

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APPROVED
Montgomery County
Historic Preservation Commission
Ronald H. [Signature]

REVIEWED

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REPLACEMENT
THRESHOLD

EXG. CEDAR ROOF
SPLIT, CUPPING
AND OVERGROWN
WITH MOSS

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Montgomery County
Historic Preservation Commission
Ronald W. Trotter

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APPROVED

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Robert H. [Signature]



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Montgomery County
Historic Preservation Commission
Robert H. Adams

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