



## HISTORIC PRESERVATION COMMISSION

Marc Elrich  
County Executive

Robert Sutton  
Chairman

Date: September 25, 2023

### MEMORANDUM

TO: Rabbiah Sabbakhan  
Department of Permitting Services

FROM: Michael Kyne  
Historic Preservation Section  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit: #1038446 - Fenestration alteration.

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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 with two (2) conditions** at the September 20, 2023 Historic Preservation Commission meeting.

### Conditions:

1. **The approval excludes the infill of the historic window on the rear elevation and installation of the French door.**
2. **The applicant shall update the existing drawing to show the missing historic window on the rear elevation.**

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: Lisa Nelson  
Address: 6812 Connecticut Avenue, 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](mailto: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#
DATE ASSIGNED

APPLICANT:

Name:
Address:
Daytime Phone:
E-mail:
City:
Zip:
Tax Account No.:

AGENT/CONTACT (if applicable):

Name:
Address:
Daytime Phone:
E-mail:
City:
Zip:
Contractor Registration No.:

LOCATION OF BUILDING/PREMISE: MIHP # of Historic Property

Is the Property Located within an Historic District? Yes/District Name

No/Individual

Is the property subject to a Preservation/Land Trust/Environmental Easement, a Historic Landmark, or a Historic District? If YES, include information on the map of the easement, and documentation from the Easement Holder.

REVIEWED

By Michael Kyne at 4:04 pm, Sep 25, 2023

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

Building Number: Street:

Town/City: Nearest Cross Street:

Lot: Block: 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:

- New Construction
Addition
Demolition
Grading/Excavation
Deck/Porch
Fence
Hardscape/Landscape
Roof
Shed/Garage/Accessory Structure
Solar
Tree removal/planting
Window/Door
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.

Signature of owner or authorized agent Date

APPROVED
Montgomery County
Historic Preservation Commission
[Signature]

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

**Owner's mailing address**

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

**Adjacent and confronting Property Owners mailing addresses**

**REVIEWED**

*By Michael Kyne at 4:05 pm, Sep 25, 2023*

APPROVED

Montgomery County

Historic Preservation Commission



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

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

**REVIEWED**

*By Michael Kyne at 4:05 pm, Sep 25, 2023*

APPROVED

Montgomery County

Historic Preservation Commission



Robert A. Mott



Work Item 1: \_\_\_\_\_

Description of Current Condition:	Proposed Work:
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Work Item 2: \_\_\_\_\_


Description of Current Condition:	Proposed Work:
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Work Item 3: \_\_\_\_\_

Description of Current Condition:	Proposed Work:
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APPROVED

Montgomery County  
Historic Preservation Commission



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**REVIEWED**  
By Michael Kyne at 4:05 pm, Sep 25, 2023

**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	*	*	*	*	*		*

**REVIEWED**  
*By Michael Kyne at 4:05 pm, Sep 25, 2023*

APPROVED  
Montgomery County  
Historic Preservation Commission









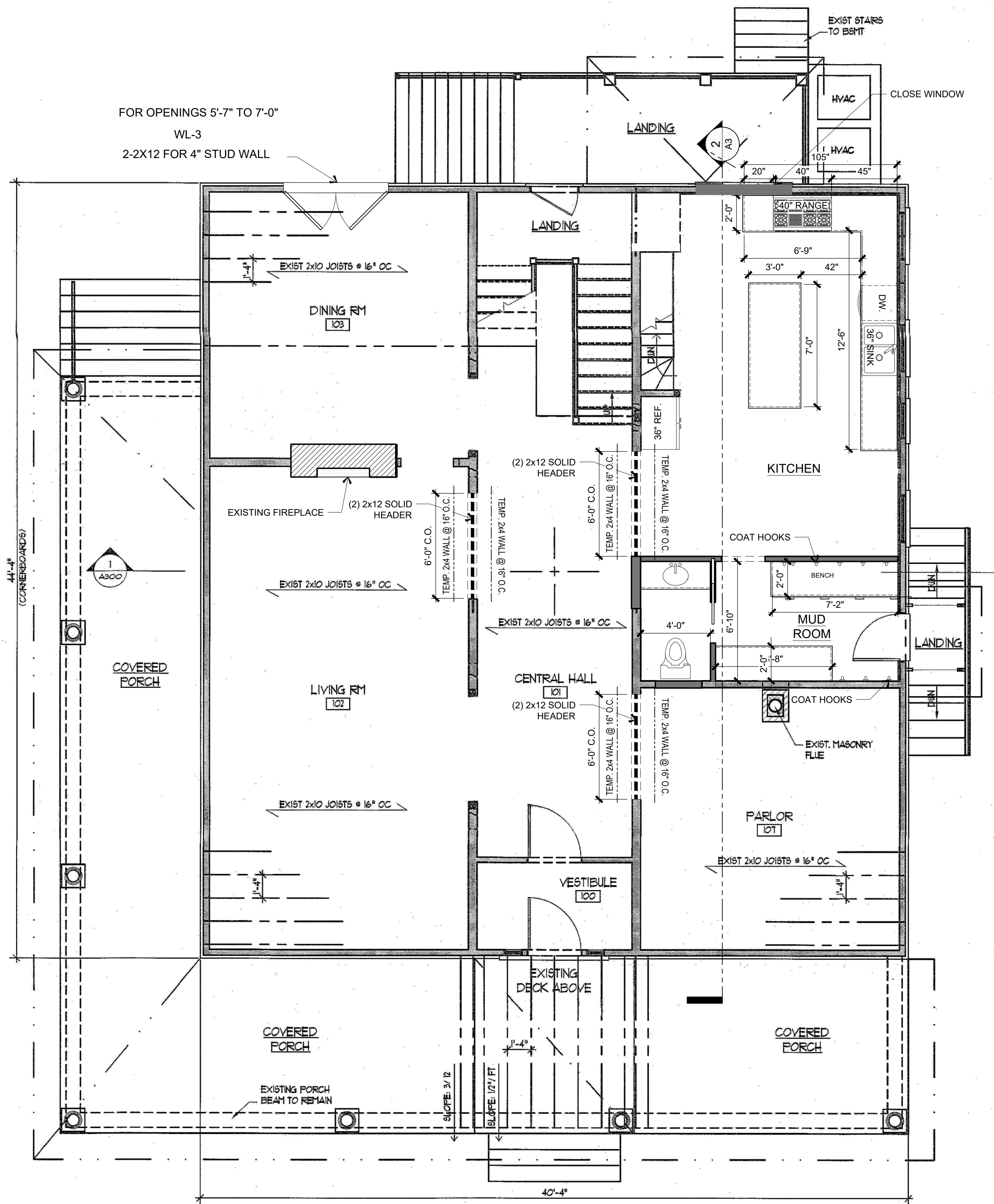






**REVIEWED**  
By Michael Kyne at 4:05 pm, Sep 25, 2023

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Robert A. Negri*



**CONSTRUCTION NOTES**

- ALL EXISTING CONDITIONS TO BE VERIFIED IN FIELD (WALLS, WINDOWS, DOORS, ETC.)
- NEW WALLS ARE DIMENSIONED FROM FACE OF STUD (NO FINISHED MATERIAL IS CALCULATED)
- ANY QUESTIONS REGARDING THESE DWGS SHALL BE ADDRESSED DIRECTLY WITH OWNER/GEOTERRA BEFORE CONST. GEOTERRA WILL NOT BE HELD RESPONSIBLE FOR ANY MISINTERPRETATIONS OF THESE DWGS.
- EXISTING BRICK MASONRY PARTY WALL TO REMAIN AS 1-HR SEPARATION. CONTRACTORS TO REPAIR AND REPOINT BRICK AS REQUIRED.
- ROOF FRAMING TO BE INSTALLED TO MATCH EXISTING PROFILE. SLOPES INDICATED ON PLANS ARE APPROX.
- PROVIDE ALL PERIMETER FLASHING, GUTTERS, DOWNSPOUTS, AND PIPE OR VENT PENETRATION FLASHING AS REQ.
- PROVIDE NEW INSUL. IN EXISTING EXTERIOR WALLS R21 MIN. PROVIDE NEW 1/2" GWB AT EXIST. EXT. WALLS.

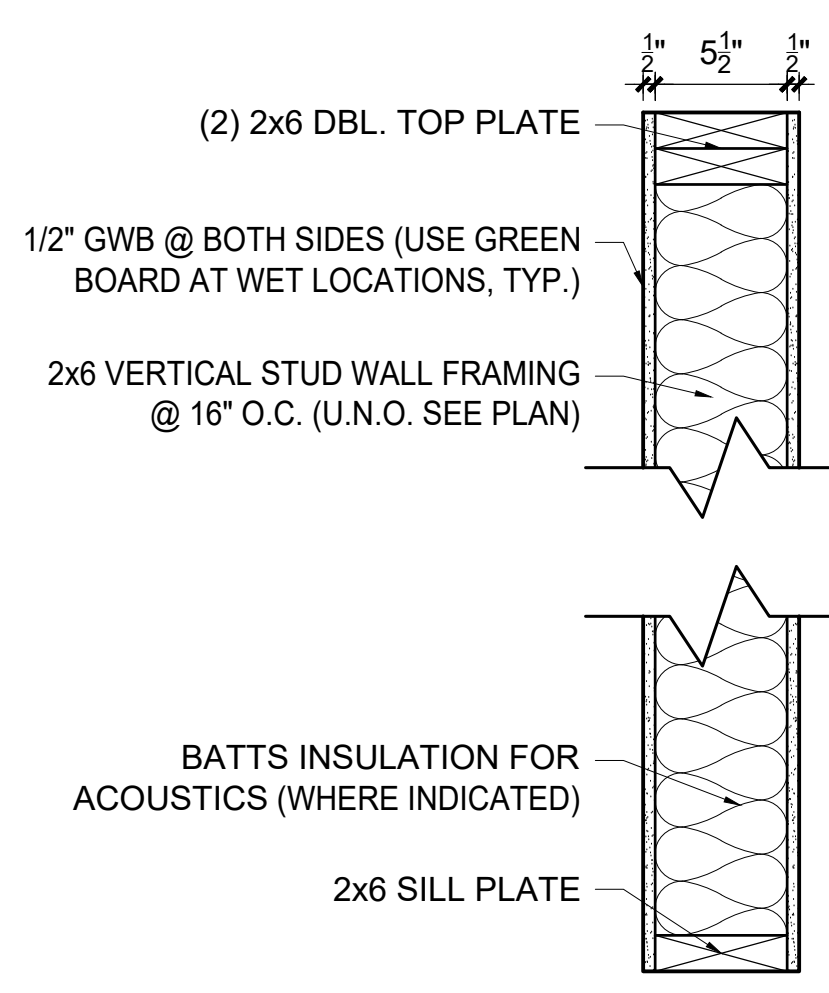
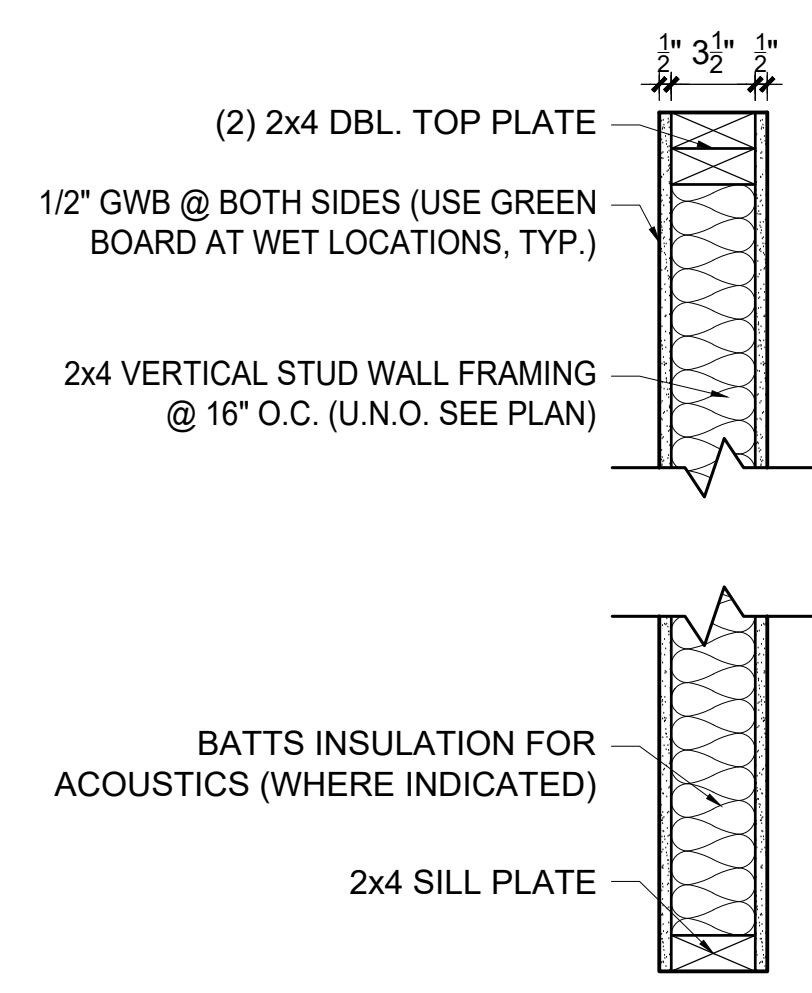
**EGRESS WINDOW NOTES**

- PER IRC 2015 SECTION R310
- AT GRADE FLOOR OPENINGS = 5.0 SF MIN. CLEAR OPENING
  - ABOVE/BELOW GRADE OPENINGS = 5.7 SF MIN. CLEAR OPENING
  - 20" WIDTH MIN. 24" HEIGHT MIN.
  - SILL HEIGHT MAX = 44" AFF, TYP.
  - ALL EGRESS WINDOWS SHALL BE OPERATIONAL VIA INTERIOR W/O USE OF TOOLS

**FLOOR PLAN LEGEND**

- NEW WALLS
- EXISTING WALLS TO REMAIN
- EXISTING WALLS TO BE REMOVED

NOTE:  
DOOR AND WINDOW SIZES SHOWN NOMINALLY: 5046 = 5'-0" X 4'-6"



1 TYPICAL 2x4 INTERIOR WALL  
1-1/2" = 1'-0"

2 TYPICAL 2x6 INTERIOR WALL  
1-1/2" = 1'-0"

1 PROPOSED FIRST FLOOR PLAN  
SCALE = 1/4" = 1'  
0 1 5 10

**REVISIONS**

REV	DATE	DESCRIPTION
1	8.06.23	REV. 1



RICHARD A. NEGRI, MSCE, P.E. MD  
PROFESSIONAL ENGINEER LIC. #45588

SCALE: 1/4" = 1'

DATE: 7.12.23

PROPOSED FLOOR PLAN

**A2**













REVIEWED  
By Michael Kyne at 4:06 pm, Sep 25, 2023

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Robert A. Hoover*

