



## HISTORIC PRESERVATION COMMISSION

Marc Elrich  
*County Executive*

Sandra I. Heiler  
*Chairman*

Date: September 16, 2020

### 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: New fence, new roof and solar panel 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 September 9, 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: Garrett Anderson  
Address: 104 Water Street, Brookeville

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.



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

We would like to replace the house and detached garage roofs with asphalt shingles and install solar panels on the rear facing portion of our house.

Proposed Shingle: Landmark Premium Series - Weathered Wood  
Spec Sheet Attached.

**REVIEWED**  
*By Michael Kyne at 6:04 pm, Sep 16, 2020*

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

Work Item 1: House Roof

Description of Current Condition: Warped shingles, leaking, shingles falling off, breaking shingles, 17 years old.

Proposed Work: Replace with asphalt shingles. Landmark Premium - Weathered Wood

**REVIEWED**  
*By Michael Kyne at 6:04 pm, Sep 16, 2020*

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Montgomery County  
Historic Preservation Commission  
*Sandra J. Heiler*

Work Item 2: Detached Garage

Description of Current Condition: Moldy and leaking. Shingles are falling off with every storm. Needs to be replaced IMMEDIATELY

Proposed Work: Replace with Asphalt Shingles. Landmark Premium - Weathered Wood

Work Item 3: Solar Panels

Description of Current Condition: None currently. Unable to be installed on current roof due to current conditions. Not recommended to be installed over cedar.

Proposed Work: Solar panels to be installed on the rear facing roof of our house.

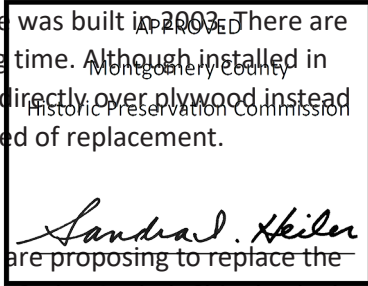
**REVIEWED**

*By Michael Kyne at 6:04 pm, Sep 16, 2020*

Permit application number: 912039.

**Description of work:**

The original roofs of our home and detached garage are 17 years old and failing. The home was built in 2003. There are multiple leaks, shingles are falling off, and many shingles are warped due to uneven drying time. Although installed in accordance to 2003 building practices, the issues are likely due to shingles being installed directly over plywood instead of skip sheathing. The garage and garage port are in the worst shape and in immediate need of replacement.



**Proposal:**

After looking into many available roofing options, including cedar and synthetic cedar, we are proposing to replace the existing cedar shingles on both the home and garage with CertainTeed Landmark Premium Series Asphalt Shingles (color Weathered Wood). Based on feedback from our preliminary meeting, we believe this material satisfies the weight, style, and color of the recommendations we have received. We are also proposing to install (6) solar panels on the rear roof of the house. We considered installing solar on our detached garage, but it does not get adequate sun exposure.

**Roofing Material Estimates Received so far:**

- 1. Asphalt – Landmark Series (30 year warranty)
  - 1. \$17,000 - \$20,000 (multiple companies)
- 2. Cedar Shingle (10 year warranty)
  - 1. \$40,000 – \$50,000 (multiple companies and variations)
- 3. Brava Roof Tile – Synthetic Cedar (50 year warranty)
  - 1. \$60,000 - \$70,000 (multiple companies)

**Reasons for asphalt roof:**

- 1. The existing roof does not breathe properly for cedar shingles. The cost to redesign the roof to breathe properly is not included in the estimates. We would not like to reinstall cedar only to have this issue again in 17 years and unfortunately redesigning our roof with skip sheathing is not within our growing family's budget.
- 2. The existing roof only lasted 17 years. The average lifespan of a cedar roof is approximately 30-40 years (<https://www.skroofing.com/roofing-maryland/cedar-roofing-faqs/>)
- 3. We would like to install solar panels; cedar is not recommended for solar panel installation.

**Background:**

My wife and I cherish historic towns and homes. In 2017, we were presented the Montgomery County Award for Historic Preservation – Restoration of a Historic Residence for our work on our previous home in town, the historic residence of 2 High St. When we purchased our home at 104 Water St in 09/2018, it was a neglected home listed on short sale and we have since invested a great deal of money and time into making it habitable for our growing family and no longer an eye-sore in town. Our family would greatly appreciate the ability to replace this roof with asphalt shingles and install solar panels. Our property is one acre, most of which is conservation easement. There are no homes facing the front of our house, and our neighbor to the right faces Market Street. The neighbor to the left was also built in 2003.

**Additional Details about Home, Town Homes, and Sub-division:**

Our home was built as part of a 3 home sub-division within the historic town of Brookeville. Within town, there are 2 other Dutch Colonial style homes. Both have asphalt roofs and are not historic resources. Many homes in town have installed solar panels including two adjacent neighbors. Asphalt is a common roof material within town. One of the latest homes built on North Street was permitted to use asphalt and a home located on South Street recently built a detached garage with an asphalt roof.

Properties abutting 104 Water St property line:

106 Water St, Brookeville, MD 20833	307 Market St Brookeville, MD 20833
301 Market St, Brookeville, MD 20833	309 Market St, Brookeville, MD 20833
211 Market St, Brookeville, MD 20833	311 Market St, Brookeville, MD 20833

## House - Front



**REVIEWED**

*By Michael Kyne at 6:04 pm, Sep 16, 2020*

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Historic Preservation Commission

*Sandra J. Heiler*



**REVIEWED**

*By Michael Kyne at 6:04 pm, Sep 16, 2020*

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Historic Preservation Commission

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# House - Back



**REVIEWED**  
By Michael Kyne at 6:04 pm, Sep 16, 2020



# Detached Garage

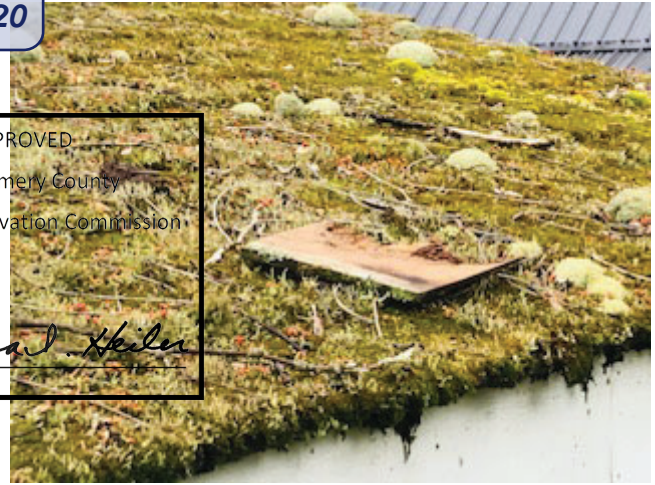


**REVIEWED**

By Michael Kyne at 6:04 pm, Sep 16, 2020



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*Sandra Heiler*





**Landmark®, Landmark® Premium, Landmark® Pro Shingles, Landmark® Pro/Architect 80 (NW Region Only) Shingles**

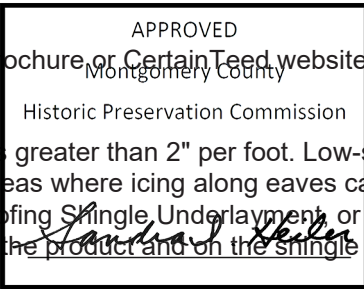
**PRODUCT INFORMATION**

Landmark shingles reflect the same high manufacturing standards and superior warranty protection as the rest of CertainTeed's line of roofing products. Landmark Premium (and Algae Resistant-AR), Landmark PRO (and AR) and Landmark (and AR) are built with the industry's toughest fiber glass mat base, and their strict dimensional tolerance assures consistency. Complex granule color blends and subtle shadow lines produce a distinctive color selection. Landmark is produced with the unique NailTrak® nailing feature. **Please see the installation instruction section below for important information**



**REVIEWED**  
In the Northwest Region Landmark PRO (AR) is double-branded as Landmark PRO/Architect 80 (AR).  
**By Michael Kyne at 6:04 pm, Sep 16, 2020**

Landmark algae resistant (AR) shingles are algae resistant and help protect against dark or black discoloration, sometimes called staining or streaking, caused by blue-green algae. AR shingles are not available in all regions.



**Colors:** Please refer to the product brochure or CertainTeed website for the colors available in your region.

**Limitations:** Use on roofs with slopes greater than 2" per foot. Low-slope applications (2:12 to < 4:12) require additional underlayment. In areas where icing along eaves can cause the back-up of water, apply CertainTeed WinterGuard® Waterproofing Shingle Underlayment or its equivalent, according to application instructions provided with the product and on the shingle package.

**Product Composition:** Landmark Series shingles are composed of a fiber glass mat base. Ceramic-coated mineral granules are tightly embedded in carefully refined, water-resistant asphalt. Two pieces of the shingle are firmly laminated together in a special, tough asphaltic cement. All Landmark shingles have self-sealing adhesive strips.

**Applicable Standards**

- ASTM D3018 Type I
- ASTM D3462
- ASTM E108 Class A Fire Resistance
- ASTM D3161 Class F Wind Resistance
- ASTM D7158 Class H Wind Resistance
- UL 790 Class A Fire Resistance

- ICC-ES ESR-1389 and ESR-3537
- CSA Standard A123.5 (Regional)
- Miami-Dade Product Control Approved
- Florida Product Approval # FL5444
- Meets TDI Windstorm Requirements

**Technical Data:**

	<b>Landmark (and AR)</b>	<b>Landmark PRO* (and AR)</b>	<b>Landmark Premium (and AR)</b>
Weight/Square (approx.)	219 to 238 lb **	240 to 267 lb **	300 lb
Dimensions (overall)	13 1/4" x 38 3/4"	13 1/4" x 38 3/4"	13 1/4" x 38 3/4"
Shingles/Square (approx.)	66	66	66
Weather Exposure	5 5/8"	5 5/8"	5 5/8"

\*Includes Landmark PRO AR/Architect 80

\*\*Dependent on manufacturing location

## INSTALLATION

Detailed installation instructions are supplied on each bundle of Landmark shingles and must be followed. Separate application sheets may also be obtained from CertainTeed.

**Hips and Ridges:** For capping hip and ridge apply CertainTeed Shadow Ridge®, Cedar Crest® or Mountain Ridge® shingles of a like color.

## MAINTENANCE

These shingles do not require maintenance when installed according to manufacturer's application instructions. However, to protect the investment, any roof should be routinely inspected at least once a year. Older roofs should be looked at more frequently.

## WARRANTY

Landmark Premium (and AR), Landmark PRO/Architect 80 AR, Landmark PRO (and AR), and Landmark (and AR) shingles carry a lifetime limited, transferable warranty to the consumer against manufacturing defects when applied to stated CertainTeed application instructions for this product. In addition, Landmark Premium (and AR), Landmark PRO (and AR), Landmark PRO/Architect 80 AR, and Landmark (and AR) carry 10-years of SureStart™ Protection. Landmark AR shingles carry a 10-year algae resistance warranty. Landmark Premium AR, Landmark PRO AR, and Landmark PRO/Architect 80 AR shingles carry a 15-year algae resistance warranty. For specific warranty details and limitations, refer to the warranty itself (available from the local supplier, roofing contractor or on-line at [www.certainteed.com](http://www.certainteed.com)).

## FOR MORE INFORMATION

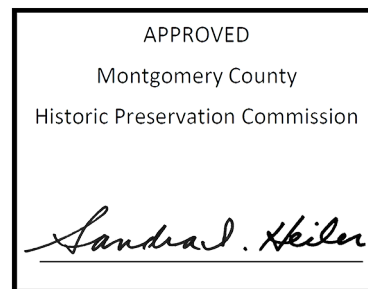
Sales Support Group: 800-233-8990

Web site: [www.certainteed.com](http://www.certainteed.com)

See us at our on-line specification writing tool, CertaSpec®, at [www.certainteed.com/certaspec](http://www.certainteed.com/certaspec).

**REVIEWED**

*By Michael Kyne at 6:04 pm, Sep 16, 2020*



**CertainTeed**  
20 Moores Road  
Malvern, PA 19355

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**CertainTeed**  
SAINT-GOBAIN

**REVIEWED**

*By Michael Kyne at 6:05 pm, Sep 16, 2020*

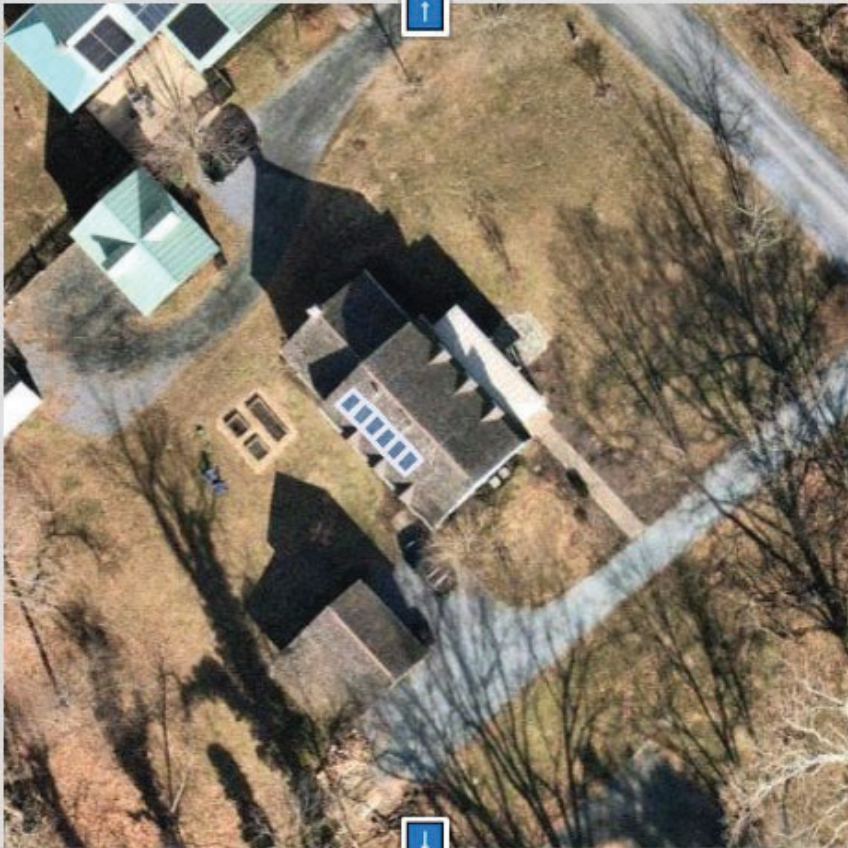
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Historic Preservation Commission

*Sandra Heiler*



# Solar Panel Location



Number of Panels

6

Annual Production (kWh)

2,367

25 Year Electric Bill Savings

\$19,196

**REVIEWED**

*By Michael Kyne at 6:05 pm, Sep 16, 2020*

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Montgomery County  
Historic Preservation Commission

*Sandra L. Heiler*



- Lumina Solar
- Current Utility Costs
- System Design
- Warranties and Process
- Financials

## Prepared for:

Anderson Residence  
104 Water Street Brookeville, MD  
USA 20833

Consultant: **Alexander Fegley**

**REVIEWED**

*By Michael Kyne at 6:05 pm, Sep 16, 2020*

## Agenda



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Historic Preservation Commission

*Sandra J. Heiler*

## Lumina Solar

- Founding and Management team with 45 years in residential solar
- Directly and indirectly involved in management of 8,000+ installations over 8 states
- Ops Management team with 30+ years of solar experience
- Lumina was founded to build a profitable, Next Generation Solar Company to thrive through the 2020's
- Designed to deliver a streamlined, consumer friendly experience, based on cutting out the negatives and highlighting the positives of the solar industry over the last decade.
- 5 Star reviews across multiple review websites
- Average of 40 installations per month

**REVIEWED**

*By Michael Kyne at 6:05 pm, Sep 16, 2020*



6.5 kW system  
20 panels

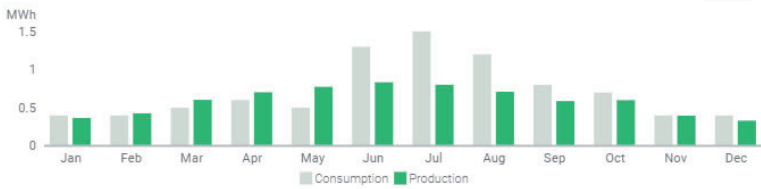
Simulate

ANNUAL PRODUCTION

7,124 kWh  
Energy

82%  
Energy Offset

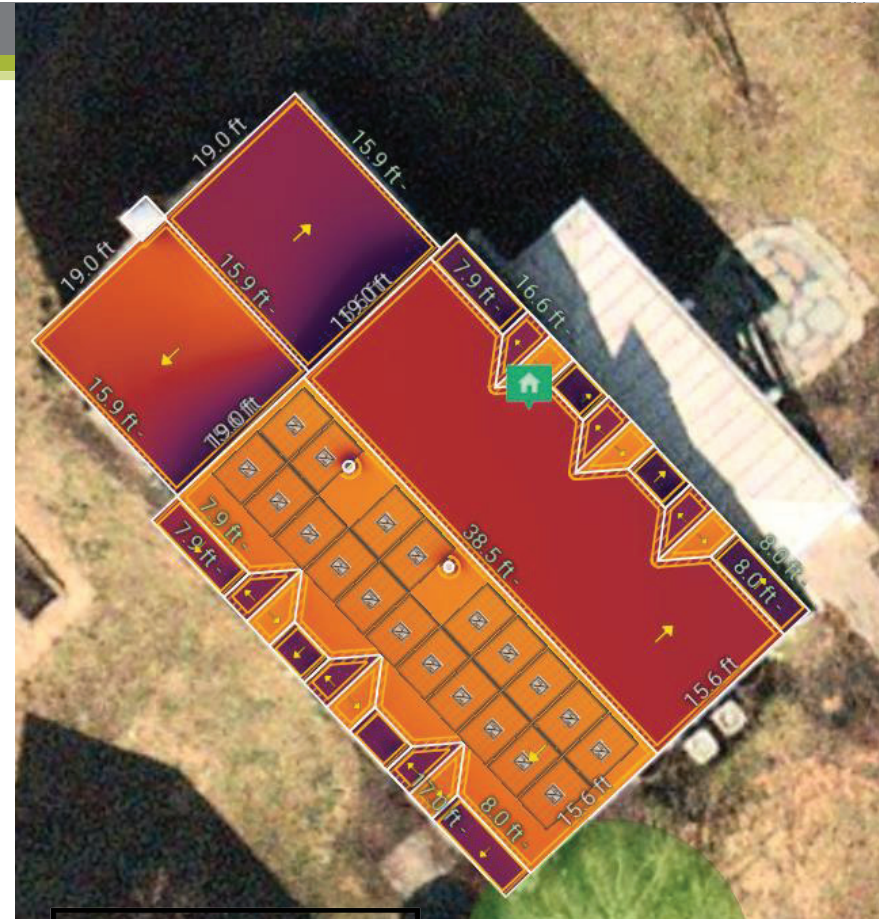
MONTHLY PRODUCTION



# Primary System Design (6.5kW)



**REVIEWED**  
By Michael Kyne at 6:05 pm, Sep 16, 2020



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Montgomery County  
Historic Preservation Commission

*Sandra L. Heiler*



# Model 1: 12 year, 2.99% Solar Loan

Year	Payback Period								System Specs	
	kWh Production	Utility Rate	Electricity Savings	SREC Revenue	Total Revenue	Loan Payment	Annual Cash Flow	Cumulative Cash Flow		
1	7124	\$ 0.152	\$ 1,083	\$ 534	\$ 1,617	\$ 1,636	\$ 981	\$ 981	Number of Panels	20
2	7088	\$ 0.158	\$ 1,121	\$ 534	\$ 1,655	\$ 1,636	\$ 19	\$ 1,000	Wattage	325
3	7053	\$ 0.164	\$ 1,160	\$ 534	\$ 1,694	\$ 1,636	\$ 58	\$ 1,058	System Size	6500
4	7018	\$ 0.171	\$ 1,200	\$ 534	\$ 1,734	\$ 1,636	\$ 98	\$ 1,157	PPW	\$3.35
5	6983	\$ 0.178	\$ 1,242	\$ 534	\$ 1,776	\$ 1,636	\$ 140	\$ 1,297	System Cost	\$ 21,775.00
6	6948	\$ 0.185	\$ 1,285	\$ 534	\$ 1,819	\$ 1,636	\$ 183	\$ 1,480	Purchase Price	\$ 21,775.00
7	6913	\$ 0.192	\$ 1,330	\$ 534	\$ 1,864	\$ 1,636	\$ 228	\$ 1,708	Federal Tax Credit	\$ 5,661.50
8	6878	\$ 0.200	\$ 1,376	\$ 356	\$ 1,732	\$ 1,636	\$ 96	\$ 1,804	State Grant	\$ 1,000.00
9	6844	\$ 0.208	\$ 1,424	\$ 356	\$ 1,780	\$ 1,636	\$ 144	\$ 1,948	Property Tax Credit	\$ -
10	6810	\$ 0.216	\$ 1,473	\$ 356	\$ 1,829	\$ 1,636	\$ 194	\$ 2,142	Net Cost	\$ 15,113.50
11	6776	\$ 0.225	\$ 1,525	\$ 142	\$ 1,667	\$ 1,636	\$ 31	\$ 2,173		
12	6742	\$ 0.234	\$ 1,578	\$ 142	\$ 1,720	\$ 1,636	\$ 84	\$ 2,257		
13	6708	\$ 0.243	\$ 1,632	\$ -	\$ 1,632	\$ -	\$ 1,632	\$ 3,889		
14	6675	\$ 0.253	\$ 1,689	\$ -	\$ 1,689	\$ -	\$ 1,689	\$ 5,579		
15	6641	\$ 0.263	\$ 1,748	\$ -	\$ 1,748	\$ -	\$ 1,748	\$ 7,327	ITC 18 Month Prepayment Amount	\$ 5,661.50
16	6608	\$ 0.274	\$ 1,809	\$ -	\$ 1,809	\$ -	\$ 1,809	\$ 9,136	Monthly Payment	\$ 136.32
17	6575	\$ 0.285	\$ 1,872	\$ -	\$ 1,872	\$ -	\$ 1,872	\$ 11,008		
18	6542	\$ 0.296	\$ 1,937	\$ -	\$ 1,937	\$ -	\$ 1,937	\$ 12,945	Site Quality	1096
19	6509	\$ 0.308	\$ 2,004	\$ -	\$ 2,004	\$ -	\$ 2,004	\$ 14,949	Year 1 kWh Production	7124
20	6477	\$ 0.320	\$ 2,074	\$ -	\$ 2,074	\$ -	\$ 2,074	\$ 17,023	kWh Degradation Rate	0.5%
21	6444	\$ 0.333	\$ 2,146	\$ -	\$ 2,146	\$ -	\$ 2,146	\$ 19,169	Year 1 Utility Rate	\$ 0.152
22	6412	\$ 0.346	\$ 2,221	\$ -	\$ 2,221	\$ -	\$ 2,221	\$ 21,390	Annual Escalator	4%
23	6380	\$ 0.360	\$ 2,298	\$ -	\$ 2,298	\$ -	\$ 2,298	\$ 23,689	20 Year Average Annual Value	\$ 1,782.67
24	6348	\$ 0.375	\$ 2,378	\$ -	\$ 2,378	\$ -	\$ 2,378	\$ 26,067	20 Year ROI	9%
25	6317	\$ 0.389	\$ 2,461	\$ -	\$ 2,461	\$ -	\$ 2,461	\$ 28,528		

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By Michael Kyne at 6:05 pm, Sep 16, 2020

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*Sandra J. Heiler*




# Model 1: 20 year, 4.99% Solar Loan

Year	Payback Period								System Specs		
	kWh Production	Utility Rate	Electricity Savings	SREC Revenue	Total Revenue	Loan Payment	Annual Cash Flow	Cumulative Cash Flow	Number of Panels		
1	7124	\$ 0.152	\$ 1,083	\$ 534	\$ 1,617	\$ 1,320	\$ 1,298	\$ 1,298	20	Wattage	325
2	7088	\$ 0.158	\$ 1,121	\$ 534	\$ 1,655	\$ 1,320	\$ 335	\$ 1,633		System Size	6500
3	7053	\$ 0.164	\$ 1,160	\$ 534	\$ 1,694	\$ 1,320	\$ 374	\$ 2,007		PPW	\$3.35
4	7018	\$ 0.171	\$ 1,200	\$ 534	\$ 1,734	\$ 1,320	\$ 415	\$ 2,422		System Cost	\$ 21,775.00
5	6983	\$ 0.178	\$ 1,242	\$ 534	\$ 1,776	\$ 1,320	\$ 456	\$ 2,878		Purchase Price	\$ 21,775.00
6	6948	\$ 0.185	\$ 1,285	\$ 534	\$ 1,819	\$ 1,320	\$ 500	\$ 3,378		Federal Tax Credit	\$ 5,661.50
7	6913	\$ 0.192	\$ 1,330	\$ 534	\$ 1,864	\$ 1,320	\$ 544	\$ 3,922		State Grant	\$ 1,000.00
8	6878	\$ 0.200	\$ 1,376	\$ 356	\$ 1,732	\$ 1,320	\$ 412	\$ 4,334		Property Tax Credit	\$ -
9	6844	\$ 0.208	\$ 1,424	\$ 356	\$ 1,780	\$ 1,320	\$ 460	\$ 4,795		Net Cost	\$ 15,113.50
10	6810	\$ 0.216	\$ 1,473	\$ 356	\$ 1,829	\$ 1,320	\$ 510	\$ 5,305			\$ 15,113.50
11	6776	\$ 0.225	\$ 1,525	\$ 142	\$ 1,667	\$ 1,320	\$ 347	\$ 5,652			
12	6742	\$ 0.234	\$ 1,578	\$ 142	\$ 1,720	\$ 1,320	\$ 400	\$ 6,053			
13	6708	\$ 0.243	\$ 1,632	\$ -	\$ 1,632	\$ 1,320	\$ 313	\$ 6,365			
14	6675	\$ 0.253	\$ 1,689	\$ -	\$ 1,689	\$ 1,320	\$ 370	\$ 6,735			
15	6641	\$ 0.263	\$ 1,748	\$ -	\$ 1,748	\$ 1,320	\$ 428	\$ 7,164		ITC 18 Month Prepayment Amount	\$ 5,661.50
16	6608	\$ 0.274	\$ 1,809	\$ -	\$ 1,809	\$ 1,320	\$ 489	\$ 7,653		Monthly Payment	\$ 109.96
17	6575	\$ 0.285	\$ 1,872	\$ -	\$ 1,872	\$ 1,320	\$ 552	\$ 8,205			
18	6542	\$ 0.296	\$ 1,937	\$ -	\$ 1,937	\$ 1,320	\$ 617	\$ 8,823		Site Quality	1096
19	6509	\$ 0.308	\$ 2,004	\$ -	\$ 2,004	\$ 1,320	\$ 685	\$ 9,508		Year 1 kWh Production	7124
20	6477	\$ 0.320	\$ 2,074	\$ -	\$ 2,074	\$ 1,320	\$ 755	\$ 10,262		kWh Degradation Rate	0.5%
21	6444	\$ 0.333	\$ 2,146	\$ -	\$ 2,146	\$ -	\$ 2,146	\$ 12,408		Year 1 Utility Rate	\$ 0.152
22	6412	\$ 0.346	\$ 2,221	\$ -	\$ 2,221	\$ -	\$ 2,221	\$ 14,629		Annual Escalator	4%
23	6380	\$ 0.360	\$ 2,298	\$ -	\$ 2,298	\$ -	\$ 2,298	\$ 16,928		20 Year Average Annual Value	\$ 1,782.67
24	6348	\$ 0.375	\$ 2,378	\$ -	\$ 2,378	\$ -	\$ 2,378	\$ 19,306		20 Year ROI	7%
25	6317	\$ 0.390	\$ 2,461	\$ -	\$ 2,461	\$ -	\$ 2,461	\$ 21,767			

**REVIEWED**


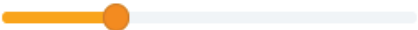
By Michael Kyne at 6:05 pm, Sep 16, 2020

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 Montgomery County  
 Historic Preservation Commission  


## Payment Calculator

+ ADD ANOTHER QUOTE

Quote 1

State	Pay by ACH 
Maryland ▼	<input checked="" type="radio"/> Yes <input type="radio"/> No
Loan Amount	Loan Term, APR
\$ 21,775.00	Solar 20 year 4.99% ▼
Voluntary Payment %	
26 	
Additional Paydown \$	Total Paydown
\$ 0.00	\$ 5,661.50

CALCULATE

### Estimated Monthly Payments

**\$110**

First 17 payments

**\$110\***

New adjusted payment  
beginning at payment 18


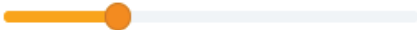
**REVIEWED**

By Michael Kyne at 6:05 pm, Sep 16, 2020

## Payment Calculator

+ ADD ANOTHER QUOTE

Quote 1

State	Pay by ACH 
Maryland ▼	<input checked="" type="radio"/> Yes <input type="radio"/> No
Loan Amount	Loan Term, APR
\$ 21,775.00	Solar 12 year 2.99% ▼
Voluntary Payment %	
26 	
Additional Paydown \$	Total Paydown
\$ 0.00	\$ 5,661.50

CALCULATE

### Estimated Monthly Payments

**\$137**

First 17 payments

**\$137\***

New adjusted payment  
beginning at payment 18

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Montgomery County  
Historic Preservation Commission

*Sandra D. Heiler*

# Model 1: Upfront Purchase

Payback Period							System Specs	
Year	kWh Production	Utility Rate	Electricity Savings	SREC Revenue	Total Revenue	Payback		
1	7124	\$ 0.152	\$ 1,083	\$ 534	\$ 1,617	\$ (12,293.85)	Number of Panels	20
2	7088	\$ 0.158	\$ 1,121	\$ 534	\$ 1,655	\$ (10,639)	Wattage	325
3	7053	\$ 0.164	\$ 1,160	\$ 534	\$ 1,694	\$ (8,945)	System Size	6500
4	7018	\$ 0.171	\$ 1,200	\$ 534	\$ 1,734	\$ (7,211)	PPW	\$3
5	6983	\$ 0.178	\$ 1,242	\$ 534	\$ 1,776	\$ (5,435)	System Cost	\$ 20,150.00
6	6948	\$ 0.185	\$ 1,285	\$ 534	\$ 1,819	\$ (3,616)	Purchase Price	\$ 20,150.00
7	6913	\$ 0.192	\$ 1,330	\$ 534	\$ 1,864	\$ (1,752)	Federal Tax Credit	\$ 5,239.00
8	6878	\$ 0.200	\$ 1,376	\$ 356	\$ 1,732	\$ (20)	State & EV Charger Grant	\$ 1,000.00
9	6844	\$ 0.208	\$ 1,424	\$ 356	\$ 1,780	\$ 1,760	Property Tax Credit	\$ -
10	6810	\$ 0.216	\$ 1,473	\$ 356	\$ 1,829	\$ 3,589	18 Month Net Cost	\$ 13,911.00
11	6776	\$ 0.225	\$ 1,525	\$ 142	\$ 1,667	\$ 5,256	Site Quality	1096
12	6742	\$ 0.234	\$ 1,578	\$ -	\$ 1,578	\$ 6,834	Year 1 kWh Production	7124
13	6708	\$ 0.243	\$ 1,632	\$ -	\$ 1,632	\$ 8,466	kWh Degradation Rate	0.5%
14	6675	\$ 0.253	\$ 1,689	\$ -	\$ 1,689	\$ 10,156	Year 1 Utility Rate	\$ 0.152
15	6641	\$ 0.263	\$ 1,748	\$ -	\$ 1,748	\$ 11,904	Annual Escalator	4%
16	6608	\$ 0.274	\$ 1,809	\$ -	\$ 1,809	\$ 13,713	20 Year Average Annual Value	\$ 1,775.55
17	6575	\$ 0.285	\$ 1,872	\$ -	\$ 1,872	\$ 15,584	20 Year ROI	13%
18	6542	\$ 0.296	\$ 1,937	\$ -	\$ 1,937	\$ 17,521		
19	6509	\$ 0.308	\$ 2,004	\$ -	\$ 2,004	\$ 19,526		
20	6477	\$ 0.320	\$ 2,074	\$ -	\$ 2,074	\$ 21,600		
21	6444	\$ 0.333	\$ 2,146	\$ -	\$ 2,146	\$ 23,746		
22	6412	\$ 0.346	\$ 2,221	\$ -	\$ 2,221	\$ 25,967		
23	6380	\$ 0.360	\$ 2,298	\$ -	\$ 2,298	\$ 28,266		
24	6348	\$ 0.375	\$ 2,378	\$ -	\$ 2,378	\$ 30,644		
25	6317	\$ 0.390	\$ 2,461	\$ -	\$ 2,461	\$ 33,105		

**REVIEWED**  
By Michael Kyne at 6:05 pm, Sep 16, 2020

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

# Lumina Solar Warranty

## □ Purchase

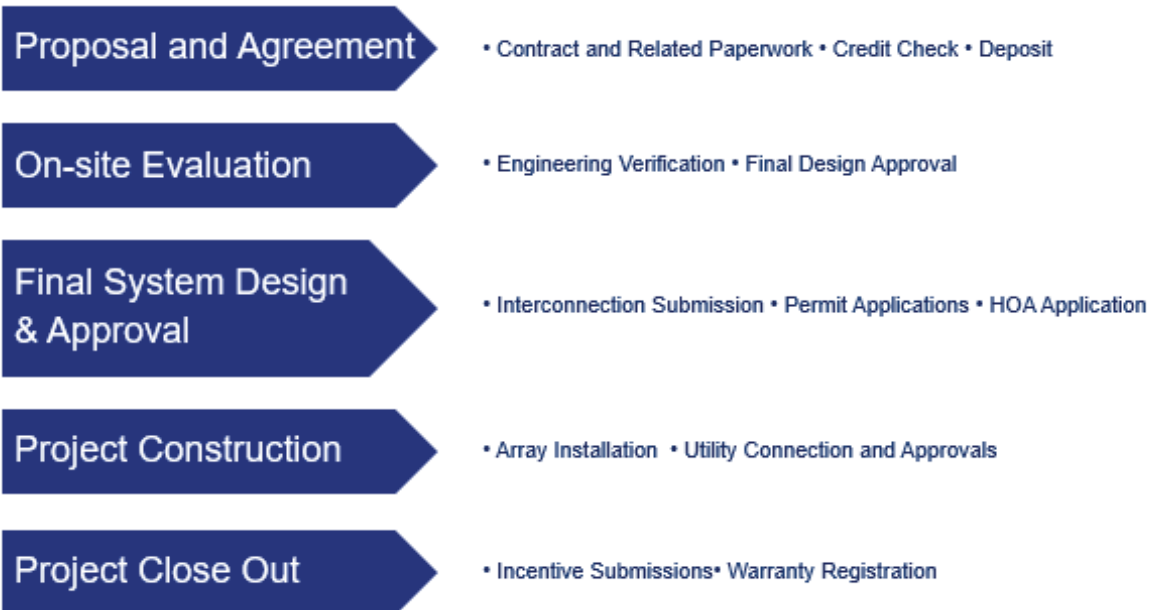
- 10 year Workmanship Warranty(labor warranty)
- 25 year Warranty on Enphase Microinverters
- 25 year Panel Product Warranty
- 30 year Panel Performance Warranty
- 10 year roof penetration Warranty
- Should add to HOI to protect against Force Majure(weather)

**REVIEWED**

*By Michael Kyne at 6:05 pm, Sep 16, 2020*



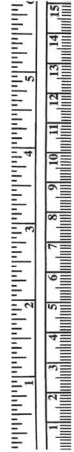
# Project Outline and Next Steps



**REVIEWED**  
By Michael Kyne at 6:05 pm, Sep 16, 2020

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Sandra D. Heiler*





OWNER'S CERTIFICATION

I, Sidney Isadore Rotter, owner of the property shown hereon, hereby adopt this plan of subdivision, grant an area of dedication along Water Street for the public use, and further grant a Public Utilities Easement (10' P.U.E.) as shown hereon to the parties named in a document entitled "Terms and Provisions of Public Utility Easements" as recorded in Liber 3834 at Folio 457 among the Land Records of Montgomery County, Maryland, subject to all current and applicable regulations of all federal, state, and local governing agencies, and further grant a Conservation Easement as shown hereon to the parties named in a document entitled "Conservation Easement Agreement, Category I" as recorded in Liber 13178 at Folio 412 among the Land Records of Montgomery County, Maryland, subject to the terms set forth therein. I also grant an access easement as shown hereon, for the use and benefit of the owners of Lots 60, 14-18, and properties described as P535 and P537, their successors and assigns.

There are no suits, liens, mortgages, or trusts, affecting the property including in this plat of subdivision, except for a certain lien, and the party interest thereto has hereon indicated their assent.

By *Sidney Isadore Rotter* 5/30/02 Date  
Witness *S.P. Haddock, Jr.* 5/30/02 Date  
By *Mary Weisman* 9/19/02 Date  
Witness *Thomas A. Maddox* 9/19/02 Date  
Mary Weisman, Substitute Trustee for Mary Marcelle, formerly Mary Rotter

SURVEYOR'S CERTIFICATION

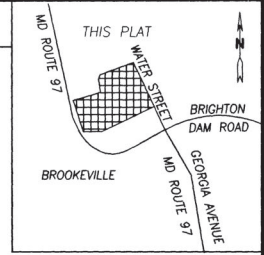
I hereby certify that the plat shown hereon is correct; that it is a subdivision of part of the land described in a deed from Sidney Isadore Rotter and Mary Elizabeth Rotter to Sidney Isadore Rotter, dated July 27, 1990 and recorded Liber 9447 at Folio 473, among the land records of Montgomery County, Maryland. I further certify that all monuments and all property markers and other boundary markers have been set as delineated hereon. The total area included on this plat is 3.252 acres of land of which 0.423 acres is dedication to public use.

DATE: 5/30/02  
*Thomas A. Maddox*  
THOMAS A. MADDOX - REGISTERED  
PROFESSIONAL LAND SURVEYOR MD #10850

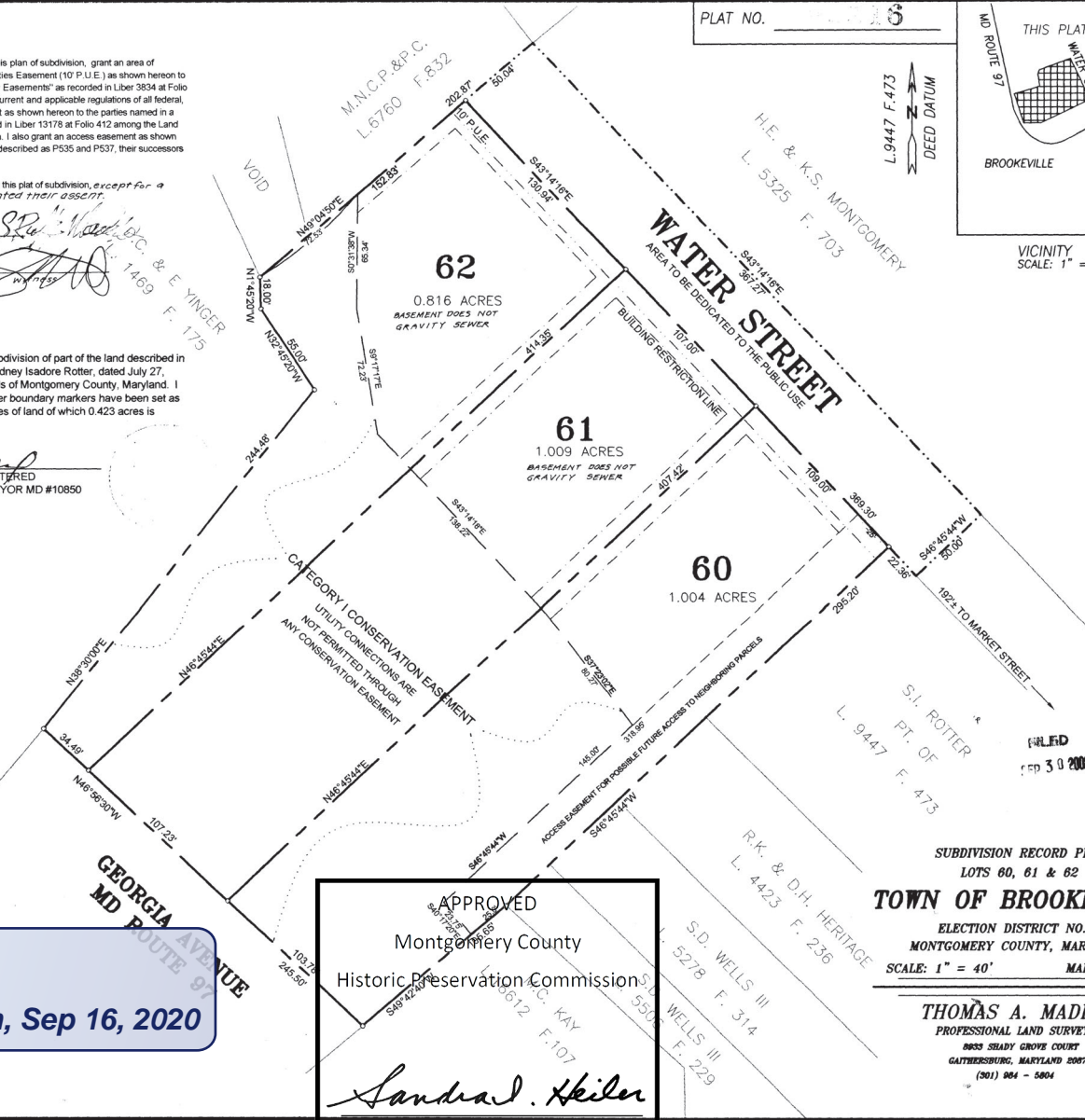
NOTES

- ZONING PER TOWN OF BROOKEVILLE ZONING ORDINANCE, CHAPTER 10: HVR, HISTORIC VILLAGE RESIDENTIAL  
BUILDING HEIGHT NOT TO EXCEED 35'  
BUILDING RESTRICTION LINES  
15' FRONT YARD  
8' SIDE YARD  
40' REAR YARD  
ACCESSORY BUILDINGS MUST BE BUILT A MINIMUM OF 2' FROM PROPERTY LINES.
- APPROVAL OF THIS PLAT PREDICATED ON THE AVAILABILITY OF PUBLIC WATER AND SEWER. CATEGORIES S-3, W-3.
- THIS PLAT IS NOT INTENDED TO SHOW EVERY MATTER AFFECTING OR RESTRICTING THE OWNERSHIP AND USE OF THE PROPERTY. THIS PLAT IS NOT INTENDED TO REPLACE AN EXAMINATION OF TITLE OR TO DEPICT OR NOTE ALL MATTERS AFFECTING TITLE.
- PROPERTY FOUND ON MONTGOMERY COUNTY TAX MAP HJ562.
- THIS PROPERTY DOES NOT LIE WITHIN A FLOOD PLAIN AS SHOWN ON TOWN OF BROOKEVILLE, MONTGOMERY COUNTY, MARYLAND, FEMA COMMUNITY PANEL NO. 2L0166 0001A, DATED JUNE 19, 1989.

PLAT NO. **3**



VICINITY MAP  
SCALE: 1" = 2000'



**REVIEWED**  
By Michael Kyne at 6:05 pm, Sep 16, 2020

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Sandra D. Heiler*

*Christopher T. Scanlon*  
CHAIRMAN  
DATE 9/27/2002  
CHRISTOPHER T. SCANLON

SUBDIVISION RECORD PLAT  
LOTS 60, 61 & 62  
**TOWN OF BROOKEVILLE**  
ELECTION DISTRICT NO. 8  
MONTGOMERY COUNTY, MARYLAND  
SCALE: 1" = 40' MARCH 2002

**THOMAS A. MADDOX**  
PROFESSIONAL LAND SURVEYOR  
8953 SHADY GROVE COURT  
GATTSBURG, MARYLAND 20877  
(301) 904 - 5804

6-674 MSA 55U 1247.28188

**REVIEWED**  
By Michael Kyne at 6:05 pm, Sep 16, 2020

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Sandra D. Heiler*

**REVIEWED**

By Michael Kyne at 6:07 pm, Sep 16, 2020

# Benson Fence

Ron@BensonFence.net

240-401-7645

www.BensonFence.net

APPROVED

Montgomery County

Historic Preservation Commission

MHIC#128215

We propose subject to acceptance, to sell and to install on your property the following materials described below:

Owner's Name: Garrett Anderson Job Address: \_\_\_\_\_ Date: 8/10/20

Address: 104 Water St. Tel.: (H) 301-706-9506 (C) \_\_\_\_\_

City, State, Zip: Brookeville, MD 20832 Email: g.anderson@lp1.com

Customer is Responsible for: \_\_\_\_\_ [ ] Ok to trim trees and bushes

Existing Fence: N/A Sprinkler System: [ ] Yes [X] No

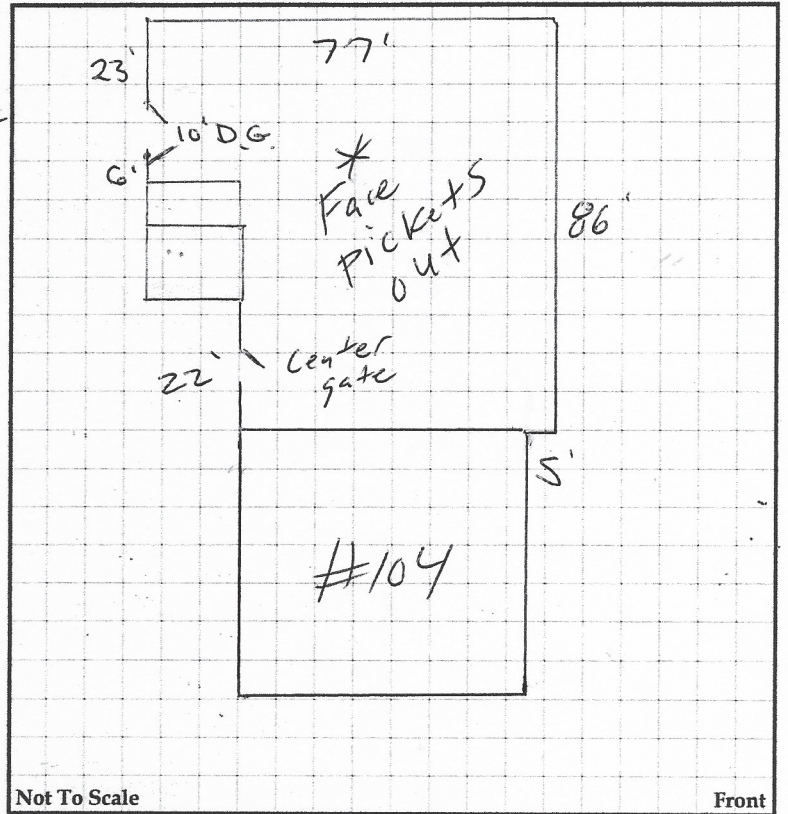
Specifications: 229' of 1x4x4'  
concave top spaced  
picket fence on  
4x4x8' Colonial Gothic  
post dry packed  
with concrete

1-42" wide walk  
gate and 1-10'  
wide double  
drive gate on  
6x6x10' Colonial  
Gothic post  
dry packed with  
concrete.

\*All lumber is pressure treated pine

post - 4x4 (3 1/2" x 3 1/2")  
frame - 2x4 (1 1/2" x 3 1/2")  
picket 5-1x4 (3 1/4" x 3 1/2")

hinges & latches black powder coated steel



Post Tops: Col Gothic Picket Type: 1x4x4' p.t. Fence Top: Concave

Frame: (2) 2x4x8' p.t. Teco Brackets: \_\_\_\_\_ Face Framed: toe nail

Attempt to Permit: TBD? Benson Fence to Contact Miss Utility yes

Contract Price for materials and services described above \$ 4,387

Deposit (not to exceed 33% of contract): \$ 1,400 Balance Due Upon Completion: \$ 2,987

Name on Credit Card: \_\_\_\_\_ Acct #: \_\_\_\_\_ Exp. Date: \_\_\_\_\_ Vcode: \_\_\_\_\_

\*Please add 3% for all credit card payments  
Acceptance of Proposal: The price, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as outlined above. Buyer may cancel this transaction at any time prior to midnight of the third business day after the date of this transaction. All home improvement contractors and subcontractors must be approved by the Maryland Home Improvement Commission.

Benson Fence: Ron@BensonFence.net Customer/Owner: \_\_\_\_\_

MHIC# 82900 Date of Acceptance: \_\_\_\_\_

This proposal is good for 30 days, incorporated the terms and conditions overleaf and is not binding on Benson Fence until accepted at the Benson Fence office.



**REVIEWED**  
By Michael Kyne at 6:05 pm, Sep 16, 2020

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Sandra L. Heiler*

