



## 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 #921495: Hardscape alterations, grading, tree removal

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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: Debra Fuller  
Address: 505 Albany Avenue, 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 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 Property:** Please describe the building and surrounding environment. Include information on significant structures, landscape features, or other significant features of the property:

Single-family home (1926) wired yellow brick, 2-story. Mother-in-law suite (detached) roughly 30 feet from back door. Gravel driveway between mother-in-law suite and house. 12.5' x 18.5' area to the left of mother-in-law suite raised, supported by concrete blocks that serve as retaining wall. Five Green Giant trees we planted there, 3 of 5 are dead from root rot (see photo). Their trunks are < 6" in diameter. There is another tree, an elm tree, with a ~~10"~~ 8" diameter trunk in that location (see photo).

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

Propose to level the 12.5' x 18.5' raised area to the same level as the rest of the gravel parking pad. Use retaining walls, as needed, to hold back the soil. Remove 5 (3 dead) <6" diameter trunk Green Giant trees. Remove 1 elm tree (~~10"~~ 8" diameter trunk) and replant 2 more elm trees in the back yard.

*Note: Red text edits by staff and based upon the information provided by the City's arborist.*

**REVIEWED**

*By Michael Kyne at 5:56 pm, Sep 16, 2020*


APPROVED  
Montgomery County  
Historic Preservation Commission

*Sandra L. Heiler*

Work Item 1: <u>Level parking pad</u>	
Description of Current Condition:  12.5' x 18.5' area left of mother-in-law suite contains soil that doesn't drain (see platt). The area contains 5 Green Giant trees (3 dead from root rot), all <6" diameter trunks. One elm tree also is in this area roughly 8 feet from the fence ( <del>40"</del> 8" diameter trunk).  <i>Note: Red text edits by staff and based upon the information provided by the City's arborist.</i>	Proposed Work:  Carve out dirt and level the 12.5' x 18.5' area to the level of the existing gravel parking pad. Cover with matching gravel. Install retaining walls, as pictured, to hold back soil. Remove Green Giant trees (3 dead) and one elm tree. Replant 2 elm trees in the backyard.

Work Item 2: _____	
Description of Current Condition:	Proposed Work:

**REVIEWED**  
By Michael Kyne at 5:56 pm, Sep 16, 2020

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



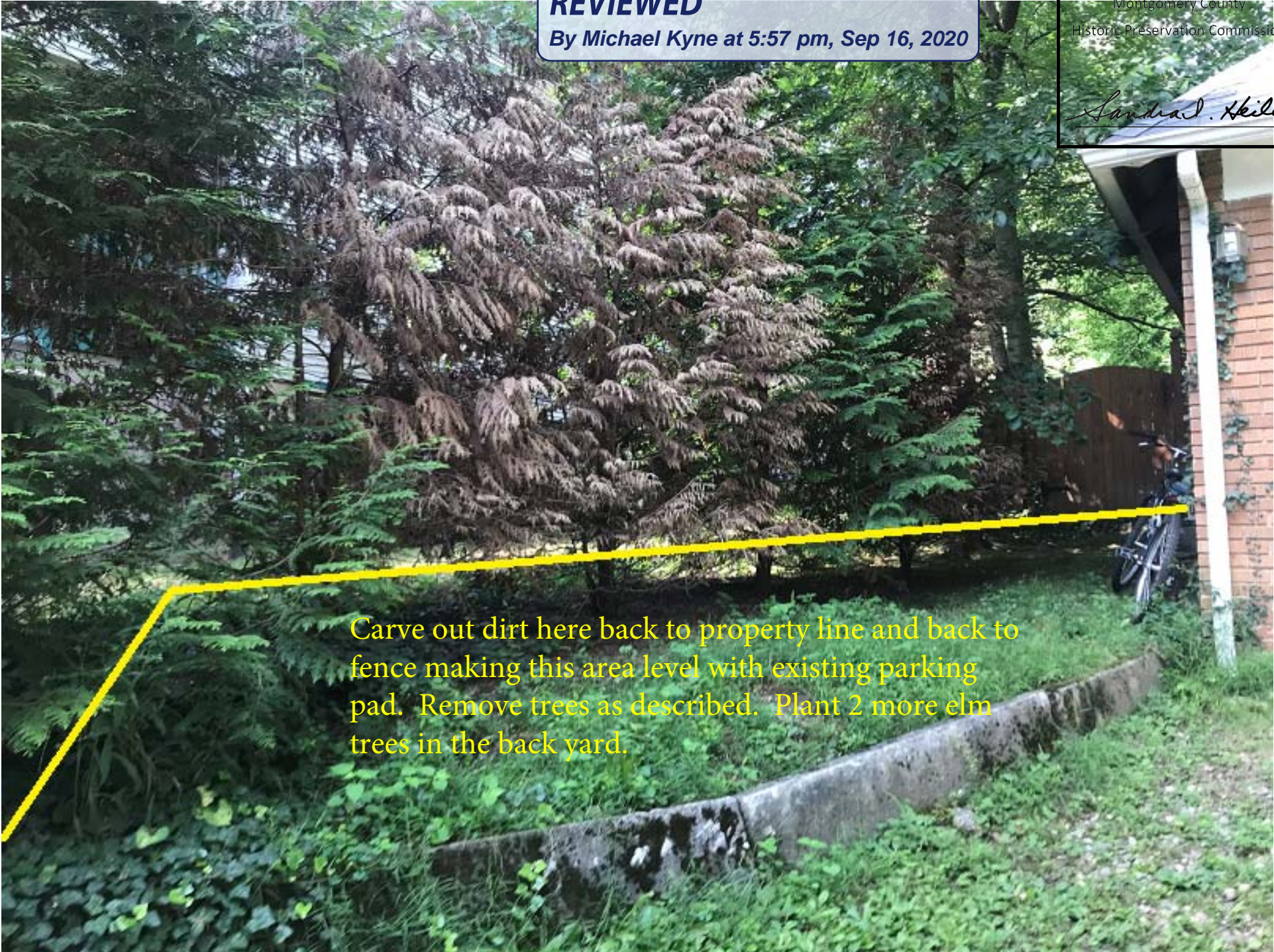
**REVIEWED**

*By Michael Kyne at 5:57 pm, Sep 16, 2020*

APPROVED

Montgomery County  
Historic Preservation Commission

*Sandra J. Heiler*



Carve out dirt here back to property line and back to fence making this area level with existing parking pad. Remove trees as described. Plant 2 more elm trees in the back yard.

**REVIEWED**

*By Michael Kyne at 5:58 pm, Sep 16, 2020*

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Historic Preservation Commission

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**REVIEWED**

*By Michael Kyne at 5:58 pm, Sep 16, 2020*

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Historic Preservation Commission

*Sandra J. Heiler*



## Kyne, Michael

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**From:** DEBRA FULLER <fulrod@comcast.net>  
**Sent:** Thursday, August 27, 2020 3:22 PM  
**To:** Kyne, Michael  
**Subject:** Fwd: Tree Removal Request :: W005329-082520

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

Is this good enough not to miss the meeting September 9?

Debra Fuller

----- Original Message -----

From: Online Customer Service Center <TakomaParkMD@mycusthelp.com>  
To: "fulrod@comcast.net" <fulrod@comcast.net>  
Date: 08/27/2020 2:53 PM  
Subject: Tree Removal Request :: W005329-082520

RE: Tree Removal Application, Reference # [W005329-082520](#)

08/27/2020

**REVIEWED**

*By Michael Kyne at 5:58 pm, Sep 16, 2020*

Debra Fuller  
505 Albany

507 ALBANY  
TAKOMA PARK MD 20912

Dear Debra Fuller:

The City of Takoma Park has granted preliminary approval for you to remove the 8" d.b.h. AMERICAN ELM (ULAM) from the BACK LEFT of your property.

Preliminary approval means that the City will post your property for a 15 day period beginning 08/27/2020 and ending 9/11/2020 1:53:05 PM for public comment. A permit to remove the tree(s) will be granted after the comment period is completed and the City receives the signed agreement to adhere to the City's tree replacement requirements. If public comments are received that request an appeal of the removal, a hearing before the Tree Commission will be scheduled to determine if removal can proceed. **Additionally, since your property is located within the Historic District, you are required to receive a HISTORIC AREA WORK PERMIT.** To apply for a HAWP, contact Montgomery County Department of Permitting Services by phone 301-563-3400, by email [MCP-Historic@mncppc-mc.org](mailto:MCP-Historic@mncppc-mc.org) or online at:

<https://montgomeryplanning.org/planning/historic/historic-area-work-permits/>





Please submit both the signed replanting agreement and a copy of your HAWP to Takoma Park Public Works, in order to be issued a tree removal permit.

The replacement agreement is enclosed, the terms of which require you to replant 1 1/2" caliper category trees or make a contribution of \$175 to the City's Tree Fund. For reference the tree category list is maintained online here:

<https://s3.amazonaws.com/publicworks-takomapark/public/arborist/tree-selection-guide.pdf>

TREE WORK DONE FOR HIRE IN THE CITY OF TAKOMA PARK MUST BE CARRIED OUT BY A MARYLAND STATE LICENSED TREE EXPERT (LTE). HIRING SOMEONE WHO IS NOT LICENSED IS A VIOLATION OF CITY AND STATE LAW. MAKE SURE YOUR CONTRACTOR HAS AN LTE NUMBER BEFORE YOU HIRE THEM.

If you have any questions, please contact the Urban Forest Manager at:

[UrbanForestManager@TakomaParkMD.gov](mailto:UrbanForestManager@TakomaParkMD.gov)

**REVIEWED**

*By Michael Kyne at 5:58 pm, Sep 16, 2020*

APPROVED  
Montgomery County  
Historic Preservation Commission

*Sandra J. Heiler*