



HISTORIC PRESERVATION COMMISSION

Marc Elrich
County Executive

Sandra I. Heiler
Chairman

Date: September 20, 2019

MEMORANDUM

TO: Hadi Mansouri
Department of Permitting Services

FROM: Dan Bruechert
Historic Preservation Section
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit # 849241: Building Addition & Accessory Building Alteration

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 July 10, 2019 Historic Preservation Commission meeting.

The HPC staff has reviewed and stamped the revised drawings of the proposed addition on September 20, 2019 and 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: **Jef Fuller**
Address: 4415 Brookeville Rd., 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 Dan Bruechert at 301.563.3400 or dan.bruechert@montgomeryplanning.org to schedule a follow-up site visit.



APPROVED
 Montgomery County
 Historic Preservation Commission

Sandra L. Heiler

REVIEWED

By Dan.Bruechert at 10:28 am, Sep 20, 2019

LOCUST HILL REAR PORCH ADDITION

4415 Brookville Road
 Brookeville, MD 20833
 9-18-19

REAR PORCH ADDITION

DESCRIPTION:

Demolish existing 520 ft² enclosed/screen porch. Replace it with a new 485 ft² enclosed porch. (Built to meet 2015 IECC Energy Code Standards)

1. REPLACE WALLS AND ROOF.
2. REMOVE EXTERIOR STAIRS AND REPLACE WITH NEW EXTERIOR STAIR.
3. NEW DOOR FOR ENTRANCE.
4. NEW WINDOWS.

SEE DRAWINGS IN THIS PACKAGE FOR DETAILS.

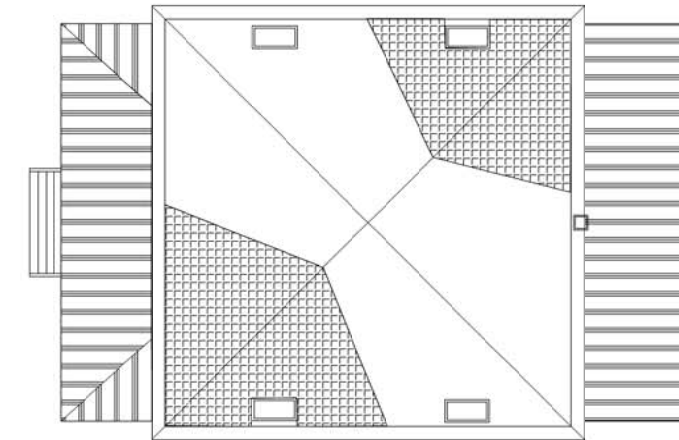
HAWP PERMIT #: 849241

BUILDING PERMIT # 849229

AREA FOR SCOPE OF WORK (EXISTING AND PROPOSED):
 541.5 ft²

AREA OF MAIN HOUSE: 1936 ft²

Designed in accordance with IRC 2015 and IECC 2015



01 ROOF PLAN - EXISTING
 CS1 SCALE: 1/32"=1'-0"

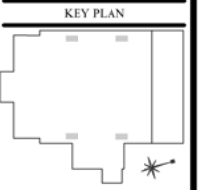


Residential Construction Design Parameters											
Ground Snow Load	Wind Speed	Seismic Design Category	Subject To Damage From				Winter Design Temp.	Ice Shield Underlayment Required	Flood Hazards	Air Freezing Index	Mean Annual Temp.
			Weathering	Frost Line Depth	Termite	Decay					
30 PSF (1.4 kN/m ²)	115 mph (185 km/hr)	B	Severe	30 in (610 mm)	Moderate to heavy	Slight to moderate	13°F (-10.6°C)	Yes	29038	300	55°F (12.8°C)



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PROGRESS PRINTING

ISSUED FOR	DATE
Schematic Design	10/10/18
Schematic Design Set	10/11/18
Schematic Design Set	01/08/19

ISSUED FOR CONSTRUCTION

REVISIONS

NO.	REVISION	DATE

LOCUST HILL REAR PORCH
 COVER SHEET

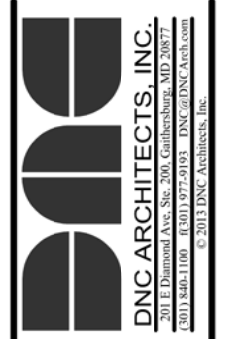
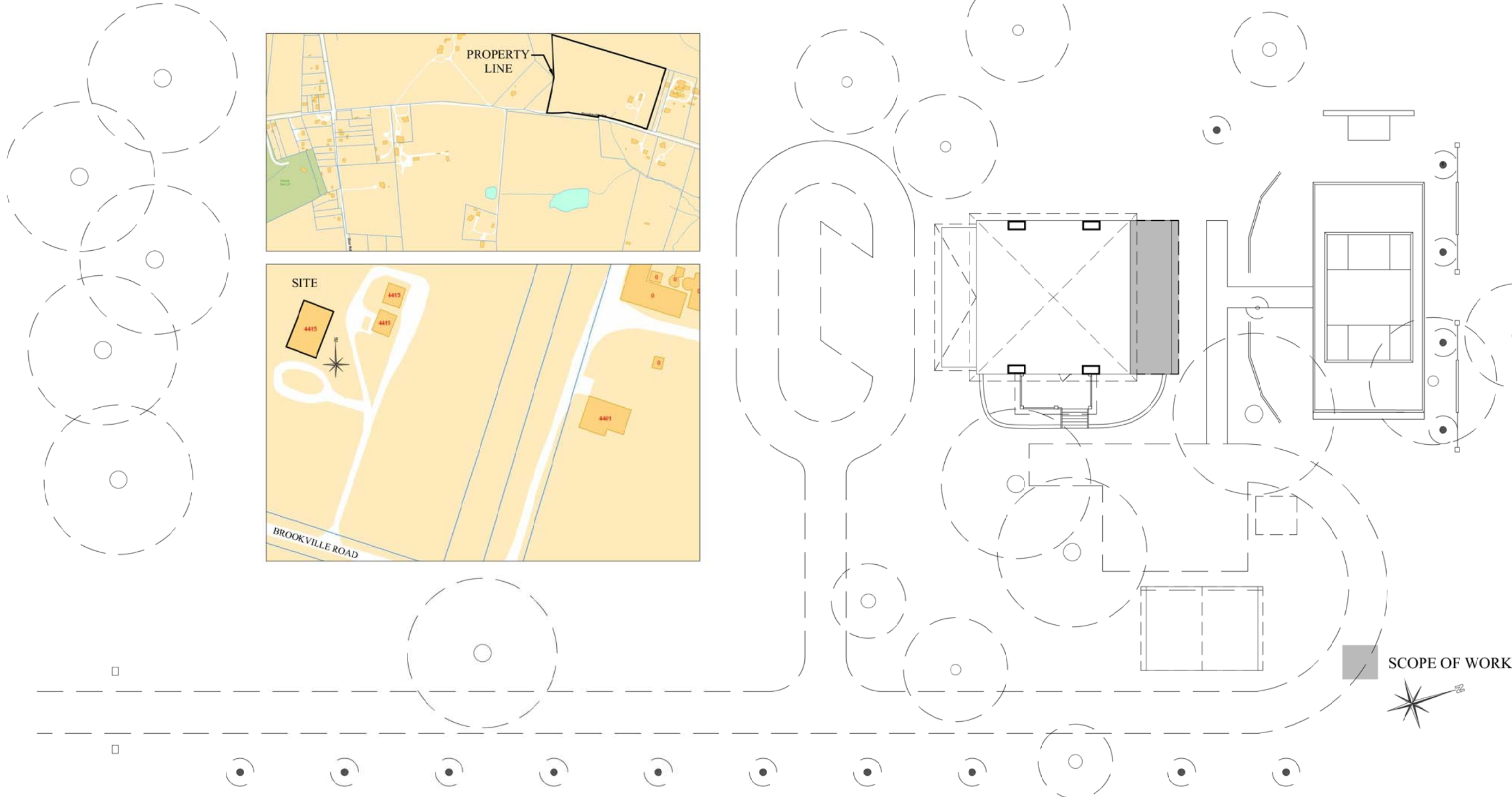
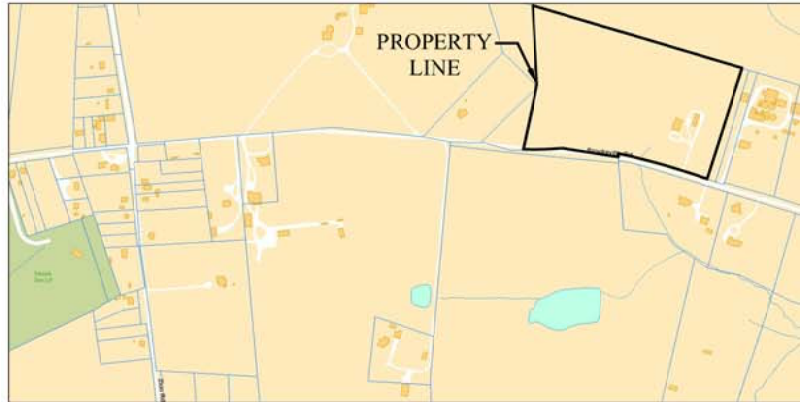
DNC PROJECT NUMBER
 17003-000

CS1

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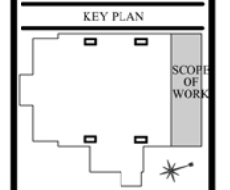
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 By Dan.Bruechert at 10:27 am, Sep 20, 2019



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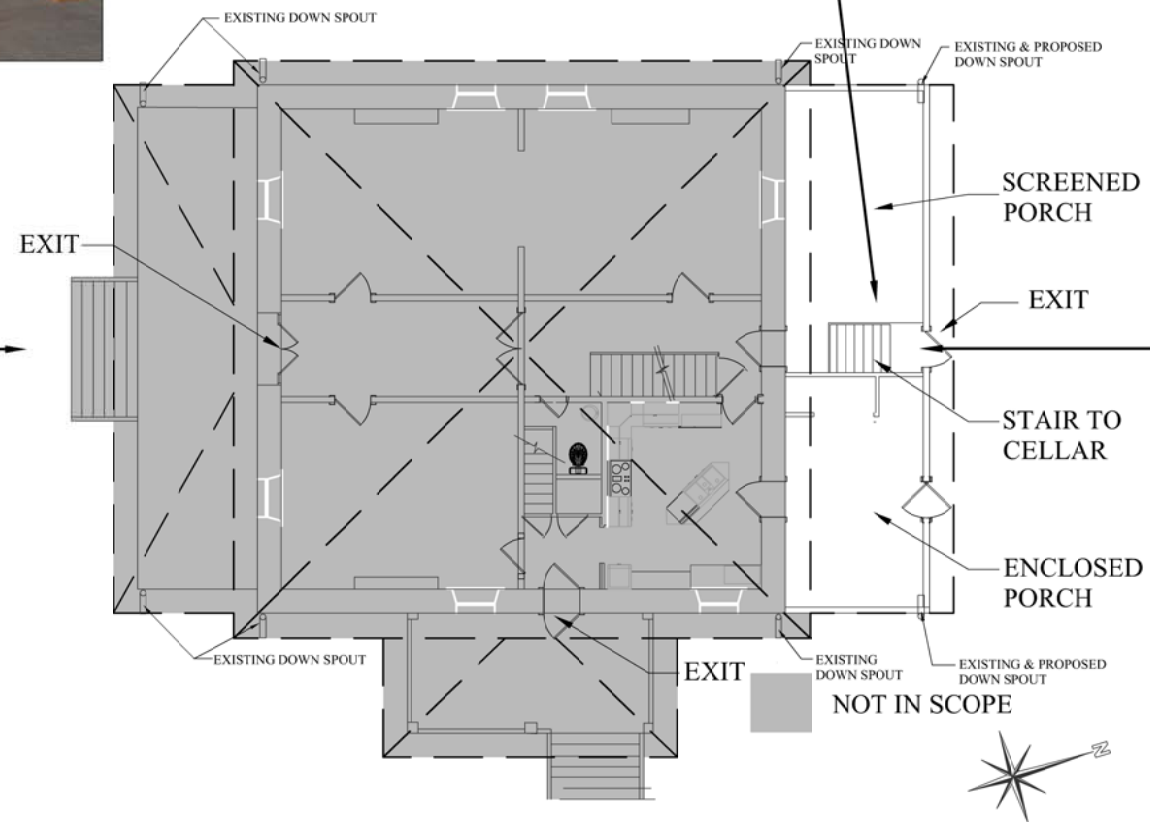
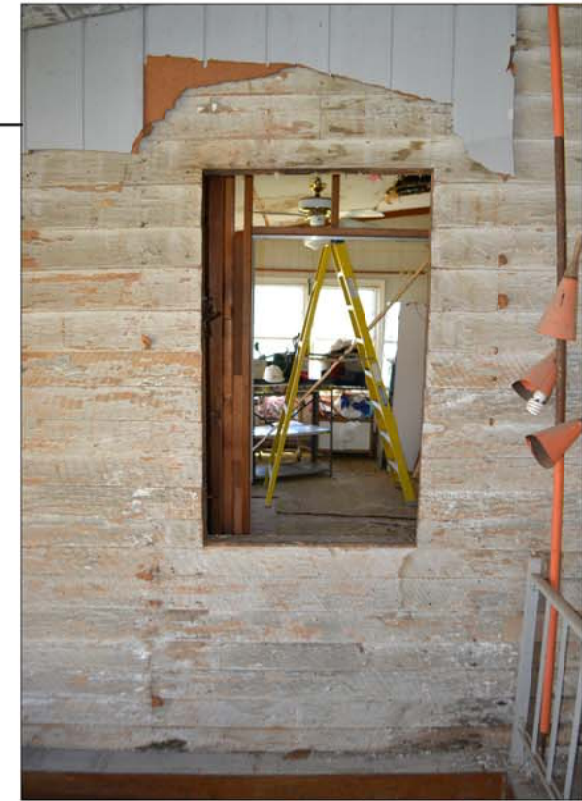
NO.	REVISION	DATE

LOCUST HILL REAR PORCH
 SITE PLAN

DNC PROJECT NUMBER
 17003-000

A100

01
 A100
SITE PLAN
 SCALE: 1"=30'-0"



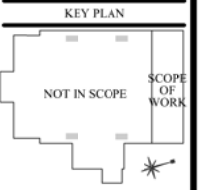
01
A101 **1ST FLOOR PLAN - EXISTING**
SCALE: 1/8"=1'-0"

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By Dan.Bruechert at 10:27 am, Sep 20, 2019



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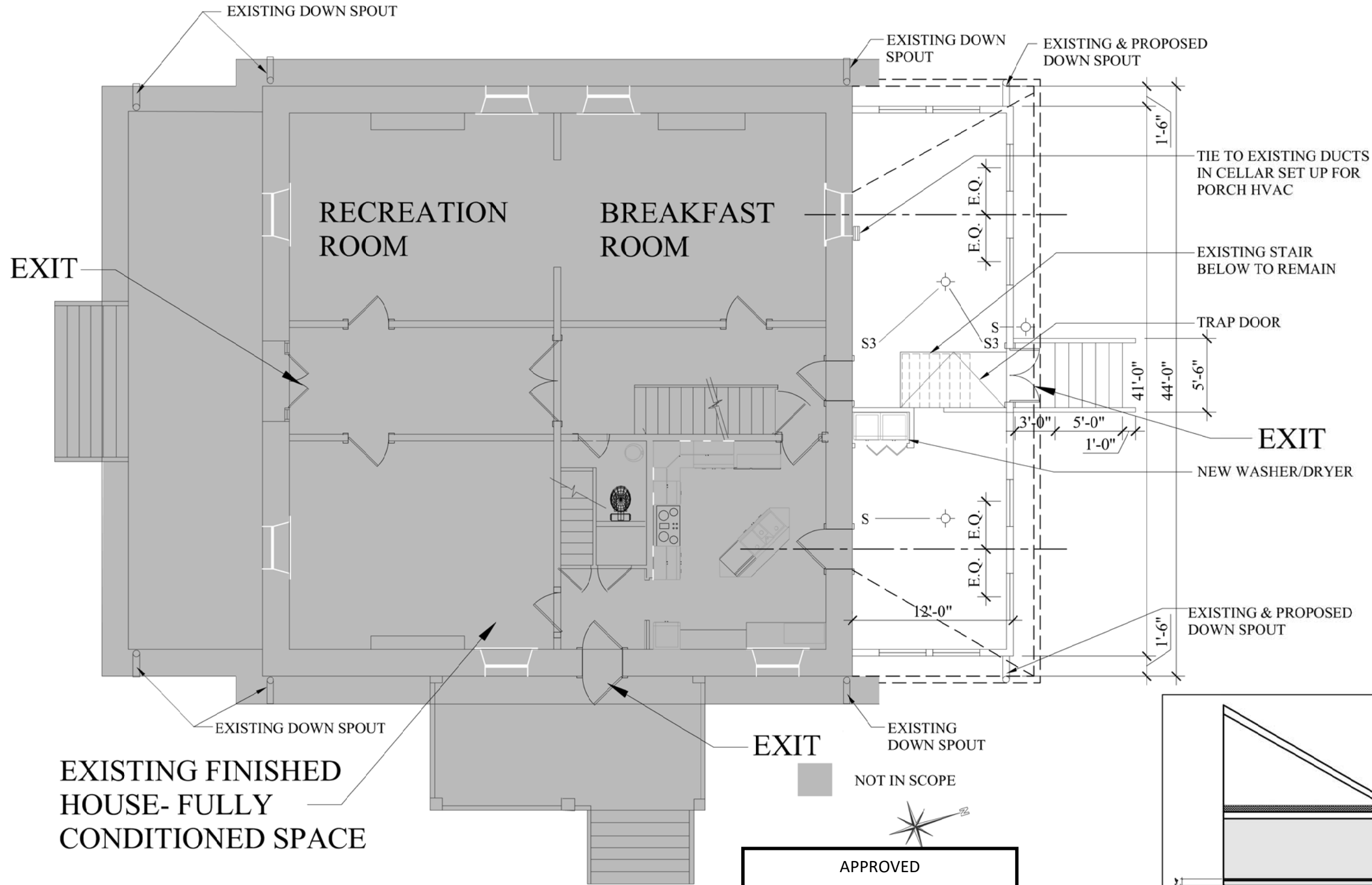
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NO.	REVISION	DATE

LOCUST HILL REAR PORCH
FIRST FLOOR PLAN - EXISTING

DNC PROJECT NUMBER
17903-000
A101

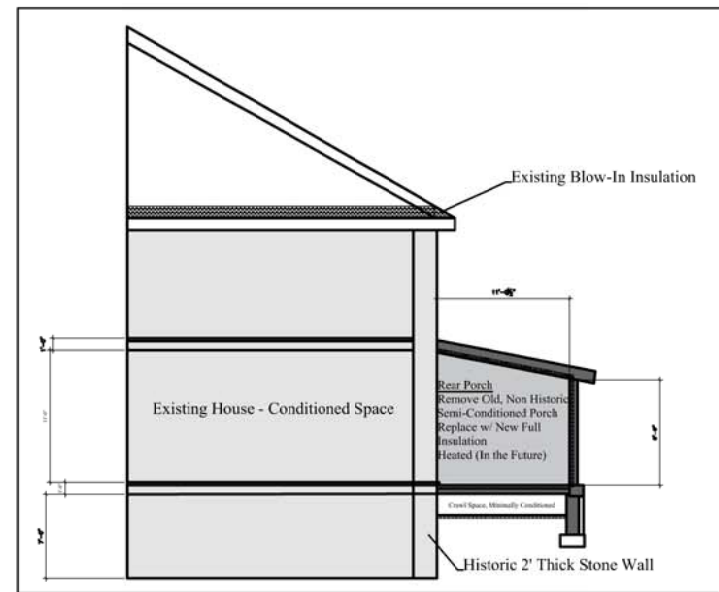


01 1ST FLOOR PLAN - PROPOSED
 A102 SCALE: 1/8"=1'-0"

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 Historic Preservation Commission

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 By Dan.Bruechert at 10:27 am, Sep 20, 2019



02 SECTION THROUGH TO MAIN HOUSE
 A102 SCALE: 1/16"=1'-0"



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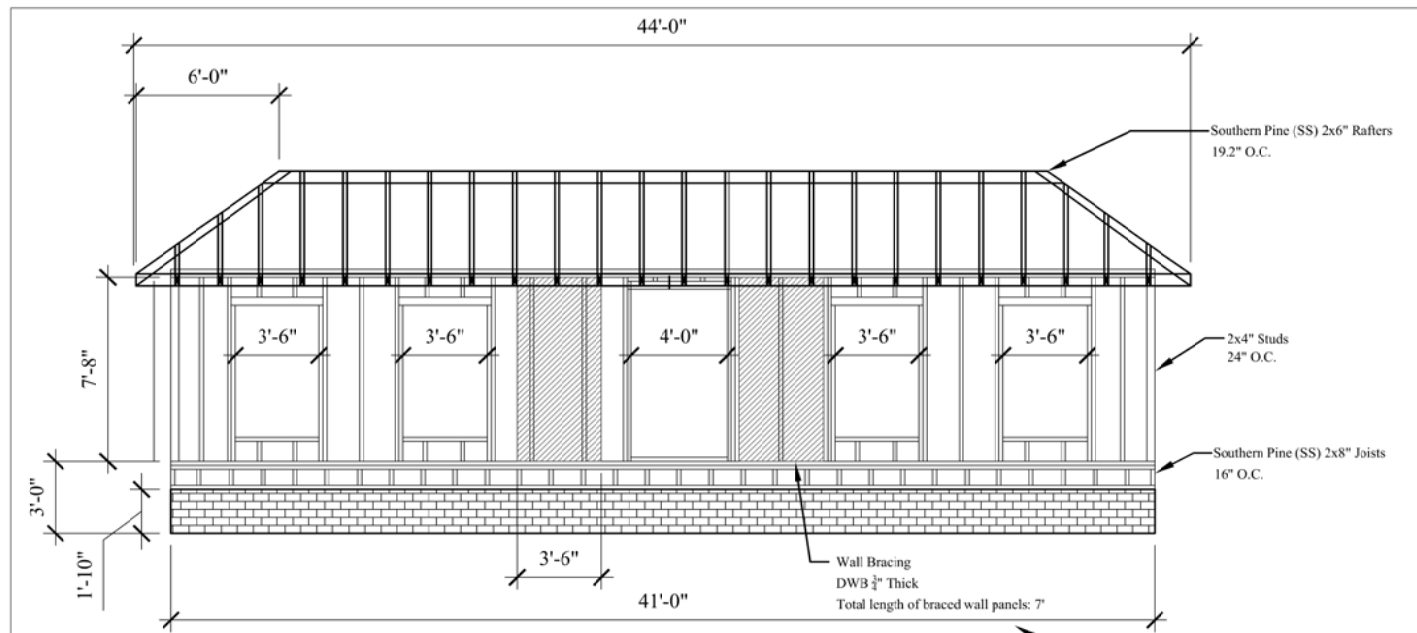
NO.	REVISION	DATE

LOCUST HILL REAR PORCH

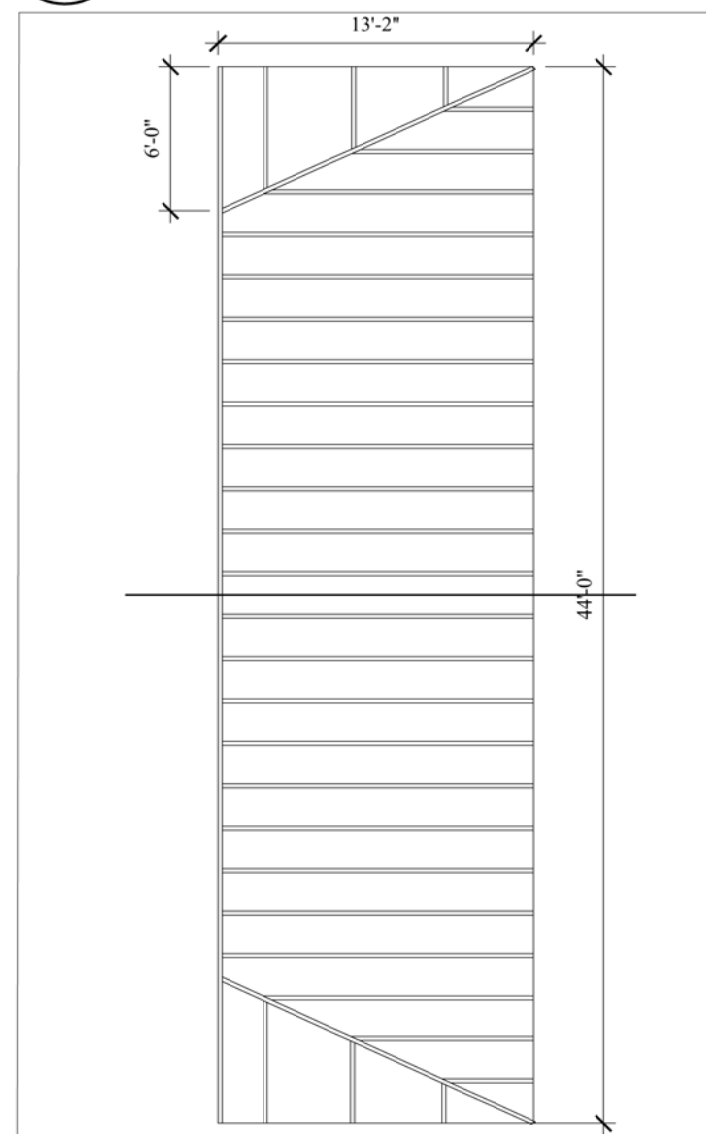
FIRST FLOOR PLAN - PROPOSED

DNC PROJECT NUMBER
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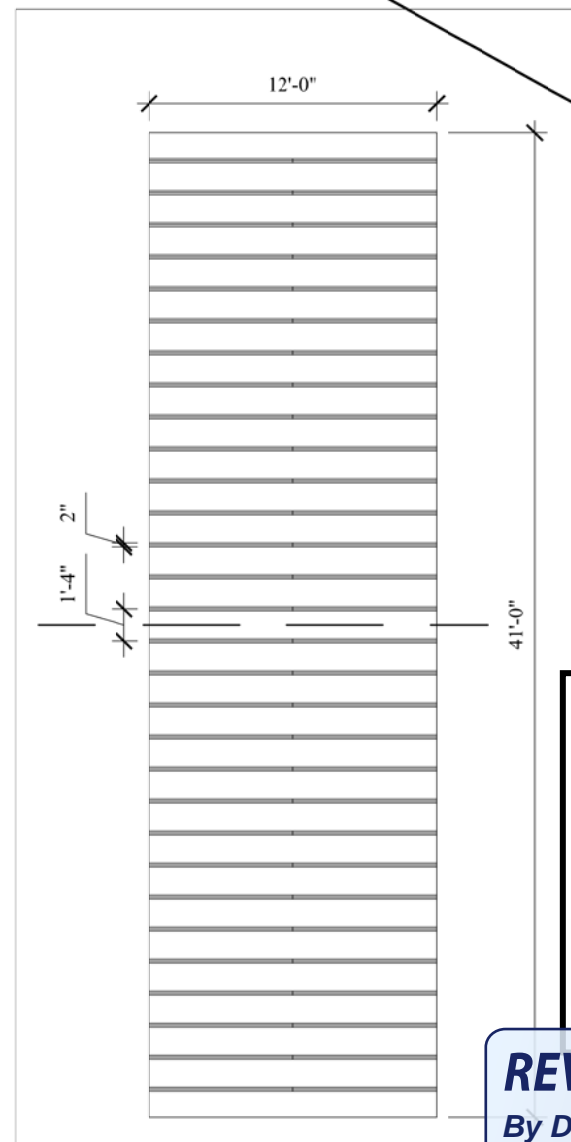
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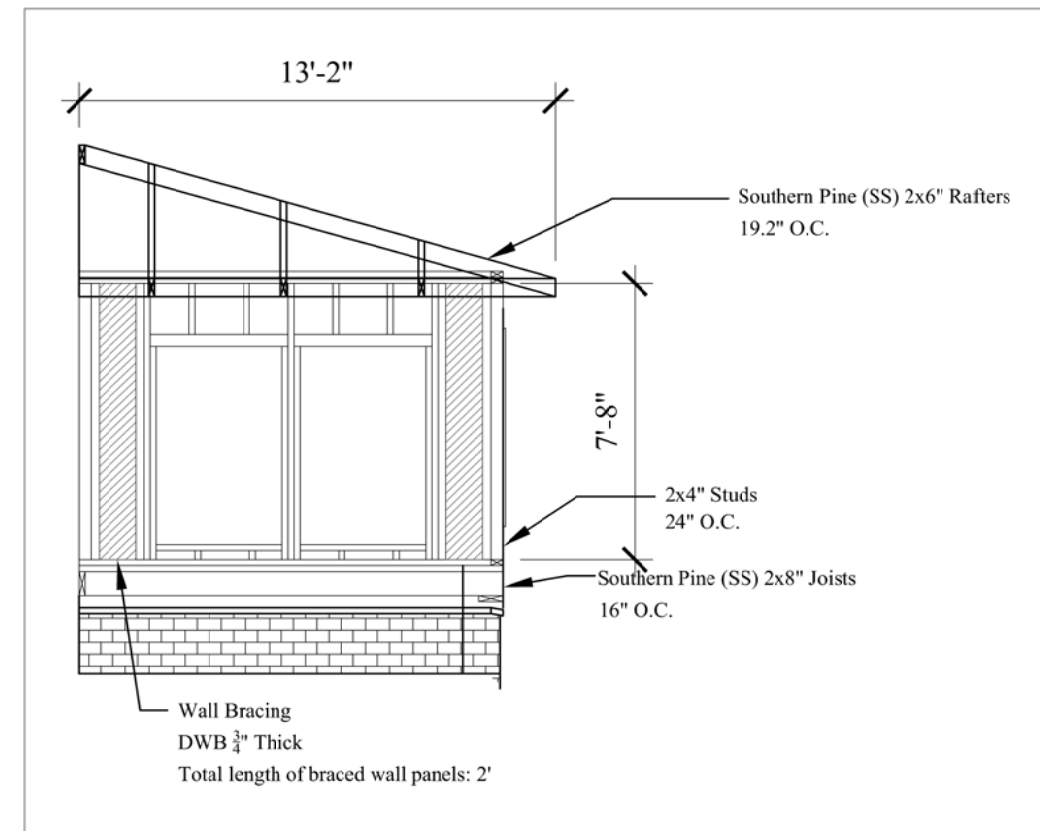
01 **STRUCTURAL FACE**
A103 SCALE: 1/8"=1'-0"



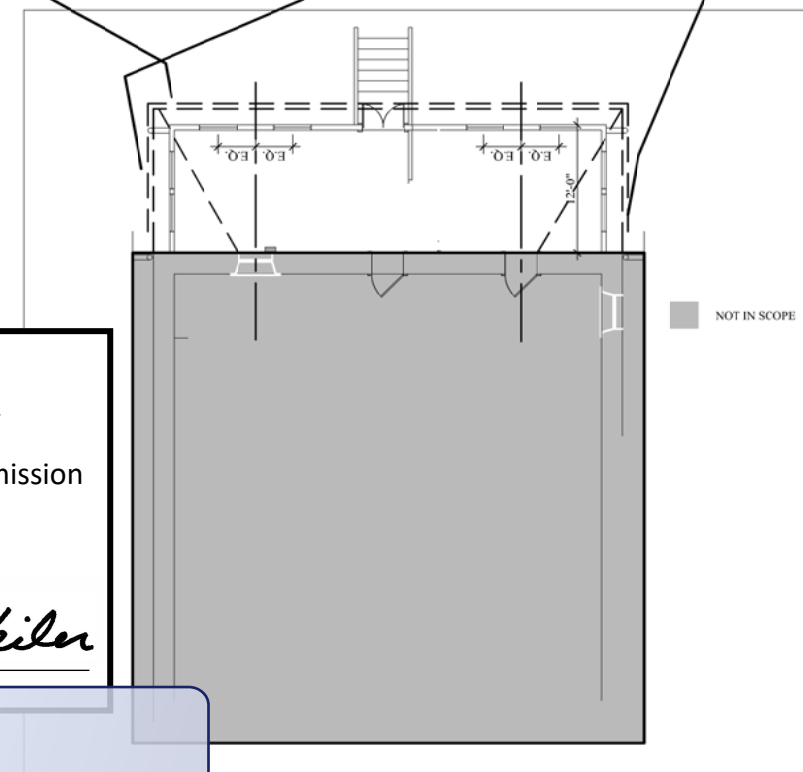
03 **ROOF STRUCTURE**
A103 SCALE: 1/8"=1'-0"



04 **FLOOR STRUCTURE**
A103 SCALE: 1/8"=1'-0"



02 **STRUCTURAL SIDES**
A103 SCALE: 1/8"=1'-0"



05 **REFERENCE VIEW**
A103 SCALE: 1/8"=1'-0"

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DNC ARCHITECTS, INC.
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KEY PLAN
NOT IN SCOPE SCOPE OF WORK

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LOCUST HILL REAR PORCH
STRUCTURAL PLAN

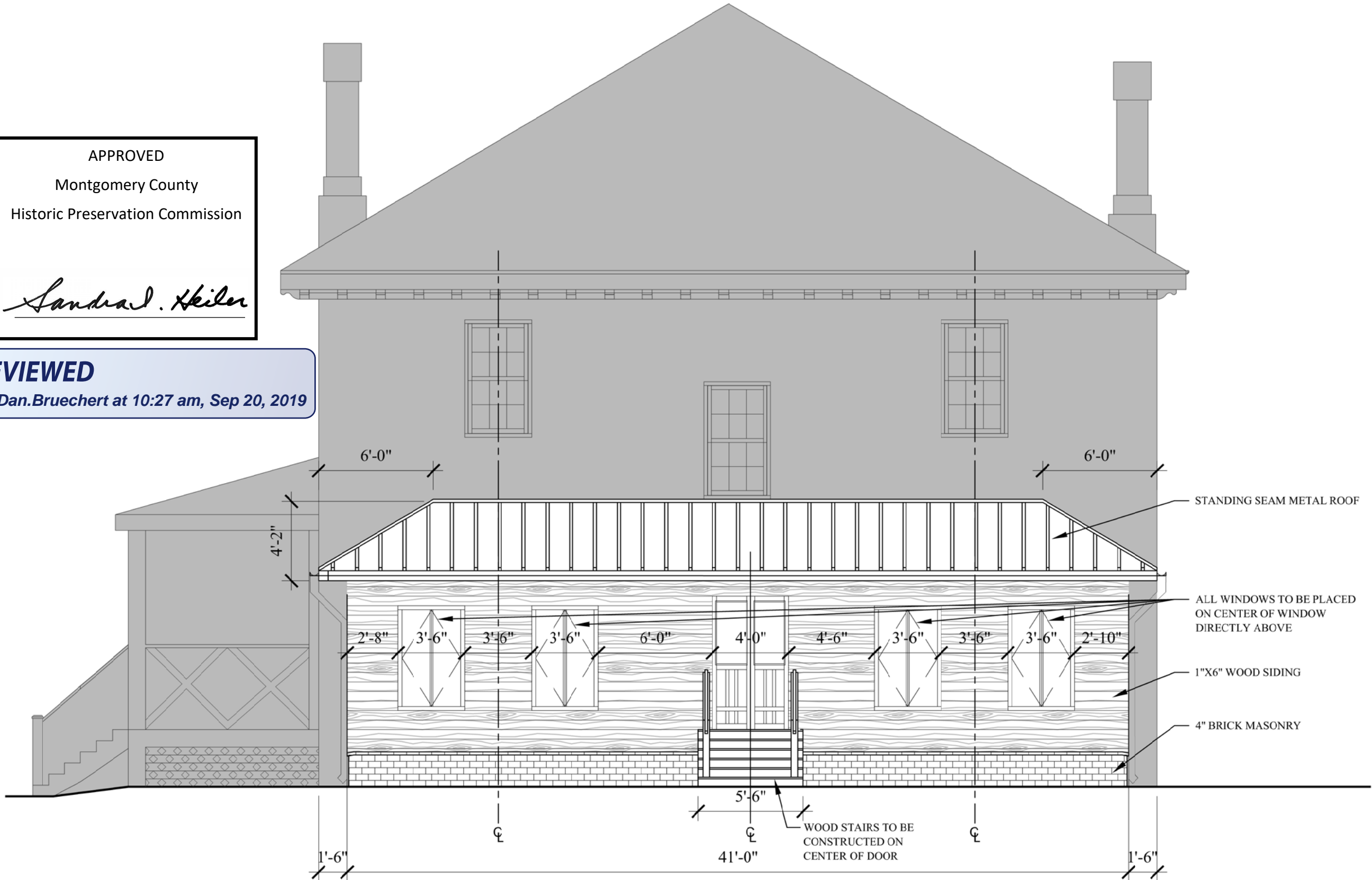
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A103

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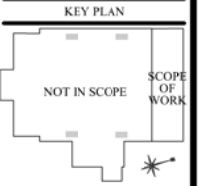


01 NORTH ELEVATION
 A501 SCALE: 3/16"=1'-0"



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Schematic Design Set	01/08/19

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NO.	REVISION	DATE

LOCUST HILL REAR PORCH

NORTH ELEVATION

DNC PROJECT NUMBER
 17903-001

A501



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01 EAST ELEVATION
 A502 SCALE: 3/16"=1'-0"



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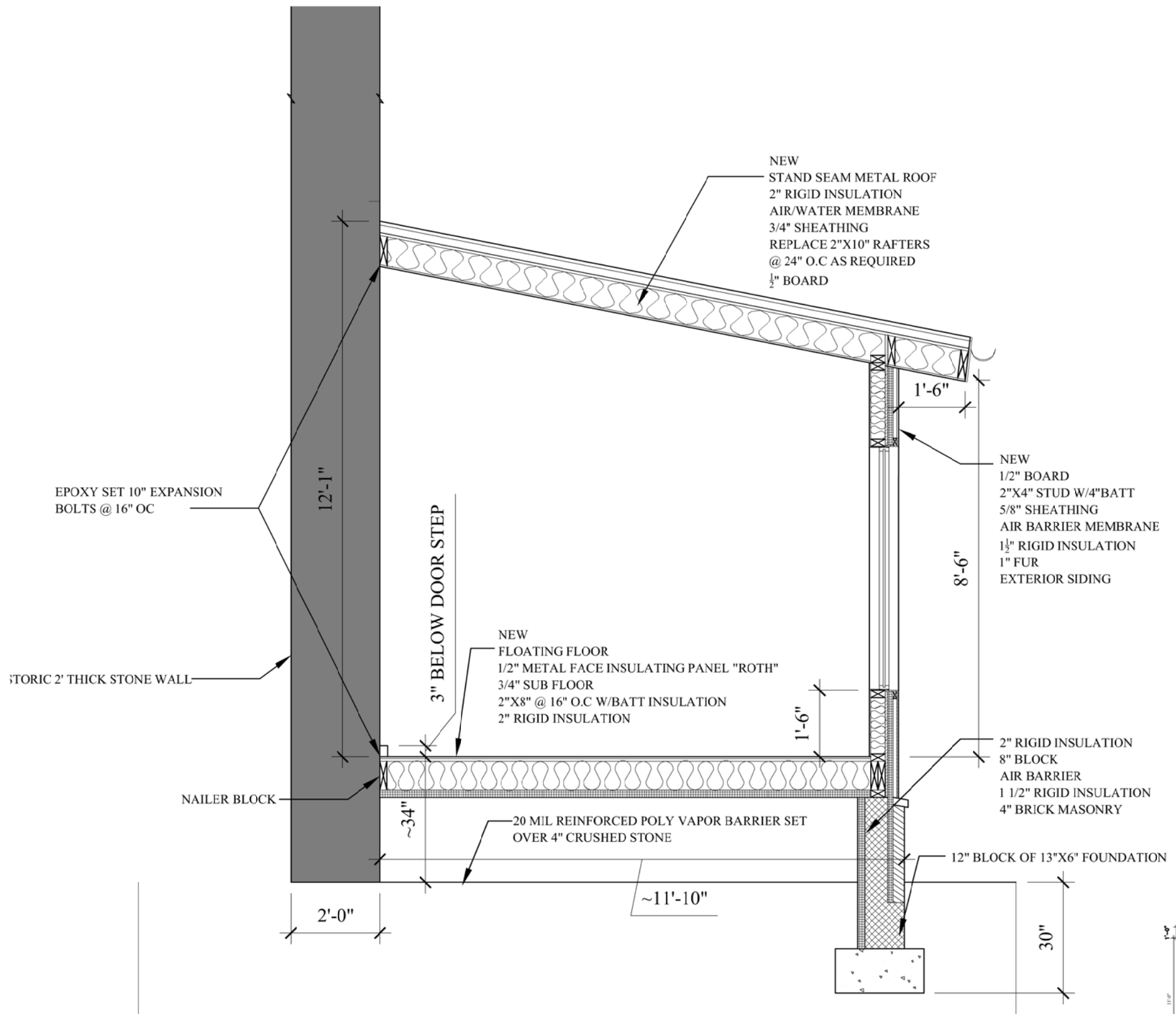
REVISIONS

NO.	REVISION	DATE

LOCUST HILL REAR PORCH
 EAST ELEVATION

DNC PROJECT NUMBER
 17903-000

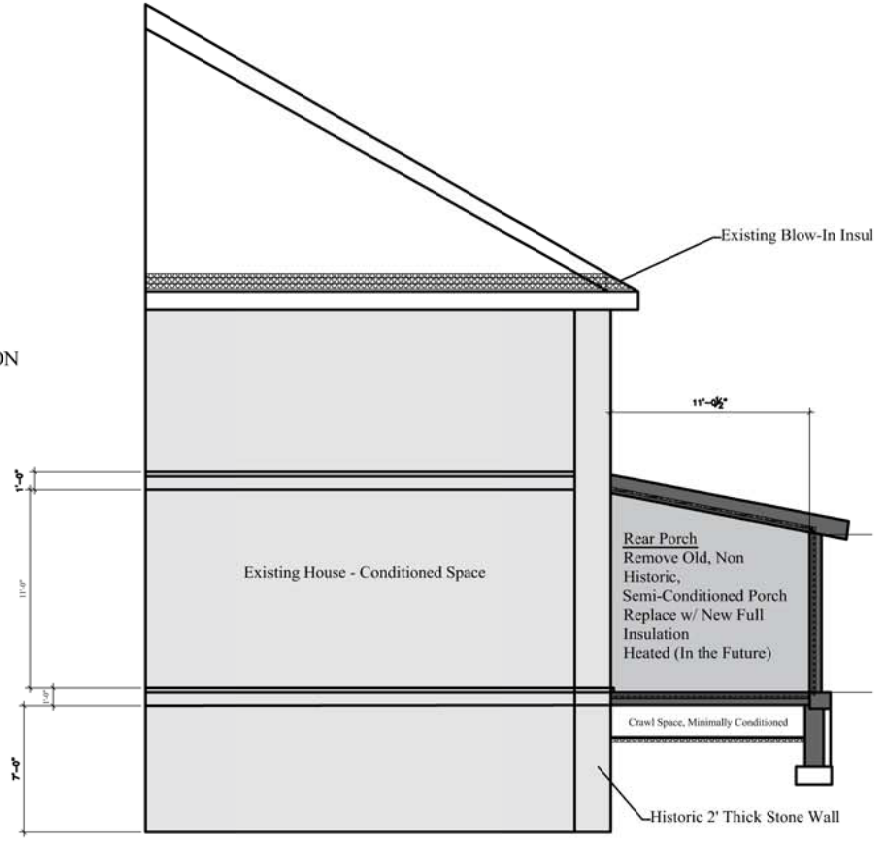
A502



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01 SECTION THROUGH WINDOW
 A503 SCALE: 3/8"=1'-0"

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KEY PLAN
 NOT IN SCOPE SCOPE OF WORK

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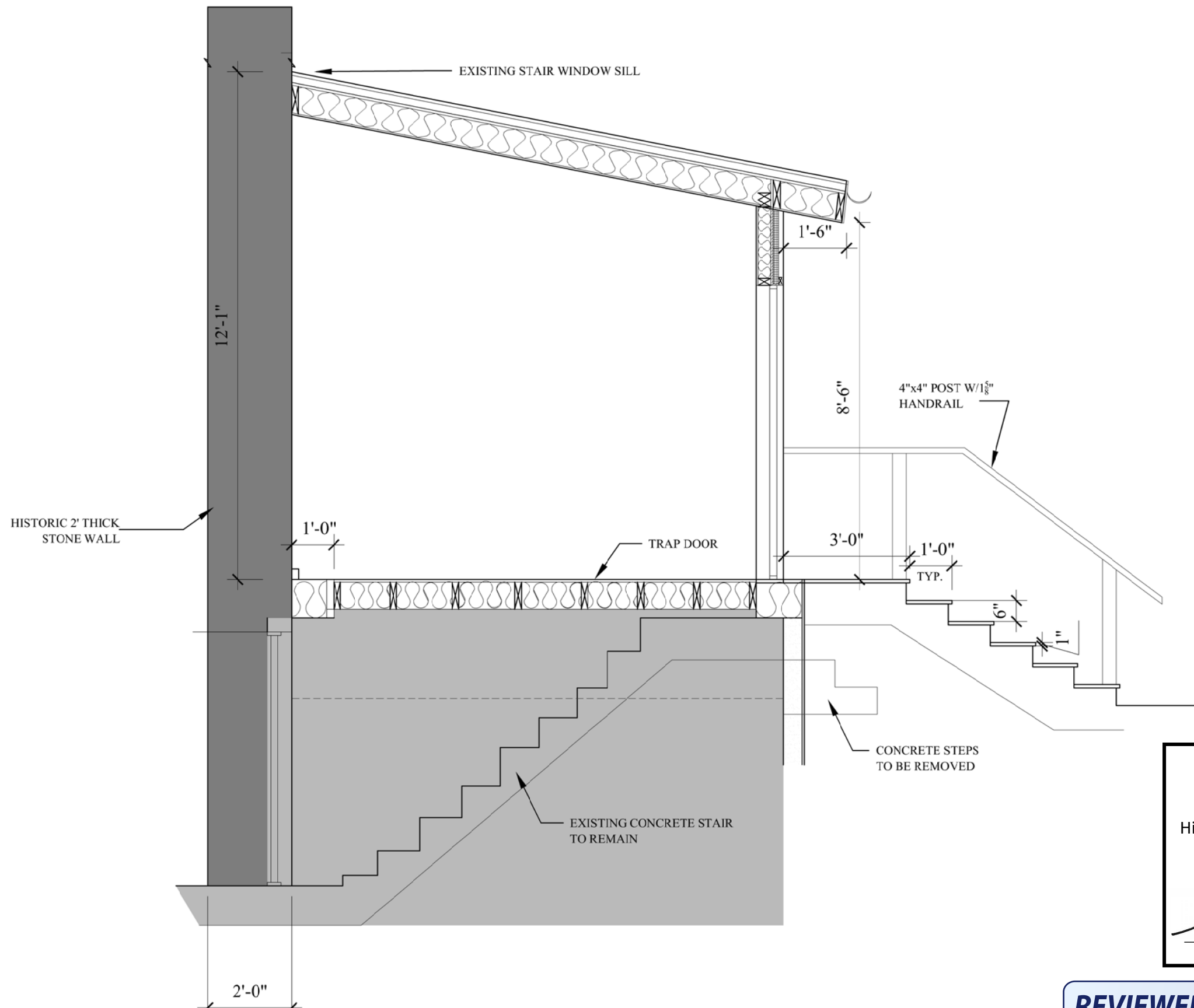
REVISIONS

NO.	REVISION	DATE

LOCUST HILL REAR PORCH
 SECTION THROUGH WINDOW

DNC PROJECT NUMBER
 17903-000

A503



01 SECTION THROUGH DOOR
 A504 SCALE: 3/8"=1'-0"

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LOCUST HILL REAR PORCH
 SECTION THROUGH DOOR

DNC PROJECT NUMBER
 17903-000

A504