

23/120 THOMAS MOORE MARZ  
17214 Dr. Bird Rd.

2010  
MAWP

## Fothergill, Anne

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**From:** Kurtis Miller [kmliller@thewaterworksinc.com]  
**Sent:** Thursday, September 02, 2010 12:06 PM  
**To:** Fothergill, Anne  
**Subject:** RE: 17214 Dr Bird Rd

*detail of  
tree island area*

Hi Anne,

To clarify the cable runs to a transformer which will be located on the edge of the island. The transformer also sits outside the drip line of the tree. Then the cable runs next to house and then across parking lot to Carriage house corner.

Call 301-351-1104

Kurtis

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**From:** Fothergill, Anne [mailto:Anne.Fothergill@mncppc-mc.org]  
**Sent:** Thursday, September 02, 2010 9:45 AM  
**To:** Kurtis Miller  
**Subject:** RE: 17214 Dr Bird Rd

According to the Pepco plan, the conduit goes right under that stone tree island. The tree is not shown on this plan. I will call you later to discuss. Anne

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**From:** Kurtis Miller [mailto:kmliller@thewaterworksinc.com]  
**Sent:** Wednesday, September 01, 2010 9:35 AM  
**To:** Fothergill, Anne  
**Subject:** RE: 17214 Dr Bird Rd

Hi Anne,

No impact from Pepco.

The tree expert reviewed the Pepco plans and said no conflict with any trees. The cable runs will be outside the drip edge of this tree.

Kurtis

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**From:** Fothergill, Anne [mailto:Anne.Fothergill@mncppc-mc.org]  
**Sent:** Wednesday, September 01, 2010 9:01 AM  
**To:** Kurtis Miller  
**Subject:** RE: 17214 Dr Bird Rd

It looks like your three trees will qualify for the dead/dying tree waiver but we have concerns about Pepco going through that tree island near your parking area. I can't talk today, under a deadline but maybe we can talk about that tomorrow. Or you can email and explain how the Pepco plan and the tree island work and how it impacts the tree (attached).

thanks, Anne

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**From:** Kurtis Miller [mailto:kmliller@thewaterworksinc.com]  
**Sent:** Monday, August 30, 2010 4:03 PM  
**To:** Fothergill, Anne  
**Subject:** RE: 17214 Dr Bird Rd

Hi Anne,

Hope your vacation was fun! I gave everything to Josh. Josh said he would give it to Kevin. Please ask Josh in your office for the Pepco plan and site plans I gave to him. As far as new pictures of the dead trees I will take them as soon as I find a camera.

Thanks,  
Kurtis

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**From:** Fothergill, Anne [mailto:Anne.Fothergill@mncppc-mc.org]  
**Sent:** Monday, August 30, 2010 2:29 PM  
**To:** Kurtis Miller  
**Cc:** Manarolla, Kevin  
**Subject:** RE: 17214 Dr Bird Rd

Hi, We received your fax with the arborist's report recommending that you remove the weak Norway maple and two dead American elms. However, we have not seen the "Pepco plan" that you refer to in the fax. We do need to see where Pepco is proposing to run lines underground in relation to the house, trees, outbuildings and other site features. Please email or fax that and we will review it and get back to you. Also, if possible, please email photos of the three trees you want to remove.

thanks, Anne

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**From:** Fothergill, Anne  
**Sent:** Wednesday, August 11, 2010 10:40 AM  
**To:** 'Kurtis Miller'  
**Cc:** Manarolla, Kevin  
**Subject:** 17214 Dr Bird Rd

Kurtis,

I wanted to let Kevin know what we talked about yesterday, so here is a quick summary.

If you have trees on your property that have been determined to be dead or dying by a licensed arborist, they may qualify for a tree removal waiver from our office stating that you don't need an approved Historic Area Work Permit for the tree removal. You will need to provide the information to Kevin (copied here) and he can review it.

Additionally, you will be providing our office with a site plan that shows Pepco's plan to run lines underground and the house, trees, outbuildings and other site features. Please send this to Kevin and copy me.

You will not proceed with any excavation or tree removal until you have heard from our office. I will be away until August 30 but if you have questions before then you can contact Kevin or Scott Whipple for assistance.

thanks,  
Anne

Anne Fothergill  
Planner Coordinator  
Urban Design | Historic Preservation Section  
Maryland-National Capital Park and Planning Commission  
301-563-3400 phone | 301-563-3412 fax  
<http://www.montgomeryplanning.org/historic>  
**Office Location:**  
1400 Spring Street, Suite 500 W  
Silver Spring, MD 20910

## Fothergill, Anne

---

**From:** Fothergill, Anne  
**Sent:** Monday, August 30, 2010 2:29 PM  
**To:** 'Kurtis Miller'  
**Cc:** Manarolla, Kevin  
**Subject:** RE: 17214 Dr Bird Rd  
**Attachments:** image001.gif

Hi, We received your fax with the arborist's report recommending that you remove the weak Norway maple and two dead American elms. However, we have not seen the "Pepco plan" that you refer to in the fax. We do need to see where Pepco is proposing to run lines underground in relation to the house, trees, outbuildings and other site features. Please email or fax that and we will review it and get back to you. Also, if possible, please email photos of the three trees you want to remove.

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**From:** Fothergill, Anne  
**Sent:** Wednesday, August 11, 2010 10:40 AM  
**To:** 'Kurtis Miller'  
**Cc:** Manarolla, Kevin  
**Subject:** 17214 Dr Bird Rd

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If you have trees on your property that have been determined to be dead or dying by a licensed arborist, they may qualify for a tree removal waiver from our office stating that you don't need an approved Historic Area Work Permit for the tree removal. You will need to provide the information to Kevin (copied here) and he can review it.

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**Office Location:**

1400 Spring Street, Suite 500 W  
Silver Spring, MD 20910

**Mailing Address:**

8787 Georgia Avenue  
Silver Spring, MD 20910

**Fax 1 of 3**

**Date 08-27-10 - Fax 301-563-3412**

**To: Anne Fothergill & Kevin Manarolla**

**Office of: Preservation Division**

**Subject: Trees and power cable**

**Documents presented on page 2 & 3 by Shawn Siefers, an ISA Board Certified Master Arborist #MA4352B MD Tree Expert #866**

**Request: Your approval to remove all dead trees and run power line as designated on Pepco plan.**

**From: Kurtis Miller  
Owner of 17214 Dr Bird Rd  
Sandy Spring MD. 20860**

**Please note the two elm trees in front of house are very dangerous to the building and neighbor. Wind storms could bring them down. Please do not delay in response. Thank you in advance,**

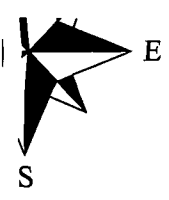
**301-351-1104 Fax 301-560-2637  
Pages 3**

Anne, *SCOTT - can Kevin give the waiver? please advise. Anne*

Please let me know if I need to do anything with this.

*1 AUGUST 2010 SW*

-Kevin



LOT 20  
87,121 SF  
2.000 AC

LOT 21  
87,121 SF  
2.000 AC

NOTE: NO STRUCTURES  
ON LOT 20

NEW 740 Ln.Ft.,  
6'-0" HIGH BOARD  
ON BOARD FENCE  
IN REAR YARD

EXISTING  
CARRIAGE  
HOUSE

EXISTING ASPHALT PARKING AREA  
TO BE REPAIRED WITH  
CRUSHED GRAVEL OVERLAY

EXTENT OF DRIVEWAY  
REPAIR

EXISTING  
DRIVE TO  
LOT 19

EXISTING  
SHED

25' INGRESS/EGRESS  
EASEMENT FOR LOT 19

EXISTING  
BARN

SEPTIC BRL

6' HIGH  
FENCE  
SECTION  
(112 LF)

EXISTING  
3-STORY  
WOOD FRAME  
HOUSE

FRONT

EXISTING RETAINING  
WALL TO BE REPAIRED  
WHERE NEEDED PRIOR  
TO CONSTRUCTION OF  
PAVER DRIVE

EXISTING TREE  
(TYPICAL)

CATAGORY 1  
CONSERVATION  
EASEMENT

EXISTING  
SEPTIC  
RESERVE  
AREA

NEW 323 Ln.Ft.,  
48" HIGH WOOD  
PICKET FENCE

LOT 19  
96,204 SF  
2.2086 AC

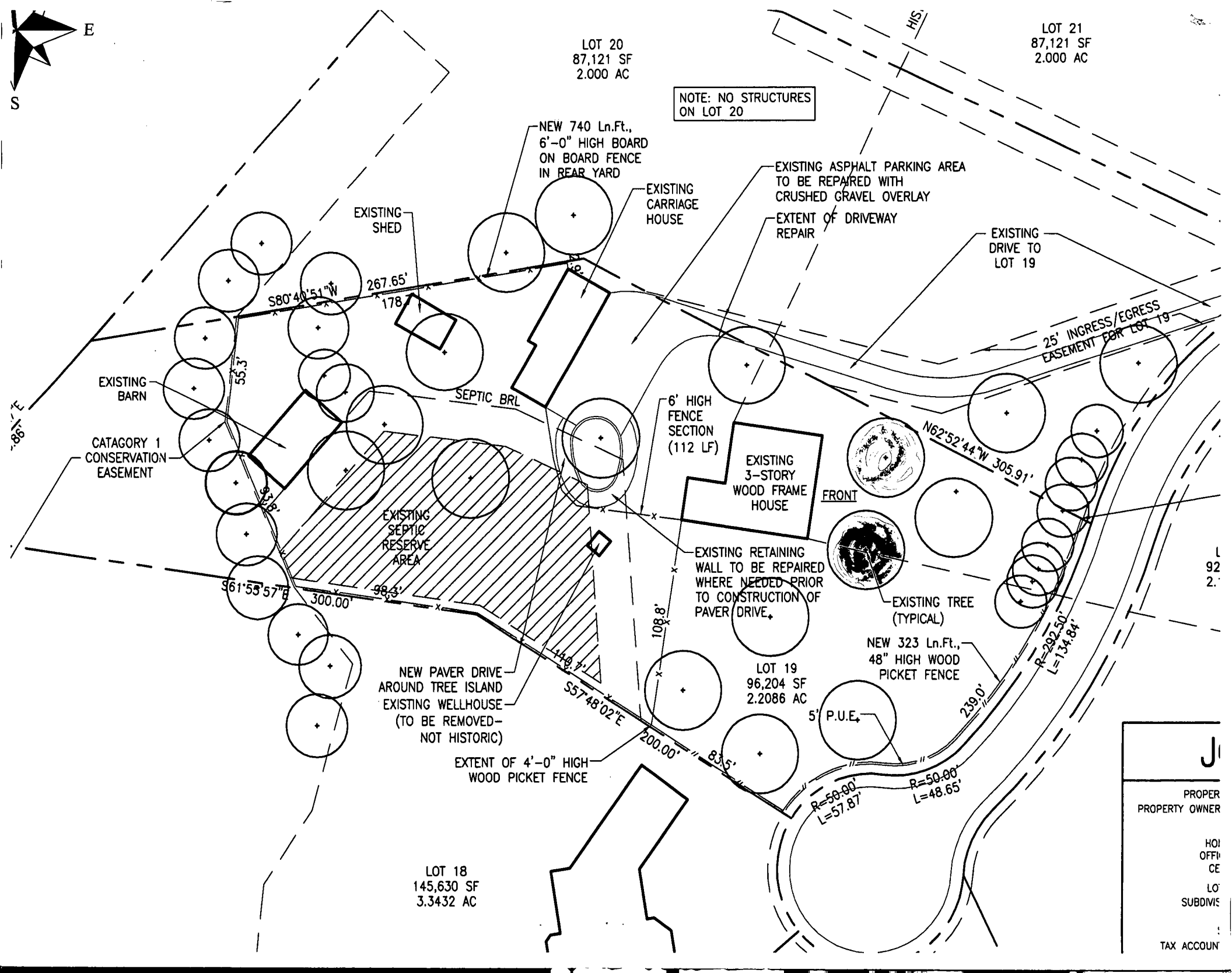
5' P.U.E.

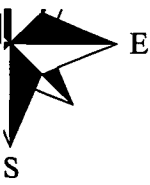
NEW PAVER DRIVE  
AROUND TREE ISLAND  
EXISTING WELLHOUSE  
(TO BE REMOVED-  
NOT HISTORIC)

EXTENT OF 4'-0" HIGH  
WOOD PICKET FENCE

LOT 18  
145,630 SF  
3.3432 AC

<b>J</b>
PROPER PROPERTY OWNER
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TAX ACCOUN

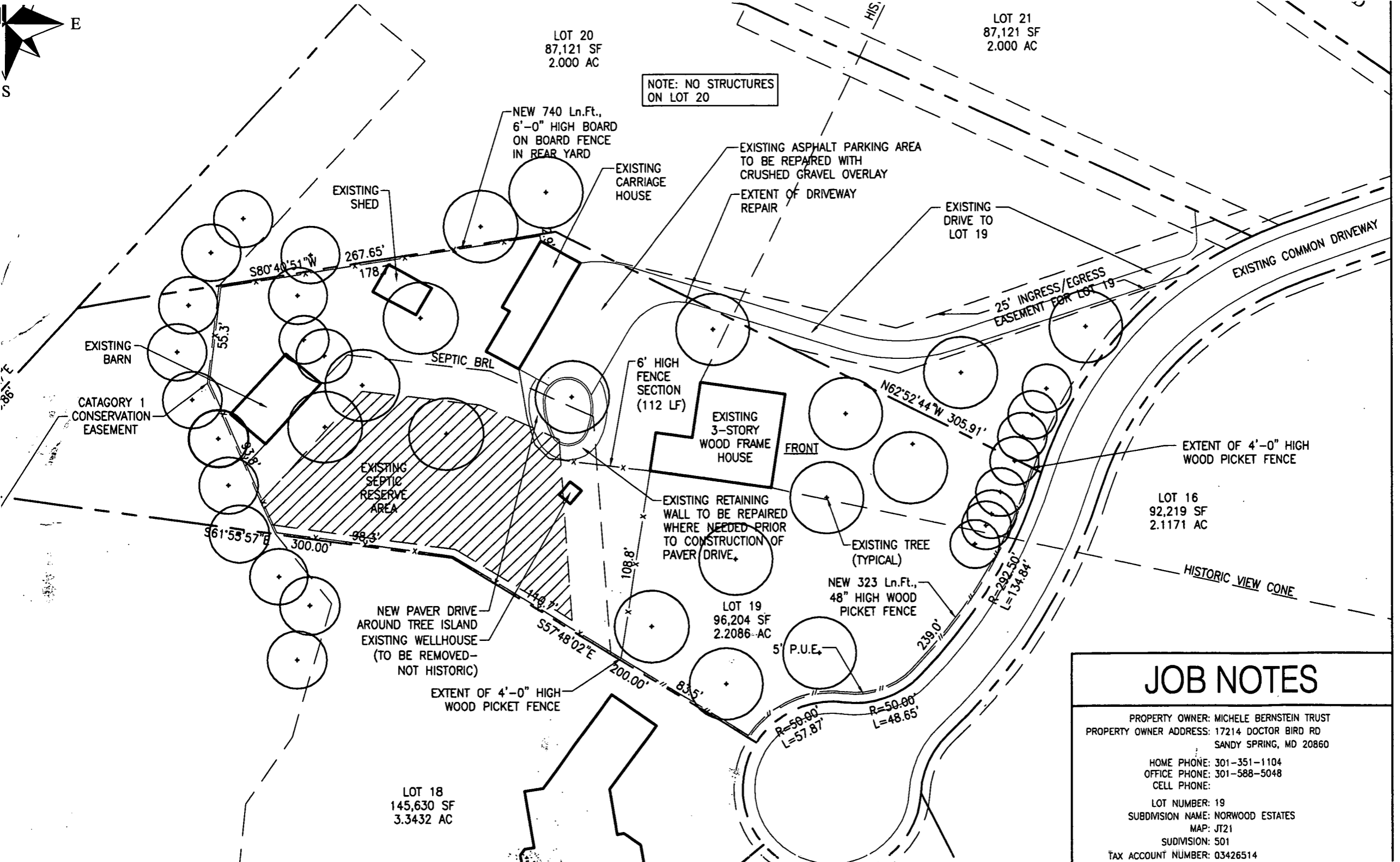




LOT 20  
87,121 SF  
2.000 AC

LOT 21  
87,121 SF  
2.000 AC

NOTE: NO STRUCTURES  
ON LOT 20



CATEGORY 1  
CONSERVATION  
EASEMENT

EXISTING  
SHED

EXISTING  
CARRIAGE  
HOUSE

EXISTING ASPHALT PARKING AREA  
TO BE REPAIRED WITH  
CRUSHED GRAVEL OVERLAY

EXTENT OF DRIVEWAY  
REPAIR

EXISTING  
DRIVE TO  
LOT 19

25' INGRESS/EGRESS  
EASEMENT FOR LOT 19

EXISTING COMMON DRIVEWAY

EXISTING  
BARN

SEPTIC BRL

6' HIGH  
FENCE  
SECTION  
(112 LF)

EXISTING  
3-STORY  
WOOD FRAME  
HOUSE

FRONT

EXTENT OF 4'-0" HIGH  
WOOD PICKET FENCE

LOT 16  
92,219 SF  
2.1171 AC

EXISTING RETAINING  
WALL TO BE REPAIRED  
WHERE NEEDED PRIOR  
TO CONSTRUCTION OF  
PAVER DRIVE

EXISTING TREE  
(TYPICAL)

NEW 323 Ln.Ft.,  
48" HIGH WOOD  
PICKET FENCE

HISTORIC VIEW CONE

LOT 19  
96,204 SF  
2.2086-AC

5' P.U.E.

NEW PAVER DRIVE  
AROUND TREE ISLAND  
EXISTING WELLHOUSE  
(TO BE REMOVED -  
NOT HISTORIC)

EXTENT OF 4'-0" HIGH  
WOOD PICKET FENCE

LOT 18  
145,630 SF  
3.3432 AC

# JOB NOTES

PROPERTY OWNER: MICHELE BERNSTEIN TRUST  
PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD  
SANDY SPRING, MD 20860

HOME PHONE: 301-351-1104  
OFFICE PHONE: 301-588-5048  
CELL PHONE:

LOT NUMBER: 19  
SUBDIVISION NAME: NORWOOD ESTATES  
MAP: JT21  
SUBDIVISION: 501  
TAX ACCOUNT NUMBER: 03426514



PO  
OLNEY, M  
P: 3  
F: 3

Date: 06

Scale: 1"

Drawn: JE

Job: TV

Lot 19 - Norwood Estates



8000 Queenair Drive, Gaithersburg, MD 20879  
(301) 444-9041 Fax: (301) 444-9049  
[www.thecareoftrees.com](http://www.thecareoftrees.com)

**PROPOSAL:**

**August 23, 2010**

Kurtis Miller  
17214 Doctor Bird Rd  
Sandy Spring, Md 20860

Thank you, for giving me the opportunity to review the Arboricultural needs at your property.

**RECOMMENDATIONS**

1. Norway Maple, 2<sup>nd</sup> tree as you drive up the driveway; Remove this tree completely, flush the stump at grade level and remove wood, brush and debris. This tree is structurally weak and should be removed.
2. Remove the two (2) dead American Elms located in the front of the house. Flush the stumps to grade and remove all wood and debris.
3. Tulip Poplar located along the right side of the home; Crown clean the canopy of significant deadwood and lightly thin canopy to reduce wind stress. Remove all debris. Inspect all cables.
4. Red Maple located in the rear; Crown thin to reduce wind stress. Remove all debris.

Cost: \$11,505.00

5. Perform a Tree Risk Assessment on the large Tulip Poplar located along the left side of the home. Report findings.

Cost: \$ 675.00





the care of trees.

8000 Queenair Drive, Gaithersburg, MD 20879  
(301) 444-9041 Fax: (301) 444-9049  
[www.thecareoftrees.com](http://www.thecareoftrees.com)

- 6. Grind out the stumps from the two removed American Elms and Norway Maple, backfill the hole with the grindings. Cost: \$ 800.00
- 7. Additional Consulting Charge. Cost: \$ 125.00 per hour

Shawn Siefers  
Board Certified Master Arborist MA-4352B, Maryland Tree Expert # 886  
Licensed Maryland Pesticide Applicator 25316-47579



[ssiefers@thecareoftrees.com](mailto:ssiefers@thecareoftrees.com)

To ensure timely service, please sign and return contract copy; keep client copy for your records.

Signature \_\_\_\_\_ Print Name \_\_\_\_\_ Date \_\_\_\_/\_\_\_\_/\_\_\_\_

After receiving your signed authorization, we will notify you a minimum of three days in advance of scheduling unless you make a notation instructing us otherwise.

To ensure timely service, please sign and return contract copy; keep client copy for your records.  
30% deposit required upon acceptance.

Acceptance of Proposal- The above prices and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. All deletions have been noted. I am familiar with and agree to the terms and conditions on the reverse side.  
To ensure timely service, please sign and return contract copy; keep client copy for your records.

By \_\_\_\_\_ Date: \_\_\_\_\_

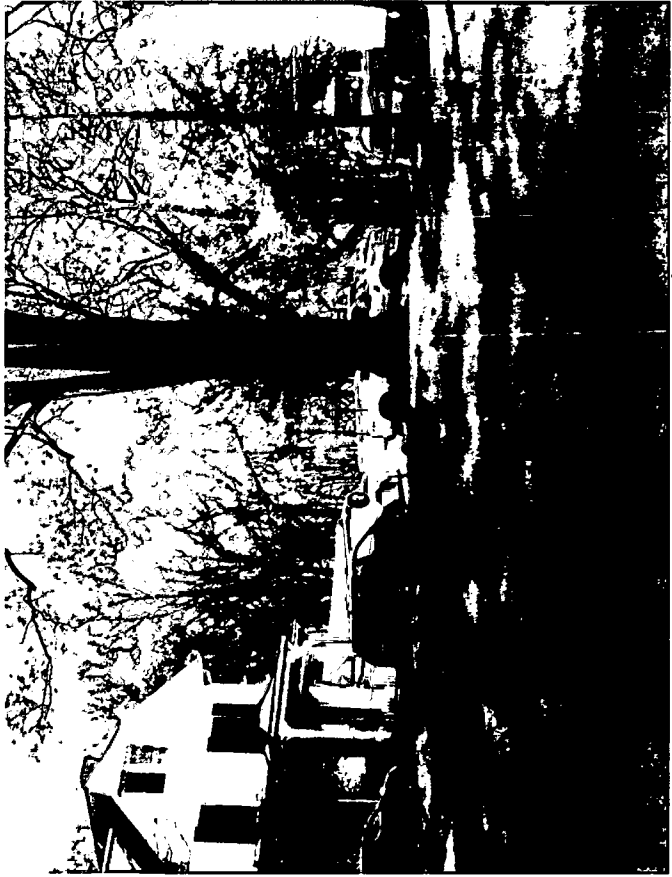
To assist in your payment we accept: DISCOVER, MASTERCARD, VISA, AMERICAN EXPRESS

A Cardholder Signature: \_\_\_\_\_ Date \_\_\_\_/\_\_\_\_/\_\_\_\_  
Account # \_\_\_\_\_ Expiration Date \_\_\_\_/\_\_\_\_ \$ Amount \_\_\_\_\_

Dumping From back of white truck to behind Red Barn



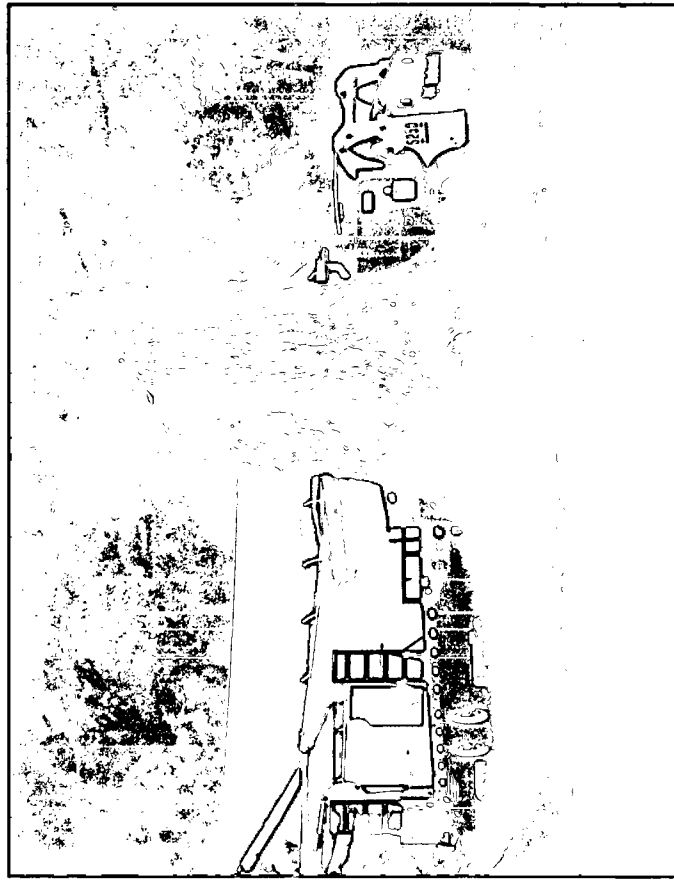
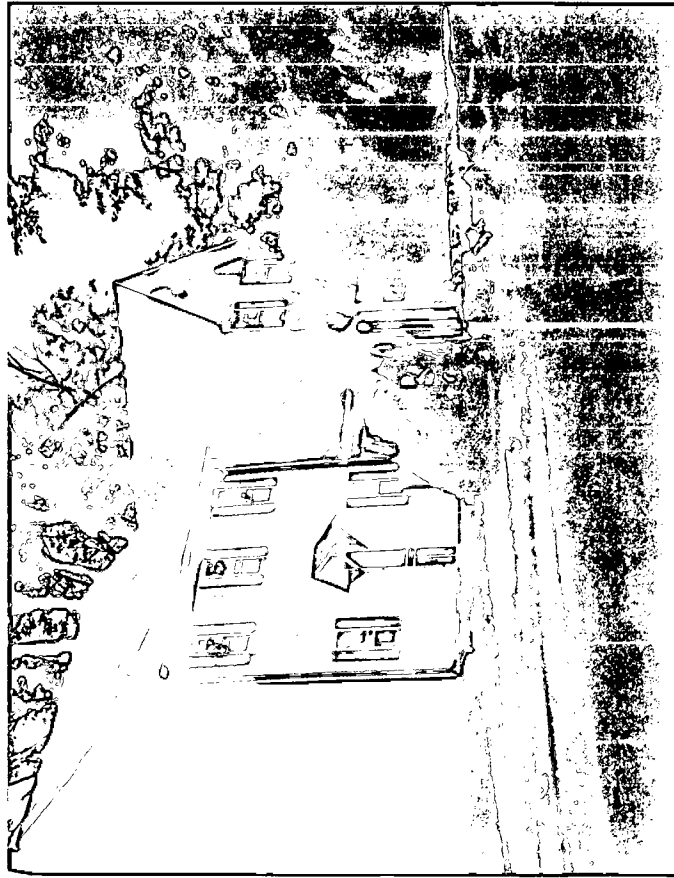
Truck + Car Traffic after cease and stop work order (Everyday)



Picture of June 22nd Abatement order 30 days from May 4th



Commercial Equipment & Hose Dumping after abatement  
Order May 4th



Digging with heavy equipment around Gas Line  
without calling Mrs. Utility

I called  
Mrs. Utility  
after they dug,  
week of  
June  
21st



Addition Traffic after abatement order.



Water works (new) Name of Company.



Hidden behind the red Barn

**MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION**  
**STAFF REPORT**

<b>Address:</b>	17214 Doctor Bird Road, Sandy Spring	<b>Meeting Date:</b>	6/9/10
<b>Resource:</b>	Master Plan Site #23/120 Thomas Moore House	<b>Report Date:</b>	6/2/10
<b>Applicant:</b>	Michelle Bernstein Trust (Kurtis Miller, Agent)	<b>Public Notice:</b>	5/30/10
<b>Review:</b>	HAWP	<b>Tax Credit:</b>	None
<b>Case Number:</b>	23/120-10A	<b>Staff:</b>	Anne Fothergill
<b>Proposal:</b>	Fencing installation and driveway alterations		

**STAFF RECOMMENDATION**

Staff is recommending that the HPC approve the HAWP application with the following conditions:

1. The applicants will work with an arborist to create a tree protection plan that will be submitted to staff; tree protection measures will be in place prior to the start of the fencing and driveway work
- ~~X~~ Picket fencing is not approved; the applicants will submit to staff a design for three or four board or split rail wood fencing before installation
3. The driveway area behind the house will be all one material—*asphalt, pavers, or gravel*; the applicants will provide a revised site plan to staff for final approval *septic reserve area*
4. The applicants will reconstruct the stone wall around the tree island
5. If applicable, the applicants will apply for retroactive approval for any previous tree removal

*2. No privacy fencing will be permitted, no picket fencing*

**PROPERTY DESCRIPTION** (excerpted from Places in the Past)

**23/120 Thomas Moore House (1885)**

The Thomas L. Moore House is an elegantly designed Victorian-era villa that enjoys a commanding view of the still rural landscape. On the occasion of his marriage, Thomas L. Moore acquired a tract of land from his father and built this spacious house in 1885. Set upon a stone foundation and having a T-shaped footprint, the house has a cross gable roof with jerkin-head ends and brick corbeled chimneys. Victorian-era influence is seen in its projecting bays, dormer windows, wrap-around porch, vertical 2/2 sash windows, and scroll-sawn porch brackets. The house retains exquisite interior detailing and has a high degree of integrity.

**PROPOSAL**

The applicants are proposing to install 4' tall open picket wood fencing in front of the property along the shared driveway connecting to 6' tall wood privacy fencing starting at the rear plane of the house and going behind the existing barn, carriage house, and other outbuildings. The two proposed fencing types are in Circle 11 and a site plan showing the fencing locations is in Circle 10.

They are also proposing some gravel installation over the existing asphalt parking area and paver installation around the tree and stone wall behind the house. See site plan and paver specifications in Circles 10 + 12. Part of the driveway proposal is retroactive and the applicants received a Notice of Violation for doing the work without an approved HAWP (see Circle 20).

When this application was submitted previously (but postponed before it came to the HPC), neighbors wrote in letters about the proposed changes (see Circles 36-39).

### **APPLICABLE GUIDELINES**

When reviewing alterations and new construction to a *Master Plan* site several documents are to be utilized as guidelines to assist the Commission in developing their decision. These documents include *Montgomery County Code Chapter 24A (Chapter 24A)* and the *Secretary of the Interior's Standards for Rehabilitation (Standards)*. The pertinent information in these documents is outlined below.

Montgomery County Code; Chapter 24A-8:

- (a) The commission shall instruct the director to deny a permit if it finds, based on the evidence and information presented to or before the commission that the alteration for which the permit is sought would be inappropriate, inconsistent with or detrimental to the preservation, enhancement or ultimate protection of the historic site or historic resource within an historic district, and to the purposes of this chapter.
- (b) The commission shall instruct the director to issue a permit, or issue a permit subject to such conditions as are found to be necessary to insure conformity with the purposes and requirements of this chapter, if it finds that:
  - (1) The proposal will not substantially alter the exterior features of an historic site or historic resource within an historic district; or
  - (2) The proposal is compatible in character and nature with the historical, archeological, architectural or cultural features of the historic site or the historic district in which an historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter; or
  - (3) The proposal would enhance or aid in the protection, preservation and public or private utilization of the historic site or historic resource located within an historic district in a manner compatible with the historical, archeological, architectural or cultural value of the historic site or historic district in which an historic resource is located; or
  - (4) The proposal is necessary in order that unsafe conditions or health hazards be remedied; or
  - (5) The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffer undue hardship; or
  - (6) In balancing the interests of the public in preserving the historic site or historic resource located within an historic district, with the interests of the public from the use and benefit of the alternative proposal, the general public welfare is better served by granting the permit.
- (c) It is not the intent of this chapter to limit new construction, alteration or repairs to any one period or architectural style.
- (d) In the case of an application for work on an historic resource located within an historic district, the commission shall be lenient in its judgment of plans for structures of little historical or design significance or for plans involving new construction, unless such plans would seriously impair the historic or architectural value of surrounding historic resources or would impair the character of the historic district. (Ord. No. 9-4, § 1; Ord. No. 11-59.)

### ***Secretary of the Interior's Standards for Rehabilitation:***

Standard # 2: The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.



Standard #9: New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

## **STAFF DISCUSSION**

*The Design Guidelines for Historic Sites and Districts in Montgomery County, Maryland state:*

### **11.0 DRIVEWAYS**

When parking was originally introduced to most historic areas, it was an ancillary use and was located to the rear of a site. This tradition should be continued, and in all cases, the visual impacts of parking - which includes driveways, garages, and garage doors - should be minimized.

Design Objective Historic driveways should be preserved.

#### **11.1 Preserve a historic driveway where it exists.**

- The orientation of a driveway on a site should be preserved.
- The original driveway design should be preserved. For example, if the driveway has two paved driving strips with turf between the strips, when replacement is needed, a new driveway should take this design.
- The design and layout of bricks or pavers should be preserved.
- Original materials should be preserved and repaired when possible.

#### **11.2 Replacement materials should be compatible with the original.**

- For example, bricks replacing damaged ones should have similar colors and dimensions.

New driveways should have compatible materials and a minimal square footage.

#### **11.3 Use paving materials that will minimize a driveway's impact.**

- Decomposed granite, pea gravel, exposed aggregate concrete, gravel or chip and seal are appropriate paving materials.
- Consider installing two paved strips with turf between them instead of a single, wide paved surface.
- Large areas of paving are inappropriate.
- Plain asphalt or black top is discouraged.
- Use materials that are pervious to water to minimize rain water runoff into the street or onto adjacent properties.

#### **11.4 Locate new driveways such that they will minimize the impact on the historic resource, its environmental setting, and the streetscape.**

- New driveways should be sited to the side or rear of the primary structure.
- Installing new driveways in front of historic resources, such as a semi-circular drive, is generally inappropriate.

### **12.0 FENCES & SITE WALLS**

Fences and site walls may be appropriate for historic properties. A fence should have a relatively transparent character to allow views into yards, while a site wall should be low in height and step to follow a site's topography. Both fences and site walls should maintain the visual character of

the historic setting. Where historic fences and site walls survive, they should be preserved. The height and design of a replacement fence or wall should be in character with those used traditionally. A new fence or site wall may be appropriate, but it is important that it relate to the principal structure on the lot.

Design Objective A fence, gate or site wall should be in character with those used traditionally and relate to the principal structure on a lot.

#### 12.1 Preserve original fences, gates and site walls.

- Replace only those portions that are deteriorated. Any replacement materials should match the original in color, texture, size and finish.
- It is recommended that a historic wood fence or gate should be protected against the weather with paint or stain.
- Where no fence exists, keeping the yard open may be the best approach for a front yard.

#### 12.2 Where a new fence, gate or site wall is needed, it should be similar in character to those seen historically.

- A new fence or site wall that defines a front yard or a side yard on a corner lot is usually low to the ground.
- A new fence or gate should be "transparent" in nature, such as picket.
- Solid privacy fences, forward of the rear plane of a house, are discouraged.
- The design and materials of a new fence, gate or site wall should be similar to those used historically.
- Chain link, plastic, fiberglass, rebar, plywood and mesh "construction" fences are inappropriate.

#### 12.3 Front and side yard fences, gates, and site walls in front of the rear plane of the building should be no greater than 4' in height.

#### 12.4 Side and rear yard fences, gates, and site walls behind the rear plane of the building should be no greater than 6'6" in height.

- Consider a gradual increase in fence height from the front side yard to rear side yard.

#### 12.5 A side yard fence should be set back from the primary facade of a house.

- Two types of side yard fences were seen traditionally: a fence that extends between two houses and a fence that runs between two houses.
- A side yard fence should be set back to provide the historic sense of open space between homes.
- Consider staggering the fence boards on either side of the fence rail, or using lattice on the upper portions of the fence, to give a semi-transparent quality to the fence.

#### 12.6 A combination of fencing and screening vegetation may be appropriate

- Painting or staining a wood fence or gate is recommended.
- Landscaping should be integrated with the design of the fence.

Staff asked the applicants to provide a more detailed site plan showing all the existing outbuildings since at least two are not shown on the one that was submitted (see Circles 10 + 21 ) as well as the location of the adjacent houses, but at the time of the staff report the applicant had not yet provided that information. There appear to be two outbuildings that are no longer extant that appear in 2006 aerial photos and there is at least one tree that has been cut down (see Circle 16/32 ). As far as staff is aware

the applicants did not apply for HPC approval of those removals. The house is unoccupied and appears to be deteriorating.

The applicants have added gravel to an existing asphalt driveway/parking area behind the house, which is being reviewed retroactively. It would seem more appropriate to either change the driveway or parking area to all gravel or repave the cracked and rutted area with asphalt to match the existing conditions (no HPC approval required). The applicants are also proposing a third material for this part of the driveway/parking area, which are the proposed pavers around the circular tree island. Because this area is located behind the historic house, there is a little more flexibility on which material is used, but staff recommends that the applicant revise the parking area plan to show one consistent material. The applicant does not show in the application anything about the stone wall around the tree where they are proposing to install the pavers but that wall has clearly been damaged and will need to be rebuilt with the stone (see Circle 30-32 ).

While low, open, wood fencing in front of the house along the driveway would not detract from the site and setting, staff recommends that the fencing be either 3 or 4 board as seen on adjacent properties (see Circles 33-35) or split rail wood fencing to be more compatible. The privacy fencing at the rear of the property is located behind the historic house and will not adversely impact the historic house or setting.

There are a number of large trees on the property and staff recommends that the applicants work with an arborist on a tree protection plan before doing any more site work. Tree protection measures must be in place prior to any future driveway or fencing installations.

The applicants have recently been to court and there is a pending abatement order to "cease using the residentially zoned property as business use with multiple employees that do not reside at the residence." While the use of a property is not within the HPC's purview, staff would recommend that the applicants clarify whether they will need the fencing and/or driveway changes if they will no longer be using the property and buildings for the same purpose.

Overall, the fencing and driveway changes are in keeping with the guidelines but there are a number of recommended conditions in order to make this an approvable application. In the future, the applicants and any tenants will need to apply to the HPC for approval of any exterior changes to the house or the property.

#### **STAFF RECOMMENDATION**

Staff recommends that the Commission **approve** this HAWP application **with five conditions** as being consistent with Chapter 24A-8(b)(1) & (2);

and with the *Secretary of the Interior's Standards for Rehabilitation*;

and with the general condition that the applicant shall present the **3 permit sets of drawings, if applicable, to Historic Preservation Commission (HPC) staff for review and stamping** prior to submission for the Montgomery County Department of Permitting Services (DPS) building permits;

and with the general condition that the applicant shall **notify** the Historic Preservation Staff if they propose to make **any alterations** to the approved plans. Once the work is completed the applicant will **contact the staff person** assigned to this application at 301-563-3400 or [anne.fothergill@mncppc-mc.org](mailto:anne.fothergill@mncppc-mc.org) to schedule a follow-up site visit.



OPB-#8

HISTORIC PRESERVATION COMMISSION  
301/563-3400

# APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: JOHN KRAWCZYK  
Daytime Phone No.: 301-588-5049

Tax Account No.: 03426514

Name of Property Owner: MICHELE BERNSTEIN TRUST Daytime Phone No.: 301-251-0755

Address: 17214 DOCTOR BIRD RD OLNEY MD 20860  
Street Number City State Zip Code

Contractor: THE WATER WORKS, INC. Phone No.: 301-588-5048

Contractor Registration No.: MHC 12647

Agent for Owner: KURTIS MILLER Daytime Phone No.: 301-351-1104

### LOCATION OF BUILDING/PREMISE

House Number: 17214 ~~SP 17200~~ Street: DOCTOR BIRD RD

Town/City: SANDY SPRING Nearest Cross Street: NORWOOD RD

Lot: 19 Block: \_\_\_\_\_ Subdivisor: NORWOOD OVERLOOK

Liter: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

### PART ONE: TYPE OF PERMIT ACTION AND USE

#### 1A. CHECK ALL APPLICABLE:

- Construct
- Extend
- Alter/Renovate
- Move
- Install
- Wreck/Raze
- Revisions
- Repair
- Revocable

#### CHECK ALL APPLICABLE:

- AC
- Slab
- Room Addition
- Porch
- Deck
- Shed
- Solar
- Fireplace
- Woodburning Stove
- Single Family
- Fence/Wall (complete Section 4)
- Other: DRIVEWAY - GRAVEL + PAVERS

1B. Construction cost estimate: \$ \_\_\_\_\_

1C. If this is a revision of a previously approved active permit, see Permit # \_\_\_\_\_

### PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

2A. Type of sewage disposal: 01  WSSC 02  Septic 03  Other: \_\_\_\_\_

2B. Type of water supply: 01  WSSC 02  Well 03  Other: \_\_\_\_\_

### PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height: 6 feet 0 inches and 4'-0" high

3B. Indicate whether the fence/retaining wall is to be constructed on one of the following locations:

- On party line/property line
- Entirely on land of owner
- On public right of way/easement

I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by the Historic Preservation Commission, and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

X [Signature]  
Signature of owner or authorized agent

APRIL 28, 2010  
Date

Approved: \_\_\_\_\_ For Chairperson, Historic Preservation Commission  
Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
Application/Permit No.: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_

Ed: 6/21/99

SEE REVERSE SIDE FOR INSTRUCTIONS

6

**Fothergill, Anne**

---

**From:** bradbernd@aol.com  
**Sent:** Wednesday, April 28, 2010 10:39 AM  
**To:** Fothergill, Anne  
**Cc:** kmiller@thewaterworksinc.com  
**Subject:** 17214 Dr. Bird Road

Anne - On behalf of the Michelle Bernstein Trust, we approve of the application submitted by Kurtis Miller for 17214 Dr. Bird Road.

Bradley Bernstein, Trustee  
Michelle Bernstein Trust

	<b>Maryland Department of Assessments and Taxation</b> <b>MONTGOMERY COUNTY</b> <b>Real Property Data Search (2007 vw5.1d)</b>	<a href="#">Go Back</a> <a href="#">View Map</a> <a href="#">New Search</a>
---	--	---

**Account Identifier:** District - 08 Account Number - 03426525

**Owner Information**

<b>Owner Name:</b>	HEPFER, KENNETH C & CHERYL L	<b>Use:</b>	RESIDENTIAL
		<b>Principal Residence:</b>	NO
<b>Mailing Address:</b>	203 OAK KNOLL DR ROCKVILLE MD 20850-4706	<b>Deed Reference:</b>	1) 2)

**Location & Structure Information**

<b>Premises Address</b>	<b>Legal Description</b>
17216 DOCTOR BIRD RD SANDY SPRING 20860-1205	NORWOOD OVERLOOK

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:	22684
JT21				501			20	3	<b>Plat Ref:</b>	

<b>Special Tax Areas</b>	<b>Town</b> <b>Ad Valorem</b> <b>Tax Class</b> 42
--------------------------	---

Primary Structure Built	Enclosed Area	Property Land Area	County Use
0000		2.00 AC	910

Stories	Basement	Type	Exterior

**Value Information**

	Base Value	Value		
		As Of	Phase-in Assessments	
		01/01/2009	As Of	As Of
			07/01/2009	07/01/2010
Land	396,000	396,000		
Improvements:	0	0		
<b>Total:</b>	<b>396,000</b>	<b>396,000</b>	<b>396,000</b>	<b>396,000</b>
Preferential Land:	0	0	0	0

**Transfer Information**

<b>Seller:</b> MACKLIN, JOHN H & EFFIE S	<b>Date:</b> 03/22/2005	<b>Price:</b> \$550,000
<b>Type:</b> UNIMPROVED ARMS-LENGTH	<b>Deed1:</b>	<b>Deed2:</b>
<b>Seller:</b> HOOPER, JAMES L & MARTHA E	<b>Date:</b> 10/03/2003	<b>Price:</b> \$475,000
<b>Type:</b> IMPROVED ARMS-LENGTH	<b>Deed1:</b>	<b>Deed2:</b>
<b>Seller:</b>	<b>Date:</b>	<b>Price:</b>
<b>Type:</b>	<b>Deed1:</b>	<b>Deed2:</b>

**Exemption Information**

Partial Exempt Assessments	Class	07/01/2009	07/01/2010
County	000	0	0
State	000	0	0
Municipal	000	0	0

<b>Tax Exempt:</b> NO		<b>Special Tax Recapture:</b>
<b>Exempt Class:</b>		* NONE *





**Account Identifier:** District - 08 Account Number - 03426503

**Owner Information**

**Owner Name:** GEROLD, JOHN T & ANDREA S **Use:** RESIDENTIAL  
**Principal Residence:** YES  
**Mailing Address:** 17212 DOCTOR BIRD RD **Deed Reference:** 1)  
 SANDY SPRING MD 20860-1205 2)

**Location & Structure Information**

**Premises Address** **Legal Description**  
 17212 DOCTOR BIRD RD NORWOOD OVERLOOK  
 SANDY SPRING 20860-1205

Map Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:	22684
JT21			501			18	3	Plat Ref:	

**Special Tax Areas** **Town Ad Valorem Tax Class** 42

Primary Structure Built	Enclosed Area	Property Land Area	County Use
2006	8,287 SF	3.34 AC	111

Stories	Basement	Type	Exterior
2	YES	STANDARD UNIT	FRAME

**Value Information**

	Base Value	Value As Of 01/01/2009	Phase-in Assessments	
			Value As Of 07/01/2009	Value As Of 07/01/2010
Land	408,060	420,120		
Improvements:	1,261,290	1,477,930		
<b>Total:</b>	<b>1,669,350</b>	<b>1,898,050</b>	<b>1,745,583</b>	<b>1,821,816</b>
Preferential Land:	0	0	0	0

**Transfer Information**

<b>Seller:</b> HOOPER, JAMES L & MARTHA E	<b>Date:</b> 10/03/2003	<b>Price:</b> \$450,000
<b>Type:</b> IMPROVED ARMS-LENGTH	<b>Deed1:</b>	<b>Deed2:</b>
<b>Seller:</b>	<b>Date:</b>	<b>Price:</b>
<b>Type:</b>	<b>Deed1:</b>	<b>Deed2:</b>
<b>Seller:</b>	<b>Date:</b>	<b>Price:</b>
<b>Type:</b>	<b>Deed1:</b>	<b>Deed2:</b>

**Exemption Information**

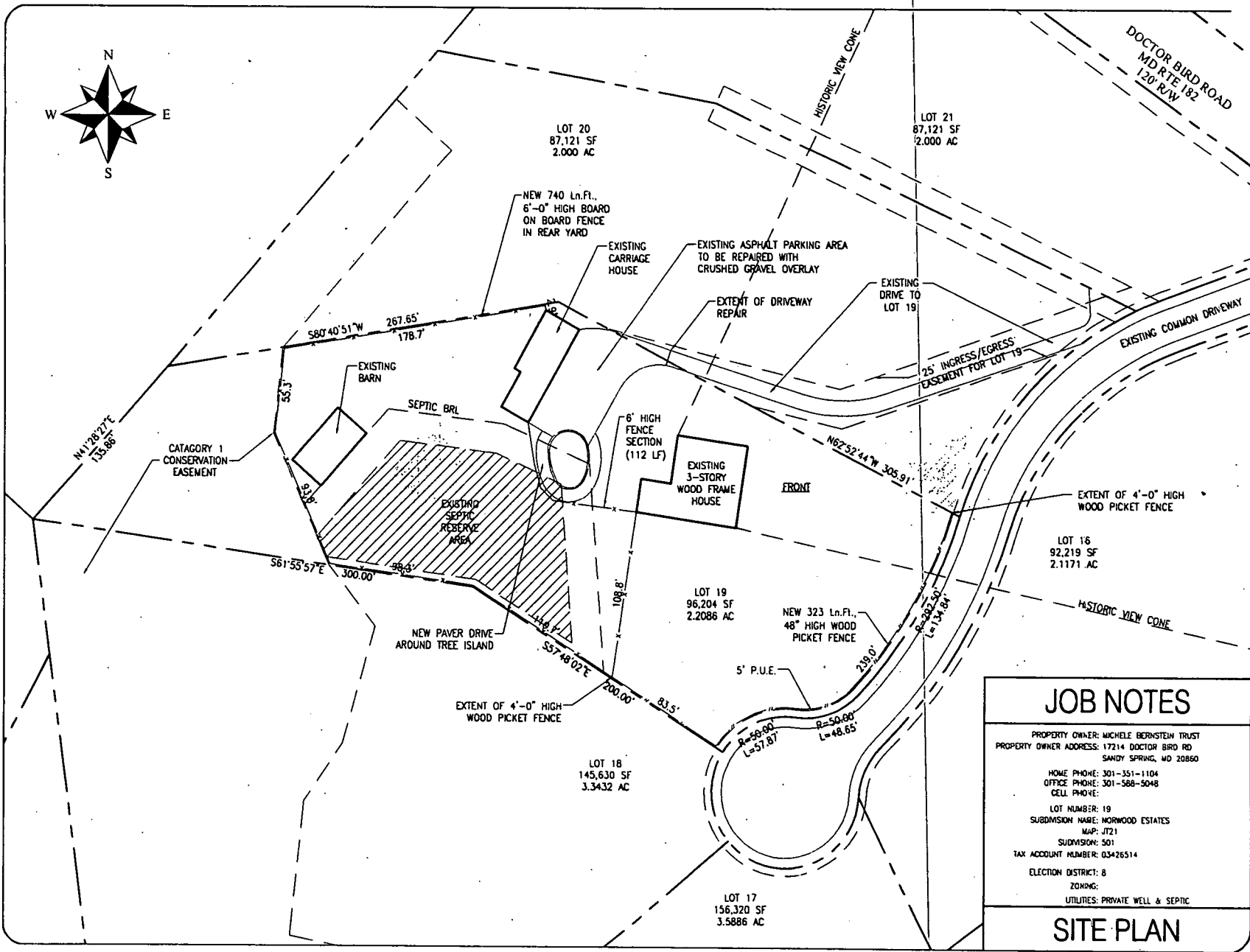
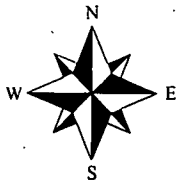
Partial Exempt Assessments	Class	07/01/2009	07/01/2010
County	000	0	0
State	000	0	0
Municipal	000	0	0

**Tax Exempt:** NO

**Exempt Class:**

**Special Tax Recapture:**  
 \* NONE \*

9



**Lot 19 - Norwood Estates**  
 17214 DOCTOR BIRD ROAD  
 8TH ELECTION DISTRICT  
 MONTGOMERY COUNTY



PO BOX 1726  
 OLNEY, MARYLAND 20830  
 P: 301-924-2669  
 F: 301-560-2632

**JOB NOTES**

PROPERTY OWNER: MICHELE BERNSTEIN TRUST  
 PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD  
 SANDY SPRING, MD 20860

HOME PHONE: 301-351-1104  
 OFFICE PHONE: 301-586-5048  
 CELL PHONE:

LOT NUMBER: 19  
 SUBMISSION NAME: NORWOOD ESTATES  
 MAP: J21  
 SUBDIVISION: 501  
 TAX ACCOUNT NUMBER: 03426514  
 ELECTION DISTRICT: 8  
 ZONING:  
 UTILITIES: PRIVATE WELL & SEPTIC

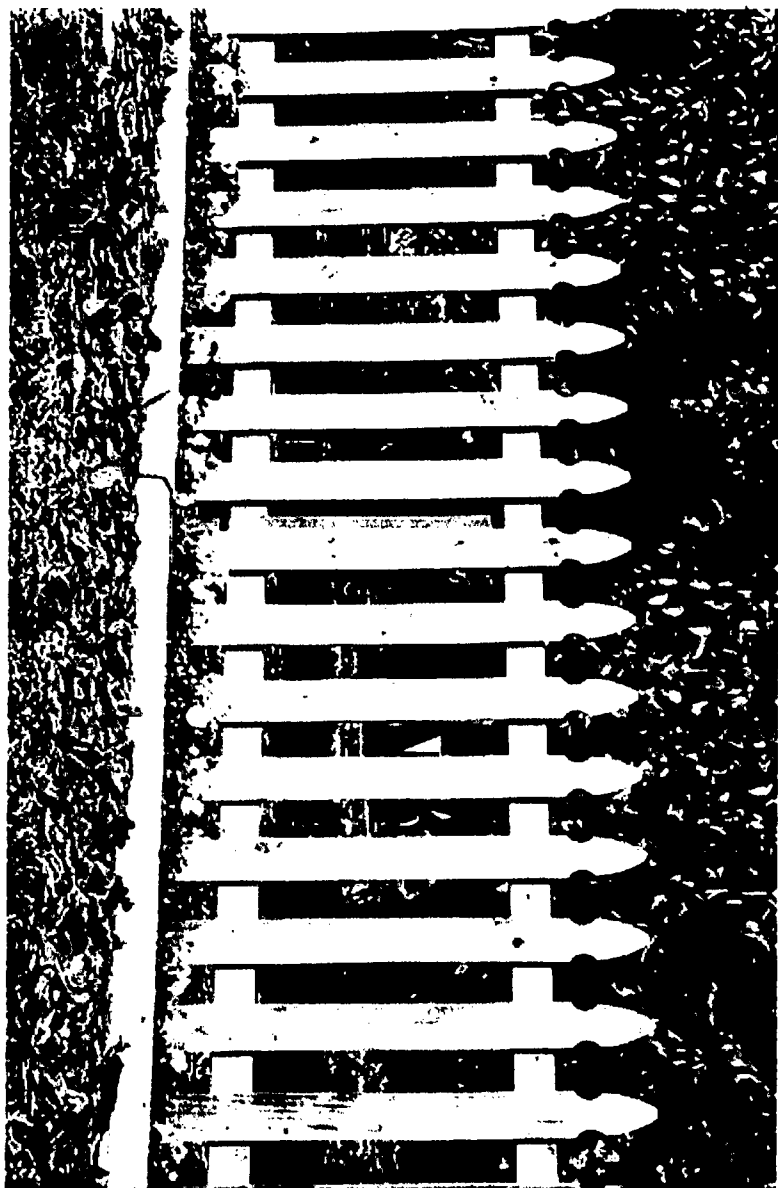
**SITE PLAN**

Date: 01/18/2010  
 Scale: 1"=60'  
 Drawn: JEK  
 Job: TWW2009-0113  
 Sheet

1.0

10





(H)  
(F)

# Tennyson DevonStone®

## Color Selections

Bluestone

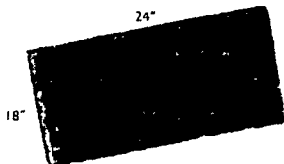
Green Slate

Brownstone

EP Henry Pavers are made from natural materials. Variations in shade can be expected. Because photographic reproductions cannot precisely convey the feel and color of the actual product, we urge you to make final selection from current product samples.



DevonStone Tennyson Bluestone Random

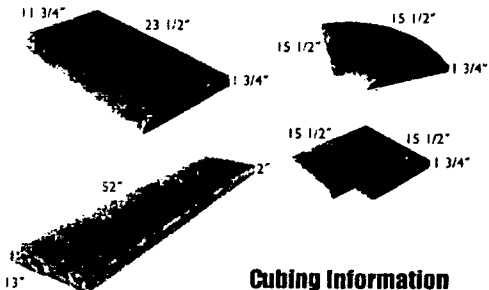


### Tennyson Sizes:

12" x 12" x 1 5/8" thick, 18" x 18" x 1 5/8" thick,  
 12" x 18" x 1 5/8" thick, 18" x 24" x 1 5/8" thick,  
 12" x 24" x 1 5/8" thick, 24" x 24" x 1 5/8" thick

**NEW**

### Copings



Stair Tread/Cap



DevonStone Tennyson Brownstone Random with Circle

### Cubing Information

12" x 12"	12" x 18"	12" x 24"	18" x 18"	18" x 24"	24" x 24"
SF PER PIECE 1.0	SF PER PIECE 1.5	SF PER PIECE 2.0	SF PER PIECE 2.25	SF PER PIECE 3.0	SF PER PIECE 4.0
SF PER CUBE 88	SF PER CUBE 132	SF PER CUBE 176	SF PER CUBE 99	SF PER CUBE 132	SF PER CUBE 176
LBS PER SF 15	LBS PER SF 15	LBS PER SF 16	LBS PER SF 16	LBS PER SF 13	LBS PER SF 15
LBS PER CUBE 1,370	LBS PER CUBE 2,030	LBS PER CUBE 2,690	LBS PER CUBE 1,535	LBS PER CUBE 2,030	LBS PER CUBE 2,690

2008 Digital Orthophoto Images

[Click on photo to enlarge]



Current View - 640 x 480 pixels @ 100% zoom

Set the zoom and size then click an area on the image.

Zoom to  %

Size  (pixels)

[Java Viewer](#) | [HTML Viewer](#) | [Help](#)

Note: Photo taken in March 2008.

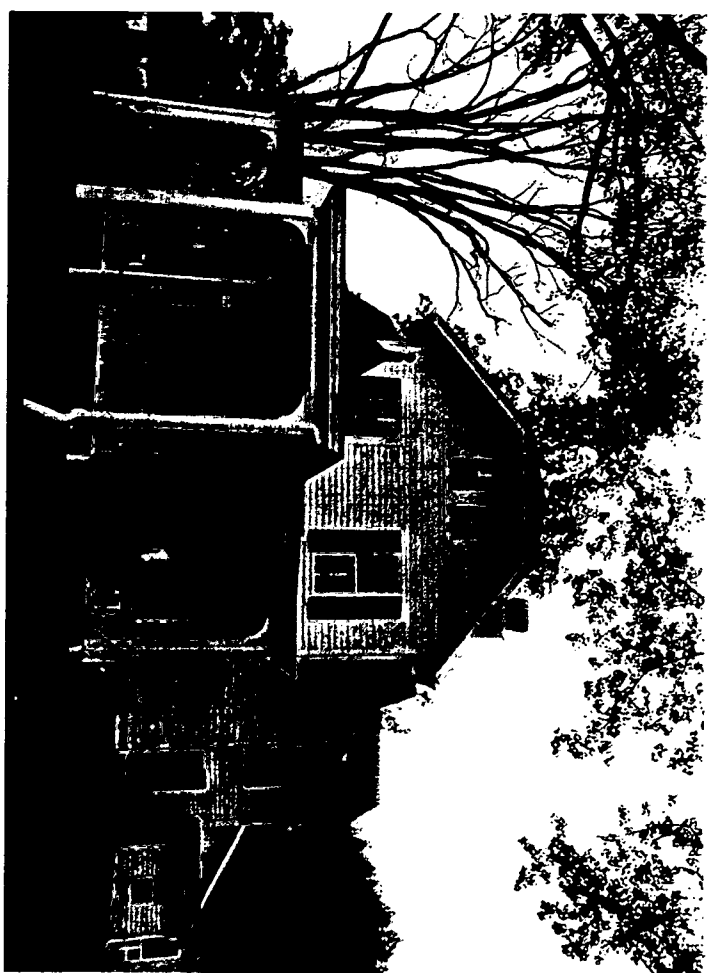
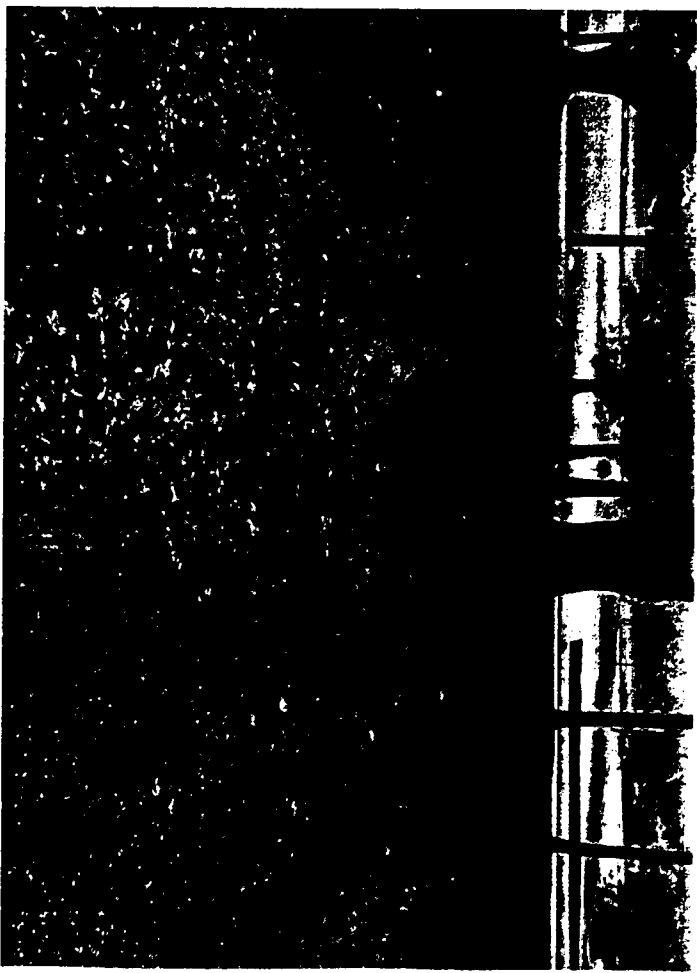
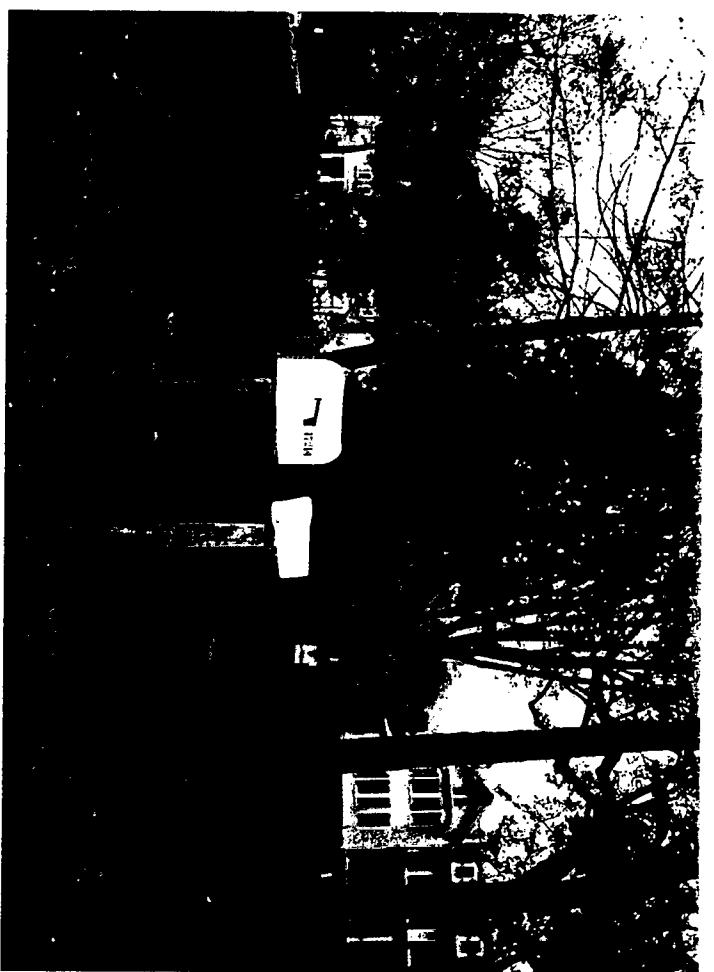
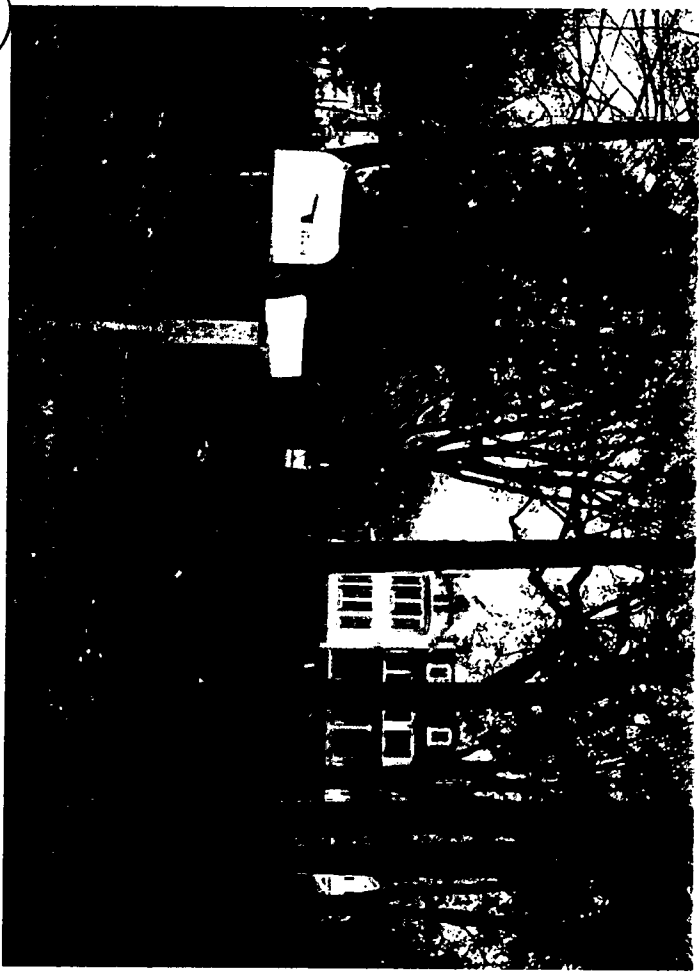
[Close](#) | [Print](#)

[Mr.SID Image Server by LizardTech.](#)

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Orthophotos

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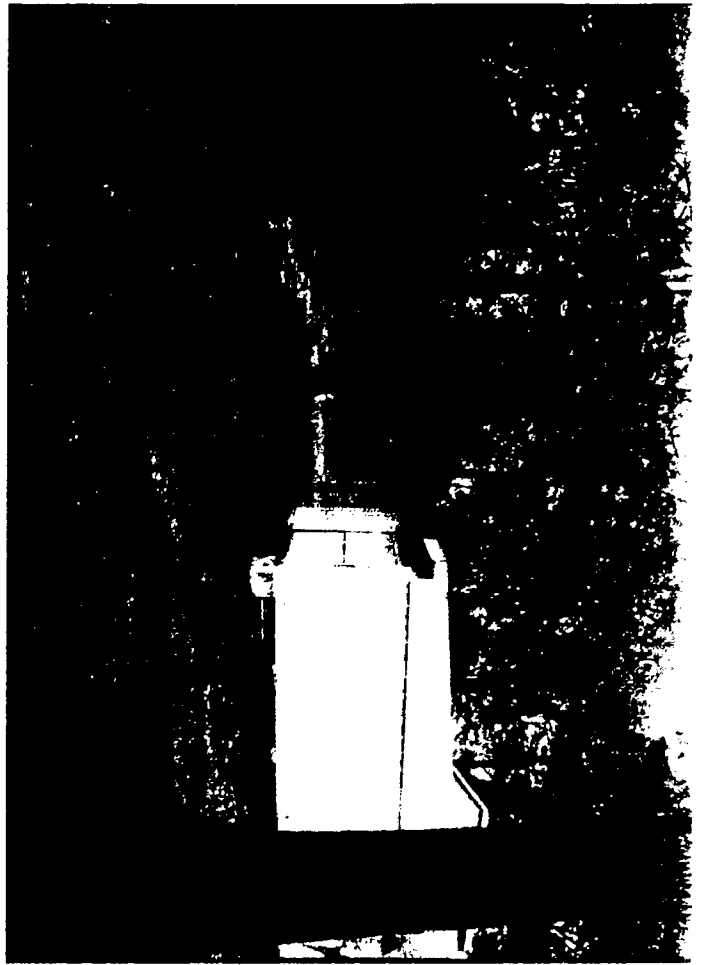
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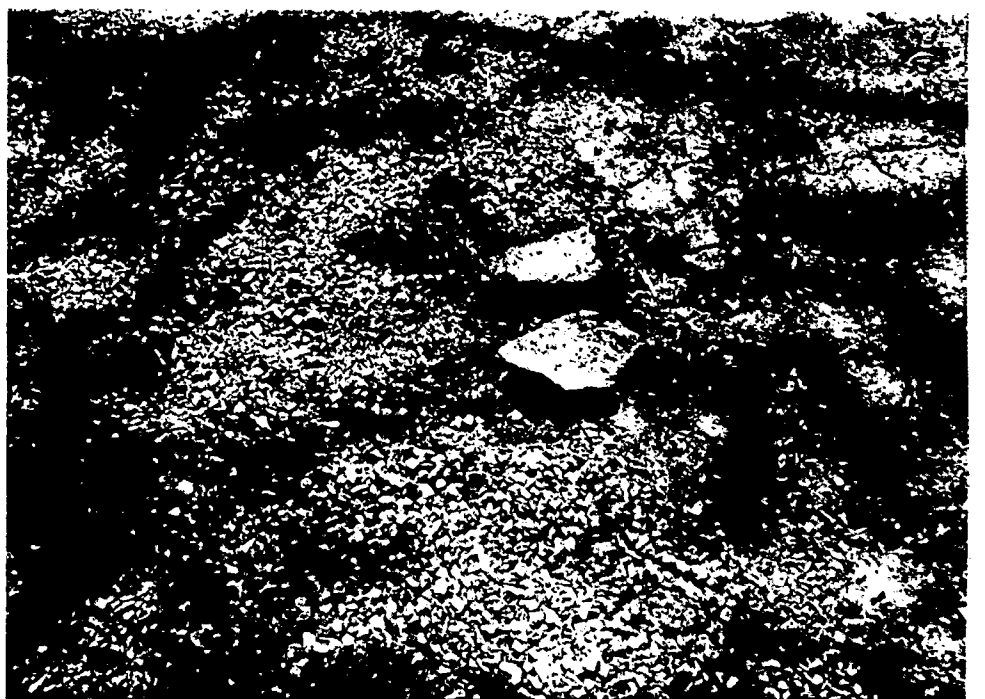
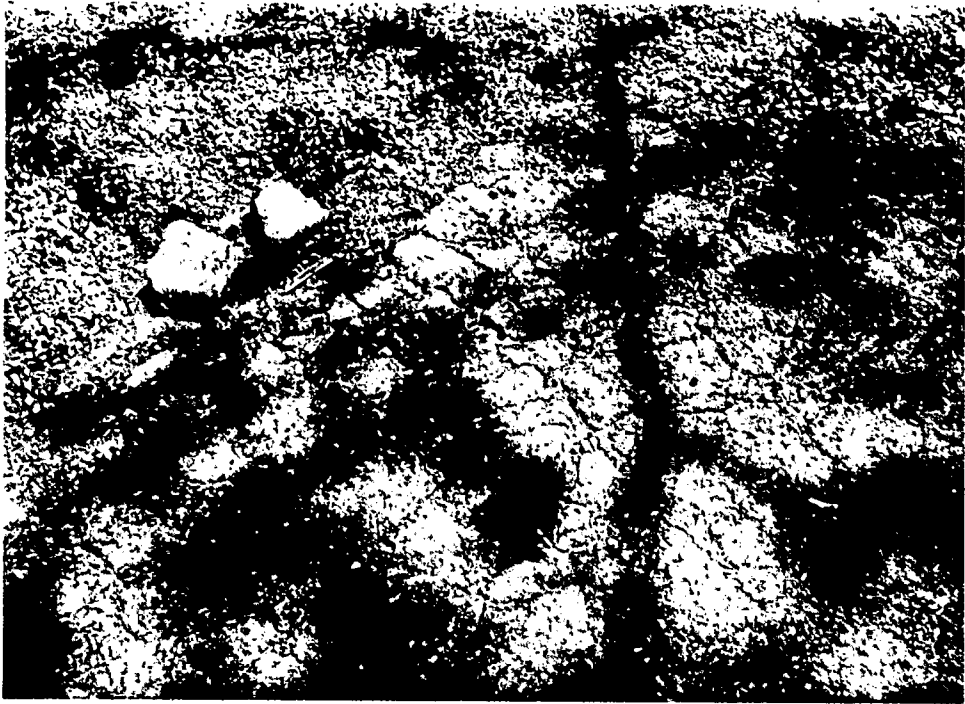






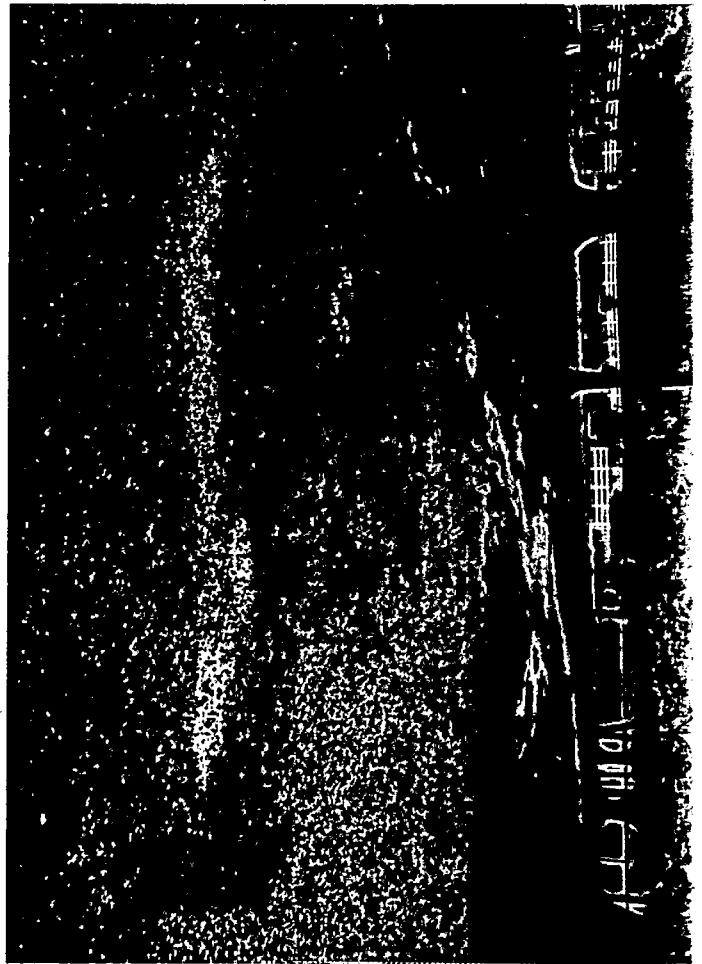
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bl





MONTGOMERY COUNTY  
DEPARTMENT OF PERMITTING SERVICES  
255 Rockville Pike, 2<sup>nd</sup> Floor  
Rockville, Maryland 20850-4166

# NOTICE OF VIOLATION

FOR MONTGOMERY COUNTY, MARYLAND the undersigned issuer, being duly authorized, states that:

On, 4/7/10 the recipient of this NOTICE, KENNETH A. MAX - TRUSTEE  
Date Recipient's Name

who represents the permittee/defendant, MICHELLE BERNSTEIN TRUST  
Permittee's Name

is notified that a violation of Montgomery County Code, Section: 24A  
exists at: 17214 DOCTOR BIRD RD  
Location Case #

The violation is described as: Alteration of a historic property without first obtaining a HISTORICAL AREA WORK PERMIT - DRIVEWAY

The following corrective action(s) must be performed immediately as directed, Obtain a HISTORICAL AREA WORK PERMIT before altering any portion of the subject property including driveway.

See attached Inspection Report(s) for additional violations and/or required corrective actions.

An inspection fee of \$ \_\_\_\_\_ is required in addition to any application fee(s).

Compliance Time: IMMEDIATELY Re-inspection Date(s): \_\_\_\_\_ Permit Number: \_\_\_\_\_ Code/Edition: \_\_\_\_\_

Failure to comply with this notice will result in the issuance of one or more \$500.00 civil citations.

A STOP WORK ORDER is also issued this date at the above referenced project. All construction activities on these premises must cease immediately. Only those activities required to correct violations may continue. Permission is required to resume construction.

ISSUED BY: MARK K. MORAN Mark K. Moran 4/7/10  
Printed Name Signature Date

Phone No. 301-370-3653

RECEIVED BY: \_\_\_\_\_  
Printed Name Signature Date

Phone No. \_\_\_\_\_ Sent by Registered Mail/Return Receipt On: \_\_\_\_\_

**RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION**

This Notice may be appealed to the Montgomery County Board of Appeals within 30 days of the issue date. The Board of Appeals is located in the Council Office Building, 100 Maryland Ave., Room 217, Rockville, MD 20850, telephone (240) 777-6600.

(2)



182

gym  
5000

HENNESSY TER

NORWOOD RD

NORWOOD

DR BIRD RD

ASHTON GREEN DR

DR BIRD RD



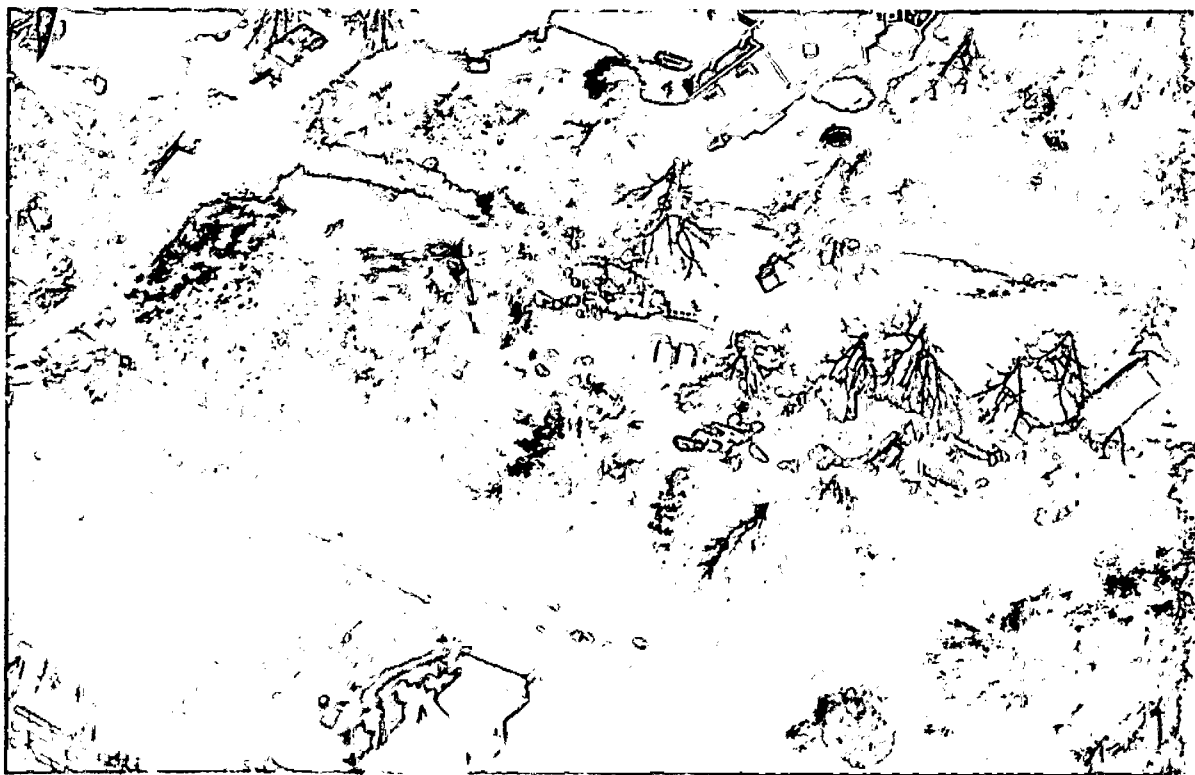
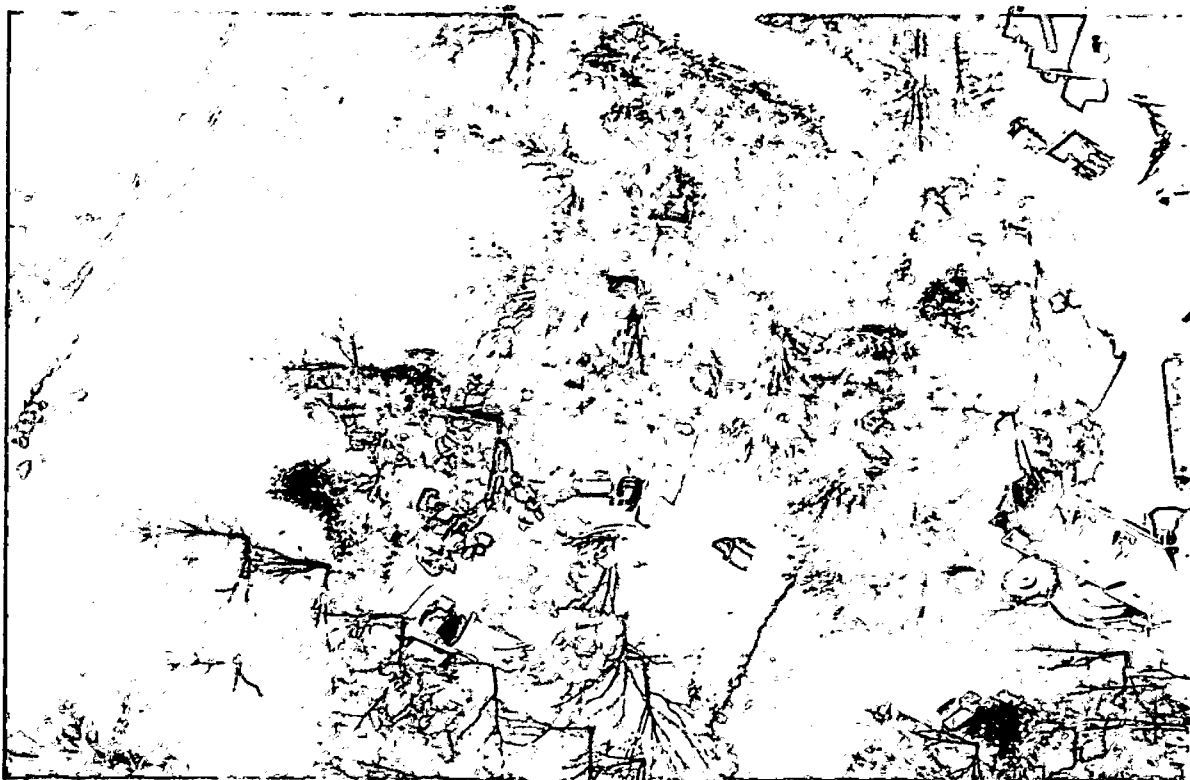
2006 garage + shed extent

2008 garage + shed gone



(c) Copyright 2008, Pictometry International

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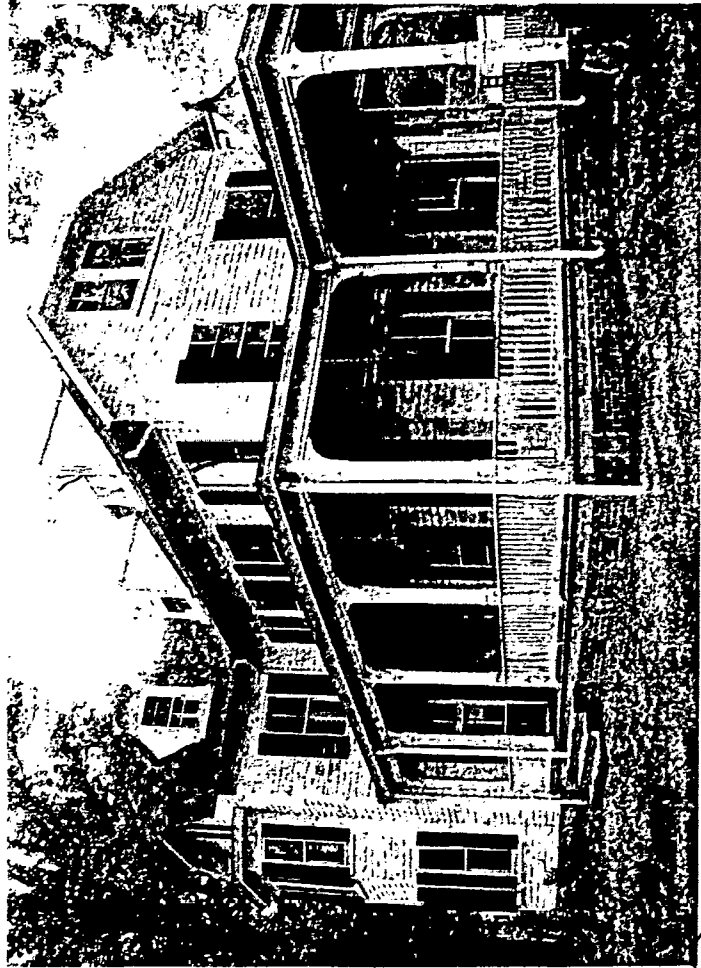
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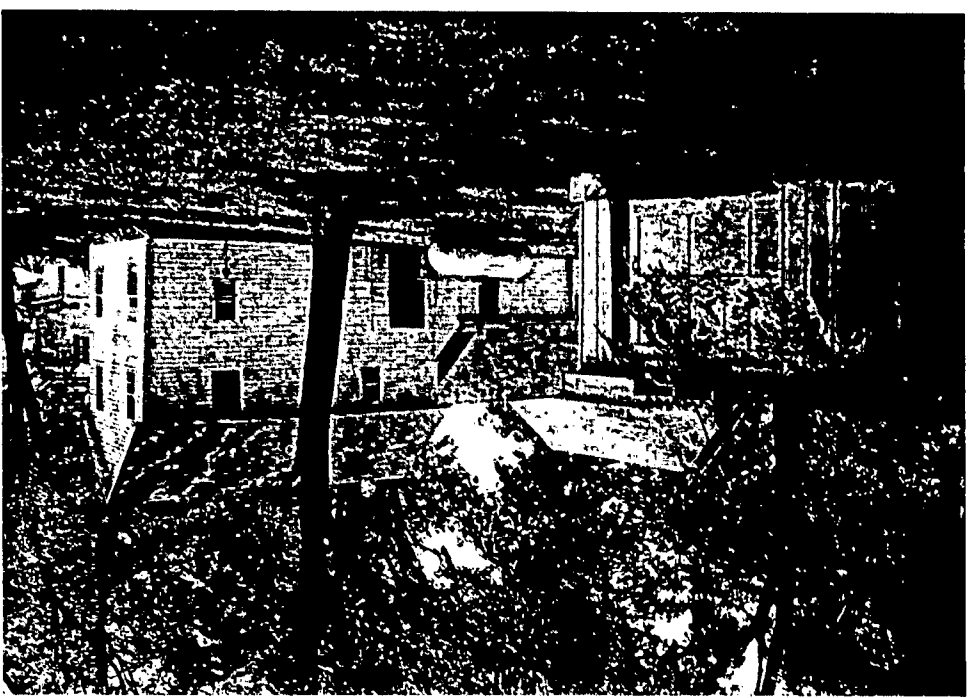
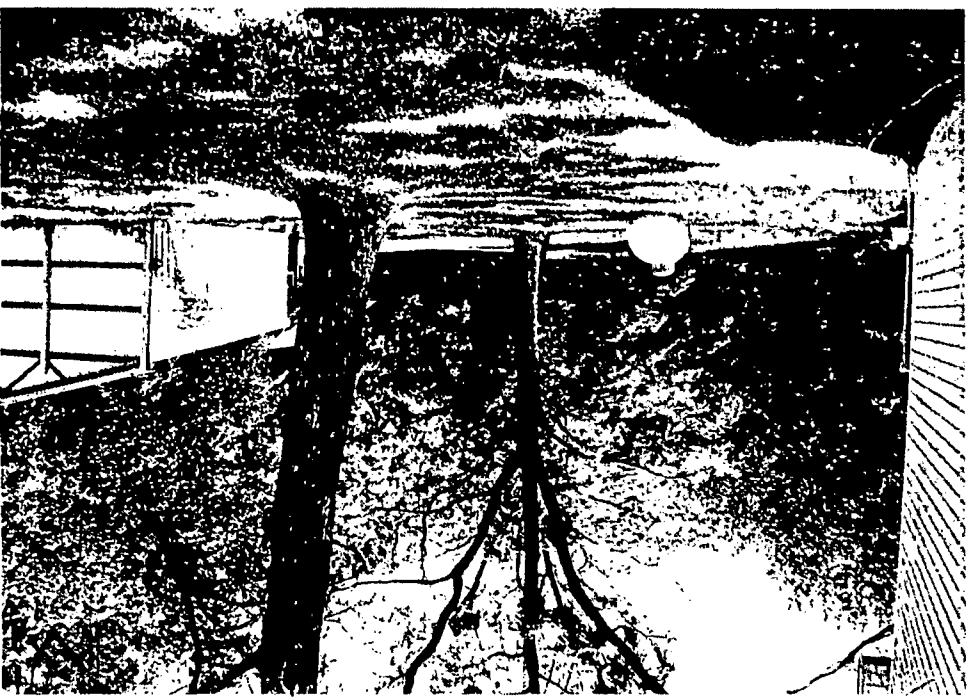


~~21~~  
26









rear yard / 6' fence location

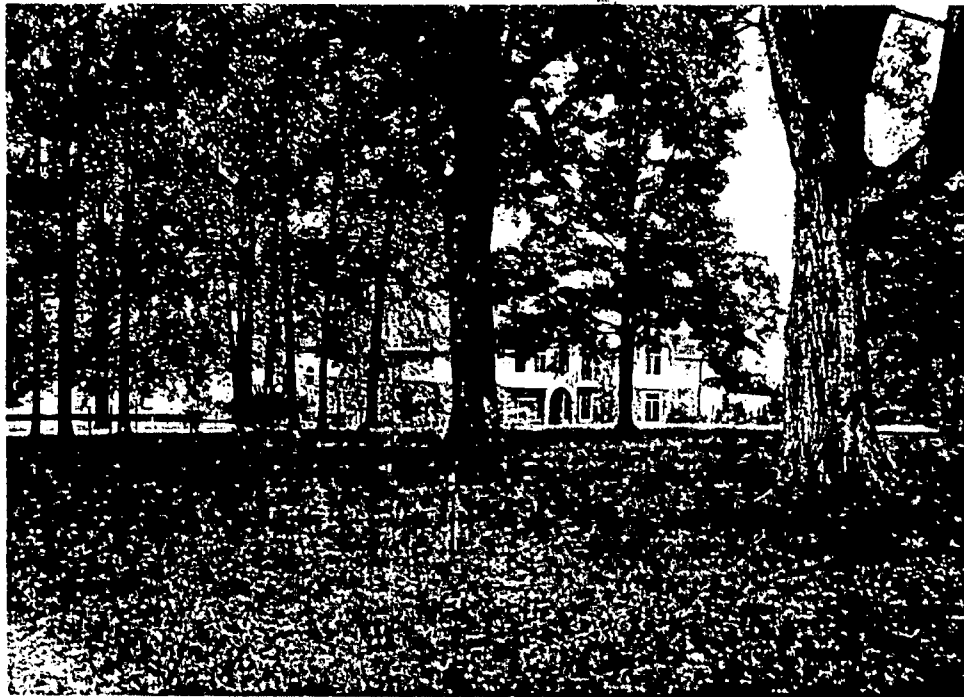
tree island (power location) and stone wall

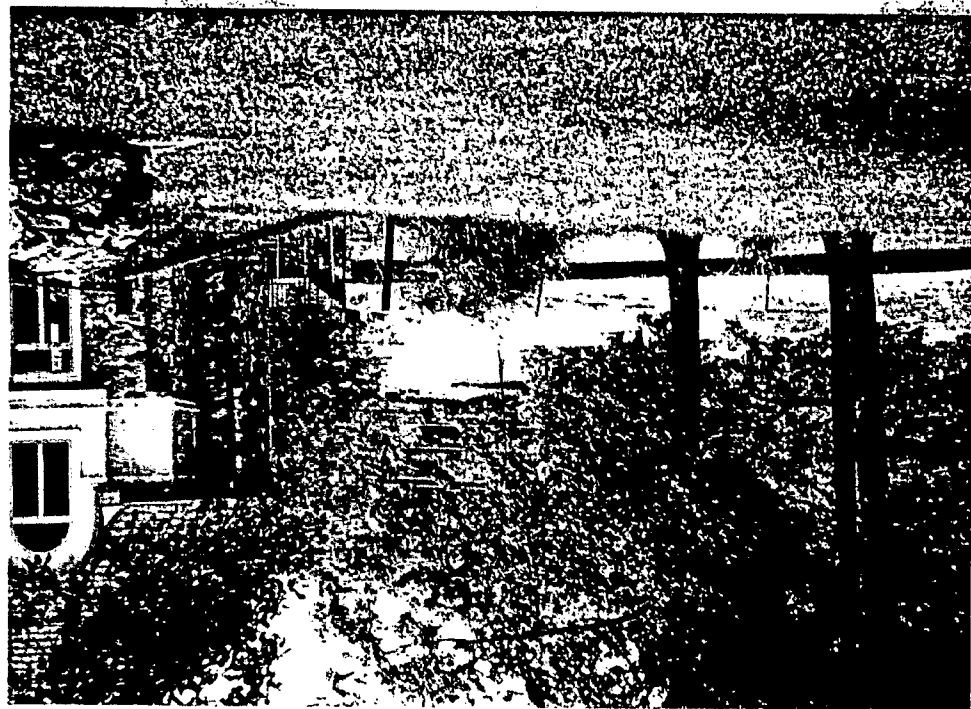






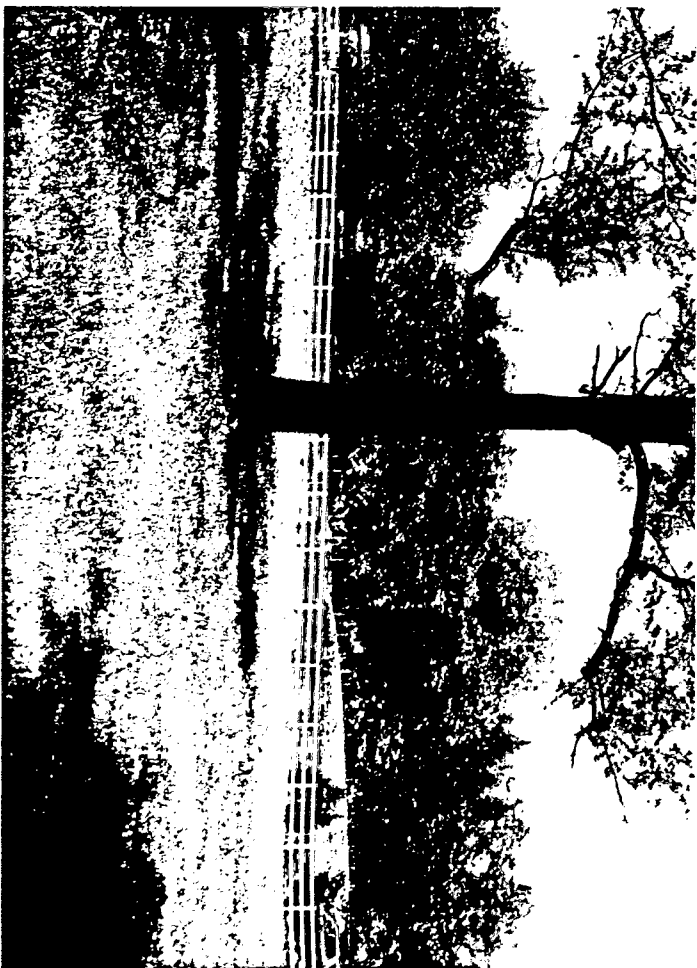
adjacent hedges (built in 2007/2008)







33



17218 Doctor Bird Rd  
Sandy Spring, MD 20860  
February 24, 2010

Montgomery County Historic Preservation Commission  
8787 Georgia Ave  
Silver Spring, MD 20910

Dear Sirs and/or Madams:

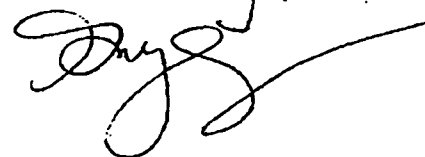
My husband and I are owners of 17218 Doctor Bird Rd. We are writing to express our opposition to the proposed fence by the owner of 17214 Doctor Bird Rd.

Norwood Overlook is a community of 5 new houses and the lovely and historic Thomas Moore house. My husband and I fell in love with the area because of its beauty, open rural feel, and charm of living next door to a Historic house.

Our house overlooks the Northeast side of the Historic House. We have noticed activity involving a number of construction vehicles going in and out of that house since we moved in July 2009. When one of these vehicles from time to time drives through the grass, onto my property, then down my driveway at night, my 80-year old mother-in-law (who lives with us) gets very nervous. I am also bothered that some of the machinery is not neatly all stored in the two trailers behind the home. Some of it lays outside wrapped in blue tarp, which is a major eyesore.

Industrial machinery issues aside, the main reason for our letter is that a stockade fence would take away the classic, three-dimensional Victorian charm of the Thomas Moore house property. Secondly, putting up a fence will clash with the existing structures and natural landscape. Lastly, the fence will bring down the overall seamless and open community feeling of the Norwood Overlook community. In layman's terms, it would look like a mini-lumberyard hedged in the middle of a beautiful and historic community.

We strongly discourage you to approve the fence.

Yours Truly,  


The Montgomery County Historic  
Preservation Commission  
8787 Georgia Avenue  
Silver Spring, MD 20910

Dear Sirs and/or Madams:

This letter documents our opposition to the proposed plans submitted by Kurtis Miller for fencing installation at 17214 Doctor Bird Road, Sandy Spring, MD, or the Thomas Moore House. We are the owners of 17212 Doctor Bird Road, the home adjacent to 17214.

From our understanding, The Montgomery County Historical Society is "dedicated to preserving, collecting and interpreting the rich history of Montgomery County", and "recognizes the vital role of history as the cultural and social fabric of a community". We would like to bring to your attention the severe deterioration of that Historical Home. We have been residents of 17212 Doctor Bird Road since August 2006. In the 3-½ years that we have lived here, there has been absolutely no upkeep on this home.

Further, Kurtis Miller has been operating his landscaping company, Water Works, and other businesses for approximately last two years out of this Historical Guest House. This has turned this residential property into a commercial property with a flow of 8 to 12 trucks, 3 trailers, various equipment such as backhoes, bobcats, snow plows, and a multiple number of workers. This situation has accelerated the deterioration of the main house and stonewalls. The Historical Home has become a storage area for construction materials. Except for the business' operations out of the "guest house" behind the main home, all other buildings and structures are also deteriorating. The barn's roof is partially missing and houses vultures. The shed also has a partially missing roof.

We believe a fence surrounding this home would further allow deterioration; this fence would allow Kurtis and his workers to "hide" their illegally operating a commercial business from a residential home. The fence would destroy the integrity of the Historic Home and neighborhood, something we painstakingly dealt with when building our house, as well as the other homes.

On a personal note, we built our home in this cul-de-sac because of the property's beauty and the history it offered with the Historical Home. We also believed this to be a safe place to raise our family. We have four children, 3 girls - ages 13, 10, 7, and one boy, age 4. As I am sure you can imagine, we did not expect a commercial landscaping business to be run out of the Historic Home. We are very concerned about the business' employees having easy access to our children who enjoying playing with their neighbors out in the court and in our front and back yard. It is not acceptable that the Historical Society would allow one of their sites to operate a business from it.

We truly hope that you take interest in preserving The Thomas Moore Home. A fence will clearly only continue to exacerbate the deterioration of this home, and take away from the visual integrity and beauty of the home. Thank you for your attention to this matter.

Sincerely,



John and Andrea Gerold

17208 Doctor Bird Road  
Sandy Spring, Maryland 20860  
February 5, 2010

The Montgomery County Historic  
Preservation Commission  
8787 Georgia Avenue  
Silver Spring, Maryland 20910

Dear Sirs:

The purpose of this letter is to formally register our opposition to the proposed plans submitted by Kurtis Miller (John Krawczyk Agent) for fencing installation at 17214 Doctor Bird Road, Sandy Spring, Maryland. We are one of the owners of one of the 4 new homes that have been built on the 19 acre site.

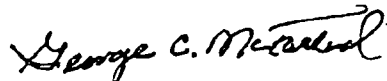
Our opposition is based on the fact that the proposed fencing would substantially and negatively impact the overall historic character of the development. The initially approved plans for the development recognized the importance of preserving the character of the Thomas Moore House by ensuring the visual integrity of both the Thomas Moore House and the related structures behind the house. Both the house and the related structures combine to present the visual appurtenances and create the visual setting for the house. The fence would obliterate visual access to both the history and architecture of the environment and culture of the period in which the house was built.

Further, the initial development plan was to minimize the foot print of each house and require that each new house be situated in close proximity to each other so as to maintain the visual appearance of open spaces that are unobstructed except for trees and green space. Approval of this application would violate this intent.

The proposed fencing would severely undermine the intent of the initial plans, and further shield the current unapproved use of the property for storing commercial vehicles, equipment and other construction materials in violation of existing zoning regulations.

Both we and our neighbors have invested millions of dollars to help create and maintain and enhance both the value and character of this development. And therefore, we ask that the Commission deny the application that is before you today.

Sincerely,



George C. McFarland  
Homeowner

February 9, 2010

Montgomery County Historic  
Preservation Commission  
8787 Georgia Avenue  
Silver Spring, Maryland 20910

Re: Case Number 23/120-10A

To Whom It May Concern,

Being the owner of one of several additional residential homes located directly around the Thomas Moore House it has come to my attention regarding the proposed approval of case number 23/120-10A work permit by HAWP and subsequently their approval based on Montgomery County Code; Chapter 24A-8(b),(1 & 2).


Please be advised this is a formal registry of our opposition for the proposed construction of barrier fencing to be installed at the historical home site located at 17214 Doctor Bird Road in the town of Sandy Spring Maryland 20860 also known as the Thomas Moore House within the Master Plan Site #23/120. I am basing this opposition on Montgomery County Code; Section 24A-8(a) "The commission shall instruct the director to deny a permit if it finds, based on the evidence and information presented to or before the commission that the alteration for which the permit is sought would be inappropriate, inconsistent with or detrimental to the preservation, enhancement or ultimate protection of the historic site or historic resource within an historic district, and to the purposes of this chapter.

It is further believe this proposed work order as being inconsistent with the Secretary of the Interior's Standards for Rehabilitation, 36 CFR 67 (Secretary's Standard) "A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment"; "The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided".

In conjunction Historic Resources Preservation of Ordinance 9-4 pertaining to the appurtenances and environmental settings the proposal for stockade fencing, both because it is a material not commonly found in rural settings and because of the extent of the material that is used on the yard of this historic resource constitutes changes that specifically impair the existing integrity of this resource and its environmental setting as part of a rural landscape. The natural landscape because of its architectural fabric and design, contributed to the historic character of the Thomas Moore House site as a whole in a manner that the stockade fencing does not.

The erection of this stockade fence will have a true and lasting economic impact not only to the Thomas Moore House but also to the adjacent residential homes and their families within this community.

Cordially,

  
Bruce Wagner  
17206 Doctor Bird Road  
Sandy Spring, MD 20860

**MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION**  
**STAFF REPORT**

<b>Address:</b>	17214 Doctor Bird Road, Sandy Spring	<b>Meeting Date:</b>	6/9/10
<b>Resource:</b>	<i>Master Plan</i> Site #23/120 Thomas Moore House	<b>Report Date:</b>	6/2/10
<b>Applicant:</b>	Michelle Bernstein Trust (Kurtis Miller, Agent)	<b>Public Notice:</b>	5/30/10
<b>Review:</b>	HAWP	<b>Tax Credit:</b>	None
<b>Case Number:</b>	23/120-10A	<b>Staff:</b>	Anne Fothergill
<b>Proposal:</b>	Fencing installation and driveway alterations		

**STAFF RECOMMENDATION**

Staff is recommending that the HPC approve the HAWP application with the following conditions:

1. The applicants will work with an arborist to create a tree protection plan that will be submitted to staff; tree protection measures will be in place prior to the start of the fencing and driveway work
2. Picket fencing is not approved; the applicants will submit to staff a design for three or four board or split rail wood fencing before installation
3. The driveway area behind the house will be all one material—*asphalt, pavers, or gravel*; the applicants will provide a revised site plan to staff for final approval
4. The applicants will reconstruct the stone wall around the tree island
5. If applicable, the applicants will apply for retroactive approval for any previous tree removal

**PROPERTY DESCRIPTION** (excerpted from Places in the Past)

**23/120 Thomas Moore House (1885)**

The Thomas L. Moore House is an elegantly designed Victorian-era villa that enjoys a commanding view of the still rural landscape. On the occasion of his marriage, Thomas L. Moore acquired a tract of land from his father and built this spacious house in 1885. Set upon a stone foundation and having a T-shaped footprint, the house has a cross gable roof with jerkin-head ends and brick corbeled chimneys. Victorian-era influence is seen in its projecting bays, dormer windows, wrap-around porch, vertical 2/2 sash windows, and scroll-sawn porch brackets. The house retains exquisite interior detailing and has a high degree of integrity.

**PROPOSAL**

The applicants are proposing to install 4' tall open-picket wood fencing in front of the property along the shared driveway connecting to 6' tall wood privacy fencing starting at the rear plane of the house and going behind the existing barn, carriage house, and other outbuildings. The two proposed fencing types are in Circle 11 and a site plan showing the fencing locations is in Circle 10.

They are also proposing some gravel installation over the existing asphalt parking area and paver installation around the tree and stone wall behind the house. See site plan and paver specifications in Circles 10 + 12. Part of the driveway proposal is retroactive and the applicants received a Notice of Violation for doing the work without an approved HAWP (see Circle 20).

When this application was submitted previously (but postponed before it came to the HPC), neighbors wrote in letters about the proposed changes (see Circles 36-39).

### **APPLICABLE GUIDELINES**

When reviewing alterations and new construction to a *Master Plan* site several documents are to be utilized as guidelines to assist the Commission in developing their decision. These documents include *Montgomery County Code Chapter 24A (Chapter 24A)* and the *Secretary of the Interior's Standards for Rehabilitation (Standards)*. The pertinent information in these documents is outlined below.

Montgomery County Code; Chapter 24A-8:

- (a) The commission shall instruct the director to deny a permit if it finds, based on the evidence and information presented to or before the commission that the alteration for which the permit is sought would be inappropriate, inconsistent with or detrimental to the preservation, enhancement or ultimate protection of the historic site or historic resource within an historic district, and to the purposes of this chapter.
- (b) The commission shall instruct the director to issue a permit, or issue a permit subject to such conditions as are found to be necessary to insure conformity with the purposes and requirements of this chapter, if it finds that:
  - (1) The proposal will not substantially alter the exterior features of an historic site or historic resource within an historic district; or
  - (2) The proposal is compatible in character and nature with the historical, archeological, architectural or cultural features of the historic site or the historic district in which an historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter; or
  - (3) The proposal would enhance or aid in the protection, preservation and public or private utilization of the historic site or historic resource located within an historic district in a manner compatible with the historical, archeological, architectural or cultural value of the historic site or historic district in which an historic resource is located; or
  - (4) The proposal is necessary in order that unsafe conditions or health hazards be remedied; or
  - (5) The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffer undue hardship; or
  - (6) In balancing the interests of the public in preserving the historic site or historic resource located within an historic district, with the interests of the public from the use and benefit of the alternative proposal, the general public welfare is better served by granting the permit.
- (c) It is not the intent of this chapter to limit new construction, alteration or repairs to any one period or architectural style.
- (d) In the case of an application for work on an historic resource located within an historic district, the commission shall be lenient in its judgment of plans for structures of little historical or design significance or for plans involving new construction, unless such plans would seriously impair the historic or architectural value of surrounding historic resources or would impair the character of the historic district. (Ord. No. 9-4, § 1; Ord. No. 11-59.)

### ***Secretary of the Interior's Standards for Rehabilitation:***

Standard # 2: The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.

Standard #9: New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

## **STAFF DISCUSSION**

The *Design Guidelines for Historic Sites and Districts in Montgomery County, Maryland* state:

### 11.0 DRIVEWAYS

When parking was originally introduced to most historic areas, it was an ancillary use and was located to the rear of a site. This tradition should be continued, and in all cases, the visual impacts of parking - which includes driveways, garages, and garage doors - should be minimized.

Design Objective Historic driveways should be preserved.

11.1 Preserve a historic driveway where it exists.

- The orientation of a driveway on a site should be preserved.
- The original driveway design should be preserved. For example, if the driveway has two paved driving strips with turf between the strips, when replacement is needed, a new driveway should take this design.
- The design and layout of bricks or pavers should be preserved.
- Original materials should be preserved and repaired when possible.

11.2 Replacement materials should be compatible with the original.

- For example, bricks replacing damaged ones should have similar colors and dimensions.

New driveways should have compatible materials and a minimal square footage.

11.3 Use paving materials that will minimize a driveway's impact.

- Decomposed granite, pea gravel, exposed aggregate concrete, gravel or chip and seal are appropriate paving materials.
- Consider installing two paved strips with turf between them instead of a single, wide paved surface.
- Large areas of paving are inappropriate.
- Plain asphalt or black top is discouraged.
- Use materials that are pervious to water to minimize rain water runoff into the street or onto adjacent properties.

11.4 Locate new driveways such that they will minimize the impact on the historic resource, its environmental setting, and the streetscape.

- New driveways should be sited to the side or rear of the primary structure.
- Installing new driveways in front of historic resources, such as a semi-circular drive, is generally inappropriate.

### 12.0 FENCES & SITE WALLS

Fences and site walls may be appropriate for historic properties. A fence should have a relatively transparent character to allow views into yards, while a site wall should be low in height and step to follow a site's topography. Both fences and site walls should maintain the visual character of



the historic setting. Where historic fences and site walls survive, they should be preserved. The height and design of a replacement fence or wall should be in character with those used traditionally. A new fence or site wall may be appropriate, but it is important that it relate to the principal structure on the lot.

**Design Objective** A fence, gate or site wall should be in character with those used traditionally and relate to the principal structure on a lot.

#### 12.1 Preserve original fences, gates and site walls.

- Replace only those portions that are deteriorated. Any replacement materials should match the original in color, texture, size and finish.
- It is recommended that a historic wood fence or gate should be protected against the weather with paint or stain.
- Where no fence exists, keeping the yard open may be the best approach for a front yard.

12.2 Where a new fence, gate or site wall is needed, it should be similar in character to those seen historically.

- A new fence or site wall that defines a front yard or a side yard on a corner lot is usually low to the ground.
- A new fence or gate should be "transparent" in nature, such as picket.
- Solid privacy fences, forward of the rear plane of a house, are discouraged.
- The design and materials of a new fence, gate or site wall should be similar to those used historically.
- Chain link, plastic, fiberglass, rebar, plywood and mesh "construction" fences are inappropriate.

12.3 Front and side yard fences, gates, and site walls in front of the rear plane of the building should be no greater than 4' in height.

12.4 Side and rear yard fences, gates, and site walls behind the rear plane of the building should be no greater than 6'6" in height.

- Consider a gradual increase in fence height from the front side yard to rear side yard.

12.5 A side yard fence should be set back from the primary facade of a house.

- Two types of side yard fences were seen traditionally: a fence that extends between two houses and a fence that runs between two houses.
- A side yard fence should be set back to provide the historic sense of open space between homes.
- Consider staggering the fence boards on either side of the fence rail, or using lattice on the upper portions of the fence, to give a semi-transparent quality to the fence.

12.6 A combination of fencing and screening vegetation may be appropriate

- Painting or staining a wood fence or gate is recommended.
- Landscaping should be integrated with the design of the fence.

Staff asked the applicants to provide a more detailed site plan showing all the existing outbuildings since at least two are not shown on the one that was submitted (see Circles 10 + 21) as well as the location of the adjacent houses, but at the time of the staff report the applicant had not yet provided that information. There appear to be two outbuildings that are no longer extant that appear in 2006 aerial photos and there is at least one tree that has been cut down (see Circle 16/32). As far as staff is aware

the applicants did not apply for HPC approval of those removals. The house is unoccupied and appears to be deteriorating.

The applicants have added gravel to an existing asphalt driveway/parking area behind the house, which is being reviewed retroactively. It would seem more appropriate to either change the driveway or parking area to all gravel or repave the cracked and rutted area with asphalt to match the existing conditions (no HPC approval required). The applicants are also proposing a third material for this part of the driveway/parking area, which are the proposed pavers around the circular tree island. Because this area is located behind the historic house, there is a little more flexibility on which material is used, but staff recommends that the applicant revise the parking area plan to show one consistent material. The applicant does not show in the application anything about the stone wall around the tree where they are proposing to install the pavers but that wall has clearly been damaged and will need to be rebuilt with the stone (see Circle 30-32 ).

While low, open, wood fencing in front of the house along the driveway would not detract from the site and setting, staff recommends that the fencing be either 3 or 4 board as seen on adjacent properties (see Circles 33-35) or split rail wood fencing to be more compatible. The privacy fencing at the rear of the property is located behind the historic house and will not adversely impact the historic house or setting.

There are a number of large trees on the property and staff recommends that the applicants work with an arborist on a tree protection plan before doing any more site work. Tree protection measures must be in place prior to any future driveway or fencing installations.

The applicants have recently been to court and there is a pending abatement order to "cease using the residentially zoned property as business use with multiple employees that do not reside at the residence." While the use of a property is not within the HPC's purview, staff would recommend that the applicants clarify whether they will need the fencing and/or driveway changes if they will no longer be using the property and buildings for the same purpose.

Overall, the fencing and driveway changes are in keeping with the guidelines but there are a number of recommended conditions in order to make this an approvable application. In the future, the applicants and any tenants will need to apply to the HPC for approval of any exterior changes to the house or the property.

#### STAFF RECOMMENDATION

Staff recommends that the Commission **approve** this HAWP application **with five conditions** as being consistent with Chapter 24A-8(b)(1) & (2);

and with the *Secretary of the Interior's Standards for Rehabilitation*;

and with the general condition that the applicant shall present the **3 permit sets of drawings, if applicable, to Historic Preservation Commission (HPC) staff for review and stamping** prior to submission for the Montgomery County Department of Permitting Services (DPS) building permits;

and with the general condition that the applicant shall notify the Historic Preservation Staff if they propose to make **any alterations** to the approved plans. Once the work is completed the applicant will contact the staff person assigned to this application at 301-563-3400 or [anne.fothergill@mncppc-mc.org](mailto:anne.fothergill@mncppc-mc.org) to schedule a follow-up site visit.



DPB-WB

HISTORIC PRESERVATION COMMISSION  
301/563-3400

# APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: JOHN KRAWCZYK  
Daytime Phone No.: 301-508-5049

Tax Account No.: 03426514  
Name of Property Owner: MICHELE BERNSTEIN TRUST Daytime Phone No.: 301-251-0755  
Address: 17214 DOCTOR BIRD RD OLNEY MD 20860  
Street Number City State Zip Code  
Contractor: THE WATER WORKS INC Phone No.: 301-508-5048  
Contractor Registration No.: MHC 12647  
Agent for Owner: KURTIS MILLER Daytime Phone No.: 301-351-1104

### LOCATION OF BUILDING/PREMISE

House Number: 17214 ~~of 17214~~ Street: DOCTOR BIRD RD  
Town/City: SANDY SPRING Nearest Cross Street: NORWOOD RD  
Lot: 19 Block: \_\_\_\_\_ Subdivision: NORWOOD OVERLOOK  
Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

### PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE: CHECK ALL APPLICABLE:  
 Construct  Extend  Alter/Remove  AC  Stab  Room Addition  Porch  Deck  Shed  
 Move  Install  Wreck/Place  Solar  Fireplace  Woodburning Stove  Single Family  
 Revision  Repair  Reversible  Fence/Wall (complete Section 4)  Other: DRIVEWAY - GRAVEL + PAVERS  
1B. Construction cost estimates: \$ \_\_\_\_\_  
1C. If this is a revision of a previously approved active permit, see Permit # \_\_\_\_\_

### PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

2A. Type of sewage disposal: 01  WSSC 02  Septic 03  Other: \_\_\_\_\_  
2B. Type of water supply: 01  WSSC 02  Well 03  Other: \_\_\_\_\_

### PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height 6 feet 0 inches AND 4'-0" WALL  
3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:  
 On party line/property line  Entirely on land of owner  On public right of way/easement

I hereby certify that I am the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by the Historic Preservation Commission, and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

X [Signature] \_\_\_\_\_ Date: April 28, 2010

Approved: \_\_\_\_\_ For Chairperson, Historic Preservation Commission  
Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
Application/Permit No.: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_

Ed: 6/21/99

**SEE REVERSE SIDE FOR INSTRUCTIONS**

6

## Fothergill, Anne

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**From:** bradbernd@aol.com  
**Sent:** Wednesday, April 28, 2010 10:39 AM  
**To:** Fothergill, Anne  
**Cc:** kmiller@thewaterworksinc.com  
**Subject:** 17214 Dr. Bird Road

Anne - On behalf of the Michelle Bernstein Trust, we approve of the application submitted by Kurtis Miller for 17214 Dr. Bird Road.

Bradley Bernstein, Trustee  
Michelle Bernstein Trust

	<b>Maryland Department of Assessments and Taxation</b> <b>MONTGOMERY COUNTY</b> <b>Real Property Data Search (2007 vw5.1d)</b>	<a href="#">Go Back</a> <a href="#">View Map</a> <a href="#">New Search</a>
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**Account Identifier:** District - 08 Account Number - 03426525

**Owner Information**

<b>Owner Name:</b>	HEPFER, KENNETH C & CHERYL L	<b>Use:</b>	RESIDENTIAL
<b>Mailing Address:</b>	203 OAK KNOLL DR ROCKVILLE MD 20850-4706	<b>Principal Residence:</b>	NO
		<b>Deed Reference:</b>	1) 2)

**Location & Structure Information**

<b>Premises Address</b>	<b>Legal Description</b>
17216 DOCTOR BIRD RD SANDY SPRING 20860-1205	NORWOOD OVERLOOK

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:	22684
JT21				501			20	3	<b>Plat Ref:</b>	

<b>Special Tax Areas</b>	<b>Town Ad Valorem Tax Class</b>
	42

Primary Structure Built	Enclosed Area	Property Land Area	County Use
0000		2.00 AC	910
Stories	Basement	Type	Exterior

**Value Information**

	Base Value	Value	Phase-in Assessments		
			As Of		As Of
			01/01/2009	07/01/2009	07/01/2010
<b>Land</b>	396,000	396,000			
<b>Improvements:</b>	0	0			
<b>Total:</b>	396,000	396,000	396,000	396,000	
<b>Preferential Land:</b>	0	0	0	0	

**Transfer Information**

<b>Seller:</b> MACKLIN, JOHN H & EFFIE S	<b>Date:</b> 03/22/2005	<b>Price:</b> \$550,000
<b>Type:</b> UNIMPROVED ARMS-LENGTH	<b>Deed1:</b>	<b>Deed2:</b>
<b>Seller:</b> HOOPER, JAMES L & MARTHA E	<b>Date:</b> 10/03/2003	<b>Price:</b> \$475,000
<b>Type:</b> IMPROVED ARMS-LENGTH	<b>Deed1:</b>	<b>Deed2:</b>
<b>Seller:</b>	<b>Date:</b>	<b>Price:</b>
<b>Type:</b>	<b>Deed1:</b>	<b>Deed2:</b>

**Exemption Information**

Partial Exempt Assessments	Class	07/01/2009	07/01/2010
County	000	0	0
State	000	0	0
Municipal	000	0	0

<b>Tax Exempt:</b> NO	<b>Special Tax Recapture:</b>
<b>Exempt Class:</b>	* NONE *





Maryland Department of Assessments and Taxation  
MONTGOMERY COUNTY  
Real Property Data Search (2007 vw5.1d)

Go Back  
View Map  
New Search

Account Identifier: District - 08 Account Number - 03426503

Owner Information

Owner Name: GEROLD, JOHN T & ANDREA S Use: RESIDENTIAL  
Principal Residence: YES  
Mailing Address: 17212 DOCTOR BIRD RD Deed Reference: 1)  
SANDY SPRING MD 20860-1205 2)

Location & Structure Information

Premises Address: 17212 DOCTOR BIRD RD Legal Description: NORWOOD OVERLOOK  
SANDY SPRING 20860-1205

Map	Grid	Parcel	Sub District	Subdivision	Section	Block	Lot	Assessment Area	Plat No:	22684
JT21				501			18	3	Plat Ref:	

Special Tax Areas  
Town Ad Valorem Tax Class 42

Primary Structure Built	Enclosed Area	Property Land Area	County Use
2006	8,287 SF	3.34 AC	111

Stories	Basement	Type	Exterior
2	YES	STANDARD UNIT	FRAME

Value Information

	Base Value	Value Phase-in Assessments		
		As Of	As Of	As Of
		01/01/2009	07/01/2009	07/01/2010
Land	408,060	420,120		
Improvements:	1,261,290	1,477,930		
<b>Total:</b>	<b>1,669,350</b>	<b>1,898,050</b>	<b>1,745,583</b>	<b>1,821,816</b>
Preferential Land:	0	0	0	0

Transfer Information

Seller: HOOPER, JAMES L & MARTHA E Date: 10/03/2003 Price: \$450,000  
 Type: IMPROVED ARMS-LENGTH Deed1: Deed2:

Seller: Date: Price:  
 Type: Deed1: Deed2:

Seller: Date: Price:  
 Type: Deed1: Deed2:

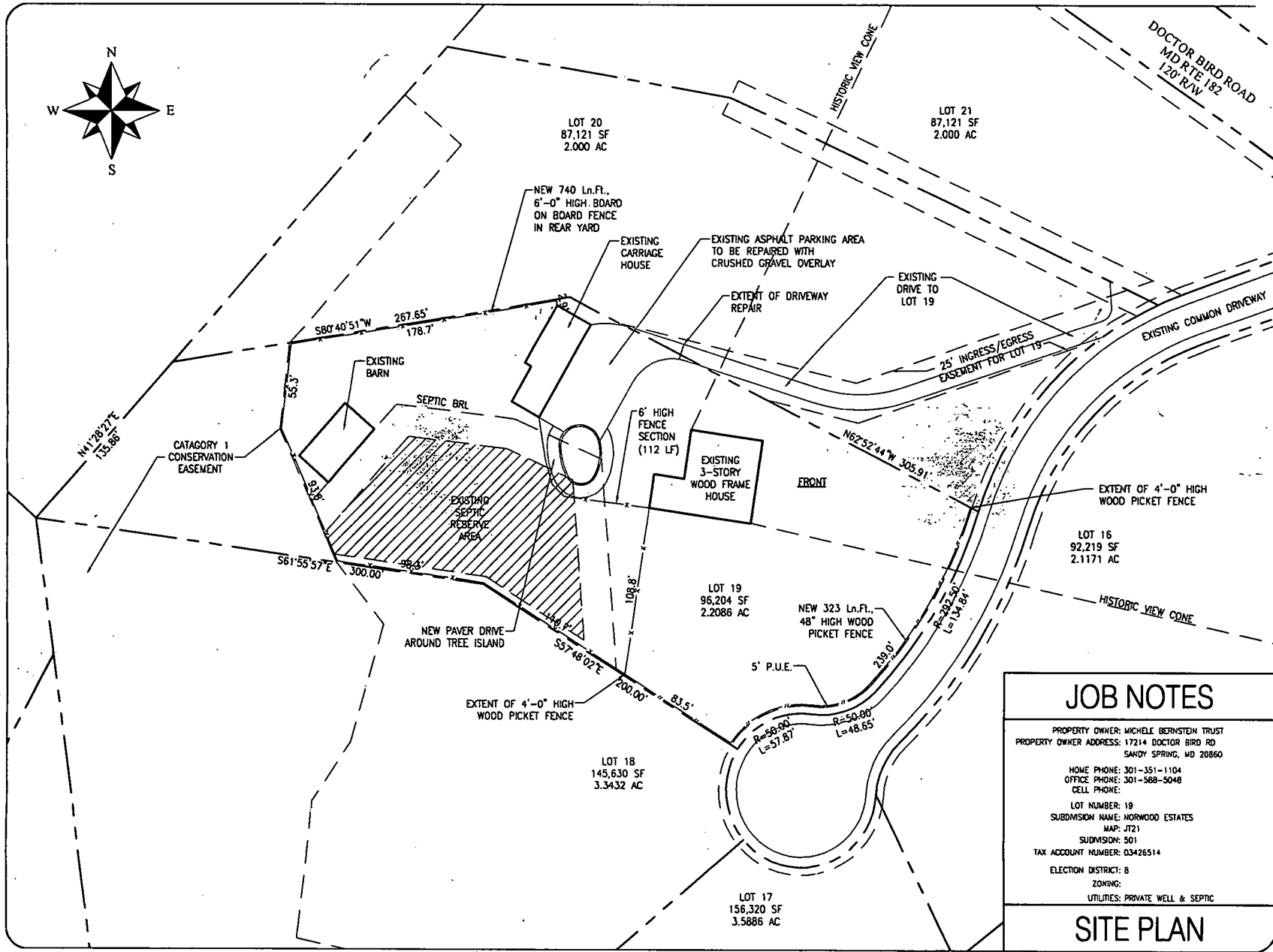
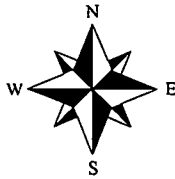
Exemption Information

Partial Exempt Assessments	Class	07/01/2009	07/01/2010
County	000	0	0
State	000	0	0
Municipal	000	0	0

Tax Exempt: NO  
Exempt Class:

Special Tax Recapture:  
\* NONE \*





**JOB NOTES**

PROPERTY OWNER: MICHELE BERNSTEIN TRUST  
PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD  
SANDY SPRING, MD 20860

HOME PHONE: 301-351-1104  
OFFICE PHONE: 301-588-5048  
CELL PHONE:

LOT NUMBER: 19  
SUBDIVISION NAME: NORWOOD ESTATES  
MAP: JT21  
SUBDIVISION: 501  
TAX ACCOUNT NUMBER: 03426514

ELECTION DISTRICT: 8  
ZONING:  
UTILITIES: PRIVATE WELL & SEPTIC

**SITE PLAN**

**Lot 19 - Norwood Estates**  
17214 DOCTOR BIRD ROAD  
8TH ELECTION DISTRICT  
MONTGOMERY COUNTY

**FOUNTAINS BY  
WATER WORKS**

PO BOX 1726  
OLNEY, MARYLAND 20830  
P: 301-624-2669  
F: 301-560-2632

Date: 01/18/2010

Scale: 1"=60'

Drawn: JEK

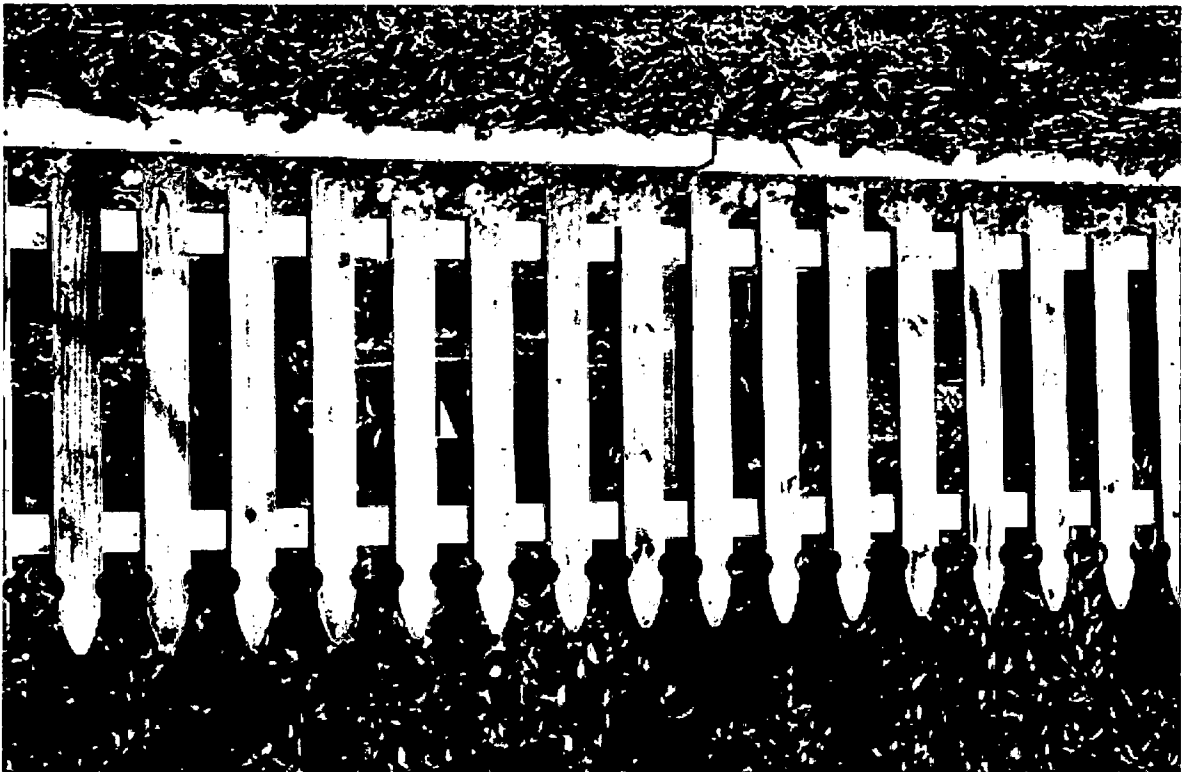
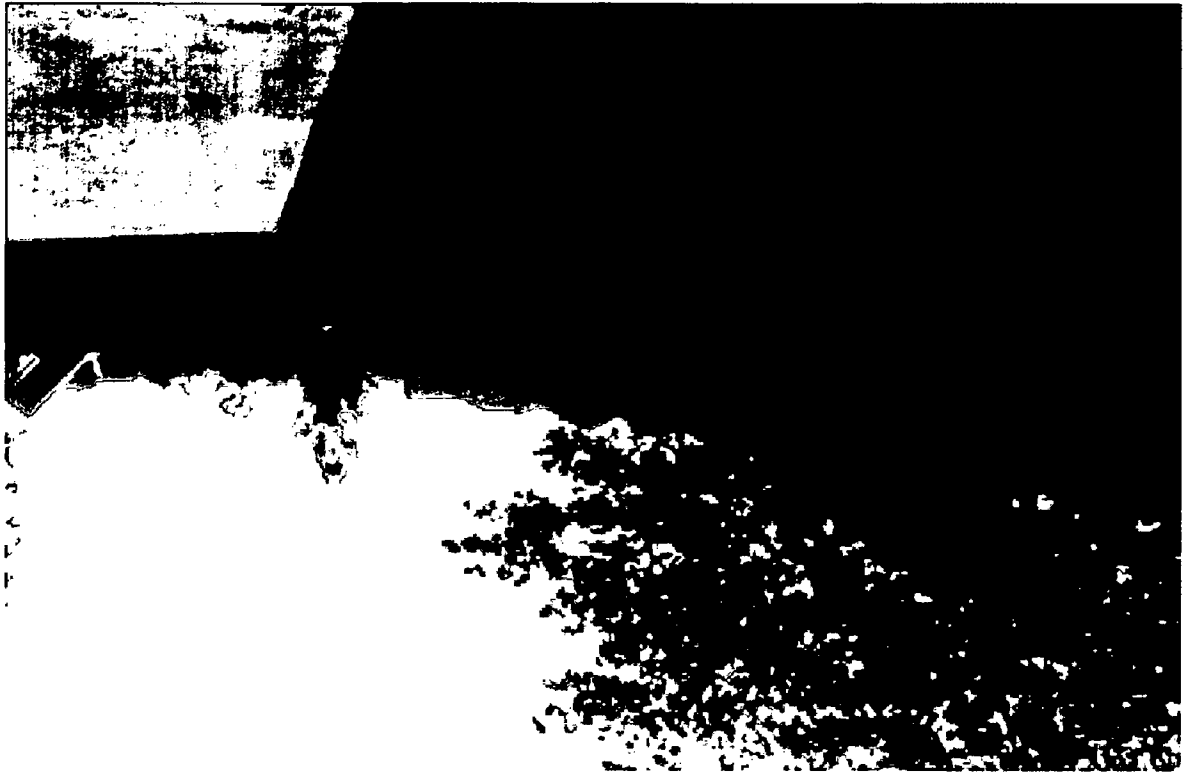
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Sheet

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③  
②





# Tennyson® DevonStone®

## Color Selections

Bluestone

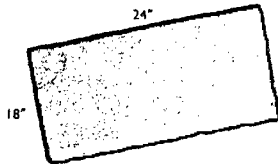
Green Slate

Brownstone

EP Henry Pavers are made from natural materials. Variations in shade can be expected. Because photographic reproductions cannot precisely convey the feel and color of the actual product, we urge you to make final selection from current product samples.



DevonStone Tennyson Bluestone Random

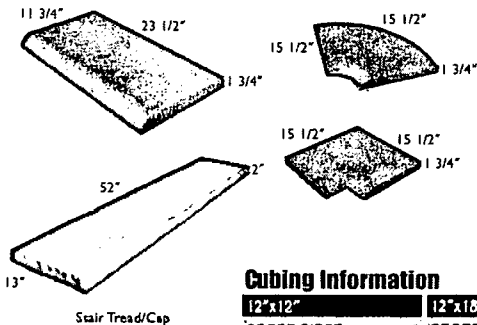


### Tennyson Sizes:

12" x 12" x 1 5/8" thick, 18" x 18" x 1 5/8" thick,  
12" x 18" x 1 5/8" thick, 18" x 24" x 1 5/8" thick,  
12" x 24" x 1 5/8" thick, 24" x 24" x 1 5/8" thick

**NEW**

### Copings



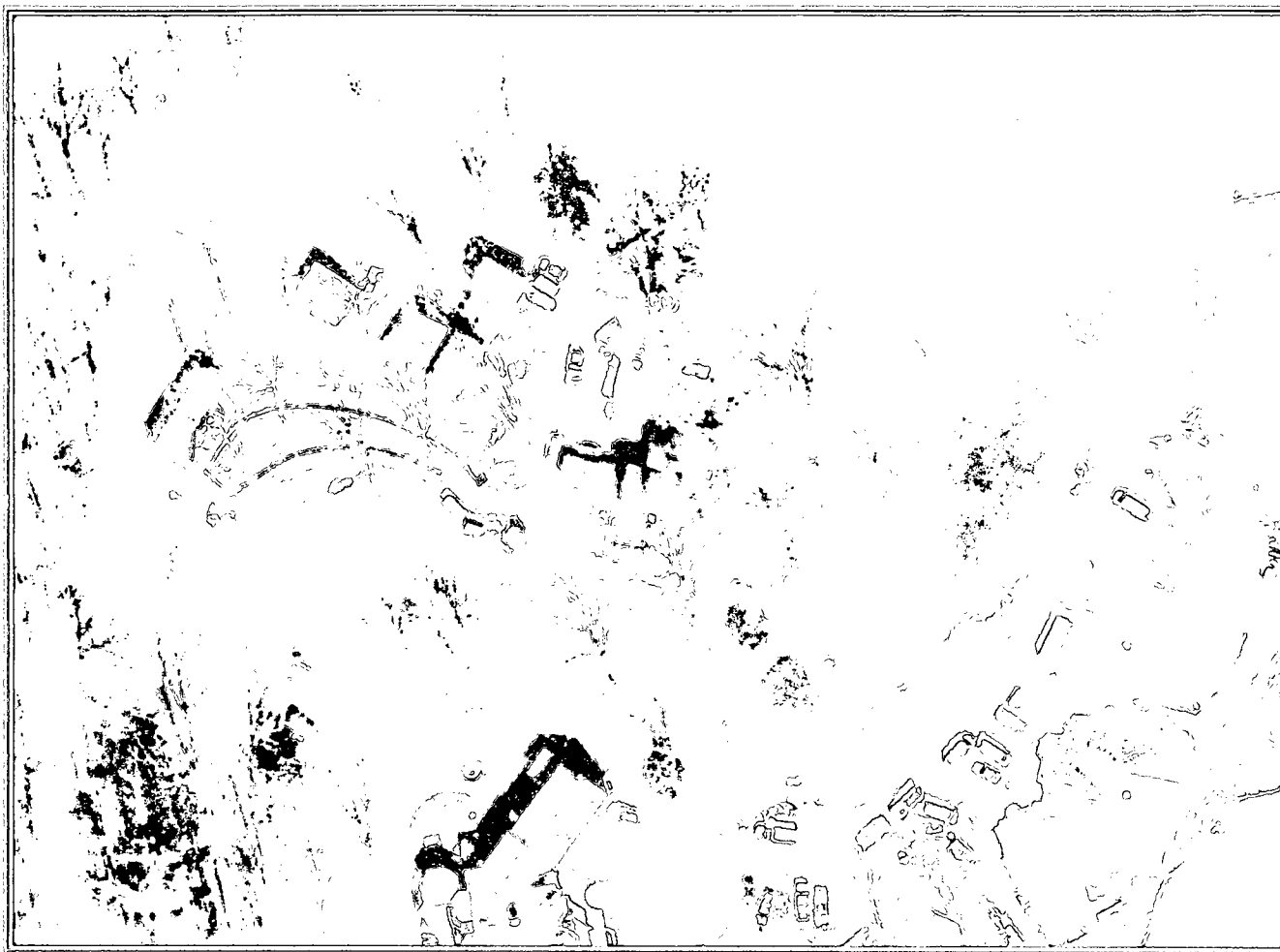
DevonStone Tennyson Brownstone Random with Circle

### Cubing Information

12" x 12"	12" x 18"	12" x 24"	18" x 18"	18" x 24"	24" x 24"
SF PER PIECE 1.0	SF PER PIECE 1.5	SF PER PIECE 2.0	SF PER PIECE 2.25	SF PER PIECE 3.0	SF PER PIECE 4.0
SF PER CUBE 88	SF PER CUBE 132	SF PER CUBE 176	SF PER CUBE 99	SF PER CUBE 132	SF PER CUBE 176
LBS PER SF 15	LBS PER SF 15	LBS PER SF 15	LBS PER SF 16	LBS PER SF 15	LBS PER SF 15
LBS PER CUBE 1,370	LBS PER CUBE 2,030	LBS PER CUBE 2,690	LBS PER CUBE 1,535	LBS PER CUBE 2,030	LBS PER CUBE 2,690

### 2008 Digital Orthophoto Images

[Click on photo to enlarge]



**Current View - 640 x 480 pixels @ 100% zoom**

Set the zoom and size then click an area on the image.

Zoom to  %


Size  (pixels)

[Java Viewer](#) | [HTML Viewer](#) | [Help](#)

Note: Photo taken in March 2008.

[Close](#) | [Print](#)

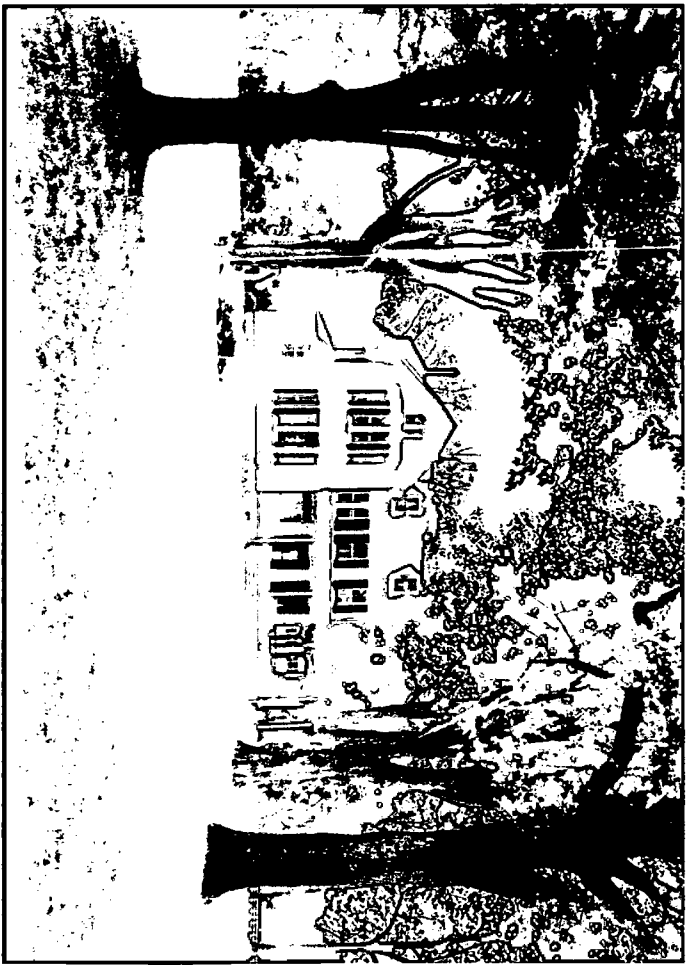
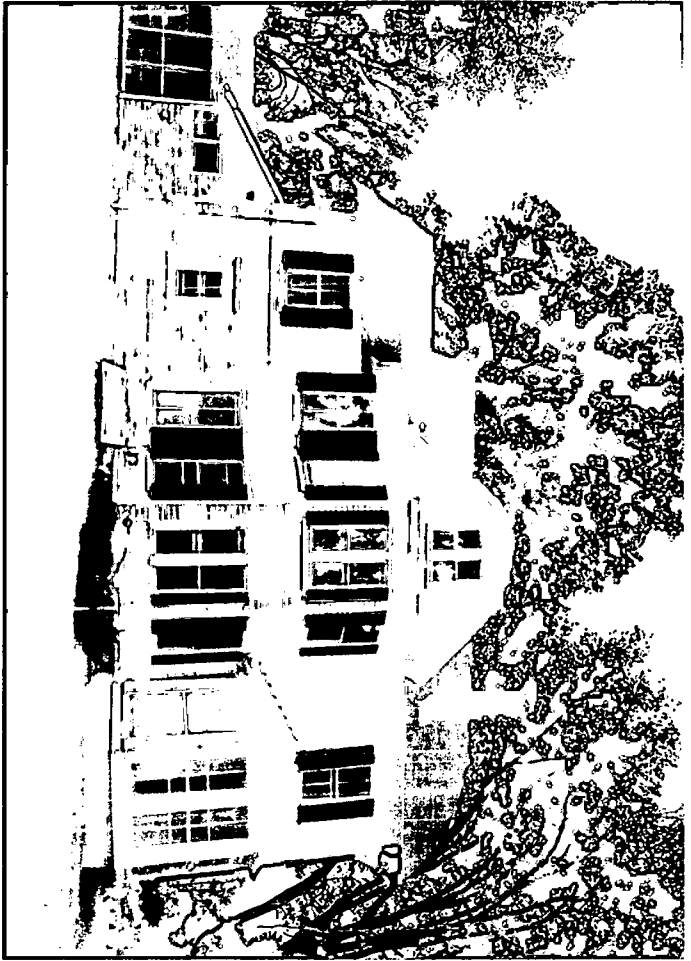
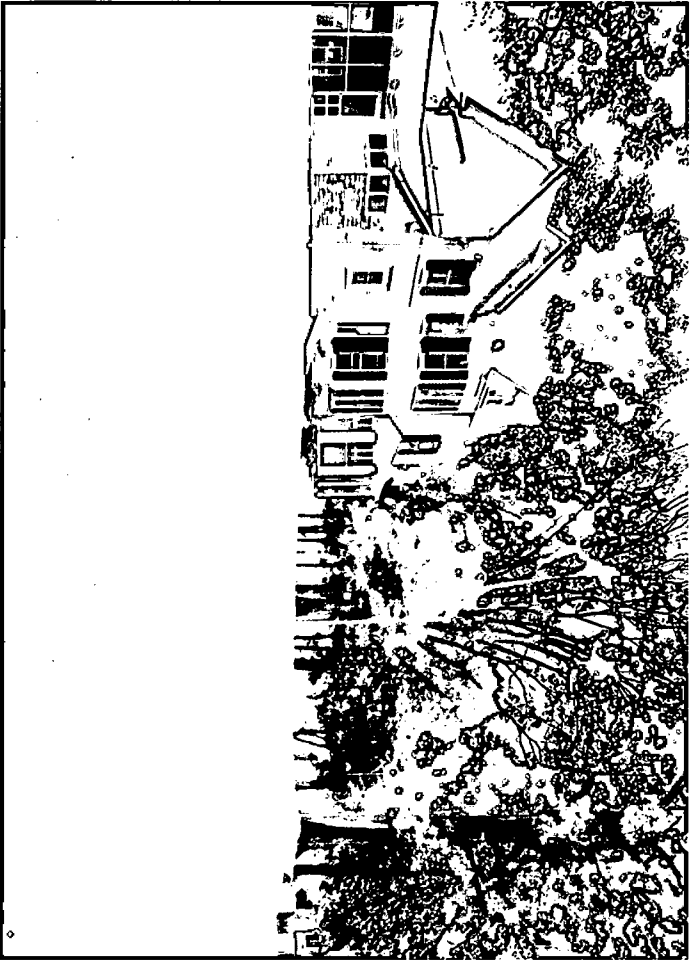
[Mr.SID Image Server by LizardTech.](#)

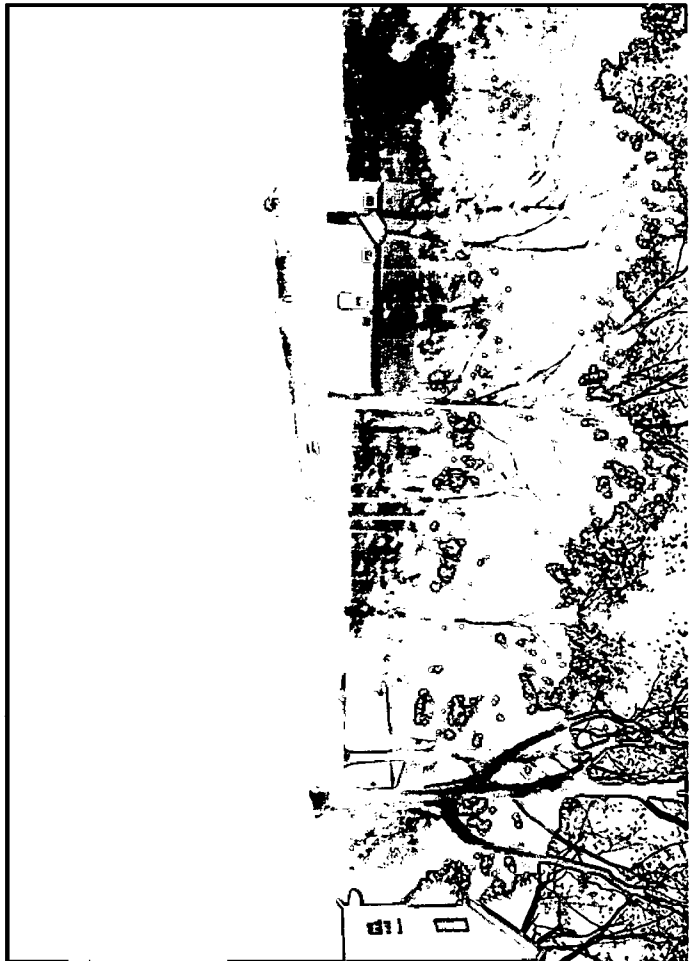
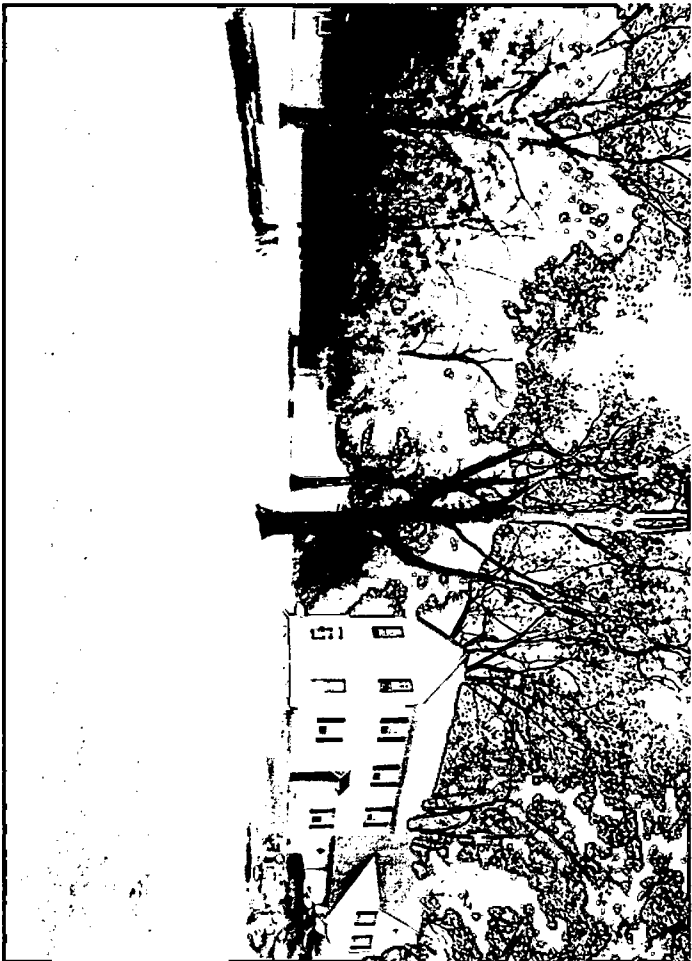
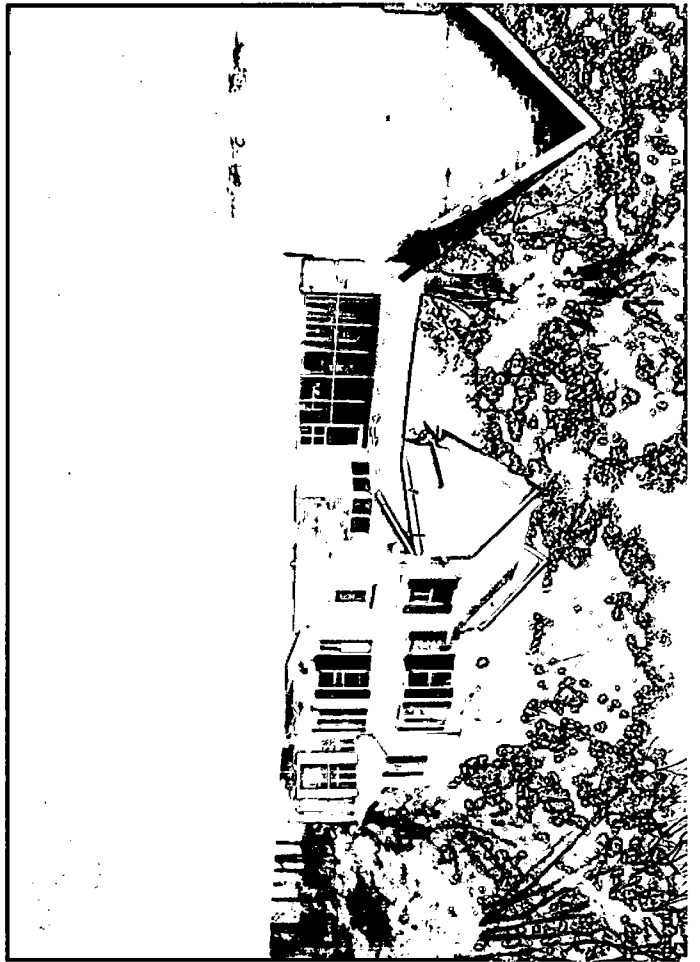
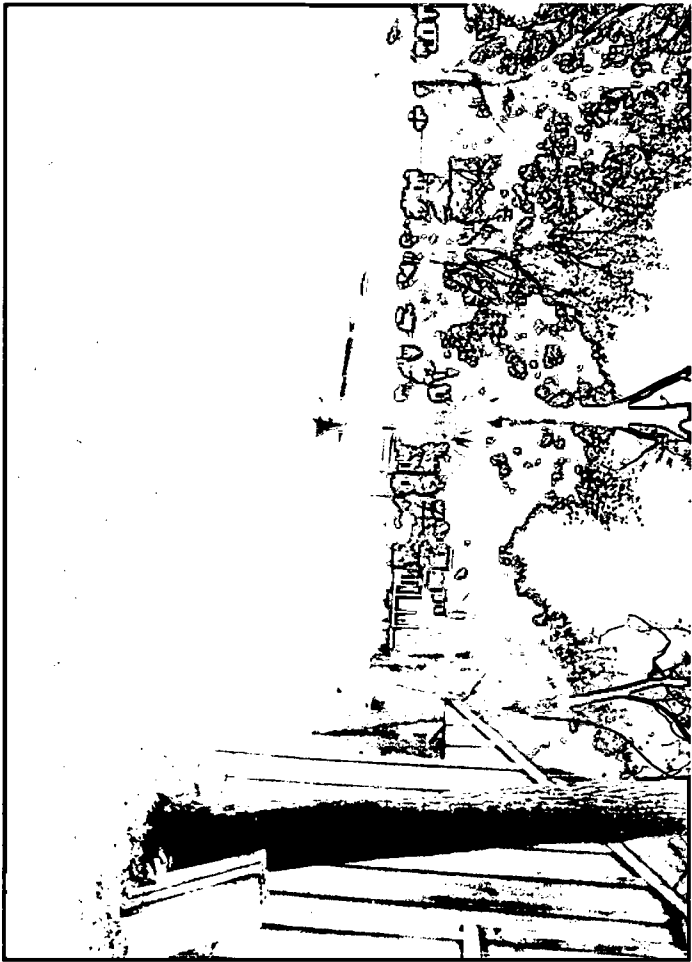
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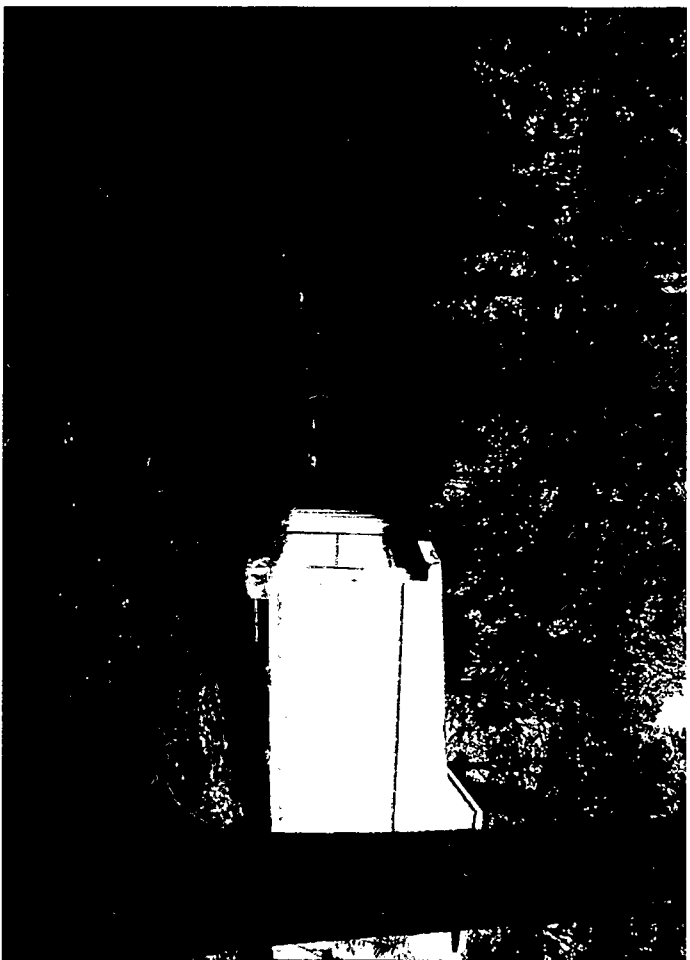
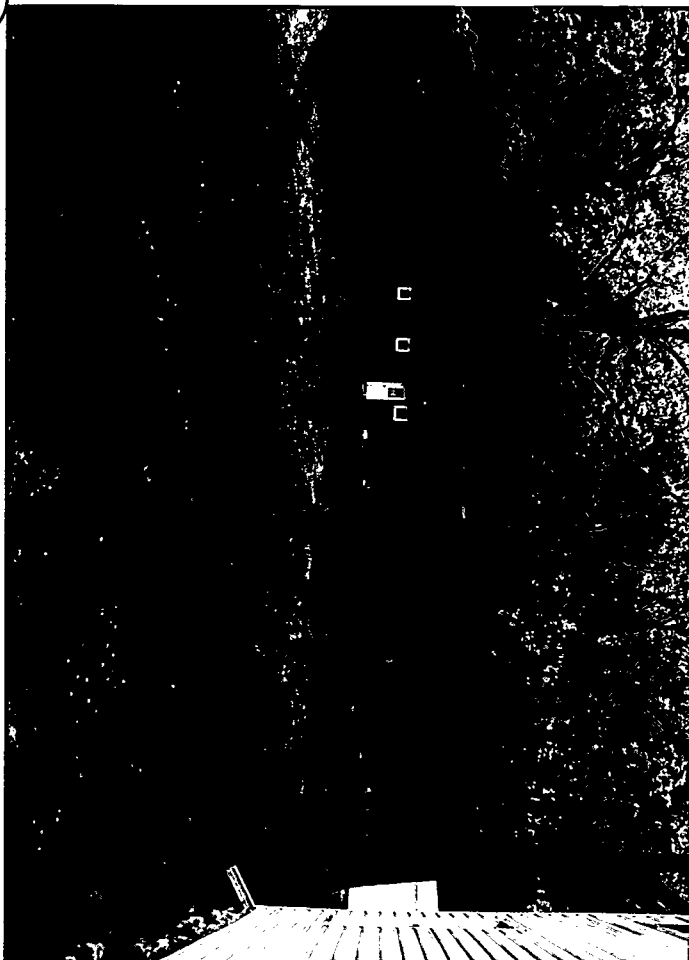


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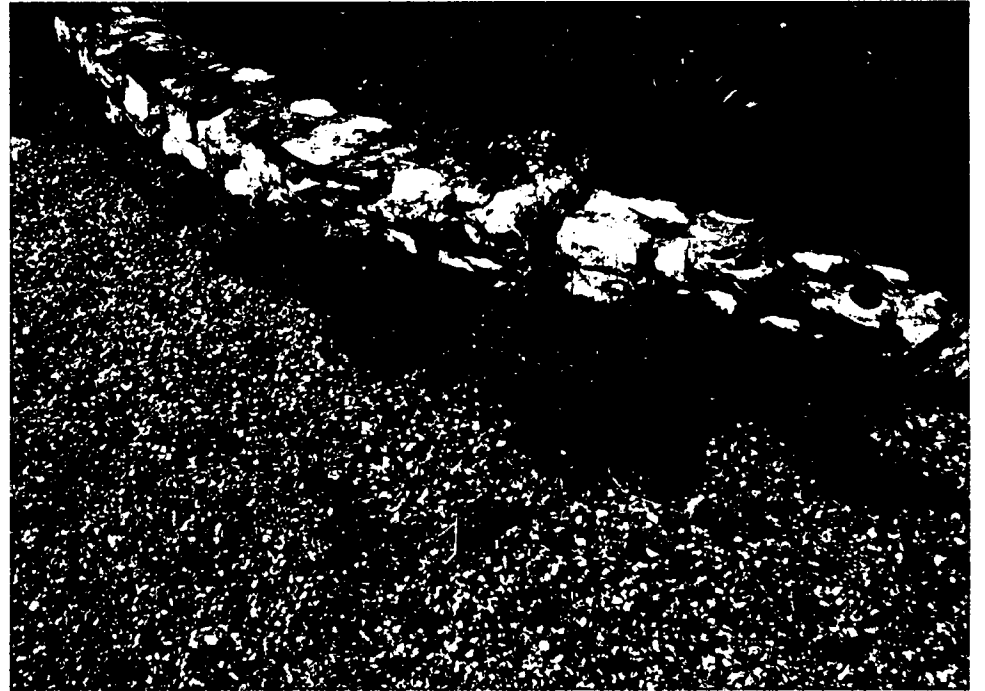
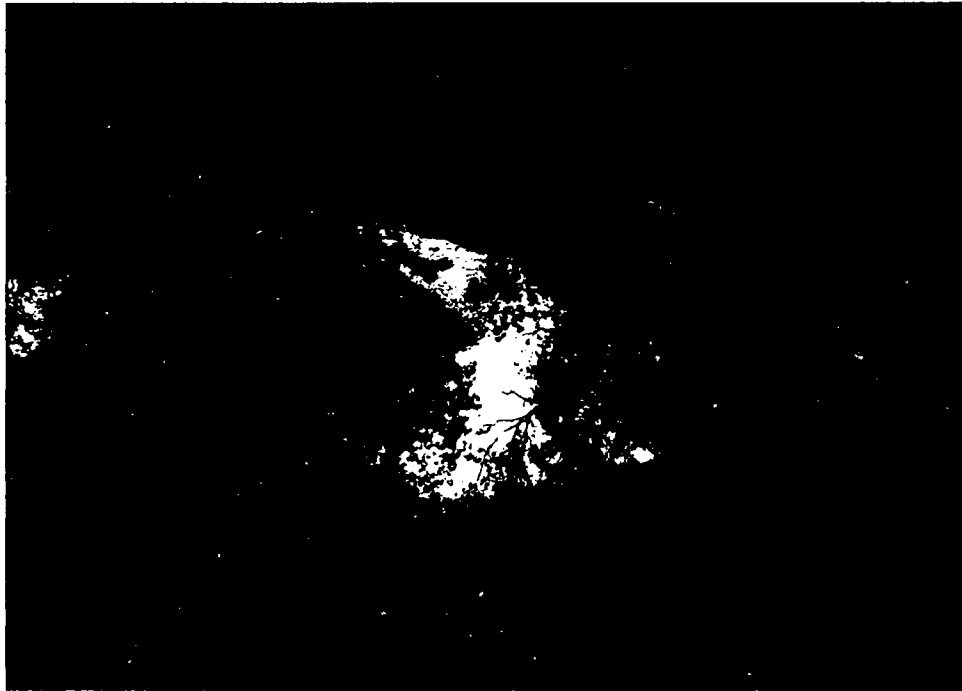




(17)











MONTGOMERY COUNTY  
 DEPARTMENT OF PERMITTING SERVICES  
 255 Rockville Pike, 2<sup>nd</sup> Floor  
 Rockville, Maryland 20850-4166

# NOTICE OF VIOLATION

FOR MONTGOMERY COUNTY, MARYLAND the undersigned issuer, being duly authorized, states that:

On, 4/7/10 the recipient of this NOTICE, KENNETH A. MAX - TRUSTEE  
Date Recipient's Name

who represents the permittee/defendant, MICHELLE BERNSTEIN TRUST  
Permittee's Name

is notified that a violation of Montgomery County Code, Section: 24A

exists at: 17214 DOCTOR BIRD RD  
Location Case #

The violation is described as: Alteration of a historic property without first obtaining a HISTORICAL AREA WORK PERMIT - DRIVEWAY

The following corrective action(s) must be performed immediately as directed, Obtain a HISTORICAL AREA WORK PERMIT before altering any portion of the subject property including driveway

See attached inspection Report(s) for additional violations and/or required corrective actions.

An inspection fee of \$ \_\_\_\_\_ is required in addition to any application fee(s).  
 Compliance Time: IMMEDIATELY Re-inspection Date(s): \_\_\_\_\_ Permit Number: \_\_\_\_\_ Code/Edition: \_\_\_\_\_

Failure to comply with this notice will result in the issuance of one or more \$500.00 civil citations.

A STOP WORK ORDER is also issued this date at the above referenced project. All construction activities on these premises must cease immediately. Only those activities required to correct violations may continue. Permission is required to resume construction.

ISSUED BY: MARK K. MORAN Mark K. Moran 4/7/10  
Printed Name Signature Date

Phone No. 301-370-3653

RECEIVED BY: \_\_\_\_\_  
Printed Name Signature Date

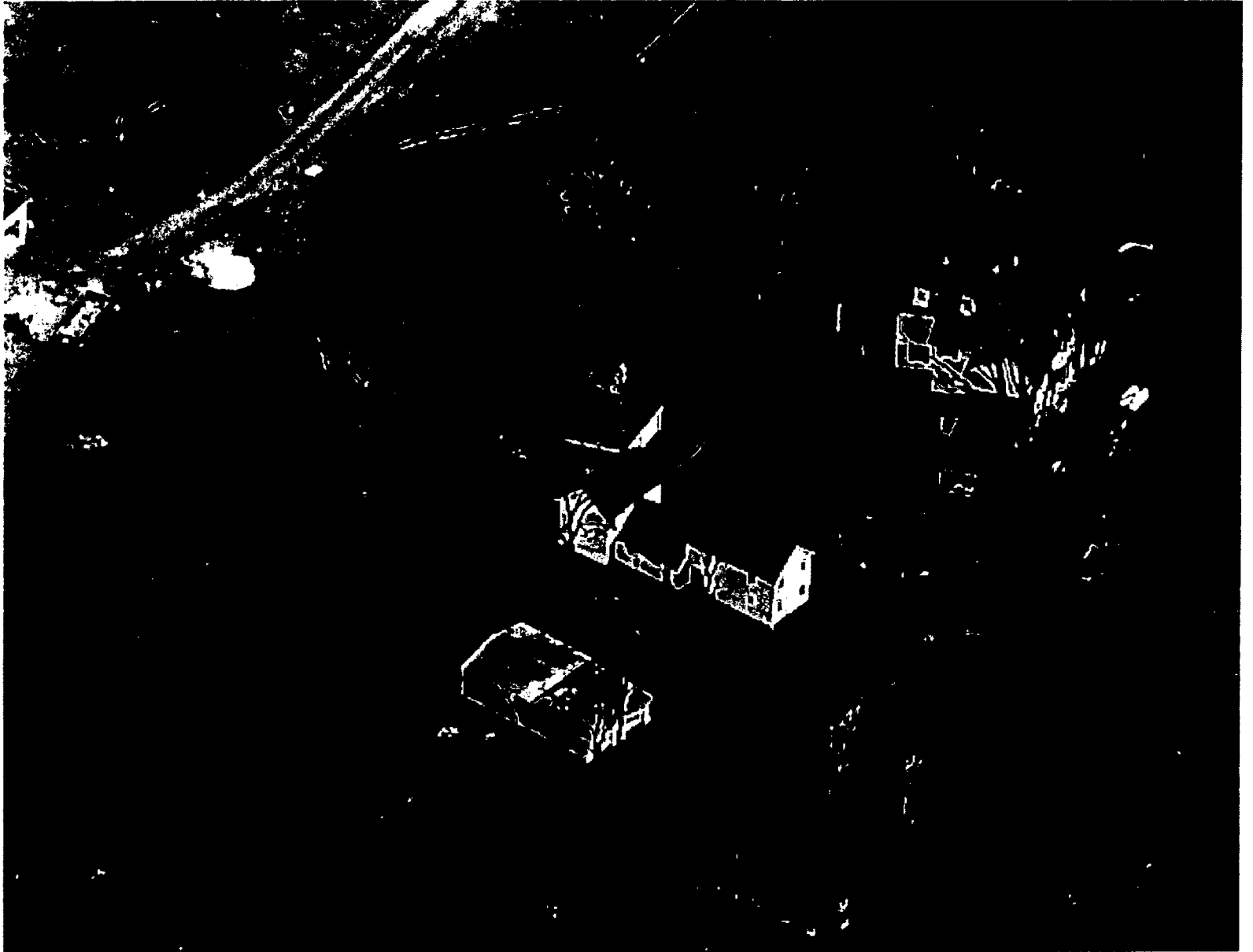
Phone No. \_\_\_\_\_ Sent by Registered Mail/Return Receipt On: \_\_\_\_\_

**RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION**

This Notice may be appealed to the Montgomery County Board of Appeals within 30 days of the issue date. The Board of Appeals is located in the Council Office Building, 100 Maryland Ave., Room 217, Rockville, MD 20850, telephone (240) 777-6600.



2006 garage + shed extant



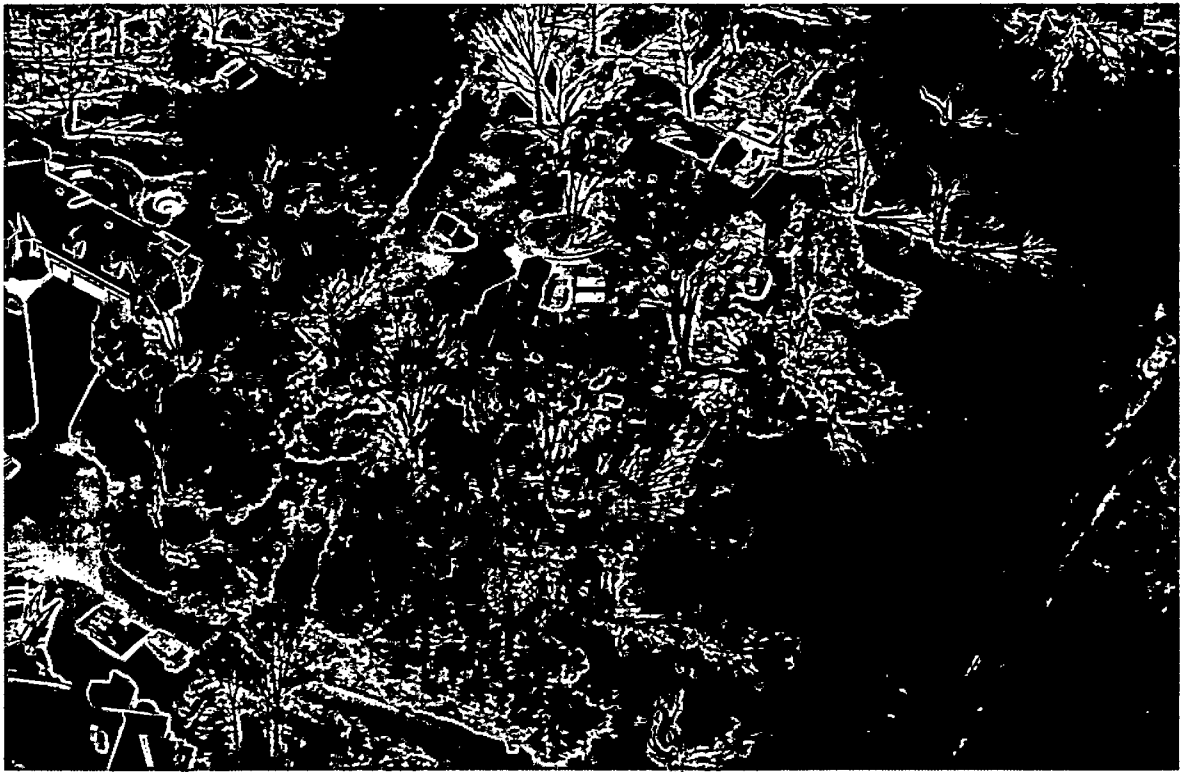
(c) Copyright 2006, Pictometry International

2008 garage + shed gone



(c) Copyright 2008, Pictometry International

23



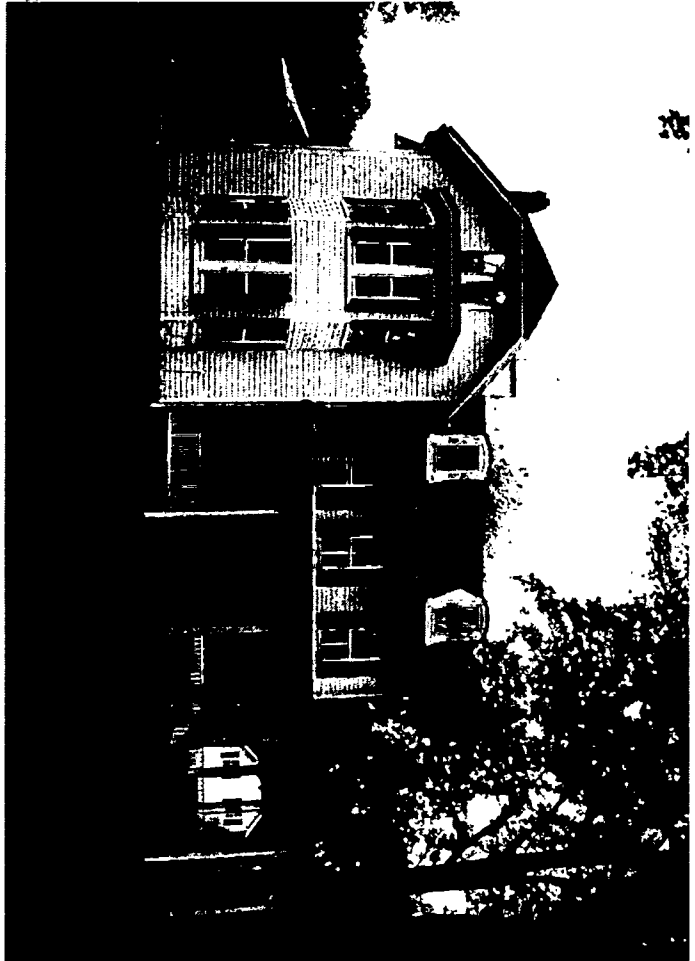
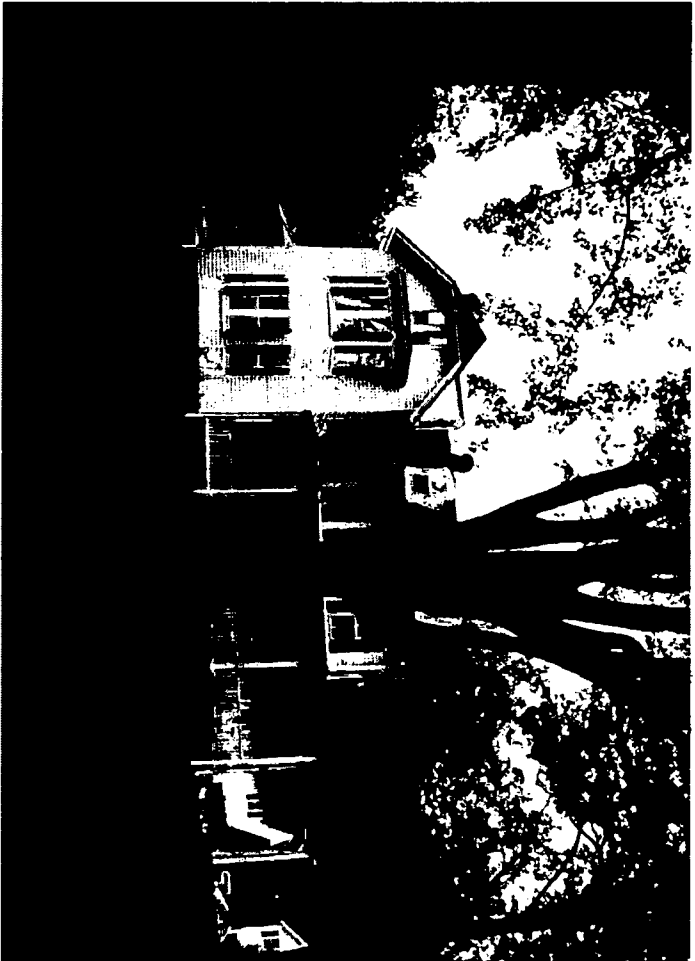
24  
~~10~~

~~11~~  
S2

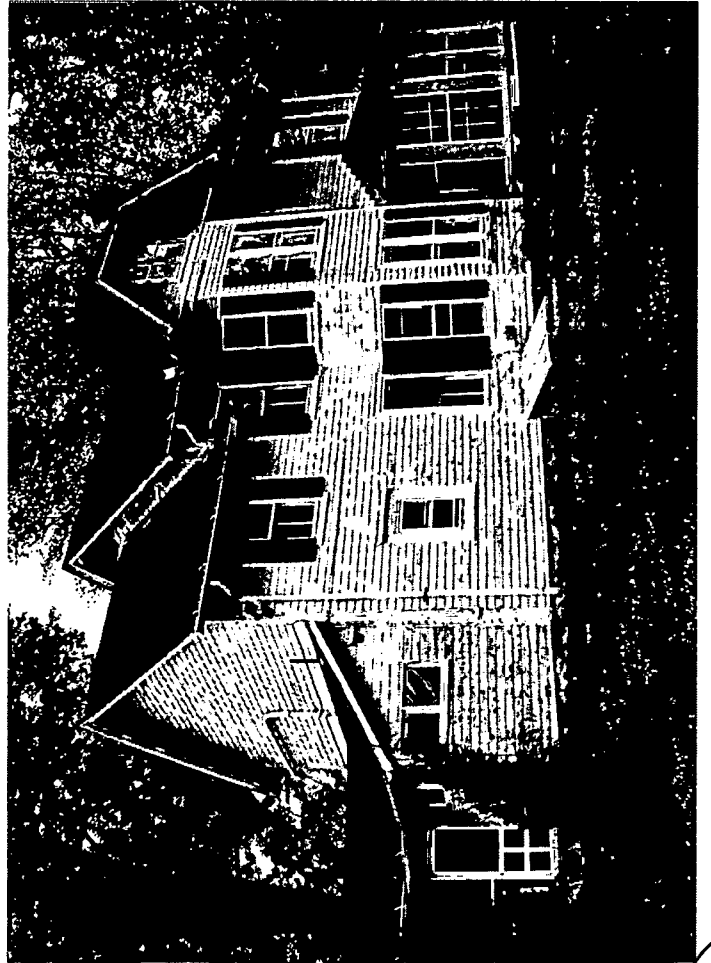




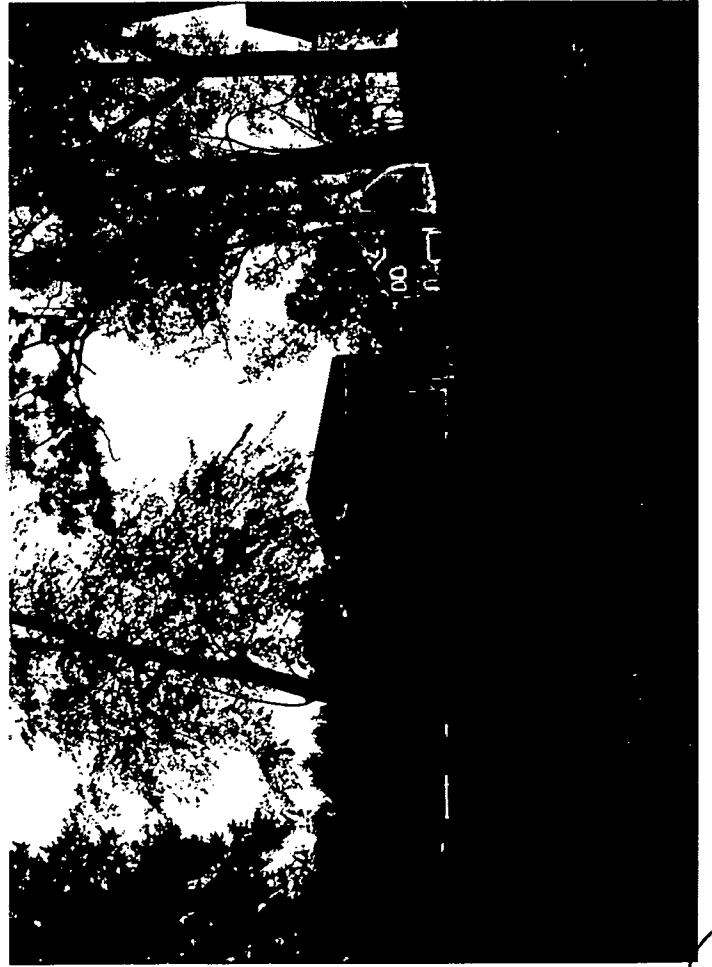
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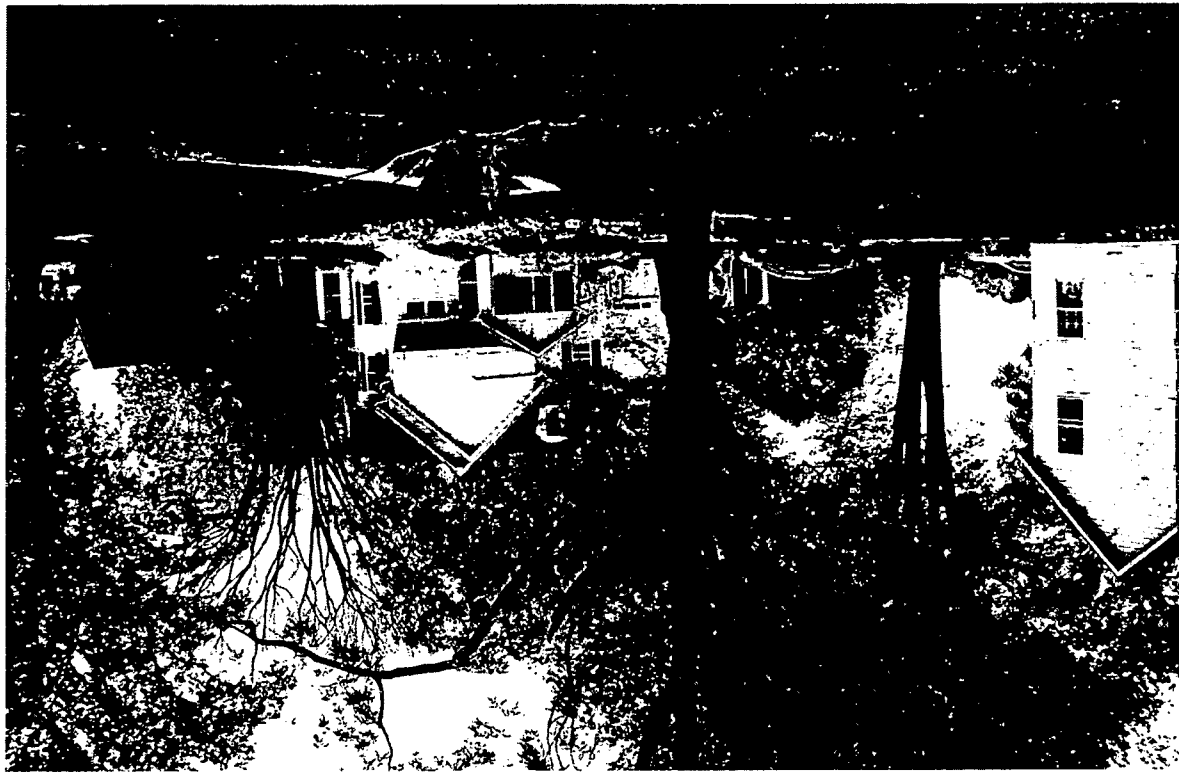
rear yard (6' fence location)



tree island (power location) and stone wall



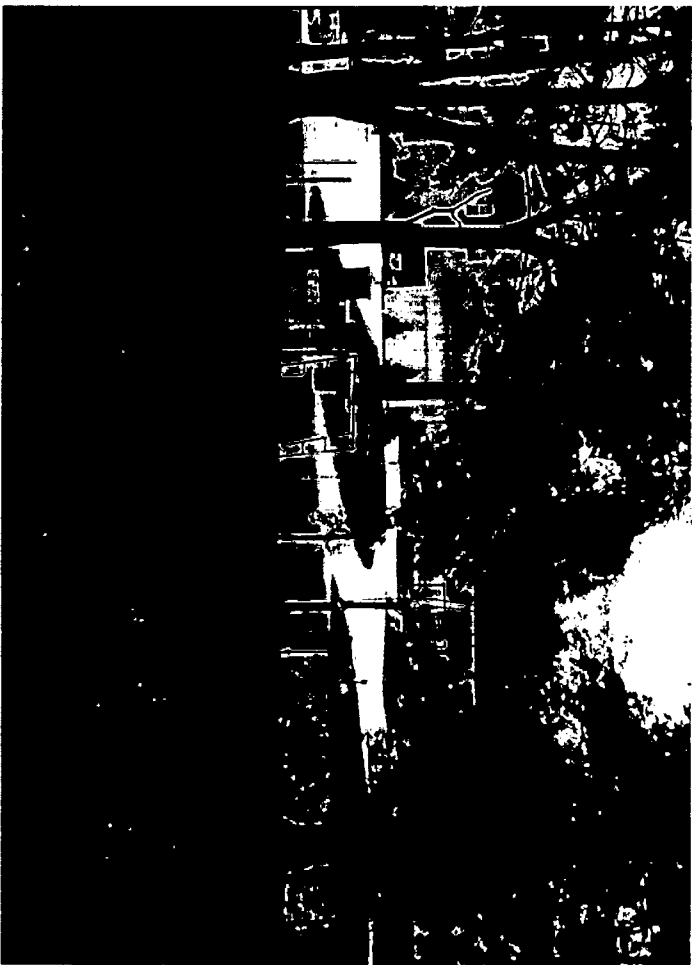
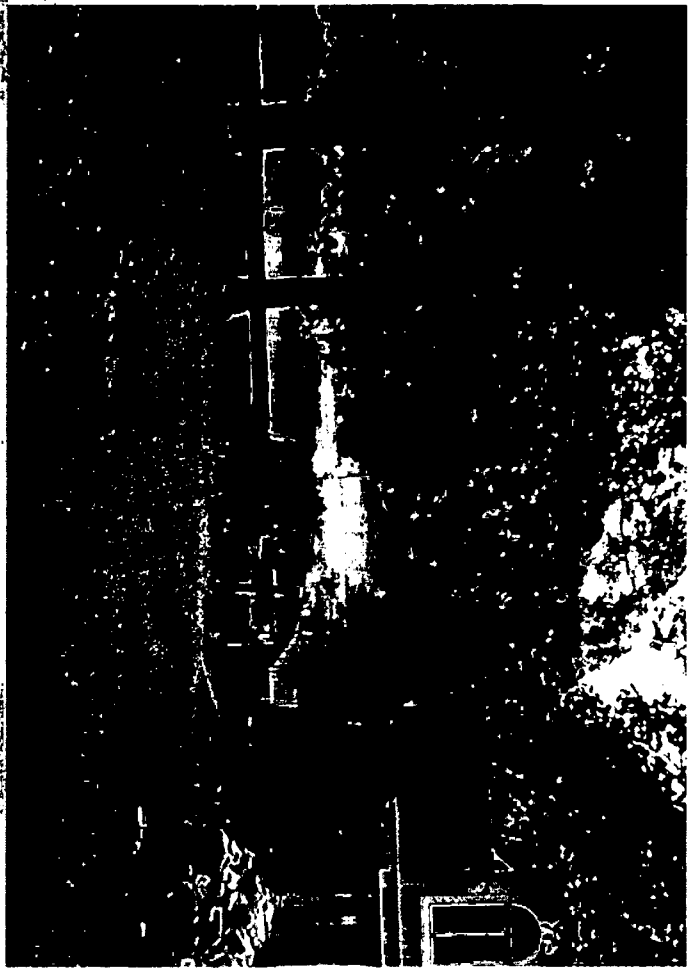


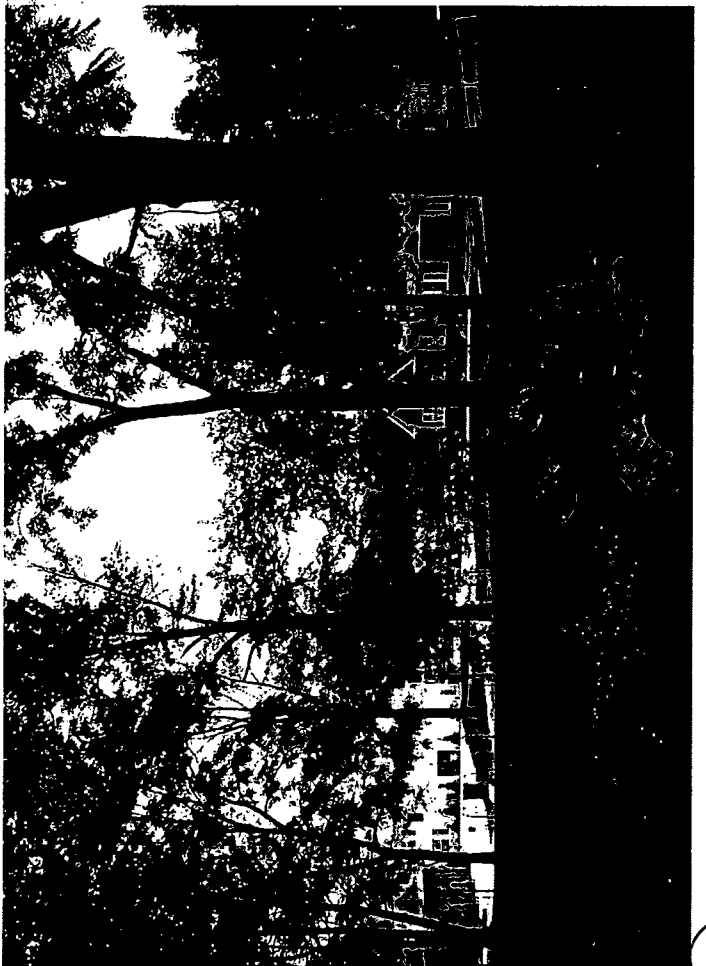
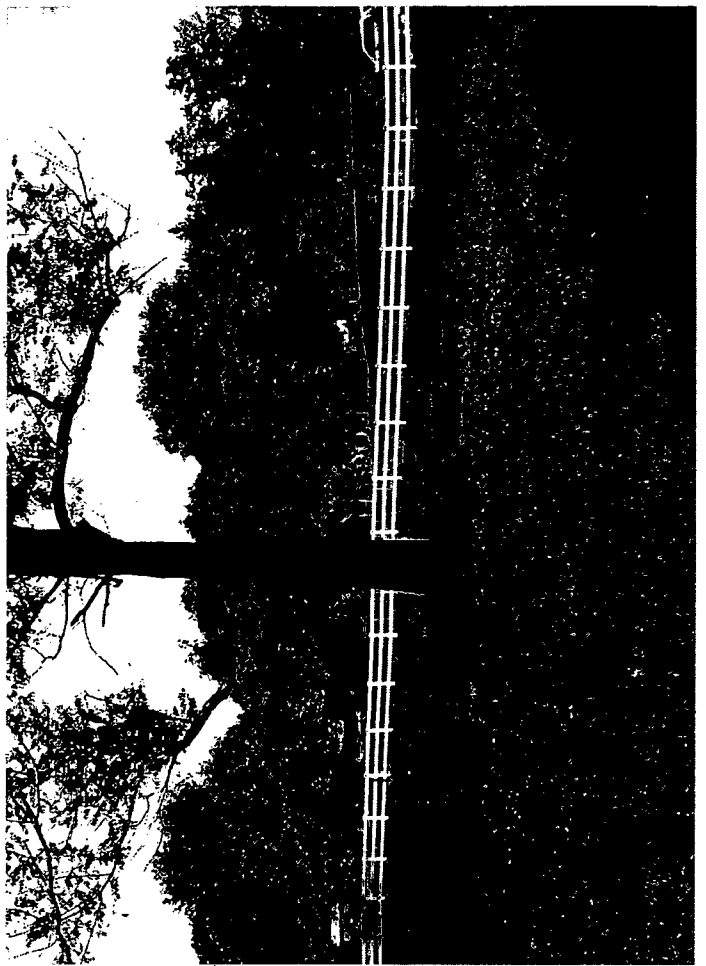




adjacent houses (built in 2007/2008)

34







17218 Doctor Bird Rd  
Sandy Spring, MD 20860  
February 24, 2010

Montgomery County Historic Preservation Commission  
8787 Georgia Ave  
Silver Spring, MD 20910

Dear Sirs and/or Madams:

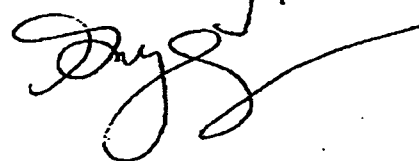
My husband and I are owners of 17218 Doctor Bird Rd. We are writing to express our opposition to the proposed fence by the owner of 17214 Doctor Bird Rd.

Norwood Overlook is a community of 5 new houses and the lovely and historic Thomas Moore house. My husband and I fell in love with the area because of its beauty, open rural feel, and charm of living next door to a Historic house.

Our house overlooks the Northeast side of the Historic House. We have noticed activity involving a number of construction vehicles going in and out of that house since we moved in July 2009. When one of these vehicles from time to time drives through the grass, onto my property, then down my driveway at night, my 80-year old mother-in-law (who lives with us) gets very nervous. I am also bothered that some of the machinery is not neatly all stored in the two trailers behind the home. Some of it lays outside wrapped in blue tarp, which is a major eyesore.

Industrial machinery issues aside, the main reason for our letter is that a stockade fence would take away the classic, three-dimensional Victorian charm of the Thomas Moore house property. Secondly, putting up a fence will clash with the existing structures and natural landscape. Lastly, the fence will bring down the overall seamless and open community feeling of the Norwood Overlook community. In layman's terms, it would look like a mini-lumberyard hedged in the middle of a beautiful and historic community.

We strongly discourage you to approve the fence.

Yours Truly,  


The Montgomery County Historic  
Preservation Commission  
8787 Georgia Avenue  
Silver Spring, MD 20910

Dear Sirs and/or Madams:

This letter documents our opposition to the proposed plans submitted by Kurtis Miller for fencing installation at 17214 Doctor Bird Road, Sandy Spring, MD, or the Thomas Moore House. We are the owners of 17212 Doctor Bird Road, the home adjacent to 17214.

From our understanding, The Montgomery County Historical Society is "dedicated to preserving, collecting and interpreting the rich history of Montgomery County", and "recognizes the vital role of history as the cultural and social fabric of a community". We would like to bring to your attention the severe deterioration of that Historical Home. We have been residents of 17212 Doctor Bird Road since August 2006. In the 3-½ years that we have lived here, there has been absolutely no upkeep on this home.

Further, Kurtis Miller has been operating his landscaping company, Water Works, and other businesses for approximately last two years out of this Historical Guest House. This has turned this residential property into a commercial property with a flow of 8 to 12 trucks, 3 trailers, various equipment such as backhoes, bobcats, snow plows, and a multiple number of workers. This situation has accelerated the deterioration of the main house and stonewalls. The Historical Home has become a storage area for construction materials. Except for the business' operations out of the "guest house" behind the main home, all other buildings and structures are also deteriorating. The barn's roof is partially missing and houses vultures. The shed also has a partially missing roof.

We believe a fence surrounding this home would further allow deterioration; this fence would allow Kurtis and his workers to "hide" their illegally operating a commercial business from a residential home. The fence would destroy the integrity of the Historic Home and neighborhood, something we painstakingly dealt with when building our house, as well as the other homes.

On a personal note, we built our home in this cul-de-sac because of the property's beauty and the history it offered with the Historical Home. We also believed this to be a safe place to raise our family. We have four children, 3 girls – ages 13, 10, 7, and one boy, age 4. As I am sure you can imagine, we did not expect a commercial landscaping business to be run out of the Historic Home. We are very concerned about the business' employees having easy access to our children who enjoying playing with their neighbors out in the court and in our front and back yard. It is not acceptable that the Historical Society would allow one of their sites to operate a business from it.

We truly hope that you take interest in preserving The Thomas Moore Home. A fence will clearly only continue to exacerbate the deterioration of this home, and take away from the visual integrity and beauty of the home. Thank you for your attention to this matter.

Sincerely,



John and Andrea Gerold

17208 Doctor Bird Road  
Sandy Spring, Maryland 20860  
February 5, 2010

The Montgomery County Historic  
Preservation Commission  
8787 Georgia Avenue  
Silver Spring, Maryland 20910

Dear Sirs:

The purpose of this letter is to formally register our opposition to the proposed plans submitted by Kurtis Miller (John Krawczyk Agent) for fencing installation at 17214 Doctor Bird Road, Sandy Spring, Maryland. We are one of the owners of one of the 4 new homes that have been built on the 19 acre site.

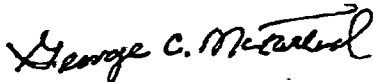
Our opposition is based on the fact that the proposed fencing would substantially and negatively impact the overall historic character of the development. The initially approved plans for the development recognized the importance of preserving the character of the Thomas Moore House by ensuring the visual integrity of both the Thomas Moore House and the related structures behind the house. Both the house and the related structures combine to present the visual appurtenances and create the visual setting for the house. The fence would obliterate visual access to both the history and architecture of the environment and culture of the period in which the house was built.

Further, the initial development plan was to minimize the foot print of each house and require that each new house be situated in close proximity to each other so as to maintain the visual appearance of open spaces that are unobstructed except for trees and green space. Approval of this application would violate this intent.

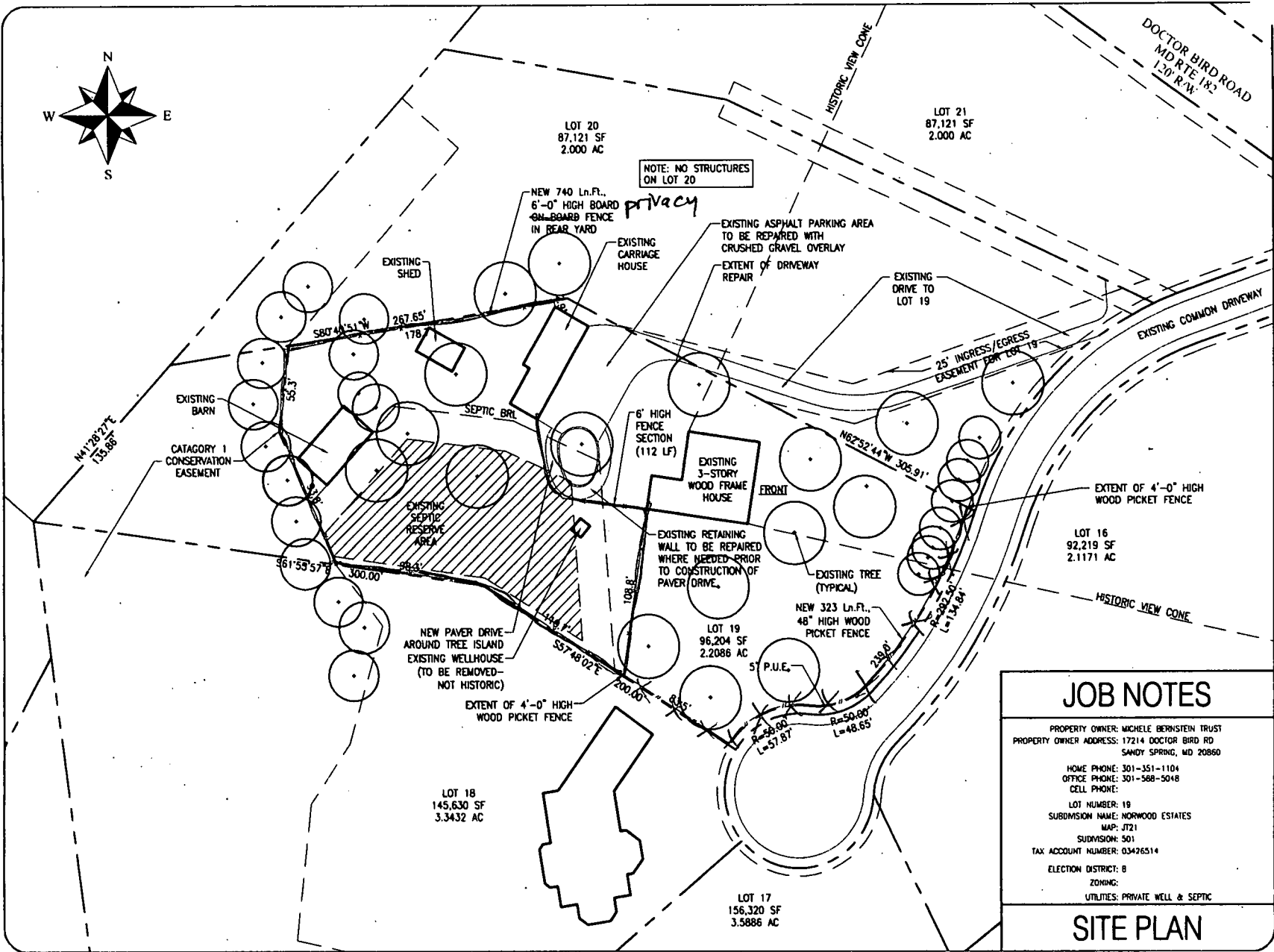
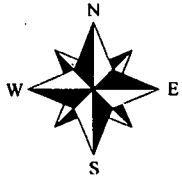
The proposed fencing would severely undermine the intent of the initial plans, and further shield the current unapproved use of the property for storing commercial vehicles, equipment and other construction materials in violation of existing zoning regulations.

Both we and our neighbors have invested millions of dollars to help create and maintain and enhance both the value and character of this development. And therefore, we ask that the Commission deny the application that is before you today.

Sincerely,



George C. McFarland  
Homeowner



**Lot 19 - Norwood Estates**  
 17214 DOCTOR BIRD ROAD  
 8TH ELECTION DISTRICT  
 MONTGOMERY COUNTY



PO BOX 1726  
 OLNEY, MARYLAND 20830  
 P: 301-924-2669  
 F: 301-560-2632

**JOB NOTES**

PROPERTY OWNER: MICHELE BERNSTEIN TRUST  
 PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD  
 SANDY SPRING, MD 20860

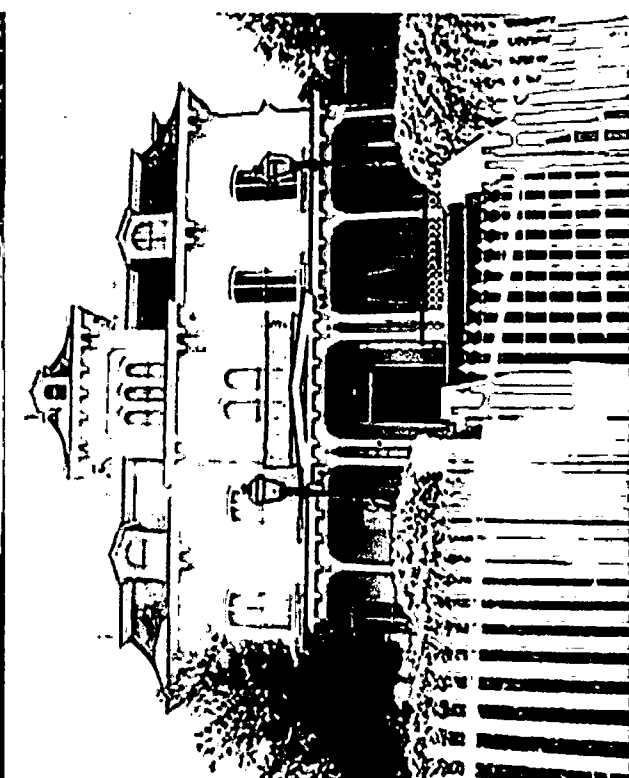
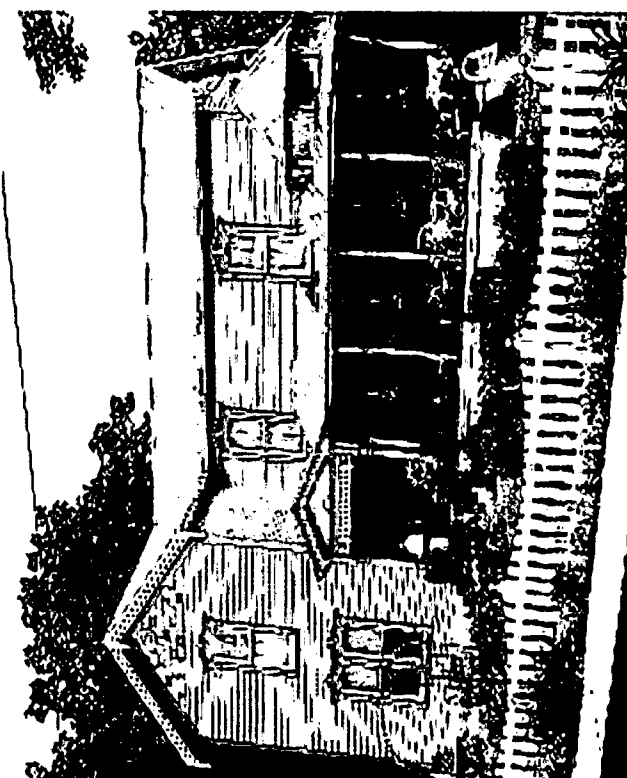
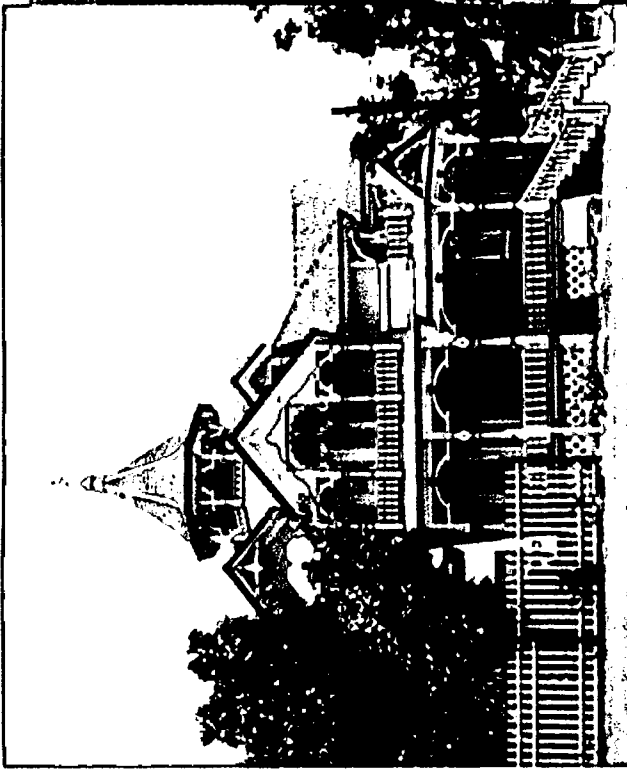
HOME PHONE: 301-351-1104  
 OFFICE PHONE: 301-588-5048  
 CELL PHONE:

LOT NUMBER: 19  
 SUBMISSION NAME: NORWOOD ESTATES  
 MAP: JT21  
 SUBDIVISION: 501  
 TAX ACCOUNT NUMBER: 03426514

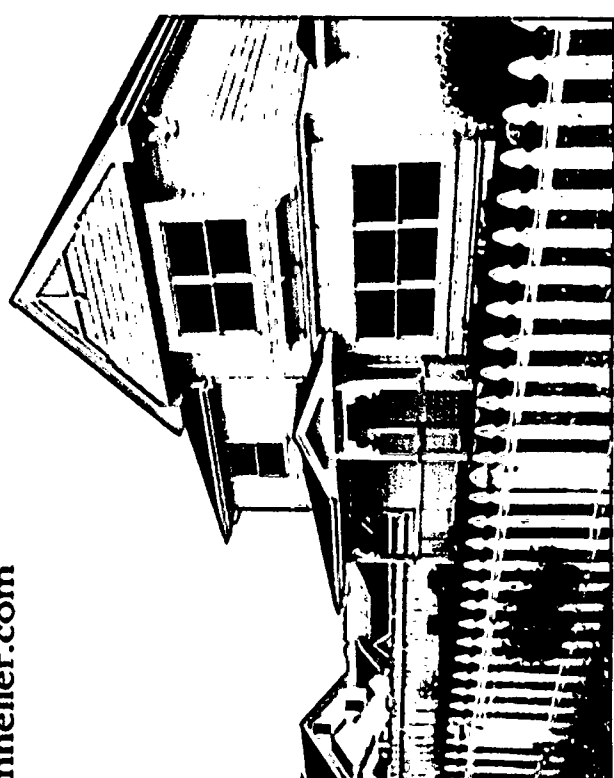
ELECTION DISTRICT: 8  
 ZONING:  
 UTILITIES: PRIVATE WELL & SEPTIC

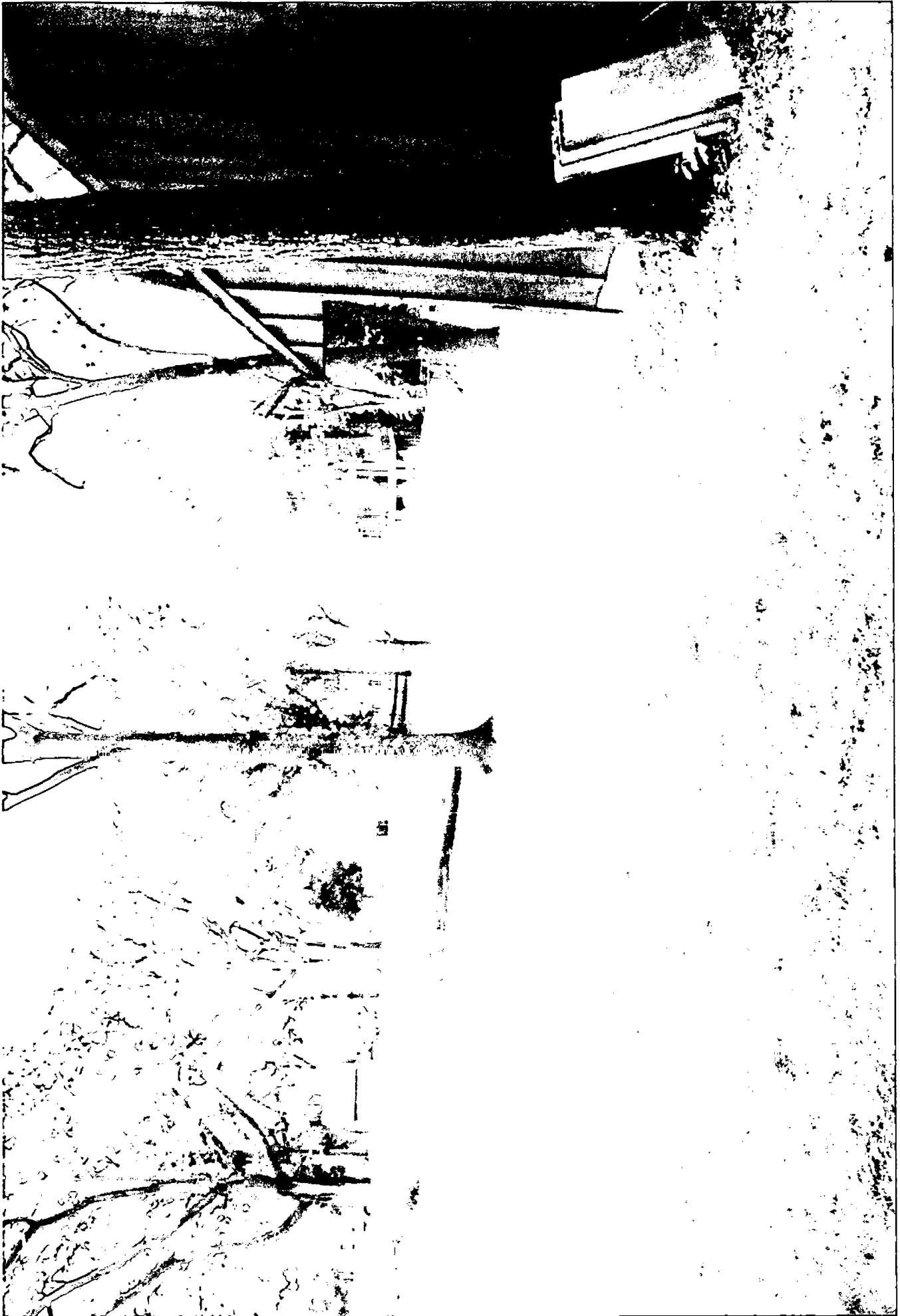
**SITE PLAN**

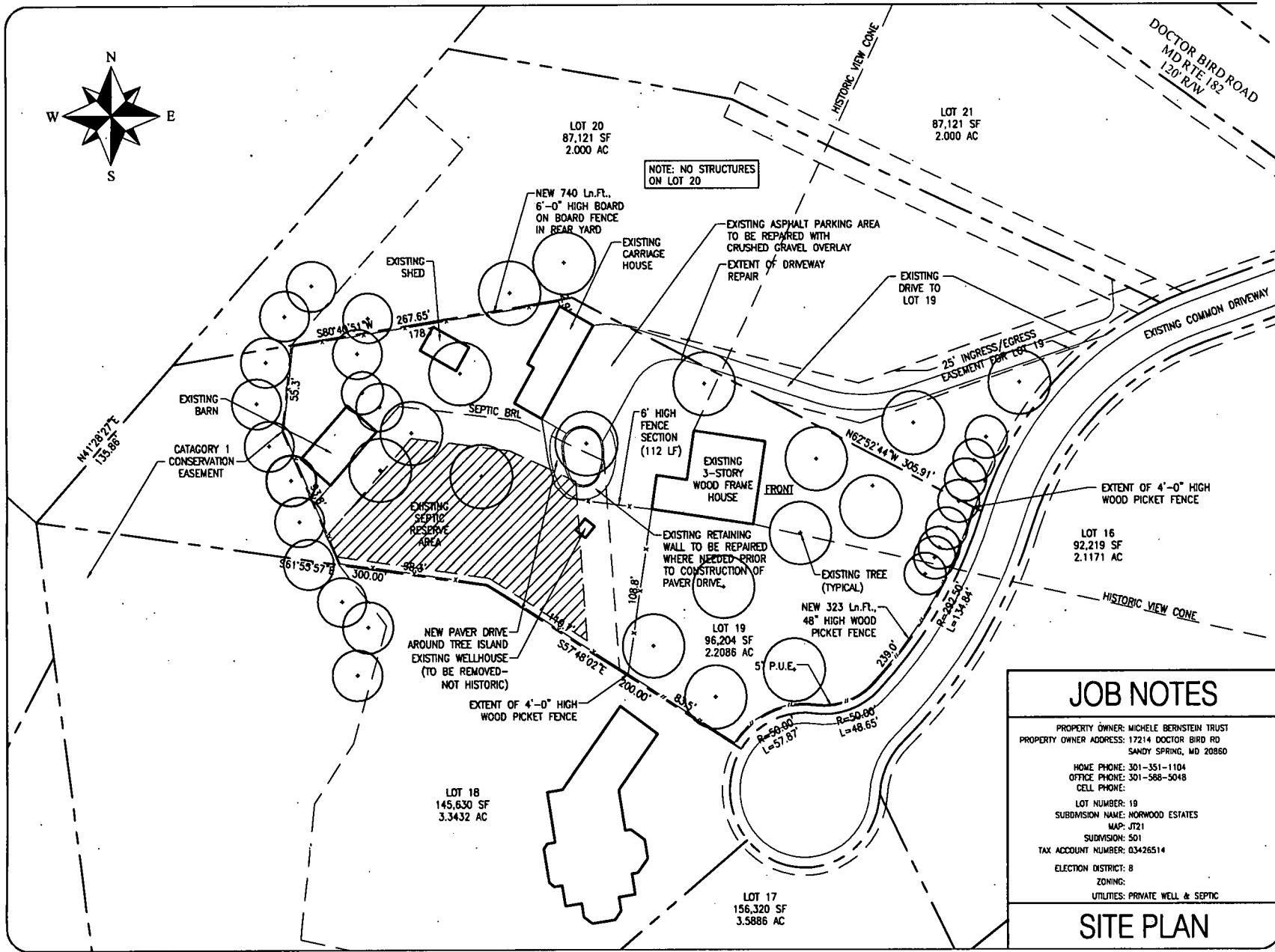
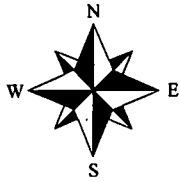
Date: 06/01/2010  
 Scale: 1"=60'  
 Drawn: JEK  
 Job: TWW2009-0113  
 Sheet: 1.0



nheller.com







NOTE: NO STRUCTURES ON LOT 20

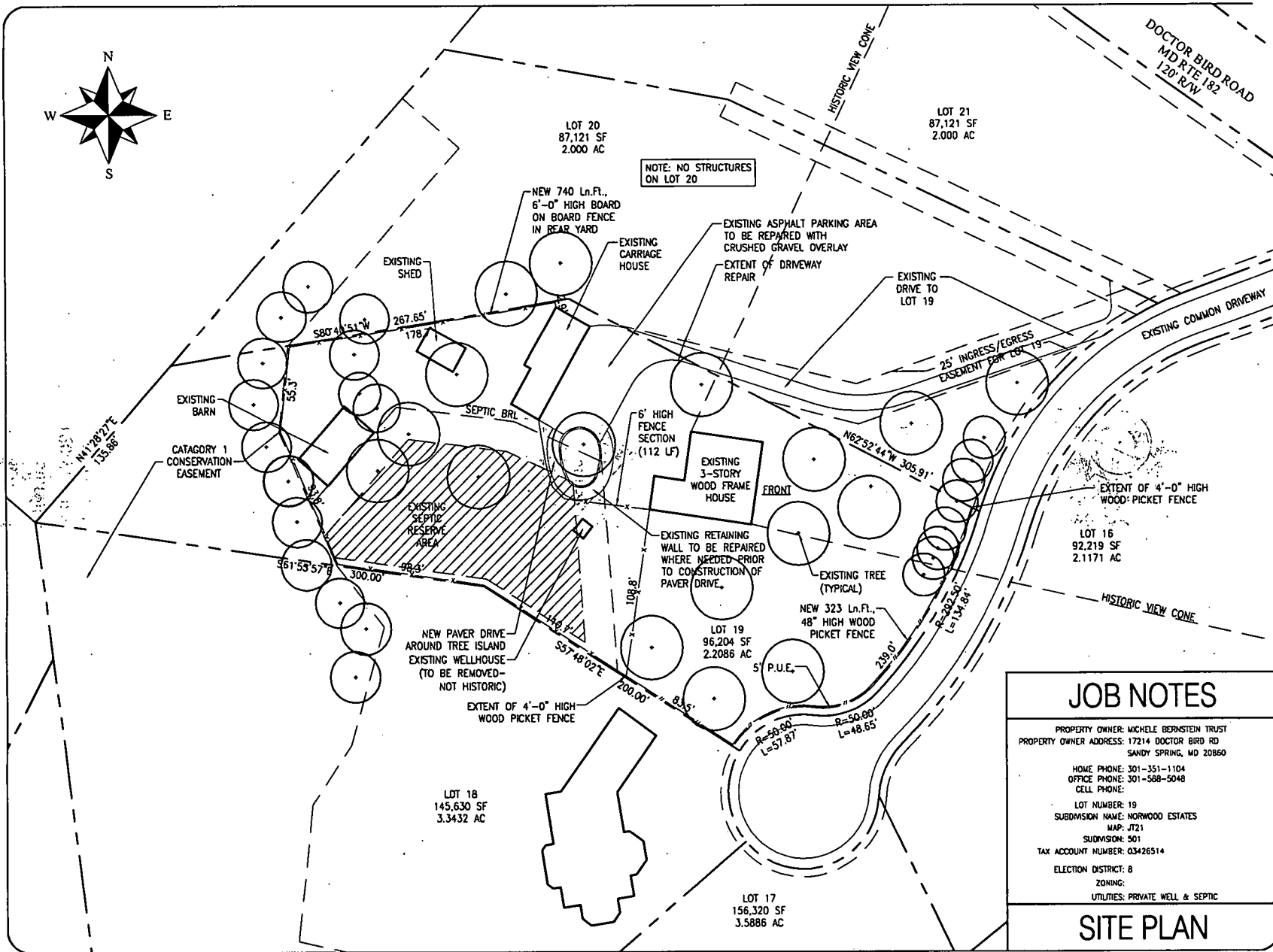
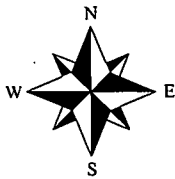
**Lot 19 - Norwood Estates**  
 17214 DOCTOR BIRD ROAD  
 8TH ELECTION DISTRICT  
 MONTGOMERY COUNTY



PO BOX 1726  
 OLNEY, MARYLAND 20830  
 P: 301-924-2669  
 F: 301-560-2632

<b>JOB NOTES</b>	
PROPERTY OWNER: MICHELE BERNSTEIN TRUST PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD SANDY SPRING, MD 20886	
HOME PHONE: 301-351-1104 OFFICE PHONE: 301-568-5048 CELL PHONE:	
LOT NUMBER: 19 SUBDIVISION NAME: NORWOOD ESTATES MAP: JT21 SUBDIVISION: 501 TAX ACCOUNT NUMBER: 03426514	
ELECTION DISTRICT: B ZONING: UTILITIES: PRIVATE WELL & SEPTIC	
<b>SITE PLAN</b>	

Date: 06/01/2010  
 Scale: 1"=60'  
 Drawn: JEK  
 Job: TWW2009-0113  
 Sheet  
 1.0



**Lot 19 - Norwood Estates**  
 17214 DOCTOR BIRD ROAD  
 8TH ELECTION DISTRICT  
 MONTGOMERY COUNTY



PO BOX 1726  
 OLNEY, MARYLAND 20830  
 P: 301-624-2659  
 F: 301-560-2632

**JOB NOTES**

PROPERTY OWNER: MICHELE BERNSTEIN TRUST  
 PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD  
 SANDY SPRING, MD 20860

HOME PHONE: 301-351-1104  
 OFFICE PHONE: 301-588-5048  
 CELL PHONE:

LOT NUMBER: 19  
 SUBDIVISION NAME: NORWOOD ESTATES  
 MAP: JT21  
 SUBDIVISION: 501  
 TAX ACCOUNT NUMBER: 03426514

ELECTION DISTRICT: 8  
 ZONING:  
 UTILITIES: PRIVATE WELL & SEPTIC

**SITE PLAN**

Date: 06/01/2010

Scale: 1"=60'

Drawn: JEK

Job: TWW2009-0113

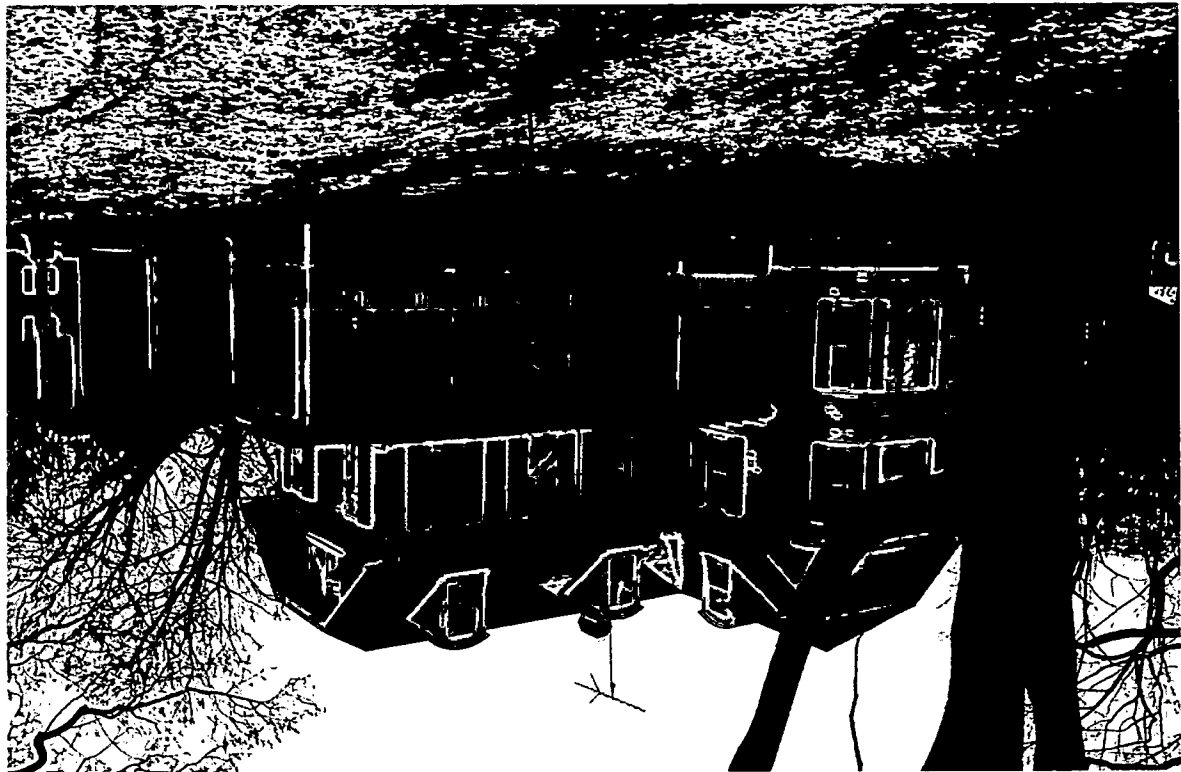
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13



17208 Doctor Bird Road  
Sandy Spring, Maryland 20860  
February 5, 2010

The Montgomery County Historic  
Preservation Commission  
8787 Georgia Avenue  
Silver Spring, Maryland 20910

Dear Sirs:

The purpose of this letter is to formally register **our opposition** to the proposed plans submitted by Kurtis Miller (John Krawczyk Agent) for fencing installation at 17214 Doctor Bird Road, Sandy Spring, Maryland. We are one of the owners of one of the 4 new homes that have been built on the 19 acre site.

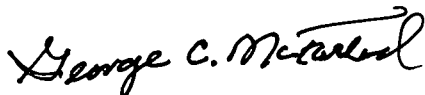
Our opposition is based on the fact that the proposed fencing would substantially and negatively impact the overall historic character of the development. The initially approved plans for the development recognized the importance of preserving the character of the Thomas Moore House by ensuring the **visual integrity** of both the Thomas Moore House and the related structures behind the house. Both the house and the related structures combine to present the visual appurtenances and create the visual setting for the house. The fence would obliterate visual access to both the history and architecture of the environment and culture of the period in which the house was built.

Further, the initial development plan was to minimize the foot print of each house and require that each new house be situated in close proximity to each other so as to maintain the visual appearance of open spaces that are unobstructed except for trees and green space. Approval of this application would violate this intent.

The proposed fencing would severely undermine the intent of the initial plans, and further shield the current unapproved use of the property for storing commercial vehicles, equipment and other construction materials in violation of existing zoning regulations.

Both we and our neighbors have invested millions of dollars to help create and maintain and enhance both the value and character of this development. And therefore, we ask that the Commission deny the application that is before you today.

Sincerely,



George C. McFarland  
Homeowner

Honorable  
George C. McFarland

*George C. McFarland*

Sincerely,

The Commission deny the application that is before you today and enhance both the value and character of this development. And therefore, we ask that both we and our neighbors have invested millions of dollars to help create and maintain

orderly and other conservation initiatives in violation of existing zoning regulations, which the current unapproved use of the property for storing commercial vehicles. The proposed fencing would severely undermine the intent of the initial plans and further

space. Approval of this application would violate this intent. The visual appearance of open spaces that are unobstructed except for trees and greenery that each new house be situated in close proximity to each other so as to maintain further the initial development plan was to minimize the foot print of each house and

architecture of the environment and nature of the period in which the house was built setting for the house. The fence would obstruct visual access to both the history and related structures comprising the visual appearance and create the visual Thomas Moore House and the related structures behind the house. Both the house and the character of the Thomas Moore House by sustaining the visual integrity of both the approved plans for the development recognized the importance of preserving the negatively impact the overall historic character of the development. The initial. Our opposition is based on the fact that the proposed fencing would substantially and

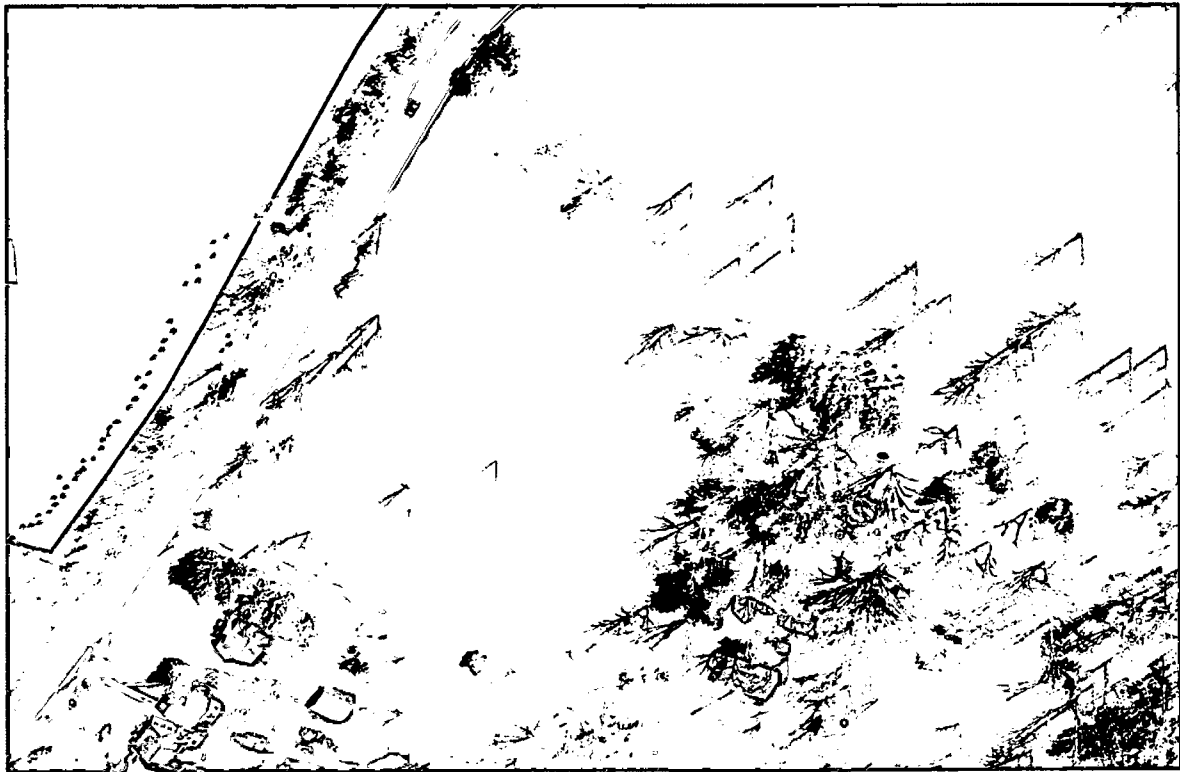
new houses that have been built on the 18 acre site. Doctor Bird Road, Sandy Spring, Maryland. We are one of the owners of one of the 4 subdivided by Kurtz Miller (John Krawczyk Agent) for fencing installation in 1974. The purpose of this letter is to formally register our opposition to the proposed plans

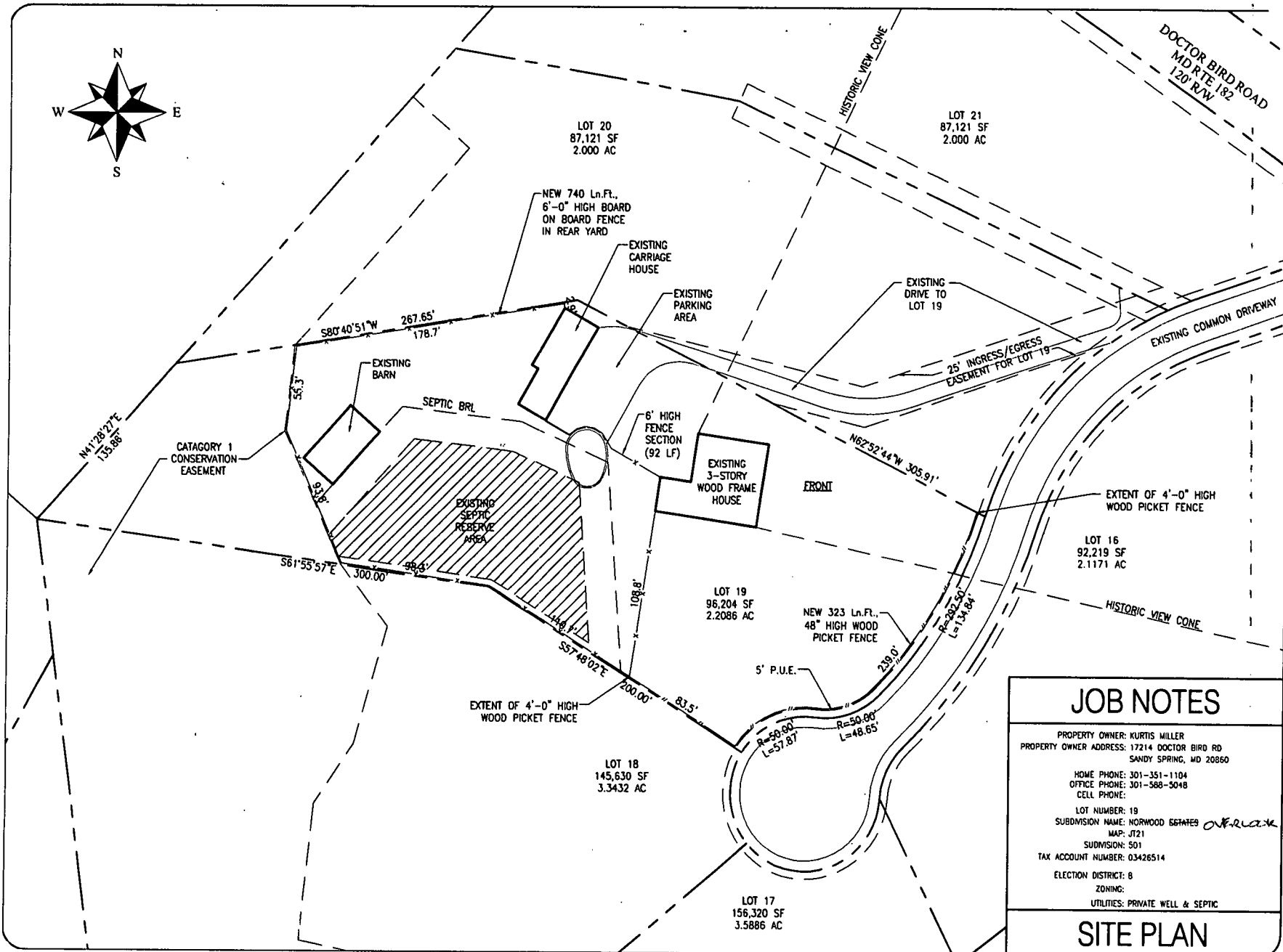
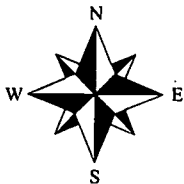
Dear Sirs:

Sandy Spring, Maryland 20880  
8787 Georgia Avenue  
Preservation Commission  
The Montgomery County Historic

February 2, 2010  
Sandy Spring, Maryland 20880  
13508 Doctor Bird Road

(b)





*OVERLOOK*  
**Lot 19 - Norwood Estates**  
 17214 DOCTOR BIRD ROAD  
 8TH ELECTION DISTRICT  
 MONTGOMERY COUNTY



PO BOX 1726  
 OLNEY, MARYLAND 20830  
 P: 301-924-2699  
 F: 301-560-2832

**JOB NOTES**

PROPERTY OWNER: KURTIS MILLER  
 PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD  
 SANDY SPRING, MD 20860

HOME PHONE: 301-351-1104  
 OFFICE PHONE: 301-588-5048  
 CELL PHONE:

LOT NUMBER: 19  
 SUBMISSION NAME: NORWOOD SEPARATES *OVERLOOK*  
 MAP: J121  
 SUBMISSION: 501  
 TAX ACCOUNT NUMBER: 03428514

ELECTION DISTRICT: B  
 ZONING:  
 UTILITIES: PRIVATE WELL & SEPTIC

**SITE PLAN**

Date: 01/18/2010  
 Scale: 1"=60'  
 Drawn: JEK  
 Job: TWW2009-0113  
 Sheet

1.0

9

**EXPEDITED**  
**MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION**  
**STAFF REPORT**

<b>Address:</b>	17214 Doctor Bird Road, Sandy Spring	<b>Meeting Date:</b>	2/10/10
<b>Resource:</b>	<i>Master Plan</i> Site #23/120 Thomas Moore House	<b>Report Date:</b>	2/3/10
<b>Applicant:</b>	Kurtis Miller (John Krawczyk, Agent)	<b>Public Notice:</b>	1/27/10
<b>Review:</b>	HAWP	<b>Tax Credit:</b>	None
<b>Case Numbers:</b>	23/120-10A	<b>Staff:</b>	Anne Fothergill
<b>Proposal:</b>	Fencing installation		

**STAFF RECOMMENDATION**

- Approval  
 Approval with conditions

**PROPERTY DESCRIPTION** (excerpted from Places in the Past)

**23/120 Thomas Moore House (1885)**

The Thomas L. Moore House is an elegantly designed Victorian-era villa that enjoys a commanding view of the still rural landscape. On the occasion of his marriage, Thomas L. Moore acquired a tract of land from his father and built this spacious house in 1885. Set upon a stone foundation and having a T-shaped footprint, the house has a cross gable roof with jerkin-head ends and brick corbeled chimneys. Victorian-era influence is seen in its projecting bays, dormer windows, wrap-around porch, vertical 2/2 sash windows, and scroll-sawn porch brackets. The house retains exquisite interior detailing and has a high degree of integrity.

**PROPOSAL**

The applicants are proposing to install 4' tall open picket wood fencing at the front of the property along the shared driveway connecting to 6' tall wood privacy fencing starting behind rear plane of the house and going behind the existing barn and carriage house.

The two proposed fencing types are in Circle 7 and a site plan showing the fencing locations is in Circle 6.

**APPLICABLE GUIDELINES**

**Montgomery County Code; Chapter 24A-8**

- (a) The commission shall instruct the director to deny a permit if it finds, based on the evidence and information presented to or before the commission that the alteration for which the permit is sought would be inappropriate, inconsistent with or detrimental to the preservation, enhancement or ultimate protection of the historic site or historic resource within an historic district, and to the purposes of this chapter.
- (b) The commission shall instruct the director to issue a permit, or issue a permit subject to such conditions as are found to be necessary to insure conformity with the purposes and requirements of this chapter, if it finds that:
  - (1) The proposal will not substantially alter the exterior features of an historic site or historic resource within an historic district; or
  - (2) The proposal is compatible in character and nature with the historical, archeological, architectural or cultural features of the historic site or the historic district in which an historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter; or
  - (3) The proposal would enhance or aid in the protection, preservation and public or private utilization of the historic site or historic resource located within an historic district in a manner compatible with the historical, archeological, architectural or cultural value of the historic site or historic district in which an historic resource is located; or
  - (4) The proposal is necessary in order that unsafe conditions or health hazards be remedied; or
  - (5) The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffer undue hardship; or
  - (6) In balancing the interests of the public in preserving the historic site or historic resource located within an historic district, with the interests of the public from the use and benefit of the alternative proposal, the general public welfare is better served by granting the permit.
- (c) It is not the intent of this chapter to limit new construction, alteration or repairs to any 1 period or architectural style.
- (d) In the case of an application for work on an historic resource located within an historic district, the commission shall be lenient in its judgment of plans for structures of little historical or design significance or for plans involving new construction, unless such plans would seriously impair the historic or architectural value of surrounding historic resources or would impair the character of the historic district. (Ord. No. 9-4, § 1; Ord. No. 11-59.)

### **STAFF RECOMMENDATION**

Staff recommends that the Commission **approve** the HAWP application as being consistent with Chapter 24A-8(b), (1) and (2):

and with the general condition that the applicant shall present the **3 permit sets of drawings to Historic Preservation Commission (HPC) staff for review and stamping** prior to submission for the Montgomery County Department of Permitting Services (DPS) building permits;

and with the general condition that the applicant shall notify the Historic Preservation Staff if they propose to make **any alterations** to the approved plans. Once the work is completed the applicant will **contact the staff person** assigned to this application at 301-563-3400 or [anne.fothergill@mncppc-mc.org](mailto:anne.fothergill@mncppc-mc.org) to schedule a follow-up site visit.





RETURN TO: DEPARTMENT OF PERMITTING SERVICES  
255 ROCKVILLE PIKE, 2ND FLOOR, ROCKVILLE, MD 20850  
240/777-6370

DPS - #8

**HISTORIC PRESERVATION COMMISSION**  
**301/563-3400**

**APPLICATION FOR**  
**HISTORIC AREA WORK PERMIT**

Contact Person: John Krawczyk  
Daytime Phone No.: 443-744-2622

Tax Account No.: 03426514

Name of Property Owner: KURTIS MILLER Daytime Phone No.: 301-351-1104

Address: 1724 DOCTOR BIRD RD SANDY SPRING 20860  
Street Number City State Zip Code

Contractor: THE WATER WORKS INC Phone No.: \_\_\_\_\_

Contractor Registration No.: MHC 12047

Agent for Owner: JOHN KRAWCZYK Daytime Phone No.: 443-744-2622

**LOCATION OF BUILDING/PREMISE**

House Number: 1724 DOCTOR BIRD RD Street RD

Town/City: SANDY SPRING Nearest Cross Street: NORWOOD RD.

Lot: 19 Block: \_\_\_\_\_ Subdivision: NORWOOD OVERLOOK

Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

**PART ONE: TYPE OF PERMIT ACTION AND USE**

**1A. CHECK ALL APPLICABLE:**

- Construct
- Extend
- Alter/Renovate
- Move
- Install
- Wreck/Raze
- Revision
- Repair
- Revocable

**CHECK ALL APPLICABLE:**

- A/C
- Slab
- Room Addition
- Porch
- Deck
- Shed
- Solar
- Fireplace
- Woodburning Stove
- Single Family
- Fence/Wall (complete Section 4)
- Other: \_\_\_\_\_

1B. Construction cost estimate: \$ 10000

1C. If this is a revision of a previously approved active permit, see Permit # \_\_\_\_\_

**PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS**

2A. Type of sewage disposal: 01  WSSC 02  Septic 03  Other: \_\_\_\_\_

2B. Type of water supply: 01  WSSC 02  Well 03  Other: \_\_\_\_\_

**PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL**

3A. Height 4 feet 0 inches AND 6'-0" W REAR YARD

3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:

- On party line/property line
- Entirely on land of owner
- On public right of way/easement

I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

[Signature] Signature of owner or authorized agent  
1/20/10 Date

Approved: \_\_\_\_\_ For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Application/Permit No.: 529625 Date Filed: 1/20/10 Date Issued: \_\_\_\_\_



MARK MORAN  
Investigator

Department of Permitting Services  
255 Rockville Pike, 2nd Floor  
Rockville, Maryland 20850  
301-370-3653  
240-777-6263 FAX  
240-777-6256 TTY

mark.moran@montgomerycountymd.gov

PERMITTING SERVICES  
Floor  
350-4166

# NOTICE OF VIOLATION

AND the undersigned issuer, being duly authorized, states that:

Recipient of this NOTICE, KURTIS MILLER  
Recipient's Name

who represents the permittee/defendant, MICHELLE BERNSTEIN TRUST  
Permittee's Name

is notified that a violation of Montgomery County Code, Section: 24A  
exists at: 17214 DOCTOR BIRD RD

The violation is described as: Alteration of a historic property without first obtaining a HISTORICAL AREA WORK PERMIT - DRIVEWAY

The following corrective action(s) must be performed immediately as directed, Obtain a HISTORICAL AREA WORK PERMIT before altering any portion of the property

See attached Inspection Report(s) for additional violations and/or required corrective actions.

An inspection fee of \$ \_\_\_\_\_ is required in addition to any application fee(s).

Compliance Time: IMMEDIATELY Re-inspection Date(s): \_\_\_\_\_ Permit Number: \_\_\_\_\_ Code/Edition: \_\_\_\_\_

Failure to comply with this notice will result in the issuance of one or more \$500.00 civil citations.

A STOP WORK ORDER is also issued this date at the above referenced project. All construction activities on these premises must cease immediately. Only those activities required to correct violations may continue. Permission is required to resume construction.

ISSUED BY: MARK K. MORAN Mark K. Moran 4-7-10  
Printed Name Signature Date

Phone No. 301-370-3653

RECEIVED BY: \_\_\_\_\_  
Printed Name Signature Date

Phone No. \_\_\_\_\_ Sent by Registered Mail/Return Receipt On: \_\_\_\_\_

**RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION**

This Notice may be appealed to the Montgomery County Board of Appeals within 30 days of the issue date. The Board of Appeals is located in the Council Office Building, 100 Maryland Ave., Room 217, Rockville, MD 20850, telephone (240) 777-6600.

**Fothergill, Anne**

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**From:** Fothergill, Anne  
**Sent:** Thursday, March 25, 2010 1:09 PM  
**To:** 'Kurtis Miller'  
**Subject:** additional information needed  
**Attachments:** image002.gif

Mr. Miller,

Thanks for faxing me those two pages of the contract. We need the following in order to establish that you are the contract purchaser so that we can proceed with your HAWP application:

- 1) a copy of the page of the signed contract that includes the legal description of the property (this is blank on page one)
- 2) a copy of the check or money order that shows payment and/or receipt of the earnest money
- 3) a notarized affidavit by the current owner stating that the property is under contract for sale to the purchaser. The affidavit needs to be addressed directly to the HPC and also should state that the current owner/seller has knowledge of the Historic Area Work Permit application.

You are welcome to give the seller my contact information so they can contact me directly about item #3 if that would be helpful.

thanks,  
Anne

Anne Fothergill  
Planner Coordinator  
Urban Design | Historic Preservation Section  
Maryland-National Capital Park and Planning Commission  
301-563-3400 phone | 301-563-3412 fax

<http://www.montgomeryplanning.org/historic>

OUR OFFICE MOVED--PLEASE NOTE NEW ADDRESS:

**Office Location:**

1400 Spring Street, Suite 500 W  
Silver Spring, MD 20910

**Mailing Address:**

8787 Georgia Avenue  
Silver Spring, MD 20910

---

**From:** Kurtis Miller [mailto:kmiller@thewaterworksinc.com]  
**Sent:** Thursday, March 25, 2010 9:01 AM  
**To:** Fothergill, Anne  
**Subject:** confirm correct email

Good morning Anne,

The Water Works, Inc.  
Fax: 301-560-2632  
Phone: 301-588-5049

17214 Dr. Blvd Rd Olney, MD 20832

Property:

Thanks

Could you please resubmit my application for a fence.

Anne,

• Comments:

Urgent  For Review  Please Comment  Please Reply  Please Recycle

Re:

CC:

Phone:

Date:

Pages:

Fax: (301) 563-3412

From:

Kurt Miller

To: Anne Fosterbill

**Fax**

THE WATER WORKS

P.O. Box 1726  
Olney, MD 20830

**The Water Works Inc**



### REGIONAL SALES CONTRACT

This SALES CONTRACT ("Contract") is made on February 1, 2010 ("Contract Date")  
 between Dr Bird Road LLC, a Maryland limited liability company ("Purchaser") and The Michelle Bernstein Trust ("Seller")  
 who, among other things, hereby confirm and acknowledge by their initials and signatures herein that by prior disclosure  
 in this real estate transaction \_\_\_\_\_ ("Listing Company")  
 represents Seller, and \_\_\_\_\_ ("Selling Company")  
 represents \_\_\_\_\_

Purchaser or  Seller. The Listing Company and Selling Company are collectively referred to as ("Broker"). (If the brokerage firm is acting as a dual representative for both Seller and Purchaser, then the appropriate disclosure form is attached to and made a part of this Contract.) In consideration of the mutual promises and covenants set forth below, and other good and valuable consideration the receipt and sufficiency of which is acknowledged, the parties agree as follows:

1. **REAL PROPERTY** Purchaser will buy and Seller will sell for the sales price ("Sales Price"), Seller's entire interest in the real property (with all improvements, rights and appurtenances) described as follows ("Property"):

TAX Map/ID # \_\_\_\_\_ Legal Description: Lot(s) \_\_\_\_\_  
 Block/Square \_\_\_\_\_ Section \_\_\_\_\_ Subdivision or Condominium \_\_\_\_\_  
 Parking Space(s) # \_\_\_\_\_ County/Municipality Montgomery  
 Deed Book/Liber # \_\_\_\_\_ Page/Folio # \_\_\_\_\_  
 Street Address 17214 Dr Bird Road  
 Unit # \_\_\_\_\_ City Sandy Spring State MD Zip Code 20860

### 2. PRICE AND FINANCING

A. Down Payment \$ 25,000.00

B. Financing

1. First Trust (if applicable) \$ \_\_\_\_\_

2. Second Trust (if applicable) \$ \_\_\_\_\_

3. Seller Held Trust \$ 575,000.00  
 Addendum attached (if applicable)

TOTAL FINANCING \$ 575,000.00

SALES PRICE \$ 600,000.00

### 3. DEED(S) OF TRUST

A. First Deed of Trust Purchaser will  Obtain or  Assume  
 a  Conventional  FHA  VA  Other \_\_\_\_\_ First Deed of Trust loan  
 amortized over \_\_\_\_\_ years at a  Fixed or an  Adjustable rate bearing (initial) interest of \_\_\_\_\_  
 \_\_\_\_\_ % per year or market rate available. Special Terms (if any): \_\_\_\_\_

**THE FOLLOWING GENERAL PROVISIONS PARAGRAPH SHALL APPLY TO THIS ENTIRE CONTRACT AND THE NOTICES PARAGRAPH SHALL SUPERSEDE ANY OTHER NOTICE PROVISION IN THIS ENTIRE CONTRACT.**

**GENERAL PROVISIONS.** "Day" or "Days" means calendar days unless otherwise specified. For the purpose of computing time periods, the first Day will be the Day following Delivery and the time period will end at 9 p.m. on the Day specified. "Date of Ratification" as used in this Addendum of Clauses means the date of final acceptance in writing by a party of all of the terms of this Contract and addenda and Delivery of acceptance (not the date of expiration or removal of any contingencies) to the other party. "Delivery" or "Deliver" means hand carried, sent by overnight delivery service, sent by wire or electronic medium which produces a tangible record of the transmission (such as telegram, mailgram, telecopier or "Fax"), or U.S. Postal mailing. In the event of overnight delivery service, Delivery will be deemed to have been made on the next business day (Monday through Saturday, excluding federal holidays) following the sending, unless earlier receipt is acknowledged in writing. In the event of U.S. Postal mailing, Delivery will be deemed to have been made on the third business Day (Monday through Saturday, excluding federal holidays) following the mailing, unless earlier receipt is acknowledged in writing.

**NOTICES.** All notices under the contract shall be in writing. Notices to the Seller shall be effective when delivered to the Seller or an Agent of the Seller named in the contract (including a Dual Agent or Intra-Company Agent assigned to the Seller). Notices to the Purchaser shall be effective when delivered to the Purchaser or an Agent of the Purchaser named in the contract (including a Dual Agent or Intra-Company Agent assigned to the Purchaser). "Purchaser" means "Buyer" and vice versa.

Except as modified by this Addendum, all of the terms and provisions of this Contract are hereby expressly ratified and confirmed and will remain in full force and effect. The captions and headings are for convenience of reference only.

*Handwritten initials*

*[Signature]* 3/23/10  
SELLER DATE

*[Signature]* 2/2-10  
PURCHASER DATE

SELLER DATE

PURCHASER DATE

HOME TELEPHONE NUMBER

HOME TELEPHONE NUMBER

OFFICE TELEPHONE NUMBER

OFFICE TELEPHONE NUMBER

FAX NUMBER

FAX NUMBER

*Handwritten initials*

LISTING AGENT

SELLING AGENT/BUYER'S AGENT

Name

Name

Real Estate License Number and Jurisdiction

Real Estate License Number and Jurisdiction

©2000, The Greater Capital Area Association of REALTORS®, Inc.  
This Recommended Form is the property of the The Greater Capital Area Association of REALTORS®, Inc. and is for use by members only.  
Previous editions of this Form should be destroyed.

GCAAR Form # MC & DC 1332A/D

5 of 5

02/2000



RETURN TO: DEPARTMENT OF PERMITTING SERVICES
255 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850
240/777-6370

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: John Krawczyk

Daytime Phone No.: (443) 744-2622

Tax Account No.: 03426514

Name of Property Owner: Kurtis Miller

Daytime Phone No.: (301) 351-1104

Address: 17214 Doctor Bird Rd Sandy Spring Doctor Bird Rd 20860
Street Number City State Zip Code

Contractor: The Water Works Inc Phone No.:

Contractor Registration No.: MHK 12647

Agent for Owner: John Krawczyk Daytime Phone No.: (443) 744-2622

LOCATION OF BUILDING/PREMISE

House Number: 17214 Street: Doctor Bird Rd

Town/City: Sandy Spring Nearest Cross Street: Norwood Rd

Lot: 19 Block: Subdivision: Norwood Overlook

Tract: Folio: Parcel:

PART ONE: TYPE OF PERMIT ACTION AND USE

A. CHECK ALL APPLICABLE:

- Construct (checked)
Extend
Alter/Renovate
Move
Install
Wreck/Raze
Revision
Repair
Revocable

CHECK ALL APPLICABLE:

- A/C
Slab
Room Addition
Porch
Deck
Shed
Solar
Fireplace
Woodburning Stove
Single Family
Fence/Wall (checked)
Other:

B. Construction cost estimate: \$ 10,000

C. If this is a revision of a previously approved active permit, see Permit #

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

A. Type of sewage disposal: 01 WSSC 02 Septic (checked) 03 Other:

B. Type of water supply: 01 WSSC 02 Well (checked) 03 Other:

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

A. Height 4 feet 0 inches

B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:

- On party line/property line (checked)
Entirely on land of owner (checked)
On public right of way/easement

I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

Signature of owner or authorized agent

Date

Approved: For Chairperson, Historic Preservation Commission

Disapproved: Signature: Date:

Application/Permit No.: 535809 Date Filed: Date Issued:

**THE FOLLOWING ITEMS MUST BE COMPLETED AND THE  
REQUIRED DOCUMENTS MUST ACCOMPANY THIS APPLICATION.**

**1. WRITTEN DESCRIPTION OF PROJECT**

a. Description of existing structure(s) and environmental setting, including their historical features and significance:

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b. General description of project and its effect on the historic resource(s), the environmental setting, and, where applicable, the historic district:

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**2. SITE PLAN**

Site and environmental setting, drawn to scale. You may use your plat. Your site plan must include:

- a. the scale, north arrow, and date;
- b. dimensions of all existing and proposed structures; and
- c. site features such as walkways, driveways, fences, ponds, streams, trash dumpsters, mechanical equipment, and landscaping.

**3. PLANS AND ELEVATIONS**

You must submit 2 copies of plans and elevations in a format no larger than 11" x 17". Plans on 8 1/2" x 11" paper are preferred.

- a. **Schematic construction plans**, with marked dimensions, indicating location, size and general type of walls, window and door openings, and other fixed features of both the existing resource(s) and the proposed work.
- b. Elevations (facades), with marked dimensions, clearly indicating proposed work in relation to existing construction and, when appropriate, context. All materials and fixtures proposed for the exterior must be noted on the elevations drawings. An existing and a proposed elevation drawing of each facade affected by the proposed work is required.

**4. MATERIALS SPECIFICATIONS**

General description of materials and manufactured items proposed for incorporation in the work of the project. This information may be included on your design drawings.

**5. PHOTOGRAPHS**

- a. Clearly labeled photographic prints of each facade of existing resource, including details of the affected portions. All labels should be placed on the front of photographs.
- b. Clearly label photographic prints of the resource as viewed from the public right-of-way and of the adjoining properties. All labels should be placed on the front of photographs.

**6. TREE SURVEY**

If you are proposing construction adjacent to or within the dripline of any tree 6" or larger in diameter (at approximately 4 feet above the ground), you must file an accurate tree survey identifying the size, location, and species of each tree of at least that dimension.

**7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS**

For **ALL** projects, provide an accurate list of adjacent and confronting property owners (not tenants), including names, addresses, and zip codes. This list should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly across the street/highway from the parcel in question. You can obtain this information from the Department of Assessments and Taxation, 51 Monroe Street, Rockville, (301/279-1355).

**PLEASE PRINT (IN BLUE OR BLACK INK) OR TYPE THIS INFORMATION ON THE FOLLOWING PAGE.  
PLEASE STAY WITHIN THE GUIDES OF THE TEMPLATE, AS THIS WILL BE PHOTOCOPIED DIRECTLY ONTO MAILING LABELS.**





RETURN TO: DEPARTMENT OF PERMITTING SERVICES  
255 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850  
240/777-6370

DPS - #8

HISTORIC PRESERVATION COMMISSION  
301/563-3400

APPLICATION FOR  
HISTORIC AREA WORK PERMIT

Contact Person: John Krawczyk

Daytime Phone No.: (443) 744-2622

Tax Account No.: 03426514

Name of Property Owner: Kurtis Miller Daytime Phone No.: (301) 351-1104

Address: 17214 Doctor Bird Rd Sandy Spring Doctor Bird Rd 20860  
Street Number City Street Zip Code

Contractor: The Water Works Inc Phone No.: \_\_\_\_\_

Contractor Registration No.: MHK 12647

Agent for Owner: John Krawczyk Daytime Phone No.: (443) 744-2622

**LOCATION OF BUILDING/PREMISE**

House Number: 17214 Street: Doctor Bird Rd

Town/City: Sandy Spring Nearest Cross Street: Norwood Rd

Lot: 19 Block: \_\_\_\_\_ Subdivision: Norwood Overlook

Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

**PART ONE: TYPE OF PERMIT ACTION AND USE**

1A. CHECK ALL APPLICABLE:

- Construct
- Extend
- Alter/Renovate
- Move
- Install
- Wreck/Raze
- Revision
- Repair
- Revocable

CHECK ALL APPLICABLE:

- A/C
- Slab
- Room Addition
- Porch
- Deck
- Shed
- Solar
- Fireplace
- Woodburning Stove
- Single Family
- Fence/Wall (complete Section 4)
- Other: \_\_\_\_\_

1B. Construction cost estimate: \$ 10,000

1C. If this is a revision of a previously approved active permit, see Permit # \_\_\_\_\_

**PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS**

2A. Type of sewage disposal: 01  WSSC 02  Septic 03  Other: \_\_\_\_\_

2B. Type of water supply: 01  WSSC 02  Well 03  Other: \_\_\_\_\_

**PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL**

3A. Height 4 feet 0 inches

3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:

- On party line/property line
- Entirely on land of owner
- On public right of way/easement

I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

Signature of owner or authorized agent

Date

Approved: \_\_\_\_\_ For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Application/Permit No.: 535809 Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_



RETURN TO: DEPARTMENT OF PERMITTING SERVICES  
255 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850  
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**301/563-3400**

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Daytime Phone No.: 443-744-2622

Tax Account No.: 03426514

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Address: 1724 DOCTOR BIRD RD SANDY SPRING 20860  
Street Number City State Zip Code

Contractor: THE WATER WORKS INC Phone No.: \_\_\_\_\_

Contractor Registration No.: MHC 12647

Agent for Owner: John Krawczyk Daytime Phone No.: 443-744-2622

**LOCATION OF BUILDING/PREMISE**

House Number: 1724 DOCTOR BIRD RD Street: RD

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Lot: 19 Block: \_\_\_\_\_ Subdivision: NORWOOD EVERLOOK

Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

**PART ONE: TYPE OF PERMIT ACTION AND USE**

- 1A. CHECK ALL APPLICABLE: CHECK ALL APPLICABLE:
- Construct  Extend  Alter/Renovate  A/C  Slab  Room Addition  Porch  Deck  Shed
- Move  Install  Wreck/Raze  Solar  Fireplace  Woodburning Stove  Single Family
- Revision  Repair  Revocable  Fence/Wall (complete Section 4)  Other: \_\_\_\_\_

1B. Construction cost estimate: \$ 10000

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**RECEIVED**

**PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL**

3A. Height 4 feet 0 inches AND 6'-0" W REAR YARD JAN 20 2010

- 3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:
- On party line/property line  Entirely on land of owner  On public right of way/easement

Dept. of Permitting Services  
Casework Management

I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

[Signature]  
Signature of owner or authorized agent

1/20/10  
Date

Approved: \_\_\_\_\_ For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Application/Permit No.: 529625 Date Filed: 1/20/10 Date Issued: \_\_\_\_\_

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REQUIRED DOCUMENTS MUST ACCOMPANY THIS APPLICATION.**

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**7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS**

For **ALL** projects, provide an accurate list of adjacent and confronting property owners (not tenants), including names, addresses, and zip codes. This list should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly across the street/highway from the parcel in question. You can obtain this information from the Department of Assessments and Taxation, 51 Monroe Street, Rockville, (301/279-1355).

**PLEASE PRINT (IN BLUE OR BLACK INK) OR TYPE THIS INFORMATION ON THE FOLLOWING PAGE.  
PLEASE STAY WITHIN THE GUIDES OF THE TEMPLATE, AS THIS WILL BE PHOTOCOPIED DIRECTLY ONTO MAILING LABELS.**



RETURN TO: DEPARTMENT OF PERMITTING SERVICES  
255 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850  
240/777-6370

DPS - #8

**HISTORIC PRESERVATION COMMISSION**  
**301/563-3400**

**APPLICATION FOR  
HISTORIC AREA WORK PERMIT**

Contact Person: John Krawczyk  
Daytime Phone No.: 443-744-2022

Tax Account No.: 03426514

Name of Property Owner: KURTIS MILLER Daytime Phone No.: 301-351-1104  
Address: 1724 DOCTOR BIRD RD SANDY SPRING 20860  
Street Number City State Zip Code

Contractor: THE WATER WORKS INC Phone No.: \_\_\_\_\_

Contractor Registration No.: MHC 12047

Agent for Owner: JOHN KRAWCZYK Daytime Phone No.: 443-744-2622

**LOCATION OF BUILDING/PREMISE**

House Number: 1724 DOCTOR BIRD RD Street: RD  
Town/City: SANDY SPRING Nearest Cross Street: NORWOOD RD.  
Lot: 19 Block: \_\_\_\_\_ Subdivision: NORWOOD OVERLOOK  
Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

**PART ONE: TYPE OF PERMIT ACTION AND USE**

1A. CHECK ALL APPLICABLE:  Construct  Extend  Alter/Renovate  A/C  Slab  Room Addition  Porch  Deck  Shed  
 Move  Install  Wreck/Raze  Solar  Fireplace  Woodburning Stove  Single Family  
 Revision  Repair  Revocable  Fence/Wall (complete Section 4)  Other: \_\_\_\_\_

1B. Construction cost estimate: \$ 10000

1C. If this is a revision of a previously approved active permit, see Permit # \_\_\_\_\_

**PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS**

2A. Type of sewage disposal: 01  WSSC 02  Septic 03  Other: \_\_\_\_\_  
2B. Type of water supply: 01  WSSC 02  Well 03  Other: \_\_\_\_\_

**PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL**

3A. Height 4 feet 0 inches AND 6'0" IN REAR YARD  
3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:  
 On party line/property line  Entirely on land of owner  On public right of way/easement

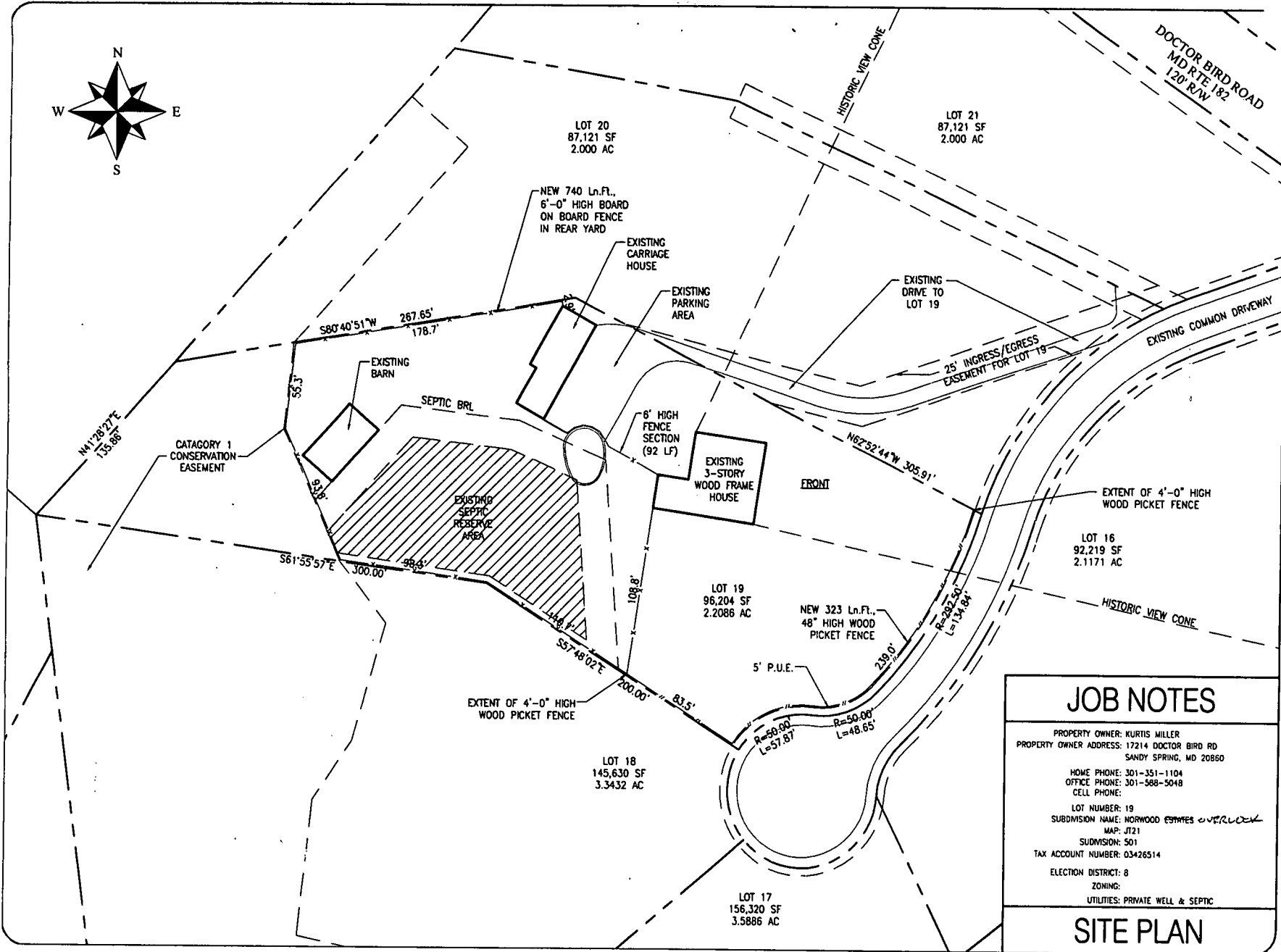
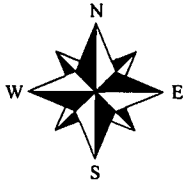
I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

[Signature]  
Signature of owner or authorized agent

1/20/10  
Date

Approved: \_\_\_\_\_ For Chairperson, Historic Preservation Commission  
Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Application/Permit No.: 529625 Date Filed: 1/20/10 Date Issued: \_\_\_\_\_  
CV-LOCK



**JOB NOTES**

PROPERTY OWNER: KURTIS MILLER  
 PROPERTY OWNER ADDRESS: 17214 DOCTOR BIRD RD  
 SANDY SPRING, MD 20860

HOME PHONE: 301-351-1104  
 OFFICE PHONE: 301-588-5048  
 CELL PHONE:

LOT NUMBER: 19  
 SUBMISSION NAME: NORWOOD ESTATES OVERLOOK  
 MAP: JT21  
 SUBDIVISION: 501  
 TAX ACCOUNT NUMBER: 03426514  
 ELECTION DISTRICT: 8  
 ZONING:  
 UTILITIES: PRIVATE WELL & SEPTIC

**SITE PLAN**

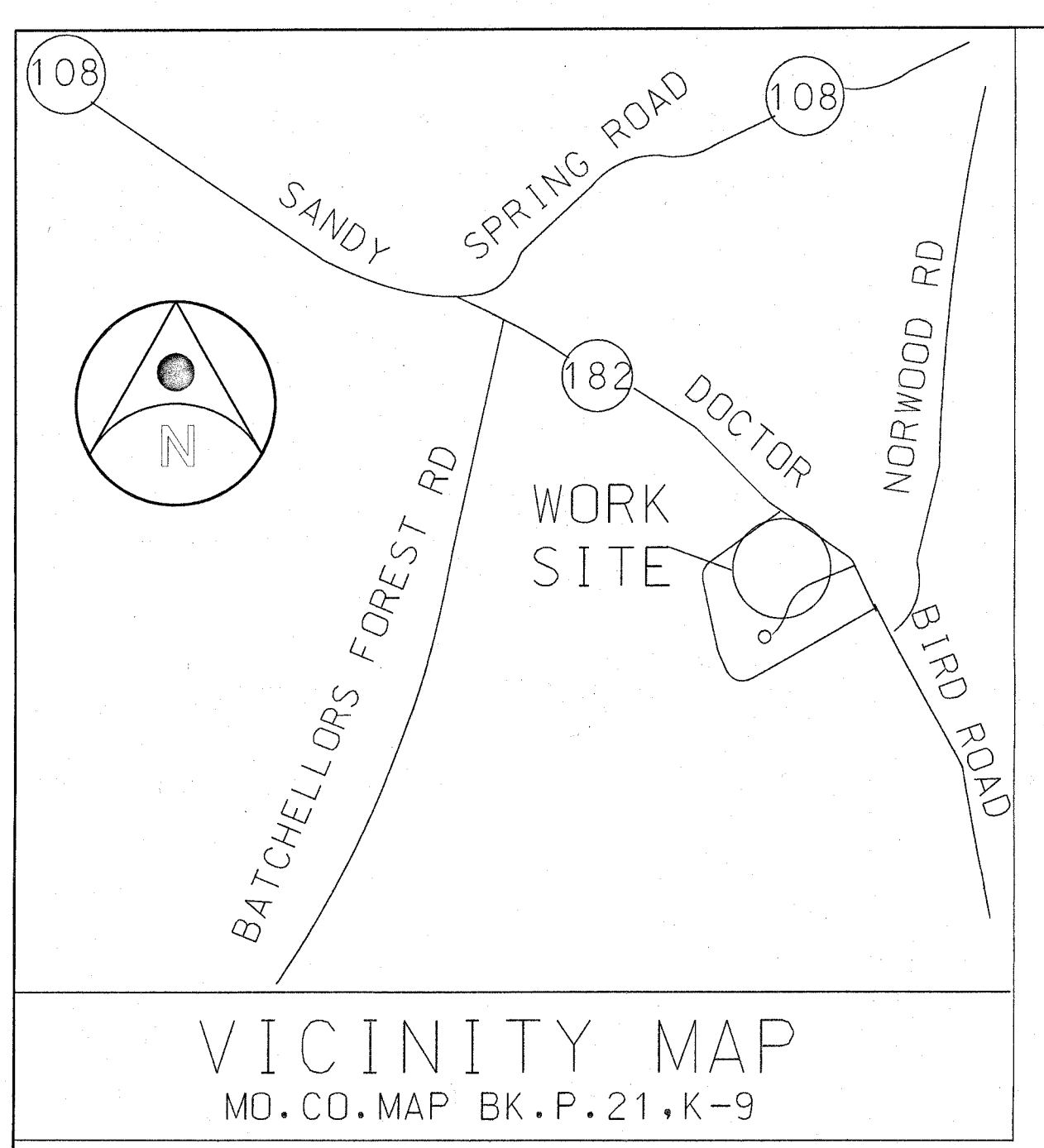
*Overlook*  
**Lot 19 - Norwood Estates**  
 17214 DOCTOR BIRD ROAD  
 8TH ELECTION DISTRICT  
 MONTGOMERY COUNTY



PO BOX 1726  
 OLNEY, MARYLAND 20830  
 P: 301-824-2888  
 F: 301-560-2832

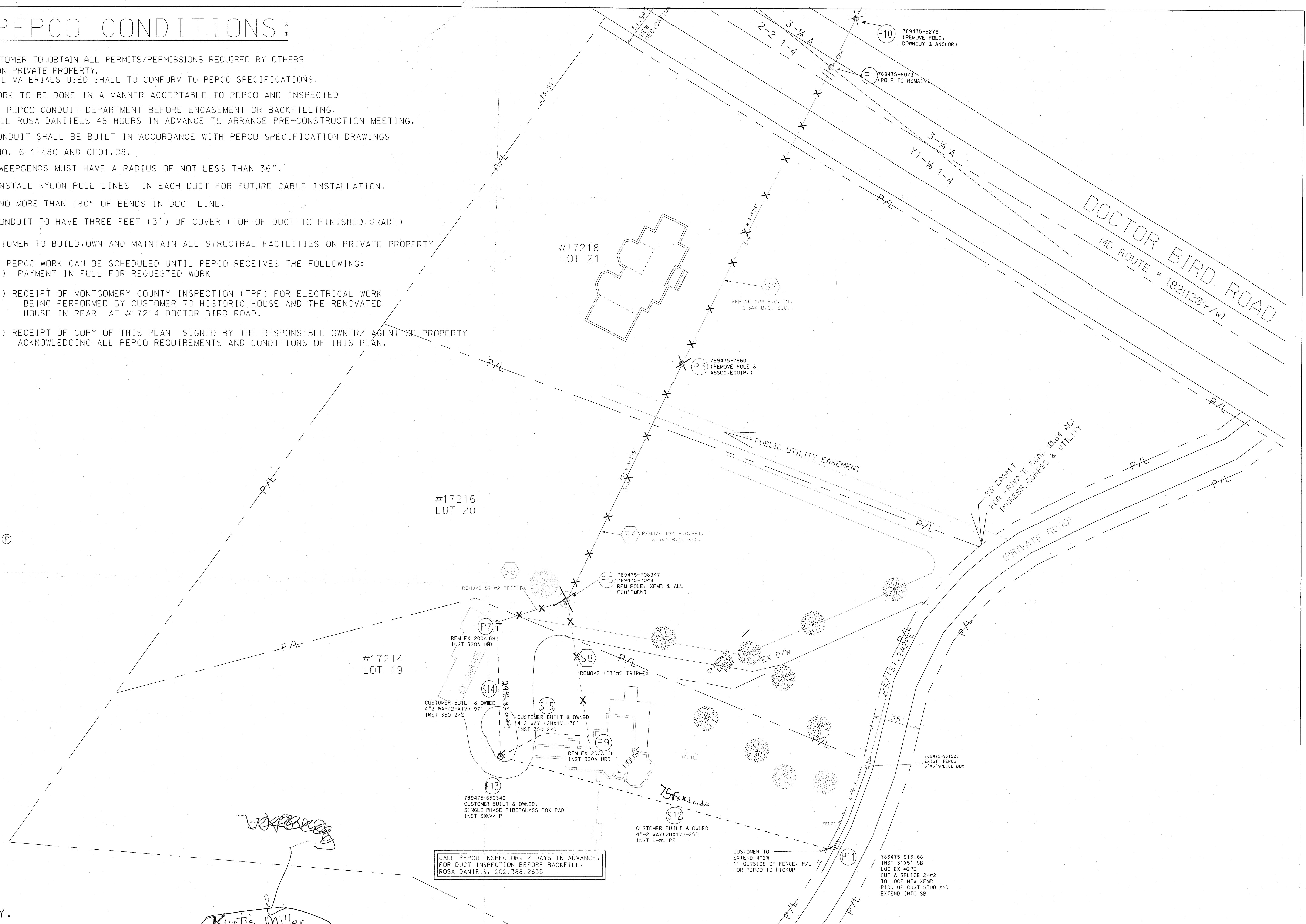
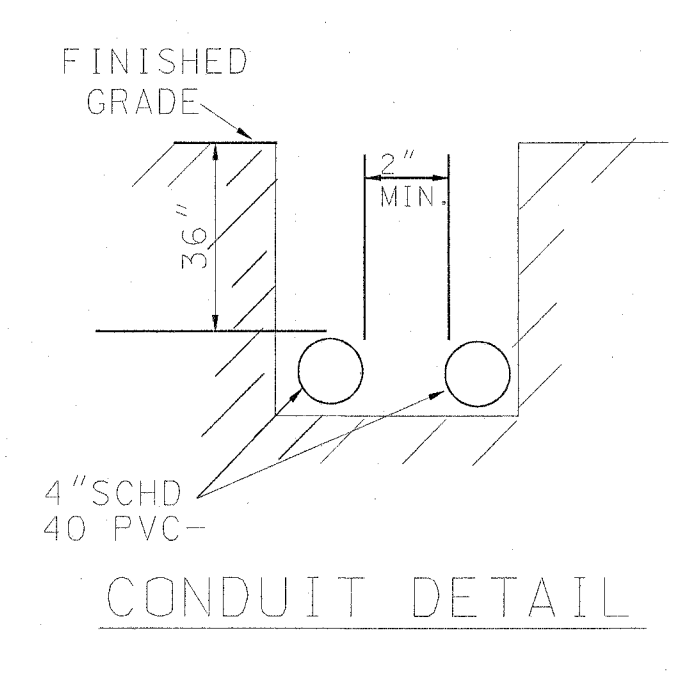
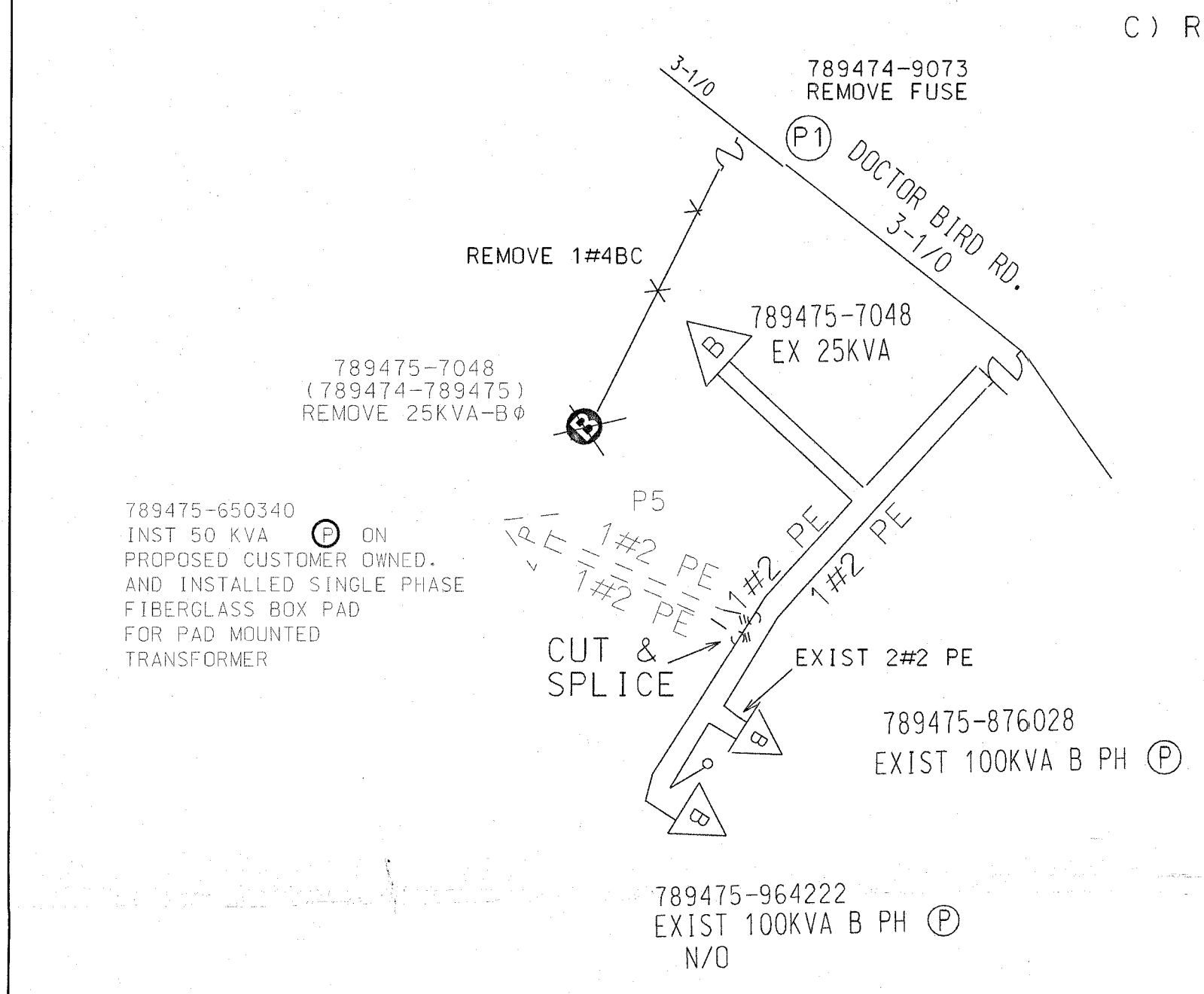
Date: 01/18/2010  
 Scale: 1"=60'  
 Drawn: JEK  
 Job: TWW2009-0113

Sheet  
 1.0



### PEPCO CONDITIONS:

1. CUSTOMER TO OBTAIN ALL PERMITS/PERMISSIONS REQUIRED BY OTHERS ON PRIVATE PROPERTY.
2. ALL MATERIALS USED SHALL TO CONFORM TO PEPCO SPECIFICATIONS.
3. WORK TO BE DONE IN A MANNER ACCEPTABLE TO PEPCO AND INSPECTED BY PEPCO CONDUIT DEPARTMENT BEFORE ENCASEMENT OR BACKFILLING. CALL ROSA DANIELS 48 HOURS IN ADVANCE TO ARRANGE PRE-CONSTRUCTION MEETING.
4. CONDUIT SHALL BE BUILT IN ACCORDANCE WITH PEPCO SPECIFICATION DRAWINGS NO. 6-1-480 AND CE01.08.
5. SWEEPBENDS MUST HAVE A RADIUS OF NOT LESS THAN 36".
6. INSTALL NYLON PULL LINES IN EACH DUCT FOR FUTURE CABLE INSTALLATION.
7. NO MORE THAN 180° OF BENDS IN DUCT LINE.
8. CONDUIT TO HAVE THREE FEET (3') OF COVER (TOP OF DUCT TO FINISHED GRADE)
9. CUSTOMER TO BUILD, OWN AND MAINTAIN ALL STRUCTURAL FACILITIES ON PRIVATE PROPERTY
10. NO PEPCO WORK CAN BE SCHEDULED UNTIL PEPCO RECEIVES THE FOLLOWING:
  - A) PAYMENT IN FULL FOR REQUESTED WORK
  - B) RECEIPT OF MONTGOMERY COUNTY INSPECTION (TPF) FOR ELECTRICAL WORK BEING PERFORMED BY CUSTOMER TO HISTORIC HOUSE AND THE RENOVATED HOUSE IN REAR AT #17214 DOCTOR BIRD ROAD.
  - C) RECEIPT OF COPY OF THIS PLAN SIGNED BY THE RESPONSIBLE OWNER/ AGENT OF PROPERTY ACKNOWLEDGING ALL PEPCO REQUIREMENTS AND CONDITIONS OF THIS PLAN.



CALL PEPCO INSPECTOR, 2 DAYS IN ADVANCE, FOR DUCT INSPECTION BEFORE BACKFILL. ROSA DANIELS, 202.388.2635

CUSTOMER TO EXTEND 4'-2" 1" OUTSIDE OF FENCE, P/L FOR PEPCO TO PICKUP

789475-913168 INST 3'x5' SB LOC EX #PEPE CUT & SPLICE 2-#2 TO LOOP NEW XFMR PICK UP CUST STUB AND EXTEND INTO SB

PERMIT: ALL WORK IS ON PRIVATE PROPERTY.

*Kurtis Miller*

WR# 3305800	Proj. ID:	Customer: <u>CRAN GALLAGER</u>	CustPh#: 301.351.1104
Date: 7/1/09	Reference WR: 83003750,3152960	Address: #17214 DOCTOR BIRD ROAD	
DsgnrName: PAUL LOISEL	DesgnrPh.#: (301) 548-4322	City: SANDY SPRING	State: MARYLAND
CktName: N/A	Ckt#: 15127	Description: REMOVE POLE LINE TO CLEAR FROM OTHER PROPERTIES, INSTALL URD SERVICES TO 2-320A	
Protective Device Type: NA	Class of Service: 120/240 VOLT-1 PHASE-3 WIRE		Scale: 1"=30'
Protective Device ID: NA	OH permits: NA	UG permits: NA	Jurisdiction: 4449
Tree: NA	WSSC: 09PSOO1	Easement: VERIFY	ROW: NA