

SI West. UNOX  
Crewy Chade Village H.D.

2010  
HAWP

7/15

stamped

plans

in bin

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

<b>Address:</b>	51 West Lenox Street, Chevy Chase	<b>Meeting Date:</b>	7/14/10
<b>Resource:</b>	Non-Contributing Resource Chevy Chase Village Historic District	<b>Report Date:</b>	7/7/10
<b>Applicant:</b>	Katherine West (Wendy Burger, Agent)	<b>Public Notice:</b>	6/30/10
<b>Review:</b>	HAWP	<b>Tax Credit:</b>	None
<b>Case Number:</b>	35/13-10M	<b>Staff:</b>	Anne Fothergill

**PROPOSAL:** Second story addition and alterations to house

**STAFF RECOMMENDATION**

Staff recommends that the HPC approve the HAWP application.

**ARCHITECTURAL DESCRIPTION**

**SIGNIFICANCE:** Non-Contributing Resource within the Chevy Chase Village Historic District  
**STYLE:** Modern  
**DATE:** c. 1950

The house is a two-bay gambrel roof structure with a shed roof extension on the west side. The house is the last house on West Lenox Street and is flanked by an open lot to the west, two non-contributing houses to the east and south (facing Cedar Parkway), and the Chevy Chase Country Club golf course to the north, which is not a part of the historic district.

**PROPOSAL**

The applicant is proposing to:

- Add a second story to the existing one story massing on the west side (left)
- Remove wood siding and replace with cedar shingles on all sides
- Install two sets of French doors with side lights on the north side of the house (rear)
- Enclose the existing deck at the northwest side of the house (rear left)
- Remove existing stone chimney on north side (rear)
- Install new doors and windows on the north, west, and south sides of the house (front, rear, left)
- Construct two new decks at the rear of the house off the first and second floor with Trex decking and synthetic railings

The applicant will work with the Chevy Chase Village Arborist on any required tree protection.

**APPLICABLE GUIDELINES**

When reviewing alterations and new construction within the Chevy Chase Village Historic District several documents are to be utilized as guidelines to assist the Commission in developing their decision. These

documents include the historic preservation review guidelines in the approved and adopted amendment for the *Chevy Chase Village Historic District (Guidelines)*, *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.

### ***Chevy Chase Village Historic District***

The Guidelines define a Non-Contributing or Out-of-Period Resource as “A resource which does not directly contribute to the historicity of the district because of its lack of architectural and historical significance and/or because of major alterations that have eliminated most of the resource’s original architectural integrity. Or a resource that is a newer building, which possibly contributes to the overall streetscape but is out of the district’s primary historical and architectural context.”

The Guidelines state:

Non-contributing/out-of-period resources are either buildings that are of little or no architectural and historical significance to the historic district or newer buildings constructed outside the district’s primary period of historical importance. HAWP applications for exterior alterations, changes, and/or additions to these type of resources should receive the most lenient level of design review.

Most alterations and additions to non-contributing/out-of-period resources should be approved as a matter of course. The only exceptions would be major additions and alterations to the scale and massing of the structure which affect the surrounding streetscape and/or landscape and could impair the character of the historic district as a whole.

### ***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:***

- #2: The historic character of a property will be retained or preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.
- #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.
- #10: New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

**STAFF DISCUSSION**

The Chevy Chase Guidelines state: "Most alterations and additions to non-contributing/out-of-period resources should be approved as a matter of course. The only exceptions would be major additions and alterations to the scale and massing of the structure which affect the surrounding streetscape and/or landscape and could impair the character of the historic district as a whole."

This house is located at the end of the street and the adjacent and confronting houses are also non-contributing resources. The proposed second floor expansion and other alterations will not adversely impact any historic resource or the historic district. The proposed massing, scale, and materials are all appropriate for this resource in this setting. Staff recommends that the HPC approve the HAWP application.

**STAFF RECOMMENDATION**

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

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.



DEPARTMENT OF HISTORIC PRESERVATION  
2500 University Blvd. Suite 200  
Bethesda, MD 20814

DPS - #8

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

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

RECEIVED  
11/11/2010  
مكتبة المتاحف  
مكتبة المتاحف

Contact Person: Wendy Burger  
Daytime Phone No.: 202-506-0046

Tax Account No.: \_\_\_\_\_

Name of Property Owner: KATHARINE WEST Daytime Phone No.: 202-758-3772

Address: 51 WEST LANE RD CHEVY CHASE MD  
Street Number City State Zip Code

Contractor: ALBERT H MOUNA Phone No.: 301-370-1787

Contractor Registration No.: \_\_\_\_\_

Agent for Owner: Wendy Burger Daytime Phone No.: 301-370-1787  
202-506-0046

**LOCATION OF BUILDING/PREMISE**

House Number: 51 Street: WEST LANE  
Town/City: CHEVY CHASE Nearest Cross Street: CONNECTICUT AVE.  
Lot: \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_  
Liber: 21906 Folio: 539 Parcel: 566

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

- 1A. CHECK ALL APPLICABLE:
- |   |  |  |  |                                       |   |  |  |                               |
|---|--|--|--|---------------------------------------|---|--|--|-------------------------------|
| <input checked="" type="checkbox"/> Construct | <input type="checkbox"/> Extend            | <input checked="" type="checkbox"/> Alter/Renovate | <input type="checkbox"/> A/C                             | <input type="checkbox"/> Slab         | <input checked="" type="checkbox"/> Room Addition | <input type="checkbox"/> Porch         | <input checked="" type="checkbox"/> Deck | <input type="checkbox"/> Shed |
| <input type="checkbox"/> Move                 | <input type="checkbox"/> Install           | <input type="checkbox"/> Wreck/Raze                | <input type="checkbox"/> Solar                           | <input type="checkbox"/> Fireplace    | <input type="checkbox"/> Woodburning Stove        | <input type="checkbox"/> Single Family |  |                               |
| <input type="checkbox"/> Revision             | <input checked="" type="checkbox"/> Repair | <input type="checkbox"/> Revocable                 | <input type="checkbox"/> Fence/Wall (complete Section 4) | <input type="checkbox"/> Other: _____ |   |  |  |                               |

1B. Construction cost estimator: \$ 150,000.-

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 \_\_\_\_\_ feet \_\_\_\_\_ 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.

Wendy Burger Signature of owner or authorized agent 6-15-10 Date

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

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

Application/Permit No.: 540703 Date Filed: \_\_\_\_\_ Date issued: \_\_\_\_\_

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

**Owner's mailing address**

KATHERINE WEST  
51 WEST LENOX RD  
CHEVY CHASE, MD

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

WENDY BURGER  
2640 Kalorama Rd NW  
WASHINGTON DC 20008

**Adjacent and confronting Property Owners mailing addresses**

ALEXANDER BOYLE  
49 WEST LENOX RD  
CHEVY CHASE, MD

CHEVY CHASE COUNTRY CLUB  
7900 CONNECTICUT AVENUE  
CHEVY CHASE, MD

**FORM** DesignStudio, llp  
2440 Kalorama Rd, NW  
Washington, DC 20008  
202-506-0046 m  
202.265.1847 fx  
2440arcadia@comcast.net

## Description of Work

The following changes are proposed for the property located at 51 West Lenox Rd, Chevy Chase, MD:

- Enclose the existing deck on the northwest side of the house with retractable wood/clad doors. Novawall system or equal.
- Remove existing painted wood siding and replace with cedar shingles.
- Repair existing windows.
- Add French doors with side lights in the Master bedroom and second bedroom on north side of the house.
- Add a second floor over existing first floor structure on the west side of the property.
- Remove existing stone fireplace.
- Extend existing deck north by 9'.

### Material Description/spec

ROOF - CEDAR SHINGLES

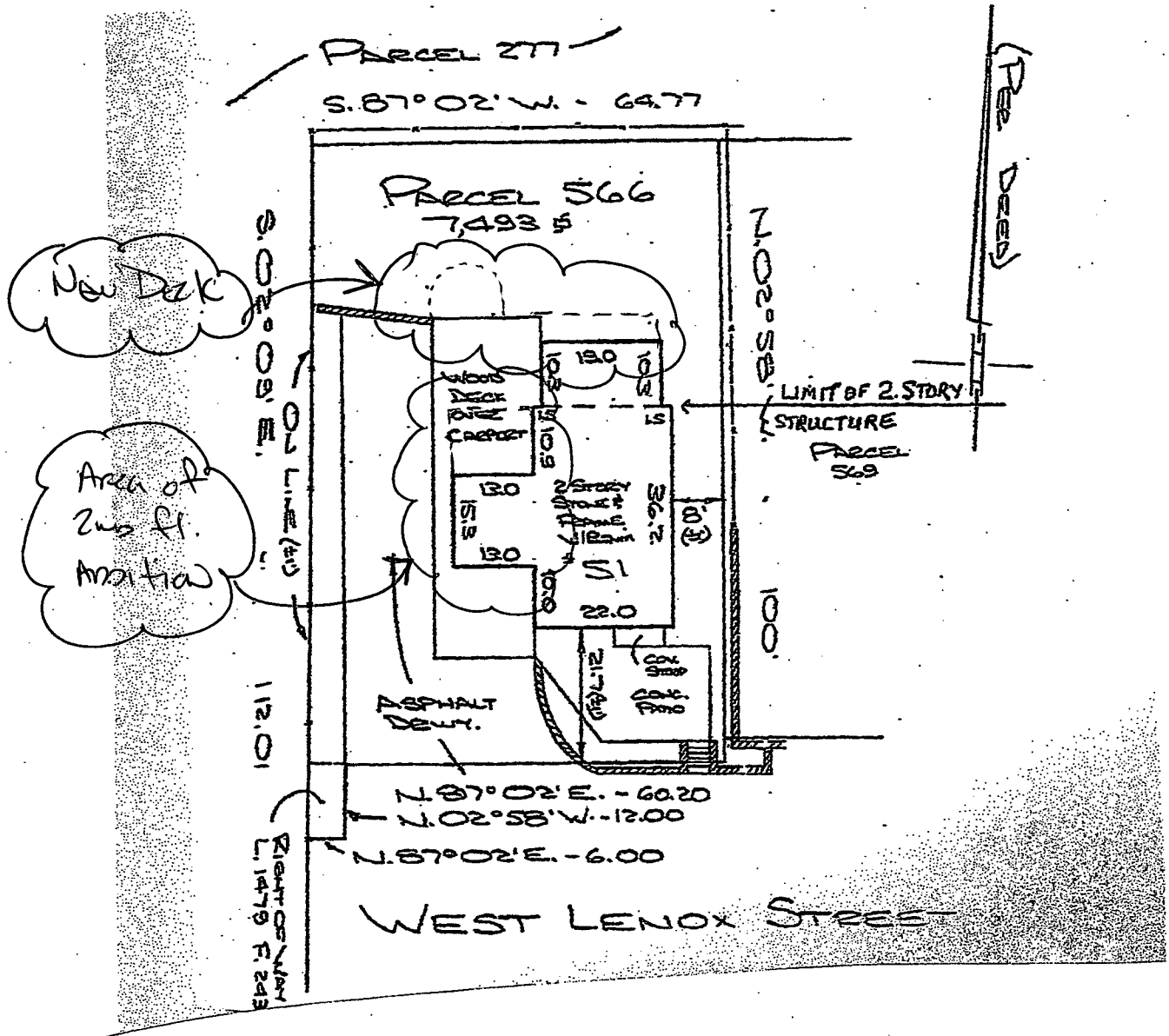
SIDING - CEDAR SHINGLES

WINDOWS - SIMULATED DIVIDED LIGHT WOOD WINDOWS  
Pella or equal w/ CLAD EXTERIOR

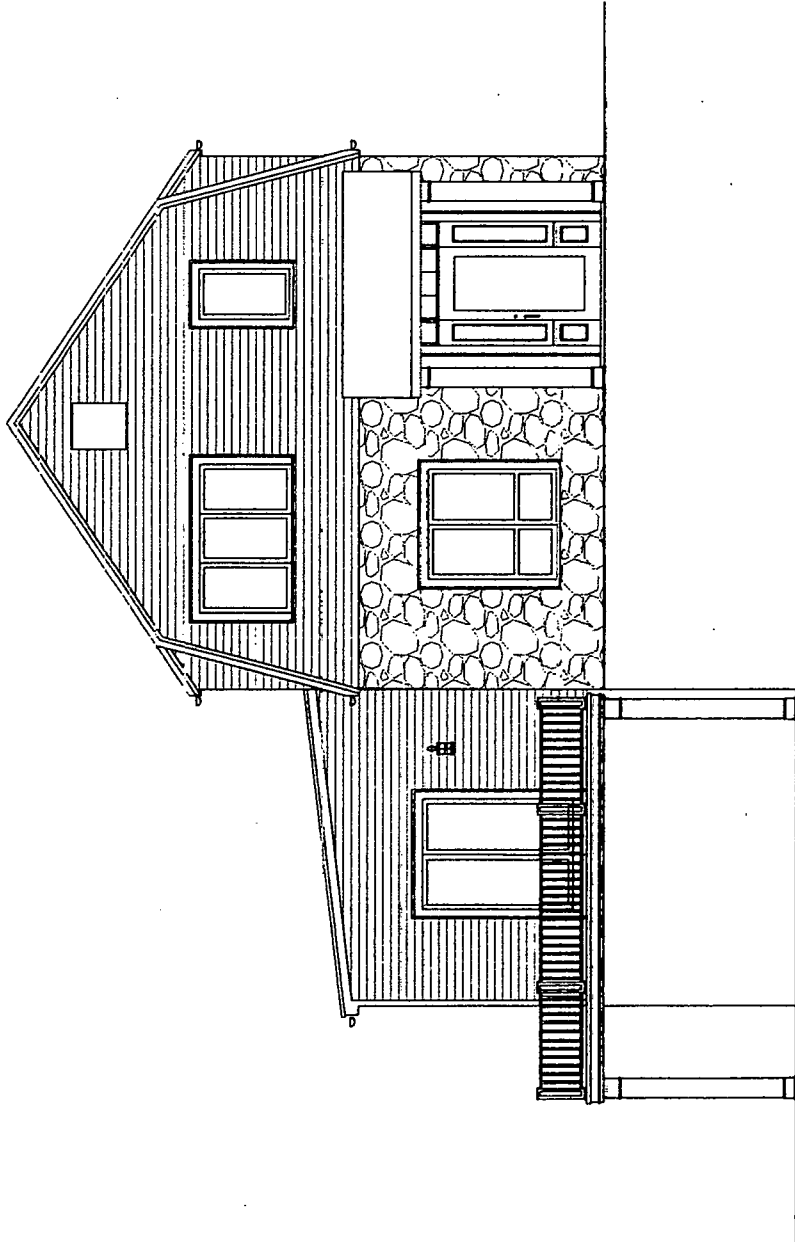
DECKING - Trex Brasilia - CAFFE

RAILS & TRIM - VERSATEX - WHITE

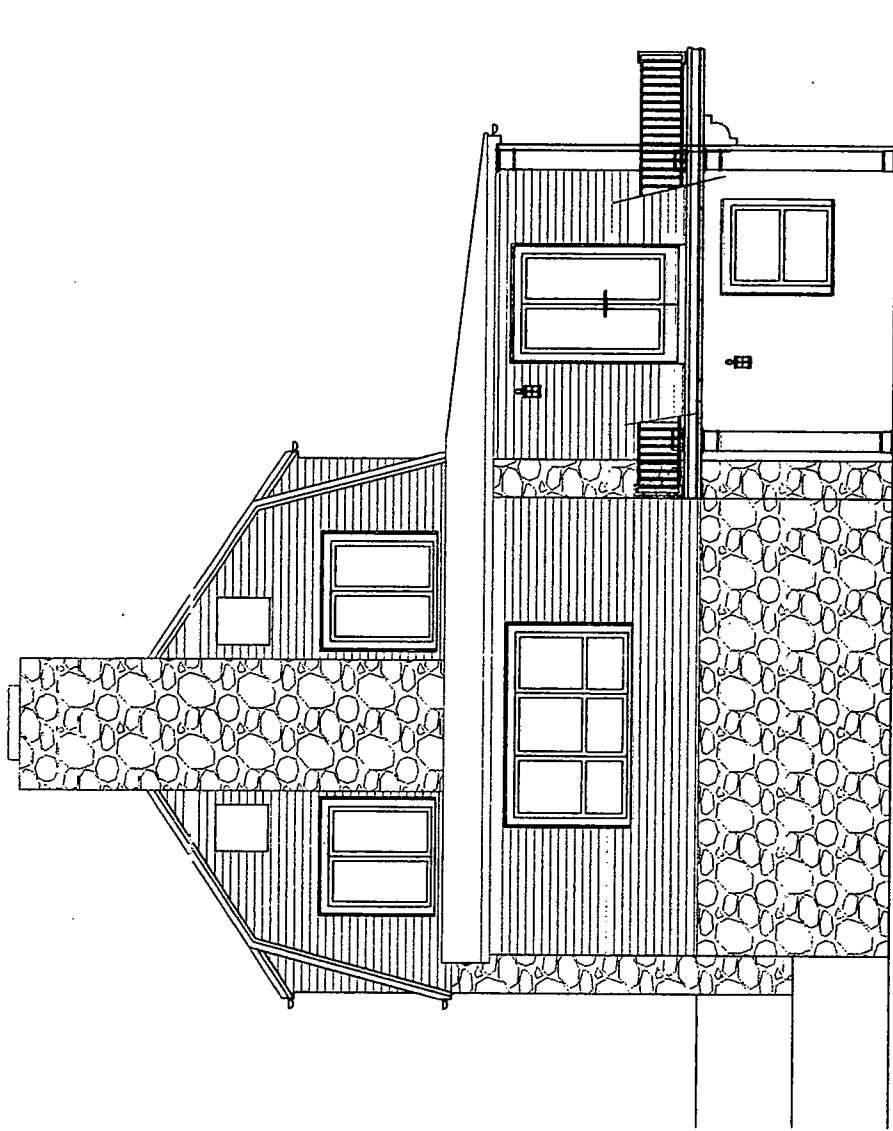




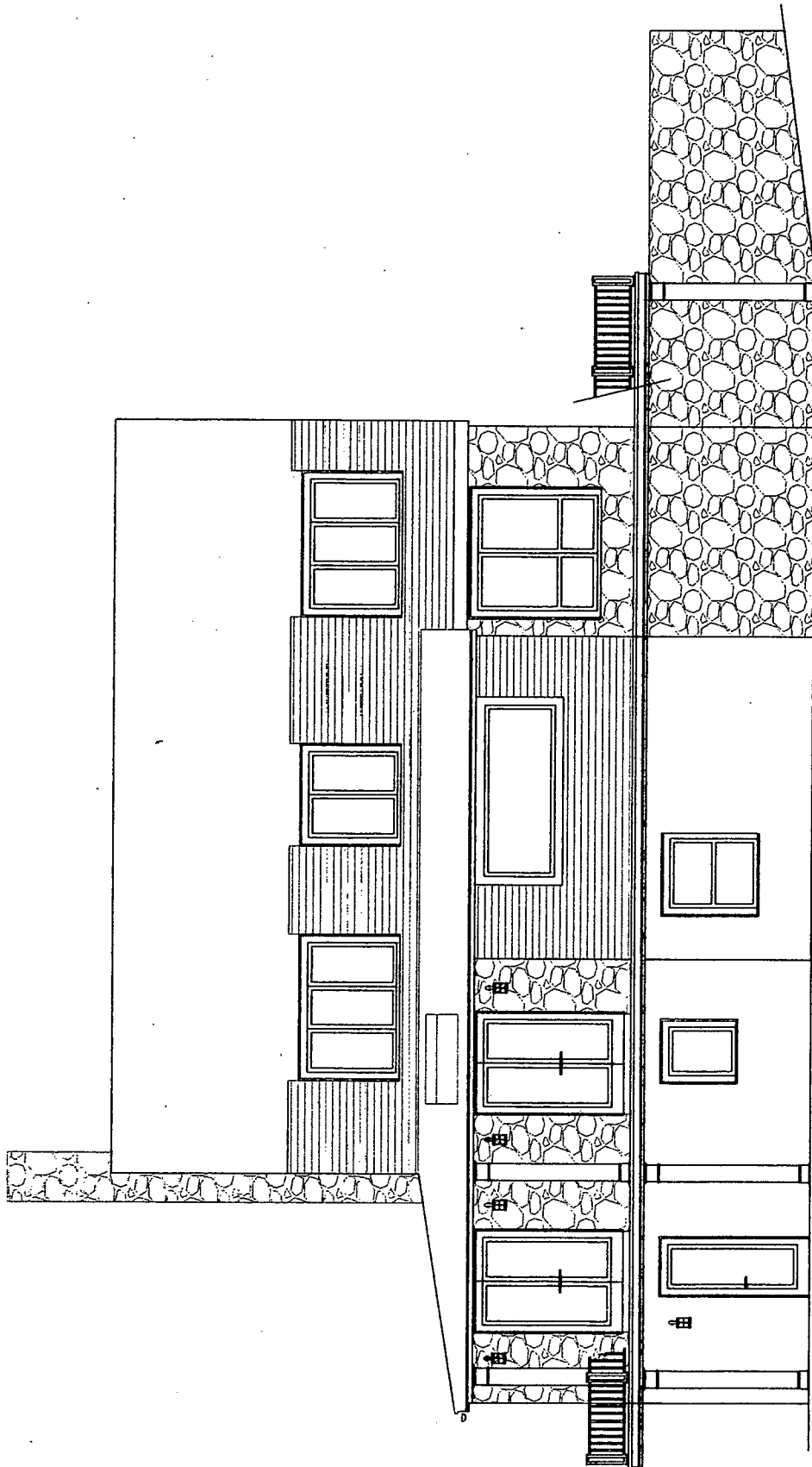
<p><b>Capitol Surveys, Inc.</b>          10762 Rhode Island Avenue          Beltsville, Maryland 20705          Phone 301-931-1350          Fax 301-931-1352</p>	<p>NOTES: Plat is of benefit to a consumer only insofar as it is required by a lender or a title insurance company or its agent in connection with contemplated transfer, financing or re-financing; the plat is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements; and the plat does not provide for the accurate identification of property boundaries, but such identification may not be required for the transfer of title or securing financing or refinancing.</p>
<p>LOCATION DRAWING</p> <p><b>PARCEL 566</b>          LIBER 21806 Folio 539          MONTGOMERY COUNTY, MARYLAND</p> <p>Recorded in Plat Book — Plat — Scale 1" = 20'</p> <p>CASE: 125-07 FILE: 85640</p> <p>DATE MARCH 1, 2007</p>	<p>I hereby certify this location drawing was prepared by me or under my direction in accordance with the minimum standards of practice for the State of Maryland and is correct to the best of my belief of what can be visually and accessibly observed.</p> <p><i>Edward L. Lopez, Jr.</i>          Edward L. Lopez, Jr.          Maryland Property Line Surveyor No. 522</p>



1 EXISTING FRONT ELEVATION



1 EXISTING REAR ELEVATION  
1/4" = 1'-0"



1 EXISTING SIDE ELEVATION

PROPOSED

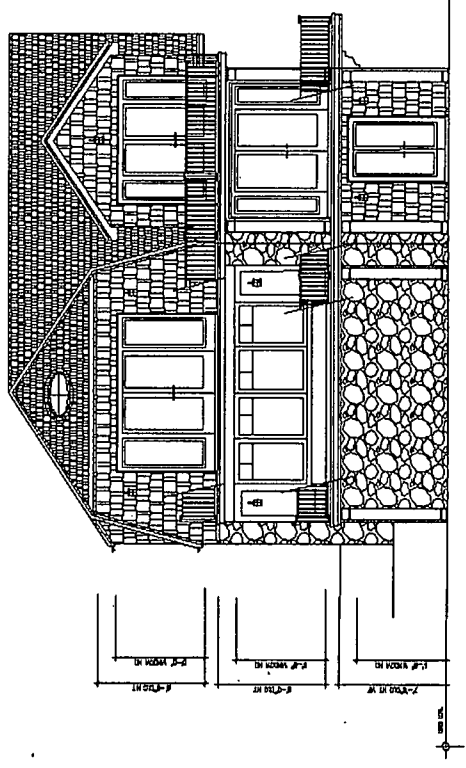
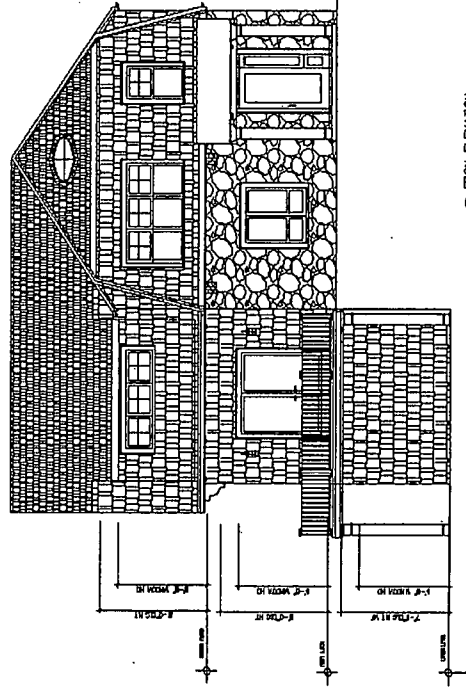
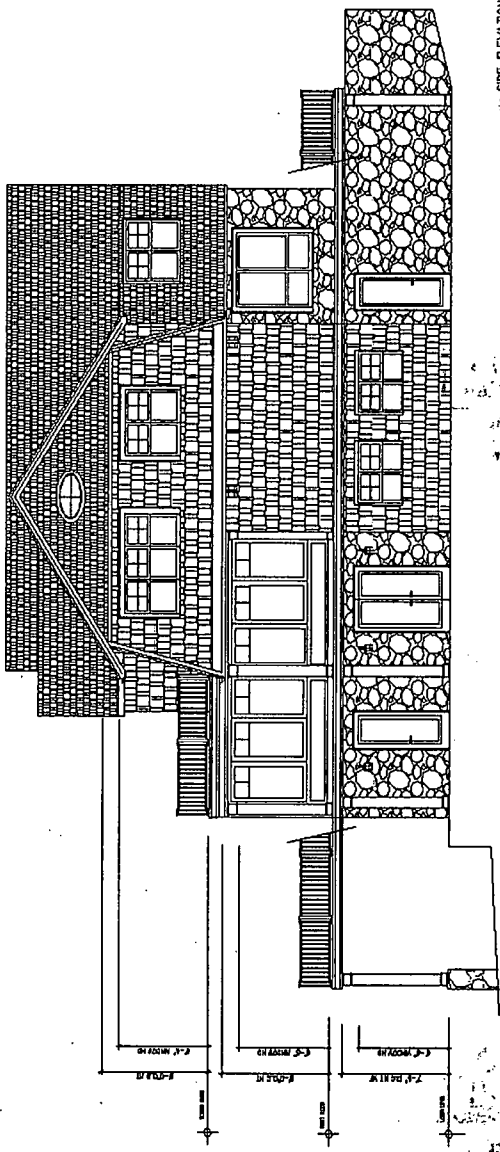
**FORM**  
Design Studio llp

2400 Katywood Rd  
Waco, TX 76798  
202.265.1847 F  
202.415.3676 C  
240waco@formstudio.com

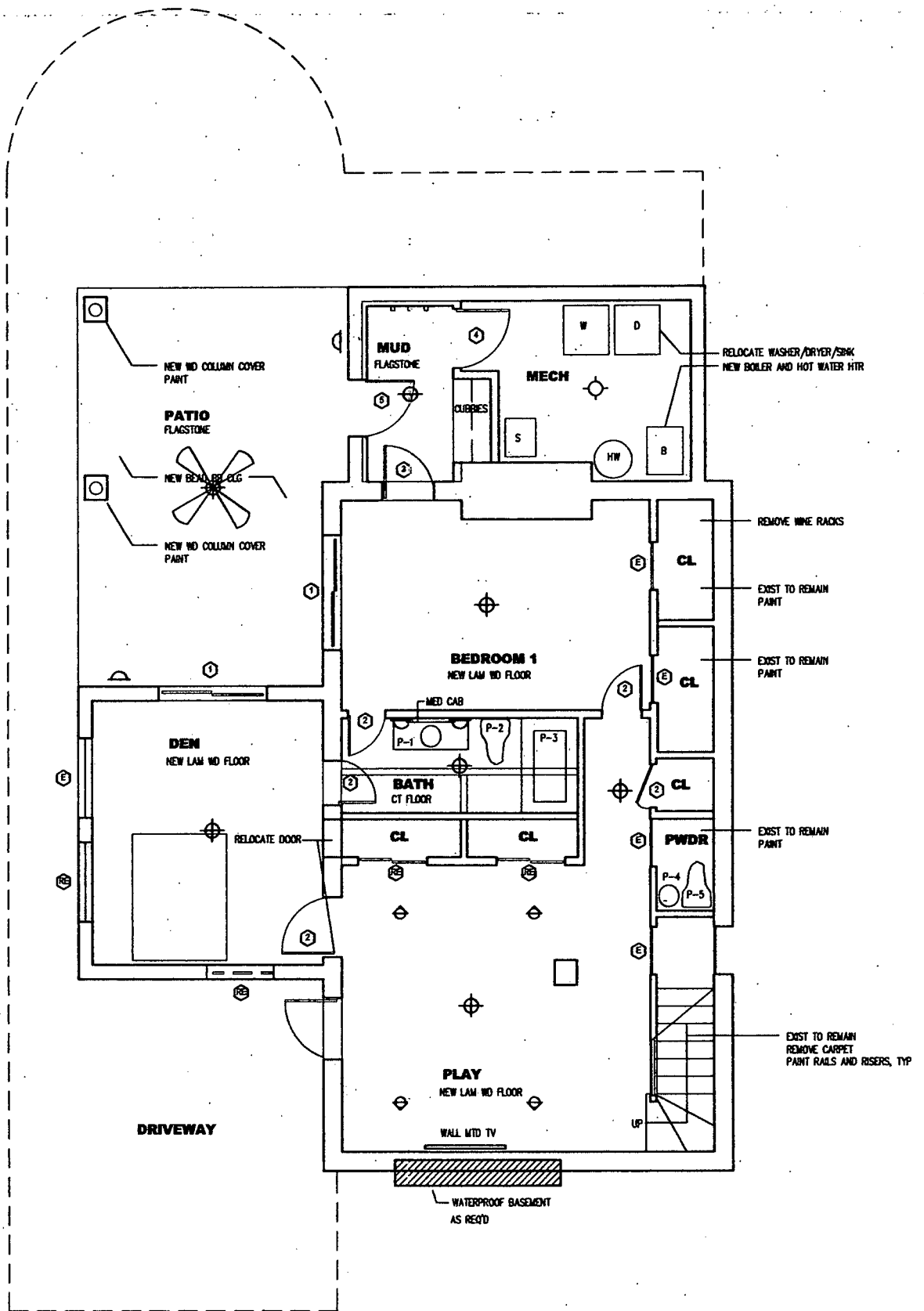
51 WEST LENOX

Project No. -	P. 001121
File Name -	
Scale -	1/4" = 1'-0" (1/8" = 1'-0")
Dr. -	BSB/BJ
Date -	8/20/19
DRAWING TITLE	COURTARD ELEVATIONS

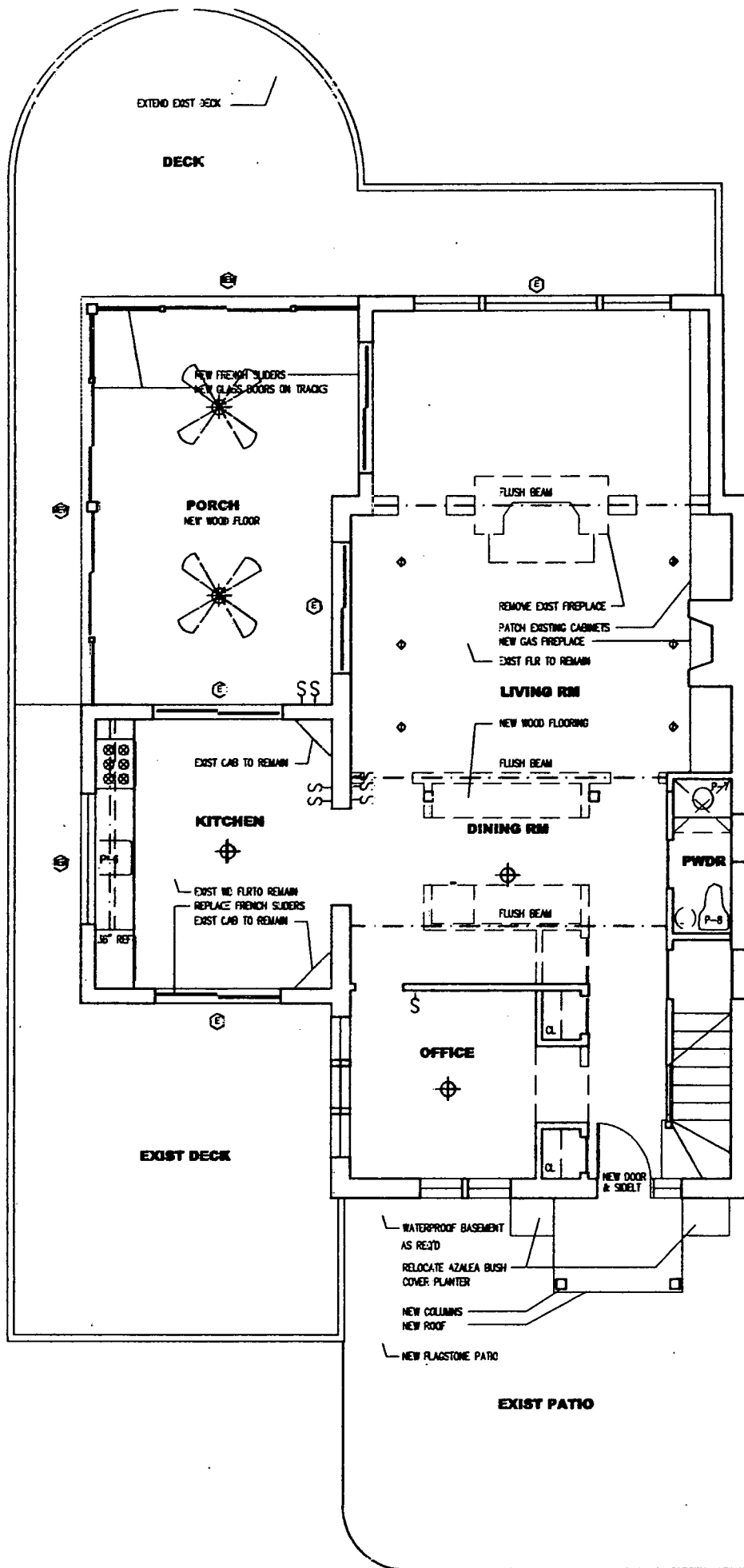
**A-201**  
SHEET NO.  
OF



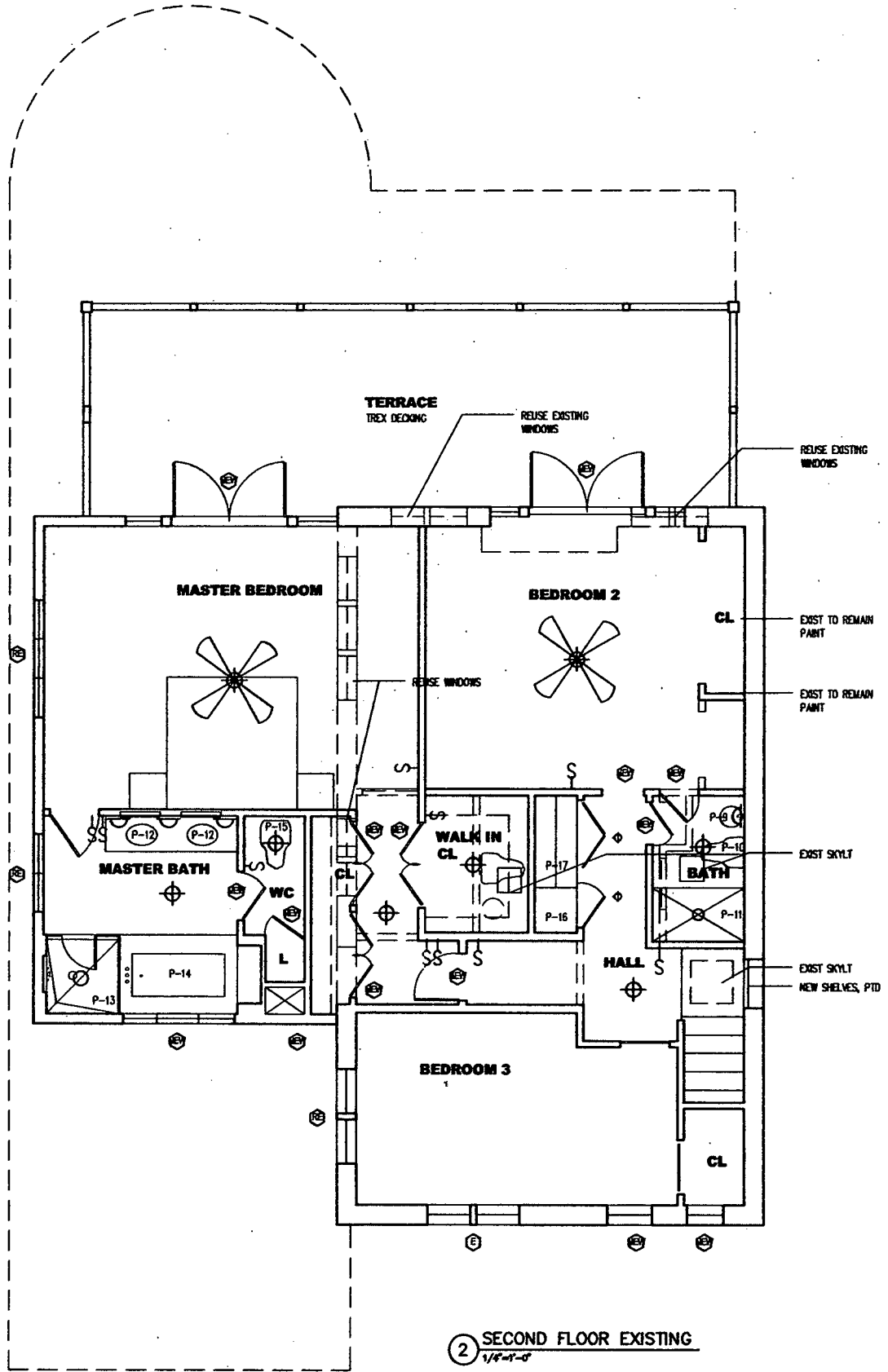
11



2 BASEMENT FLOOR PLAN  
1/8-1-88



1 FIRST FLOOR PLAN  
1/18-9-8







FRONT VIEW  
51 WEST LENOX

15



SIDE VIEW  
51 WEST LENOX

16

looking west to end of west leuox street



51



(17)



looking east



51

51





## HISTORIC PRESERVATION COMMISSION

Isiah Leggett  
County Executive

Thomas Jester  
Chairperson

Date: 7/15/10

### MEMORANDUM

TO: Carla Reid, Director  
Department of Permitting Services

FROM: Anne Fothergill *AF*  
Planner Coordinator  
Historic Preservation Section-Planning Department  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #543703—additions and alterations to house

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The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP) and this application was **approved** by the HPC on July 14, 2010.

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE ABOVE APPROVED HAWP CONDITIONS AND MAY REQUIRE APPROVAL BY DPS OR ANOTHER LOCAL OFFICE BEFORE WORK CAN BEGIN.

Applicant: Katherine West  
Address: 51 West Lenox Street, Chevy Chase

This HAWP approval is subject to the general condition that the applicant will obtain all other applicable Montgomery County or local government agency permits. After the issuance of these permits, the applicant must contact this Historic Preservation Office if any changes to the approved plan are made. Once the work is completed the applicant will contact the staff person assigned to this application at 301-563-3400 to schedule a follow-up site visit.





HISTORIC PRESERVATION COMMISSION  
301/563-3400

DPS - #8

RECEIVED  
MONTGOMERY COUNTY  
DEPARTMENT OF PLANNING AND ZONING  
1000 GRAPHIC CENTER DRIVE  
BETHESDA, MD 20814

# APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: Wendy Burger

Daytime Phone No.: 202-506-0046

Tax Account No.: \_\_\_\_\_

Name of Property Owner: KATHARINE WEST Daytime Phone No.: 202-758-3772

Address: 51 WEST LONX Rd CHAY CHASE MD  
Street Number City State Zip Code

Contractor: ALBARTH MOUNIA Phone No.: 301-370-1787

Contractor Registration No.: \_\_\_\_\_

Agent for Owner: Wendy Burger Daytime Phone No.: 301-370-1787

202-506-0046

### LOCATION OF BUILDING/PREMISE

House Number: 51 Street: WEST LONX

Town/City: CHAY CHASE Nearest Cross Street: CONNECTICUT AVE.

Lot: \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_

Liber: 21206 Folio: 539 Parcel: 566

### 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: \$ 150,000.-

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 \_\_\_\_\_ feet \_\_\_\_\_ 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.

Wendy Burger  
Signature of owner or authorized agent

6-15-10  
Date

Approved: ✓ For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: 7/14/10

Application/Permit No.: 340703 Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_



## HISTORIC PRESERVATION COMMISSION

Isiah Leggett  
County Executive

Thomas Jester  
Chairperson

Date: 7/15/10

### MEMORANDUM

TO: Carla Reid, Director  
Department of Permitting Services

FROM: Anne Fothergill *AF*  
Planner Coordinator  
Historic Preservation Section-Planning Department  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #540703—additions and alterations to house

The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP) and this application was approved by the HPC on July 14, 2010.

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE ABOVE APPROVED HAWP CONDITIONS AND MAY REQUIRE APPROVAL BY DPS OR ANOTHER LOCAL OFFICE BEFORE WORK CAN BEGIN.

Applicant: Katherine West  
Address: 51 West Lenox Street, Chevy Chase

This HAWP approval is subject to the general condition that the applicant will obtain all other applicable Montgomery County or local government agency permits. After the issuance of these permits, the applicant must contact this Historic Preservation Office if any changes to the approved plan are made. Once the work is completed the applicant will contact the staff person assigned to this application at 301-563-3400 to schedule a follow-up site visit.







HISTORIC PRESERVATION COMMISSION
301/563-3400

DPS-#8

RECEIVED
MONTGOMERY COUNTY
DEPARTMENT OF HISTORIC PRESERVATION
JUN 15 2010

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: Wendy Burger
Daytime Phone No.: 202-506-0046

Tax Account No.:
Name of Property Owner: KATHOLINE WEST
Address: 51 WEST LONOX RD CHRY CHASE MD

Contractor: ALBARTH MOUNIA
Phone No.: 301-370-1787

Agent for Owner: WENDY BURGER
Daytime Phone No.: 301-370-1787
202-506-0046

LOCATION OF BUILDING/PREMISE

House Number: 51 Street: WEST LONOX
Town/City: CHRY CHASE Nearest Cross Street: CONNECTICUT AVE.
Liber: 21806 Folio: 539 Parcel: 566

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:
Construct, Alter/Renovate, Deck, Shed, Repair, Revocable, etc.

1B. Construction cost estimate: \$ 150,000.00

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
2B. Type of water supply: 01 WSSC

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height \_\_\_\_\_ feet \_\_\_\_\_ inches
3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:

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: Wendy Burger
Date: 6-15-10

Approved: [Signature] For Chairperson, Historic Preservation Commission
Disapproved:
Application/Permit No.: 540703 Date Filed: Date Issued:



## HISTORIC PRESERVATION COMMISSION

Isiah Leggett  
County Executive

Thomas Jester  
Chairperson

Date: 7/15/10

### MEMORANDUM

TO: Carla Reid, Director  
Department of Permitting Services

FROM: Anne Fothergill *AF*  
Planner Coordinator  
Historic Preservation Section-Planning Department  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #540703—additions and alterations to house

The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP) and this application was approved by the HPC on July 14, 2010.

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE ABOVE APPROVED HAWP CONDITIONS AND MAY REQUIRE APPROVAL BY DPS OR ANOTHER LOCAL OFFICE BEFORE WORK CAN BEGIN.

Applicant: Katherine West  
Address: 51 West Lenox Street, Chevy Chase

This HAWP approval is subject to the general condition that the applicant will obtain all other applicable Montgomery County or local government agency permits. After the issuance of these permits, the applicant must contact this Historic Preservation Office if any changes to the approved plan are made. Once the work is completed the applicant will contact the staff person assigned to this application at 301-563-3400 to schedule a follow-up site visit.





RECEIVED  
HISTORIC PRESERVATION COMMISSION  
301/563-3400

DPS - #8

RECEIVED  
HISTORIC PRESERVATION COMMISSION  
301/563-3400

# HISTORIC PRESERVATION COMMISSION 301/563-3400

## APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: Wendy Burger  
Daytime Phone No.: 202-506-0046

Tax Account No.: \_\_\_\_\_  
Name of Property Owner: KATHOLINE WEST Daytime Phone No.: 202-758-3772  
Address: 51 WEST LEXX RD CHAY CHASE MD  
Street Number City Street Zip Code

Contractor: ALBARTH MOUNIA Phone No.: 301-370-1787  
Contractor Registration No.: \_\_\_\_\_

Agent for Owner: Wendy Burger Daytime Phone No.: 301-370-1787  
202-506-0046

### LOCATION OF BUILDING/PREMISE

House Number: 51 Street: WEST LEXX  
Town/City: CHAY CHASE Nearest Cross Street: CONNECTICUT AVE.  
Lot: \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_  
Liber: 21906 Folio: 539 Parcel: 566

### 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: \$ 150,000.-

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 \_\_\_\_\_ feet \_\_\_\_\_ 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.

Wendy Burger Signature of owner or authorized agent  
6-15-10 Date

Approved:  For Chairperson, Historic Preservation Commission  
Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: 7/14/10  
Application/Permit No.: 540703 Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_



258 Prince George Street, Suite 200, Rockville, MD 20850

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

RECEIVED
MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION

Contact Person: Wendy Burger
Daytime Phone No.: 202-506-0046

Tax Account No.:
Name of Property Owner: KATHOLINE WEST
Address: 51 WEST LONOX RD CHERRY CHASE MD

Contractor: ALBARTH MOUNIA
Phone No.: 301-370-1787

Agent for Owner: WENDY BURGER
Daytime Phone No.: 301-370-1787
202-506-0046

LOCATION OF BUILDING/PREMISE

House Number: 51 Street: WEST LONOX
Town/City: CHERRY CHASE Nearest Cross Street: CONNECTICUT AVE.
Liber: 21706 Folio: 539 Parcel: 566

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:
Construct, Alter/Renovate, Deck, Room Addition, etc.

1B. Construction cost estimator: \$ 150,000.
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
2B. Type of water supply: 01 WSSC

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height \_\_\_\_\_ feet \_\_\_\_\_ inches
3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:

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: Wendy Burger
Date: 6-15-10

Approved: [Signature] For Chairperson, Historic Preservation Commission
Disapproved: Signature: Date: 7/14/10

Application/Permit No.: 540703
Date Filed:
Date Issued:



DEPARTMENT OF PERMITS AND INSPECTIONS  
200 Prince George's Lane, Suite 200  
Bethesda, MD 20814

DPS - #8

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

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

RECEIVED  
MONTGOMERY COUNTY  
DEPARTMENT OF PERMITS AND INSPECTIONS  
200 Prince George's Lane, Suite 200  
Bethesda, MD 20814

Contact Person: Wendy Burger  
Daytime Phone No.: 202-506-0046

Tax Account No.: \_\_\_\_\_  
Name of Property Owner: KATHOLINE WEST Daytime Phone No.: 202-758-3772  
Address: 51 WEST LANE Rd CHAY CHASE MD  
Street Number City Street Zip Code

Contractor: ALBARTH MOUNIA Phone No.: 301-370-1787

Contractor Registration No.: \_\_\_\_\_  
Agent for Owner: Wendy Burger Daytime Phone No.: 301-370-1787  
202-506-0046

**LOCATION OF BUILDING/PREMISE**

House Number: 51 Street: WEST LANE  
Town/City: CHAY CHASE Nearest Cross Street: CONNECTICUT AVE.  
Lot: \_\_\_\_\_ Block: \_\_\_\_\_ Subdivision: \_\_\_\_\_  
Liber: 21906 Folio: 539 Parcel: 566

**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 estimator: \$ 150,000.-

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 \_\_\_\_\_ feet \_\_\_\_\_ 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.

Wendy Burger Signature of owner or authorized agent 6-15-10 Date

Approved: [Signature] For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: 7/14/10  
Application/Permit No.: 540703 Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_



HISTORIC PRESERVATION COMMISSION
301/563-3400

DPS - #8

RECEIVED stamp with date and time

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: Wendy Burger
Daytime Phone No.: 202-506-0046

Tax Account No.:
Name of Property Owner: KATHOLINE WEST
Address: 51 WEST LONOX RD CHANTY CHASE MD

Contractor: ALBARTH MOUNIA
Phone No.: 301-370-1787

Agent for Owner: WENDY BURGER
Daytime Phone No.: 301-370-1787
302-506-0046

LOCATION OF BUILDING/PREMISE

House Number: 51 Street: WEST LONOX
Town/City: CHANTY CHASE Nearest Cross Street: CONNECTICUT AVE.
Liber: 21706 Folio: 539 Parcel: 566

PART ONE: TYPE OF PERMIT ACTION AND USE

- 1A. CHECK ALL APPLICABLE: Construct, Extend, Alter/Renovate, Move, Install, Wreck/Raze, Revision, Repair, Revocable, AC, Slab, Room Addition, Porch, Deck, Shed, Solar, Fireplace, Woodburning Stove, Single Family, Fence/Wall, Other.

1B. Construction cost estimate: \$ 150,000.

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

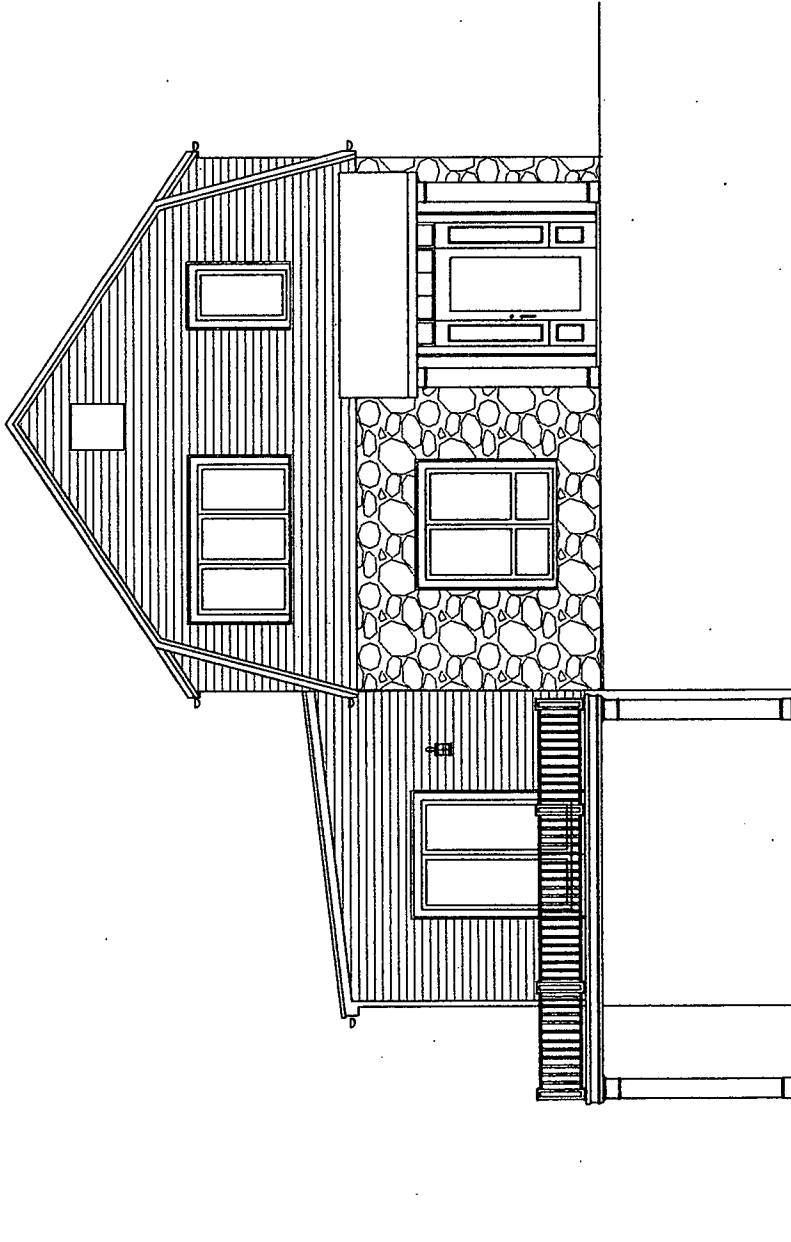
- 3A. Height feet inches
3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations: On party line/property line, Entirely on land of owner, On public right of way/easement

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.

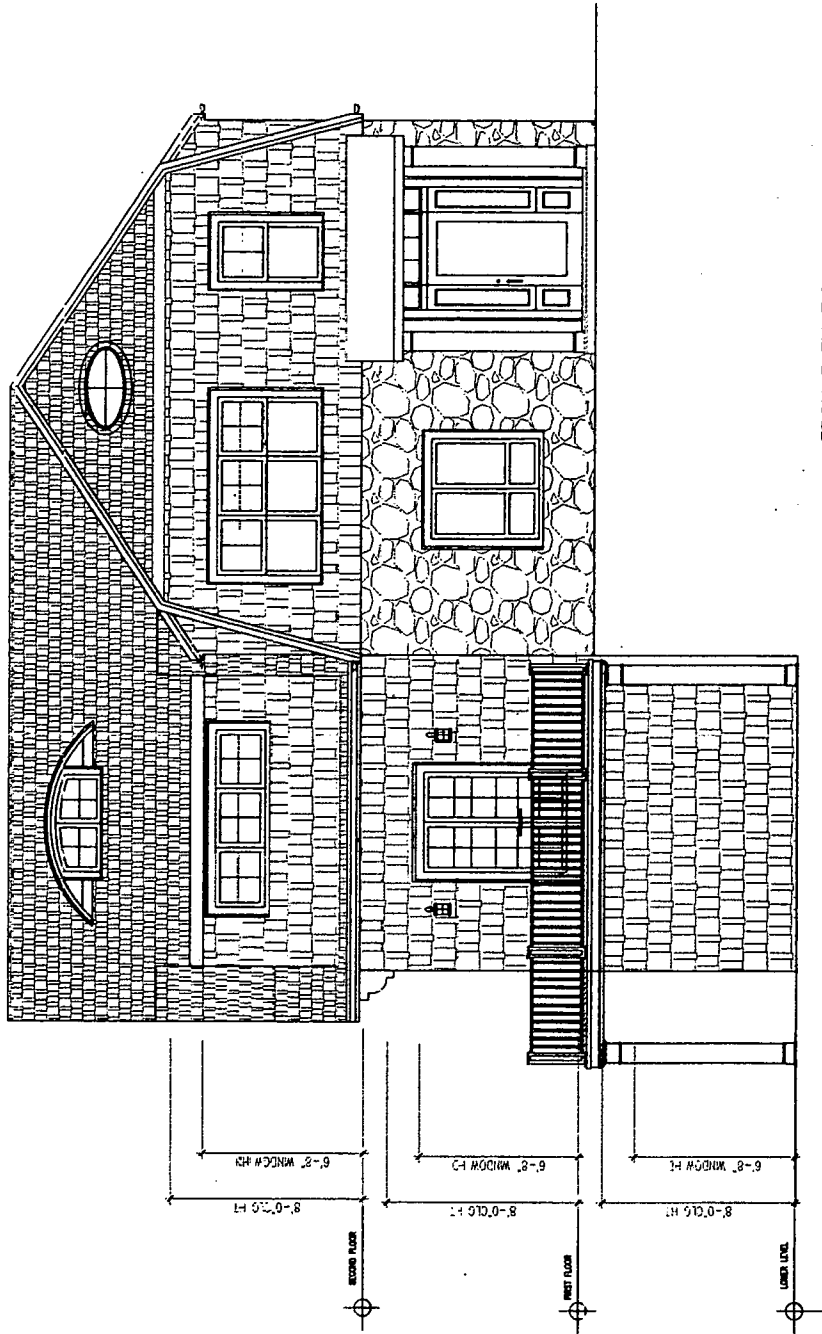
Signature of owner or authorized agent: Wendy Burger
Date: 6-15-10

Approved: [Signature] For Chairperson, Historic Preservation Commission
Disapproved: [Signature] Date: 7/14/10

Application/Permit No.: 340703 Date Filed: Date Issued:

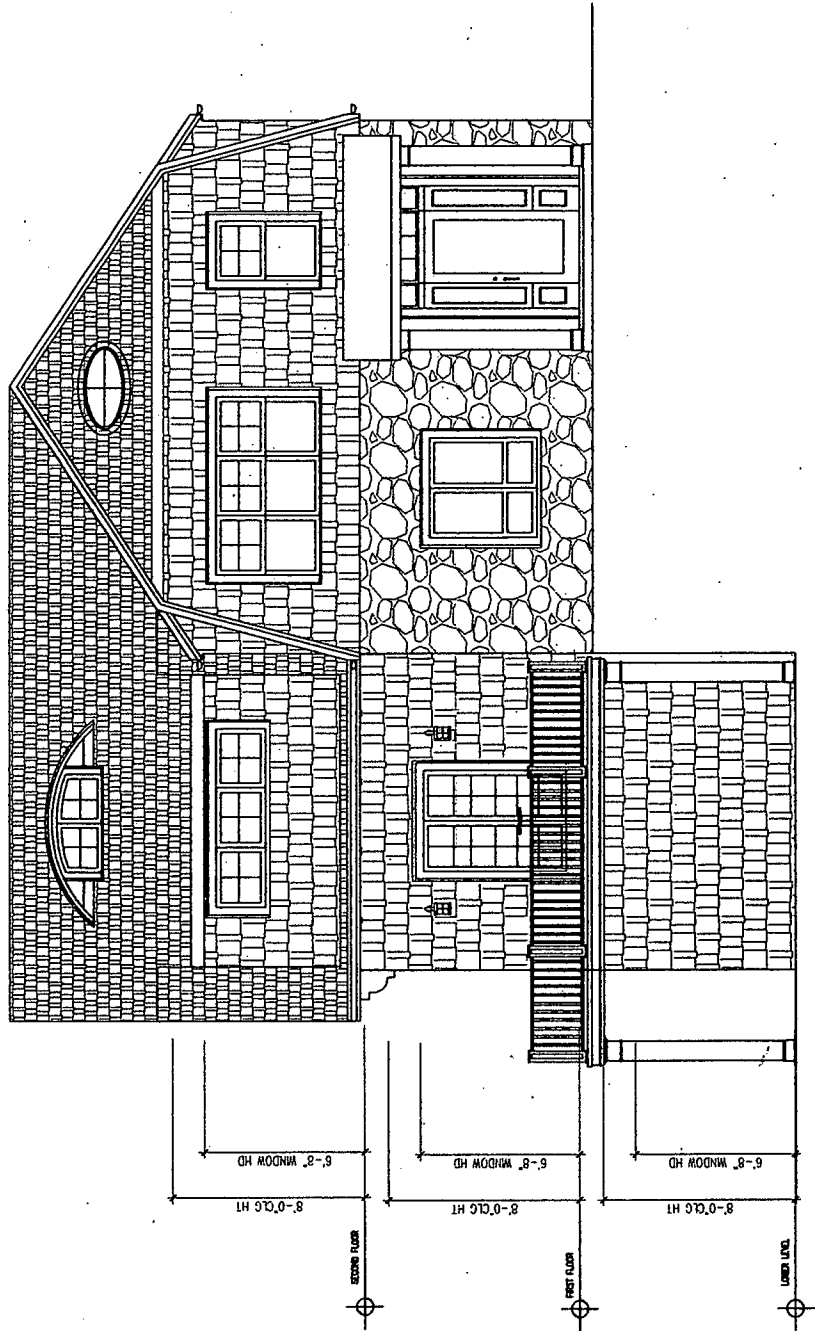


① EXISTING FRONT ELEVATION  
1/8"=1'-0"



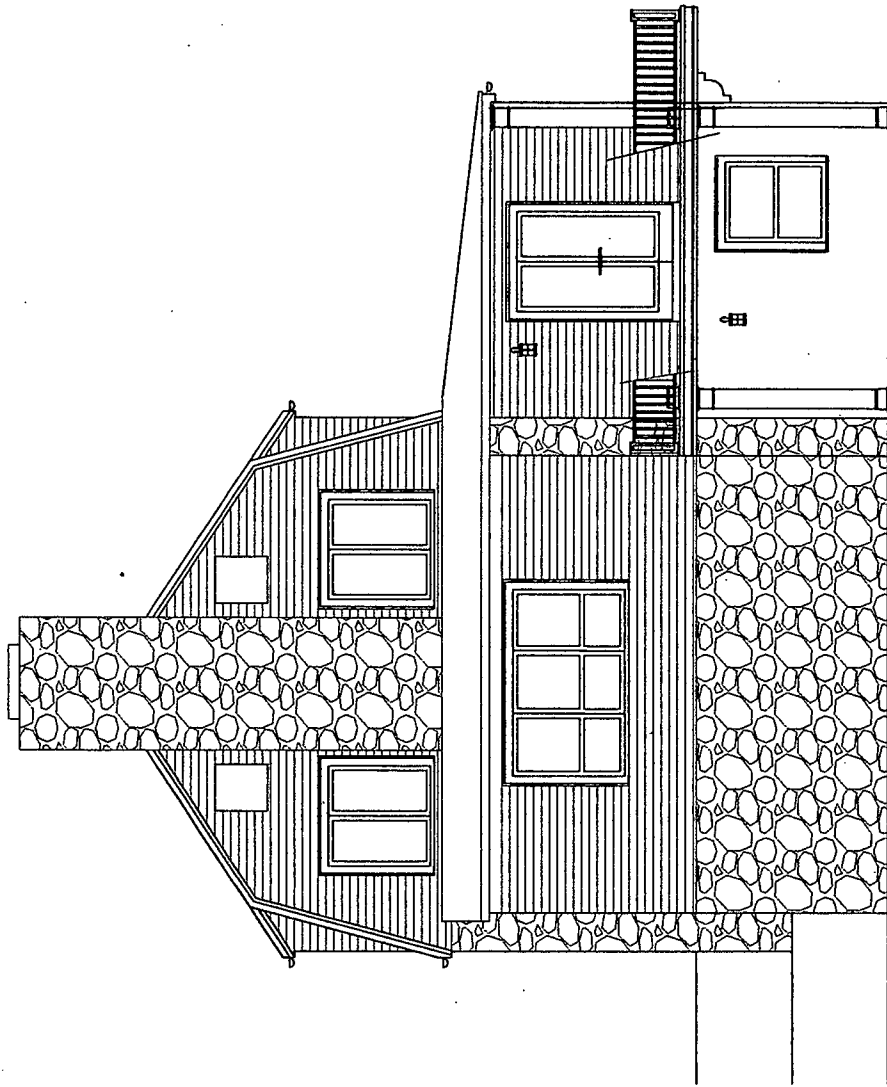
2 FRONT ELEVATION  
 1/8" = 1'-0"



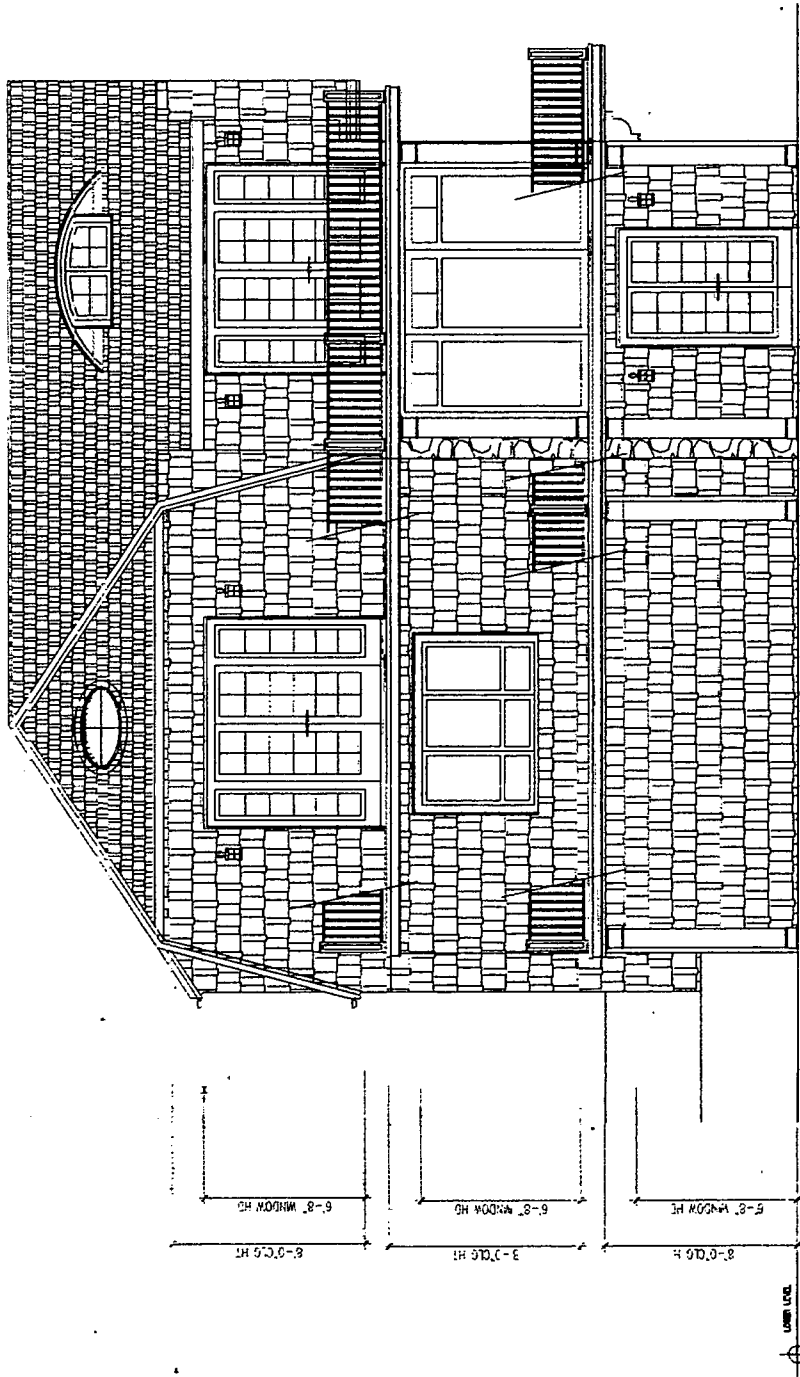


FRONT ELEVATION

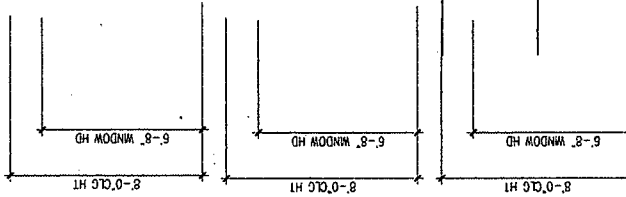
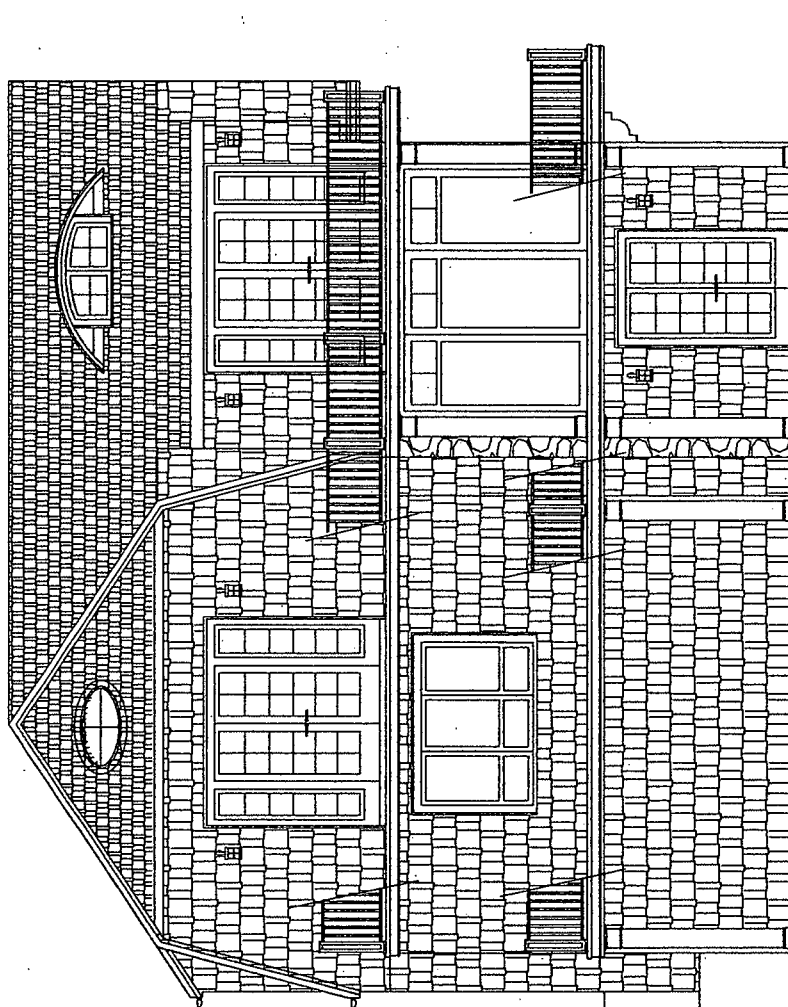
2



1 EXISTING REAR ELEVATION  
1/8"=1'-0"

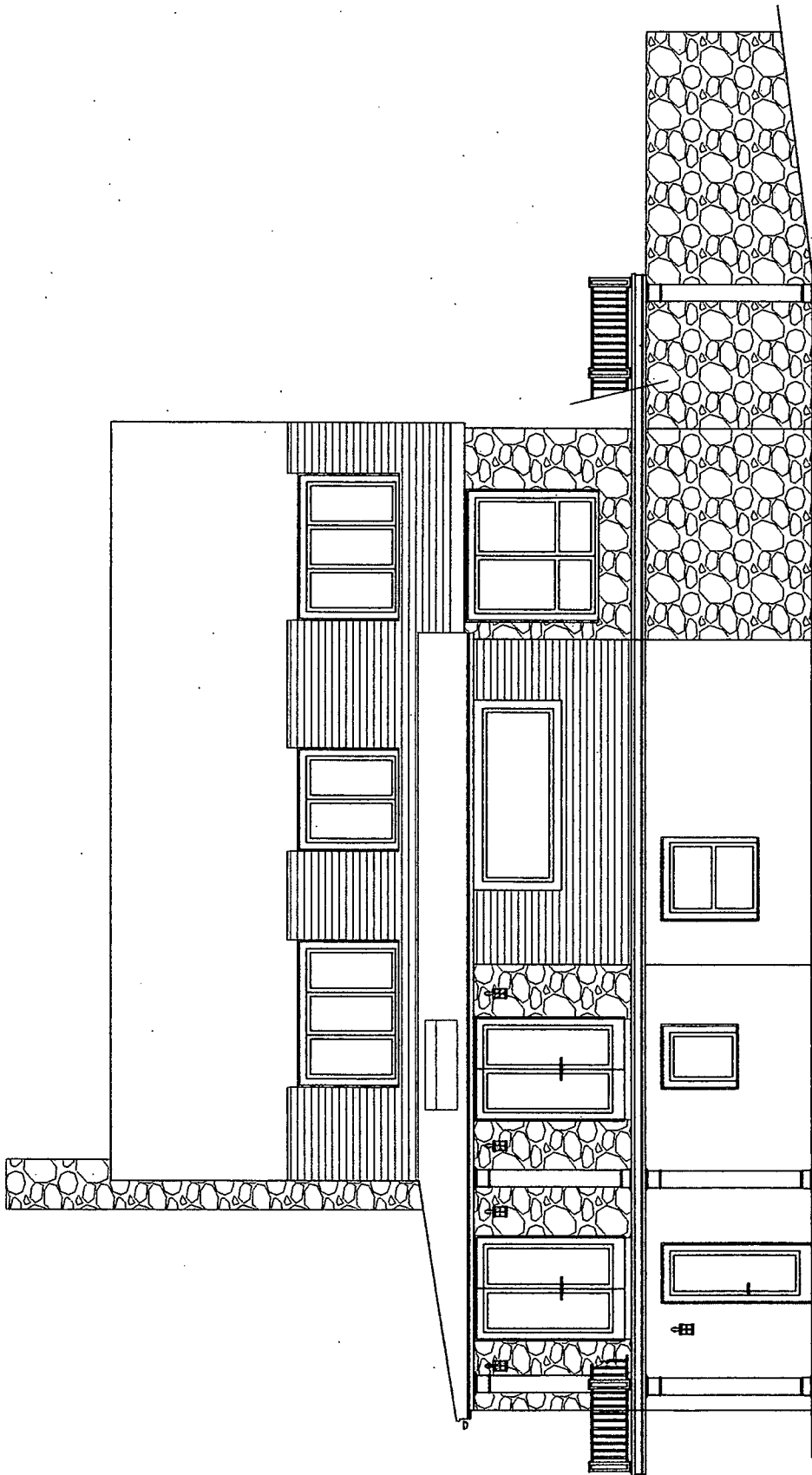


3 REAR ELEVATION  
1/4" = 1'-0"

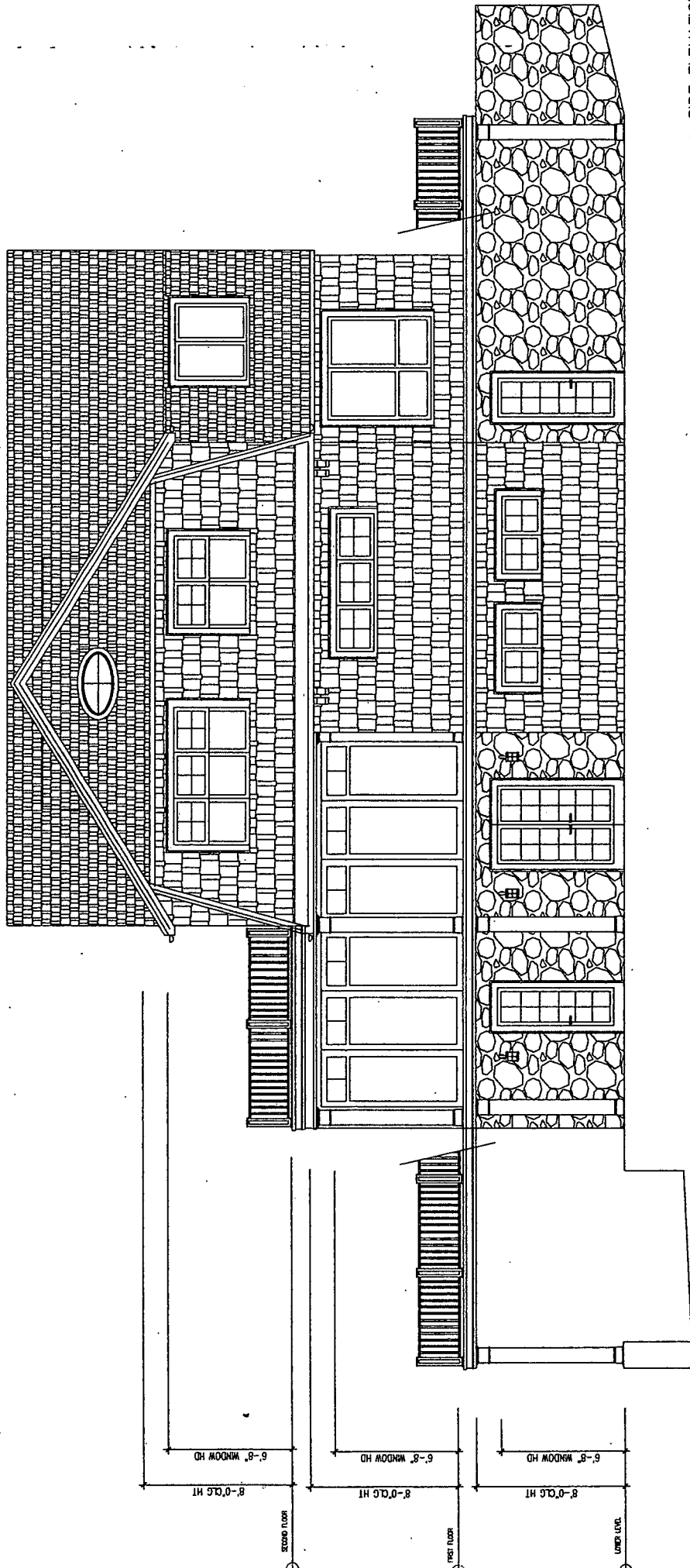


LOWER LEVEL

3 REAR ELEVATION  
1/4"=1'-0"



1 EXISTING SIDE ELEVATION  
1/4"=1'-0"



1 SIDE ELEVATION  
1/4"=1'-0"

8'-0" CLG HT  
6'-8" WINDOW HD

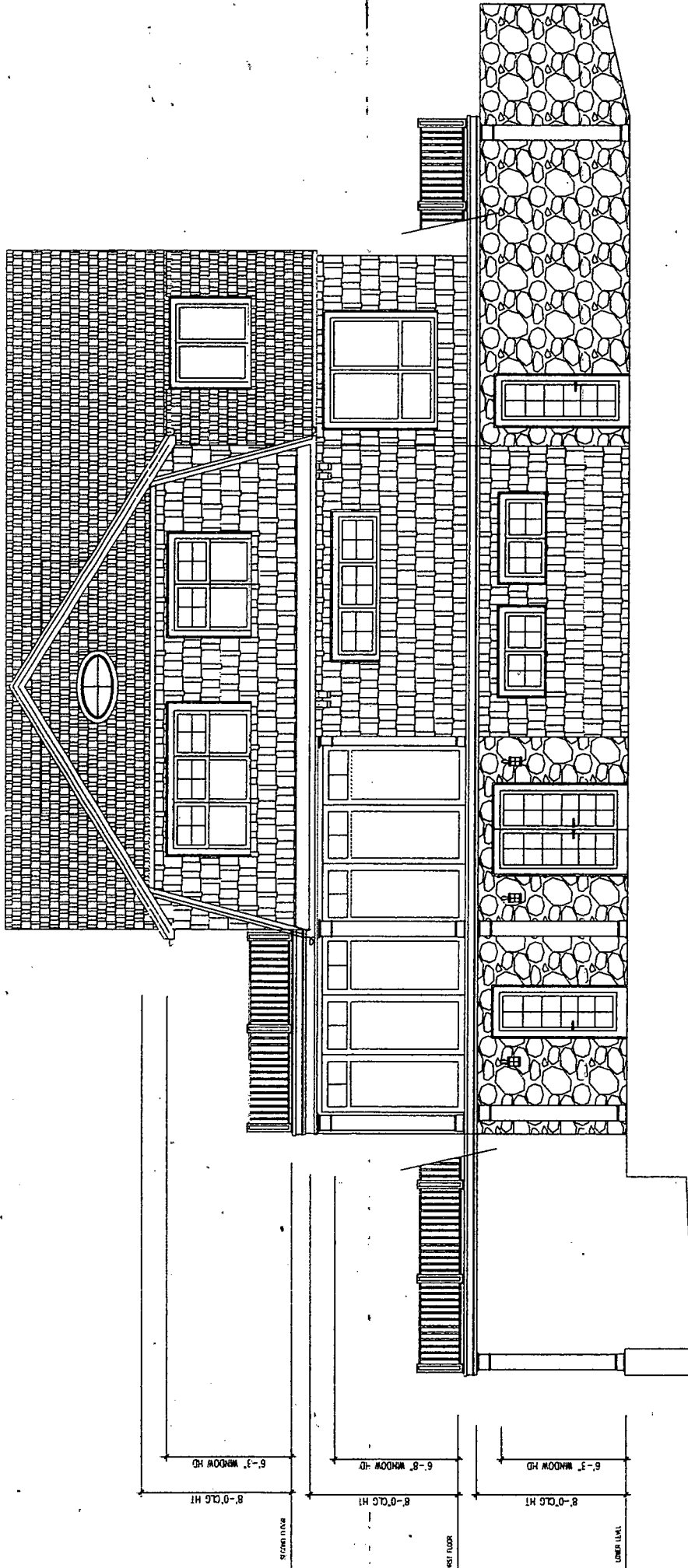
8'-0" CLG HT  
6'-8" WINDOW HD

8'-0" CLG HT  
6'-8" WINDOW HD

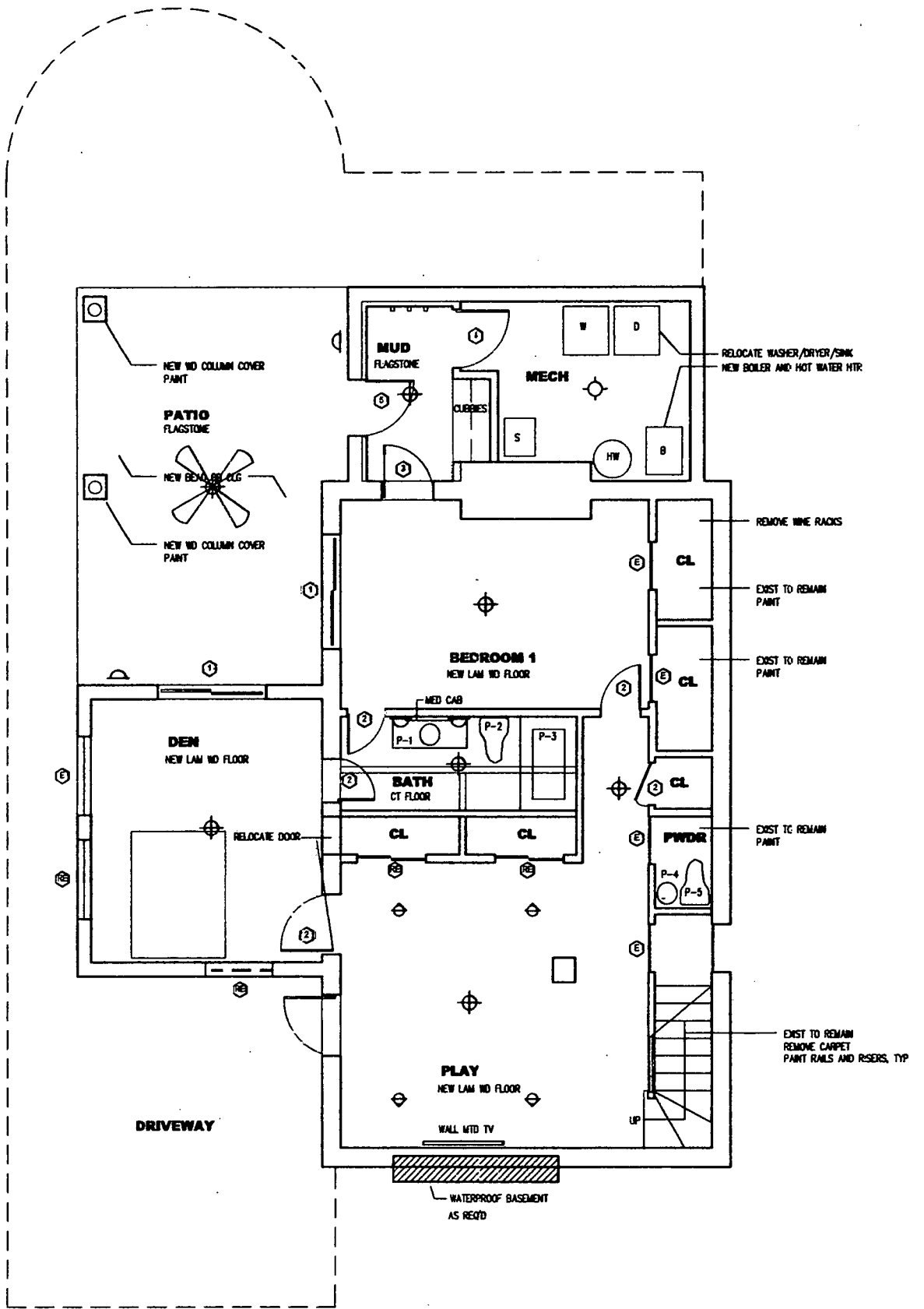
SECOND FLOOR

FIRST FLOOR

LOWER LEVEL

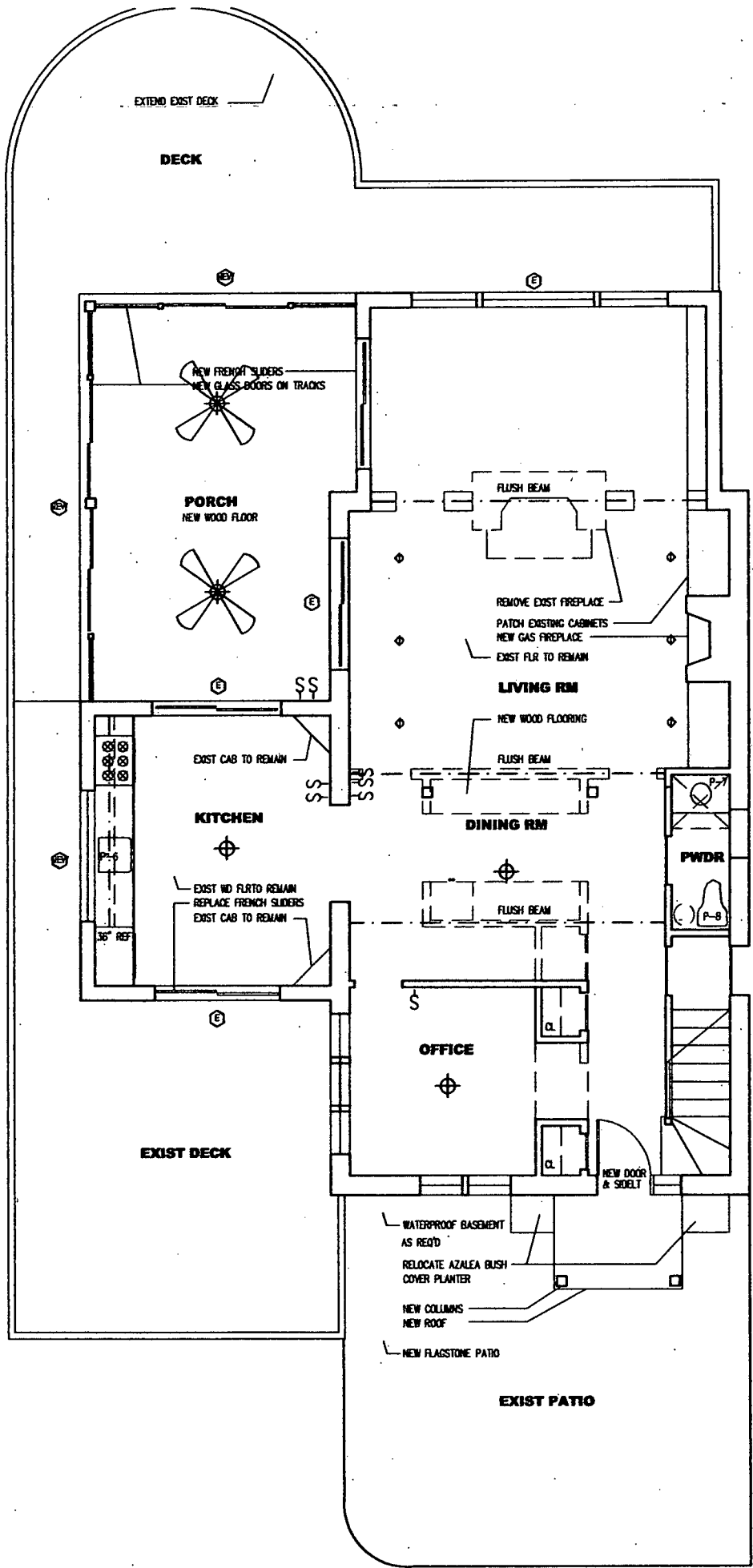


1 SIDE ELEVATION  
1/4"=1'-0"

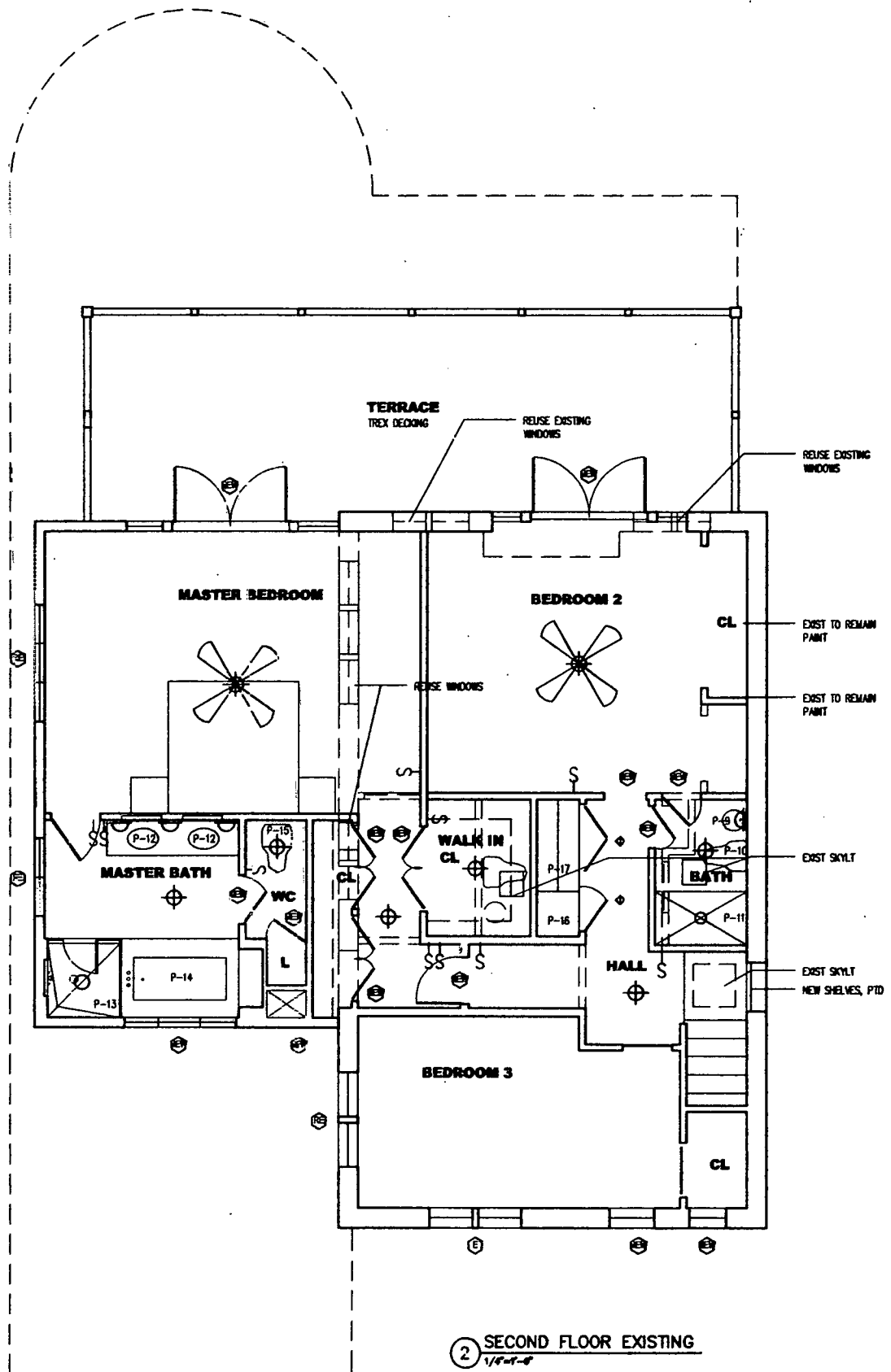


2 BASEMENT FLOOR PLAN  
1/8" = 1'-0"





1 FIRST FLOOR PLAN  
1/8" = 1'-0"



2 SECOND FLOOR EXISTING  
1/8" = 1'-0"

# **FORM**

**Design Studio llp**

**WEST RESIDENCE  
51 WEST LENOX**

**FORM** DesignStudio,lp  
2440 Kalorama Rd, NW  
Washington, DC 20008  
202-506-0046 m  
202.265.1847 fx  
2440arcadia@comcast.net

## **Table of Contents**

- Application for historic area work permit for 51 West Lenox Rd. Chevy Chase, MD /8787 Georgia Avenue, Silver Spring, MD
- Description of project
- Site plan
- Existing Exterior elevations
- Proposed exterior elevations
- Proposed floor plans

End document

**FORM** DesignStudio, llp  
2440 Kalorama Rd, NW  
Washington, DC 20008  
202-506-0046 m  
202.265.1847 fx  
2440arcadia@comcast.net

## Description of Work

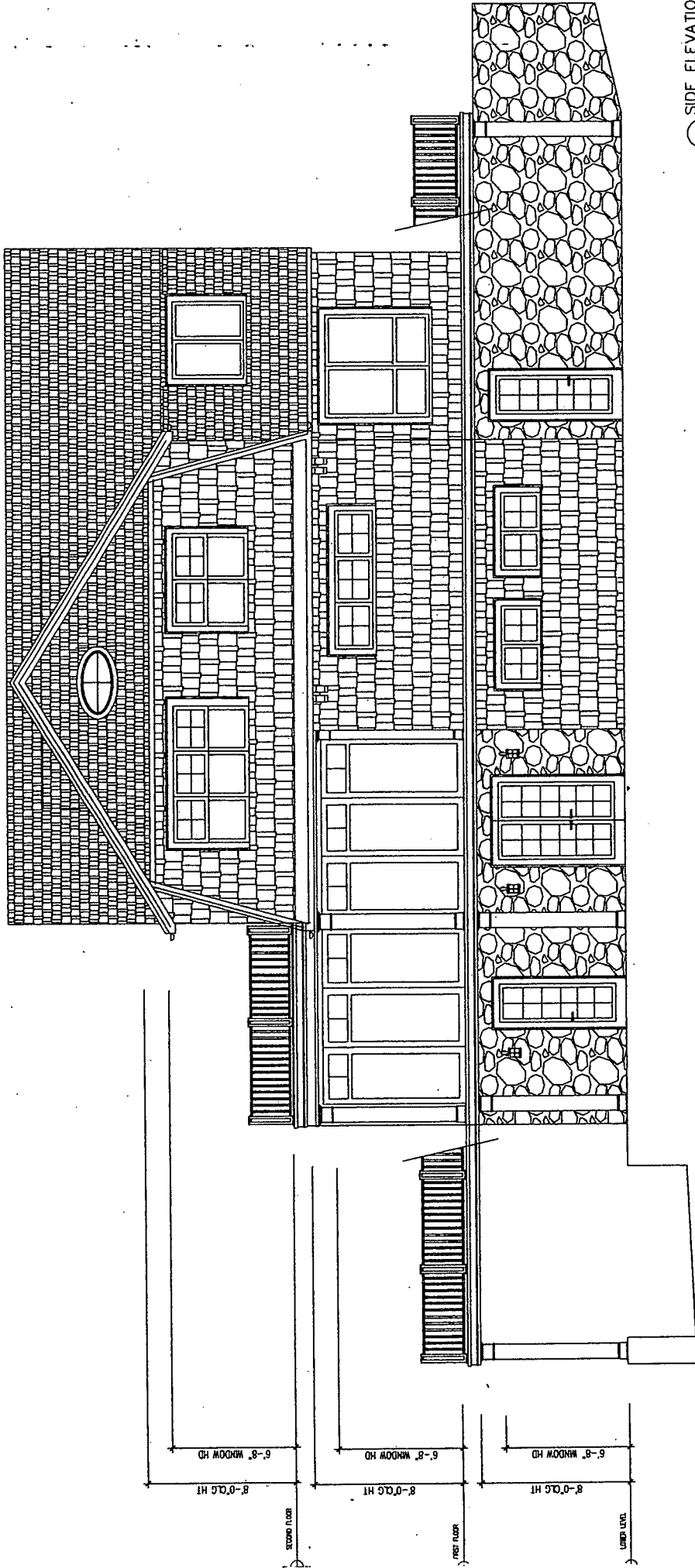
The following changes are proposed for the property located at 51 West Lenox Rd, Chevy Chase, MD:

- Enclose the existing deck on the northwest side of the house with retractable wood/clad doors. Novawall system or equal.
- Remove existing painted wood siding and replace with cedar shingles.
- Repair existing windows.
- Add French doors with side lights in the Master bedroom and second bedroom on north side of the house.
- Add a second floor over existing first floor structure on the west side of the property.
- Remove existing stone fireplace.
- Extend existing deck north by 9'.

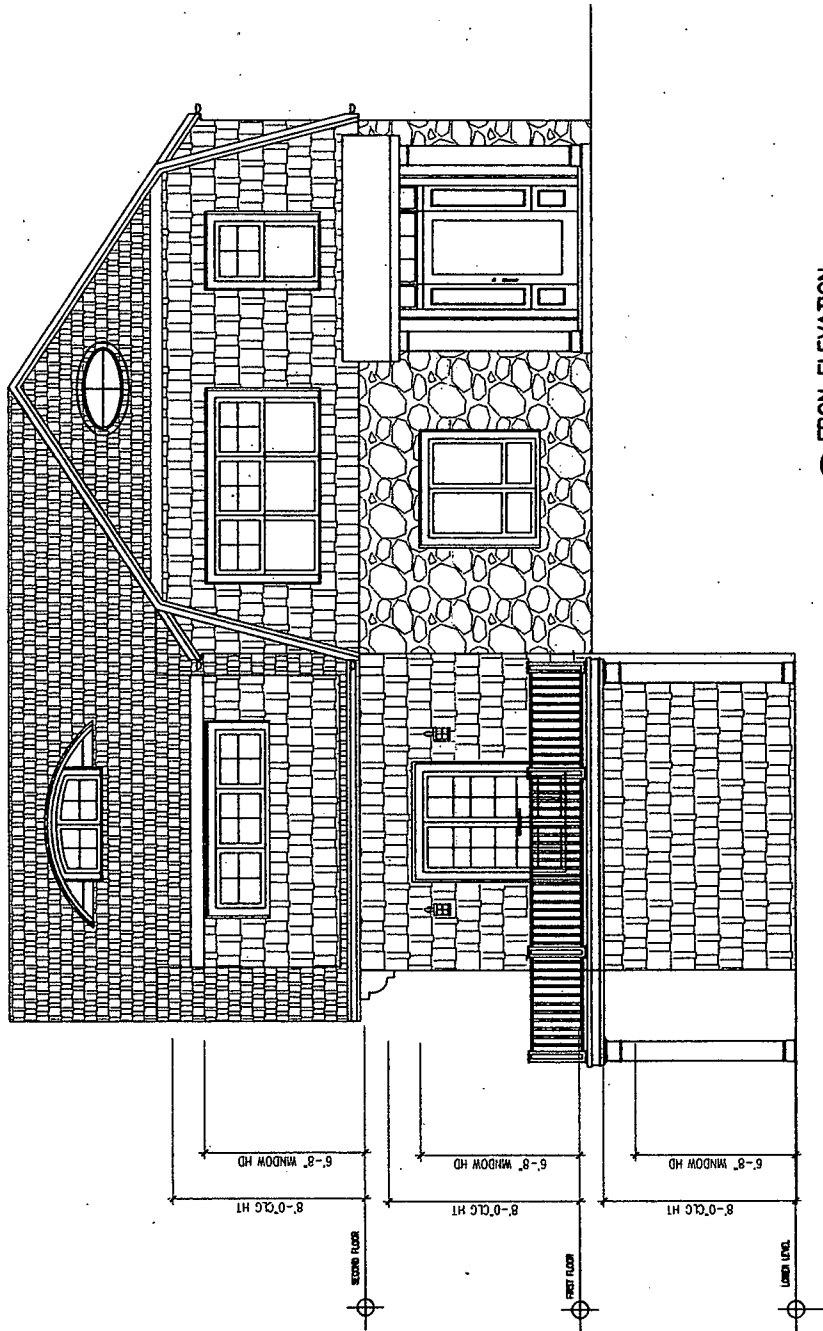
### Material Description / SPEC.

Roof - Cedar Shingles  
Siding - Cedar Shingles  
Windows - SIMULATED DIVIDED LIGHT WOOD WINDOWS  
                    WI CLAD EXTERIOR  
Decking - TREX BOARDS / COPPER  
RAILS & TRIM - VEGEATED - WHITE



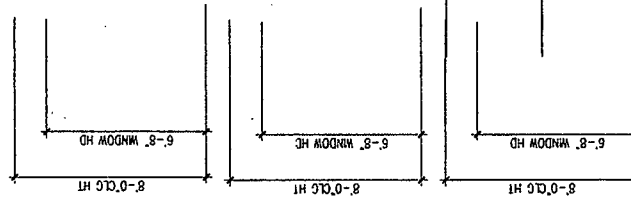
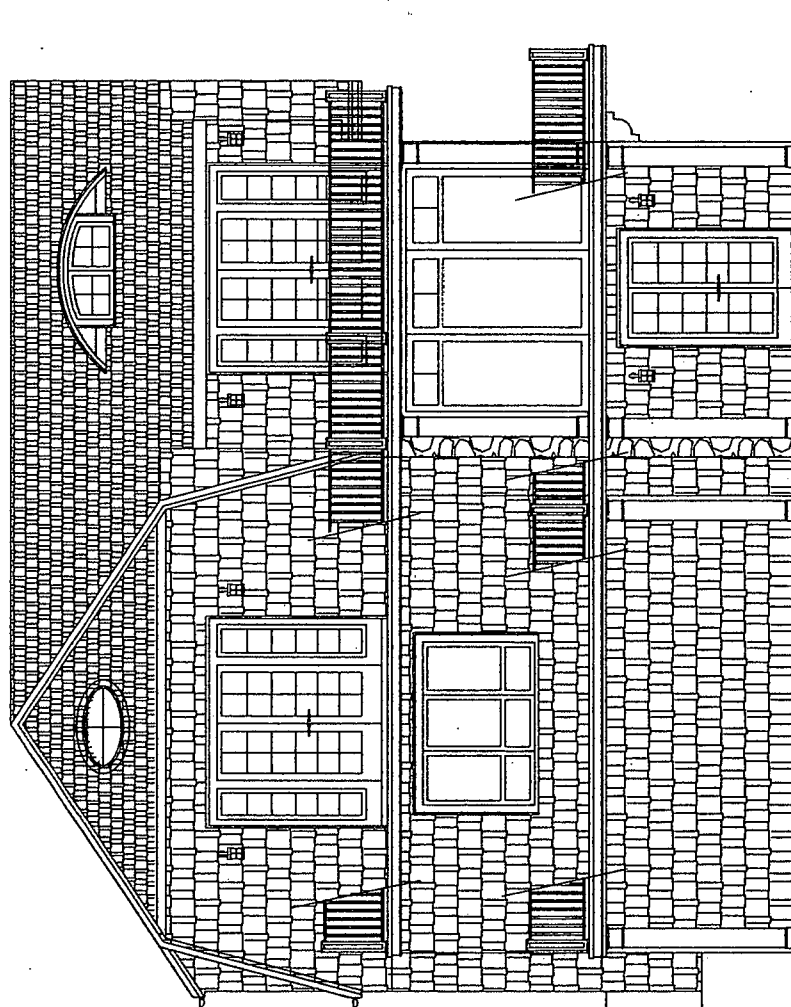


1 SIDE ELEVATION  
1/4"=1'-0"

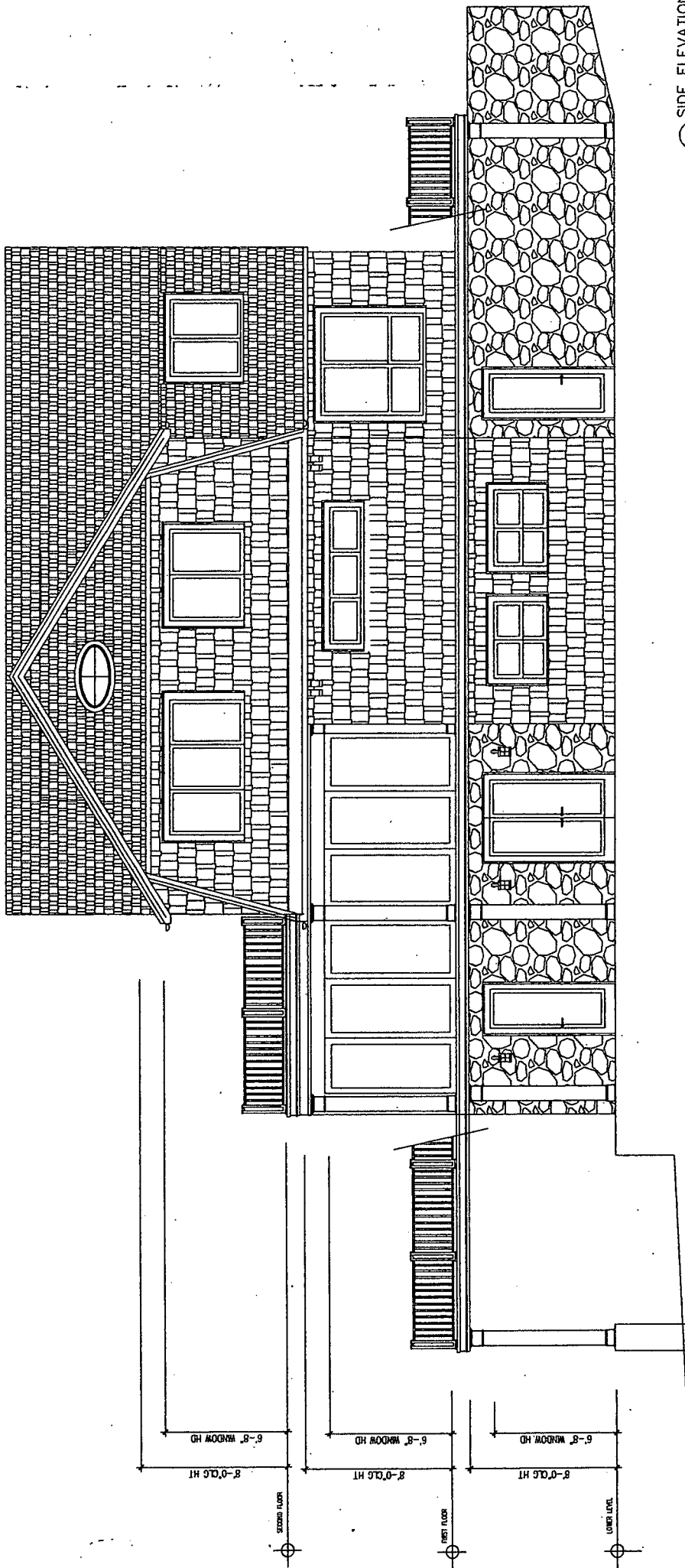


2 FRONT ELEVATION  
1/8" = 1'-0"

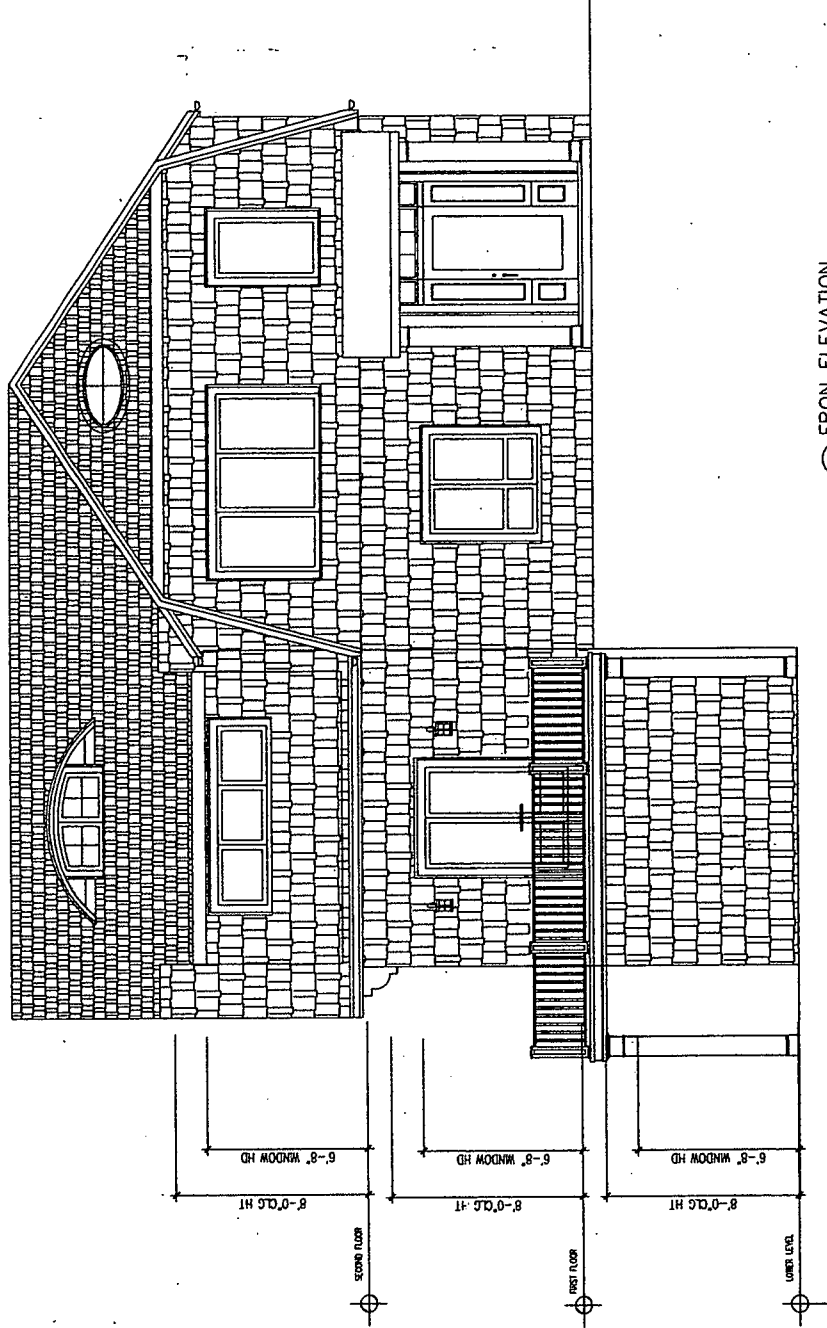




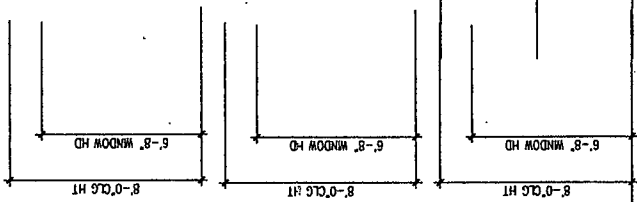
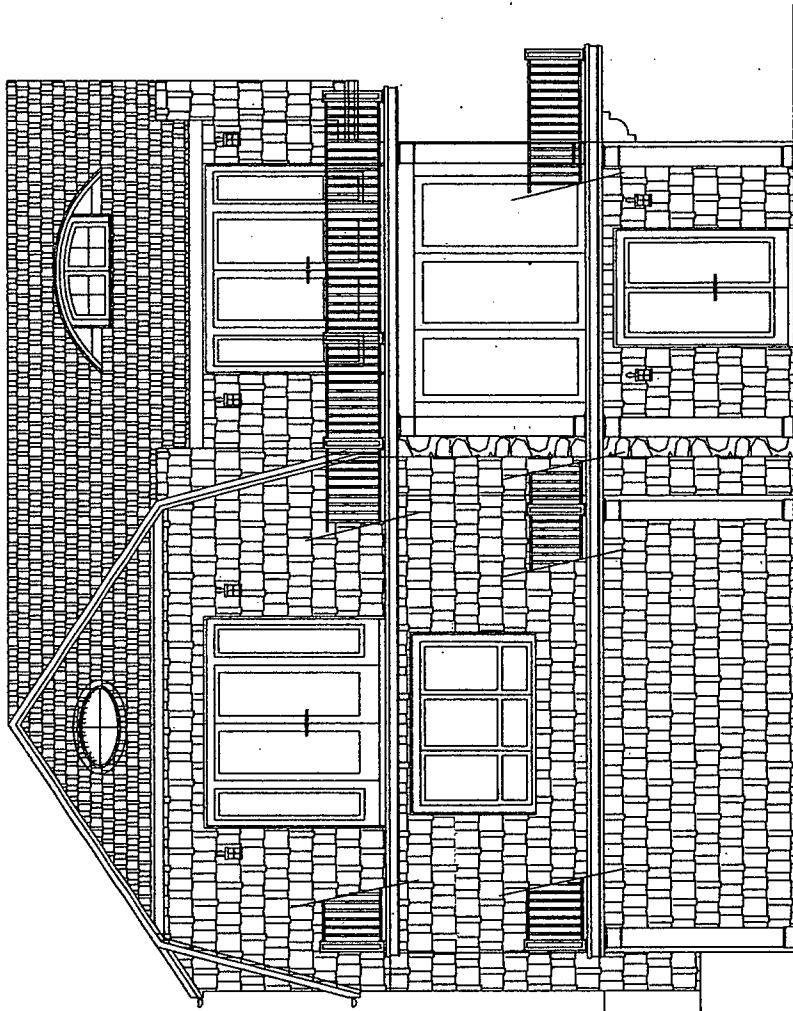
3 REAR ELEVATION  
1/4"=1'-0"



1 SIDE ELEVATION  
1/4" = 1'-0"

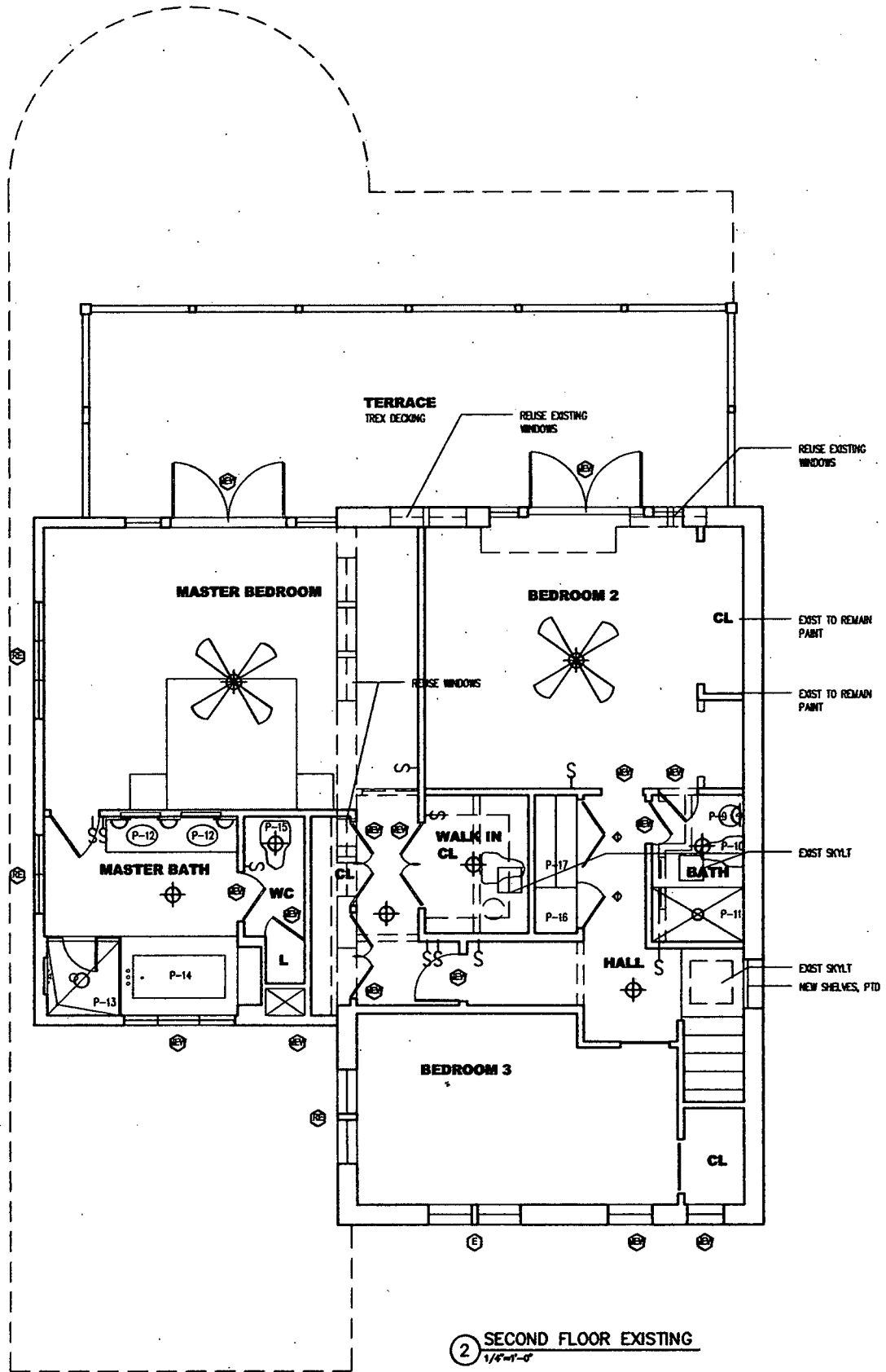


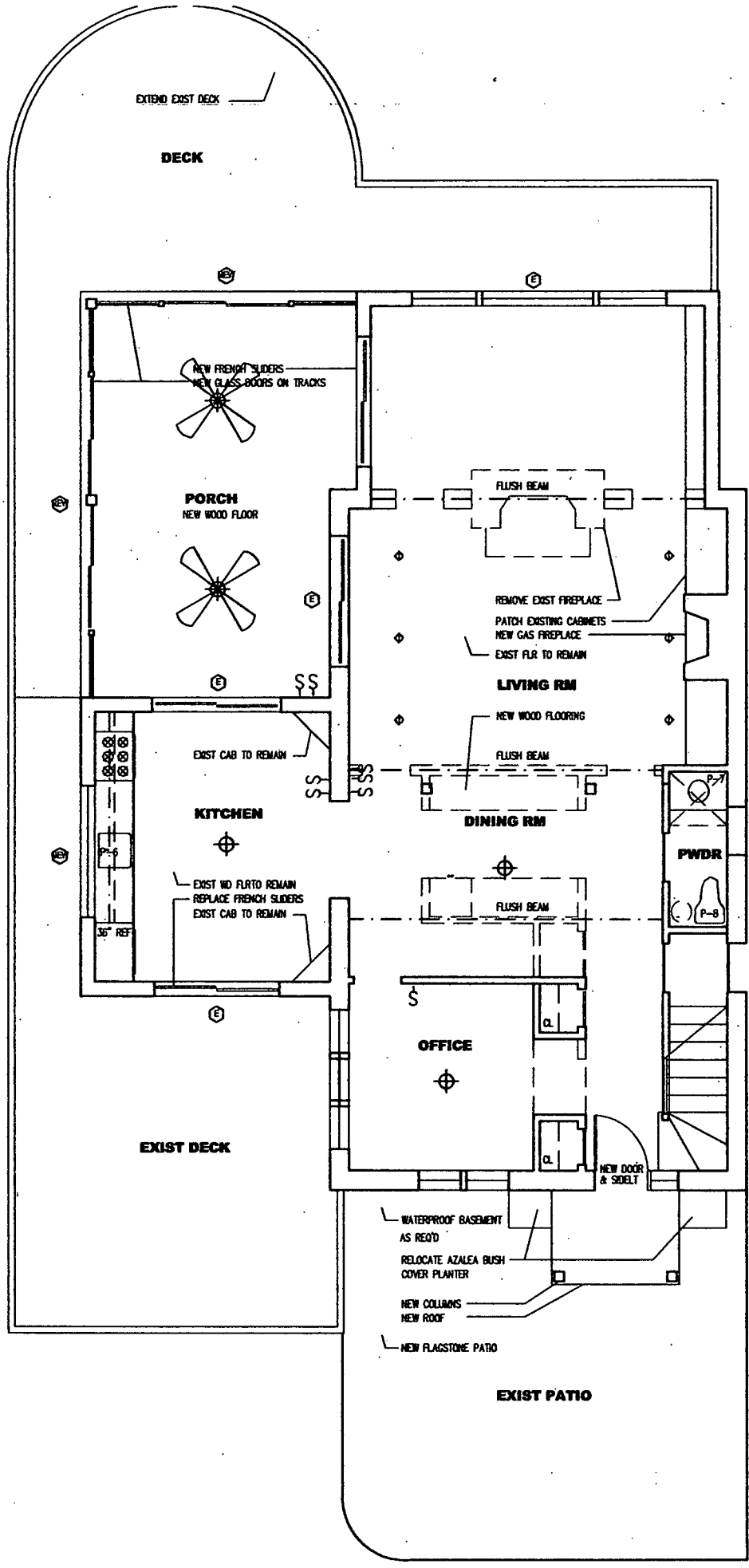
2 FRON ELEVATION  
1/4"=1'-0"



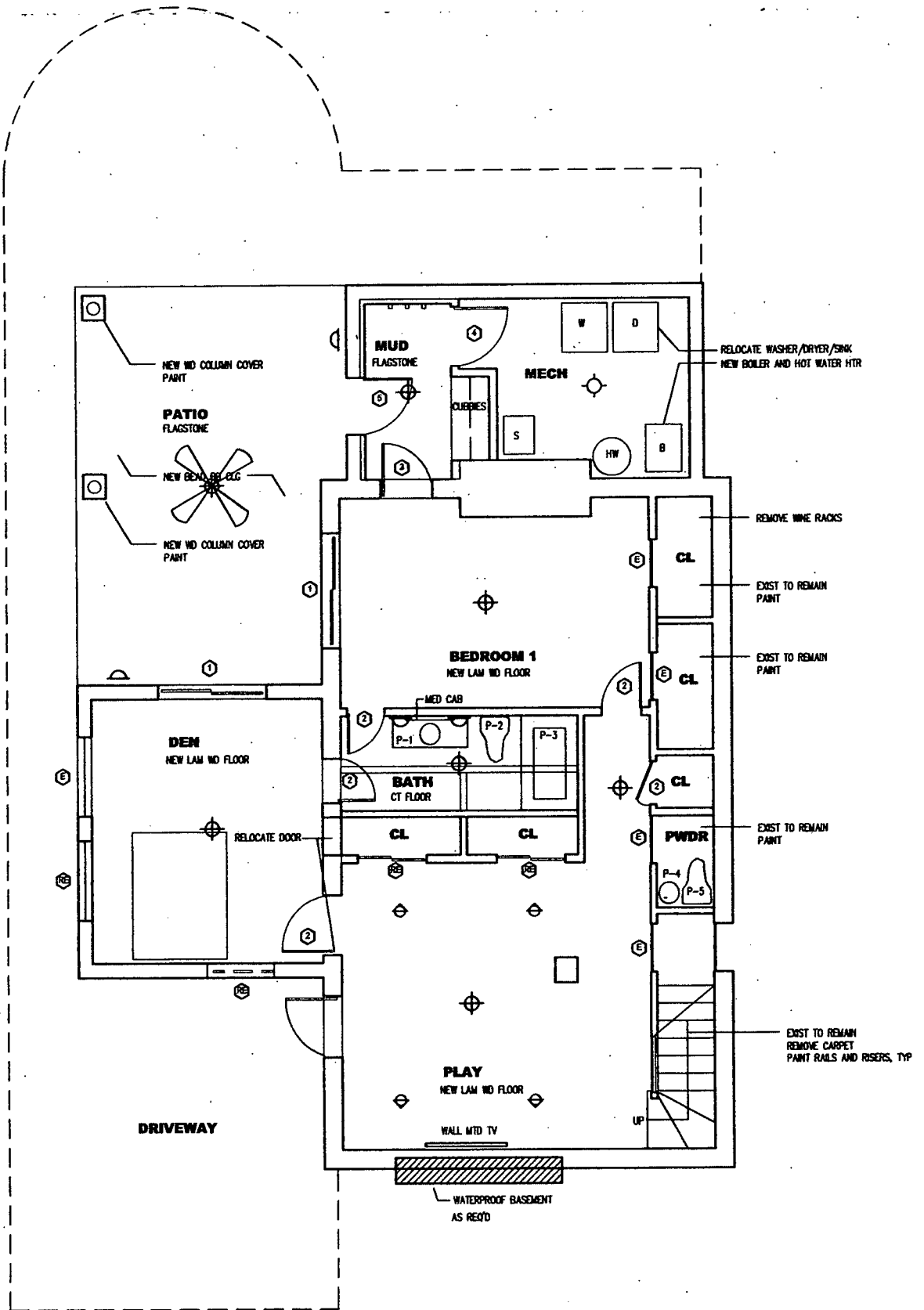
3 REAR ELEVATION  
1/4"=1'-0"



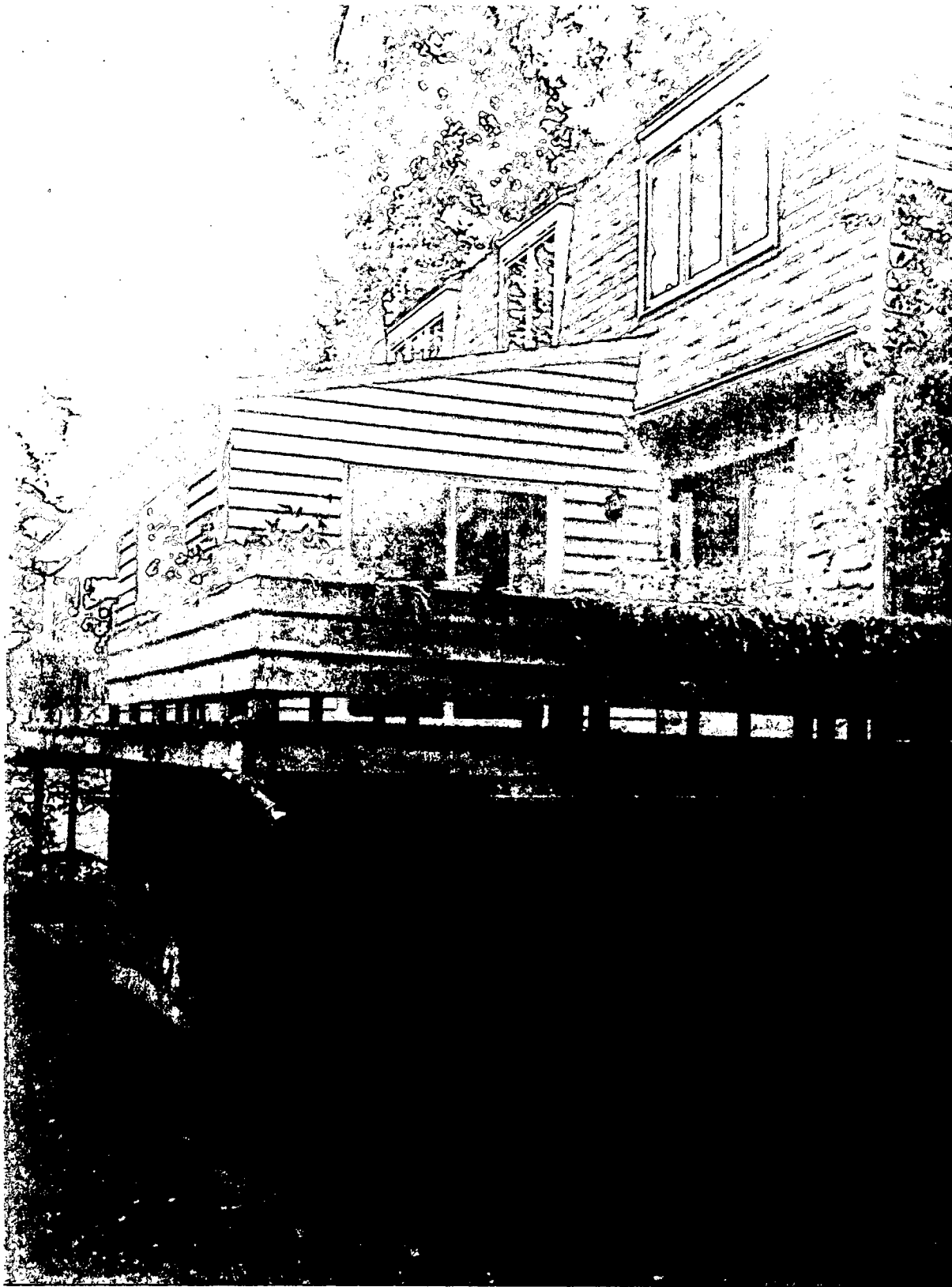




1 FIRST FLOOR PLAN  
1/24/08



2 BASEMENT FLOOR PLAN  
1/8"-0"



SIDE VIEW  
51 MUST LOOK





EAST VIEW  
51 WEST LANE

# **FORM**

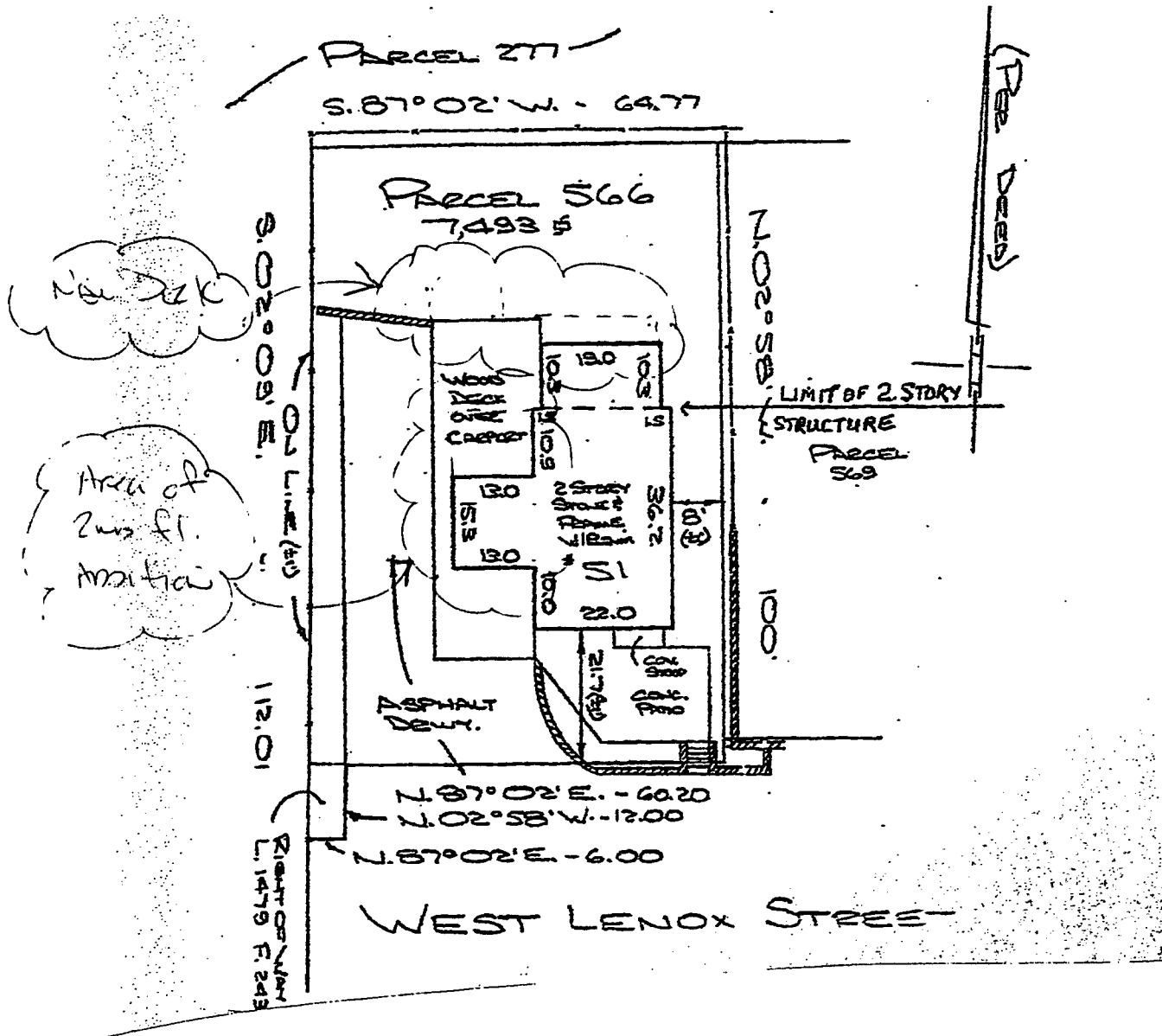
**Design Studio llp**

**WEST RESIDENCE  
51 WEST LENOX**

**FORM** DesignStudio, llp  
2440 Kalorama Rd, NW  
Washington, DC 20008  
202-506-0046 m  
202-265-1847 fx  
2440arcadia@comcast.net

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**Capitol Surveys, Inc.**

10762 Rhode Island Avenue  
 Beltsville, Maryland 20705  
 Phone 301-931-1350  
 Fax 301-931-1357

NOTES: Plat is of benefit to a consumer only insofar as it is required by a lender or a title insurance company or its agent in connection with contemplated transfer, financing or re-financing; the plat is not to be relied upon for the establishment or location of fences, buildings, or other existing or future improvements; and this plat does not provide for the accurate identification of property boundaries. Such identification may not be required for the transfer, sale or securing financing or refinancing.

**LOCATION DRAWING**

**Parcel 566**  
 LIBER 21806 Folio 539  
 MONTGOMERY COUNTY, MARYLAND

I hereby certify this location drawing was prepared by me or under my direction in accordance with the minimum standards of practice for the State of Maryland and is correct to the best of my belief of what can be visually and accessibly observed.

*Edward L. Lopez, Jr.*  
 Edward L. Lopez, Jr.  
 Maryland Property Line Surveyor No. 522

Recorded in Plat Book — Page — Scale 1" = 20'  
 CASE: 125-07 FILE: 85640  
 DATE MARCH 1, 2007

**FORM** Design Studio, llc  
2240 Kalorama Rd NW  
Washington, DC 20008  
202-576-0046 m  
202 255.1847 fx  
2440arcadia@comcast.net

## Description of Work

The following changes are proposed for the property located at 51 West Lenox Rd, Chevy Chase, MD:

- Enclose the existing deck on the northwest side of the house with retractable wood/clad doors. Novawall system or equal.
- Remove existing painted wood siding and replace with cedar shingles.
- Repair existing windows.
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- Add a second floor over existing first floor structure on the west side of the property.
- Remove existing stone fireplace.
- Extend existing deck north by 9'.

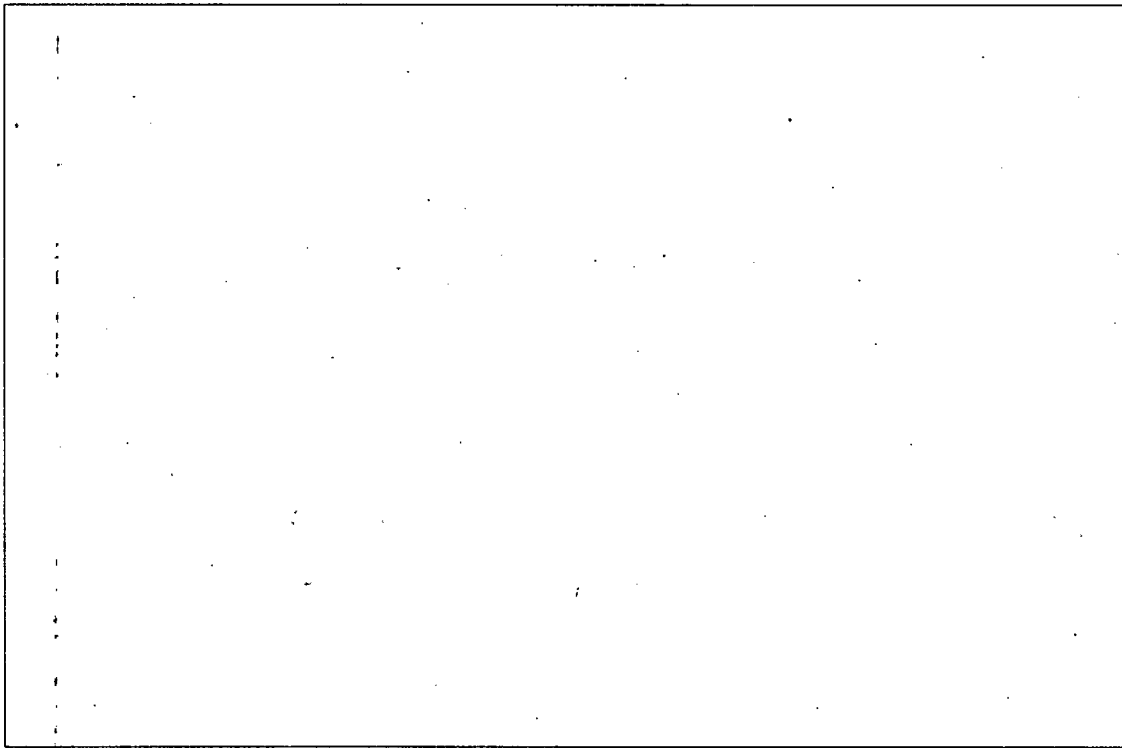
### Material Description - DEC

ROOF - CEDAR SHINGLES  
SIDING - CEDAR SHINGLES  
WINDOWS - SIMULATED DIVIDED LIGHT WOOD WINDOWS  
2 1/2" OF EQUAL W/ CLAD EXTERIOR  
DECKING - TREX BRASILIA CAFFE  
TRIM - VERSATEX - WHITE

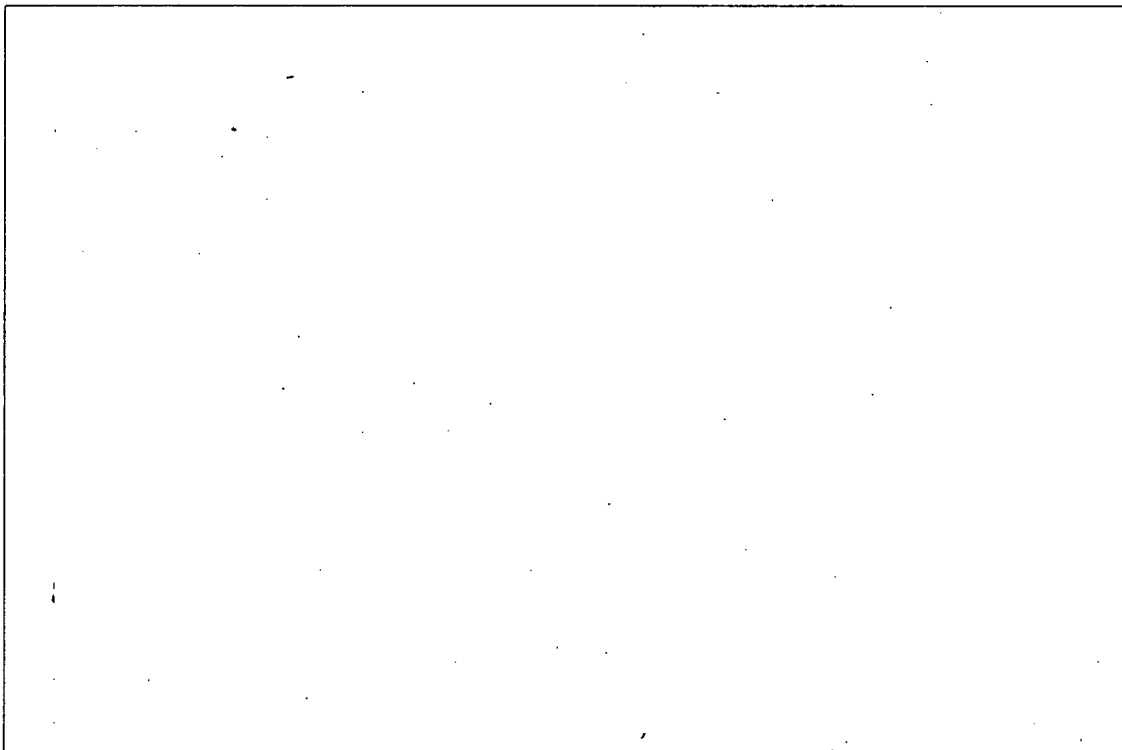
**HAWP APPLICATION: MAILING ADDRESSES FOR NOTIFYING**  
[Owner, Owner's Agent, Adjacent and Confronting Property Owners]

Owner's mailing address	Owner's Agent's mailing address
KATHERINE WEST 51 WEST LENOX RD CHEVY CHASE, MD	WENDEY BURGER 2440 Kalorama Rd NW WASHINGTON DC 20008
Adjacent and confronting Property Owners mailing addresses	
ALEXANDER BOYLE 49 WEST LENOX RD CHEVY CHASE, MD	CHEVY CHASE COUNTRY CLUB 7900 CONNECTICUT AVENUE CHEVY CHASE, MD

Existing Property Condition Photographs (duplicate as needed)



Detail: FRONT / SOUTH SIDE OF HOUSE



Detail: SIDE / WEST SIDE OF HOUSE

# **FORM**

**Design Studio llp**

**WEST RESIDENCE  
51 WEST LENOX**



**FORM** DesignStudio, llp  
2440 Kalorama Rd, NW  
Washington, DC 20008  
202-506-0046 m  
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