



## HISTORIC PRESERVATION COMMISSION

Marc Elrich  
*County Executive*

Robert Sutton  
*Chairman*

Date: April 4, 2024

### MEMORANDUM

TO: Rabbiah Sabbakhan  
Department of Permitting Services

FROM: Chris Berger  
Historic Preservation Section  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit # 1061611 - driveway removal

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The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was **approved** at the April 3, 2024, HPC meeting.

The HPC staff has reviewed and stamped the attached construction drawings.

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

Applicant: Abigail Barnes  
Address: 3717 Bradley Lane, 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 work is complete the applicant will contact Chris Berger at 301-495-4571 or [chris.berger@montgomeryplanning.org](mailto:chris.berger@montgomeryplanning.org) to schedule a follow-up site visit.





APPLICATION FOR HISTORIC AREA WORK PERMIT HISTORIC PRESERVATION COMMISSION 301.563.3400

NAWP# DATE ASSIGNED

APPLICANT:

Name: Abigail Barnes Address: 3717 Bradley Lane Daytime Phone: 301-318-3599

E-mail: scottkabigailb@gmail.com City: Chevy Chase Zip: 20815 Tax Account No.:

AGENT/CONTACT (if applicable):

Name: Chris Scango, Capitol Hardscapes Address: PO BOX 30372

E-mail: cscango@capitolhardscapes.com City: Bethesda Zip: 20824



Contractor Registration No.:

M: 35-68

SE: MIHP # of Historic Property

Historic District? Yes/District Name No/Individual Site Name Mills House

and Trust/Environmental Easement on the Property? If YES, include a mentation from the Easement Holder supporting this application.

Are other Planning and/or Hearing Examiner Approvals /Reviews Required as part of this Application? (Conditional Use, Variance, Record Plat, etc.) If YES, include information on these reviews as

REVIEWED By Chris Berger at 10:47 am, Apr 04, 2024

Bradley Lane

Town/City: Chevy Chase Nearest Cross Street: Georgia St. Lot: Pt19&2C Block: 2 Subdivision: 3 Parcel:

TYPE OF WORK PROPOSED: See the checklist on Page 4 to verify that all supporting items for proposed work are submitted with this application. Incomplete Applications will not be accepted for review. Check all that apply:

- Checklist of work types: New Construction, Addition, Demolition, Grading/Excavation, Deck/Porch, Fence, Hardscape/Landscape, Roof, Shed/Garage/Accessory Structure, Solar, Tree removal/planting, Window/Door, Other.

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

Signature of applicant

February 21, 2024

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

<b>Owner's mailing address</b> 3717 Bradley Lane Chevy Chase, MD 20815	<b>Owner's Agent's mailing address</b> Chris Scango Capitol Hardscapes PO BOX 30372 Bethesda MD 20824
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APPROVED  
 Montgomery County  
 Historic Preservation Commission



**Adjacent and confronting Property Owners mailing addresses**

Eggett 5	Brian Armstrong and Ashley Hoppin 3715 Bradley Ln Chevy Chase, MD 20815
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James and Mary Donnelly 3718 Bradley Ln Chevy Chase, MD 20815
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Paul and Sharon Nichols 3720 Bradley Ln Chevy Chase, MD 20815
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**REVIEWED**  
 By Chris Berger at 10:47 am, Apr 04, 2024

	3624 Raymond Street, Chevy Chase MD 20815  3626 Raymond Street, Chevy Chase MD 20815  3700 Raymond Street, Chevy Chase MD 20815
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Description of Property: Please describe the building and surrounding environment. Include information on significant structures, landscape features, or other significant features of the property:

Mills House is an Italian Renaissance Revival style residence. It was built in 1914 according to the Maryland Inventory of Historic Properties, although the Maryland property records suggest 1896. It has a classically framed entry door with projecting bracketed architrave flanked by 24 light casement windows surmounted by projecting arched hood molds. The house is constructed of hollow tile and clad with a stucco finish.

There is a non-historic asphalt driveway in the backyard in poor condition.

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

Demolish asphalt driveway in backyard and replace with turf.

APPROVED

Montgomery County

Historic Preservation Commission




Robert A. Potter

**REVIEWED**

*By Chris Berger at 10:47 am, Apr 04, 2024*

<p>Demolish driveway</p> <p>Work Item 1: _____</p>	
<p>Description of Current Condition:</p> <p>Paver driveway in front of house meets 1100 square feet of asphalt driveway in the backyard, behind the house. Asphalt driveway is cracked due to tree roots and in poor condition.</p>	<p>Proposed Work:</p> <p>Demolish and remove asphalt and gravel subbase from site</p> <p>Install clean dirt backfill and stabilization matting</p> <p>Install sod or grass seed</p>

Work Item 2: \_\_\_\_\_

<p>APPROVED</p> <p>Montgomery County Historic Preservation Commission</p> 	<p>Proposed Work:</p>
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**REVIEWED**  
By Chris Berger at 10:47 am, Apr 04, 2024

<p>Work Item 3: _____</p>	
<p>Description of Current Condition:</p>	<p>Proposed Work:</p>

**From:** [Scott Kaczmarek and Abby Barnes](#)  
**To:** [Berger, Chris](#)  
**Cc:** [cscango@capitolhardscapes.com](mailto:cscango@capitolhardscapes.com)  
**Subject:** Re: 3717 Bradley Lane, Chevy Chase (HAWP #1061611)  
**Date:** Saturday, March 16, 2024 2:53:35 PM

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

Hi Chris,

Great, thank you for the update! The asphalt driveway is approximately 98 feet long. It is mostly 8 feet wide but 17 feet wide by the garage.

Yes, we plan to remove the concrete curb as well.

We have no plans to install a new driveway at this time.



4:45 PM Berger, Chris <[Chris.Berger@montgomeryplanning.org](mailto:Chris.Berger@montgomeryplanning.org)>

The project is scheduled for review at the April 3 Historic Preservation Commission meeting. Staff supports the project, and we anticipate it will be on the consent agenda and not require a hearing, which means that no project representative would need to

**REVIEWED**

**By Chris Berger at 10:47 am, Apr 04, 2024**

Staff has the following questions:

- What is the approximate length and width of the asphalt driveway to be removed?
- Will the concrete curb along the right side of the driveway also be removed?
- Do you plan to install a new access path to the garage as part of a future HAWP application?

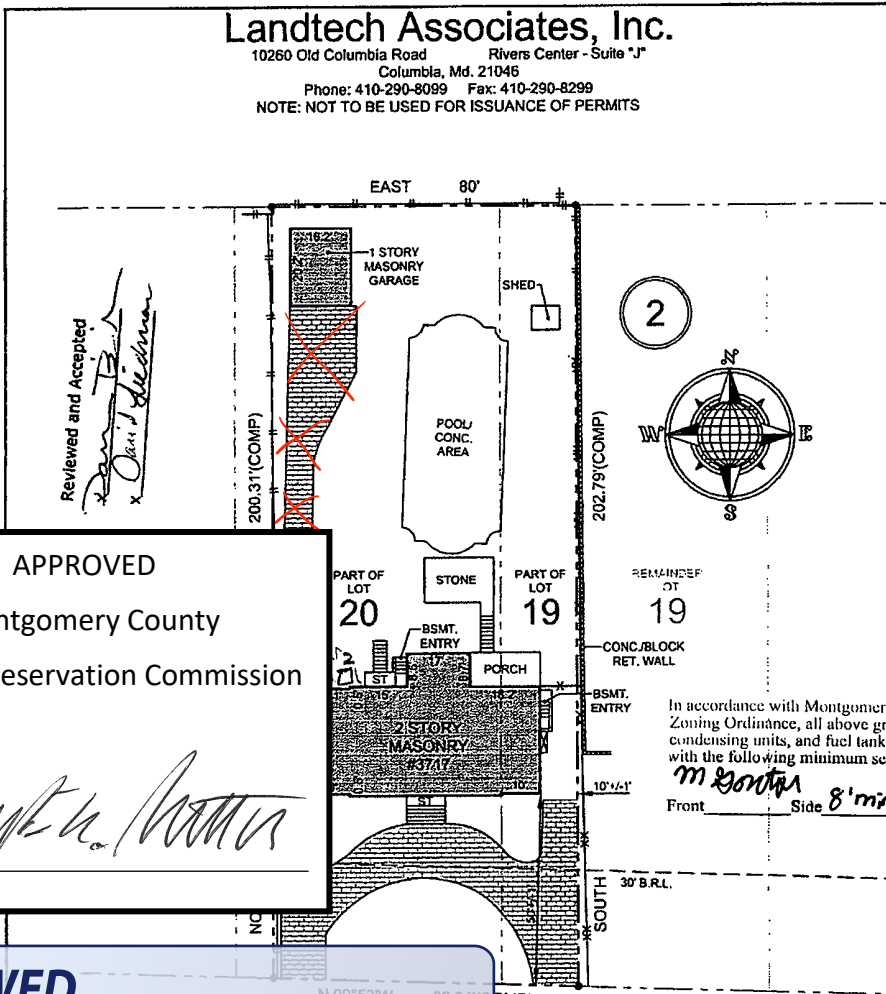
**Chris Berger, AICP**

Cultural Resources Planner III

Montgomery County Planning Department

# Landtech Associates, Inc.

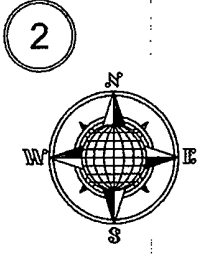
10260 Old Columbia Road Rivers Center - Suite "J"  
 Columbia, Md. 21046  
 Phone: 410-290-8099 Fax: 410-290-8299  
 NOTE: NOT TO BE USED FOR ISSUANCE OF PERMITS



Reviewed and Accepted  
*David S. Friedman*

APPROVED  
 Montgomery County  
 Historic Preservation Commission

*Robert A. Adams*



In accordance with Montgomery County Zoning Ordinance, all above ground generators, condensing units, and fuel tanks must comply with the following minimum setbacks:

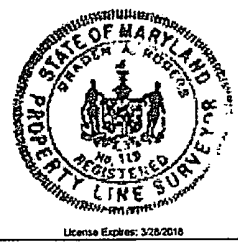
Front 8' Side 8' Rear 5'

5/7/19  
 R-60

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Property Line survey recommended to determine exact configuration of property, exact location of improvements, and extent of encroachments, if any.

- NOTES:
- 1) This plat is of benefit to the 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.
  - 2) This plat is not to be relied upon for the establishment or location of fences, garages, buildings or other existing or future improvements.
  - 3) This plat does not provide for the accurate identification of property lines, but such identification may not be required for the transfer of title or securing financing or re-financing.
  - 4) No title report furnished.
  - 5) Property line survey recommended to determine the exact location of improvements and/or encroachments, if any.
  - 6) Property subject to any/all rights-of-way, easements, and/or covenants of record and/or imposed by law.



Certification: This is to certify that the improvements indicated hereon are located as shown.

GRADEN A. ROGERS - Prop. L.S. MD. Lic. No 119

LIBER:	FOLIO:	3717 Bradley Lane
LOT: Part of 19,20	BLOCK: 2 SECTION: 3 PLAT:	
PLAT ENTITLED: Chevy Chase		
RECORDED IN: Montgomery County, Maryland	SCALE: 1"=20'	CASE NO: 170005PM
PLAT BOOK: 1	PAGE:	PLAT NO: 90
		DATE: 1/9/17
		JOB NO: LT2170009



APPROVED  
Montgomery County  
Historic Preservation Commission  
*Robert A. Vetter*

REVIEWED  
By Chris Berger at 10:47 am, Apr 04, 2024





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Montgomery County  
Historic Preservation Commission  
*Robert A. Norton*

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