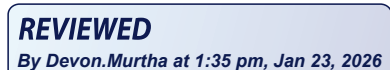


Description of Property: Please describe the building and surrounding environment. Include information on significant structures, landscape features, or other significant features of the property:

An existing 1 story frame with basement structure located at 10019 Pratt Place, built in 1986 per Maryland SDAT and stamped property plat. There is a asphalt driveway along the left side of the property from the street and a brick walkway that connects the driveway to the house entrance. There are two adjoining neighbors with structures similar in style and scale. The rear of the property is partially visible from the street, but largely obstructed by trees and the house. At the rear of the property there is an existing wood privacy fence, as shown on the property plat. An elevated wood deck at the rear of the structure and property has been demolished due to storm damage. The ledger board used for this deck is partially exposed, and there is damage to the siding where the deck once met the house (see photos).

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

Build a 12'x16' covered, screened-in, elevated deck structure at rear of property.
Install one (1) set of 3'-6" wide stairs with a standard screen door for entry/exit from a landing to grade at right-rear side of deck/property.



Work Item 1: _____

Description of Current Condition:

Proposed Work:

Work Item 2: _____

Description of Current Condition:

Proposed Work:

Work Item 3: _____

Description of Current Condition:

Proposed Work:

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Montgomery County

Historic Preservation Commission



REVIEWED

By Devon.Murtha at 1:35 pm, Jan 23, 2026

HISTORIC AREA WORK PERMIT CHECKLIST OF APPLICATION REQUIREMENTS

	Required Attachments						
Proposed Work	I. Written Description	2. Site Plan	3. Plans/ Elevations	4. Material Specifications	5. Photographs	6. Tree Survey	7. Property Owner Addresses
New Construction	*	*	*	*	*	*	*
Additions/ Alterations	*	*	*	*	*	*	*
Demolition	*	*	*		*		*
Deck/Porch	*	*	*	*	*	*	*
Fence/Wall	*	*	*	*	*	*	*
Driveway/ Parking Area	*	*		*	*	*	*
Grading/Excavation/Landscaping	*	*		*	*	*	*
Tree Removal	*	*		*	*	*	*
Siding/ Roof Changes	*	*	*	*	*		*
Window/ Door Changes	*	*	*	*	*		*
Masonry Repair/ Repoint	*	*	*	*	*		*
Signs	*	*	*	*	*		*

APPROVED
Montgomery County
Historic Preservation Commission



REVIEWED
By Devon.Murtha at 1:35 pm, Jan 23, 2026



Montgomery County

[Signature]

SE ARCHITECTS
SEARCHARCHITECTURE.COM
703.666.1115



MARVELLA
ARCHITECTURE DEVELOPMENT CONSTRUCTION ESTIMATION

10019 PRATT PL, SILVER SPRING, MD 20910

Raphael Schklowsky

Drawing Title:

ARCHITECTURAL PLANS

Drawn by:

STANDARD & GAY	CHICAGO
----------------	---------


 Date: _____

ARCHITECT AND ASSOCIATES

A200

COPYRIGHT Ricardo Hendi, AIA
2007

By Devon.Murtha at 1:35 pm, Jan 23, 2026

[illegible]

ROOF: ASPHALT SHINGLE SLOPED ROOF
ROOFING: SHINGLED, ENERGY STAR AND COOL ROOF COMPLIANT
FLASHING: METAL FLASHING AT ROOF VALLEYS, ROOF EDGE, CAPS, TYP
E, TYP ROOFING FELT UNDERLAYMENT
E, X-20 WOOD BUILT UP AS NOTED ROOF PERIMETER BEAM
CONNECT TO POSTS WITH SIMPSON STRONG TIE BC23-3N POST
2" X 4" WOOD FRAMING ROOF JOIST @ 16" OC. ATTACH WITH
G/24 MIN CELLS HURRICANE TIES
G/24 MIN CELLS HURRICANE TIES @ COLLAR TIE EVERY OTHER WITH
G/24 MIN CELLS HURRICANE TIES @ COLLAR TIE EVERY OTHER WITH
OPTIONAL LEAKED BY WOOD PANEL FRESH AIR EXHAUST STAIN
FINISH
HARDIETEX FASCIA OVER 2X 10 FASCIA FRAMING
K-12 R-5 STYLE ALUMINUM AIR DOWNSPOUT SYSTEM
DARK COLOR
2" X 12 ROOF BOARD, SUPPORT W 4x4 POST ABOVE ROOF

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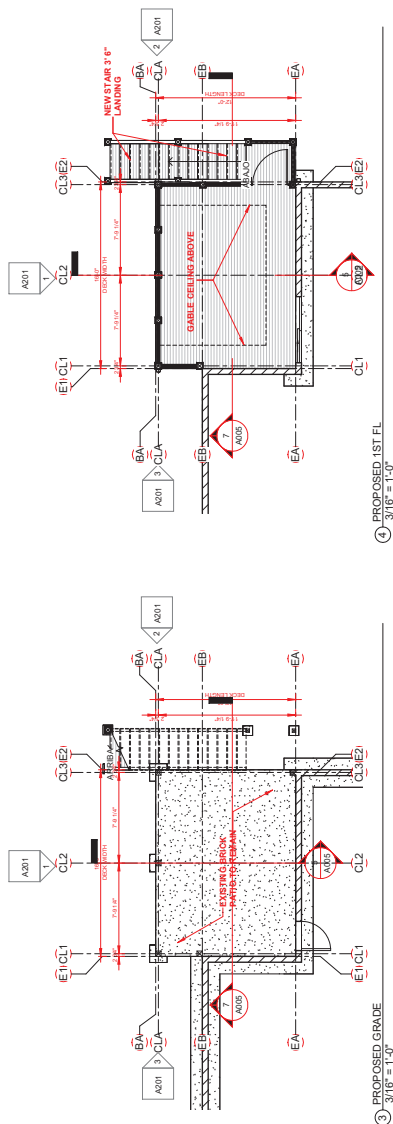
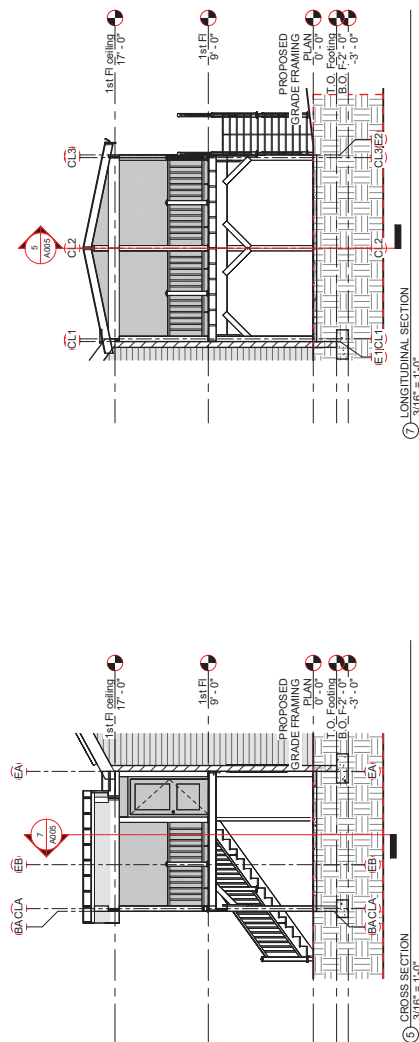
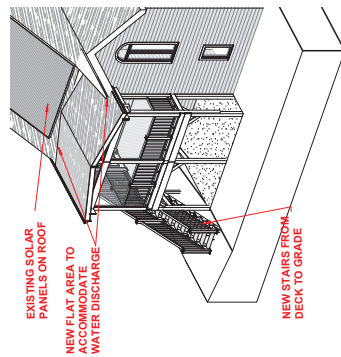
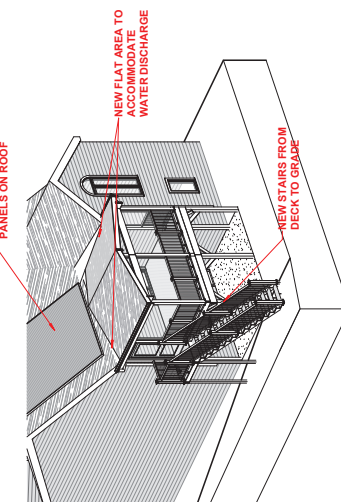
SEE ALSO:
Aspec 20,
Aspec 21 AND
Aspec 22



DECK DETAILS
12" = 1'-0"

1 PERSPECTIVE VIEW 01

2 PERSPECTIVE VIEW 02



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CHARTERED

12" = 1'-0"

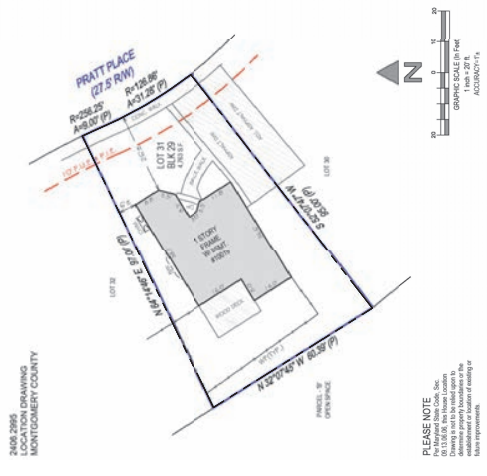
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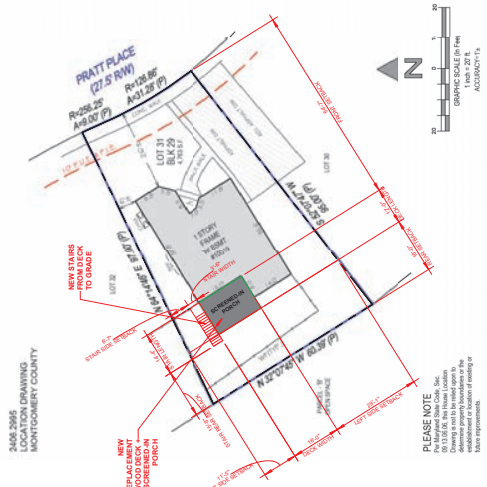
EXISTING SITE PLAN



1 EXISTING SITE PLAN
1" = 20'-0"

PROPOSED SITE PLAN

4,763 SF LOT SIZE
1,000 SF MAIN HOUSE
100 SF SCREENED IN PORCH
= 29.7 % LOT COVERAGE



2 PROPOSED SITE PLAN
1" = 20'-0"

CONTRACT DOCS



PERMIT APPLICATION MATERIALS



STRUCTURAL SIZING



PHOTOS

GENERAL NOTES

1. GENERAL NOTES: ALL APPLICABLE BUILDING CODES, REGULATIONS, AND ORDINANCES SHALL BE FOLLOWED. THE DESIGNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES. THE DESIGNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES.
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PROJECT INFO

SHEET #	SHEET NAME
1	COVER SHEET
2	PROPOSED SITE PLAN
3	EXISTING SITE PLAN
4	LOCATION MAP
5	DC ZONING ANALYSIS SUMMARY
6	STRUCTURAL SIZING
7	PERMIT APPLICATION MATERIALS
8	CONTRACT DOCS
9	PHOTOS
10	REVISIONS
11	PROJECT NAME
12	PROJECT ADDRESS
13	PROJECT SUBDIVISION
14	PROJECT LOT/BLOCK/PARCEL
15	PROJECT GIN
16	PROJECT TAX ACCT
17	PROJECT SCOPE OF WORK
18	PROJECT ZONING
19	PROJECT LOT AREA
20	PROJECT OPEN SPACE
21	PROJECT DENSITY
22	PROJECT LOT WIDTH
23	PROJECT GROSS FLOOR AREA
24	PROJECT BUILDING HEIGHT
25	PROJECT PARKING
26	PROJECT RESERVED
27	PROJECT RESERVED
28	PROJECT RESERVED
29	PROJECT RESERVED
30	PROJECT RESERVED

PROJECT INFO

REV	REVISION	DATE	REVISION DESCRIPTION
1	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM
2	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM
3	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM
4	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM
5	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM
6	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM
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19	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM
20	10019 Pratt Pl, Silver Spring, MD 20910	12/1/2023	5:05:22 PM

Architect
ARIMSE ARCHITECTS
ARIMSEARCHITECTS.COM
703-582-1115

MARVELLA
CONSTRUCTION COMPANY
CONSTRUCTION ESTIMATION

Project Name:
**10019 Pratt Pl
Screened
In Deck**

Client:
Raphael Schlowsky

10019 PRATT PL, SILVER SPRING, MD 20910

Project No:
A000

Project Number
Author
Checker
As Indicated
12/1/2023 5:05:22 PM
Drawing Title:
**COVER SHEET SITE
PLAN**

North:

Stamp:

Copyright Reserved, AIA
2007

Issue Date: 12-01-2008
Revision Date: 03-27-2025
Renewal Date: 03-31-2026

DIVISION: 06 00 00 – WOOD, PLASTICS AND COMPOSITES
Section: 06 63 00 – Plastic Railings

REPORT HOLDER:
Trex® Company, Inc.
2500 Trex Way
Winchester, VA 22601
(540) 542-6300
www.trex.com

REPORT SUBJECT:
Trex Transcend® Railing
Trex Select® Railing
Trex Enhance® Railing

1.0 SCOPE OF EVALUATION

1.1 This Research Report addresses compliance with the following Codes:

- 2024, 2021 and 2018 *International Building Code®* (IBC)
- 2024, 2021 and 2018 *International Residential Code®* (IRC)

NOTE: This Report references 2024 Code sections. Section numbers in earlier versions of the Codes may differ.

1.2 Trex® Transcend®, Select® and Enhance® railing systems have been evaluated for the following properties:

- Structural Performance
- Durability
- Surface Burning
- Decay Resistance
- Termite Resistance

1.3 Trex® Transcend®, Select® and Enhance® railing systems have been evaluated for the following uses:

- Trex® Transcend®, Select® and Enhance® railing systems are guardrails (guards) under the definitions of the referenced Codes and are intended for use on elevated walking areas in buildings and walkways, including stairs and ramps, as required by the referenced Codes.

- Guardrail systems are provided as level guards for level walking areas such as decks, balconies and porches, and sloped guards for open sides of stairways.
- Guardrail systems recognized in this Report may be used in One- and Two-Family Dwellings regulated by the IRC and all construction types regulated by the IBC in accordance with IBC Sections 705.2.2 and 705.2.3.1, Exceptions 2 and 3. Guardrails less than 42" high are limited to use in One- and Two-Family Dwellings (IRC). See Table 1 for additional restrictions based upon Use and Occupancy Classification.

2.0 STATEMENT OF COMPLIANCE

Trex® Transcend®, Select® and Enhance® railing systems comply with the Codes listed in Section 1.1, for the properties stated in Section 1.2 and uses stated in Section 1.3, when installed as described in this Report, including the Conditions of Use stated in Section 6.0.

3.0 DESCRIPTION

3.1 Railing systems include top and bottom rails, baluster spacers and rail inserts (*Transcend®* only), balusters, post sleeves, rail brackets, foot blocks and decorative moldings. See Table 1 for recognized railing dimensions.

3.2 Rails and post sleeves are wood-plastic composite extrusions with a PVC or acrylic cap layer, baluster spacers and rail inserts are PVC extrusions, and balusters are either wood-plastic composite or aluminum extrusions. Rail brackets, foot blocks and decorative moldings are injection-molded plastic parts.

3.3 Trex® Transcend® railing is produced in Classic White, Charcoal Black, Gravel Path, Rope Swing, Tree House and Vintage Lantern, consisting of the following components (see Figure 2):

3.3.1 The top rail is a crown profile with overall dimensions of 3.312" wide by 2.453" tall.

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Montgomery County

Historic Preservation Commission

545 E. Algonquin Road • Arlington Heights • Illinois • 60005
intertek.com/building

IAS
ACCREDITED
Product Certification
Agency
PCA-101

REVIEWED

By Devon.Murtha at 1:35 pm, Jan 23, 2026



Timberline[®]HDZ[®]

High Definition[®] Lifetime[†] Shingles



As featured on *This Old House*, the Timberline HDZ[®] shingles installed here are Oyster Gray.

Millions of families have found shelter and peace of mind under a Timberline[®] roof.

And now, a good thing just got even better again.

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Montgomery County
Historic Preservation Commission

We protect what matters most[™]

GAF

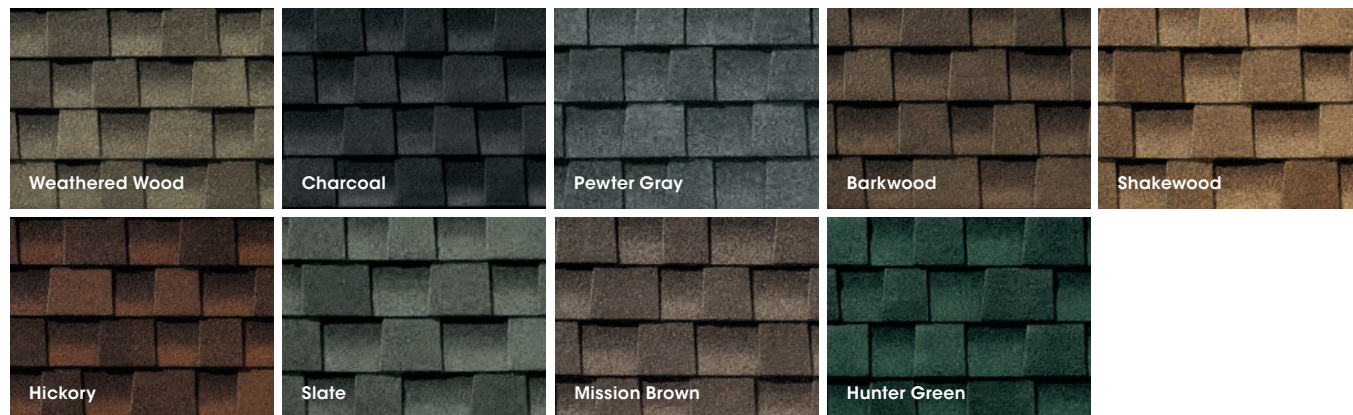
REVIEWED

By Devon.Murtha at 1:35 pm, Jan 23, 2026

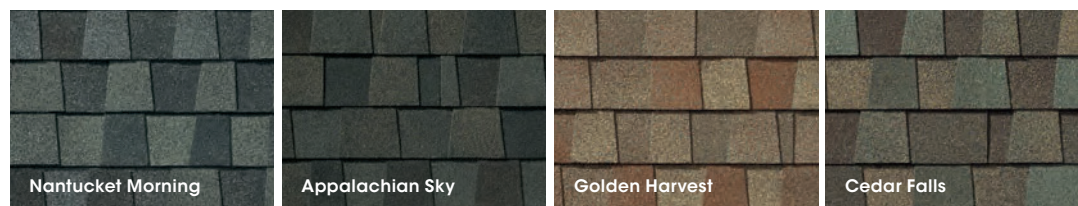
Color Availability



Nationally Available Colors



Harvest Blend Colors



Regionally Available Colors (See next page for details.)



visit [gaf.com/TimberlineHDZ](https://www.gaf.com/TimberlineHDZ)

reduce the color clarity and actual color blends of these products. Before selecting your color, please ask



Timberline HDZ® Availability

Color Availability Chart

Most Popular Colors:

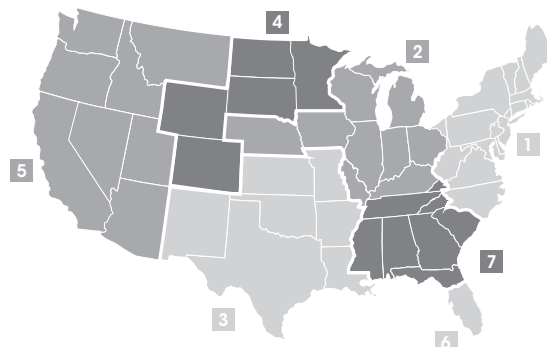
	1	2	3	4	5	6	7
Barkwood	•	•	•	•	•	•	•
Charcoal	•	•	•	•	•	•	•
Hickory	•	•	•	•	•	•	•
Hunter Green	•	•	•	•	•	•	•
Mission Brown	•	•	•	•	•	•	•
Pewter Gray	•	•	•	•	•	•	•
Shakewood	•	•	•	•	•	•	•
Slate	•	•	•	•	•	•	•
Weathered Wood	•	•	•	•	•	•	•

Harvest Blend Colors:

Nantucket Morning	•	•	•	•	•	•	•
Appalachian Sky	•	•	•	•	•	•	•
Golden Harvest	•	•	•	•	•	•	•
Cedar Falls	•	•	•	•	•	•	•

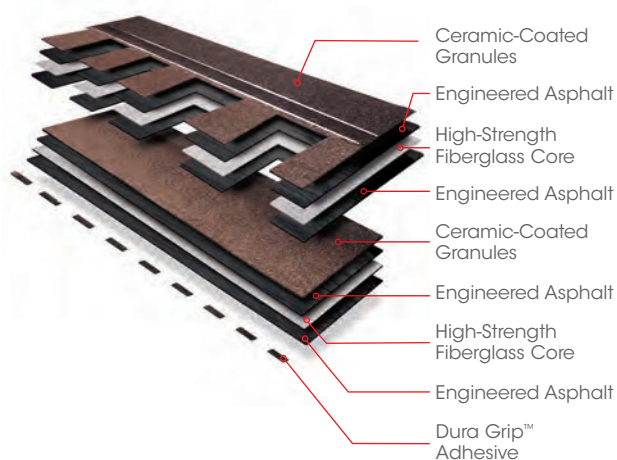
Regional Colors:

Birchwood	•	•	•	•	•	•	•
Biscayne Blue	•	•	•	•	•	•	•
Copper Canyon*	•	•	•	•	•	•	•
Driftwood	•	•	•	•	•	•	•
Fox Hollow Gray	•	•	•	•	•	•	•
Golden Amber*	•	•	•	•	•	•	•
Oyster Gray	•	•	•	•	•	•	•
Patriot Red	•	•	•	•	•	•	•
Sunset Brick	•	•	•	•	•	•	•
Williamsburg Slate	•	•	•	•	•	•	•



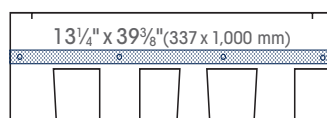
* Rated by the Cool Roof Rating Council (CRRC); can be used to comply with 2022 Title 24 Part 6 Cool Roof Requirements of the California Code of Regulations.

The protective layers of a Timberline HDZ® shingle



Product/System Specifics

- Fiberglass asphalt construction
- Dimensions (approx.): 13 1/4" x 39 3/8" (337 mm x 1,000 mm)
- Exposure: 5 5/8" (143 mm)
- Bundles/Square: 3
- Pieces/Square: 64
- StainGuard Plus™ Algae Protection Limited Warranty¹
- Hip/Ridge: TimberTex®³; TimberCrest®; Seal-A-Ridge®; Z®Ridge; Ridglass®
- Starter: Pro-Start®; QuickStart®; WeatherBlocker™



Applicable Standards & Protocols:

- Passes UL 2218 Impact-Resistance Test with Class 3 rating
- State of Florida approved
- Classified by UL in accordance with ICC-ES AC438
- Meets ASTM D7158, Class H
- Meets ASTM D3161, Class F
- Meets ASTM D3018, Type 1
- Meets ASTM D3462²
- Miami-Dade County Product Control approved
- ICC-ES Evaluation Reports ESR-1475 and ESR-3267
- Meets Texas Department of Insurance Requirements
- Birchwood, Copper Canyon, and Golden Amber are rated by the CRRC; Can be used to comply with 2022 Title 24 Part 6 Cool Roof Requirements of the California Code of Regulations.

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[Signature]

¹ StainGuard Plus™ Algae Protection Limited Warranty against blue-green algae discoloration is available only on products sold in packages bearing the GAF Shingle & Accessory Limited Warranty for complete coverage and restrictions and qualifying products. See independent and internal labs to ensure compliance with ASTM D3462 at time of manufacture. ² Only available on TimberTex® and Seal-A-Ridge®.

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By Devon.Murtha at 1:35 pm, Jan 23, 2026

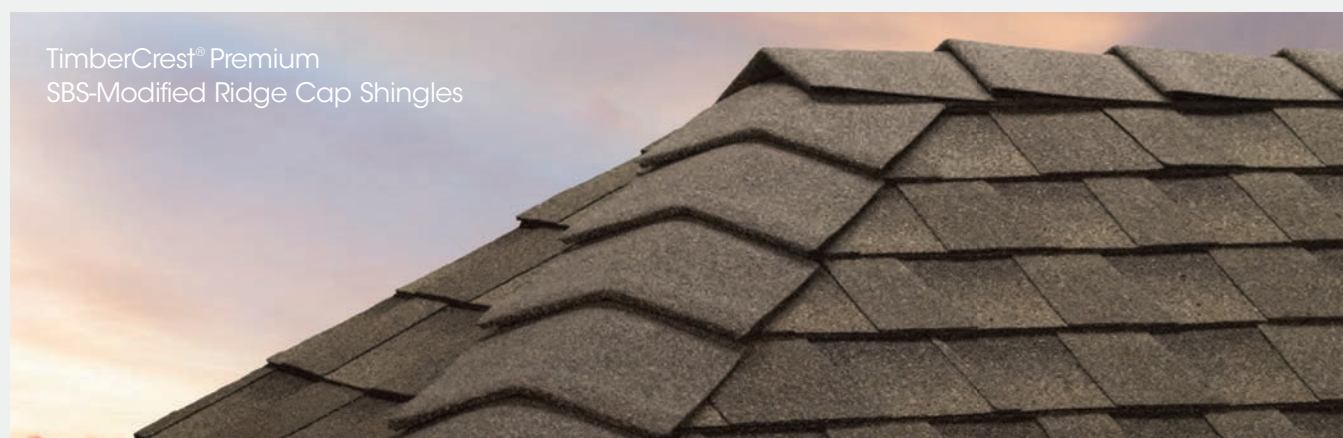
TimberTex® and TimberCrest® Premium Ridge Cap Shingles



Hip & ridge cap shingles accentuate the natural beauty of your architectural shingle roof. They're the perfect finishing touch that helps defend against leaks at the hips and ridges.
gaf.com/ridgecaps



TimberTex® Premium Ridge Cap Shingles

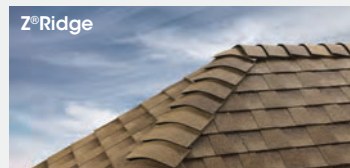


TimberCrest® Premium SBS-Modified Ridge Cap Shingles

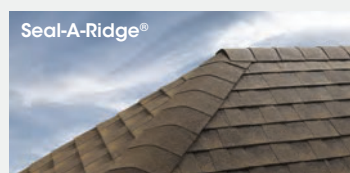
TimberTex® and TimberCrest® premium ridge cap shingles are designed to complement the color of your Timberline® shingles. To ensure the closest color consistency for your roof, ask your contractor to use genuine TimberTex® or TimberCrest® premium ridge cap shingles.¹

- Accentuate the beauty of your newly installed shingle roof
- Protect against leaks and blow-offs at the hip and ridge areas of your roof
- Complement the color of your GAF shingles with hip and ridge cap shingles manufactured by GAF
- 25-year StainGuard Plus™ Algae Protection Limited Warranty² against blue-green algae discoloration uses GAF time-release algae-fighting technology to help protect your ridge cap shingles from unsightly stains.

Also available¹



Z®Ridge



Seal-A-Ridge®

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¹Not available in all areas. See gaf.com/ridgecapavailability for details.

²25-year StainGuard Plus™ Algae Protection Limited Warranty against blue-green algae discoloration is available only on products sold in packages bearing the GAF logo. See GAF Shingle & Accessory Limited Warranty for complete coverage and restrictions and qualifying products.

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By Devon.Murtha at 1:35 pm, Jan 23, 2026

America's #1-selling shingle just got better — *again.*

GAF Timberline HDZ®
High Definition® Lifetime® Shingles



Here's why Timberline HDZ® shingles are our most popular shingle. First, LayerLock® unlocks our WindProven™ Limited Wind Warranty with no maximum wind speed limitation when installed with the required combination of GAF accessories.¹ Second, our time-release algae-fighting technology unlocks our 25-year StainGuard Plus™ Algae Protection Limited Warranty² against blue-green algae discoloration. Add GAF hip and ridge cap shingles and starter strips with the StainGuard Plus™ Algae Protection Limited Warranty² for protection from eave to ridge.

Offer your customers Timberline HDZ® — the shingle that just keeps getting better. Only from GAF.

Find out more at gaf.com/StainGuardPlus

GAF

We protect what matters most™

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PANY

Warranty on Timberline HDZ® shingles requires the use of GAF starter strips, roof deck protection, ridge cap shingles, and leak barrier or attic ventilation. See GAF Roofing for complete coverage and restrictions. Visit gaf.com/LRS for qualifying GAF products. For installations not eligible for the WindProven™ Limited Wind Warranty, see GAF Shingle & Ridge Cap Limited Warranty for complete coverage and restrictions.

Algae Protection Limited Warranty against blue-green algae discoloration is available only on products sold in packages bearing the StainGuard Plus™ logo. See GAF Shingle & Ridge Cap Limited Warranty for complete coverage restrictions and qualifying products.

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Trex®

Where
life
plays

out.

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Decking

Stylish composite decking outperforms wood for hassle-free outdoor living



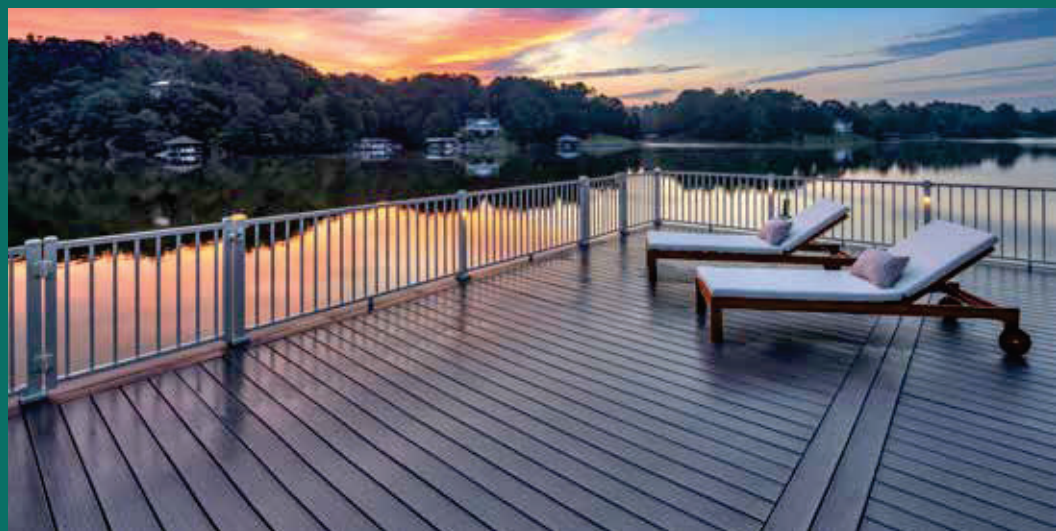
Highly Durable

Composite deck boards that stand up to both weather and weekend mishaps alike—they won't rot, warp, splinter, fade or stain.



Easy Care & Cleanup

Our boards need no sanding or staining. No kidding. Easy soap & water cleanup keeps decking like new.



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ology can still get hot to the touch when direct sunlight and ed periods of time. We therefore recommend shoes, socks, and enjoy living on your deck as much as we've enjoyed innovating it.



Always Green

Sustainably made in the U.S.A. using up to 95% recycled plastic film and reclaimed sawdust.



Heat Mitigating

Deck colors with this symbol are engineered with heat-mitigating technology to be noticeably cooler than similar colored boards in the same sun and heat conditions.

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By Devon.Murtha at 1:35 pm, Jan 23, 2026



Railing

Metal and composite collections make it easy to find your style and frame your view



More Material Options

From traditional composites to sleek metal offerings, our wide selection of safe and stylish railing options offers more choices for your build.



Elevated Style

With cable, mesh, glass and baluster infill options, you can achieve a look that suits your style and is a fashionable alternative to standard wood or vinyl railing.



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Durability to Match our Decking

Built with the same outstanding durability as Trex decking—your railing is engineered to endure whatever Mother Nature sends its way.



Easy Installation

Deck railing kits, pre-assembled panels and online resources make installation simple.

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By Devon.Murtha at 1:35 pm, Jan 23, 2026

Shop all of our products to complete your dream outdoor space



- | | | |
|-------------------------|-------------------|-----------------|
| Decking | Deck Drainage | Lattice |
| Deck Railing | Outdoor Furniture | Spiral Stairs |
| Cladding | Outdoor Kitchens | Privacy Screens |
| Fascia | Pergola | Shade Panels |
| Outdoor Lighting | Fencing | Cornhole |
| Fasteners & Accessories | | |



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Cost Calculator



Decking Comparison



Deck Designer



AR Visualizer

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