



## HISTORIC PRESERVATION COMMISSION

**Marc Elrich**  
*County Executive*

**Jeffrey Hains**  
*Chair*

March 27, 2026

TO: Rabbiah Sabbakhan  
Department of Permitting Services

FROM: Laura DiPasquale  
Historic Preservation Section  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #1149302 – Tree removal

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The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached applications for a Historic Area Work Permit (HAWP). This application was **approved with one (1) condition** at the March 25, 2026 HPC meeting:

1. The applicants must plant a minimum of two large-species shade/canopy trees on the property.

The HPC staff has reviewed and stamped the attached submission materials.

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: Daniel Eichner  
Address: 7200 Maple Avenue, Takoma Park

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 Laura DiPasquale at 301-495-2167 or [laura.dipasquale@montgomeryplanning.org](mailto:laura.dipasquale@montgomeryplanning.org) to schedule a follow-up site visit.

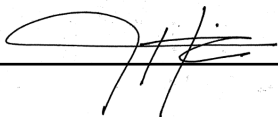


Work Item 1: _____	
Description of Current Condition:	Proposed Work:

Work Item 2: _____	
Description of Current Condition:	Proposed Work:

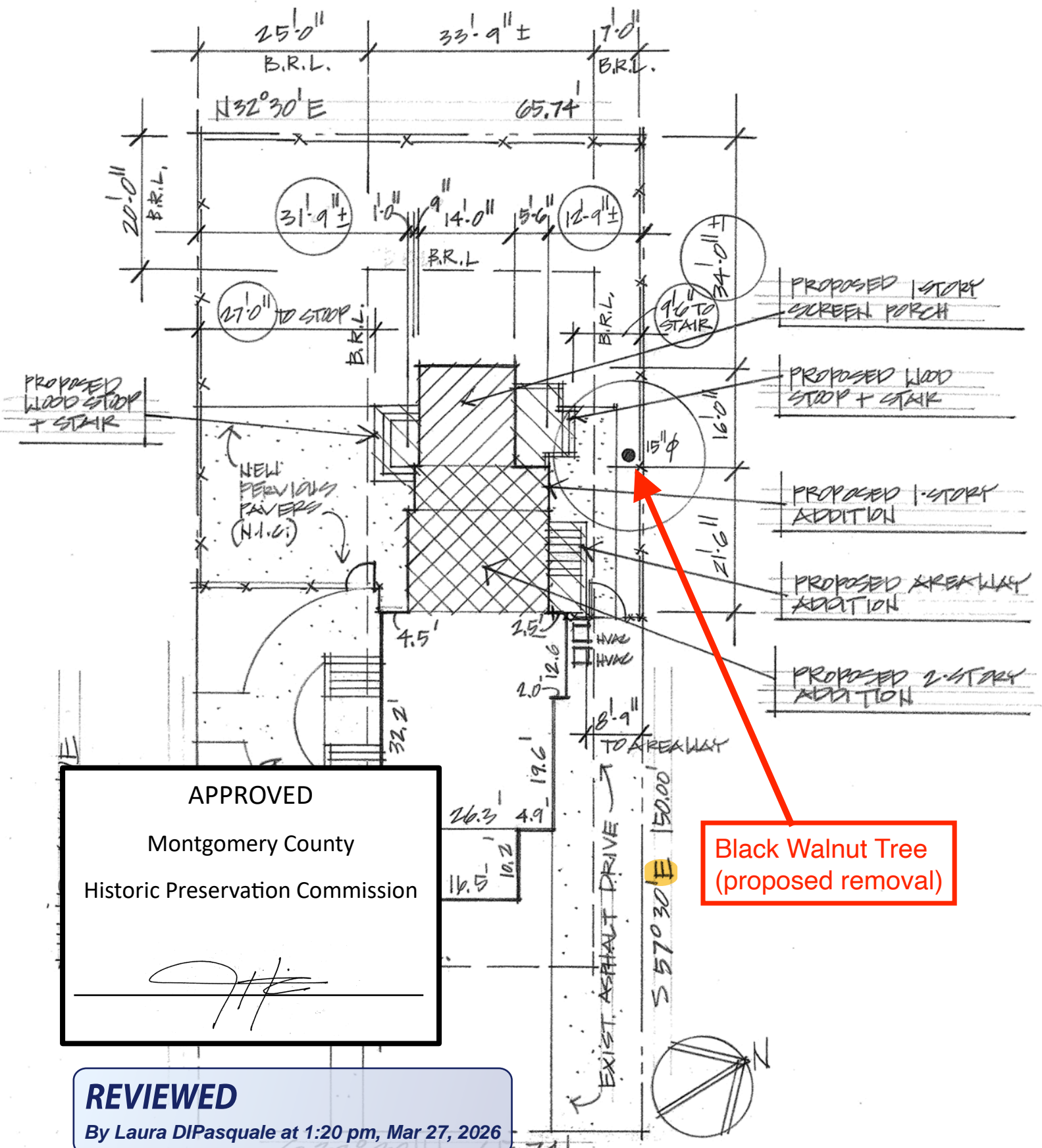
**APPROVED**

Montgomery County  
Historic Preservation Commission

  
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**REVIEWED**  
*By Laura DiPasquale at 1:20 pm, Mar 27, 2026*

Work Item 3: _____	
Description of Current Condition:	Proposed Work:



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 Montgomery County  
 Historic Preservation Commission

*[Signature]*

**REVIEWED**  
 By Laura DiPasquale at 1:20 pm, Mar 27, 2026


**Black Walnut Tree  
 (proposed removal)**

Please Note: Site Plan provided for tree removal HAWP application ONLY. All other "proposed" items shown on site plan have been addressed in previous HAWPs and building permits.

MAPLE AVENUE

# Site Plan

1" = 20'-0"

**From:** Online Customer Service Center TakomaParkMD@mycusthelp.com   
**Subject:** Tree Removal Request :: W013898-020626 - Preliminary Approval  
**Date:** February 18, 2026 at 12:40 PM  
**To:** daniel.eichner@gmail.com

02/18/2026

APPLICATION NUMBER [W013898-020626](#)

Daniel Eichner  
7200 Maple Ave  
Takoma Park, MD 20912

**In lieu of Tree Survey  
(per Takoma Park email below)**

Re: Tree Removal Application at:  
7200 Maple Ave  
Takoma Park MD 20912

Dear Daniel Eichner:

The City of Takoma Park has assessed this tree identified in your Tree Removal Permit Application. Below are the notes from the assessment:

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Tree Type: **BLACK WALNUT**  
Trunk Diameter: **16 inches**  
Tree Location Relative to House: **RIGHT SIDE**

Tree Condition Rating (1-5):  
Crown/Branches: **3**  
Root & Root Collar: **3**  
Tree Health & Species Profile: **4**  
Trunk: **4**  
Criterion Total (4-20): **14**

Assessment Notes:

**Healthy specimen with moderate to strong vigor. No structural concerns in canopy nor root flare. Two broken hanging limbs are present from small diameter branch failure, typical of the species profile. Removal of this tree would create a moderate decline in canopy cover. Medium sized canopy located between two homes. Permit applicant expresses concern of property damage and injury from the tree's fruit production.**

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Based on this assessment, your application has received **Preliminary Approval**.



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[Approved Tree Species List](#)

- Documentation of the completed planting must be provided within six months after your permit is issued. Failure to plant the trees within six months is a violation of the law.
- You cannot use a publicly subsidized program, including the City's Tree Takoma program, to plant your required trees. If you would like to use the Tree Takoma program or another public tree planting program, you must opt to pay the fee-in-lieu to satisfy your requirement.

**Conditions for Fee-in-Lieu Payment Option**

- Indicate that you would like to pay the fee-in-lieu instead of planting via the MyTKPK portal and pay the invoice generated by City Staff.
- The fee-in-lieu amount to satisfy your entire replacement planting obligation is \$312 times **(3) tree(s)**, or: **(\$936)**

An email notice with further instructions will be sent after your application has passed its 15-day appeal period.

If you have any questions, please contact the Urban Forest Manager by replying to this email.

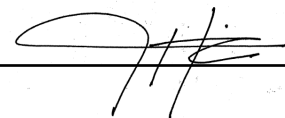
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A handwritten signature in black ink, appearing to be 'JH', is written over a horizontal line.



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