

37/3-98U 704 Philadelphia Avenue  
(Takoma Park Historic District)



MONTGOMERY COUNTY DEPARTMENT OF PARK AND PLANNING

THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

8787 Georgia Avenue  
Silver Spring, Maryland 20910-3760

Date: 5-13-98

**MEMORANDUM**

TO: Robert Hubbard, Director  
Department of Permitting Services

FROM: Gwen Wright, Coordinator  
Historic Preservation *GW*

SUBJECT: Historic Area Work Permit

The Montgomery County Historic Preservation Commission has reviewed the attached application for a Historic Area Work Permit. This application was:

Approved  Denied

Approved with Conditions: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE APPROVED HISTORIC AREA WORK PERMIT (HAWP).

Applicant: John Sandage & Greg Blackley

Address: 204 Philadelphia Avenue Takoma Park

\*\*\*THE APPLICANT MUST ARRANGE FOR A FIELD INSPECTION BY CALLING DPS/FIELD SERVICES (217-6240) FIVE DAYS PRIOR TO COMMENCEMENT OF WORK AND WITHIN TWO WEEKS FOLLOWING COMPLETION OF WORK.

M-NCPPC



MONTGOMERY COUNTY DEPARTMENT OF PARK AND PLANNING

THE MARYLAND-NATIONAL CAPITAL  
PARK AND PLANNING COMMISSION

8787 Georgia Avenue  
Silver Spring, Maryland 20910-3760

Date: 5-13-98

MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: Gwen Wright, Coordinator  
Historic Preservation Section *gwr*

SUBJECT: Historic Area Work Permit Application - Approval of Application/Release of  
Other Required Permits

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Enclosed is a copy of your Historic Area Work Permit application, approved by the Historic Preservation Commission at its recent meeting, and a transmittal memorandum stating conditions (if any) of approval.

You may now apply for a county building permit from the Department of Permitting Services (DPS) at 250 Hungerford Drive, second floor, in Rockville. Please note that although your work has been approved by the Historic Preservation Commission, it must also be approved by DPS before work can begin.

When you file for your building permit at DPS, you must take with you the enclosed forms, as well as the Historic Area Work Permit that will be mailed to you directly from DPS. These forms are proof that the Historic Preservation Commission has reviewed your project. For further information about filing procedures or materials for your county building permit review, please call DPS at 301-217-6370.

If your project changes in any way from the approved plans, either before you apply for your building permit or even after the work has begun, please contact the Historic Preservation Commission staff at 301-563-3400.

Please also note that you must arrange for a field inspection for conformance with your approved HAWP plans. Please inform DPS/Field Services at 301-217-6240 of your anticipated work schedule. *gwr*

Thank you very much for your patience and good luck with your project!

**Photos Accompanying Application of John Sandage and Gregg Blackley**

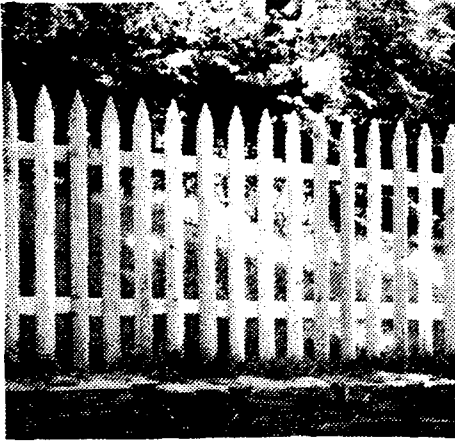
1. View of 704 Philadelphia Avenue, looking south from Philadelphia Ave.
2. Looking south from Philadelphia Avenue. Truck is parked in front of garage behind house. Existing wood fence extends back about forty feet, mid-way along the garage, where it ends and is replaced by a three-foot tall chain link fence, which then runs eighty feet to the back, south western corner of the lot.
3. Looking toward western lot line from the yard. The south west corner of the garage is at the extreme right edge of the photo. The chain link fence runs across the photo. It is completely covered by vines and brush.
4. View toward southern lot line from the yard. The existing five-foot tall chain link fence, owned by Montgomery Junior College, runs across the photo. It is largely covered by ivy and other vines.
5. View looking south along the eastern lot line. The existing wire and split rail fence runs from the southeast corner of the lot north about 40 feet towards Philadelphia Avenue.
6. View looking south along the eastern lot line. The end of the wood/wire fence is visible beyond the tree on the left side of photo. Fence would run between tree on left and azalea bushes on the right.
7. View looking south. The fence would run from in front of azaleas on the left straight across lot to the south eastern corner of the house, on the right side of photo, enclosing the back yard. The two trees on the right of photo would be outside the fence.

APPROVED  
Montgomery County  
Historic Preservation Commission

*Gregg Blackley* 5/13/98

# POTOMAC PICKET

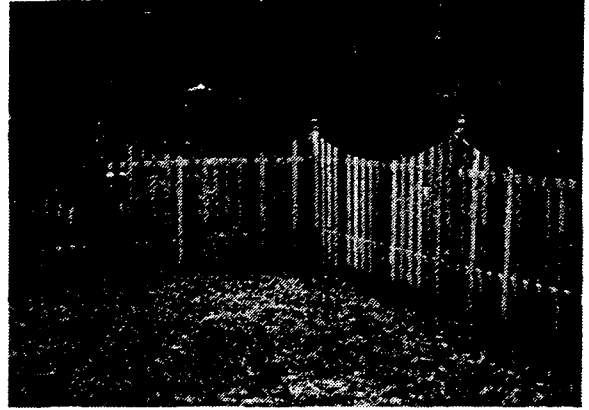
3  
STYLES  
= RAILS  
AVAILABLE  
2x3  
ROUND  
BOILED



3  
POSTS  
AVAILABLE

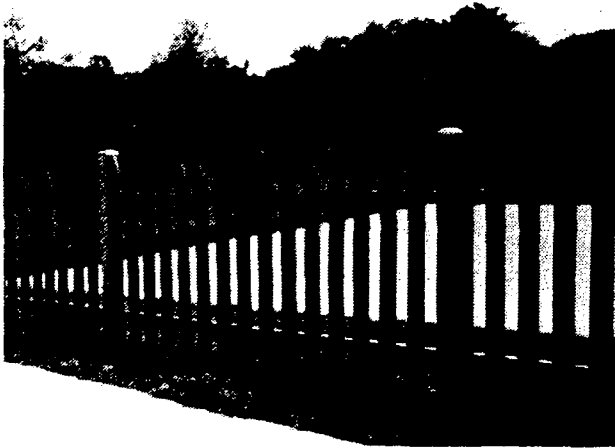
3' 3½' 4' 5' 6' 6½' 7' 8' HEIGHTS  
HALF ROUND FRONT FLAT BACK CEDAR  
CEDAR OR PRESSURE TREATED PINE POSTS

# WILLIAMSBURG STYLE

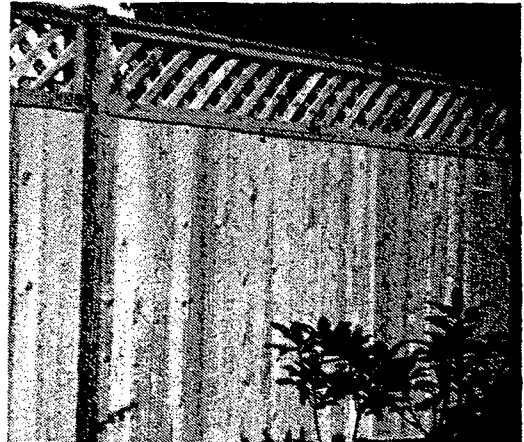


ALL HEIGHTS AVAILABLE  
1 TO 5 INCH MT-VERNON DIP  
CEDAR BOARDS  
CEDAR OR PRESSURE TREATED POSTS

# GOTHIC PICKET

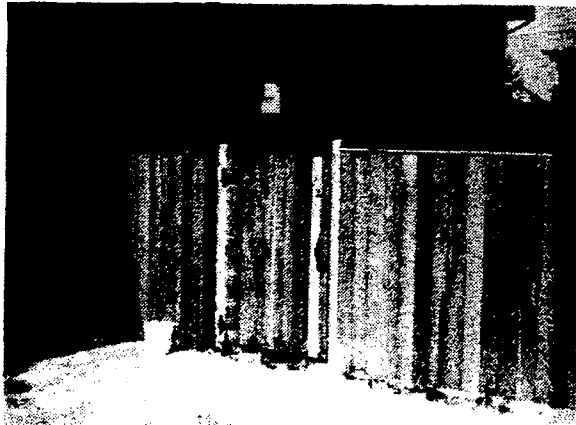


# FLATBOARD WITH LATTICE



*The proposed fence is of this design*

# FLATBOARD STYLE WITH CAPBOARD



ALL HEIGHTS

APPROVED  
Montgomery County  
Historic Preservation Commission

*Ryan [Signature]* 5/13/98  
**BOARD AND BATTON**



RAUDY WERTS

CONTRACT WE TRY HARDER

FA# 302 736 7134 TO

# POTOMAC FENCES, INC. (301) 468-1228

12411 Washington Avenue, Rockville, Maryland 20852 Fax (301) 984-1120

BONDED-INSURED-LICENSED CONTRACTOR 9989 HIC MD VA  
District of Columbia License #3085

## We have the Quality - Selection & Price you want

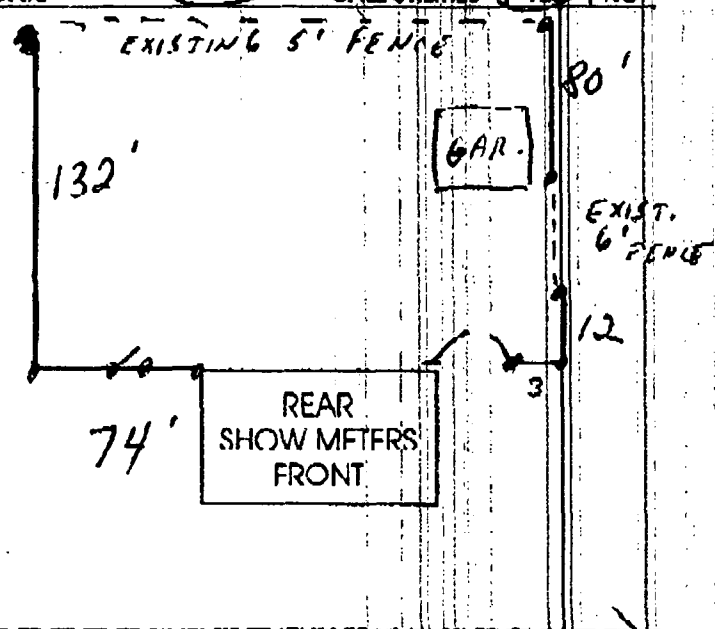
We propose, subject to acceptance, to sell and to install on your property the fencing materials enumerated below, and we herewith submit contract for materials and labor at the request and order of:

OWNER NAME: SANDAGE	JOB ADDRESS: SAME
ADDRESS: 704 PHIL. AVE.	DATE: 4/6/98
CITY, STATE & ZIP: TR. PK. MD 20912	PHONE RES: (301) OFF: (301)
Seasonal - Fill in When Contract Accepted by Manager	(202) 462 1764
*APPROX. START DATE: 3 WEEKS	REGULAR SIZE YARDS: 1 (4 DAYS)
APPROX. COMPLETION DATE	CALL UTILITIES: (YES) NO

Work Schedule varies due to weather, material deliveries etc. Jobs are installed in the order received.

TO REMOVE + HAUL AWAY THE EXISTING 80'± OF CHAIN LINK FENCE ON THE RIGHT SIDE NEAR THE GARAGE. AND TO FURNISH + INSTALL A NEW 6' TALL FLATBOARD FENCE, ALL PRESSURE TREATED PINE LUMBER AS INDICATED ON THE DETAIL.

+ 301' PENDING FINAL SURVEY. 4x4 TREATED POSTS, 2x4 TREATED RAILS 1x4 TREATED BOARDS. ALSO (1) WALK GATE, + (1) DOUBLE DRIVEWAY GATE. ADDITIONAL CLEARING OF FENCE LINES T.B.D. PENDING SURVEY.



LABOR + MAT =	\$5611.
TOTAL SALE	\$5611.
DEPOSIT: 1/3	\$1870.
BALANCE COPI	\$3741.
FOREMAN TO COLLECT BALANCE	

\* TO MAIL IN CONTRACT SIGN 2 COPIES, KEEP 1 COPY, MAIL 1 COPY WITH DEPOSIT IF SO INDICATED. OR FAX TO 301-984-1120

Price valid 30 days - Call for update after 30 days.

FILL IN CREDIT CARD INFORMATION IF YOU WISH TO CHARGE YOUR PURCHASE.

\*42713825 5104 1888

NAME ON CARD JOHN B. SANDAGE

EXP. DATE 1/99

VISA  M/C USE CARD FOR

DEPOSIT ONLY  DEPOSIT NOW CHARGE

BALANCE BY CHECK BALANCE ON COMPLETION OF THE WORK

### Acceptance of Contract

The prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

POTOMAC FENCES, INC.

BY: [Signature] ESTIMATOR

LIC # 9772

[Signature] Owner or Purchaser - Copy Received (L.S.)

DATE ACCEPTED 4/14/98

This proposal is subject to forms, covenant, and conditions on the reverse side hereof, and is not binding upon Potomac Fences, Inc. until accepted by Home Office.

Accepted Home Office By

Date APPROVED

Montgomery County Historic Preservation Commission

PLANS & ELEVATIONS / MATERIALS SPECS

[Signature] 5/13/98

**Montgomery County Government**

**Historic Preservation Commission**

RETURN TO: Department of Environmental Protection  
Division of Development Services and Regulation  
250 Hungerford Drive, Rockville, Maryland 20850  
(301) 217-6370

# APPLICATION FOR HISTORIC AREA WORK PERMIT

CONTACT PERSON: RANDY WERTS  
 DAYTIME TELEPHONE NO.: (301) 468-1228  
 TAX ACCOUNT # \_\_\_\_\_  
 NAME OF PROPERTY OWNER: POTOMAC FENCES INC.  
 DAYTIME TELEPHONE NO.: (301) 468-1228  
 ADDRESS: 201 PHILADELPHIA AVE TAKOMA PARK MD  
 CITY: \_\_\_\_\_ STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_  
 CONTRACTOR: POTOMAC FENCES INC. TELEPHONE NO.: (301) 468-1228  
 CONTRACTOR REGISTRATION NUMBER: 9889  
 AGENT FOR OWNER: RANDY WERTS DAYTIME TELEPHONE NO.: (301) 468-1228  
 LOCATION OF BUILDING/PREMISE \_\_\_\_\_  
 HOUSE NUMBER: 201 STREET: PHILADELPHIA AVE  
 TOWN/CITY: TAKOMA PARK NEAREST CROSS STREET: TAKOMA AVE.  
 LOT # \_\_\_\_\_ BLOCK 69 SUBDIVISION TAKOMA PARK LOAN & TRUST ASSOCIATION  
 LIBERTY \_\_\_\_\_

**PART ONE: TYPE OF PERMITS AND USE**

1A. CIRCLE ALL APPLICABLE:  CONSTRUCT  EXTEND  ALTER/RENOVATE  REPAIR  MOVE  PORCH  DECK  FIREPLACE  SHED  SPIR  WOODBURNING STOVE

1B. CONSTRUCTION COST ESTIMATE \$ 2,000

1C. IF THIS IS A REVISION OF A PREVIOUSLY APPROVED ACTIVE PERMIT SEE PERMIT # NO

**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. 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

I HEREBY CERTIFY THAT I HAVE THE AUTHORITY TO MAKE THE FOREGOING APPLICATION 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: Randy Werts Date: \_\_\_\_\_

APPROVED: \_\_\_\_\_

APPLICATION/PERMIT NO. 98173019 DATE FILED \_\_\_\_\_ DATE ISSUED \_\_\_\_\_

**SEE REVERSE SIDE FOR INSTRUCTIONS**

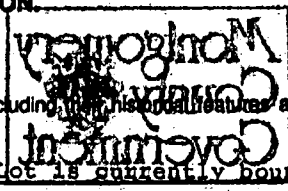
37/3. 9811

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

**GENERAL DESCRIPTION OF PROJECT**

a. Description of existing structure(s) and environmental setting, including historic resources and lot has house and detached two car garage. Lot is currently bounded on south, east, and west, partially, by chain link fences.

West side has a portion with wood fence.



**APPLICATION FOR HISTORIC AREA WORK PERMIT**

b. General description of project and its effect on the historic resources, the environmental setting, and where applicable, the historic district.

Chain link fences on east and west sides will be replaced by 6' wooden privacy fence. Back yard will be enclosed by wood fences and existing chain fence to south owned by Junior College's Wood fence will be replaced with wood fences.

2. **SITE PLANS**

Site and environmental setting, drawn to scale. Your site plan must include:

a. the scale, north arrow, and location of the site;

b. dimensions of all existing and proposed structures; and

c. site features such as walkways, driveways, ponds, streams, trash dumps, mechanical equipment, and landscaping.

3. **PLANS AND ELEVATIONS**

You must submit 2 copies of plans and elevations in a format larger than 11" x 17" on 1/8" thick paper.

a. Schematic construction plans, with marked dimensions, showing walls, window and door openings, and other fixed features of both the existing and proposed work.

b. Elevations (facades), with marked dimensions, clearly indicating proposed work in relation to existing construction and when appropriate, materials and fixtures proposed for each facade affected by the proposed work.

4. **MATERIALS SPECIFICATIONS**

General description of materials and manufacturing processes proposed for 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 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 adjoining properties. All labels should be placed on the front of photographs.

6. **TREE SURVEY**

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 owners of parcels 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, (278-1355).

Please print in blue or black ink. Type this information on the following page. Please stay within the guides of the template, as this will be photocopied directly onto mailing labels.

**SEE REVERSE SIDE FOR INSTRUCTIONS**

WPP 2/3





Adjacent Properties:

East: Martin J. Lowery  
612 Philadelphia Ave.  
Takoma Park, MD 20912

West: Michael V. Izzo  
706 Philadelphia Ave.  
Takoma Park, MD 20912

South: Roderic F. Davis  
707 New York Ave.  
Takoma Park, MD 20912

Montgomery Junior College  
709 New York Ave.  
Takoma Park, MD 20912

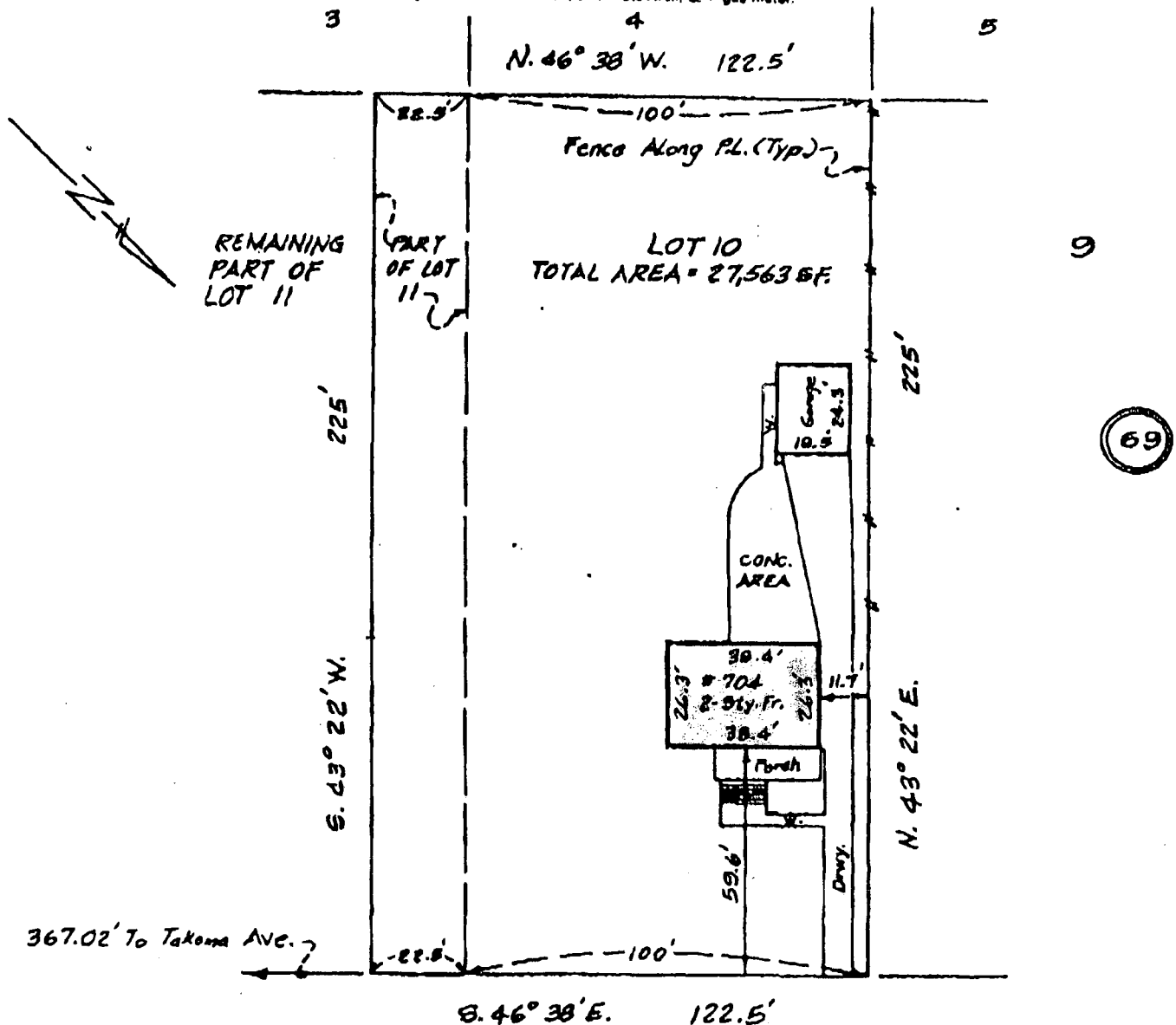
Confronting Properties:

Cheryl A. Sloan  
613 Philadelphia Ave.  
Takoma Park, MD 20912

Silver Spring Park  
City of Takoma Park  
Takoma Park, MD 20912

NOTES:

1. This is NOT a Property Line/Boundary Survey and is NOT to be used for the erection of fences or other improvements; this Survey is for Title Purposes ONLY. Title Report was not furnished.
2. This survey was prepared in accordance with the plat of subdivision and/or deed as recorded in the Land Records of Montgomery County, Maryland.
3. This property shown hereon is subject to easements and right-of-way(s) of record.
4. The location of any Fence or Fences shown hereon are Approximate ONLY, the Exact location of same has NOT been determined by this survey.
5. LEGEND: OH - building overhang; D - deck; S - stoop; W - walkway; P - patio; AW - aerial wire(s); P.L. - property line; BW - bay window; CHM - chimney; WW - window well; SW - stairwell; G - gas meter.



PHILADELPHIA AVENUE  
40' R/W

HOUSE LOCATION SURVEY

# 704 PHILADELPHIA AVENUE

LOT 10 (PART OF 11) BLOCK 69

TAKOMA PARK

P.B. "B" P. No. 29

13TH Election District  
Montgomery County, Maryland

Note: This property lies within Flood Zone C, an area of minimal flooding, as established by the National Flood Insurance Program, (F.E.M.A.)

CERTIFICATION:

I certify, to the best of my knowledge and belief, that the existing visible improvements shown hereon have been established by accepted land surveying practices and that unless otherwise shown, there are no visible encroachments.

*Walter E. Eckhardt*  
Walter E. Eckhardt  
Property Line Surveyor, Md. Reg. No. 661

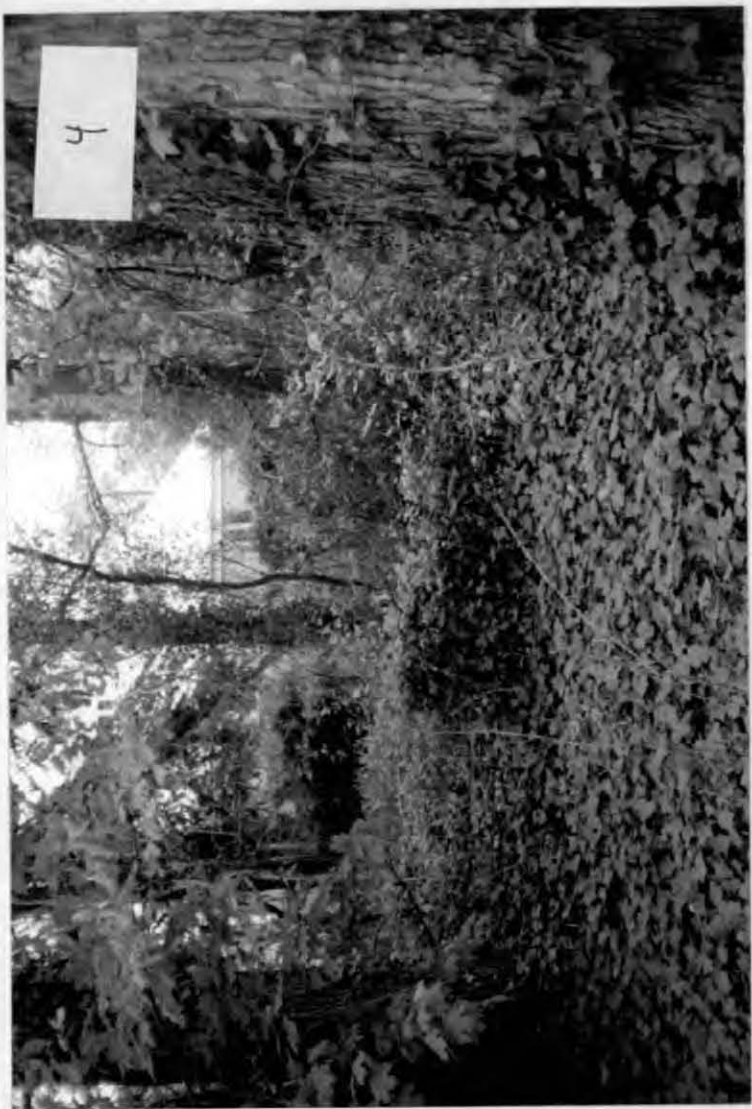


SITE PLAN

LOT NUMBERED 10 (10), AND THE WESTERLY 22 1/2 FEET FRONT BY THE FULL DEPTH THEREOF OF LOT NUMBERED ELEVEN (11), IN BLOCK NUMBERED SIXTY-NINE (69) IN THE TAKOMA PARK LOAN AND TRUST COMPANY'S SUBDIVISION OF TAKOMA PARK, AS PER PLAT RECORDED IN PLAT BOOK "B", PLAT 23, ONE OF THE LAND RECORDS FOR SAID MONTGOMERY COUNTY, WHICH SAID PROPERTY NOW HAS THE STREET ADDRESS OF 704 PHILADELPHIA AVENUE, TAKOMA PARK, MARYLAND

Being all of the same land conveyed to the grantors herein by Deed recorded at Liber 10571 folio 1.











**Expedited  
Historic Preservation Commission Staff Report**

**Address:** 704 Philadelphia Avenue, Takoma Park      **Meeting Date:** 05/13/98  
**Resource:** Takoma Park Historic District      **Public Notice:** 04/29/98  
**Case Number:** 37/3-98U      **Report Date:** 05/06/98  
**Review:** HAWP      **Tax Credit:** None  
**Applicant:** John Sandage & Gregg Blackley      **Staff:** Perry Kephart

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**DATE OF CONSTRUCTION:** Circa 1925

**SIGNIFICANCE:**

- Individual Master Plan Site
- Within a Master Plan Historic District
- Primary Resource
- Contributing Resource
- Non-contributing/Out-of-Period Resource

**ARCHITECTURAL DESCRIPTION:** Two-story Craftsman.

**PROPOSAL:**

1. Remove a portion of existing chain link fence near the garage, leaving the neighbor's chain link at the rear of the property.
2. Install a 6' flatboard wood fence from the rear corners of the residence out to property line on both sides and down either side of the back yard to connect with the chain link fence at the rear property line. Double gates are to be installed for the driveway on the right and a single gate is proposed on the left side of the house as shown in **(7)**

**RECOMMENDATION:**

- Approval
- Approval with conditions:

Approval is based on the following criteria from Chapter 24A of the Montgomery County Code, Section 8(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

(1)

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.

8. Construction of wooden decks that are at the rear of a structure and are not readily visible from a public right-of-way. This applies to all categories of resources: Outstanding, Contributing, Individually Designated Sites, or Non-contributing.
9. Replacement of roofs on non-contributing or out-of-period building, as well as new installation of historically appropriate roofing materials on outstanding and contributing buildings.
10. Installation of exterior storm windows or doors that are compatible with the historic site or district in terms of material or design.
11. Construction of fences that are compatible with historic site or district in terms of material, height, location, and design. Requests for fences higher than 48" to be located in the front yard of a property will not be reviewed using an Expedited Staff Report.
12. Construction or replacement of walkways, parking areas, patios, driveways or other paved areas that are not readily visible from a public right-of-way and/or are compatible in material, location, and design with the visual character of the historic site or district.
13. Construction or repair of retaining walls where the new walls are compatible in material, location, design and height with the visual character of the historic site or district.
14. Construction or replacement of storage and small accessory buildings that are not readily visible from a public right-of-way.
15. Landscaping, or the removal or modification of existing planting, that is compatible with the visual character of the historic site or district.

## Policy On Use of Expedited Staff Reports for Simple HAWP Cases

This policy is developed with the understanding that:

- I. The HPC's policy regarding in-kind replacements has not changed, that is, all replacements of exterior features with exactly matching materials may be done without a HAWP.
- II. Staff will continue to notify Local Advisory Panel (LAP), and adjacent and confronting owners of all HAWP applications and, if a neighbor or the LAP is known to object to a proposal, the Expedited Staff Report will not be used.
- III. If, because of the specifics of the case, staff is uncertain whether the Expedited Staff Report format is appropriate, or if an applicant requests it, the Standard Staff Report will be used.
- IV. The Expedited Staff Report format may be used on the following type of cases:
  1. Alterations to properties on which the Maryland Historical Trust (MHT) holds an easement and which have been reviewed and approved by the MHT Easement Committee.
  2. Modifications to a property which do not significantly alter its visual character. These include, but are not limited to:
    - A. Repair or replacement of masonry foundations with new materials that match the original closely.
    - B. Installation of vents, venting pipes, and exterior grills.
    - C. New installation of gutters.
  4. Removal of asbestos, asphalt, or other artificial siding when the original siding is to be repaired, and, where necessary, replaced in kind.
  5. Removal of accessory building that are not original to the site or otherwise historically significant.
  6. Replacement of missing architectural details, provided that at least one example of the detail to be replaced exists on the house, and/or physical or documentary evidence exists that illustrates or describes the missing detail or details.
  7. Signs that are in conformance with all other County sign regulations.

# APPLICATION FOR HISTORIC AREA WORK PERMIT

CONTACT PERSON RANDY WERTS  
 DAYTIME TELEPHONE NO. (301) 468-1228

TAX ACCOUNT # \_\_\_\_\_

NAME OF PROPERTY OWNER J. SANDAGE/G. BLACKLEY DAYTIME TELEPHONE NO. (202) 647-6824

ADDRESS 704 PHILADELPHIA AVE, TAKOMA PARK, MD 20912-4110  
CITY STATE ZIP CODE

CONTRACTOR POTOMAC FENCES INC. TELEPHONE NO. (301) 468-1228

CONTRACTOR REGISTRATION NUMBER 9989 MD

AGENT FOR OWNER RANDY WERTS DAYTIME TELEPHONE NO. (301) 468-1228

## LOCATION OF BUILDING/PREMISE

HOUSE NUMBER 704 STREET PHILADELPHIA AVE.

TOWN/CITY TAKOMA PARK NEAREST CROSS STREET TAKOMA AVE.

LOT 1 BLOCK 69 SUBDIVISION TAKOMA PARK LOAN & TRUST CO'S SUBDIVISION

LIBER 10571 FOLIO 1 PARCEL \_\_\_\_\_

LOT 10 AND THE WESTERLY 22 1/2 FEET POINT BY THE FULL DEPTH THEREOF OF LOT 11

## PART ONE: TYPE OF PERMIT ACTION AND USE

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

1B. CONSTRUCTION COST ESTIMATE \$ \$5611.00

1C. IF THIS IS A REVISION OF A PREVIOUSLY APPROVED ACTIVE PERMIT SEE PERMIT # NO

## 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' foot 0" inches 6' TALL PRIVACY FENCE

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.

John Sandage Signature of owner or authorized agent Date 4/15/98

APPROVED \_\_\_\_\_ For Chairperson, Historic Preservation Commission  
 DISAPPROVED \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_ 5

APPLICATION/PERMIT NO: 9804220090 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:

Lot has house and detached two car garage. Lot is currently bounded on south entirely, and east and west partially, by chain link fences.

West side has a portion with wood fence installed by neighbor.

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

Chain link fences on east and west sides will be replaced by 6' wooden privacy fence. Back yard will be enclosed by wood fences and existing chain fence to south owned by Junior College. Wood fence will blend in better with environmental setting than existing, rusty chain fences.

**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**

6

RANDY WERTS

CONTRACT WE TRY HARDER

FAX 301 704 1120 TO 301 984 1120

# POTOMAC FENCES, INC. (301) 468-1228

12411 Washington Avenue, Rockville, Maryland 20852 Fax (301) 984-1120

BONDED-INSURED-LICENSED CONTRACTOR 9989 HIC MD VA

District of Columbia License #3085

## We have the Quality - Selection & Price you want

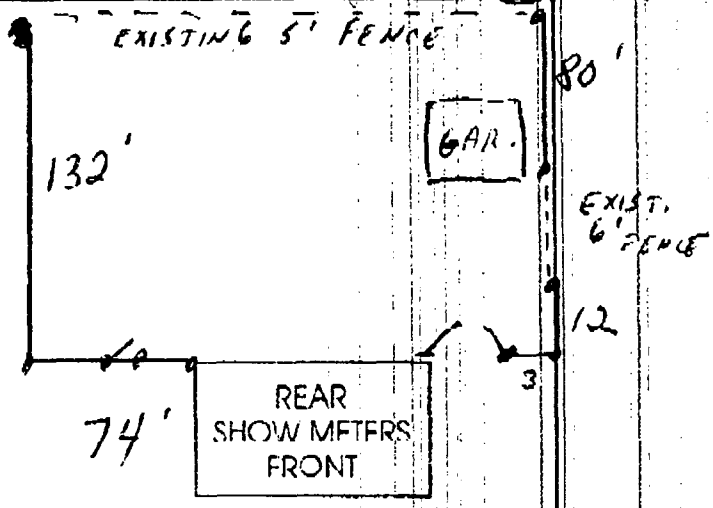
We propose, subject to acceptance, to sell and to install on your property the fencing materials enumerated below, and we herewith submit contract for materials and labor at the request and order of:

OWNER NAME SANDAGE JOB ADDRESS SAME  
 ADDRESS 704 PHIL. AVE. DATE 4/16/98  
 CITY, STATE & ZIP TR. PK. MD 20712 PHONE RES. (301) OFF. (301) (202) 4621764

Seasonal - Fill in When Contract Accepted by Manager  
 \*APPROX. START DATE 3 WEEKS APPROX. COMPLETION DATE 14 DAYS REGULAR SIZE YARDS 1 CALL UTILITIES (YES) NO

Work Schedule varies due to weather, material deliveries etc. Jobs are installed in the order received.

TO REMOVE + HAUL AWAY THE EXISTING 80' E OF CHAIN LINK FENCE ON THE RIGHT SIDE NEAR THE GARAGE. AND TO FURNISH + INSTALL A NEW 6' TALL FLAT BOARD FENCE, ALL PRESSURE TREATED PINE LUMBER AS INDICATED ON THE DETAIL. + 301' PENDING FINAL SURVEY. 4x4 TREATED POSTS, 2x4 TREATED RAILS 1x4 TREATED BOARDS. ALSO (1) WALK GATE, + (1) DOUBLE DRIVEWAY GATE. ADDITIONAL CLEARING OF FENCE LINES T.B.D. PENDING SURVEY.



Prices valid 30 days - Call for update after 30 days.

LAWN + MAT	=	\$5611.
TOTAL SALE		\$5611.
DEPOSIT	1/3	\$1870.
BALANCE DUE		\$3741.
FOREMAN TO COLLECT BALANCE		

\* TO MAIL IN CONTRACT SIGN 2 COPIES, KEEP 1 COPY, MAIL 1 COPY WITH DEPOSIT IF SO INDICATED. OR FAX TO 301-984-1120

FILL IN CREDIT CARD INFORMATION IF YOU WISH TO CHARGE YOUR PURCHASE.  
 #4271382551041888  
 NAME ON CARD JOHN B. SANDAGE  
 EXP. DATE 1/99  
 VISA  M/C USE CARD FOR  
 DEPOSIT ONLY  DEPOSIT NOW CHARGE   
 BALANCE BY CHECK BALANCE ON COMPLETION OF THE WORK

### Acceptance of Contract

The prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

POTOMAC FENCES, INC.  
 BY [Signature] ESTIMATOR  
 LIC # 3793 Owner or Purchaser - Copy Received  
 DATE ACCEPTED 4/14/98 (L.S.)

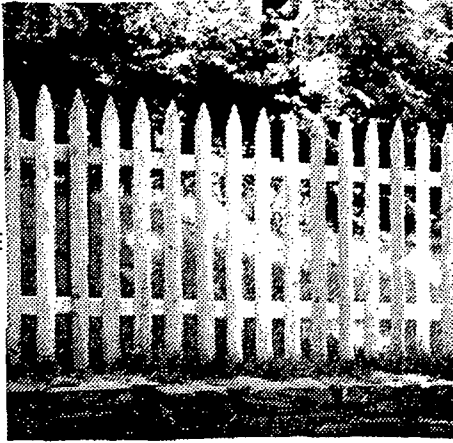
This proposal is subject to forms, covenant, and conditions on the reverse side hereof, and is not binding upon Potomac Fences, Inc. until accepted by Home Office.

Accepted Home Office By \_\_\_\_\_ Date Rcvd. (7)

PLANS & ELEVATIONS / MATERIALS SPECS

# POTOMAC PICKET

3  
STYLES  
OF RAILS  
AVAILABLE  
2x3  
½ ROUND  
SPOOLED



3  
POSTS  
AVAILABLE

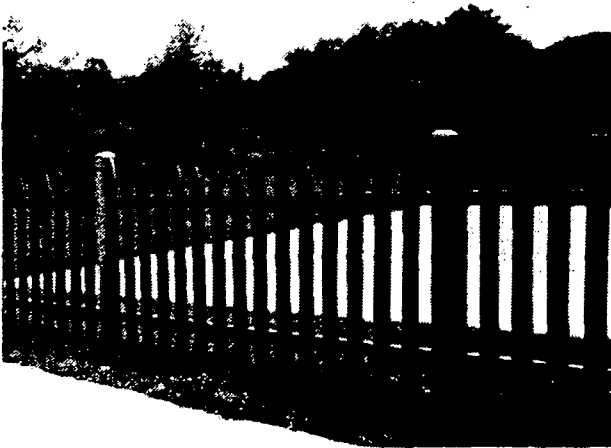
3' 3½' 4' 5' 6' 6½' 7' 8' HEIGHTS  
HALF ROUND FRONT FLAT BACK CEDAR  
CEDAR OR PRESSURE TREATED PINE POSTS

# WILLIAMSBURG STYLE

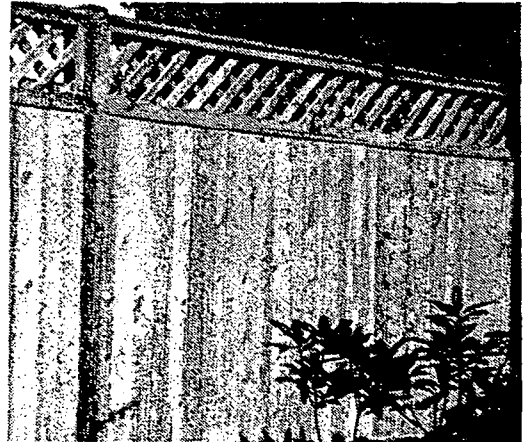


ALL HEIGHTS AVAILABLE  
1 TO 5 INCH MT-VERNON DIP  
CEDAR BOARDS  
CEDAR OR PRESSURE TREATED POSTS

# GOTHIC PICKET

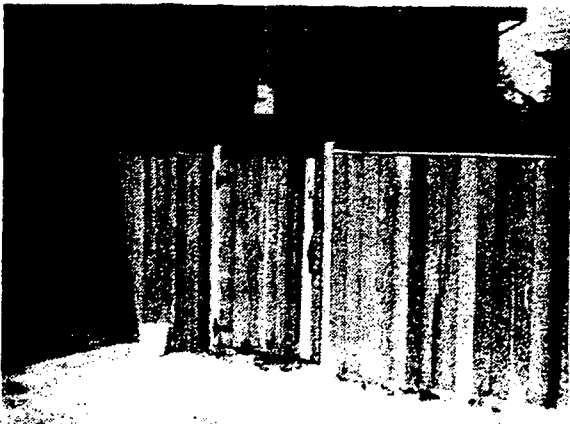


# FLATBOARD WITH LATTICE



*The proposed fence is of this design*

# FLATBOARD STYLE WITH CAPBOARD



ALL HEIGHTS

# BOARD AND BATTON

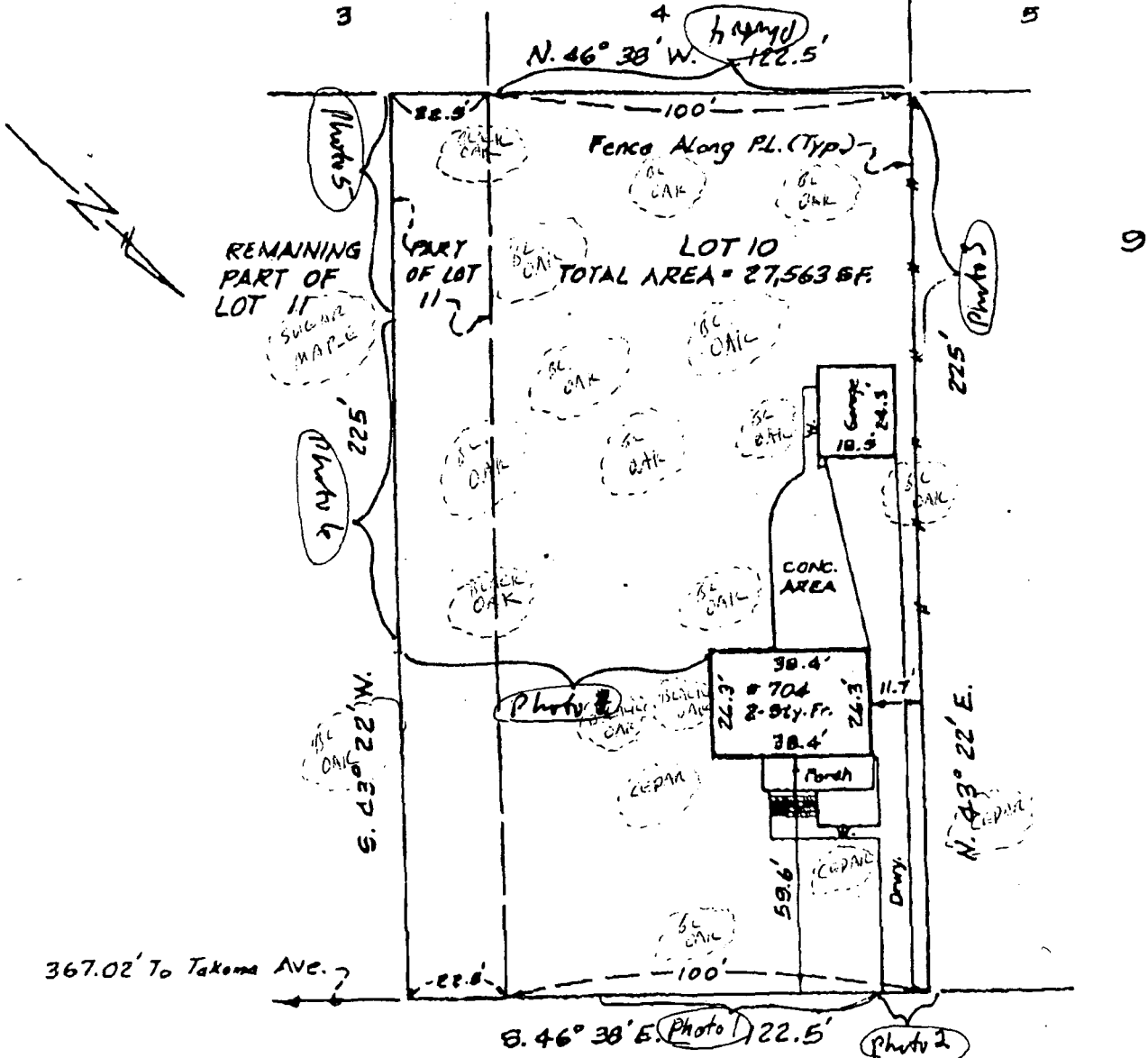


60



NOTES:

1. This is NOT a Property Line/Boundary Survey and is NOT to be used for the erection of fences or other improvements; This Survey is for TITLE Purposes ONLY. This Report was not furnished.
2. This survey was prepared in accordance with the plat of subdivision and/or deed as recorded in the Land Records of Montgomery County, Maryland.
3. This property shown hereon is subject to easements and right-of-way(s) of record.
4. The location of any Fence or Fences shown hereon are Approximate ONLY, the Exact location of same has NOT been determined by this survey.
5. LEGEND: OH - building overhang; D - deck; S - stoop; W - walkway; P - patio; AW - aerial wire(s); P.L. - property line; BW - bay window; CHM - chimney; WW - window well; SW - stairwell; G - gas meter.



PHILADELPHIA AVENUE  
40' R/W

HOUSE LOCATION SURVEY  
# 704 PHILADELPHIA AVENUE  
OT 12<sup>1</sup>/<sub>2</sub> PART OF 11 BLOCK 69  
TAKOMA PARK  
"B" P. No. 29  
13<sup>TH</sup> Election District  
Montgomery County, Maryland

NOTE: This property lies within Flood Zone C,  
an area of Minimal Flooding, as established by  
the National Flood Insurance Program, (F.E.M.A.)

CERTIFICATION:

I certify, to the best of my knowledge and belief, that the  
existing visible improvements shown hereon have been  
established by accepted land surveying practices and that  
unless otherwise shown, there are no visible encroachments.

*Walter E. Eckhardt*  
Walter E. Eckhardt  
Property Line Surveyor, Md Reg No. 661



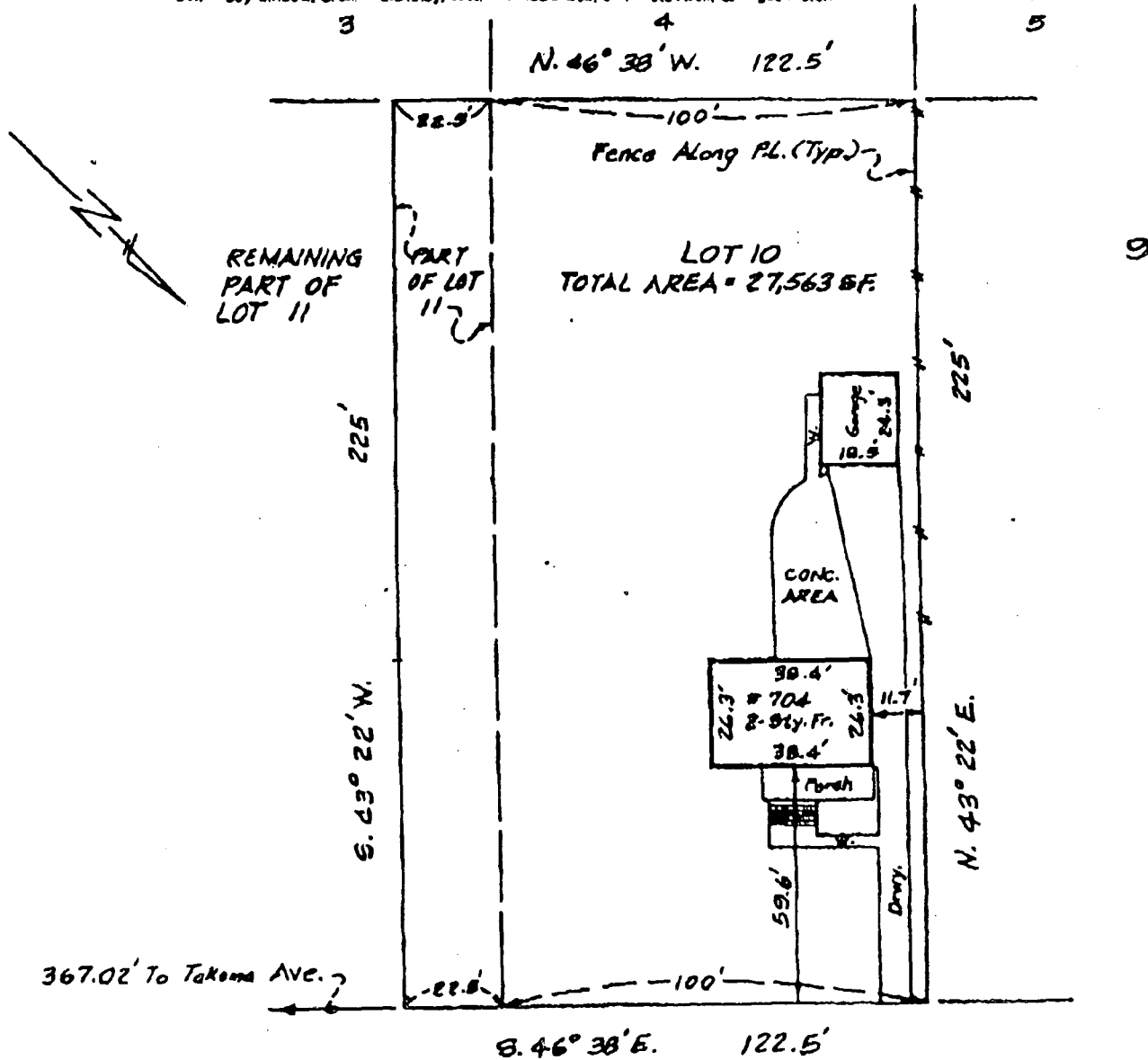
LOT NUMBERED 10 (10), AND THE WESTERLY 22 1/2 FEET FRONT BY THE FULL DEPTH THEREOF OF LOT NUMBERED ELEVEN (11), IN BLOCK NUMBERED SIXTY-NINE (69) IN THE TAKOMA PARK LOAN AND TRUST COMPANY'S SUBDIVISION OF TAKOMA PARK, AS PER PLAT RECORDED IN PLAT BOOK "B", PLAT 23, ONE OF THE LAND RECORDS FOR SAID MONTGOMERY COUNTY, WHICH SAID PROPERTY NOW HAS THE STREET ADDRESS OF 704 PHILADELPHIA AVENUE, TAKOMA PARK, MARYLAND

Being all of the same land conveyed to the grantors herein by Deed recorded at Liber 10571 folio 1.

10

NOTES:

1. This is NOT a Property Line Survey and is NOT to be used for the erection of fences or other improvements; This Survey is for Title Purposes ONLY; This Report was not furnished.
2. This survey was prepared in accordance with the plat of subdivision and/or deed as recorded in the Land Records of Montgomery County, Maryland.
3. This property shown hereon is subject to easements and right-of-way(s) of record.
4. The location of any Fence or Fences shown hereon are Approximate ONLY, the Exact location of same has NOT been determined by this survey.
5. LEGEND: OH - building overhang; D - deck; S - steps; W - walkway; P - patio; AW - aerial wire(s); PL - property line; BW - bay window; CHM - chimney; WW - window well; SW - stairwell; G - gas meter.

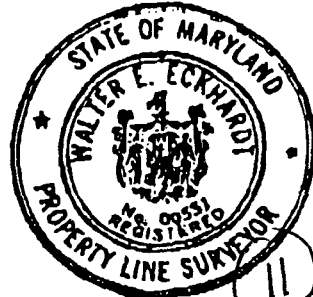


PHILADELPHIA AVENUE  
40' R/W

HOUSE LOCATION SURVEY  
 # 704 PHILADELPHIA AVENUE  
 LOT 10 PART OF 11 BLOCK 69  
 TAKOMA PARK  
 P. No. 23  
 13TH Election District  
 Montgomery County, Maryland

Note: This property lies within Flood Hazard Zone C, an area of Minimal Flooding, as established by the National Flood Insurance Program, (F.E.M.A.)

CERTIFICATION:  
 I certify, to the best of my knowledge and belief, that the existing visible improvements shown hereon have been established by accepted land surveying practices and that unless otherwise shown there are no visible encroachments.  
 Walter E. Eckhardt  
 Walter E. Eckhardt  
 Property Line Surveyor, Md. Reg. No. 661



**Photos Accompanying Application of John Sandage and Gregg Blackley**

1. View of 704 Philadelphia Avenue, looking south from Philadelphia Ave.
2. Looking south from Philadelphia Avenue. Truck is parked in front of garage behind house. Existing wood fence extends back about forty feet, mid-way along the garage, where it ends and is replaced by a three-foot tall chain link fence, which then runs eighty feet to the back, south western corner of the lot.
3. Looking toward western lot line from the yard. The south west corner of the garage is at the extreme right edge of the photo. The chain link fence runs across the photo. It is completely covered by vines and brush.
4. View toward southern lot line from the yard. The existing five-foot tall chain link fence, owned by Montgomery Junior College, runs across the photo. It is largely covered by ivy and other vines.
5. View looking south along the eastern lot line. The existing wire and split rail fence runs from the southeast corner of the lot north about 40 feet towards Philadelphia Avenue.
6. View looking south along the eastern lot line. The end of the wood/wire fence is visible beyond the tree on the left side of photo. Fence would run between tree on left and azalea bushes on the right.
7. View looking south. The fence would run from in front of azaleas on the left straight across lot to the south eastern corner of the house, on the right side of photo, enclosing the back yard. The two trees on the right of photo would be outside the fence.





④







Adjacent Properties:

East: Martin J. Lowery  
612 Philadelphia Ave.  
Takoma Park, MD 20912

West: Michael V. Izzo  
706 Philadelphia Ave.  
Takoma Park, MD 20912

South: Roderic F. Davis  
707 New York Ave.  
Takoma Park, MD 20912

Montgomery Junior College  
709 New York Ave.  
Takoma Park, MD 20912

Confronting Properties:

Cheryl A. Sloan  
613 Philadelphia Ave.  
Takoma Park, MD 20912

Silver Spring Park  
City of Takoma Park  
Takoma Park, MD 20912