\_37/3-97HH 6807 Westmoreland Ave. (Takoma Park Historic District)



## THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION 8787 Georgia Avenue • Silver Spring, Maryland 20910-3760

DATE: 8/14/97

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MEMORANDU	i <b>M</b>
TO:	Robert Hubbard, Acting Director Department of Permitting Services
FROM:	Gwen Wright, Historic Preservation Coordinator Montgomery County Department of Park and Planning
SUBJECT:	Historic Area Work Permit
reviewed	gomery County Historic Preservation Commission has the attached application for a Historic Area Work The application was:
	Approved Denied
	Approved with Conditions:
	DING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL ERENCE TO THE APPROVED HISTORIC AREA WORK PERMIT (HAWP).
Applicant	: Loretta Kelley, Antimo La Greca
Address:	6807 Westmore and the Takona Park 10 20912
THE DEPAR	PPLICANT MUST ARRANGE FOR A FIELD INSPECTION BY CALLING RTMENT OF PERMITTING SERVICES AT 217-6240 FIVE DAYS PRIOR NCEMENT OF WORK AND WITHIN TWO WEEKS FOLLOWING COMPLETION



## HISTORIC PRESERVATION COMMISSION 301/495-4570

# APPLICATION FOR HISTORIC AREA WORK PERMIT

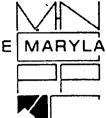
Contact Person: Loretta Kelley
Daytime Phone No.: (703) 247-4771
Tax Account No.: 16 13 0107.5944
Name of Property Owner: Loretta Kelley & Anton to LaGreca Daytime Phone No.: Scime
4807 Westword and this Tolom Dat MD 20917
Street Number City Staet Zip Code
Contractor: No ne Phone No.:
Contractor Registration No.:
Agent for Owner: None No.: (703) 247-4771.
LOCATION OF BUILDING/PREMISE
House Number: 6807 Westmoreland Ave. street Westmoreland Ave.
Town/City: Talcoma Park Nearest Cross Street Walnut Ave
Lot: 11 Block: 18 Subdivision: Pinecrest
Liber: 2 Folio: 145 Parcel: —
PART ONE: TYPE OF PERMIT ACTION AND USE are companied by a promption of the promption of th
1A. CHECK ALL APPLICABLE:  CHECK ALL APPLICABLE:  CHECK ALL APPLICABLE:  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
1 a. 20 x 1 (2) 1 x 1 x 1 x 3 x 3 x 3 x 4 x 5 x 5 x 5 x 5 x 5 x 5 x 5 x 5 x 5
18. Construction cost estimate: \$ 350
10.º If this is a revision of a previously approved ective 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  WSC 02  Well 03  Other:
PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL
C.170 97 (B)
3A. Height feet inches  3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:
in party line/property line are the large of the large of the large of the second of the control
On party lines property lines of the control of the
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 hareby acknowledge and accept this to be a condition for the issuance of this permit.
V. AA V.OO.
Signature of owner or authorized agent
C Surviving the state of the st
Approved:
Disapproved: Date: 8/14/97
Application/Permit No.: 970724006 Date Filed: 1-24-47 Date Issued:

	WRITTEN DESCRIPTION OF PROJECT				•		. 1			-\$.	
	a. Description of existing structure(s) and environmental Single Family Home From		-	storical fe		` 5	ficance:	parti	culai	- ·	
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	b. General description of project and its effect on the hist Replace, rotted wooden windo house, other on left up Windows barely visible from water damage to interne	ws and per He street	مح رحم	ne as	hou.	right se,	t upp	er flo vinyl	1 70c	ear o	sf loub
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	a. the scale, north arrow, and date;			•							
	b. dimensions of all existing and proposed structures; ar	nd		:	ikt <sub>(1</sub>		16 15	[ מ'וני,			
	c. site features such as walkways, driveways, fences, po	nds, stream	s, trash dum	sters, me	chanical	equipm	ent, and la	ndscapir	ng. 🖯	and and	179
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	PLANS AND ELEVATIONS	.:a i 1	7.		••	nice) s yaf	N	Sant, F	-	··· t not)	
	You must submit 2 copies of plans and elevations in a form	nat no larger	then 11" x 1	7", Plans o							
	Schemetic construction plans, with marked dimens fixed features of both the existing resource(s) and the			size and ç	jeneral ty	pe of w	alls, wind	low and	door ope	nings, and	othe
ı	Elevations (facades), with marked dimensions, clearly All materials and fixtures proposed for the exterior mu facade affected by the proposed work is required.										
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ļ	MATERIALS SPECIFICATIONS		10.00	d		77.	2	٠.,,		oralism,	
	General description of materials and manufactured items design drawings.	proposed for	incorporatio	n in the w	ork of the	e projec	t. This inf	ormation	may be i	ncluded or	n you
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	a. Clearly labeled photographic prints of each facade of e front of photographs.		rce, includin				rtions. All		ould be p		
	Clearly label photographic prints of the resourca as vie the front of photographs.	wed from th	e public right	of-way e	nd of the	ádjoinii	ng propert	ies. All la	bels sho	uld be plac	ed o
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	If you are proposing construction adjacent to or within the must file an accurate tree survey identifying the size, location.				east that	dimensi	On.	. :		ground), yo	u
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the street/highway from the parcel in question. You can obtain this information from the Department of Assessments and Taxation, 51 Monroe Street, Rockville, (301/279-1355).

PLEASE PRINT (IN BLUE OR BLACK INK) DR TYPE THIS INFORMATION ON THE FOLLOWING PAGE.

should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly across



## YLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION 8787 Georgia Avenue • Silver Spring, Maryland 20910-3760

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DATE: 8/14/97

#### **MEMORANDUM**

TO:

Historic Area Work Permit Applicants

FROM:

Gwen Marcus, Historic Preservation Coordinator

Design, Zoning, and Preservation Division

M-NCPPC

SUBJECT:

Historic Area Work Permit Application - Approval of

Application/ Release of Other Required Permits

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 Environmental Protection (DEP), 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 DEP before work can begin.

When you file for your building permit at DEP, you must take with you the enclosed forms, as well as the Historic Area Work Permit that will be mailed to you directly from DEP. 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 DEP at 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 495-4570.

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

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

#### HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 6807 Westmoreland Avenue Meeting Date: 8/13/97

Resource:

Takoma Park Historic District

Review: HAWP

Case Number: 37/3-97HH

Tax Credit: No

Public Notice: 7/30/97

Report Date: 8/6/97

Applicant:

Loretta Kelley, Antonio LaGreca

Staff: Robin D. Ziek

EXP.

PROPOSAL: Window replacement

**RECOMMENDATIONS: APPROVAL** 

## **PROJECT DESCRIPTION**

RESOURCE: Non-Contributing Resource / Takoma Park Historic District

Vernacular one story, with large second story addition. STYLE:

DATE: 20th century

Structure has been heavily altered in the past, including construction of a second story addition, the installation of pressed board siding, the prior installation of replacement vinyl windows, and closing off of all windows on the rear elevation.

**PROPOSAL:** Replace three wooden windows with vinyl, double-hung units to match the existing replacement vinyl windows. Two of the wooden windows are on the first floor, and the single attic window on the driveway side of the house would also be replaced. The windows on the second floor level would be reduced in height by 9".

## **STAFF COMMENTS**

The Takoma Park Guidelines are very specific with regard to proposed changes and alterations to Non-Contributing Resources except those concerning major additions and changes to the scale and massing of a structure: they specify that "these should be approved as a matter of course." Although the HPC is always concerned with proposals to remove original windows and/or downsize the window opening, the evaluation of each individual property on its own merits governs.

In this project, the property has already been so altered, that the proposed changes will have no material effect on the resource or the district.

#### STAFF RECOMMENDATION

Staff recommends that, the Commission find this proposal consistent with the purposes of Chapter 24A-8(b)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;

and with Secretary of the Interior's Standards for Rehabilitation #9:

New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

and with the <u>Takoma Park Guidelines</u> for Non-Contributing Resources that state:

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

and subject to the general condition that the applicant arrange for a field inspection by calling the Montgomery County Department of Environmental Protection (DEP), Field Services Office, five days prior to commencement of work and within two weeks following completion of work.

# HISTORIC AREA WORK PERMIT

	Contact Person: Loretta Kelley
	Daytime Phone No.: (703) 247-4771
Tax Account No.: 16 13 01075944	
Name of Property Owner: Loretta Kelley & Antonio La Grec	2 Daytime Phone No.÷Sume
Address: 6807 Westmoreland Ave. Talcoma!	ark MD 20912
Street Number	. Staat Zip Code
Contractor: None	Steet Zip Code  Phone No.:
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Agent for Owner: <u>None</u>	Daytime Phone No.: 1(105) 241-4111
LOCATION OF BUILDING/PREMISE	
House Number: 6807 Westmoreland Ave. Street	Westmoreland Ave, MARGOR :
Town/City: Talcoma Park Nearest Cross Street:	Walnut Ave.
Lat: 11 Block: 18 Subdivision: Pinecrest	<del></del>
Liber: 2 Folio: 145 Parcel: —	
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1C. If this is a revision of a previously approved active permit, see Permit #	park the reserve of the equivalences
PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITION	NS CAR CALIFORNIA DATABASE A
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	.4 <u>71. 30.68</u> 6 3
3B. Indicate whether the fence or retaining wall is to be constructed on one of the fo	ार्य के प्राप्त के प्राप्त के अपने के प्राप्त के प्राप्त के प्राप्त के किया है। विश्व के प्राप्त के प्राप्त के Nowing locations:
•	□ On public right of way/easement
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I hereby certify that I have the authority to make the foregoing application, that the approved by all agencies listed and I hereby acknowledge and accept this to be a co	oplication is correct, and that the construction will comply with plans indition for the issuance of this permit.
	1 1 2
foutta lelley from. L'ica-	7 21 97 Date
Signature of owner or authorized agent	URIE

\_\_\_\_For Chairperson, Historic Preservation Commission

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site features such as walkways, driveways, f	fences, ponds, streams, trash dumpsters	, mechanical equipment, and la	ndscaping. Service PASTRAS
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LANS AND ELEVATIONS			
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ou must submit 2 copies of plans and elevations	s in a format no larger than 11 X 17 . Pla	11S on 6 1/2 X 11 paper are pr	ererred.
. Schematic construction plans, with marke fixed features of both the existing resource(s	d dimensions, indicating location, size a ) and the proposed work.	nd general type of walls, wind	ow and door openings, and other
All materials and fixtures proposed for the ex	cterior must be noted on the elevations di		
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	General description of project and its effect on Replace Totled wooden of house, other on left water damage to	General description of project and its effect on the historic resource(s); the environmental setting, including their historics.  Single family tokke from 1910, and 1	Description of existing structure(s) and environmental setting, including their historical features and significance:  Single family home from 18 1910 and the factor built income full of any factor built income full of any factor built income full of any factor for the first orice features. St. Significance  Replace fortled wooden windows and sills not any on right upper house, other on left upper floor rear of house, with whater any first plan must include:  Windows barely visible from street Replacement will halt water damage to internal framing of house.  ITE PLAN  The end environmental setting, drawn to scale. You may use your plat. Your site plan must include:  the scale, north arrow, and date;  dimensions of all existing and proposed structures; and  site features such as walkways, driveways, fences, ponds, streams, trash dumpsters, mechanical equipment, and laid in the site of the existing resource(s) and the proposed work.  LANS AND ELEVATIONS  Schematic construction plans, with marked dimensions, indicating location, size and general type of walls, wind fixed features of both the existing resource(s) and the proposed work in relation to existing construction. All materials and fixtures proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings. An existing and a proposed for the exterior must be noted on the elevations drawings.

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.

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. and the first the model has a made a man be acting a

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.

Loretta Kelley, 6807 Westmoreland Ave. Neighbors:

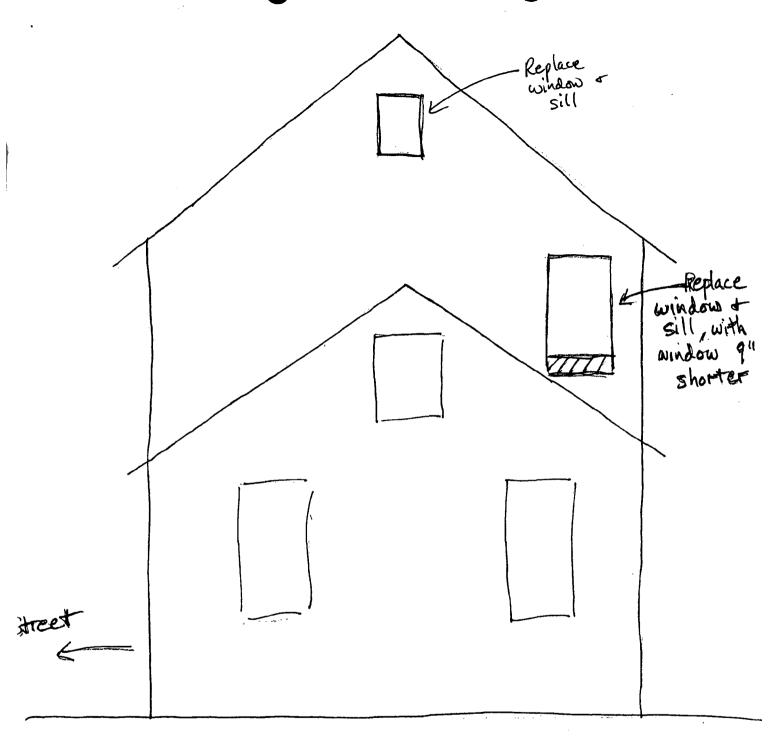
Jeff Wade 6806 Westmoreland Ave. Takoma Park, MD 20912

Dave Wachter Jackie Kuchta 6809 Westmoreland Ave. Takoma Park, MD 20912

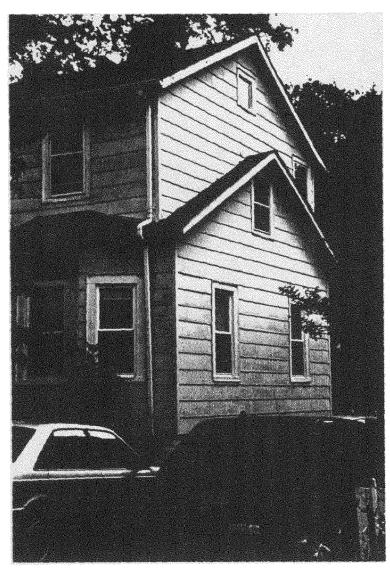
Jim & Katie Sebastian 6805 Westmoreland Ave. Takoma Park, MD 20912

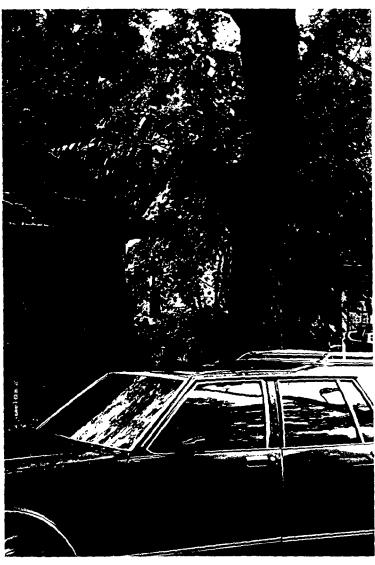
Alan Ganey 6716 Allegheny Ave. Takoma Park, MD 20912

J.78°53'E.- 2.9(PLAT) 10 Kodi, 36. (Que a) 304. Scale - 1"=30" Sept. 3, 1996



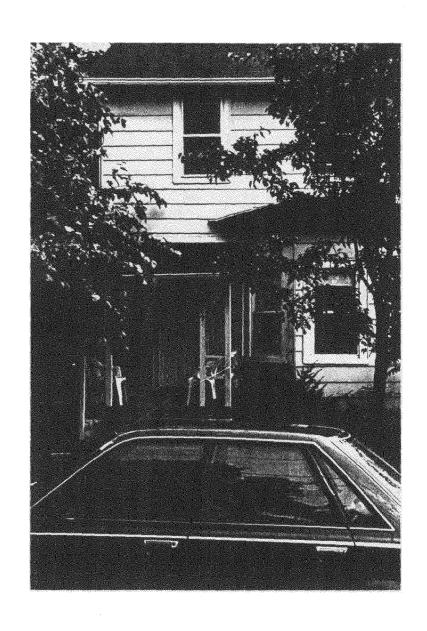
Side view of house Same work to be performed on opposite side of house, except for attic window. Replacement windows are vinyl, double-hung, white, to match existing windows.





Right side of house, upper rear window to be replaced, attic window to be replaced.

Left side of house, behind trees, upper rear window to be replaced.



Front of house.





Right side of house, upper rear window to be replaced, attic window to be replaced.

Left side of house, behind trees, upper rear window to be replaced.



Trans of house.