

37/3-97J 6701 Westmoreland Ave.
(Takoma Park Historic District)



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6701 Westmoreland

6701 Westmoreland
Tikona Park

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To	<i>Rebr Pitale</i>	From	<i>Perry Keshart</i>
Co.	<i>217-6278</i>	Co.	<i>NPC</i>
Dept.	<i>Enforcement</i>	Phone #	<i>4954570</i>
Fax #	<i>217 6381</i>	Fax #	



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

DATE: 3-12-97

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!



3H
101TA
RECEIVED
MONTGOMERY COUNTY DEPARTMENT OF PERMITS
250 HUNGERFORD DRIVE, ROCKVILLE, MARYLAND 20850
301-217-4570

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/495-4570

APPLICATION FOR
HISTORIC AREA WORK PERMIT

Contact Person: MILDRED WEISS
Daytime Phone No.: 202-473-6078 (w)
301-242-3248 (w)

Tax Account No.: _____
Name of Property Owner: MILDRED WEISS Daytime Phone No.: 202-473-6078
Address: 6701 WESTMORELAND AVE., TAKOMA PARK, MD 20912
Street Number City State Zip Code
Contractor: none Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: none Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: 6701 Street: WESTMORELAND AVE.
Town/City: TAKOMA PARK Nearest Cross Street: FIRST AVE
Lot: 24 Block: 18 Subdivision: PINECREST
Liber: 5399 Folio: 514 Parcel: 1061925

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:

- Construct Extend Alter/Renovate
 Move Install Wreck/Raze
 Revision Repair Revocable

CHECK ALL APPLICABLE:

- A/C Slab Room Addition Porch Deck Shed
 Solar Fireplace Woodburning Stove Single Family
 Fence/Wall (complete Section 4) Other: _____

1B. Construction cost estimate: \$ _____

1C. If this is a revision of a previously approved active 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 WSSC 02 Well 03 Other: _____

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height _____ feet _____ inches

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.

Mildred U. Weiss Signature of owner or authorized agent
18 February 1997 Date

Approved: w/conditions For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: _____ Date: 2/12/97
Application/Permit No.: _____ Date Filed: _____ Date Issued: _____

SEE REVERSE SIDE FOR INSTRUCTIONS

3712 175

THE FOLLOWING FEES MUST BE ACCOMPANIED BY THE REQUIRED DOCUMENTS TO ACCOMPANY THIS APPLICATION.



HISTORIC PRESERVATION COMMISSION

1. WRITTEN DESCRIPTION OF PROJECT

a. Description of existing structure(s) and environmental setting, including their historical features and significance:

Single frame
HUNTER HOLLOW AREA

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

Replacement of 2 double-hung windows with 4 hexagonal windows and 1 double-hung window in back of house. Close off 2 doors and install a new door, where a third door already existed.

(see attachment)

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. (see attachment)

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

If you are proposing construction adjacent to or within the dripline of any tree 6" or larger in diameter (at approximately 4 feet above the ground), you must file an accurate tree survey identifying the size, location, and species of each tree of at least that dimension.

7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS

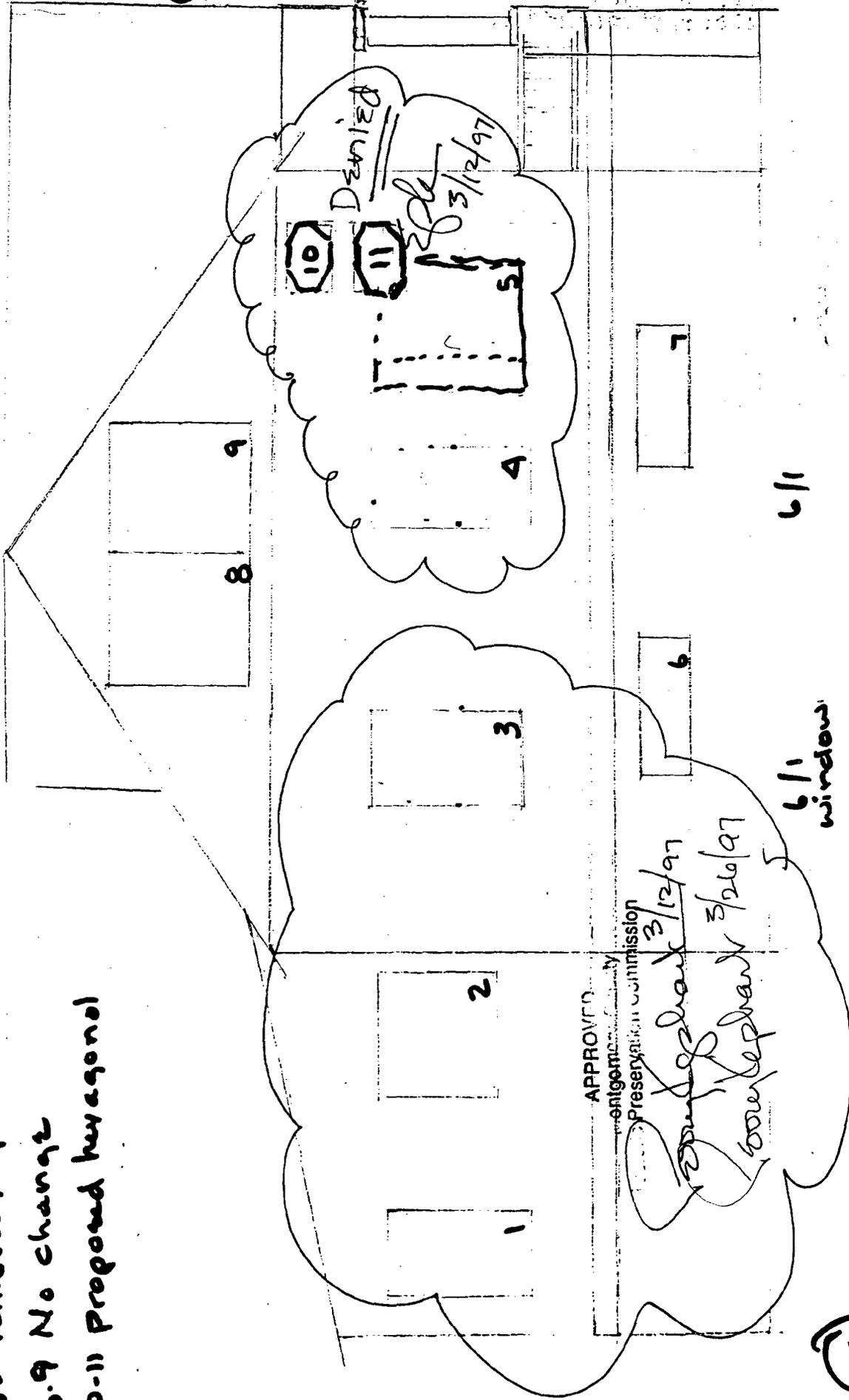
For ALL projects, provide an accurate list of adjacent and confronting property owners (not tenants), including names, addresses, and zip codes. This list should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly 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, (301/279-1355).

7. 6702 Westmoreland Ave
6705 Westmoreland Ave
6619 Westmoreland Ave
104 Forest St.

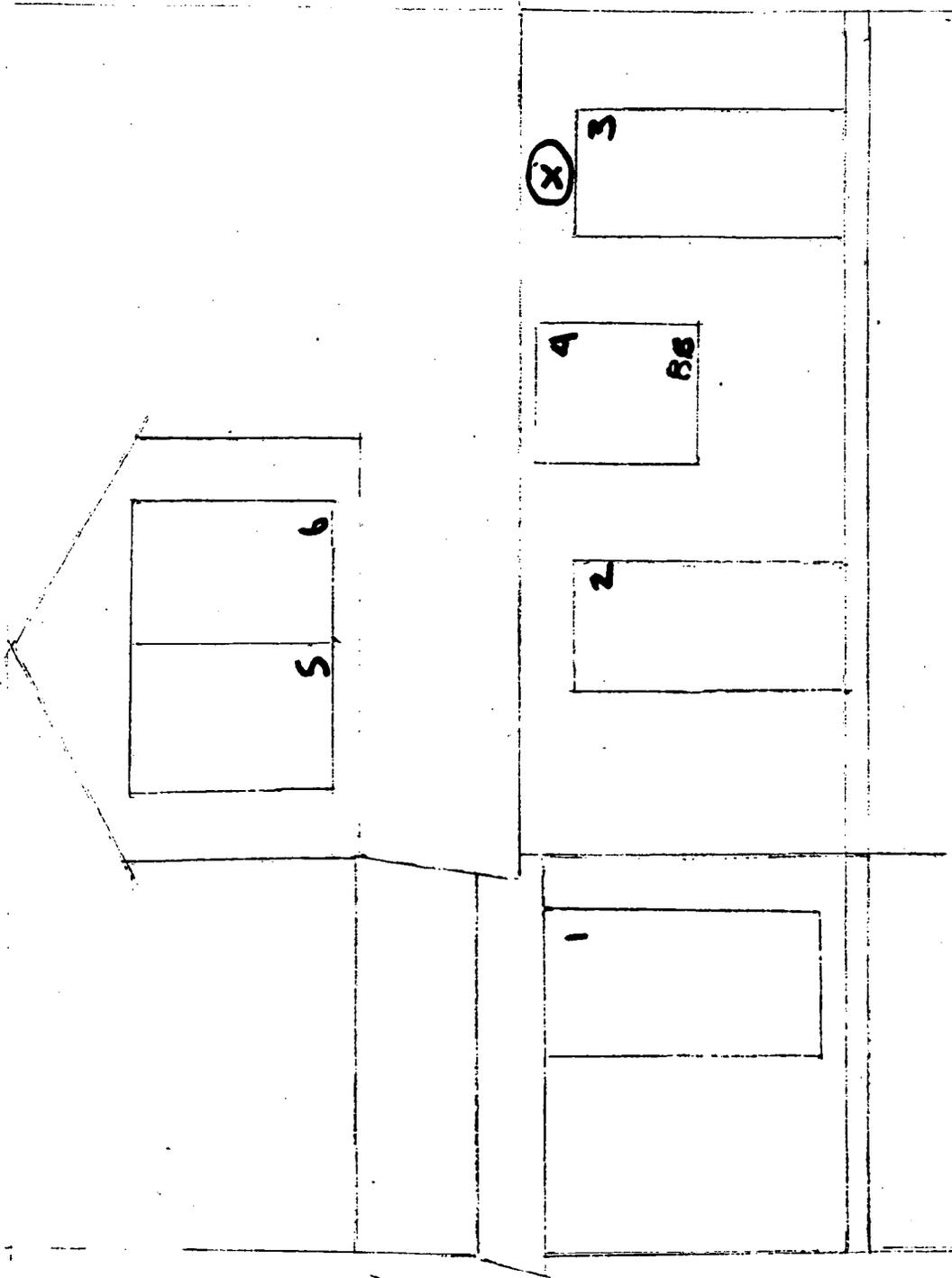
windows:

- 1-3 Replaced
- 4- proposed to replace #5.
- 5- Removed, replaced with siding
- 6-9 No change
- 10-11 Proposed hexagonal

Side Facade
(North west)



Rear Facade



X removed old light fixture & pot in new

3 closed w/ siding removed a step

4. replaced

1. enlarged 43 doorway replaced banister door

2. closed w/ siding took down porch top & posts hand: capped ram

(F)

APPROVED
 Every County
 Historic Preservation Commission
 Every Copland 3/12/97
 Every Copland 3/26/97



RETURN TO: DEPARTMENT OF PERMITTING SERVICES
250 HUNGERFORD DRIVE, ROCKVILLE, MARYLAND 20850
301/217-6370

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/495-4570

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Daytime Phone No.: 202-473-6078 (w)
301-270-3243 (h)

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1A. CHECK ALL APPLICABLE: **CHECK ALL APPLICABLE:**
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 Move Install Wreck/Raze Solar Fireplace Woodburning Stove Single Family
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1B. Construction cost estimate: \$ _____

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3A. Height _____ feet _____ inches
3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:
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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.

Mildred U. Weiss 18 February 1997
Signature of owner or authorized agent Date

Approved: W. conditions For Chairperson, Historic Preservation Commission
Disapproved: _____ Signatures: _____ Date: 2/12/97
Application/Permit No.: _____ Date Filed: _____ Date Issued: _____

SEE REVERSE SIDE FOR INSTRUCTIONS

3712 175

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



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Single frame
INTERIOR AREA

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(1) Replacement of 2 double-hung windows with 4 hexagonal windows and 1 double-hung window
(2) in back of house: phase off 2 doors and install a new door, where a third door already exists

(see attachment)

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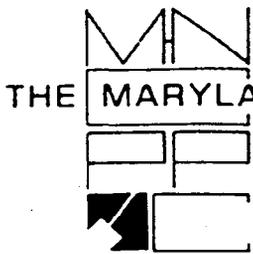
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PLEASE PRINT (IN BLUE OR BLACK INK) OR TYPE THIS INFORMATION ON THE FOLLOWING PAGE.
PLEASE STAY WITHIN THE GUIDES OF THE TEMPLATE. AS THIS WILL BE PHOTOCOPIED DIRECTLY ONTO MAILING LABELS.



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

DATE: 3-12-97

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
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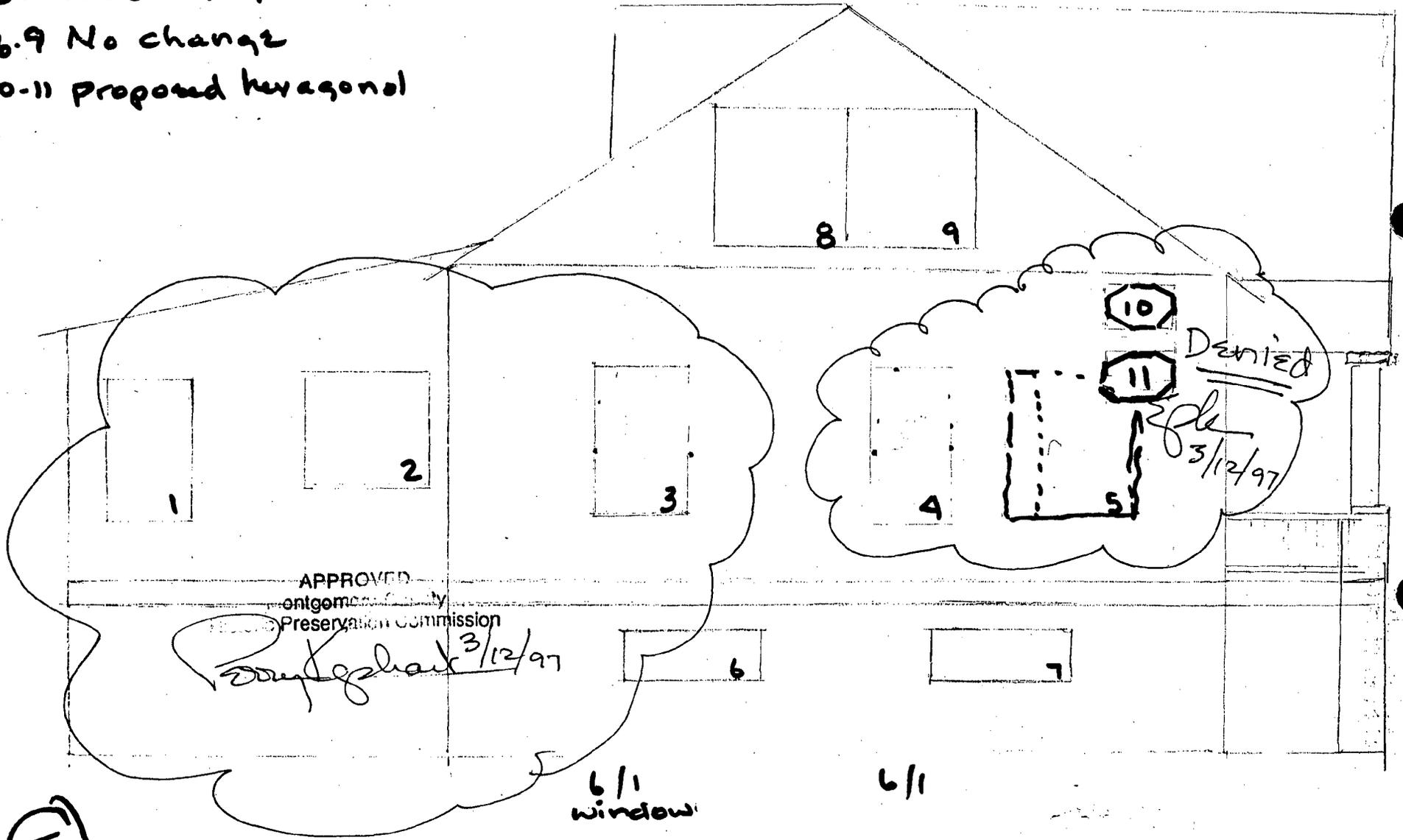
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- 7. 6702 Westmoreland Ave
- 6705 Westmoreland Ave
- 6619 Westmoreland Ave
- 104 Forest St.

Windows:

- 1-3 Replaced
- 4 - proposed to replace #5.
- 5. Removed, replaced with siding
- 6-9 No change
- 10-11 proposed hexagonal

6701 Westmoreland Huznu2
 Side Facade
 (North West)



APPROVED
 Montgomery County
 Preservation Commission
[Signature] 3/12/97

Denied
 3/12/97

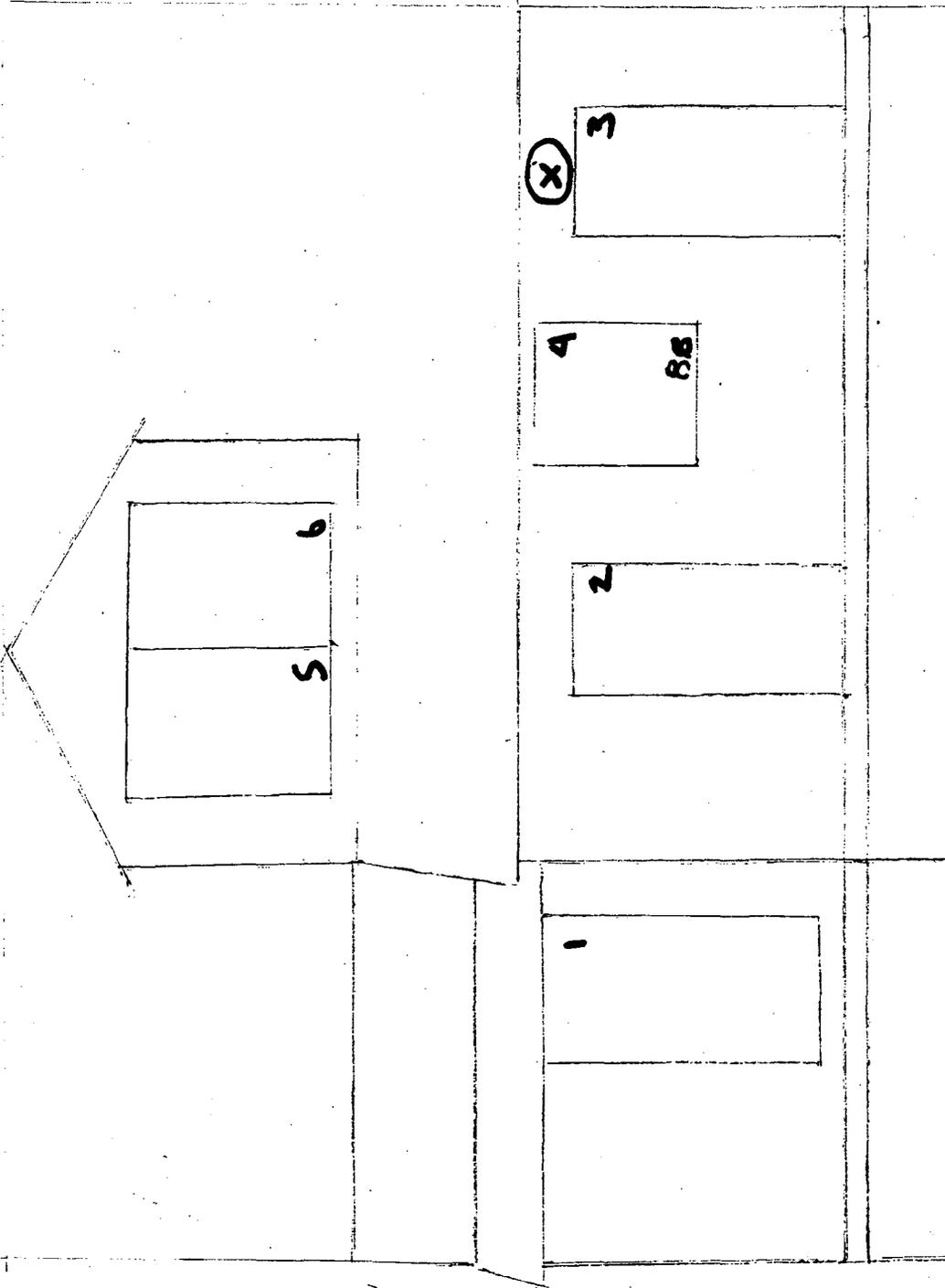
6/1
 window

6/1

13

1/15/97

Rear Facade



X removed old light fixture & put in new

3 closed w/ siding removed a step

4. replaced

1. enlarged 's doorway replaced banister door

2. closed w/ siding took down porch top & pole hand: capped ram

APPROVED
 Emery County
 Historic Preservation Commission
 Perry Lophart 3/12/97

(F)

11/2/97

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 6701 Westmoreland Avenue

Meeting Date: 03/12/97

Resource: Takoma Park Historic District

HAWP: Alteration

Case Number: 37/3-97J (RETROACTIVE)

Tax Credit: No

Public Notice: 02/26/97

Report Date: 03/05/97

Applicant: Mildred Weiss

Staff: Perry Kephart

PROPOSAL: Remove, replace windows & doors.

RECOMMEND: Partial denial/
Partial approval.

DATE OF CONSTRUCTION: ca. 1915

SIGNIFICANCE: Outstanding Resource in Takoma Park Historic District.

ARCHITECTURAL DESCRIPTION

Two story side gable frame Craftsman bungalow with front gabled two story porch with palladian window in gable peak. Rusticated cement block is used for front pillars, front stair walls and foundation. Decorative roof brace design is repeated for window box supports under the porch gable window and the two side windows on front facade. All three gables pediments and rear dormer have shingle siding. First floor walls are lapped siding. The remaining original windows are 6/1. Homemade lattice work has been installed under the front porch and rear shed addition.

BACKGROUND

The owners of 6701 Westmoreland Avenue received a Notice of Violation by Montgomery County in 1993 for making alterations to the house without a Historic Area Work Permit. As no application was made for a permit, they were ordered by the Sixth District Court on November 26, 1996 to correct certain conditions including:

- A. A new window on the rear facade.
- B. New windows installed on both side facades.
- C. One front window and one window on the left side removed and replaced with siding.
- D. Two rear doors removed and a third door replaced on the rear facade.
- E. An outside light fixture added on the rear facade.

*SMW
8/22/97 ->*

The applicant has indicated that the rear window and several of the side windows (Items A and B) were replaced in 1988 before the historic district was created. These portions of the Order of Abatement are not included in the project description of this HAWP application. Item D, the removal of two doors and the replacement of a third and Item E, the replacement (or addition) of a light fixture are also not addressed by the applicant in the proposal, but are subject to approval by the HPC as part of the Order of Abatement. Only Item C, the front and side windows replaced by siding, is included in the applicant's proposal.

The applicant has, however, also proposed installation of hexagonal windows that are design modifications not included in the Order of Abatement.

①

As an outstanding resource in a historic district, the property is subject to the highest level of review. For this reason, and in order to meet the terms of the Order of Abatement, all changes, both those completed and those proposed, are included in this staff report for consideration by the HPC for retroactive approval. An incomplete Historic Area Work Permit was submitted by the applicant. The proposals needed to meet the terms of the Order of Abatement are included as follows:

PROPOSAL

Applicant proposes to:

1. Get approval for four hexagon^{al} windows to be placed in pairs, one pair on the front facade and one pair on the front corner of the side facade. The hexagonal windows have not been installed.

Per the Order of Abatement, applicant proposes to:

2. Get retroactive approval for having removed the far left window on the front facade and the matching window around the corner on the side (northwest) facade and having replaced them with siding. The original windows have been replaced with siding at this time..
3. Get retroactive approval for having closed off two doors on the rear facade and having replaced them with siding. This work has been completed. As part of the closure, the landings and steps leading to the two doors have also been removed for which retroactive approval is requested.
4. Get retroactive approval for having replaced a third door on the rear facade including having enlarged the opening and replaced the banister. The replacement door is metal with a wood frame. This work has been completed.
5. Get retroactive approval for having replaced the two rear windows on the southeast side facade in 1993. This work has been completed.

STAFF DISCUSSION

Despite the changes that have been made to the property, in staff's opinion, it has retained the architectural distinction that merited its designation as an outstanding resource subject to the highest level of review. Every effort should be made to bring the house back to its previous appearance.

The most critical issue is the removal of two windows on the front and side facades and their replacement with siding. Staff feels strongly that both windows and the frames should be repaired and replaced in their original positions and the siding repaired. The applicant has indicated that the original windows have been saved and could be replaced. It was explained that they were removed to provide greater privacy on the stairwell. Alternative methods of achieving privacy without affecting the exterior appearance of the house have been discussed. Staff would not support the use of hexagonal windows in place of the original windows or in another location on the house as they are substantially out of keeping with the design of the historic resource.

Staff is concerned about the replacement of windows at the rear of the northwest side facade. Staff would, however, accept the assertions of the applicant that these windows were replaced before the historic district was created. A slide from ^{Nov 1990} 1990 shows windows on the northwest side in the locations of the current windows of similar or identical configuration to those now in place.

There is no evidence that the rear window was in place in 1990, but the window appears to be of the same configuration as one of the northwest replacement windows. Staff would concur with the applicant's proposal to retain that window.

An important consideration by the HPC would be of the windows on the rear of the side facade facing First Street (the southeast facade). In the Guidelines for the Takoma Park Historic District it states the planning concept that, "The design review emphasis will be restricted to changes that are at all visible from the public right-of-way, irrespective of landscaping or vegetation." This change in architectural features is visible both from Westmoreland Avenue and from First Street. There are two windows, one on the rear of the main block and one on the side of the rear addition. The replacement windows are clearly of a different size and shape from the front window on this side. It is also apparent from the paint coloration next to the windows that this work was part of the 1993 project. In staff's opinion, the staff should restore the original 6/1 window in its original opening with the appropriate trim on the main block or install a compatible 6/1 replacement window in the original opening, also with appropriate trim. The same condition would apply to the window on the side of the rear addition.

As to the rear door replacements made in 1993, staff would support a qualified retroactive approval of the changes as they are in the rear of the resource and reinstalling the doors is not required to maintain the architectural integrity of the structure. Staff would point out, however, that the replacement door that has been installed is not of a design that would have been recommended for approval and that the review and approval process for the project would have been greatly simplified by the applicant's attention to permitting procedures in 1993. Staff would not support the use of a clearly out of period door. A plain metal door would have been more in keeping with the design of the house and should, in staff's opinion, be installed.

As to the lighting fixture on the rear facade, staff would recommend that retroactive approval be given with the understanding that it not be changed in the future without appropriate review.

STAFF RECOMMENDATION

To summarize the issues noted above, staff recommends:

- ✓ • Deny changes to window on left of front facade. Remove siding and reinstall original window.
- ✓ • Deny changes to window on front of northwest side facade. Remove siding and reinstall original window. *double s*
- ✓ • Deny installation of four hexagonal windows.
- Appr. • Deny replacement of two windows on rear of southeast side facade. Restore original windows or provide compatible windows and trim in the original opening. *g.f.h*
- Appr. • Deny the replacement of the door on the left side of the rear facade.
- ✓ • Approve removal of two doors, the attendant porches, trim, and railings at rear of house and installation of siding in the openings.
- ✓ • Approve the lighting fixture.
- ✓ • Approve three new windows at the rear of the northwest side facade and one new window on the rear facade.

Staff recommends that the Commission deny the proposed revisions noted above based on Chapter 24A-8(a):

The commission shall instruct the director to deny a permit if it finds, based on the evidence and information presented to or before the commission that the alteration for which the permit is sought would be inappropriate or inconsistent with, or detrimental to the preservation, enhancement or ultimate protection of the historic resource within an historic district, and to the purposes of this chapter.

Staff recommends that the Commission **approve** the proposed revisions noted above as being consistent with 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 the Secretary of the Interior's Standards for Rehabilitation #10:

New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

and with the general condition applicable to all Historic Area Work Permits that the applicant shall 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.

3a

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: MILDRED Weiss
 Daytime Phone No.: 202-473-6078 (wk)
301-240-3248 (h)
 Tax Account No.: _____
 Name of Property Owner: MILDRED Weiss Daytime Phone No.: 202-473-6078
 Address: 6701 Westmoreland Ave., Takoma Park, MD 20912
Street Number City State Zip Code
 Contractor: none Phone No.: _____
 Contractor Registration No.: _____
 Agent for Owner: none Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

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 Town/City: TAKOMA PARK Nearest Cross Street: FIRST AVE
 Lot: 24 Block: 18 Subdivision: Pinecrest
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1A. CHECK ALL APPLICABLE:

- Construct Extend Alter/Renovate
 Move Install Wreck/Raze
 Revision Repair Revocable

CHECK ALL APPLICABLE:

- A/C Slab Room Addition Porch Deck Shed
 Solar Fireplace Woodburning Stove Single Family
 Fence/Wall (complete Section 4) Other: _____

1B. Construction cost estimate: \$ _____

1C. If this is a revision of a previously approved active 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 WSSC 02 Well 03 Other: _____

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3A. Height _____ feet _____ inches

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.

Mildred U. Weiss
 Signature of owner or authorized agent

18 February 1997
 Date

Approved: _____ For Chairperson, Historic Preservation Commission





HISTORIC PRESERVATION COMMISSION

301492-4270

1. WRITTEN DESCRIPTION OF PROJECT

a. Description of existing structure(s) and environmental setting, including their historical features and significance:

Single [REDACTED] HISTORIC AREA WORK PERMIT APPLICATION FOR

Contact Person: Daytime Phone No. Tax Account No. Name of Property Owner Daytime Phone No.

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1) Replacement of 2 double-hung windows with 4 hexagonal windows and 1 double-hung window in back of house; phase off 2 doorways and install a new door, where a third door already existed

(see attachment)

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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. (see attachment)

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.



9

None of the work should require a work permit. Nothing is structural.

2) door is metal door with wood frame

~~2) door is metal door with wood frame~~

Hexagonal window dimensions are 24" x 24"

Rectangular window dimensions are 25" x 56"

The windows are double pane glass, with wood frame.

The purpose of the change is to allow more light to enter.

Details
1) These windows are on the front left and side of the house.

1.9.

- 7.
- 6702 Westmoreland Ave
 - 6705 Westmoreland Ave
 - 6619 Westmoreland Ave
 - 104 Furst St.

1- PB. Front window & outside be
upheld & replaced

2. ML - no record of SE W.

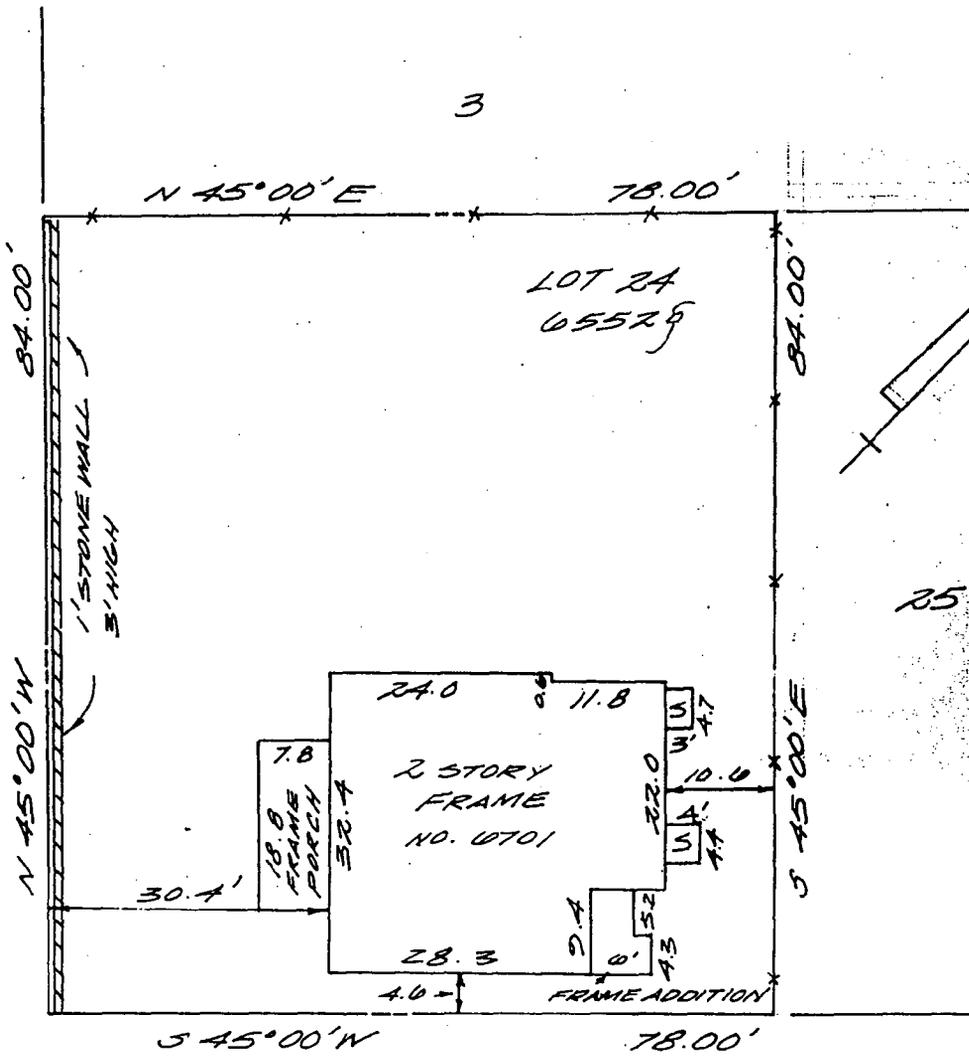
3. SS - Front put..

4. HJ - remembers front w/
thinks SE may be from pre 1990.

SS. App w/cond. 6-0-1

NOTE: This survey for title purposes of not to be used for determining property lines. Property corners Markers Not guaranteed by this survey.

WESTMORELAND STREET



FIRST STREET



LOCATION OF HOUSE
LOT 24 BLOCK 18
PINECREST
CITY OF TAKOMA PARK
MONTGOMERY COUNTY, MD.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE POSITION OF ALL THE EXISTING IMPROVEMENTS ON THE ABOVE DESCRIBED PROPERTY HAS BEEN CAREFULLY ESTABLISHED BY A TRANSIT-TAPE SURVEY AND THAT UNLESS OTHERWISE SHOWN, THERE ARE NO ENCROACHMENTS.

Harry G. Blanchard
REGISTERED LAND SURVEYOR MD. # 7180

REFERENCES

PLAT BK. 10B
PLAT NO. 13567
LIBER
FOLIO

ELDON E. SNIDER & ASSOCIATES



LAND SURVEYORS
LAND PLANNING CONSULTANTS
2 PROFESSIONAL DRIVE, SUITE 216
GAITHERSBURG, MD.
241 5122



DATE OF SURVEYS	SCALE: 1" = 20'
WALL CHECK:	DRAWN BY: RB
HSE. LOC.: 8-1-79	JOB NO.: 26-073 B
BOUNDARY:	

MONTGOMERY COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION

NOTICE OF VIOLATION

Division of Environmental Policy & Compliance
250 Hungerford Drive, 2nd Floor
Rockville, Maryland 20850

Permit # NO PERMIT
Project _____

FOR MONTGOMERY COUNTY, MARYLAND the undersigned issuer being duly sworn, upon his oath, states that:

on Month APRIL Day 27 Year 1993

Defendant's Name: FELIPE R. CORDOVA
First Middle Last

Employer's Name: _____

Address 6701 WESTMORELAND AVE.
Number Street City State Zip
TAKOMA PARK MD

Is hereby notified that a violation of Montgomery County Code:

Section(s) 24: 24A-6 exists at 6701 WESTMORELAND AVE.
TAKOMA PARK MD
Location

This violation is described as follows: ALTERATIONS TO THE HOUSE ARE BEING DONE WITHOUT A HISTORIC WORK PERMIT.

The following corrective action is required within the time specified below: OBTAIN PERMIT AS REQUIRED.

Compliance Time: 30 THIRTY calendar days from receipt of this notice.

Remarks: FAILURE TO COMPLY WITH THIS NOTICE WILL RESULT IN A \$500.00 CIVIL CITATION AND/OR A COURT ORDER TO INSURE COMPLIANCE.

Issued by: STEVE THOMAS Steve Thomas 4-27-93
Print Name Signature Date

Phone Number: 738-3025

Received by: FELIPE R. CORDOVA Felipe Cordova 4/27/93
Print Name Signature Date

Phone Number: (301) 270 0753 Sent by registered mail on _____

REINSPECTION REPORT

Date of receipt by mail _____ Scheduled re-inspection date: _____
Date of reinspection _____ Inspector: _____
Is violation corrected _____ YES _____ NO If yes, date: _____
If not: _____ Citation issued # _____ Date: _____
_____ Stop work order issued _____ Date: _____
_____ Extended _____ day(s) Scheduled re-inspection date: _____

Disposition of Case: _____

9

IN THE DISTRICT COURT FOR MONTGOMERY COUNTY, MARYLAND

MONTGOMERY COUNTY, MARYLAND

Plaintiff

v.

FILIFE R. CORDOVA

Defendant

*
*
*
*
*
*
*
*

Citation No. 5Z33044030
Case No. 0602-0002059-96

ORDER FOR ABATEMENT

Upon consideration of the verified citation filed herein and any evidence presented at trial in this case, the Court finds that Defendant has committed the violation of Montgomery County law stated in the above-referenced citation and that the Plaintiff, Montgomery County, Maryland, is entitled to this Order of Abatement pursuant to Montgomery County Code, Section 1-18(e), and it is thereupon, this 26 day of November, 1996, by the District Court of Maryland for Montgomery County

ORDERED, that the Defendant shall refrain from further violations of Montgomery County Code, Section 8-24 (a); and it is further

ORDERED, that the Defendant shall take the following actions to correct the conditions which constitute a continuing violation of County law by applying for a building permit, historic area work permit, and an electrical permit for construction and electrical work performed without permits, specifically including but not limited to the following:

1. new window in rear of house;
2. new windows ^{on side} inside of house;
3. one front and one side window removal and replaced with siding;
4. rear door closed in and new door added in different location;
5. new outside lights and any other electrical work, new line;

and it is further

ORDERED that, if any permits for the above-referenced work are denied and after any appeals are exhausted, Defendant shall restore the building to its previous condition or to a condition for which permits are approved; and it is further

ORDERED that Defendant shall apply for and obtain necessary permits for all construction work and alterations under this Order; and it is further

ORDERED that applications for permits required under this Order shall be submitted within thirty days after service of this Order upon Defendant. Any necessary modifications to existing work required by this Order shall be completed no later than sixty (60) days after any denial of permits for existing work or any final decision on appeal of such denial;

ORDERED that a representative of Montgomery County shall be permitted to inspect the premises to verify that the terms of this Order have been complied with..

FAILURE TO COMPLY WITH THIS ORDER IS PUNISHABLE BY CONTEMPT!



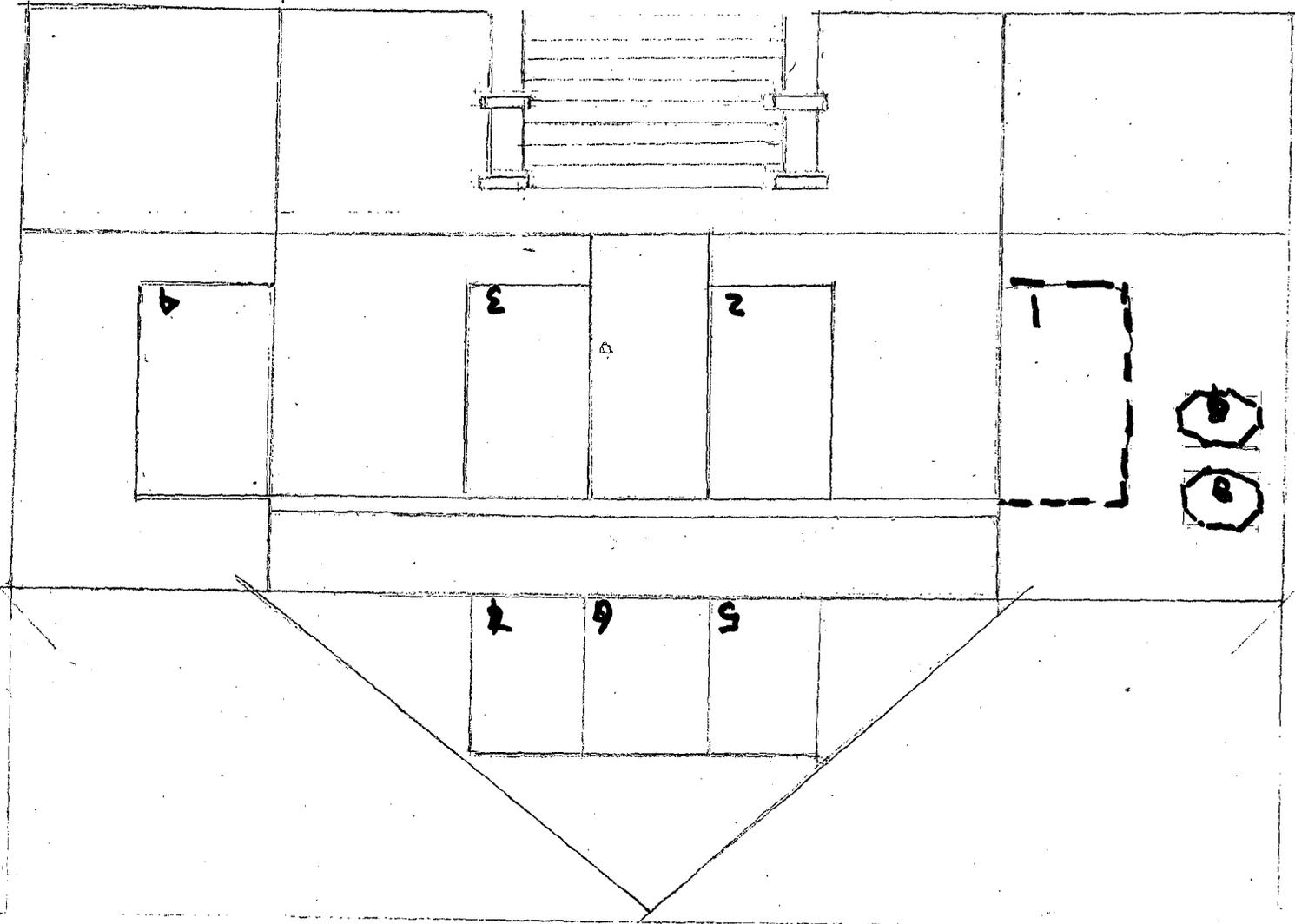
Judge, Sixth District Court for
Montgomery County, Maryland

AMW:mef
95.04129
I:\FORMS\CODE\00178COD.WPD

cc: County Attorney's Office
Inspector/Officer

11

6701 Westmontary Avenue
Front facade



Windows
1. Removed
2-7 Existing
8-9 Proposed
Hexagonal

11' = 50"
21



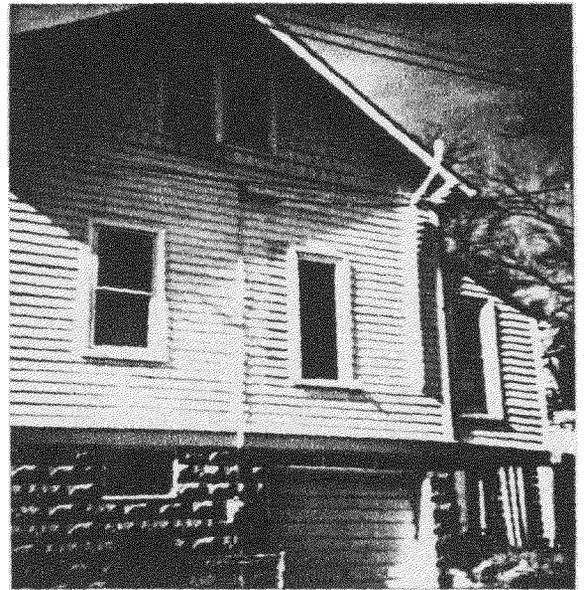
yard-side - windows
to be replaced

Northwest Facade



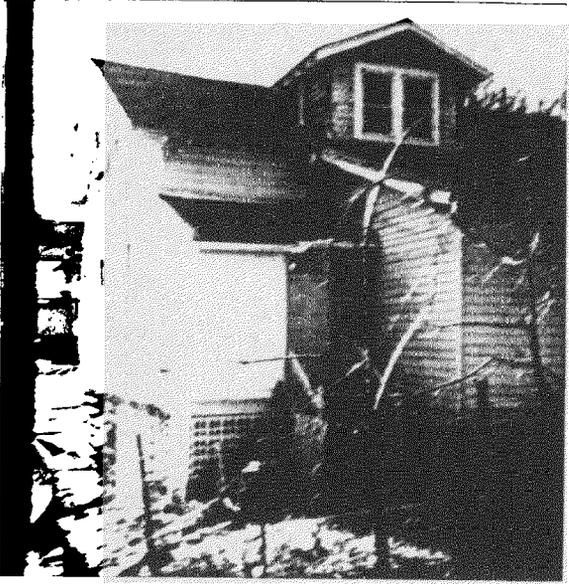
Yard-side

Northwest Facade



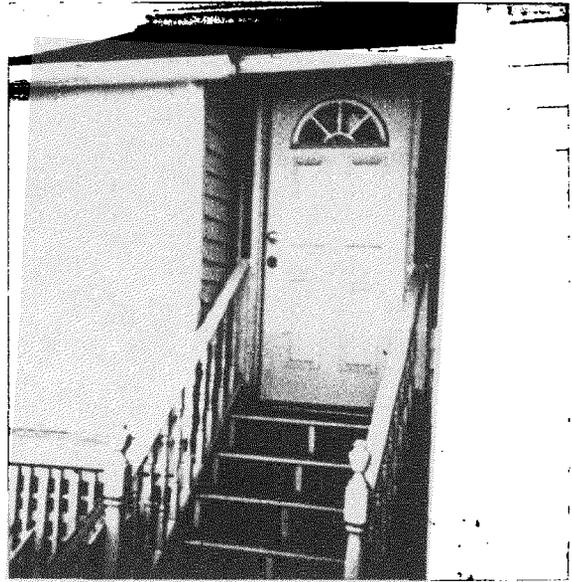
First street-side

Southeast Facade



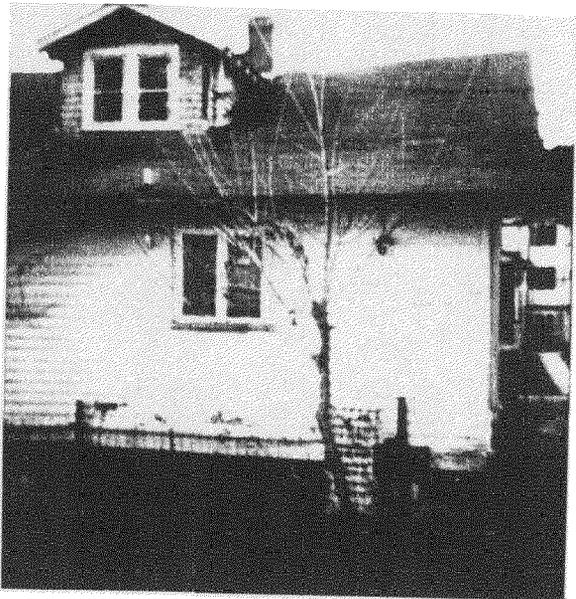
back

East corner (Rear)



back - door that
was replaced

North east-detail
(Rear)



Back



back - closed off doors



North corner, Northeast facade (Rear) Detail / NE (Rear)



First street - side

Southwest Facade
South corner



yard - side

West corner

6701 Westmoreland
Avenue
Takoma Park



Westmoreland Ave - front

Front facade
(SW)



yard-side - windows
to be replaced

Northwest Facade



yard-side

Northwest Facade



First street-side

Southeast Facade

16



back

East corner (Rear)



back - door that
was replaced

North east-detail
(Rear)



^{1/2} Back

North corner, Northeast facade (Rear) Detail / NE (Rear)



back - closed off doors



Details

1.b.

- ① These windows are on the front left and side of the horse. The purpose of the change is to allow more light to enter. The windows are double pane glass, with wood frame.

Double-hung window dimensions are 26" x 56".

Hexagonal window dimensions are 24" x 24".

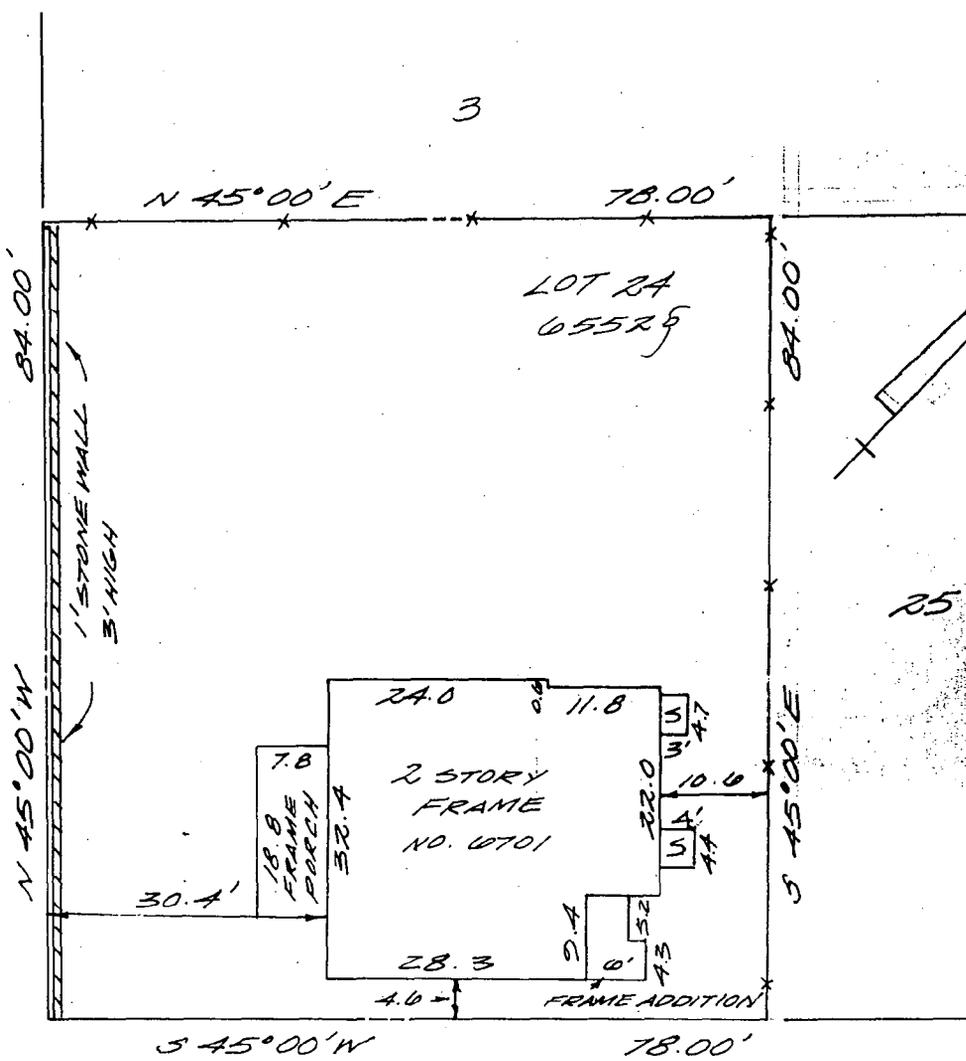
~~② The door is a metal door with wood frame.~~

- ② door is metal door with wood frame.

None of the work should require a work permit. Nothing is structural.

NOTE: This survey for title purposes only - not to be used for determining property lines. Property corner Markers Not guaranteed by this survey.

WESTMORELAND STREET



FIRST STREET



LOCATION OF HOUSE
 LOT 24 BLOCK 18
 PINECREST
 CITY OF TAKOMA PARK
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SURVEYOR'S CERTIFICATE I HEREBY CERTIFY THAT THE POSITION OF ALL THE EXISTING IMPROVEMENTS ON THE ABOVE DESCRIBED PROPERTY HAS BEEN CAREFULLY ESTABLISHED BY A TRANSIT-TAPE SURVEY AND THAT UNLESS OTHERWISE SHOWN, THERE ARE NO ENCROACHMENTS. <i>Harry S. Blanchard</i> REGISTERED LAND SURVEYOR MD. # 7180	REFERENCES FLAT BK. 108 FLAT NO. 12567	ELDON E. SNIDER & ASSOCIATES LAND SURVEYORS LAND PLANNING CONSULTANTS 2 PROFESSIONAL DRIVE, SUITE 218 GAITHERSBURG, MD. 848 5150	
	LIBER FOLIO	DATE OF SURVEYS WALL CHECK: HSE. LOC.: 8-1-79 BOUNDARY:	SCALE: 1" = 20' DRAWN BY: RB JOB NO.: 78-073 B