

37/3-97II 7708 Takoma Avenue
(Takoma Park Historic District)

7



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

DATE: 8/14/97

MEMORANDUM

TO: Robert Hubbard, Acting Director
 Department of Permitting Services

FROM: ^{RW}Gwen Wright, Historic Preservation Coordinator
 Montgomery County Department of Park and Planning

SUBJECT: Historic Area Work Permit

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

_____ Approved _____ Denied

Approved with Conditions: _____

(1) New railing + pickets shall be painted.

(2) If handrail on stairs is replaced, the new handrail shall match the new rail on the porch.

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

Applicant: Lorraine Pearsall

Address: 7708 TAKOMA AVENUE, TAKOMA PARK, MD 20912

THE APPLICANT MUST ARRANGE FOR A FIELD INSPECTION BY CALLING THE DEPARTMENT OF PERMITTING SERVICES AT 217-6240 FIVE DAYS PRIOR TO COMMENCEMENT OF WORK AND WITHIN TWO WEEKS FOLLOWING COMPLETION OF WORK.



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

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/495-4570

**APPLICATION FOR
HISTORIC AREA WORK PERMIT**

✓ Contact Person: LORRANE PEARSELL
✓ Daytime Phone No.: (202) 833-8077

Tax Account No.: _____
✓ Name of Property Owner: LORRANE PEARSELL Daytime Phone No.: (202) 833-8077
✓ Address: 7708 TAKOMA AVENUE, TAKOMA PARK, MD. 20912
Street Number City Street Zip Code
Contractor: _____ Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: NONE Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

✓ House Number: SAME Street: _____
✓ Town/City: SAME Nearest Cross Street: _____
Lot: _____ Block: _____ Subdivision: _____
Liber: _____ Folio: _____ Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. 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
 Revision Repair Revocable Fence/Wall (complete Section 4) Other: RAILING
1B. Construction cost estimate: \$ 3,000
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.

Lorraine Persall Signature of owner or authorized agent July 24, 1997 Date

Approved: X W. Conditions For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: _____ Date: _____
Application/Permit No.: _____ Date Filed: _____ Date Issued: _____

SEE REVERSE SIDE FOR INSTRUCTIONS

**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:

Existing structure is a metal railing put up in the 1960's. It is out of character with the house, which was built in 1904 (or possibly a bit earlier).

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

Replacement of iron railing with a wooden railing with turned balusters will put the house back to its original early 1900's character and enhance its historic nature.

✓ 2. **SITE PLAN**

Site and 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 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.

- 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.
- 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**

- 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.
- 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**

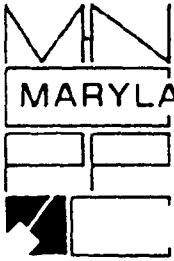
If you are proposing construction adjacent to or within the dripline of any tree 6" or larger in diameter (at approximately 4 feet above the ground), you must file an accurate tree survey identifying the size, location, and species of each tree of at least that dimension.

✓ 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).

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.



MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

8787 Georgia Avenue • Silver Spring, Maryland 20910-3760

DATE: 8/14/97

MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: ¹⁰² 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!

EXPEDITED HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 7708 Takoma Avenue

Meeting Date: 8/13/97

Resource: Takoma Park Historic District

Review: HAWP

Case Number: 37/3-97II

Tax Credit: Yes

Public Notice: 7/30/97

Report Date: 8/6/97

Applicant: Lorraine Pearsall

Staff: Robin D. Ziek

PROPOSAL: Porch railing replacement

RECOMMENDATIONS: APPROVAL
WITH CONDITIONS

DATE OF CONSTRUCTION: 1920s

SIGNIFICANCE: Individual Master Plan Site
 Within a Master Plan Historic District
 Outstanding Resource
 Contributing Resource
 Non-Contributing/Out-of-Period Resource

ARCHITECTURAL DESCRIPTION: Four Square, with Queen Anne detailing.

PROPOSAL: Remove existing metal porch railing, and install wood railing with turned pickets. The new railing installation will be painted.

RECOMMENDATION: Approval
 Approval with conditions:

1. New railing and pickets shall be painted.
2. If the handrail at the steps is also replaced, the new handrail shall match the new porch railings in design and finish.

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 historic resource within an historic district; or

X 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

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.

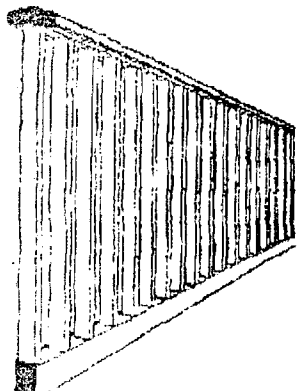


**The Moulding and
Millwork Co., Inc.**

September — 1996
Section 1
Page 29

PRE-ASSEMBLED PORCH RAILS

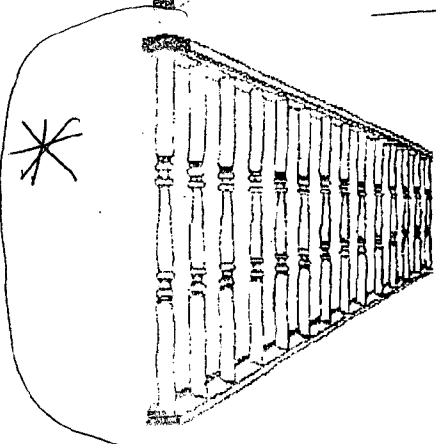
SQUARE BALUSTER



1-1/4" Pickets Eased Edge
5-1/4" on Center
Stocked in 4', 6', 8', 10', 12', Lengths
34-3/8" Overall Height

Clear Natural Cedar
PVC

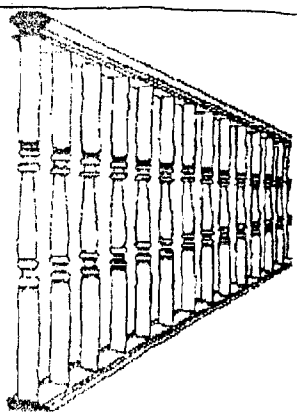
TURNUED BALUSTER



1-5/8" Colonial Pickets
5-1/2" on Center
Stocked in 4', 6', 8', 10', 12', Lengths
34-3/8" Overall Height

Clear Natural Cedar

NOT Primed
26.33 LF Made up
Per Each picket
28" Tall — 5.88



2-1/4" Colonial Hemlock Pickets
Colonial Cedar Top & Bottom Rails
6-1/4" on Center
34-3/8" Overall Height
Any Length 4'-12' Available.
Please allow 3 weeks for delivery.

no lodges in Stock Primed

APPROVED
Montgomery County
Historic Preservation Commission

[Signature] 8/14/97

Att Marlin

2 pages

from Betty

CUSTOMER ORDER - USER HELD
GALLIHER & HUGUELY
C.O.# - 0650192

PAGE 1

HOLDS: USER-H SYSTEM-
C.O. DATE: 6/30/97

BILL TO: 1470
MARLIN GOOD
PREFERRED CARD CUSTOMER
7710 TAKOMA AVE.
TAKOMA PARK, MD. 20912

SHIP TO: 1470
MARLIN GOOD
PREFERRED CARD CUSTOMER
7710 TAKOMA AVE.
TAKOMA PARK, MD. 20912

ORDER P.O.#	SHIPPED VIA	SLSMAN	TERMS	REFERENCE	DATE
	OUR TRUCK	BET	1/10, NET 28		6/30/97

QTY	UOM	DESCRIPTION	ITEM#/SKU	UNIT PRICE	UOM	EXTENDED PRICE
40	LF	5/4X12 YP. 40 PRESSURE TREATED STAIR TREAD S3SNIE	61208 TREATEDSTEP	2.680		107.20
3	EA	1X8 16/0 #2YP. 40 PRESSURE TRT	60302 1X816T	8.540		25.62
5	EA	2X12 14/0 #2YP. 40 PRESSURE TR	61004 2X1214T	25.890		129.45
5	EA	MADISON RAIL SYSTEM W/FILLET TREATED 12/0 TOP & BOTTOM	61207 MADRAIL	18.500		92.50
NET SALES						354.77
MARYLAND SALES TAX						17.74
TOTAL INVOICE						372.51

HAWP APPLICATION: ADDRESSES OF ADJACENT & CONFRONTING PROPERTY OWNERS

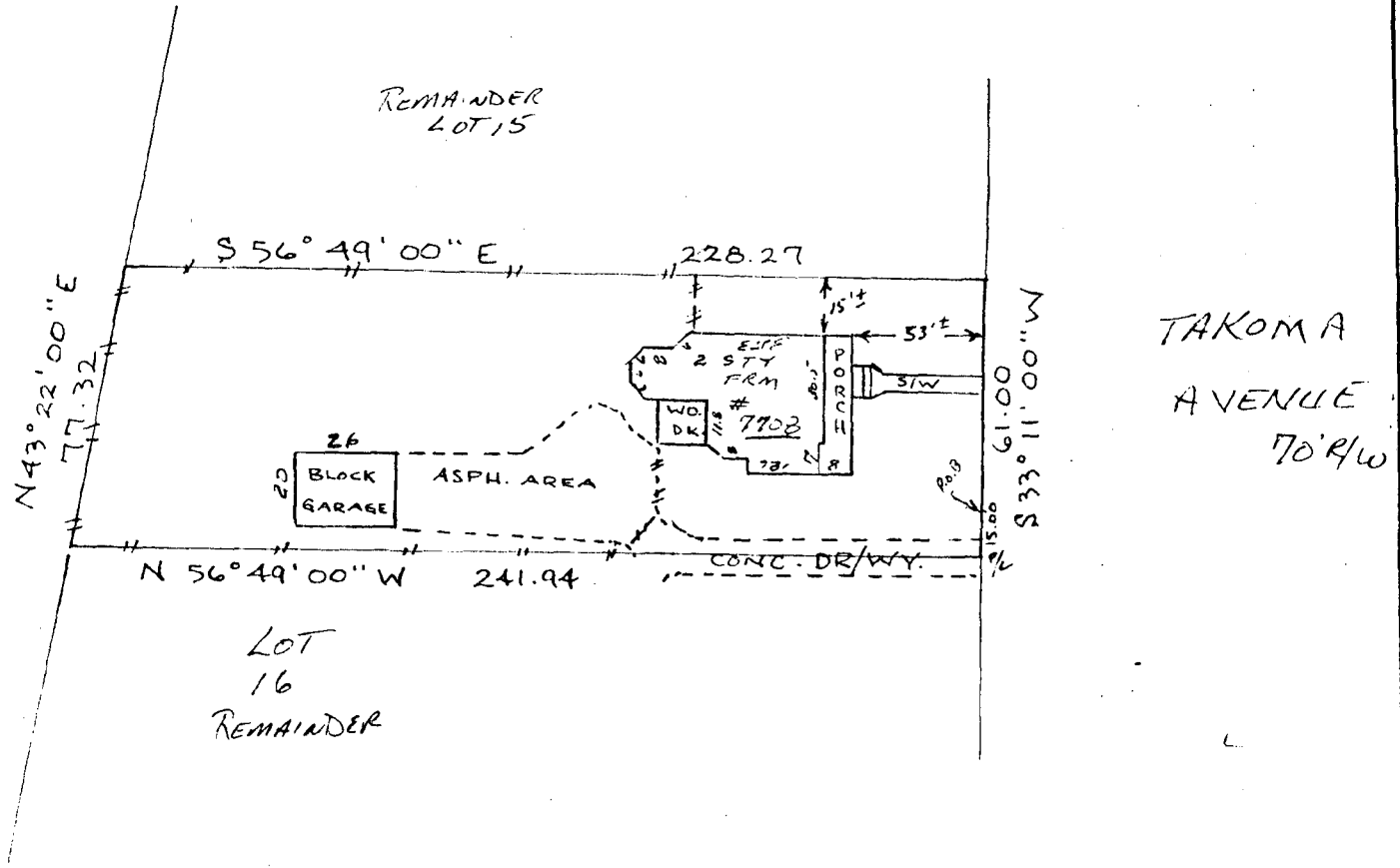
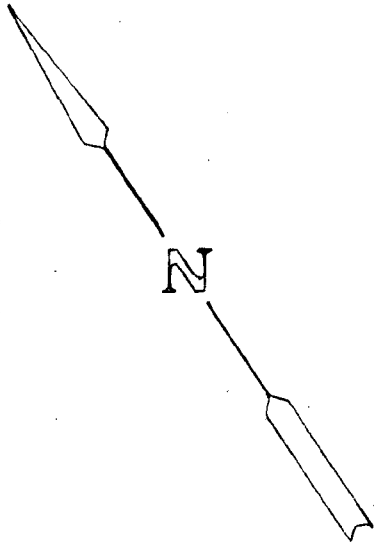
Marlyn & Barb Good
7710 Takoma Avenue
Takoma Park, MD 20912

Jane Lawrence
7706 Takoma Avenue
Takoma Park, MD 20912

Doug ~~and~~ Janet Varn
7709 Takoma Avenue
Takoma Park, MD 20912

Amy Turion
7703 Takoma Ave
Takoma Park, MD 20912

J. Shepard
7705 Takoma Avenue
Takoma Park, MD 20912



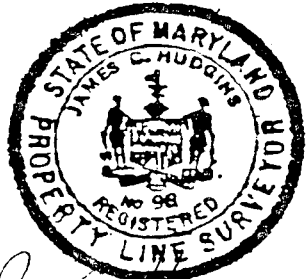
TAKOMA AVENUE TO R/W

Subject property is shown in Zone C
 of the National Flood Insurance Program
 Flood Insurance Rate Map of MONTGOMERY
 County, Maryland. Panel # 0200 C
 Community Panel # 240049-
 Effective Date: 7-2-79 8-5-91

NO TITLE SEARCH DONE FOR THIS SURVEY
 FENCING IS INDICATED BY # AND EQUIPPED WITH ACCESS POINT UNLESS OTHERWISE NOTED

This is to certify that I have surveyed the property known as LOT # PART OF LOT#15 & LOT#16, BLOCK #69 T.P.L. & T. COMPANY, SUB. DIV. OF TAKOMA PARK sheet of recorded BK- B PLT 23 among the Land Records of MONTGOMERY County, Maryland for the purpose of locating the improvements thereon.

THIS PLAT SHOWS ONLY THAT THE IMPROVEMENTS ARE CONTAINED WITHIN THE OUTLINES OF THE LOT AND IS NOT TO BE USED TO ESTABLISH PROPERTY LINES.



J. C. Hudgins
 J. Carl Hudgins PLS#96

LOCATION SURVEY	
7708 TAKOMA AVENUE	
13TH ELECTION DISTRICT	
MONTGOMERY COUNTY MARYLAND	
NET ASSOCIATES, INC.	Scale 1" = 50'
16205 Old Frederick Road	Date 6-9-92
Mt. Airy, Maryland 21771	Field By MITCH
Phone 442-2031	Drawn By MITCH
	Drawing # AEC 3369

July 24, 1997

Dear M-NPPC,

I would like to replace my metal 1960's vintage iron railing on my porch with a wooden railing with turned balusters as shown in the attached drawing. This would restore the front of the house to its 1900's character.

My neighbors can perform this work for us in mid-August. I hope this permit can be received by then.

Thank you very much for your assistance,
Lorraine Peasall



Metal Railing at
Front Porch



CLOSE-UP VIEW OF
METAL RAILING

memorandum. The Site Plan will be scheduled for HPC review of a
Historic Area Work Permit application after approval of the Project Plan,
but before proceeding to Site Plan Review with written comments
forwarded to M-NCPPC.



