

35/13-98I 11 East Irving Street
— (Chevy Chase Village Historic District)

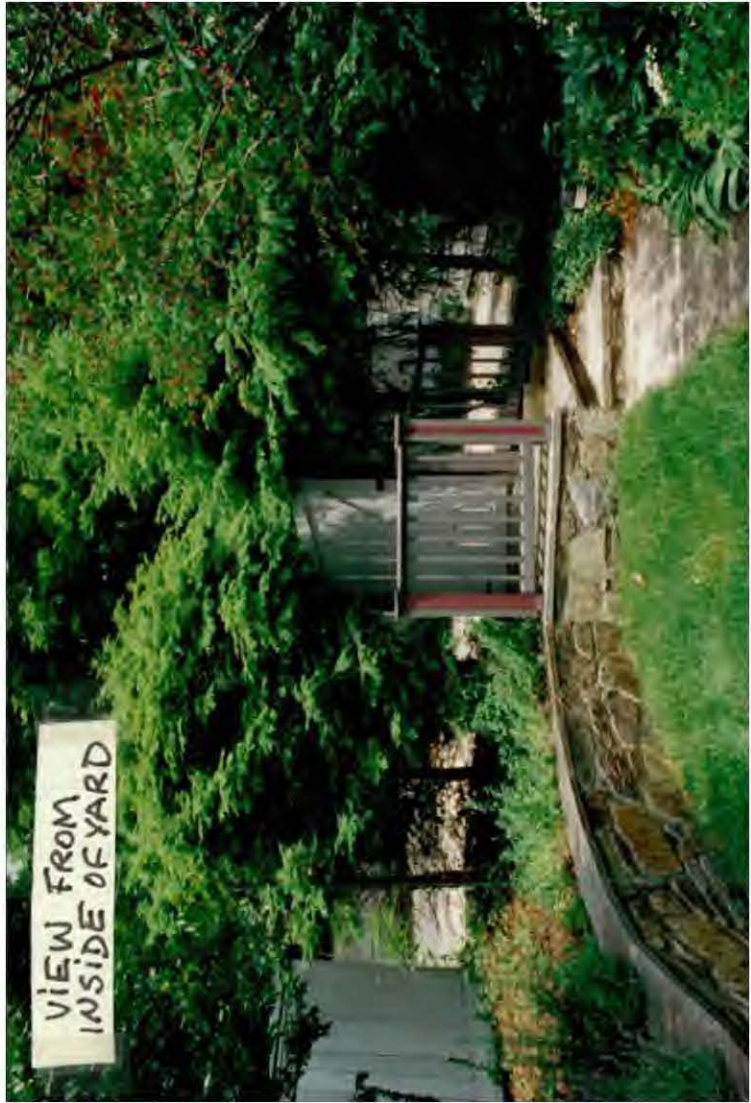
~~11~~

11 East Irving









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: 7-8-98

MEMORANDUM

TO: Robert Hubbard, Director
Department of Permitting Services

FROM: Gwen Wright, Coordinator
Historic Preservation 

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: Thomas J Carroll

Address: 11 East Irving Street Chevy Chase

***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.

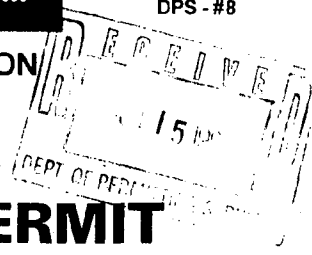


DEPARTMENT OF PERMITTING SERVICES
250 HUNGERFORD DRIVE, 2nd FLOOR, ROCKVILLE, MD 20850
301/217-6370

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR
HISTORIC AREA WORK PERMIT



Contact Person: Thomas Carroll
Daytime Phone No.: (301) 652-2205

Tax Account No.: # 16-07-00455565
Name of Property Owner: Thomas Carroll Charlotte Jones Carroll Daytime Phone No.: (801) 652-2205
Address: 11 East Irving St Chevy Chase Md 20815
Street Number City State Zip Code
Contractor: _____ Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: Same as above Street: _____
Town/City: _____ Nearest Cross Street: _____
Lot: P1 Block: 34 Subdivision: Chery Chase Section 2
Liber: 8941 Folio: 709 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: _____
1B. Construction cost estimate: \$ \$ 1500 ±
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 Three of the new post are at 5 1/2 the fourth at 6'
(see drawing)
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.

Thomas Carroll _____ June 9, 1998
Signature of owner or authorized agent Date

Approved: 9806160061 _____ For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: APPROVED Date: 7/6/98
Application/Permit No.: _____ Historic Preservation Commission Date Issued: _____

39113-9BI

**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:

The house is a shingled frame building dated 1910-1915 approx. It has ^{Special} no historical features or significance. The house has been extensively renovated and added to in mid-1980. The additions are compatible with the original.

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

a total of
the project consists of building approx 20 feet of fencing on each ~~both~~ side of an existing garden gate on the south side of the paved driveway. It would replace the existing railrocks which are in poor shape. The design of the fence is compatible with the existing gates and other fencing around the perimeter of the property. The entire new fence would lie within the property lines and essentially completes an existing design to provide privacy from Brookville Road for the side yard.

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.

HAWP APPLICATION: ADDRESSES OF ADJACENT & CONFRONTING PROPERTY OWNERS

Antonio and Margaret Adelfio
102 Kirk Street
Chevy Chase, Md. 20815

Thomas & Susan Lamia
10 East Kirke Str
Chevy Chase, Md. 20815

William and Jane Smoot
9 East Irving Street
Chevy Chase Md. 20815

James L. Allgeyer
15 East Irving Street
Chevy Chase, Md. 20815

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:

7-8-98

MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: Gwen Wright, Coordinator
Historic Preservation Section

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 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.

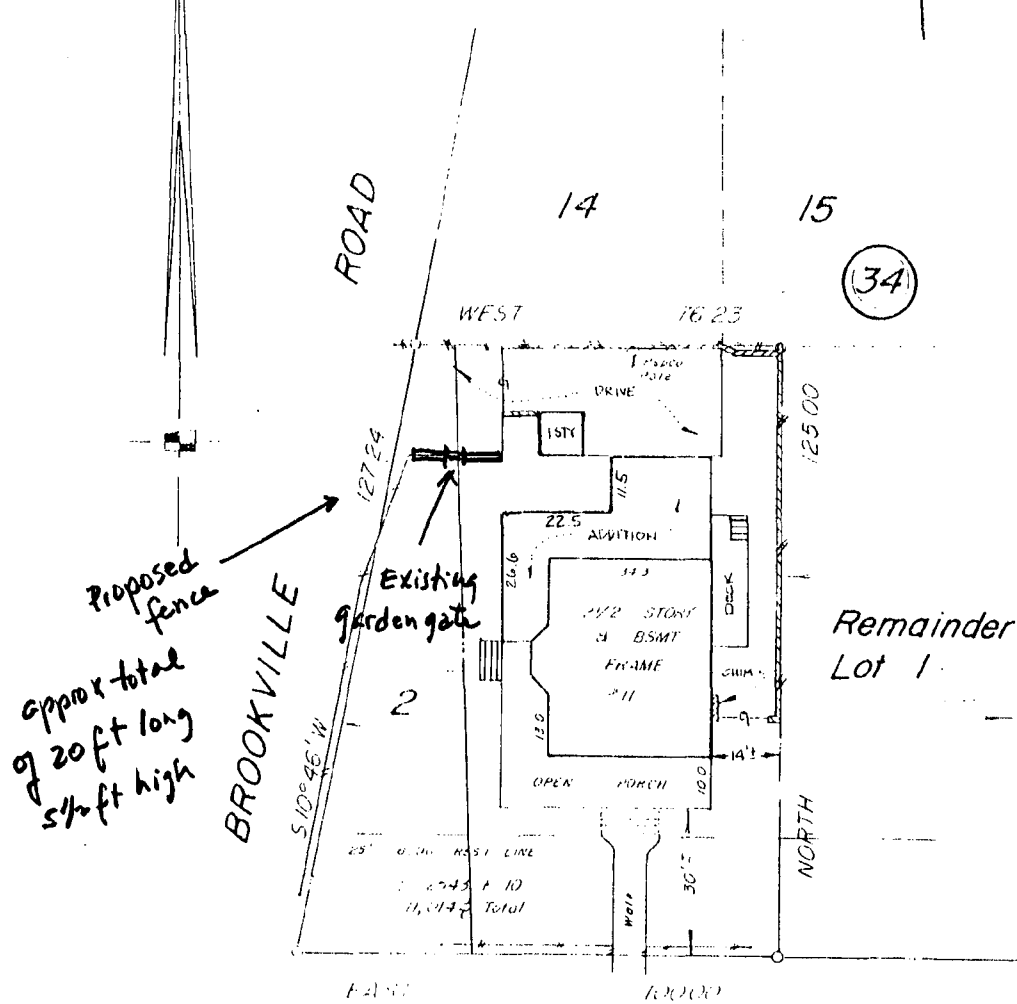
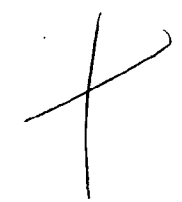
When you file for your building permit at DPS, you must take with you the enclosed forms, as well as the Historic Area Work Permit that will be mailed to you directly from DPS. These forms are proof that the Historic Preservation Commission has reviewed your project. For further information about filing 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.

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

LANDTECH ASSOCIATES, INC.
 107 BALTIMORE AVENUE SUITE 210
 COLLEGE PARK, MARYLAND 20740
 301 277 8370



APPROVED
 Montgomery County
 Historic Preservation Commission
Irving 7/8/98

STREET



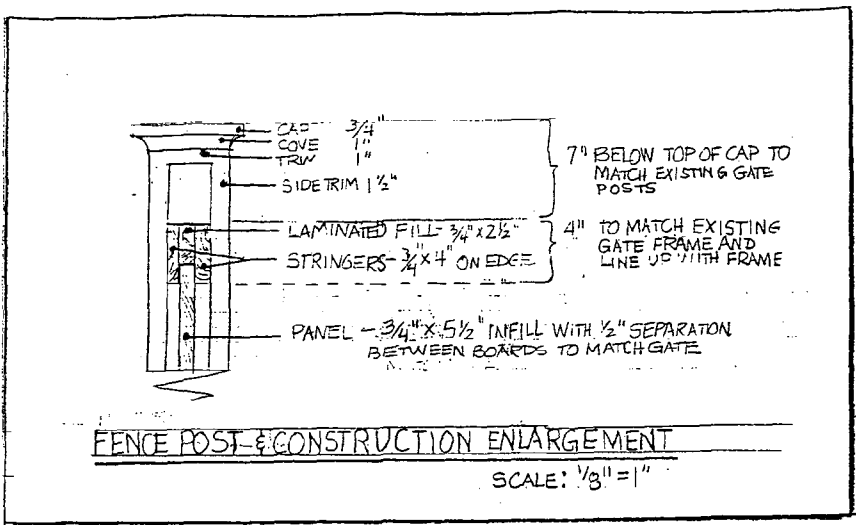
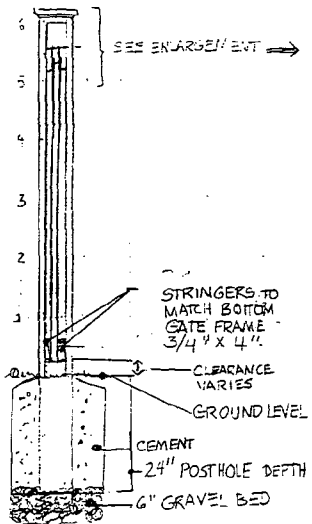
NOTE: THIS PROPERTY LIES
 IN FLOOD ZONE C, AN AREA
 OF MINIMAL FLOODING, AS
 DELINEATED ON THE MAPS
 OF THE NATIONAL FLOOD
 INSURANCE PROGRAM

NO TITLE REPORT FURNISHED

LOCATION SURVEY OF *11 EAST IRVING STREET SUBDIVISION Section No. 2 CHEVY CHASE Montgomery County, Maryland	LOT: out of 1, 2	BLOCK: 34
	PLAT BOOK: 2	PLAT NO: 106
	DATE: 03-18-94	SCALE: 1"=30'
	CASE NO: 9403B	FILE NO: NT 94095

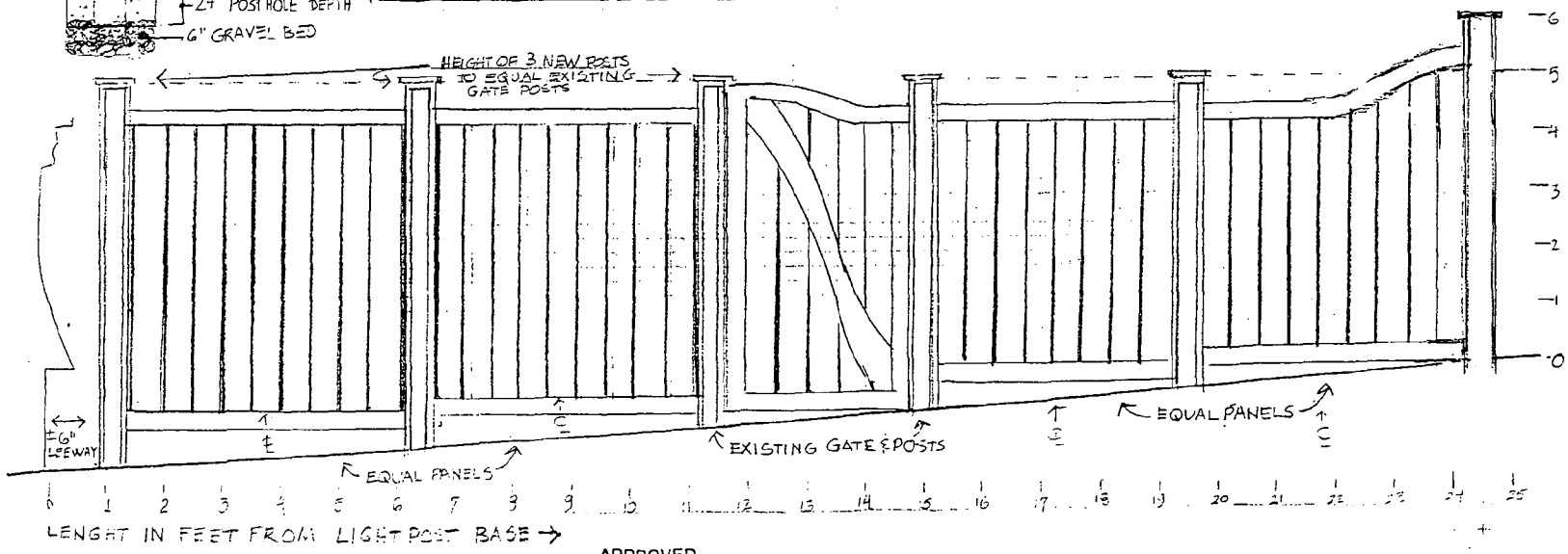
CERTIFICATION: I hereby certify that the position of all the existing visible improvements on the above described property have been carefully established in relation to the apparent title lines and that, unless otherwise shown, there are no visible encroachments. This is not a property line survey and should not be used for the erection of fences or any other improvements.

Graden A. Rogers
 GRADEN A. ROGERS - PROP. L.S. MD. LIC. NO. 119



FENCE POST & CONSTRUCTION ENLARGEMENT

SCALE: 1/8" = 1"



LENGTH IN FEET FROM LIGHT POST BASE →

APPROVED
 Montgomery County
 Historic Preservation Commission
[Signature] 1/8/98

CARROLL DRIVEWAY FENCE SCALE: 1/2" = 1'-0"
 11 EAST IRVING STREET
 CHEVY CHASE, MD 20815
 DESIGNER: EMILIE McBRIDE
 OCTOBER 1996

FENCE MATERIALS

ALL MATERIALS BE BACK PRIMED BEFORE ASSEMBLY

POSTS: - HEIGHT TO MATCH EXISTING

PRESSURE TREATED PINE TO MATCH EXISTING

COVE MOLDING, CAP & TRIM TO MATCH EXISTING

PANELS: INFIL SPACING TO MATCH GATE. TOP STRINGER TO LINE UP WITH TOP OF GATE FRAME
D OR BETTER GRADE CEDAR

3/4" x 5 1/2" INFIL

3/4" x 4" RIPPED STRINGERS

LEFTOVER TO BE USED FOR LAMINATED SANDWICHED TOP RAIL (STRINGER)

TOP FENCE STRINGER TO BE LAMINATED WITH WATER PROOF GLUE

PRIMED FENCE TO BE PAINTED AS DIRECTED BY CLIENT

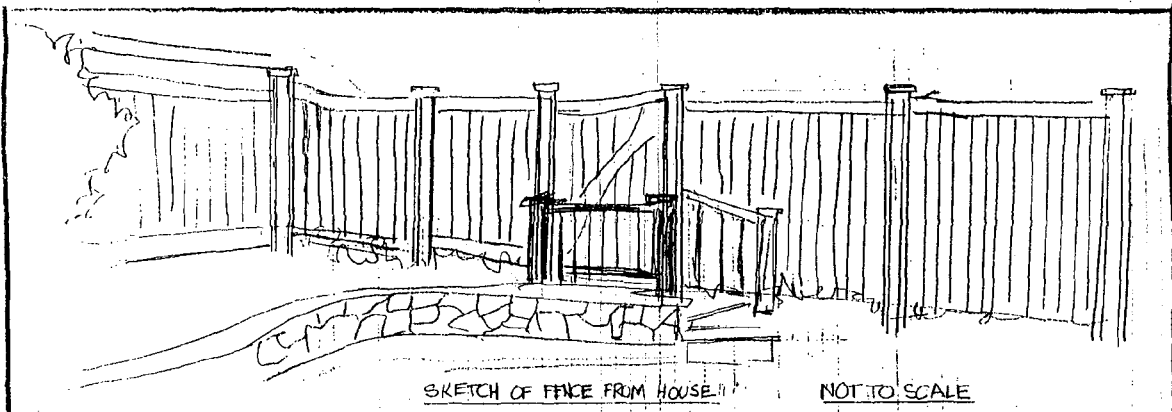
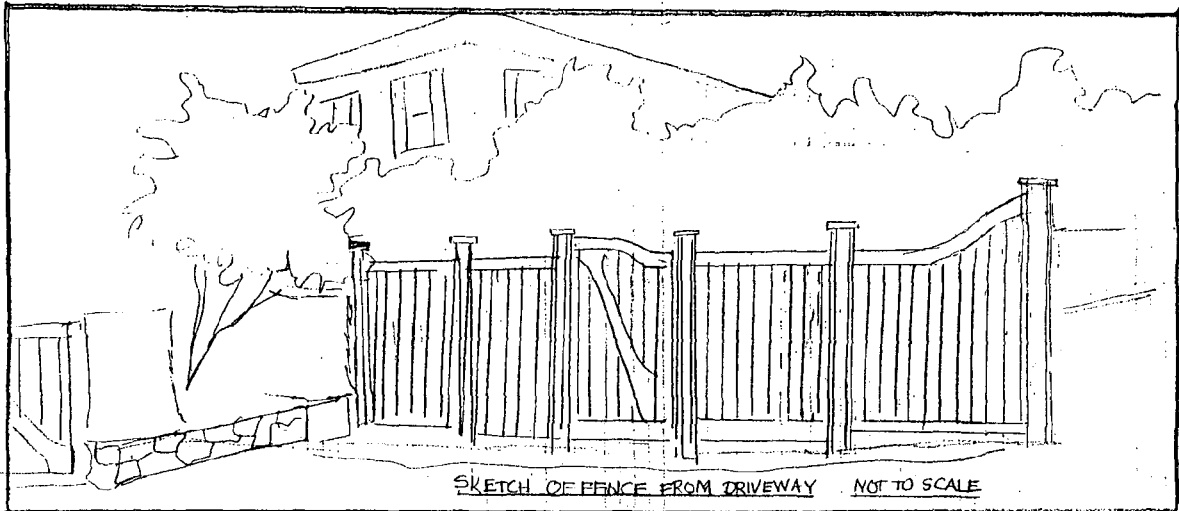
POST AND PANEL PLACEMENT:

LEEWAY EXISTS ON END POSTS SO THAT POST SPACING CAN BE ADJUSTED TO

- ACCOMMODATE FULL PICKETS IN FENCE PANELS WITH 1/2" SPACING BETWEEN PICKETS

- CENTER MID-WAY POST SO THAT 2 PANELS ARE OF EQUAL SIZE

- CENTER OF EACH PANEL FALLS ON CRACK (OR ON CENTER OF PICKET) WITH 1/2" SPACING AGAINST POSTS



CARROLL DRIVEWAY FENCE
11 EAST IRVING STREET
CHEVY CHASE, MD. 20815

DESIGNER: E. MCBRIDE
OCTOBER 1996

PAGE 2 OF 2

APPROVED
Montgomery County
Historic Preservation Commission

[Signature]

Bourke, Tom

From: Bourke, Tom
To: Adams, Andi; 'Elliott, Bob'; Elliott, Nancy; Harwood, Corbin; 'Stephens, Betsy'; Wellington, Peter
Cc: Schiro, Jerry (CCV)
Subject: FW: 7/8/98 HPC Agenda Items
Date: Wednesday, July 08, 1998 3:05PM
Priority: High

VIA FAX to Robin Ziek, MNCPPC

The Chevy Chase Village Local Advisory Panel met on June 30th and discussed the five applications pending before the Historic Preservation Commission. Subsequent to that time we all received the staff recommendations on the projects, and we have polled the members of the LAP. The comments are as follows:

33 Oxford St. (rear deck) and 11 East Irving St. (fence): Expedited

These submissions received an "Expedited" processing by HPC staff. We concur with the staff recommendations. We would also like to note that in cases where the alteration is at the rear of the property and not visible from public space, the "expedited" approach appears to be especially useful. As we understand it (from a telephone conversation with Robin Ziek of MNCPPC), the County Council is currently considering an amendment to the regulations to permit staff to give approvals to such projects on an "expedited" basis. If the project is not approvable, then it would be processed using the normal HPC hearing procedure. The LAP supports these attempts to accelerate and streamline the process for residents.

27 West Irving St. (rear addition)

The LAP concurs with the staff recommendation for approval, but the addition is entirely at the rear of the property and the LAP strongly feels that it should be approved without condition in accordance with the local Guidelines. The LAP would also have concurred if the report on this proposal had been "expedited".

5804 Cedar Pkwy. at Hesketh St.: (rear and side additions)

The LAP concurs with staff recommendations to approve. The requirement to avoid "snap-in" mullions appears justified and reasonable on the areas visible from public streets. However, the LAP does feel that maximum flexibility should be allowed on the rear of the house where it is not visible from Cedar Pkwy. or Hesketh St.

2 West Melrose St. (new house)

The LAP has not received any design drawings, only the site plans were provided; therefore we cannot comment in detail. One member of the LAP has seen the plans and as an individual generally concurs with staff comments.

One resident of the Village has contacted us to point out that on the west side of Connecticut, no house faces the side streets, ie all face Conn. Ave. The LAP discussed this and concluded that on the west side of Connecticut most houses have fenced off, or planted extensive landscaping to buffer Connecticut traffic, thereby giving the appearance of facing the side street. On the east side of Connecticut, approximately one half of the houses face side streets. The LAP considers the orientation of the proposed house to be sympathetic to the traditional street and building patterns as they have evolved in the district. Some LAP members even went so far as to state that given the noise and fumes of Connecticut Avenue, it is essential that the builder of the new home be permitted to direct it toward a side street.

The LAP notes that many of the conditions recommended by the HPC staff are necessarily general in nature and not precise. Therefore the LAP recommends that any conditions included in the HPC approval which

**Expedited
Historic Preservation Commission Staff Report**

Address: 11 East Irving Street, Chevy Chase **Meeting Date:** 07/08/98
Resource: Chevy Chase Village Historic District **Public Notice:** 06/24/98
Case Number: 35/13-98I **Report Date:** 07/01/98
Review: HAWP **Tax Credit:** None
Applicant: Thomas & C. J. Carroll **Staff:** Perry Kephart

DATE OF CONSTRUCTION: Circa 1900.

SIGNIFICANCE:

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

ARCHITECTURAL DESCRIPTION: Four-Square 2½ story, shingle-clad residence with a front porch that wraps around to the west. The porch pillars are also shingle-clad. The roof is slate and there are hipped-roof dormers with paired 6/6 windows. The windows of the main block are 6/1.

PROPOSAL: The applicant proposes to remove hemlocks trees that are in decline and replace them with a flat board fence on either side of an existing gate. The fence is proposed to be between 5½' and 6' high and to face onto Brookville Road at the rear of the property.

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 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.

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.

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.

APPLICATION FOR HISTORIC AREA WORK PERMIT

DEPT. OF PERMITTING SERVICES
1998

Contact Person: Thomas Carroll

Daytime Phone No.: (301) 652-2205

Tax Account No.: # 16-07-00955565

Name of Property Owner: Thomas Carroll Charlotte Jones Carroll Daytime Phone No.: (301) 652-2205

Address: 11 East Irving St Chevy Chase Md. 20815
Street Number City State Zip Code

Contractor: _____ Phone No.: _____

Contractor Registration No.: _____

Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: Same as above Street: _____

Town/City: _____ Nearest Cross Street: _____

Lot: P1 Block: 34 Subdivision: Cherry Chase Section 2

Liber: 8941 Folio: 709 Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

- 1A. CHECK ALL APPLICABLE:
- | | | | | | | | | |
|---|----------------------------------|---|---|---------------------------------------|--|--|-------------------------------|-------------------------------|
| <input checked="" type="checkbox"/> Construct | <input type="checkbox"/> Extend | <input type="checkbox"/> Alter/Renovate | <input type="checkbox"/> A/C | <input type="checkbox"/> Slab | <input type="checkbox"/> Room Addition | <input type="checkbox"/> Porch | <input type="checkbox"/> Deck | <input type="checkbox"/> Shed |
| <input type="checkbox"/> Move | <input type="checkbox"/> Install | <input type="checkbox"/> Wreck/Raze | <input type="checkbox"/> Solar | <input type="checkbox"/> Fireplace | <input type="checkbox"/> Woodburning Stove | <input type="checkbox"/> Single Family | | |
| <input type="checkbox"/> Revision | <input type="checkbox"/> Repair | <input type="checkbox"/> Revocable | <input checked="" type="checkbox"/> Fence/Wall (complete Section 4) | <input type="checkbox"/> Other: _____ | | | | |

1B. Construction cost estimate: \$ \$1500 ±

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: _____

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3A. Height _____ feet _____ inches Three of the new post are at 5 1/2 the fourth at 6'

3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations: (see drawing)

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.

Thomas Carroll
 Signature of owner or authorized agent

June 9, 1998
 Date

(5)

Approved: 9806160061

For Chairperson, Historic Preservation Commission

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REQUIRED DOCUMENTS MUST ACCOMPANY THIS APPLICATION.**

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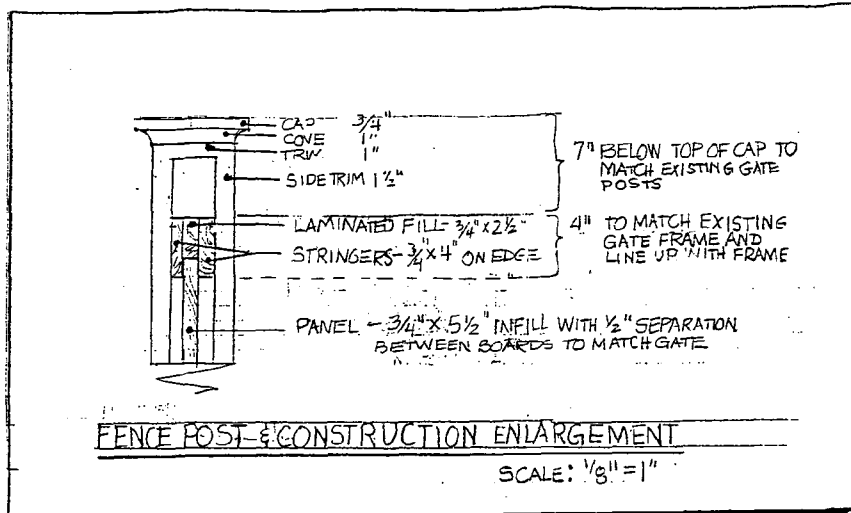
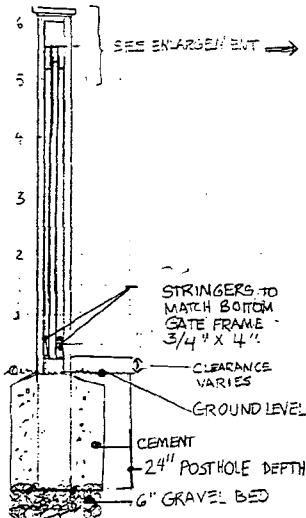
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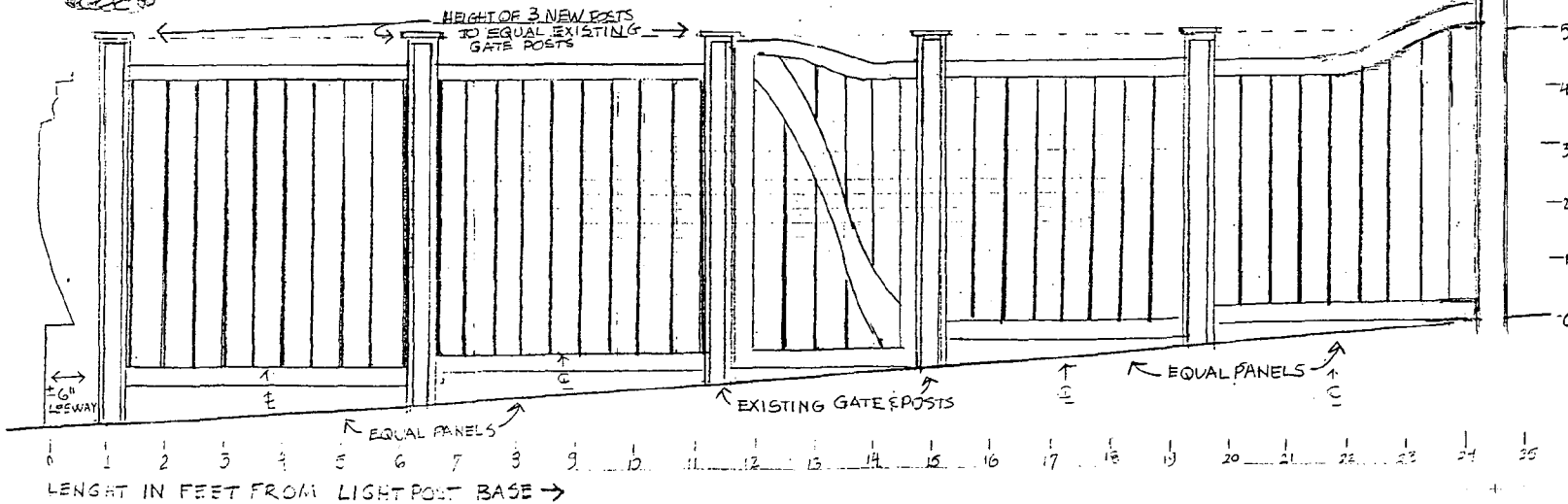
William and Jane Smoot
9 East Irving Street
Chevy Chase Md. 20815

James L. Allgeyer
15 East Irving Street
Chevy Chase, Md. 20815



FENCE POST & CONSTRUCTION ENLARGEMENT

SCALE: 1/8" = 1"



CARROLL DRIVEWAY FENCE
 SCALE: 1/2" = 1'-0"
 DESIGNER: EMILIE McBRIDE
 OCTOBER 1996
 11 EAST IRVING STREET
 CHEVY CHASE, MD 20815

DRIVEWAY GATE
(STYLE OF NEW FENCE)



EXISTING GATE

10



LOCATION OF
NEW FENCE



VIEW FROM
INSIDE OF YARD