_____19/13-95A Germantown Train Stn. (Germantown Historic District)

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MTA: Ed Daniels Dome allers Noticy Notice : Harvey Goolsby MTA We bould sheefer Towere 6 st. lave St. Buet. MD. 21202 Meet. MD. 21202

Raymond J. Howar 19215 Blunt Ave. Germantown, Maryland 20874

February 08, 1996

Ms. Gwen Marcus Historical Preservation Division Maryland National Capital Park And Planning Commission 8787 Georgia Ave. Silver Spring, Maryland 20910

Re: December meeting of HCM for the change at the Germantown train station

Dear Gwen,

I have spoken to Susan Soderburg and MTA concerning the notice that my neighbors and myself did not receive concerning the changes that are proposed at the train station. I am concerned that we where not notified of the hearing as prior to the hearing we discussed the situation at the station itself.

Again, we did not receive any notification of the Historical Commission meeting and as such was unable to express some of my concerns. The changes and uses that are planned are dramatic and greatly effect our quiet enjoyment, as our houses face the station. I would expect a dramatic increase in commuter activity in front of our house. The move of the ticket agent to the train station changes the use and activity greatly.

In order to simplify the situation and not create additional work for all agencies involved, I will require a letter from MTA and MPPC committing to planting of trees in front of the station and timers on the platform lights and upper parking lot Ride-On platforms. If I cannot obtain a letter, I will be forced to seek other measures in obtaining the necessary protection of the value of my property.

Again, my thanks for all your help in the past few years and I look forward to hearing from you in the not too distant future.

Sincerety,

Raymond J. Howar Jr.

CC: ALL HISTORIC COMMISSIONERS ED DANIELS MTA



February 12, 1996

Raymond J. Howar 19215 Blunt Avenue Germantown, MD 20874

Dear Ray:

Thank you for your letter of February 8th. I have checked our records carefully to determine whether our office sent you a notice of the Historic Area Work Permit case regarding the Germantown Train Station. Our administrative staff sends out the notices and keeps a copy of the labels utilized for each mailing. Enclosed, you will find a copy of the label mailing list that was utilized for the December 6, 1995 HPC meeting, as well as a copy of the notice letter and agenda that was sent to each address on the label mailing list. I have highlighted your name and address which does appear on the the label mailing list.

I am sorry if there was some reason beyond our control that you did not receive the notice that was mailed to you. We make every effort to notify adjacent property owners of all Historic Area Work Permit cases.

In terms of your concerns regarding other issues - timers on the platform lights and upper parking lot platforms and planting of trees in front of the station - please know that I have contacted Ed Daniel of the Montgomery County Department of Transportation and Denis Cournoyer of the Maryland Mass Transit Administration to see if they can address these issues. I will do my best to work with these other government agencies to achieve a satisfactory outcome. However, the County's historic preservation law can **not** require improvements and changes to a site that are not directly related to the Historic Area Work Permit that was reviewed and approved.

I will call you early next week to give you a report on my discussions regarding your concerns. If you have questions, please call me at (301)495-4570.

Sincerely,

Gwen L. Marcus Historic Preservation Coordinator

Montgomery County 101 Monroe Street Rockville, MD 20850

31/7-95F Mr. & Mrs. Gonzalez 10120 Capitol View Avenue Silver Spring, MD 20910 Susan Soderberg Germantown Historical Society 19313 Germantown Road Germantown, MD 20874 ***

Rosalee Chiara 10112 Meadowneck Court Silver Spring, MD 20910

19/13-95A Harvey Goolsby MTA Wm Donald Shaefer Tower 6 St. Paul Street Baltimore, MD 21202

Raymond Howar 19215 Blunt Avenue Germantown, MD 20874

Bob & Mary Berman Mateney Hill Road Germantown, MD 20874 Ed Daniels MTA Wm Donald Shaefer Tower 6 St. Paul Street Baltimore, MD 21202

A.S. & Deborah Foust 19310 Mateny Hill Road Germantown, MD 20874

Bob Albioll Humphrey Mateney House Route 118 Germantown, MD 20874



November 22, 1995

MEMORANDUM

- TO: Interested Property Owners
- FROM: Robin Ziek, Historic Preservation Planner Patricia Parker, Historic Preservation Planner Design, Zoning, and Preservation Division M-NCPPC

SUBJECT: Historic Preservation Commission Review of HAWP Applications

The Historic Preservation Commission has received a Historic Area Work Permit (HAWP) application for a property in your neighborhood. The enclosed agenda lists the HAWP applications currently under review.

Please note the Commission's meeting date, time, and location on the agenda. You are welcome to attend this meeting and, if you wish, you may offer comments and information to the Commissioners. You may also submit written comments in advance of the meeting to the Commission at the letterhead address.

HAWP applications are on file at the office of the Commission's staff. To see them, or to ask questions about the meeting, the HAWP application process, or other historic preservation matters, please call either of us at 495-4570.

MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION 495-4570

WEDNESDAY December 6, 1995

MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION MRO AUDITORIUM 8787 GEORGIA AVENUE SILVER SPRING, MARYLAND 20910

PLEASE NOTE: THE HPC AGENDA IS SUBJECT TO CHANGE ANYTIME AFTER PRINTING OR DURING THE COMMISSION MEETING. PLEASE CONTACT THE HISTORIC PRESERVATION COMMISSION AT THE NUMBER ABOVE TO OBTAIN CURRENT INFORMATION. IF YOUR APPLICATION IS INCLUDED ON THIS AGENDA, YOU OR YOUR REPRESENTATIVE ARE EXPECTED TO ATTEND.

- I. <u>HPC WORKSESSION AND DINNER</u> 6:00 p.m. in Third Floor Conference Room
 - A. Update on the "American Dream" development proposal for Silver Spring
 - B. Discussion of FY 1997 Budget.
- II. <u>HISTORIC PRESERVATION MASTER PLAN EVALUATIONS</u> 8:30 p.m. in the Auditorium

HPC worksession to formulate recommendations on Darnestown/Travilah Resources - Group Three, consisting of four properties, for potential historic designation.

Group Three

- 24/24 Montanverde
- 17/18 Elijah Church and Cemetery
- 17/41 St. Paul's Church & Cemetery
- 24/37 Darnestown Trees (MD Route 28)
- III. <u>HISTORIC AREA WORK PERMITS</u> 9:15 p.m. in the Auditorium
 - A. Elliot Andalman/Marth Bergmarks, for a fence at 7316 Piney Branch Road, Takoma Park (HPC Case No. 37/3-95HH) (Takoma Park Historic District)

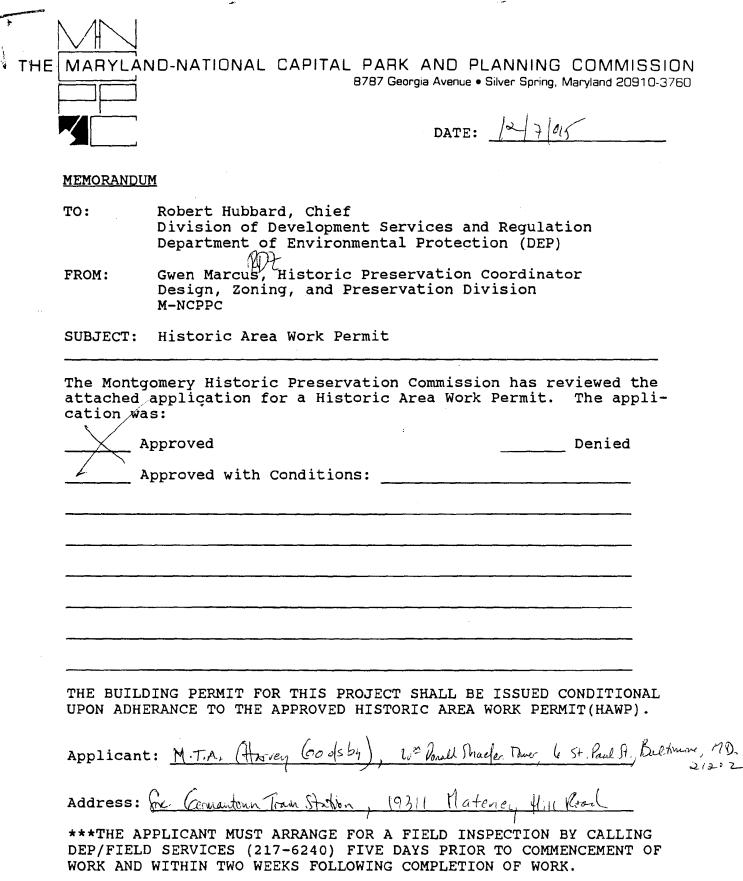
(OVER)

- B. Laurie Atkinson, for a sign at 12808 Glen Road, Potomac (HPC Case No. 25/10-1-95A) (Travilah Town Hall)
- C. Peter Munger/Louis Klee, for addition/renovation at 106 Tulip Avenue, Takoma Park (HPC Case No. 37/3-95II) (Takoma Park Historic District)
- D. Richard O'Connor, for an addition at 7110 Maple Avenue, Takoma Park (HPC Case No. 37/3-95JJ) (Takoma Park Historic District)
- (Postponed) E. Mr. and Mrs. Gonzalez, for tree removal at 10120 Capitol View Avenue, Silver Spring (HPC Case No. 31/7-95F RETROACTIVE) (Capitol View Park Historic District)
 - F. Dennis Keller, Philip Trunnel (National Tire Warehouse), for new construction at the corner of MD 118 and Wisteria Drive (HPC Case No. 19/13-1-95B) (Madeline V. Waters House)
 - G. MD. Mass Transit Administration (Harvey Goolesby), for new shelters and and addition at Germantown Train Station (HPC Case No. 19/13-95A) (Germantown Historic District)
 - IV. <u>MINUTES</u> 10:30 p.m.
 - A. October 25, 1995

V. OTHER BUSINESS

- A. Commission Items
- B. Staff Items
- VI. <u>ADJOURNMENT</u>





County	RETURN TO: Department of Environmental Protection Division of Development Services and Regulatio 250 Hungerford Drive, Rockville, Maryland 2085 (301) 217-6370	
Government	Historic Preservation Commission (301) 495-4570	
	FOR A WORK PERMIT CONTACT PERSON Harvey W. Goolsby DAYTIME TELEPHONE NO. 4102767-38	15
NAME OF PROPERTY OWNER Montan	ery County DAYTIME TELEPHONE NO()	
ADDRESS Germanto		<u>)4</u>
CONTRACTORUNL		CODE
AGENT FOR OWNER Ed Day	niels DAYTIME TELEPHONE NO (301) 217-29	76
LOCATION OF BUILDING/PREMISE		
	TREET Materie Hill Rd.	
TOWNICITY <u>Germantown</u>	NEAREST CROSS STREET Dt. 118 (Governmentor	an 121)
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THE FOLLOWING THE MUST BE COMPLETED AND THE RECEIPTED DOCUMENTS MUST ACCOMPANY THIS APPLICATION.

WRITTEN DESCRIPTION OF PROJECT

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

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

Station Million outi INBOUND < he ltern

SITE PLAN

1.

2.

З.

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.

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.

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- a. <u>Schematic construction plans</u>, 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 (lacades), with marked dimensions, clearly indicating proposed work in relation to existing construction and, when appropriate, context. All materials and fixtures proposed for the exterior must be noted on the elevations drawings. An existing and a proposed elevation drawing of each facade affected by the proposed work is required.

4. MATERIALS SPECIFICATIONS

General description of materials and manufactured items proposed for incorporation in the work of the project. This information may be included on your design drawings.

5. PHOTOGRAPHS

- a. Clearly labeled photographic prints of each facade of existing resource, including details of the affected portions. All labels should be placed on the front of photographs.
- b. Clearly laber 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 <u>all</u> 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 Moriroe Street, Rockville, (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.

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 19311 Mateny Hill Road B&O Train Station Meeting Date: 12/6/95

Resource: Germantown Historic District

Case Number: 19/13-95A

Public Notice: 11/22/95

Applicant: MD Mass Transit Administration

PROPOSAL: New shelters, addition to train station

Review: HAWP

Tax Credit: No

Report Date: 11/29/95

Staff: Robin D. Ziek

RECOMMEND: APPROVAL

BACKGROUND

STYLE: Reconstructed 19th century station

DATE: 20th century (19th century appearance)

SIGNIFICANCE: Within historic district

The Germantown Historic District was added to the <u>Master Plan</u> for Historic Preservation in 1989. This District developed around the B&O railroad stop which opened in 1873. Mateny Road is the core of the District and includes private residences with outbuildings, as well as commercial buildings, such as the bank by the railroad tracks. A small frame depot which was built by the B&O Railroad in 1878 was replaced in 1891 by a slightly larger frame building. This station building was destroyed by fire in 1978. Community efforts were effective in working with the MTA to rebuild a replica of the 1891 station (ca. 1987), and this is the station which is by the tracks today. The actual ticket operations are, however, currently located in the bank building across Mateny Road.

STAFF DISCUSSION

MTA proposes two changes at the B&O station:

- 1) Add a small addition (9'-4" x 15'-0") on the east side of the station to provide a ticket booth and W.C. facility which meets ADA requirements; and
- 2) Add shelters for the commuters along the railroad track itself (four for the eastbound traffic and one for the westbound traffic). The existing metal handrail along the platform will be revised to allow for construction of the shelters.

The MTA proposes to use materials which match those used on the train station building. This includes slate for roofing, painted wood clapboard siding, and wood or brick for the floor of the shelters.

GENERAL STAFF COMMENTS

The proposed addition and shelters are designed with a vernacular building vocabulary which is compatible with the historic district. The proposed construction matches the train station in scale (modest), and the proposed use of natural materials such as slate, painted wood siding, and wood or brick for flooring material is also compatible with the district.

The addition to the station is proposed for the east side of the station building. Since the public approaches the train station from the west, the new addition will not be readily apparent.

The four shelters for the eastbound traffic measure 14' x 4'. The fifth shelter for the westbound traffic is compressed, measuring approximately 8' x 4'. All five shelters would have a gable roof and brackets, and painted wood siding.

STAFF RECOMMENDATION

Staff recommends that the Commission find the 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;

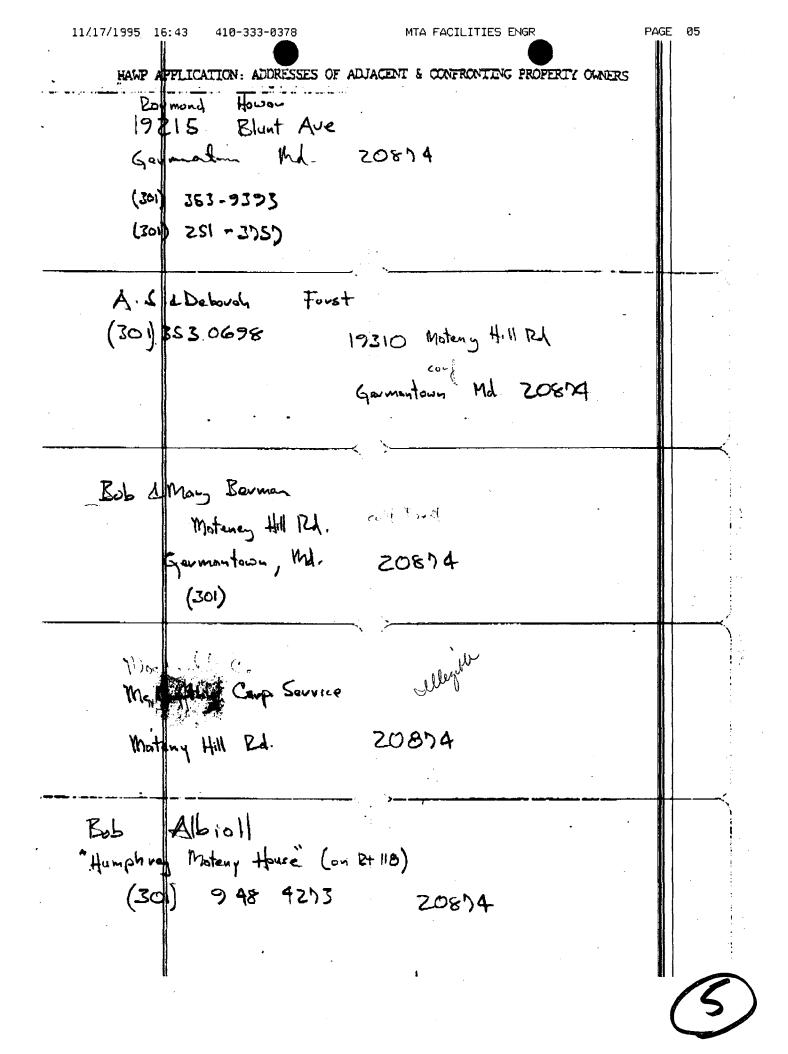
and with Standard 10:

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 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.

Montgomery	RETURN TO: Department of Environmental Protection Division of Development Services and Investation 250 Hungerford Drive, Rockville, Maryland 2000
County 🐨	(301) 217-6370
Government	Historic Preservation Commission
APPLICATION F	OR
	CONTACT PERSON HOLVER W. COLS IN
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ADDRESS	CITY STATS D CIDE
AGENT FOR OWNER Ed Dinniels	DAYTIME TELEPHONE NO. (301) 217 2812
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,		S MUST BE COMPLETED AND THE REQUIR UST ACCOMPANY THIS APPLICATION.	ED DOCUMENTS
	1. WRITTEN DESCRIPTIO	N OF PROJECT	
	 Description of existing significance: 	ing structure(s) and environmental setting, including the	ir historical leature and
	Reconstruc	tron of Garmantoon P.R. Godia,	hacele
	 General description where applicable, th 	of project and its affect on the historic resource(s), the aff he historic district:	vironmental setting, and,
		my var toilet (man public) to exist	ing distrant
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	2. SITE PLAN		
	Site and environmental s	setting, drawn to scale. You mity use your plat. Your si	te plan must incluie:
	a. the scale, north arro	ow, and date.	
		xisting and proposed structures; and	
	c. site features such a equipment, and land	as walkways, driveways, lences, ponds, sireams, trash discaping.	ourosiers, mecremical
	3. PLANS AND ELEVATIO		
	You must submit 2 co 8 1/2" X 11" paper are p	opies of plans and elevations in a format no larger th welenged.	<u>ian [1" X 17", Plason</u>
	 <u>Schematic construct</u> walls, window and c proposed work. 	tion plans, with marked dimensions, indicating location, door openings, and other fixed features of both the exis	size and general tipe of ling resource(s) and the
	construction and, with the noted on the ele	with marked dimensions, clearly indicating proposed w then appropriate, context. All materials and fixtures propo evations drawings. An existing and a proposed eleve y the proposed work is required.	sed for the exterior must
	4 MATERIALS SPECIFICA	ATIONS	
		naterials and menulactured items proposed for incorpo 1 may be included on your design drawings.	ration in the work of the
	5 PHOTOGRAPHS	• •	
		olographic prints of each lacade of existing resource. All labels should be placed on the front of photographs.	Including details of the
		graphic prints of the resource as viewed from the public All labels should be placed on the front of photograph	
	5. THEE SURVEY	2	
•	approximately 4 feet above	istruction, adjacent to or within the dripline of any tree 5" ive the ground), you must file an accurate tree survey ide by of at least that dimension.	
	7. ADDRESSES OF ADJA	CENT AND CONFRONTING PROPERTY OWNERS	
	names, addresses, and a the parcel in question, street/highway from the	in accurate list of adjacent and confronting property owner zip codes. This list should include the owners of all lots as well as the owner(s) of lot(s) or parcel(s) which is parcel in question. You can obtain this information ion. S1 Monroe Strate, Rockville, (279-1355)	s or parcels which idipin



MTA FACILITIES ENGR

David L. Winstend, Secretary

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John A. Agro, Jr., Anninistrator

MARYLAND DEPARTMENT OF TRANSPORTATION

MASS TRANSIT ADMINISTRATION William Donald Schaefer Tower 6 Saint Paul Street • Baltimore, Maryland 21202-1614 17 November

Ms. Gyen L. Marcus, Coordinator Design Zoning, & Preservation The Maryland-National Capital park and Planning Commission 8787 Georgia Avenue Silver Spring, Maryland 20910

Dear Ms Marcus;

On November 7 when we met at Germantown MARC Station, you tentatiely accepted the sketches for proposed platform shelters but demurred on the proposed direct linear extension of this reconstructed station.

Enclosed is our proposal for a much smaller addition. This does not imitate the reconstructed station, but does use the elements of slate, double hung windows, and pained clapboard. We should like this to be reviewed and entered onto the calendar for consideration at your 6 December, 1995 meeting.

Enclosed are the application form and parts of our one sheet set of drawings.

Yours' truly

Denri & Com and

Denis A. Cournoyer, Manager Facilities Engineering Division

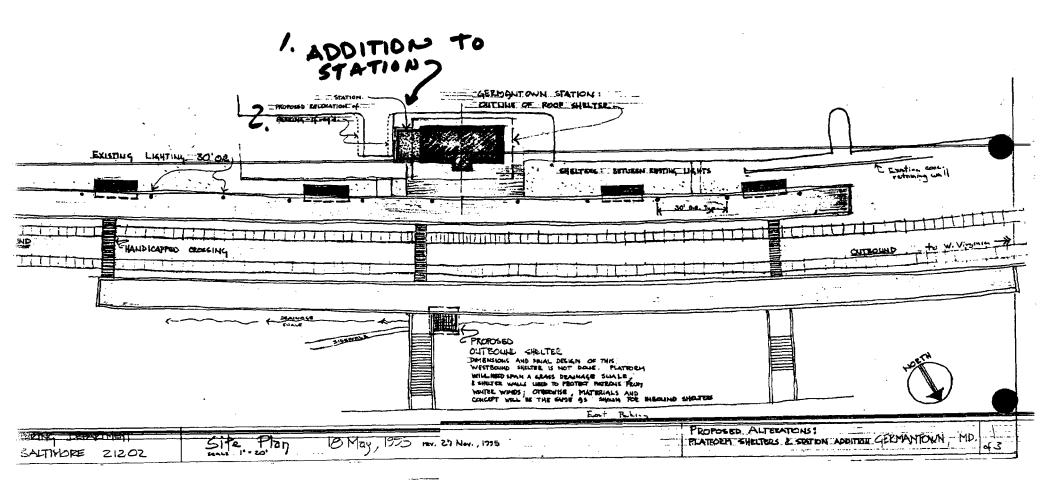
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cc F Waesche E Daniels

> My phone number (410) _ FAX number (410) _ TDD for people who are hearing and/or speech impaired _

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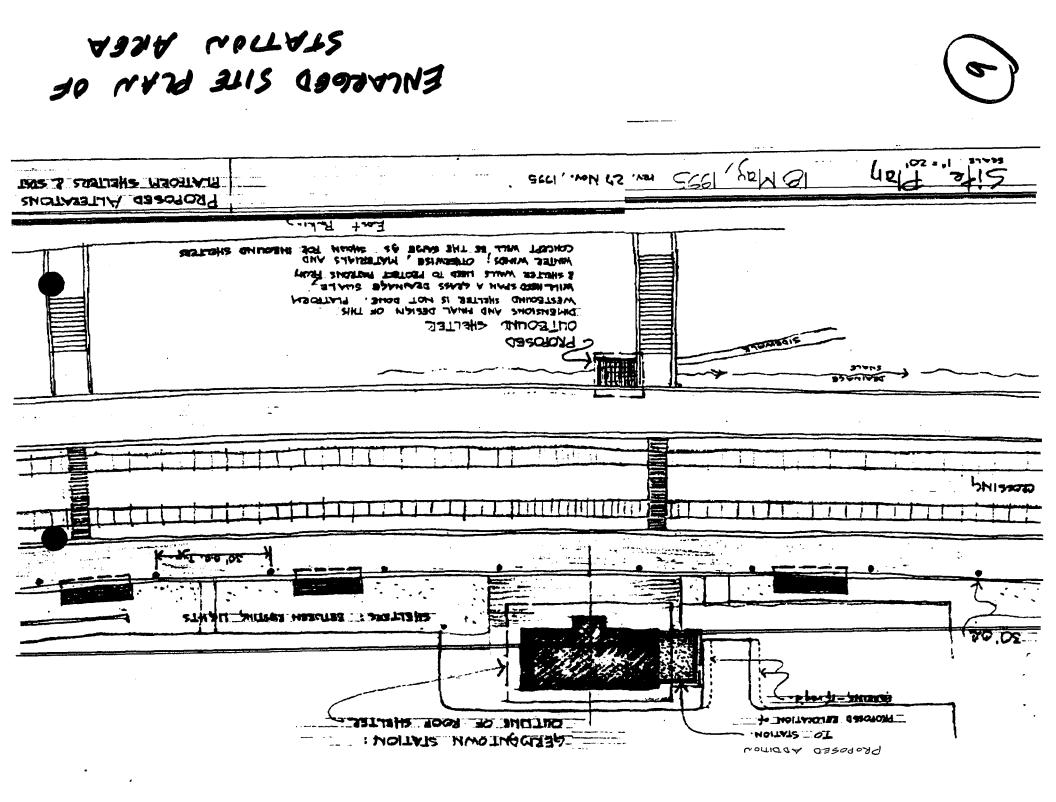


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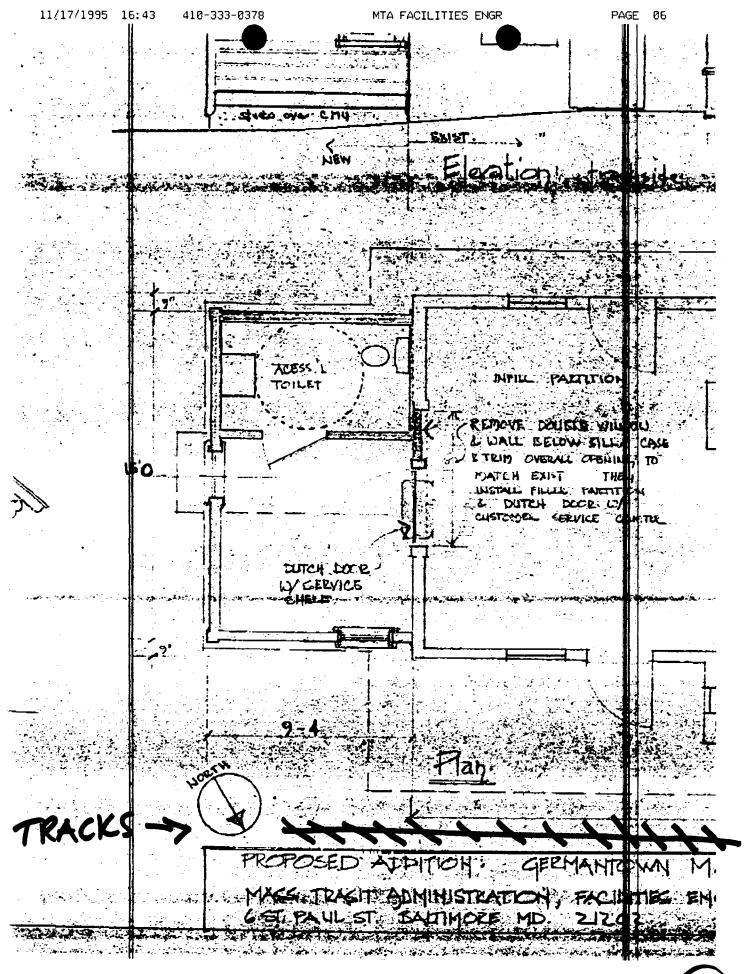
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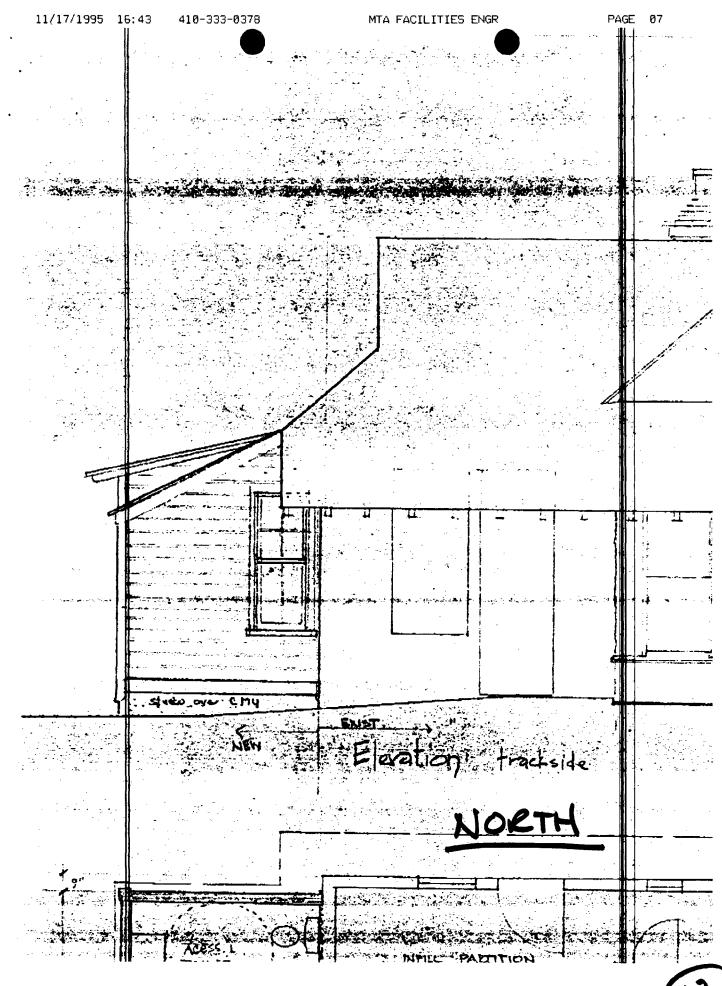






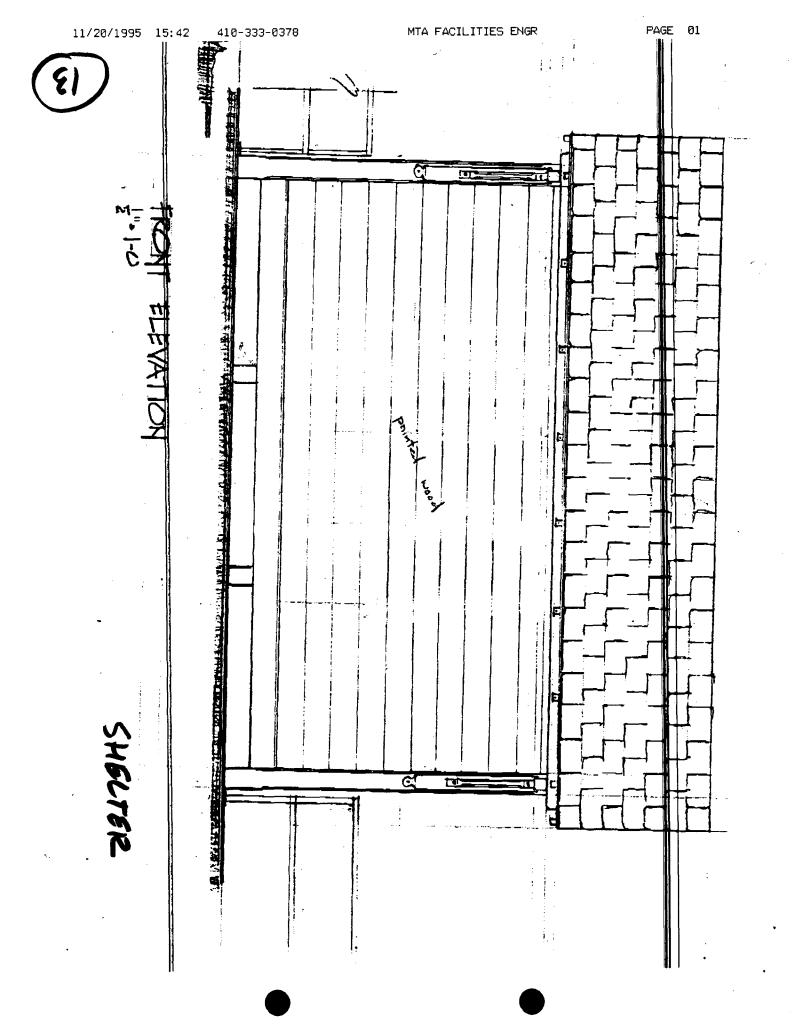


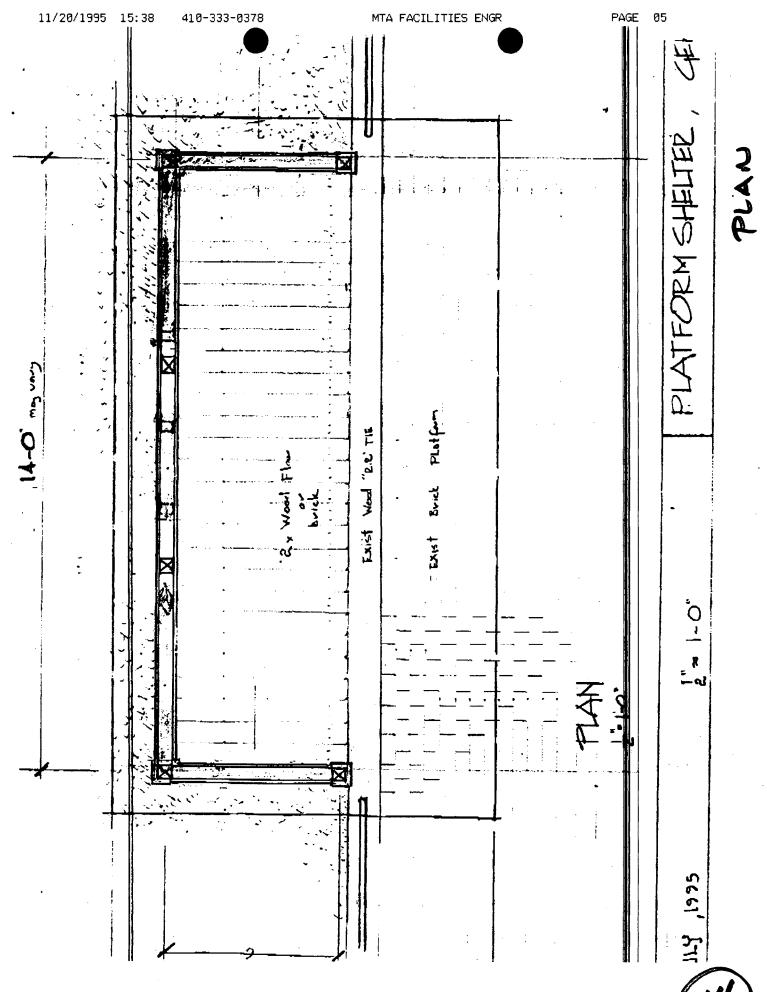




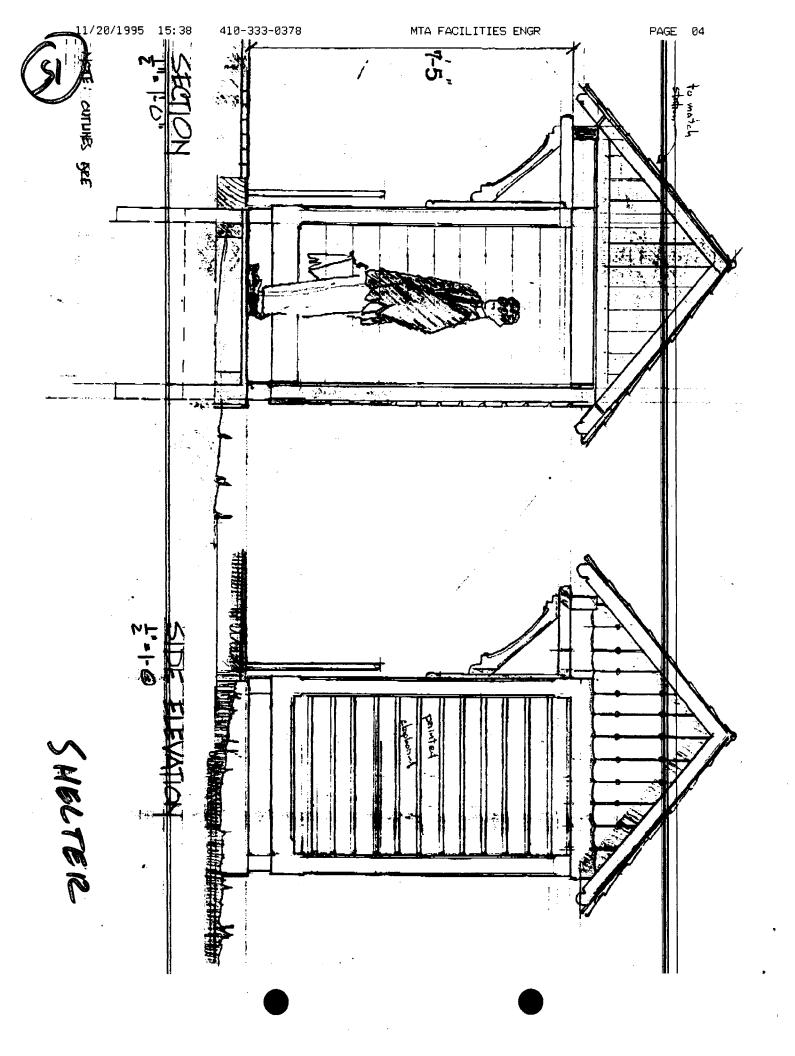
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