

31/6 10216 Kensington Pkwy.

31/6-90A

HISTORIC PRESERVATION COMMISSION STAFF REPORT

PREPARED BY: Jared B. Cooper

DATE: December 19, 1989

CASE NUMBER: 31/6 -90A

TYPE OF REVIEW: HAWP

SITE/DISTRICT NAME: Kensington

PROPERTY ADDRESS: 10216 Kensington Pkwy

DISCUSSION:

The applicant is proposing removal of a large silver maple tree in the rear yard of this residence, as well as conversion of three round vents in the octagonal tower to round windows (see attached drawings and photographs).

STAFF RECOMMENDATION:

Staff recommends approval of the vent-to-window conversion based on criterion 24A-8(b)(1). No recommendation is offered regarding the tree removal.

ATTACHMENTS:

1. HAWP Application
2. LAC Comments
3. Photographs
4. Partial Elevation at Tower
5. Site Plan
6. Statement by Tree Specialist

JBC:av
1527E



Montgomery County Government
MEMORANDUM

DATE: 1/5/90

TO: Robert Seely, Chief
Department of Environmental Protection
Division of Construction Codes Enforcement

FROM: Jared B. Cooper, ^{JBC}Historic Preservation Specialist
Department of Housing and Community Development
Division of Community Planning and Development

SUBJECT: Historic Area Work Permit Application

The Montgomery County Historic Preservation Commission at their meeting of 1/4/90 reviewed the attached application by R. Woodworth / S. Peterson for an Historic Area Work Permit. The application was:

- Approved
- Denied
- With Conditions: _____

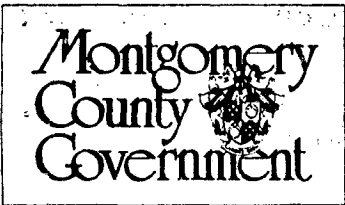
Attachments:

1. HAWP Application
2. Photos
3. Plot Plan
4. Partial Elevation
5. Statement from Tree Specialist

JBC:av

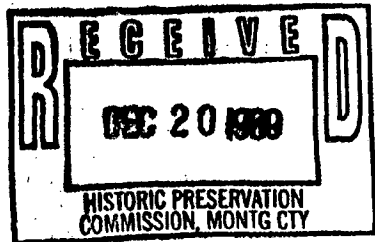
1199E

Historic Preservation Commission



Historic Preservation Commission
 51 Monroe Street, Suite 1001, Rockville, Maryland 20850
 217-3625

APPLICATION FOR HISTORIC AREA WORK PERMIT



TAX ACCOUNT # _____

NAME OF PROPERTY OWNER ALESIA WOODWORTH / TELEPHONE NO. 301-942-0253
 (Contract/Purchaser) STEVE PETERSON (Include Area Code)

ADDRESS 10216 KENSINGTON PKWY, KENSINGTON, MD 20895
CITY STATE ZIP

CONTRACTOR _____ TELEPHONE NO. _____

CONTRACTOR REGISTRATION NUMBER _____

PLANS PREPARED BY HELEN CRETTIER WILKES TELEPHONE NO. 301-933-8756
 (Include Area Code)

REGISTRATION NUMBER MD # 8240

LOCATION OF BUILDING/PREMISE

House Number 10216 Street KENSINGTON PARKWAY

Town/City KENSINGTON Election District _____

Nearest Cross Street KENT ST.

Lot 6789 Block 3 Subdivision _____

Liber _____ Folio _____ Parcel _____

1A. TYPE OF PERMIT ACTION: (circle one)

Construct	Extend/Add	<u>Alter/Renovate</u>	Repair	Circle One: A/C	Slab	Room Addition			
Wreck/Raze	Move	Install	Revocable	Porch	Deck	Fireplace	Shed	Solar	Woodburning Stove
			Revision	Fence/Wall (complete Section 4) Other _____					

1B. CONSTRUCTION COSTS ESTIMATE \$ 100,000⁰⁰ 4,000.⁰⁰

1C. IF THIS IS A REVISION OF A PREVIOUSLY APPROVED ACTIVE PERMIT SEE PERMIT # _____

1D. INDICATE NAME OF ELECTRIC UTILITY COMPANY PEPCO

1E. IS THIS PROPERTY A HISTORICAL SITE? _____

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

2A. TYPE OF SEWAGE DISPOSAL	2B. TYPE OF WATER SUPPLY
01 <input checked="" type="checkbox"/> WSSC	01 <input checked="" type="checkbox"/> WSSC
02 <input type="checkbox"/> Septic	02 <input type="checkbox"/> Well
03 <input type="checkbox"/> Other _____	03 <input type="checkbox"/> Other _____

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

4A. HEIGHT _____ feet _____ inches

4B. 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 _____ (Revocable Letter Required).

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.

Helen Crettier Wilkes 24 NOV, 1989
 Signature of owner or authorized agent (agent must have signature notarized on back) Date

APPROVED [Signature] For Chairperson, Historic Preservation Commission

DISAPPROVED _____ Signature [Signature] Date 1/5/90

APPLICATION/PERMIT NO: _____ FILING FEE: \$ _____

DATE FILED: _____ PERMIT FEE: \$ _____

DATE ISSUED: _____ BALANCE \$ _____

OWNERSHIP CODE: _____ RECEIPT NO: _____ FEE WAIVED: _____

SEE REVERSE SIDE FOR INSTRUCTIONS

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

DESCRIPTION OF PROPOSED WORK: (including composition, color and texture of materials to be used:)

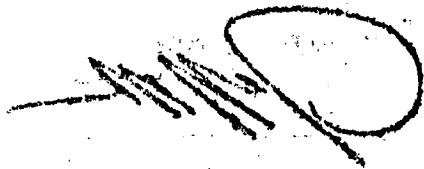
① Removal of dead tree behind the house.

② ~~Replace round, lowered vents~~ Replace round, lowered vents ~~in attic~~ with round windows of the same size. The windows will be single glazed with muntins in a cross pattern, of painted wood. Windows will be custom made, operable by hinge at the top. All wood to be painted white.

(If more space is needed, attach additional sheets on plain or lined paper to this application)

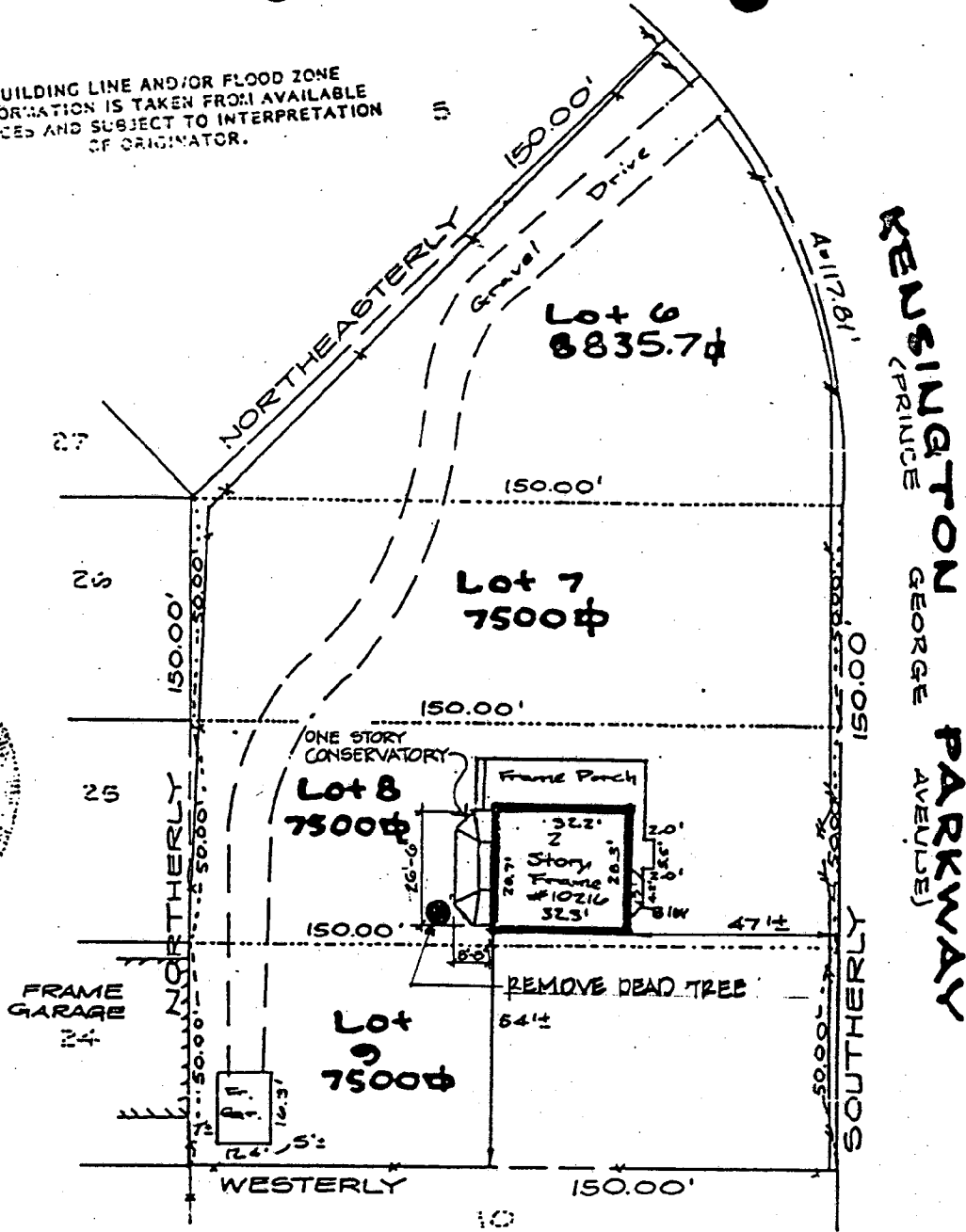
ATTACH TO THIS APPLICATION (2) COPIES OF: SUCH SITE PLANS (lot dimensions, building location with dimensions, drives, walks, fences, patios, etc. proposed or existing) and/or ARCHITECTURAL DRAWINGS (floor plans, elevations, etc.), PHOTOGRAPHS OF THE AREA AFFECTED, as are necessary to fully describe the proposed work.

MAIL OR DELIVER THE APPLICATION AND ALL REQUIRED DOCUMENTS TO THE:
HISTORIC PRESERVATION COMMISSION
100 MARYLAND AVENUE
ROCKVILLE, MARYLAND 20850





BUILDING LINE AND/OR FLOOD ZONE INFORMATION IS TAKEN FROM AVAILABLE SOURCES AND SUBJECT TO INTERPRETATION OF ORIGINATOR.



KENSINGTON PARKWAY
 (PRINCE GEORGE AVENUE)

LOCATION OF HOUSE
 LOTS 6, 7, 8 & 9, BLOCK 3
KENSINGTON PARK
 MONTGOMERY COUNTY, MD.
 F.U.D. FLOOD PANEL NOT AVAILABLE

SCALE: 1" = 40'

NOTE:
 NO PROPERTY CORNERS
 FOUND - FENCE LOCATIONS
 ARE APPROXIMATE

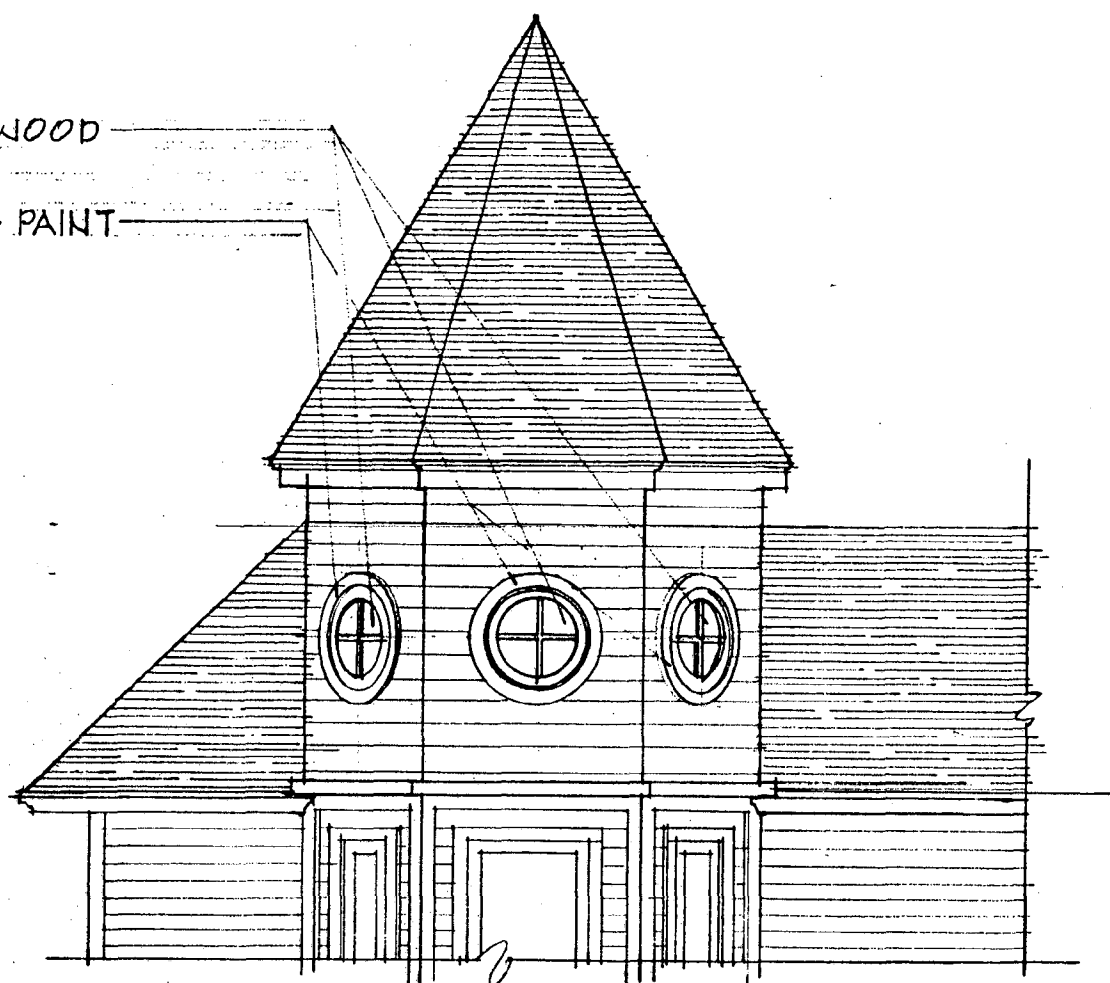
LOT 8 BLOCK 3

ONE R-60

YARD REQUIREMENTS

	ALLOWED	EXISTING	PROPOSED
FRONT SET BACK	25	47 ±	SAME
REAR SET BACK	8	54 ±	SAME
SIDE SET BACK	20	67 ±	59 ±

PAINTED WOOD
WINDOWS
EXIST. TRIM - PAINT



2
6 PARTIAL ELEVATION @ TOWER
1/4" = 1'-0"

WOODWORTH / PETERSON RENOVATION
10216 Kensington Parkway
Kensington, Maryland

9-21-89

DULES

Shannon Tree
and Landscaping, Inc.

Richard Murray, President

November 21, 1989

Mr. Steve Peterson
10216 Kensington Parkway
Kensington, Md. 20895

Dear Mr. Peterson,

It is my opinion that the large Silver Maple tree behind your house should be removed as it is a very unhealthy tree and in a state of decline and is very much a safety hazard.

The past history of this large tree includes the loss of large limbs and since this tree is made up of very large extending limbs it poses a problem to the house, cars, and possibly to people if the tree or limbs fall.

The pruning work done in the past included flush-cuts and top cuts which increased the decay process of this tree. There is rot present throughout the tree and it is spreading. At this point, the energy reserves are low so the trees' defenses are weak.

Sincerely,

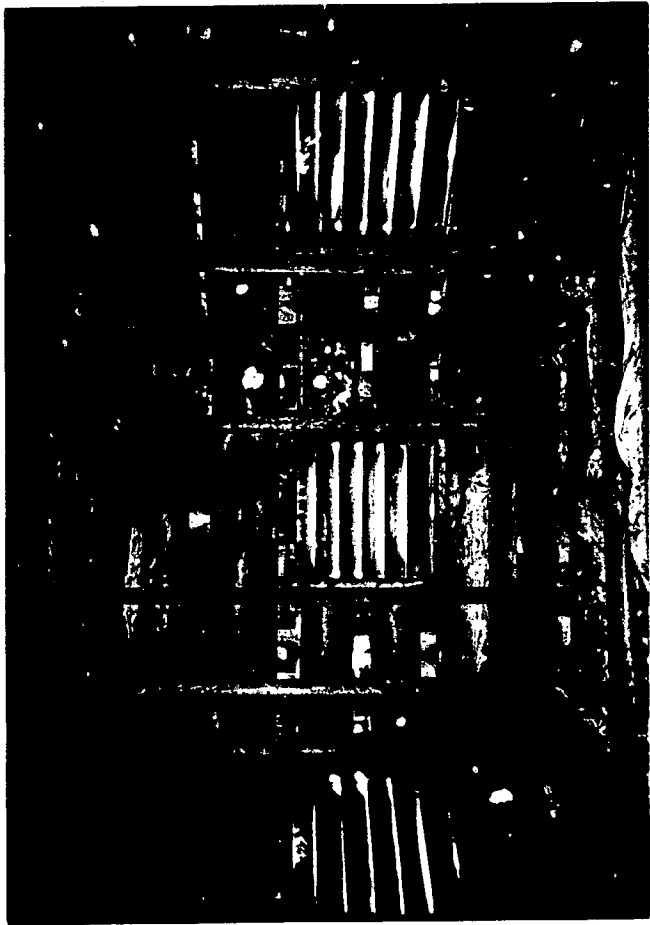
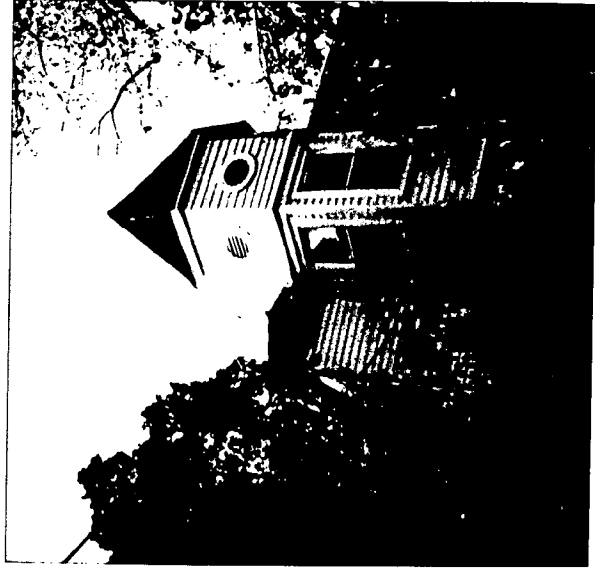

Richard C. Murray

RCM/kem

Box 2498, Silver Spring, Maryland 20902 (301) 593-7028
Member, International Society of Arboriculture

Licensed and Insured

2



MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION

LOCAL ADVISORY COMMITTEE REVIEW FORM

EXTERIOR ALTERATIONS

I. Location of property

a. Located within the Kensington historic district.

b. This is a Master Plan/Atlas historic district (circle one).

c. Address of Property: 10216 Kensington Pkwy
Kensington, MD

d. Property owner's name, address and phone number:

Alesia Woodworth & Steve Peterson
10216 Kensington Parkway

(h) _____ (w) _____

e. Is this property a contributing resource within the historic district? Yes X No _____

f. On a map of the district locate this property and any adjacent historic resources. Will this work impact other contributing historic resources? Yes X No _____

II. Description of work proposed

a. Briefly describe proposed work:

1. Replace vents with windows as shown
2. Removal of tree in rear

b. Is this work on the front, rear, or side of the structure?

Front

c. Is the work visible from the street?

yes

d. What are the materials to be used?

wooden frame windows

e. Are these materials compatible with existing materials? How? If not, why?

yes, compatible with existing windows.

III. Recommendation of the Local Advisory Committee

a. Approval of Work

1. Which criteria found in the Ordinance for Historic Preservation (Sec. 24A-8-b of the Montgomery County Code) does this work meet? *(2) Proposed windows are compatible in character.*
2. What conditions, if any, must be met in order for the proposed work to meet the above criteria? (example: the proposed windows should be double hung to conform with existing windows)

b. Disapproval of Work

1. On what grounds is disapproval recommended? Refer to Sec. 24A-8.
2. How could this proposal be altered so as to be approved?

IV. Additional comments

applicant will explain venting plan for renovation of attic space. Motion to recommend approval carried 5-0.

Date on which application received: 28 Nov 1989

Date of LAC meeting at which application was reviewed: 4 Dec 89

Form completed by: Daniel Jones Title: Chairman

Member of: Kensington LAC

Date: 4 Dec 1989

photos

Woodworth / Peterson











