

37/3-96MM 7060 Carroll Avenue
(Takoma Park Historic District)

7060 Carroll Avenue












7060 Carroll Avenue





Street front awnings adjacent to
7060 Carroll Avenue




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

DATE: 10-23-96

MEMORANDUM

TO: Robert Hubbard, Chief
Division of Development Services and Regulation
Department of Environmental Protection (DEP)

FROM: Gwen Marcus, Historic Preservation Coordinator
Design, Zoning, and Preservation Division
M-NCPPC

SUBJECT: Historic Area Work Permit

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

____ Approved _____ Denied

Approved with Conditions: _____

1) Applicant to work w/staff to determine placement of awning mechanics box to minimize damage to brick or wood fascia.

~~3)~~

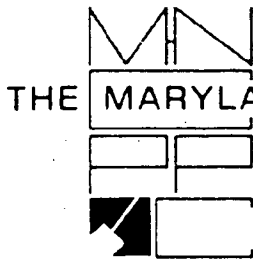
2) Applicant to work w/staff to determine awning color - Stripes not to be used

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

Applicant: Paul Huebner for Mr. Joy

Address: 7060 Carroll Avenue, Takoma Park

***THE APPLICANT MUST ARRANGE FOR A FIELD INSPECTION BY CALLING DEP/FIELD SERVICES (217-6240) FIVE DAYS PRIOR TO COMMENCEMENT OF WORK AND WITHIN TWO WEEKS FOLLOWING COMPLETION OF WORK.



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

DATE: 10-23-96

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.

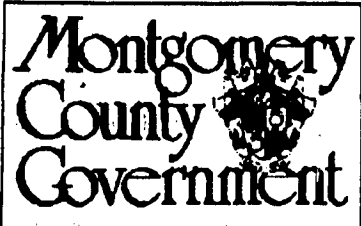
You may now apply for a county building permit from the Department of Environmental Protection (DEP), at 250 Hungerford Drive, Second Floor, in Rockville. Please note that although your work has been approved by the Historic Preservation Commission, it must also be approved by DEP before work can begin.

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!



RETURN TO: Department of Environmental Protection
 Division of Development Services and Regulation
 250 Hungerford Drive, Rockville, Maryland 20850
 (301) 217-6370

Historic Preservation Commission
 (301) 495-4570

**APPLICATION FOR
 HISTORIC AREA WORK PERMIT**

CONTACT PERSON PAUL J. HUEBNER
 DAYTIME TELEPHONE NO. (301) 270-0736

TAX ACCOUNT # _____

NAME OF PROPERTY OWNER MR JOY DAYTIME TELEPHONE NO. 301 891-2725

ADDRESS 7060 CARROLL AVE TAKOMA PK. MD. 70912

CITY STATE ZIP CODE
 CONTRACTOR P & H CONSTRUCTION INC. TELEPHONE NO. (301) 270-0736

CONTRACTOR REGISTRATION NUMBER MHIC # 23162

AGENT FOR OWNER _____ DAYTIME TELEPHONE NO. ()

LOCATION OF BUILDING/PREMISE

HOUSE NUMBER 7060 STREET CARROLL AVE

TOWN/CITY TAKOMA PARK, MD. NEAREST CROSS STREET TULIP

LOT _____ BLOCK _____ SUBDIVISION _____

LIBER _____ FOLIO _____ PARCEL _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CIRCLE ALL APPLICABLE: CIRCLE ALL APPLICABLE: A/C Slab Room Addition

Construct Extend Alter/Renovate Repair Move Porch Deck Fireplace Shed Solar Woodburning Stove

Wreck/Raze Install Revocable Revision Fence/Wall (complete Section 4) Single Family Other REMEMBER AWNING

1B. CONSTRUCTION COST ESTIMATE \$ 5,000⁰⁰

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.

Paul J. Huebner Signature of owner or authorized agent 10/1/96 Date

APPROVED 10 conditions For Chairperson, Historic Preservation Commission

DISAPPROVED _____ Signature [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:

APPROX. 70 YR. OLD BRICK TUDOR BLDG. USED PREVIOUSLY AS GAS STATION NOW AS AUTO REPAIR SHOP ON CORNER OF CARROLL AVE & TULIP AVE IN HISTORIC OLD TOWN TAKOMA PARK

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

2 (TWO) REMARKABLE AWNINGS FOR SHADE & SOME COVER ACTUALLY WILL BE HISTORICALLY APPROPRIATE, AND THERE ARE AWNINGS ON THE BLDG NEXT DOOR (SMALL GROCERY)

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, (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.



Proposed Awning Locations

APPROVED
Montgomery County
Historic Preservation Commission
Paula [Signature] 10/23/96

CARROLL AVENUE

TULIP AVENUE

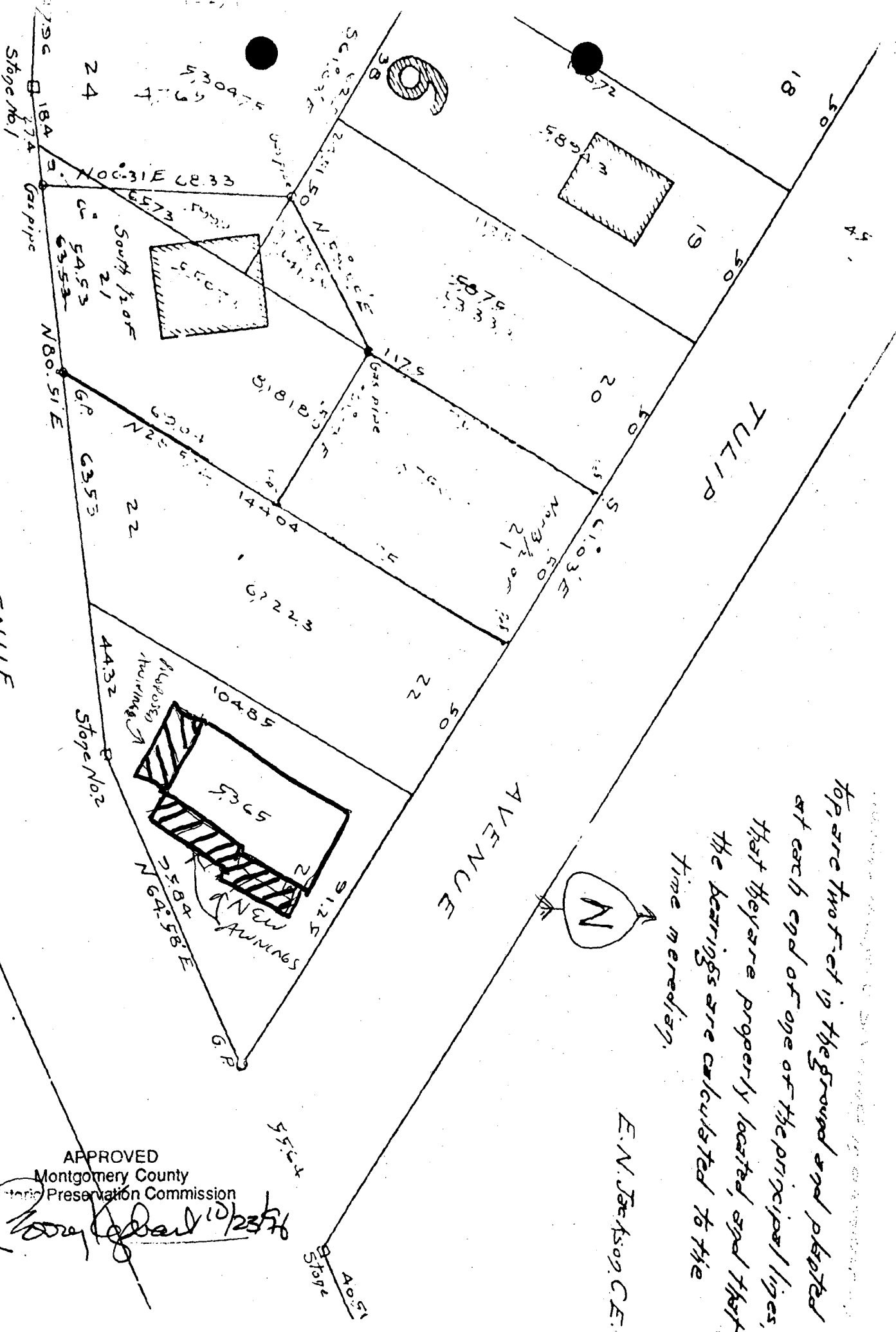
AVENUE



top are two feet in the ground and plotted at each end of one of the principal lines, that they are properly located, and that the bearings are calculated to the time meridian.

E. N. Jackson, C.E.

APPROVED
 Montgomery County
 Historic Preservation Commission

2 SIDES

1 ACROSS ST.

PICTURE w/ ARROWS

SKETCH w/ DIMS

A & A MASTER AWNINGS

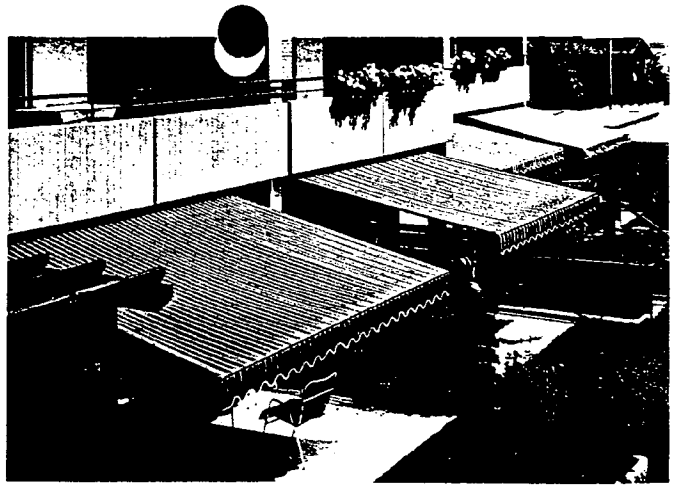
OUR AWNINGS ARE A PROVEN LEADER IN THE WORLD MARKET

BEAUTIFUL DESIGNS AND COLOR COMBINATIONS, COMBINED WITH SUPERIOR CRAFTSMANSHIP AND QUALITY, WILL TRANSFORM YOUR PATIO, TERRACE AND BALCONIES INTO AN ENJOYABLE LEISURE/ENTERTAINMENT CENTER.

- CONVENIENT PROTECTION FROM BLISTERING SUMMER HEAT
- AIR CONDITIONING SAVINGS OF 25 %+
- COMPLETE PROTECTION FOR CARPETS, DRAPES, FURNITURE FROM HARMFUL DIRECT SUNLIGHT
- EASY ROLL-UP STORAGE DURING COOL WINTER MONTHS COMPLETELY PROTECTED FROM WINTER WEATHER WITHOUT REMOVAL
- HAND CRANKED OR MOTOR OPERATED
- LONG LASTING FABRIC AND DURABLE FRAMEWORK
- PRICED TO FIT YOUR BUDGET

ASK OUR SALES PERSONEL FOR COMPLETE DETAILS OR, IF YOU WISH

WE WILL GIVE YOU A COMPLETELY FREE ESTIMATE



FABRIC

- SYNTHETIC WONDER-FABRIC "DRALON" INSURES THE LONG LIFE OF YOUR AWNING
- ALL FIBERS ARE SPIN-DYED TO GIVE UNSURPASSED COLORFASTNESS, COMPLETE ROT AND MILDEW RESISTANCE
- "SCOTCHGUARD" FINISH MAKES OUR CANVAS WATER REPELLANT AND VIRTUALLY ELIMINATES DUST AND DIRT ABSORPTION

FRAME

- EXTRUDED ANODIZED ALUMINUM CONSTRUCTION FOR LASTING STRENGTH AND DURABILITY
- ALL OTHER EXPOSED PARTS DIPPED GALVANIZED, OR STAINLESS, STEEL

ALL OUR AWNINGS ARE MAINTENANCE FREE

APPROVED
Montgomery County
Historic Preservation Commission
[Signature] 10/23/96



HAWP APPLICATION: ADDRESSES OF ADJACENT & CONFRONTING PROPERTY OWNERS

X [?]
#7056 CARROLL AVE.
(TAKOMA MARKET)

#508 TULIP AVE.
S/F DETACHED ACROSS STREET

#7057 CARROLL AVE.
APT. BLDG. ACROSS STREET

#507 TULIP AVE.

#7057 CARROLL AVE.
APT. BLDG. ACROSS ST.

#505 TULIP AVE.
S/F DETACHED HOUSE AROUND
CORNER

514 TULIP AVE.
S/F ACROSS STREET

P&H Construction
7405 Carroll Ave
TP MD 20912

↑
512 TULIP AVE.
S/F ACROSS ST

2 SIDES

1 ACROSS ST,

PICTURE w/ ARROWS

SKETCH w/ DIMS

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 7060 Carroll Avenue

Meeting Date: 10/23/96

Resource: Takoma Park Historic District

HAWP: Add awnings

Case Number: 37/3-96MM

Tax Credit: No

Public Notice: 10/09/96

Report Date: 10/16/96

Applicant: Paul Huebner, agent

Staff: Perry Kephart

PROPOSAL: Add retractable awnings.

RECOMMEND: Approve
w/ conditions

DATE OF CONSTRUCTION: 1933

SIGNIFICANCE: Outstanding Resource in Takoma Park Historic District.

ARCHITECTURAL DESCRIPTION

Tudor Revival 1 1/2 story, originally a gas station, now an auto repair center. First floor of multi-colored brick and stone with wood framed windows and wooden garage doors. Asymmetrical hipped side gable and dominant front gable roofs with plastered half-timbering in the gable ends. Round arched front door with fieldstone surround with keystone. Carved rafter ends along cornice.

PROPOSAL

Applicant proposes to install retractable awnings below the cornice along the front and side facade to provide shade and to cool the interior. No signage or lettering is proposed. Applicant would defer to the HPC as to the choice of colors or patterns, i.e, stripes or a solid color.

STAFF DISCUSSION

This outstanding resource in the commercial center of the Takoma Park Historic District is rich in architectural details. It is important that these not be damaged or obscured by any changes to the structure. The applicant proposes to use retractable awnings which are contained with their mechanism in a box which would be installed directly below the cornice on the brick. The staff feels that a long dark brown box would not adversely affect the appearance of the building. The staff's concern is whether installation of the box would necessitate drilling into the unusual brick and stone facade. Staff would suggest that the applicant investigate an alternate method of installation using brackets or some other means of avoiding damaging the brick.

Staff feels that the proposal be approved for the following reasons:

- Awnings are used on buildings adjacent to the gas station, including a Craftsman commercial building which is a contributing resource and a modern apartment house which is non-contributing. The awnings are both fixed and retractable and

those on the commercial building include signage. This does not in itself justify the use of awnings on an outstanding resource if they would adversely impact the appearance of the building. In this case, staff feels that they would not.

- Awnings have been used on a variety of architectural styles for many years without being associated with any one style in particular. A Tudor Revival gas station is, in itself, an odd pairing of style and function. Use of awnings is perhaps as reasonable a solution to the need for shade as any.
- The awnings which have been proposed might be considered as temporary, seasonal architectural changes that, if removed, would not affect the integrity of the original structure.

Staff would suggest that applicant choose a solid color for the awnings as stripes or patterns would detract from the wealth of architectural detail.

STAFF RECOMMENDATION

With the following conditions, 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 the Secretary of the Interior's Standards for Rehabilitation #9 and #10

New additions exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

and,

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.

CONDITIONS

- 1) The awning boxes should be installed using a method that will not damage the brick facade. This method should be determined by the applicant and subject to staff approval.

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.

APPLICATION FOR HISTORIC AREA WORK PERMIT

CONTACT PERSON PAUL J. HUBNER
DAYTIME TELEPHONE NO. (301) 270-0736

TAX ACCOUNT # _____

NAME OF PROPERTY OWNER MR JOY DAYTIME TELEPHONE NO. 301 891-2725

ADDRESS 7060 CARROLL AVE TAKOMA PK. MD. 20912

CITY STATE ZIP CODE
CONTRACTOR P & H CONSTRUCTION INC. TELEPHONE NO. (301) 270-0736

CONTRACTOR REGISTRATION NUMBER MHIC # 23162

AGENT FOR OWNER _____ DAYTIME TELEPHONE NO. ()

LOCATION OF BUILDING/PREMISE

HOUSE NUMBER 7060 STREET CARROLL AVE

TOWN/CITY TAKOMA PARK, MD. NEAREST CROSS STREET TULIP

LOT _____ BLOCK _____ SUBDIVISION _____

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Construct Extend Alter/Renovate Repair Move Porch Deck Fireplace Shed Solar Woodburning Stove
Wreck/Raze Install Revocable Revision Fence/Wall (complete Section 4) Single Family Other RETAINABLE
AWNING

1B. CONSTRUCTION COST ESTIMATE \$ 5000⁰⁰

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

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Paul J. Hubner Signature of owner or authorized agent 10/1/96 Date

APPROVED _____ For Chairperson, Historic Preservation Commission
DISAPPROVED _____ Signature _____ Date _____

(4)

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ACTUALLY WILL BE HISTORICALLY APPROPRIATE, AND THERE
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5

HAWP APPLICATION: ADDRESSES OF ADJACENT & CONFRONTING PROPERTY OWNERS

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(TAKOMA MARKET)

#508 TULIP AVE
S/F ORIENTED ACROSS STREET

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APT. BLDG. ACROSS STREET

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APT. BLDG. ACROSS ST.

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514 TULIP AVE.
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P & H Construction
7405 Carroll Ave
Takoma Park MD
20912

512 TULIP AVE.
S/F ACROSS ST.



7060 Carroll Avenue



8



Street front awnings adjacent to
7060 Carroll Avenue





Proposed Flving Locations

A&A "MINI" AWNINGS

- THE PERFECT SMALL AWNING FOR WINDOWS, DOORS, ENTRANCES, SMALL BALCONIES AND SHOW WINDOWS, AND GREEN HOUSES (FLORIDA ROOMS)
- QUALITY TO MATCH OUR MASTER AWNINGS
- DESIGNS TO ENHANCE THE BEAUTY OF ANY HOME, OR COMPLEMENT OUR MASTER AWNING INSTALLATION
- SIMPLE "ROLL-DOWN" MECHANISM FOR YEARS OF MAINTENANCE FREE ENJOYMENT
- "CRANK-DOWN" FROM INDOORS, OR OUTDOORS IF YOU PREFER
- OUR EXPERT STAFF AVAILABLE TO HELP WITH ALL YOUR AWNING NEEDS
- "DO-IT-YOURSELF" INSTALLATION KIT AVAILABLE

ALL MEASUREMENTS IN INCHES

