

3177-90M

- 10124 Meadowneck Court, Silver Spring



Montgomery County Government

Historic Preservation Commission

51 Monroe Street

Rockville, Maryland 20850

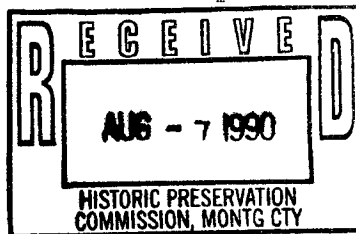
3/17 10124 Meadowet  
Court

sent 8/15

#3117  
case file

5 August 1990

Montgomery County Government  
Historic Preservation Commission  
51 Monroe Street  
Rockville, Maryland 20850



Dear Sirs:

I received your letter concerning the HPC meeting on 15 August 1990. One of the HISTORIC AREA WORK PERMITS (HPC Case No. 31/7-90M) in an adjacent property. I will try to attend the meeting but my work schedule may prevent my attending. I would like to express my concerns on this work permit.

My concern is with excessive rain runoff from the property at 10124 Meadowneck Court on to my property at 10212 Capitol View Avenue. When the houses were built along the rear boundary of my property, a berm or ditch was constructed parallel to the property line to deflect rain runoff to the storm drain in the northwest corner of the development. This berm kept most of the rain runoff from flowing across my property. Shortly after Mr. Pompiliu Verzariu bought the house at 10124 Meadowneck Court, he filled in the berm and leveled a portion of his backyard. This situation allows a great deal of rain runoff to flow across my property. It does not appear to have caused damage to any structures on my property but has caused minor erosion and siltration. The water flows west over the "Dove" property next to mine and to the creek. It may be doing more damage to the structure there.

I do not know what work is proposed for 10124, however, I would hope that appropriate construction techniques are used so that the rain runoff is not increased. I would hope that the rain runoff could be decreased.

I am not trying to prevent any reasonable improvements to the property at 10124 Meadowneck Court. The topography of my property causes rain runoff problems which I am trying to control and additional rain runoff only exacerbates my problem.

THANK YOU,

A handwritten signature in cursive script, appearing to read "Charles E.H. Edward".

Charles E.H. Edward



Montgomery County Government

MEMORANDUM

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

FROM: Laura E. McGrath, Planning Specialist  
 Division of Community Planning and Development  
 Department of Housing and Community Development

SUBJECT: Historic Area Work Permit Application

DATE: August 16, 1996

The Montgomery County Historic Preservation Commission, at their meeting of August 15 reviewed the attached application by Pompiliu & Elizabeth Verzariu for an Historic Area Work Permit. The application was:

Approved  Denied

Approved with Conditions: \_\_\_\_\_

The Building Permit for this project should be issued conditional upon adherence to the approved Historic Area Work Permit.

Attachments:

1. HAWSP Application + Attachments
2. Photos
3. \_\_\_\_\_
4. \_\_\_\_\_
5. \_\_\_\_\_

2020E cc: Pompiliu and Elizabeth Verzariu

Historic Preservation Commission



# Montgomery County Government

## MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: Laura E. McGrath, Planning Specialist  
Department of Housing and Community Development  
Division of Community Planning and Development

DATE: *August 16, 1990*

SUBJECT: Approval of Work Permit/Release of Other Required Permits

Enclosed please find a copy of your Historic Area Work Permit application, which was approved by the Historic Preservation Commission at their recent meeting.

You may now apply for a building permit from the Department of Environmental Protection, located at 250 Hungerford Drive, Second Floor, Rockville, Maryland 20850. Please note that although your work has been approved by the Historic Preservation Commission, it must also be approved by the Department of Environmental Protection before work can begin.

If you have any questions regarding the permit process, please contact the Historic Preservation Commission at 217-3625, or the Department of Environmental Protection at 738-3110. Thank you very much for your patience, and good luck on your project!

JBC:av  
1144E



# 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 TOMMILIO, ELIZABETH VERZARIU TELEPHONE NO. (301) 588-5534  
(Contract/Purchaser)

ADDRESS 10124 MEADOWNECK CT SILVER SPRING, MD 20910  
CITY STATE ZIP

CONTRACTOR \_\_\_\_\_ TELEPHONE NO. \_\_\_\_\_

PLANS PREPARED BY \_\_\_\_\_ CONTRACTOR REGISTRATION NUMBER \_\_\_\_\_  
TELEPHONE NO. \_\_\_\_\_  
(Include Area Code) REGISTRATION NUMBER \_\_\_\_\_

LOCATION OF BUILDING/PREMISE  
House Number 10124 Street MEADOWNECK CT.  
Town/City SILVER SPRING MD 20910 Election District \_\_\_\_\_  
Nearest Cross Street LEE STREET

Lot 35 Block 1 Subdivision CAPITOL VIEW  
Liber \_\_\_\_\_ Folio \_\_\_\_\_ Parcel \_\_\_\_\_

1A. TYPE OF PERMIT ACTION: (circle one)  
Construct Extend/Add Alter/Renovate Repair Circle One: A/C Slab Room Addition  
Wreck/Raze Move Install Revocable Revision Porch Deck Fireplace Shed Solar Woodburning Stove  
Fence/Wall (complete Section 4) Other \_\_\_\_\_

1B. CONSTRUCTION CDSTS ESTIMATE \$ 3,125

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

1D. INDICATE NAME OF ELECTRIC UTILITY COMPANY \_\_\_\_\_

1E. IS THIS PROPERTY A HISTORICAL SITE? YES

### 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

4A. HEIGHT \_\_\_\_\_ feet \_\_\_\_\_ inches

4B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:  
1. On party line/Property line \_\_\_\_\_  
2. Entirely on land of owner \_\_\_\_\_  
3. 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.

Tommiio Verzario

7/19/90

Signature of owner or authorized agent (agent must have signature notarized on back)

Date

APPROVED X For Chairperson, Historic Preservation Commission  
DISAPPROVED \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_

APPLICATION/PERMIT NO: 1001001 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.)

[Lined area for description of proposed work, crossed out with a large X]

(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  
51 MONROE STREET, SUITE 1001  
ROCKVILLE, MARYLAND 20850

HISTORIC PRESERVATION COMMISSION STAFF REPORT

PREPARED BY: Laura McGrath

DATE: August 3, 1990

CASE NUMBER: 31/7-90M

TYPE OF REVIEW: HAWP

SITE/DISTRICT NAME: Capitol View  
Park

PROPERTY ADDRESS: 10124 Meadowneck  
Court

TAX CREDIT ELIGIBLE: No

DISCUSSION:

The applicant is proposing enlargement of an existing rear deck from 12'6" X 11' to 16'6" X 13', with a partial 6-foot lattice privacy screen on the north and west sides. The residence was constructed circa 1985.

STAFF RECOMMENDATION:

Staff recommends approval of the application based on criteria 24 A-8 (b)(1).

ATTACHMENTS:

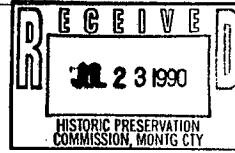
1. HAWP Application and Attachments
2. Site Plan
3. Deck Specifications
4. Photographs





Historic Preservation Commission

51 Monroe Street, Suite 1001, Rockville, Maryland 20850  
217-3625 317-90M



APPLICATION FOR HISTORIC AREA WORK PERMIT

TAX ACCOUNT # \_\_\_\_\_  
NAME OF PROPERTY OWNER POMPILIU & ELIZABETH VERZARIU TELEPHONE NO. (301) 588-5334  
(Contract/Purchaser) (Include Area Code)  
ADDRESS 10124 MEADOWNECK CT. SILVER SPRING, MD 20910  
CITY STATE ZIP  
CONTRACTOR \_\_\_\_\_ TELEPHONE NO. \_\_\_\_\_  
CONTRACTOR REGISTRATION NUMBER \_\_\_\_\_  
PLANS PREPARED BY \_\_\_\_\_ TELEPHONE NO. \_\_\_\_\_  
(Include Area Code)  
REGISTRATION NUMBER \_\_\_\_\_

LOCATION OF BUILDING/PREMISE  
House Number 10124 Street MEADOWNECK CT.  
Town/City SILVER SPRING MD 20910 Election District 13  
Nearest Cross Street LEE STREET  
Lot 35 Block 1 Subdivision CAPITOL VIEW  
Liber \_\_\_\_\_ Folio \_\_\_\_\_ Parcel \_\_\_\_\_

- 1A. TYPE OF PERMIT ACTION: (circle one)  
Construct Extend/Add Alter/Renovate Repair Slab Room Addition  
Wreck/Raze Move Install Revocable Revision Porch Deck Fireplace Shed Salar Woodburning Stave  
Fence/Wall (complete Section 4) Other \_\_\_\_\_
- 1B. CONSTRUCTION COSTS ESTIMATE \$ 3,125
- 1C. IF THIS IS A REVISION OF A PREVIOUSLY APPROVED ACTIVE PERMIT SEE PERMIT # \_\_\_\_\_
- 1D. INDICATE NAME OF ELECTRIC UTILITY COMPANY \_\_\_\_\_
- 1E. IS THIS PROPERTY A HISTORICAL SITE? YES

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

- 4A. HEIGHT \_\_\_\_\_ feet \_\_\_\_\_ inches
- 4B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:  
1. On party line/Property line \_\_\_\_\_  
2. Entirely on land of owner \_\_\_\_\_  
3. 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.

Pompiliu Verzariu 7/19/90  
Signature of owner or authorized agent (agent must have signature notarized on back) Date

APPROVED \_\_\_\_\_ For Chairperson, Historic Preservation Commission

DISAPPROVED \_\_\_\_\_ Signature \_\_\_\_\_ Date \_\_\_\_\_

APPLICATION/PERMIT NO: 9007190061 FILING FEE: \$ \_\_\_\_\_  
DATE FILED: \_\_\_\_\_ PERMIT FEE: \$ \_\_\_\_\_  
DATE ISSUED: \_\_\_\_\_ BALANCE \$ \_\_\_\_\_  
OWNERSHIP CODE: \_\_\_\_\_ RECEIPT NO: \_\_\_\_\_ FEE WAIVED: \_\_\_\_\_

SEE REVERSE SIDE FOR INSTRUCTIONS

7

APPLICATION FOR HISTORIC AREA WORK PERMIT  
REQUIRED ATTACHMENTS

1. WRITTEN DESCRIPTION OF PROJECT

a. Description of existing structure(s):

~~enlarge~~

deck 12'6" x 12' in back of house

b. General Description of Project:

enlarge deck according to attach  
plan - New dimensions at widest  
point are 16'-6" x 13'

The deck's height above ground is as  
in original, 10' high

2. SITE PLAN. For all projects, attach an accurate site plan or property survey, which shall include the following:
  - a. Scale (for example, 1/4" = 1 foot)
  - b. North Arrow
  - c. Location and dimensions of all existing and proposed structures:
  - d. Location of other features such as walks, drives, fences, ponds, streams, dumpsters, mechanical equipment, and major landscaping elements.
3. TREE SURVEY. If any 6" diameter or larger trees are to be removed, or fall within the construction zone, attach an accurate tree survey. The survey should include the exact location, size, and species of all trees located in the project area, indicating which are to be preserved and which are to be removed.
4. FLOOR PLANS; CONSTRUCTION PLANS. For new construction and room additions, attach a complete set of scaled floor plans. For porches and decks, attach scaled drawings showing dimensions, materials, and where and how they will be attached to existing structures. For other types of work, such as outbuildings and fences, attach scaled drawings showing dimensions, materials, construction methods, and design details.
5. ELEVATION DRAWINGS. For new construction, including outbuildings, attach scaled drawings of all sides of the proposed structure. For additions, decks, porches, and major exterior alterations, attach scaled drawings of all sides of structure which will be affected by the proposed work.
6. MATERIAL SPECIFICATIONS. For all projects, provide a written description of all exterior materials to be used. If desired, material specifications may also be included as notes on elevation drawings. If available, manufacturer's literature may also be included.

Lumber 0.4 ground-contact pressure-treated pine

Rust resistant nails and fasteners

Concrete footings 24" deep

~~Ricket~~ Ricket railings are 36" high with 2x2's spaced 4"

Railing cap is to be 2x6's quarter rounded on top edges

(See attached contract)

Block 1  
 CAPITOL VIEW PARK  
 Montgomery County, Maryland

Scale: 1"=20'

Surveyor's Certificate

We hereby certify that we have carefully examined the property shown hereon in accordance with record description; that all of the existing buildings have been located by a transit-tape survey; that lot corners have not been set by this survey unless otherwise shown:

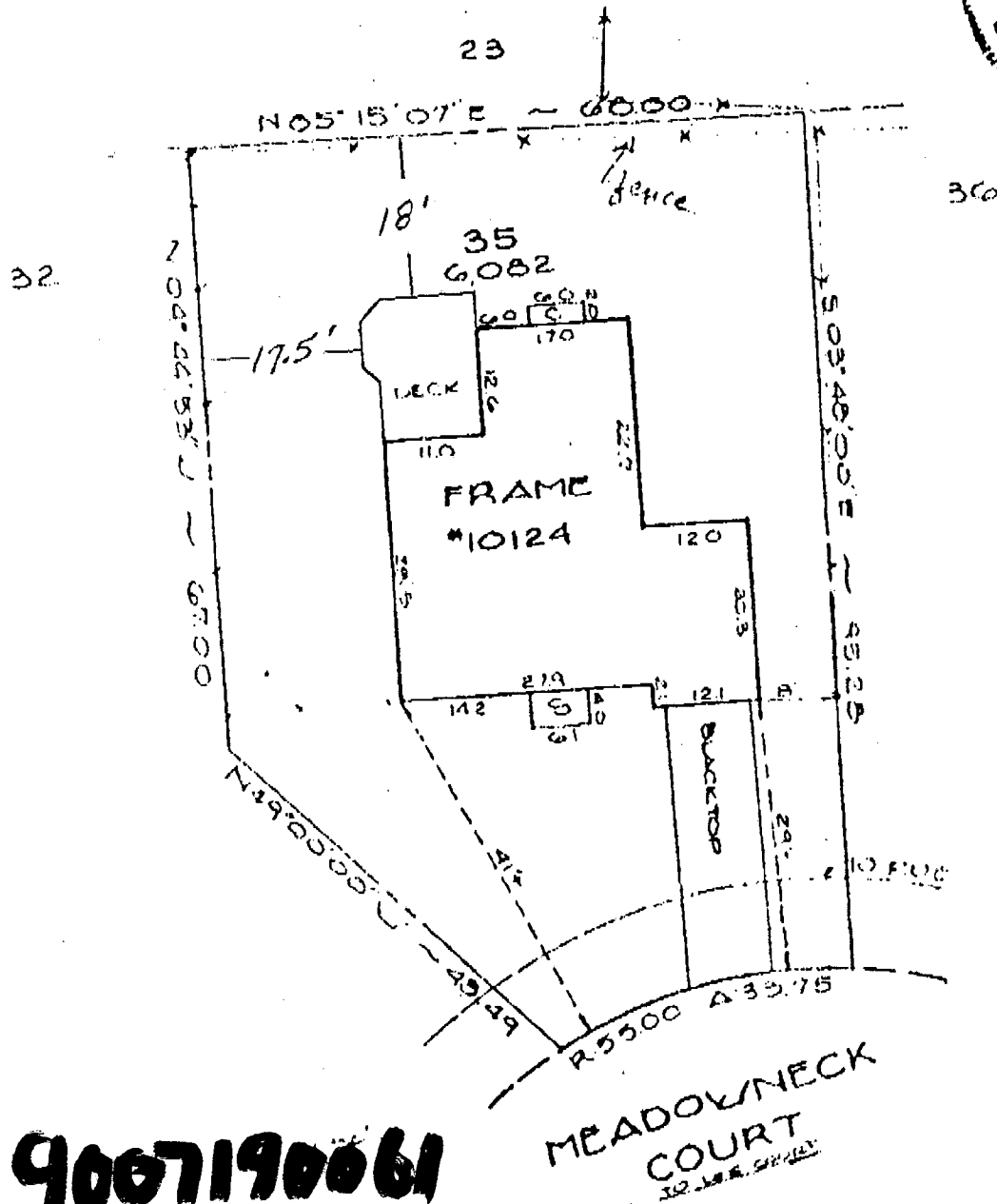
Date: Dec. 12, 1989

Frey, Sheehan, Stoker & Assoc., Inc.  
 Land Planning Consultants  
 Phone 588-3110

By: *James F. Sheehan*  
 James F. Sheehan  
 Professional Land Surveyor  
 Md. No. 3984



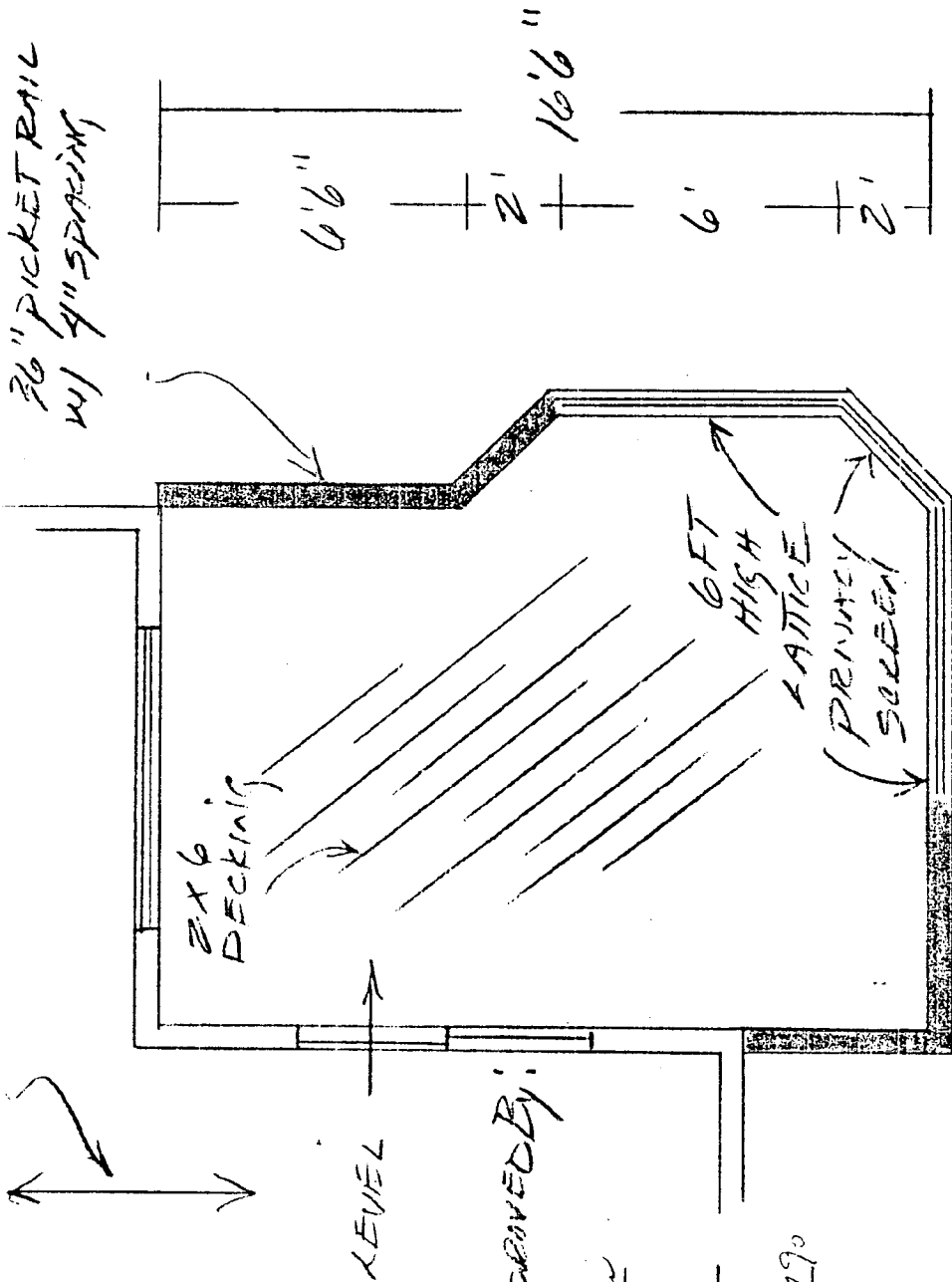
Plat Book 1  
 Plat No. 36



9007190061

The building hereon does not lie within flood hazard Zone A or Zone B as determined by Department of Housing and Urban Development and Federal Insurance Administration

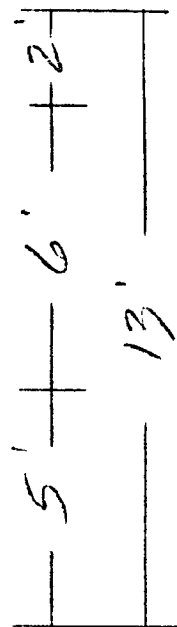
2x4 FLOOR TRUSS



SPECIFICATIONS APPROVED BY:

*Elizabeth Varman*

DATE: July 12, 1990



*B. Varman*  
7/12/90

9mc7190061



Proposal # 90488

VA State Reg. # 021881

MHIC Lic. # 11048

SUNDECKS, INC. • 3131 DRAPER DRIVE • FAIRFAX, VA 22031 • (703) 691-1996

Date 07/11/90

Name Mr. & Mrs. Verzariu

Address 10124 Meadowneck Court

City Silver Spring State Maryland

Zip Code 20910 Phone 588-5534

Approximate Starting Date 07/23/90 Approximate Completion Date 07/29/90

*These Dates are Approximate. We will notify you two days in advance.*

**Description of Services**

We will provide plans, permits, materials and labor to construct a deck on the rear of the house in the configuration shown on the attached drawing. All construction will conform to county codes. Homeowner is responsible for providing saw with a house location survey.

- All lumber is to be .40 ground-contact pressure-treated pine
- All nails and fasteners are to be rust resistant
- Concrete footings are to be 24" deep
- Support posts are to be 6x6's (.60 CCA)
- Decking is to be 2x6's. Decking pattern will be as per drawing
- Ricket railings is to be 36" high with 2x2's spaced 4"
- Railing cap is to be 2x6's quarter rounded on top edges
- We will include a lattice privacy screen 6 foot high where shown on the attached drawing.
- We will tear down and dispose of the existing deck.

**Statement to Homeowner:**

Do not sign this contract in blank. You are entitled to a copy at the time you affix your signature.

**Buyers Right to Cancel**

If this agreement was solicited at your residence and you do not want the goods or services: You may cancel this agreement by delivering or mailing a notice to the seller. The notice must say that you do not want the goods or services and must be delivered or mailed before midnight of the third business day after you sign this agreement. The notice must be delivered or mailed to: Sundecks Incorporated, 3131 Draper Drive, Fairfax, Virginia 22031.

Total Price THREE THOUSAND ONE HUNDRED TWENTY FIVE Dollars \$ 3,125.<sup>00</sup>

Payment to be made as follows: 300.<sup>00</sup> DEPOSIT  
BALANCE OF \$2825.<sup>00</sup> DUE UPON COMPLETION

This agreement shall be null and void if Sundecks Incorporated cannot obtain required permits and both parties shall in such event be forever discharged of all obligations hereunder.

Owner acknowledges receipt of a copy of this agreement and the existence and content of terms and conditions on reverse side, which are incorporated herein as a part of the agreement.

Purchaser Concetta Verzariu  
Date 7/12/90

Sundecks Incorporated  
By [Signature]  
Rick Ward







# Montgomery County Government

## MEMORANDUM

TO: John Moran, Chairman  
C.V.P. Local Advisory Panel

FROM: Jared B. Cooper, <sup>JBC</sup> Historic Preservation Specialist  
Department of Housing and Community Development  
Division of Community Planning and Development

DATE: 7/24, 1990

SUBJECT: Historic Area Work Permit Application

The attached application by Pompilia Verzaria for an Historic Area Work Permit at 10124 Meadowbrook Ct. is being forwarded for review and comment by the Local Advisory Panel. If the Panel would like written comments to be included in the Historic Preservation Commission's pre-meeting packet, they should be received at our office by no later than Thurs., Aug. 2, at 5:00 p.m. Otherwise, verbal and/or written comments may be presented at the Commission meeting scheduled for Aug. 15, 1990.

JBC:av  
1549E  
1/90