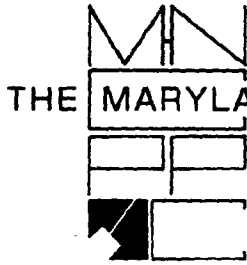


31/7-97C 3104 Lee Street, Silver Sp.
(Capitol View Park Historic District) P

Need existing
front elevation

I called 4/28/97



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

DATE: 5-14-97

MEMORANDUM

TO: Robert Hubbard, Acting Director
Department of Permitting Services

FROM: Gwen Wright, Historic Preservation Coordinator
Montgomery County Department of Park and Planning

SUBJECT: Historic Area Work Permit

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

_____ Approved _____ Denied
X Approved with Conditions: _____

1) applied or snap-in muntins not to be used on 1/1 windows with wood staining

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

Applicant: Lauren Boegal

Address: 3104 Lee St, Silver Spring

THE APPLICANT MUST ARRANGE FOR A FIELD INSPECTION BY CALLING THE DEPARTMENT OF PERMITTING SERVICES AT 217-6240 FIVE DAYS PRIOR TO COMMENCEMENT OF WORK AND WITHIN TWO WEEKS FOLLOWING COMPLETION OF WORK.



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 Lauren Boegel
 DAYTIME TELEPHONE NO. (301) 585-7964

TAX ACCOUNT # _____

NAME OF PROPERTY OWNER LAUREN BOEGEL DAYTIME TELEPHONE NO. (301) 654-3282

ADDRESS 3104 Lee Street Silver Spring MD 20910
CITY STATE ZIP CODE

CONTRACTOR Graycraft Inc TELEPHONE NO. (301) 565-9124
 CONTRACTOR REGISTRATION NUMBER 32768

AGENT FOR OWNER Tom Gray DAYTIME TELEPHONE NO. (301) 565-9124

LOCATION OF BUILDING/PREMISE

HOUSE NUMBER 3104 Lee St STREET LEE STREET

TOWN/CITY Silver Spring NEAREST CROSS STREET Capitol View Avenue

LOT 20 BLOCK 23 SUBDIVISION Capitol View Park

LIBER 9721 FOLIO 436 PARCEL 13-5-995992

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 _____

1B. CONSTRUCTION COST ESTIMATE \$ 35,000.

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.

Jan Gray Signature of owner or authorized agent 4/21/97 Date

APPROVED [Signature] For Chairperson, Historic Preservation Commission

DISAPPROVED _____ Signature _____ Date 5-14-97

APPLICATION/PERMIT NO: 9704230062 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:

2 story brick single family home built 1938

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

Front 2nd Kitchen addition

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.

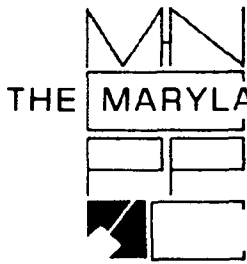
6. TREE SURVEY

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.



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

DATE: 5-14-97

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.

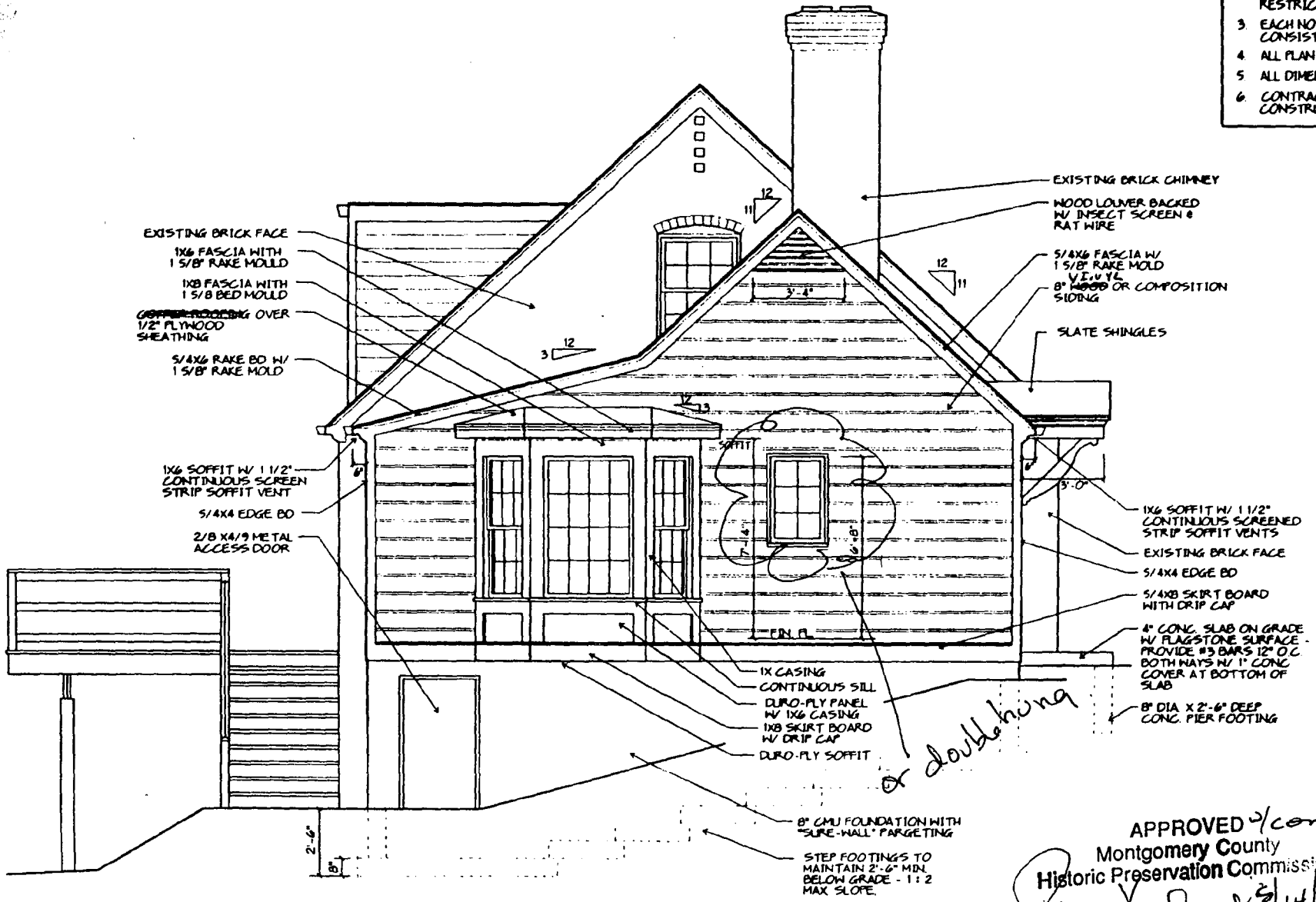
When you file for your building permit at DEP, you must take with you the enclosed forms, as well as the Historic Area Work Permit that will be mailed to you directly from DEP. These forms are proof that the Historic Preservation Commission has reviewed your project. For further information about filing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

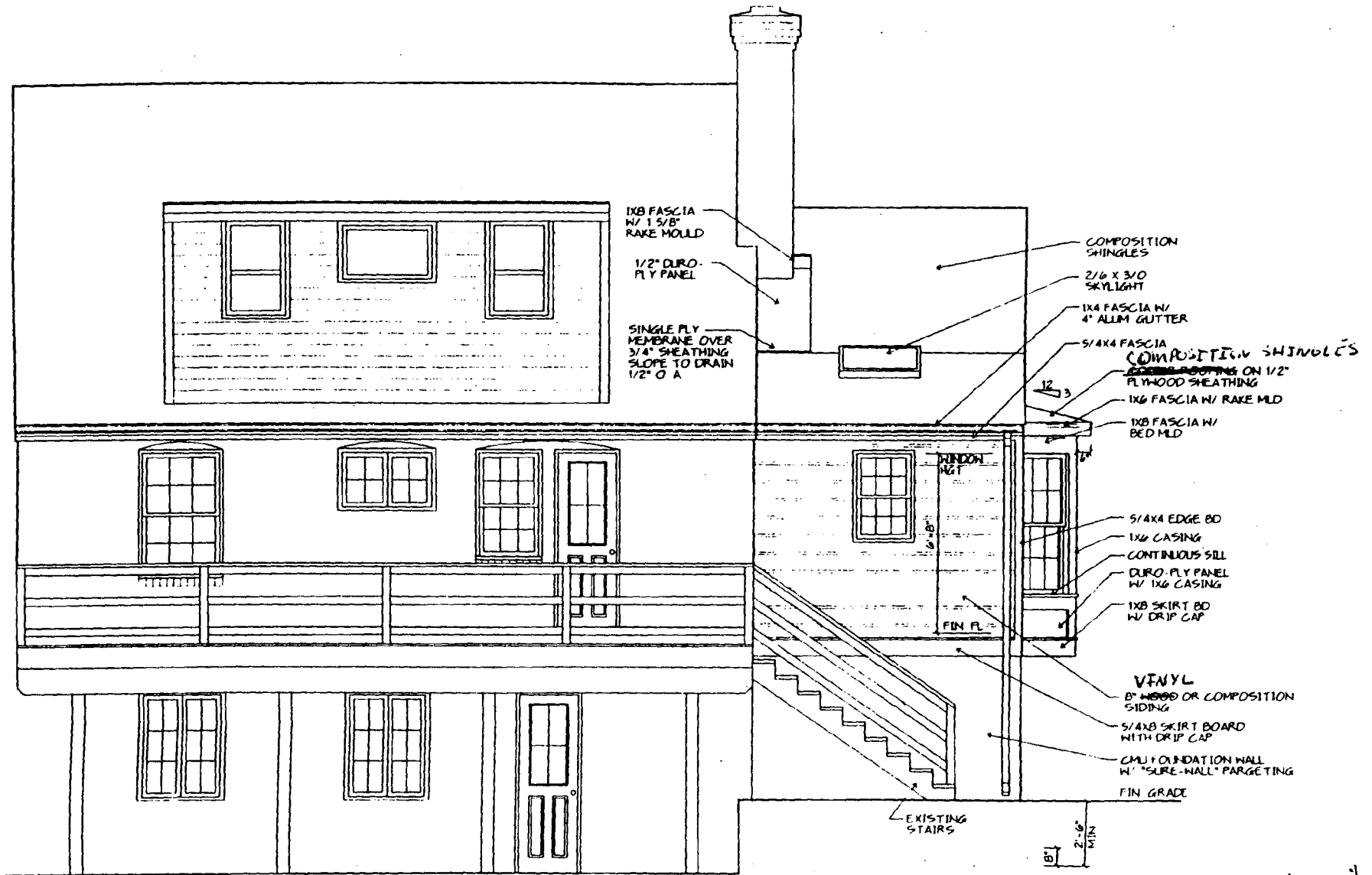
1. CONTRACTOR TO VERIFY ALL DIMENSIONS AND CONDITIONS ON SITE
2. CONTRACTOR TO VERIFY ALL MATERIALS AND FINISHES
3. EACH NOTE CONSISTS OF A NUMBER, A DESCRIPTION AND A QUANTITY
4. ALL PLAN D
5. ALL DIMENS
6. CONTRACT CONSTRUCT



RIGHT SIDE ELEVATION

1/4" = 1'-0"

APPROVED *condition*
 Montgomery County
 Historic Preservation Commission
W. J. [Signature] 9/14/97



REAR ELEVATION

1/4" = 1'-0"

EXISTING NEW

STEP FOOTINGS
MAINTAIN
MAX SLOPE

APPROVED w/condition
Montgomery County
Historic Preservation Commission

Rae Raphael 5/14/97

SLATE ROOFING FROM EXISTING
SCREENED PORCH TO BE
REMOVED AND RE-USED AT
FRONT OF NEW ADDITION

1X6 FASCIA WITH
4" ALUM. GUTTER
5/4X4 FASCIA

COMPOSITION SHINGLE
CORNER ROOFING ON 1/2"
PLYWOOD SHEATHING
1X6 FASCIA W/ RAKE MLD

WINDOW HGT
1X8 FASCIA W/
BED MLD
1X6 CASING
CONTINUOUS SILL
DURO-PLY PANEL
W/ 1X6 CASING
1X8 SKIRT BD
W/ DRIP CAP
FIN. FL.

8" WOODGRAIN VINYL
COMPOSITION SIDING
CONNECT DOWNSPOUT TO 5"
NON-PERF DRAIN TILE BELOW
GRADE TO SPILL TO DAYLIGHT

5/4X8 W/ BEADED EDGE AT
DOOR W/ BACKBAND
5/4X8 P T SKIRT BOARD
WITH DRIP CAP

4" MIN CONG SLAB W/ FLAGSTONE
SURFACE - PROVIDE #3 BARS 12" O C
BOTH WAYS W/ 1" CONG COVER AT
BOTTOM OF SLAB AND (2) 8" DIA X
2'-6" CONG SONA-TUBE FOOTINGS
BELOW

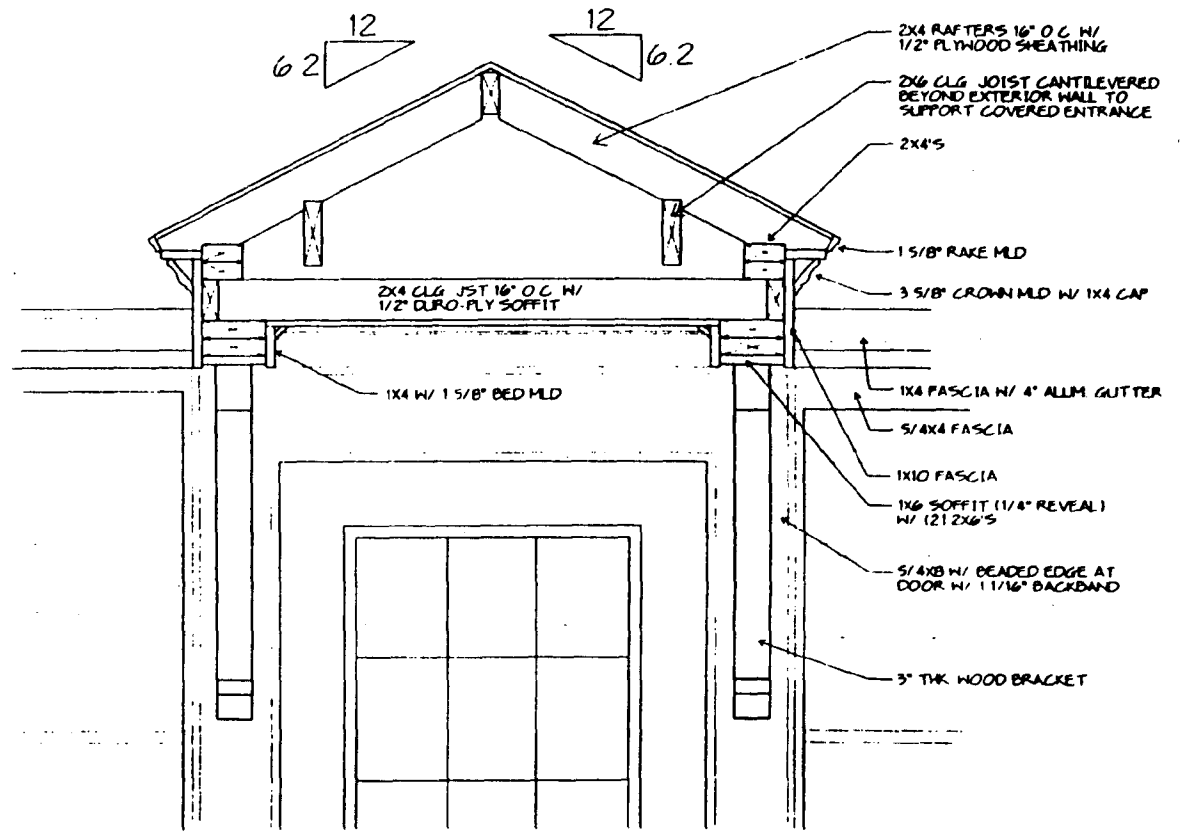
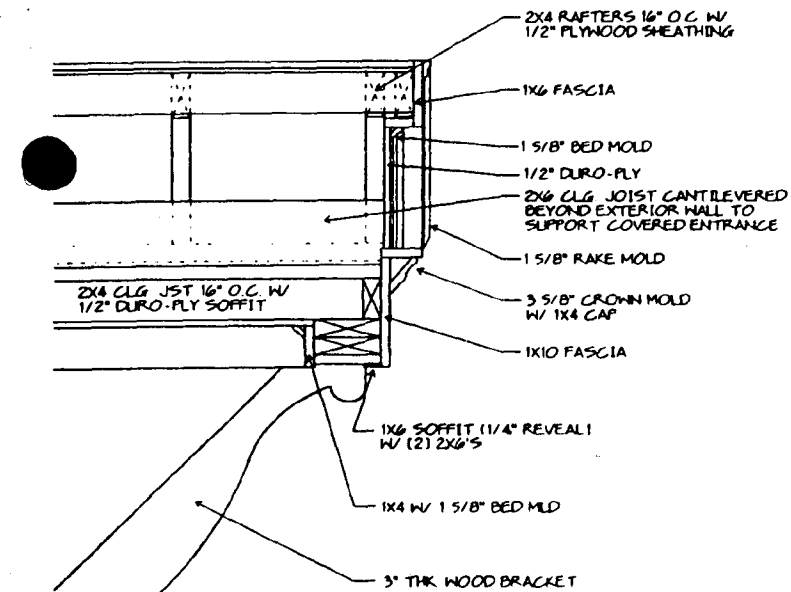
NEW EXISTING

STEP FOOTINGS
MAINTAIN 1:2
MAX SLOPE

APPROVED *in condition*
Montgomery County
Historic Preservation Commission
W. J. ... 5/14/97

FRONT ELEVATION

1/4" = 1'-0"



DETAIL SECTION THRU COVERED FRONT ENTRY

1" = 1'-0"

APPROVED *of condition*
 Montgomery County
 Historic Preservation Commission
Boonlephant 5/14/97

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 3104 Lee Street

Meeting Date: 05/14/97

Resource: Capitol View Park Historic District

HAWP: Alteration

Case Number: 37/7-97C

Tax Credit: No

Public Notice: 04/30/97

Report Date: 05/07/97

Applicant: Lauren Boegel
(Tom Gray, Agent)

Staff: Perry Kephart

PROPOSAL: Side addition, skylight.

RECOMMEND: Approval

DATE OF CONSTRUCTION: ca. 1938

SIGNIFICANCE: Non-contributing Resource in Capitol View Park Historic District.

ARCHITECTURAL DESCRIPTION

One and a half story two bay Cape Cod style house of painted brick with a slate roof. There is a slate-roofed side gabled screen porch addition to the left side of the house set flush with the front facade. On the front are a pair of front gabled dormers and on the rear is a shed dormer. There is an octagonal peephole window between the windows of the front facade. The principal entry to the house is through the screen porch.

PROPOSAL

The applicant proposes to replace the screen porch on the left with a brick-fronted addition with vinyl siding on the sides and rear, to be approximately 9' wide and the depth of the main house. The addition is to be a front entry and kitchen enlargement. The existing slate roof of the porch is to be retained. A bumpout 6/6 bay window with composite shingle roofing is proposed for the end facade with a six light casement window also proposed for the side wall. A new doorway is proposed with a flagstone step and pedimented cantilevered overhang with simple wood brackets. The rear portion of the new addition is proposed to have a 6/6 rear window and a skylight not visible from the street. The windows for the new addition are proposed to be double-glazed true divided light with wood framing.

STAFF DISCUSSION

The changes proposed by the applicant are all appropriate to the style of this out-of-period resource. The addition of a door to the front facade is, in staff's opinion, an improvement on the current design. Use of vinyl siding instead of wood on an addition is not optimal, but is reasonable in the limited amount proposed and approvable because the structure is non-contributing.

STAFF RECOMMENDATION

Staff recommends that the Commission **approve** the proposed revisions noted above as being consistent with Chapter 24A-8(b)2:

①

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 #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 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: Lauren Boegel
 DAYTIME TELEPHONE NO. (301) 585-7964

TAX ACCOUNT # _____
 NAME OF PROPERTY OWNER LAUREN BOEGEL DAYTIME TELEPHONE NO. (301) 654-3282
 ADDRESS 3104 Lee Street Silver Spring MD 20910
 CITY STATE ZIP CODE
 CONTRACTOR Graycraft Inc TELEPHONE NO. (301) 565-9124
 CONTRACTOR REGISTRATION NUMBER 32768
 AGENT FOR OWNER Tom Gray DAYTIME TELEPHONE NO. (301) 565-9124

LOCATION OF BUILDING/PREMISE
 HOUSE NUMBER 3104 Lee St STREET LEE STREET
 TOWN/CITY Silver Spring NEAREST CROSS STREET Capitol View Avenue
 LOT 20 BLOCK 23 SUBDIVISION Capitol View Parc
 LIBER 9721 FOLIO 436 PARCEL 13-5-995992

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
 1B. CONSTRUCTION COST ESTIMATE \$ 35,000
 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
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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.

Signature of owner or authorized agent: Jan Gray Date: 4/21/97

APPROVED [Signature] For Chairperson, Historic Preservation Commission

DISAPPROVED _____ Signature _____ Date _____

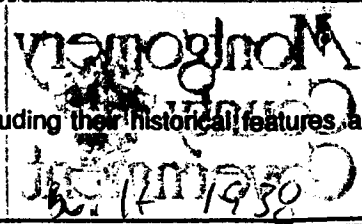
APPLICATION/PERMIT NO: 9704230062 DATE FILED: _____ DATE ISSUED: _____



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:

2 story brick single family home



2. GENERAL DESCRIPTION OF PROJECT AND ITS EFFECT ON THE HISTORIC RESOURCE(S), THE ENVIRONMENTAL SETTING, AND, WHERE APPLICABLE, THE HISTORIC DISTRICT:

Foyer - 2nd Kitchen addition

3. SITE PLAN

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.

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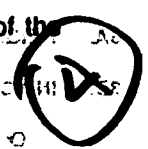
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General description of materials and manufactured items proposed for incorporation in the work of the project. This information may be included on your design drawings.

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 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



Jenny & Charlie Ritchie
3107 Lee St.
Silver Spring, md 20910

Tim Evans
3106 Lee St.
Silver Spring, md. 20910

Phillip D. & M.A. Mzrkhzm
3102 Lee St
Silver Spring, md. 20910

LOT 23

N 89° 51' 20" E 60.06'

LOT 21

LOT 20
7473 SQ. FT.

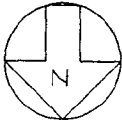
LOT 19

S 2° 45' E 126.07'

S 2° 45' E 123.03'

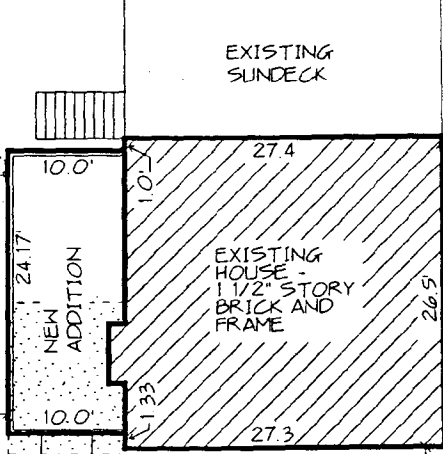
Fir Tree

12"-16" in diameter
approx 6' from corner



LOT 20 BLOCK 23
CAPITOL VIEW PARK
MONTGOMERY COUNTY, MD

A.C. UNIT



±13'-6"

EXISTING SCREENED PORCH TO BE REMOVED

EXISTING GRAVEL DRIVE

±25.5'

N 87° 15' E 60.00'

LEE STREET

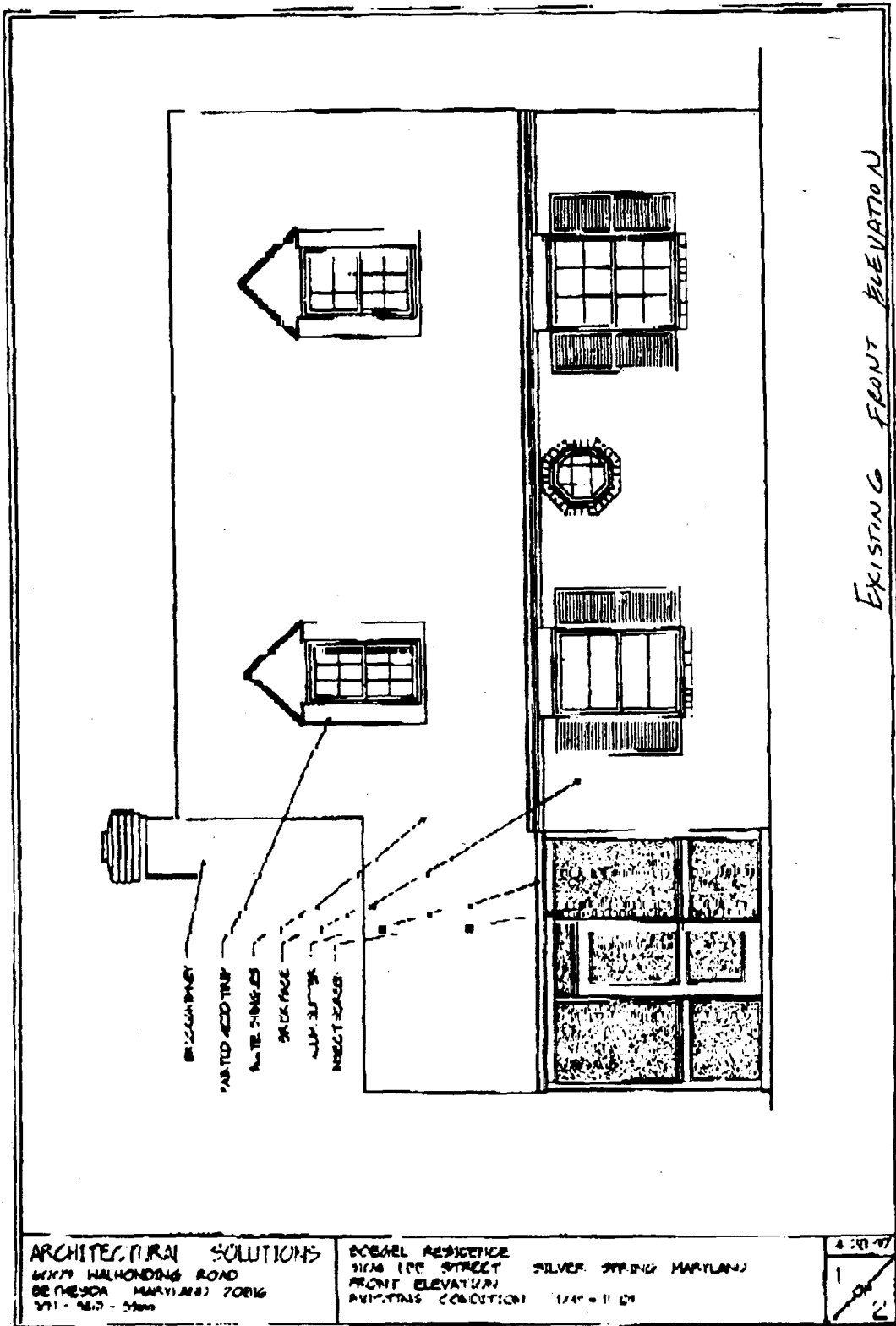
ARCHITECTURAL SOLUTIONS
ARCHITECTS DESIGNERS
6009 WALHONDING RD BETHESDA MD
301-320-3964

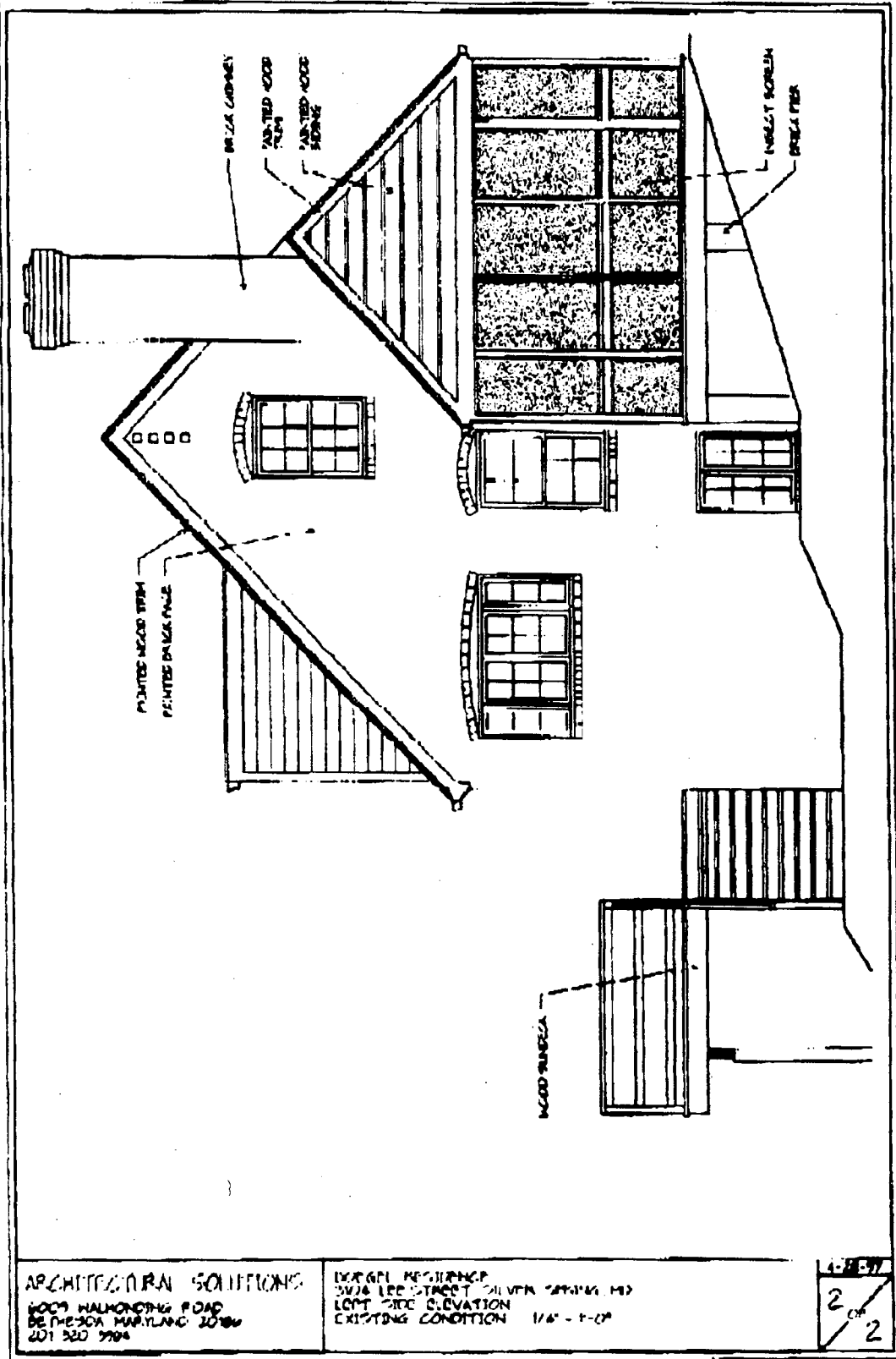
BOEGEL RESIDENCE SITE PLAN 1/16" = 1'-0"
3104 LEE STREET
KENSINGTON MONTGOMERY COUNTY MARYLAND
LOT 20 BLOCK 23 PLAT BK 17 PLAT NO. 1059



3-27-97

1 OF 1





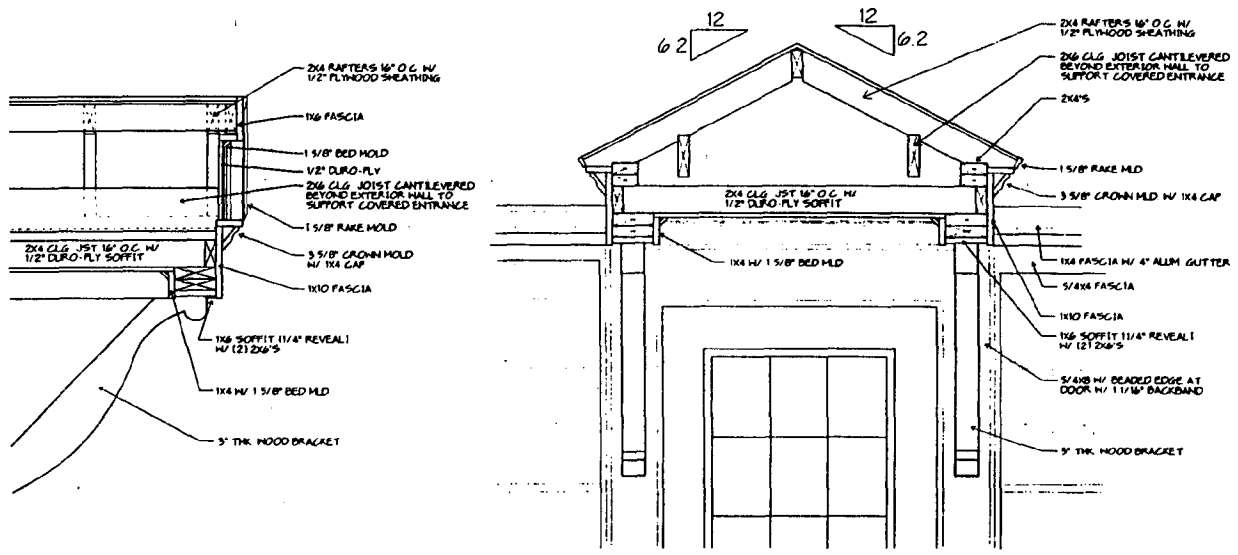
(EXISTING) LEFT SIDE ELEVATION

ARCHITECTURAL SOLUTIONS
 4009 HARMONING ROAD
 DE MEZON MARYLAND 20786
 201 520 7700

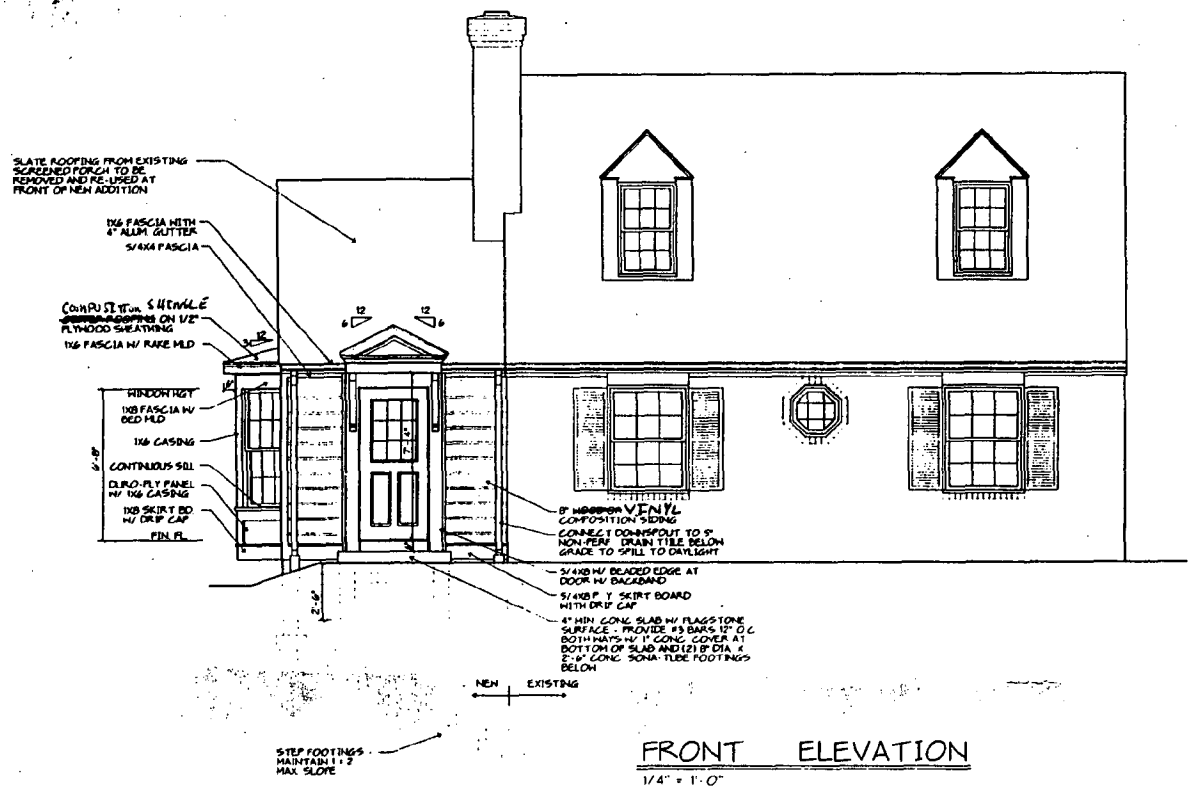
GEORGE RICHMOND
 3014 LEE STREET SILVER SPRING MD
 LEFT SIDE ELEVATION
 EXISTING CONDITION 1/4" = 1'-0"

2 OF 2

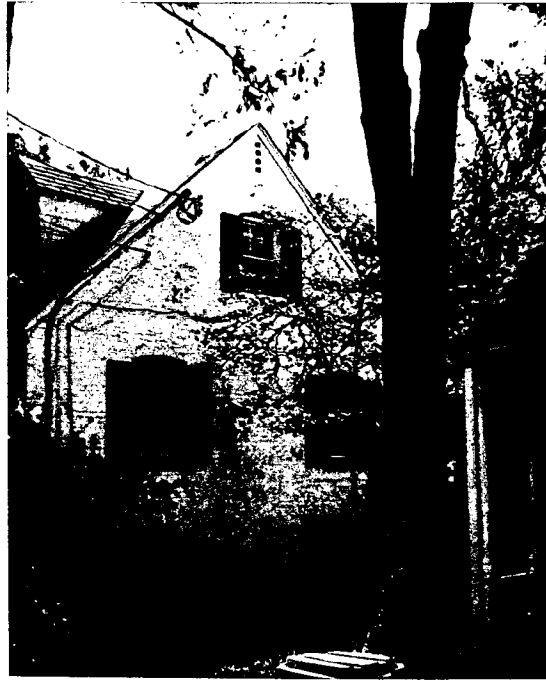
8



DETAIL SECTION THRU COVERED FRONT ENTRY
1" = 1'-0"



2



SIDE



ADJOINING PROPERTY

10



PUBLIC RIGH-OF-WAY

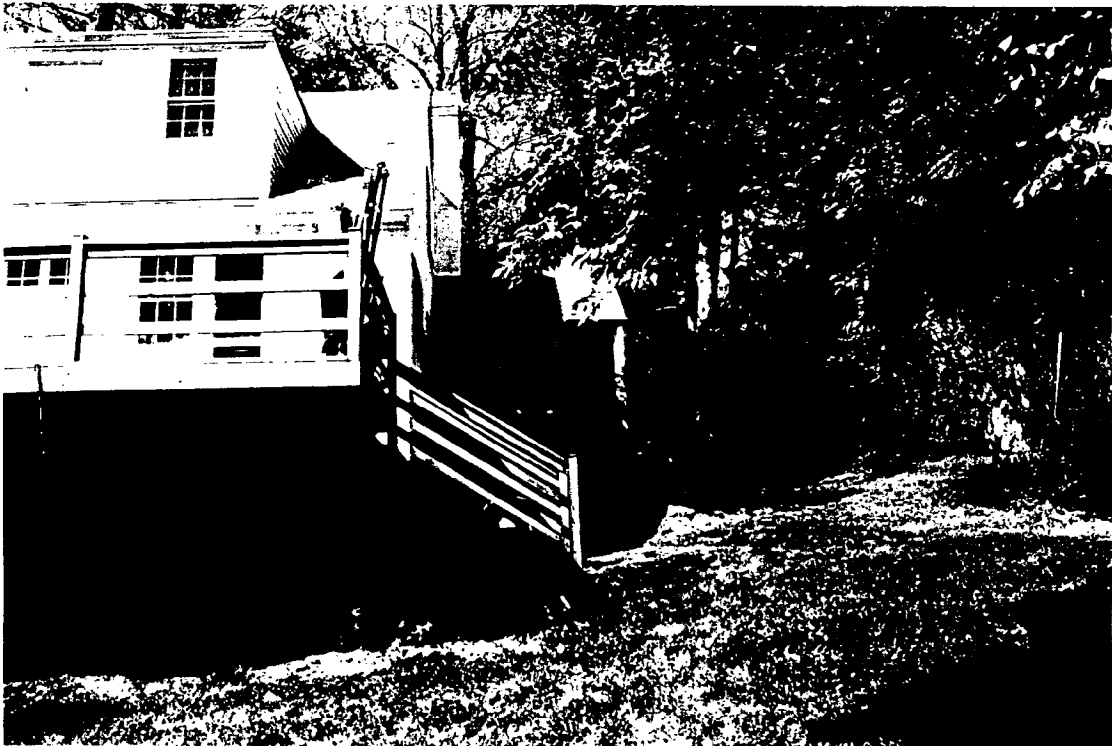


ADJOINING PROPERTY

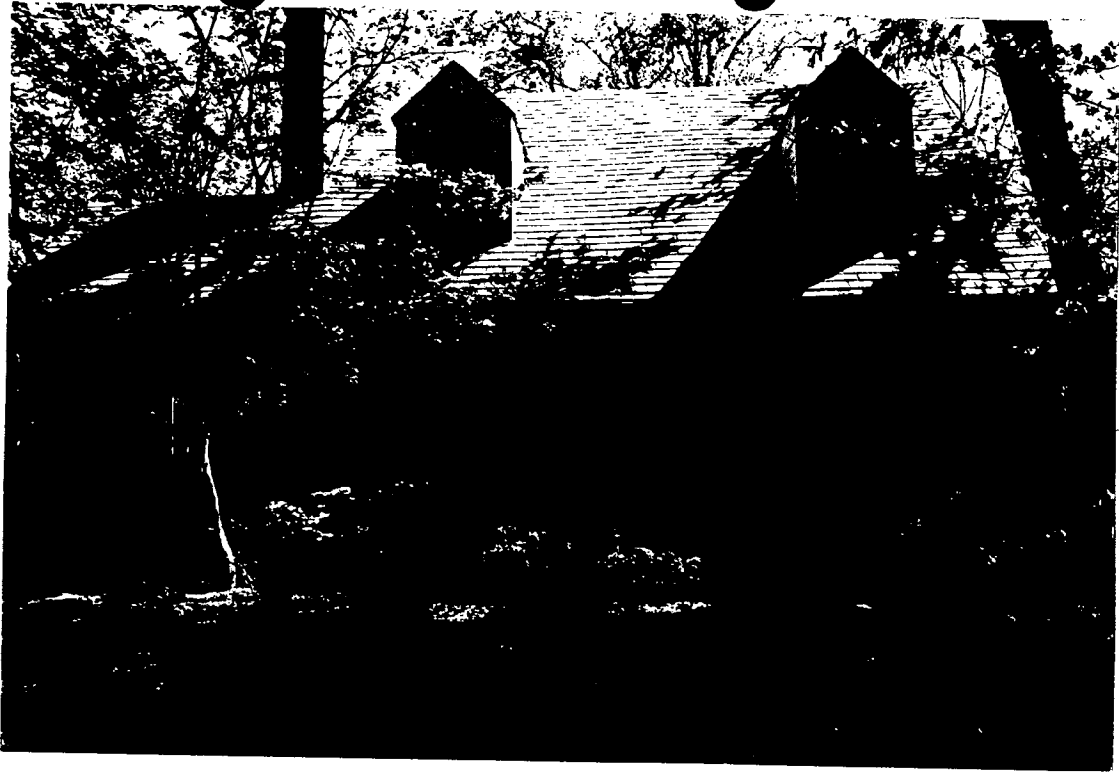
(11)



BACK



12



FRONT



SIDE WITH PROPOSED WORK

13

Jenny & Charlie Ritchie
3107 Lee St.
Silver Spring, md 20910

Tim Euzns
3106 Lee St.
Silver Spring, md, 20910

Phillip O. & M.A. Mzrkhzm
3102 Lee St.
Silver Spring, md. 20910

LOT 23

N 89° 51' 20" E 60.06'

LOT 21

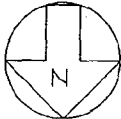
LOT 20
7473 SQ. FT.

LOT 19

S 2° 45' E 126.07'

S 2° 45' E 123.03'

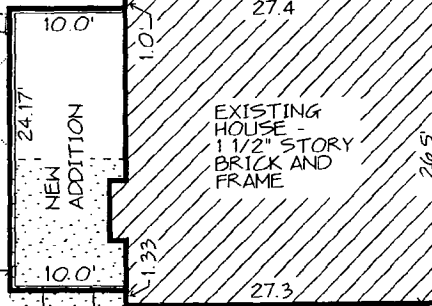
Fir Tree
12"-16" in diameter
approx 6' from corner



LOT 20 BLOCK 23
CAPITOL VIEW PARK
MONTGOMERY COUNTY, MD

A.C. UNIT

EXISTING SUNDECK



CONC. SLAB ON GRADE

EXISTING SCREENED PORCH TO BE REMOVED

EXISTING GRAVEL DRIVE

APPROVED
Montgomery County
Historic Preservation Commission

Condition
Rouffignac 5/14/97

N 87° 15' E 60.00'

LEE STREET

ARCHITECTURAL SOLUTIONS
ARCHITECTS DESIGNERS
6009 WALHONDING RD BETHESDA MD
301-320-3964

BOEGEL RESIDENCE SITE PLAN 1/16" = 1'-0"
3104 LEE STREET
KENSINGTON MONTGOMERY COUNTY MARYLAND
LOT 20 BLOCK 23 PLAT BK 17 PLAT NO. 1059

3-27-97

1 OF 1



FRONT



SIDE WITH PROPOSED WORK



BACK





PUBLIC RIGHT-OF-WAY



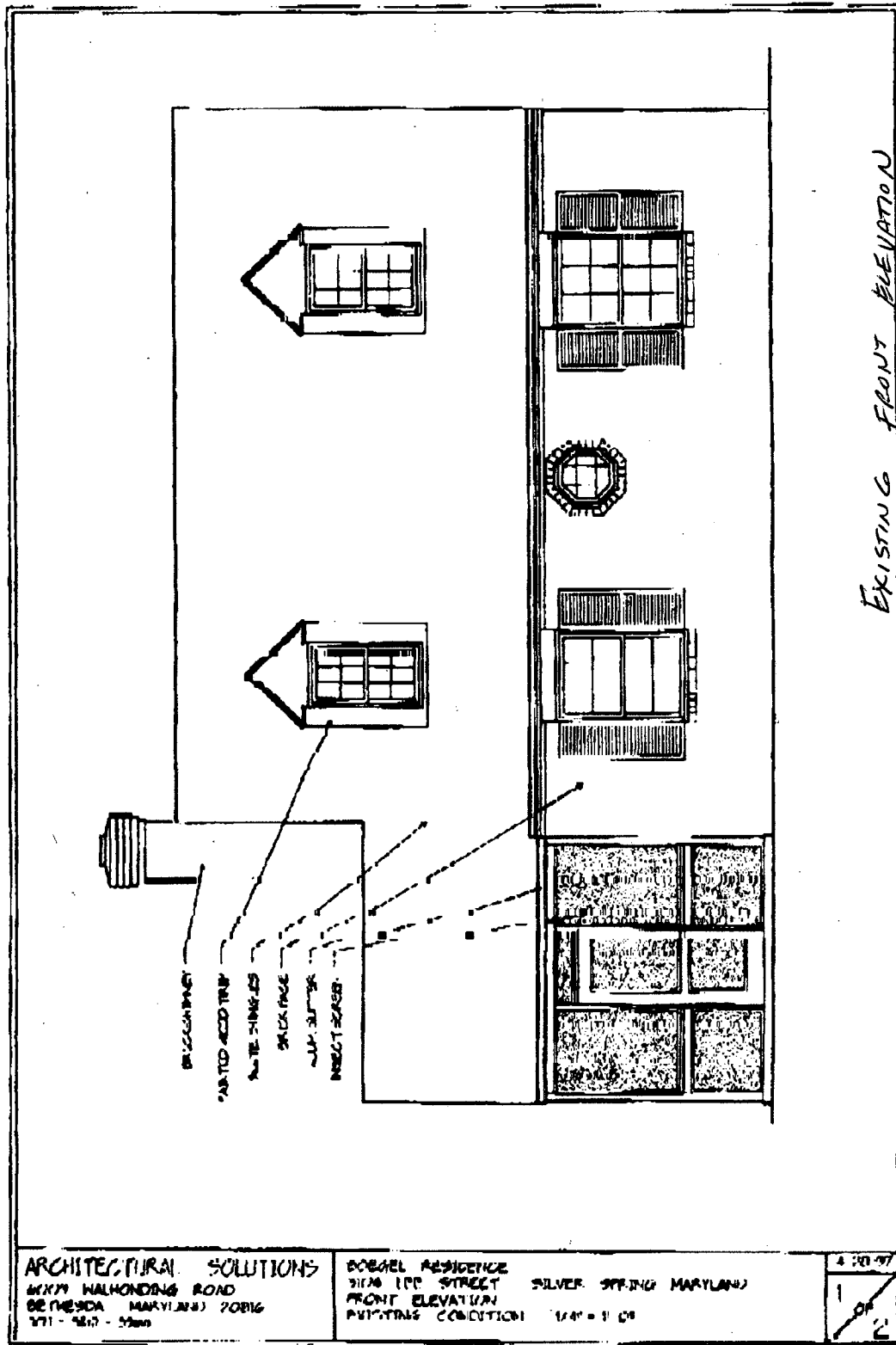
ADJOINING PROPERTY



SIDE



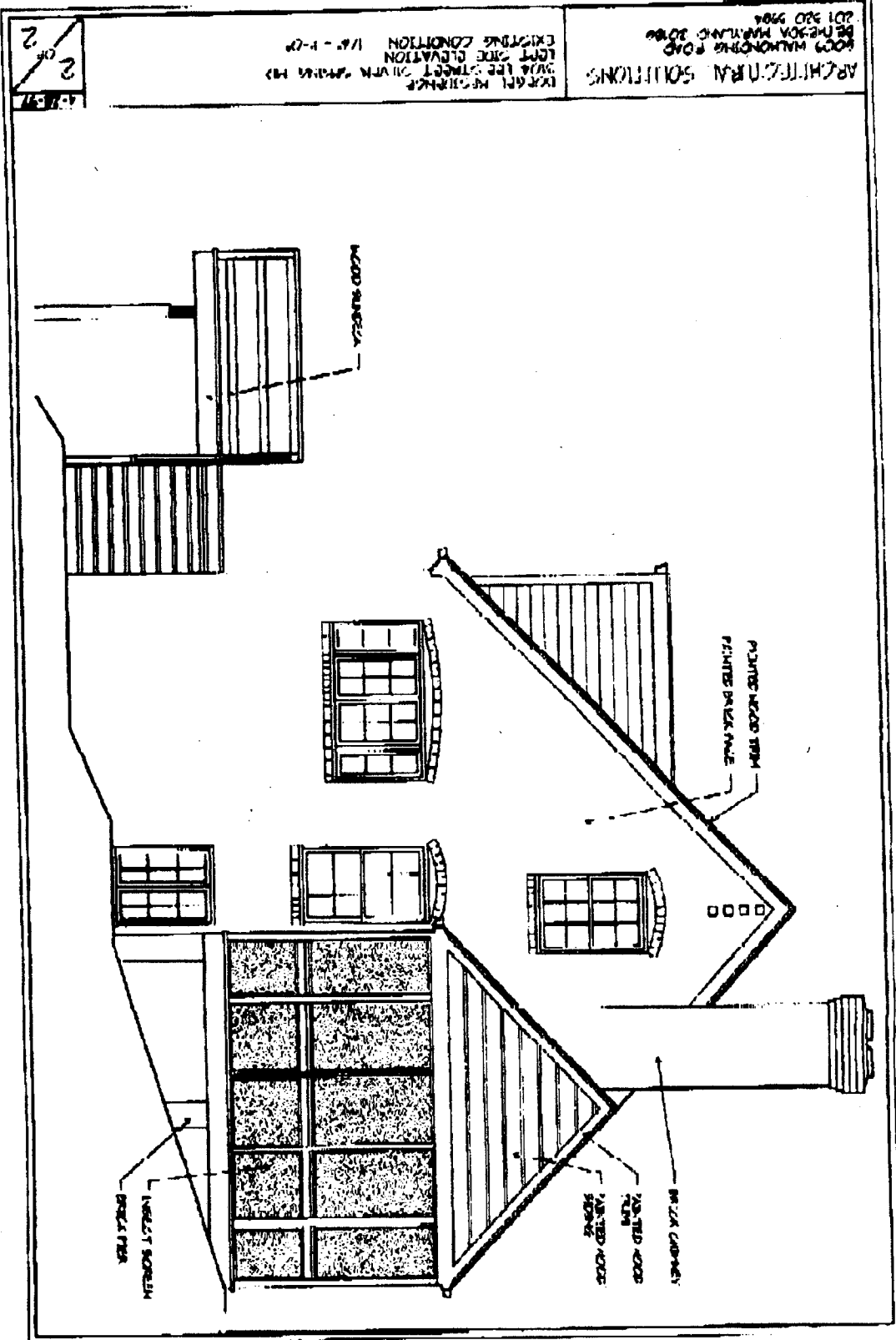
ADJOINING PROPERTY



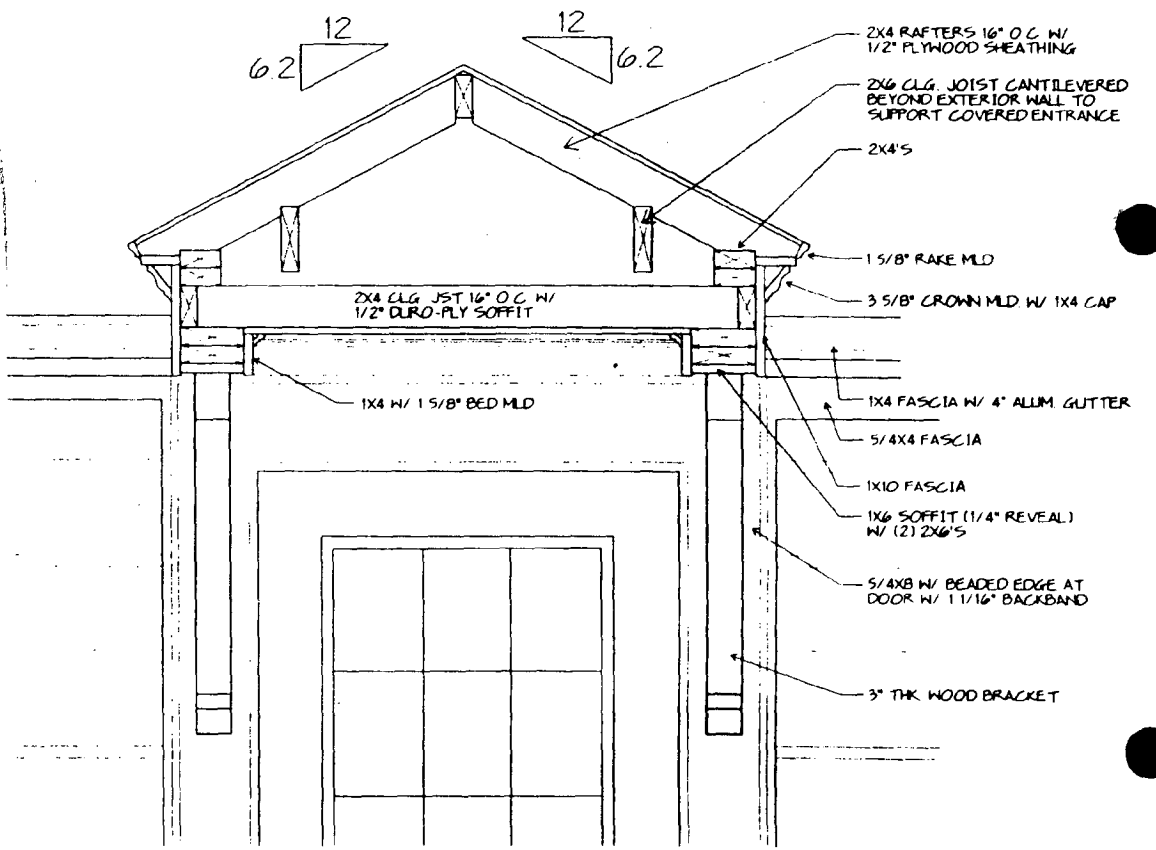
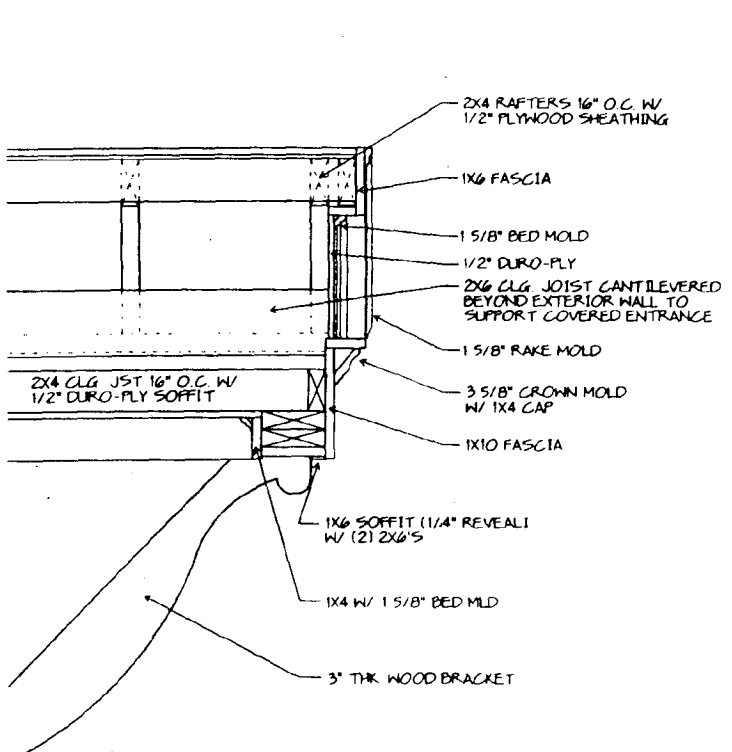
EXISTING CONDITION 1/4" = 1'-0"
LEFT SIDE ELEVATION
DATE: FEB. 20, 1997
DRAWN BY: J. W. HARRIS, JR.

ARCHITECTURAL SOLUTIONS
6009 WALKER ROAD
BETHESDA, MARYLAND 20814
201 320 9904

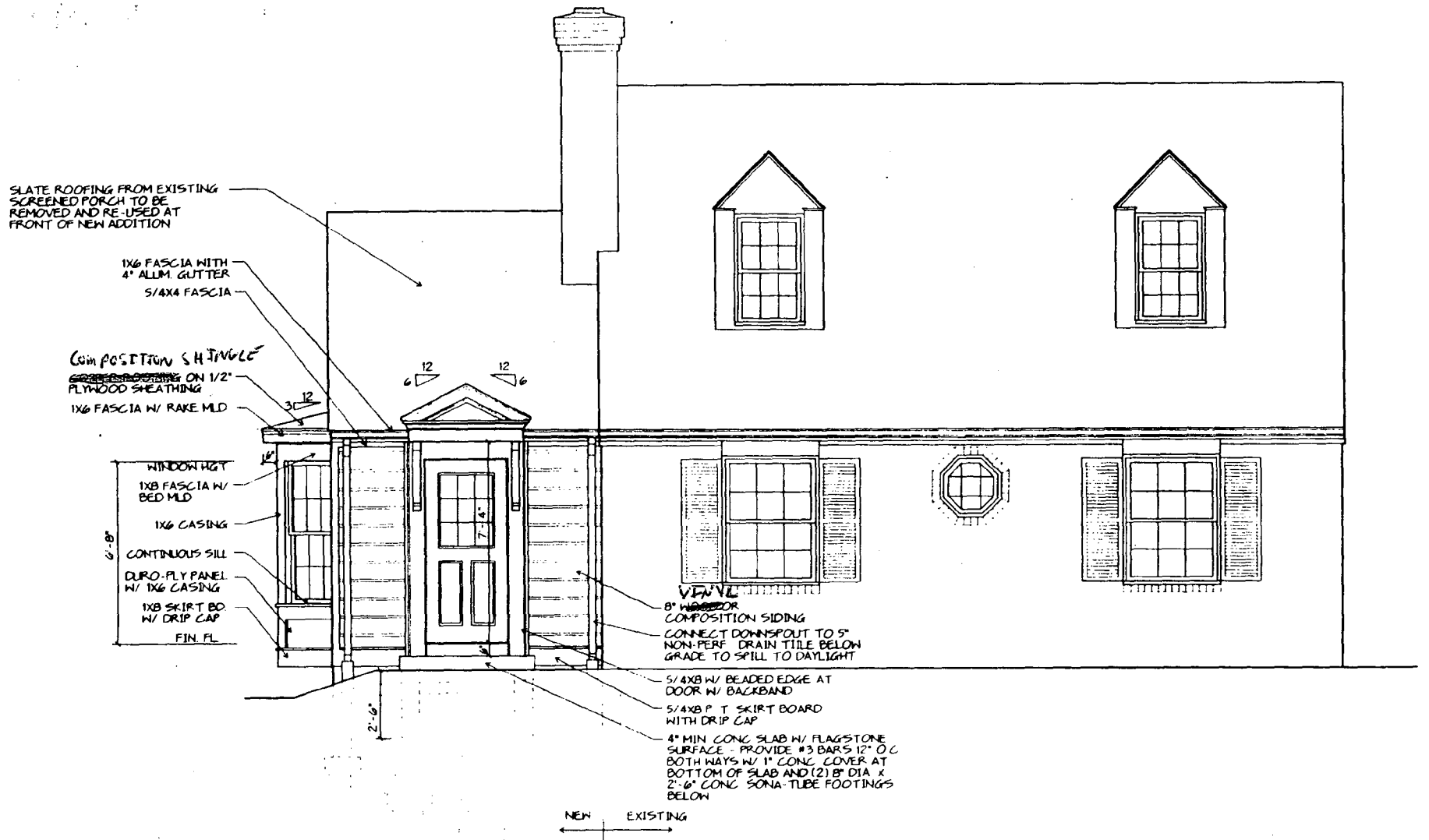
2
2
2



(EXISTING) LEFT SIDE ELEVATION



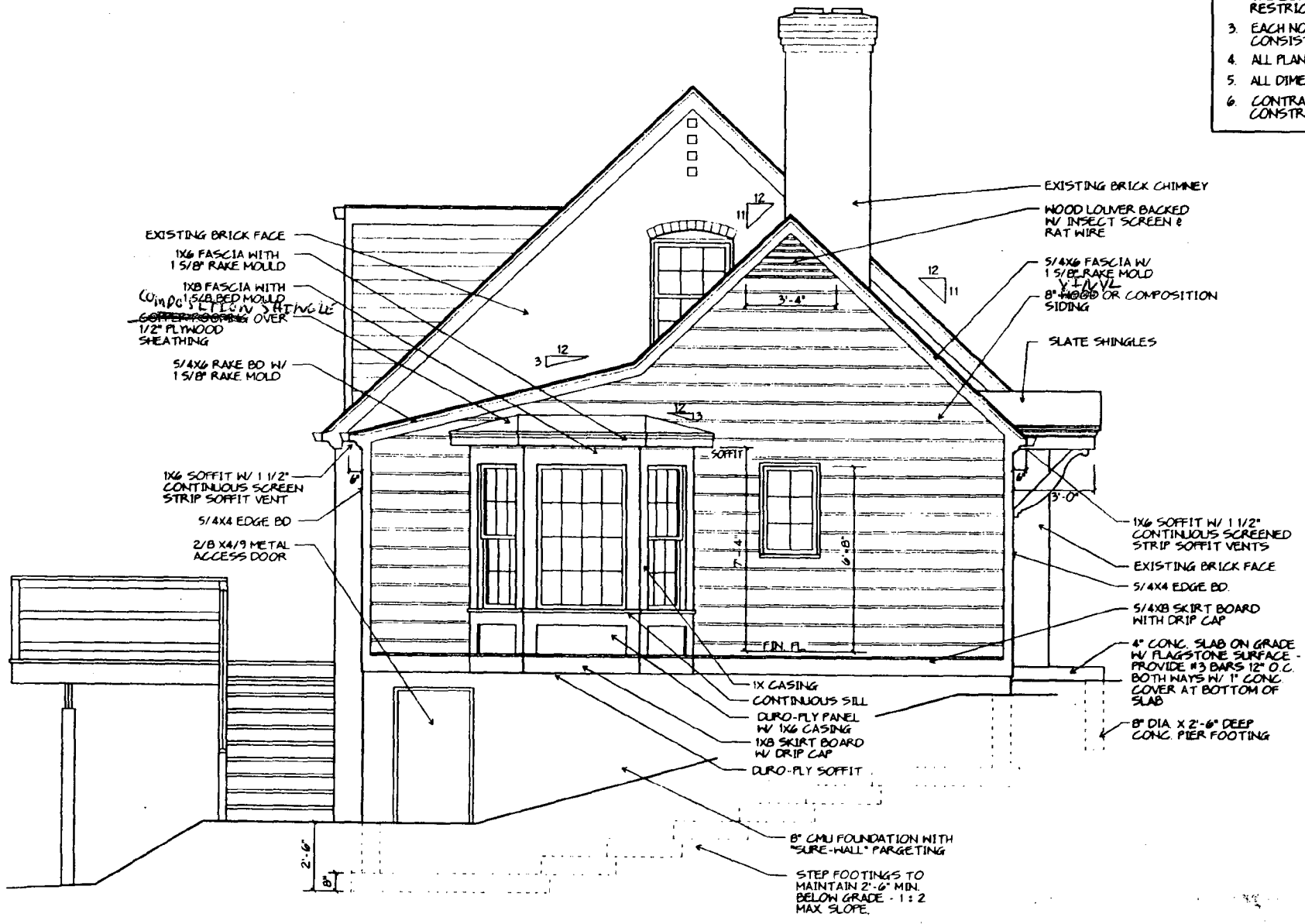
DETAIL SECTION THRU COVERED FRONT ENTRY
1" = 1'-0"



STEP FOOTINGS MAINTAIN 1:2 MAX SLOPE

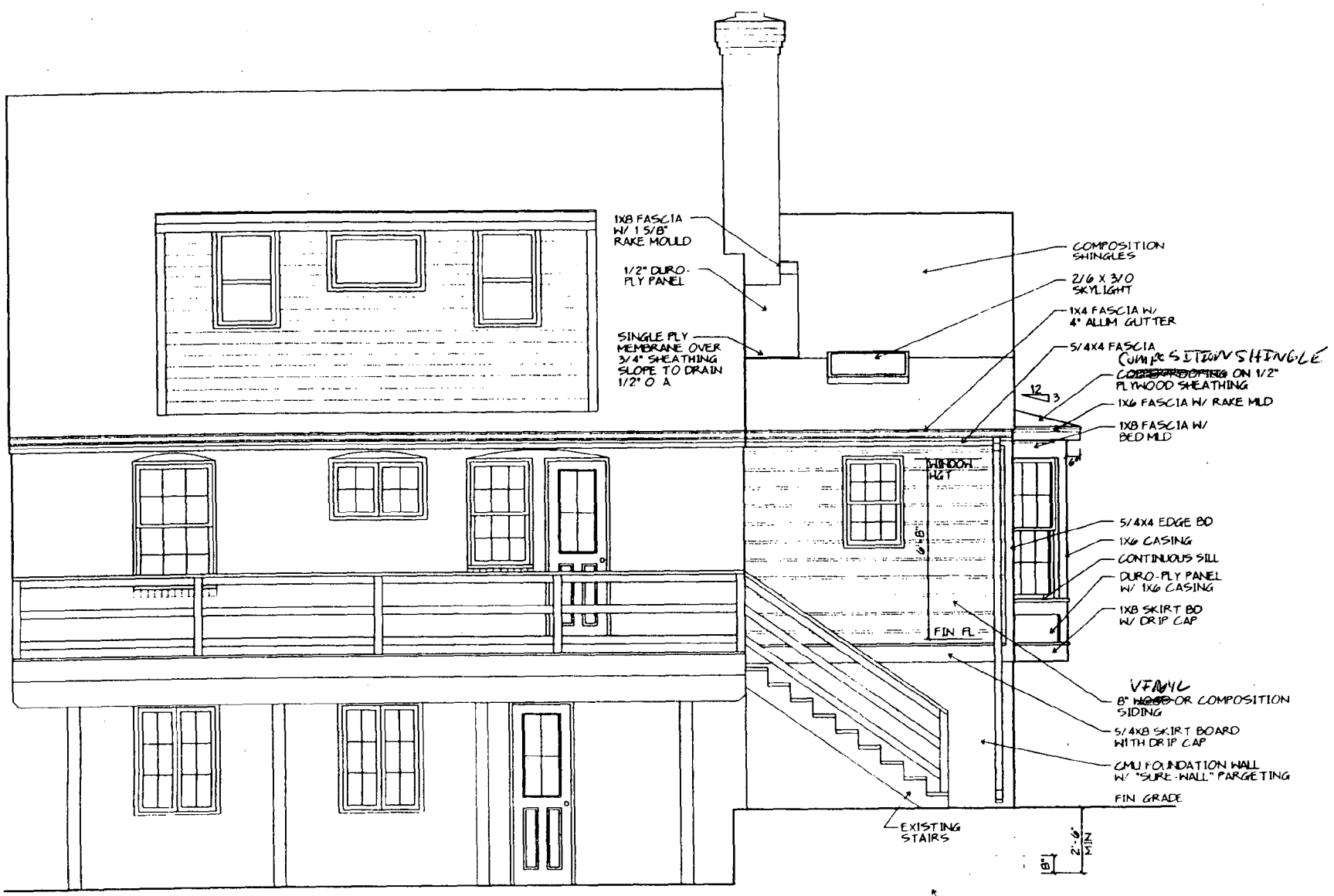
FRONT ELEVATION
1/4" = 1'-0"

- BY CONTRACTOR
- SUB-CONT
- THE FALLIP
- THE CONTI
- RESTRICT.
- 3. EACH NOTE
- CONSI
- 4. ALL PLAN D
- 5. ALL DIMENS
- 6. CONTRACT
- CONSTRUC



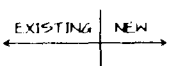
RIGHT SIDE ELEVATION

1/4" = 1'-0"



REAR ELEVATION

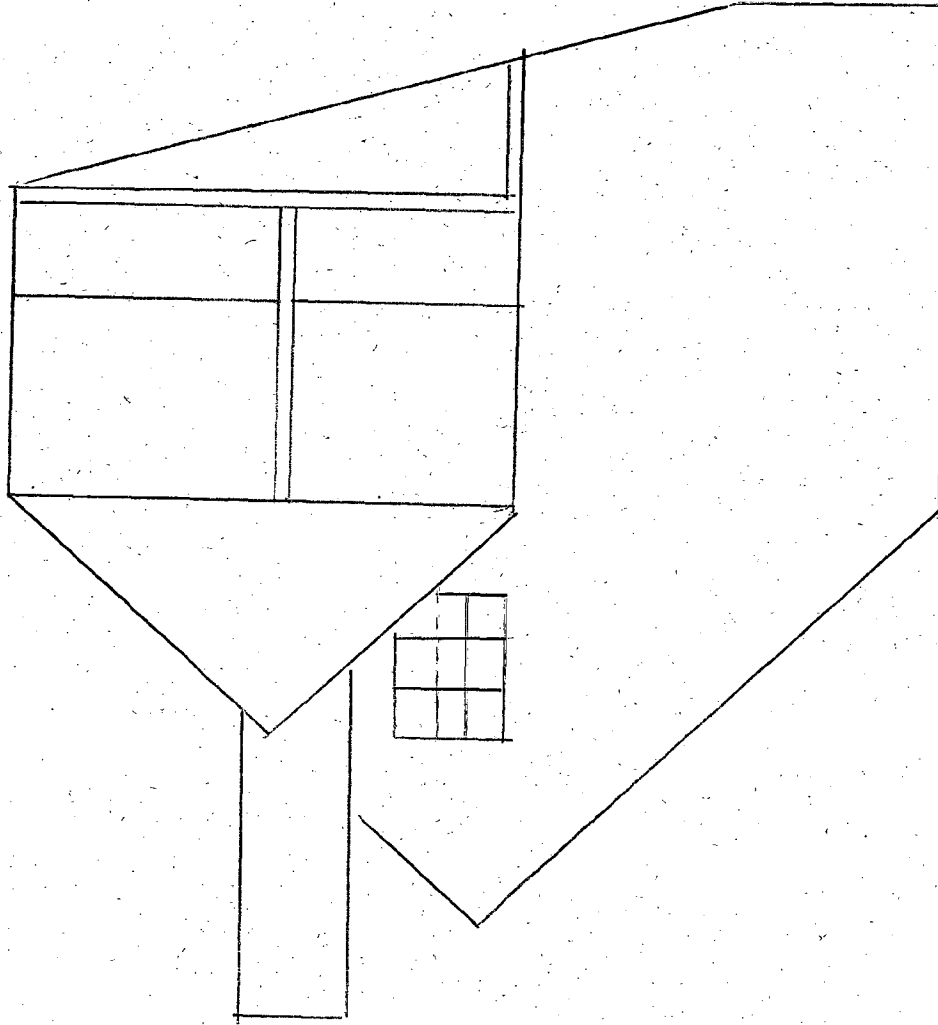
1/4" = 1'-0"



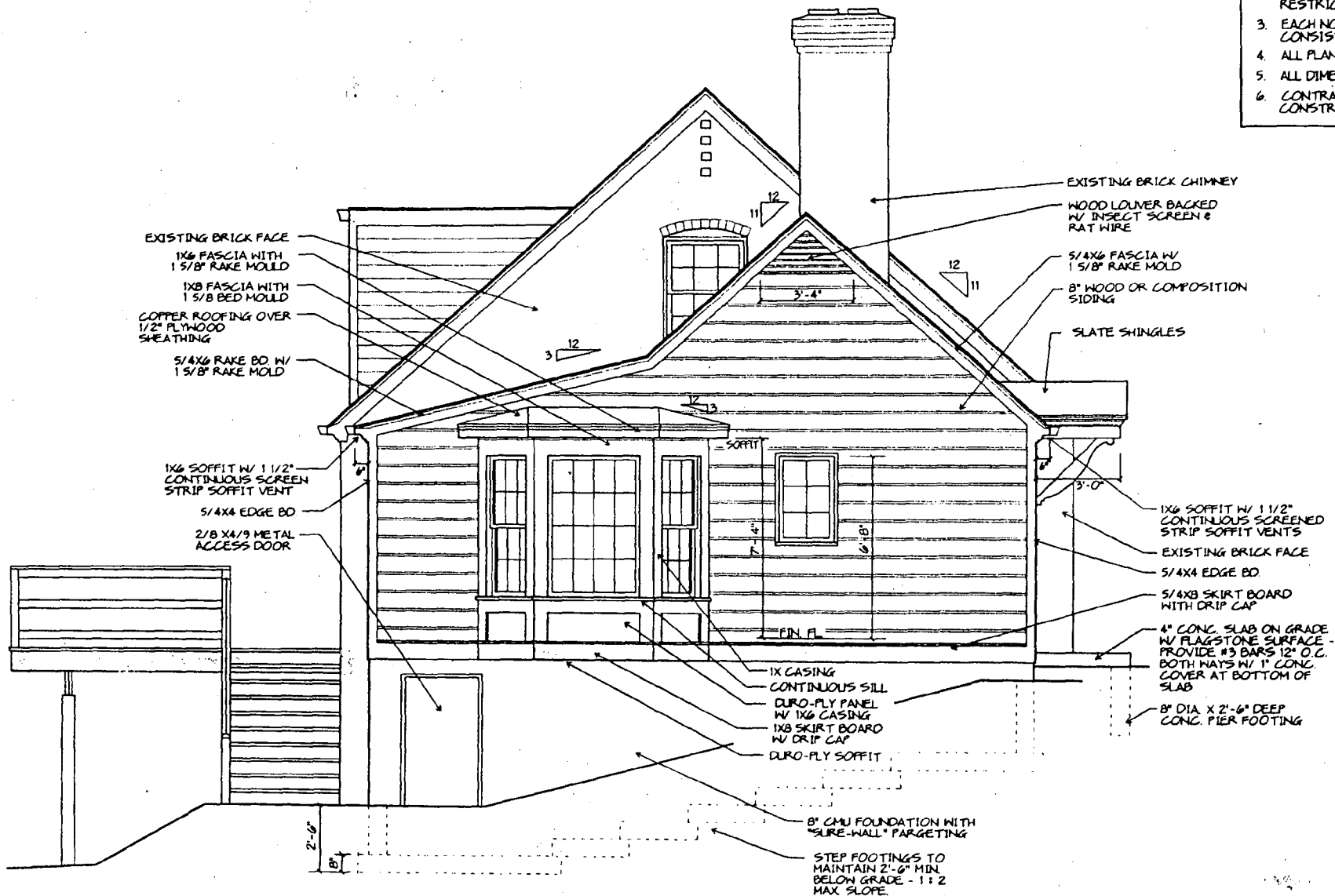
STEP FOOTINGS - MAINTAIN 1:2 MAX SLOPE

EXISTING ELEVATION

SCREEN
PORCH



- IN CANNOT
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CONSTRUC



PROPOSED RIGHT SIDE ELEVATION

1/4" = 1'-0"

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 3104 Lee Street

Meeting Date: 05/14/97

Resource: Capitol View Park Historic District

HAWP: Alteration

Case Number: 37/7-97C

Tax Credit: No

Public Notice: 04/30/97

Report Date: 05/07/97

Applicant: Lauren Boegel
(Tom Gray, Agent)

Staff: Perry Kephart

PROPOSAL: Side addition, skylight.

RECOMMEND: Approval w/ *conditions*

DATE OF CONSTRUCTION: ca. 1938

SIGNIFICANCE: Non-contributing Resource in Capitol View Park Historic District.

ARCHITECTURAL DESCRIPTION

One and a half story two bay Cape Cod style house of painted brick with a slate roof. There is a slate-roofed side gabled screen porch addition to the left side of the house set flush with the front facade. On the front are a pair of front gabled dormers and on the rear is a shed dormer. There is an octagonal peephole window between the windows of the front facade. The principal entry to the house is through the screen porch.

PROPOSAL

The applicant proposes to replace the screen porch on the left with a brick-fronted addition with vinyl siding on the sides and rear, to be approximately 9' wide and the depth of the main house. The addition is to be a front entry and kitchen enlargement. The existing slate roof of the porch is to be retained. A bumpout 6/6 bay window with composite shingle roofing is proposed for the end facade with a six light casement window also proposed for the side wall. A new doorway is proposed with a flagstone step and pedimented cantilevered overhang with simple wood brackets. The rear portion of the new addition is proposed to have a 6/6 rear window and a skylight not visible from the street. The windows for the new addition are proposed to be ~~double~~ *double-glazed true divided light* with wood framing. *and without applied or snap in muntins*

STAFF DISCUSSION

The changes proposed by the applicant are all appropriate to the style of this out-of-period resource. The addition of a door to the front facade is, in staff's opinion, an improvement on the current design. Use of vinyl siding instead of wood on an addition is not optimal, but is reasonable in the limited amount proposed and approvable because the structure is non-contributing.

STAFF RECOMMENDATION

Staff recommends that the Commission approve the proposed revisions noted above as being consistent with Chapter 24A-8(b)2:

with the condition that snap in or applied muntins cannot be added

①

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 #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 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: Lauren Boegel
 DAYTIME TELEPHONE NO. (301) 585-7964

TAX ACCOUNT # _____
 NAME OF PROPERTY OWNER LAUREN BOEGEL DAYTIME TELEPHONE NO. (301) 654-3282
 ADDRESS 3104 Lee Street Silver Spring MD 20910
 CITY STATE ZIP CODE
 CONTRACTOR Graycraft Inc TELEPHONE NO. (301) 565-9174
 CONTRACTOR REGISTRATION NUMBER 32768
 AGENT FOR OWNER Tom Gray DAYTIME TELEPHONE NO. (301) 565-9174

LOCATION OF BUILDING/PREMISE
 HOUSE NUMBER 3104 Lee St STREET LEE STREET
 TOWN/CITY Silver Spring NEAREST CROSS STREET Capitol View Avenue
 LOT 20 BLOCK 23 SUBDIVISION Capitol View Parcels
 LIBER 9721 FOLIO 436 PARCEL 13-5-995992

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CIRCLE ALL APPLICABLE: 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 _____
 1B. CONSTRUCTION COST ESTIMATE \$ 35,000.-
 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/assessment _____

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.

Signature of owner or authorized agent: Jan Shep Date: 4/21/97

APPROVED: [Signature] For Chairperson, Historic Preservation Commission
 DISAPPROVED: _____ Signature: _____ Date: _____

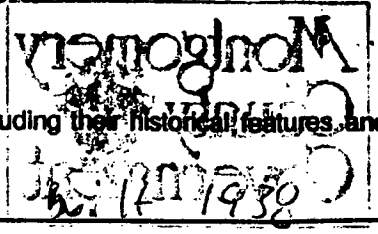
APPLICATION/PERMIT NO: 9704230062 DATE FILED: _____ DATE ISSUED: _____



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:
 2 story brick single family home built 1930



APPLICATION FOR

HISTORIC AREA WORK PERMIT

b. General description of project and its effect on the historic resource(s), the environmental setting, and, where applicable, the historic district:
 Foyer 2nd Kitchen addition

2. SITE PLAN

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.

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.

- a. 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.
- b. 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.

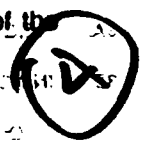
4. MATERIALS SPECIFICATIONS

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

- 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 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



HAWP APPLICATION: ADDRESSES OF ADJACENT & CONFRONTING PROPERTY OWNERS

Tenny & Charlie Ritchie
3107 Lee St
Silver Spring, md 20910

Jim Evans
106 Lee St.
Silver Spring, md. 20910

Phillip D. & M.A. Mzrkhzm
102 Lee St
Silver Spring, md. 20910

LOT 23

N 89° 51' 20" E 60.06'

LOT 21

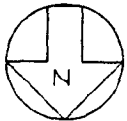
LOT 20
7473 SQ. FT.

LOT 19

S 2° 45' E 126.07'

S 2° 45' E 123.03'

Fir Tree
12"-16" in diameter
approx 6' from corner



LOT 20 BLOCK 23
CAPITOL VIEW PARK
MONTGOMERY COUNTY, MD

EXISTING
GRAVEL
DRIVE

CONC
SLAB ON
GRADE

EXISTING
SCREENED
PORCH TO
BE REMOVED

EXISTING
SUNDECK

EXISTING
HOUSE -
1 1/2" STORY
BRICK AND
FRAME

AC.
UNIT

10.0'

24.17'

10.0'

10.0'

11.33'

10.0'

27.4

27.3

±13'-6"

±25.5'

N 87° 15' E 60.00'

LEE STREET

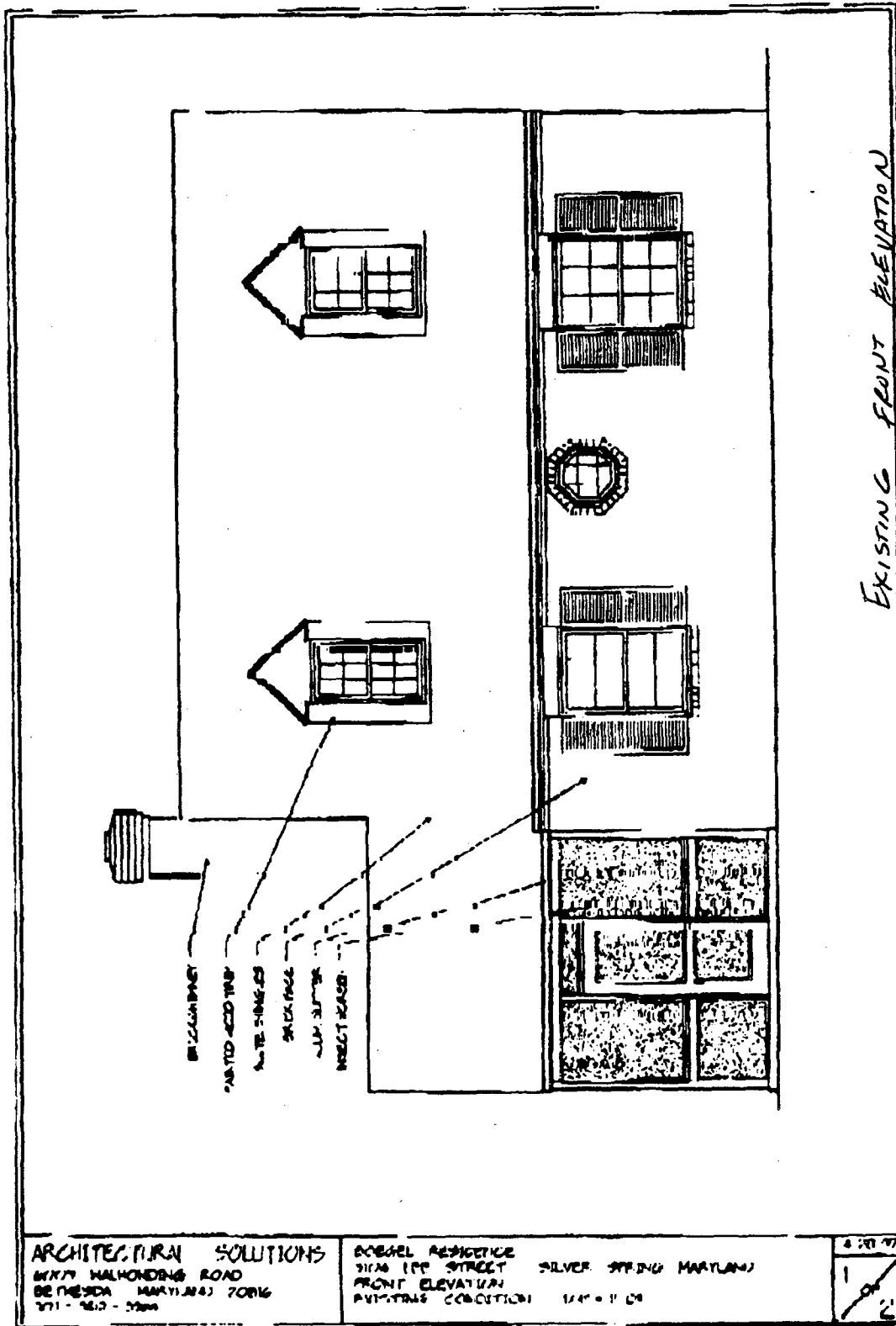
ARCHITECTURAL SOLUTIONS
ARCHITECTS DESIGNERS
109 WALTHONDING RD BETHESDA MD
301-320-3964

BOEGEL RESIDENCE SITE PLAN 1/16" = 1'-0"
3104 LEE STREET
KENSINGTON MONTGOMERY COUNTY MARYLAND
LOT 20 BLOCK 23 PLAT BK 17 PLAT NO. 1059



3-27-97

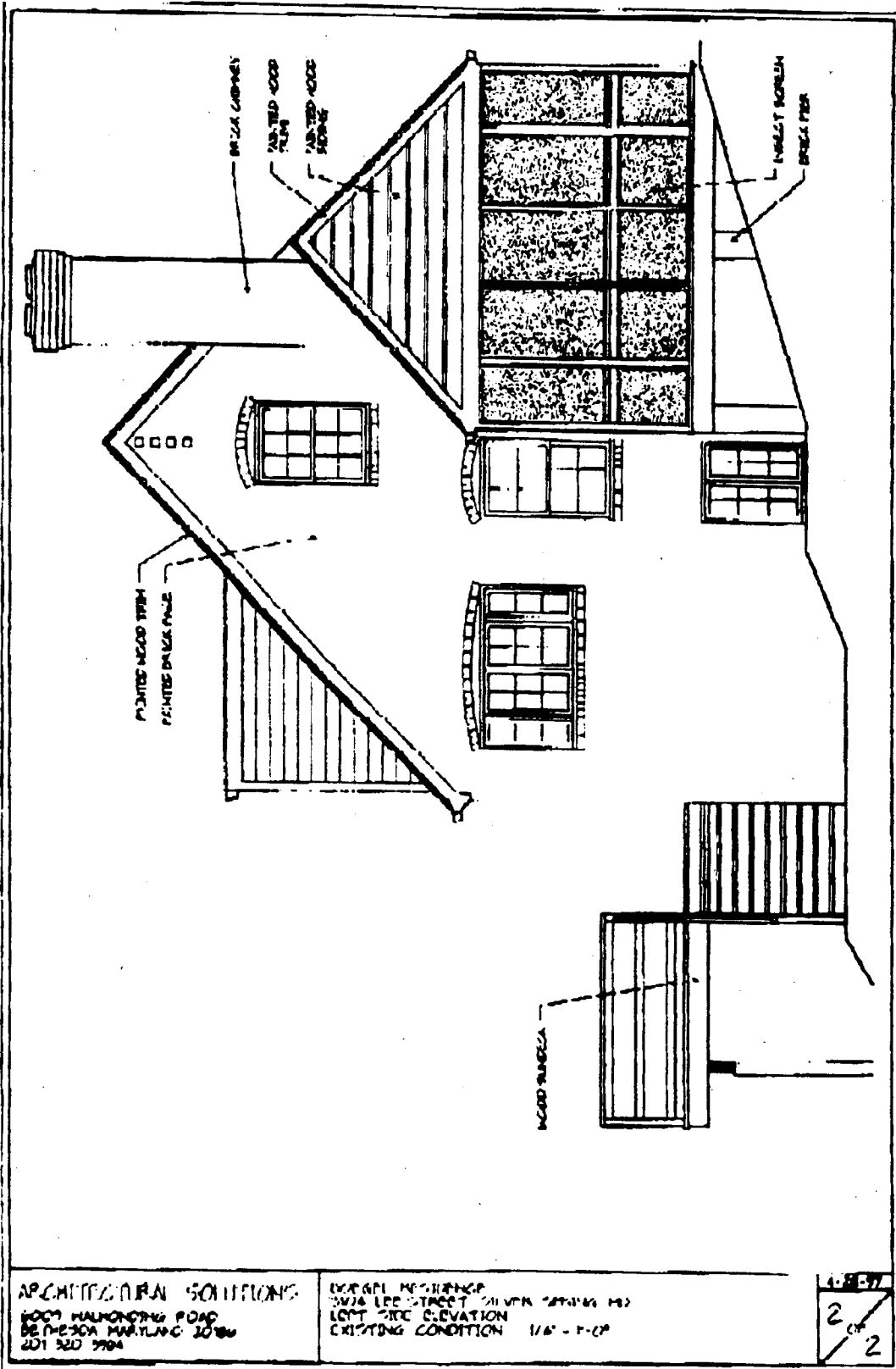
1
OF
1



SCALE: 1/4" = 1' 0"

FILE NO.





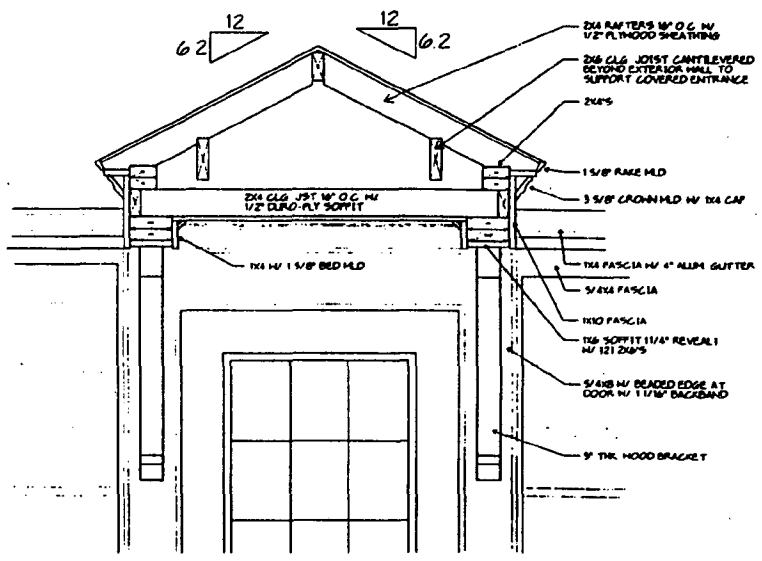
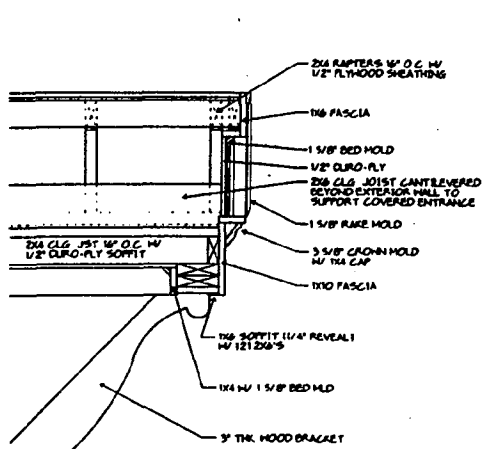
(EXISTING) LEFT SIDE ELEVATION

ARCHITECTURAL SOLUTIONS
 4001 MAUNTON ROAD
 BELMONT HARTING 30104
 201 320 9904

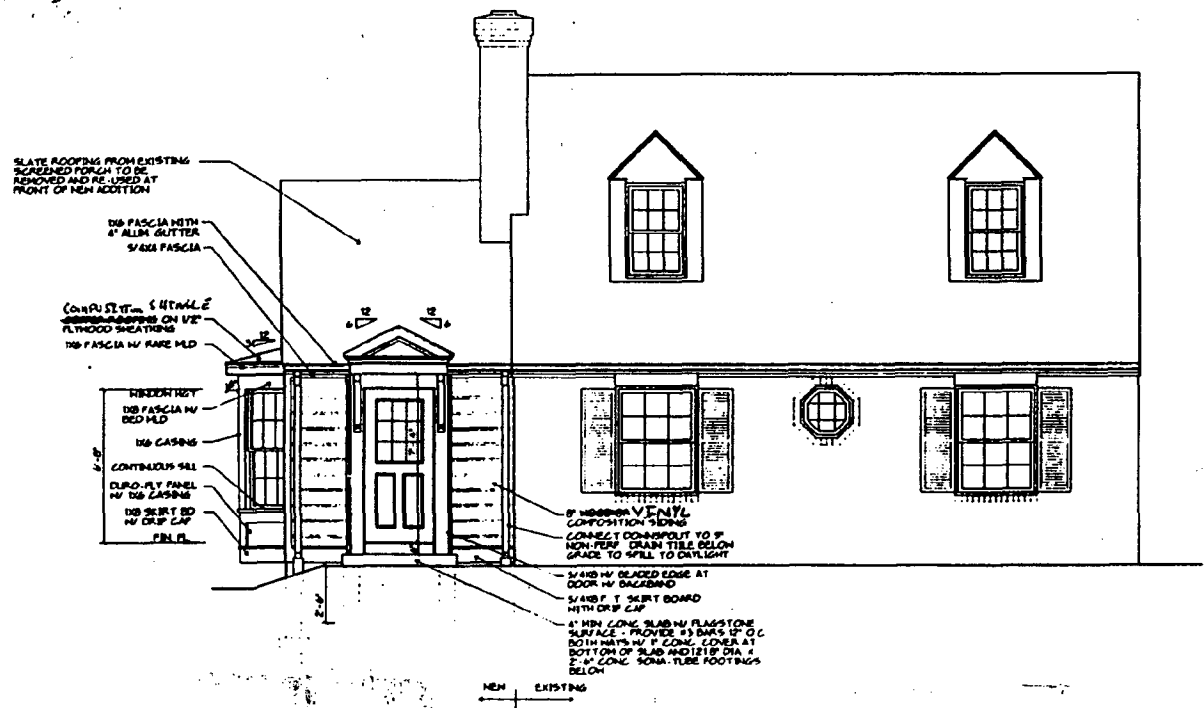
EXTERIOR RESIDENCE
 2514 LEE STREET SILVER SPRING MD
 LEFT SIDE ELEVATION
 EXISTING CONDITION 1/16" = 1'-0"

1-85-77
 2 OF 2

8



DETAIL SECTION THRU COVERED FRONT ENTRY
1/4" = 1'-0"



FRONT ELEVATION
1/4" = 1'-0"

9



SIDE



ADJOINING PROPERTY

10



PUBLIC RIGHT-OF-WAY

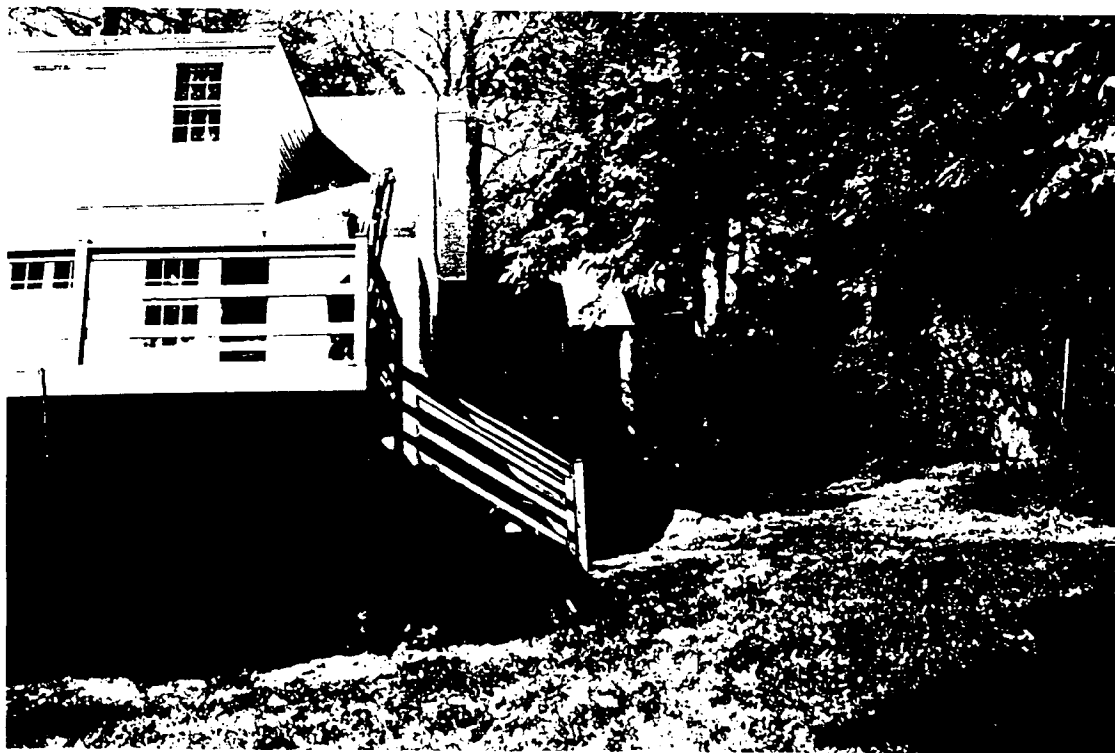


ADJOINING PROPERTY

(11)



BACK



12



FRONT



SIDE WITH PROPOSED WORK

13

DATAWATCH SYSTEMS

Robin - here's the side view! sorry about the delay. Thanks

(FACSIMILE TRANSMISSION)

To: Robin Zick

Company: Historic Preser. Com

Location: _____

Fax Number: 495-1307

Date: 4/29/97

From: Laurie Marlow Boegel

Number Of Pages: 2
(Including Cover)

Hard copy to follow in mail Y N

Comments:

*Hi Robin, let me know if you need anything further. Thanks. you
Laurie Boegel*

Side View

This facsimile is intended only for the individual to whom it is addressed and may contain information that is privileged, confidential or exempt from disclosure under applicable law. If you have received this facsimile in error, please notify us immediately by telephone (COLLECT), and return the original message to us at the below address.

DATAWATCH SYSTEMS

(FACSIMILE TRANSMISSION)

To: Robin Ziek

Company: Hestore Presw. Conn

Location: _____

Fax Number: 495-1307

Date: 4/29/97

From: Lauree Marlow Boegel

Number Of Pages: 2
(Including Cover)

Hard copy to follow in mail Y N

Comments:

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Lauree Boegel

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