

37/3-93MM 7112 Cedar Avenue
Takoma Park Historic District



SWIMMING POOLS
GUNITING
AUTOMATIC COVERS
CONSULTING

WASHINGTON 261-8877
ANNAPOLIS 224-4477

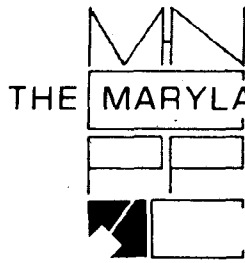
PAUL F. WEAKLAND
PROJECT DESIGNER

2881 SOUTHAVEN DRIVE
ANNAPOLIS, MARYLAND 21401

Mark Tak P.
gor
Mostowitz
Public Works - trees
585.8333

RE: PREVIOUS HAWP FOR
FENCE (APPROVED 11/17/93)

OTHER HAWP WAS FOR
REAR AND SIDE ADDITION
(APPROVED 11/17/93)



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

March 27, 1995

Mr. and Mrs. Warren A. Fitch
7112 Cedar Avenue
Takoma Park, MD 20912

Dear Mr. and Mrs. Fitch:

Thank you for your letter of March 27th regarding revisions to your approved Historic Area Work Permit (HAWP) for fencing/landscaping at your property at 7112 Cedar Avenue in the Takoma Park Historic District (HPC Case No. 37/3-93MM).

Since visiting your property on March 19th, I have gone back and carefully reviewed the file for your previously approved HAWP. I am enclosing a copy of the approved HAWP with the associated drawings of what you had proposed to do.

The fencing scheme which we discussed on March 19th and which is explained in your letter is significantly different than the one that the Historic Preservation Commission (HPC) reviewed in 1993. In 1993, you were proposing to keep the existing wood fence at the front of the property and to add new 5' high wood lattice fences just in front of and behind the swimming pool. There was also to be a new 5' high wood lattice fence along the southern property line adjacent to the swimming pool. There was also going to be a new parking area for two cars, paved with "semi-porous" material, as well as installation of a brick patio and new flagstone pathways.

I feel that the fencing scheme explained in your March 27th letter, while different than the one reviewed by the HPC in 1993, is in keeping with the spirit of what was approved. Your current plans actually call for less total fencing, which will enhance the sense of open space that is characteristic of Takoma Park. The black chain link fencing at the rear of your property is not a type typically approved by the HPC. However, because it is at the rear of the property - well behind the rear facade of the historic house - and is in an area which is heavily landscaped, it is acceptable in this situation. This letter will serve as your approval for a revised HAWP to construct the fencing as described in your March 27th letter.

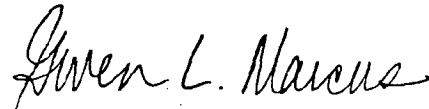
I would note that the HPC's 1993 approval did give you permission to construct a 5' high lattice fence along the southern property line, adjacent to the swimming pool. I understand that you will not be doing that at this time. However, you do have approval for such a fence and will not have to come back before the HPC.

I would appreciate it if you could give me a status report on whether you will be undertaking construction of the parking area, the patio, and the flagstone pathways which were approved in 1993. If you construct these paved areas at some point in the future and decide to change materials (for example, if you wish to use asphalt for the parking area instead of a "semi-porous" material), you would have to come back before the HPC.

Please remember that any additional exterior changes on the property, including changes in materials must be reviewed by the HPC before work is begun.

Please call me if you have any questions on this matter and good luck with your landscaping projects.

Sincerely,

A handwritten signature in cursive script that reads "Gwen L. Marcus".

Gwen L. Marcus
Historic Preservation
Coordinator

7112 Cedar Avenue
Takoma Park, MD 20912
March 27, 1995

Ms. Gwen Marcus
Maryland-National Capitol Park
& Planning Commission
8787 Georgia Avenue
Silver Spring, MD

Re: 7112 Cedar Avenue
Takoma Park, MD 20912

Dear Ms. Marcus:

We are writing to confirm our conversation, during your site visit on March 19, 1995, regarding revision of the historic preservation work permit concerning the fencing at our home at the above referenced address.

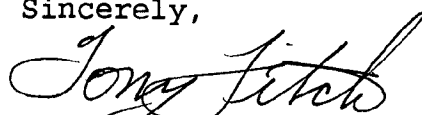
1. Along the front, eastern side of the property behind the azaleas and rhododendrons, between the corner of the front porch and the southern property line, the wire fence which was recently erroneously installed at a six-foot height will be removed and replaced with a five-foot high, wood, lattice-grid fence. The solid wood gate across the driveway will be five-to-six feet high. The approximately three-foot lattice section between the southern gate post and the southern property line will be six feet high, in order to accommodate the slope of the property at that point.

2. In the rear, western part of the property, on the slope behind the garage, the six-foot wire fence running from the northern property line to the southern property line will be reduced to five feet in height.

3. Along the northern property line, behind the garage, a portion of the six-foot high fence will be reduced to five feet in height, in order to accommodate the preferences of one of our neighbors who expressed concern about the height of the fence at that point. We have discussed this change with them and understand that this change represents a satisfactory response to their concerns.

Thank you for visiting with us in order to discuss the foregoing.

Sincerely,


Rebecca April Fitch
Warren Anthony Fitch

MONTGOMERY COUNTY, MARYLAND

Department of Environmental Protection

Rockville Metro Center

COPY

BUILDING PERMIT

PERMIT NO 9310260094

NOVEMBER 24, 1993

EXPIRES: 11/24/94

THIS IS TO CERTIFY THAT:

WARREN A. FITCH

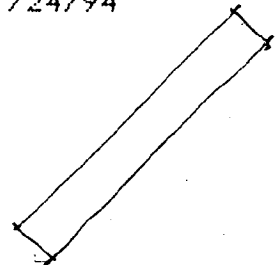
7112 CEDAR

TAKOMA PARK

MD 20912

(301)585-2939

AVE



HAS PERMISSION TO: ALTER

0000 HISTORIC SITE

**HISTORIC APPROVAL ONLY
BUILDING PERMIT REQUIRED**

REGARDLESS OF SET BACK SHOWN,
THIS BUILDING MUST NOT EXTEND BEYOND ESTABLISHED BUILDING LINE.

PREMISE ADDRESS 07112 CEDAR AVE TAKOMA PARK

LOT 6 BLOCK 7 ZONE SUBDIVISION

LIBER. FOLIO PARCEL PLATE GRID

ELECTION DISTRICT 13

TAX ACCOUNT NO 00000000

PERMIT FEE: \$ 00,000.01

IMPACT FEE: \$ 0,000,000

ESTIMATED COST: \$00,060,000

13



Montgomery County Government

ENCLOSURE REQUIREMENTS FOR PRIVATE SWIMMING POOLS

AUTHORITY:

Emergency Bill Number 9-90 concerning Swimming Pool Fences was enacted by the County Council for Montgomery County on July 3, 1990. It became effective on July 13, 1990. The main intent of this Emergency Bill is to:

- (1) Increase the height requirement for fences around private swimming pools;
- (2) delete the previous exception that permitted a pool cover to be used in lieu of a fence.

The Bill also requires that a pool owner must request a final inspection for the pool within five days after it is completed. The pool cannot be filled until it has passed final inspection. A temporary fence must be in place while the pool is under construction.

NOTE: As required by law, prior to commencing any Construction activities an access permit must be obtained from the Department of Transportation. Contact the Subdivision Development Section, 9th floor, Executive Office Building, 101 Monroe Street, Rockville, Maryland (217-2104) for permit requirements.

BACKGROUND:

Emergency Bill 9-90 was adopted to ensure the enjoyment of private swimming pool ownership by mandating safety requirements aimed at protecting family, friends and neighbors of the pool owner. The requirements of the Bill are intended to prevent accidental drownings, particularly of children. The statistics below demonstrate the need for careful use of pool facilities.

- * Seventy-five percent of drowning victims are between 12 and 35 months of age; 65 percent are male. These children are at the highest risk of a drowning accident.
- * Forty-six percent of children involved in pool-related accidents WERE LAST SEEN IN THE HOUSE prior to being found in the pool. Doors that exit to a pool should therefore have an alarm to alert adults that a child is entering a pool enclosure.
- * Twenty-three percent of pool-accident victims were last seen in the yard, porch or patio prior to an accident. In all, 69 percent of the victims were not expected to be at or in the pool, yet they were found in the water. A fence or barrier completely surrounding a pool could prevent many drowning accidents.
- * Seventy-seven percent of accident victims had been seen five or fewer minutes before being missed and subsequently discovered in a pool. Drownings happen quickly and without warning. There is usually no cry for help.

The statistics and recommendations above are from a 1986 Consumer Product Safety Commission study of drowning and submersion accidents involving children under the age of five in Arizona, California and Florida.

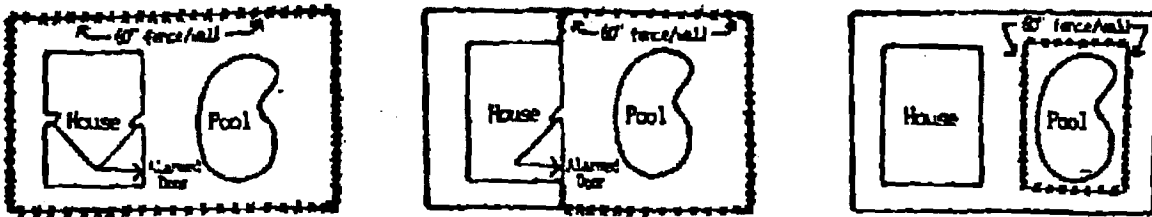
Department of Environmental Protection, Division of Construction Codes Enforcement

250 Hungerford Drive, Second Floor, Rockville, Maryland 20850-2589, 301/738-3110

REQUIREMENTS:

To ensure compliance with the standards of Bill 9-90, all swimming pool permit applications must be accompanied by the following information, or comply with the following requirements:

- (1) The law requires either that a pool be enclosed with an approved fence/wall, or that the property on which a pool is constructed be completely enclosed by an approved fence/wall. (See diagrams below)



- (2) each applicant must certify that the existing or proposed permanent fence meets the requirements of Sec. 51-15 of the Montgomery County Code;
- (3) if the fence is being installed under a different permit, the permit number must be noted on the application or site plan;
- (4) the site plan must show the location of the permanent fence;
- (5) if the house is being used as part of the enclosure, or if the property is completely enclosed with a fence, an alarm system for each door leading to the pool or an automatic pool cover must be installed, and the applicant must provide information with his/her application which describes the system or cover;
- (6) the fence/wall must be at least five feet high, securely anchored in the ground, not easily climbed or penetrated and maintained in good condition;
- (7) any gate or door enclosing the pool must have a self-closing/latching lock or latch on the pool side of the gate or door at a height four feet from the ground; any gate or door must be closed when the pool is not attended.

SPECIFICATIONS:**Temporary Fencing**

The following types of fencing are permitted for use during the construction of swimming pools:

- (1) Fourteen-gauge welded wire, 42 inches high with openings no greater than two inches in width and four inches in height;
- (2) forty-two inch high snow fence;
- (3) forty-two inch high orange plastic fence.

The posts should be no farther than eight feet apart. The temporary fence is to be removed when the permanent fence is installed.

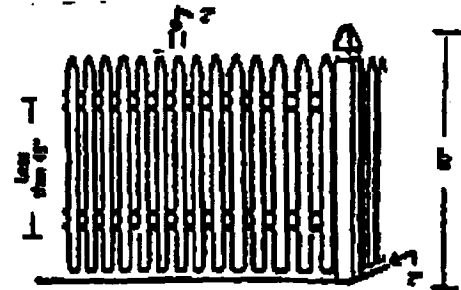
Pool Barriers

A barrier is defined as a fence, a wall, a building wall or a combination thereof which completely surrounds and obstructs access to the swimming pool.

An outdoor swimming pool; including an in-ground, above-ground, or on-ground pool must be provided with a barrier which meets the following requirements:

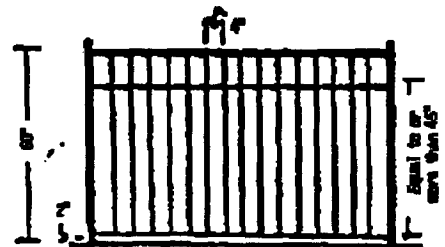
- (1) The top of the pool barrier must be at least 60 inches above grade measured on the side of the barrier which faces away from the swimming pool; the maximum vertical clearance between grade and the bottom of the barrier must be two inches measured on the side of the barrier which faces away from the swimming pool; where the top of the pool structure is above grade, such as with an above-ground pool, the barrier may consist of the pool structure itself, or it may be mounted on top of the pool structure; where the barrier is mounted on top of the pool structure, the maximum vertical clearance between the top of the pool structure and the bottom of the barrier must be four inches;
- (2) openings in the barrier shall not allow passage of a four-inch diameter sphere;
- (3) solid barriers, such as those constructed of masonry or stone, which do not have openings may not contain indentations or protrusions, except for normal construction tolerances and tooled masonry joints;

- (4) where the barrier is composed of horizontal and vertical members, and the distance between the tops of the horizontal members is less than 45 inches, the horizontal members shall be located on the swimming pool side of the fence; spacing among vertical members may not exceed two inches in width; where there are decorative cutouts within vertical members, spacing within the cutouts may not exceed two inches in width;



Para. 4: If horizontal members are less than 45" apart, vertical spacing shall not exceed 2".

- (5) where the barrier is composed of horizontal and vertical members and the distance among the tops of the horizontal members is 45 inches or more, spacing among vertical members may not exceed four inches; where there are decorative cutouts within vertical members, spacing within the cutouts may not exceed two inches in width.



Para. 5: If horizontal members are equal to or more than 45" apart, vertical spacing shall not exceed 4".

- (6) maximum mesh size for chain link fences shall be two inches square; Fence wire used in conjunction with all split rail and similar permanent fences must be 14 gauge welded wire, 60 inches high with openings no greater than 2 inches in width and 4 inches in height. The fencing is to be firmly attached to the outward side, i.e., the side of the split rail fence away from the pool, and the two (2) inch dimension of the mesh is to be perpendicular to the posts. The wire fencing is to be securely anchored at the top and bottom;

- (7) where the barrier is composed of diagonal members, such as with a lattice fence, the maximum opening formed by the diagonal members shall be no more than two inches.
- (8) access gates shall comply with the requirements of paragraphs 1 through 7 above, and must be self-closing with self-latching locks or latches on the pool side of gates or doors at a height of not fewer than four feet from the ground; any gate or door must be closed and latched when the pool is not attended. Where the release mechanism of the self-latching device is located less than 54 inches from the bottom of the gate, (a) the release mechanism shall be located on the pool side of the gate at least 3 inches below the top of the gate and (b) the gate and barrier shall have no opening greater than 1/2 inch within 18 inches of the release mechanism.
- (9) where a wall of a dwelling serves as part of the barrier, all doors with direct access to the pool through that wall must be equipped with an alarm which produces an audible warning when the door and its screen, if present, are opened; the alarm must be capable of being heard throughout the house during normal household activities;
- (10) where an above-ground pool structure is used as a barrier, or where the barrier is mounted on top of the pool structure and the means of access is a ladder or steps, then (a) the ladder or steps must be capable of being secured, locked or removed to prevent access; or (b) the ladder or steps must be surrounded by a barrier which meets the requirements of paragraphs 1 through 9 above; when the ladder or steps are secured, locked or removed, any opening created shall not allow the passage of a four-inch diameter sphere.

Indoor Swimming Pool

All walls surrounding an indoor swimming pool shall comply with paragraph 9 above.

Prohibited Locations

Barriers shall be located so as to prohibit permanent structures, equipment or similar objects from being used to climb the barriers.

Automatic Pool Cover

An automatic pool cover is a mechanical device that when activated, automatically and completely covers the swimming pool surface and meets the requirements of a power safety cover established by the American Society for Testing and Materials (ASTM Designation ES 13-89). Pools with centers at a distance greater than four feet from the water's edge shall have a cover able to hold a weight of 485 pounds (two adults and one child). Pools with a width or diameter not greater than eight feet shall have a cover able to hold a weight of 275 pounds (one adult and one child).

2847p
12/91

MEMORANDUM

TO: Robert Hubbard, Acting Chief
Division of Development Services and Regulation
Department of Environmental Protection

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

SUBJECT: Historic Area Work Permit

DATE: 11.23.93

The Montgomery Historic Preservation Commission has reviewed the attached application for a 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.

Applicant: Fitch

Address: 7112 Cedar Avenue, Takoma Park



Historic Preservation Commission

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

APPLICATION FOR HISTORIC AREA WORK PERMIT

TAX ACCOUNT # 1268602

NAME OF PROPERTY OWNER Mrs. MARLEN A FITZ TELEPHONE NO. 301-281-7211
(Contract/Purchaser) (Include Area Code)

ADDRESS 7112 CEDAR AVE TAKOMA PARK MD 20912
CITY STATE ZIP

CONTRACTOR MOELLER POOL & SPA INC. TELEPHONE NO. 301-281-8877
CONTRACTOR REGISTRATION NUMBER 1175

PLANS PREPARED BY MOELLER POOL & SPA INC. TELEPHONE NO. 301-281-8877
(Include Area Code)

REGISTRATION NUMBER 1175

LOCATION OF BUILDING/PREMISE

House Number 7112 Street CEDAR AVE

Town/City TAKOMA PARK Election District WHEATON

Nearest Cross Street EASTON AVE

Lot 1 Block 1 Subdivision _____

Liber _____ Folio _____ Parcel _____

- 1A. TYPE OF PERMIT ACTION: (circle one)
- | | | | | | | |
|---|-------------------------------------|---|------------------------------------|--|-------------------------------|--|
| <input checked="" type="checkbox"/> Construct | <input type="checkbox"/> Extend/Add | <input type="checkbox"/> Alter/Renovate | <input type="checkbox"/> Repair | Circle One: <input type="checkbox"/> A/C | <input type="checkbox"/> Slab | <input type="checkbox"/> Room Addition |
| <input type="checkbox"/> Wreck/Raze | <input type="checkbox"/> Move | <input type="checkbox"/> Install | <input type="checkbox"/> Revocable | <input type="checkbox"/> Porch | <input type="checkbox"/> Deck | <input type="checkbox"/> Fireplace |
| | | | <input type="checkbox"/> Revision | <input type="checkbox"/> Shed | | |
| | | | | <input type="checkbox"/> Solar | | |
| | | | | <input type="checkbox"/> Woodburning Stove | | |
| | | | | <input type="checkbox"/> Fence/Wall (complete Section 4) | | |
| | | | | <input type="checkbox"/> Other _____ | | |
- 1B. CONSTRUCTION COSTS ESTIMATE \$ 70,000
- 1C. IF THIS IS A REVISION OF A PREVIOUSLY APPROVED ACTIVE PERMIT SEE PERMIT # _____
- 1D. INDICATE NAME OF ELECTRIC UTILITY COMPANY P&P
- 1E. IS THIS PROPERTY A HISTORICAL SITE? _____

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

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

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

- 4A. HEIGHT 5 feet 0 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 YES
 - 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.

Marlen A. Fitz Signature of owner or authorized agent (agent must have signature notarized on back) 5-4-98 Date

APPROVED _____ For Chairperson, Historic Preservation Commission

DISAPPROVED _____ Signature Albert B. Randall Date _____

APPLICATION/PERMIT NO: 4101064 FILING FEE: \$ _____

DATE FILED: _____ PERMIT FEE: \$ _____

DATE ISSUED: _____ BALANCE \$ _____

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

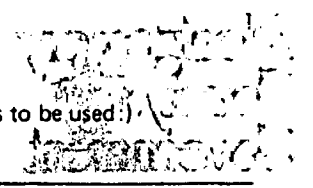
SEE REVERSE SIDE FOR INSTRUCTIONS

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

Historic Preservation Commission

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

517-3828



RECORDS AREA

REGISTRATION NUMBER _____

PROPERTY NUMBER _____

ADDRESS _____

CITY _____ STATE _____

TELEPHONE NO. _____

TELEPHONE NO. _____

LOCATION OF BUILDING _____

Street _____

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

Electrical District _____

ATTACH TO THIS APPLICATION (2) COPIES OF: (1) 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

TYPE OF CHANGE DESIRED _____

TYPE OF WATER SUPPLY _____

01 () W/SC 02 () W/EL 03 () OTHER _____

THIS IS COMPLETE ONLY FOR PERMITS FOR RETAINING WALLS

(Reverse for other permits)

Date _____

Historic Preservation Commission

Signature _____

RECEIPT FOR _____

BALANCE _____

PERMIT FEES _____

FILING FEES _____

RECEIPT FOR _____

SEE REVERSE SIDE FOR INSTRUCTIONS

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 7112 Cedar Avenue Meeting Date: 11/17/93
Resource: Takoma Park Historic District Review: HAWP/Alteration
Case Number: 37/3-93MM Tax Credit: No
Public Notice: 11/3/93 Report Date: 11/10/93
Applicant: Warren Fitch Staff: Nancy Witherell
PROPOSAL: Install pool/site alterations/ RECOMMEND: Approve
tree removal

The application concerns the installation of a pool and accompanying site alterations in the side and rear yard of a house designated an outstanding resource in the Takoma Park Historic District. The house sits on a generous double lot 100' in width.

STAFF DISCUSSION

The in-ground pool, which measures 18' x 40', would have a flagstone coping (on stonedust) and would be installed in the side yard. The property is notable for its magnificent tree canopy. One 7" caliper Mulberry tree would be removed as a result of the project, which includes the removal of part of the asphalt driveway, and the establishment of a new parking area (pavers on sand), patio (bricks on sand), and flagstone paths.

In addition, as required by code, the pool must be surrounded by a 5' high enclosure--in this case a lattice fence at ground level within the property and also along the side property line on top of a stone and rubble retaining wall. Serving as part of the pool wall on the applicants' side of the wall, it would be a retaining wall 5' in height on the adjacent property owner's side. Thus, the height of the enclosure would be 10' in height as seen from the neighbor's yard. The public view would be much more obscured, given the distance from the street, but would still be visible.

A wooden fence and gate and a stone retaining wall already exist to the side of the house (parallel to the street). The driveway would be shortened to the area just inside the gate in order to accommodate the new parking area; the gate would be widened to 12' to block the public view of the cars. The width of the asphalt driveway would not be widened. The garage would be retained, although no longer used for cars.

The large trees near the pool would be retained, although some roots would be cut. Attached to the packet is information from an arborist explaining the conditions under which the pool should be installed and the trees treated during the coming five years.

(This project has been reviewed by the City of Takoma Park Department of Public Works as required by the city's tree ordinance. Originally, the pool was to be sited differently and one of the large trees to be removed. As a result of negotiation and redesign, the pool's location is changed and the tree no longer endangered.)

STAFF RECOMMENDATION

The staff commends the applicants and their designers for the design, including the retention of the large trees and the use of paving materials on sand for new hard surfaces. As the new work is set back from the street behind an existing fence and as the double lot is 100 feet wide and heavily wooded, the staff judges the overall project to have no adverse effect on the historic or architectural character of the resource.

The staff's chief concern is with one feature of the project: the 10' height of the wall and fence on the left side property line as seen from the adjacent owner's property--also an outstanding resource. The staff would recommend that the applicants address this issue by installing planting materials on the lower side of the wall (on the adjacent property) if that owner is amenable.

The staff recommends that the Commission find the proposal consistent with the Takoma Park guidelines for outstanding resources in the historic district, with Chapter 24A, particularly 24A-8(b)1:

The proposal will not substantially alter the exterior features of an historic site, or historic resource within an historic district;

and with Standard #2:

The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.



Historic Preservation Commission

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

APPLICATION FOR HISTORIC AREA WORK PERMIT

TAX ACCOUNT # 1069602

NAME OF PROPERTY OWNER M/M WARREN A. FITCH TELEPHONE NO. 301-585-2786
(Contract/Purchaser) (Include Area Code)

ADDRESS 7112 CEDAR AV. TAKOMA PARK MD 20912
CITY STATE ZIP

CONTRACTOR MOELLER POOLS INC. TELEPHONE NO. 301-261-8877
CONTRACTOR REGISTRATION NUMBER 1129

PLANS PREPARED BY MOELLER POOLS INC TELEPHONE NO. 301-261-8877
(Include Area Code)

REGISTRATION NUMBER 1129

LOCATION OF BUILDING/PREMISE

House Number 7112 Street CEDAR AVE.

Town/City TAKOMA PARK Election District WHEATON

Nearest Cross Street EASTERN AVE.

Lot 649 Block 7 Subdivision _____

Liber _____ Folio _____ Parcel _____

- 1A. TYPE OF PERMIT ACTION: (circle one)
- | | | | | | | |
|---|-------------------------------------|---|------------------------------------|--|-------------------------------|---|
| <input checked="" type="checkbox"/> Construct | <input type="checkbox"/> Extend/Add | <input type="checkbox"/> Alter/Renovate | <input type="checkbox"/> Repair | Circle One: <input type="checkbox"/> A/C | <input type="checkbox"/> Slab | <input type="checkbox"/> Room Addition |
| <input type="checkbox"/> Wreck/Raze | <input type="checkbox"/> Move | <input type="checkbox"/> Install | <input type="checkbox"/> Revocable | <input type="checkbox"/> Porch | <input type="checkbox"/> Deck | <input type="checkbox"/> Fireplace |
| | | | <input type="checkbox"/> Revision | <input checked="" type="checkbox"/> Panel/Well (complete Section 4) | <input type="checkbox"/> Shed | <input type="checkbox"/> Solar |
| | | | | | | <input checked="" type="checkbox"/> Woodburning Stove <u>SWIMMING POOL</u> |
- 1B. CONSTRUCTION COSTS ESTIMATE \$ 20,000
- 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
- | | |
|---|------------------------------------|
| 01 <input checked="" type="checkbox"/> WSSC | 02 <input type="checkbox"/> Septic |
| 03 <input type="checkbox"/> Other _____ | |
- 2B. TYPE OF WATER SUPPLY
- | | |
|---|----------------------------------|
| 01 <input checked="" type="checkbox"/> WSSC | 02 <input type="checkbox"/> Well |
| 03 <input type="checkbox"/> Other _____ | |

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

- 4A. HEIGHT 5 feet 0 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 YES
 - 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.

Warren A. Fitch 3

SUPPLEMENTAL APPLICATION FOR HISTORIC AREA WORK PERMIT

REQUIRED ATTACHMENTS

1. WRITTEN DESCRIPTION OF PROJECT

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

THE RESIDENCE AT 7112 CEDAR AVE., TAKOMA PARK, IS A
2 1/2 STORY WOOD FRAME, VICTORIAN STYLED, STRUCTURE BUILT IN 1884. THE
FRONT HALF OF THE HOUSE RETAINS THE ORIGINAL VICTORIAN APPEARANCE.
THE REAR HALF OF THE DWELLING HAS BEEN ALTERED BY A
SERIES OF ADDITIONS. DIRECTLY BEHIND THE HOUSE IS A 1 STORY, WOOD
FRAME, 2 CAR GARAGE. THE PROPOSED PROJECT IS LOCATED ON AN INTERIOR
LOT OF THE 7100 BLOCK OF CEDAR AVE. THE NEIGHBORHOOD IS SEMI-WOODED
WITH THE MAJORITY OF ADJACENT PROPERTIES OF SIMILAR RESIDENCES.

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

THE PROJECT ENTAILS THE CONSTRUCTION OF AN IN-GROUND SWIMMING
POOL WITH A FLAGSTONE DECK, A 5'-0" HIGH STONE ~~RETAINING~~ RETAINING
WALL, AND A 5'-0" HIGH WOOD FENCE (PER CODE). THE POOL
EQUIPMENT WILL BE LOCATED INSIDE THE EXISTING HOUSE WITH NO
ALTERATIONS TO THE EXTERIOR OF THE STRUCTURE. THE PROJECT ALSO
INCLUDES REMOVAL OF THE BRICK PAVING AS WELL AS A PORTION OF THE
ASPHALT DRIVEWAY AND THE CONSTRUCTION OF A 20' X 24' PARKING AREA
WITH A NEW GATE. LANDSCAPING WILL BE PROVIDED ON ALL UNPAVED
AREAS. ONE EXISTING 7" ϕ MULBERRY TREE WILL BE REMOVED.
ALL CONSTRUCTION PER ATTACHED PLANS & REPORT. A NEW BRICK ON SAND
PATIO (APPROX. 6' X 15') ADJACENT TO THE EXIST. HOUSE.

2. Statement of Project Intent:

Short, written statement that describes:

- a. the proposed design of the new work, in terms of scale, massing, materials, details, and landscaping:

THE SWIMMING POOL IS TO BE 18' x 40' WITH FLAGSTONE COPING. THE POOL DECK PAVING IS TO BE 260 SQ FT OF FLAGSTONE ON STONEDUST. A 20' x 24' PARKING AREA IS TO BE PAVED WITH PAVERS ON SAND. THE 6' x 15' PATIO WILL BE BRICKS LAID ON SAND. SEVERAL FLAGSTONE STEPPING STONE PATHS WILL TRAVERSE THE YARD AS REQ'D.

- b. the relationship of this design to the existing resource(s):

THE PROJECT IS LOCATED IN THE SIDE YARD OF THE PROPERTY WITH NO ALTERATIONS TO THE HOUSE AND LARGE MATURE SHADE TREES ON THE PROPERTY.

- c. the way in which the proposed work conforms to the specific requirements of the Ordinance (Chapter 24A):

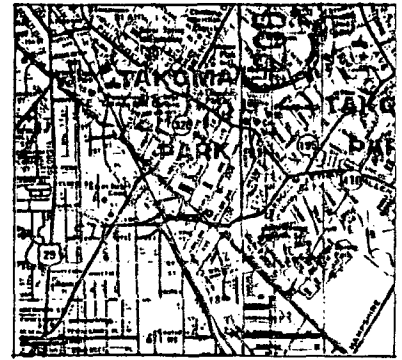
THE SWIMMING POOL, STONE RETAINING WALL, FLAGSTONE AND BRICK PAVING WILL BE COMPATIBLE WITH THE EXISTING HOUSE AND NEIGHBORHOOD.

3. Project Plan:

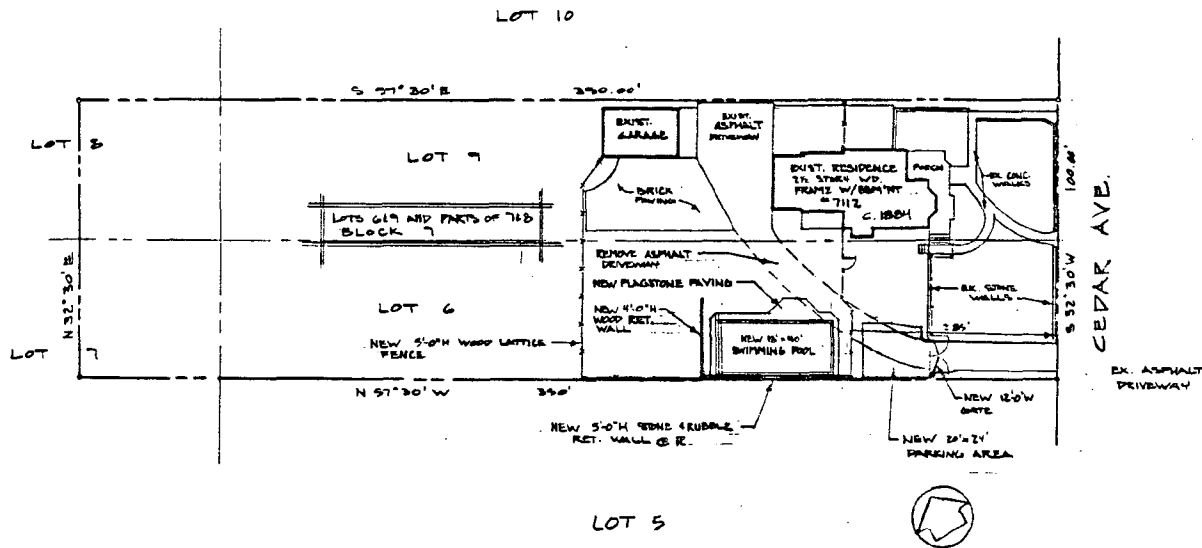
Site and environmental setting, drawn to scale (staff will advise on area required). Plan to include:

- a. the scale, north arrow, and date;
- b. dimensions and heights of all existing and proposed structures;
- c. brief description and age of all structures (e.g., 2 story, frame house c.1900);
- d. grading at no less than 5' contours (contour maps can be obtained from the Maryland-National Capital Park and Planning Commission, 8787 Georgia Avenue, Silver Spring; telephone 495-4610); and
- e. site features such as walks, drives, fences, ponds, streams, trash dumpsters, mechanical equipment, and landscaping.

4. Tree Survey: If applicable, tree survey indicating location, caliper and species of all trees within project area which are 6" in caliper or larger (including those to be removed).



VICINITY MAP
SCALE 1" = 200'



== LOT PLAN ==



Moeller pools, inc.
2861 SOUTHAVEN DR. ANNAPOLIS, MARYLAND 21401 281-9877

A NEW SWIMMING POOL FOR:
MR & MRS WARREN A. FITCH
7112 CEDAR AVE. TAKOMA PARK MD

SCALE 1" = 30'
JOB NO 1060
DRAWING PFV
APPROVED
DATE 5-10-93

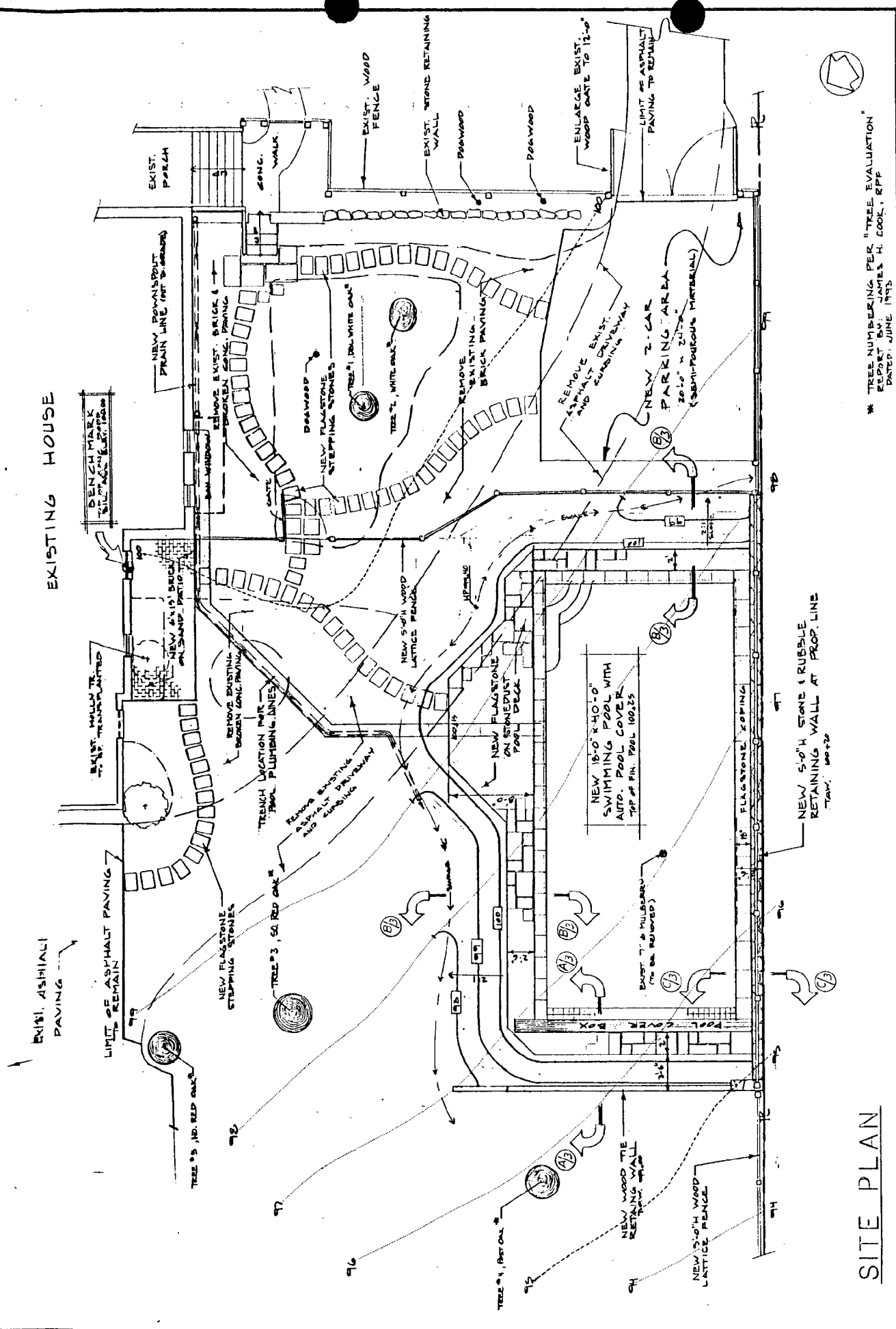
REVISIONS
G-2-TS RELOCATE RET. WALL
TO R LOCATION 7-7-TS POOL LOCN.
ADD WOOD RET. WALL & PARK AREA
RETITLE.

This drawing is submitted for use only in relation to work of or work proposed by the Moeller Pools Incorporated and is subject to permit agency review. Original characteristics of design or construction shown hereon are protected by patents and patents pending.

SHEET 1
OF 4

(6)

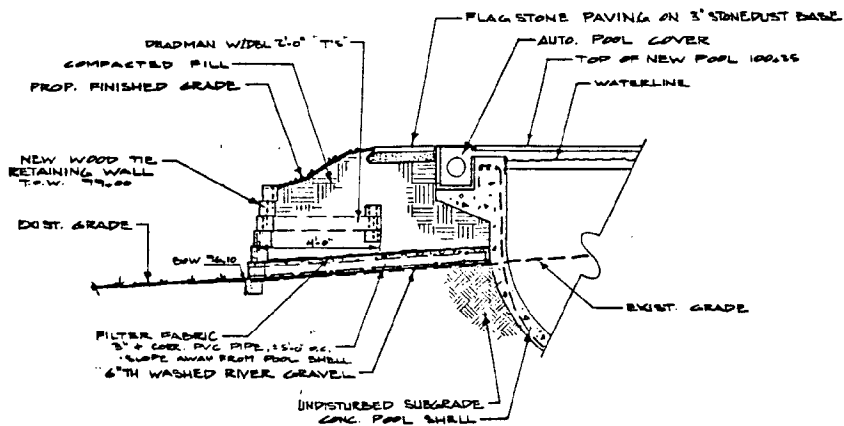
EXISTING HOUSE



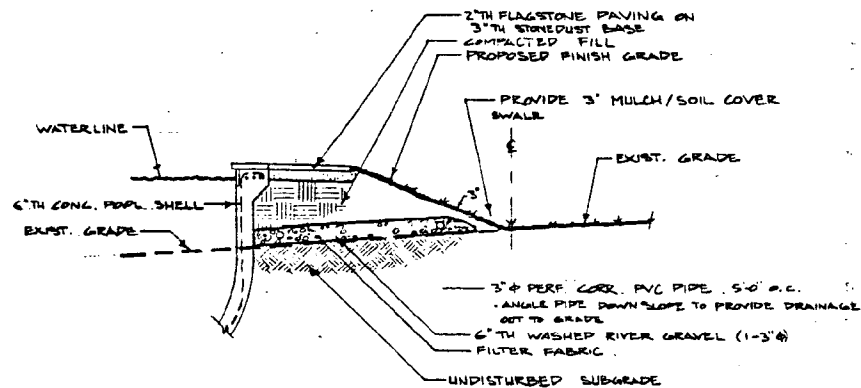
SITE PLAN

	2411 SOUTHAVENUE ANNAPOLIS MARYLAND 21401 410-291-7777	MR & MRS WARREN A. FITCH 7112 CEDAR AVE. TAKOMA PARK MD 20788	SCALE: 3/16" = 1'-0" JOB NO. 10-60-0 DRAWING: 10-60-0 APPROVED: [Signature] DATE: 7-7-93	REVISIONS: TREE NUMBERING & SECTION. REVISION: 7-16-93	* TREE NUMBERING PER "TREE EVALUATION" REPORT BY: JAMES H. COOK, RPP DATED: JUNE 1993
	A NEW SWIMMING POOL FOR: MR & MRS WARREN A. FITCH 7112 CEDAR AVE. TAKOMA PARK MD 20788			SHEET 2 OF 2	This drawing is submitted for use only in relation to work of or work proposed by the drafter. It is not to be used for any other purpose without the written consent of the drafter. Original characteristics of design or construction shown herein are protected by patents and patents pending.

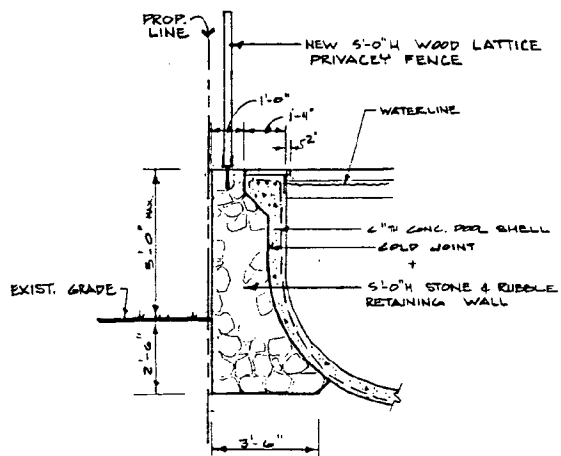




WOOD RETAINING WALL SECTION A-A
scale: 3/8"=1'-0"



POOL DECK SECTION B-B
scale: 3/8"=1'-0"



CONSTRUCTION DETAILS



Moeller pools, inc.
288 I SOUTHAVEN DR. ANNAPOLIS, MARYLAND 21401 410-8877
224-2477

A NEW SWIMMING POOL FOR:
MR. & MRS. WARREN A. FITCH
7112 CEDAR AVE., TAKOMA PK. MD 20912

SCALE AS NOTED	REVISIONS 10-13-93 REC B-D. PVC PIPE
JOB NO 1060	
DRAWING DRW	
APPROVED	
DATE 7-12-93	

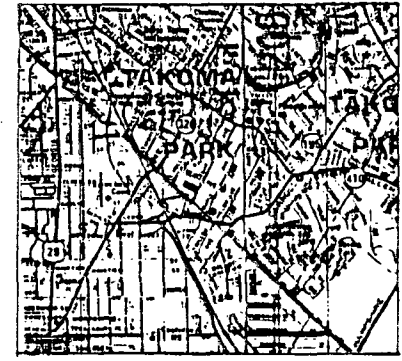
This drawing is submitted for use only in relation to work of or work proposed by the Moeller Pools Incorporated and is subject to return upon request. Original characteristics of design or construction shown herein are protected by patents and patents pending.

SHEET 3
OF 4

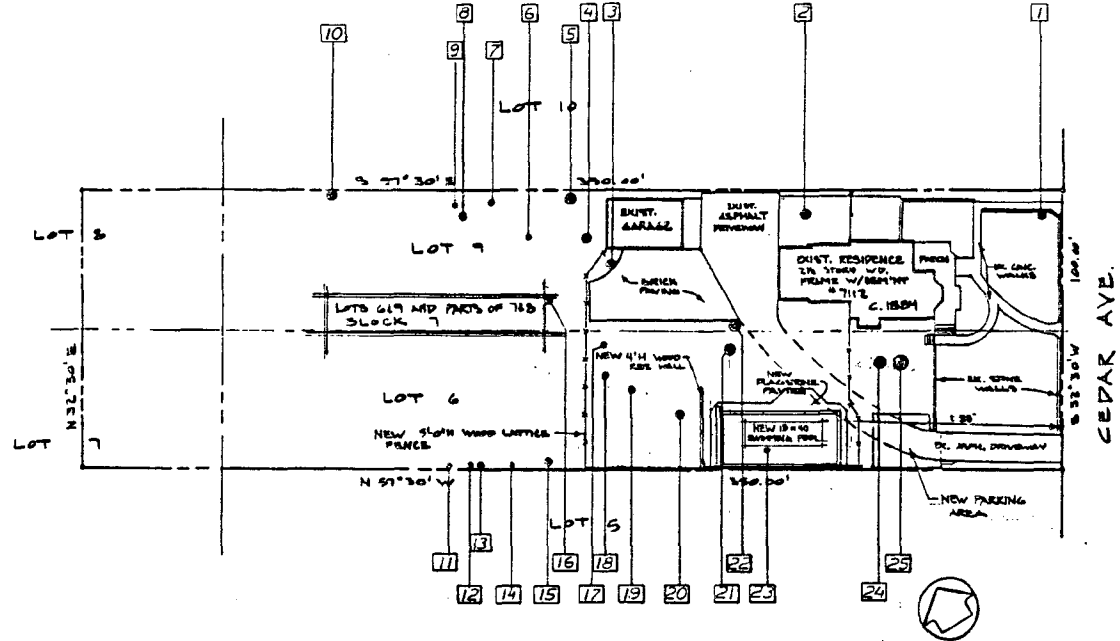
88

TREE LIST				
Key No.	Type	Caliper	Height	Condition
1	Poss. Red Maple	32"	25-30'	Dead Stump
2	White Oak	34"	70-75'	Good
3	American Beech	26"	65-70'	Good
4	White Oak	32"	75-80'	Good
5	Tulip Poplar	34"	75-80'	Good
6	Flowering Dogwood	5"	20-25'	Good
7	Flowering Dogwood	7"	20'	Fair
8	Persimmon	14"	35-40'	Fair
9	Red Oak	8"	25'	Fair
10	Scarlet Oak	14"	40-45'	Good
11	Nutberry	6"	20-25'	Fair
12	Nutberry	7"	20-25'	Fair
13	Japanese Cedar	8"	30-35'	Fair
14	Persimmon	7"	35-40'	Fair
15	Unknown	9"	25-30'	Dead
16	Poss. Elm	14"	30-35'	Dead
17	American Holly	7"	20'	Good
18	Tulip Poplar	14"	45-50'	Good
19	American Holly	4"	20'	Good
20	Plant Oak	38"	65-70'	Fair
21	S. Red Oak	40"	75-80'	Good
22	N. Red Oak	34"	70-75'	Fair
23	Nutberry	7"	25-30'	Good
24	White Oak	30"	70-75'	Good
25	Double white Oak	18" Avg.	70-75'	Good

TREES TO BE REMOVED				
23	Nutberry	7"	25-30'	Good



VICINITY MAP
SCALE: 1" = 200'

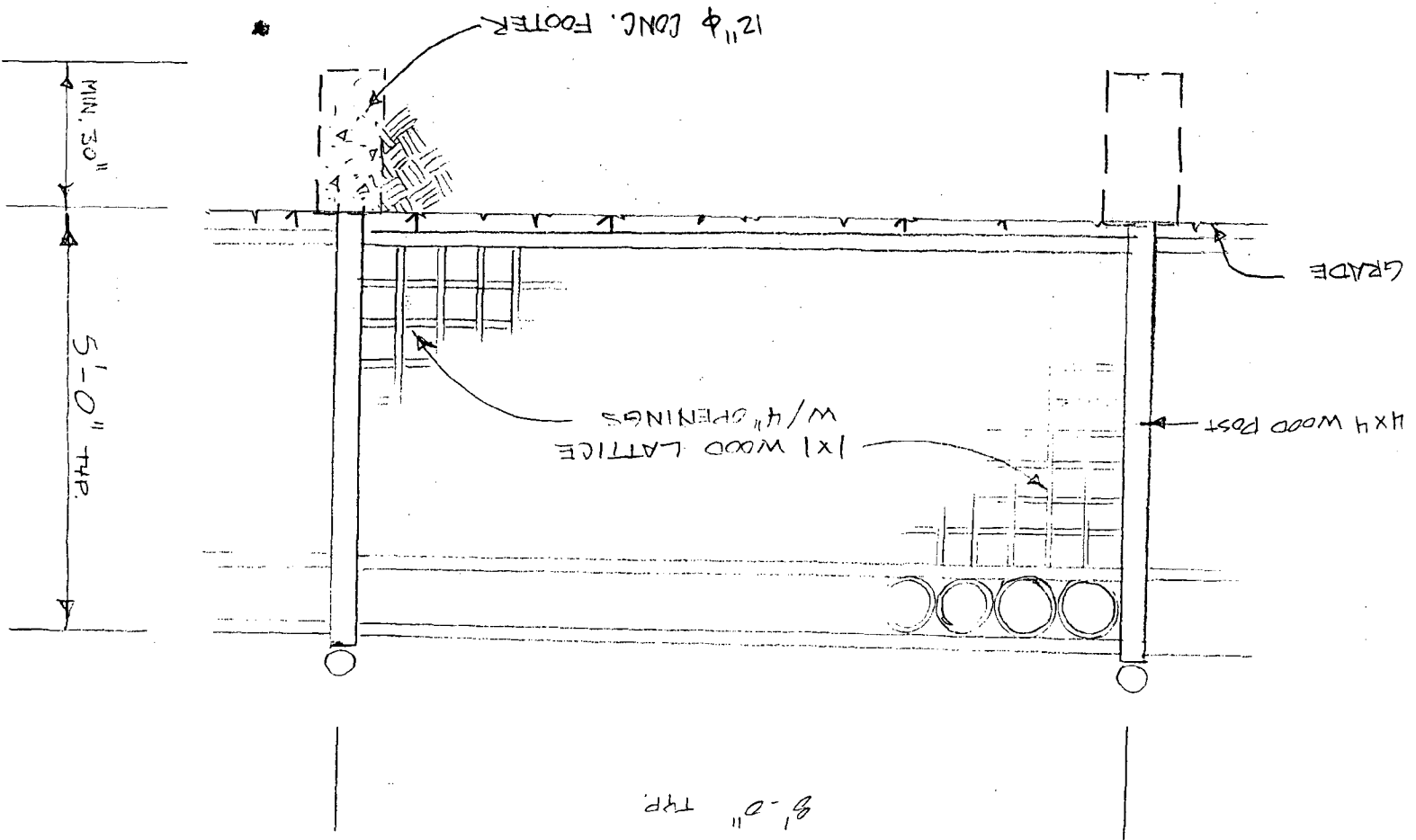


== TREE SURVEY ==

<p>Moeller pools, inc. 2881 SOUTHAVEN DR. ANNAPOLIS, MARYLAND 21401 410-297-7777</p>	<p>A NEW SWIMMING POOL FOR: MR & MRS WARREN A. FITCH 712 CEDAR AVE. TAKOMA PARK MD</p>	<p>SCALE: 1" = 30'</p>	<p>REVISIONS: PAUL LOCATION LTRER LIST</p>	<p>This drawing is submitted for use only in relation to work of or work prepared by the Moeller Pools Incorporated and is subject to review upon request. Original characteristics of design or construction shown herein are protected by patents and patents pending.</p>	<p>SHEET 4 OF 4</p>
		<p>JOB NO: 1060</p>	<p>DATE: 7-7-73</p>		
		<p>DESIGNED: PFW</p>	<p>APPROVED:</p>		
		<p>DATE: 5-14-73</p>	<p>DATE:</p>		

5

TYPICAL WOOD LATTICE FENCE DETAIL
NOT TO SCALE



BOARD OF APPEALS FOR MONTGOMERY COUNTY, MARYLANDLIST OF ADJOINING AND CONFRONTING PROPERTY OWNERS
(Please see information on reverse side)

NAME	ADDRESS (Please add Zip Code)	LOT	BLOCK
Cynthia S. Weisburg- Broadie	7019 Eastern Ave. Takoma Park, MD 20912	P 1	7
Martin J. Carroll	3994 Bowen St. St. Louis, MO 63116	25	7
George & M L Darhanian	105 Tulip Ave. Takoma Park, MD 20912	16	7
David G Johnson	107 Tulip Ave. Takoma Park, MD 20912	17	7
Matthew T & S C Cottrell	109 Tulip Ave. Takoma Park, MD 20912	18	7
Richard Mellman & Marianne Alweis	7116 Cedar Ave. Takoma Park, MD 20912	P 19	7
Peter A Feiden & Mary J Holin	7025 Eastern Ave. Takoma Park, MD 20912	P 3	7
Richard L & J M Bernardi	7111 Cedar Ave. Takoma Park, MD 20912	28	7
Ms. Lisa Schwartz City Planner City Of Takoma Park	7500 Maple Ave. Takoma Park, MD 20912	31 & 42	7
Lawrence E & J F Morgan	7108 Cedar Ave. Takoma Park, MD 20912	2	7

(11)

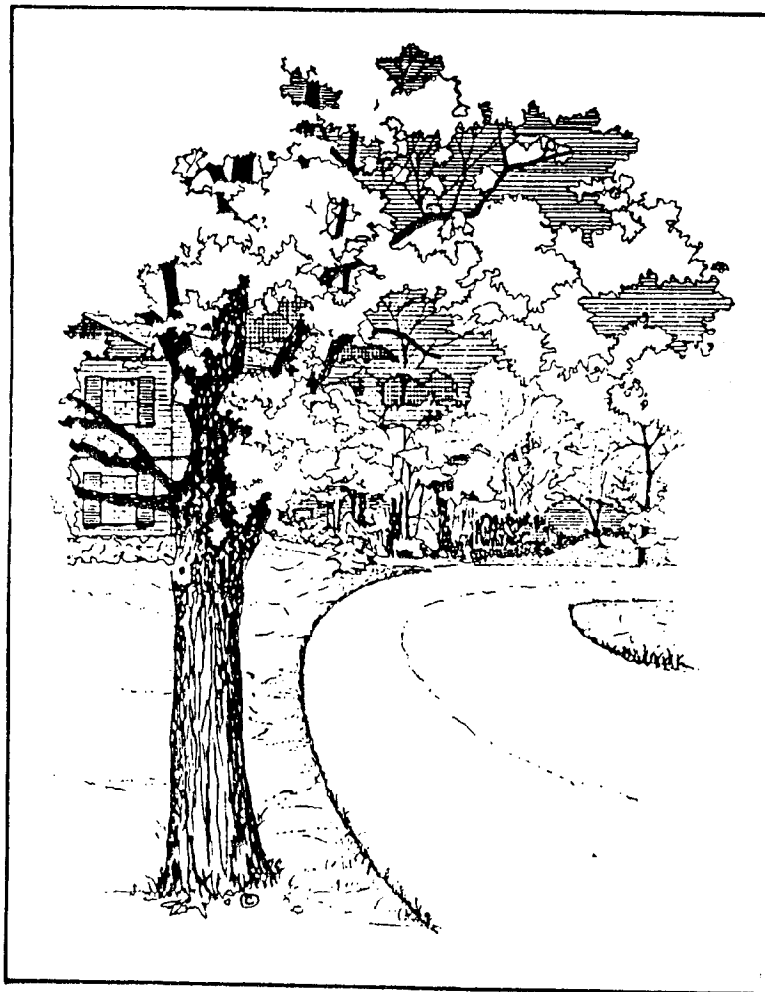
TREE EVALUATION

7112 CEDAR AVENUE

TACOMA PARK, MARYLAND

Owners:

Mr. & Mrs. W. ANTHONY FITCH



Prepared By:

James H. Cook, R.P.F.

Laurel, Maryland

(301) 498-4152

June, 1993

12

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7112 Cedar Avenue

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Appendices:

Appendix A. - "Tree Evaluation & Inventory - Field Examination Sheet"

Appendix B - "Construction Schedule"

Appendix C. - "Tree Preservation Plan"

1.0 TREE EVALUATION AND SITE DEVELOPMENT

The residence located at 7112 Cedar Avenue, Tacoma Park, Maryland, is surrounded on all sides by existing single family housing development. There are 5 existing trees on this private property which the owners have noted to the Urban Forester as being of concern relative to the proposed construction. These trees have been examined and evaluated on the property, and are described in this report.

The condition of the five trees ranges from "good" to "fair", with most of the trees in "good" condition. The trees in question concerning construction impacts include two (2) white oaks, one (1) southern red oak, one (1) post oak, and one (1) northern red oak - trees No. 1, 2, 3, 4, and 5, respectively. These trees have large root areas due to their size. All of the species typically tolerate construction impacts moderately well. The purpose of this Tree Preservation Plan is to provide general guidance that takes into account tree physiology, size, location, type and degree of damage anticipated, current tree condition, and timing of the work.

None of the trees investigated are recommended for removal, provided there is adherence to the Tree Preservation Plan, including at least five (5) years of tree management following completion of the construction. Survival of any tree cannot be guaranteed, however, as we are dealing with living systems and can only predict responses to anticipated damage, based on education, experience, and examination and interpretation of existing conditions. With proper preconstruction, construction period, and postconstruction care, these trees should survive the proposed work.

None of the trees on this site are historic, or are rare or unusual species. They are all large trees (31" - 39" DBH), although none are Champion trees. All species are common in this area, and in Maryland. Although there seem to be a number of trees as large or nearly as large in this area of Tacoma Park, no survey was taken to verify this impression.

The trees were each examined to establish current condition, based on the elements listed on the "Tree Evaluation & Inventory Field Examination Sheet", in Appendix A. Approximate locations of the limits of disturbance were laid out on the ground to assist in evaluation of construction impacts, using the latest revised design provided by the swimming pool designer/ contractor. Discussions with the designer/contractor included means of development that would help preserve the trees, especially provisions for increasing existing aeration and water infiltration surface area.

1.1 General Description of Project Impacts

Construction of the pool will require excavation that will cut tree roots. Grade changes will require filling to regrade the immediate site, suffocating some areas of the trees' root systems. Equipment access will be required that could cause soil compaction, damaging root system functions. Concrete, cement, and other products could alter soil pH if applied or spilled on the site. Removal of pavement to remodel the patio and driveway areas could damage root systems directly by tearing roots during removal, and indirectly by allowing exposed roots to dry out. Equipment could bark the trees if used carelessly. Misuse of pool chemicals could damage or kill the trees.

Following a well-designed construction plan and Tree Preservation Plan will avoid or mitigate most of the potential tree damage. Removal of roots necessary for excavation can be off-set by encouraging root development elsewhere on the property. Buttress roots will not be cut to the extent that a hazard is created, as the closest tree is approximately 15 feet from the proposed root pruning location. Removal of the existing brick and rock patio and of the asphalt driveway will provide opportunities for increased root aeration and water infiltration. Establishment of groundcover in these areas will assist with moisture retention while improving drainage.

Root pruning in a timed sequence and delay of construction until Spring provides the opportunity to increase tree acclimation to changes by development of new roots (especially in the remodeled patio and driveway areas), encouraged by fertilization and irrigation. Postconstruction management should monitor tree conditions, and provide routine care to help the trees through the primary period of stress and response.

Use of pool chemicals should be based on recommendations by the pool designer/contractor. Proper chemical use will avoid tree damage. Routine pool maintenance will help keep water pH at levels that will not harm the trees. Special treatments ("shocking" the water for Fall and Spring algae control, for example) can be avoided or minimized through good maintenance during the season and proper sealing during off-season.

Pool and other chemicals, including fertilizers and pesticides, should be stored properly (in a cool, dry place, secure from access by children or other unauthorized users). Pool chemical spills should be washed into the pool and neutralized there. Consult a professional about proper neutralization of other chemicals.

1.2 Patio and Pavement Removals

The existing patio consists of large rocks and bricks, presumably on a sand base. The closely-laid arrangement of the bricks is not conducive to high aeration or water infiltration rates. The rock patio area has a wider paver spacing, but is still mostly impervious surface. Essentially, the patio area is paved.

Removal of the patio "paving" will expose roots; care must be taken to ensure they do not dry out before screened topsoil can be thinly distributed over them. Two inches (2") of topsoil will provide a good root-growing medium, prevent drying of tender roots, and allow for establishment of groundcover. Do not apply more than 2" of topsoil to avoid root suffocation.

Turf, which is very water-competitive with tree roots, will not be used for groundcover. A shade-tolerant, low-growing, and low-maintenance groundcover and some shrubbery should be used. Also, allelotropic plants should not be used (those that produce substances which discourage or prevent growth of other plants). When planting shrubbery, keep excavations to a minimum to reduce root disturbance.

Physical removal of the pavement will require careful use of equipment to ensure that roots are not damaged, particularly asphalt driveway removal. Equipment operators should be aware that pavement is to be removed in sections, lifting the edge of blocks with the equipment; do not dig under the pavement to remove it, but lift from the edges and flip blocks over onto the pavement still in place. Equipment then may be used to pick up the pieces and drop them into trucks or containers for disposal. Hand work will be necessary to remove small pieces and clean up remaining debris. Equipment must travel only on existing pavement (working from the farthest drive area out toward the entry), or on "bog mats" laid over a minimum of 6" of mulch over landscape fabric (geotextile). The fabric pads the ground surface against compaction by helping spread ground pressure from equipment, prevents the mulch from becoming incorporated into the ground, and allows for removal of the mulch following construction without digging into the soil and shallow tree roots.

Preferred equipment access is on existing pavement (refer to the sequence of operations). Unlimited equipment travel is acceptable within the limits of disturbance, after all root pruning cuts are completed. Pumping concrete, using wheelbarrows, and other methods avoid soil compaction from equipment travel. Store all supplies on the existing driveway or away from the trees, too, to avoid soil compaction and root suffocation from sand piles or fill.

1.3 Tree Root Pruning

Tree roots should be cut using a vibratory knife ("cable laying machine") or a toothed-chain trencher. Either should have sharpened blades/teeth to cut root cleanly as possible, avoiding dragging the roots along the direction of the equipment travel or tearing roots. Roots too big to be cut cleanly with this equipment should be cut with a chainsaw, or an axe may be used. Minimum cutting depth is 18" for either method.

The root pruning should be phased, using two cuts to reduce the impact on the trees at any one time, and allowing for some root regeneration outside the limits of disturbance. A fertilization and irrigation program will encourage new roots to develop in the areas formally occupied by the patio and driveway, as well as in areas currently in turf or other groundcover.

1.4 Fertilization

To encourage root development that will help the trees survive construction stress, fertilizer should be applied in two (2) light applications, and be relatively low in nitrogen and high in potassium and phosphorus. Slow-release formulations stretch out the uptake and utilization of the nutrients, providing a long-term nutrient supply while avoiding undesirable salt accumulations ("burning") and late-season foliage growth flushes. Topsoil added to the patio and drive areas should be pH and nutrient tested, and fertilizer recommendations adjusted to match the results, if necessary.

Application rates vary for applications through the end of construction ("Application A") and for postconstruction management ("Application B"). For both applications, broadcast granular fertilizer evenly within the area of the trees' driplines, except areas with impervious surfaces or within root pruned zones following root pruning. The size of this area dictates the amount of fertilizer to be applied each time at the rate recommended (ie., this is the number of square feet of application area used to calculate the total amount of fertilizer needed). General irrigation of the area immediately following fertilization is recommended.

Only organic-based formulations should be used. Slow-release types that use sulfur coatings to retard dissolving should be avoided. Read labels carefully or ask a knowledgeable salesperson for assistance in fertilizer selection. Exact formulation may not be available; use similar formulations if necessary, but do not vary formulation by more than 2 units down or 1 unit up. (For example, if 6-10-10 is recommended, 4-10-10 or 4-8-8 is acceptable, but 8-10-10 is not.) Custom mixing is available at some suppliers, usually farm dealers. Top-quality brands in higher price ranges often offer the characteristics required.

The mulch options recommended should have not significant impact on the fertilizer recommendations. Use of composted leaves provide some additional nutrients, but generally provide more benefits by modifying soil texture.

Fertilizer Application Recommendations

Application A.

Formulation: 6-10-10
Rate: 20 lbs. of fertilizer / 1,000 sq. ft.
(equals 1.2 lbs. N / 1,000 sq. ft., x 2
applications / year = 2.4 lbs. N / yr.)

Application B.

Formulation: 10-6-4
Rate: 25 lbs. of fertilizer / 1,000 sq. ft.
(equals 2.5 lbs. N / 1,000 sq. ft., per year)

1.5 Irrigation

Trees require much more water than turf, and compete with turf for water. Use of groundcover rather than turf will reduce water needs. Groundcovers help conserve soil moisture through shading, they hold soil in place, and reduce soil drying by winds. The area of this site that is currently in groundcover (including some turf areas) plus the additional area that will have paving replaced with groundcover and shrubbery should provide the trees with adequate surface area for aeration and infiltration of water. However, dry periods during the period just before and for approximately five (5) years following construction can cause stress on the trees.

In addition to avoiding drought stress, irrigation helps distribute nutrients within the soil, and increases efficiency of photosynthesis and other physiological functions. Should rainfall fail to provide adequate moisture, irrigation will be needed to ensure these benefits. It is recommended that, for the period stated, irrigation be provided whenever rainfall is less than 1/4" during a two week period. Water slowly to avoid water loss through runoff. One-half inch (1/2") of water applied over a 24 to 36-hour period should be sufficient. Soaker hoses are best for this application. If sprinklers are used, turn them on late in the day or early in the morning, and direct sprays low and away from plant foliage as much as possible to reduce evaporation and discourage molds, mildews, and fungi.

The gutters and downspouts on the house, and the drainageway of bricks next to the house that is supposed to direct water toward the rear of the house for drainage downslope, should be examined to determine if they need repair to keep water from collecting and standing in the patio area and between trees No. 1 and 2 and the house. Too much water can be as bad as too much; ensure positive drainage to avoid problems.

1.6 Follow-up Management Plan

For at least five (5) years following completion of the construction, monitor the trees and provide cultural treatments as needed, including:

- crown pruning to remove dead branches, broken limbs, etc. ("sanitation"),
- irrigation as needed to ensure adequate water,
- fertilization to encourage root and crown development,
- pest management to control problems, and
- maintenance of mulches.

Trees this size (age) in urban areas should be under a routine maintenance program, based on monitoring their needs. If a problem occurs, a professional may be consulted regarding treatment. Early diagnosis is the key to avoiding tree losses.

TREE CONDITION DESCRIPTIONS

7112 Cedar Avenue

Tree No. 1. - 38.2" DBH / 10'-0" circum. white oak (Quercus alba)

General condition "good". Paving over roots for driveway along one side; patio paving surrounds this tree, outside small flowerbed. Minor crown deadwood. One broken 8" diameter branch (stub). Double trunk. Crown fairly well balanced, with good branching habit. No visible significant insect or disease problems.

Tree No. 2. - 30.9" DBH / 8'-1" circum. white oak

General condition "good". Paving over roots for driveway along one side; patio paving surrounds this tree, outside small flowerbed. Minor crown deadwood. One minor slime flux exudation at the root collar, 4" x 6". Heavy epicormic branching along the trunk. Crown rather well balanced, branch habit fair. No visible significant insect or disease problems other than the slime flux.

Tree No. 3. - 39.2" DBH / 10'-3" circum. southern red oak (Quercus falcata)

General condition "good". Paving over roots for driveway along one side. One 8" diameter dead branch, and minor crown deadwood. Several minor old branch wounds on trunk. One 4" diameter hollowed branch stub, possibly an active squirrel nest, on the trunk. Crown well balanced, single straight trunk; overall good form. No visible significant insect or disease problems.

Tree No. 4. - 33.7" DBH / 8'-10" circum. post oak (Quercus stellata)

General condition "fair". Fairly straight trunk, several old limb pruning wounds on trunk fairly well sealed. Moderate deadwood, including one 10" diameter dead limb. Very thin crown; short heavy limbs without typical elongation into smaller branches creates a reduced twig/foilage area. (This tree has been pruned previously and may not have responded with additional growth yet.) Crown somewhat balanced, fair branching habit. No visible significant insect or disease problems.

Tree No. 5. - 36.0" DBH / 9'-5" circum. northern red oak (Quercus)

General condition "fair". Old pruning wound on trunk, sealing adequately. Minor deadwood, plus one 9" diameter dead limb. Somewhat thin crown, fairly well balanced, and with fair branching habit. No visible significant insect or disease problems.

REFERENCES

A New Tree Biology, 1st Edition, 1986, Alex L. Shigo, Shigo & Trees, Associates, Durham, NH 03824.

Forestry Handbook, 2nd Edition, 1967, edited by K. F. Wenger, Society of American Foresters, Bethesda, MD.

North American Trees, 1966, R. J. Preston, Jr., M.I.T.Press, Cambridge, MA 02142.

"Wildland Planning Glossary", 1976, Schwarz, Thor, and Elsner, USDA-FS General Tech. Report PSW-13/1976, Pacific SW Forest and Range Exp. Station, P. O. Box 245, Berkely, CA 94701.

ARBOR ASSOCIATES ©
TREE EVALUATION & INVENTORY
FIELD EXAMINATION SHEET

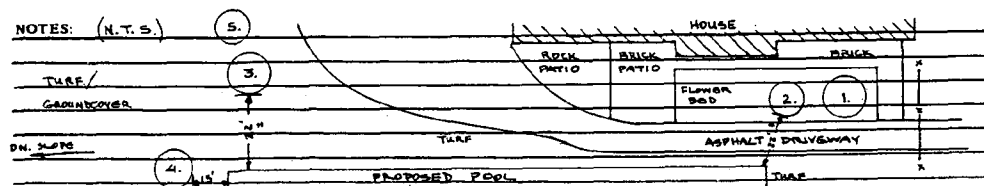
Date 6-11-93 Page 1/1 Arborist(s) J. Cook
Client Moeller Pools Inc. Property 7112 Cedar Ave. T.Pk.

ARBOR ASSOCIATES
TREE EVALUATION AND INVENTORY

Tree #	Species	DBH	Locate Refer. Circa	Envrmt	ROOTS		TRUNK		CROWN		Util	Eval	Cond. Usen
					Eval	Pest	Eval	Pest	Eval	Pest			
1	WHITE OAK	39-2	10-0	4-5	75	0	00	0	00	2	0	75	G
2	WHITE OAK	30-9	8-1	4-5	75	0	00	0	05	2	0	00	G
3	SO RED OAK	39-2	10-3	5	00	1	75	10	00	2	0	00	G
4	POST OAK	33-7	8-10	0	90	0	70	12	50	12	0	70	F
5	NO RED OAK	36-0	9-5	5	00	1	75	1	70	2	0	75	G

"Date".....Date of evaluation/inventory
 "Page".....Page number 1 / 11 pages (One page per golf hole, owner, type, etc.)
 "Arborist(s)".....Name of person doing the examination/evaluation/inventory
 "Client".....Property owner, etc.
 "Property".....Brief description of property (tract, etc.); golf course hole no.
 "Tree #.....number concurrently or as needed
 "Species".....Common name, abbreviated form
 "DBH".....DBH measured or estimated to the nearest 2" unless otherwise noted
 "Locate Refer.".....No. of face to landmark (sewer drain, etc.) or no. of a landmark near the tree to help locate tree
 "Envrmt".....Code any environmental/site factors affecting the tree:
 1- Soil-----compaction, type, etc. including water table influences
 2- Drainage-----drainage problems, erosion, etc.
 3- Sunlight-----sunscald, epicormic branching, lack of sun, heat stress, etc.
 4- Irrigation-----drought conditions, flooding, avail. water from itr. nearby
 5- Other-----cart paths, buildings over roots, paving, septic lines, etc.
 "ROOTS", "TRUNK", "CROWN".....Code the condition of the tree from examination:
 "Eval".....General evaluation of the tree health and condition, considering parts, environment, drainage, location, OF THIS PART, as a 2, 100 = best
 "Pest".....List numbers of any pests/injury, by code:
 0- No pests or injury, or insignificant
 1- Mechanical injury (cut, break, pruning cut, bark break, etc.)
 2- Natural injury (wind, ice, lightning)
 3- Pine bark beetles ('ps, SPB, BTB)
 4- Other borers (ambrosia, twig/trunk borers, etc.)
 5- Foliage insects (gall wasps, caterpillars, etc.)
 6- Foliage diseases (needle cast, leaf blight, etc.)
 7- Fungus diseases (hypoxylon, fusiform, fomes, pitch canker, etc.)
 8- Other (slime flux, chemicals, fire, etc.)
 "Util".....Code to the following list any affecting the tree:
 0- None or insignificant
 1- Irrigation or other pressure water
 2- Sewer/storm drain or non-pressure water
 3- Power/phone/gas lines
 4- Unknown
 "Eval".....General evaluation of the tree over-all: 100% = top condition
 "Metn".....Code to indicate maintenance required on the tree
 0- None required, or none recommended now
 1- Pruning
 2- Fertilizing
 3- Spraying (IAD control/prevention)
 4- Repair injury (root, trunk, or crown)
 5- Cable
 6- Water (irrigate)
 7- Install lightning protection
 8- REMOVE

NOTES: (N.T.S.)



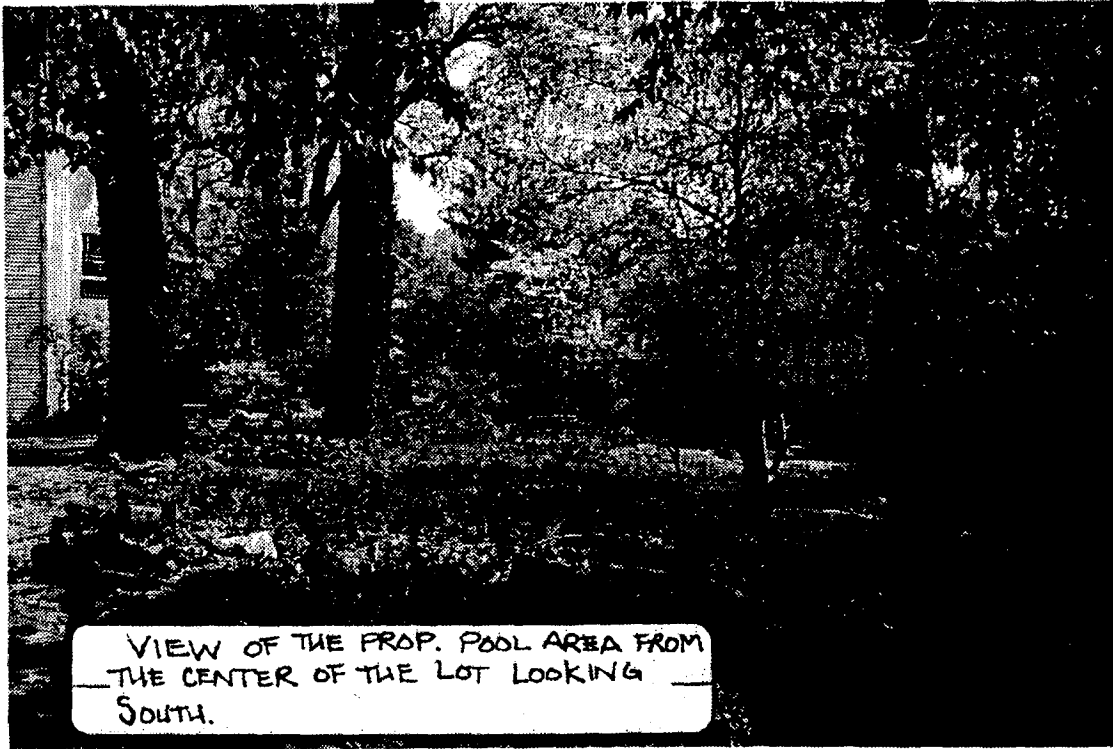
10

CONSTRUCTION SCHEDULE

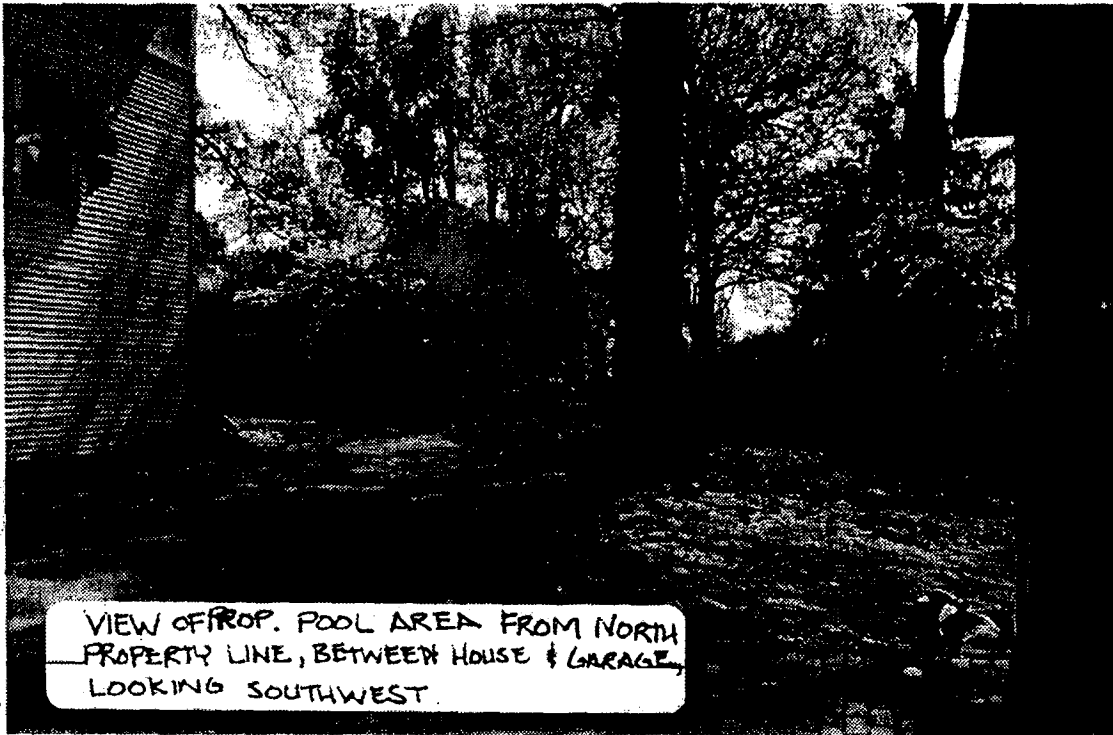
7112 Cedar Avenue

<u>DATE</u>	<u>DESCRIPTION</u>
July, '93	Remove patio materials. Immediately apply topsoil to patio area. Fertilize according to "Application A". Apply landscape fabric. Apply mulch. Herbicide turf areas to be converted to groundcover.
Sept., '93	Establish groundcover in selected area, removing mulch and landscape fabric where necessary. Reinstall mulch, as appropriate.
Nov., '93	Root prune "Line A" and "Line B". Fertilize according to "Application A".
Feb., '93	Root prune "Line C" and "Line D". Build pool and deck. Remove pavement and immediately apply topsoil. Fertilize according to "Application A". Apply landscape fabric and mulch.
April, '93	Remove mulch and landscape fabric, install groundcover. Reinstall mulch, as appropriate.
Oct., '93	Fertilize according to "Application A".
Feb., '94 thru '98	Fertilize according to "Application B", or as dictated by an evaluation of the trees by a qualified professional.

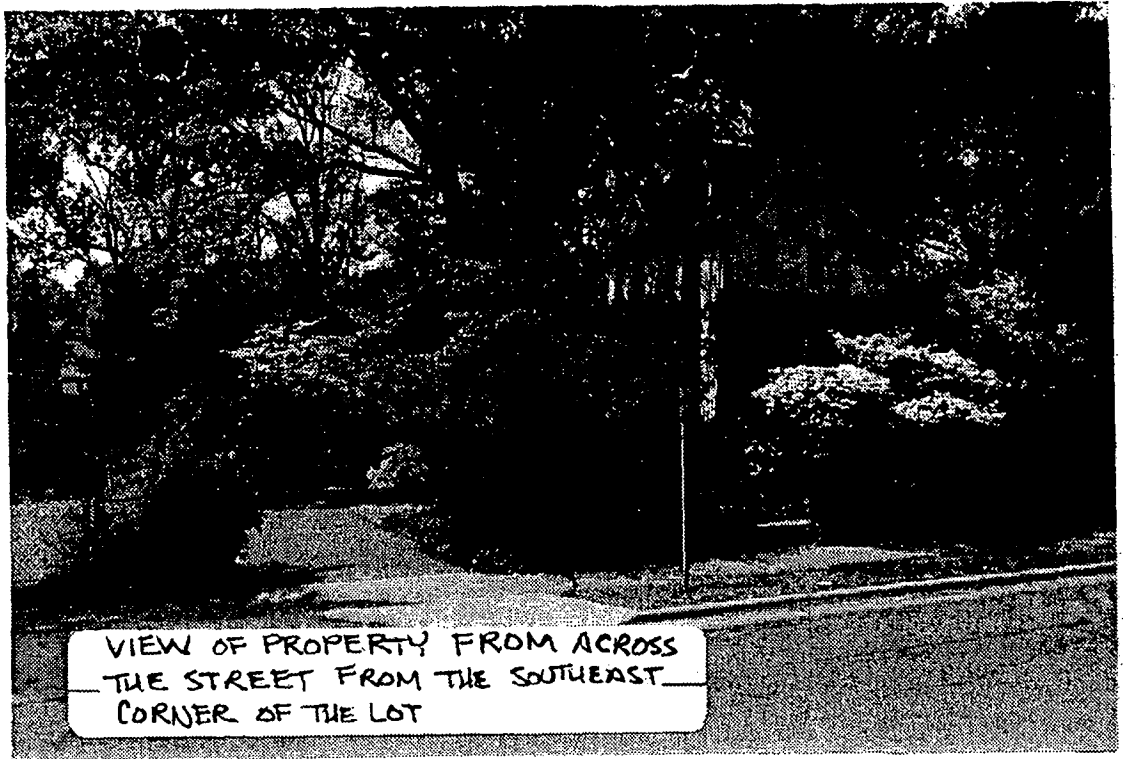
NOTE: Monitor soil conditions to ensure an adequate water supply for the trees throughout the year. (Tip: irrigate to provide a measured 1/2" of water in a 24 - 36 hour period whenever rainfall is less than 1/4" in a two-week period. A "soaker hose" is best for this slow irrigation.)



VIEW OF THE PROP. POOL AREA FROM
THE CENTER OF THE LOT LOOKING
SOUTH.



VIEW OF PROP. POOL AREA FROM NORTH
PROPERTY LINE, BETWEEN HOUSE & GARAGE,
LOOKING SOUTHWEST.



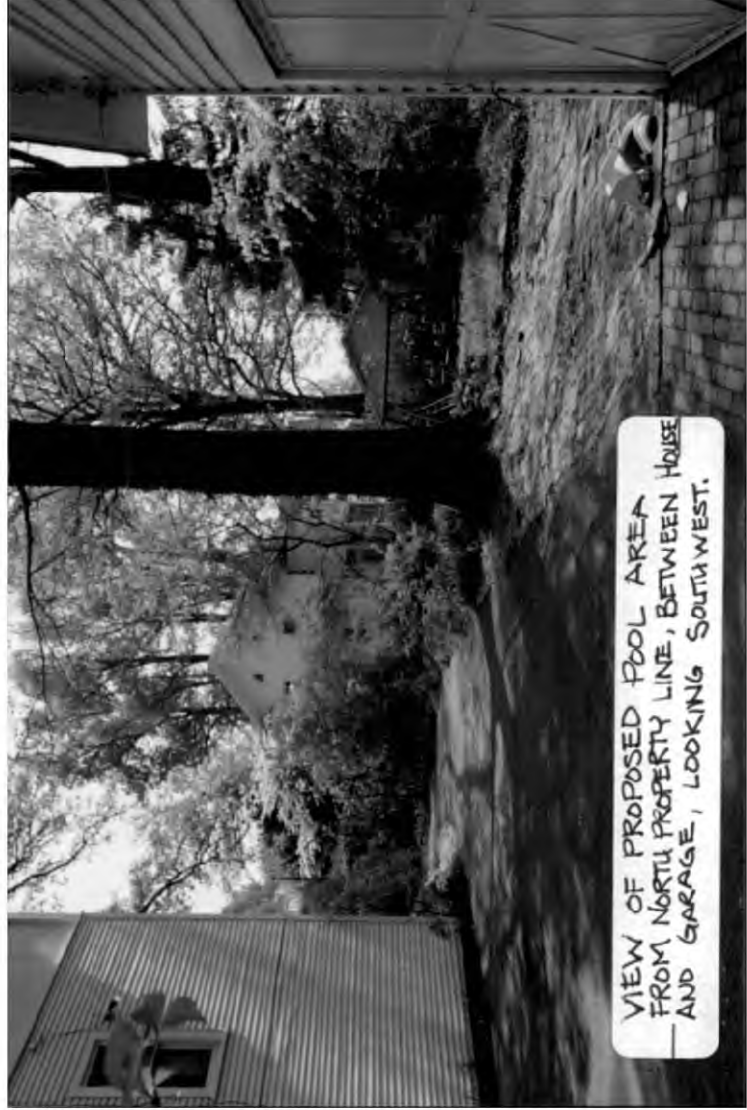
VIEW OF PROPERTY FROM ACROSS
THE STREET FROM THE SOUTHEAST
CORNER OF THE LOT



VIEW FROM END OF DRIVEWAY
AT STREET LOOKING WEST
TOWARD PROPOSED POOL LOCATION



**THE MARYLAND-NATIONAL CAPITAL
PARK AND PLANNING COMMISSION
8787 GEORGIA AVENUE
SILVER SPRING, MARYLAND 20907**



VIEW OF PROPOSED POOL AREA
FROM NORTH PROPERTY LINE, BETWEEN HOUSE
AND GARAGE, LOOKING SOUTHWEST.



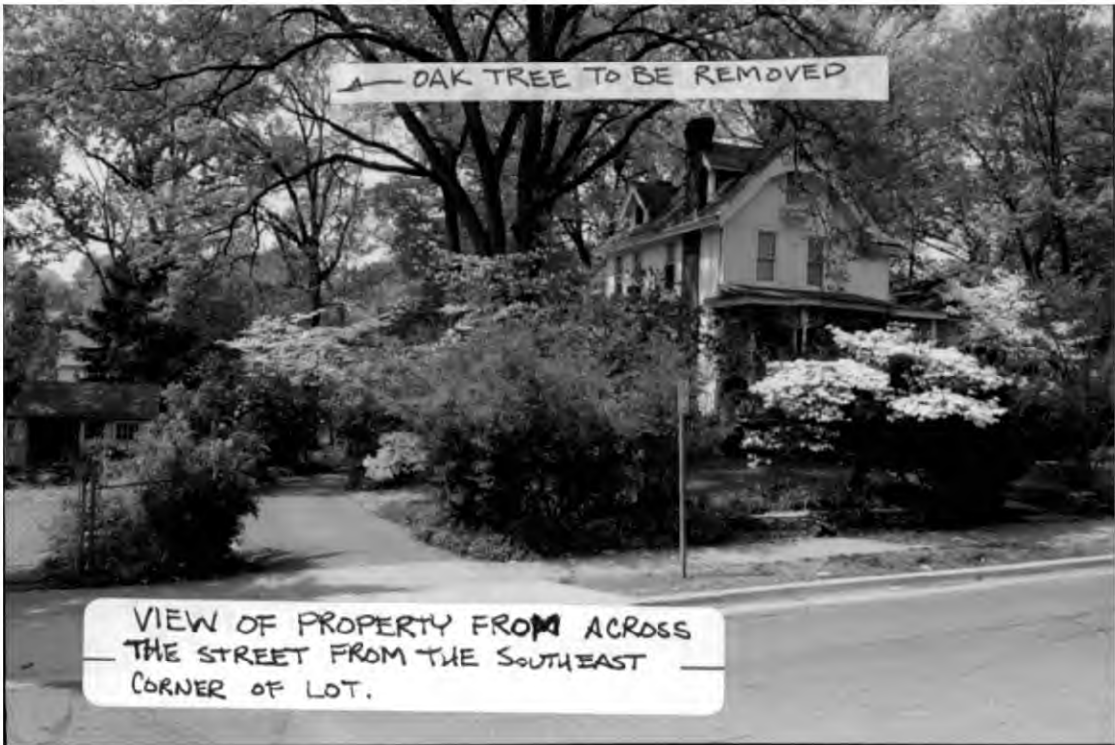
VIEW FROM END OF DRIVEWAY
AT STREET LOOKING WEST
TOWARD PROPOSED POOL LOCATION



VIEW OF THE POOL AREA FROM
THE CENTER OF THE LOT LOOKING
SOUTH



VIEW OF PROPERTY FROM ACROSS
THE STREET FROM THE SOUTHEAST
CORNER OF THE LOT



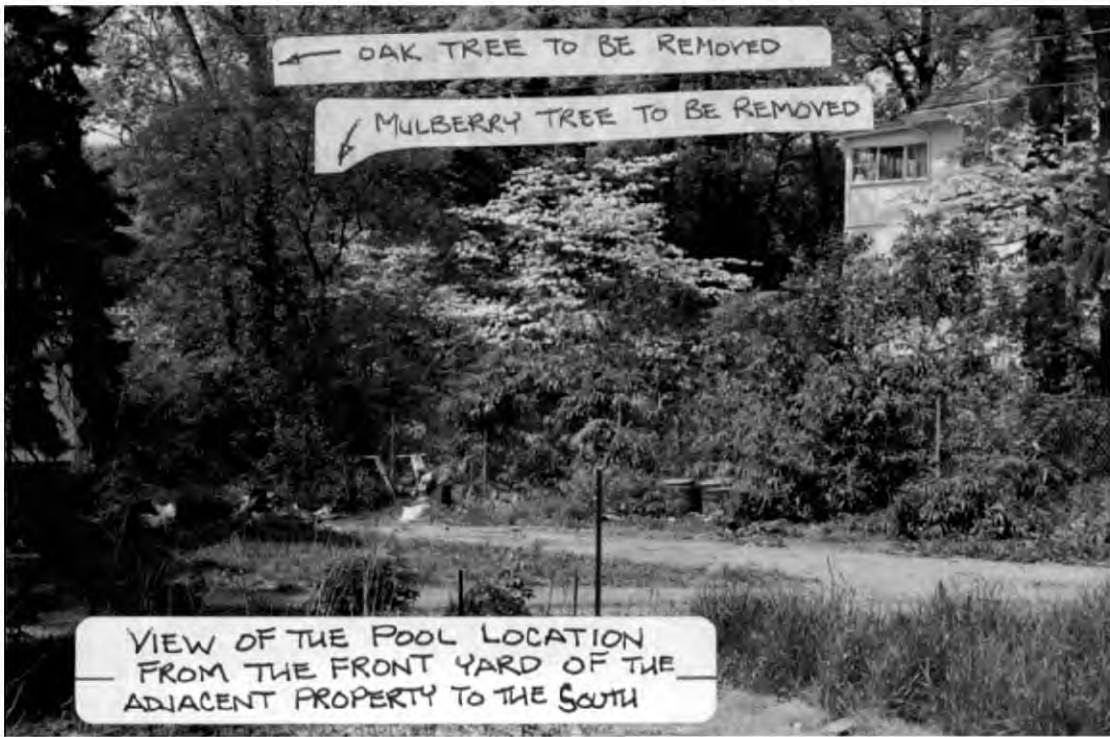
← OAK TREE TO BE REMOVED

VIEW OF PROPERTY FROM ACROSS
THE STREET FROM THE SOUTHEAST
CORNER OF LOT.



OAK TREE TO BE REMOVED →

VIEW FROM END OF DRIVEWAY
AT STREET LOOKING WEST
TOWARD PROPOSED POOL LOCATION



VIEW OF THE POOL LOCATION
FROM THE FRONT YARD OF THE
ADJACENT PROPERTY TO THE SOUTH



OAK TREE TO BE REMOVED →

MULBERRY TREE TO BE REMOVED →

VIEW OF THE PROP. POOL AREA FROM
THE CENTER OF THE LOT LOOKING
SOUTH.



OAK TREE TO BE REMOVED →

MULBERRY TREE TO BE REMOVED →

VIEW OF PROP. POOL AREA FROM NORTH
PROPERTY LINE, BETWEEN HOUSE & GARAGE,
LOOKING SOUTHWEST.

