

-37/3-95FF 7120 Willow Avenue -
(Takoma Park Historic District)

Linton

7210 Willow Avenue

Tabma Park District District

APC Case # 313-95FF

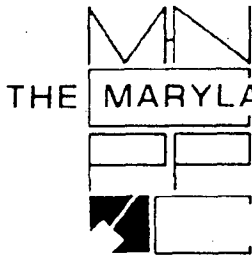
10/11/95

Sue-

Please notice this case. Send

to:

- 1) applicant: Michael Gosler
c/o Property Specialists, Inc.
4600-D Lee Highway
Arlington, VA 22207
- 2) property mgr.: Donna Linton
Property mgr.
Property Specialists, Inc.
4600-D Lee Hwy.
Arlington, VA 22207
- 3) No LRP.



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

DATE: October 12, 1995

MEMORANDUM

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

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

SUBJECT: Historic Area Work Permit

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

Approved Denied

Approved with Conditions: _____

1. Applicant is to remove the metal stair handrails at the first porch and install painted wood handrails with wooden posts, straight pickets, and a shaped top railing. The wood handrails would need to match the height of the existing porch balustrade; or
2. Remove the metal stair handrails with no replacement. Any future installation will require an approved HAWP.

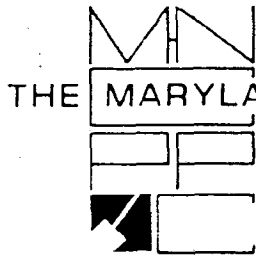
THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERANCE TO THE APPROVED HISTORIC AREA WORK PERMIT (HAWP).

Applicant: Michael Ghaeller C/o Property Specialists, Inc.

Address: 4600-D Lee Highway, Arlington, Va. 22207

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

Property Address: 7120 Willow Avenue
Takoma Park, Md. 20912



THE MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION

8787 Georgia Avenue • Silver Spring, Maryland 20910-3760

DATE: October 12, 1995

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!

FAX TRANSMISSION

PROPERTY SPECIALISTS, INC.

46000 LEE HIGHWAY
ARLINGTON, VA. 22207
703-247-3350
FAX: 703-525-0008

To: Pat Parker
Historic Preservation

Date: September 27, 1995

Fax #: 301/495-
1307

Pages: ~~Two~~, including this cover sheet.
one

From: Kathryn Krubsack

Subject: 7120 Willow Avenue, Takoma Park, MD

Please call if you have any more questions.

Neighbors to either side:

Mr. & Mrs. Mahoney
7118 Willow Avenue
Takoma Park, Md 20912

Mr. & Mrs. Hart
7122 Willow Avenue
Takoma Park, Md 20912

Neighbors across the street:

Mr. & Mrs. Perrolle
7121 Willow Avenue
Takoma Park, Md 20912

Mr. & Mrs. Sparcino - owners of 7119 Willow Avenue
123 Eastmoor Drive
Silver Spring, Md 20901



250 Hungerford Drive, Rockville, Maryland 20850
(301) 217-6370

Historic Preservation Commission
(301) 495-4570

APPLICATION FOR HISTORIC AREA WORK PERMIT RETROACTIVE

TAX ACCOUNT # 284-46-2756

CONTACT PERSON DONNA LINTON
DAYTIME TELEPHONE NO. (703) 247-3350

NAME OF PROPERTY OWNER MICHAEL GECHELLER DAYTIME TELEPHONE NO. () SAME
C/O PROPERTY SPECIALISTS, INC
ADDRESS 4100-D LEE HIGHWAY CITY ARLINGTON STATE VA ZIP CODE 22207

CONTRACTOR COLUMBIAN IRON WORKS, INC TELEPHONE NO. (802) 584-6922
CONTRACTOR REGISTRATION NUMBER UNKNOWN

AGENT FOR OWNER DONNA LINTON DAYTIME TELEPHONE NO. (703) 247-3350

LOCATION OF BUILDING/PREMISE

HOUSE NUMBER 7120 STREET WILLOW AVENUE
TOWN/CITY TAKOMA PARK NEAREST CROSS STREET CARROL
LOT 9 BLOCK 5 SUBDIVISION TAKOMA PARK
LIBER _____ FOLIO _____ PARCEL _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CIRCLE ALL APPLICABLE: CIRCLE ALL APPLICABLE: A/C Slab Room Addition
Construct Extend Alter/Renovate Repair Move Porch Deck Fireplace Shed Solar Woodburning Stove
Wreck/Raze Install Revocable Revision Fence/Wall (complete Section 4) Single Family Other EXTERIOR HANDRAIL FRONT PORCH

1B. CONSTRUCTION COST ESTIMATE \$ \$350.00 INSTALLED & PAID JANUARY 1994

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 _____

RECEIVED
SEP 15 1995
PERMITS
DDSR/DEP

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.

Signature of owner or authorized agent _____ Date _____

APPROVED X w/ [Signature] For Chairperson, Historic Preservation Commission
DISAPPROVED _____ Signature _____ Date October 12, 1995

APPLICATION/PERMIT NO. 9509180061 DATE FILED: _____ DATE ISSUED: _____

MUST ACCOMPANY THIS APPLICATION.

1. WRITTEN DESCRIPTION OF PROJECT

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

Victorian frame house

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

White wrought iron railing on sides of steps to front porch.
Painted white.

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

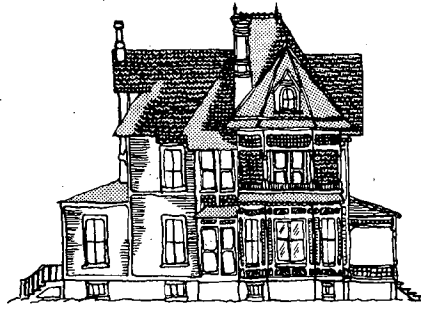
- Clearly labeled photographic prints of each facade of existing resource, including details of the affected portions. All labels should be placed on the front of photographs.
- Clearly label photographic prints of the resource as viewed from the public right-of-way and of the adjoining properties. All 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, 54 Market Street, Raleigh, NC 27601.



Property Specialists, Inc.

4600-D Lee Highway
Arlington, Virginia 22207
(703) 525-7010 (703) 247-3350
FAX (703) 525-0006

RECEIVED

SEP 15 1995

PERMITS
DDSR/DEP

September 12, 1995

Ms. Mary Quattro
Department of Environmental Protection
250 Hungerford Drive, 2nd Floor
Rockville, MD 20850

Dear Ms. Quattro,

Upon the advise of Gwen Marcus of the Historic Preservation Commission, I am enclosing an application for a work permit "retroactive" for the installation of a front railing for 7120 Willow Avenue, Takoma Park, Maryland. This railing was installed in January 1994 in order to be in compliance with the directive from the City of Takoma Park. Please accept the work application retroactive.

Thank you for your consideraton.

Sincerely,

Donna Liuton
Property Manager

Encl.

Columbian Iron Works, Inc.

PLANT 1401-22ND STREET S.E., WASHINGTON, D.C. 20020
ACCOUNTING DEPARTMENT P.O. BOX 999, FERRIS VA 22189
Telephone 584-6922

GFOellee
185
60

Phone 703-247-3350

January 14, 19 94

We, hereby accept your proposal to furnish all labor and material necessary to manufacture and install the following on the premises of the Owner Property Specialists Located at 4600-D Lee Highway
ATTN: Mary Ann Arlington VA 22207

RECEIVED

SEP 15 1995

Job Site: 7120 Willow Ave. Tacoma Park

Furnish and install hand railing, one each side of steps

on the front. Style "B". Paint black White.

P A I D JAN 21 1994

CK # 14378

\$ 200.00

Starting Date: _____

Completion Date: _____ Weather Permitting

TOTAL	\$ 350.00
DOWN PAYMENT	\$ 200.00
BALANCE	\$ 150.00

The undersigned agrees to pay the balance upon completion of said work.

The signer and the Columbian Iron Works, Inc. agree that this order is the only agreement in existence for this merchandise and it is further understood and agreed that no other agreement, oral or written, express or implied, shall limit or qualify the terms of this contract. THIS ORDER IS SUBJECT TO CANCELLATION WITHIN 72 HOURS UNDER THE TRUTH IN LENDING LAW. Changes ordered after work is started in factory will be accepted only upon immediate payment for work already done. Deliveries contingent upon fires, strikes, accidents, or other causes unavoidable or beyond our control. Acceptance of this order subject to formal acknowledgment by Columbian Iron Works, Inc. This contract valid for 60 days.

Seller COLUMBIAN IRON WORKS, Inc.

Purchaser's Printed Name _____

Per Anthony Cascioli

Signature John P. Casper

Date Jan. 14, 1994

Address See above Michael Foeller

Remit signed white copy to accounting department with down payment

City and State _____ Date _____

City of Takoma Park, Maryland

185

DEPARTMENT OF HOUSING AND
COMMUNITY DEVELOPMENT
TELEPHONE 301-270-5900



RECEIVED

7500 MAPLE AVENUE
TAKOMA PARK, MO. 20912

SEP 15 1995

PERMITS
DDSR/DEP

DATE: 1/6/94 DATE OF INSPECTION: 12/15/93
 PROPERTY ADDRESS: 7120 WILLOW AVE. REGISTRATION: 234
 PROPERTY OWNER: PROPERTY SPECIALISTS INSPECTION TYPE: License
 ADDRESS: 4600-D LEE HIGHWAY TELEPHONE: (703) 247-3350
ARLINGTON, VA 22207 COUNTY/ZONE: MC-R-55

An inspection of the above mentioned property was conducted to ensure all minimum housing standards, as required through the laws and ordinances prescribed by the City of Takoma Park, are in compliance.

At the time of this inspection, the violations described below existed at the property. All violations must be corrected and/or abated prior to the reinspection date scheduled below. All work must be completed in a workman like manner. Failure to comply with directives of this notice will result in administrative action within the provisions of the law.

Extensions may be granted, only if a written request is received no latter than five (5) working days prior to the reinspection date.

A REINSPECTION HAS BEEN SCHEDULED FOR: MARCH 2, 1994 AT 11:00 AM

CODE SECTION	VIOLATIONS	REINSPECTION	
		EXIST	ABATED
302.10 302.5 302.5	EXTERIOR no handrail on front porch stairs (6 risers) paint peeling on front porch wall at right paint peeling off porch ceiling		

CODE ENFORCEMENT OFFICER: Jose Mesa

PAGE: 1

Division of Development Services & Regulation
250 Hungerford Drive, 2nd Floor
Rockville, Maryland 20850

Permit # _____
Project _____

FOR MONTGOMERY COUNTY, MARYLAND the undersigned issuer being duly sworn, upon his oath, states that:

on Month AUGUST Day 21 Year 1995

Defendant's Name: MICHAEL GFOELLER AND T. C. BFOELLER-NOUKOFF
First Middle Last

Employer's Name: _____

Address 4600 D CEE HWY
Number Street
ARLINGTON, VA, 22207
City State Zip

is hereby notified that a violation of Montgomery County Code:

Section(s) 24A-6, exists at 7120 WILLOW AVE, TAKOMA PARK

Location

This violation is described as follows: HANDRAILS FOR THE EXTERIOR STEPS INSTALLED WITHOUT FIRST OBTAINING A HISTORIC WORK PERM.

The following corrective action is required within the time specified below: OBTAIN A HISTORIC WORK PERM BY THE TIME STATED BELOW OR REMOVE BOTH HANDRAILS BY THIS GIVEN COMPLIANCE TIME. HISTORIC PRESERVATION SOCIETY CAN BE REACHED AT 301-495-4570

EP 1995

Compliance Time: TEN (10) calendar days from receipt of this notice

Remarks: Failure to comply with this notice will result in a \$ 500.00 civil citation and/or a court order to insure compliance.

Issued by: STAN GARBEL Signature [Signature] Date 8/31/95
Print Name Signature Date

Phone Number: 217-6380

Received by: _____ Signature _____ Date _____
Print Name Signature Date

Phone Number: _____ Sent by registered mail on _____

REINSPECTION REPORT

Date of receipt by mail _____ Scheduled re-inspection date: _____
Date of reinspection _____ Inspector: _____
is violation corrected YES NO If yes, date: _____
If not: Citation issued # _____ Date: _____
 Stop work order issued _____ Date: _____
 Extended _____ day(s) Scheduled re-inspection date: _____

Disposition of Case: _____

ORIGINAL - Defendant
YELLOW COPY - Inspector
PINK COPY - Field Services

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 7120 Willow Avenue Meeting Date: 10/11/95
Resource: Takoma Park Historic District HAWP: Alteration
Case Number: 37/3-95FF RETROACTIVE Tax Credit: No
Public Notice: 9/27/95 Report Date: 10/04/95
Applicant: Donna Linton, Agent Staff: Patricia Parker
Property Specialists
PROPOSAL: Installation of metal front porch stair railing RECOMMEND: Approve w/
condition

BACKGROUND

This application is for retroactive approval of the installation of stair handrails at the front porch of a Sears bungalow, Colonial Revival in style, which is designated as a contributing resource in the Takoma Park Historic District. This case comes before the HPC as a result of enforcement action by DEP. A compliance directive to install handrails was issued by the City of Takoma Park in December, 1993, as a part of a licensing inspection (this is rental property). At that time, the front porch stairs were absent of a handrail. The applicant proceeded to correct this City of Takoma Park violation without HAWP application. Staff received a complaint from a neighbor and this case was referred to DEP for enforcement.

The application, filed retroactively, shows wrought iron stair handrails have been installed on the steps leading to the front porch. This house is one of three Sears houses, situated in a row, 7118, 7120 and 7122 - all early 20th century contributing resources on the street.

Staff found photographs taken of 7118 Willow Avenue from an earlier approved submission for the new construction at 7116 Willow Avenue. Part of 7120 Willow is also visible in these photos. These photos are attached to show the streetscape and confronting property and demonstrate the similarity of building form on this street. Staff will present slides at the time of the HPC meeting for illustration.

It is also staff's understanding that this structure has recently been sold to a different party. There may be an opportunity to remove the wrought iron handrails and have the new owner come forward with a HAWP for some other type of more appropriate handrail.

STAFF DISCUSSION

The handrails, as installed, are inconsistent with the style of the house. The material is metal wrought-iron and it is not appropriate for the wood frame resource. In addition, the return of the handrail to an existing wood balustrade is installed at a level higher than the balustrade. The other two Sears houses have painted wood handrails at the steps leading to their front porches. It would be more appropriate for the handrail at 7120 Willow to be constructed of painted wood posts with vertical balusters and a shaped railing.

The railing at the second level porch is also metal; however, staff has reviewed photographs on file that show that this alteration was made before the Takoma Park Historic District was created.

In reviewing this case, it is important to carefully consult the guidelines published within the Approved and Adopted Amendment to the Master Plan for Historic Preservation for the Takoma Park Historic District. They address proposed changes to contributing resources. The Guidelines state that contributing resources should receive a more lenient level of review than outstanding resources, but that alterations should respect the predominant architectural style of the contributing resource.

Staff's interpretation of the guidelines for contributing resources is that design review focus should be on changes that dramatically affect the streetscape or remove original building fabric. Major alterations, including roof raisings, have been approved for contributing resources, but with a high level of design review. Minor, reversible changes that do not affect the streetscape were intended to be treated very leniently.

This particular case does not involve replacement of original material - no handrail was in existence when this handrail was installed - and the metal handrail is not a particularly intrusive change to the streetscape in and of itself. The most troubling aspect of the railing is that the return of the handrails does not match the height of the top rail of the wooden balustrade.

Ideally, the existing metal handrails would be removed and the new owner could come forward with a proposal for installing more appropriate wood handrails. However, staff believes that a strict reading of the Takoma Park guidelines would make it very difficult to decide that metal handrails at the steps only do not meet the spirit and intent of the guidelines.

If the applicant chooses to keep wrought iron handrails, however, it is essential that the existing handrails be reconfigured to match the height of the front porch balustrade. This may involve removing the existing handrails and re-installing the railing at the proper height.

STAFF RECOMMENDATION

Staff recommends that the applicant can come into compliance with the Historic Preservation Ordinance by doing one of the following:

1. Remove the metal stair handrails at the front porch and install painted wood handrails with wooden posts, straight pickets, and a shaped top railing. The wood handrails would need to match the height of the existing porch balustrade.
2. Remove the metal stair handrails and not replace them with anything at this time. Any future handrails would need to receive a HAWP before installation.
3. Reconfigure the metal stair handrails to match the height of the front porch balustrade. This may involve removing the existing handrails and re-installing the railing at the proper height.

If one of the conditions listed above is met, staff recommends that the Commission find the proposal consistent with the purposes of Chapter 24A-8(b)2:

The proposal is compatible in character and nature with the historical, archaeological, 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, particularly #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.

and with the Guidelines for the Takoma Park Historic District.

Residence on right (North)

7118 Willow Avenue



7118 WILLOW

wood porch rail



As of 5/89.

7120 Willow Street:
metal 2nd story
balustrade

- submitted by staff -

④

View across street



— Wood porch
stair handrail



— submitted by staff —

Willow Street looking South



Willow Street looking North



-submitted by staff -



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 RETROACTIVE

TAX ACCOUNT # 284-46-2756
 CONTACT PERSON DONNA LINTON
 DAYTIME TELEPHONE NO. (703) 247-3350
 NAME OF PROPERTY OWNER MICHAEL GFOELLER DAYTIME TELEPHONE NO. () SAME
 ADDRESS 4100-D LEE HIGHWAY CITY ARLINGTON STATE VA ZIP CODE 22207
 CONTRACTOR COLUMBIAN IRON WORKS, INC TELEPHONE NO. (802) 584-6922
 CONTRACTOR REGISTRATION NUMBER UNKNOWN
 AGENT FOR OWNER DONNA LINTON DAYTIME TELEPHONE NO. (703) 247-3350

LOCATION OF BUILDING/PREMISE

HOUSE NUMBER 7120 STREET WILLOW AVENUE
 TOWN/CITY TAKOMA PARK NEAREST CROSS STREET CAROL
 LOT 9 BLOCK 5 SUBDIVISION TAKOMA PARK
 LIBER _____ FOLIO _____ PARCEL _____

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 EXTERIOR HANDRAIL FRONT PORCH
- 1B. CONSTRUCTION COST ESTIMATE \$ \$350.00 INSTALLED & PAID JANUARY 1994
- 1C. IF THIS IS A REVISION OF A PREVIOUSLY APPROVED ACTIVE PERMIT SEE PERMIT # _____

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- 2A. TYPE OF SEWAGE DISPOSAL 01 () WSSC 02 () SEPTIC 03 () OTHER _____
 2B. TYPE OF WATER SUPPLY 01 () WSSC 02 () WELL 03 () OTHER _____
- RECEIVED**
 SEP 15 1995
 PERMITS
 DDSR/DEP

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:
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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.

X _____ / _____
 Signature of owner or authorized agent Date

APPROVED _____ For Chairperson, Historic Preservation Commission

1. **WRITTEN DESCRIPTION OF PROJECT**

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

Victorian frame house

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

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Painted white.

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Site and environmental setting, drawn to scale. You may use your plat. Your site plan must include:

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5. **PHOTOGRAPHS**

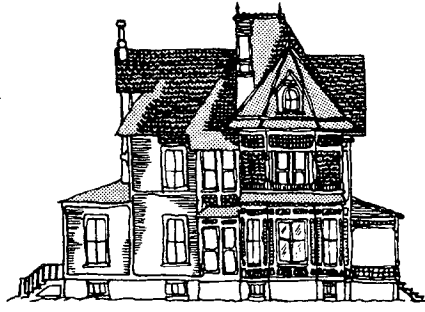
- Clearly labeled photographic prints of each facade of existing resource, including details of the affected portions. All labels should be placed on the front of photographs.
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7. **ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS**

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 (270.1255).



Property Specialists, Inc.

4600-D Lee Highway
Arlington, Virginia 22207
(703) 525-7010 (703) 247-3350
FAX (703) 525-0006

RECEIVED

SEP 15 1995

PERMITS
DDSR/DEP

September 12, 1995

Ms. Mary Quattro
Department of Environmental Protection
250 Hungerford Drive, 2nd Floor
Rockville, MD 20850

Dear Ms. Quattro,

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Thank you for your consideraton.

Sincerely,

Donna Linton
Property Manager

Encl.



Columbian Iron Works, Inc.

PLANT 1401 22ND STREET S.E., WASHINGTON, D.C. 20020
ACCOUNTING DEPARTMENT P.O. BOX 939, FERRIS, VA 22608
Telephone 544-6922

G Foellee
185
60

Phone 703-247-3350

January 14, 19 94

I, We, hereby accept your proposal to furnish all labor and material necessary to manufacture and install the following on the premises of the Owner Property Specialists Located at 4600-D Lee Highway
ATTN: Mary Ann Arlington, VA 22207

RECEIVED

SEP 15 1995

Job Site: 7120 Willow Ave. Tacoma Park

Furnish and install Hand railing, one each side of steps

on the front. Style "B". Paint White.

P A I D JAN 21 1994

CK # 14378

\$200.00

Starting Date: _____

Completion Date: _____

Weather Permitting

TOTAL	\$ 350.00
DOWNPAYMENT	\$ 200.00
BALANCE	\$ 150.00

The undersigned agrees to pay the balance upon completion of said work.

The signer and the Columbian Iron Works, Inc. agree that this order is the only agreement in existence for this merchandise and it is further understood and agreed that no other agreement, oral or written, express or implied, shall limit or qualify the terms of this contract. THIS ORDER IS SUBJECT TO CANCELLATION WITHIN 72 HOURS UNDER THE TRUTH IN LENDING LAW. Changes ordered after work is started in factory will be accepted only upon immediate payment for work already done. Deliveries contingent upon fires, strikes, accidents, or other causes unavoidable or beyond our control. Acceptance of this order subject to formal acknowledgment by Columbian Iron Works, Inc. This contract valid for 60 days.

Seller-COLUMBIAN IRON WORKS, Inc.

Per Anthony Cascioli
Anthony Cascioli

Date Jan. 14, 1994

Purchaser's Printed Name _____

Signature James R. Foellee

Address See above

City and State _____

Date _____

Remit signed white copy to accounting department with down payment

Mickel 10
Foellee

City of Takoma Park, Maryland

185

DEPARTMENT OF HOUSING AND
COMMUNITY DEVELOPMENT
TELEPHONE 301-270-5900



RECEIVED

7300 MAPLE AVENUE
TAKOMA PARK, MD. 20912

SEP 15 1995

PERMITS
DDSR/DEP

DATE: 1/6/94 DATE OF INSPECTION: 12/15/93
 PROPERTY ADDRESS: 7120 WILLOW AVE. REGISTRATION: 234
 PROPERTY OWNER: PROPERTY SPECIALISTS INSPECTION TYPE: License
 ADDRESS: 4600-D LEE HIGHWAY TELEPHONE: (703) 247-3350
ARLINGTON, VA 22207 COUNTY/ZONE: MC-R-55

An inspection of the above mentioned property was conducted to ensure all minimum housing standards, as required through the laws and ordinances prescribed by the City of Takoma Park, are in compliance.

At the time of this inspection, the violations described below existed at the property. All violations must be corrected and/or abated prior to the reinspection date scheduled below. All work must be completed in a workman like manner. Failure to comply with directives of this notice will result in administrative action within the provisions of the law.

Extensions may be granted, only if a written request is received no latter than five (5) working days prior to the reinspection date.

A REINSPECTION HAS BEEN SCHEDULED FOR: MARCH 2, 1994 AT 11:00 AM

CODE SECTION	VIOLATIONS	REINSPECTION	
		EXIST	ABATED
302.10 302.5 302.5	EXTERIOR no handrail on front porch stairs (6 risers) paint peeling on front porch wall at right paint peeling off porch ceiling		

CODE ENFORCEMENT OFFICER: Jose Mesa

PAGE: 1



MONTGOMERY COUNTY DEPARTMENT OF ENVIRONMENTAL PROTECTION

NOTICE OF VIOLATION

Division of Development Services & Regulation

250 Hungerford Drive, 2nd Floor

Rockville, Maryland 20850

Permit # _____

Project _____

FOR MONTGOMERY COUNTY, MARYLAND the undersigned issuer being duly sworn, upon his oath, states that:

on Month AUGUST Day 21 Year 1995

Defendant's Name: MICHAEL GFOELLER AND T. C. BIDDLEK-VOCKOFF
First Middle Last

Employer's Name: _____

Address 4107 D LEE HWY Street
ARLINGTON, VA. 22207 City State Zip

is hereby notified that a violation of Montgomery County Code:

Section(s) 24A-6 exists at 7120 WILLOW AVE, TAKOMA PARK

This violation is described as follows: HANDRAILS FOR THE EXTERIOR STEPS INSTALLED WITHOUT FIRST OBTAINING A HISTORIC WORK PERM.

The following corrective action is required within the time specified below: OBTAIN A HISTORIC WORK PERM BY THE TIME STATED BELOW OR REMOVE BOTH HANDRAILS BY THIS GIVEN COMPLIANCE TIME. HISTORIC PRESERVATION SOCIETY CAN BE REACHED AT 301-495-4570

Compliance Time: TEN (10) calendar days from receipt of this notice

Remarks: Failure to comply with this notice will result in a \$ 500.00 civil citation and/or a court order to insure compliance.

Issued by: SIAN GARBEL Signature [Signature] Date 8/31/95

Phone Number: 217-6980

received by: _____ Signature _____ Date _____

Phone Number: _____ Sent by registered mail on _____

REINSPECTION REPORT

Date of receipt by mail _____ Scheduled re-inspection date: _____
Date of reinspection _____ Inspector: _____
Is violation corrected _____ YES _____ NO If yes, date: _____
If not: _____ Citation issued # _____ Date: _____
_____ Stop work order issued _____ Date: _____
_____ Extended _____ day(s) Scheduled re-inspection date: _____

Disposition of Case: _____

FAX TRANSMISSION

PROPERTY SPECIALISTS, INC.

46000 LEE HIGHWAY
ARLINGTON, VA. 22207
703-247-3350
FAX: 703-525-0006

To: Pat Parker
Historic Preservation

Date: September 27, 1995

Fax #: 703/495-
1307

Pages: ~~Two~~, including this cover sheet.
one

From: Kathryn Krubsack

Subject: 7120 Willow Avenue, Takoma Park, MD

Please call if you have any more questions.

Neighbors to either side:

Mr. & Mrs. Mahoney
7118 Willow Avenue
Takoma Park, Md 20912

Mr. & Mrs. Hart
7122 Willow Avenue
Takoma Park, Md 20912

Neighbors across the street:

Mr. & Mrs. Perrolle
7121 Willow Avenue
Takoma Park, Md 20912

Mr. & Mrs. Sparcino - owners of 7119 Willow Avenue
123 Eastmoor Drive
Silver Spring, Md 20901