

3/08 Washington St. HPC# 31/06-03G
Kensington Historic District

III D. Green



DEPARTMENT OF PERMITTING SERVICES

Douglas M. Duncan
County Executive

Robert C. Hubbard
Director

HISTORIC AREA WORK
PERMIT

IssueDate: 8/6/2003

Permit No: 311024
Expires:
X Ref:
Rev. No:

Approved With Conditions

THIS IS TO CERTIFY THAT: JANET & JAN GALLOWAY
7516 ROYAL DOMINION DRIVE
BETHESDA MARYLAND 20817

HAS PERMISSION TO: CONSTRUCT

PERMIT CONDITIONS: Fence-3 feet, 6 inches gothic picket and 6'0" Wyngate with lattice southerly line. Approved Conditions:
1) The wood fence on the southerly line is visible from the street will either be stained or painted white.
2) The fence on the northerly line at the rear of the yard be the Cedar Wyngate with lattice 6 foot tall fence that matches the southerly rear line and was agreed upon in telephone conversation with staff on July 14, 2003

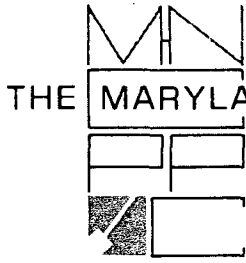
PREMISE ADDRESS 3708 WASHINGTON ST
KENSINGTON MD 20895-

LOT 19 BLOCK 13 PARCEL ZONE R-60
LIBER ELECTION DISTRICT 13 PLATE GRID
FOLIO SUBDIVISION KENSINGTON
PERMIT FEE: \$0.00 TAX ACCOUNT NO.:

HISTORIC MASTER: Y
HISTORIC ATLAS: N

HISTORIC APPROVAL ONLY
BUILDING PERMIT REQUIRED

Director, Department of Permitting Services



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

Date: 7/24/03

MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: Gwen Wright, Coordinator
Historic Preservation Section

SUBJECT: Historic Area Work Permit Application - Approval of Application/Release of
Other Required Permits

DPS# 311024 HPC# 31/00-036

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 Permitting Services (DPS) at 255 Rockville Pike, second floor, in Rockville. Please note that although your work has been approved by the Historic Preservation Commission, it must also be approved by DPS before work can begin.

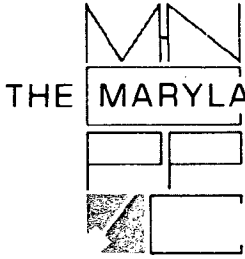
When you file for your building permit at DPS, you must take with you the enclosed forms, as well as the Historic Area Work Permit that will be mailed to you directly from DPS. These forms are proof that the Historic Preservation Commission has reviewed your project. For further information about filing procedures or materials for your county building permit review, please call DPS at 240-777-6370.

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 301-563-3400.

Please also note that you must arrange for a field inspection for conformance with your approved HAWP plans. Please inform DPS/Field Services at 240-777-6210 or online @ permits.emontgomery.org of your anticipated work schedule.

Thank you very much for your patience and good luck with your project!

C:\hawpapr.wpd



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

Date: 7-24-03

MEMORANDUM

TO: Robert Hubbard, Director
Department of Permitting Services

FROM: Gwen Wright, Coordinator
Historic Preservation

SUBJECT: Historic Area Work Permit

DPS# 311024

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

 Approved

Approved with Conditions:

- | | |
|----|---|
| 1. | The wood fence on the southerly line that is visible from the street will either be stained or painted white. |
| 2. | The fence on the northerly line at the rear of the yard be the Cedar Wyngate with lattice 6-foot tall fence that matches the southerly rear line and was agreed upon in telephone conversation with staff on July 14, 2003. |

and HPC Staff will review and stamp the construction drawings prior to the applicant's applying for a building permit with DPS; and

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

Applicant: Janet + John Alloway

Address: 3708 Washington St., Kensington

and subject to the general condition that, after issuance of the Montgomery County Department of Permitting Services (DPS) permit, the applicant arrange for a field inspection by calling the Montgomery County DPS Field Services Office at 240-777-6210 or online @ **permits.emontgomery.org** prior to commencement of work and not more than two weeks following completion of work.



RETURN TO: DEPARTMENT OF PERMITTING SERVICES
255 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850
240/777-6370

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

RECEIVED
**APPLICATION FOR
HISTORIC AREA WORK PERMIT**

Contact Person: JANET GALLOWAY
Daytime Phone No.: 301 365 9333

Tax Account No.: _____
Name of Property Owner: JANET & JOHN GALLOWAY Daytime Phone No.: 301 365 9333
Address: 7516 ROYAL DOMINION DRIVE, BETHESDA MD 20817
Street Number City State Zip Code
Contractor: Ø Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: 3708 Street: WASHINGTON ST
Town/City: KENSINGTON Nearest Cross Street: CALVERT PLACE
Lot: 19 Block: 13 Subdivision: KENSINGTON PARK
Liber: _____ Folio: _____ Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE: Construct Extend Alter/Renovate A/C Slab Room Addition Porch Deck Shed
 Move Install Wreck/Raze Solar Fireplace Woodburning Stove Single Family
 Revision Repair Revocable Fence/Wall (complete Section 4) Other: _____
1B. Construction cost estimate: \$?
1C. If this is a revision of a previously approved active permit, see Permit # NO

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

2A. Type of sewage disposal: 01 WSSC 02 Septic 03 Other: _____
2B. Type of water supply: 01 WSSC 02 Well 03 Other: _____

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height 3 feet 6 inches GOthic PICKET + 6'0" WYNGATE WITH LATTICE SOUTHERLY LINE
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.

Janet Galloway 7/1/03
Signature of owner or authorized agent Date

Approved: X W/CONDITIONS For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: Susan C. Delaney Date: 7/24/03
Application/Permit No.: 311024 Date Filed: 7/20/03 Date Issued: _____

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

1. WRITTEN DESCRIPTION OF PROJECT

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

INSTALL FENCE WITHIN BOUNDARIES OF LOT 19
LOT 18 ADJACENT NOT IN HISTORIC DISTRICT
FENCING NEEDED FOR ENCLOSURE OF PETS AND PRIVACY
EXISTING HOUSE 1897 ALUMINIUM SIDING FARMHOUSE
EXISTING FENCES REAR 6' STOCKADE FENCE
6' LATTICE FENCE NORTHERLY LINE
APPROVAL 2/15/01 SEE PLAT

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

- ① ^{FRONT} SOUTHERLY LINE 42" CEDAR GOTHIC PICKET FENCE TO REPLACE HEDGE
PLANTED ON LOT 18'S PROPERTY - 27 FEET
- ② SOUTHERLY REAR LINE 6'0" WYNGATE WITH LATTICE (WOODEN) 76 FEET TO
JOIN EXISTING 6' STOCKADE FENCE ON WESTERLY LINE, ADJOINING LOT 18 IS NOT
IN HISTORIC DISTRICT, NEW HOUSE BUILT IN 1988
- ③ NORTHERLY REAR 42" CEDAR GOTHIC PICKET FENCE TO CONNECT WITH
EXISTING LATTICE FENCE

2. SITE PLAN

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

- the scale, north arrow, and date;
- dimensions of all existing and proposed structures; and
- site features such as walkways, driveways, fences, ponds, streams, trash dumpsters, mechanical equipment, and landscaping.

3. PLANS AND ELEVATIONS

You must submit 2 copies of plans and elevations in a format no larger than 11" x 17". Plans on 8 1/2" x 11" paper are preferred.

- Schematic construction plans, with marked dimensions, indicating location, size and general type of walls, window and door openings, and other fixed features of both the existing resource(s) and the proposed work.
- Elevations (facades), with marked dimensions, clearly indicating proposed work in relation to existing construction and, when appropriate, context. All materials and fixtures proposed for the exterior must be noted on the elevations drawings. An existing and a proposed elevation drawing of each facade affected by the proposed work is required.

4. MATERIALS SPECIFICATIONS

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

5. PHOTOGRAPHS

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

6. TREE SURVEY

If you are proposing construction adjacent to or within the dripline of any tree 6" or larger in diameter (at approximately 4 feet above the ground), you must file an accurate tree survey identifying the size, location, and species of each tree of at least that dimension.

7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS

For ALL projects, provide an accurate list of adjacent and confronting property owners (not tenants), including names, addresses, and zip codes. This list should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly across the street/highway from the parcel in question. You can obtain this information from the Department of Assessments and Taxation, 51 Monroe Street, Rockville, (301/279-1355).

PLEASE PRINT (IN BLUE OR BLACK INK) OR TYPE THIS INFORMATION ON THE FOLLOWING PAGE.

PLEASE STAY WITHIN THE GUIDES OF THE TEMPLATE, AS THIS WILL BE PHOTOCOPIED DIRECTLY ONTO MAILING LABELS.

15131

This location for title purposes only - not to be used for determining property lines. Property corner Markers Not guaranteed by this location

APPROVED
Montgomery County
Historic Preservation Commission

[Signature]
RDR

2/13/01

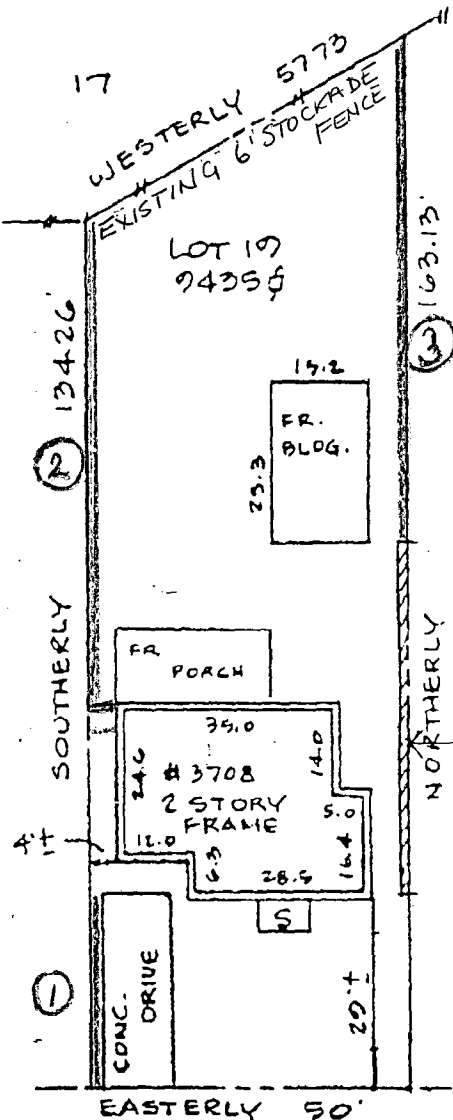
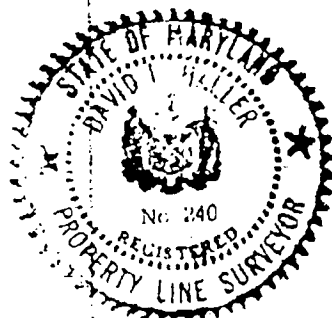
MONTGOMERY COUNTY
DEPARTMENT OF PERMITTING SERVICES

APPROVED R. Waterstreet DATE 2/15/01

ZONING CLASS _____ PAGE _____

BOARD OF APPEALS CASE _____

6 ft. fence



LOCATION OF HOUSE
LOT 19 BLOCK 13
KENSINGTON PARK
TOWN OF KENSINGTON
MONTGOMERY COUNTY, MD.

NO FLOOD PANEL NO. 240047-0200B

ZONE: C

CERTIFICATE

I HEREBY CERTIFY THAT THE POSITION OF ALL THE LISTING IMPROVEMENTS ON THE ABOVE DESCRIBED PROPERTY HAS BEEN CAREFULLY ESTABLISHED BY A TRANSIT-TAPE SURVEY AND UNLESS OTHERWISE SHOWN, THERE ARE NO ENCROACHMENTS.

[Signature]

DAVID L. HALLER
MARYLAND R.P.L.S. No. 240

REFERENCES

PLAT BK. B
PLAT NO. 4

LIBER _____
FOLIO _____

HALLER ASSOCIATES

SURVEYING • ENGINEERING • PLANNING

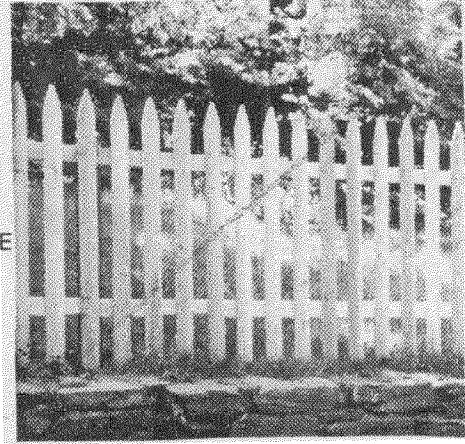
301 663 1543
12011 003-18-02 823 TRAIL AVENUE, FREDERICK, MARYLAND 21701

DATE OF SURVEY	SCALE: 1" = 30'
WALL CHECK	DRAWN BY: JH
INS. LOG: 3-7-92	JOB NO: 92-2868
BOUNDARY:	

(13.) (6)

POTOMAC PICKET

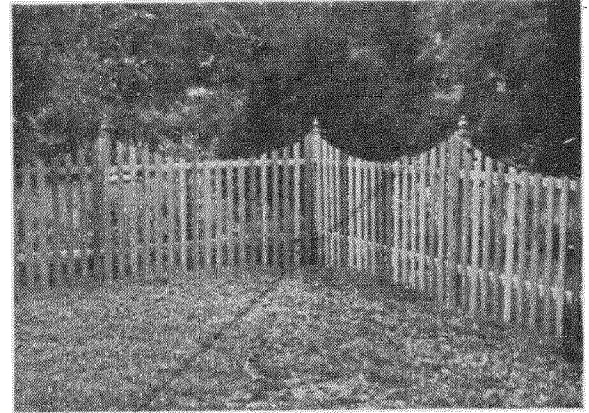
3
STYLES
OF RAILS
AVAILABLE
2x3
½ ROUND
SPOOLED



3
POSTS
AVAILABLE

3' 3½' 4' 5' 6' 6½' 7' 8' HEIGHTS
HALF ROUND FRONT FLAT BACK CEDAR
CEDAR OR PRESSURE TREATED PINE POSTS

WILLIAMSBURG STYLE

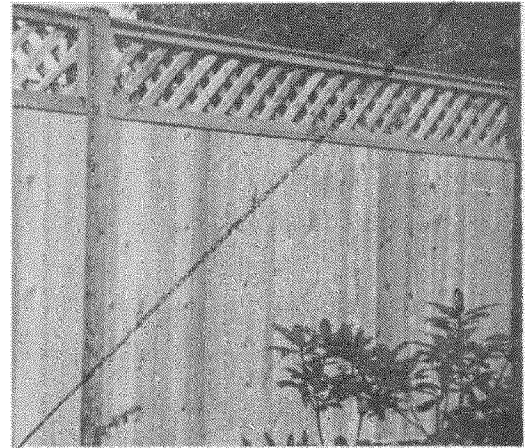


ALL HEIGHTS AVAILABLE
1 TO 5 INCH MT-VERNON DIP
CEDAR BOARDS
CEDAR OR PRESSURE TREATED POSTS

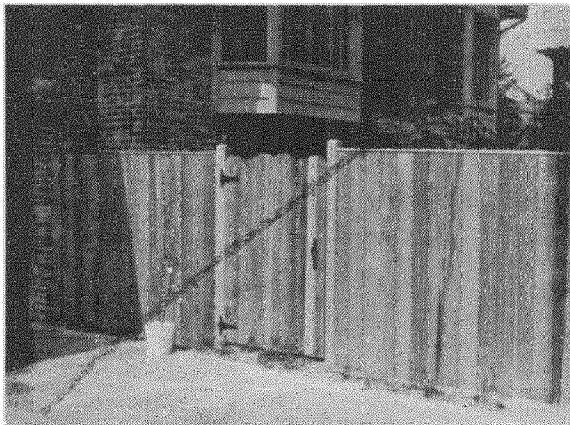


①+③ **GOTHIC PICKET** CEDAR
42"

FLATBOARD WITH LATTICE

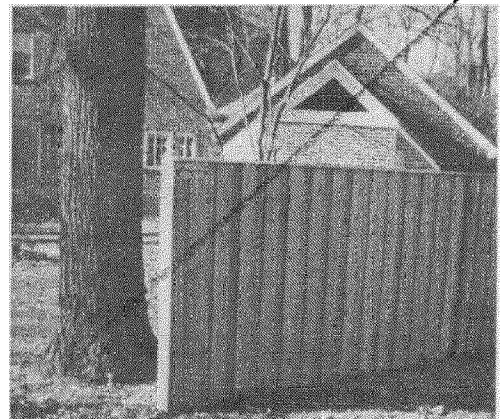


FLATBOARD STYLE WITH CAPBOARD



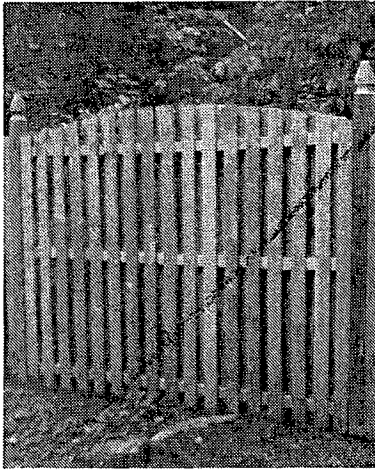
ALL HEIGHTS

BOARD AND BATTON

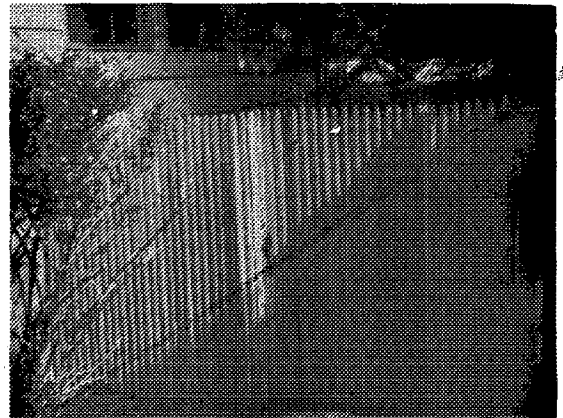


SEE
OVER

WYNGATE WITH ARCHED DESIGN

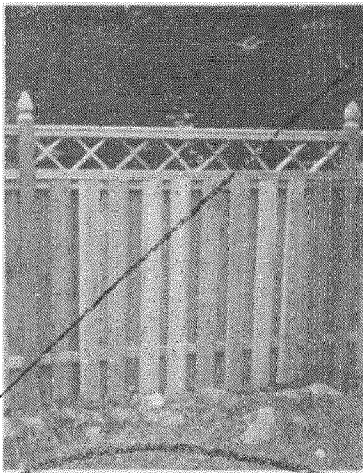


STOCKADE

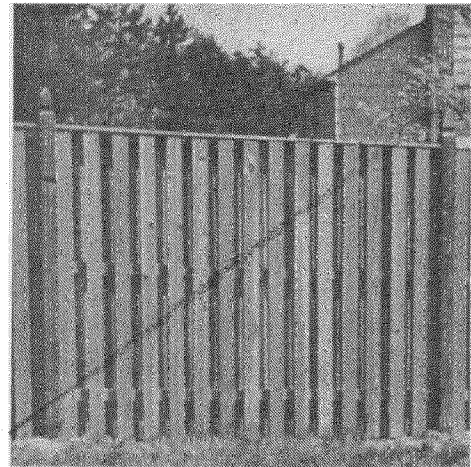


CEDAR OR SPRUCE PICKETS
CEDAR OR PRESSURE TREATED PINE POSTS
QUALITY - ECONOMY

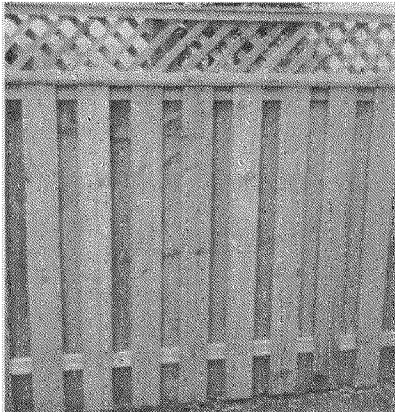
WYNGATE WITH CRISS CROSS



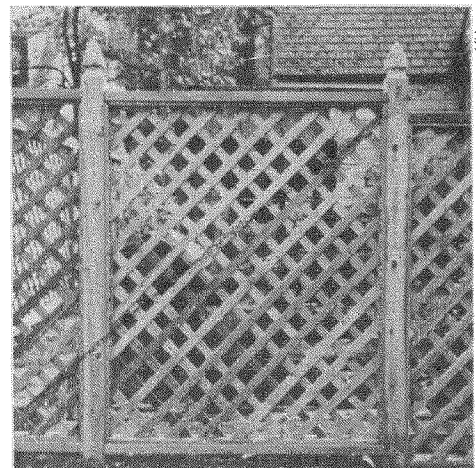
WYNGATE WITH CAPBOARD



WYNGATE WITH WOODEN LATTICE ②



CUSTOM LATTICE



SEE
OVER

Note to the File:

The Wyngate with lattice fence that Mrs. Galloway is installing is "wooden," pressure-treated, but not cedar.

She pointed this out in a phone call to Joey Lampl on July 30,2002.

The mistake is staff's, not the applicant and Gwen Wright approved the installation of the wooden fence verbally. No change in permit or paperwork is required, per Gwen.

Joey Lampl
7/30/03

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address:	3708 Washington Street	Meeting Date:	07/23/03
Applicant:	Janet & John Galloway	Report Date:	07/16/03
Resource:	Kensington Historic District	Public Notice:	07/09/03
Review:	HAWP	Tax Credit:	None
Case Number:	31/06-03G	Staff:	Joey Lampl
PROPOSAL:	Fence construction		
RECOMMEND:	Approve with conditions		

STAFF RECOMMENDATION: Staff recommends that the Commission support this HAWP application with the following conditions:

1. The wood fence on the southerly line that is visible from the street will either be stained or painted white.
2. The fence on the northerly line at the rear of the yard be the Cedar Wyngate with lattice 6-foot tall fence that matches the southerly rear line and was agreed upon in telephone conversation with staff on July 14, 2003.

PROJECT DESCRIPTION

SIGNIFICANCE: Primary Resource within the Kensington Historic District
STYLE: Late Victorian
DATE : 1897

PROPOSAL:

The applicants propose to enclose property at almost all points for privacy and pets. The proposal is described moving clockwise around the property beginning at the southeast corner:

- 1) Remove a hedge and substitute in its place a white-stained, 42-inch-high Cedar Gothic picket fence on the southerly lot line at the front of the property.
- 2) Discontinuous with the picket fence, but on the same southerly lot line, install a 6-foot-high Cedar, unstained Wyngate with lattice fence in order to screen out an undesirable view.

- 3) Maintain the existing 6-foot high stockade fence at the rear property line.
- 4) Install the same 6-foot-high Cedar, unstained Wyngate with lattice fence at the rear of the northerly line so that the two side enclosures of the rear yard are identical. (Note: This is a change suggested by staff to minimize, to some degree, the differing fence types existing on and proposed for the property. Suggestion was well-received by applicant.) This Wyngate with lattice fence will be joined to an existing all-lattice fence. (See item 5.)
- 5) Maintain the existing white-stained, 6-foot-high, all-lattice fence that was approved by the Commission on 2/15/01.

STAFF DISCUSSION

Although the plan relies on multiple fence types, the applicant states that the various conditions of the front and rear yard warrant different solutions. The applicant has agreed to make both lateral fences of the rear yard the same. Staff feels that the barn in the middle of the rear yard also helps to break up views of the property so that multiple fence types are not immediately apparent or problematic. The applicant proposes to stain only the fencing that is visible from the street in the front and has chosen cedar for the rear yard so that it does not need to be stained. According to the applicant, most neighborhood rear fences are not stained. For these reasons, staff feels the fence proposal, although not entirely harmonious, is not deleterious to the historic property.

STAFF RECOMMENDATION

STAFF RECOMMENDATION

Staff recommends that the Commission approve the HAWP application as being consistent with Chapter 25A-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 the Secretary of the Interior's Standards #1 and #2:

A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.

The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize the property will be avoided

And with the general conditions applicable to all Historic Area Work Permits that the applicant shall also present any permit sets of drawings to HPC staff for review and stamping prior to submission for permits and shall arrange for a field inspection by the Montgomery County Department of Permitting Services (DPS), Field Services Office, five days prior to commencement of work, and within two weeks following completion of work.



RETURN TO DEPARTMENT OF PERMITTING SERVICES
256 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850
243 777-6376

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

RECEIVED

APPLICATION FOR
HISTORIC AREA WORK PERMIT

Contact Person: JANET GALLOWAY

Daytime Phone No.: 301 365 9333

Tax Account No.:

Name of Property Owner: JANET & JOHN GALLOWAY Daytime Phone No.: 301 365 9333

Address: 7516 ROYAL DOMINION DRIVE, BETHESDA MD 20817
Street Number City State Zip Code

Contractor: Phone No.:

Contractor Registration No.:

Agent for Owner: Daytime Phone No.:

LOCATION OF BUILDING/PREMISE

House Number: 3708 Street: WASHINGTON ST

Town/City: KENSINGTON Nearest Cross Street: CALVERT PLACE

Lot: 19 Block: 13 Subdivision: KENSINGTON PARK

Liber: Folio: Parcel:

PART ONE: TYPE OF PERMIT ACTION AND USE

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

1B. Construction cost estimate: \$?

1C. If this is a revision of a previously approved active permit, see Permit # NO

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITONS

2A. Type of sewage disposal: 01 WSSC 02 Septic 03 Other:

2B. Type of water supply: 01 WSSC 02 Well 03 Other:

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height 3 feet 6 inches GOTHIC PICKET + 6'0" WYNGATE WITH LATTICE SOUTHERLY LINE

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.

Janet Galloway
Signature of owner or authorized agent

7/1/03
Date

Approved: X W/CONDITIONS For Chairperson Historic Preservation Commission

Disapproved: Signature: Susan E. Galloway Date: 7/24/03

Application/Permit No.: 311024 Date Filed: 7/2/03 Date Issued:

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

1. WRITTEN DESCRIPTION OF PROJECT

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

① INSTALL FENCE WITHIN BOUNDRIES OF LOT 19
LOT 18 ADJACENT NOT IN HISTORIC DISTRICT
FENCING NEEDED FOR ENCLOSURE OF PETS AND PRIVACY
EXISTING HOUSE 1897 ALUMINIUM SIDING FARMHOUSE
EXISTING FENCES REAR 6' STOCKADE FENCE
6' LATTICE FENCE NORTHERLY LINE
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- ① ^{FRONT} SOUTHERLY LINE 42" CEDAR GOTHIC PICKET FENCE TO REPLACE HEDGE
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EXISTING LATTICE
FENCE

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PLEASE STAY WITHIN THE GUIDES OF THE TEMPLATE, AS THIS WILL BE PHOTOCOPIED DIRECTLY ONTO MAILING LABELS.

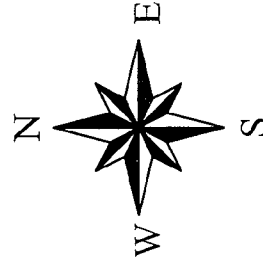
HAWP APPLICATION: MAILING ADDRESSES FOR NOTICING

[Owner, Owner's Agent, Adjacent and Confronting Property Owners]

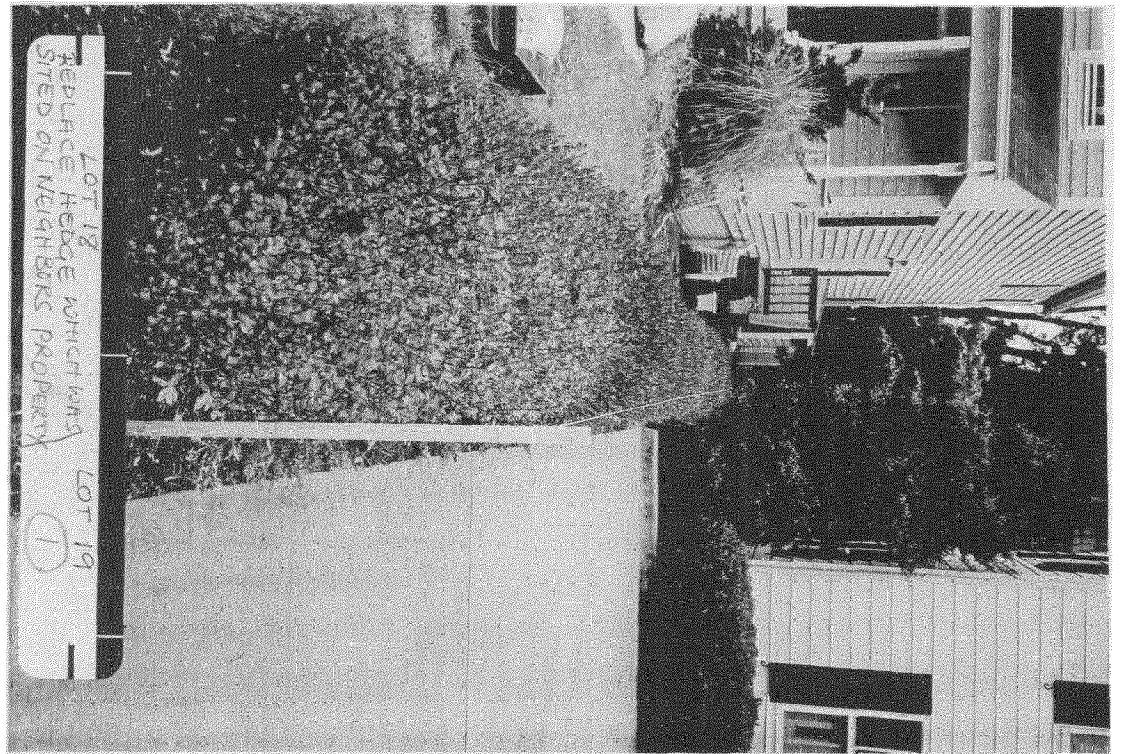
<p>Owner's mailing address</p> <p>JANET GALLOWAY 7516 ROYAL DOMINION DRIVE BETHESDA MD 20817</p>	<p>Owner's Agent's mailing address</p>
<p>Adjacent and confronting Property Owners mailing addresses</p>	
<p>LOT 20 ADJACENT Block 13 <u>SUSAN GANDER & TODD DORRIEN</u> 3710 WASHINGTON ST KENSINGTON MD 20895</p>	<p>LOT 18 ADJACENT Block 13 <u>MR + MRS S. HOLLMAN</u> 3706 WASHINGTON ST KENSINGTON MD 20895</p>
<p>CONFRONTING LOT 2 LOT 24 BLOCK 17 <u>MR + MRS DAVID NELLIS</u> 3709 CALVERT PLACE KENSINGTON MD 20895</p>	<p>REAR PROPERTY LINE <u>MR BARRY PEOPLES</u> 10030 KENSINGTON PKWY KENSINGTON MD 20895 LOT 16 + 17 BLOCK 13</p>

g addresses: noticing table

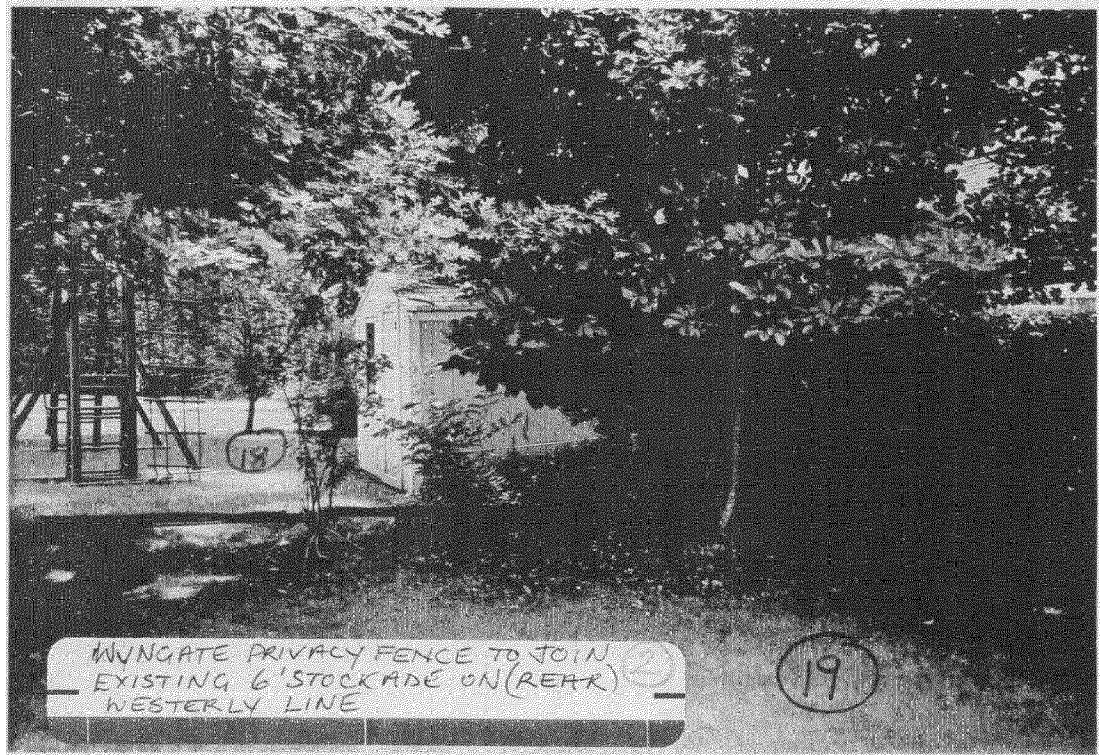
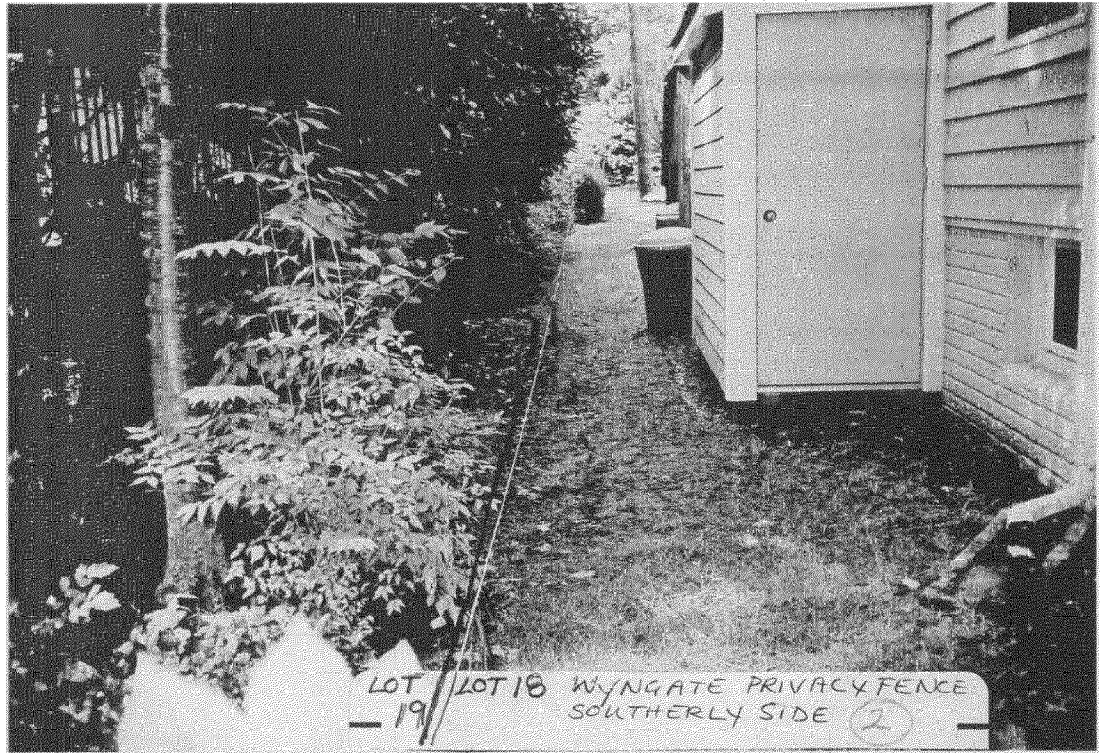
Kensington Historic District

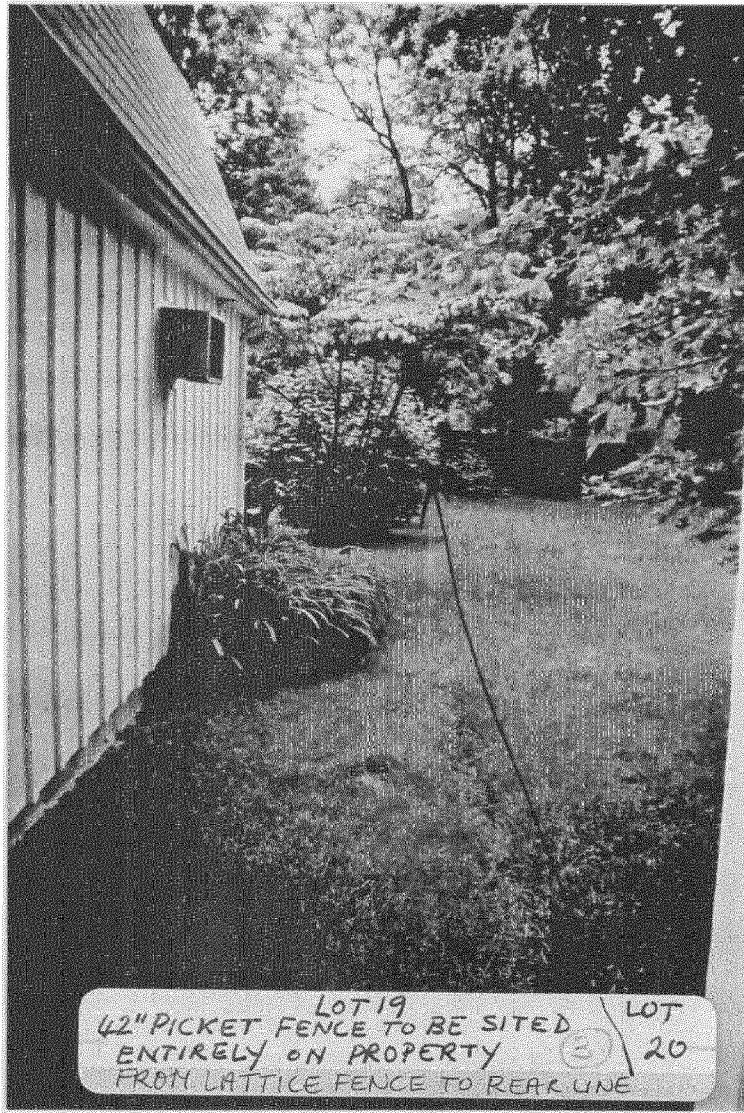


(1) PROPOSED
CEDAR
42"
PICKET
FENCE



(2)
WYNGATE 6' WITH
LATTICE
76 FEET TO
REAR FROM PORCH
LOT 18 NOT IN
HISTORIC DISTRICT



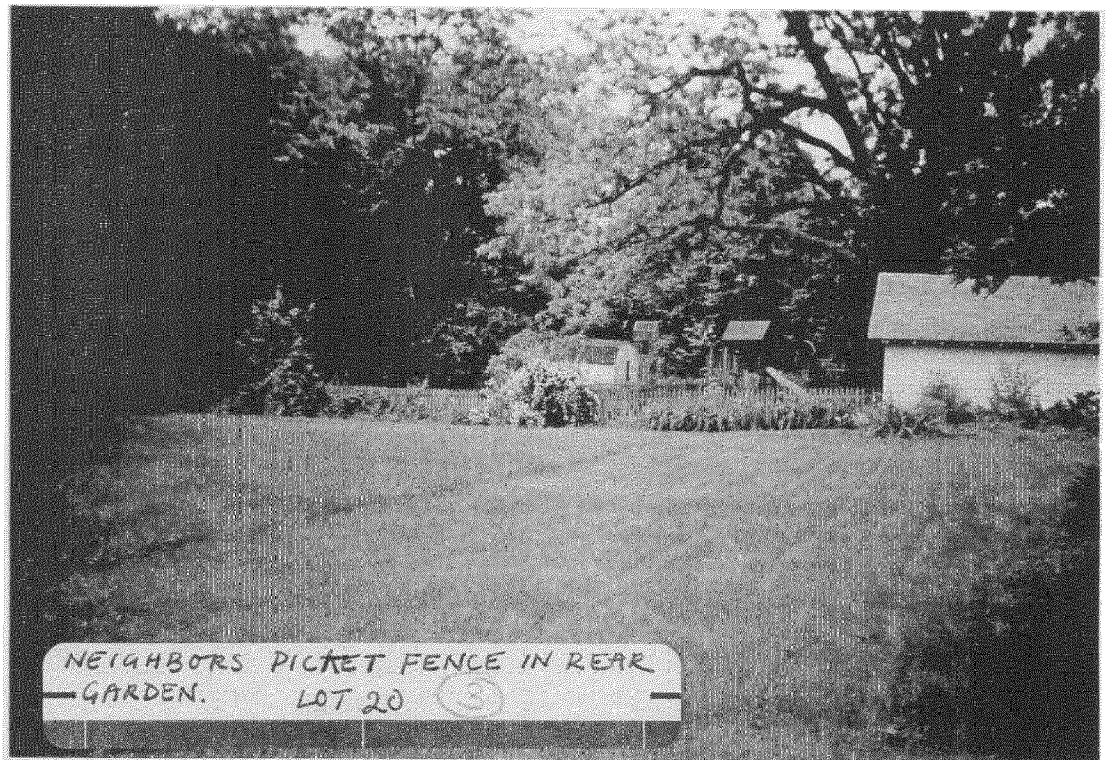


75' LENGTH (3)
GOTHIC CEDAR
FENCE

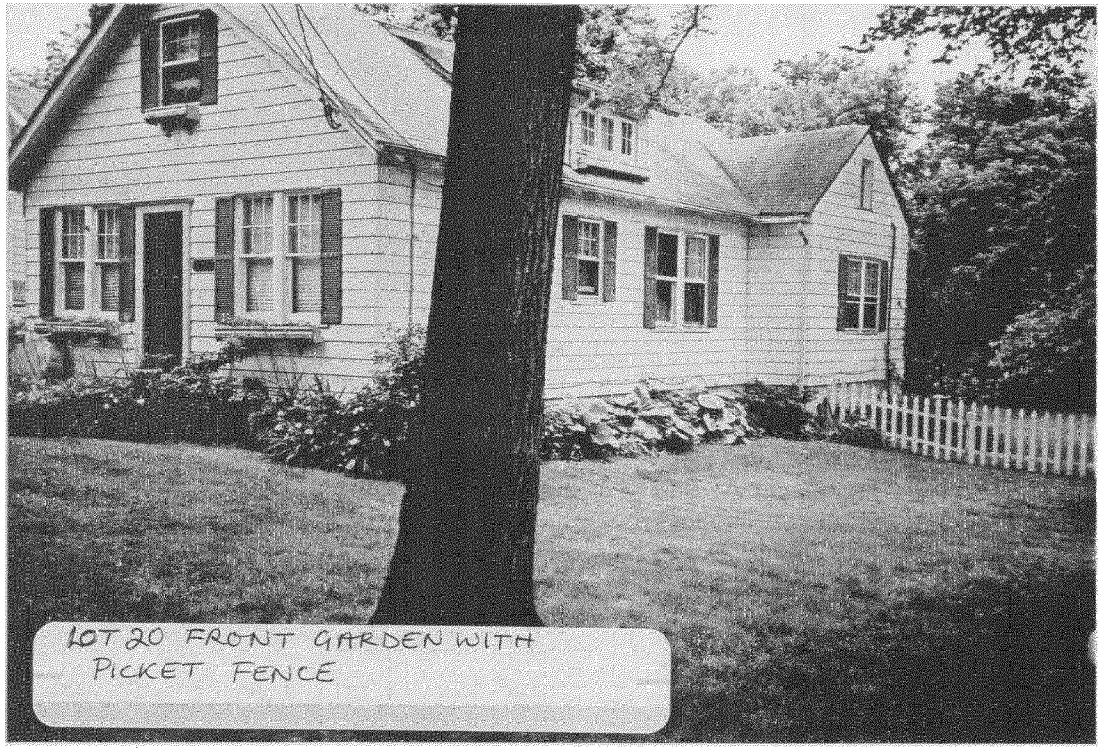
TO JOIN LATTICE
FENCE SEE
PLAT

(NOTE: THIS HAS
BEEN CHANGED TO
WINGATE with LATTICE)

LOT 19
42" PICKET FENCE TO BE SITED
ENTIRELY ON PROPERTY (3) LOT
FROM LATTICE FENCE TO REAR LINE 20



NEIGHBORS PICKET FENCE IN REAR
GARDEN. LOT 20 (3)



LOT 20 FRONT GARDEN WITH
PICKET FENCE