

35/13-05N 36 Quincy St
Chevy Chase Historic District



THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

Date: June 9, 2005

MEMORANDUM

TO: Robert Hubbard, Director

FROM: Gwen Wright, Coordinator **AW**
Historic Preservation

SUBJECT: Historic Area Work Permit # 383420

The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was **APPROVED.**

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

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

Applicant: Thomas K. Bourke

Address: 36 Quincy Street, Chevy Chase, MD 20815

This HAWP approval is 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 at <http://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

APPLICATION FOR HISTORIC AREA WORK PERMIT

RECEIVED

MAY 12 2005

Contact Person: TOM BOURKE
Daytime Phone No.: 301 803 4901 **DIV OF CASE WORK MGMT**

Tax Account No.: 16070057677
Name of Property Owner: THOMAS K BOURKE Daytime Phone No.: 301 803 4901
Address: 36 QUINCY ST. CHEVY CHASE MD 20815
Street Number City Street Zip Code
Contractor: _____ Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: TOM BOURKE Daytime Phone No.: 301 803 4901

LOCATION OF BUILDING/PREMISE
House Number: 36 Street: QUINCY ST
Town/City: CHEVY CHASE Nearest Cross Street: BROOKVILLE RD
Lot: 25 Block: 58 Subdivision: SECTION 2, CHEVY CHASE
Liber: 6502 Folio: 820 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/Rate Solar Fireplace Woodburning Stove Single Family
 Revision Repair Revocable Fence/Wall (complete Section 4) Other: Walk Way
1B. Construction cost estimate: \$ 3000
1C. If this is a revision of a previously approved active permit, see Permit # _____

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS
2A. Type of sewage disposal: 01 WSSC 02 Septic 03 Other: _____
2B. Type of water supply: 01 WSSC 02 Well 03 Other: _____

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL
3A. Height feet inches
3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:
 On party line/property line Entirely on land of owner On public right of way/easement

I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

Th K Bourke 5/11/05
Signature of owner or authorized agent OWNER Date

Approved: 383420 For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: Julia O'Malley Date: 6-9-05
Application/Permit No.: _____ Date Filed: _____ Date Issued: _____

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

1. WRITTEN DESCRIPTION OF PROJECT

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

- Construct flagstone lead walk
- add handrails to porch
- misc porch repairs, resurface ~~the~~
existing concrete porch floor w/ flagstone

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

Contributing resource
Cherry Chase Village Historic District

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 canopy 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).

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HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address:	36 Quincy Street	Meeting Date:	06/08/05
Applicant:	Thomas K. Bourke	Report Date:	06/01/05
Resource:	Contributing Resource Chevy Chase Village Historic District	Public Notice:	05/25/05
Review:	HAWP	Tax Credit:	None
Case Number:	35/13-05N	Staff:	Anne Fothergill

PROPOSAL: Walkway and front porch alterations

RECOMMENDATION: Approval

PROJECT DESCRIPTION

SIGNIFICANCE: Contributing Resource, Chevy Chase Village
STYLE: Colonial Revival
DATE: c. 1916-1927

PROPOSAL

The applicant is proposing to:

- Construct flagstone lead walk from front porch to sidewalk
- Resurface concrete porch floor with flagstone
- Add handrails to front porch—1 ½" x 1 ½" square wood baluster posts—see detail in Circle 9

Chevy Chase Village has reviewed and approved this proposal.

STAFF DISCUSSION

The Chevy Chase Village Historic District Guidelines for Contributing Resources state that “porches should be subject to moderate scrutiny if they are visible from the public right-of-way, lenient scrutiny if they are not...[and] sidewalks should be subject to strict scrutiny with regard to their impact on landscaping, particularly mature trees. In addition, sidewalks pertaining to outstanding resources should be subject to strict scrutiny. In all other respects, sidewalks should be subject to moderate scrutiny.”

The proposed railing is appropriate for a front porch on this type of house. The materials proposed are appropriate and compatible, and the alterations would not adversely affect the historic house, streetscape or district.

Staff recommends approval.

STAFF RECOMMENDATION

Staff recommends that the Commission **approve** the HAWP application as being consistent with Chapter 24A-8 (b) 2:

The proposal is compatible in character and nature with the historical, archeological, architectural or cultural features of the historic site or the historic district in which an historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter,

and with the general condition applicable to all Historic Area Work Permits that **the applicant will present 3 permit sets of drawings to HPC staff for review and stamping prior to submission for permits (if applicable)**. After issuance of the Montgomery County Department of Permitting Services (DPS) permit, the applicant will arrange for a field inspection by calling the DPS Field Services Office at (240) 777-6370 or online at www.permits.emontgomery.org prior to commencement of work and not more than two weeks following completion of work.



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TK Bourke
Signature of owner or authorized agent **OWNER**

5/11/05
Date

Approved: 383420 For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: _____ Date: _____
Application/Permit No.: _____ Date Filed: _____ Date Issued: _____

SEE REVERSE SIDE FOR INSTRUCTIONS

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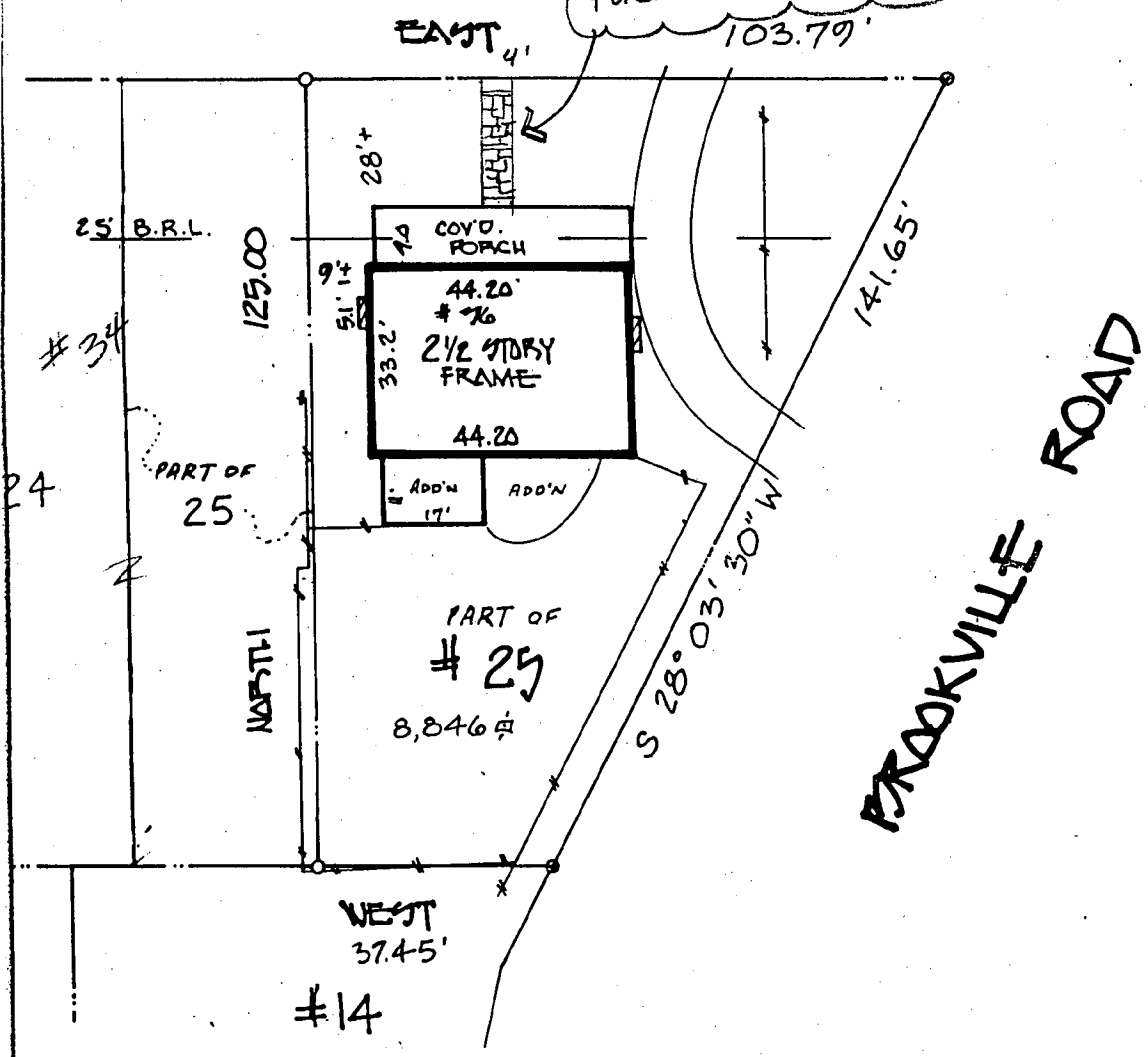
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HAWP APPLICATION: MAILING ADDRESSES FOR NOTIFYING
 [Owner, Owner's Agent, Adjacent and Confronting Property Owners]

<p>Owner's mailing address</p> <p>THOMAS K BOURKE 36 QUINCY ST CHEVY CHASE MD 20815</p>	<p>Owner's Agent's mailing address</p> <p>Same</p>
<p align="center">Adjacent and confronting Property Owners mailing addresses</p>	
<p align="center">Adjacent</p>	<p align="center">Confronting</p>
<p>David & Carolyn Abbey 34 QUINCY ST Chevy Chase MD 20815</p>	<p>Mrs Jeanne Reeside 33 Quincy St Chevy Chase MD 20815</p>
	<p>Charlotte & Steve Sacks 35 QUINCY ST Chevy Chase MD 20815</p>
	<p>Eric Myrland 37 Quincy St Chevy Chase, MD 20815</p>

QUINCY STREET PROPOSED

FLAGSTONE LEAD WALK



NO TITLE REPORT FURNISHED

LOCATION SURVEY OF # 7/6 QUINCY STREET MONTGOMERY CO., MARYLAND SUBDIVISION SECTION NO 2 "CHEVY CHASE"	LOT: <u>PART OF 25</u> PLAT BOOK: <u>2</u> DATE: <u>10-22-84</u> CASE NO: <u>—</u>	BLOCK: <u>58</u> PLAT NO: <u>106</u> SCALE: <u>1"=30'</u> FILE NO: <u>RC-84127</u>
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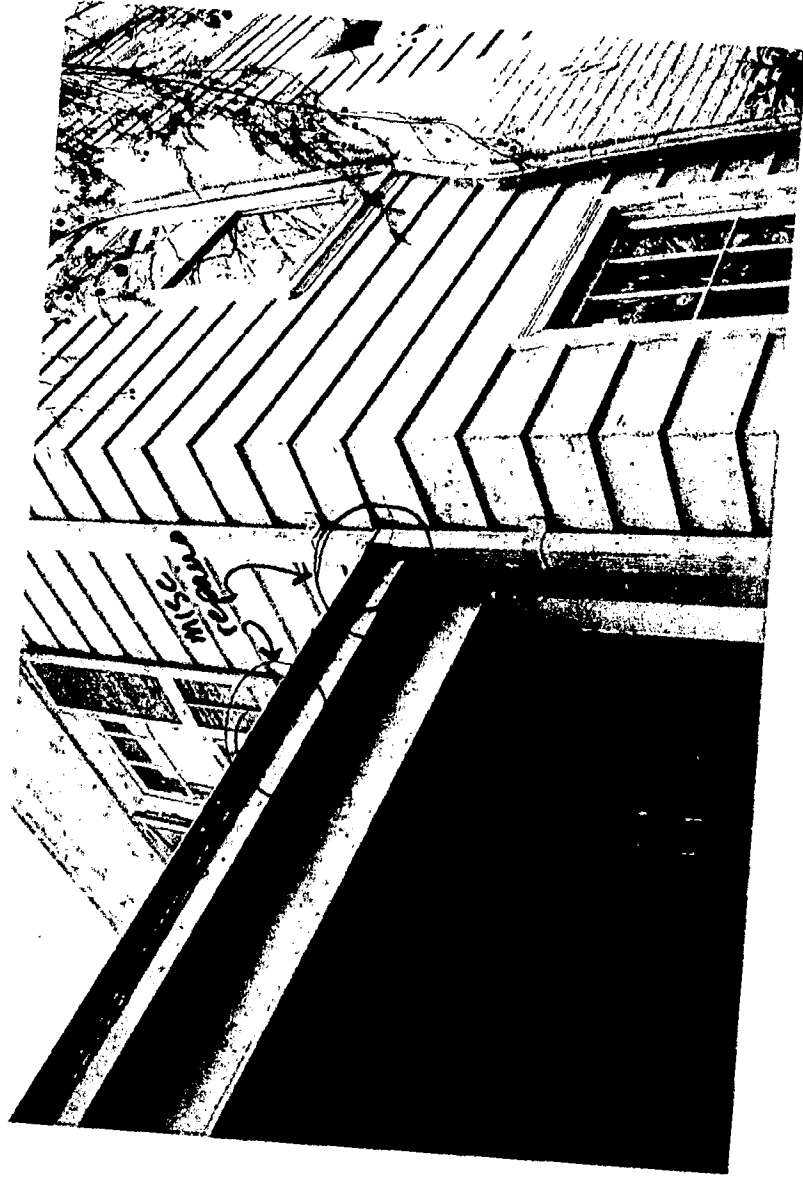
CERTIFICATION: I HEREBY CERTIFY THAT THE POSITION OF ALL THE EXISTING IMPROVEMENTS ON THE ABOVE DESCRIBED PROPERTY HAS BEEN CAREFULLY ESTABLISHED BY A TRANSIT TAPE SURVEY AND THAT UNLESS OTHERWISE SHOWN THERE ARE NO ENCROACHMENTS. THIS IS NOT A PROPERTY LINE SURVEY AND SHOULD NOT BE USED AS SUCH.

Graden A. Rogers
 GRADEN A. ROGERS PROP. L.S. MD. LIC. NO. 119



36 Quincy - existing conditions

proposed



9

- Proposed handrail in two outside sections of porch (not in center section)
- Baluster posts - $1\frac{1}{2} \times 1\frac{1}{2}$ Square

