

35/36-06B 4725 Cumberland Ave

~~SOMERSET~~ Stage Historic District, 35/36



HISTORIC PRESERVATION COMMISSION


Douglas M. Duncan
County Executive

Julia O'Malley
Chairperson

Date: May 11, 2006

MEMORANDUM

TO: Robert Hubbard, Director
Department of Permitting Services

FROM: Michele Oaks, Senior Planner 
Historic Preservation Section, M-NCPPC

SUBJECT: Historic Area Work Permit # 417265 for front porch roof replacement

The Montgomery County Historic Preservation Commission (HPC) reviewed the attached application for a Historic Area Work Permit (HAWP) at its public hearing on May 10, 2006. This application was **APPROVED**.

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED AND CONDITIONAL UPON ADHERENCE TO THE ABOVE APPROVED HISTORIC AREA WORK PERMIT (HAWP) AND MAY REQUIRE APPROVAL BY DPS OR ANOTHER TOWN GOVERNMENT AGENCY BEFORE WORK CAN COMMENCE.

Applicant: Jeffrey and Dana Macher

Address: 4725 Cumberland Avenue, Chevy Chase (Somerset Historic District)

This HAWP approval is subject to the general condition that, after issuance of the Montgomery County Department of Permitting Services (DPS) permit, the applicant will contact the Historic Preservation Office if they propose to make any alterations to the approved plans.





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

DPS - #8

417 265

HISTORIC PRESERVATION COMMISSION
301/563-3400

RECEIVED

APR 05 2006

APPLICATION FOR HISTORIC AREA WORK PERMIT

DIV OF CASE WORK MGMT

Contact Person: DANA MACHER
Daytime Phone No.: 202-257-5064

Tax Account No.: _____
Name of Property Owner: JEFFREY & DANA MACHER Daytime Phone No.: 202-257-5064
Address: 4725 CUMBERLAND AVE CHEVY CHASE MD 20815
Street Number City State Zip Code
Contractor: R+D INDUSTRIES, INC Phone No.: 301-565-2600
Contractor Registration No.: 68734
Agent for Owner: RUSSE Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: 4725 Street: CUMBERLAND AVE
Town/City: CHEVY CHASE Nearest Cross Street: SURREY ST.
Lot: P14 Block: 1 Subdivision: SOMERSET HEIGHTS
Liber: 3623 Folio: 376 Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:
 Construct Extend Alter/Renovate AC 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: \$ 2850-

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.

Dana Jane Macher 4-2-06
Signature of owner or authorized agent Date

Approved: X
Disapproved: _____
Signature: Julia O'Malley Date: 5/10/06
Application/Permit No.: 417265 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:

EXISTING 2 1/2 STORY FRAME HOUSE BUILT
IN 1904; 4" LAP SIDING, SHUTTERS, DOUBLE
HUNG WINDOWS, DENTAL MOLDING ON FASCIA BO.
SITUATED ON SLOPED SITE IN SOMERSET HEIGHTS

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

EXISTING ASPHALT SHINGLES ON PORCH TO BE
REPLACED WITH NEW ENGLERT MATTE BLACK
STANDING SEAM ROOF (METAL). EFFECT ON
HISTORIC RESOURCES - MINIMAL. ROOF WILL BE
MORE CONSISTENT WITH ORIGINAL.

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.

ENGLERT MATTE BLACK STANDING SEAM METAL ROOF

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 profile 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.

EXPEDITED
HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address:	4725 Cumberland Ave, Chevy Chase	Meeting Date:	5/10/2006
Resource:	Contributing Resource Somerset Historic District	Report Date:	5/03/2006
Applicant:	Jeffrey and Dana Macher	Public Notice:	4/28/2006
Review:	HAWP	Tax Credit:	None
Case Number:	35/36-06B	Staff:	Michele Oaks

PROPOSAL: Roof Replacement

RECOMMENDATION: Approve

ARCHITECTURAL DESCRIPTION

SIGNIFICANCE: Contributing Resource within the Somerset Historic District
STYLE: Eclectic (Four Square with Craftsman, Victorian and Colonial Revival Details)
DATE: 1904

PROPOSAL:

Applicant proposes to replace their existing, asphalt shingle roof on their front porch with a new, standing seam metal roof.

STAFF RECOMMENDATION:

- Approval**
- Approval with conditions

Approval is based on the following criteria from Chapter 24A of the Montgomery County Code, Section 8(b): The commission shall instruct the director to issue a permit, or issue a permit subject to such conditions as are found to be necessary to insure conformity with the purposes and requirements of this chapter, if it finds that:

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

- 3. The proposal would enhance or aid in the protection, preservation and public or private utilization of the historic site, or historic resource located within an historic district, in a manner compatible with the historical, archeological, architectural or cultural value of the historic site or historic district in which an historic resource is located, or
- 4. The proposal is necessary in order that unsafe conditions or health hazards be remedied; or
- 5. The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffer undue hardship; or
- 6. In balancing the interests of the public in preserving the historic site, or historic resource located within an historic district, with the interests of the public from the use and benefit of the alternative proposal, the general public welfare is better served by granting the permit.

and with the general condition that the applicant shall present the **specifications for the subject product to Historic Preservation Commission (HPC) staff for review and approval** prior to the commencement of the project.



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Town/City: CHEVY CHASE Nearest Cross Street: SURREY ST.

Lot: P14 Block: 1 Subdivision: SOMERSET HEIGHTS

Liber: 3623 Folio: 376 Parcel:

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:

- Construct
- Extend
- Alter/Renovate
- Move
- Install
- Wreck/Raze
- Revision
- Repair
- Revocable

CHECK ALL APPLICABLE:

- A/C
- Slab
- Room Addition
- Porch
- Deck
- Shed
- Solar
- Fireplace
- Woodburning Stove
- Single Family
- Fence/Wall (complete Section 4)
- Other: _____

1B. Construction cost estimate: \$ 2850-

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Dana Anne Macher
Signature of owner or authorized agent

4-2-06
Date

Approved: _____ For Chairperson, Historic Preservation Commission

Disapproved: _____ Signature: _____ Date: _____

Application/Permit No.: 4172105 Date Filed: _____ Date Issued: _____

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7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS:

BOUGHTON/SIMMONS
4723 CUMBERLAND AVE
Cherry Chase, MD 20815

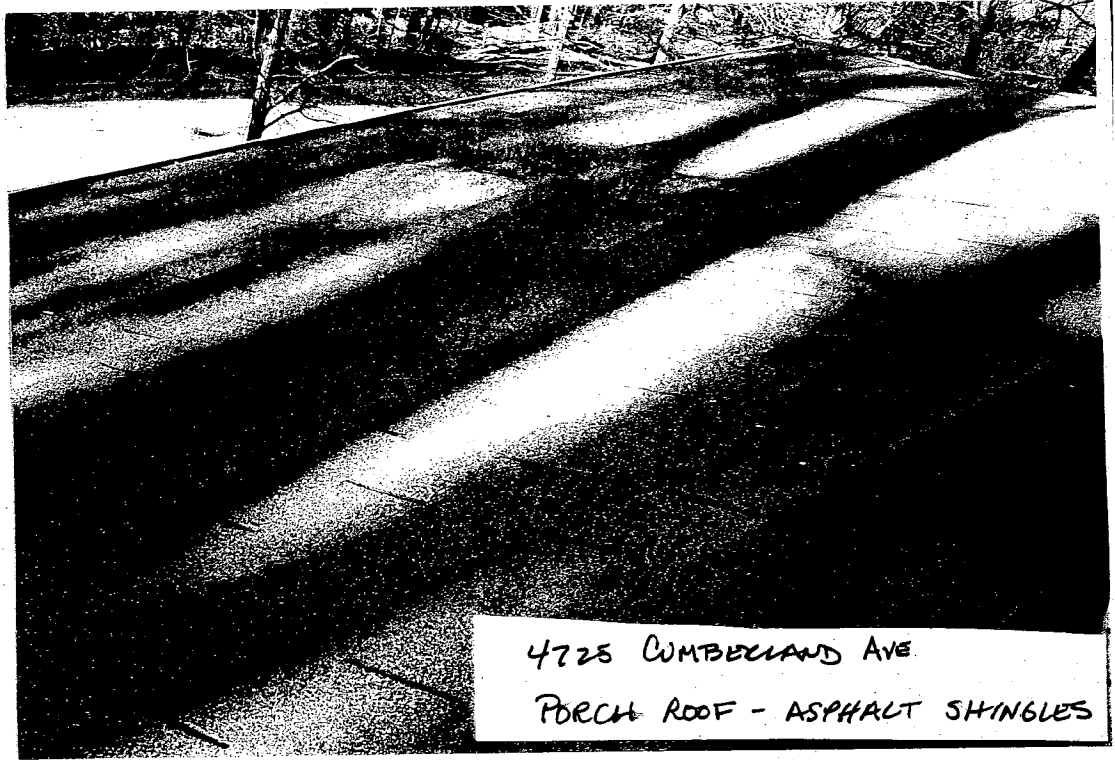
LEWIS/BATTEY
5813 SURREY ST.
Cherry Chase, MD 20815

ROBINSON
5820 SURREY ST.
Cherry Chase, MD 20815

LONDON/FITZGERALD
4801 CUMBERLAND AVE
Cherry Chase, MD 20815

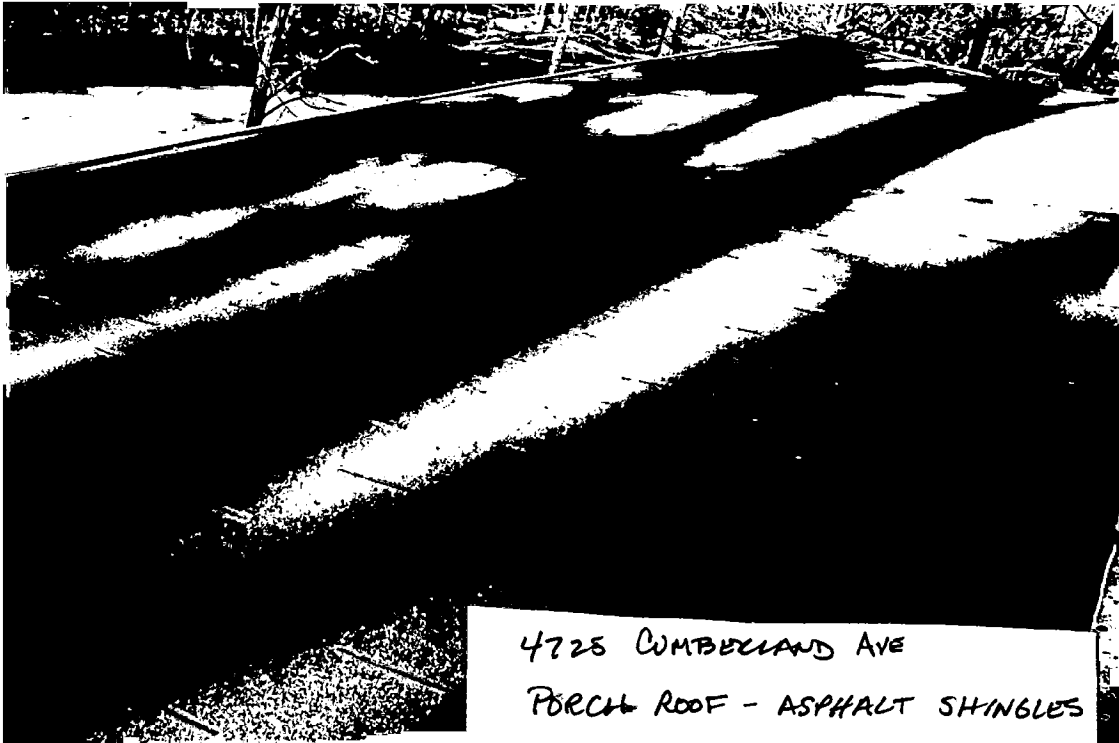
4725 CUMBERLAND AVE
FRONT VIEW





4725 CUMBERLAND AVE.

PORCH ROOF - ASPHALT SHINGLES



4725 CUMBERLAND AVE
PORCH ROOF - ASPHALT SHINGLES

4725 CUMBERLAND AVE
Chevy Chase, MD 20815

ROOF OVER PORCH - ASPHALT SHINGLES

Porch from inside view: JP9 2006-03-25
Ordered at Shutterfly (shutterfly.com)

4725 CUMBERLAND AVE
FRONT VIEW



4725 LUMBERLAND AVE
CHEVY CHASE, MD 20815