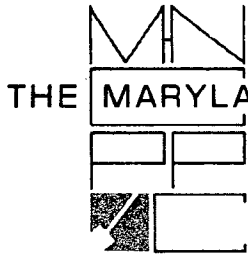


13/10-038 23407 Frederick Road
(Clarksburg Historic District)



See
"Chinatown"
Globe
#13747 3/22

23401 FREDERICK RD



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

Date: 3/13/03

MEMORANDUM

TO: Robert Hubbard, Director
Department of Permitting Services

FROM: Gwen Wright, Coordinator
Historic Preservation

SUBJECT: Historic Area Work Permit

HPC # 13/10-03A

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

 Approved

X Approved with Conditions: THE SIGN WILL NOT EXCEED 30" x 40" — AND WILL NOT BE ANY HIGHER THAN 1' OFF THE GROUND.

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: BEN LEWIS PLUMBING (MIKE BOWERSOX, AGENT)

Address: 23407 CLARKSBURG RD.

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
200 ROCKVILLE PIKE, 3RD FLOOR, ROCKVILLE, MD 20850
480771-8379

DPS - 01

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: MIKE BOWERSOX
Daytime Phone No. 3014283900 X20

Ins Account No.: 21013
Name of Property Owner: BEN LEWIS PLUMBING Daytime Phone No. 3014283900 X20
Address: 23407 Frederick Rd, Clarksburg md 20871
Street Number City State Zip Code
Contacted: BEN LEWIS PLUMBING Phone No.: 3014283900
Contractor Registration No.: N/A

Agent for Owner: Michael Bowersox Daytime Phone No. 3014283900 X20
Address: 23407 Frederick Rd, Clarksburg md 20871

LOCATION OF BUILDING/PERMISE

House Number: 23407 Street: FREDERICK RD
Town/City: Clarksburg Nearest Cross Street: Route 121/CLARKSBURG RD
Lot: _____ Object: _____ Subdivision: _____
Lot: 7347 Folio: 532 Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE: Construct Expand Alter/Resurface AC Slab Storm Addition Patch Deck Shed
 Move Install Wire/Race Solar Fireplace Woodburning Stove Single Family
 Revision Repair Renovate Fence/Wall (complete Section 4) Other: SIGN

1B. Construction cost estimate: \$ _____

1C. If this is a revision of a previously approved active permit, see Form # N/A

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 its construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept the fee as a condition for the issuance of this permit.

[Signature] _____ Date: 2/6/03
Applicant or owner or authorized agent

Approved: X W/CONDITION For the Historic Preservation Commission
Disapproved: _____ Signature: [Signature] Date: 3/13/03
Application/Permit No.: _____ Date Issued: _____

4

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

I. WRITTEN DESCRIPTION OF PROJECT

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

2 1/2 story dwelling with wood siding + front porch on 2 acres of clear land with slope near front -

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

INSTALLING OF SIGN WITH COMPANY NAME ON IT
SIGN TO BE 4'X6' TWO SIDED ON 3" DIAMETER POLES
8' TALL - NON ELECTRIC

II. SITE PLAN

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

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

III. PLANS AND ELEVATIONS

You must submit 2 copies of plans and elevations in a format no larger than 11" x 17". Plans on 9 1/2" x 11" paper are preferred.

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

IV. 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.

V. PHOTOGRAPHS

- a. Clearly labeled photographic prints of each locale of existing resource, including details of the affected portions. All labels should be placed on the front of photographs.
- b. 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 back of photographs.

VI. 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.

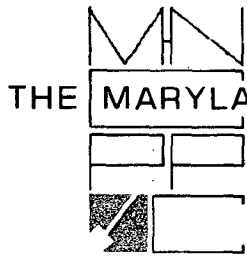
VII. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS

For ALL projects, provide an accurate list of adjacent and confronting property owners (or 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 INTO MARKING LABELS.

5



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

Date: 3/13/03

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

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:\hawpr.wpd

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address:	23407 Frederick Rd, Clarksburg	Meeting Date:	02/26/03
Resource:	Contributing Resource Clarksburg Historic District	Report Date:	02/19/03
Review:	HAWP	Public Notice:	02/12/03
Case Number:	13/10-03A	Tax Credit:	None
Applicant:	Ben Lewis Plumbing (Mike Bowersox, Agent)	Staff:	Michele Naru

PROPOSAL: Sign Installation

RECOMMEND: Approval w/ condition

RECOMMENDATION: Staff recommends that the Commission approve this HAWP with the following conditions that:

1. The applicant will reduce the height and size of the sign to be no greater than the white, Clarksburg General Store sign located at 23401 Frederick Road.

PROJECT DESCRIPTION

SIGNIFICANCE: Contributing Resource within Clarksburg Historic District.
STYLE: Colonial Revival: Four Square
DATE: 1914

A good example of the American Four square style, the frame house is characterized by its simple, two-story cubic form, hipped roof and dormer windows on each elevation. A five-bay porch extends beyond the length of the main façade.

This building was built in 1914 by the Trustees of the Montgomery County Circuit of the Methodist Episcopal Church to be used as its parsonage. It was sold by the church in 1941.

PROPOSAL:

The proposal is to install a 4' wide by 6' tall, two sided wood sign affixed to 2-8' tall (3" in diameter) metal poles along the front property line facing Frederick Road.

STAFF DISCUSSION:

The Village of Clarksburg is significant as an example of a market, transportation and residential center that still retains elements of its mid-19th century character. In order to retain the mid-19th century character, it is essential that proposed commercial signage be compatible with or complementary to the existing character and streetscape of the district. They should be modest in size, scale and massing and should not deter from the historic integrity of the resource.

Staff feels that the scale of the proposed sign is incompatible with the historic district. The proposed sign measures 4' by 6' on 8' high metal poles. If this sign were to be installed, it would be the largest sign approved by the Commission within the historic district and will not be compatible with existing signage along Frederick Road (Photos will be distributed at Commission's worksession). Staff recommends that the applicant reduce the height and size of the sign to be no greater than the white, Clarksburg General Store sign located at 23401 Frederick Road.

STAFF RECOMMENDATION:

Staff recommends that the Commission *approve with condition* 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 Secretary of the Interior Guidelines #9 and #10:

New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

and with the condition that:

1. The applicant will reduce the height and size of the sign to be no greater than the white, Clarksburg General Store sign located at 23401 Frederick Road.

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.** 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 prior to commencement of work and not more than two weeks following completion of work.



RETURN TO: DEPARTMENT OF PERMITTING SERVICES
268 ROCKVILLE PIKE, 3RD FLOOR, ROCKVILLE, MD 20850
REG/77-8370

DPS - 00

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: MIKE BOWERSOX
Daytime Phone No. 301 428 3900 X20

Tax Account No.: 21013
Name of Property Owner: BEN LEWIS PLUMBING Daytime Phone No. 301 428 3900 X20
Address: 23407 Frederick Rd, Clarksburg Md 20871
Street Number City State Zip Code
Contractor: BEN LEWIS PLUMBING Phone No. 301 428 3900
Contractor Registration No.: N/A

Agent for Owner: Michael Bowersox Daytime Phone No. 301 428 3900 X20
Address: 23407 Frederick Rd, Clarksburg Md 20871

LOCATION OF BUILDING/PREMISE

House Number: 23407 Street FREDERICK Rd
Town/City: Clarksburg Nearest Cross Street: Route 121/CLARKSBURG Rd
Lot: _____ Dist: _____ Subdivision: _____
Lot: 7347 Parcel: 532 Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE: **CHECK ALL APPLICABLE:**
 Construct Extend Alter/Renovate AC Sign Room Addition Porch Deck Shed
 Move Install Wire/Chase Solar Fireplace Woodburning Stove Single Family
 Revision Repair Revocable Fence/Wall (complete Section 4) Other: SIGN

1B. Construction cost estimate: \$ _____
1C. If this is a revision of a previously approved active permit, see Permit # N/A

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3A. Height _____ feet _____ inches
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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 the fee as a condition for the issuance of this permit.

[Signature] Date: 2/6/03
Signature of owner or authorized agent

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



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

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INSTALLING OF SIGN WITH COMPANY NAME ON IT. Sign to be 4'x6' two sided on 3" diameter poles 8' tall - NON Electric

2. SITE PLAN

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- a. the scale, north arrow, and date;
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3. PLANS AND ELEVATIONS

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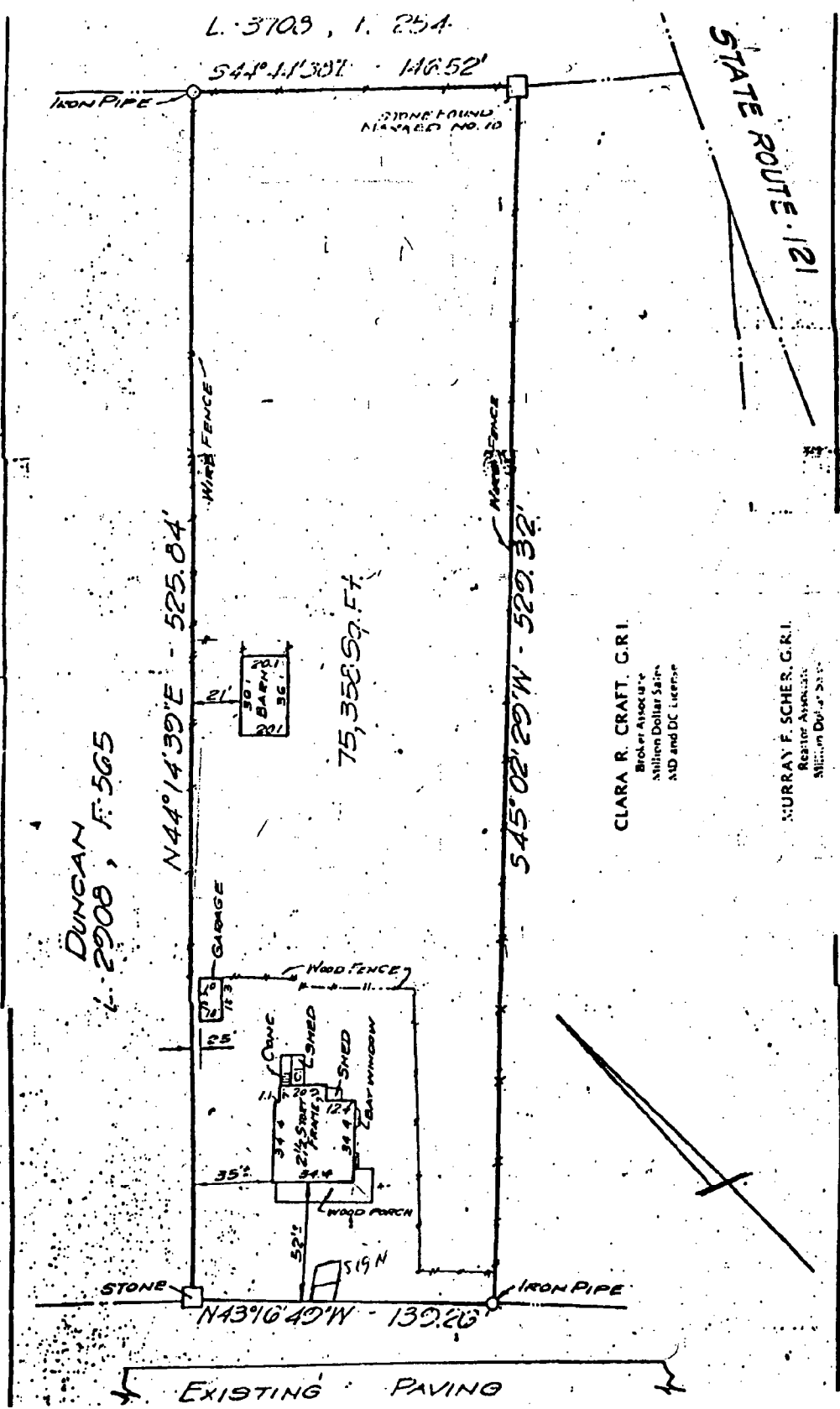
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PLEASE STAY WITHIN THE GUIDES OF THE TEMPLATE, AS THIS WILL BE PHOTOCOPIED DIRECTLY ONTO MARKING LABELS.

5

HAWP APPLICATION: MAILING ADDRESSES FOR NOTICING [Owner, Owner's Agent, Adjacent and Confronting Property Owners]	
Owner's mailing address Ben Lewis Plumbing 23407 Frederick Rd Clarksburg md 20871	Owner's Agent's mailing address
Adjacent and confronting Property Owners mailing addresses	
Damascus Community Bank 26500 Ridge Rd Damascus md 20872	Ralph Deane et al c/o JS Thompson Jr P.O. Box 467 Kensington, md 20895
Carl McCallard et al 618 McEntyre Rd Rockville md 20853	Elizabeth Lackey R R 1 Box 158-A Breezewood, Pa 15533
Lawrence Funt et al c/o Hannon Ent. Inc 1818 N. ST. NW. Suite 200 Wash. DC 20036	Rosalie Willes 23421 Frederick Rd Clarksburg, md 20871
Thomas Conley Box 210 23910 Clarksburg Rd Clarksburg md 20871	

g addresses: noticing table

6



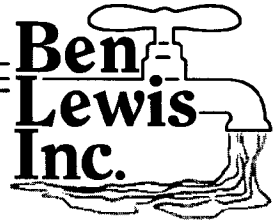
7

Ben Lewis Plumbing

301-428-3900

23407 FREDERICK ROAD, CLARKSBURG, MARYLAND 20871

4' x 6'
2 sided
(2) - 8'-3" metal poles



February 24, 2003

The Maryland National Capital Park and
Planning Commission
8787 Georgia Avenue
Silver Spring, Maryland 20910

Att: Gwen Wright

Ref: Ben Lewis, Inc. Sign

Dear Ms. Wright:

Per our conversation, I have attached photos of the front of our building, showing the approximate location of the sign we would like to install.

Please do not hesitate to contact me or Mr. Bowersox if there is any other information you would like submitted.

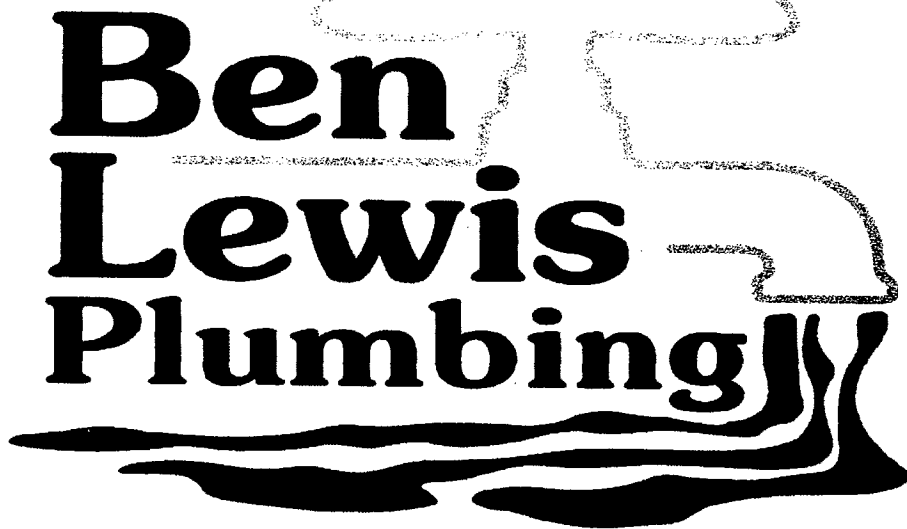
Thank you for your assistance in this matter. It is greatly appreciated.

Sincerely,

A handwritten signature in cursive script that reads "Cathy McAllister".

Cathy McAllister
Ben Lewis, Inc.
301-428-3900 Ext. 15

3' x 5'



301-428-3900

23407 FREDERICK ROAD, CLARKSBURG, MARYLAND 20871

~~4' x 6'
2 sided
(2) - 8' - 3" metal poles~~

2/24

Resubmit with 3' x 5' sign - wood
on 5' poles
approximate location same as
sign in picture



23407 Frederick Road



23407 Frederick ROAD

DUNCAN
L. 2008, F. 565

N44°14'39"E - 525.84'

L. 3709, I. 254

S44°11'58"W - 146.52'

3300 FT. 00 IN. 10
N44°14'39"E

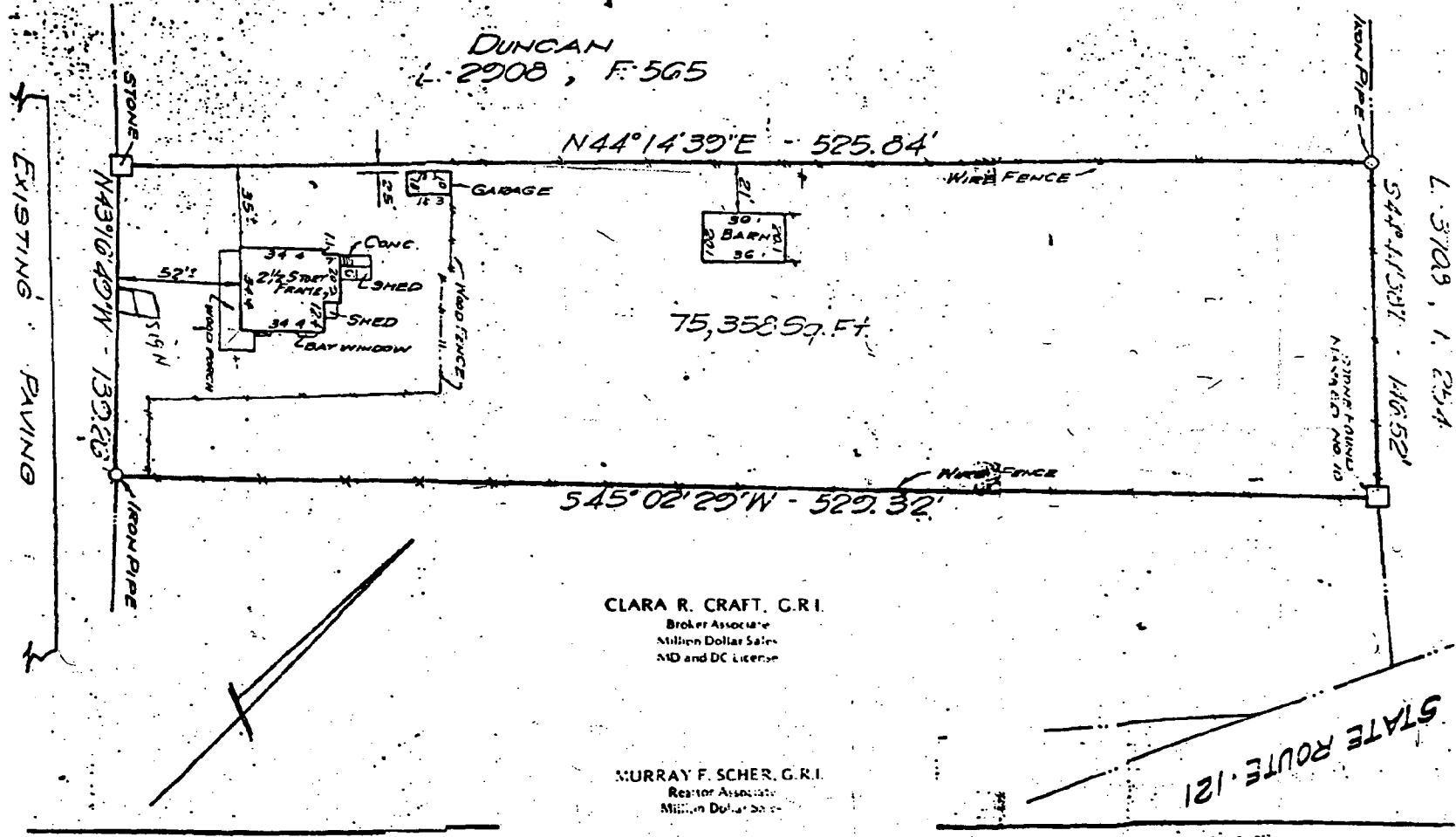
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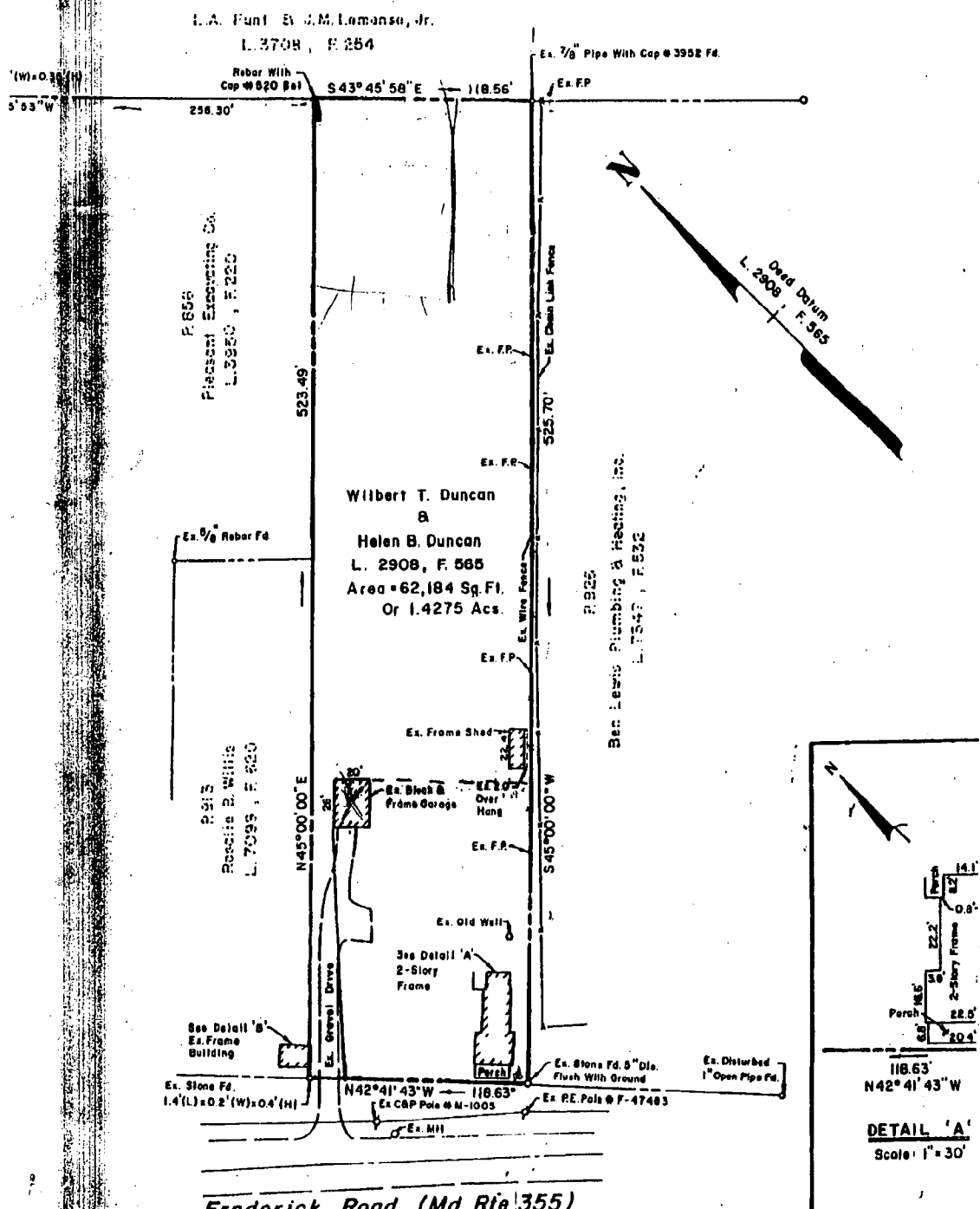
S45°02'29"W - 529.32'

CLARA R. CRAFT, G.R.I.
Broker Associate
Million Dollar Sales
AID and DC License

MURRAY F. SCHER, G.R.I.
Realtor Associate
Million Dollar Sales

STATE ROUTE 121





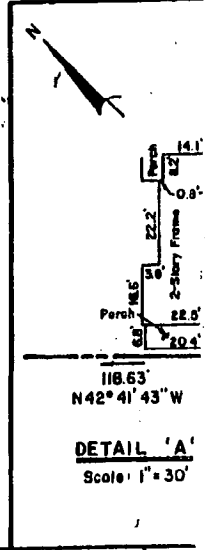
L.A. Funt & J.M. Lemanso, Jr.
 L. 3708, F. 254

P. 656
 Pleasant Excavating Co.
 L. 3350, F. 220

P. 615
 Rocco B. White
 L. 7095, F. 620

Wilbert T. Duncan
 &
 Helen B. Duncan
 L. 2908, F. 565
 Area = 62,184 Sq. Ft.
 Or 1.4275 Acs.

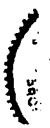
P. 636
 Ben Lewis Plumbing & Heating, Inc.
 L. 1547, F. 532

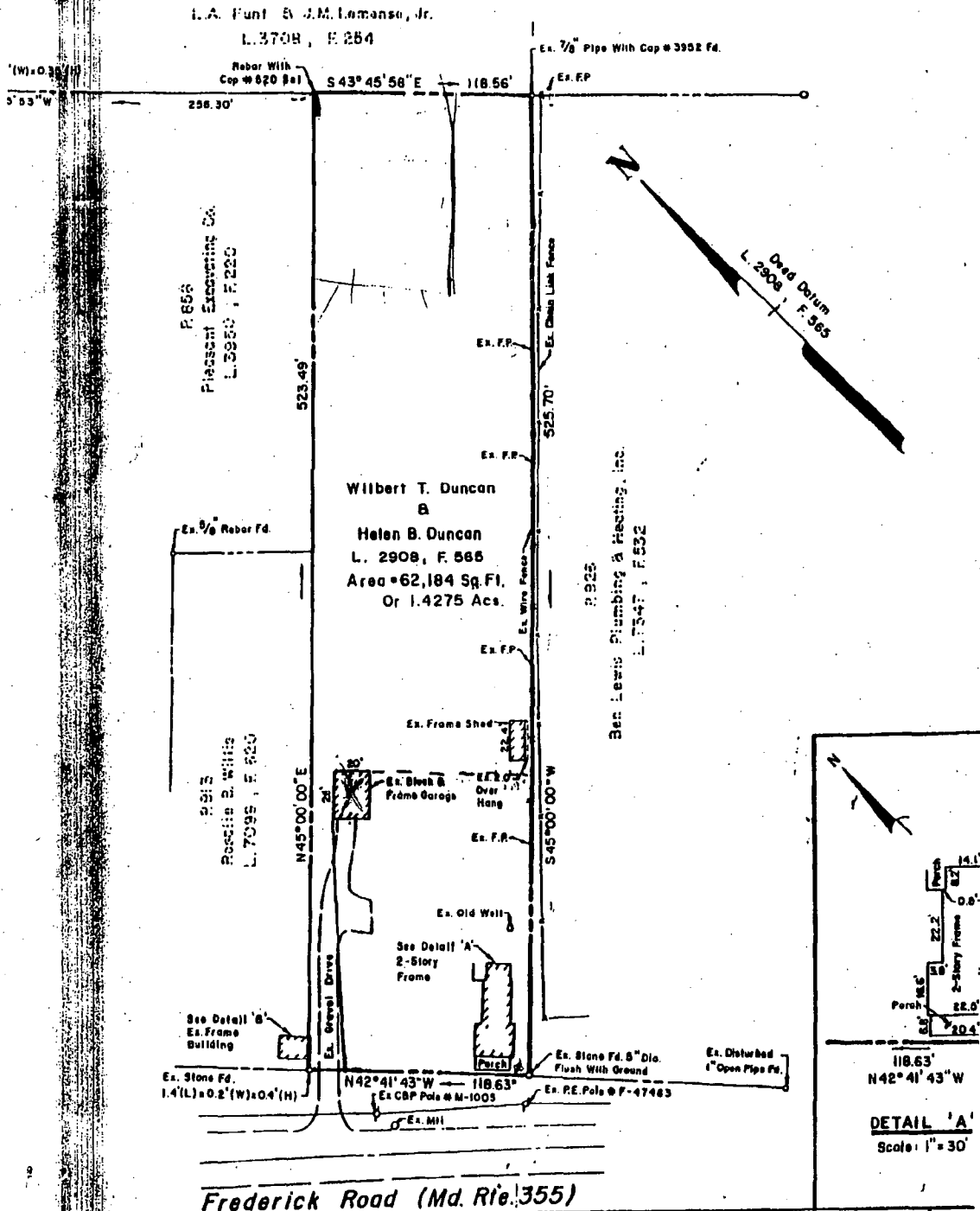


Frederick Road (Md. Rte. 355)

- NOTES:**
1. This survey was performed without the benefit of a Title Report and therefore may not necessarily indicate all encumbrances on this property.
 2. This document, as an instrument of professional service, is the property of Blue Ridge Surveyors and is not to be used in whole or in part for any reason without written consent.

LEGEND



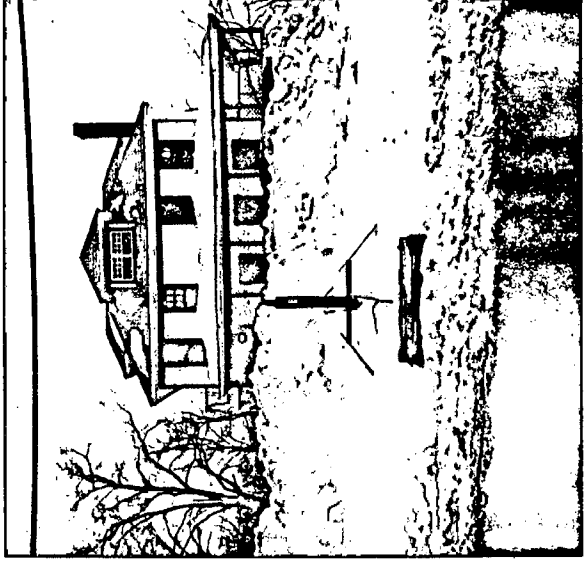


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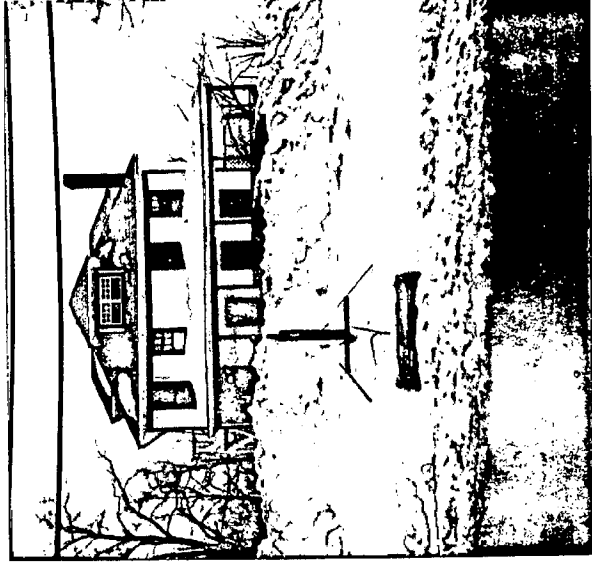
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LEGEND





23407 Fredenck Road



23407 Fredenck Road