

35/3-03A 4728 Dorset Ave.
REVISION Somerset Historic Dist.



THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

Date: November 13, 2003

MEMORANDUM

TO: Robert Hubbard, Director

FROM: Gwen Wright, Coordinator
Historic Preservation

SUBJECT: Historic Area Work Permit # 294772 *REVISION*

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: Brian Graham and Victoria Clarke

Address: 4728 Dorset Street, 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 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
250 ROCKY HILL PIKE, 2ND FLOOR, ROCKVILLE, MD 20850
240/777-8370

DPS - #0

HISTORIC PRESERVATION COMMISSION
301/563-3400

III E

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact/Person: STEPHEN SCHOTTLEK

Daytime Phone No.: 202.337.7255

Tax Account No.: 00538785

Name of Property Owner: BRIAN GRAM/VICTORIA CLARKE Daytime Phone No.: _____

Address: 4725 DORSET AVE CHEVY CHASE MD 20815
Street Number City State Zip Code

Contractor: _____ Phone No.: _____

Contractor Registration No.: _____

Agent for Owner: BARNES VANZE ARCHITECTS Daytime Phone No.: 202.337.7255

Address: 1233 WISCONSIN AVE NW STE 204 WASHINGTON DC 20009

LOCATION OF BUILDING/PREMISE

House Number: 4725 Street: DORSET AVE

Town/City: SOMERSET Nearest Cross Street: SURREY ST.

Lot: 1 Block: 5 Subdivision: SOMERSET HEIGHTS

Tract: _____ Folio: _____ Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

IA. CHECK ALL APPLICABLE:

CHECK ALL APPLICABLE:

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

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

B. Construction cost estimate: \$ 500,000

C. If this is a revision of a previously approved active permit, see Permit # _____

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

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

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

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

A. Height _____ feet _____ inches

B. 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]
Signature of owner or authorized agent

12/18/02
Date

Approved: X For Chairperson, Historic Preservation Commission

Signature: [Signature] Date: 2/21/03

Application/Permit No.: 294772 Date Issued: 12/18/02

**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:

SEE ATTACHED EXCERPT FROM NATIONAL REGISTER
REGISTRATION FORM.

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

REMOVAL OF CA 1960'S /70'S PLAYROOM & REPLACING IT WITH
A NEW 2-STORY ADDITION THAT IS HELD BACK FROM
THE CORNER OF THE HISTORIC RESOURCE. CONSTRUCTION OF A
SECOND FLOOR ADDITION OVER THE EXISTING - BUT NOT ORIGINAL -
FAMILY ROOM. MATERIALS ARE TO BE COMPATIBLE WITH THE
ADDITION SCALED TO NESTLE INTO THE EXISTING SITE

2. SITE PLAN

Site and environmental setting, drawn to scale. You may use your plot. 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 drip-line 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 CONTIGUOUS PROPERTY OWNERS

For ALL projects, provide an accurate list of adjacent and adjoining 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.

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 4728 Dorset Street, Chevy Chase **Meeting Date:** 11/12/03
Resource: Outstanding Resource **Report Date:** 11/05/03
Somerset Historic District
Review: HAWP **Public Notice:** 10/29/03
Case Number: 35/65-03A REVISION **Tax Credit:** None
Applicant: Brian Graham and Victoria Clarke **Staff:** Michele Naru
(Stephen Schottler, Agent)

PROPOSAL: Front Door Replacement

RECOMMEND: Approve

BACKGROUND

This applicant applied for and received approval from the Commission at its February 12, 2003 meeting for a two-story, rear addition.

PROJECT DESCRIPTION

SIGNIFICANCE: Outstanding Resource within the Somerset Historic District
STYLE: Queen Anne
DATE: c1893

This house referred to as the Salmon/Stohlman House was built c. 1893 for its original owner/builder, Dr. Salmon and its long-time owner/resident John W. Stohlman. It was one of the first houses constructed in the community, and survives on its original plot of land.

This 2-1/2 story frame dwelling built circa 1893 is located at the corner of Dorset Avenue and Surrey Street. It is set back from the road with a circular drive in front and surrounded by a generous yard. The house is designed in a transitional manner with late Victorian detailing, but with more regularized Colonial Revival-style massing. Generally square in plan with a wrap-around porch and projecting side bay, the house sits upon a rubble stone foundation with grapevine joints, and is covered with a wide, front gable roof. The walls are clad with narrow weatherboard siding on the main block, and with wood shingles in the gable ends and on the projecting bay. The roof, sheathed with slate shingles, features a prominent, brick corner chimney with corbelled brickwork, and a second brick chimney at the rear of the main block, and dormer windows on the sides. In addition to the ornate chimney stack, the house fashions several other Queen Anne details including a wrap-around porch; a polygonal projecting bay with a semi-conical bell shaped roof; and shingled wall surfaces. An original two-story ell projects from the rear of the house and is covered with a gable roof and contains weatherboard walls and cornice returns in the gable end.

PROPOSAL:

The applicant is proposing to replace the existing front entry door and sidelight.

STAFF DISCUSSION

Proposed alterations to Outstanding resources within the Somerset historic district are reviewed under the Secretary of Interior's Standards for Rehabilitation. Rehabilitation is defined as the act or process of making possible a compatible use for a property through repair, alterations, and additions while preserving those portions or features, which convey its historical, cultural, or architectural values.

The Secretary of Interior's Standards for Rehabilitation that pertain to this project are as follows:

#2 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.

#9 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.

The existing door and sidelight are constructed of safety glass and applied moldings. These type of details are more prevalent on houses constructed circa 1920's. This house dates to 1893. Other houses of the same time period in Somerset have recessed panel moldings – which would be more of a design feature found during the late 1800's, when this house was constructed. Therefore, it is staff's opinion that the existing door is not original to the house. Staff supports the applicants proposed design for the new door, which is in keeping with the style and period of the historic resource.

The **Town of Somerset and its Local Advisory Panel (LAP)** has not responded to the HAWP application at the time this report was prepared.

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 Secretary of the Interior Guidelines #2 and #9:

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



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246777-8370

DPS - #8

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Nearest City: SOMERSET Nearest Cross Street: SURREY ST.

Block: 5 Subdivision: SOMERSET HEIGHTS

Folio: _____ Parcel: _____

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 Move Install Wreck/Start
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Construction cost estimate: \$ 500,000

CHECK ALL APPLICABLE:
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 Solar Fireplace Woodburning Stove Single Family
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[Signature] _____ 12/18/02 _____
Signature of owner or authorized agent Date

Approved: X For Chairperson, Historic Preservation Commission
Signature: [Signature] Date: 2/21/03
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(4)

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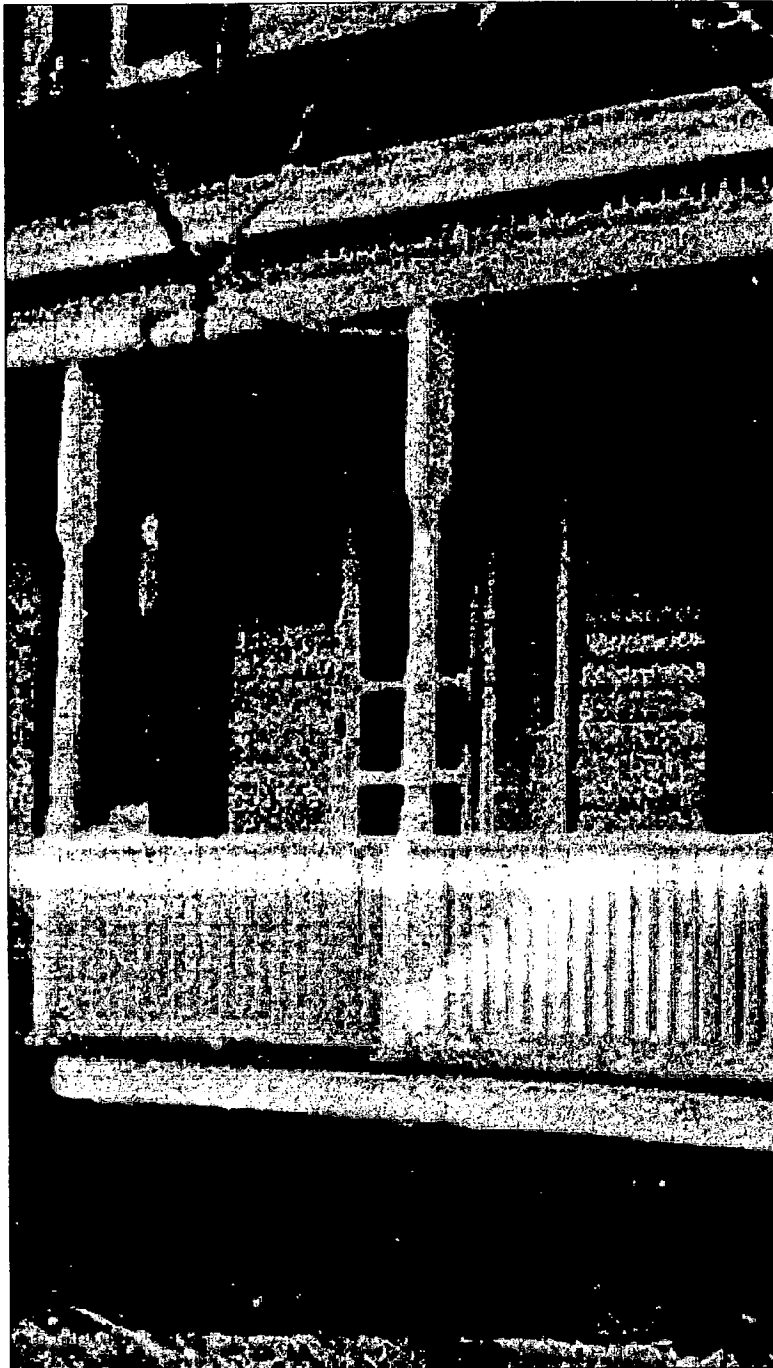
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(5)



1 HISTORIC PHOTO
SK4 3/4" = 1'-0"



BARNES VANZE ARCHITECTS

1238 WISCONSIN AVE NW SUITE 204 WASHINGTON, DC 20007
 www.barnesvanze.com TELE: 202.337.7255 FAX: 202.337.0609

DRAWING TITLE:
FRONTDOORHISTORIC

DATE:
OCT-22-2003

PROJECT NAME:
GRAHAM-CLARKE

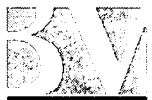
SCALE.:
NTS

SK-4

(6)



1 EXISTING PHOTO
 SK3 3/4" = 1'-0"



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 FRONTDOOREXISTING

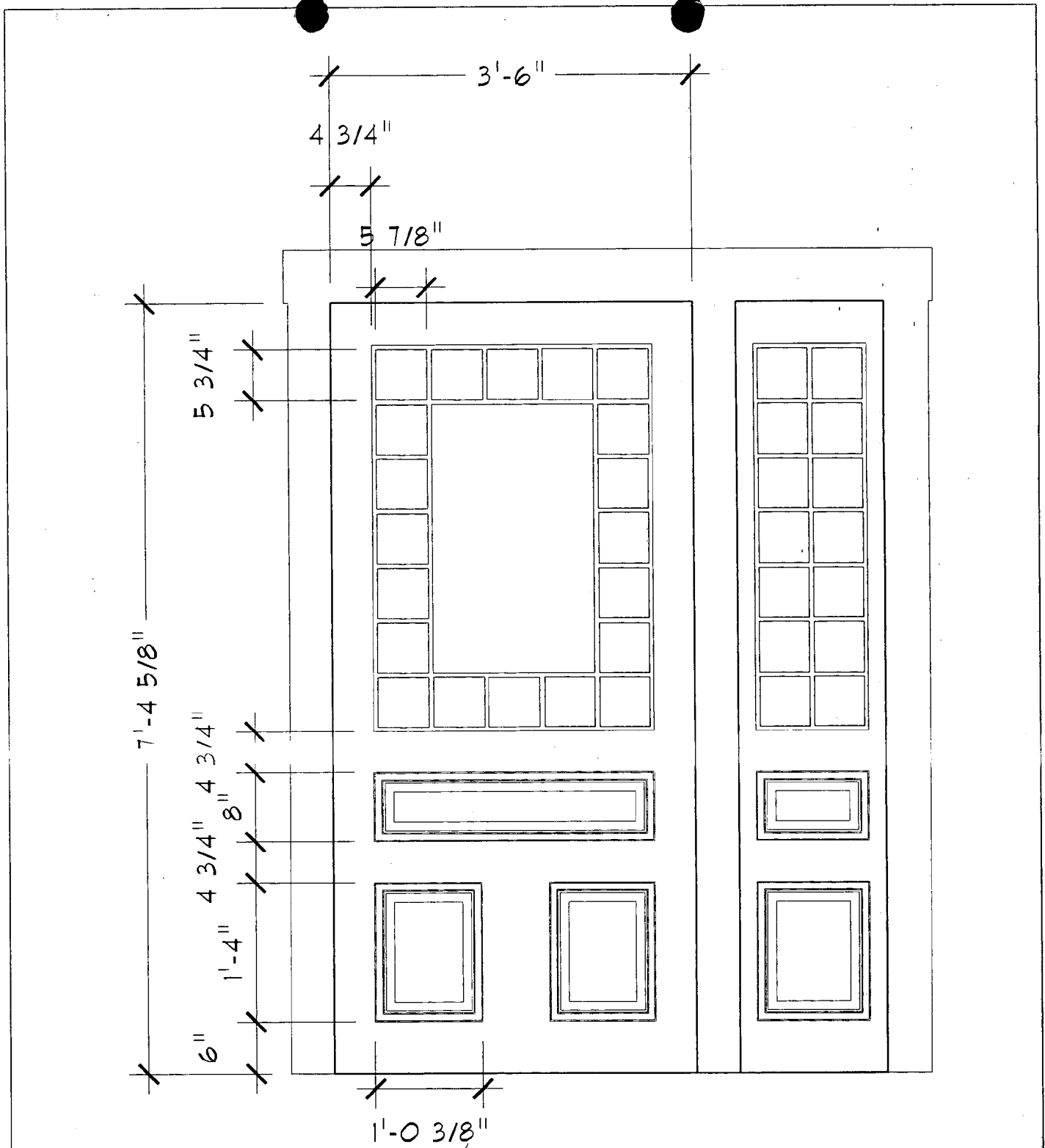
DATE:
 OCT-22-2003

PROJECT NAME:
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SCALE.:
 NTS

SK-3

(4)



1 PROPOSED ELEVATION
 SK2 3/4" = 1'-0"



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DATE:
 OCT-22-2003

PROJECT NAME:
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SCALE:.
 ASNOTED

SK-2

SK



BARNES VANZE ARCHITECTS

TRANSMITTAL

Date: **October 22, 2003**
To: **Michele Naru**
From: **Steve Schottler**
Re: **Graham-Clarke, 4728 Dorset Ave, Chevy Chase
front door**

We are sending you the following attached:

Copies	Date	No.	Description
4	10.22.03		proposed elevation
4	10.22.03		existing photo
4	10.22.03		historic photo

These are transmitted: **For review and comment**

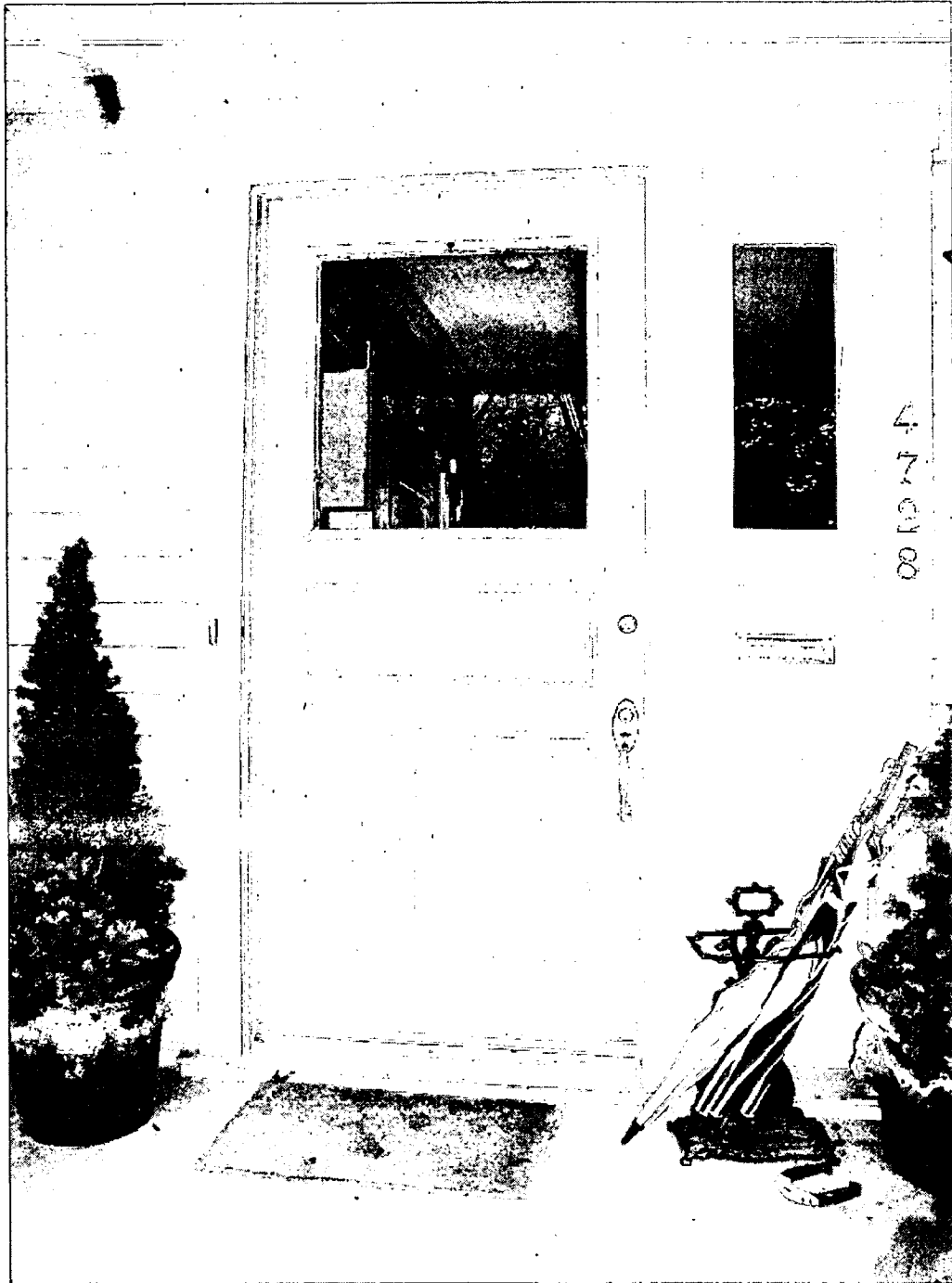
Comments:
Michele:

**Per our discussion earlier, we'd like to get this in Novermber agenda.
Call with any questions.**

**Thanks,
Steve**

Sender: Sarah

Copy To: file



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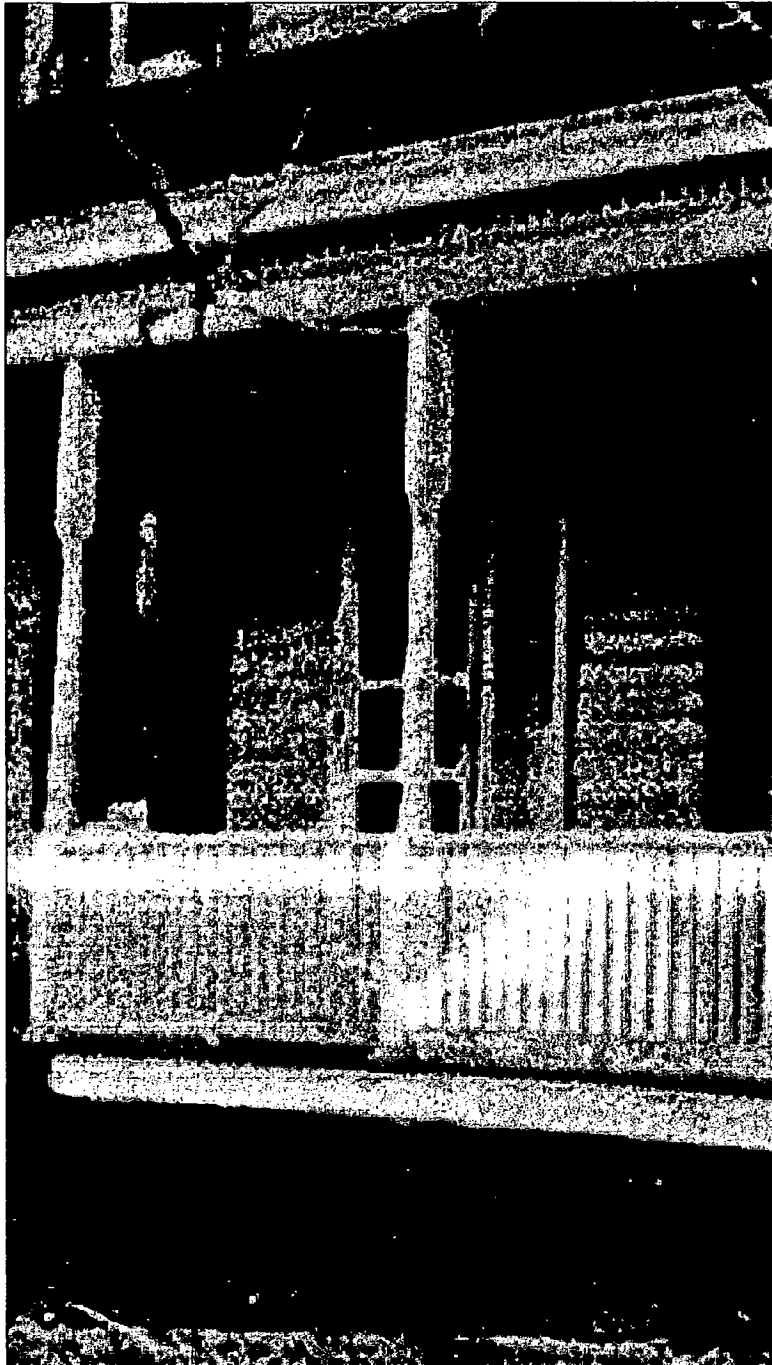
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DRAWING TITLE: FRONTDOOREXISTING	DATE: OCT-22-2003
PROJECT NAME: GRAHAM-CLARKE	SCALE: NTS

SK-3



1 HISTORIC PHOTO
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SCALE:.
NTS

SK-4



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Comments:
Michele:

**Per our discussion earlier, we'd like to get this in November agenda.
Call with any questions.**

**Thanks,
Steve**

Sender: Sarah

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Washington DC 1238 Wisconsin Avenue NW · Suite 204 · Washington DC 20007 · T 202 337 7255 · F 202 337 0609
Middleburg VA P.O. Box 2143 · Middleburg VA 20118-2143 · T 540 687 5577 · F 540 687 3773 · barnesvanze.com



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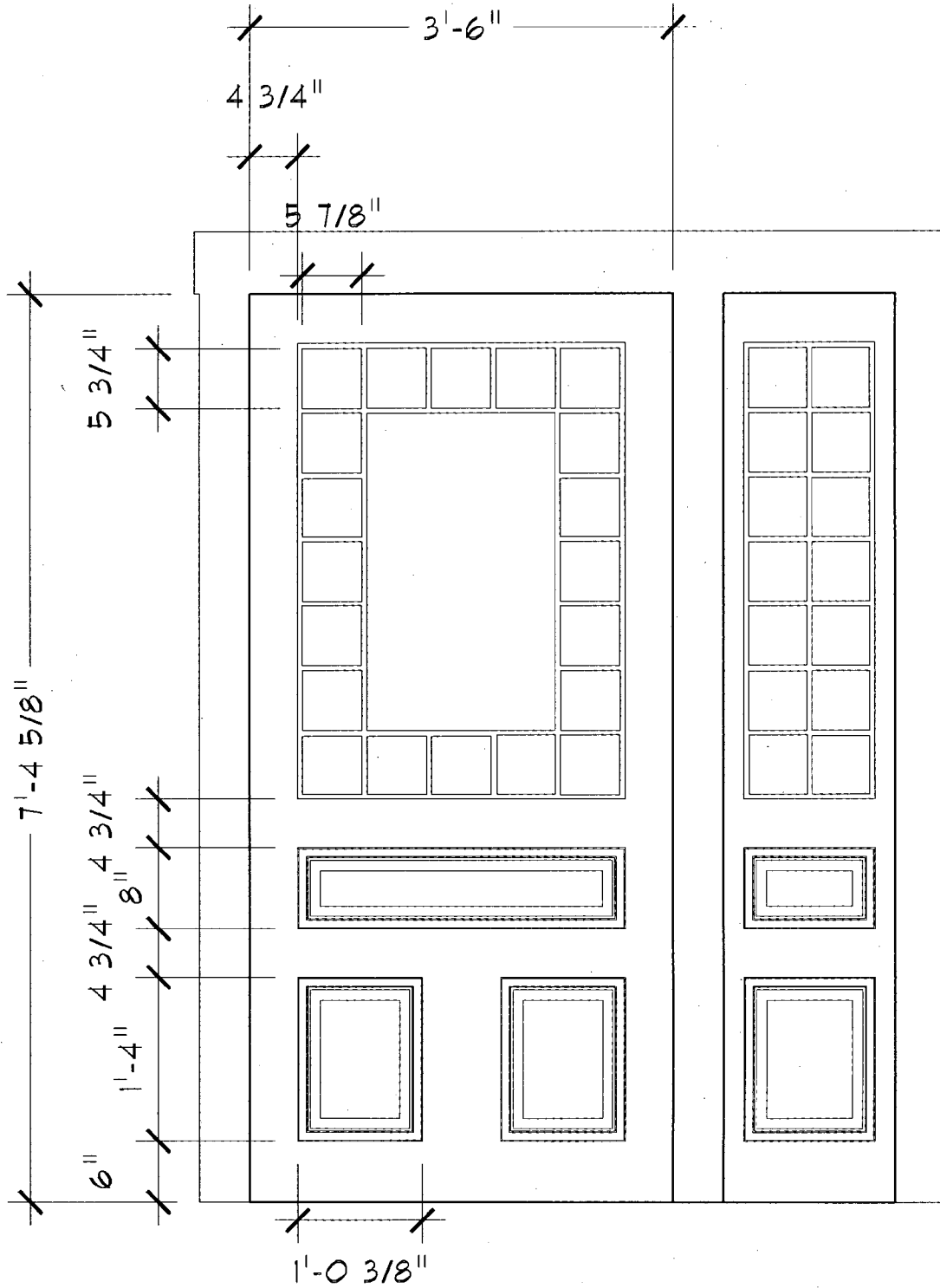
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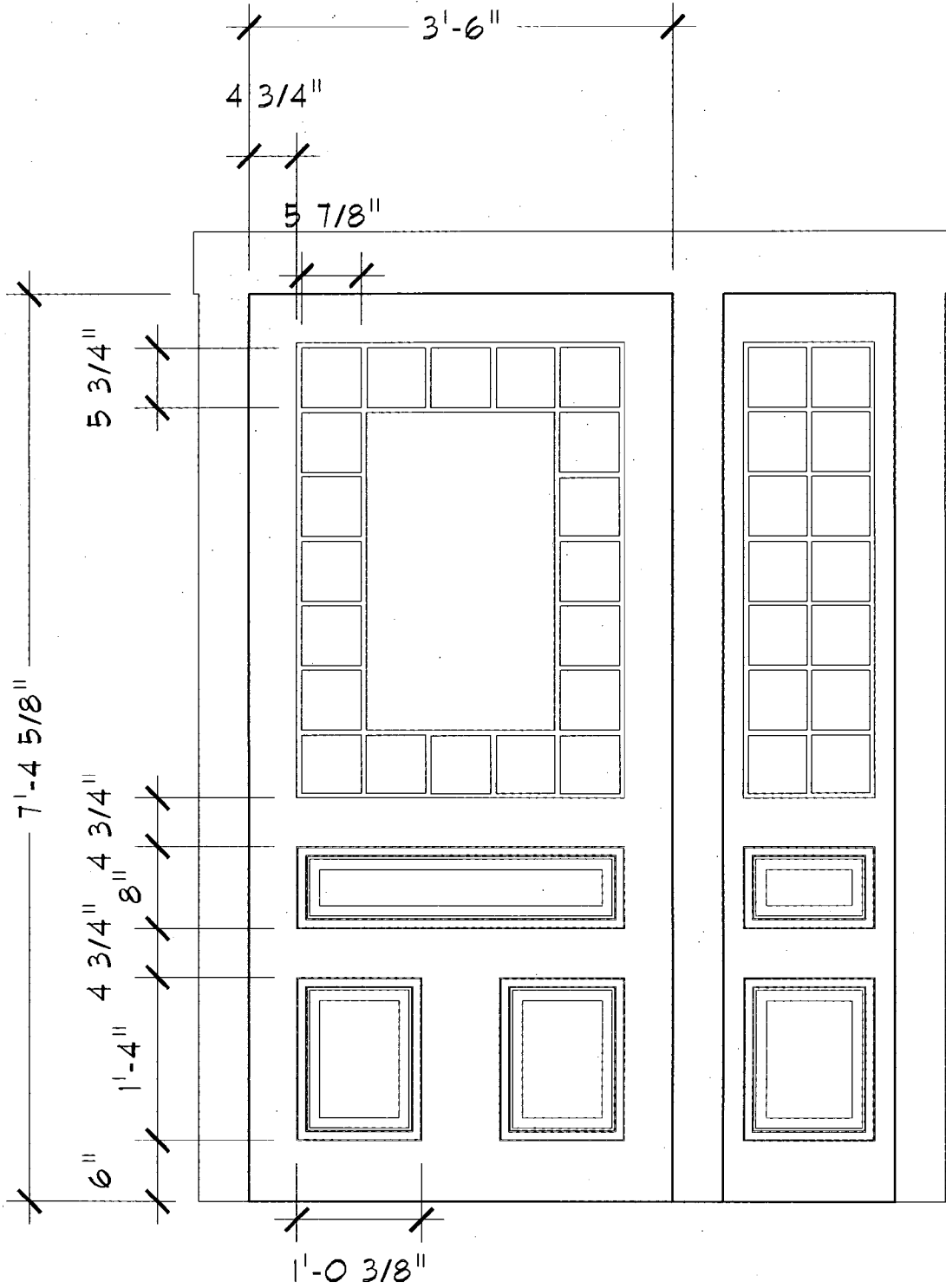
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SCALE.:
 AS NOTED

SK-2



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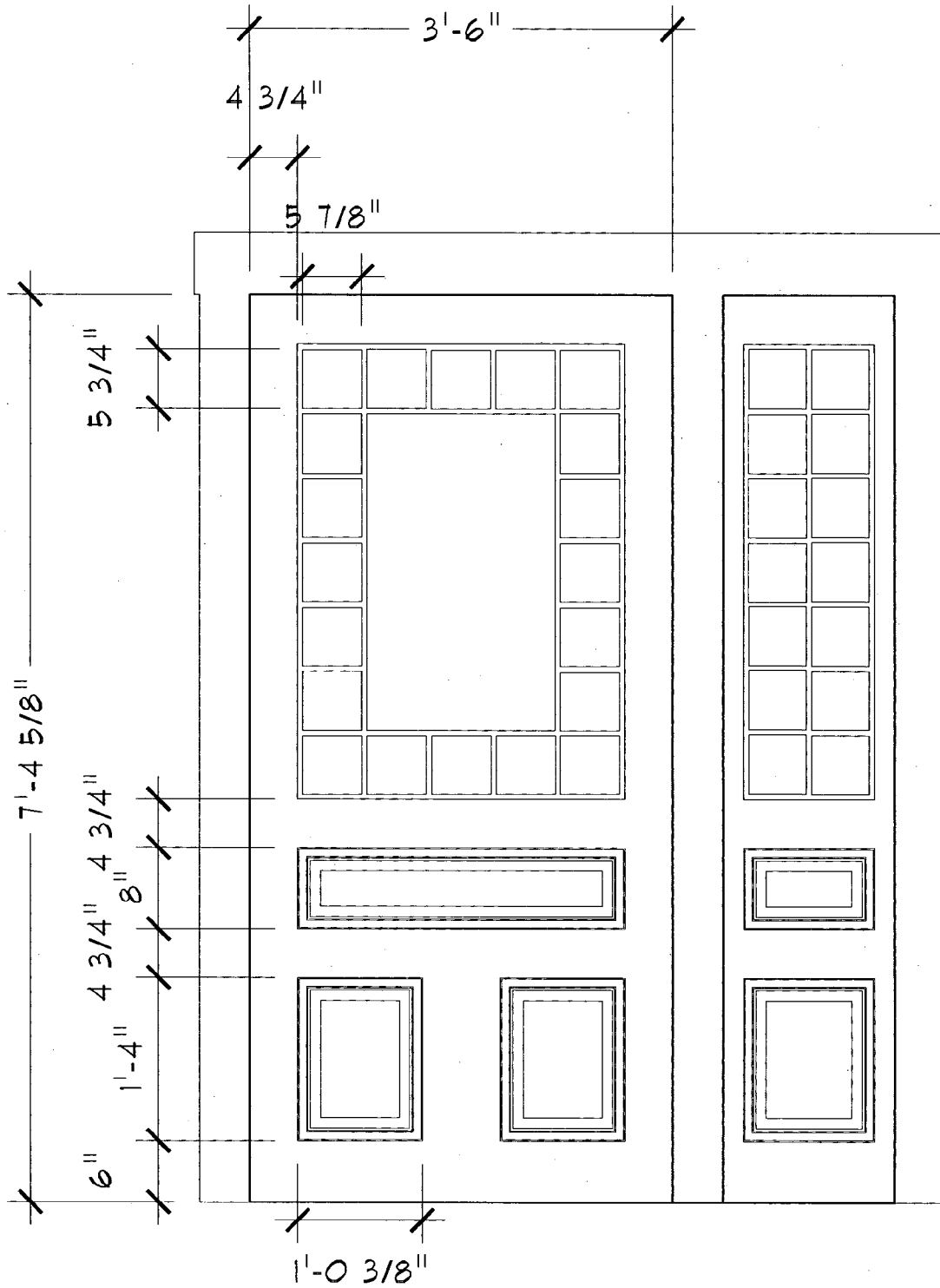
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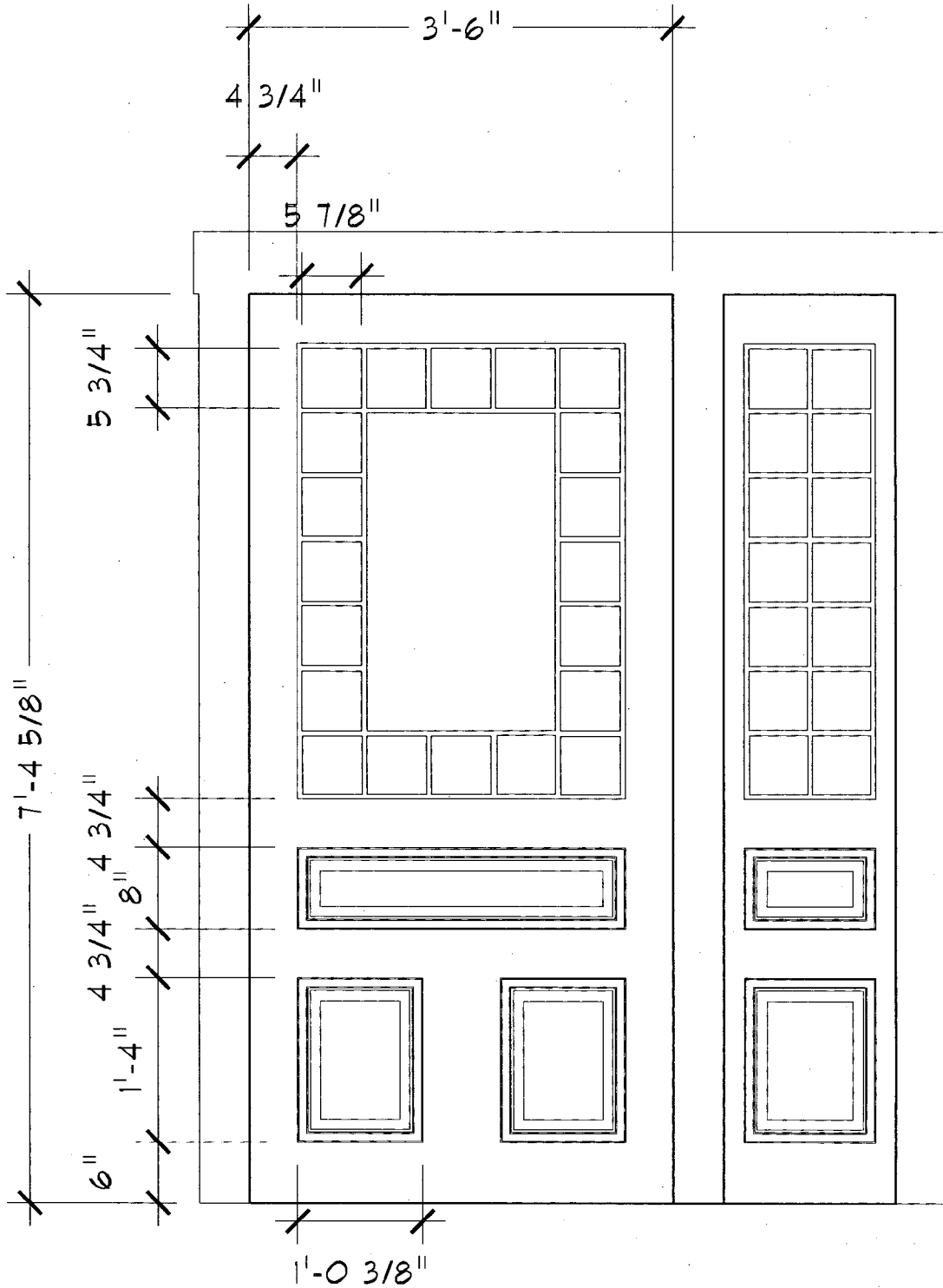
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SK-3



1 EXISTING PHOTO
9K3 3/4" = 1'-0"



BARNES VANZE ARCHITECTS

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DATE:
OCT-22-2003

PROJECT NAME:
GRAHAM-CLARKE

SCALE:
NTS

SK-3



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SK3 3/4" = 1'-0"



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