

6907 Westmoreland ave.  
Takoma Park

HAWP  
37/307



**Bruce Moyer**  
**The Moyer Group**

Government Relations and Public Affairs Solutions

6907 Westmoreland Avenue  
Takoma Park, MD 20912-4408

Tel: 301.270.8115  
Cell: 301.452.1111

[brumoyer@verizon.net](mailto:brumoyer@verizon.net)

PROPOSED STONE VENEER  
BULL RUN STONE



## HISTORIC PRESERVATION COMMISSION

Isiah Leggett  
County Executive

David Rotenstein  
Chairperson

Date: 9/24/09

### MEMORANDUM

TO: Carla Reid, Director  
Department of Permitting Services

FROM: Anne Fothergill   
Planner Coordinator  
Historic Preservation Section-Planning Department  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #467336 REVISION - alterations to front steps and retaining wall

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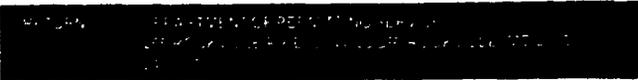
The Montgomery County Historic Preservation Commission (HPC) **approved in October 2007** the application for a Historic Area Work Permit (HAWP) for this property. At the **September 23, 2009 HPC meeting the HPC approved additional work** within this Historic Area Work Permit #467336 —alterations to the front steps and the retaining wall.

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE ABOVE APPROVED HAWP CONDITIONS AND MAY REQUIRE APPROVAL BY DPS OR ANOTHER LOCAL OFFICE BEFORE WORK CAN BEGIN.

Applicant: Bruce Moyer and JoAnn Bowman  
Address: 6907 Westmoreland Avenue, Takoma Park

This HAWP approval is subject to the general condition that the applicant will obtain all other applicable Montgomery County or local government agency permits. After the issuance of these permits, the applicant must contact this Historic Preservation Office if any changes to the approved plan are made. Once the work is completed the applicant will contact the staff person assigned to this application at 301-563-3400 or [anne.fothergill@mncppc-mc.org](mailto:anne.fothergill@mncppc-mc.org) to schedule a follow-up site visit.





DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

AP 467336

Contact Person: \_\_\_\_\_

Daytime Phone No.: \_\_\_\_\_

Tax Account No.: 01078264

Name of Property Owner: Bruce Moyer / John Bowman Daytime Phone No.: 301-270-8115

Address: 6907 Westmoreland Ave. Takoma Park MD 20912
Street Number City State Zip Code

Contractor: \_\_\_\_\_ Phone No.: \_\_\_\_\_

Contractor Registration No.: \_\_\_\_\_

Agent for Owner: PAUL TRESEDER, ARCHITECT Daytime Phone No.: 301-320-1580

LOCATION OF BUILDING/PREMISE

House Number: 6907 Street: Westmoreland Ave.
Town/City: Takoma Park Nearest Cross Street: Carroll Avenue
Lot: P10 Block: F Subdivision: 025
Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

PART ONE: TYPE OF PERMIT ACTION AND USE

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

1B. Construction cost estimate: \$ \_\_\_\_\_

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.

Signature of owner or authorized agent: Bruce L. Moyer / John Bowman Date: 9/26/07

Approved: 467336 For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Application/Permit No.: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_



*Bull Run  
stone veneer*

**EXPEDITED**  
**MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION**  
**STAFF REPORT**

<b>Address:</b>	6907 Westmoreland Avenue, Takoma Park	<b>Meeting Date:</b>	9/23/09
<b>Resource:</b>	Non-Contributing Resource Takoma Park Historic District	<b>Report Date:</b>	9/16/09
<b>Applicant:</b>	Bruce Moyer and JoAnn Bowman (Paul Treseder, Architect)	<b>Public Notice:</b>	9/9/09
<b>Review:</b>	HAWP	<b>Tax Credit:</b>	None
<b>Case Number:</b>	37/3-07JJ Revision	<b>Staff:</b>	Anne Fothergill
<b>Proposal:</b>	Alterations to front steps and retaining wall		

**STAFF RECOMMENDATION**

- Approval  
 Approval with conditions

**ARCHITECTURAL DESCRIPTION**

**SIGNIFICANCE:** Non-Contributing Resource within the Takoma Park Historic District  
**STYLE:** Neo-Victorian  
**DATE:** 1980

**PROPOSAL**

In 2007 the HPC approved a number of alterations to this non-historic house including siding replacement and dormer installation. For the final phase of these alterations the applicants propose to replace the front steps with stone steps, stone walls, and stone planters leading to the driveway and sidewalk. They also propose to add a stone veneer over the existing concrete block retaining wall along the sidewalk.

**APPLICABLE GUIDELINES**

**Montgomery County Code; Chapter 24A-8**

- (a) The commission shall instruct the director to deny a permit if it finds, based on the evidence and information presented to or before the commission that the alteration for which the permit is sought would be inappropriate, inconsistent with or detrimental to the preservation, enhancement or ultimate protection of the historic site or historic resource within an historic district, and to the purposes of this chapter.
- (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

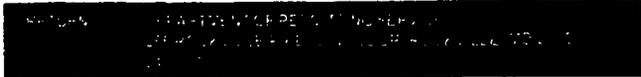
- (3) The proposal would enhance or aid in the protection, preservation and public or private utilization of the historic site or historic resource located within an historic district in a manner compatible with the historical, archeological, architectural or cultural value of the historic site or historic 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.
- (c) It is not the intent of this chapter to limit new construction, alteration or repairs to any 1 period or architectural style.
- (d) In the case of an application for work on an historic resource located within an historic district, the commission shall be lenient in its judgment of plans for structures of little historical or design significance or for plans involving new construction, unless such plans would seriously impair the historic or architectural value of surrounding historic resources or would impair the character of the historic district. (Ord. No. 9-4, § 1; Ord. No. 11-59.)

### **STAFF RECOMMENDATION**

Staff recommends that the Commission **approve** the HAWP application as being consistent with Chapter 24A-8(b), (1) and (2):

and with the general condition that the applicant shall present the **3 permit sets of drawings, if applicable, to Historic Preservation Commission (HPC) staff for review and stamping** prior to submission for the Montgomery County Department of Permitting Services (DPS) building permits;

and with the general condition that the applicant shall notify the Historic Preservation Staff if they propose to make **any alterations** to the approved plans. Once the work is completed the applicant will contact the staff person assigned to this application at 301-563-3400 or [anne.fothergill@mcpcpc-mc.org](mailto:anne.fothergill@mcpcpc-mc.org) to schedule a follow-up site visit.



HISTORIC PRESERVATION COMMISSION  
301/563-3400

APPLICATION FOR  
HISTORIC AREA WORK PERMIT

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CHECK ALL APPLICABLE:  A/C  Slab  Room Addition  Porch  Deck  Shed  Solar  Fireplace  Woodburning Stove  Fence/Wall (complete Section 4)  Single Family  Other: \_\_\_\_\_  
1B. Construction cost estimate: \$ \_\_\_\_\_  
1C. If this is a revision of a previously approved active permit, see Permit # \_\_\_\_\_

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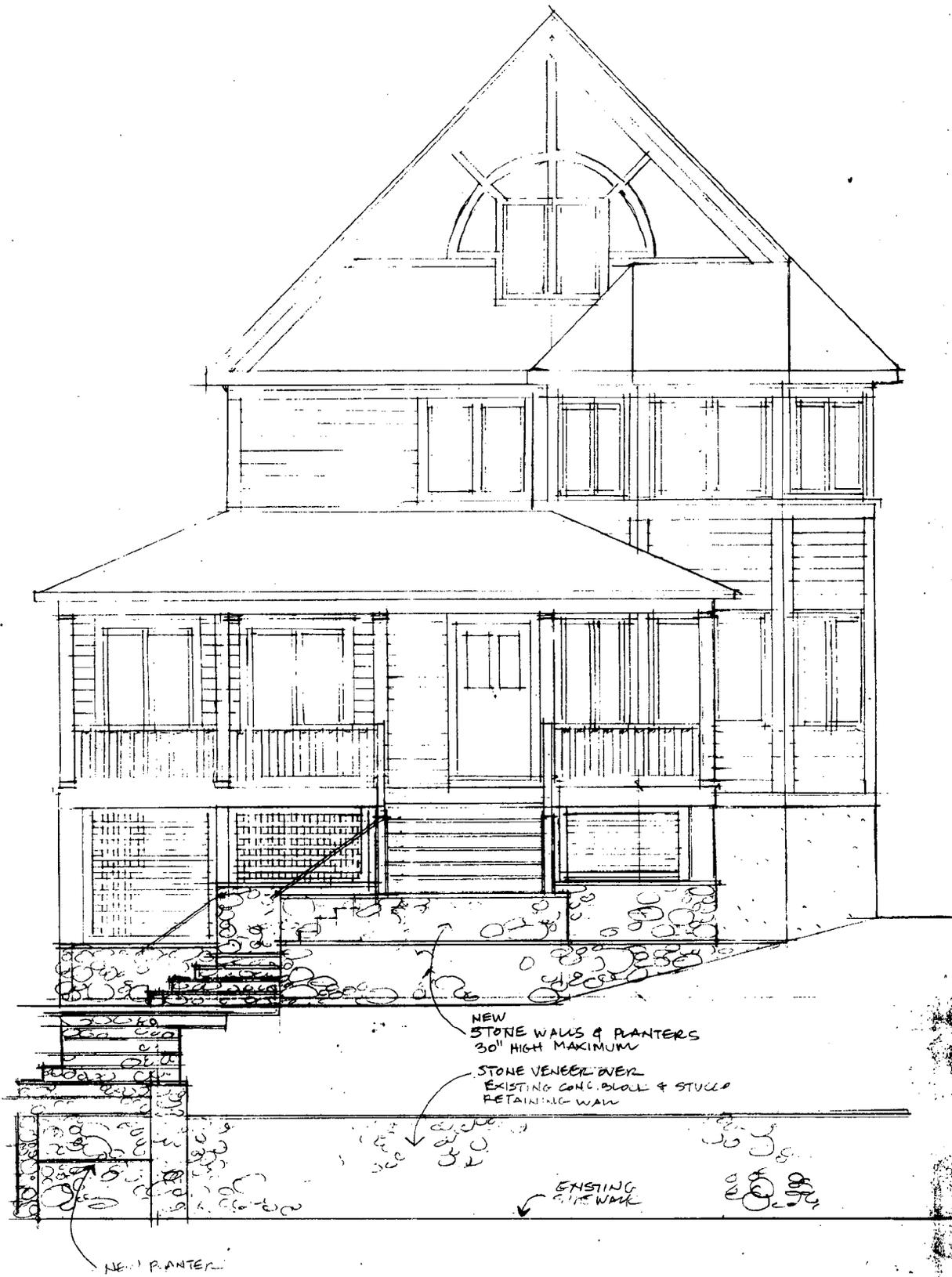
I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

Bruce L. Moyer John Bowman 9/26/07  
Signature of owner or authorized agent Date

Approved: 467336 For Chairperson, Historic Preservation Commission  
Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
Application/Permit No.: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_

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

<p><b>Owner's mailing address</b></p> <p><i>Bruce Moyer &amp; John Bowman</i>  <i>6907 Westmoreland Avenue</i>  <i>Takoma Park, MD 20912</i></p>	<p><b>Owner's Agent's mailing address</b></p> <p><i>Paul Troseder, Architect</i>  <i>6320 Wicasset Road</i>  <i>Bethesda, MD 20816</i></p>
<p align="center"><b>Adjacent and confronting Property Owners mailing addresses</b></p>	
<p><i>Adjacent: <u>6908</u> Westmoreland</i>  <del>Mr. &amp; Mrs.</del>  <i>Richard Brown &amp; Enrica Detragiache</i>  <i>6909 Westmoreland Ave.</i>  <i>Takoma Park, MD 20912</i></p>	<p><i>Confronting: <u>6906</u> Westmoreland</i>  <i>Irene S. Heine, Trustee et al.</i>  <i>16844 Harbour Town Drive</i>  <i>Silver Spring, MD 20905-8016</i></p>
<p><i>Adjacent: <u>6901</u> Westmoreland</i>  <i>Sandra Manahan</i>  <i>8603 Pinta Street</i>  <i>Clinton, MD 20735-2322</i></p>	<p><i>Confronting: <u>68</u> Walnut</i>  <i>Paul S. Brown et al.</i>  <i>68 Walnut Avenue</i>  <i>Takoma Park, MD</i></p>

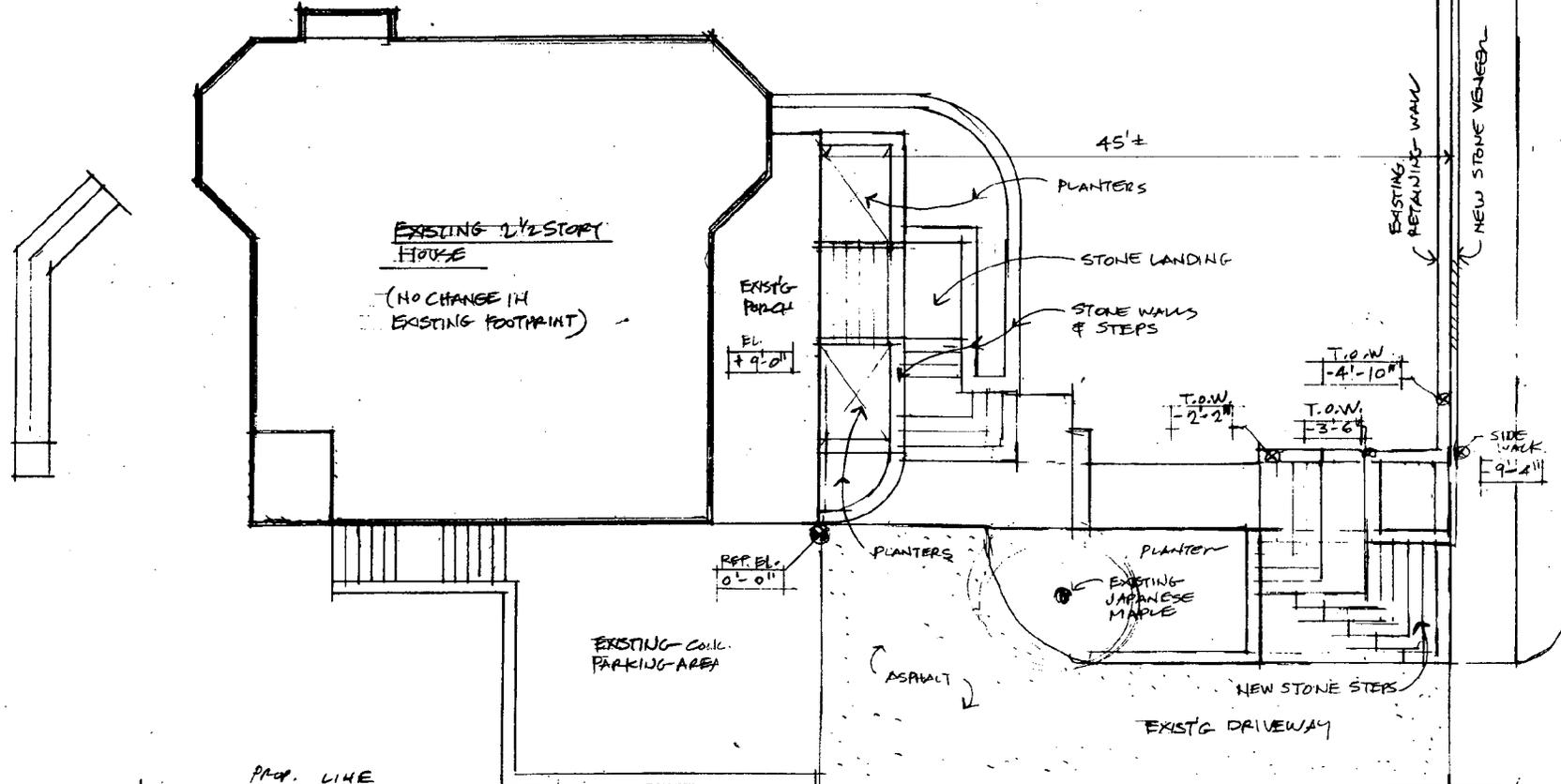


MODIFICATIONS TO FRONT YARD LANDSCAPING for  
 6907 WESTMORELAND AVENUE, TAKOMA PARK, MD.

PROP. LINE

PROP. LINE

ONE TREE



WESTMORELAND AVENUE



REVISED 8-26-09  
 SITE PLAN Scale: 1/8" = 1'-0"  
 6107 WESTMORELAND AVE  
 TAKOMA PARK MD.

Paul Treseder  
 Architect AIA



6320 Wisconsin Road  
 Bethesda, MD 20816  
 301-320-1580  
 Fax - 301-320-1581  
 Paul.Treseder@verizon.net

9

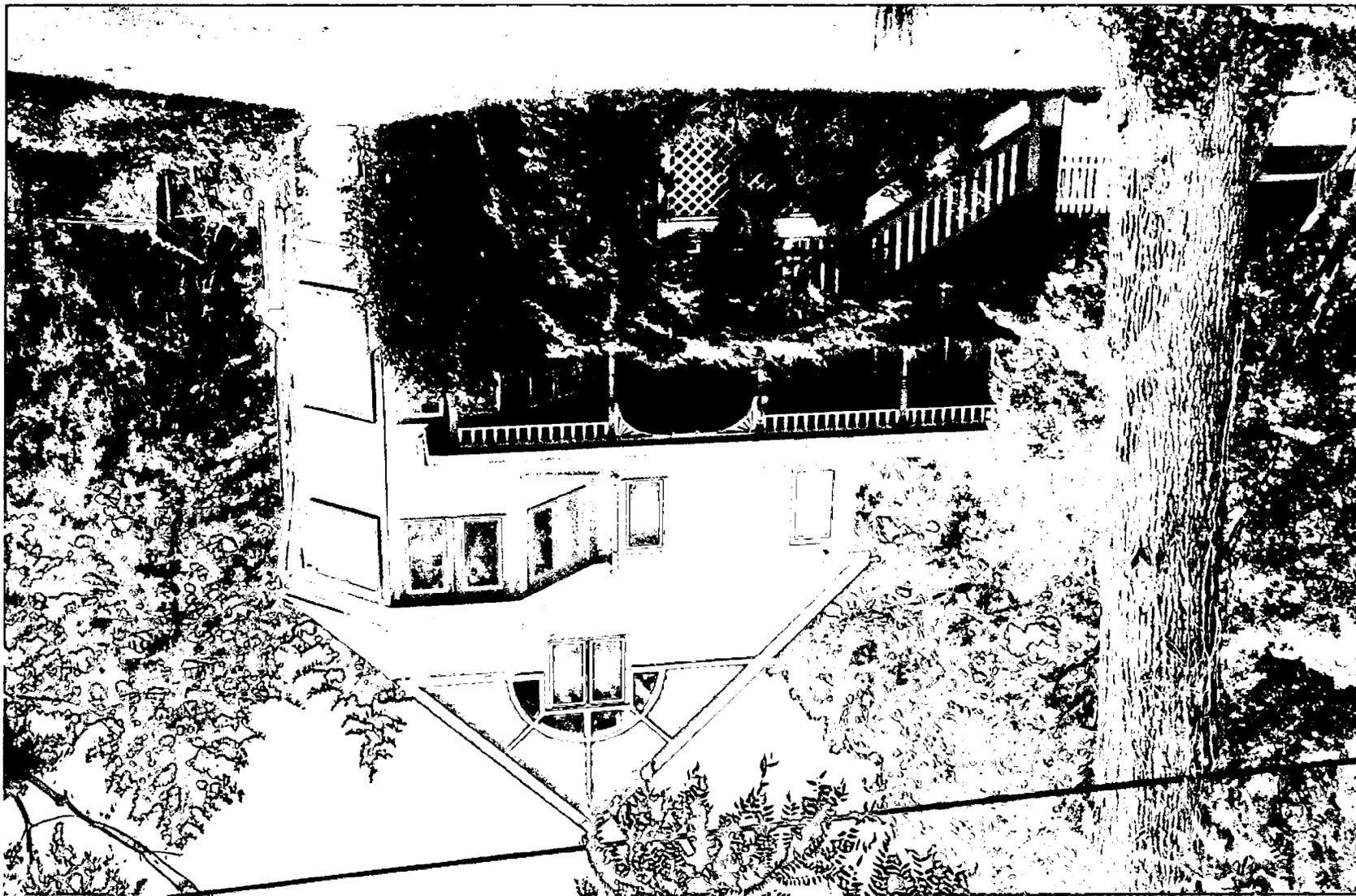
6907 Westmoreland



(7)

Front (facing west) of property  
Seen from adjoining right-of-way - Westmerville Avenue

8



①

EXISTING STONE WALL TO IMMEDIATE LEFT  
OF 6907 WESTMORELAND AVE

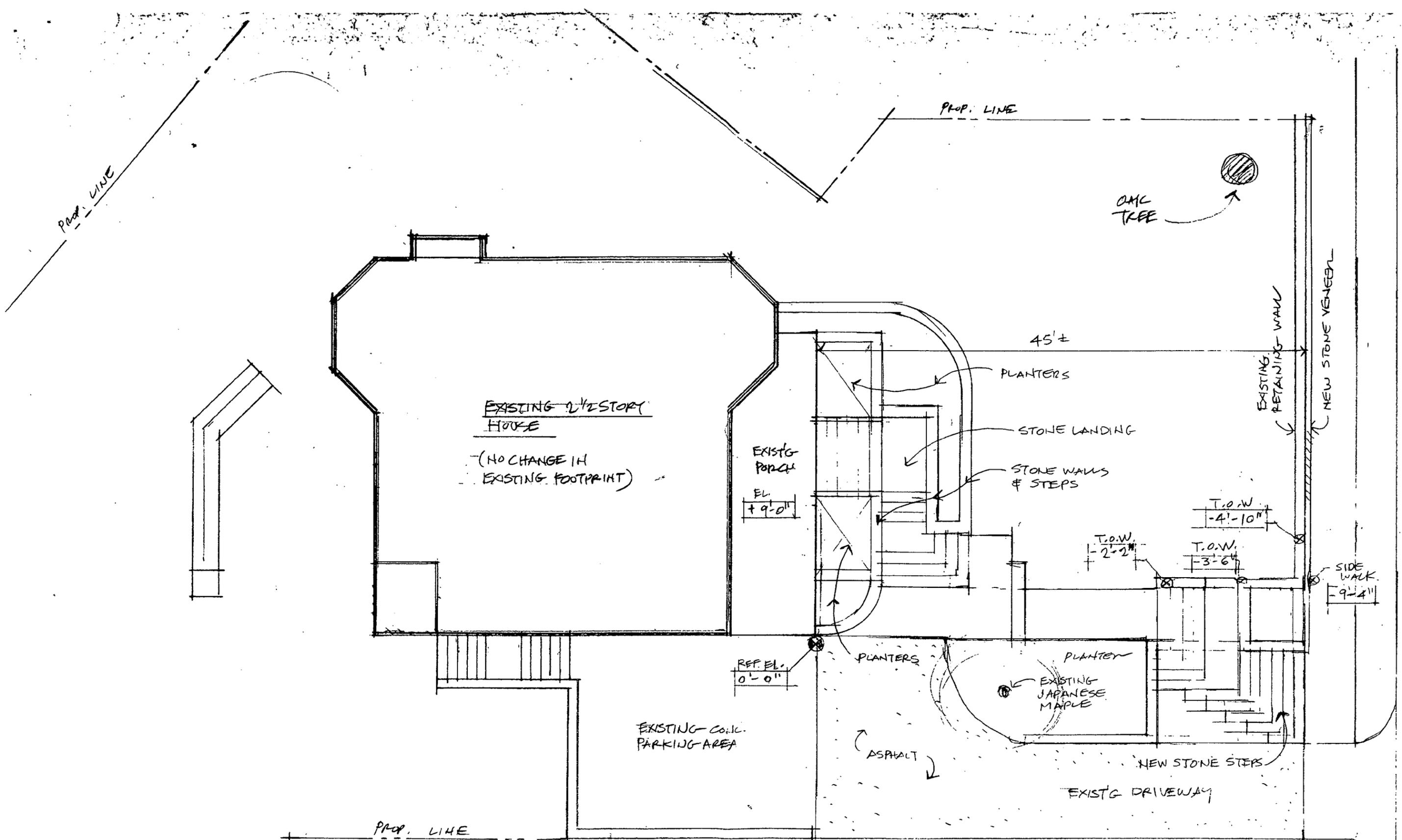




EXISTING FRONT YARD , 6907 WESTMORELAND AVE



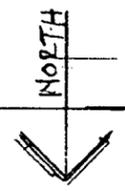
EXISTING BLOCK & STUCCO WALL  
AT 6907 WESTMORELAND AVE



WESTMORELAND AVENUE

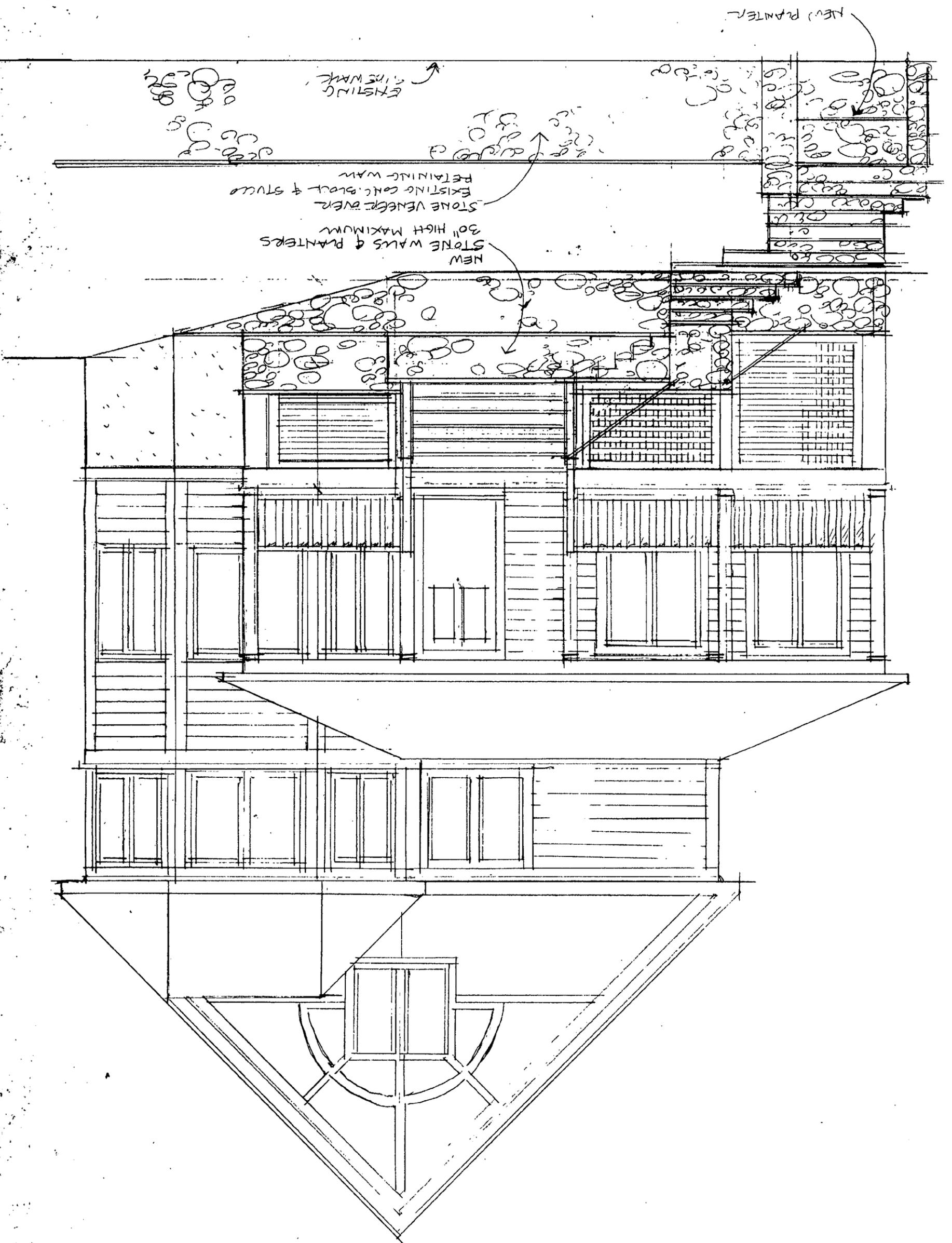
1

Paul Treseder  
 Architect AIA  
 6320 Wiscasset Road  
 Bethesda, MD 20816  
 301-320-1580  
 Fax - 301-320-1581  
 Paul.Treseder@verizon.net



REVISED 8-26-09  
 SITE PLAN Scale: 1/8" = 1'-0"  
 6907 WESTMORELAND AVE  
 TAKOMA PARK MD.

MODIFICATIONS TO FRONT YARD LANDSCAPING for  
6907 WESTMORELAIN AVENUE, TAKOMA PARK, MD.



EXTERIOR RENOVATIONS to the MOYER - BOWMAN RESIDENCE  
 6907 WESTMORELAND AVENUE - TAKOMA PARK, MARYLAND



6320 Wicassett Road  
 Bethesda, MD 20816  
 301-320-1580  
 Fax - 301-320-1581  
 Paul.Tresseder@verizon.net

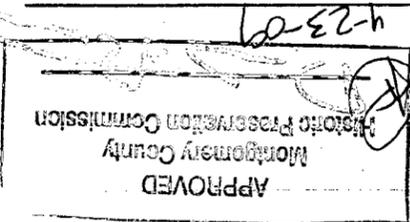
Paul Tresseder  
 Architect AIA



I CERTIFY THAT THESE DOCUMENTS  
 WERE PREPARED BY ME, AND  
 THAT I AM A DULY LICENSED  
 ARCHITECT UNDER THE LAWS OF  
 THE STATE OF MARYLAND  
 LIC. # 6283-R EXPIRES 11.28.201

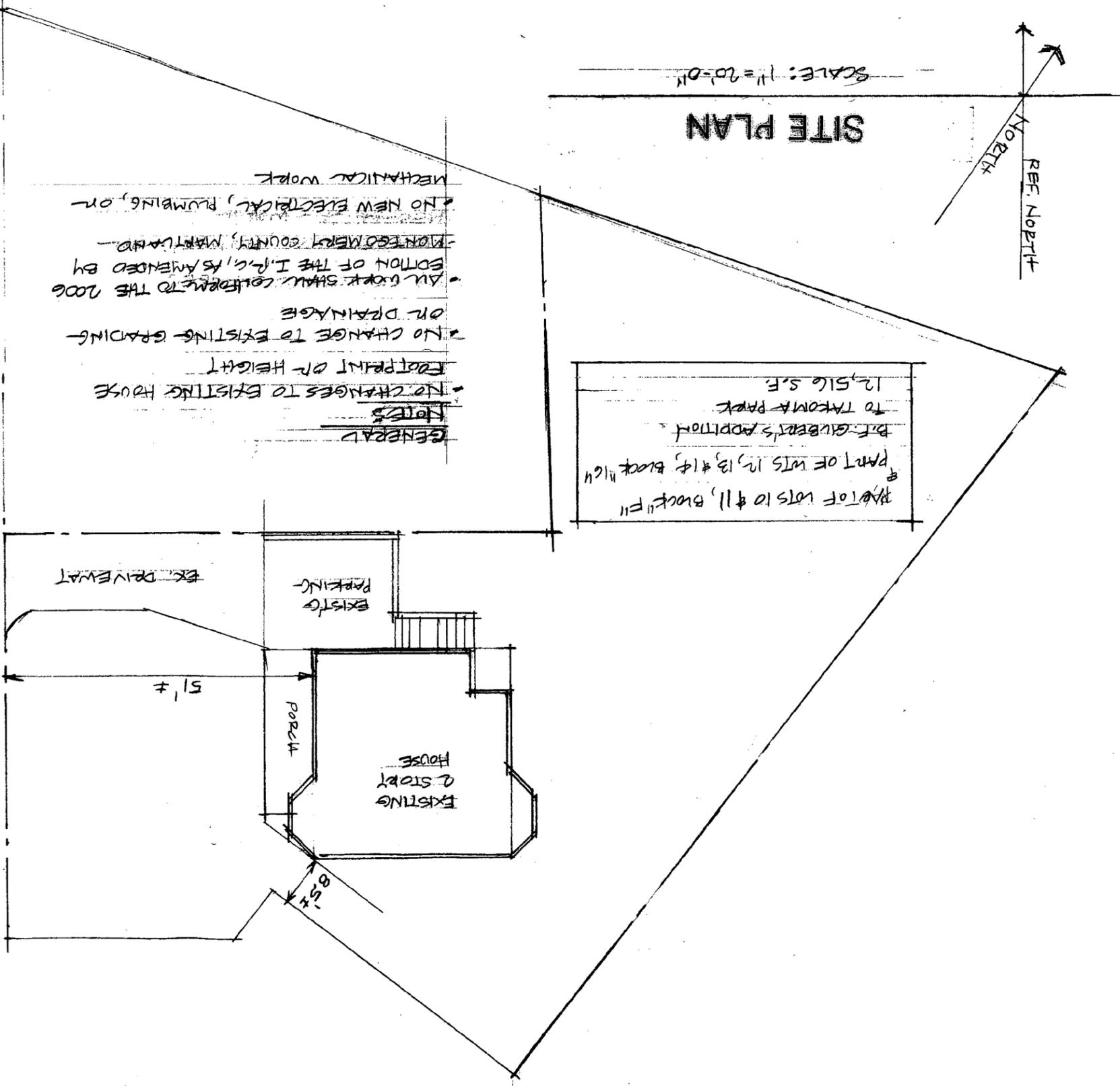
**SCOPE OF THIS WORK**

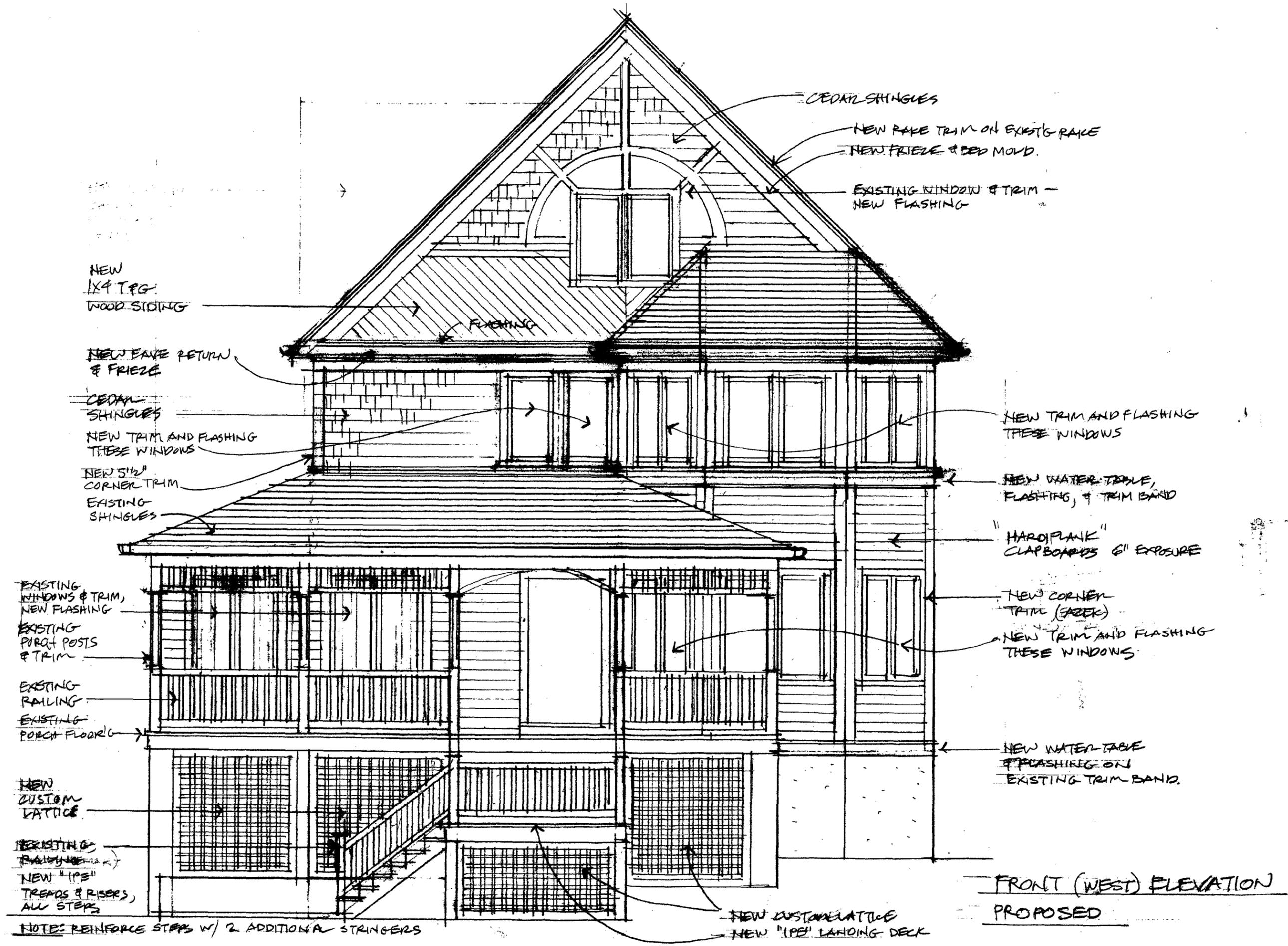
- REMOVE EXISTING SIDING, DISPOSE OFF-SITE.
- PATCH & REPAIR EXISTING WALL SHEATHING AS REQ'D;
- TAPE ALL PANEL JOINTS w/ "TRUER" TAPE,
- FLASH AND EXISTING & NEW WINDOWS w/
- FLEXIBLE BUTYLOUS SEAL ADHERING FLASHING
- INSTALL NEW TRIM & METAL FLASHINGS AS SHOWN;
- TRIM IS "AZEK" SHIP THICK UNLESS NOTED OTHERWISE.
- INSTALL NEW DOOR, WINDOW, & SIDING; CUPBOARDS
- ARE PRIMED "HARDYKARK", G" EXPOSURE
- SHINGLES ARE BLUE LABEL CEDAR, 7" EXPOSURE
- T&G SIDING IS IXO CLEAR CEDAR, PRIMED
- PAINT & BACK
- FINAL PAINTING BY OTHERS



**INDEX TO DRAWINGS**

0	SITE PLAN & COVER SHEET
1	FRONT ELEVATION (WEST)
2	SIDE ELEVATION (NORTH)
3	SIDE ELEVATION (SOUTH)
4	REAR ELEVATION (EAST)
5	NEW EAVE DETAILS
6	NEW TRIM DETAILS





NEW  
1x4 T&G  
WOOD SIDING

NEW EAVE RETURN  
& FRIEZE

CEDAR  
SHINGLES

NEW TRIM AND FLASHING  
THESE WINDOWS

NEW 5/8"  
CORNER TRIM

EXISTING  
SHINGLES

EXISTING  
WINDOWS & TRIM,  
NEW FLASHING

EXISTING  
PORCH POSTS  
& TRIM

EXISTING  
RAILING

EXISTING  
PORCH FLOORING

NEW  
CUSTOM  
LATTICE

EXISTING  
RAILING

NEW "1P2"  
TREADS & RISERS,  
ALL STEPS

NOTES: REINFORCE STEPS W/ 2 ADDITIONAL STRINGERS

CEDAR SHINGLES

NEW RAKE TRIM ON EXIST'G RAKE

NEW FRIEZE & EED MOULD.

EXISTING WINDOW & TRIM -  
NEW FLASHING

FLASHING

NEW TRIM AND FLASHING  
THESE WINDOWS

NEW WATER TABLE,  
FLASHING, & TRIM BAND

"HARD PLANK"  
CLAPBOARDS 6" EXPOSURE

NEW CORNER  
TRIM (FACE)

NEW TRIM AND FLASHING  
THESE WINDOWS

NEW WATER TABLE  
& FLASHING ON  
EXISTING TRIM BAND.

NEW CUSTOM LATTICE  
NEW "1P2" LANDING DECK

FRONT (WEST) ELEVATION  
PROPOSED

2

PROPOSED  
NORTH ELEVATION

NEW CUSTOM  
LATTICE GATES

EXISTING  
RAILING

EXISTING  
PORCH POSTS

NEW  
3/4" X 5/16"  
TYPICAL  
EXISTING  
TRIM BAND

NEW  
RAILING  
TO MATCH EXISTING

HEAD WATER  
TABLE  
& FLASHING

EXISTING WINDOW  
& TRIM, NEW FLASHING

APERTURE #1  
NEW GLASS DOORS  
IN EXISTING  
WINDOW OPENING

EXISTING SHINGLES  
EXISTING GUTTER

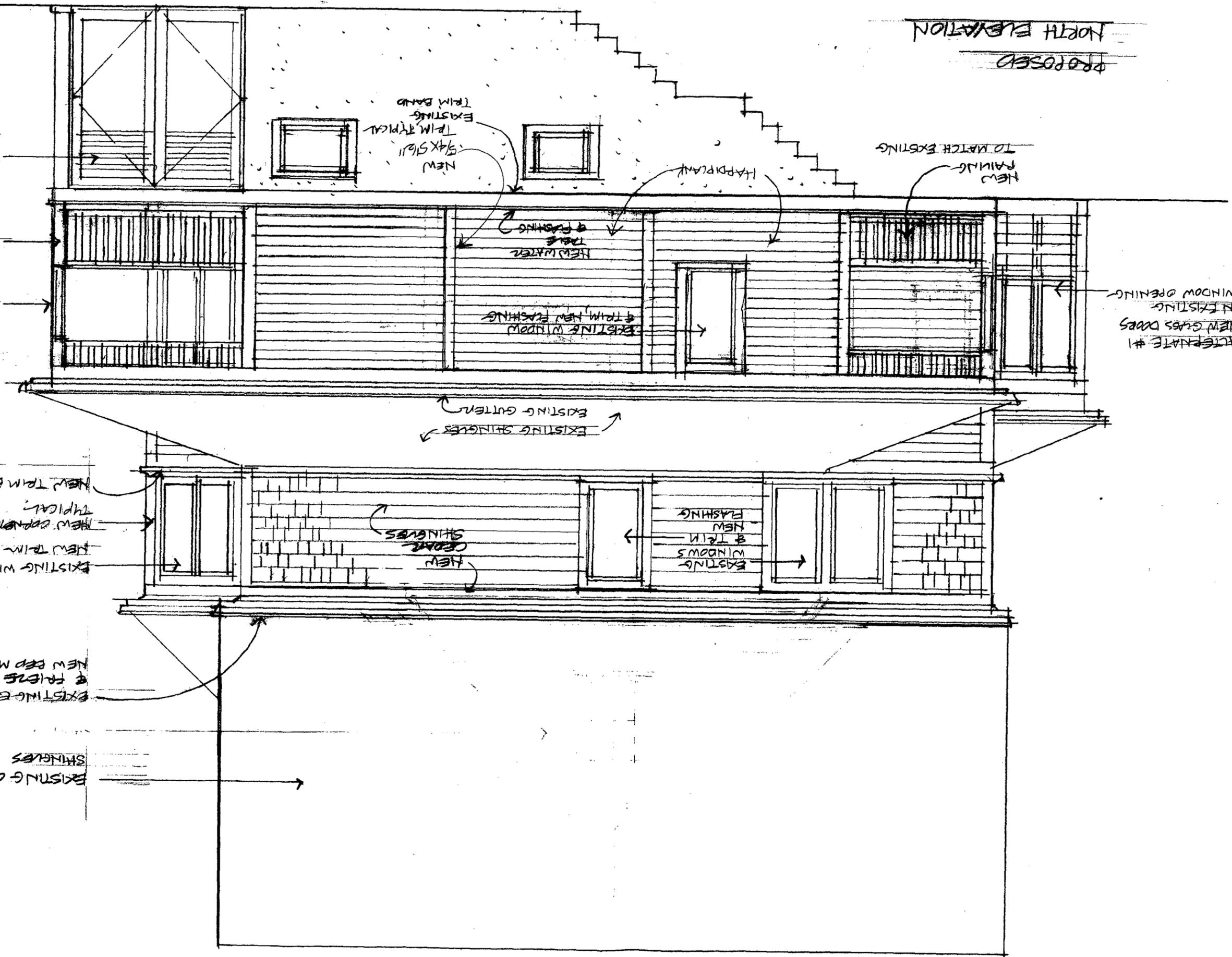
EXISTING WINDOWS,  
NEW TRIM - AS NOTED - SEE  
TYPICAL  
NEW CORNER TRIM,  
NEW TRIM BAND

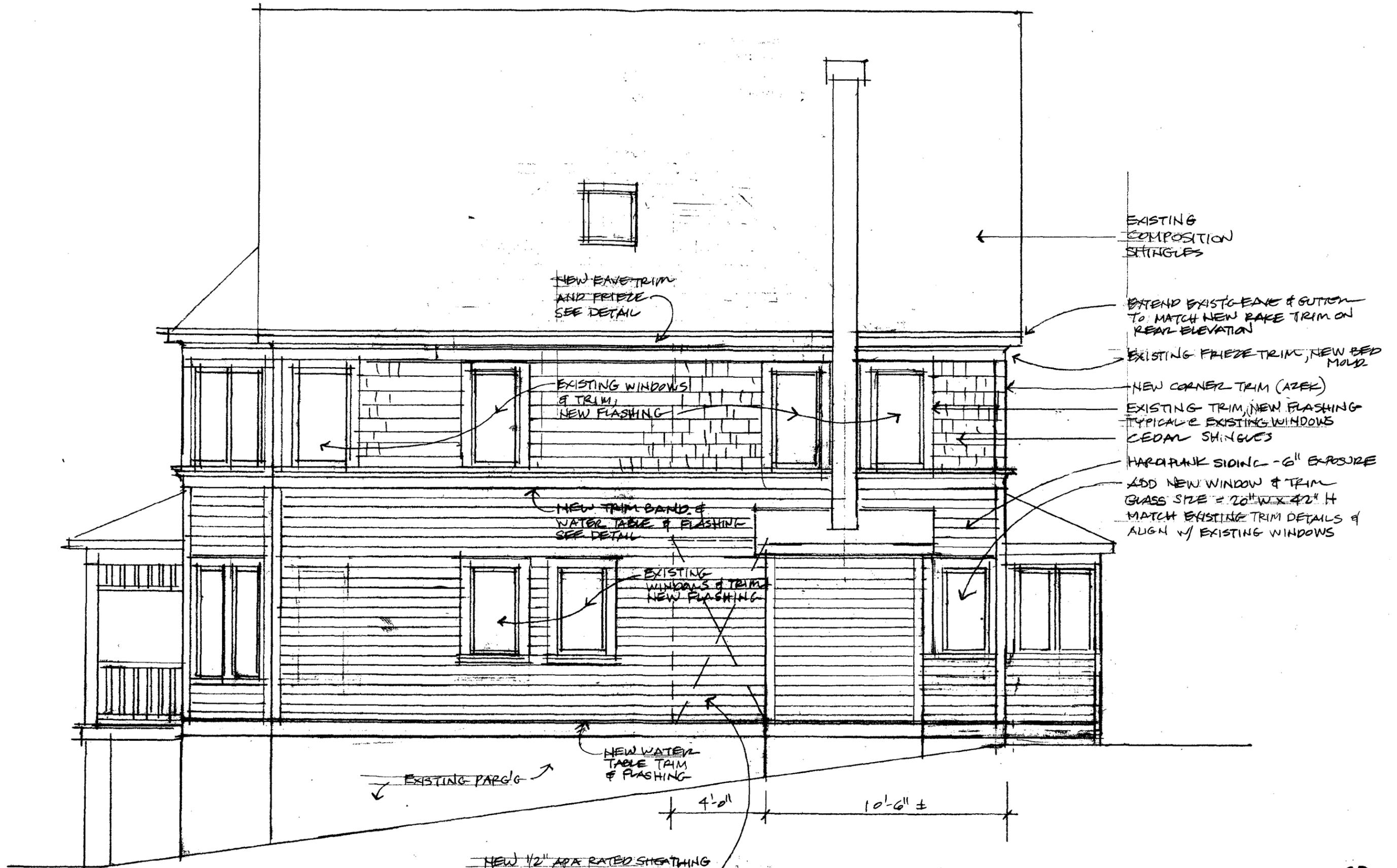
NEW  
CORNER  
SHINGLES

EXISTING  
WINDOWS  
& TRIM  
NEW  
FLASHING

EXISTING TRIM  
& FLASHING & GUTTER  
NEW END MOLD

EXISTING COMPOSITION,  
SHINGLES





EXISTING  
COMPOSITION  
SETTINGLES

NEW EAVE TRIM  
AND FRIEZE  
SEE DETAIL

EXTEND EXISTG EAVE & GUTTER  
TO MATCH NEW RAKE TRIM ON  
REAR ELEVATION

EXISTING FRIEZE TRIM, NEW BED  
MOLD

EXISTING WINDOWS  
& TRIM,  
NEW FLASHING

NEW CORNER TRIM (AZEK)

EXISTING TRIM, NEW FLASHING  
TYPICAL & EXISTING WINDOWS  
CEDAR SHINGLES

HARDPANK SIDING - 6" EXPOSURE

ADD NEW WINDOW & TRIM  
GLASS SIZE = 20" W X 42" H  
MATCH EXISTING TRIM DETAILS &  
ALIGN W/ EXISTING WINDOWS

NEW TRIM BAND &  
WATER TABLE & FLASHING  
SEE DETAIL

EXISTING  
WINDOWS & TRIM  
NEW FLASHING

NEW WATER  
TABLE TRIM  
& FLASHING

EXISTING PARCO

4'-0"

10'-6" ±

NEW 1/2" APA RATED SHEATHING  
BRACED WALL PANEL -  
NAIL W/ 8# NAILS @ 6" O.C.  
AT EDGES, 12" O.C. IN FIELD

PROPOSED  
RIGHT SIDE ELEVATION (SOUTH)

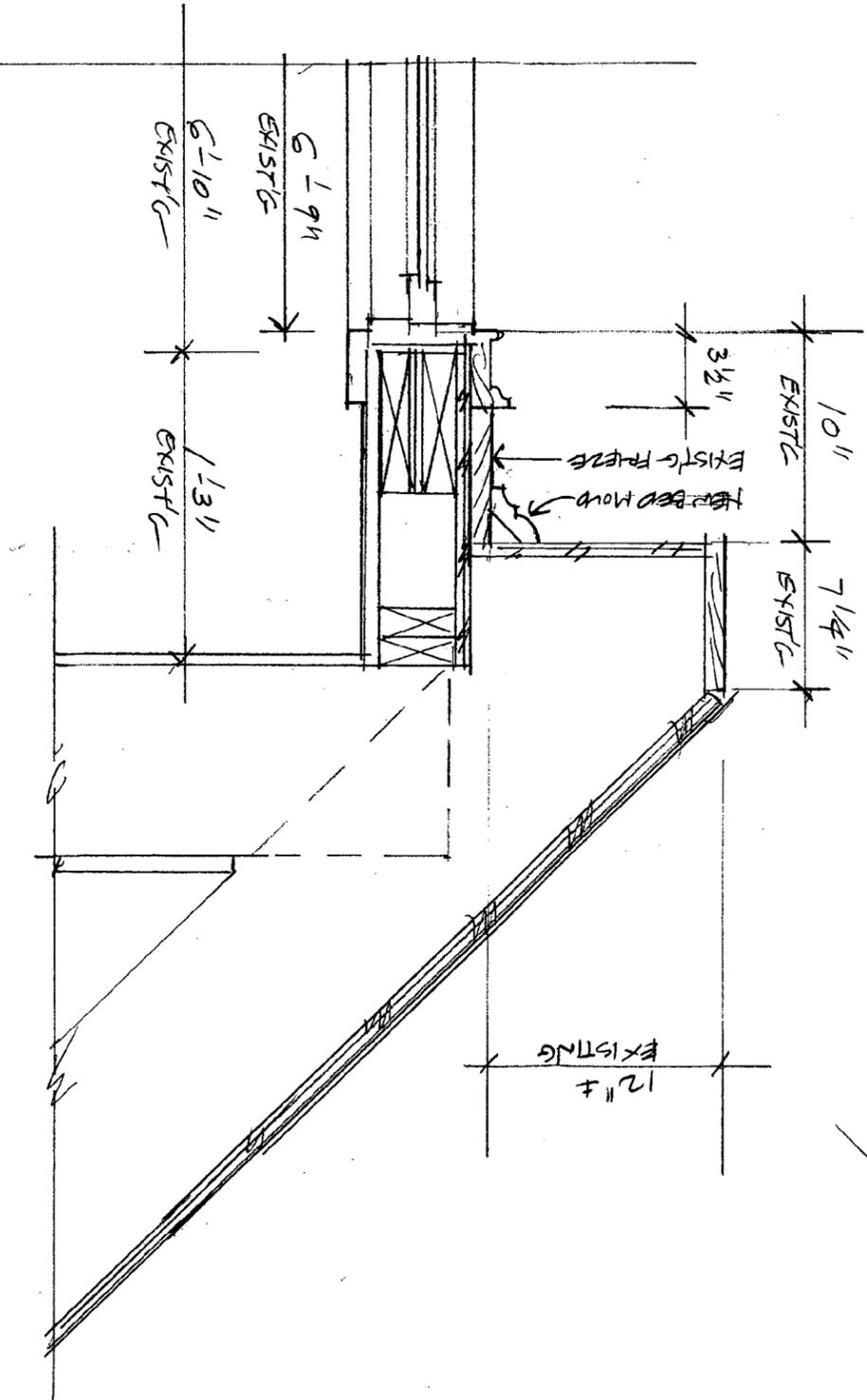




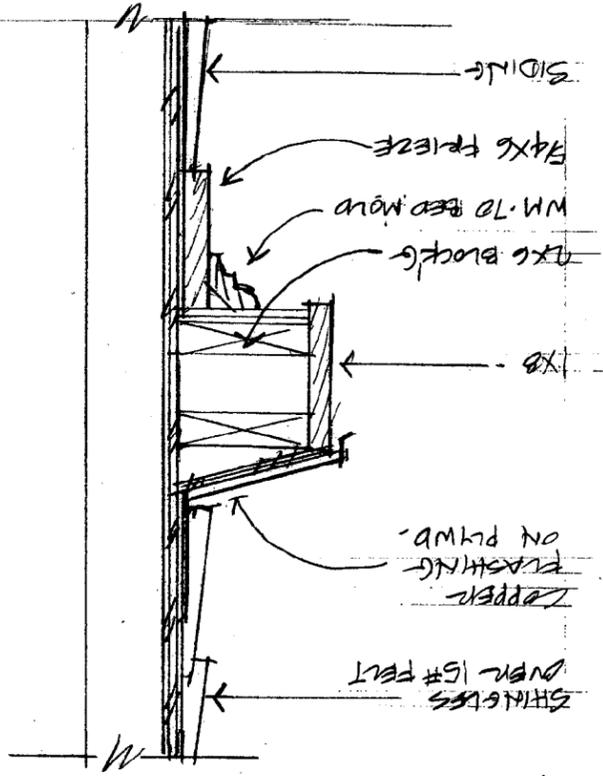
MOTER. BOWMAN RESIDENCE

Scale: 1/2" = 1'-0"

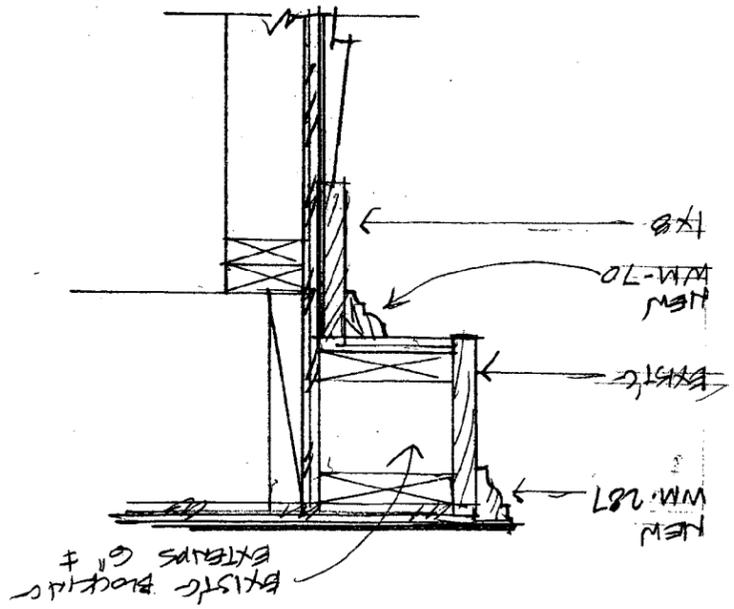
EAVE SECTION DETAIL



DETAIL "X-X"

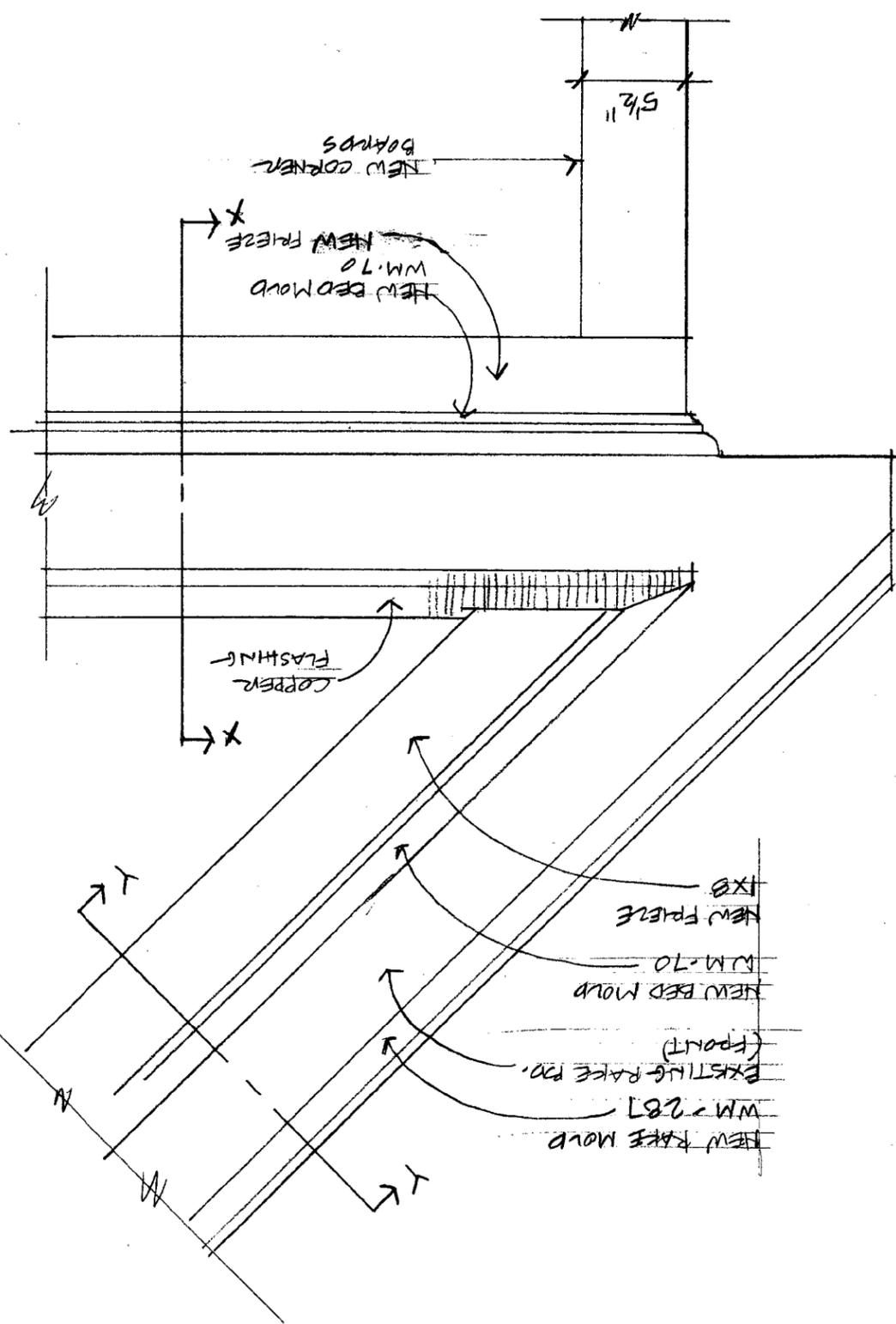


DETAIL "Y-Y"

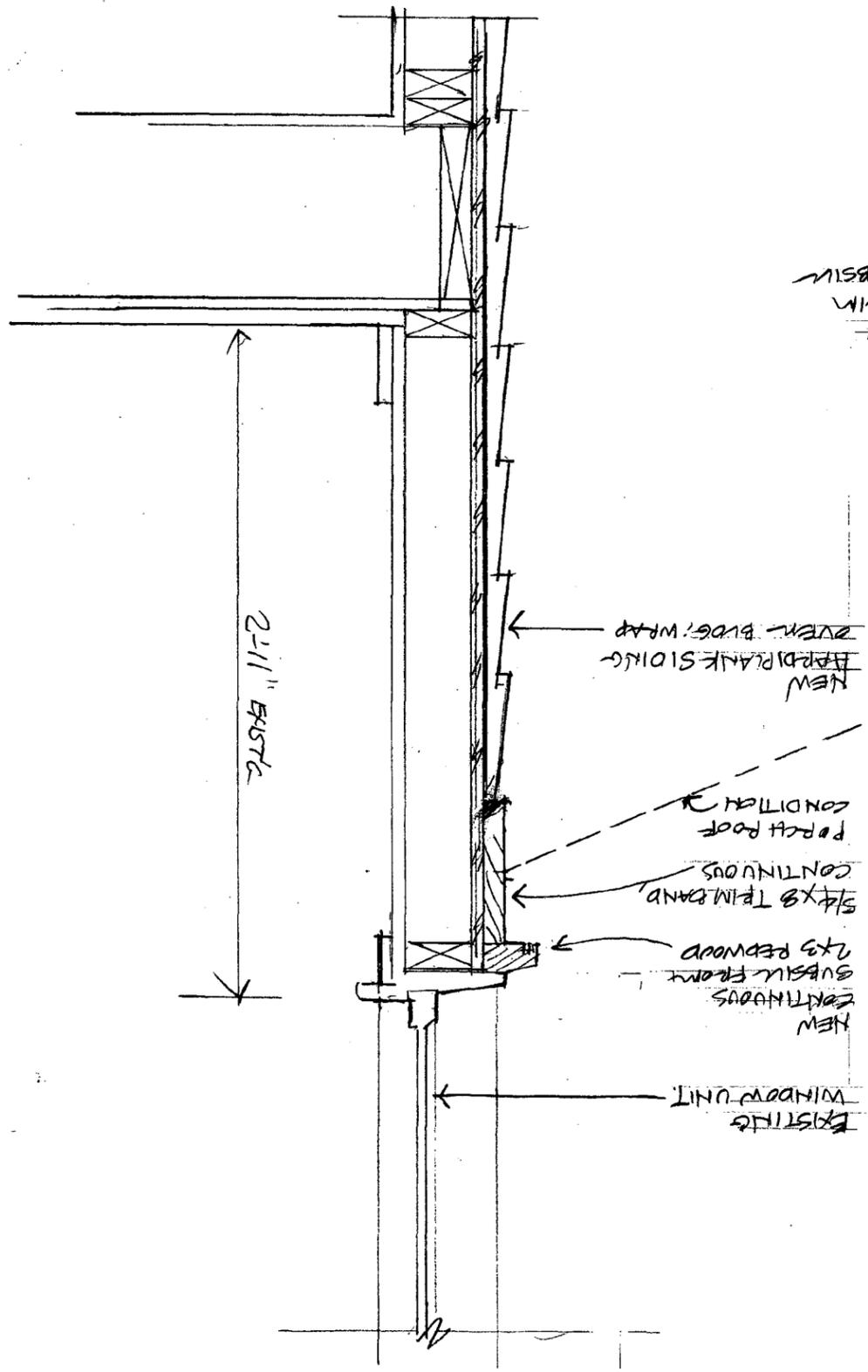


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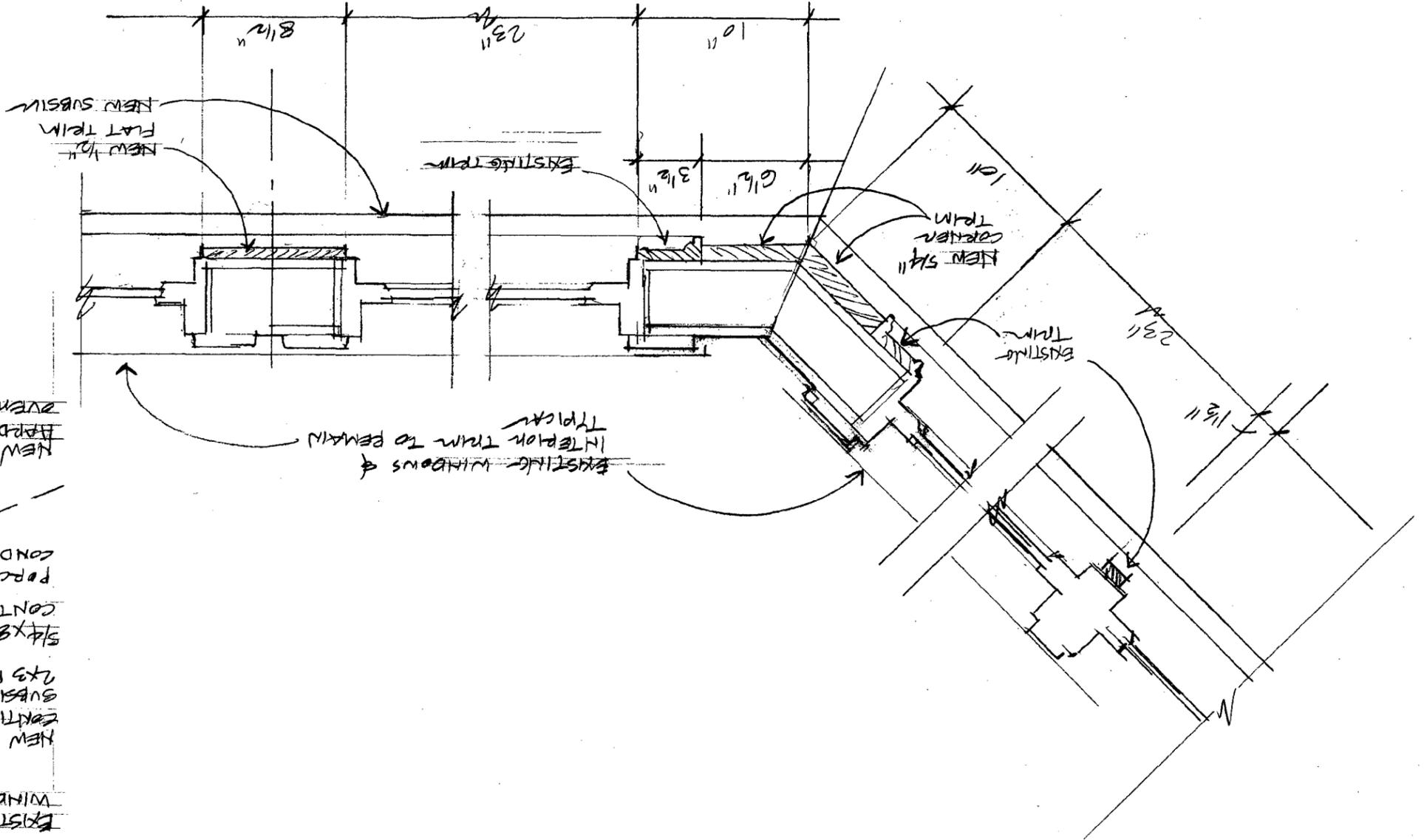
EAVE ELEVATION DETAIL



TRIM BAND DETAIL



NEW TRIM DETAIL & SPT WINDOWS





## HISTORIC PRESERVATION COMMISSION

Isiah Leggett  
County Executive

Jef Fuller  
Chairperson

Date: 10/24/07

### MEMORANDUM

TO: Carla Reid Joyner, Director  
Department of Permitting Services

FROM: Anne Fothergill   
Historic Preservation Section  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #467336 - Alterations to house

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The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was approved at the October 24, 2007 meeting.

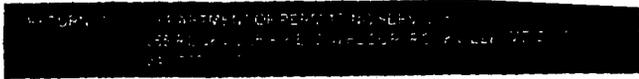
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301/563-3400

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Daytime Phone No.: \_\_\_\_\_

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**PART ONE: TYPE OF PERMIT ACTION AND USE**

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

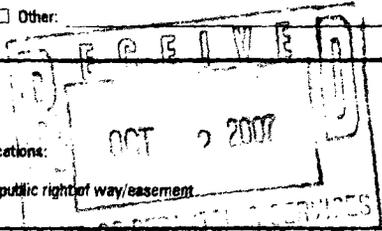
1B. Construction cost estimate: \$ \_\_\_\_\_  
1C. If this is a revision of a previously approved active permit, see Permit # \_\_\_\_\_

**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.

Bruce L. Moyer / John Bowman 9/26/07  
Signature of owner or authorized agent Date

Approved: 467336 ✓  
Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: 10/25/07  
Application/Permit No.: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_

**SEE REVERSE SIDE FOR INSTRUCTIONS**

**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:

2 1/2 STORY NEO-VICTORIAN HOUSE  
BUILT IN 1900

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

NORTH  
• ADD DORMER ON WEST SIDE OF ROOF  
• RE-TRIM AND RE-SIDE ENTIRE HOUSE  
• MODIFY WINDOW OPENINGS AS NOTED.

**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.

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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.

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- 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.

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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.

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- 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.
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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.

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

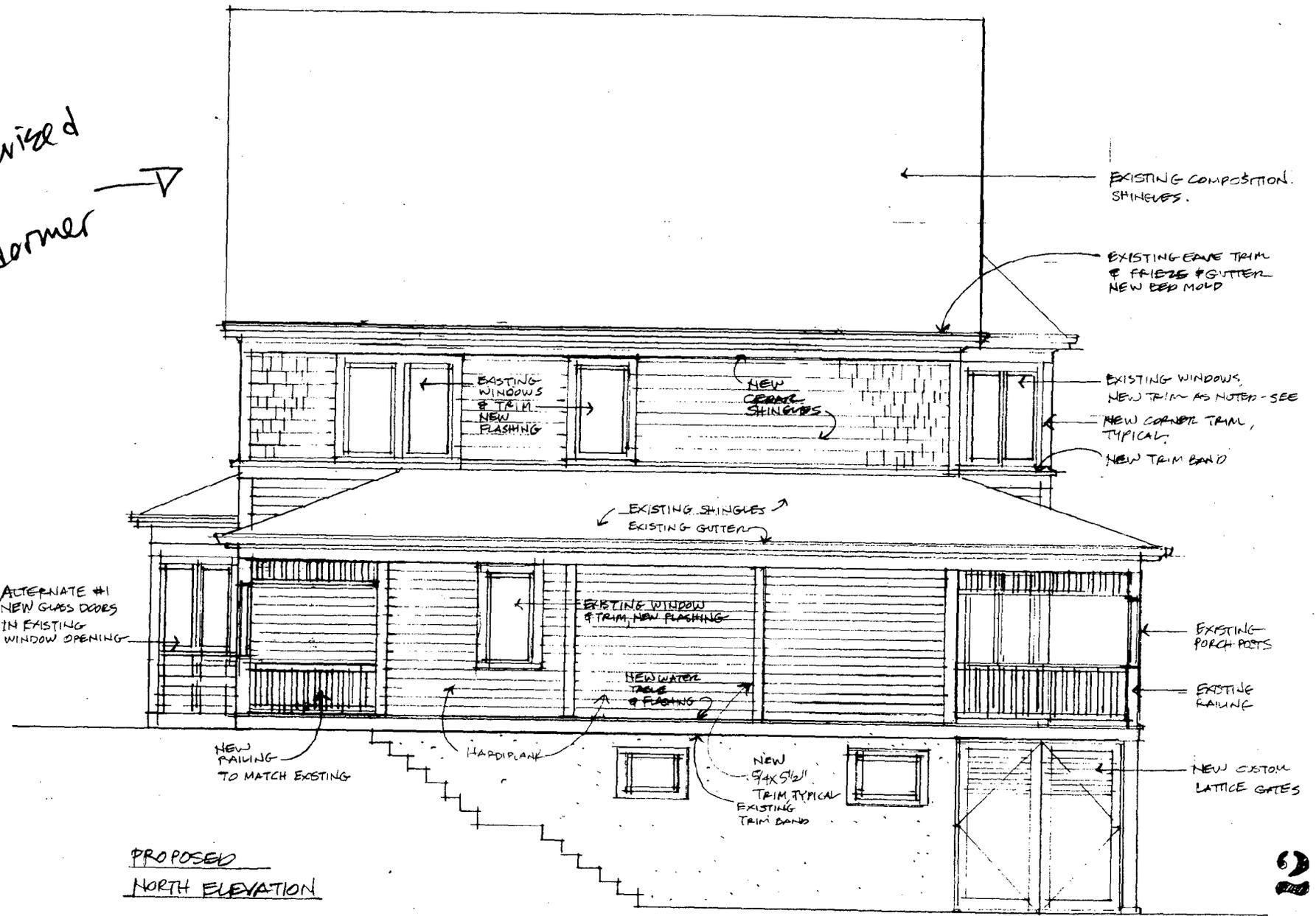
OK

Staff Item  
Anne Fothergill  
February 25, 2009  
6907 Westmoreland Avenue, Takoma Park

In October 2007, the HPC approved a HAWP for alterations to 6907 Westmoreland (Non-Contributing Resource). The property owners are ready to apply for building permits, but have slightly modified the plans since the HPC reviewed them. They are no longer proposing the new dormer on the left side of the house and the porch at the rear will be open and not enclosed.

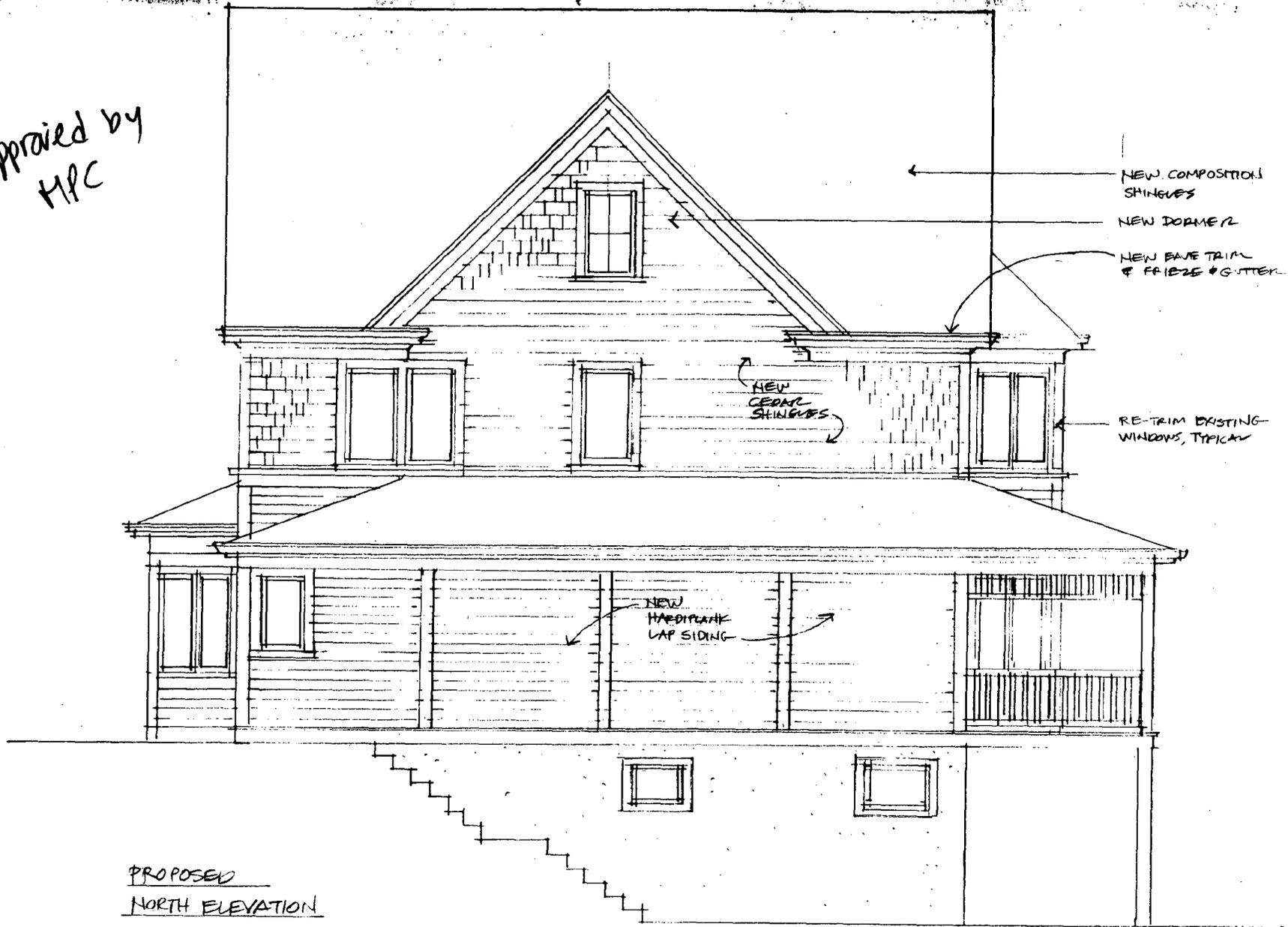
See approved and revised elevations attached. Staff is requesting that the HPC allow these changes to be approved at the staff level.

Revised  
no  
dormer



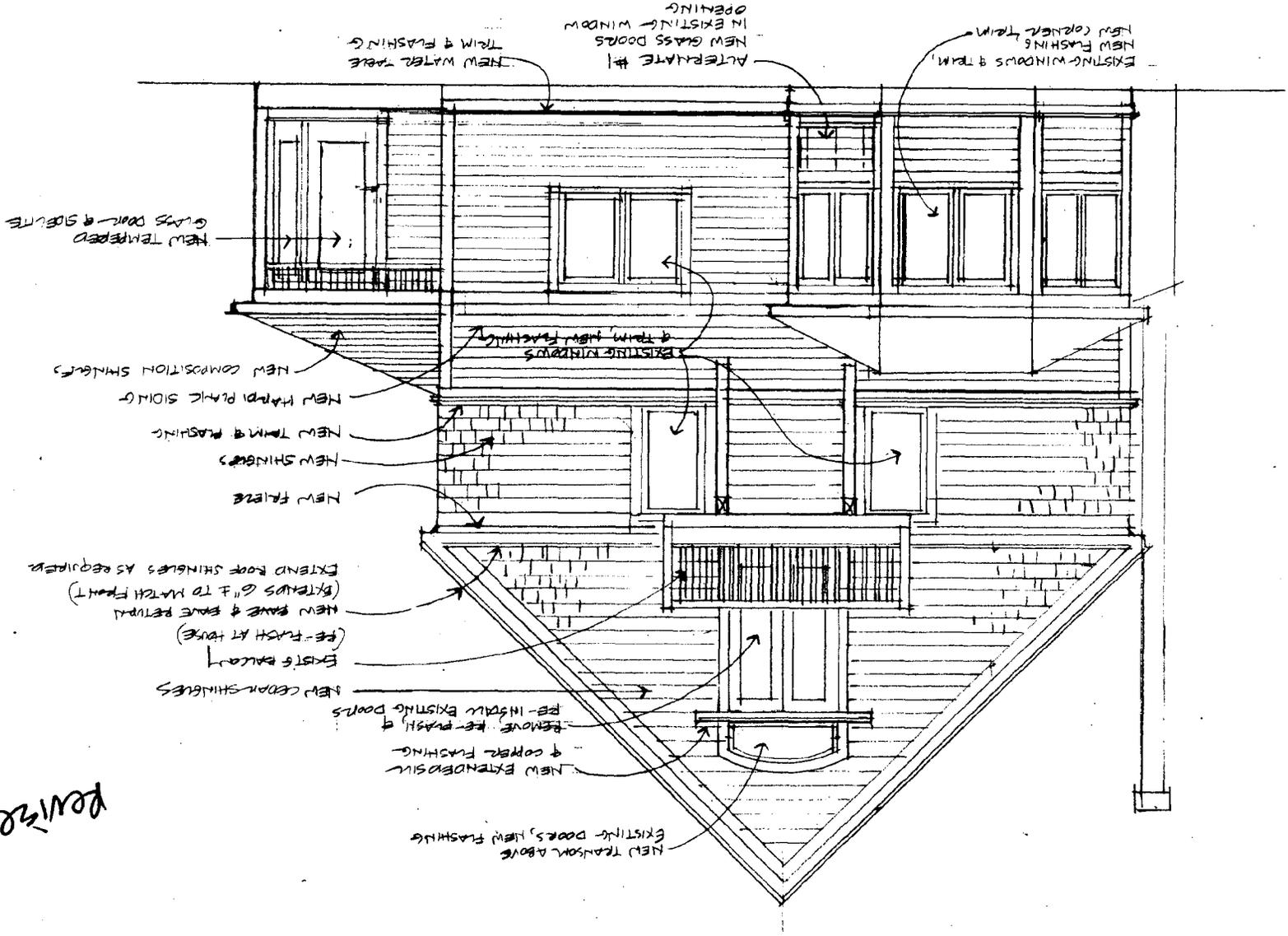
PROPOSED  
NORTH ELEVATION

Approved by  
MPC



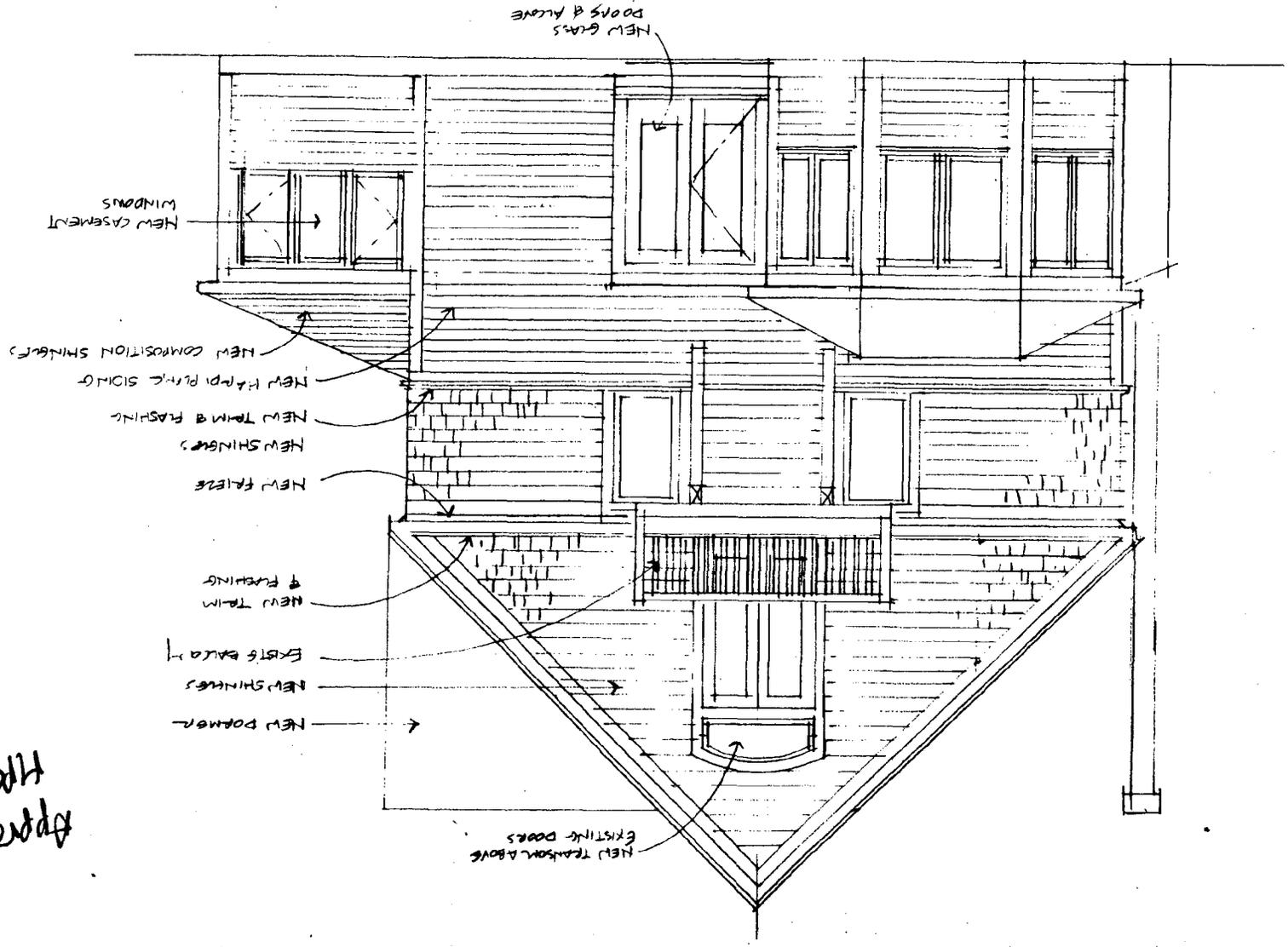
PROPOSED  
NORTH ELEVATION

PROPOSED  
REAR ELEVATION



revised

PROPOSED  
REAR ELEVATION



Approved by  
HRC

Case III-H

October 18, 2007

Historic Preservation Commission  
1109 Spring Street, Suite 801  
Silver Spring, MD 20910

**Re: HPC Case No. 37/0003-07JJ (Takoma Park Historic District)**

Dear Commission Members:

This is to advise you of our pending tree removal permit application with the City of Takoma Park for the removal of leaning tree on the property that is in danger of falling and that poses a hazard to pedestrians and vehicles on the facing street, as well as neighbors' homes. (The application as filed with the City of Takoma Park is attached, along with a site plan referencing the location of the tree.)

To the extent that amendment of the above-referenced historic area work permit application is required vis-à-vis the removal of this tree, please consider this as additionally requested.

Thank you for your attention to this matter.

Sincerely,



Bruce Moyer  
6907 Westmoreland Avenue  
Takoma Park, MD 20912

Tel: 301-270-8115

**MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION**  
**STAFF REPORT**

**Address:** 6907 Westmoreland Avenue, Takoma Park      **Meeting Date:** 10/24/07  
**Applicant:** Bruce Moyer and JoAnn Bowman      **Report Date:** 10/17/07  
**Resource:** **Non-Contributing Resource**      **Public Notice:** 10/10/07  
Takoma Park Historic District  
**Review:** HAWP      **Tax Credit:** None  
**Case Number:** 37/03-07JJ      **Staff:** Anne Fothergill

**PROPOSAL:** Siding replacement, dormer installation, and other alterations

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**STAFF RECOMMENDATION**

Staff is recommending that the HPC approve the HAWP application.

**PROJECT DESCRIPTION**

**SIGNIFICANCE:** Non-Contributing Resource in the Takoma Park Historic District  
**STYLE:** Neo-Victorian  
**DATE:** 1980

**PROPOSAL**

The applicants are proposing a number of alterations to the house:

- Install Hardiplank siding and cedar shingles
- Left side: Construct dormer with window, remove one window and install one window at rear
- Rear: Infill small porch and install casement windows, remove windows and install doors, install new transom at 3<sup>rd</sup> floor
- Front: Install new window on 2<sup>nd</sup> floor and new lattice
- Right side: Install new window at rear

**APPLICABLE GUIDELINES**

When reviewing alterations and new construction within the Takoma Park Historic District several documents are to be utilized as guidelines to assist the Commission in developing their decision. These documents include the historic preservation review guidelines in the approved and adopted amendment for the *Takoma Park Historic District (Guidelines)*, *Montgomery County Code Chapter 24A (Chapter 24A)*, and the *Secretary of the Interior's Standards for Rehabilitation (Standards)*. The pertinent information in these documents is outlined below.

***Takoma Park Historic District***

According to the *Takoma Park Guidelines*, Non-Contributing Resources in the Takoma Park Historic District are "either buildings that are of little or no architectural and historical significance to the historic

historical importance. These types of resources should receive the most lenient level of design review.”

The *Guidelines* also state: “Most alterations and additions to Non-Contributing Resources should be approved as a matter of course. The only exceptions would be major additions and alterations to the scale and massing of non-Contributing Resources which affect the surrounding streetscape and/or landscape and could impair the character of the historic district as a whole.”

***Montgomery County Code; Chapter 24A***

A HAWP permit should be issued if the Commission finds that:

1. The proposal will not substantially alter the exterior features of a historic site or historic resource within a historic district.
2. The proposal is compatible in character and nature with the historical archaeological, architectural or cultural features of the historic site or the historic district in which a historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter.

In the case of an application for work on a historic resource located within a historic district, the Commission shall be lenient in its judgment of plans for structures of little historical or design significance or for plans involving new construction, unless such plans would seriously impair the historic or architectural value surrounding historic resources or would impair the character of the historic district.

***Secretary of the Interior’s Standards for Rehabilitation:***

# 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 a property will be avoided.

**STAFF DISCUSSION**

A Non-Contributing Resource in the Takoma Park Historic District receives the most lenient level of design review. The HPC considers alterations to the scale and massing of Non-Contributing Resources in terms of their impact on the overall streetscape and environmental setting of the historic district, but other changes to a Non-Contributing resource “should be approved as a matter of course.” The proposed alterations to this house will not adversely affect the character of the streetscape or the historic 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 Secretary of the Interior’s *Standards for Rehabilitation*,

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](http://www.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, 1ST FLOOR, ROCKVILLE, MD 20850  
210 777 8070

DPS - #8

**HISTORIC PRESERVATION COMMISSION**  
**301/563-3400**

**APPLICATION FOR**  
**HISTORIC AREA WORK PERMIT**

AP 467336

Contact Person: \_\_\_\_\_

Daytime Phone No.: \_\_\_\_\_

Tax Account No.: 01078264

Name of Property Owner: Bruce Moyer / John Bowman Daytime Phone No.: 301-270-8115

Address: 6907 Westmoreland Ave. Takoma Park MD 20912  
Street Number City Street Zip Code

Contractor: \_\_\_\_\_ Phone No.: \_\_\_\_\_

Contractor Registration No.: \_\_\_\_\_

Agent for Owner: PAUL TRESEDER, ARCHITECT Daytime Phone No.: 301-320-1580

**LOCATION OF BUILDING/PREMISE:**

House Number: 6907 Street: Westmoreland Ave.  
Town/City: Takoma Park Nearest Cross Street: Carroll Avenue  
Lot: P10 Block: F Subdivision: 025  
Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: \_\_\_\_\_

**PART ONE: TYPE OF PERMIT ACTION AND USE**

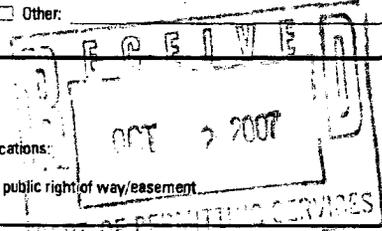
- 1A. CHECK ALL APPLICABLE:
- |                                    |                                  |                                         |                                                          |                                    |                                            |                                        |                               |                               |
|------------------------------------|----------------------------------|-----------------------------------------|----------------------------------------------------------|------------------------------------|--------------------------------------------|----------------------------------------|-------------------------------|-------------------------------|
| <input type="checkbox"/> Construct | <input type="checkbox"/> Extend  | <input type="checkbox"/> Alter/Renovate | <input type="checkbox"/> A/C                             | <input type="checkbox"/> Slab      | <input type="checkbox"/> Room Addition     | <input type="checkbox"/> Porch         | <input type="checkbox"/> Deck | <input type="checkbox"/> Shed |
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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 this to be a condition for the issuance of this permit.

Bruce L. Moyer / John Bowman 9/26/07  
Signature of owner or authorized agent Date

Approved: 467336 For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Application/Permit No.: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_

9239 ft

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BUILT IN 1900

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ADD DORMER ON WEST SIDE OF ROOF  
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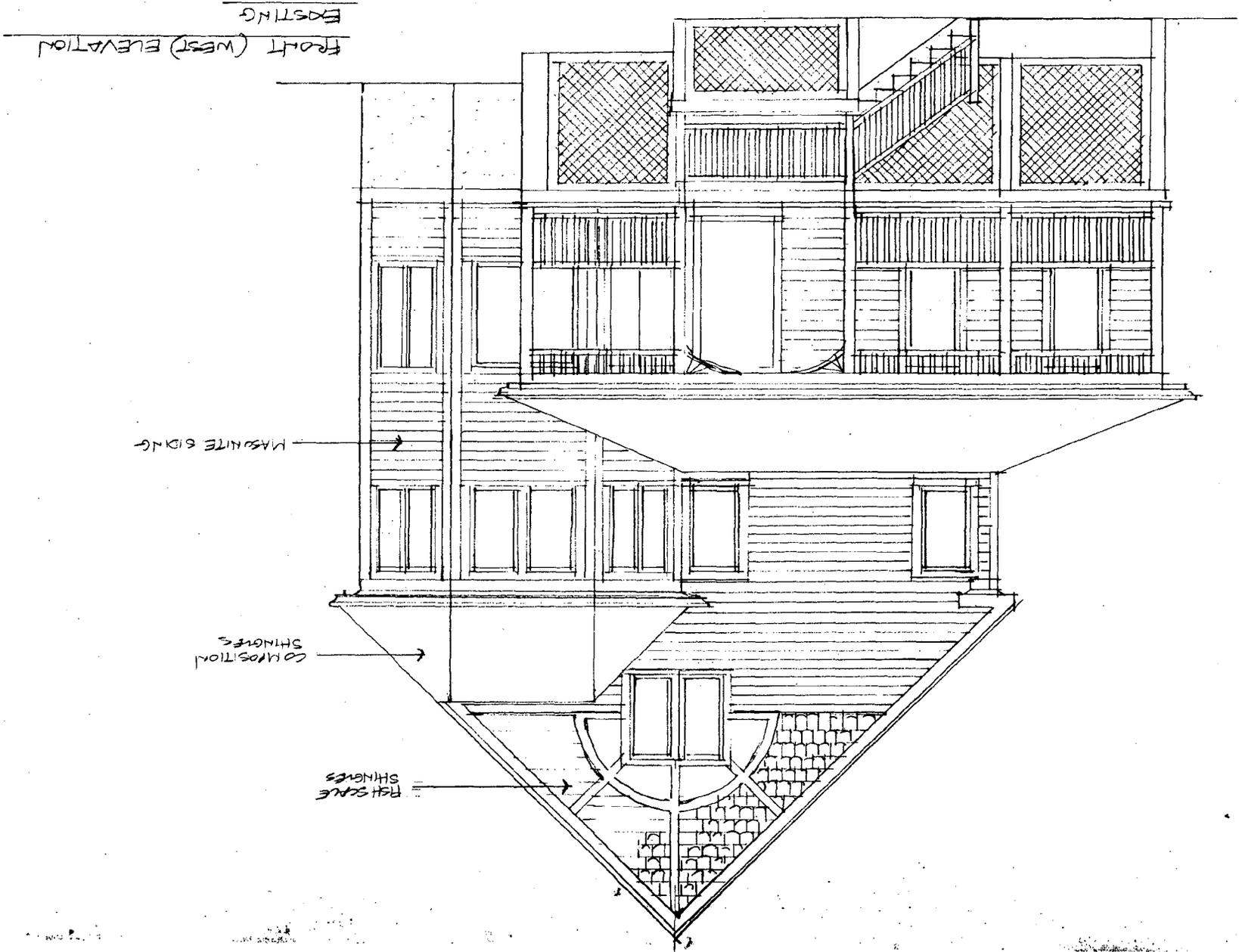
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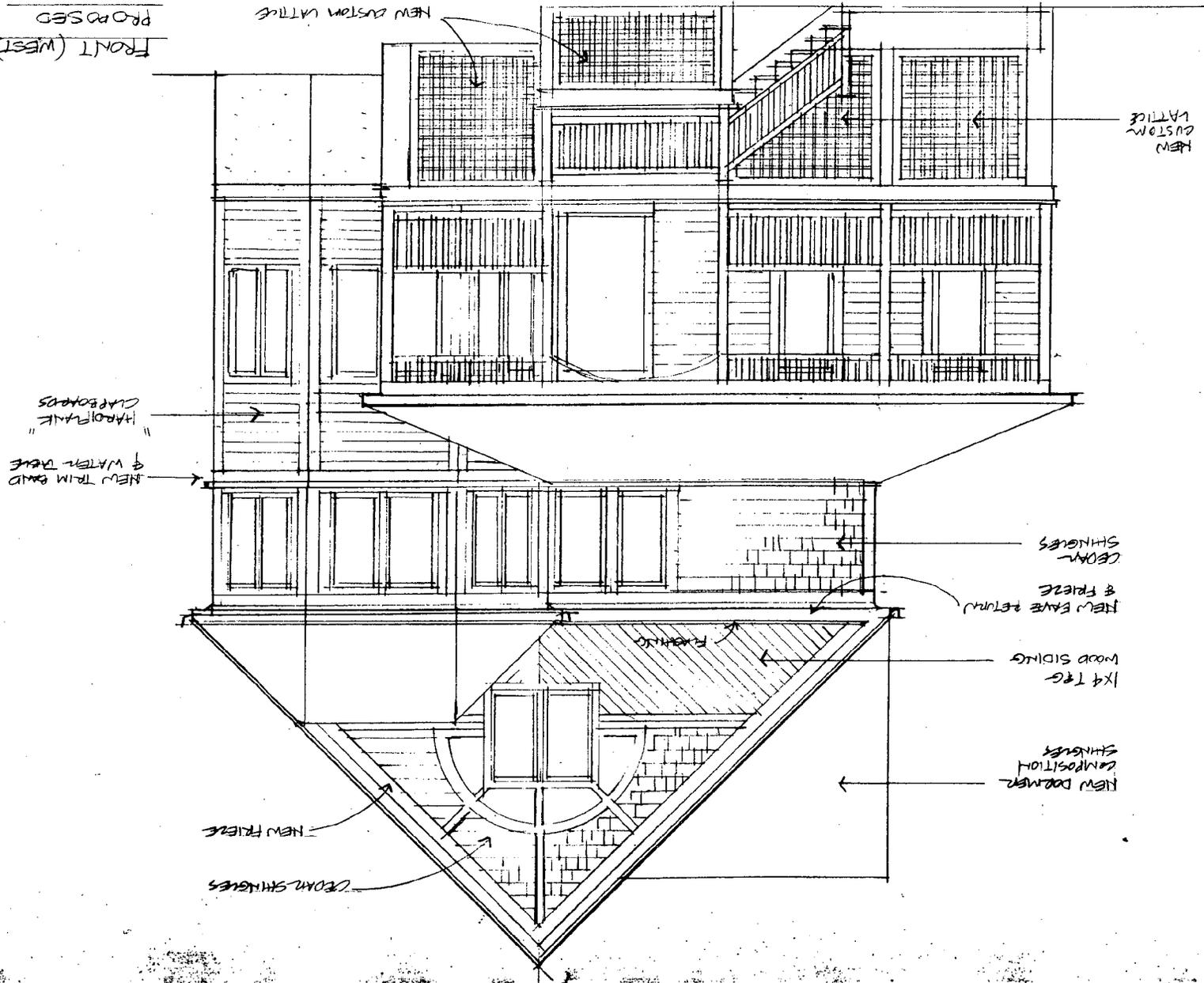
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**HAWP APPLICATION: MAILING ADDRESSES FOR NOTIFYING**  
 [Owner, Owner's Agent, Adjacent and Confronting Property Owners]

<p><b>Owner's mailing address</b></p> <p><i>Bruce Moyer &amp; John Bowman</i>  <i>6907 Westmoreland Avenue</i>  <i>Takoma Park, MD 20912</i></p>	<p><b>Owner's Agent's mailing address</b></p> <p><i>Paul Troseder, Architect</i>  <i>6320 Wicasset Road</i>  <i>Bethesda, MD 20816</i></p>
<p align="center"><b>Adjacent and confronting Property Owners mailing addresses</b></p>	
<p><i>Adjacent: <del>6908</del> <u>6909</u> Westmoreland</i>  <del>Mr. &amp; Mrs.</del>  <i>Richard Brown &amp; Enrica Detragiache</i>  <i>6909 Westmoreland Ave.</i>  <i>Takoma Park, MD 20912</i></p>	<p><i>Confronting: <u>6906</u> Westmoreland</i>  <i>Irene S. Heine, Trustee et al.</i>  <i>16844 Harbour Town Drive</i>  <i>Silver Spring, MD 20905-8016</i></p>
<p><i>Adjacent: <u>6901</u> Westmoreland</i>  <i>Sandra Manahan</i>  <i>8603 Pinta Street</i>  <i>Clinton, MD 20735-2322</i></p>	<p><i>Confronting: <u>68</u> Walnut</i>  <i>Paul S. Brown et al.</i>  <i>68 Walnut Avenue</i>  <i>Takoma Park, MD</i></p>



FRONT (WEST) ELEVATION  
PROPOSED



HARD PINE  
CLAPBOARDS

NEW TRIM BOARD  
& WATER TABLE

NEW CUSTOM LATTICE

NEW  
CUSTOM  
LATTICE

CELANO  
SHINGLES

NEW EAVE RETURN  
& FRIEZE

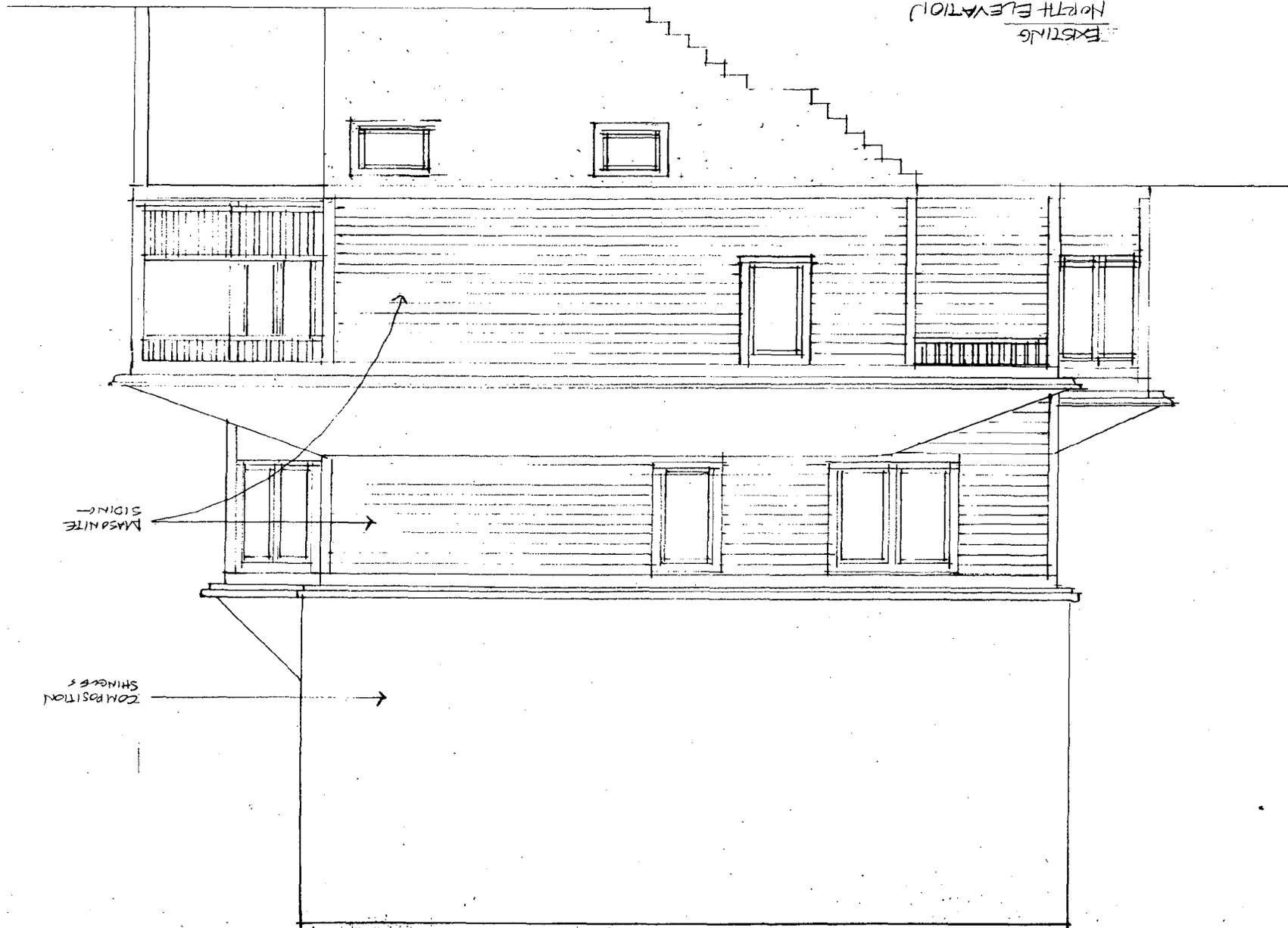
WOOD SIDING  
1x4 T&G

NEW DORMER  
COMPOSITION  
SHINGLES

NEW FRIEZE

CELANO SHINGLES

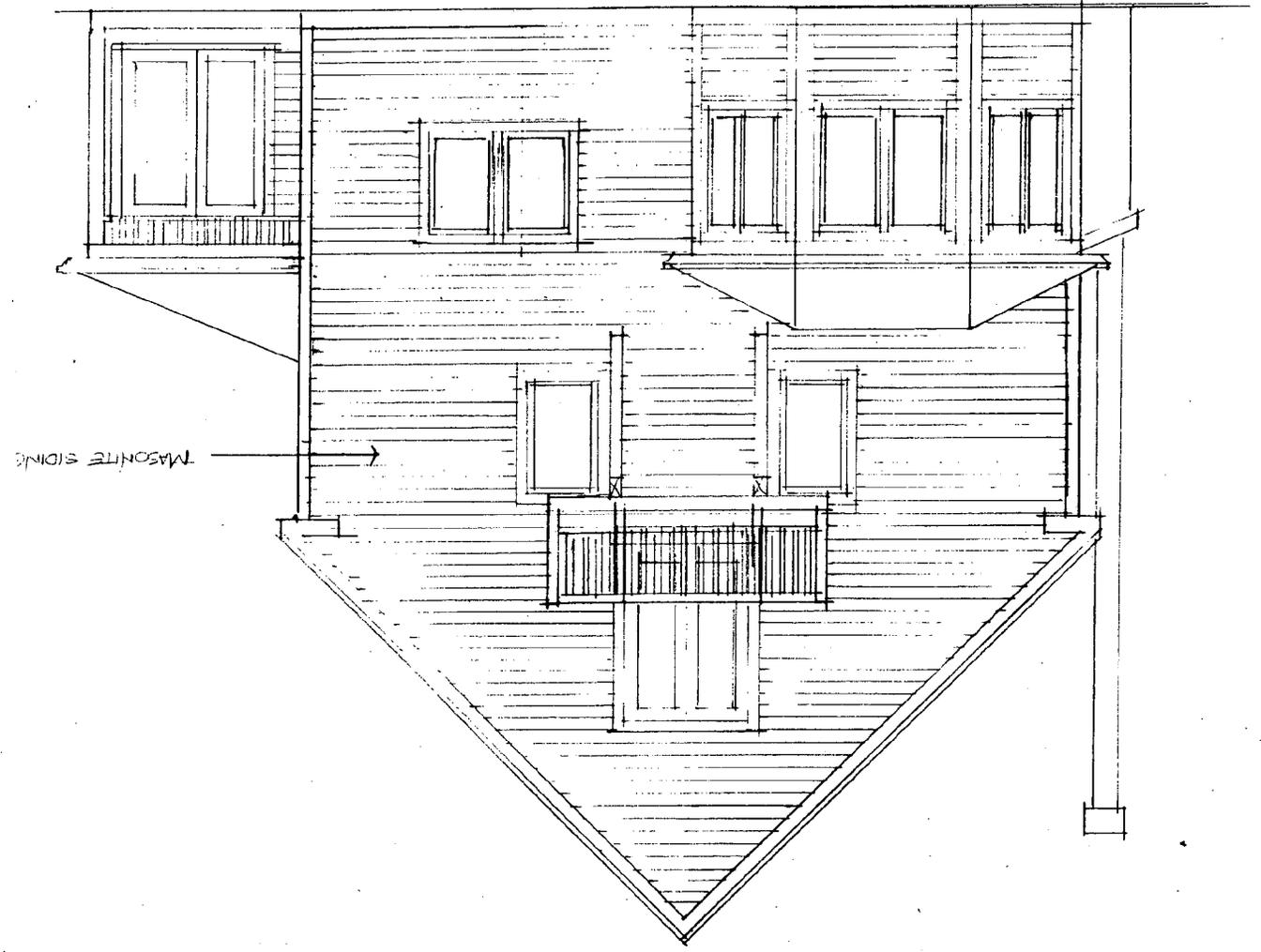
EXISTING  
NORTH ELEVATION



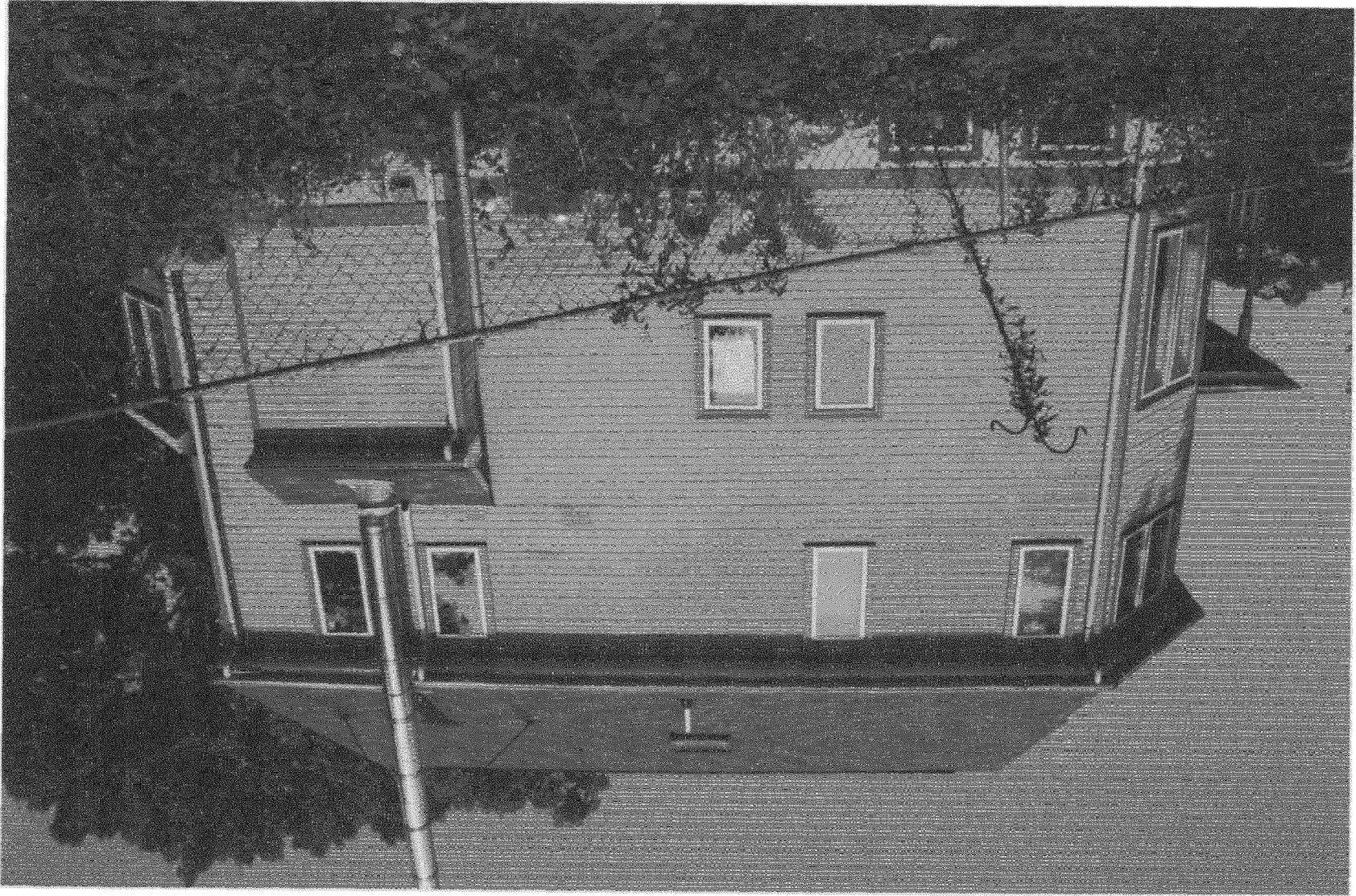
MASAITE  
SIDING

COMPOSITION  
SHINGLES

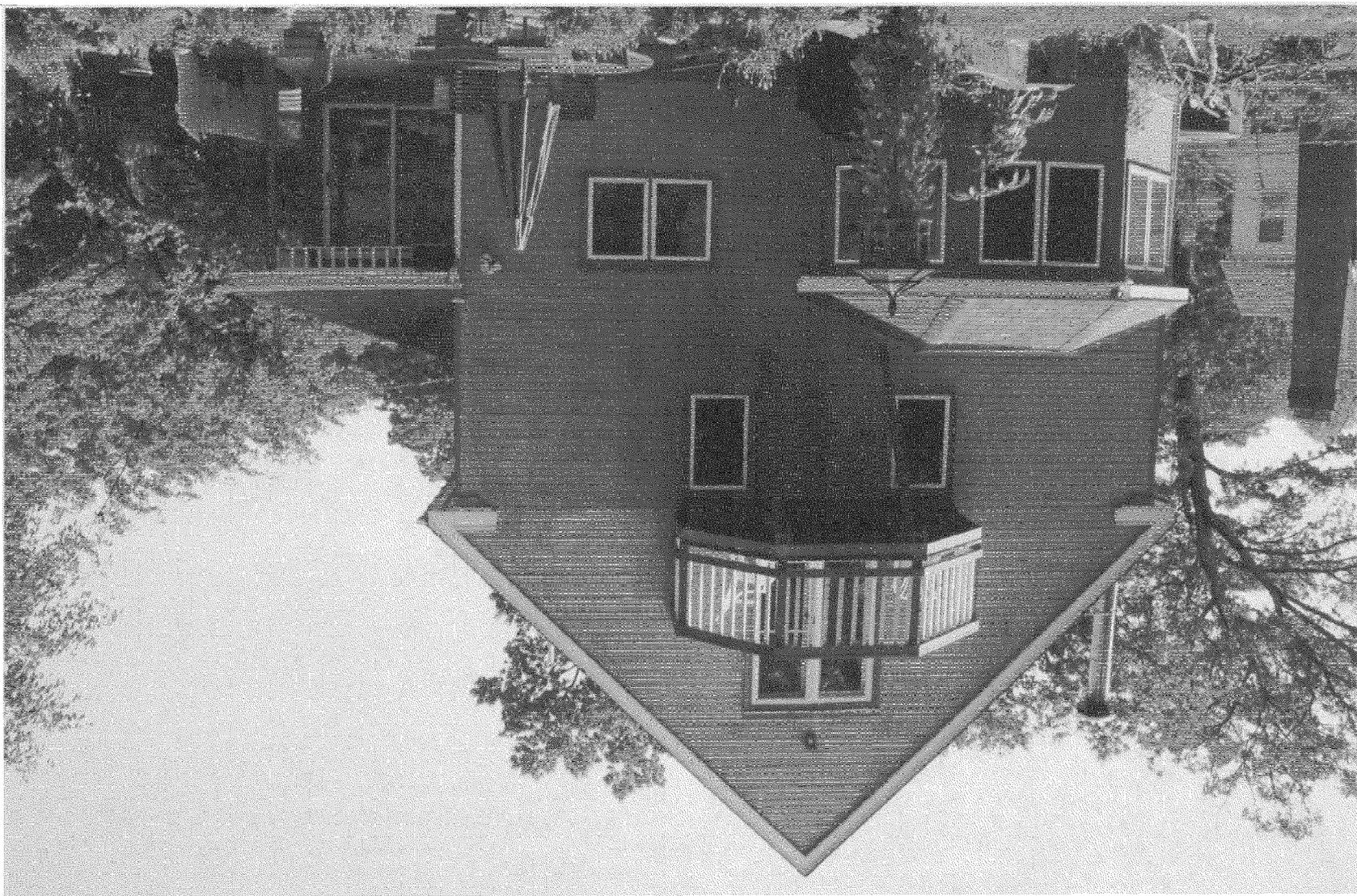
EXISTING  
REAR ELEVATION (EAST)



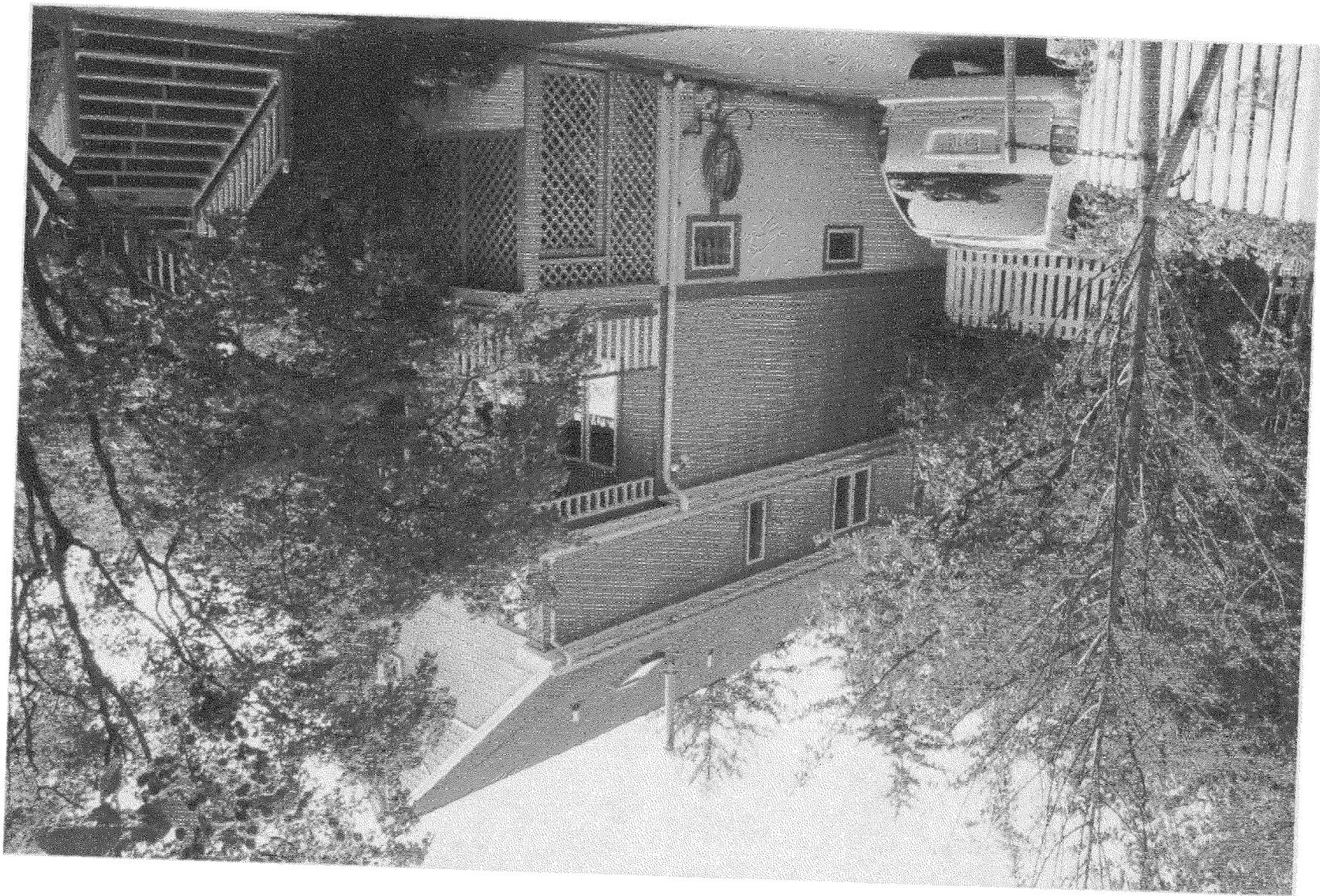
Side (facing south) of Property  
Seen from adjacent property (6901 Westmoreland)

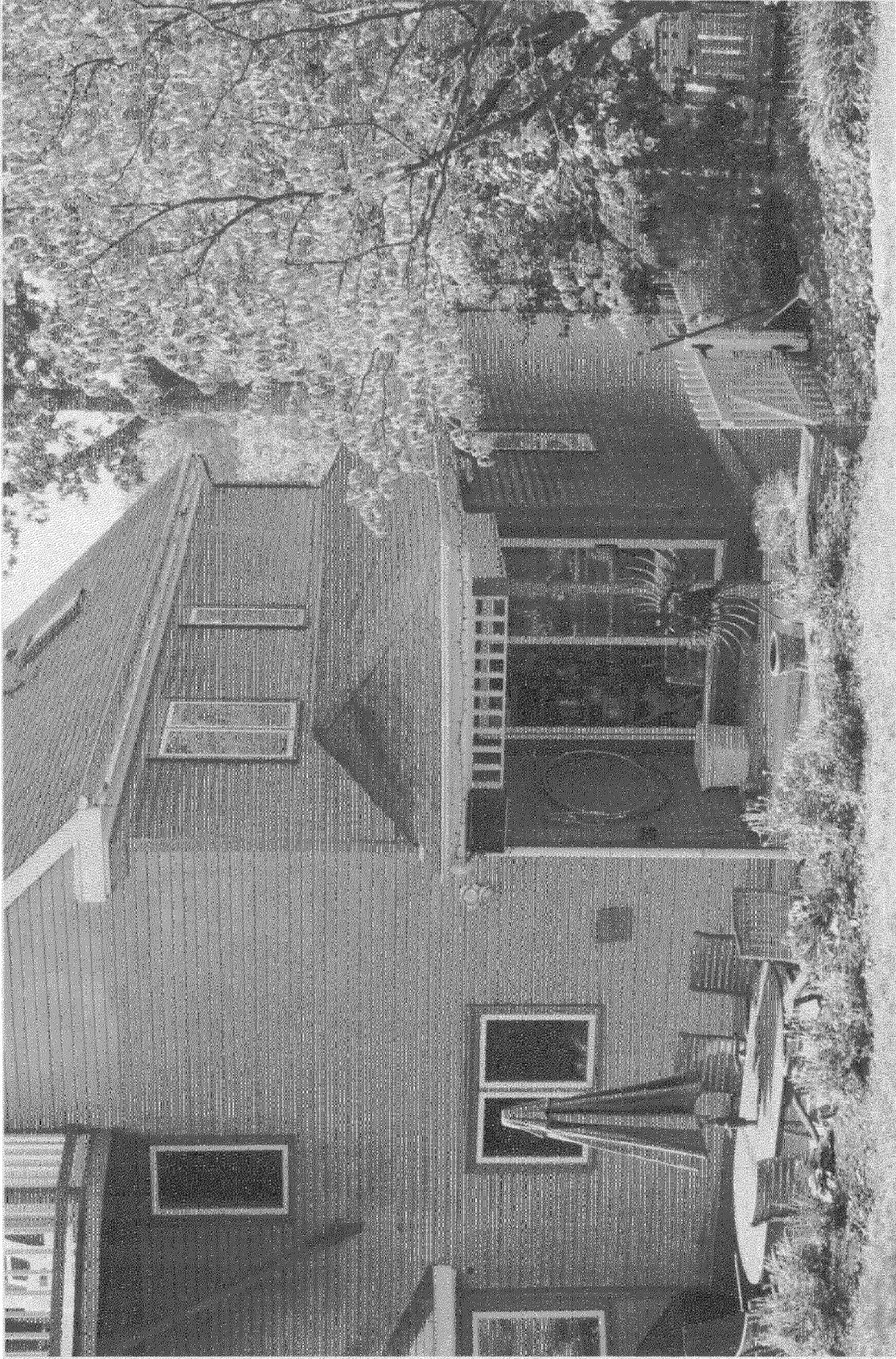


Rear (Facing east) of Property  
Seen from rear property line of property



Side (facing north) of property  
Seen from adjacent property (6909 Westmoreland)





Side (Facing south) of Property  
Seen from rear yard of property