

37/03-04EE 7142 Carroll Ave
Takoma Park Historic District



THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

Date: June 10, 2004

MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: Tania Georgiou Tully, Senior Planner
Historic Preservation Section

SUBJECT: Historic Area Work Permit Application – Approval

Your Historic Area Work Permit application was approved by the Historic Preservation Commission at its recent meeting. Enclosed is a transmittal memorandum stating conditions (if any) of approval.

When you file for your building permit at DPS, you must take with you the enclosed forms. 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 at <http://permits.emontgomery.org> of your anticipated work schedule.

Thank you very much for your patience and good luck with your project!



THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

Date: June 10, 2004

MEMORANDUM

TO: Robert Hubbard, Director

FROM: Tania Georgiou Tully, Senior Planner
Historic Preservation

SUBJECT: Historic Area Work Permit # 347806 to partially enclose porch.

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: Gilmar and Mirian Amaya

Address: 7142 Carroll Avenue, Takoma Park 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
255 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850
240/777-6370

PS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: 301 370 3069
Daytime Phone No.: 301 370 3069
Fax Account No.: 410 706 656 43411
Name of Property Owner: Gilmar Amaya / Miriam Amaya Daytime Phone No.: 301 370 3069
Address: 7149 CARROLL AVE TAKOMA PARK MD 20912
Street Number City State Zip Code
Contractor: _____ Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: 7149 Street: CARROLL AVE
Town/City: TAKOMA PARK Nearest Cross Street: PHILADELPHIA AVE
Lot: P-15 Block: 2 Subdivision: _____
Liber: _____ Folio: KISSER Parcel: 01070656

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE: Construct Extend Alter/renovate A/C Slab Room Addition Porch Deck Shed
 Move Install Wreck/Raze Solar Fireplace Woodburning Stove Single Family
 Revision Repair Revocable 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.

Gilmar Amaya
Signature of owner or authorized agent

05-26-04
Date

347 806

Approved: _____
Disapproved: _____ Signature: Julia O'Malley Date: 6/9/04
Application/Permit No.: _____ Date Filed: _____ Date Issued: _____

Owners

Gilmar & Mirian Amaya
7140 Carroll Avenue
Takoma Park, MD 20912

Adjacent & Confronting Property Owners

LEE, NADEREH & JAMES
7138 CARROLL AVE
TAKOMA PARK MD 20912-4638

HEVIA, RAFAEL T & E O
7135 CARROLL AVE
TAKOMA PARK MD 20912

RYAN, CELESTE
7200 CARROLL AVE
TAKOMA PARK MD 20912-4642

TAKOMA PARK VOL FIRE DEPT
7201 CARROLL AVE
TAKOMA PARK MD 20912



MONTGOMERY COUNTY
DEPARTMENT OF PERMITTING SERVICES
255 Rockville Pike, 2nd Floor
Rockville, Maryland 20850-4166

NOTICE OF VIOLATION

FOR MONTGOMERY COUNTY, MARYLAND the undersigned issuer, being duly authorized, states that:

On, 5-25-04 the recipient of this NOTICE, Amaya, Gilmanian
Date Recipient's Name

who represents the permittee/defendant, Amaya Gilmanian
Permittee's Name

is notified that a violation of Montgomery County Code: § 24A-6(a)
Construction of an addition without first
obtaining building electrical AND Historic
Area Work permits
HPC 301-563-3400

exists at: 7142 Carroll Ave, Takoma Park 20912
Location Case #

The following corrective action(s) must be performed immediately as directed, Construction
of an addition without first obtaining building
electrical AND Historic Area Work permits

- ① Stop All work
- ② obtain All required permits

See attached Inspection Report(s) for additional violations and/or required corrective actions.

An inspection fee of \$ 189.20 is required in addition to any application fee(s).

Re-inspection Date(s): _____ Permit Number: _____ Code/Edition: _____

Failure to comply with this notice will result in the issuance of one or more \$500.00 civil citations.

A STOP WORK ORDER is also issued this date at the above referenced project. All construction activities on these premises must cease immediately. Only those activities required to correct violations may continue. Permission is required to resume construction.

ISSUED BY: Pete Hrycak Pete Hrycak 5-25-04
Printed Name Signature Date

Phone No. 240-777-5211

RECEIVED BY: [Signature] _____
Printed Name Signature Date

Phone No. _____ Sent by Registered Mail/Return Receipt On: _____

RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION

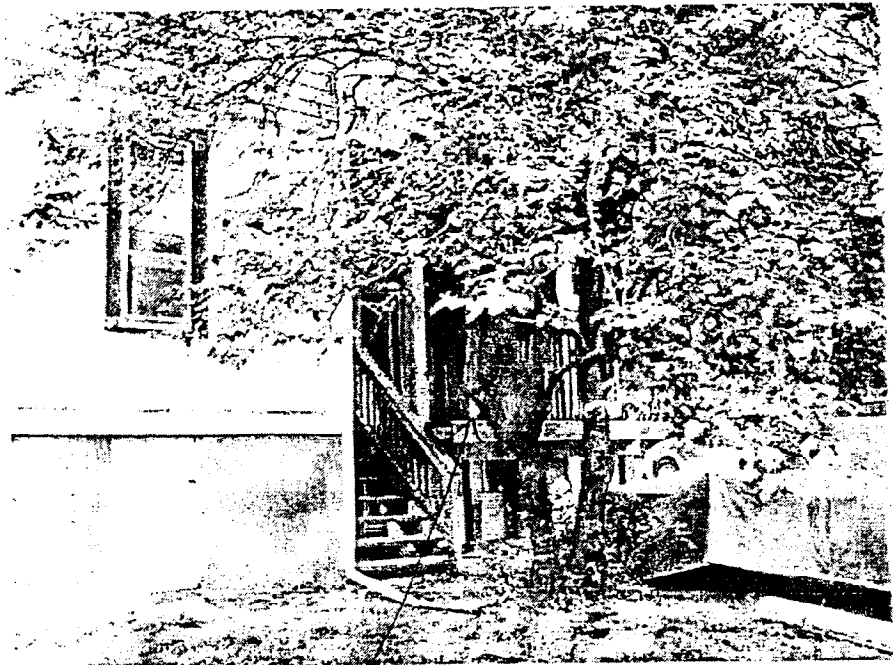
APPROVED
Montgomery County
Historic Preservation Commission
James K. Kelly 6/1/80

roof extended 4 feet
Partially Enclosed Porch



Siding is stucco panels

Porch rail existing



more railing to be added.
(b)



MONTGOMERY COUNTY
DEPARTMENT OF PERMITTING SERVICES
255 Rockville Pike, 2nd Floor
Rockville, Maryland 20850-4166

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Date Recipient's Name

who represents the permittee/defendant, Amaya Gilmanian
Permittee's Name

is notified that a violation of Montgomery County Code: 24A-6
Construction of an addition without first
obtaining building electrical and Historic
Area Work permits
HPC 301-563-3400

exists at: 7142 Carroll Ave TAKOMA Park 20912
Location Case #

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ISSUED BY: Pete Haykal Pete Haykal 5-25-04
Printed Name Signature Date

Phone No. 240-777-5211

RECEIVED BY: _____
Printed Name Signature Date

Phone No. _____ Sent by Registered Mail/Return Receipt On: _____

RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address:	7142 Carroll Ave	Meeting Date:	06/9/04
Applicant:	Gilmarian Amaya	Report Date:	06/2/04
Resource:	Contributing Resource Takoma Park Historic District	Public Notice:	05/26/04
Review:	HAWP	Tax Credit:	No
Case Number:	37/03-04DE	Staff:	Tania Tully
PROPOSAL:	Partial enclosure of rear porch		
RECOMMENDATION:	Approval		

PROJECT DESCRIPTION

SIGNIFICANCE: Contributing Resource within the Takoma Park Historic District
STYLE: Craftsman Bungalow
DATE: c.1915-1925

PROPOSAL:

The applicant is proposing to partially enclose the two-story rear porch. The enclosure will be sided with painted stucco panels. (See circle # for details)

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 Guidelines

Contributing Resources should receive a more lenient review than those structures that have been classified as Outstanding. This design review should emphasize the importance of the resource to the overall streetscape and its compatibility with existing patterns rather than focusing on a close scrutiny of architectural detailing. In general, however, changes to Contributing Resources should respect the predominant architectural style of the resource. As stated above, the design review emphasis will be restricted to changes that are *at all visible from the public right-of-way*, irrespective of landscaping or vegetation.

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.
 3. The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffers undue hardship.
- 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:

#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 will 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.

STAFF DISCUSSION

Work for this application was begun without a permit and the applicant received a Stop Work Order from DPS. The photographs illustrate a nearly completed project. A small portion of railing will be added to the lower level and the porch siding needs to be painted. The work is minimally visible from the public-right-of way and occurs on the rear of the house. Although not a material generally approved for use on historic resources, the stucco panels are compatible with the existing stucco and do not replace historic fabric. The primary goal of the partial porch enclosure is to provide privacy for adjacent neighbors. Despite the timing of this HAWP request, staff recommends approval.

STAFF RECOMMENDATION:

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

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

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 #9.*

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



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

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: 301 370 3069

Daytime Phone No.: 301 370 3069

Tax Account No.: 1070656 4341

Name of Property Owner: Gilmar Amaya/MIRIAM AMAYA Daytime Phone No.: 301 370 3069

Address: 7149 CARROLL AVE TAKOMA PARK MD 20912
Street Number City Street Zip Code

Contractor: _____ Phone No.: _____

Contractor Registration No.: _____

Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: 7149 Street: CARROLL AVE

Town/City: TAKOMA PARK Nearest Cross Street: PHILADELPHIA AVE

Lot: P-15 Block: 2 Subdivision: _____

Liber: _____ Folio: LIBER Parcel: 01070656

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: \$ _____

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.

Gilmar Amaya
Signature of owner or authorized agent

05-26-04
Date

Approved: _____ For Chairperson, Historic Preservation Commission

Disapproved: _____ Signature: _____ Date: _____

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



MONTGOMERY COUNTY
DEPARTMENT OF PERMITTING SERVICES
255 Rockville Pike, 2nd Floor
Rockville, Maryland 20850-4166

NOTICE OF VIOLATION

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Date Recipient's Name

who represents the permittee/defendant, Amaya Gilmanian
Permittee's Name

is notified that a violation of Montgomery County Code: § 24-21 24 A-6 (a)
Construction of an addition without first
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Area Work permits
HPC 301-563-3400

exists at: 7142 Carroll Ave, Takoma Park 20912
Location Case #

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ISSUED BY: Pete Hancock Pete Hancock 5-25-04
Printed Name Signature Date

Phone No. 240-777-5211

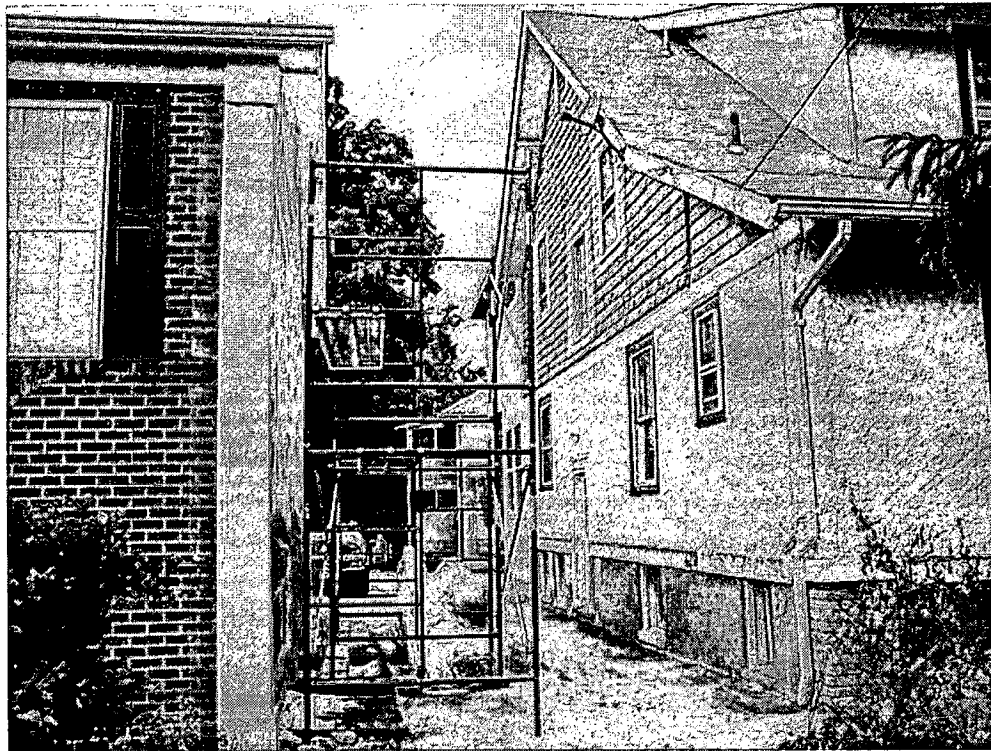
RECEIVED BY: [Signature] _____
Printed Name Signature Date

Phone No. _____ Sent by Registered Mail/Return Receipt On: _____ (4)

RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION



7142 Carroll Ave - Front

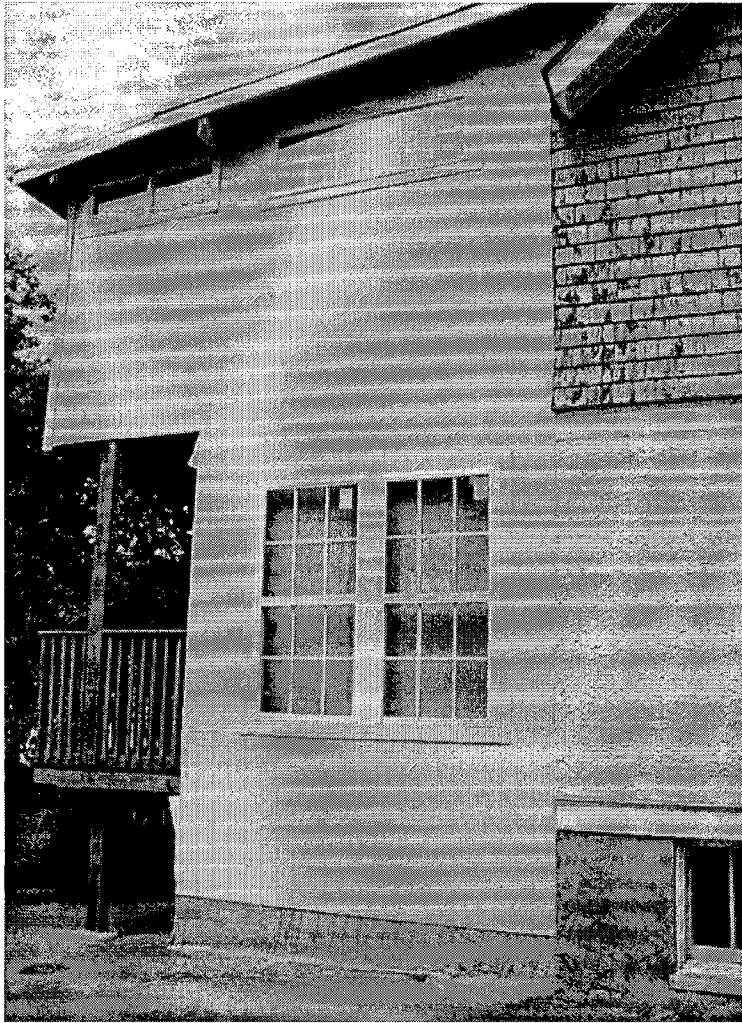


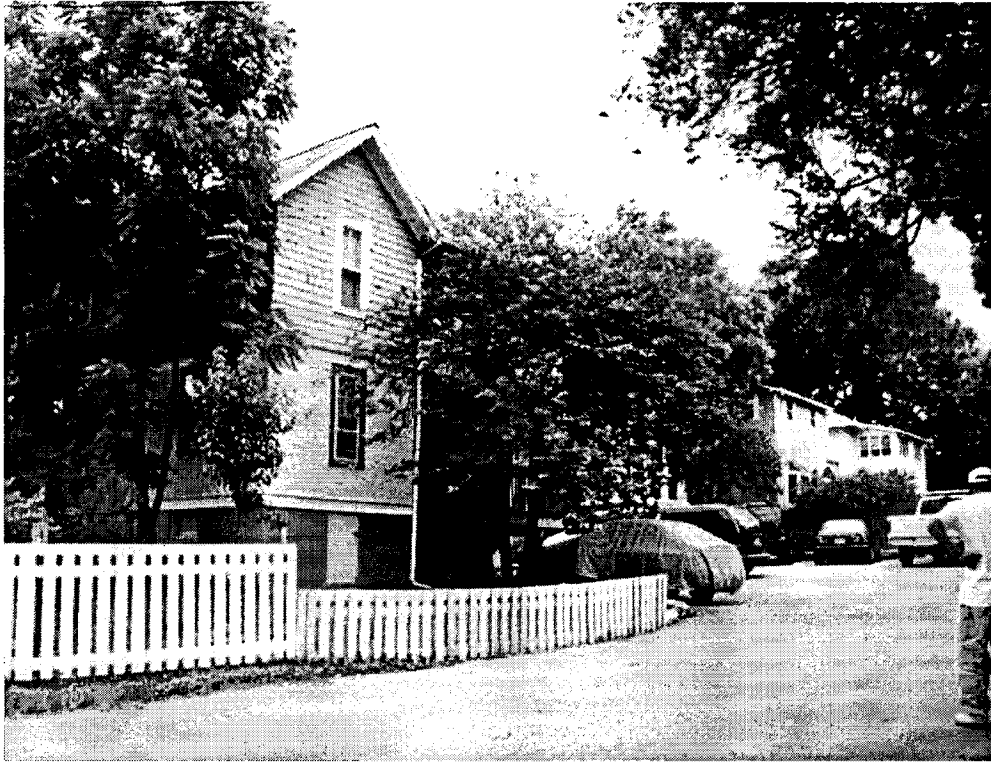
7140

7142

Side w/ enclosed porch

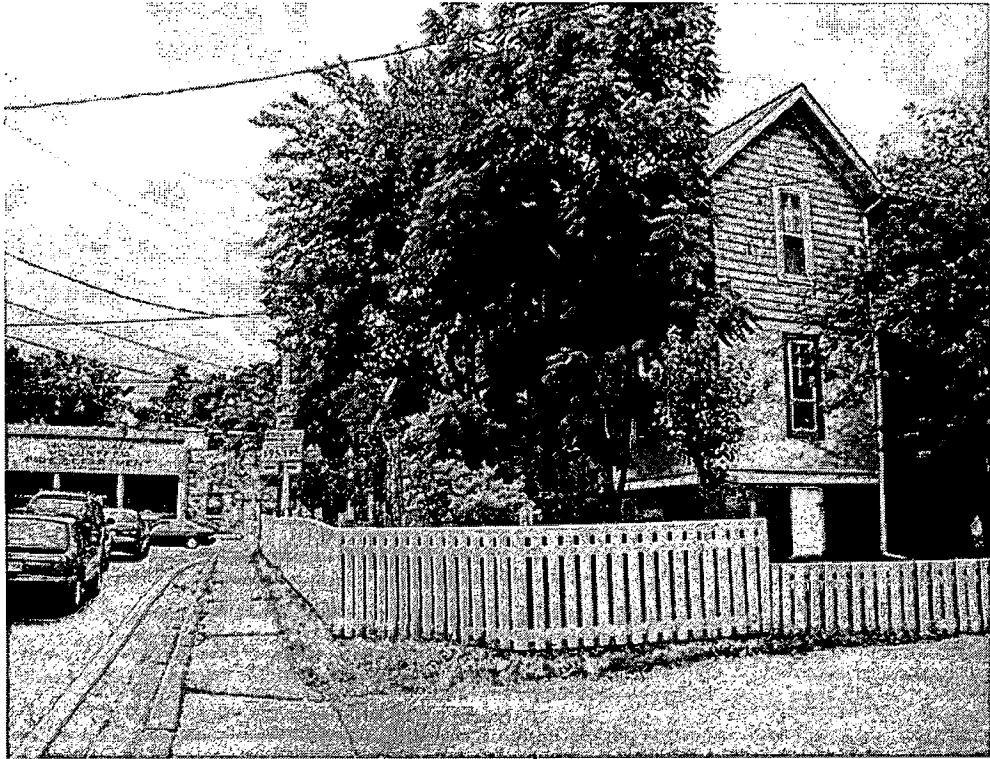
⑤





View of rear from Philadelphia Ave





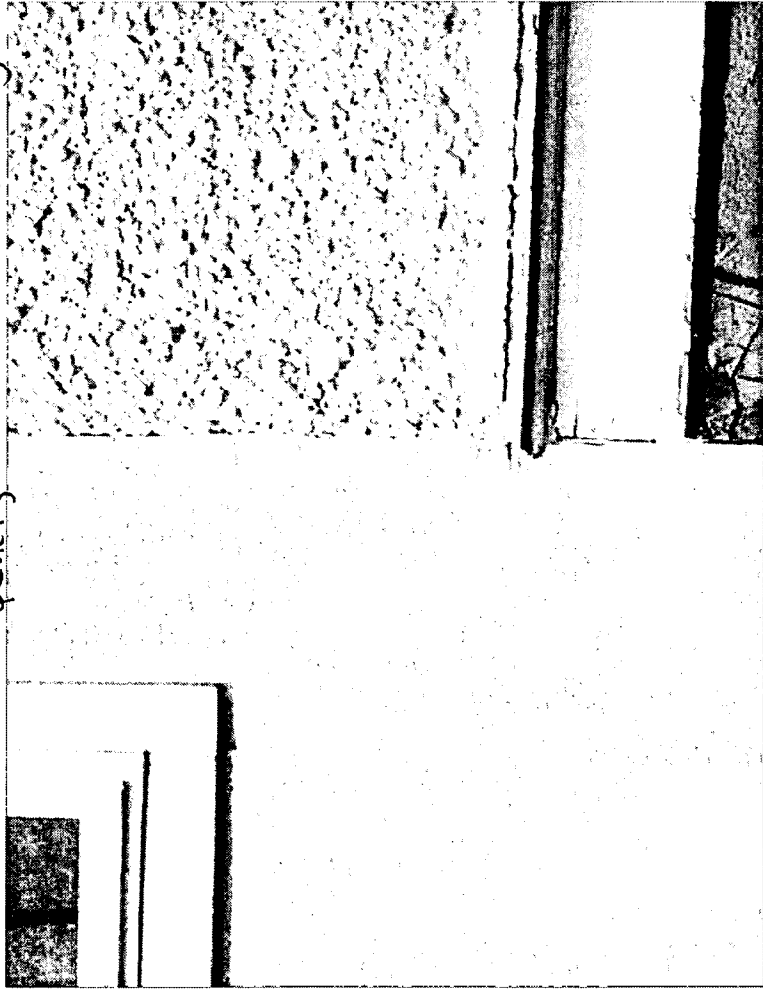
View towards Carroll Ave



View from sidewalk on Carroll Ave.

stucco panels

existing stucco



Materials details

6-1-2004

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[site map](#)

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[customer login](#)

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 - [Engineered Wood Products](#)
 - [SmartSide™ Siding](#)
 - [LP Vinyl Siding](#)
 - [ABTco™ Vinyl Siding](#)
 - [ABTco™ Hardboard Siding and Trim Products](#)
 - [Canoxel® Hardboard Siding](#)
 - [Decking](#)
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- [Community](#)
- [Employment](#)
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Products



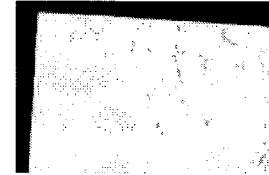
ABTco™ Hardboard Siding and Trim Products

- [Back](#)
- [Product Information and Literature](#)

Stucco & RB&B Panels

Stucco Panels

ABTco Stucco Panel features the traditional feeling of stucco in 4'x8' and 4'x9' shiplap edge panels. The deep textured stucco trowel markings are embossed directly into each piece, with the exclusive Pro-1 Process. We complete the process with the addition of a thermoset finish and the results are one tough, long lasting, beautiful panel. Our stucco pre-finished product is backed by a 25-year substrate; 5-year Pre-finish Warranty.



Stucco








RB&B

RB&B panels

This rustic cross-sawn profile features the weathered grain look of 12" planks, nailed in a reverse board and batten groove pattern. Our 4'x7', 4'x8' and 4'x9' panels have shiplap edges for faster, more accurate installation. For durability, our Cross-Sawn Fir receives the same exclusive finishing treatments (the Pro-1 Process) that make our other hardboard-based siding products the best available. Backed by a 25-year Limited Substrate Warranty, it comes to you thermoset acrylic latex primed and ready for your choice of field finish.

Product Information and Literature

-  [ABTco Hardboard Siding Application Instructions](#)
-  [ABTco Hardboard Siding Catalog](#)
-  [ABTco Hardboard Siding Warranty](#)
-  [Stucco & RB&B Panels Specifications Sheet](#)
-  [Get the free Acrobat Reader](#) — The Adobe® Acrobat Reader lets you view and print PDF files on all major computer platforms.

F
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STUCCO & RB&B PANELS

Specifications and Schematics



STUCCO PANEL

- 4'x8' Primed Product No. 18000
- 4'x9' Primed Product No. 18050
- 4'x8' Prefinished (white only) Product No. 18100
- 4'x9' Prefinished (white only) Product No. 18150

ARCHITECTURAL SPECIFICATIONS:

Siding shall be thermoset acrylic latex primed (or white thermoset prefinished) Stucco Panel siding. (refer to profile and size information) with Fusion Finish™ overlay as manufactured using the Pro-1 Process by ABTco.

SIZE/PACKAGING

Product	Pcs/Unit	Sq. Ft.(m ²)/Unit
4' x 8' (1219mm x 2438mm)	48	1536 (142.7)
4' x 9' (1219mm x 2743mm)	48	1728 (160.5)

SIZE (NOMINAL)



COVERAGE

Siding Width	Shiplap	Exposure	Sq. Ft.(m ²)/Unit 1000 Sq. Ft. (92.9m ²) of wall area (includes 10% cutting/fitting waste)
48 5/8" (1235mm)	5/8" (16mm)	48" (1219mm)	1100 (102.2)



CROSS-SAWN FIR RB&B

- 4'x7' Product No. 22100
- 4'x8' Product No. 22150
- 4'x9' Product No. 22200

ARCHITECTURAL SPECIFICATIONS:

Siding shall be thermoset acrylic latex primed Cross-Sawn Fir Reverse Board & Batten panel siding. (refer to profile and size information) with Fusion Finish™ overlay as manufactured using the Pro-1 Process by ABTco.

SIZE/PACKAGING

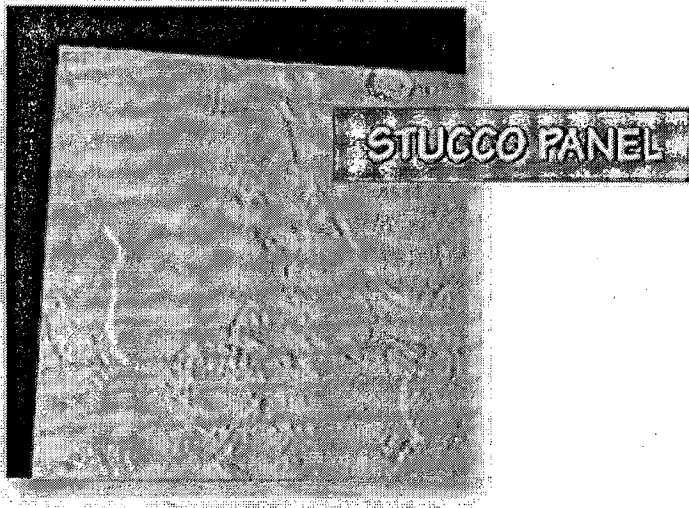
Product	Pcs/Unit	Sq. Ft.(m ²)/Unit
4' x 7' (1219mm x 2133.6mm)	48	1344 (124.9)
4' x 8' (1219mm x 2438mm)	48	1536 (142.7)
4' x 9' (1219mm x 2743mm)	48	1728 (160.5)

SIZE (NOMINAL)



COVERAGE

Siding Width	Shiplap	Exposure	Sq. Ft.(m ²)/Unit 1000 Sq. Ft. (92.9m ²) of wall area (includes 10% cutting/fitting waste)
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13

Owners

7142 Gilmar & Mirian Amaya
7148 Carroll Avenue
Takoma Park, MD 20912

Adjacent & Confronting Property Owners

LEE, NADEREH & JAMES
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TAKOMA PARK MD 20912-4638

HEVIA, RAFAEL T & E O
7135 CARROLL AVE
TAKOMA PARK MD 20912

RYAN, CELESTE
7200 CARROLL AVE
TAKOMA PARK MD 20912-4642

TAKOMA PARK VOL FIRE DEPT
7201 CARROLL AVE
TAKOMA PARK MD 20912

5/27/04

7/42 - ● Bungalow
rear porch
2 level

roof cents \$38/panel

extended porch roof 4'



all
202
316 7331

5/27/84

7142 Carol Ave
remodeling $\frac{2}{}$ back porch
enclosed side porch for privacy

~~line~~

3:00 Thursday

301-370-3069 w
301 891 3728 h