

7124 Carroll Avenue
Takoma Park Historic District



HISTORIC PRESERVATION COMMISSION

Douglas M. Duncan
County Executive

Julia O'Malley
Chairperson

October 11, 2005

MEMORANDUM

TO: Historic Area Work Permit Applicant

FROM: Michele Oaks, Historic Preservation Planner
Anne Fothergill, Historic Preservation Planner
Tania Tully, Historic Preservation Planner
Historic Preservation Section
M-NCPPC

SUBJECT: Historic Preservation Commission Review

Your Historic Area Work Permit (HAWP) has been scheduled for the next meeting of the Montgomery County Historic Preservation Commission, as noted on the enclosed agenda. The agenda is also mailed to the adjacent property owners you listed in your application and is published as a legal notice in the Montgomery County Journal. Some historic districts have established Local Advisory Panels. LAPs receive a copy of your entire application and may comment on it.

During the coming week, we will review your application and may call you or your representative for additional information, if necessary. We will also be visiting your property to study it and to take slide photographs for the Commission's meeting. The slides would illustrate the portion of your property that you propose to alter. If you would like us to make arrangements with you prior to our photographing the exterior of your property, please call our office as soon as possible at 301-563-3400.

You will receive a copy of the staff report in the mail. The HPC votes on each HAWP application at its public meeting. Your signed application and drawings are returned to the Department of Permitting Services (DPS) in Rockville within two business days. You will receive two pieces of paper in the mail: a signed copy of your HAWP application from this office, and a computer-generated Historic Area Work Permit from DPS. The Historic Area Work Permit is proof that your plans have been approved by the HPC and must be presented at DPS in order to proceed with obtaining a county building permit. For further information on DPS application requirements for a county building permit, please call the building permit office in Rockville directly at 240-777-6200.

If you have questions regarding either the HPC's review procedures for your pending case or historic preservation matters in general, please call our office at 301-563-3400.



10/26/05

- HOUSE ADJACENT TO FIRE STATION (HEVIA HOUSE)

- WHO IS TAKING OWNERSHIP OF
FIRESTATION HOUSE? COUNTY / STATE?

- BLDG MOVERS / GET A SENSE OF FEASIBILITY

- MEASUREMENTS OF HOUSE



7124 CARRILL
PORCH & AUDITORIUM



7124 CARRILL
STRUCTURAL DMG





7124 CARROLL AVE.
STRUCTURAL DAMAGE



7124 CARROLL
FRONT VIEW EAST



7124 CARROLL AVE
NORTH BIEW



HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address:	7124 Carroll Avenue, Takoma Park	Meeting Date:	10/26/2005
Applicant:	Kyle Greenlee	Report Date:	10/19/2005
Resource:	Outstanding Resource Takoma Park Historic District	Public Notice:	10/12/2005
Review:	Preliminary Consultation	Tax Credit:	Partial
PROPOSAL:	House Relocation and Rehabilitation	Staff:	Michele Oaks
		RECOMMENDATION:	Revise and return for another Preliminary Consultation

PROJECT DESCRIPTION

SIGNIFICANCE: Outstanding Resource within the Takoma Park Historic District
STYLE: Craftsman: Bungalow
DATE: c1915-1925

The subject house is part of the collection of houses known as Elder's Row. Elder's Row is the grouping of houses that the elders of the Adventist church built and resided in when they first came to Takoma Park. The subject house is a 1-1/2 story Craftsman bungalow with a double cross gable roof. The house is clad with stucco on the main body and wood shingles in the gables. The front gable projects over the front porch. The porch is detailed with battered stucco columns and a typical three, light, wood Craftsman entry door. The house's roof is detailed with classic Craftsman details such as wide eaves, with overhanging exposed scalloped rafter tails, and brackets.

The property also contains a non-contributing garage and several mature trees.

PROPOSAL:

The applicant proposes to move the subject house from its current location whereupon it straddles Lots 5 and 6 onto either Lot 5 or 6 after constructing a new foundation on one of these lots for the house to be placed upon. Additionally once the building is moved, the applicant proposes to rehabilitate this outstanding resource by rebuilding the front porch, which will be required after moving the house, re-grading and re-landscaping both lots -including the removal of a fence along the north side of the property, installing a fence along the front property line, removing the stoop and porch and aluminum awning from the north elevation, and removing the parking lot from Lot 5.

APPLICABLE GUIDELINES:

Outstanding Resources within the Takoma Park Historic District have the highest level of architectural and/or historical significance. While they will receive the most detailed level of design review, it is permissible to make sympathetic alteration, changes and additions to Outstanding Resources.

As a set of guiding principles for design review of Outstanding Resources, the Historic Preservation Commission utilizes the Secretary of the Interior's "Standards for Rehabilitation", in addition to the *Montgomery County Code Chapter 24A (Chapter 24A)*. The pertinent information in these documents is outlined below.

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, space and spatial relationships that characterize a property will be avoided.
5. Distinctive materials, features, finishes and construction techniques or examples of craftsmanship that characterize a property will be preserved.
6. Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.
7. Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.
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 proportions, and massing to protect the integrity of the property and its environment.
10. 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.

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.

STAFF DISCUSSION

Staff commends the applicants desire to rehabilitate this Outstanding Resource and encourages the applicant to do so through the use of the County and State Tax Credit Programs, as much of the applicant's proposed work would meet the eligibility criteria of these programs.

The moving of any historic structure from its original location is always problematic and especially so in this case, as this building is designated as an Outstanding Resource within the Takoma Park Historic

District, and the Commission has made it a policy not to approve the moving of any Outstanding Resources, as these are the best, most intact resources within the District and have the highest level of integrity. Only a very few buildings, less than 10%, rise to the level of being Outstanding Resources, as these buildings are the central core of the Takoma Park Historic District.

Additionally, the original landowner, who built this house, purposefully placed the house straddling both of his lots for a reason. It is important as historians to retain the original lot spacing, as a small glimpse into the original platting of this city. Changing the location of a building even if it is only moving it 30 feet away, changes its associated relationship with its landscape, and thus diminishes its historic context.

The subject preliminary consultation proposal states that the applicant desires to move the house on a better foundation because of severe foundation damage. Staff has seen that there are places where there are cracks in the foundation; however, we are not experts on foundations. The applicant has not provided reports from experts (structural engineer and geo-tech) documenting the condition of the current foundation specifying the need for the moving of the house. As such, staff feels there is not enough information regarding the condition of the current foundation for the Commission to make an educated decision. Given that this is an Outstanding Resource, the Commission should not support any proposal submitted for the second preliminary consultation that does not specify the retainment of the house in its current location with the foundation being rehabilitated with the guidance of a structural engineer and geo-tech's plans, which might entail either the repairing of the current foundation in-place, or jacking up the house in its current location and re-building a new foundation.

Staff does not object to the removal of the aluminum awning or the c1950's stoop and porch on the north façade in concept, however, detailed scaled and measured drawings of this façade (existing and proposed) must be drafted for the second preliminary consultation for this item to be discussed. The drawings will need to include a materials list specifying all proposed exterior materials proposed including door and window cut sheets.

The proposed installation of a picket fence in the front yard is not problematic in concept, yet again staff will require that the fence be constructed of wood and be no higher than 4' and the fence design be drafted and submitted for the second preliminary consultation for this item to be discussed by the Commission.

Upon review of the current proposal, staff would recommend that the owner modify his proposal and return to the Commission with a new submission within the following parameters:

- Consult with a structural engineer and geo-tech about repairing the foundation of the historic house in its current location, as staff strongly opposes the moving of this Outstanding Resource. Have these professionals draft reports of their findings.
- Draft detailed scaled and measured drawings of the North façade (existing and proposed). The drawings will include a materials list specifying all proposed exterior materials proposed including door and window cut sheets.
- Submit detailed specifications for the new, wood, fence to be installed at the front property line.



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HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR
HISTORIC AREA WORK PERMIT

APPLICATION IS
PRELIMINARY:
CALLED TO MEET
STAFF PRIOR

Contact Person: MR. KYLE GREENLEE
 Daytime Phone No.: 301 891-3899
 FAX: 301 891-1424
 Tax Account No.: _____
 Name of Property Owner: KYLE GREENLEE Daytime Phone No.: 301 526-7382
 Address: 7119 CARROLL AVE, TAKOMA PARK MD 20912
Street Number City State Zip Code
 Contractor: _____ Phone No.: _____
 Contractor Registration No.: _____
 Agent for Owner: FEAN CRAIG Daytime Phone No.: 301 270-1149

LOCATION OF BUILDING/PREMISE

House Number: 7124 Street: CARROLL AVENUE
 Town/City: TAKOMA PARK Nearest Cross Street: 410 EAST WEST HWY.
 Lot: 5-16 Block: 2 Subdivision: "HILL-CREST"
 Liber: 17380 Folio: 489 Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:

<input checked="" type="checkbox"/> Construct	<input type="checkbox"/> Extend	<input checked="" type="checkbox"/> Alter/Renovate	<input checked="" type="checkbox"/> AC	<input type="checkbox"/> Slab	<input type="checkbox"/> Room Addition	<input type="checkbox"/> Porch	<input type="checkbox"/> Deck	<input type="checkbox"/> Shed
<input checked="" type="checkbox"/> Move	<input type="checkbox"/> Install	<input type="checkbox"/> Wreck/Blaze	<input type="checkbox"/> Solar	<input type="checkbox"/> Fireplace	<input type="checkbox"/> Woodburning Stove	<input type="checkbox"/> Single Family		
<input type="checkbox"/> Revision	<input checked="" type="checkbox"/> Repair	<input type="checkbox"/> Revocable	<input type="checkbox"/> Fence/Wall (complete Section 4)		<input type="checkbox"/> Other: _____			

1B. Construction cost estimate: \$ 200,000.00

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 39 feet 39 inches FENCE
 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.

ALL RIGHTS RESERVED
[Signature] Signature of owner or authorized agent Date: 10-5-05

Approved: _____ For Chairperson, Historic Preservation Commission
 Disapproved: _____ Signature: _____ Date: _____
 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:

SAVE & BRING UP TO DATE AN OUTSTANDING RESOURCE!
MOVE STRUCTURE SIDELWAYS ONTO ONE LOT (WITHIN SETBACKS)
AFTER CONSTRUCTING A NEW FOUNDATION/BASEMENT
RESTORE PRESENT GABLES TO ORIGINAL CEDAR SHAKES
RESTORE PORCH, REBUILD AFTER MOVING HOUSE.
REGRADE, RELANDSCAPE BOTH LOTS, REMOVE PARKING
LOT, PLANT ADDITIONAL TREES. NO TREES REMOVED
ON THIS PROJECT, NONE THREATENED.

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

KYLE GREENLEE HAS DONE MORE TO RESTORE THE
7100 BLOCK OF CARROLL AVE. THAN ANYONE ELSE.
HAS REVED HIS CARROLL FROM DEPRADATIONS AND RUINATION
AND IS RESTORING IT! HAS COMPLETELY REMODELED THE
ADJOINING PROPERTY, 7120 CARROLL AVENUE. THIS PRESENT
PROPOSAL WILL CONTINUE THE IMPROVEMENTS; BOTH VISUAL;

2. SITE PLAN AND STRUCTURAL, THAT THESE PROPERTIES NEED, AND WILL PRESERVE THIS OUTSTANDING RESOURCE FOR FUTURE GENERATIONS.
Site and environmental setting, drawn to scale. You may use your plat. Your site plan must include: FOUNDATION & PORCH DEGRATATION STOPPED!

- 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

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.

- a. 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.
b. 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

- a. 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.
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 front of photographs.

6. 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.

7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS

For ALL projects, provide an accurate list of adjacent and confronting property owners (not tenants), including names, addresses, and zip codes. This list should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly across the street/highway from the parcel in question. You can obtain this information from the Department of Assessments and Taxation, 51 Monroe Street, Rockville, (301)279-1355).

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

<p>Owner's mailing address KYLE GREENLEE 7119 CARROLL AVE. TAKOMA PARK, MD 20912</p>	<p>Owner's Agent's mailing address JEAN CRAIG 712 CARROLL AVE. TAKOMA PARK, MD 20912</p>
<p align="center">Adjacent and confronting Property Owners mailing addresses</p>	
<p>SCOTT HARDING PARK AVE. TAKOMA PARK, MD 20912</p>	<p>PATRICIA BROWN 7120 CARROLL AVE. TAKOMA PARK, MD 20912</p>
<p>LOWELL TRIPP BETTY TRIPP 7115 CARROLL AVE. TAKOMA PARK, MD 20912</p>	<p>KATJE & ANDREW 7121 CARROLL AVE. TAKOMA PARK, MD 20912</p>
<p>OWNER ? 7126 CARROLL AVE. TAKOMA PARK, MD 20912</p>	

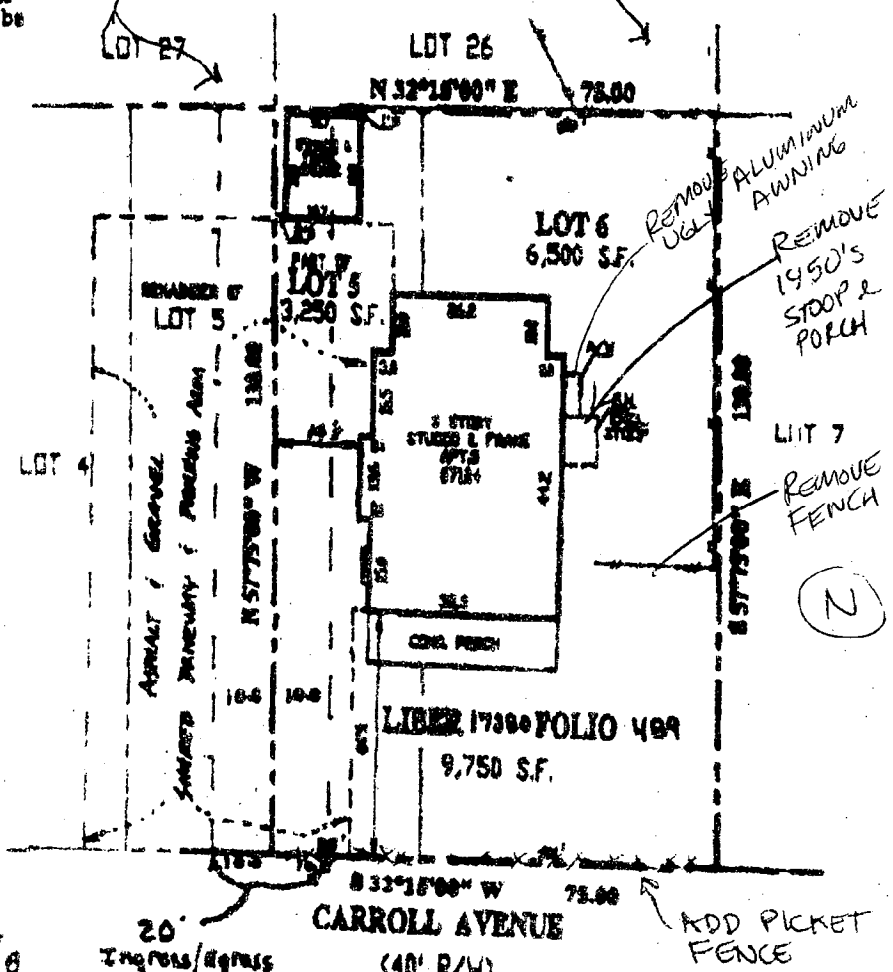
CONSUMER INFORMATION NOTES:

1. This plan is a benefit to a consumer insofar as it is required by a lender or a title insurance company or its agent in connection with contemplated transfer, financing or re-financing.
2. This plan is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements.
3. This plan does not provide for the accurate identification of property boundary lines, but such identification may not be required for the transfer of title or securing financing or re-financing.
4. Building line and/or Flood Zone information is taken from available sources and is subject to interpretation of originator.

Notes

1. Flood zone "C" per H.U.D. panel No. 0800C
2. Setback distances as shown to the principal structure from property lines are approximate. The level of accuracy for this drawing should be taken to be no greater than plus or minus 2 Feet.
3. TOTAL AREA = 9,750 sq
4. RECERTIFIED: 7-7-04

MOVE HOUSE TO EITHER LOT #5 OR #6



LOCATION DRAWING
 PART OF LOT 5 & LOT 6
 BLOCK 2
 HILL - CREST
 MONTGOMERY COUNTY, MARYLAND

SURVEYOR'S CERTIFICATE

THE INFORMATION SHOWN HEREON HAS BEEN BASED UPON THE RESULTS OF A FIELD INSPECTION PURSUANT TO THE NEEDS OF A FIELD INSPECTION. STRUCTURES SHOWN HAVE BEEN FIELD LOCATED AND ARE NOT NEARLY AS ACCURATE AS THE RESULTS OF A FIELD SURVEY OF THE PROPERTY CONCERNED.

REFERENCES

PLAT BK	8
PLAT NO.	140
LIBER	17380
FOLIO	489



SNIDER & ASSOCIATES
 SURVEYORS - ENGINEERS
 LAND PLANNING CONSULTANTS
 2 Professional Drive, Suite 210
 Gaithersburg, Maryland 20878
 301-281-1111 FAX 301-281-1112

DATE OF LOCATIONS	SCALE: 1" = 50'
WALL CHECK:	DRAWN BY: S.E.V.
HEE. LOC.: 07-06-06	JOB NO.: 07-0375

Jeffrey A. Foster
 MARYLAND PROPERTY LINE SURVEYOR REG. NO. 817

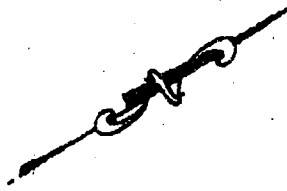
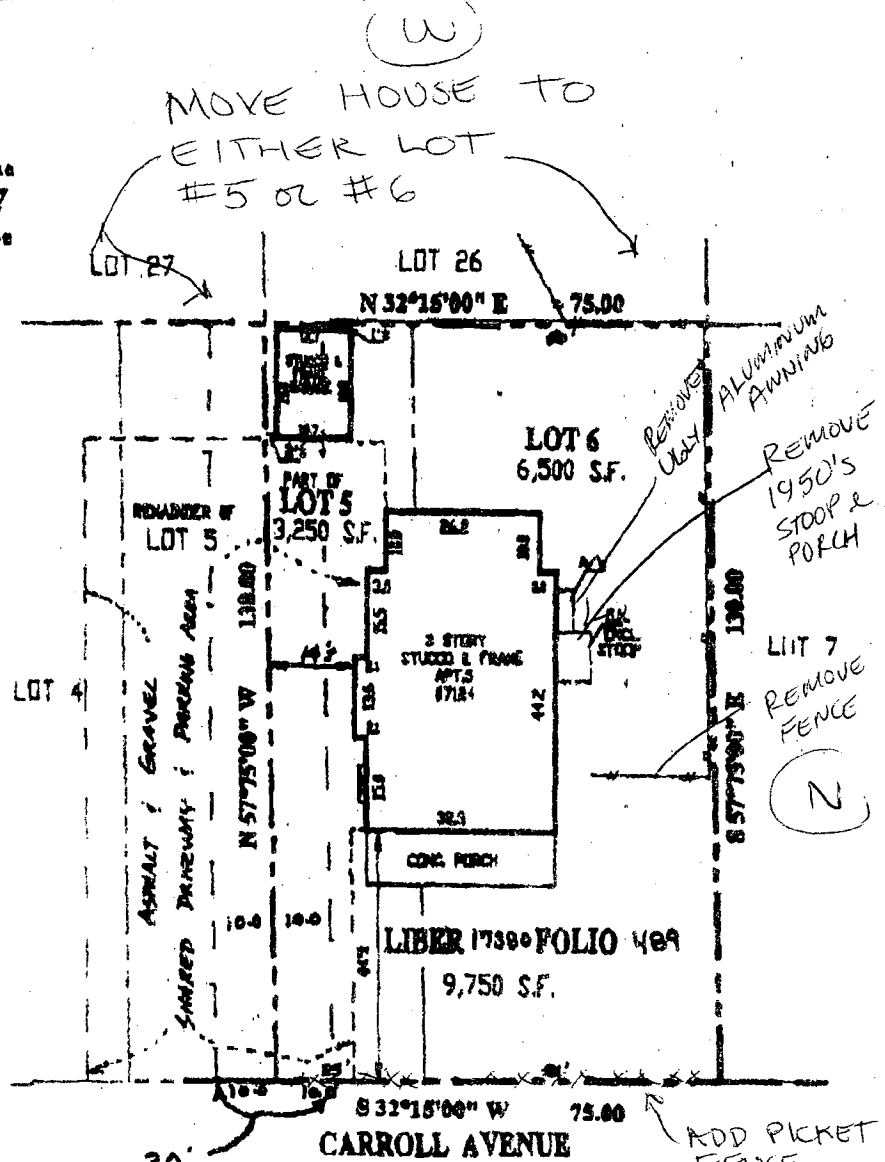
7

CONSUMER INFORMATION NOTES:

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Notes

1. Flood zone "C" per H.U.D. panel No. 0200C
2. Setback distances as shown to the principal structure from property lines are approximate. The level of accuracy for this drawing should be taken to be no greater than plus or minus 2 Feet.
3. TOTAL AREA - 9,750 S.F.
4. RECERTIFIED: 7-7-04



LOCATION DRAWING
PART OF LOT 5 & LOT 6
BLOCK 2
HILL - CREST

MONTGOMERY COUNTY, MARYLAND

20'
Ingress/Egress
Easement per
L-17428 F.498

CARROLL AVENUE
(40' R/W)

SURVEYOR'S CERTIFICATE

THE INFORMATION SHOWN HEREON HAS BEEN BASED UPON THE RESULTS OF A FIELD INSPECTION PURSUANT TO THE DEED OR PLAT OF RECORD. EXISTING STRUCTURES SHOWN HAVE BEEN FIELD LOCATED BASED UPON MEASUREMENTS FROM PROPERTY MARKERS FOUND OR FROM EVIDENCE OF LINES OF ADJACENT OCCUPATION.

Jeffrey A. Foster
MARYLAND PROPERTY LINE SURVEYOR REG. NO. 587

REFERENCES

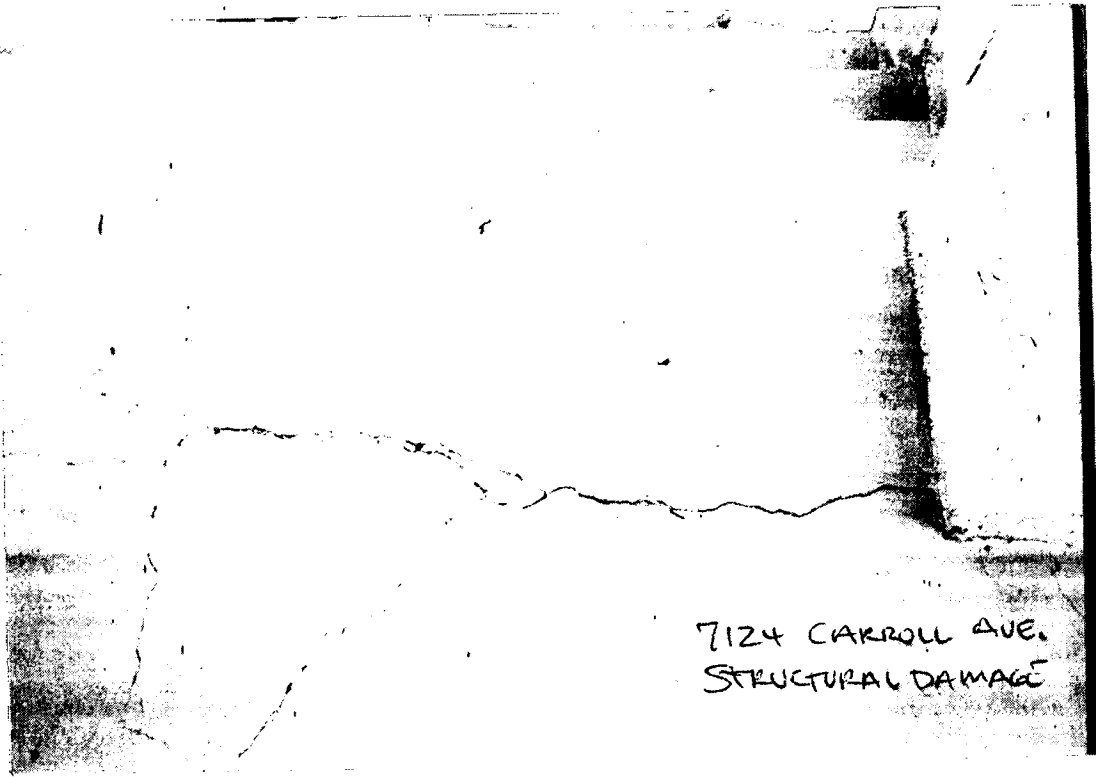
PLAT BK 2
PLAT NO. 140
LIBER 17380
FOLIO 489



SNIDER & ASSOCIATES
SURVEYORS - ENGINEERS
LAND PLANNING CONSULTANTS
2 Professional Drive, Suite 210
Gaithersburg, Maryland 20878
301/281-4100 Fax 301/281-1888

DATE OF LOCATIONS
WALL CHECK
HER. LOC.: 07-06-98

SCALE: 1" = 30'
DRAWN BY: E.C.Y.
JOB NO.: 89-1676



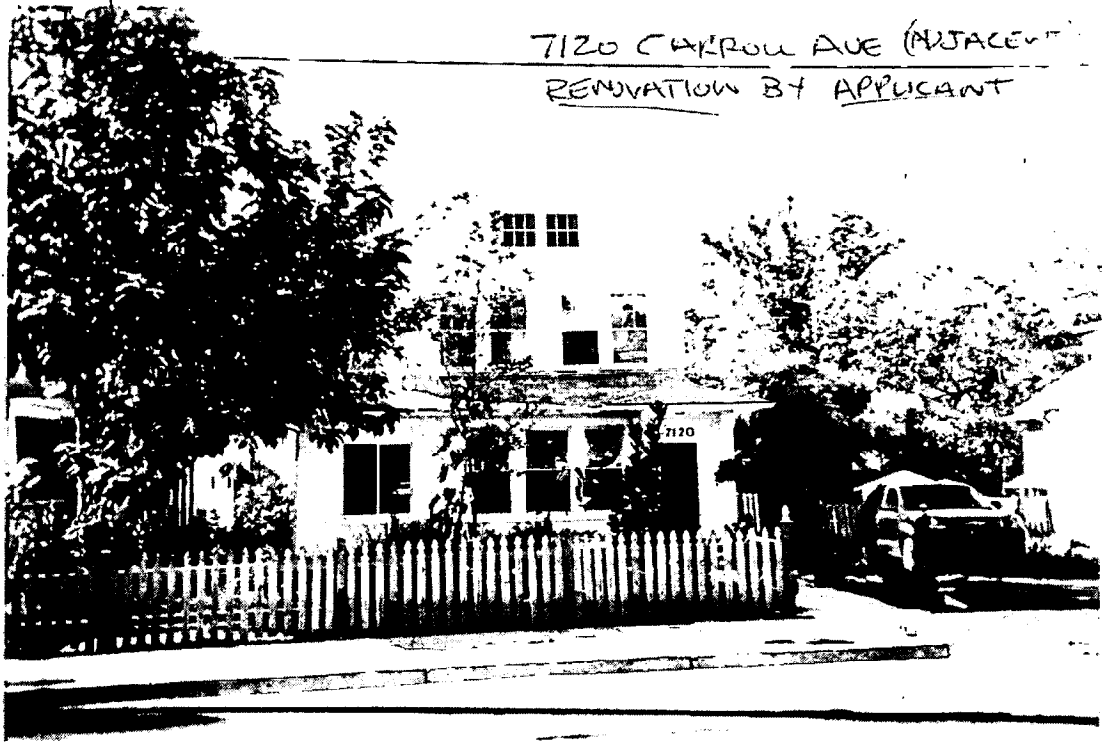
7124 CARROLL AVE.
STRUCTURAL DAMAGE



7124 CARROLL
FRONT VIEW EAST



7120 CARROLL AVE (ADJACENT)
RENOVATION BY APPLICANT



ACROSS FROM SUBJECT ~~7119 CARROLL AVENUE~~
RESTORATION IN PROGRESS
BY APPLICANT





7124 CARRILL
STRUCTURAL DAMAGE



7124 CARRILL
PORCH & AWNING

7124

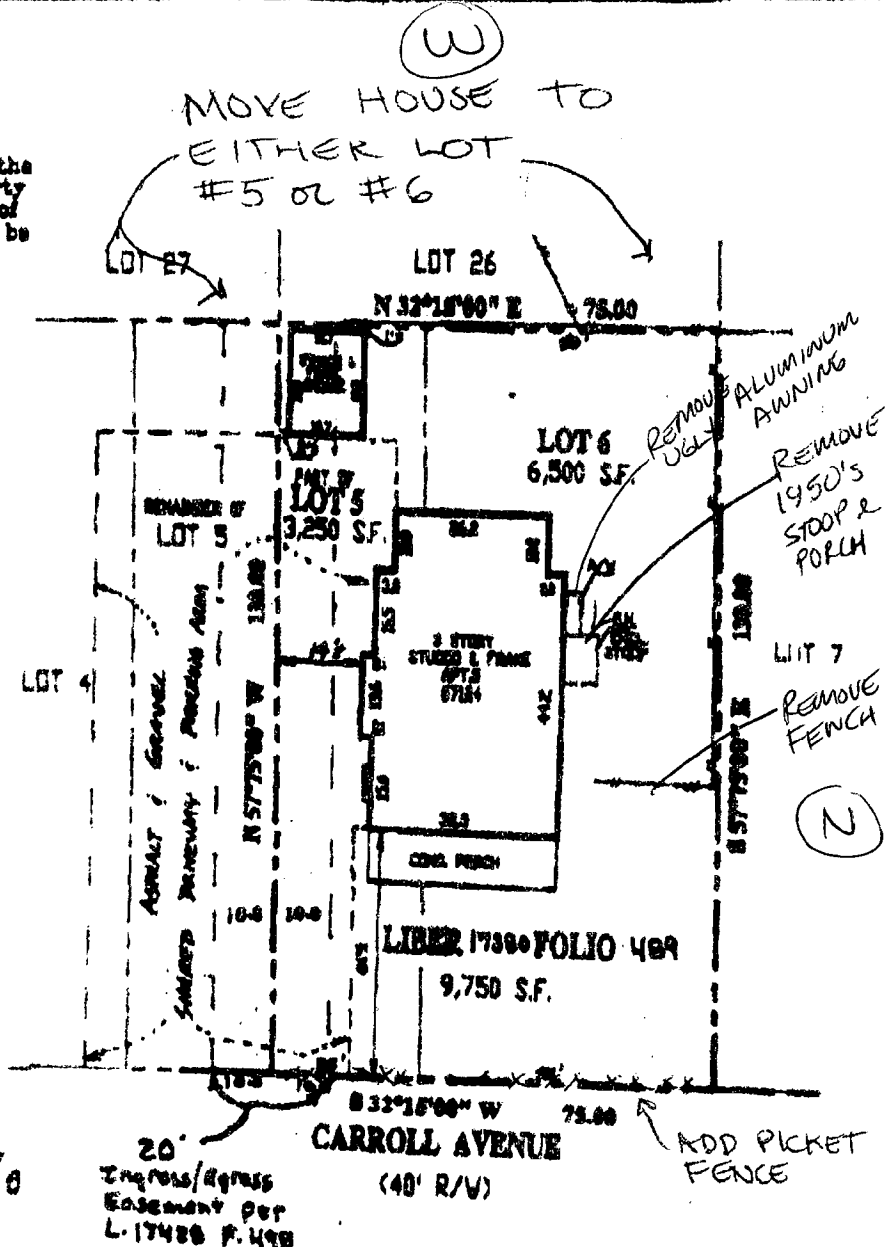
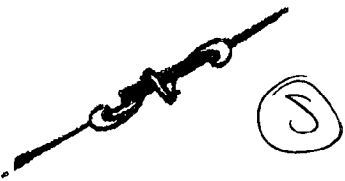
Conoco

CONSUMER INFORMATION NOTICE

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Notes

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3. TOTAL AREA = 9,750 sq
4. RECERTIFIED 7-7-04



LOCATION DRAWING
PART OF LOT 5 & LOT 6
BLOCK 2
HILL - CREST
MONTGOMERY COUNTY, MARYLAND

20'
Easement/Access
Easement per
L-17488 P. 498

CARROLL AVENUE
(40' R/W)

ADD PICKET FENCE

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REFERENCES	
PLAT BK.	2
PLAT NO.	140
LIBER	17380
FOLIO	489

DATE OF LOCATION	07-06-00
WALL CHECK	
NER. LOC.	07-06-00

SNIDER & ASSOCIATES
SURVEYORS - ENGINEERS
LAND PLANNING CONSULTANTS
2 Professional Drive, Suite 210
Gaithersburg, Maryland 20878
Tel: 301-281-1100 Fax: 301-281-1100

SCALE: 1" = 30'
DRAWN BY: S.C.T.
JOB NO.: 00-0573

Jeffrey A. Foster
MARYLAND SURVEYOR LICENSE NO. 547

**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:

SAVE & BRING UP TO DATE AN OUTSTANDING RESOURCE!

MOVE STRUCTURE SIDWAYS ONTO ONE LOT (WITHIN SETBACKS)

AFTER CONSTRUCTING A NEW FOUNDATION/BASEMENT

RESTORE PRESENT GABLES TO ORIGINAL CEDAR SHAKES

RESTORE PORCH, REBUILD AFTER MOVING HOUSE.

REGRADE, RELANDSCAPE BOTH LOTS, REMOVE PARKING

LOT, PLANT ADDITIONAL TREES. NO TREES REMOVED

ON THIS PROJECT, NONE THREATENED.

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HAS RECUED THE CARROLL FROM DEPRADATIONS AND RUINATION
AND IS RESTORING IT! HAS COMPLETELY REMODELED THE

ADJOINING PROPERTY, 7120 CARROLL AVENUE. THIS PRESENT
PROPOSAL WILL CONTINUE THE IMPROVEMENTS; BOTH VISUAL,

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Site and environmental setting, drawn to scale. You may use your plat. Your site plan must include: FOUNDATION & PORCH DEGRADATION STOPPED!

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- 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.

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.

- a. *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.

- b. 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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- a. 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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HAWP APPLICATION: MAILING ADDRESSES FOR NOTIFYING
[Owner, Owner's Agent, Adjacent and Confronting Property Owners]

Owner's mailing address

KYLE GREENLEE
7119 CARROLL AVE.
TAKOMA PARK, MD
20912

Owner's Agent's mailing address

JEAN CRAIG
712 CARROLL AVE.
TAKOMA PARK, MD
20912

Adjacent and confronting Property Owners mailing addresses

SCOTT HARDING
PARK AVE.
TAKOMA PARK, MD
20912

PATRICIA BROWN
7120 CARROLL AVE.
TAKOMA PARK, MD
20912

LOWELL TRIPP
BETTY TRIPP
7115 CARROLL AVE.
TAKOMA PARK, MD
20912

KATJE & ANDREW
7121 CARROLL AVE.
TAKOMA PARK, MD
20912

OWNER ?
7126 CARROLL AVE.
TAKOMA PARK, MD
20912



THE MONTGOMERY COUNTY HISTORIC PRESERVATION TAX CREDIT

To encourage the restoration and preservation of privately owned structures designated on the *Master Plan for Historic Preservation*, either individually or within a historic district, the Montgomery County Council in 1984 passed legislation providing for a tax credit against County real property taxes (Chapter 52, Article VI). The tax credit is 10% of documented expenses for exterior maintenance, restoration, or preservation work. The work must be certified eligible by the Historic Preservation Commission (HPC).

ELIGIBLE WORK MUST MEET ALL OF THE FOLLOWING CRITERIA:

1. Be certified by the HPC as contributing to the restoration or preservation of sites listed on the *Master Plan for Historic Preservation* either individually or within an historic district;
2. Be exterior work only;
3. Be undertaken with a previously approved Historic Area Work Permit (HAWP) if alterations that require a HAWP are proposed; **OR**
4. Be ordinary maintenance exceeding \$1,000 in expense; the work must be subsequently certified (at the time the tax credit application is reviewed by the HPC) as being consistent with the purposes of Chapter 24A, the County's historic preservation ordinance;
5. Be performed by a licensed contractor.

THE TAX CREDIT IS ALLOWABLE FOR:

In summary, eligible work includes repairs, restoration, or preservation of exterior features of designated structures. Examples of eligible projects would include (but not be limited to):

- Painting
- Repairing roofs or replacing them in-kind
- Repairing or restoring windows
- Repairing architectural trim or ornament
- Uncovering and repairing original siding
- Repointing brick or stone foundations or chimneys
- Restoring a documented feature such as a dormer or porch that was previously altered or removed
- Repairing and maintaining outbuildings such as barns and garages.

THE TAX CREDIT IS NOT ALLOWABLE FOR:

Examples of ineligible expenditures include:

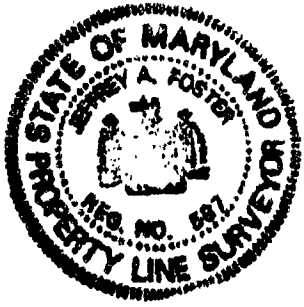
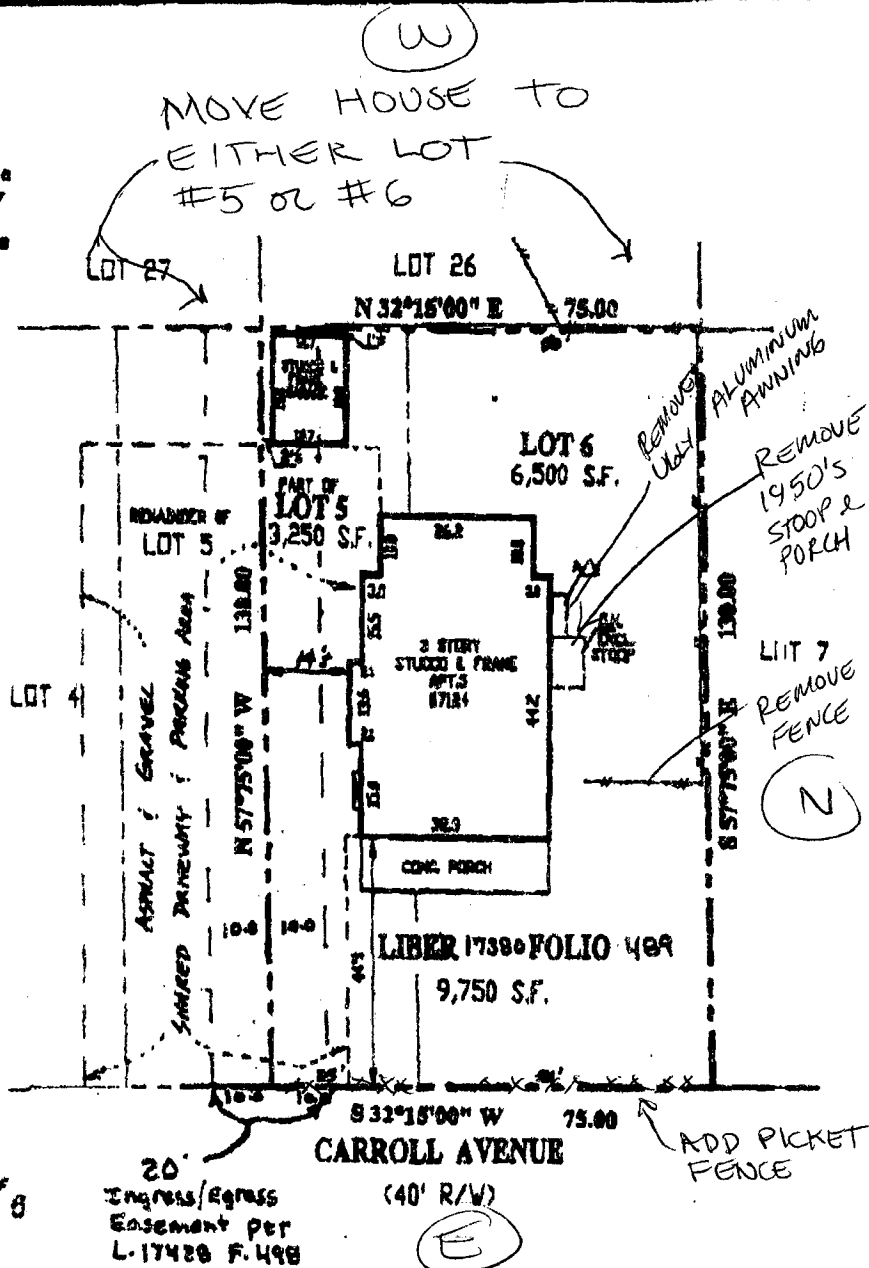
- New construction of a structure, or a new addition to an historic building
- Work requiring an approved HAWP that is completed without the approval of the HPC
- Interior work
- The value of labor unless performed by a licensed contractor
- Landscaping
- Repaving driveways
- Replacing features (such as windows) with new features that are not identical in size and material, and repairing mechanical equipment
- Tool and equipment purchases
- Professional services (design fees, annual pest control, structural reports)

CONSUMER INFORMATION NOTES:

1. This plan is a benefit to a consumer insofar as it is required by a lender or a title insurance company or its agent in connection with contemplated transfer, financing or re-financing.
2. This plan is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements.
3. This plan does not provide for the accurate identification of property boundary lines, but such identification may not be required for the transfer of title or securing financing or re-financing.
4. Building line and/or Flood Zone information is taken from available sources and is subject to interpretation of originator.

Notes

1. Flood zone "C" per H.U.D. panel No. 0200C
2. Setback distances as shown to the principal structure from property lines are approximate. The level of accuracy for this drawing should be taken to be no greater than plus or minus 2 Feet.
3. TOTAL AREA - 9,750 sq
4. RECERTIFIED: 7-7-04



LOCATION DRAWING
 PART OF LOT 5 & LOT 6
 BLOCK 2
 HILL - CREST
 MONTGOMERY COUNTY, MARYLAND

20'
 Ingress/Egress
 Easement per
 L-17428 F.498

8 32°15'00" W 75.00
 CARROLL AVENUE
 (40' R/W)

SURVEYOR'S CERTIFICATE THE INFORMATION SHOWN HEREON HAS BEEN BASED UPON THE RESULTS OF A FIELD INSPECTION PURSUANT TO THE DEED OR PLAT OF RECORD, EXISTING SURVEYING RECORDS, AND HAVE BEEN FIELD LOCATED BASED UPON MEASUREMENTS FROM PROPERTY MARKERS FOUND OR FROM EVIDENCE OF USE OF APPARENT OCCUPATION.		REFERENCES PLAT BK 8 PLAT NO. 140 LIBER 17380 FOLIO 489		SNIDER & ASSOCIATES SURVEYORS - ENGINEERS LAND PLANNING CONSULTANTS 2 Professional Drive, Suite 215 Gaithersburg, Maryland 20878 301/945-0100 Fax 301/245-1888	
Jeffrey A. Foster MARYLAND PROPERTY LINE SURVEYOR REG. NO. 507		DATE OF LOCATIONS WALL CHECK HER. LOC.: 07-08-99		SCALE: 1" = 30' DRAWN BY: E.C.V. JOB NO.: 99-0571	



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

DPS - #8

M

HISTORIC PRESERVATION COMMISSION
 301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

APPLICATION IS PRELIMINARY:
 CALLED TO MEET STAFF PRIOR

Contact Person: MR. KYLE GREENLEE

Daytime Phone No.: 301 891-3899

FAX 301 891-1424

Tax Account No.:

Name of Property Owner: KYLE GREENLEE

Daytime Phone No.: 301 526-7382

Address: 7119 CARROLL AVE TAKOMA PARK MD 20912
Street Number City State Zip Code

Contractor: - Phone No.:

Contractor Registration No.:

Agent for Owner: FEAN CRAIG Daytime Phone No.: 301 891-1149

LOCATION OF BUILDING/PREMISE

House Number: 7124 Street: CARROLL AVENUE
 Town/City: TAKOMA PARK Nearest Cross Street: 410 EAST WEST HWY.
 Lot: 5-1a Block: 2 Subdivision: "HILL-CREST"
 Liber: 17380 Folio: 489 Parcel:

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:

<input checked="" type="checkbox"/> Construct	<input type="checkbox"/> Extend	<input checked="" type="checkbox"/> Alter/Renovate	<input checked="" type="checkbox"/> AC	<input type="checkbox"/> Slab	<input type="checkbox"/> Room Addition	<input type="checkbox"/> Porch	<input type="checkbox"/> Deck	<input type="checkbox"/> Shed
<input checked="" type="checkbox"/> Move	<input type="checkbox"/> Install	<input type="checkbox"/> Wreck/Remove	<input type="checkbox"/> Solar	<input type="checkbox"/> Fireplace	<input type="checkbox"/> Woodburning Stove	<input type="checkbox"/> Single family		
<input type="checkbox"/> Revision	<input checked="" type="checkbox"/> Repair	<input type="checkbox"/> Revocable	<input type="checkbox"/> Fence/Wall (complete Section 4)	<input type="checkbox"/> Other: _____				

1B. Construction cost estimate: \$ 200,000.00

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 39 feet 39 inches FENCE
 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.

ALL RIGHTS RESERVED
Ali Sander
 Signature of owner or authorized agent

10-5-05
 Date

Approved: _____ For: Chairperson, 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.**

1. WRITTEN DESCRIPTION OF PROJECT

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

SAVE & BRING UP TO DATE AN OUTSTANDING RESOURCE!

MOVE STRUCTURE SIDEWAYS ONTO ONE LOT (WITHIN SETBACKS)

AFTER CONSTRUCTING A NEW FOUNDATION/BASEMENT

RESTORE PRESENT GABLES TO ORIGINAL CEDAR SHAKES

RESTORE PORCH, REBUILD AFTER MOVING HOUSE.

REGRADE, RELANDSCAPE BOTH LOTS, REMOVE PARKING

LOT, PLANT ADDITIONAL TREES. NO TREES REMOVED

ON THIS PROJECT, NONE THREATENED.

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

KYLE GREENLEE HAS DONE MORE TO RESTORE THE

7100 BLOCK OF CARROLL AVE. THAN ANYONE ELSE.

HAS REVED 119 CARROLL FROM DEPRADATIONS AND QUINATION

AND IS RESTORING IT! HAS COMPLETELY REMODELED THE

ADJOINING PROPERTY, 7120 CARROLL AVENUE. THIS PRESENT

PROPOSAL WILL CONTINUE THE IMPROVEMENTS; BOTH VISUAL;

2. SITE PLAN AND STRUCTURAL THAT THESE PROPERTIES NEED, AND WILL

PRESERVE THIS OUTSTANDING RESOURCE FOR FUTURE GENERATIONS.

Site and environmental setting, drawn to scale. You may use your plot. Your site plan must include: FOUNDATION & PORCH DEGRADATION STOPPED!

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.

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.

a. 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.

b. 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

a. 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.

b. Clearly label photographic prints of the resource as viewed from the public right-of-way end of the adjoining properties. All labels should be placed on the front of photographs.

6. TREE SURVEY

If you are proposing construction adjacent to or within the profile of any tree 6" or larger in diameter (at approximately 4 feet above the ground), you must file an accurate tree survey identifying the size, location, and species of each tree of at least that dimension.

7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS

For ALL projects, provide an accurate list of adjacent and confronting property owners (not tenants), including names, addresses, and zip codes. This list should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly across the street/highway from the parcel in question. You can obtain this information from the Department of Assessments and Taxation, 51 Monroe Street, Rockville, (301)279-1351.

PLEASE PRINT (IN BLUE OR BLACK INK) OR TYPE THIS INFORMATION ON THE FOLLOWING PAGE.

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