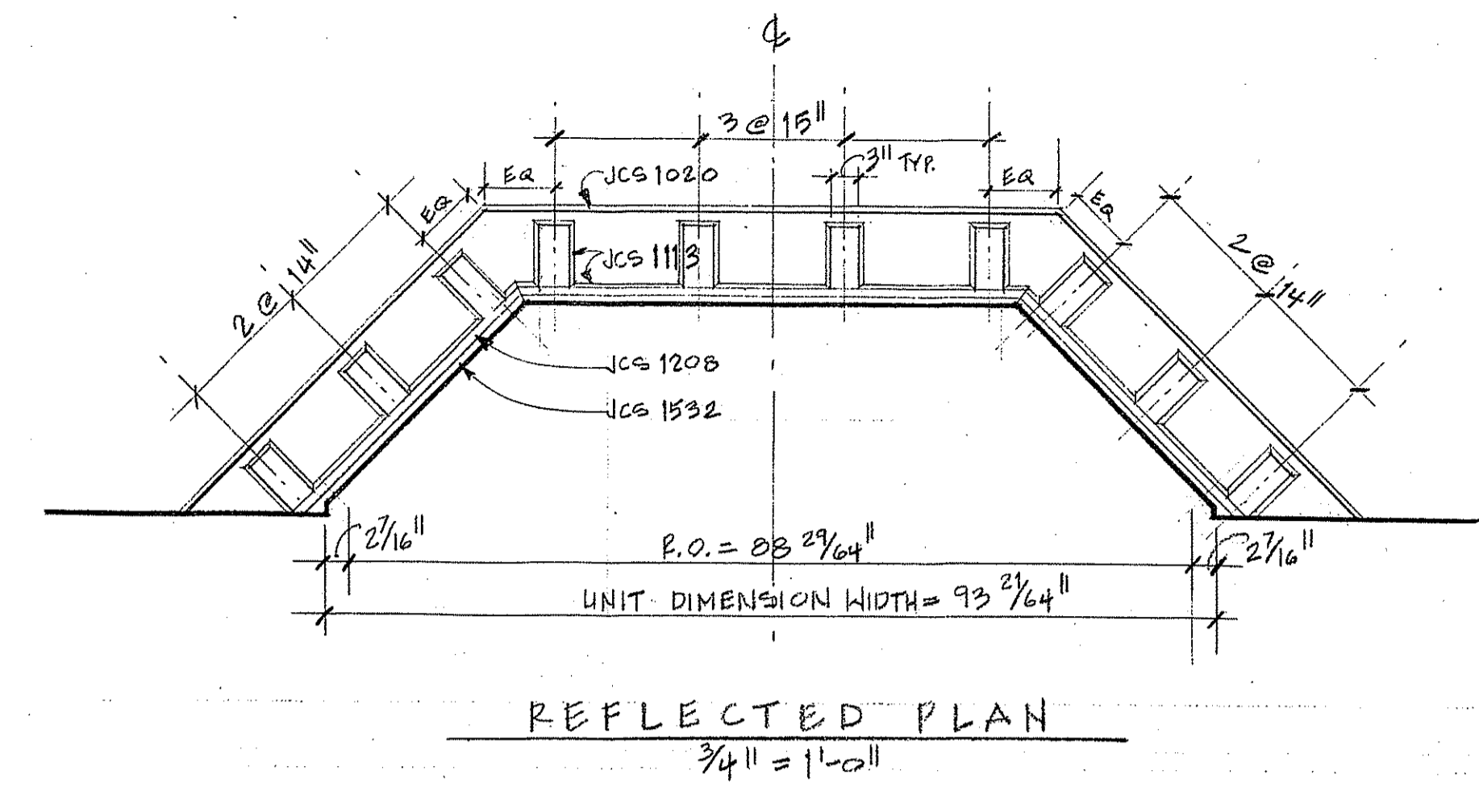
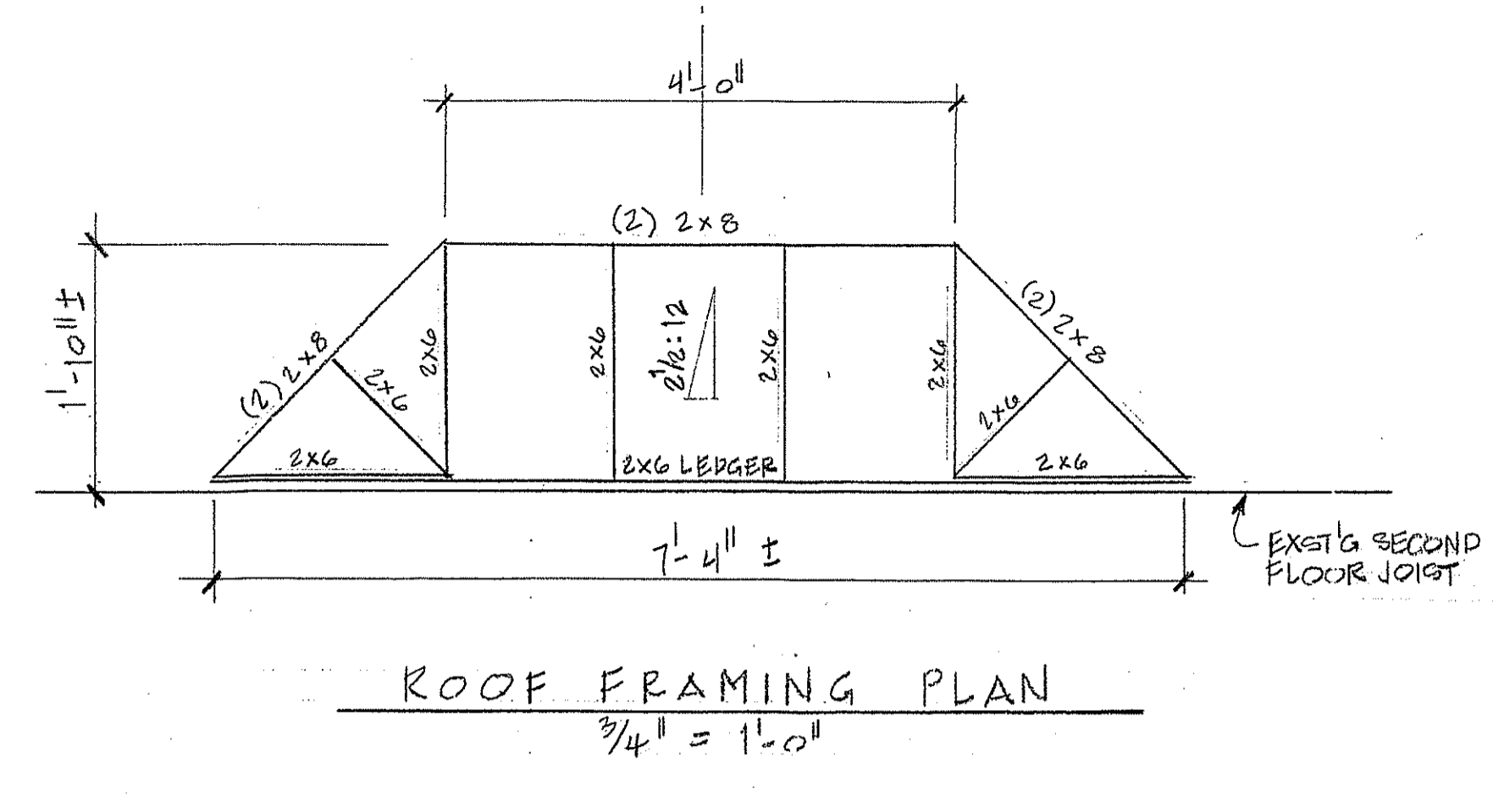
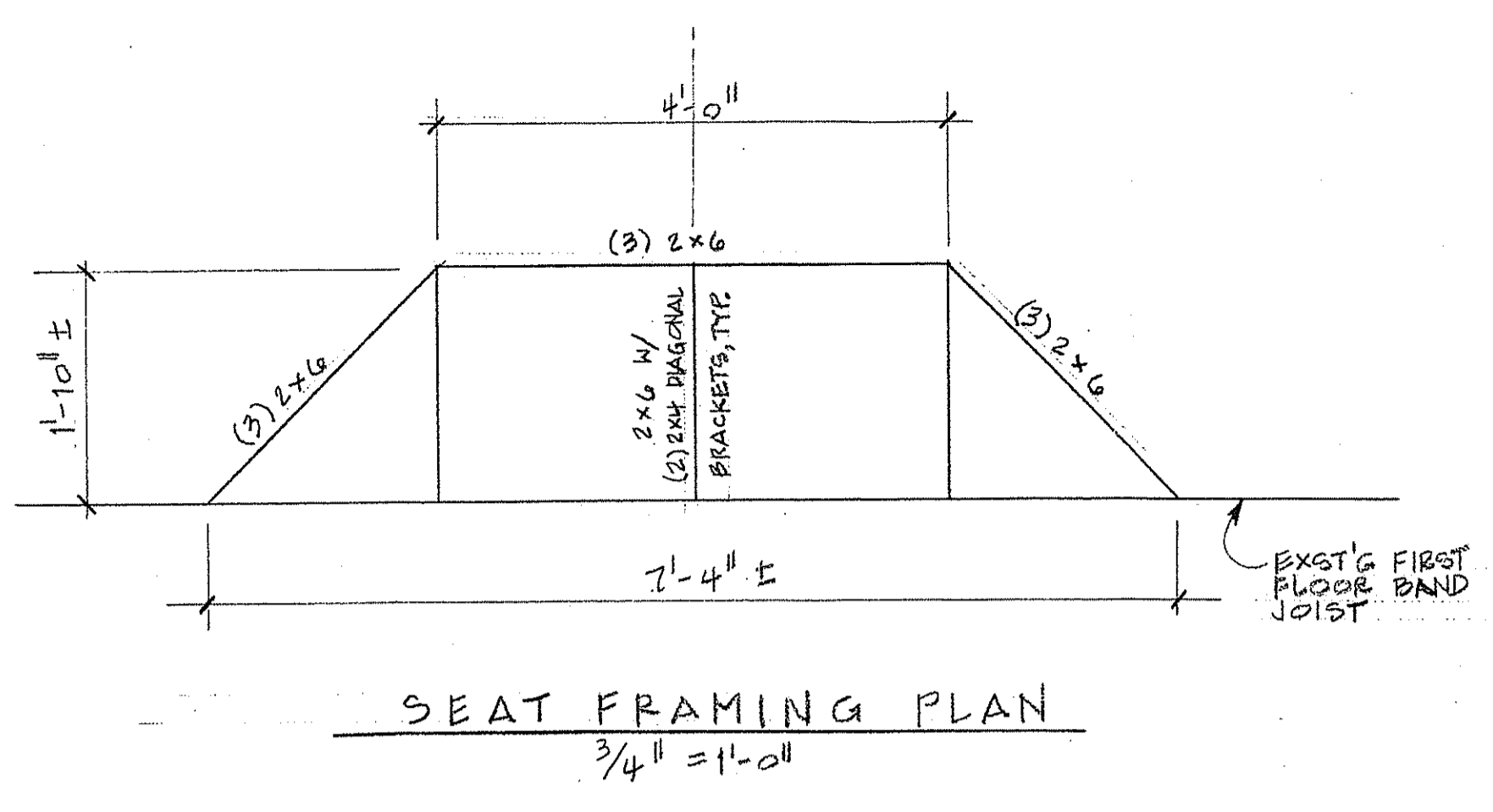


35/13-05M 10 East Kirke St
Chevy Chase Historic District



GARDNER MOHR ARCHITECTS LLC
 3626 RAYMOND STREET
 CHEVY CHASE MARYLAND 20815
 P: 301.654.9145
 F: 301.654.9909
 GARDNERMOHR.AEG@VERIZON.NET



SEAT FRAMING PLAN 3/4"=1'-0" 05 ROOF FRAMING PLAN 3/4"=1'-0" 04 REFLECTED PLAN 3/4"=1'-0" 03

PROJECT
 BAY WINDOW ADDITION TO:
 10 EAST KIRKE CHEVY CHASE MARYLAND 20815

ISSUE DATE

PERMIT 8-17-05

ELEVATION & PLANS

A-1



DEPARTMENT OF PERMITTING SERVICES

Douglas M. Duncan County Executive Robert C. Hubbard Director

HISTORIC AREA WORK PERMIT

Issue Date: 6/16/2005 Permit No: 383982
 Expires: X Ref: Rev. No:

Approved With Conditions

THIS IS TO CERTIFY THAT: BYRNE & PAMELA MURPHY
 10 E KIRKE STREET CHEVY CHASE MD 20815

HAS PERMISSION TO: ADD

PERMIT CONDITIONS: Porch

PREMISE ADDRESS: 10 E KIRKE ST CHEVY CHASE MD 20815

LOT 11 BLOCK 34 PARCEL ZONE R-60
 LIBER ELECTION DISTRICT 07 PLATE GRD
 FOLIO SUBDIVISION CHEVY CHASE SEC 2
 PERMIT FEE: \$0.00 TAX ACCOUNT NO.: HISTORIC MASTER: Y
 HISTORIC ATLAS: N

HISTORIC APPROVAL ONLY BUILDING PERMIT REQUIRED

Robert C. Hubbard
 Director, Department of Permitting Services

255 Rockville Pike, 2nd Floor, Rockville, Maryland 20850-4166. Phone: (240) 777-6370
 http://permittingervices.montgomerycountymd.gov



WEST ELEVATION 1/4"=1'-0"

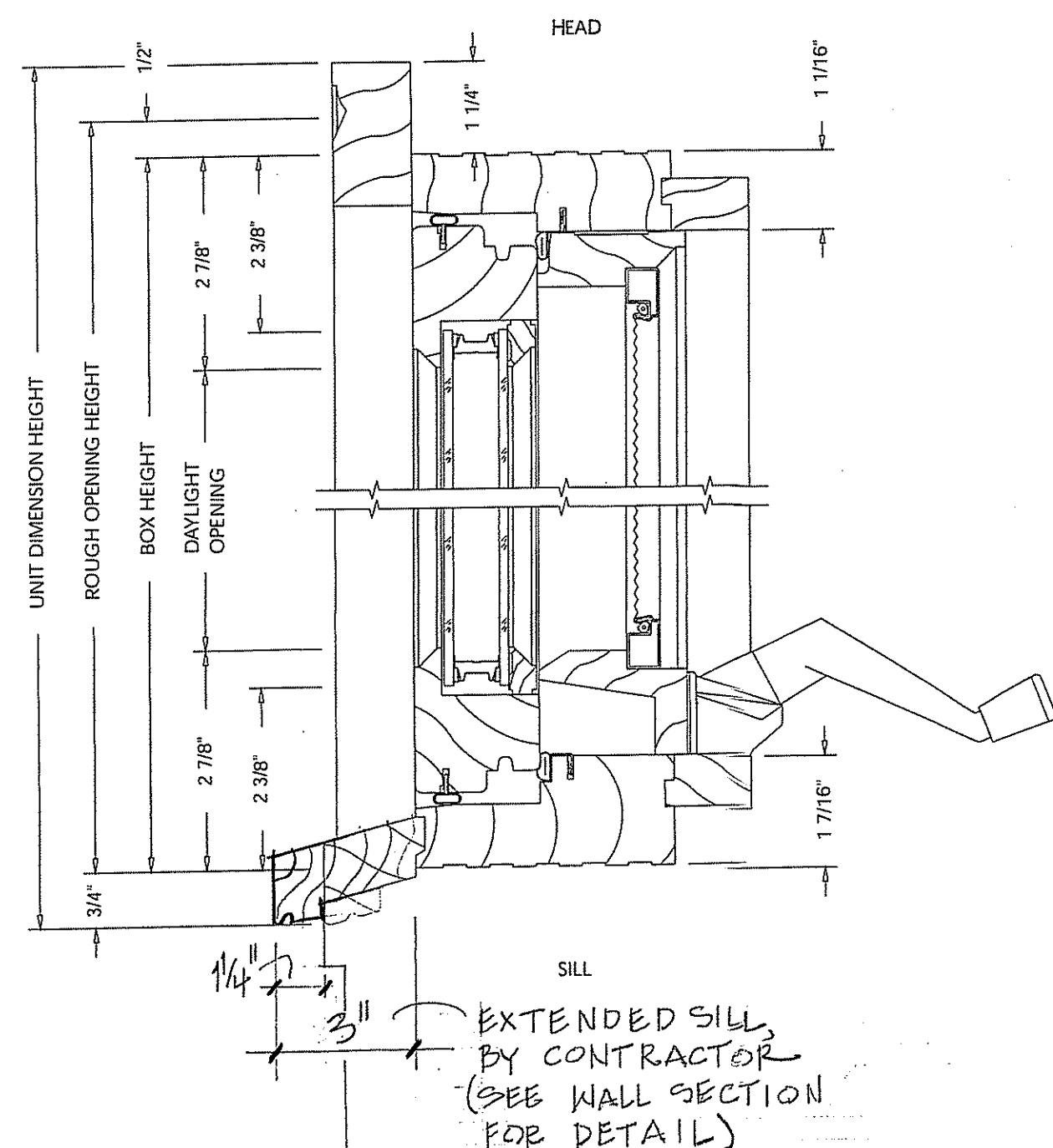
HISTORIC AREA WORK PERMIT 02 WEST ELEVATION 1/4"=1'-0" 01

APPROVED
 Montgomery County
 Historic Preservation Commission
Julia A. Hally
 8-18-05



WOOD CASEMENT UNIT

Scale: 6" = 1'0" SECTION

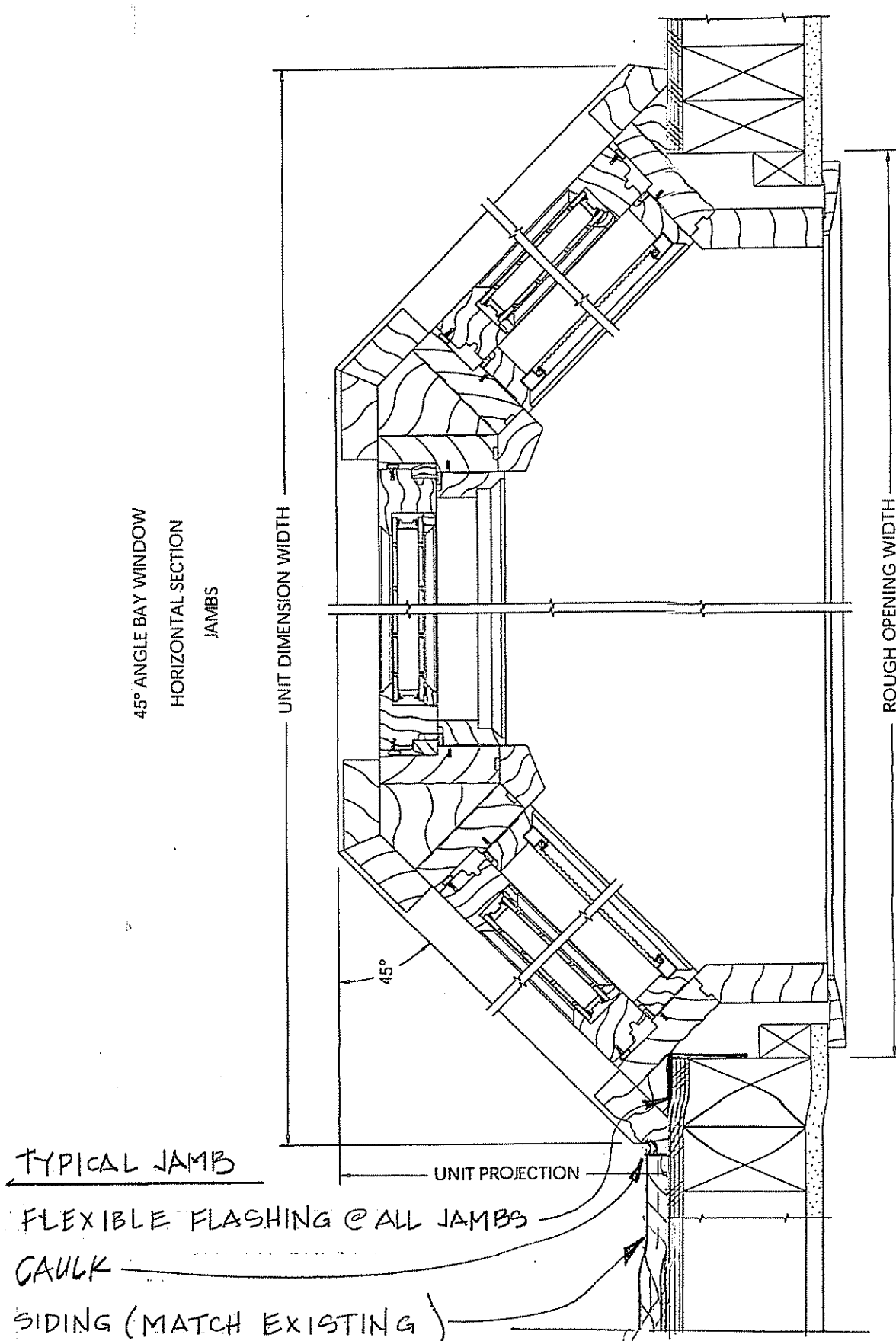


WC-4
599



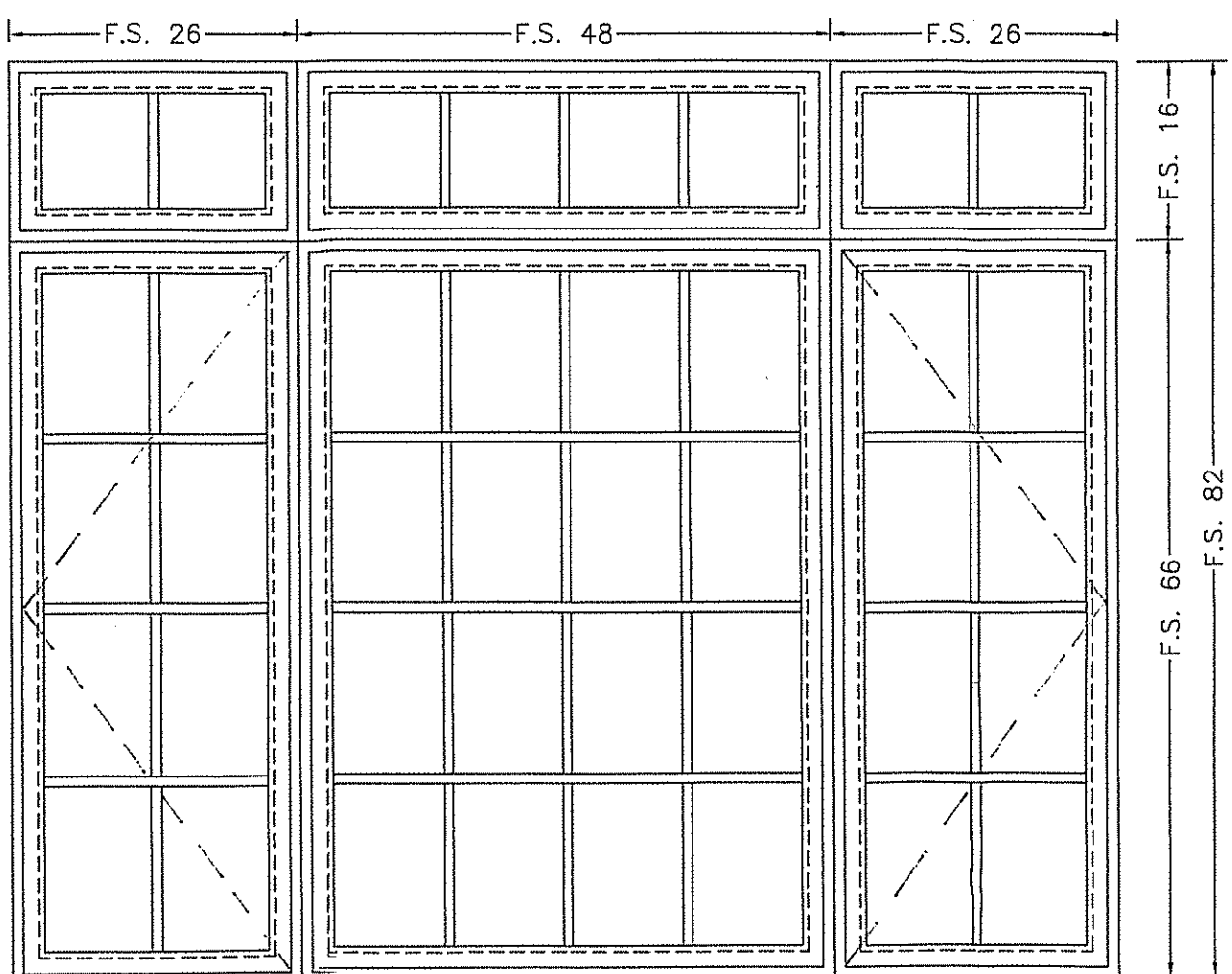
WOOD CASEMENT UNIT

Scale: 3" = 1'0" TYPICAL INSTALLATION



WC-93
599

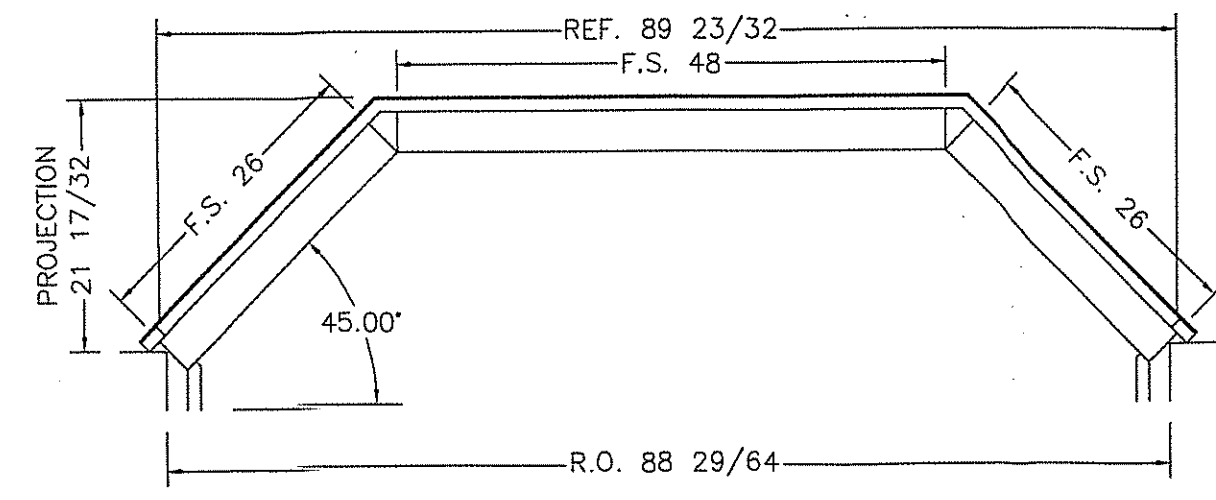
THIS DRAWING AND THE INFORMATION IT CONTAINS ARE THE PROPERTY OF KOLBE & KOLBE MILLWORK CO., INC. AND ARE PROPRIETARY AND CONFIDENTIAL TO KOLBE & KOLBE MILLWORK CO., INC. ANY UNAUTHORIZED PUBLICATION, COPYING, USE, REPRODUCTION, DISCLOSURE OR DISSEMINATION OF THE DRAWING OR INFORMATION BY ANY MEANS (INCLUDING ELECTRONIC MEANS) IS PROHIBITED.



NOT FOR PRODUCTION USE

CUSTOMER SHENANDOAH	ORDER DEPT TLV
P.O. # #BAY	DWG # 91502 B
TIME IN 3:55 7/11	QUESTIONED -
TIME OUT	RETURNED -
DWG. TYPE IV3	SPECIALS #KEVIN J 7 12 05 4

THIS DRAWING AND THE INFORMATION IT CONTAINS ARE THE PROPERTY OF KOLBE & KOLBE MILLWORK CO., INC. AND ARE PROPRIETARY AND CONFIDENTIAL TO KOLBE & KOLBE MILLWORK CO., INC. ANY UNAUTHORIZED PUBLICATION, COPYING, USE, REPRODUCTION, DISCLOSURE OR DISSEMINATION OF THE DRAWING OR INFORMATION BY ANY MEANS (INCLUDING ELECTRONIC MEANS) IS PROHIBITED.

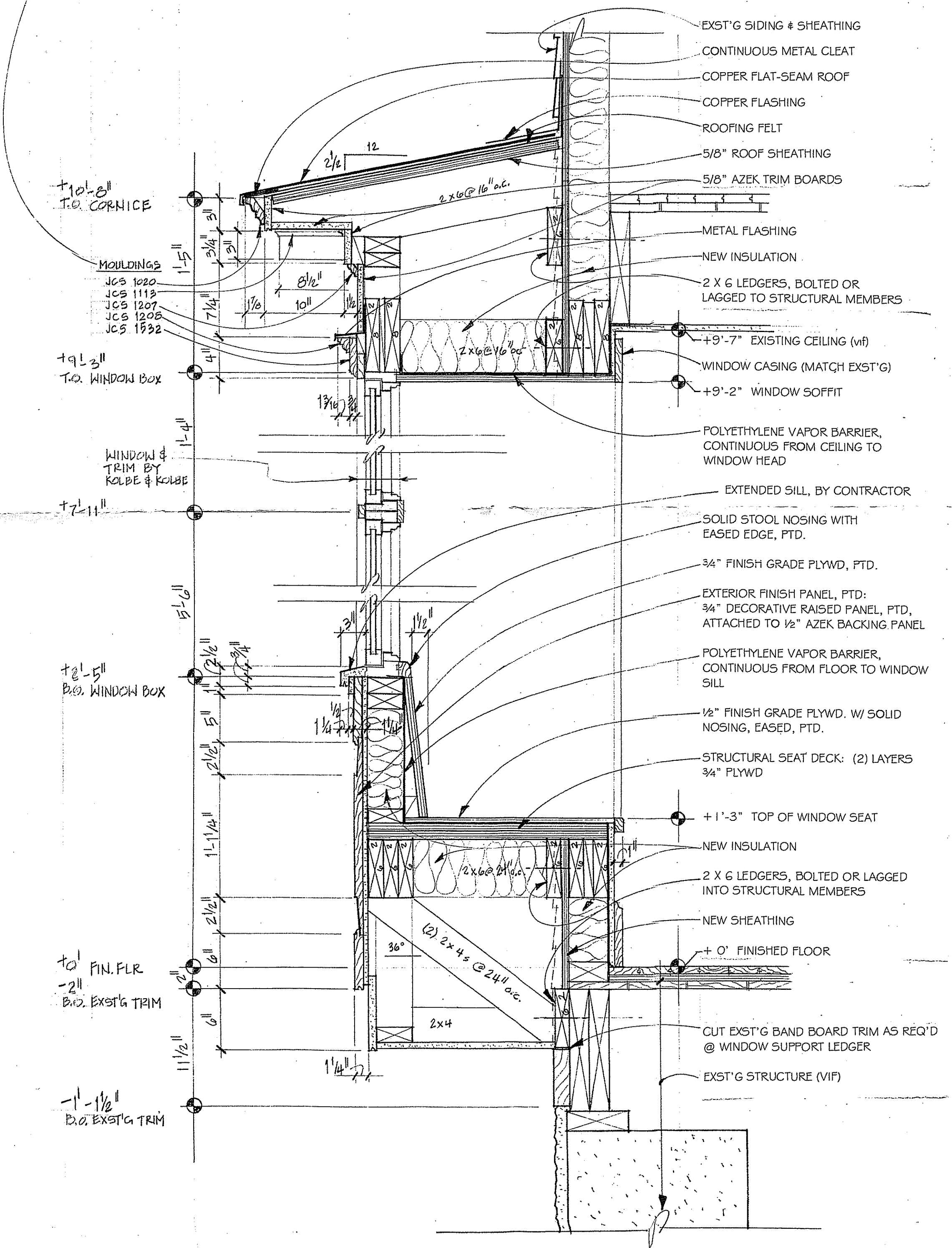


NOT FOR PRODUCTION USE

CUSTOMER SHENANDOAH	ORDER DEPT TLV
P.O. # #BAY	DWG # 91502 A
TIME IN 3:55 7/11	QUESTIONED -
TIME OUT	RETURNED -
DWG. TYPE	SPECIALS #KEVIN J 7 12 05 4

MOULDING NOTES

1. ALL MOULDING SELECTIONS ARE BASED ON J.C. SNAVELY PROFILES.
2. SUBSTITUTIONS SHALL BE REVIEWED BY ARCHITECT.
3. SELECTED MOULDINGS HAVE THE FOLLOWING DIMENSIONS:
 JCS 1020 1-7/8" D x 2-5/8" H
 JCS 1113 1/2" D x 3/4" H
 JCS 1207 1-1/4" D x 1-1/4" H
 JCS 1208 1-3/16" D x 1-1/2" H
 JCS 1532 3/4" D x 4" H
4. ALL MOULDINGS ARE TO BE PAINTED.



WALL SECTION

1/2" = 1'-0"

APPROVED
Montgomery County
Virginia Preservation Commission
Julia D. Hally
8/16/05

GARDNER MOHR ARCHITECTS LLC
3626 RAYMOND STREET
CHEVY CHASE MARYLAND 20815
P: 301.654.9145
F: 301.654.8999
GARDNERMOHR_AEG@VERIZON.NET

PROJECT
BAY WINDOW ADDITION TO:
10 EAST KIRKE
CHEVY CHASE MARYLAND 20815

ISSUE DATE
PERMIT 8-17-05

SECTION & MANUFACTURER'S DETAILS


A-2



Date: June 9, 2005

MEMORANDUM

TO: Robert Hubbard, Director

FROM: Gwen Wright, Coordinator 
Historic Preservation

SUBJECT: Historic Area Work Permit # 383982

The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was **APPROVED**.

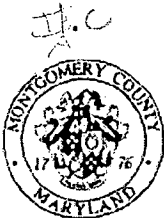
The HPC staff will review and stamp the construction drawings prior to the applicant's applying for a building permit with DPS.

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE APPROVED HISTORIC AREA WORK PERMIT (HAWP).

Applicant: Byrne and Pamela Murphy

Address: 10 East Kirke Street, Chevy Chase, MD 20815

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
245 ROCKVILLE PIKE, 2ND FLOOR, ROCKVILLE, MD 20850
301/777-6370

DPS - #8

A

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: Pamela Murphy
Daytime Phone No.: (301)654-9775

Tax Account No.: _____
Name of Property Owner: Byrne & Pamela Murphy Daytime Phone No.: (301)654-9775
Address: 10 East Kirke St. Chevy Chase, Maryland 20815
Street Number City State Zip Code
Contractor: To be determined Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: Cheryl Mohr, AIA Daytime Phone No.: (301)654-9145

LOCATION OF BUILDING/PREMISE

House Number: 10 Street: East Kirke Street
Town/City: Chevy Chase Nearest Cross Street: Brookville Road
Lot: 11, 12 & 34 Block: 34 Subdivision: Section No. 2 Chevy Chase
Liber: 11712 Folio: 548 Parcel: _____

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.

Pamela B. Murphy 5/17/05
Signature of owner or authorized agent Date

Approved: _____ For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: Julia O'Malley Date: 6-9-05
Application/Permit No.: 383982 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:

See attached.

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

See attached.

2. SITE PLAN

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

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

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 skyline 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).

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 10 East Kirke Street, Chevy Chase **Meeting Date:** 06/08/05
Applicant: Byrne and Pamela Murphy **Report Date:** 06/01/05
Resource: Outstanding Resource **Public Notice:** 05/25/05
Chevy Chase Village Historic District
Review: HAWP **Tax Credit:** None
Case Number: 35/13-05M **Staff:** Anne Fothergill
PROPOSAL: Demolition of rear screened porch, construction of mud room and bay window
RECOMMEND: Approval

PROJECT DESCRIPTION

SIGNIFICANCE: Outstanding Resource in the Chevy Chase Village Historic District
STYLE: Colonial Revival
DATE: c. 1892-1916

PROPOSAL

The applicants are proposing demolition of a deteriorating two-story non-original screened porch and a small storage room extension located at the back of the house. In its place they propose construction of a one story 19' x 8'6" mud room (same footprint as existing porch). The addition would have wood trim and wainscot, wood casement windows, and wood steps to grade. See plans in Circles 8-12.

Additionally, they propose the removal of two small windows with high sills on the rear right side of the house and construction of a bay window in that location. The proposed bay window would be 8' wide and would extend out 1'8" beyond the wall. The proposed bay window is wood with wood trim and is designed in the same style as the existing French doors on the right side porch. See Circles 8-12.

For site plan see Circle 7 and for photos of the house see Circles 13-19.

Chevy Chase Village has reviewed and approved this proposal.

STAFF DISCUSSION

This house is an Outstanding Resource in the Chevy Chase Village Historic District which is, according to the Chevy Chase Village Guidelines, "a resource which is outstanding significance due to its architectural and/or historical features. An outstanding resource may date from any historical period and may be representative of any architectural style. However, it must have special features, architectural details and/or historical associations that make the resource especially representative of an architectural style, it must be especially important to the history of the district, and/or it must be especially unique within the

context of the historic district.”

“Porches” according to the Guidelines, “should be subject to moderate scrutiny if they are visible from the public right-of-way, lenient scrutiny if they are not.” “Windows (including window replacement) should be subject to moderate scrutiny if they are visible from the public right-of-way, lenient scrutiny if they are not. For outstanding resources, they should be subject to strict scrutiny.”

According to the Guidelines, “Strict scrutiny means that the planned changes should be reviewed to insure that the integrity of the significant exterior architectural or landscaping features and details is not compromised. However, strict scrutiny should not be ‘strict in theory but fatal in fact’—i.e., it does not mean that there can be no changes but simply that proposed changes should be reviewed with extra care...

Moderate scrutiny involves a higher standard of review than ‘lenient scrutiny.’ Besides issues of massing, scale and compatibility, preserving the integrity of the resource is taken into account. Alterations should be designed so that the altered structure still contributes to the district. Use of compatible new materials, rather than the original building materials, should be permitted. Planned changes should be compatible with the structure’s existing design, but should not be required to replicate its architectural style.”

The demolition of a non-historic back porch and construction of a small one-story rear addition with the same footprint and using appropriate materials is approvable within the guidelines. On the first floor, the proposed mud room is the same size as the existing porch and does not extend beyond the house the way the existing storage room does so it is located entirely behind the house. The removal of the non-original rear screened porch will allow the original window on the second floor to be exposed.

The removal of the two windows and their replacement with the bay window is also approvable. The windows are located behind the side porch at the far rear right side of the house. This house has other bay windows (see photos in Circles 16+19) and the proposed new bay window has an appropriate and compatible design and the materials are compatible with this resource.

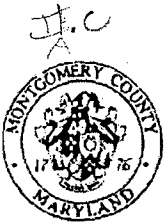
Staff is recommending approval of this application.

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 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 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
240/777-5370

DPS - #8

A

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: Pamela Murphy
Daytime Phone No.: (301)654-9775

Tax Account No.: _____
Name of Property Owner: Byrne & Pamela Murphy Daytime Phone No.: (301)654-9775
Address: 10 East Kirke St. Chevy Chase, Maryland 20815
Street Number City State Zip Code
Contractor: To be determined Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: Cheryl Mohr, AIA Daytime Phone No.: (301)654-9145

LOCATION OF BUILDING/PREMISE

House Number: 10 Street: East Kirke Street
Town/City: Chevy Chase Nearest Cross Street: Brookville Road
Lot: 11, 12 & Block: 34 Subdivision: Section No. 2 Chevy Chase
Liber: Part of Lot 13 Folio: 548 Parcel: _____
11712

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: _____

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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.

Pamela B. Murphy
Signature of owner or authorized agent

5/17/05
Date

Approved: _____ For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: _____ Date: _____
Application/Permit No.: 383982 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:

See attached.

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

See attached.

2. SITE PLAN

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

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7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS

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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.

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

Owner's mailing address	Owner's Agent's mailing address
<p>Mr. & Mrs. Byrne Murphy 10 E. Kirke Street Chevy Chase, MD 20815</p>	<p>Cheryl Mohr Gardner Mohr Architects LLC 3626 Raymond Street Chevy Chase, MD 20815</p>
<p>Adjacent and confronting Property Owners mailing addresses</p>	
<p>Mr. & Mrs. Thomas Boggs 6 E. Kirke Street Chevy Chase, MD 20815</p>	<p>Mr. & Mrs. Jud Parmar 7 E. Kirke Street Chevy Chase, MD 20815</p>
<p>Mr. & Mrs. Arch Campbell 11 E. Kirke Street Chevy Chase, MD 20815</p>	<p>Mr. & Mrs. Christopher Matthews 9 E. Kirke Street Chevy Chase, MD 20815</p>
<p>Mr. & Mrs. Richard Marsh 161 E. Kirke Street Chevy Chase, MD 20815</p>	<p>Mr. & Mrs. Antonio Adelfio 102 E. Kirke Street Chevy Chase, MD 20815</p>

SUPPLEMENT TO APPLICATION FOR HISTORIC AREA WORK PERMIT

**Byrne and Pamela Murphy
10 East Kirke Street, Chevy Chase, MD 20815
18 May 2005**

1. WRITTEN DESCRIPTION OF THE PROJECT

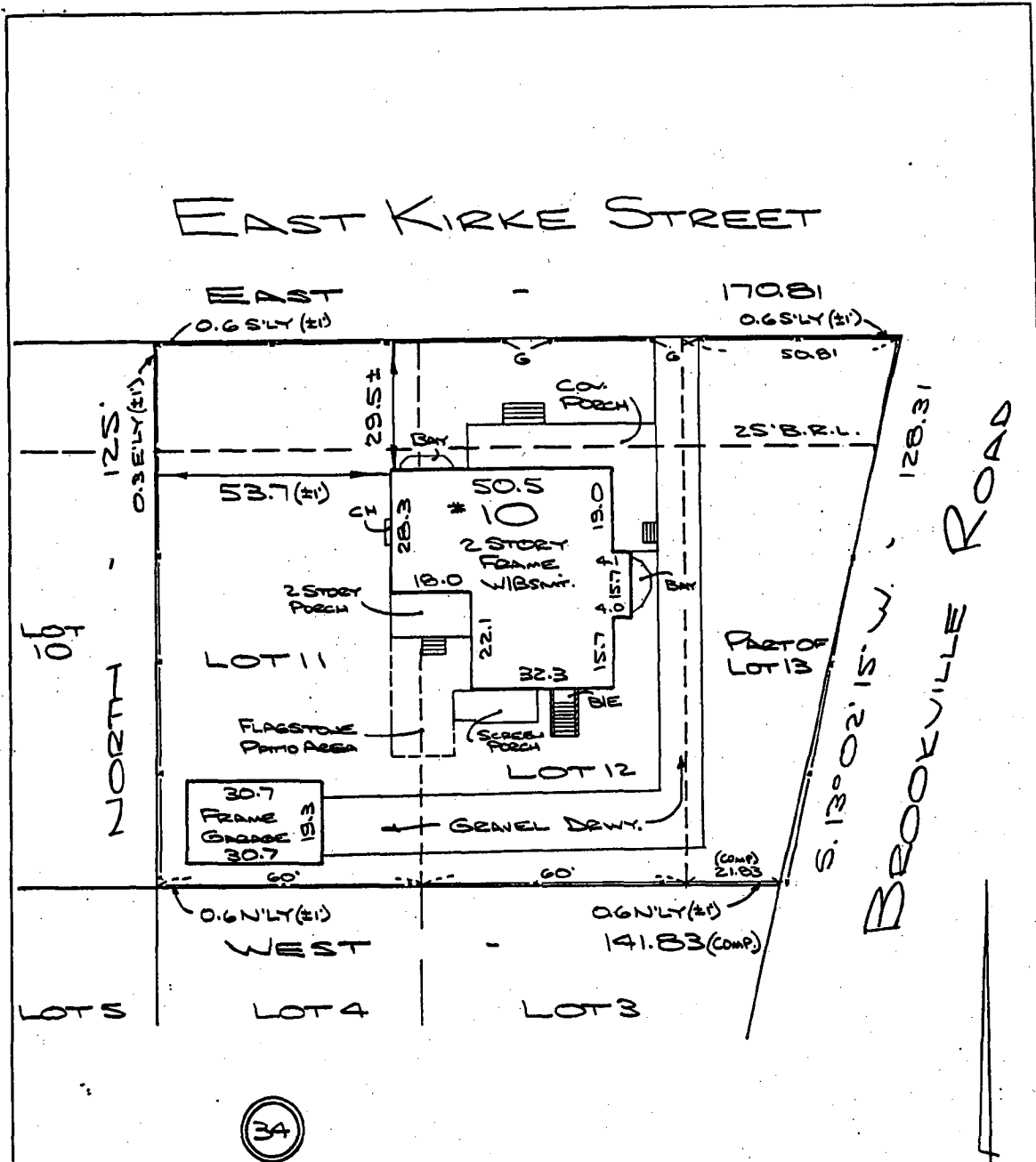
- a. Description of existing structure(s) and environmental setting, including their historic features and significance:

The house was built c.1890 in Section 2 of Chevy Chase. A hedge of tall hemlock trees conceals the front of the house from E. Kirke Street and a grove of trees screens the side from Brookville Road. Compared to its neighbors and other houses of this size in the Village, this house has very little visibility from the street. The house is wood frame construction with horizontal wood siding and slate roof. There is a 1-story wrap-around porch on the front (N) and side (E) and a 2-story sleeping porch in the rear (SW re-entrant corner,) the upper level of which is screened. There are 2 bay windows and 7 roof dormers. The house is a simple and elegant example of the carpenter-Victorian style summer house built in Chevy Chase Village during that period. It's significance lies in its age and size, as it is one of the oldest and largest examples in the Village. The house was not particularly well constructed and has not been sufficiently maintained over its life. It requires extensive repairs to its aging foundation, windows, roof and concealed gutter system, and mechanical and electrical systems. There was a substantial amount of asbestos in the house, which the current owners have removed.

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

1) Removal of a 2-story rear screened porch and storage room, and construction of a new 1-story mud room in the same location. The existing screened porch is not original to the house, judging from its architecture and foundations, and its present state of deterioration makes it unusable to the present owners. The 1-story storage room, added at an even later date, awkwardly projects beyond the corner, obscuring the simple and elegant massing of the original house. The new mud room is significantly reduced in size, reveals the massing of the original house and is designed in the style of the existing historic porches. This modification will be a great improvement over the 2 additions currently there.

2) Removal of 2 windows in the original servants' kitchen and construction of a bay window in the same location. The 2 existing windows have different, high sills (4 ft and 5 ft) and do not afford adequate view or light between the garden and the kitchen. The new bay window is wood-framed and designed to mimic the French-door mullion pattern on the adjacent façade. Its location in the rear re-entrant corner of the house makes this location not visible from any fronting street. This modification will greatly improve the relationship of the family living space to the sizeable side garden. It will have no adverse impact on the significant historical qualities of the house and no impact on the historic district.



NOTES:
 AREA = 19540 ± (COMP)
 ADDRESS: 10 EAST KIRKE STREET

Capitol Surveys, Inc.
 10762 Rhode Island Avenue
 Beltsville, Maryland 20705
 Phone 301-931-1350
 Fax 301-931-1352

NOTES: Plat is of benefit to a consumer only 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; the plat is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements; and the plat 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 refinancing.
 This property lies within Zone C, (Areas of minimal flooding) as delineated on the maps of the National Flood Insurance Program, unless otherwise shown.

LOCATION DRAWING
 LOTS 11, 12 & BLOCK 34
 PART OF LOT 13
 SECTION NO. 2
CHEVY CHASE
 MONTGOMERY COUNTY, MARYLAND

Recorded in Plat Book **2** Plat **106** Scale 1" = 30'

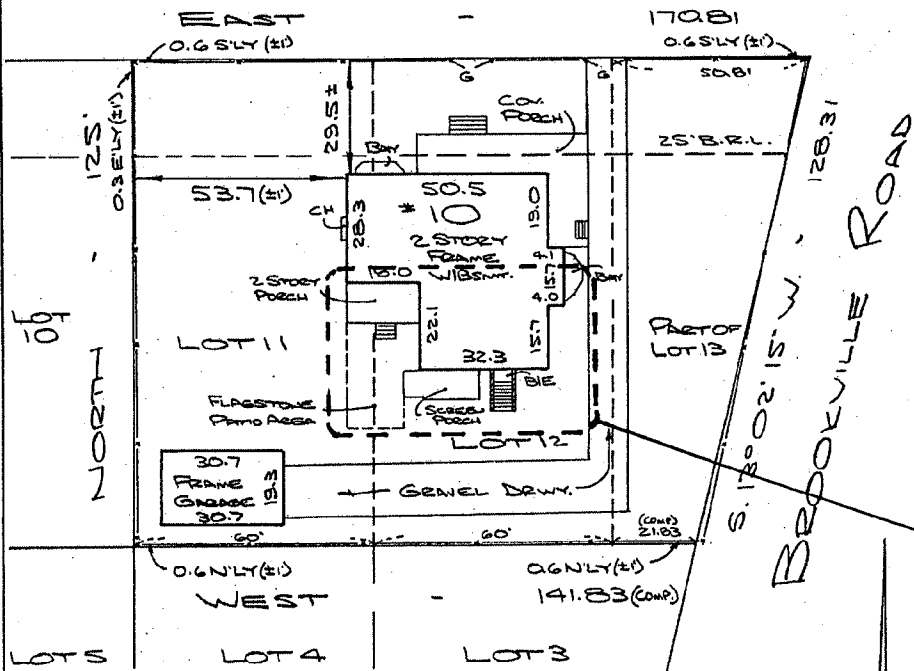
CASE: **520-04** FILE: **76028**

DATE: **April 9, 2004**

I hereby certify this location drawing was prepared in accordance with the minimum standards for the State of Maryland and is, to the best of my belief, a true and accurate representation of what can be visually observed.

Edward L. Lopez
 Maryland Property Line Surveyor

EAST KIRKE STREET



SEE FLOOR PLANS A-2 & A-3

10
EAST
KIRKE
STREET
CHEVY CHASE
MARYLAND

GARDNER MOHR
ARCHITECTS LLC
3626 RAYMOND STREET
CHEVY CHASE
MARYLAND 20815
P: 301.654.9145
F: 301.654.6909

SITE PLAN

DATE	ISSUED
May 18, 2005	HAWP Application

NOTES:
AREA = 19540 SF (COMP)
ADDRESS: 10 EAST KIRKE STREET

Capitol Surveys, Inc.
10762 Rhode Island Avenue
Beltville, Maryland 20705
Phone 301-931-1350
Fax 301-931-1352

NOTES: Plat is of benefit to a consumer only 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; the plat is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements; and the plat 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 refinancing.
This property lies within Zone C, (Area of minimal flooding) as delineated on the maps of the National Flood Insurance Program, unless otherwise shown.

LOCATION DRAWING
LOTS 11, 12, 4 BLOCK 34
PART OF LOT 13
SECTION No. 2
CHEVY CHASE
MONTGOMERY COUNTY, MARYLAND

Recorded in Plat Book 2, Plat 106 Scale 1" = 30'

CASE: 520-04 FILE: 76028

DATE: APRIL 9, 2004

I hereby certify this location drawing is in accordance with the minimum requirements for the State of Maryland and is a true and correct copy of my belief of what can be visually ascertained by observation.

Edward L. Lopez
Maryland Property Line Surveyor

A-1



Existing Historic Porch Beyond
 New Bay Window Beyond
 19'-0"
 New Mud Room

Materials Legend

- 1 Existing Wood Siding
- 2 New Wood Siding to match existing
- 3 Existing Brick
- 4 New Wood Trim, painted to match existing trim
- 5 Vertical Wood Wainscot to match Historic Porch wainscot
- 6 New Wood Windows to match existing french doors
- 7 New Flat Seam metal roofs to match existing porch roofs
- 8 New Wood Panel
- 9 New Wood Casement and fixed windows
- 10 New Wood Landing and Steps

10
 EAST
 KIRKE
 STREET
 CHEVY CHASE
 MARYLAND

GARDNER MOHR
 ARCHITECTS LLC
 3626 RAYMOND STREET
 CHEVY CHASE
 MARYLAND 20815
 P: 301.654.9145
 F: 301.654.6909

**SOUTH
 ELEVATION**

DATE	ISSUED
MAY-18, 2005	HAWP APPLICATION

A-4

6



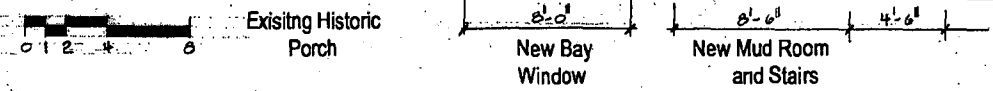
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10
 EAST
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 MARYLAND

GARDNER MOHR
 ARCHITECTS LLC
 3626 RAYMOND STREET
 CHEVY CHASE
 MARYLAND 20815
 P: 301.654.9145
 F: 301.654.6309

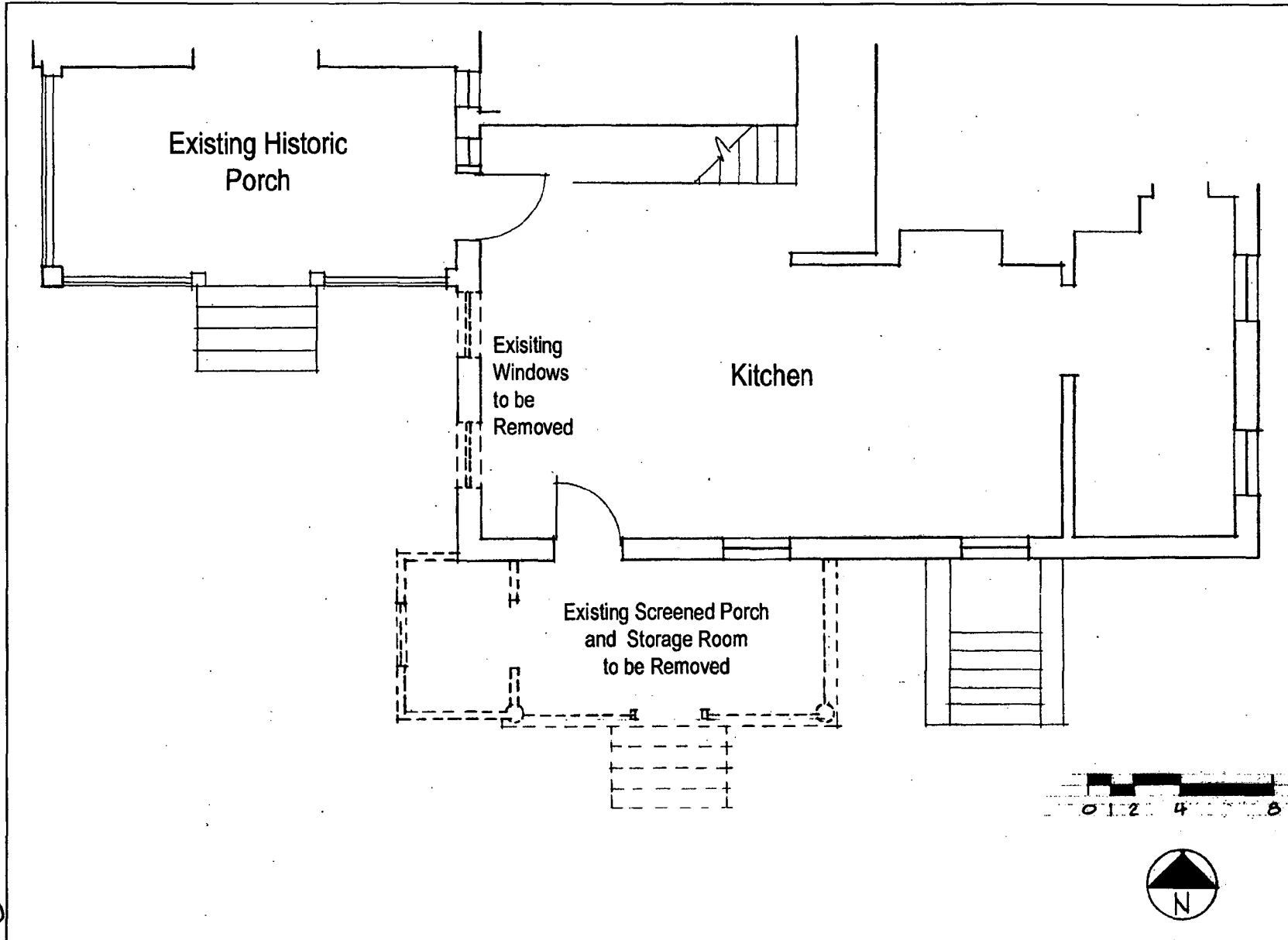
**WEST
 ELEVATION**

DATE	ISSUED
May 18, 2005	HAWP - Application



10

A-5



10
EAST
KIRKE
STREET

CHEVY CHASE
MARYLAND

GARDNER MOHR
ARCHITECTS LLC

3626 RAYMOND STREET
CHEVY CHASE
MARYLAND 20815

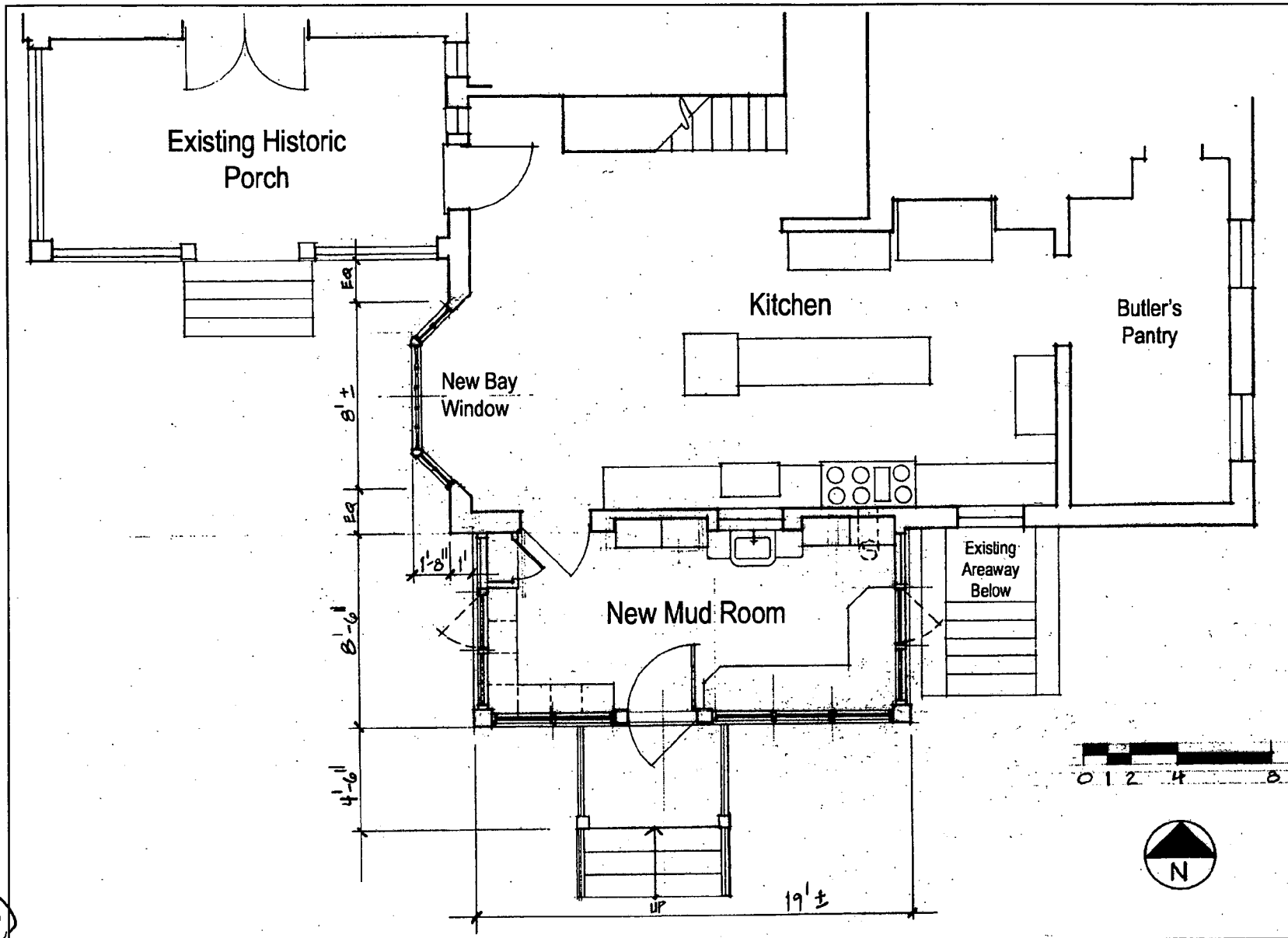
P: 301.654.9145
F: 301.654.6909

**DEMOLITION
PLAN**

DATE May-18, 2005	ISSUED HAWP-APPLICATION

A-2

11



2

10
EAST
KIRKE
STREET
CHEVY CHASE
MARYLAND

GARDNER MOHR
ARCHITECTS LLC

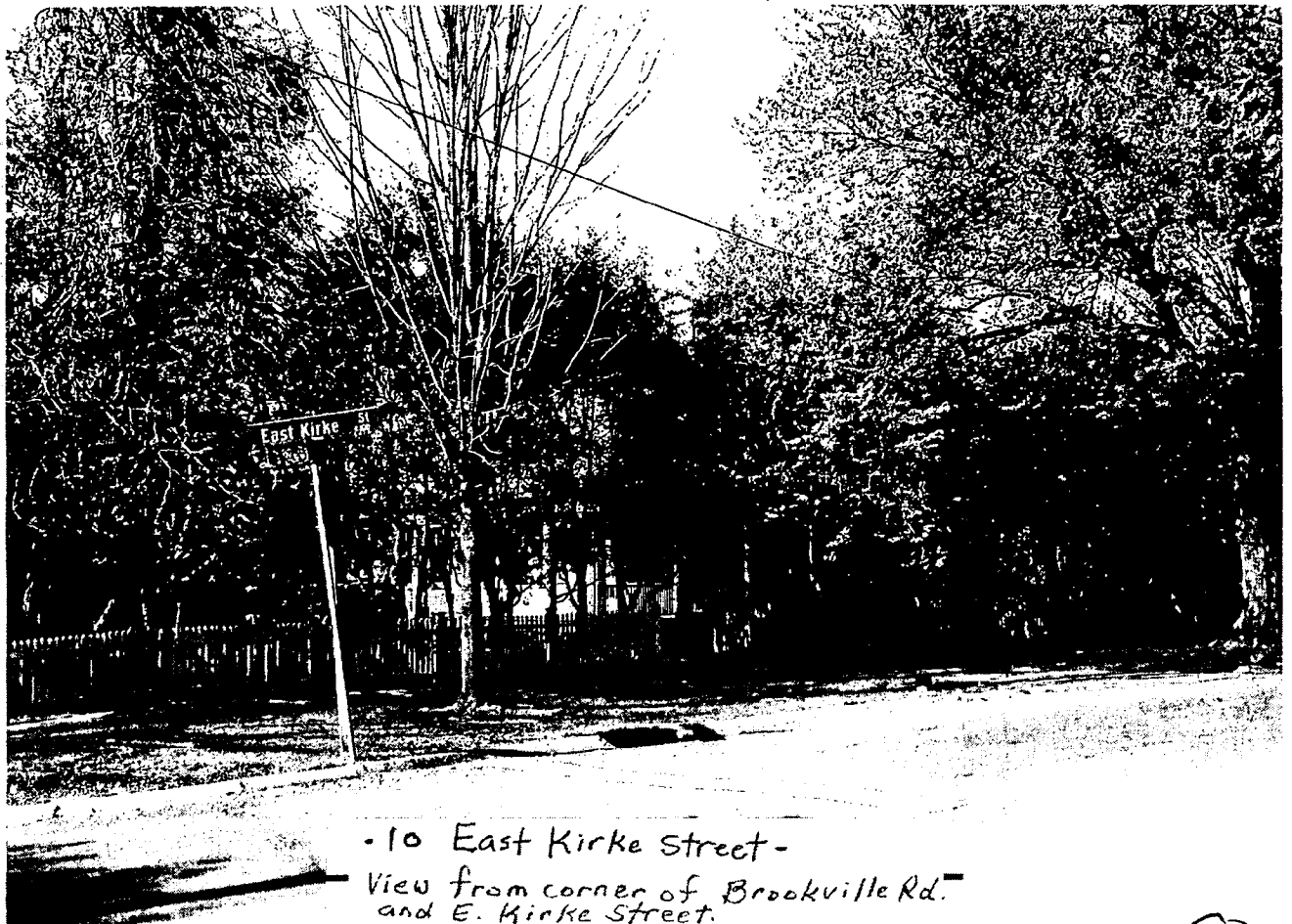
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CHEVY CHASE
MARYLAND 20815

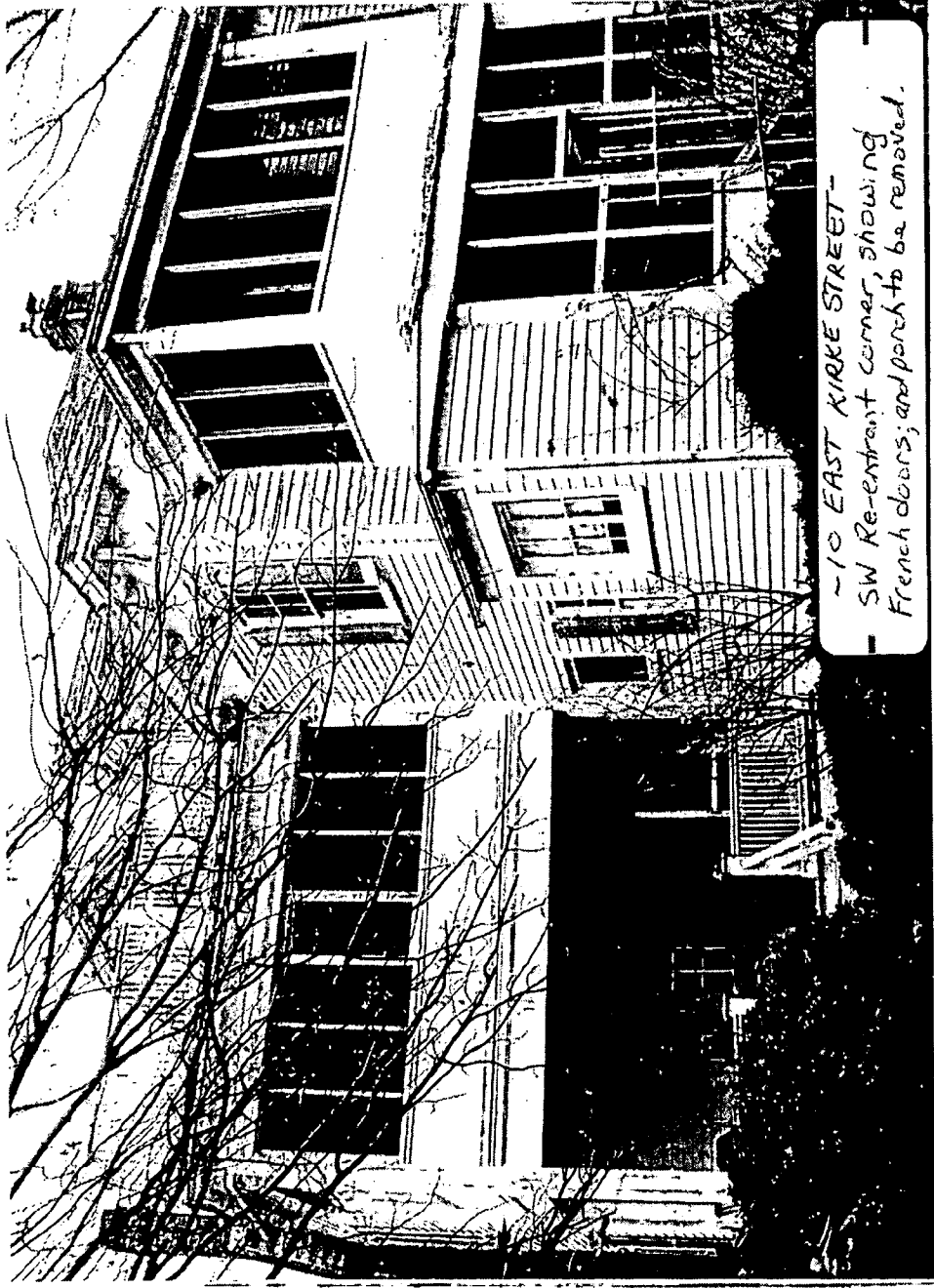
P: 301.654.9145
F: 301.654.6909

FLOOR PLAN

DATE	ISSUED
MAY-18, 2005	HAWP APPLICATION

A-3

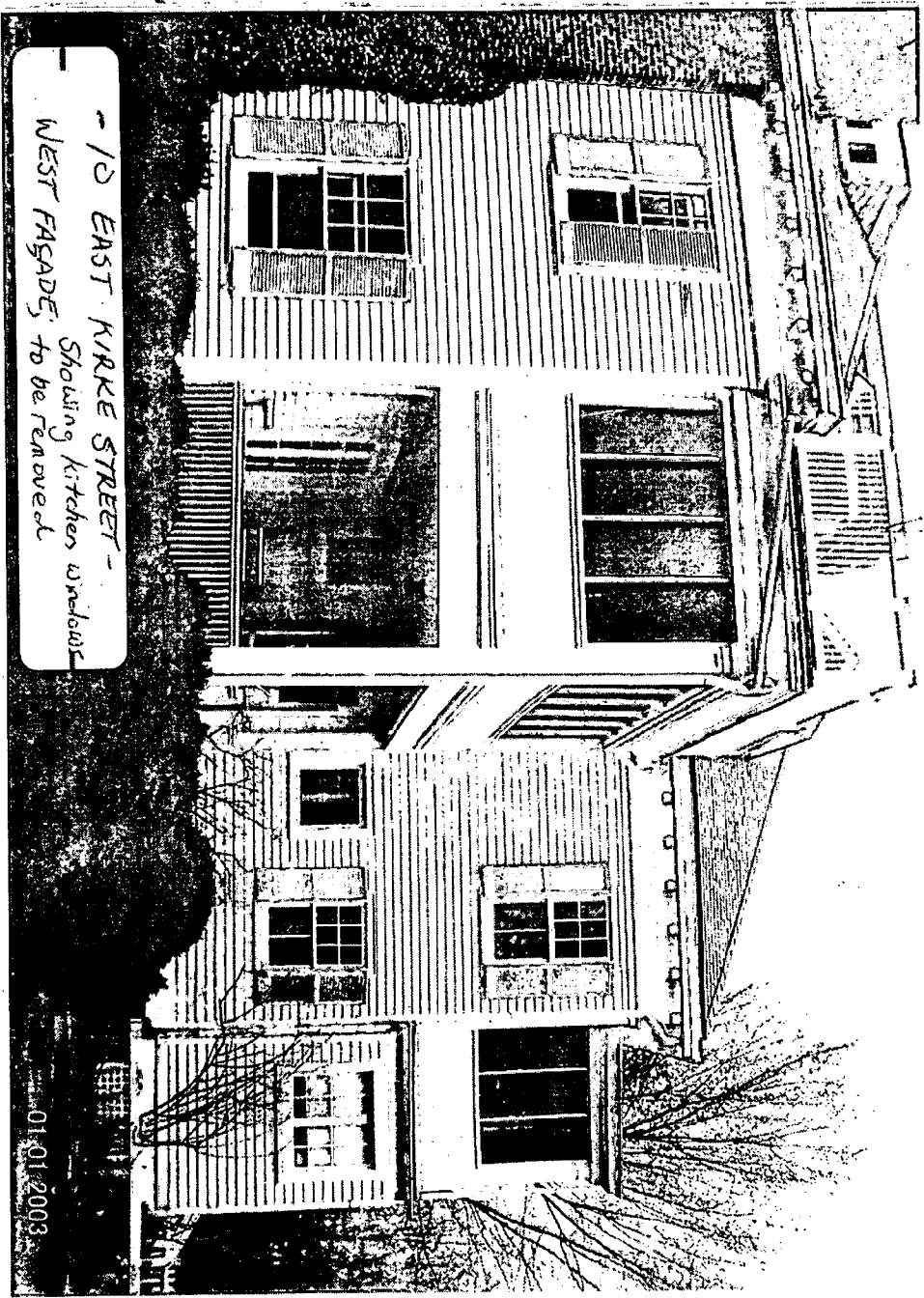




-10 EAST KIRKE STREET-
SW Re-entrant corner, showing
French doors; and porch to be removed.

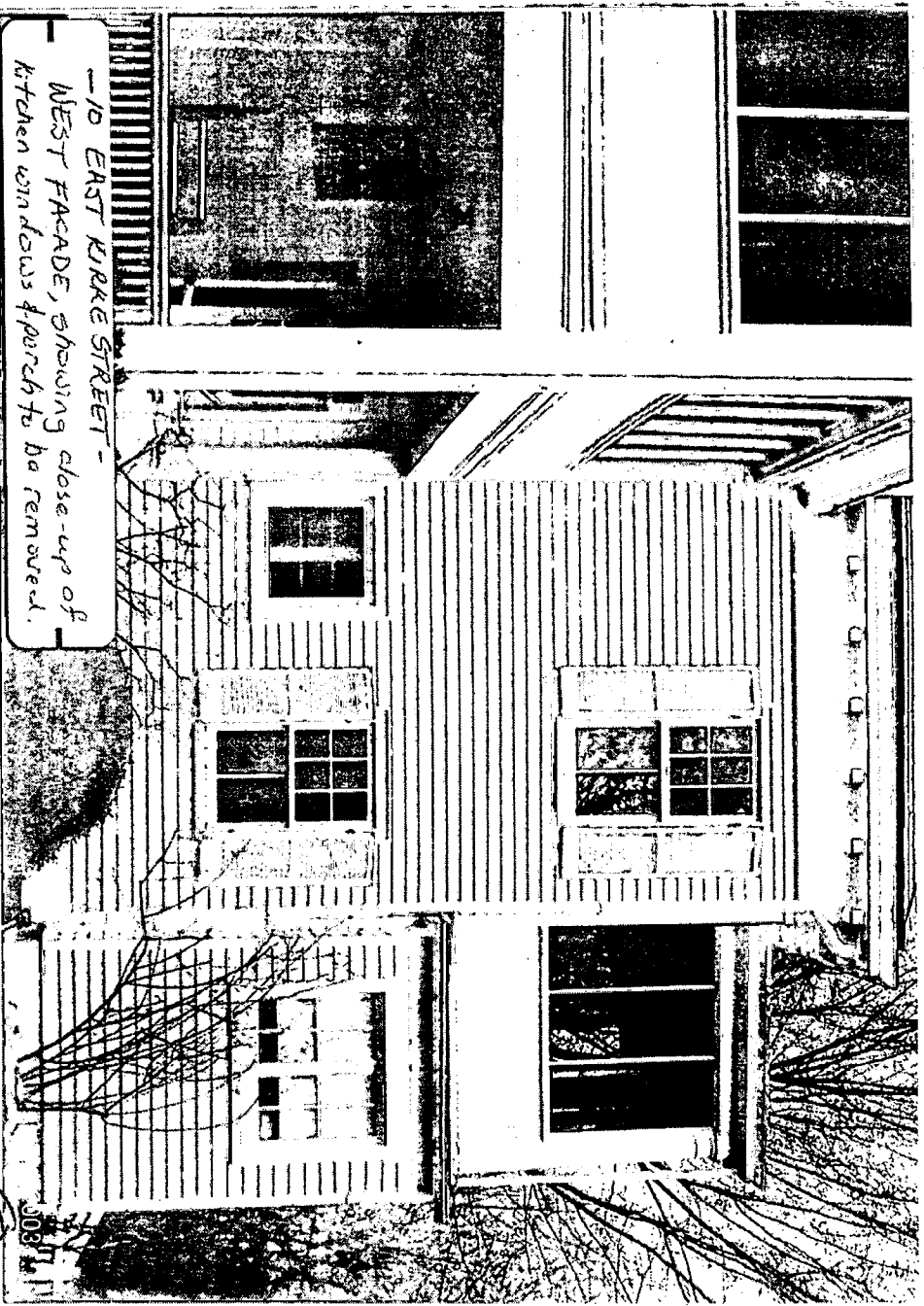


-10 EAST KIRKE STREET-
Rear Screened Porch to be removed



- 10 EAST KIRK STREET -
WEST FACADE, Showing kitchen windows to be removed

01.01.2003



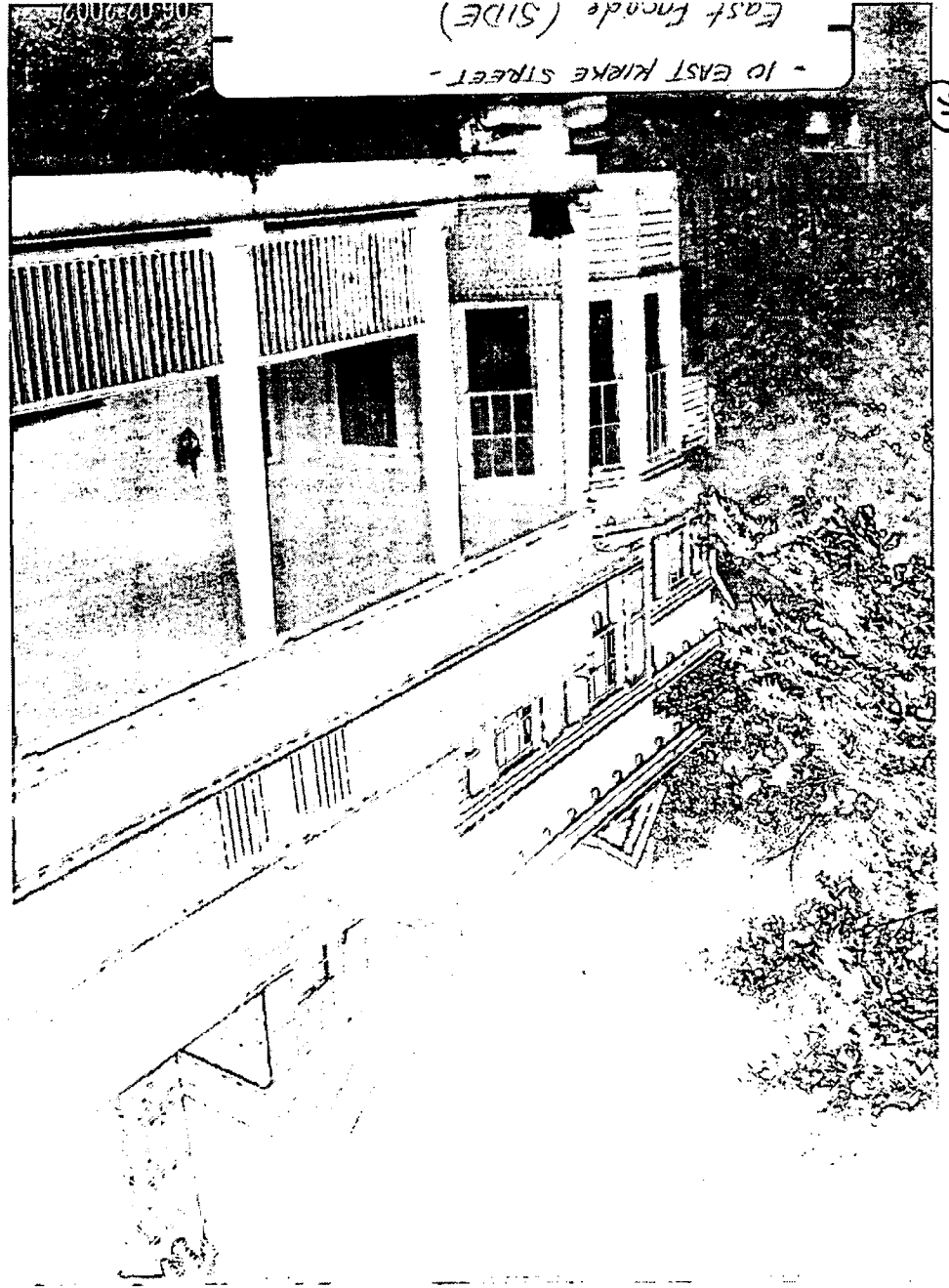
- 10 EAST KIRK STREET -
WEST FACADE, showing close-up of kitchen windows & porch to be removed.

01.01.2003

(15)



-10 EAST KIRKE ST -
South Façade (BACK)



- 10 EAST KIRKE STREET -
East Façade (SIDE)

(11)

10 East Kirke front of house



2-story porch and storage room extension to be removed, location of proposed one-story mud room



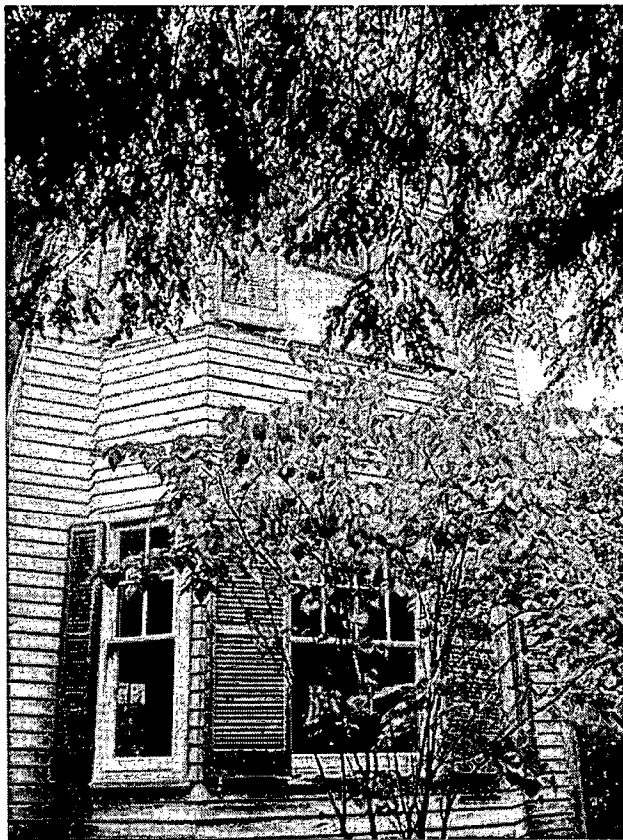
back porch, storage room extension, and windows to be removed



windows to be removed, location of proposed bay window



other bay windows



GARDNER MOHR ARCHITECTS LLC

FACSIMILE TRANSMITTAL SHEET

To: <i>Anne Fothergill</i>	From: <i>Cherie Mohr, AIA</i>
FAX NUMBER: <i>(301) 563-3412</i>	Date: <i>4-19-05</i>
COMPANY: <i>HPC / M-NCPPC</i>	TOTAL NO. OF PAGES INCLUDING COVER: <i>3</i>
PHONE NUMBER: <i>(301) 563-3400</i>	SENDER'S REFERENCE NUMBER:
Re: <i>10 East Kirke Street, Chevy Chase</i>	YOUR REFERENCE NUMBER:

URGENT FOR REVIEW PLEASE COMMENT PLEASE REPLY PLEASE RECYCLE

NOTES/COMMENTS:

Anne -

If you have any questions please do not hesitate to call me.

Cherie Mohr

301-654-9145

*cc. Pamela Murphy
301-654-9773
301-
654-
9775*

*fax
phone*

MURPHY RESIDENCE
10 East Kirke St.
Chevy Chase, MD 20815

301 654-9145

GARDNER MOHR ARCHITECTS LLC
3626 Raymond Street Chevy Chase MD 20815



Murphy Residence
10 East Kirke St.

View from Brookville Rd & E. Kirke St. Corner

7183644 1/6 02 Copy of Murphy_19apr0

bethesda avenue

Murphy Residence

10 East Kirke

Rear Porch from SE corner

7183644 2/6 12 Copy of Murphy_19apr0

bethesda avenue



- 10 EAST KIRKE ST -
South Façade (BACK)



04 18 2002

- 10 EAST KIRKE STREET -
East Façade (SIDE)



035162:035162:035162
A 2 U MI 504M : 231520
1812 : 231520

10 East Kirke Street
18 May 2005

PHOTO 3256150: 5312507
© 1997 MADE IN U.S.A.



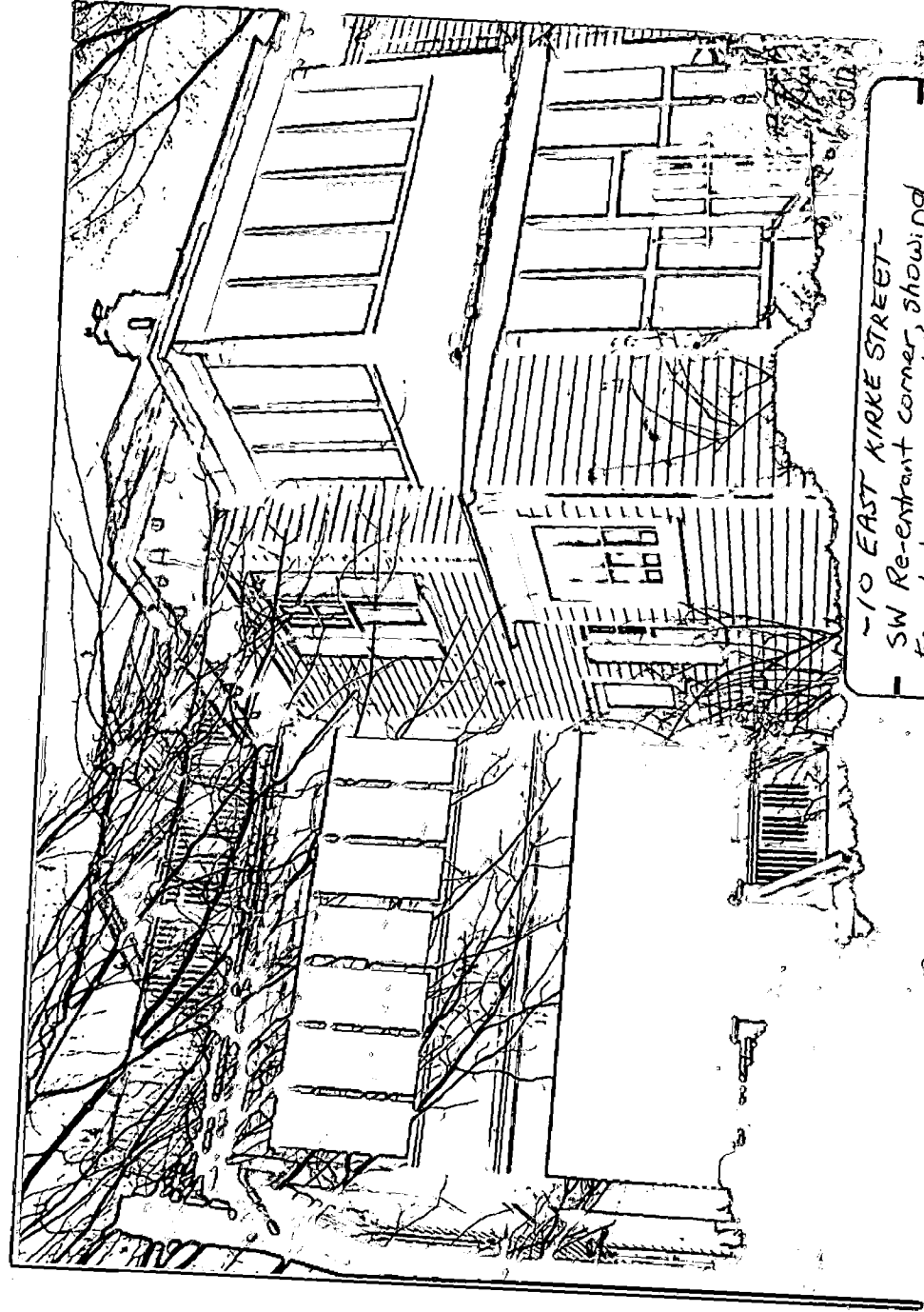
- 10 EAST KIRKE STREET -
WEST FACADE, Showing kitchen windows
to be removed

01 01 2008

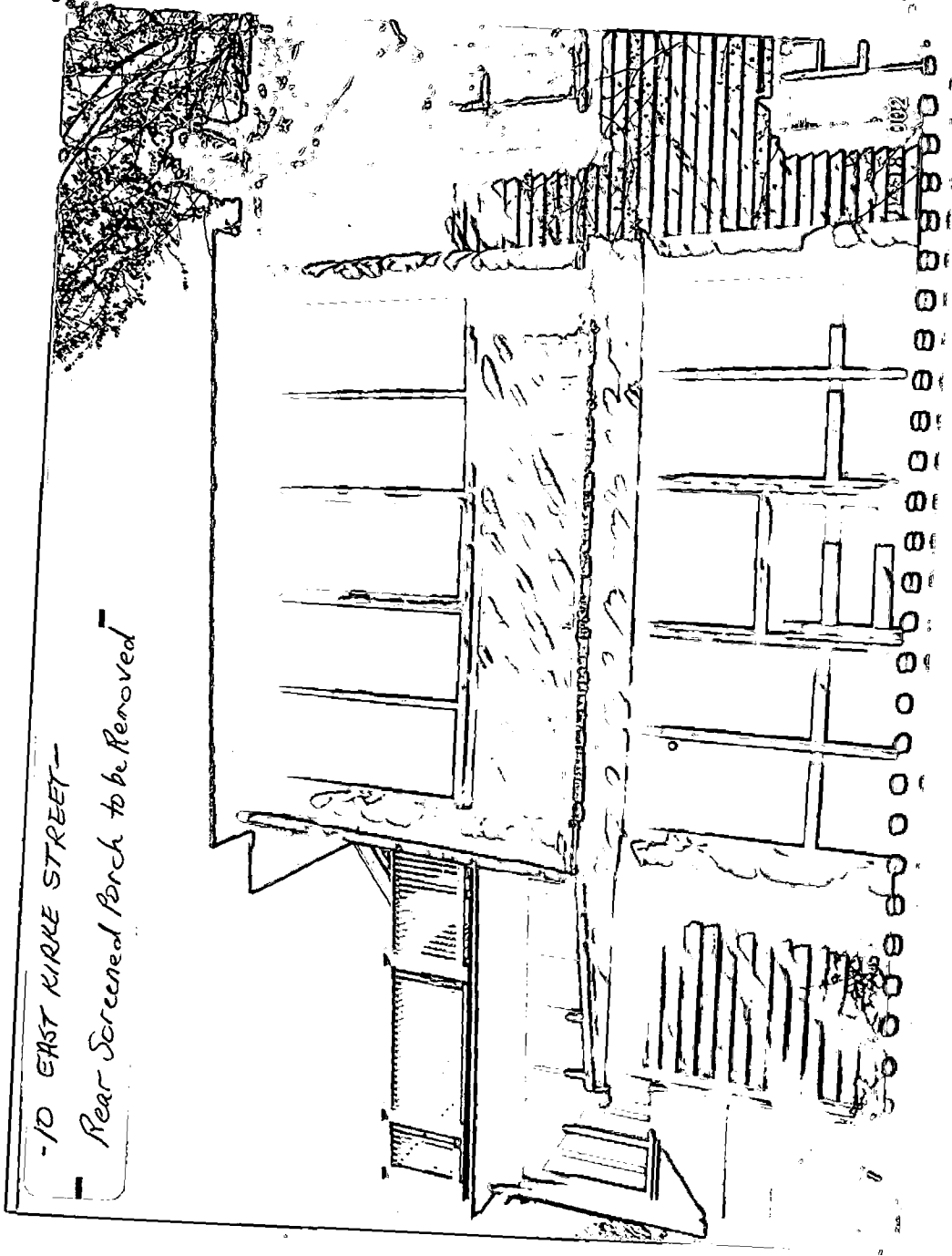


- 10 EAST KIRKE STREET -
WEST FACADE, showing close-up of
kitchen windows & porch to be removed.

003



-10 EAST KIRKE STREET-
SW Re-entrant corner, showing
French doors, and porch to be removed.

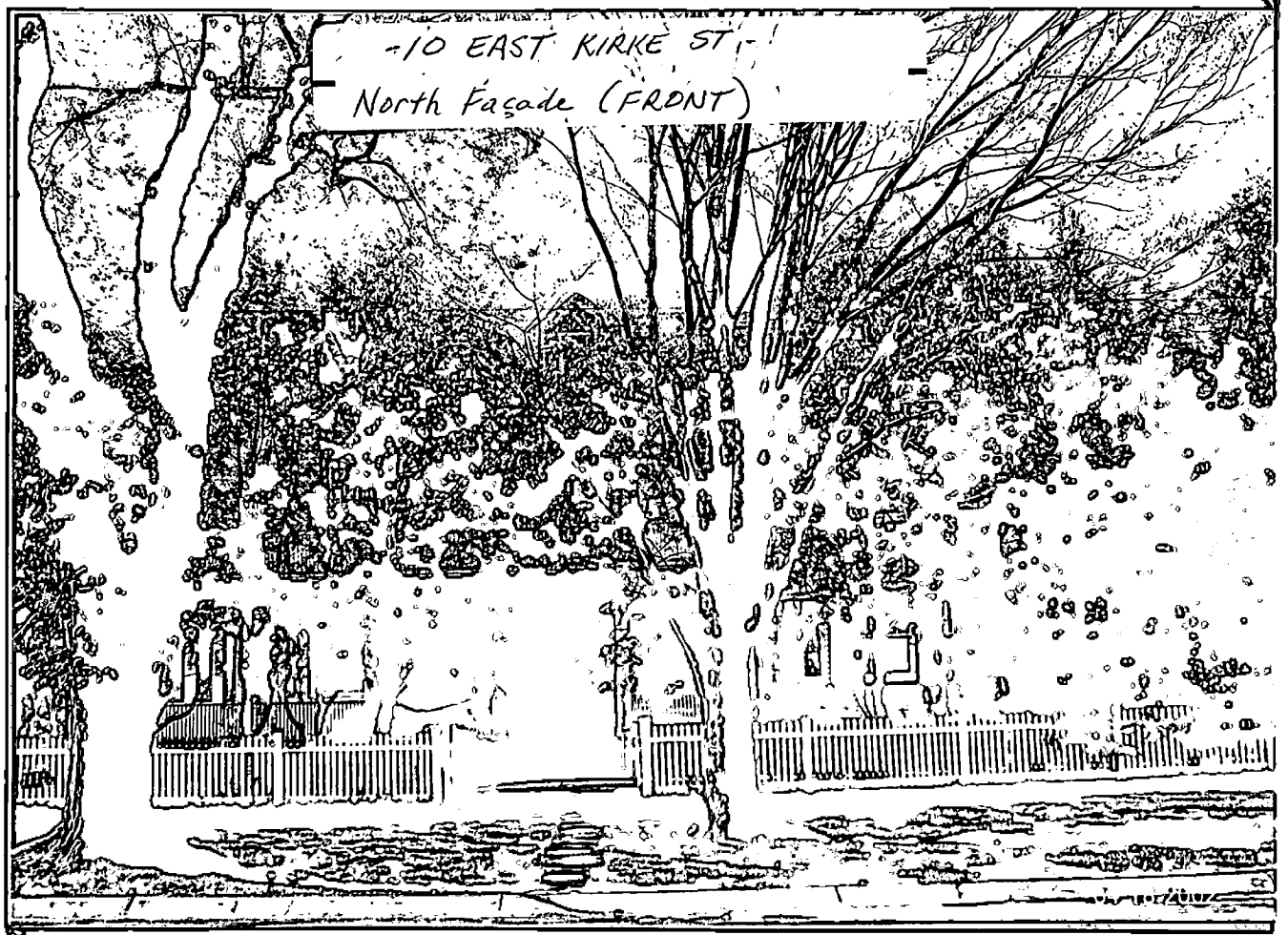


-10 EAST KIRKE STREET-
Rear Screened Porch to be removed

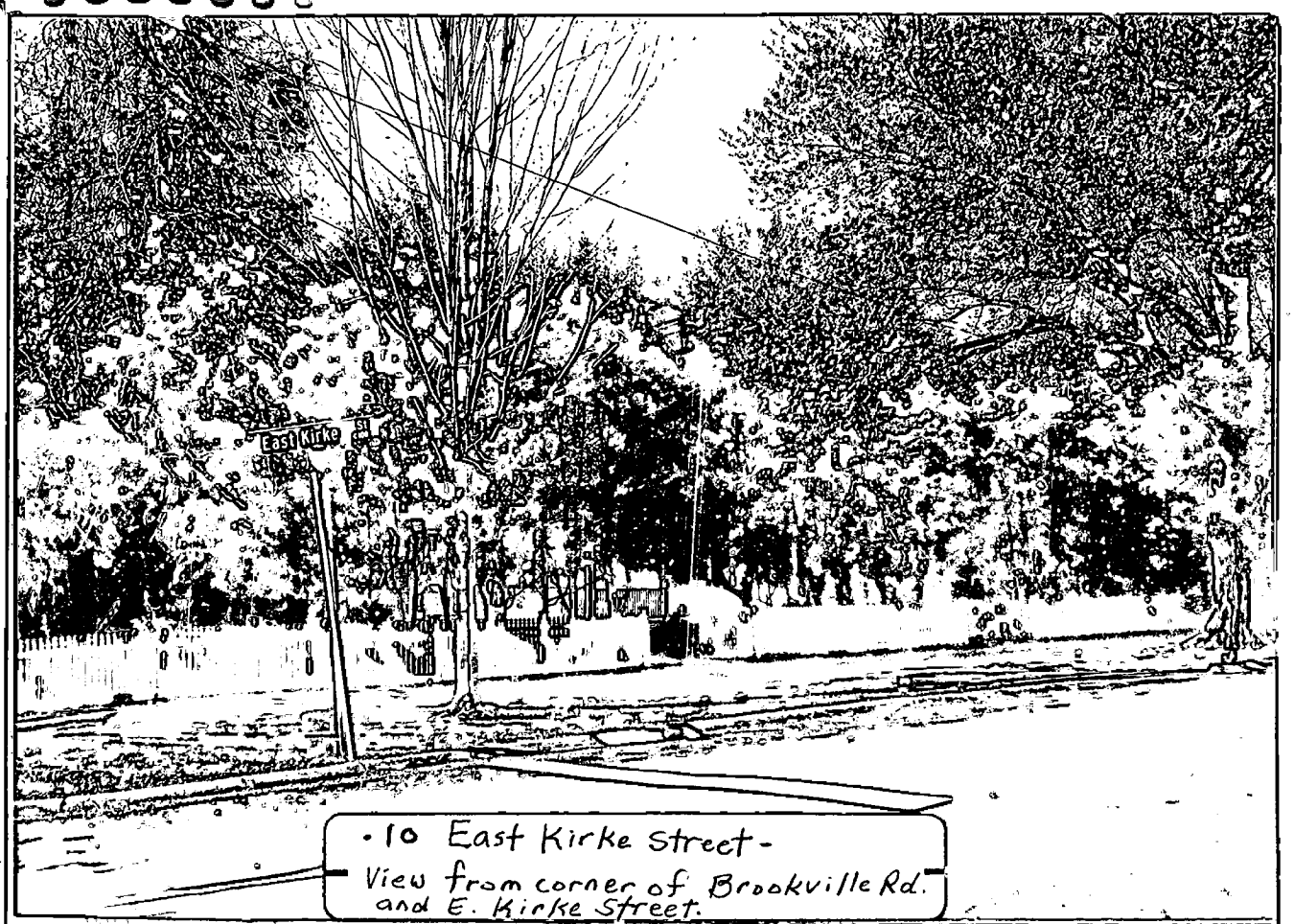
10 EAST KIRKE STREET
18 May 2005



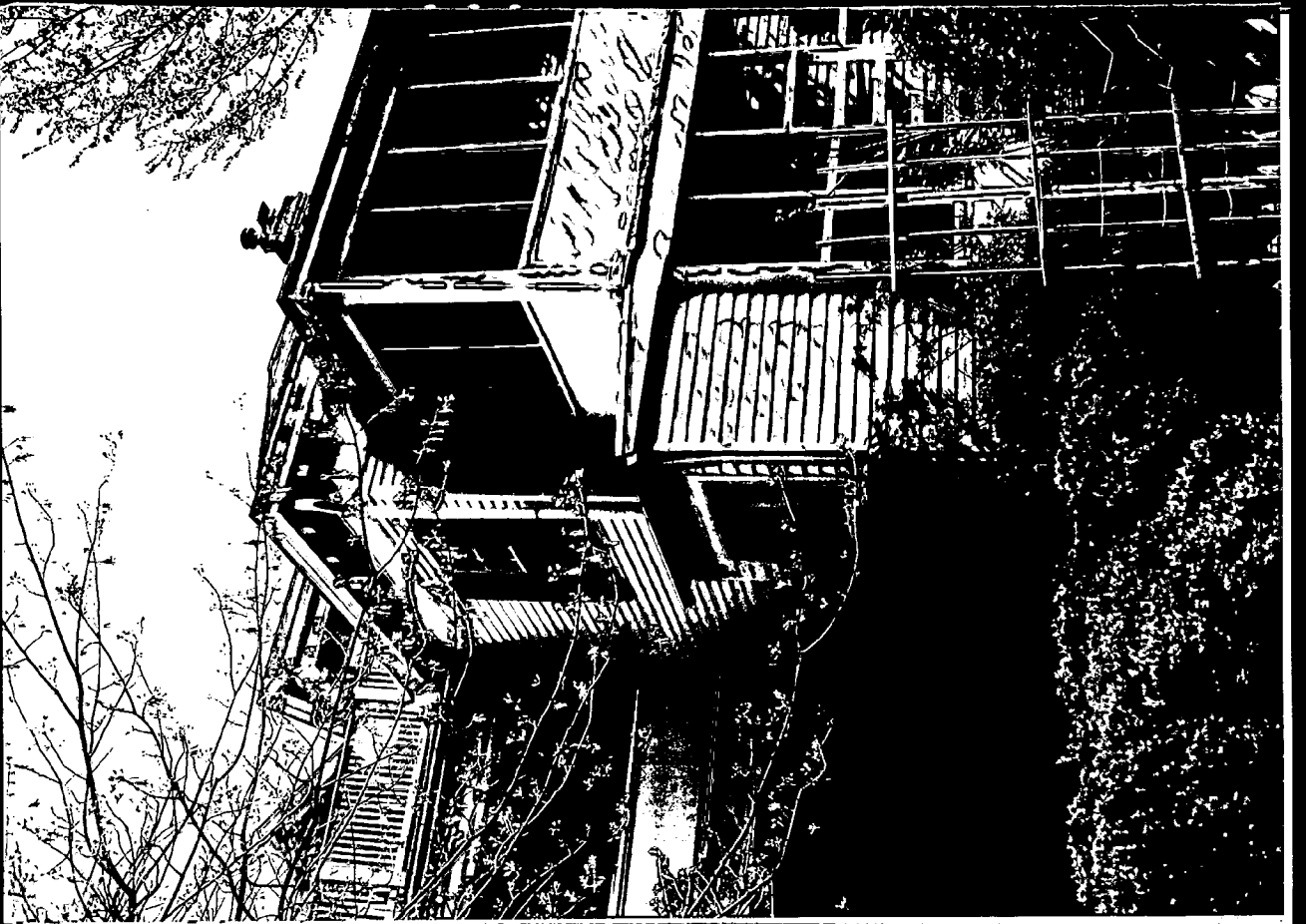
D. H. BRADSHAW ARCHITECT
C. 1800 S. 10TH ST. SUITE 100
DENVER, CO 80202



-10 EAST KIRKE ST-
North Façade (FRONT)



-10 East Kirke Street-
View from corner of Brookville Rd.
and E. Kirke Street.





GARDNER MOHR ARCHITECTS LLC

3626 Raymond Street
Chevy Chase, Maryland 20815
Gardnermohr_cm@verizon.net

301-654-9145

Fax 301-654-6909

Notes for Preliminary Meeting with HPC Staff

Project: Murphy Residence
10 East Kirke Street
Chevy Chase, MD 20815

Date: 27 October 2004

Present: Pamela Murphy (Owner)
Anne Fothergill (HPC)
Cheryl Mohr, A.I.A. (Gardner Mohr Architects)

Prepared by: Cheryl Mohr

Distributed to: Those present (attachments sent to HPC only)

This was a preliminary meeting between the homeowner and the staff of the Montgomery County Historic Preservation Commission convened to discuss some exterior alterations which the Murphys would like to undertake at their residence. The homeowner's architect was also present. No design work has been started.

The following issues were discussed:

1. **Outstanding Resource:**

The Murphys' residence at 10 East Kirke Street, built c. 1890, is an Outstanding Resource in Chevy Chase Village, as defined by the April 1998 Amendment to the Master Plan for Historic Preservation in Montgomery County, MD

2. **Breakfast Room Windows:**

The Owners wish to combine 2 small windows on the west elevation of the kitchen into 1 larger window to provide more light into the breakfast area and to create a view out to the yard on the west side (this being the main yard of the house.) Most likely built as a "servants' kitchen," the current kitchen offers no view to the outside

when a person is seated, since the existing window sills are 4 feet and higher above the finished floor (the sill heights of the 2 windows we would like to change are 4' and 5'-3" above the finished floor.) The Owners also wish to gain a little more space for a breakfast table in the kitchen, so the idea of bumping out the new window to form a slight bay was discussed. It was noted that this location faces west in a re-entrant corner of the building, so that it would not be visible from either side street, East Kirke Street or Brookville Road.

3. Mud Room:

The Owners wish to incorporate a mud room into an existing south-facing screened porch, which currently provides the only rear access into the house. This rear screened porch does not appear to be original to the house and is in disrepair. The possibility was discussed of removing it and replacing it with a structure of similar size which would meet the Owners' desire for a mud room, be more complimentary to the architecture of the house and address the currently hazardous condition of the failing structure. As part of redesigning this structure, the Architect proposed the removal of an adjacent storage room, which appears to have been added onto the screened porch addition at some unknown later date, and which projects awkwardly beyond the original southwest corner of the house.

4. Driveway:

The Owners wish to renovate the existing driveway so that it can be used by more than 1 car at a time. It was suggested by Ms. Fothergill that the Owners propose a solution which would decrease the existing length in exchange for increasing the width of a portion of the driveway. It was also noted that the Commission would favor a solution where the surface remains permeable. The current driveway surface is crushed bluestone, but the Owners wish to replace it with a more tidy material, similar to other houses in Chevy Chase Village.

5. Hemlock Hedge:

There is currently a 35 foot tall hedge of 15 to 20 hemlock trees planted along the Kirke Street (front) property line. The trees range in diameter from approximately 3 to 8 inches. The trees completely obscure the view of the front of the house from Kirke Street and from Brookville Road. This hedge presents a grave preservation concern to the Owners because the grade level at the roots create an area of ponding between the trees and the house. From a structural standpoint, the result of this ponding can be seen in the

basement, where there is evidence of constant seepage of soil and water through the stone foundation wall. During the closing inspection in June 2004 the engineer informed the current Owners that continuous seepage such as this causes a loss of the supporting soil adjacent to the foundation wall, which can result in serious structural deterioration. There currently exists a noticeable sag in the front porch structure, suggesting that some undermining of the foundation has already occurred. From a safety standpoint, this ponding creates a sheet of ice in the winter which covers the front walk between the property line and the porch steps, making the main entrance impassable. The Architect noted that re-grading the soil in front of the house would provide the positive drainage necessary to stop further deterioration of the foundation. Due to the short distance between the porch and hemlock hedge (about 8 feet) this re-grading may involve lowering the grade at the hedge, which in turn would necessitate removing the trees. Ms. Fothergill suggested that the Owners offer to add trees to the site in exchange for removing the hemlocks, and to return to the HPC staff with an overall landscape plan that would address the Owners' concerns.

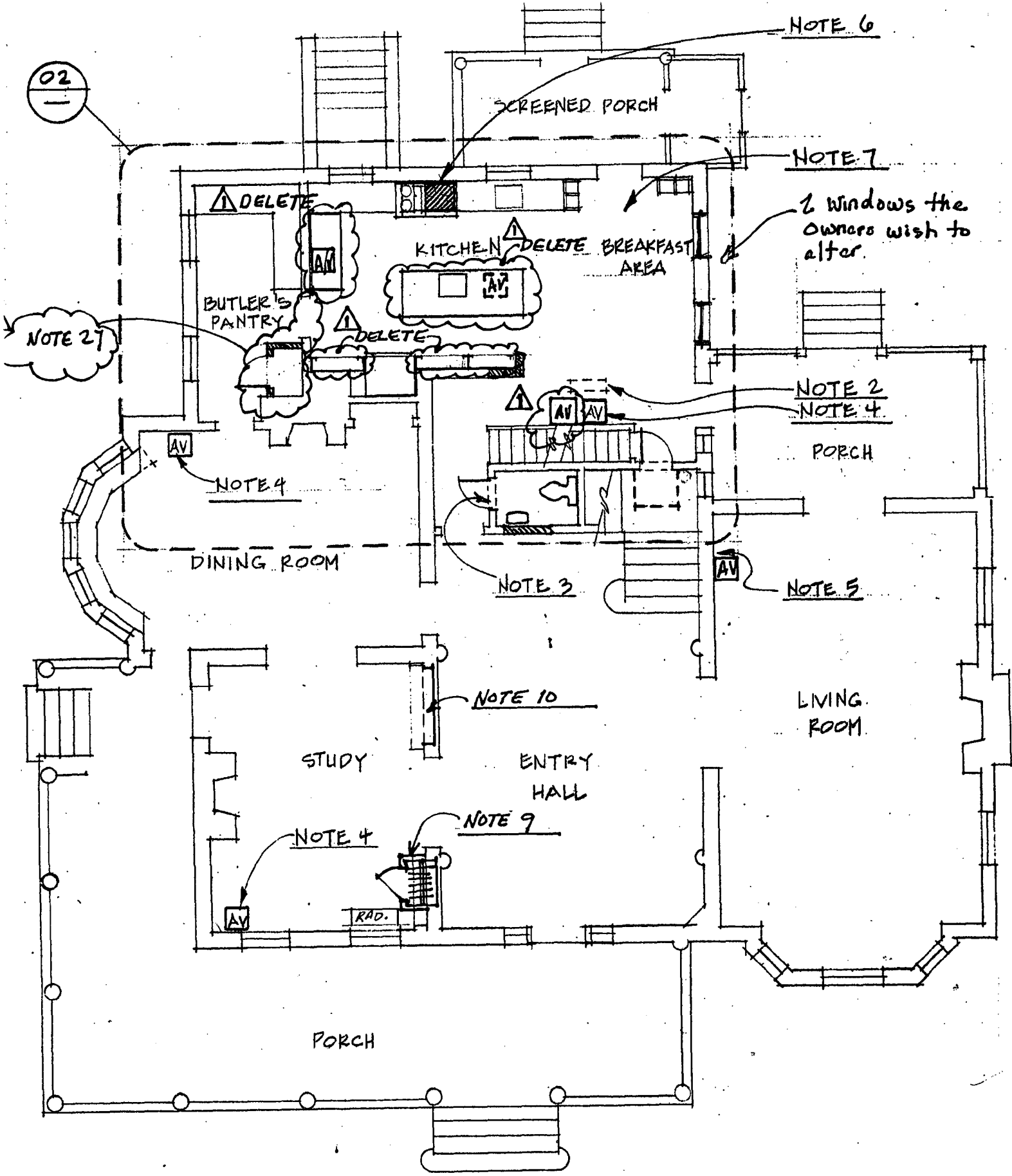
After review of the above historic preservation issues, Ms. Fothergill offered to review the project again after some preliminary design drawings of the proposed renovations have been completed.

The Architect asked what community groups would be advisory to HPC when this project is reviewed, so that their concerns could be addressed during the design stage, rather than waiting until the permitting stage. Ms. Fothergill said that, while optional, the Owners could contact the Local Advisory Panel and the Chevy Chase Village Manager.

The meeting adjourned and Mrs. Murphy was given information regarding Historic Preservation tax credits.

If there are any inaccuracies in the above minutes, please notify Gardner Mohr Architects as soon as possible.

Attachments: Site plan, First Floor Plan, (6) photographs of property



01 FIRST FLOOR PLAN
 1/8" = 1'-0"