

1219 Holly Ave 37/03

-01




THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

Date: March 19, 2004

**MEMORANDUM**

TO: Robert Hubbard, Director

FROM: Michele Naru, Senior Planner   
Historic Preservation Section

SUBJECT: Historic Area Work Permit # 332536

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The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached application for a Historic Area Work Permit (HAWP). This application was **APPROVED with condition**. The HPC staff will review and stamp the construction drawings prior to the applicant's applying for a building permit with DPS. The conditions of approval are:

1. The applicant will comply with Takoma Park's tree ordinance and its request to replant two replacement trees.

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

Applicant: Gary Norvell

Address: 7219 Holly 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  
225 ROCKVILLE PIKE, 2nd FLOOR, ROCKVILLE, MD 20850  
240/777-6370

DPS - #8

HISTORIC PRESERVATION COMMISSION  
301/563-3400

RECEIVED

# APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: Gary NORVELL  
Daytime Phone No.: 301-588-5680 DIV. OF CASE WORK MGMT.

Tax Account No.: 01077704

Name of Property Owner: Gary Norvell Daytime Phone No.: 301-588-5680

Address: 7219 Holly Ave. Takoma Park M.D. 20912  
Street Number City State Zip Code

Contractor: Not Applicable - Work Permit for Tree Removal only.  
Contractor Registration No.: \_\_\_\_\_

Agent for Owner: \_\_\_\_\_ Daytime Phone No.: \_\_\_\_\_

### LOCATION OF BUILDING/PREMISE

House Number: 7219 Street: Holly Ave.  
Town/City: Takoma Park Nearest Cross Street: Tulip Ave.  
Lot: 28 Block: 6 Subdivision: 025 - B.F. Gilbert's Addition  
Liber: 12815 Folio: 360 Parcel: \_\_\_\_\_

### 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: \_\_\_\_\_

NOT applicable  
Tree removal only.

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

- went to see with the person  
- they want to see Brad (contractor)

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.

Gary Norvell  
Signature of owner or authorized agent

Feb. 11, 2004  
Date

Approved: X W/CONDITION For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: Jason C. Delaney Date: 3/10/04

Application/Permit No.: 332536 Date Filed: 2-17-04 Date Issued: \_\_\_\_\_

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**THE FOLLOWING ITEMS MUST BE COMPLETED AND THE  
REQUIRED DOCUMENTS MUST ACCOMPANY THIS APPLICATION.**

**WRITTEN DESCRIPTION OF PROJECT**

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

This application is a work permit for a tree removal only. There are 2 mulberry trees in the back corner of my yard. They are both up against my fence and have pushed the fence away from the 4x4 fence posts. There is a gap in the fence that is large enough for a person to get through the fence and enter my yard.

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

The 2 trees border 2 neighbors yards - one to the side and one to the rear. My neighbors both want the trees cut down, because of the mess of the mulberrys falling into their yards. No previous owner planted these trees, they were planted by birds eating mulberry seeds. I will comply with the Takoma Park request to replant 2 trees in replacement of these trees.

**2. SITE PLAN**

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

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

**3. PLANS AND ELEVATIONS**

Not applicable.

You must submit 2 copies of plans and elevations in a format no larger than 11" x 17". Plans on 8 1/2" x 11" paper are preferred.

- Schematic construction plans, with marked dimensions, indicating location, size and general type of walls, window and door openings, and other fixed features of both the existing resource(s) and the proposed work.
- Elevations (facades), with marked dimensions, clearly indicating proposed work in relation to existing construction and, when appropriate, context. All materials and fixtures proposed for the exterior must be noted on the elevations drawings. An existing and a proposed elevation drawing of each facade affected by the proposed work is required.

**4. MATERIALS SPECIFICATIONS**

General description of materials and manufactured items proposed for incorporation in the work of the project. This information may be included on your design drawings.

Request to cut down 2 trees and re-plant with more desirable species, in a more suitable location.

**5. PHOTOGRAPHS**

- Clearly labeled photographic prints of each facade of existing resource, including details of the affected portions. All labels should be placed on the front of photographs.
- Clearly label photographic prints of the resource as viewed from the public right-of-way and of the adjoining properties. All labels should be placed on the front of photographs.

**6. TREE SURVEY**

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

**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).



THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

Date: March 19, 2004

MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: Michele Naru, Senior Planner  
Historic Preservation Section

SUBJECT: Historic Area Work Permit Application – Approval

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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!

***EXPEDITED***  
**HISTORIC PRESERVATION COMMISSION STAFF REPORT**

<b>Address:</b>	7219 Holly Avenue, Takoma Park	<b>Meeting Date:</b>	03/10/04
<b>Resource:</b>	Outstanding Resource Takoma Park Historic District	<b>Report Date:</b>	03/03/04
<b>Review:</b>	HAWP	<b>Public Notice:</b>	02/25/04
<b>Case Number:</b>	37/03-04L	<b>Tax Credit:</b>	None
<b>Applicant:</b>	Gary Norvell	<b>Staff:</b>	Michele Naru
<b>Proposal:</b>	Tree Removal		
<b>Recommendation:</b>	Approve with Condition		

**RECOMMENDATION** Staff recommends that the Historic Preservation Commission approve this Historic Area Work Permit application with the condition that:

1. The applicant comply with Takoma Park's tree ordinance and its request to replant two replacement trees.

**PROJECT DESCRIPTION**

**SIGNIFICANCE:** Outstanding Resource within the Takoma Park Historic District  
**STYLE:** Stick Style  
**DATE:** c1880s

**PROPOSAL:**

The applicant is proposing to remove 2 mulberry trees from the rear of the abovementioned property. The applicant has begun the Takoma Park tree permit process and according to Brett Linkletter, Takoma Park's arborist, these trees have gone through their formal posting period with no objections.

**STAFF RECOMMENDATION:**

\_\_\_\_\_ Approval  
 **Approval** with the condition that the applicant comply with Takoma Park's tree ordinance and its request to replant two replacement trees.

Approval is based on the following criteria from Chapter 24A of the Montgomery County Code, Section 8(b): The commission shall instruct the director to issue a permit, or issue a permit subject to such conditions as are found to be necessary to insure conformity with the purposes and requirements of this chapter, if it finds that:

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

2. The proposal is compatible in character and nature with the historical, archeological, architectural or cultural features of the historic site, or the historic district in which an historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter; or

3. The proposal would enhance or aid in the protection, preservation and public or private utilization of the historic site, or historic resource located within an historic district, in a manner compatible with the historical, archeological, architectural or cultural value of the historic site or historic district in which an historic resource is located, or

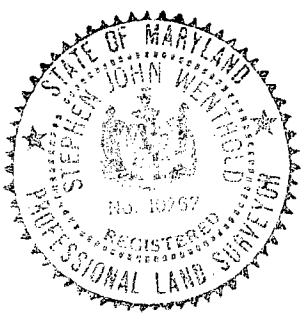
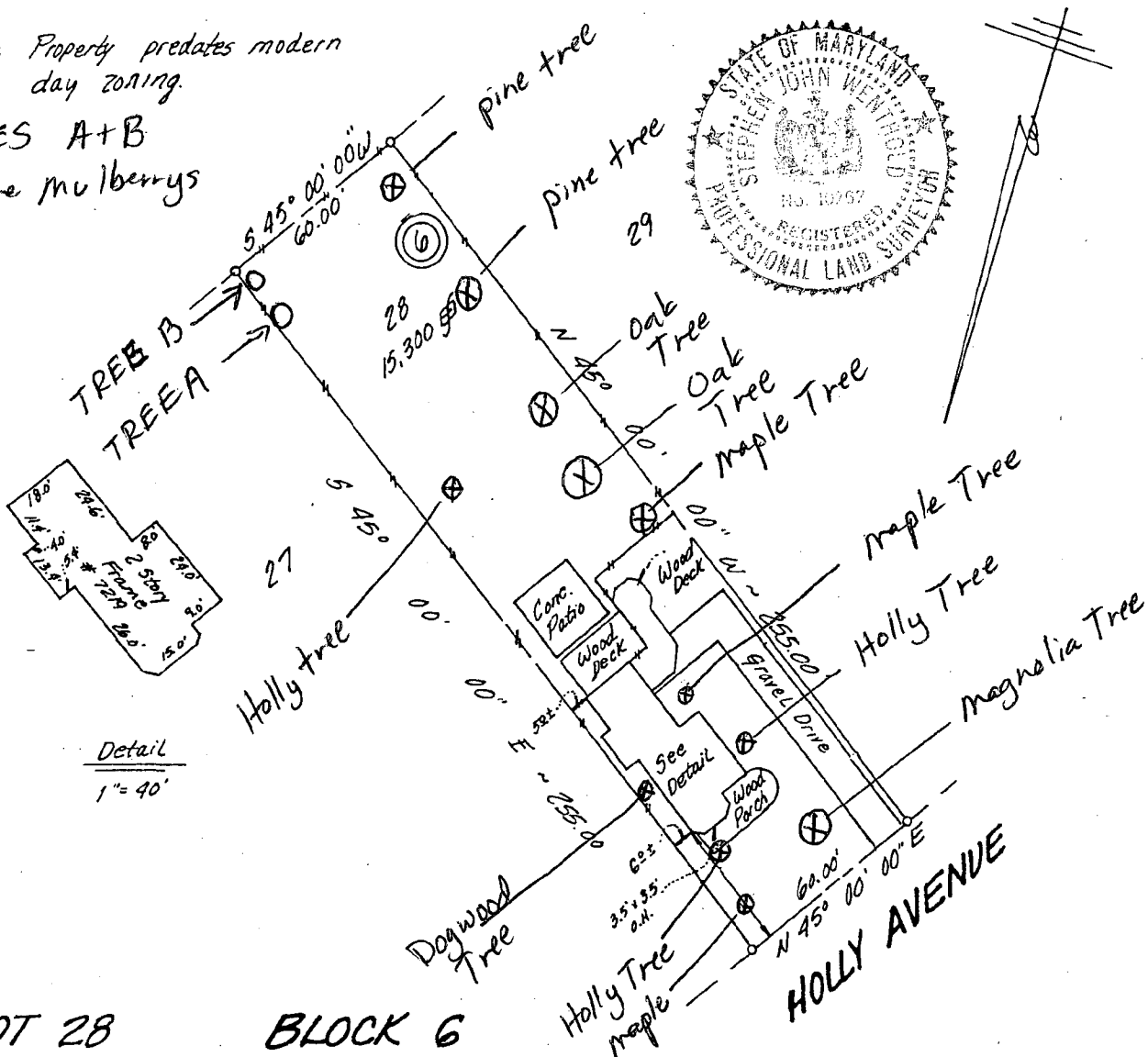
4. The proposal is necessary in order that unsafe conditions or health hazards be remedied; or

5. The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffer undue hardship; or

6. In balancing the interests of the public in preserving the historic site, or historic resource located within an historic district, with the interests of the public from the use and benefit of the alternative proposal, the general public welfare is better served by granting the permit.

Note: Property predates modern day zoning.

TREES A+B are the mulberrys



Detail  
1" = 40'

LOT 28 BLOCK 6  
B.F. GILBERT'S ADDITION TO TAKOMA PARK

Surveyor's Certification

I hereby certify that the survey shown hereon is correct and that the location of the improvements shown hereon is correct and that there are no visible encroachments unless noted otherwise. Fence lines (if shown) are approximate locations. This survey is not a boundary survey and the location or existence of property corners is neither guaranteed nor implied. Do not attempt to use this survey for the purpose of constructing improvements. This property does not lie within a 100 year flood plain according to HUD-FIA insurance maps unless otherwise shown hereon. Building restriction lines shown as per available information.

6-21-94  
Date

*Stephen J. Wenthold*  
Stephen J. Wenthold  
Maryland RLS Reg. No. 10767

NO TITLE REPORT FURNISHED

Scale: 1" = 50', 1" = 40'  
Plat Book: B  
Plat No.: 24  
Work Order: 94-2704

Property  
Address: 7219 Holly Avenue  
Election District # 13  
Jurisdiction: Montgomery County, Maryland



Meridian Surveys, Inc.  
2401 Research Boulevard  
Suite 270  
Rockville MD. 20850  
(301) 840-0025





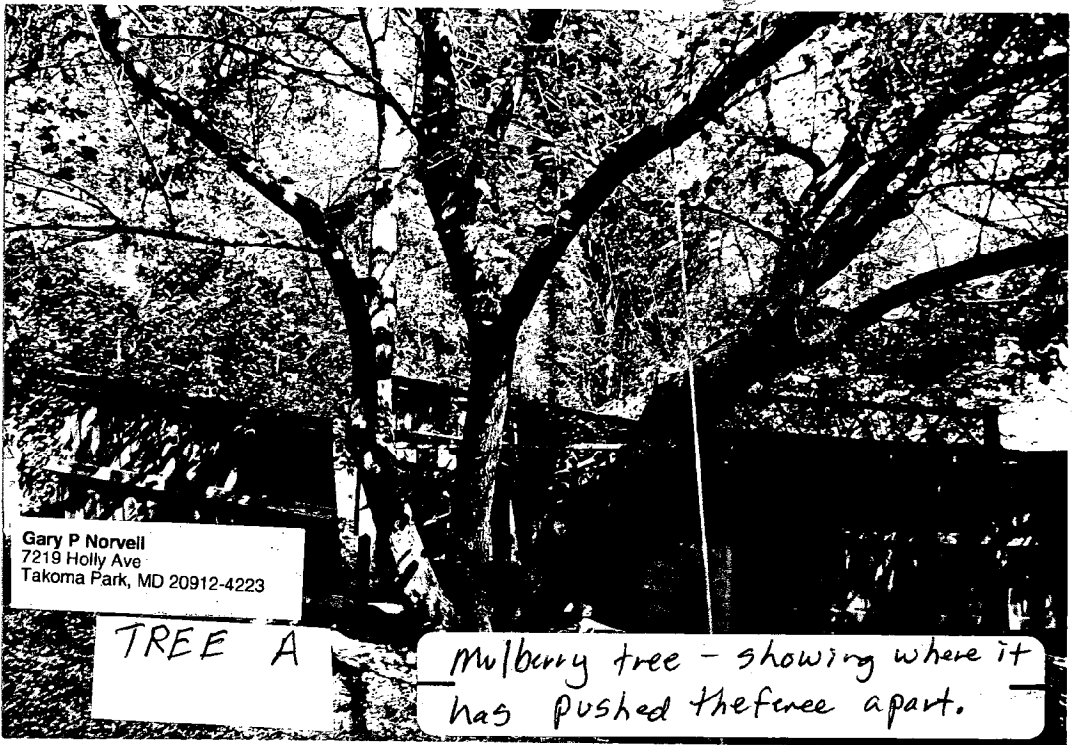
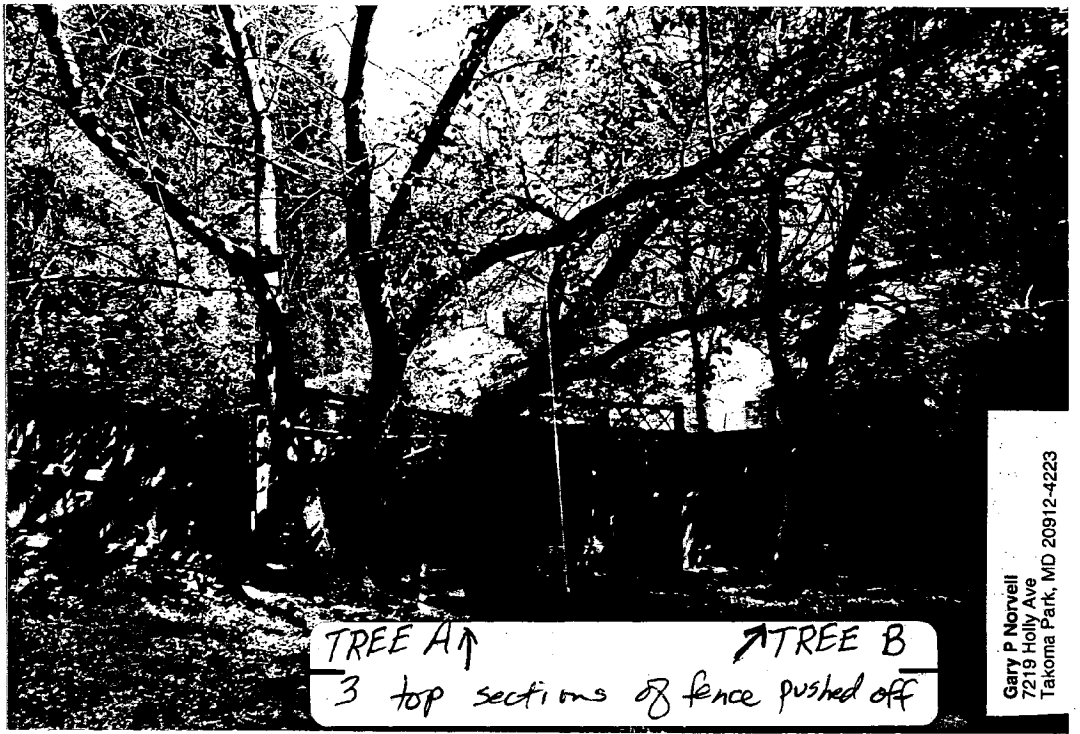
GARY P. NORVELL  
7219 HOLLY AVENUE  
TAKOMA PARK, MARYLAND 20912

## TREE SURVEY-

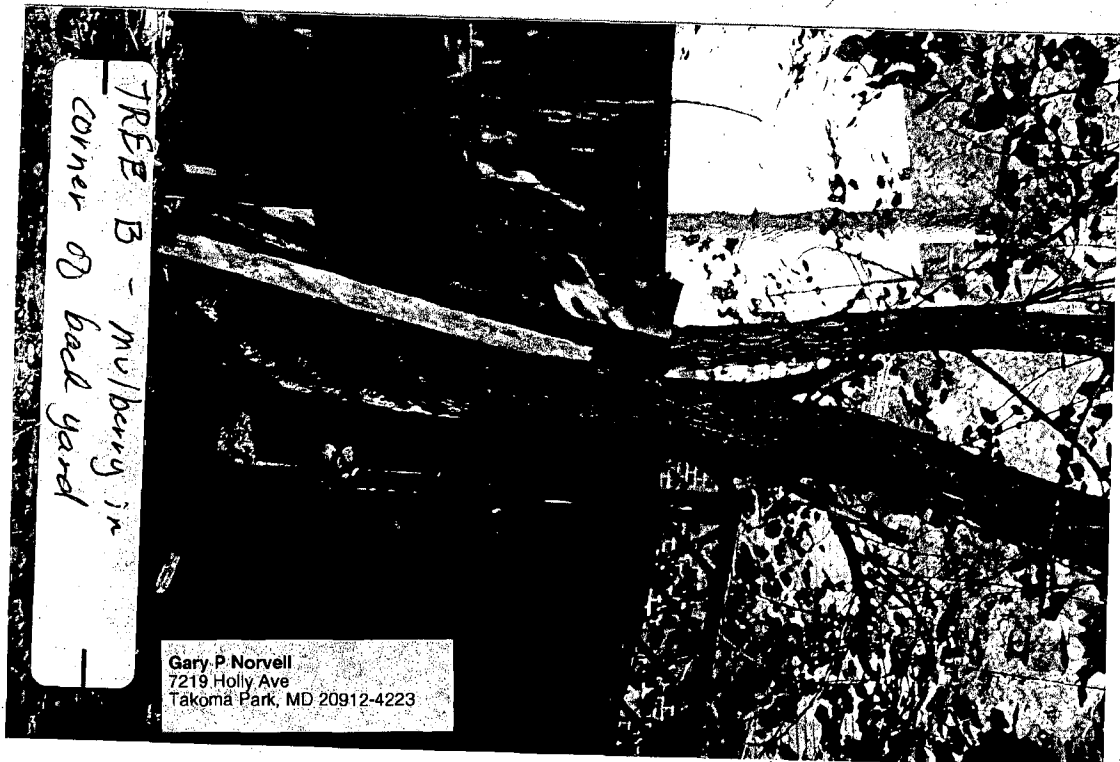
On my property, I have 12 trees besides the mulberries. I have indicated on my survey plat the location and species of those trees.

List of other trees on my property:

- 2 white oaks
- 2 pine trees
- 3 maple trees
- 3 Holly trees
- 1 Dogwood wood
- 1 Magnolia



(7)



TREE B - Mulberry in  
corner of back yard

Gary P. Norvell  
7219 Holly Ave  
Takoma Park, MD 20912-4223

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TREE B - mulberry in  
corner of back yard

Gary P Norvell  
7219 Holly Ave  
Takoma Park, MD 20912-4223



Gary P Norvell  
7219 Holly Ave  
Takoma Park, MD 20912-4223

TREE A

mulberry tree - showing where it  
has pushed the fence apart.





TREE A  
3 top sections of fence pushed off  
TREE B

Gary P Norvell  
7219 Holly Ave  
Takoma Park, MD 20912-4223