

37/03-04DD 7140 Carroll Ave
Takoma Park Historic District



7140 Carroll Ave

2005

"Garageport"



THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

FILE
COPY

August 30, 2004

Mr. Reggie Jetter
Department of Permitting Services
255 Rockville Pike, 2nd Floor
Rockville, Maryland 20850-4166

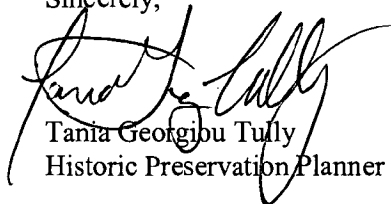
Re: Historic Area Work Permit # 347807
7140 Carroll Avenue, Takoma Park, MD
Non-Contributing Resource within the *Takoma Park Master Plan Historic District*

Dear Mr. Jetter:

I am writing regarding proposed changes to the previously approved HAWP (HPC# 37/03-04DD). With authority granted by the Montgomery County Historic Preservation Commission (HPC) staff has approved the removal of asphalt paving from the rear yard. A proposed fence will be reviewed at the September 8, 2004 HPC meeting.

Please utilize this letter as formal approval for this revision. Thank you for your assistance in this matter. If you have any questions, please do not hesitate to contact staff at 301-563-3400.

Sincerely,



Tania Georgiou Tully
Historic Preservation Planner

cc: Gilmar Amaya



Date: June 10, 2004

MEMORANDUM

TO: Historic Area Work Permit Applicants

FROM: Tania Georgiou Tully, Senior Planner
Historic Preservation Section

SUBJECT: Historic Area Work Permit Application – Approval

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

When you file for your building permit at DPS, you must take with you the enclosed forms. These forms are proof that the Historic Preservation Commission has reviewed your project. For further information about filing procedures or materials for your county building permit review, please call DPS at 240-777-6370.

If your project changes in any way from the approved plans, either before you apply for your building permit or even after the work has begun, please contact the Historic Preservation Commission staff at 301-563-3400.

Please also note that you must arrange for a field inspection for conformance with your approved HAWP plans. Please inform DPS/Field Services at 240-777-6210 or online at <http://permits.emontgomery.org> of your anticipated work schedule.

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



THE MARYLAND-NATIONAL CAPITAL PARK & PLANNING COMMISSION

Date: June 10, 2004

MEMORANDUM

TO: Robert Hubbard, Director

FROM: Tania Georgiou Tully, Senior Planner
Historic Preservation

SUBJECT: Historic Area Work Permit # 347807 enclose porch and replace siding.

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

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

Applicant: Gilmar and Mirian Amaya

Address: 7140 Carroll Avenue, Takoma Park Historic District

This HAWP approval is subject to the general condition that, after issuance of the Montgomery County Department of Permitting Services (DPS) permit, the applicant arrange for a field inspection by calling the Montgomery County DPS Field Services Office at 240-777-6210 or online at <http://permits.emontgomery.org> prior to commencement of work and not more than two weeks following completion of work



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

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: 301 370 3069

Daytime Phone No.: _____

Account No.: 161301070645

Name of Property Owner: Gilmar Amaya / Mirian Amaya

Address: 7140 Carroll Ave Takoma Park MD 20912

Contractor: _____ Phone No.: _____

Contractor Registration No.: _____

Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: 7140 Street: Carroll Ave

Town/City: Takoma Park Nearest Cross Street: Philadelphia Ave

Lot: 14 Block: 2 Subdivision: _____

Liber: _____ Folio: _____ Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

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

1B. Construction cost estimate: \$ _____

1C. If this is a revision of a previously approved active permit, see Permit # _____

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

2A. Type of sewage disposal: 01 WSSC 02 Septic 03 Other: _____

2B. Type of water supply: 01 WSSC 02 Well 03 Other: _____

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height _____ feet _____ inches

- 3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:
- On party line/property line Entirely on land of owner On public right of way/easement

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

Gilmar Amaya
Signature of owner or authorized agent

05-26-07
Date

Approved: _____
Disapproved: _____ Signature: Julia O'Malley Date: 6/9/07

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

347807



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

NOTICE OF VIOLATION

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

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

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

is notified that a violation of Montgomery County Code: 8-24(a), 24A-6 (a)

Construction of an addition without first obtaining building, electrical and Historic Area work permits

HPC 301-563-2400

exists at: 7140 CARROLL AVE, TAKOMA PARK 20912
Location Case #

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

- ① Stop All work on the Addition
- ② Obtain All required

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

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

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

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

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

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

Phone No. 240-777-5211

RECEIVED BY: [Signature] _____
Printed Name Signature Date

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

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

Owners

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

Adjacent & Confronting Property Owners

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

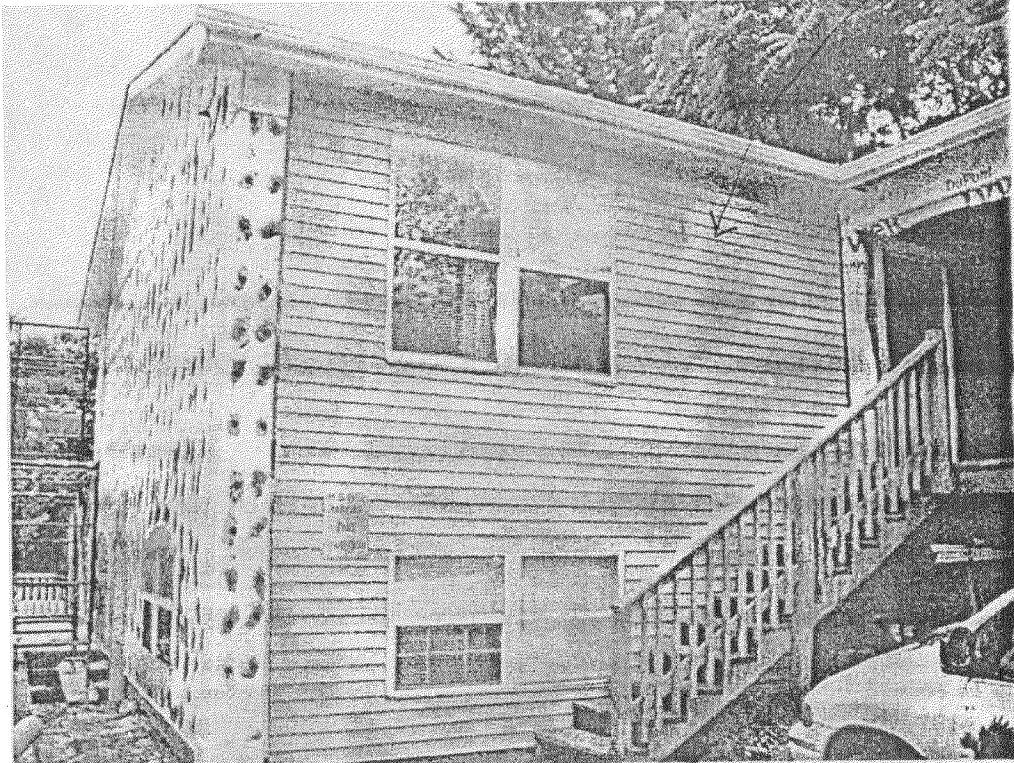
HEVIA, RAFAEL T & E O
7135 CARROLL AVE
TAKOMA PARK MD 20912

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

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

Sam Testa 1/1/04

siding to be removed

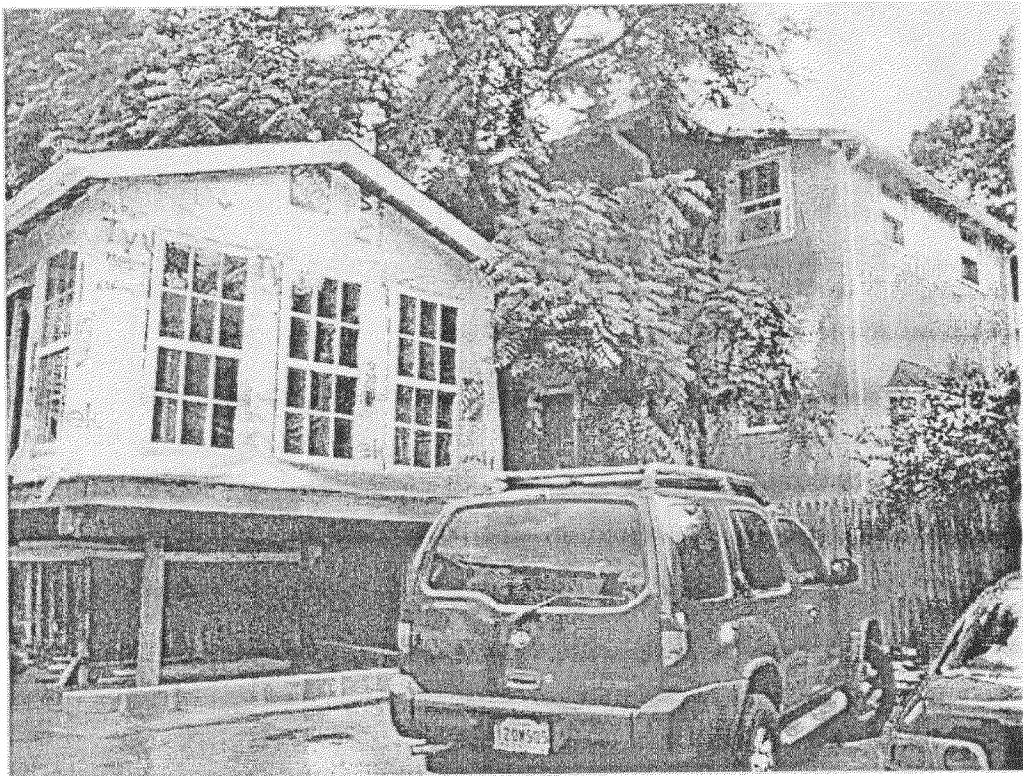


Siding partially removed & prep begun for stucco.

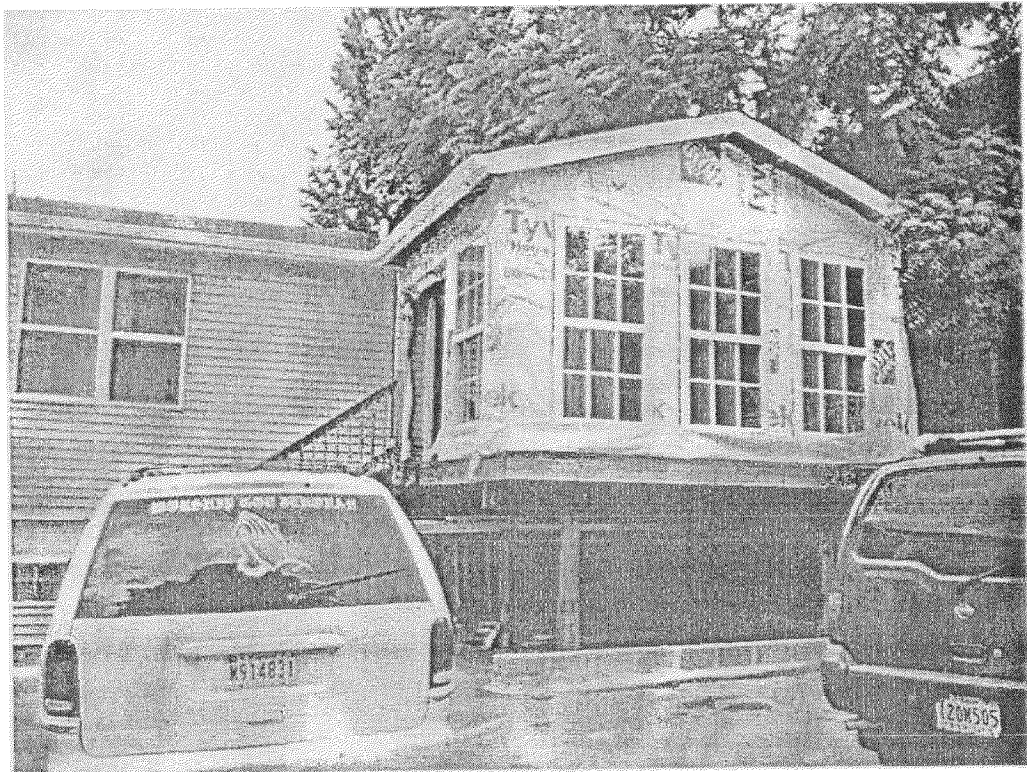


Detail

APPROVED
Montgomery County
Historic Preservation Commission
James P. Sully 6/19/04

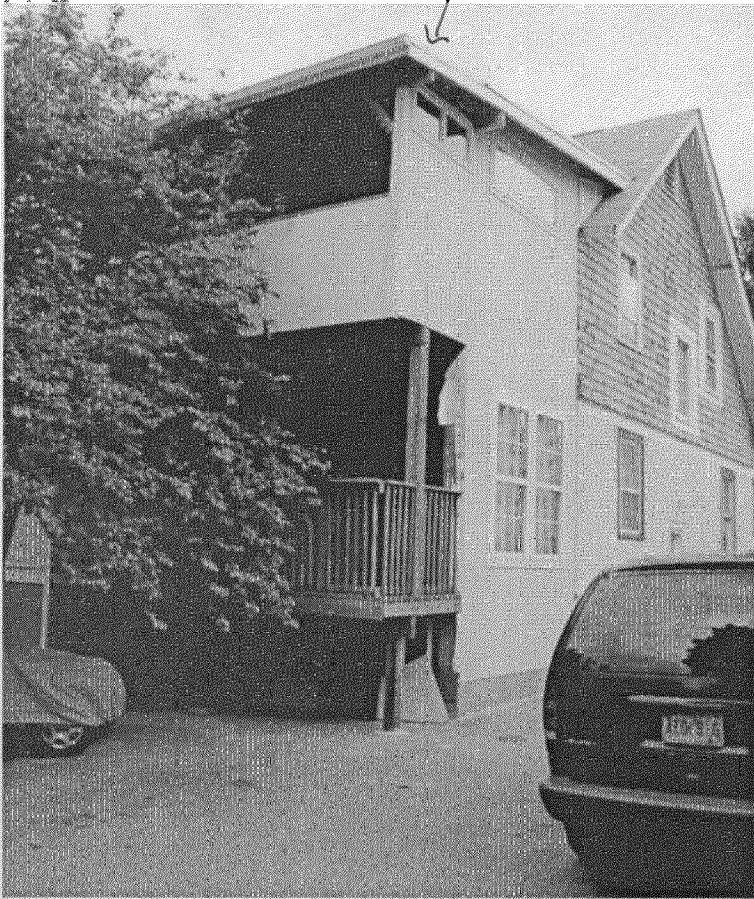


Porch enclosure → view of adjacent rear additions.



Enclosed porch to be sided with stereo panels.

roof extended 4 feet
Partially Enclosed Porch



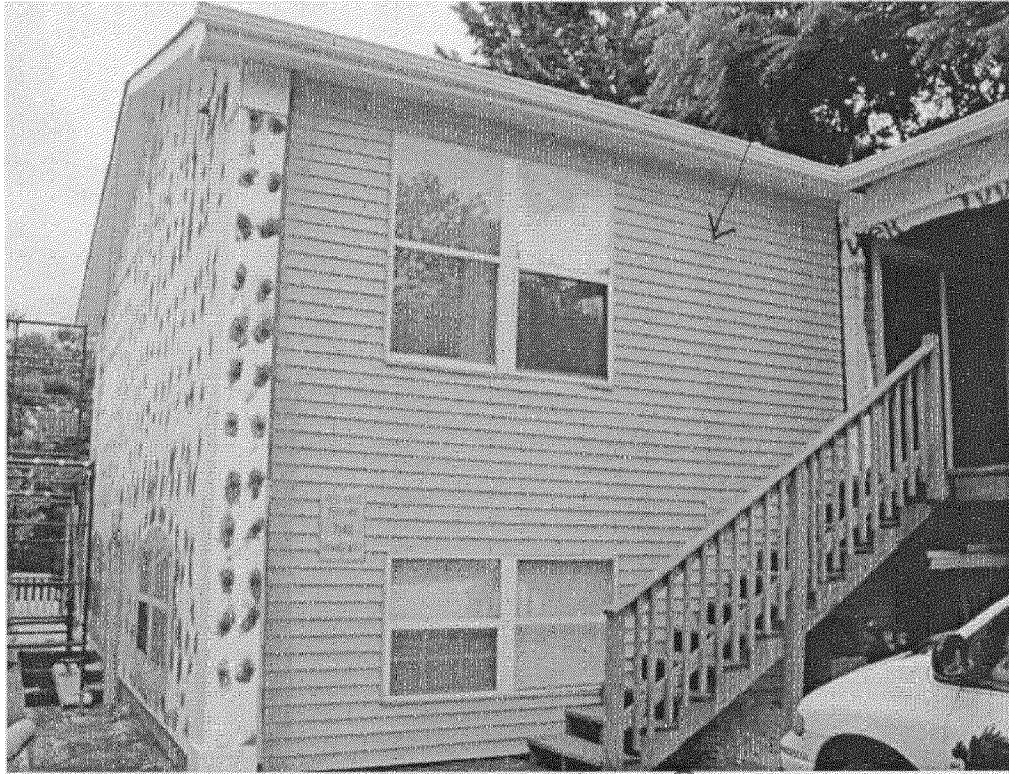
Siding is stucco panels

Porch rail existing



more railing to be added.
(b)

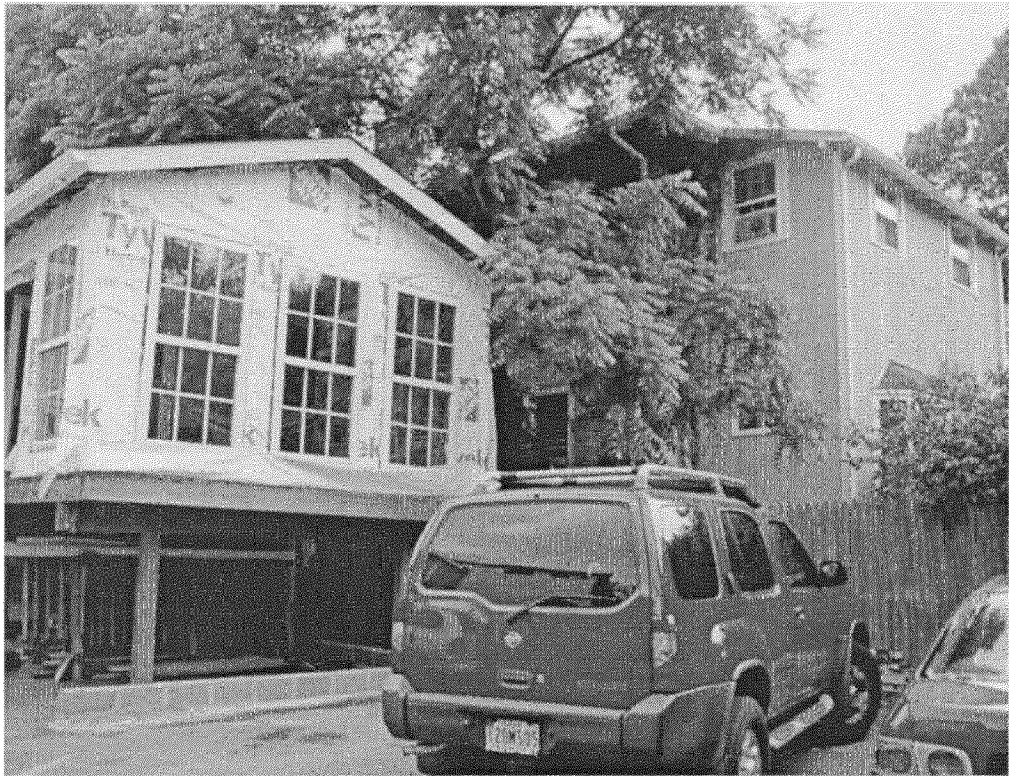
siding to be removed



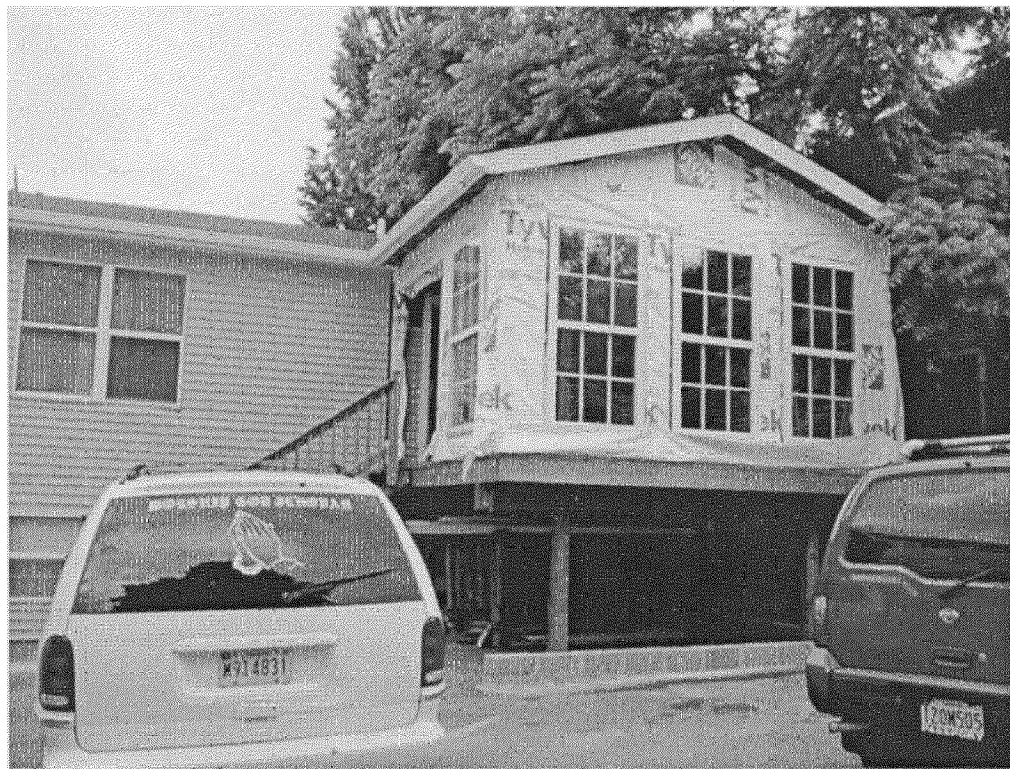
Siding partially removed & prep begun for stucco.



Detail



Porch enclosure → view of adjacent rear addition.



Enclosed porch to be sided with stereo panels.

HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address:	7140 Carroll Ave	Meeting Date:	06/9/04
Applicant:	Gilmarian Amaya	Report Date:	06/2/04
Resource:	Non-Contributing Resource Takoma Park Historic District	Public Notice:	05/26/04
Review:	HAWP	Tax Credit:	No
Case Number:	37/03-04DD	Staff:	Tania Tully
PROPOSAL:	Remove vinyl siding, add stucco, enclose rear porch		
RECOMMENDATION:	Approval		

STAFF RECOMMENDATION:

Staff is recommending approval: The proposal will not substantially alter the exterior features of an historic site or historic resource within an historic district

PROJECT DESCRIPTION

SIGNIFICANCE: Non-Contributing Resource within the Takoma Park Historic District
STYLE: Raised Ranch
DATE: c.1960s

PROPOSAL:

The applicant is proposing to remove vinyl siding from the side and rear of the house and replace with stucco. In addition the rear porch will be enclosed and sided with stucco panels. (See circle # for details)

APPLICABLE GUIDELINES

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

Takoma Park Historic District Guidelines

Non-Contributing/Out-of-Period Resources should receive the most lenient level of design review. Most alterations and additions to Non-Contributing/Out-of-Period Resources should be approved as a matter of course. The only exceptions would be major additions and alterations to the scale and massing of Non-Contributing/Out-of-Period Resources which affect the surrounding streetscape and/or landscape and could impair character of the district as a whole.

Montgomery County Code; Chapter 24A

- A HAWP permit should be issued if the Commission finds that:
 1. The proposal will not substantially alter the exterior features of a historic site or historic resource within a historic district.
 2. The proposal is compatible in character and nature with the historical archaeological, architectural or cultural features of the historic site or the historic district in which a historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter.
 3. The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffers undue hardship.

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

Secretary of the Interior's Standards for Rehabilitation:

#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.

STAFF DISCUSSION

Work for this application was begun without a permit and the applicant received a Stop Work Order from DPS. All of the proposed work is minimally visible from the public-right-of way and occurs on the rear or side of the house. In addition, the house does not contribute to the district and is subject to lenient scrutiny. In addition, the stucco is compatible with the character of the neighborhood. The primary goal of the porch enclosure is to provide privacy for the adjacent neighbor. Despite the timing of this HAWP request, staff recommends approval.

STAFF RECOMMENDATION:

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

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

and with the *Secretary of the Interior's Standards for Rehabilitation #10.*

and with the general condition applicable to all Historic Area Work Permits that **the applicant will present 3 permit sets of drawings to HPC staff for review and stamping prior to submission for permits (if applicable).** After issuance of the Montgomery County Department of Permitting Services (DPS) permit, the applicant will arrange for a field inspection by calling the DPS Field Services Office at 240-777-6370 prior to commencement of work and not more than two weeks following completion of work.



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

DPS - #8

HISTORIC PRESERVATION COMMISSION
301/563-3400

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Person: 301 370 3069

Daytime Phone No.: _____

Account No.: 161301070645

Name of Property Owner: Gilmar Amaya / Mirian Amaya Daytime Phone No.: _____

Address: 7140 CARROLL AVE TAKOMA PARK MD 20912
Street Number City Street Zip Code

Contractor: _____ Phone No.: _____

Contractor Registration No.: _____

Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF BUILDING/PREMISE

House Number: 7140 Street: CARROLL AVE

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

Lot: 14 Block: 2 Subdivision: _____

Liber: _____ Folio: _____ Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:

- Construct
- Extend
- Alter/Renovate
- Move
- Install
- Wreck/Raze
- Revision
- Repair
- Revocable

CHECK ALL APPLICABLE:

- A/C
- Slab
- Room Addition
- Porch
- Deck
- Shed
- Solar
- Fireplace
- Woodburning Stove
- Single Family
- Fence/Wall (complete Section 4)
- Other: _____

1B. Construction cost estimate: \$ _____

1C. If this is a revision of a previously approved active permit, see Permit # _____

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS

2A. Type of sewage disposal: 01 WSSC 02 Septic 03 Other: _____

2B. Type of water supply: 01 WSSC 02 Well 03 Other: _____

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height _____ feet _____ inches

3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:

- On party line/property line
- Entirely on land of owner
- On public right of way/easement

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

Gilmar Amaya
Signature of owner or authorized agent

05-26-04
Date

Approved: _____ For Chairperson, Historic Preservation Commission

Disapproved: _____ Signature: _____ Date: _____

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



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

NOTICE OF VIOLATION

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

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

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

is notified that a violation of Montgomery County Code: 8-24(a), 24A-6(a)

Construction of an addition without first obtaining building, electrical and Historic Area work permits

HPC 301-563-2400

exists at: 7140 CARROLL AVE, TAKOMA PARK 20912
Location Case #

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

- ① Stop all work on the addition
- ② Obtain all required

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

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

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

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

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

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

Phone No. 240-771-5211

RECEIVED BY: [Signature] _____
Printed Name Signature Date

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

RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION ④



Front Elevation



7140

7142

6-1-2004

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- [LP Vinyl Siding](#)
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ABTco™ Hardboard Siding and Trim Products

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- [Product Information and Literature](#)

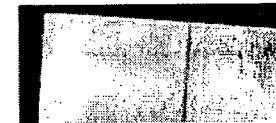
Stucco & RB&B Panels

Stucco Panels

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



Stucco



RB&B

RB&B panels

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

Product Information and Literature

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

F
F
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STUCCO & RB&B PANELS

Specifications and Schematics



STUCCO PANEL

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

ARCHITECTURAL SPECIFICATIONS:

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

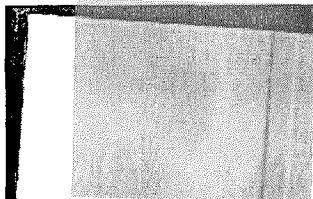
SIZE/PACKAGING

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

COVERAGE

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

SIZE (NOMINAL)



CROSS-SAWN FIR RB&B

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

ARCHITECTURAL SPECIFICATIONS:

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

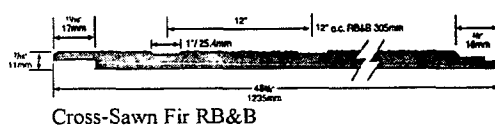
SIZE/PACKAGING

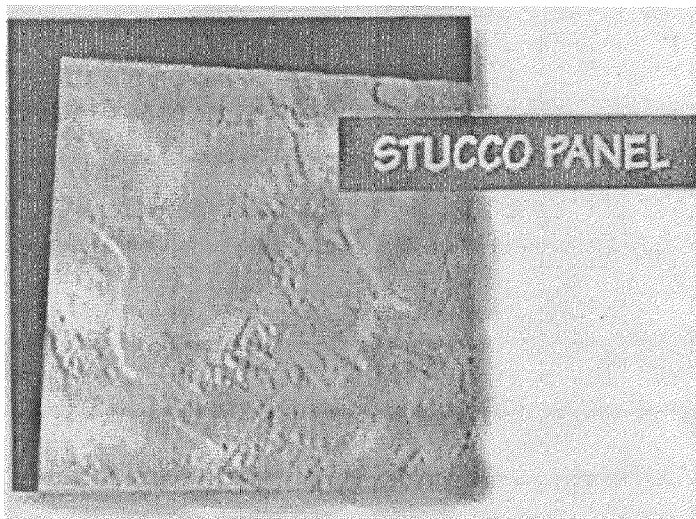
Product	Pcs/Unit	Sq. Ft.(m ²)/Unit
4' x 7' (1219mm x 2133.6mm)	48	1344 (124.9)
4' x 8' (1219mm x 2438mm)	48	1536 (142.7)
4' x 9' (1219mm x 2743mm)	48	1728 (160.5)

COVERAGE

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

SIZE (NOMINAL)





Owners

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

Adjacent & Confronting Property Owners

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

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

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

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



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

NOTICE OF VIOLATION

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

On, 5-25-14 the recipient of this NOTICE, Amaya, Gilmanian
Date Recipient's Name

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

is notified that a violation of Montgomery County Code: 8-21-241-6
Construction of an addition without first
obtaining building, electrical and Historic Area
work permits
HPC. 301-563-2400

exists at: 7140 CARROLL AVE, TAKOMA PARK 20912
Location Case #

The following corrective action(s) must be performed immediately as directed, Construction of
An Addition without first obtaining building,
electrical and Historic Area Work Permits.

- (1) Stop All work on the Addition
- (2) Obtain All required

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

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

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

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

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

ISSUED BY: Pete Hayvik P. H. 5-25-14
Printed Name Signature Date

Phone No. 245-771-3211

RECEIVED BY: _____
Printed Name Signature Date

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

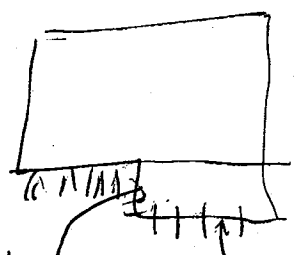
RECIPIENT'S SIGNATURE ACKNOWLEDGES RECEIPT OF A COPY OF THIS NOTICE OF VIOLATION

5/27/84

7140

stucco

enclose porch w/ windows on 2 sides
privacy - no windows on neighbor side



roof & floor
will form porch

sliding
door

3 windows

5/27/84

TP

7140 Canoll Ave

Brick

stucco - want to stucco

①

no vinyl siding - begin removing
plywood underneath

②

knockdown in Rear

used to be a deck

12x14⁵ish

enclosing deck