EXPEDITED
HISTORIC PRESERVATION COMMISSION STAFF REPORT

Address: 10 North Street, Brookeville
Resource: Contributing Resource
Brookeville Historic District
Review: HAWP
Case Number: 23/65-17J
Applicant: Town of Brookville
Proposal: Fence and Hardscape alteration

STAFF RECOMMENDATION:

Staff recommends that the HPC **approve** the HAWP application.

PROJECT DESCRIPTION

SIGNIFICANCE: Contributing to the Brookeville Historic District
STYLE: Vernacular
DATE: c.1865

PROPOSAL:
The applicant is proposing to install a 42” (forty-two inch) pine picket fence at the rear property boundary, and to construct a 10’ × 10’ (ten foot by ten foot) brick patio in front of the church building. Both of these elements are compatible with the character and materials of the site and surrounding district.

STAFF RECOMMENDATION:

__X__ Approval
_____ Approval with conditions.

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:

__x__1. The proposal will not substantially alter the exterior features of an historic site, or historic resource within an historic district; or

__x__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
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.
APPLICATION FOR
HISTORIC AREA WORK PERMIT

Contact: property@townofbrookeville.org  Contractor: ANDREW SCANLON

Tax Account No.: 301 536 5538  Daytime Phone No.: 301 536 5538

Name of Property Owner: TOWN OF BROOKEVILLE  Address: 5 HIGH STREET BROOKEVILLE, MD 20833

Contractor: TBD  Phone No.: TBD

Agent for Owner: NA  Daytime Phone No.: NA

LOCATION OF HIGHWAY/ESTATE

House number: 16  Street: NORTH STREET

Town/City: BROOKEVILLE  Nearest Cross Street: MARKET STREET

Lot:  Block: Subdivision: TOWN OF BROOKEVILLE

PART ONE: TYPE OF WORK/ACTIVITY INCLUDE

1A. CHECK ALL APPLICABLE:
   ☑ Contractor  ☐ Extends  ☐ Alter/Renovate
   ☐ A/C  ☐ Slab  ☐ Room Addition  ☐ Ponds  ☐ Deck  ☐ Shed  
   ☐ Move  ☐ Install  ☐ Wreck/Raze
   ☐ Roof  ☐ Fireplaces  ☐ Woodburning Stoves  ☐ Single Family
   ☐ Revision  ☐ Repair  ☐ Renovate
   ☐ Fence/Wall (complete Section 4)  ☑ Other: PANO

1B. Construction cost estimate: $2000

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

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXISTING ADDITIONS

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

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

PART THREE: COMPLETE ONLY FOR FENCES/RETAINING WALLS

3A. Height: 3 feet 6 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/assessment

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.

[Signature]
09-28-17

Approved: [Signature] Date:

Disapproved: [Signature] Date:

Application/Permit No.: 814854  Date Filed: 9/28/17  Date Issued:

SEE REVERSE SIDE FOR INSTRUCTIONS
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:

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 data;
     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 resources 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**
   - 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.

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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.**
1. WRITTEN DESCRIPTION OF PROJECT

a) The Brookeville Schoolhouse is a restored, one-room schoolhouse located on North Street, in the Town of Brookeville Historic District. It was built circa 1865 and operated as a public school until the 1920's. In 1926 it was sold and converted into a residence and remained as such, with a long period of deterioration until it was deeded to the Town of Brookeville in 1997. Restoration was complete in 2005 and the project won a Montgomery County award for historic preservation. The schoolhouse is now functioning as a one room schoolhouse museum and is open each year for Heritage Days as well as other special occasions.

b) This project includes two site improvements to enhance the Schoolhouse lot and make it more appealing to visitors.

- A wooden picket fence will be added to hide an existing chain link fence and overgrown area at the adjacent property. As this fence is for aesthetics only, there will be no gates. See attached site plan for extent of fencing.
- A new brick patio will be installed in front of the Schoolhouse to be used as a gathering place for functions at the Schoolhouse. The patio may be accessed by a mulch path which will allow Schoolhouse visitors access to the natural part of the property.

4. MATERIAL SPECIFICATIONS

The fence will be a 42” high pressure-treated pine wooden picket fence with simple square 4”x4” posts and 2”x3” rails. The fence will be finished with an opaque stain.

The patio will consist of a sand setting bed with brick pavers to match the 2 existing brick walkways at the Schoolhouse.
PARCEL D
2,399 SQ. FT.
TOWN OF BROOKEVILLE
REMAINING PART
L. 17274, F. 440
20.006

PARCEL C
4,065 SQ. FT.
175 LF NEW FENCE
NEW 10'X10'
BRICK PATIO

SITE PLAN (ENLARGED)
Front Elevation
Side Elevation
Rear Elevation
Side Elevation Showing New Brick Patio Location
Close-Up of New Brick Patio Location
Close-Up of Existing Chain Link Fence to be Hidden by New Fence
Example of Similar Fence
## HAWP APPLICATION: MAILING ADDRESSES FOR NOTIFYING
[Owner, Owner's Agent, Adjacent and Confronting Property Owners]

<table>
<thead>
<tr>
<th>Owner's mailing address</th>
<th>Owner's Agent's mailing address</th>
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</thead>
<tbody>
<tr>
<td><strong>Town of Brookeville</strong></td>
<td>NA</td>
</tr>
<tr>
<td>5 High Street</td>
<td></td>
</tr>
<tr>
<td><strong>Brookeville, MD 20833</strong></td>
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</tbody>
</table>

<table>
<thead>
<tr>
<th>Adjacent and confronting Property Owners mailing addresses</th>
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<tbody>
<tr>
<td><strong>Teal / Weeks</strong></td>
</tr>
<tr>
<td>9 North St</td>
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<tr>
<td><strong>Brookeville, MD 20833</strong></td>
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<tr>
<td><strong>Davis</strong></td>
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<tr>
<td>13 North St</td>
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<tr>
<td><strong>Brookeville, MD 20833</strong></td>
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<tr>
<td><strong>Riis</strong></td>
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<td>17 North St</td>
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