HISTORIC PRESERVATION COMMISSION
301/563-3400
APPLICATION FOR
HISTORIC AREA WORK PERMIT

Contact Email: CHathway@BMCProperties.com
Contact Person: Charles T. Hathway
Tax Account No.: 07-00430521

Name of Property Owner: Montgomery Farm Women’s Cooperative Market, Inc.
Address: 7155 Wisconsin Avenue, Bethesda, Maryland 20184
City: Bethesda
Contractor: N/A
Contractor Registration No.: N/A
Agent for Owner: Wisconsin Columbia Venture LLC
c/o Bernstein Management

LOCATION OF BUILDING/PREMISE
House Number: 7155
Street: Wisconsin Avenue
Town/City: Bethesda
Nearest Cross Street: Willow Lane
Lot: 612
Block: 360
Subdivision: Bethesda
Parcel: P699

PART ONE: TYPE OF PERMIT ACTION AND USE

* request for preliminary consultation

1A. CHECK ALL APPLICABLE:
☐ Construct ☐ Extend ☐ Alter/Renovate ☐ Room Addition ☐ Porch ☐ Deck ☐ Shed
☐ Move ☐ Install ☐ Wreck/Raze ☐ Solar ☐ Fawace ☐ Woodburning Stove ☐ Single Family
☐ Revision ☐ Repair ☐ Revocable ☐ Fence/Wall (complete Section 4) ☐ Other:

1B. Construction cost estimates: $ N/A

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

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTENSIONS

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.

Signature of owner or authorized agent __________________________ Date: __________

Approved: __________________________ For Chairperson, Historic Preservation Commission
Disapproved: __________________________ Date: __________

Application/Permit No.: __________ Data Filed: __________ Data issued: __________

SEE REVERSE SIDE FOR INSTRUCTIONS
The Montgomery County Farm Women's Cooperative Market is a one-story simple wood-frame structure constructed in c. 1932 as the permanent home for the Montgomery County Farm Women's Cooperative Market. The building is centrally located on a 29,975 square foot lot at the southeast corner of Wisconsin Avenue and Willow Lane. The building is surrounded on all sides by an asphalt parking lot, though a portion of the site is covered with gravel used for market activities. Four mature trees are located on the site. The Farm Women's Market (#35/14-1) was designated as an individual site in the Montgomery County Master Plan for Historic Preservation and in the Maryland Inventory for Historic Places in September 1979. Please see attached report for additional information.

Please refer to response on following page.

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 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.

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

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

The Farm Women's Market is part of a large, complex development application with several developers and numerous consultants, and thus the attached Statement of Justification should be read in full to understand the description of the project and the design concept. In summary, Columbia Realty Venture LLC ("Columbia Realty"), Wisconsin Avenue Properties LLC ("WAP-FP"), and Wisconsin Columbia Venture LLC (the "Joint Venture") (collectively, the "Applicants") have submitted a Sketch Plan application for: (i) 7121 Wisconsin Avenue, 7155 Wisconsin Avenue (i.e., the Farm Women's Market), 7106 46th Street ("Parking Lot 24"), and 4600 Leland Street ("Parking Lot 10") (collectively, the "East Side Properties"); and (ii) 7126 and 7140 Wisconsin Avenue, and 4705 Miller Avenue (collectively, the "West Side Properties"). The Sketch Plan proposes two alternate design approaches for the redevelopment of the East Side Properties, one of which includes Parking Lot 24 and Parking Lot 10 ("Option A"), and one of which does not ("Option B"). However, both Options propose to retain the Farm Women's Cooperative Market as the designated historic resource it is, while at the same time including changes to revitalize the site and recontextualize it as the centerpiece of a broader, comprehensive mixed-use development.

Under both Options, the West Side Properties are proposed for up to 260 multi-family residential units and up to 7,500 square feet of non-residential uses. For the East Side Properties, Option A proposes up to 360 multi-family residential units (including 342 multi-family units on 7121 Wisconsin Avenue and Parking Lot 24 and 18 townhouse units on Parking Lot 10), up to 35,000 square feet of non-residential uses (including ground-floor retail in the new multi-family building, a stand-alone retail pavilion, and approximately 4,200 square feet of retail floor area in the Farm Women's Cooperative Market building). In addition, existing parking spaces on Parking Lots 24 and 10 would be relocated into an underground garage that would span the site, so as to accommodate new parks and neighborhood greens. Under Option B, up to 230 multi-family residential units and up to 5,000 square feet of non-residential uses are proposed on the East Side Properties, with no redevelopment of Parking Lots 24 and 10.

Please refer to the attached Sketch Plan Statement of Justification for more information.
**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>
</tr>
</thead>
</table>
| Montgomery Farm Women’s Cooperative Market, Inc.  
7155 Wisconsin Avenue  
Bethesda, MD 20814 | Wisconsin Columbia Venture, LLC  
c/o Bernstein Management  
5301 Wisconsin Avenue, NW Suite 500  
Washington, DC 20015 |

**Adjacent and confronting Property Owners mailing addresses**

Please refer to following pages for information.
<table>
<thead>
<tr>
<th>Adjoining/Confronting Property Owner</th>
<th>Organization/Contact</th>
<th>Mailing Address</th>
<th>City</th>
<th>State</th>
<th>Zip</th>
<th>Block</th>
<th>Lot/Parcel</th>
<th>Tax Account Number</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 7101 WISCONSIN OWNER LLC</td>
<td>C/O DONOHoe COMPANIES INC</td>
<td>7101 WISCONSIN AVE #700</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20814</td>
<td>N752</td>
<td>Par A</td>
<td>07-00417400</td>
</tr>
<tr>
<td>2 Columbia Realty Venture LLC</td>
<td>C/O Columbia Realty Mgt Inc</td>
<td>5301 Wisconsin Ave. NW #500</td>
<td>Washington</td>
<td>DC</td>
<td>20015</td>
<td>N706</td>
<td>B</td>
<td>07-00417411</td>
</tr>
<tr>
<td>3 WISCONSIN AVE PROPERTIES LLC</td>
<td>C/O MIDLAND CO</td>
<td>1228 31ST ST NW</td>
<td>WASHINGTON</td>
<td>DC</td>
<td>20007</td>
<td>P9</td>
<td></td>
<td>07-00424256</td>
</tr>
<tr>
<td>4 WISCONSIN AVE PROPERTIES LLC</td>
<td>C/O MIDLAND CO</td>
<td>1228 31ST ST NW</td>
<td>WASHINGTON</td>
<td>DC</td>
<td>20007</td>
<td>P10</td>
<td>P11</td>
<td>07-00424267</td>
</tr>
<tr>
<td>5 MONTGOMERY COUNTY</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>6 Montg Farm Womens Cooperative Mkt Inc</td>
<td></td>
<td>7153 Wisconsin Ave.</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20814</td>
<td>P699</td>
<td></td>
<td>07-00430361</td>
</tr>
<tr>
<td>7 2220 Wisconsin Avenue LLC</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>8 OLGA L TOMASELLO TRUSTEE</td>
<td></td>
<td>5824 LENOX RD</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20817</td>
<td>A</td>
<td>17</td>
<td>07-00469937</td>
</tr>
<tr>
<td>9 BL BLACKWELL COMPANY LLC</td>
<td></td>
<td>7758 WISCONSIN AVE UNIT 201</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20815</td>
<td>D</td>
<td>P22, Pt Lts 23 and 24</td>
<td>07-00470060</td>
</tr>
<tr>
<td>10 BL BLACKWELL COMPANY LLC</td>
<td></td>
<td>7758 WISCONSIN AVE Unit 201</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20815</td>
<td>D</td>
<td>15</td>
<td>07-00470071</td>
</tr>
<tr>
<td>11 BL BLACKWELL COMPANY LLC</td>
<td></td>
<td>7758 Wisconsin Ave  Ste 201</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20815</td>
<td>D</td>
<td>14</td>
<td>07-00470082</td>
</tr>
<tr>
<td>12 MATTHEW D GLASSER</td>
<td></td>
<td>7205 46TH ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>(1)</td>
<td>8</td>
<td>07-00470116</td>
</tr>
<tr>
<td>13 DOUGLAS W KAMMERER</td>
<td></td>
<td>7202 45TH ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>(1)</td>
<td>15</td>
<td>07-00470151</td>
</tr>
<tr>
<td>14 JOCELYN MARIE SPECTOR REV TR</td>
<td></td>
<td>415 RUSSELL AVE APT 302</td>
<td>GAITHERSBURG</td>
<td>MD</td>
<td>20877</td>
<td>D</td>
<td>10</td>
<td>07-00470162</td>
</tr>
<tr>
<td>15 SCOTT R BREWER ET AL</td>
<td></td>
<td>7101‐7003 WISCONSIN AVE LLC</td>
<td>Owner</td>
<td>MD</td>
<td>20814</td>
<td>A</td>
<td></td>
<td></td>
</tr>
<tr>
<td>16 HOWARD N &amp; DEBRA L FELDMAN</td>
<td></td>
<td>4505 ELM ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>L</td>
<td>9</td>
<td>07-00470220</td>
</tr>
<tr>
<td>17 JAMES E &amp; L M FORD</td>
<td></td>
<td>4427 WALSH STREET</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>B</td>
<td>5</td>
<td>07-00470231</td>
</tr>
<tr>
<td>18 PATRICIA M FRIEND</td>
<td></td>
<td>7206 45TH ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>(1)</td>
<td>13</td>
<td>07-00470275</td>
</tr>
<tr>
<td>19 4504 WALSH STREET L L C</td>
<td></td>
<td>2401 RESEARCH BLVD STE 202</td>
<td>ROCKVILLE</td>
<td>MD</td>
<td>20850</td>
<td>D</td>
<td>8</td>
<td>07-00470286</td>
</tr>
<tr>
<td>20 CHESAPEAKE &amp; POT TLE CO</td>
<td></td>
<td>1 E PRATT ST # 8N-20</td>
<td>BALTIMORE</td>
<td>MD</td>
<td>21202</td>
<td>D</td>
<td>25</td>
<td>07-00470311</td>
</tr>
<tr>
<td>21 JOANNE L ROOD</td>
<td></td>
<td>4509 ELM ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>L</td>
<td>7</td>
<td>07-00470402</td>
</tr>
<tr>
<td>22 JONATHAN J GOLDBERG</td>
<td></td>
<td>3913 REACH RD</td>
<td>POTOMAC</td>
<td>MD</td>
<td>20854</td>
<td>A</td>
<td>18</td>
<td>07-00470550</td>
</tr>
<tr>
<td>23 CHRISTINE M REAL DE AZUA</td>
<td></td>
<td>4502 ELM ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>(1)</td>
<td>12</td>
<td>07-00470572</td>
</tr>
<tr>
<td>24 JAMES F &amp; A M FITZPATRICK</td>
<td></td>
<td>7203 46TH ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>(1)</td>
<td>7</td>
<td>07-00470583</td>
</tr>
<tr>
<td>25 CHAPMAN KEVIN ARTHUR &amp;</td>
<td></td>
<td>7107 STANFORD ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>C</td>
<td>23</td>
<td>07-00470696</td>
</tr>
<tr>
<td>26 DIANE M WILLKEN</td>
<td></td>
<td>4423 STANFORD ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>C</td>
<td>22</td>
<td>07-00470708</td>
</tr>
<tr>
<td>27 JMM HOLDINGS LLC</td>
<td></td>
<td>4507 ELM ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>L</td>
<td>8, Par Adj Lot 8</td>
<td>07-00470721</td>
</tr>
<tr>
<td>28 JOHN A MAHONEY ET AL TR</td>
<td></td>
<td>4508 ELM ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>(1)</td>
<td>9</td>
<td>07-00470776</td>
</tr>
<tr>
<td>29 EDMUND A HAGUE</td>
<td></td>
<td>4620 LELAND ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>A</td>
<td>6</td>
<td>07-00470843</td>
</tr>
<tr>
<td>30 355 ASSOCIATES LLC</td>
<td></td>
<td>6305 BERKSHIRE DR</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20814</td>
<td>A</td>
<td>P19</td>
<td>07-00470867</td>
</tr>
<tr>
<td>31 355 ASSOCIATES LLC</td>
<td></td>
<td>6305 BERKSHIRE DR</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20814</td>
<td>A</td>
<td>P19</td>
<td>07-00470878</td>
</tr>
<tr>
<td>32 OLGA L TOMASELLO TRUSTEE</td>
<td></td>
<td>5824 LENOX RD</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20817</td>
<td>A</td>
<td>16</td>
<td>07-00470880</td>
</tr>
<tr>
<td>33 ARTHUR G &amp; LARAIN HOUSE</td>
<td></td>
<td>7106 45TH ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>2</td>
<td>9</td>
<td>07-00470891</td>
</tr>
<tr>
<td>34 ELIZABETH R RUS</td>
<td></td>
<td>4503 WALSH ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>B</td>
<td>1</td>
<td>07-00470903</td>
</tr>
<tr>
<td>35 DIANE M WILLKINS</td>
<td></td>
<td>7108 45TH ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>2</td>
<td>11</td>
<td>07-00470925</td>
</tr>
<tr>
<td>36 4507 STANFORD STREET LLC</td>
<td></td>
<td>4719 HAMPDEN LN</td>
<td>BETHESDA</td>
<td>MD</td>
<td>20814</td>
<td>D</td>
<td>13</td>
<td>07-00470958</td>
</tr>
<tr>
<td>37 JAY P SIEGEL</td>
<td></td>
<td>4501 LELAND ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>2</td>
<td>5</td>
<td>07-00471133</td>
</tr>
<tr>
<td>38 JAMES L ROY REVOCABLE TRUST</td>
<td></td>
<td>4511 ELM ST</td>
<td>CHEVY CHASE</td>
<td>MD</td>
<td>20815</td>
<td>L</td>
<td>6</td>
<td>07-00471188</td>
</tr>
</tbody>
</table>
Bethesda Market (FWM)  
Sketch Plan No. 320190030  
Notice of Application

44  JULIE K JOHNSON & HANS-MARTIN BOEHMER  4505 LELAND ST  CHEVY CHASE MD  20815  2  3  07-00471202
45  MONTGOMERY COUNTY  101 MONROE ST  ROCKVILLE MD  20850  0  6, 7  07-00471213
46  ROBERT MORSE & ALISON EHRLICH  7204 45TH ST  CHEVY CHASE MD  20815  1 (1)  14  07-00471257
47  DAVID A SIGSEN ET AL TR  C/O BRISTOL CAPITAL CORP  7500 OLD GEORGETOWN RD #760  BETHESDA MD  20814  2  1  07-00471268
48  WILLIAM D FORT  PATRICIA R FORT  7113 46TH S  CHEVY CHASE MD  20815  2  14  07-00471350
49  JANE E WEST  4425 WALSH S  CHEVY CHASE MD  20815  B  6  07-00471361
50  ROGER & C MITCHELL  4501 ELM S  CHEVY CHASE MD  20815  L  11  07-00471394
51  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  20  07-00471428
52  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  7  07-00471430
53  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  10  07-00471441
54  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  8  07-00471452
55  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  9  07-00471463
56  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471474
57  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471485
58  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471496
59  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471508
60  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471510
61  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471521
62  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471532
63  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471543
64  MONTGOMERY COUNTY  101 MONROE S  ROCKVILLE MD  20850  A  1  07-00471554
65  ALFONSO J GONZALEZ  4512 LELAND S  CHEVY CHASE MD  20815  B  2  07-00471576
66  MARK H DANIELS  PATRICIA B DANIELS  4504 ELM S  CHEVY CHASE MD  20815  (1) 11  07-00471645
67  NORA VOLKOW  7104 45TH ST  CHEVY CHASE MD  20815  2  7  07-00471656
68  FRED A & CATHERINE R CECERE  4503 LELAND ST  CHEVY CHASE MD  20815  2  4  07-00471680
69  JENNIFER OCAMPO JOSE  KASPER ZEUTHEN  7107 46TH S  CHEVY CHASE MD  20815  2  8  07-00471793
70  6900 WISCONSIN L L C  C/O WPC MGMT LLC  4719 HAMPDEN LN 3RD FL  BETHESDA MD  20814  D  9  07-00471793
71  M A O'DONNELL ET AL  4422 WALSH STREET  CHEVY CHASE MD  20815  C  25  07-00471840
72  SOONG CREDIT TRUST  PO BOX 344  BURTONSVILLE MD  20866  D  11  07-00471862
73  STEPHANIE C MARTIN TRUSTEE  7111 46TH ST  CHEVY CHASE MD  20815  2  12  07-00471918
74  BRODI L FONTENOT  KYETTE E FONTENOT  7201 46TH ST  CHEVY CHASE MD  20815  1  6  07-00471975
75  SUZANNE W CORVelli  7011 WISCONSIN AVE  CHEVY CHASE MD  20815  A  14  07-00471997
76  KS REALTY LLC  8613 WOODBROOK LN  CHEVY CHASE MD  20815  A  13  07-00472057
77  KS REALTY LLC  8613 WOODBROOK LN  CHEVY CHASE MD  20815  A  12  07-00472068
78  WILLIAM M & KATHRYN M LANE  4424 WALSH ST  CHEVY CHASE MD  20815  C  24  07-00472092
79  KAMEN TADOROV & MARINA P VElikova  4504 LELAND ST  CHEVY CHASE MD  20815  B  23  07-00472104
80  MARIA KOPISDAS TR  6516 WINDERMERE CIR  ROCKVILLE MD  20852  A  15  07-00472126
81  KEITH H PIERCE ET AL TR  7200 45TH ST  CHEVY CHASE MD  20815  (1) 16  07-00472137
82  4507 STANFORD STREET LLC  4719 HAMPDEN LN  BETHESDA MD  20814  D  12  07-00472172
83  WILLIAM D & C W SIMON  4506 LELAND ST  CHEVY CHASE MD  20815  B  12  07-00472263
84  JULIE S BOWEN  DANIEL W BOWEN  4506 LELAND ST  CHEVY CHASE MD  20815  B  12  07-00472263
85  Todd H Jacobus Shana E Jacobus  4424 45TH ST  CHEVY CHASE MD  20815  2  13  07-00472308
86  ALICE M MOROWITZ LIVING TR  4501 WALSH ST  CHEVY CHASE MD  20815  B  4  07-00472332
87  LUBOV PROPERTIES LLC  5101 RIVER ROAD #808  BETHESDA MD  20816  K  P6  07-00472354
88  LUBOV PROPERTIES LLC  5101 RIVER ROAD #808  BETHESDA MD  20816  K  11  07-00472365
89  PAUL DUGGAL LIVING TR  ANUPAMA DUGGAL LIVING TR  7112 45TH ST  CHEVY CHASE MD  20815  2  15  07-00472387

Bethesda Market (FWM) - Sketch Plan - Notice of Application Mailing list (Combi(3066862.2) 2 of 6 79387-001
90 MARYLAND NATIONAL CAPITOL PARK & PLANNING COMM 8787 GEORGIA AVE SILVER SPRING MD 20910 L Par A 07-02381911
91 MARYLAND NATIONAL CAPITOL PARK & PLANNING COMM 8787 GEORGIA AVE SILVER SPRING MD 20910 L Par A 07-02381911
92 7201 WISCONSIN LLC C/O GUARDIAN REALTY MNGMT INC 6000 EXECUTIVE BLVD STE 400 N BETHESDA MD 20852 R, N646 07-02411368
93 Potomac Land & Inv Co C/O National Tax Search LLC 130 S Jefferson St Suite 300 Chicago IL 60661 N593, 10 07-02687716
94 CP 7272 Wisconsin Avenue LLC C/O Carr Properties 1615 L Street NW Suite 650 Washington DC 20036 A Par B 07-02758979
95 JBG/BETHESDA AVENUE LLC C/O JBG Companies 4445 Willard Avenue Ste 400 CHEVY CHASE MD 20815 A Unit A 07-02912446
96 JBG/7200 Wisconsin Avenue LLC C/O JBG Companies 4445 Willard Avenue Ste 400 CHEVY CHASE MD 20815 A Unit B 07-02912457
97 Austin Haag 7222 47th Street Apt R-1 CHEVY CHASE MD 20814 Un R–1 07-03293177
98 Gaithersburg Holdings LLC 8309 Bryant Drive BETHESDA MD 20817 Un R–2 07-03293228
99 Rafiq K Patel Trustee 7222 47th Street Unit R-3 CHEVY CHASE MD 20814 Un R–3 07-03293300
100 John A & B J R Eichberg 4600 Elm Street Unit R-6 CHEVY CHASE MD 20814 Un R–6 07-03293332
101 Alex M & Jacqueline Kwan 4600 Elm Street Unit R-4 CHEVY CHASE MD 20814 Un R–4 07-03293341
102 Paula W Alley 7222 47th Street Unit R-5 CHEVY CHASE MD 20814 Un R–5 07-03293352
103 Arlington Road LLC 4610 Elm Street #C1 CHEVY CHASE MD 20814 Un C–1 07-03293374
104 ROBERT ENELOW & AMY KOSSOFF 4500 LEAND ST CHEVY CHASE MD 20815 B 26 07-03267132
105 Capital One National Association C/O Ryan Property Tax Serv P.O. Box 460189 Houston TX 77056 D 07-03284307
106 WISCONSIN PROJECT LLC 5341 FALMOUTH RD BETHESDA MD 20816 1 N758, lot 28 07-03744183
107 State of Maryland State Highway Administration 707 N CALVERT ST BALTIMORE MD 21202 N754 07-03744193
108 State of Maryland State Highway Administration 707 N CALVERT ST BALTIMORE MD 21202 N759 07-03744208
109 47th & Elm Street Condominium C/O Crescent Property Management 2647 Connecticut Ave NW, Suite 200 Washington DC 20008
110 Property Mgmt. Co. for The Solaire Apts. C/O Kettler 8255 Greensboro Drive Ste. 200 McLean VA 22102
111 Property Mgmt. Co. for The Crescent Plaza 7111 Woodmont Ave. Chevy Chase MD 20815

<table>
<thead>
<tr>
<th>Civic, Community, Condominium and HOAs registered with MNCPPC</th>
<th>Contact</th>
<th>Street</th>
<th>City</th>
<th>State</th>
<th>Zip</th>
</tr>
</thead>
<tbody>
<tr>
<td>Bethesda Coalition</td>
<td>Dennis Wood, President</td>
<td>4109 Woodbine Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Bethesda Coalition</td>
<td>Jeff Burton, Deputy Exec. Director</td>
<td>7700 Old Georgetown Road</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Bethesda Urban Partnership</td>
<td>Rick Ammirato, Executive Director</td>
<td>7700 Old Georgetown Road</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Bethesda-Chew Chase CC</td>
<td>Gianne Italiano, Executive Director</td>
<td>7910 Woodmont Avenue #1204</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Bradley House Condo. Assn.</td>
<td>Eric Kraus, President</td>
<td>4800 Chew Chase Drive #308</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Chewy Chase Park Condo. Assn.</td>
<td>Bob Elks, SCS Management</td>
<td>12701 Fairlake Cir. #400</td>
<td>Chantilly</td>
<td>VA</td>
<td>20153</td>
</tr>
<tr>
<td>Chewy Chase Park Condo. Assn.</td>
<td>Julia Andrews, President</td>
<td>4824 Chewy Chase Dr., Apt 202</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Chewy Chase West Neighborhood Assn.</td>
<td>Betsy Loyles, Secretary</td>
<td>4849 Langdorn Lane</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Chewy Chase West Neighborhood Assn.</td>
<td>Naomi Spinrad, VP Development</td>
<td>4810 Deansway Parkway</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Chevy Chase West Neighborhood Assn.</td>
<td>Sylvia Fubini, Parks Liaison</td>
<td>4708 Chew Chase Blvd.</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Christopher Condo.</td>
<td>Alvin Aubinoe, Aubino Mgmt.</td>
<td>7507 Arlington Rd.</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Christopher Condominium</td>
<td>Steve Groh, President</td>
<td>4808 Moorland Lane #607</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>City Homes of Edgemoor HOA</td>
<td>Richard Lawch, President</td>
<td>4810 Montgomery Lane</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>City Homes of Edgemoor HOA</td>
<td>Sara Brodie, Allied Realty, Inc.</td>
<td>7605 Arlington Road Suite 100</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Citz. Cord. Committee on Friendship Hghts</td>
<td>Eric Sanne</td>
<td>5203 Westport Road</td>
<td>Bethesda</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Citz. Cord. Committee on Friendship Hghts</td>
<td>Ronald Tripp, President</td>
<td>5330 Sherrill Ave</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>Concerned Families of City Homes</td>
<td>Brent Polkes</td>
<td>4808 Montgomery Lane</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Others Required to be Notified</td>
<td>Organization</td>
<td>Street</td>
<td>City</td>
<td>State</td>
<td>Zip</td>
</tr>
<tr>
<td>--------------------------------</td>
<td>--------------</td>
<td>--------</td>
<td>------</td>
<td>-------</td>
<td>-----</td>
</tr>
<tr>
<td>Intake Section</td>
<td>MNCPPC-DARC</td>
<td>8787 Georgia Avenue</td>
<td>Silver Spring</td>
<td>MD</td>
<td>20910</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Development Teams</th>
<th>Organization</th>
<th>Street</th>
<th>City</th>
<th>State</th>
<th>Zip</th>
</tr>
</thead>
<tbody>
<tr>
<td>Christopher M. Ruhlen</td>
<td>Lerch, Early &amp; Brewer, Chtd.</td>
<td>7600 Wisconsin Avenue, Suite 700</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Robert G. Brewer, Jr.</td>
<td>Lerch, Early &amp; Brewer, Chtd.</td>
<td>7600 Wisconsin Avenue, Suite 700</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Charles Hathaway</td>
<td>Bernstein Management</td>
<td>5301 Wisconsin Avenue NW Suite 500</td>
<td>Washington</td>
<td>DC</td>
<td>20015</td>
</tr>
<tr>
<td>Matt Pohlhaus</td>
<td>Rodgers Consulting</td>
<td>19847 Century Boulevard, Suite 200</td>
<td>Germantown</td>
<td>MD</td>
<td>20874</td>
</tr>
<tr>
<td>Nancy Randall</td>
<td>Wells &amp; Associates</td>
<td>1110 Bonifant St., Ste. 210</td>
<td>Silver Spring</td>
<td>MD</td>
<td>20910</td>
</tr>
<tr>
<td>McLean Quinn</td>
<td>EYA LLC</td>
<td>4800 Hampden Lane Suite 300</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>Jim Bushong</td>
<td>FXCollaborative Architects</td>
<td>1875 Connecticut Ave NW</td>
<td>Washington</td>
<td>DC</td>
<td>20009</td>
</tr>
<tr>
<td>Joseph Pikiewicz</td>
<td>FXCollaborative Architects</td>
<td>1875 Connecticut Ave NW</td>
<td>Washington</td>
<td>DC</td>
<td>20009</td>
</tr>
<tr>
<td>Tade Williger</td>
<td>LandDesign</td>
<td>200 S Peyton St</td>
<td>Alexandria</td>
<td>VA</td>
<td>22314</td>
</tr>
<tr>
<td>Parties of Record</td>
<td>Street</td>
<td>City</td>
<td>State</td>
<td>Zip</td>
<td></td>
</tr>
<tr>
<td>-------------------</td>
<td>----------------</td>
<td>-------------</td>
<td>-------</td>
<td>------</td>
<td></td>
</tr>
<tr>
<td>179 Ellen Rader</td>
<td>4841 Leland Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>180 Alan Schechter</td>
<td>5405 Beech Avenue</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>181 Joyce Gwadz</td>
<td>Edgemoor Citizens Association</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>182 David Valenstein</td>
<td>6908 Oakridge Avenue</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>183 Michele Johnston</td>
<td>4419 Walsh Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>184 Bennett Lavenstein</td>
<td>4210 Rosemary Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>185 Gary Fahn</td>
<td>4114 Blackthorn Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>186 Kasper Zeuthen</td>
<td>7107 46th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>187 Jennifer Jose</td>
<td>7101 46th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>188 Robert Curtis</td>
<td>4109 Edgevale Court</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>189 Joan Barron</td>
<td>4704 Morgan Drive</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>190 Dan Mehlman</td>
<td>5113 Crossfield Court, #267</td>
<td>Rockville</td>
<td>MD</td>
<td>20852</td>
<td></td>
</tr>
<tr>
<td>191 Allan Glass</td>
<td>4853 Cordell Avenue, #614</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>192 Jason Miller</td>
<td>4620 Leland Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>193 Tim Eden</td>
<td>6205 Kennedy Drive</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>194 Gary Fahn</td>
<td>4207 East-West Highway</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>195 Stephen Muse</td>
<td>4105 Stanford Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>196 Mindy Saslam</td>
<td>5415 Connecticut Avenue, NW</td>
<td>Washington</td>
<td>DC</td>
<td>20055</td>
<td></td>
</tr>
<tr>
<td>197 Moira Schoen</td>
<td>4428 Rosedale Avenue</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>198 David Schoen</td>
<td>4428 Rosedale Avenue</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>199 M. E. Dolan</td>
<td>4308 Rosedale Avenue</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>200 Richard Hoyes</td>
<td>101 Lucas Lane</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>201 Claire M. Helm</td>
<td>4500 Middleton Lane</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>202 Lou Evangelista</td>
<td>4402 Walsh Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>203 John Murphey</td>
<td>4002 Underwood Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>204 Alan and Geraldine Schechter</td>
<td>5405 Beech Avenue</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
<td></td>
</tr>
<tr>
<td>205 Mike Ewenson</td>
<td>6322 Kenwood Forest Lane</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>206 David Hirshfield</td>
<td>6601 Glenbrook Road</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20817</td>
<td></td>
</tr>
<tr>
<td>207 Cannon Stobwood</td>
<td>4408 Leland Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>208 Billy Fort</td>
<td>7113 46th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>209 Jane Aiken</td>
<td>4412 Walsh Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
<td></td>
</tr>
<tr>
<td>210 Gloria Lee</td>
<td>6104 Lone Oak Drive</td>
<td>Bethesda</td>
<td>MD</td>
<td>20817</td>
<td></td>
</tr>
<tr>
<td>Number</td>
<td>Name</td>
<td>Address</td>
<td>City</td>
<td>State</td>
<td>Zip</td>
</tr>
<tr>
<td>--------</td>
<td>-----------------</td>
<td>-------------------------------</td>
<td>------------</td>
<td>--------</td>
<td>-------</td>
</tr>
<tr>
<td>211</td>
<td>Steve Seidel</td>
<td>4426 Stanford Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>212</td>
<td>Sonia Smith</td>
<td>8224 Larry Place</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>213</td>
<td>Maj-Britt Dohlie</td>
<td>6722 Kenwood Forest Lane</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>214</td>
<td>Lisa McCabe</td>
<td>4608 Highland Avenue</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>215</td>
<td>Elly Benjamin</td>
<td>7105 46th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>216</td>
<td>Pat Burda</td>
<td>4108 Woodbine Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>217</td>
<td>Doug Nkenna</td>
<td>7111 46th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>218</td>
<td>Lynn Weinstein</td>
<td>4720 Chevy Chase Terrace, #203</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>219</td>
<td>Linda Willard</td>
<td>2 W. Newlands Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>220</td>
<td>Elsa Silverman</td>
<td>8605 Lybrook Drive</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>221</td>
<td>Margaret Melaney</td>
<td>4508 Walsh Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>222</td>
<td>Christina Emmerman</td>
<td>7906 Lybrook Street</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>223</td>
<td>Andrew Emmett</td>
<td>4408 Walsh Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>224</td>
<td>Derek Smith</td>
<td>8224 Larry Place</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>225</td>
<td>Cookie Allo</td>
<td>7222 47th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>226</td>
<td>Gary Modjeska</td>
<td>5309 Elsmere Avenue</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>227</td>
<td>Andrew Randall</td>
<td>4403 Leland Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>228</td>
<td>Jane Dealy</td>
<td>4800 Chevy Chase Boulevard</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>229</td>
<td>Barney Rush</td>
<td>6917 Maple Avenue</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>230</td>
<td>Deborah Vollmer</td>
<td>7202 44th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>231</td>
<td>Tina Coplan</td>
<td>7093 Meadow Lane</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>232</td>
<td>Micah Markman</td>
<td>4503 Walsh Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>233</td>
<td>Eden Durbin</td>
<td>3307 Wake Drive</td>
<td>Kensington</td>
<td>MD</td>
<td>20895</td>
</tr>
<tr>
<td>234</td>
<td>Jared Solomon</td>
<td>3307 Wake Drive</td>
<td>Kensington</td>
<td>MD</td>
<td>20895</td>
</tr>
<tr>
<td>235</td>
<td>Mark Montezemolo</td>
<td>6910 Maple Avenue</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>236</td>
<td>Thomas Hagerty</td>
<td>4412 Walsh Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>237</td>
<td>Margaret Delboit</td>
<td>5202 Battery Lane</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>238</td>
<td>David Esch</td>
<td>5202 Battery Lane</td>
<td>Bethesda</td>
<td>MD</td>
<td>20814</td>
</tr>
<tr>
<td>239</td>
<td>Joan Filson</td>
<td>Opportunity Shop</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>240</td>
<td>Amy Chapman</td>
<td>7109 46th Street</td>
<td>Chevy Chase</td>
<td>MD</td>
<td>20815</td>
</tr>
<tr>
<td>241</td>
<td>Evelyn Karson</td>
<td>5824 Conway Road</td>
<td>Bethesda</td>
<td>MD</td>
<td>20817</td>
</tr>
</tbody>
</table>
Montgomery County Historic Preservation Commission
Request for Preliminary Consultation

Montgomery Farm Women’s Cooperative Market
7155 Wisconsin Avenue, Bethesda, Maryland 20184

Attachments:
A. Design Advisory Panel Presentation, October 10, 2018
B. Statement of Justification for Sketch Plan Application No. 320190030, October 23, 2018
C. Typical Below Grade Parking Plan
D. EHT Traceries, Draft Historic Structure Report, December 2018
E. Silman Structural Engineers, Preliminary Farm Women’s Market Conditions Assessment, December 2018
BETHESDA MARKET

DESIGN ADVISORY PANEL
OCTOBER 10, 2018
WISCONSIN AVE. STREET VIEWS
NE AERIAL VIEW

NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
BETHESDA MARKET
OPTION A
EAST SIDE PROPERTIES

7121 WISCONSIN, LOT 24, & FARM WOMEN’S MARKET
NE AERIAL VIEW

NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NW AERIAL VIEW

NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
WISCONSIN AVE.

NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
ILLUSTRATIVE ELEVATION

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

SCALE: 1" = 50'-0"
NOTES:

1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

SCALE: 1" = 50'-0"
ARCHITECTURAL PRECEDENTS

DESIGN PRECEDENTS

10 October 2018 | DESIGN ADVISORY PANEL
BETHESDA MARKET OPTION A EAST SIDE PROPERTIES
7121 Wisconsin, Lot 24, & Farm Women’s Market
ARCHITECTURAL PRECEDENTS
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
ROOF LEVEL

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
TYPICAL BELOW GRADE PARKING

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

scale : 1" = 50'-0"
WEST-EAST SECTION

MAX HEIGHT
155'-0"

18 MECHANICAL
17 RESIDENTIAL
16 RESIDENTIAL
15 RESIDENTIAL
14 RESIDENTIAL
13 RESIDENTIAL
12 RESIDENTIAL
11 RESIDENTIAL
10 RESIDENTIAL
9 RESIDENTIAL
8 RESIDENTIAL
7 RESIDENTIAL
6 RESIDENTIAL
5 RESIDENTIAL
4 RESIDENTIAL
3 RESIDENTIAL
2 RESIDENTIAL
1 RETAIL

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

10 October 2018 | DESIGN ADVISORY PANEL
BETHESDA MARKET OPTION A EAST SIDE PROPERTIES
7121 Wisconsin, Lot 24, & Farm Women's Market

SCALE: 1" = 30'-0"
BETHESDA MARKET
OPTION A
EAST SIDE PROPERTIES
LOT 10
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
BETHESDA MARKET
EAST SIDE
OPTION B
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
DESIGN GUIDELINE VS. PROPOSED MASSING DIAGRAMS

STEPBACKS FROM DESIGN GUIDELINES

5' STEPBACKS PROPOSED MASSING & 45' TOWER SEPARATION

- On Wisconsin Avenue, Tower stepback of 5'-0" from the base in lieu of 10'-0" suggested which maintains tower floor-plate area and allows a stepback above the base facing the future park to the east, which is not required in guidelines.

- Tower stepback at the north (15'-0" suggested) is reduced to 5'-0" to allow for adequate tower separation from the existing 7101 Wisconsin building to the south.

NOTES:

1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
**DESIGN GUIDELINE VS. PROPOSED MASSING DIAGRAMS**

**STEPBACKS FROM DESIGN GUIDELINES**

- On Wisconsin Avenue, Tower stepback of 5'-0" from the base in lieu of 10'-0" suggested which maintains tower floor-plate area and allows a stepback above the base facing the future park to the east, which is not required in guidelines.

- Tower stepback at the north (15'-0" suggested) is reduced to 5'-0" to allow for adequate tower separation from the existing 7101 Wisconsin building to the south.

**5' STEPBACKS PROPOSED MASSING & 45' TOWER SEPERATION**

**NOTES:**

1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
WESTERN ELEVATION

NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

SCALE: 1" = 50'-0"
7121 ILLUSTRATIVE ELEVATION

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

SCALE: 1" = 50'-0"
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
7121 TYPICAL PARKING

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
7121 WEST-EAST SECTION

MAX HEIGHT
170'-0"

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
BETHESDA MARKET
WEST SIDE
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
7126 SE AERIAL VIEW

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
DESIGN GUIDELINE VS. PROPOSED MASSING DIAGRAMS

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

STEPBACKS FROM DESIGN GUIDELINES

5' STEPBACKS PROPOSED MASSING & 45' TOWER SEPERATION

- Tower is setback 5'-0" to 8'-0" from the base (in lieu of 10' suggested) at Bethesda and Wisconsin, which allows for a clear separation between the tower and the base, and allows plenty of room for the street tree canopy.

- No setback exists along Miller (15'-0" suggested) due to the fact Miller operates more as an alley for parking and loading functions rather than a pedestrian circulation route.

- In lieu of a 22'-6" tower separation at the western lot line, we are providing a light court and lot line windows. Our building separation from the existing tower to the west (The Seasons) meets the required separation, and the parcel directly adjacent our site is not conducive to a future tower due to the parcel dimension being not viable to design a functional and efficient residential, office, or parking structure.
DESIGN GUIDELINE VS. PROPOSED MASSING DIAGRAMS

**STEPBACKS FROM DESIGN GUIDELINES**

**5' STEPBACKS PROPOSED MASSING & 45' TOWER SEPERATION**

- Tower is setback 5'-0" to 8'-0" from the base (in lieu of 10' suggested) at Bethesda and Wisconsin, which allows for a clear separation between the tower and the base, and allows plenty of room for the street tree canopy.

- No setback exists along Miller (15'-0" suggested) due to the fact Miller operates more as an alley for parking and loading functions rather than a pedestrian circulation route.

- In lieu of a 22'-6" tower separation at the western lot line, we are providing a light court and lot line windows. Our building separation from the existing tower to the west (The Seasons) meets the required separation, and the parcel directly adjacent our site is not conducive to a future tower due to the parcel dimension being not viable to design a functional and efficient residential, office, or parking structure.

**NOTES:**

1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and
only represent the proposed development in an illustrative interpretation.
EASTERN ELEVATION

NOTES:
All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
7126 ILLUSTRATIVE ELEVATION

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

SCALE: 1" = 50'-0"
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

SCALE: 1" = 50'-0"
ARCHITECTURAL FACADE PRECEDENTS

DESIGN PRECEDENTS
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
7126 TYPICAL HIGH RISE

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.

10 October 2018 | DESIGN ADVISORY PANEL
BETHESDA MARKET WEST SIDE
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
7126 ROOF LEVEL

NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
NOTES:
1. All Sketch Plan Drawings and Exhibits are conceptual and only represent the proposed development in an illustrative interpretation.
CONCEPT PLAN FOR 7121 AND 7126 WISCONSIN AND FWM
BETHESDA PARKS – CHALLENGES AND OPPORTUNITIES
EXISTING CONDITIONS

TOTAL IMPERVIOUS
- 3.21 ACRES OF SURFACE PARKING
- 0.71 ACRES OF BUILDING
- 77% OF SITE IS IMPERVIOUS
PROPOSED CONCEPT

- SOCIAL
- ACTIVE
- CONTEMPLATIVE
PARK FUNCTIONS: SOCIAL GATHERING
SOCIAL – SCALE COMPARISON

ROCKVILLE TOWN SQUARE ROCKVILLE, MD