

*Revised 9/9/2025*

**MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION**  
**301-563-3400**

**WEDNESDAY**  
**September 17, 2025**

**MARYLAND-NATIONAL CAPITAL PARK AND PLANNING COMMISSION**  
**WHEATON HEADQUARTERS AUDITORIUM**  
**2425 REEDIE DRIVE**  
**WHEATON, MARYLAND 20902**

**ALL HPC HEARINGS ARE BEING CONDUCTED IN PERSON**

The HPC will conduct the Public Hearing on Wednesday, September 17th. The Public Hearing will begin with a Worksession at 6:30 pm, followed by the hearing at 7:00pm. See the agenda below for item details.

**GENERAL PUBLIC WISHING TO OBSERVE MAY ATTEND IN PERSON OR FOLLOW THE MEETINGS VIA THIS AUDIO LINK: <https://montgomeryplanningboard.org/meetings/watch-online/>**

**SIGN UP TO TESTIFY ONLINE**

If you wish to testify on an item, **you must** sign up to testify online in advance of the hearing.

<https://montgomeryplanning.org/planning/historic/historic-preservation-commission/historic-preservation-commission-sign-up-to-testify/>

Final Deadline to Sign up to testify:

- 9 am on September 16th (for September 17th meeting)

Speakers must identify themselves for the record and wait to be acknowledged by the Meeting Clerk and Chair.

**WRITTEN COMMENTS:**

Members of the public or applicants may submit exhibits, via this email: [mcp-historic@mcncppc-mc.org](mailto:mcp-historic@mcncppc-mc.org).

[Comments received after the deadline will be included for the record, but not distributed for the HPC.](#)

Final deadlines for comments to be distributed:

- 10 am on September 16th (for September 17th meeting)

The HPC agenda is subject to change any time after printing or during the commission meeting. Please contact the Historic Preservation Commission staff at the email above to obtain current information.

**MEETING ACCESSIBILITY POLICY:**

Sign language interpreter services and other auxiliary aids or services will be provided upon request with as much advance notice as possible, preferably at least five (5) full business days before the meeting. To request any reasonable accommodation to participate in the meeting, please contact The Office of Historic Preservation in advance at [MCP-Historic@mcncppc-mc.org](mailto:MCP-Historic@mcncppc-mc.org) or please call (301) 563-3400. In all situations, a good faith effort will be made to provide accommodations. For any additional questions or concerns, please contact [MCP-Historic@mcncppc-mc.org](mailto:MCP-Historic@mcncppc-mc.org) or please call (301) 563-3400, or MD Relay 711.

**HPC WORKSESSION** – 6:30 p.m. in WHQ Second Floor Auditorium

**HPC MEETING** – 7:00 p.m. in WHQ Second Floor Auditorium

I. **HISTORIC AREA WORK PERMITS** (*Staff assignments shown in parentheses below.*)

- DEFERRED FROM 9/3/2025** 20 Grafton Street, Chevy Chase (HAWP #987802 REVISION) (Chevy Chase Village Historic District); Meredith and Scott Raney (Luke Olson, Agent) for hardscape alterations and accessory structure revisions. (*Dan Bruechert*) **Approved**
- DEFERRED FROM 9/3/2025** 4 East Kirke Street, Chevy Chase (HAWP #1106063 REVISION) (Chevy Chase Village Historic District); Cameron Ruppert (Alexander

Smith, Agent) for hardscape alterations, garage demolition, and accessory building construction. (*Dan Bruechert*) **Approved with Conditions**

- ~~C.~~ **POSTPONED DEFERRED FROM 9/3/2025** 17 West Irving Street, Chevy Chase (HAWP #1064778 REVISION) (Chevy Chase Village Historic District); Ed and Carolyn Nordberg (Luke Olson, Architect) for revision to previously approved HAWP for tree removal, fenestration alteration, hardscape alteration. (*Devon Murtha*)
- D. 7118 Cedar Avenue, Takoma Park (HAWP #1126544) (Takoma Park Historic District); Laurie Welch (Kayla Richardson, Agent) for the replacement of windows and a door. (*Devon Murtha*) **Approved**
- E. 12 Hesketh Street, Chevy Chase (HAWP #1129402) (Chevy Chase Village Historic District); Matthew Brest (Ethan Santos, Agent) for the demolition and replacement of an accessory structure. (*Laura DiPasquale*) **Approved**
- F. 102 East Kirke Street, Chevy Chase (HAWP #1067931 REVISION) (Chevy Chase Village Historic District); Britt and Will Williams (Luke Olson, Agent) for revisions to a previously approved patio and swimming pool. (*Dan Bruechert*) **Approved**
- ~~G.~~ **POSTPONED** 7411 Piney Branch Road, Takoma Park (HAWP #1129952) (Takoma Park Historic District); Olive Muller and Molly Young (Richard J. Vitullo, Agent) for alterations to an existing rear addition, construction of a new addition, and installation of a rear patio. (*Devon Murtha*)
- H. 9 Chevy Chase Circle, Chevy Chase (HAWP #1130413) (*Master Plan Site #35/13, Newlands-Corby Mansion* and Chevy Chase Village Historic District); Adrienne Arsht Revocable Trust (CAS Engineering, Agent) for the removal of trees and expansion of the driveway apron. (*Laura DiPasquale*) **Approved with Conditions**
- I. 51 Elm Avenue, Takoma Park (HAWP #1098627) (Takoma Park Historic District); Aleksandra Johnson and Mark Murray (Brian McCarthy, Agent) for partial demolition, and construction of a rear addition, screen porch, and exterior stair. (*Dan Bruechert*) **Approved with Conditions**
- J. 26032 Frederick Road, Clarksburg (HAWP #1130649 RETROACTIVE) (Hyattstown Historic District); Marquis Patterson (A Step in Time LLC, Agent) for an after-the-fact approval for replacing the standing-seam metal roof with asphalt shingles. (*Laura DiPasquale*) **Partial Approval and Partial Denial**
- K. 6812 Westmoreland Avenue, Takoma Park (HAWP #1025413 REVISION) (Takoma Park Historic District); David Snyder (Miche Booz, Agent) for revisions to a door and sidelight on the addition. (*Dan Bruechert*) **Approved**
- L. 51 Walnut Avenue, Takoma Park (HAWP #1130761) (Takoma Park Historic District); Jeffrey Hopkins and Rebecca Smith (Brian McCarthy, Agent) for an HVAC unit. (*Dan Bruechert*) **Approved**
- M. 10210 Capitol View Avenue, Silver Spring (HAWP #1119303) (Capitol View Park Historic District); Martine Bouzi (Maria Schulze, Agent) for fenestration alterations. (*Devon Murtha*) **Approved with Conditions**

N. ~~POSTPONED 12450 Old Columbia Pike, Silver Spring (HAWP #1070406) (Master Plan Site #34/10, Conley House/Green Ridge); Iglesia Vida Nueva, Inc. (Philip Aaron Lacy, Agent) for building demolition, new construction, associated grading, tree removal, and hardscaping. (Dan Bruechert)~~

II. PRELIMINARY CONSULTATIONS

A. 10221 Menlo Avenue, Silver Spring (HAWP #PENDING) (Capitol View Park Historic District); Kenneth Gear (Noah Gear, Agent) for the construction of a new house. (Dan Bruechert)

B. 23200 Stringtown Road, Clarksburg (HAWP #1121699) (Clarksburg Historic District); Montgomery County (John Chow, Agent) for Clarksburg Library. (Dan Bruechert)

III. TAX CREDITS GROUP VI

IV. PORCH FLOOR DESIGN GUIDELINES

V. MINUTES

A. September 3, 2025 (if available)

VI. OTHER BUSINESS

- A. Commission Items
- B. Staff Items

VII. ADJOURNMENT