

MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION

APPROVED: Minutes for the meeting of
Wednesday, February 25, 2026

Maryland-National Capital Park and Planning Commission
Montgomery Regional Office Auditorium
2425 Reddie Drive, Wheaton, MD 20902

The Wheaton Headquarters Auditorium and Building were OPEN to the public

PRESENT

Chair. Hains, V. Chair. Galway, Comm. Dominianni, Comm. Prather, Comm. Bond, and Comm. Kaplan were in attendance.

None joined remotely.

Comm. Burditt and Comm. Naser were absent.

Rebecca Ballo, Historic Preservation Division Chief; Dan Bruechert, Cultural Resources Planner III; Laura DiPasquale, Cultural Resources Planner III; and Devon Murtha, Cultural Resources Planner II were in attendance.

None joined remotely.

WORKSESSION

The Montgomery County Historic Preservation Commission held a work session at 6:30 pm to receive staff briefings. The work session concluded at approximately 6:55 p.m.

MEETING

The Montgomery County Historic Preservation Commission met in regular session on Wednesday, February 25, 2026 at 7:00 p.m. in over Microsoft Teams in a virtual meeting as advertised.

I. **HISTORIC AREA WORK PERMITS**

COMMISSION ACTION:

Motion: V. Chair. Galway moves to approve the HAWPs as cited below in accordance with Chapter 24.A and conditions recommended by staff, Comm. Dominianni 2nds. (5-0-1)

Vote: Yea: Comms. Galway, Dominianni, Prather, Bond, Kaplan
Nay: None
Abstain: Comm. Hains

Action: Approve all HAWPs as cited below in accordance with the Secretary of Interior Standards, with Chapter 24.A and with conditions by staff.

- A. 101 Elm Avenue, Takoma Park (HAWP #1144999) (Takoma Park Historic District); Jared Hughes (Morgan Malone, Agent) for solar panel installation. (*Devon Murtha*)

- B. **DEFERRED**

- C. 7213 Holly Avenue, Takoma Park (HAWP #1147051) (Takoma Park Historic District); Sarah Kanter (Kellie Cox, Agent) for hardscape alterations. (*Dan Bruechert*)

- D. 14500 Montevideo Road, Poolesville (HAWP #1042853) (*Master Plan Site #17/58, Monteideo*); Knight Kiplinger for construction of new single-family house, driveway, and associated grading and hardscaping. (*Laura DiPasquale*)

- E. 23314 Frederick Road, Clarksburg (HAWP #PENDING) (Clarksburg Historic District); Barbara Watkins (W. Anthony Allen, Agent) for installation of new HVAC unit. (*Devon Murtha*)

- F. 7429 Carroll Avenue, Takoma Park (HAWP #1147788) (Takoma Park Historic District); Nicholas Fox (Richard Vitullo, Architect) for garage alterations. (*Dan Bruechert*)

- G. 9912 Capitol View Avenue, Silver Spring (HAWP #1147866) (Capitol View Park Historic District); Russell Gossett for deck demolition, new rear construction, new deck construction, new patio. (*Devon Murtha*)

II. PRELIMINARY CONSULTATIONS

- A. 25321 Frederick Road, Clarksburg (HAWP #1137921) (*Master Plan Site #10/57, David Zeigler House*); Montgomery County Dept. of Parks (Catherine Stratton Treadway, Agent) for stabilization of frame main block, and demolition and reconstruction of log building section with fenestration modifications and dormer construction. (*Laura DiPasquale*)

Laura DiPasquale presents the staff report. Catherine Stratton (agent) and Scott Whipple (M.C. Dept of Parks) present the project, provide testimony, and answer questions from the commission.

The commission provides feedback to the applicant and recommends the applicant make a revised proposal and return with a second preliminary consultation.

- B. 13730 Georgia Avenue, Silver Spring (HAWP #PENDING) (*Master Plan Site #27/17, **Aspin Hill Pet Cemetery***); Cris Bombaugh (William Geier, Architect) for site redevelopment, new construction, and tree removal. (*Laura DiPasquale*)

Laura DiPasquale presents the staff report. Jody Kline (attorney), Cris Bombaugh (President of M.C. Humane Society), and Ann Wheaton (architect) present the project, provide testimony, and answer questions from the commission.

The commission provides feedback to the applicant and recommends the applicant make a revised proposal and return with an Historic Area Work Permit application.

- C. 23351 Davis Mill Road, Germantown (HAWP #1145858) (Cedar Grove Historic District); Alexander Chester for tree removal, demolition of existing garage, and construction of new garage. (*Laura DiPasquale*)

Laura DiPasquale presents the staff report. Alexander Chester (owner) presents the project, provides testimony, and answers questions from the commission.

The commission provides feedback to the applicant and recommends the applicant make a revised proposal and return with an Historic Area Work Permit application.

III. TAX CREDITS GROUP I (Dan Bruechert, Laura DiPasquale, Devon Murtha)

COMMISSION ACTION:

Action: Comm. Prather moves to approve the Group I tax credit review for 2026. Comm. Dominianni 2nds. (6-0)

- A. Group I of the tax credits consisting of 14 applications for a total amount of \$291,785.05.

Motion: Comm. Prather moves to approve the Group I Tax Credits and Comm. Dominianni 2nds. (6-0)

IV. MINUTES

COMMISSION ACTION:

Action: Comm. Dominianni moves to approve the meeting minutes for February 11, 2026 meeting. Comm. Prather 2nds. (6-0)

A. February 11, 2026

Motion: Comm. Dominianni moves to approve the meeting minutes of the February 11, 2026 meeting. Comm. Prather 2nds.

IV. OTHER BUSINESS

A. Commission Items

None.

B. Staff Items

None.

V. ADJOURNMENT

There being no further business, the Montgomery County Historic Preservation Commission adjourned at approximately 9:15 pm Wednesday, February 25, 2026.

An audio-video recording of this meeting is available online at
<http://montgomeryplanning.org/planning/historic/historic-preservation-commission/>.