



PRINCE GEORGE'S COUNTY HISTORIC PRESERVATION COMMISSION

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APPROVED 2/20/2024

Summary of Actions

Prince George's County Historic Preservation Commission

Tuesday, January 16, 2024, 6:30 p.m.

THIS MEETING WAS HELD VIRTUALLY VIA TEAMS

Commissioners Present: Chair John Peter Thompson, Jane Carpenter-Rock, Ph.D., Pamela Jenkins, Arlisha Norwood, Ph.D., Susan Pruden, Royal Reff

HPC Counsel: Bradley Farrar, Esq.

Staff Present: Tom Gross, Jennifer Stabler, Ph.D., Daniel Tana, Kacy Rohn, Amelia Chisholm, Janet Adesina, Natalie Zalc, Tyler Smith

Guest: Name/Organization	Agenda Item
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A. CALL TO ORDER

Chairman Thompson called the meeting to order at 6:31 p.m. Ms. Rohn read introductory remarks about the meeting and procedures into the record.

Commissioner Norwood joined the meeting at 6:33 p.m.

B. APPROVAL OF MEETING SUMMARY – December 19, 2023

MOTION: Commissioner Reff moved to approve the December 19, 2023, meeting summary. The motion was seconded by Commissioner Jenkins. The motion was approved by roll call vote and without objection (5-0).

C.1. HISTORIC AREA WORK PERMIT, 2023-052, Oaklands (62-003)

Daniel Tana presented. The subject property is Oaklands, 13700 Oaklands Manor Drive, identified within the Inventory as Historic Site 62-003. Oaklands is a three-story, five-bay Georgian-style house which has been altered with the addition of a mansard roof sometime in the 19th century. The house is located at the end of a curving dirt lane that begins in a cul-de-sac within a modern subdivision. Constructed circa 1798, the building is a massed, center hall plan. There is a two-story brick kitchen on the south end, and a small one-story addition at the intersection of the southwest

corner of the main house and the south addition. The structure has a mansard roof with wood shingles and five gable dormers on both the east and west elevation. It is of glazed-header Flemish-bond brick construction, and it has a stone foundation. The windows are double-hung wood sash.

Oaklands is significant as an intact 18th-century house, and for its association with Richard Snowden, for whom it was built circa 1798. Snowden was the grandson of Richard Snowden (1688-1763) who accumulated wealth via his successful ironworks business, and the great-great-grandson of Richard Snowden, Sr. (1640-1711), who was one of the earliest colonists when he arrived in Maryland in 1658.

The applicant has applied for “after-the-fact” approval for alterations made to the small brick outbuilding (“smokehouse”) located to the south of the main house. The alterations consist of in-kind replacement of the asphalt shingle roof, which was in a state of disrepair; replacement of the soffit and fascia with yellow pine planks between rounded quarter inch pine, in order to mimic the beading of the original soffit; addition of copper flashing to the fascia; replacement of the existing deteriorated door, made of boards with interior bracing, with a custom-built door of similar construction made with more durable material (heavy white oak planks), using similar hinges as the previous door as well as some decorative hardware; repointing areas of failing mortar joints on the exterior of the building; and installation of blue stone slabs on the ground in the front of the building, in an attempt to mitigate mud splatter back onto the building from water shedding off of the roof.

The M-NCPPC Easement Committee recommended approval of this work under the terms of the easement, with the condition that the unnecessary ornamentation that had been applied to the new replacement smokehouse door be removed (a decorative strap hinge at the middle of the door, as well as an additional section of wrought iron ornamentation that has no practical use), leaving only the two necessary strap hinges and pull-rings, as shown in Figure 11 of the staff report.

Staff concluded the photographs, drawings, and material specifications provided by the applicant were sufficient to review the proposed work. The design and materials of the proposed work were found to be compatible with the HAWP approval criteria of Subtitle 29-111(b) and the Secretary of the Interior’s *Standards for Rehabilitation*.

Staff recommended that the Historic Preservation Commission *Approve* HAWP 2023-052 *after the-fact* as meeting Subtitle 29-111(b): 2 and 3, and the Secretary of the Interior’s *Standards for Rehabilitation*: 1 and 6, with the following condition:

- (1) The applicant will provide photographic evidence to staff of the removal of unnecessary ornamentation that has been applied to the replacement smokehouse door, per the M-NCPPC Easement Committee’s recommendations.

Commissioner Carpenter-Rock joined the meeting at 6:42 p.m.

There were no questions from the Commissioners.

MOTION: Commissioner Reff moved to *approve* HAWP 2023-052 *after-the-fact* as meeting the HAWP approval criteria of Subtitle 29-111(b): 2 and 3, and the Secretary of the Interior’s *Standards for Rehabilitation*: 1 and 6, with the condition included in staff’s recommendation. The motion was seconded by Commissioner Norwood. The motion was approved by roll call vote and without objection (6-0).

C.2. HISTORIC AREA WORK PERMIT, 2023-054, Oaklands (62-003)

Daniel Tana presented. The subject property is Oaklands, 13700 Oaklands Manor Drive, identified within the Inventory as Historic Site 62-003.

The applicant has applied for “after-the-fact” approval for alterations made to the brick steps on the west side (front) of the house. The steps had deteriorated and were unusable without the aid of wooden planks laid on top as treads. The alterations consist of the deconstruction of the previously existing brick steps, with bricks salvaged for reuse when possible; the repair of the existing brick stoop with compatible bricks and mortar; and the construction of new front steps with a “flared” effect wherein each tread gets wider from the stoop to the ground.

The M-NCPPC Easement Committee recommended approval of this work under the terms of the easement.

Staff concluded the photographs, drawings, and material specifications provided by the applicant were sufficient to review the proposed work included in this memo. The design and materials of the proposed work were found to be compatible with the HAWP approval criteria of Subtitle 29-111(b) and the Secretary of the Interior’s *Standards for Rehabilitation*.

Staff recommended that the Historic Preservation Commission *Approve* HAWP 2023-054 *after-the-fact* as meeting Subtitle 29-111(b): 2, 3, and 4, and the Secretary of the Interior's *Standards for Rehabilitation* 1, 6, and 10.

There were no questions from the Commissioners.

MOTION: Commissioner Reff moved to *approve* HAWP 2023-054 *after-the-fact* as meeting the HAWP approval criteria of Subtitle 29-111(b): 2, 3, and 4, and the Secretary of the Interior’s *Standards for Rehabilitation*: 1, 6, and 10. The motion was seconded by Commissioner Carpenter-Rock. The motion was approved by roll call vote and without objection (6-0).

C.3. HISTORIC AREA WORK PERMIT, 2023-056, Oaklands (62-003)

Daniel Tana presented. The subject property is Oaklands, 13700 Oaklands Manor Drive, identified within the Inventory as Historic Site 62-003.

The applicant has applied for “after-the-fact” approval for alterations made to the frame porch at the southeast corner of the building. The porch had a shed roof, plain 4” x 4” lumber roof supports, and a stone foundation. The alterations consist of the in-kind replacement of the shed roof and the enclosure of all three open sides of the porch. The resulting enclosed porch is clad in tongue and groove wooden siding and features a pair of 15-light French doors offset towards the

right of its primary (south) elevation, with four pairs of wood frame, 4-light French casement windows to the left. The east and west elevations both include four pairs of casement windows and tongue and groove siding matching the south elevation.

The M-NCPPC Easement Committee recommended approval of this work under the terms of the easement, with the conditions that any further work on the porch steps be incorporated into a new Historic Area Work Permit application and that the applicant provide Historic Preservation Section staff with photos of the door and window that open onto the porch from the inside of the house, which were previously exterior features.

Staff concluded the photographs, drawings, and material specifications provided by the applicant were sufficient to review the proposed work included in this memo. The design and materials of the proposed work were found to be compatible with the HAWP approval criteria of Subtitle 29-111(b) and the Secretary of the Interior's *Standards for Rehabilitation*.

Staff recommended that the Historic Preservation Commission *Approve* HAWP 2023-056 *after-the-fact* as meeting Subtitle 29-111(b): 2 and 3, and the Secretary of the Interior's *Standards for Rehabilitation*: 1, 6, and 10, with the following conditions:

- (1) The applicant will provide Historic Preservation Section staff with photos of the door and window that open onto the porch from the inside of the house.
- (2) Any further work on the porch steps will be submitted as a new Historic Area Work Permit (HAWP) application.

There were no questions from the Commissioners.

MOTION: Commissioner Reff moved to *approve* HAWP 2023-056 *after-the-fact* as meeting the HAWP approval criteria of Subtitle 29-111(b): 2 and 3, and the Secretary of the Interior's *Standards for Rehabilitation*: 1, 6, and 10, with the conditions included in staff's recommendation. The motion was seconded by Commissioner Jenkins. The motion was approved by roll call vote and without objection (6-0).

D. UPDATE FROM DEPARTMENT OF PARKS & RECREATION

Ms. Rohn provided a brief update regarding various properties undergoing repairs. The Commissioners discussed the logistics of visiting Parks properties of interest beginning in the spring.

E. COMMISSION STAFF ITEMS

1. HAWP Staff Sign-Offs

There were no staff sign-offs to report and no questions.

2. Properties of Concern

Ms. Rohn reported that staff has received no further communication from the property owner of Goodwood following a preliminary discussion about needed repairs. The Chairman expressed continued interest in the status of the property. Ms. Rohn then stated that staff has received no communication from the property owner of Admirathoria following a letter sent by certified mail notifying the property owner of urgently needed repairs. The Chairman proposed that a Demolition by Neglect hearing be scheduled. Mr. Gross provided an update on the Magruder House.

3. Referrals Report

There were no further questions.

4. Correspondence Report

There were no further questions.

5. New Business/Staff Updates

Dr. Stabler provided an update on the Toaping Castle Site Historic Site. Ms. Rohn announced that Tom Gross and Daniel Tana presented the historic property evaluation for the Yates and Mary Boswell House at a Joint Public Hearing earlier that evening.

F. PUBLIC COMMENT

There was no public comment.

MOTION: Commissioner Jenkins moved to adjourn. The motion was seconded by Commissioner Reff. The motion was approved by acclamation and without objection (6-0). The meeting was adjourned at 7:36 p.m.

Sincerely,



Natalie Zalc
Planning Technician III
Historic Preservation Section