

Submitted: June 20, 2019

Approved: June 20, 2019

**MINUTES OF THE ROCKVILLE  
HISTORIC DISTRICT COMMISSION  
MEETING NO. 4-2019  
Thursday, April 18, 2019**

The City of Rockville Historic District Commission convened  
in the Mayor and Council Chamber on  
April 18, 2019 at 7:00 p.m.

**PRESENT**

Matthew Goguen, Chair  
Laurie Kawa  
Alan Tabachnick

**Absent:** Anita Neal Powell

**Present:** Sheila Bashiri, Preservation Planner  
Cynthia Walters, Deputy City Attorney  
David Levy, Assistant Director

**I. COMMITTEE / ORGANIZATION REPORTS**

- A. Peerless Rockville – Nancy Pickard announced that Peerless Rockville had two recent programs which were very successful, including a program on Josiah Henson and a lecture by Mark Charles of City staff on the history of environmental regulations in Rockville. She also announced that there Cassandra Michaux of Montgomery County will present at the June 6 annual meeting on the archeology findings at the Riley/Josiah Henson home.
- B. Lincoln Park Historical Foundation – No report.
- C. Public Comments/Open Forum – Nancy Pickard asked about the draft Historic Resources Management Plan (HRMP). Sheila Bashiri responded that the draft is not yet available but will be very soon.
- D. HDC and Staff Comments – David Levy announced that the draft Rockville 2040 Plan was available for public review, and that there will be public hearings before the Planning Commission on May 15, May 22 and June 4. He demonstrated how to access the draft plan on the City’s website. He further offered to provide printed copies of the Historic Preservation chapter to the Commission and to come back to the Commission for discussion at the next meeting. Sheila Bashiri noted prospective dates for the annual training with the Gaithersburg HDC in May or June based on commissioners’ feedback, and that she would notify the HDC when the date had been sent. She reminded commissioners that the annual symposium for the Maryland Association of Historic District Commissions (MAHDC) will be held on May 18 in Frederick, Maryland. She also announced that she has been confirmed by the Maryland Senate as a member of the Board of Trustees of the Maryland Historical Trust (MHT). Chair Goguen stated that he enjoyed the recent Peerless Rockville program on April 4 and highly recommends the book on Josiah Henson. He also noted that he met with members of the Boards and Commissions Task Force as chair of the HDC.

## **II. CONSENT AGENDA**

### **A. APPROVAL OF MINUTES:** March 21, 2019

*Commissioner Kawa moved, seconded by Commissioner Tabachnick, to approve the consent agenda. The motion passed 3-0, with Commissioner Neal Powell absent.*

## **III. COURTESY REVIEW**

### **A. Courtesy Review HDC2019-00939, Dan Nyquist** – for Courtesy Review of the plans for a new single-family dwelling at 21 Martins Lane.

Sheila Bashiri presented the staff report, which recommended that the HDC provide comments to the applicant in advance of submitting a Certificate of Approval.

Daniel Nyquist explained that they would like to break up the long elevations with plantings. He noted that the east side elevation is not visible from Martins Lane, but that the west side is visible from the houses on Bickford Avenue. He noted that they would like to keep the changes to the house plans to a minimum.

Frank Stolocheck, stepson of the applicant and future resident of the house, answered questions from the HDC.

The HDC recommended that the applicant provide more windows on the side elevation to break up the long elevations, and perhaps some symmetry in the placement can be accommodated. A suggestion was also made to add a vent to the front gable, and to consider the proposed landscaping when addressing the window design.

## **IV. EVALUATION OF SIGNIFICANCE**

### **A. Evaluation of Significance HDC2019-00935, Joel Martinez** – for an Evaluation of Significance for the purposes of demolition at 515 Beall Avenue.

Sheila Bashiri presented the staff report, which recommended that the property did not meet any of the criteria for designation.

Joel Martinez, applicant, addressed the HDC in support of his application.

Nancy Pickard raised the possibility of extending the West Montgomery Avenue Historic District, in this location given the time of construction of the row of houses here. Chair Goguen asked Ms. Bashiri to review the steps undertaken when an application for demolition is submitted, and she stated that she starts with the neighborhood context and looks at the former owners as well.

*Commissioner Kawa moved, seconded by Commissioner Tabachnick, to not recommend historic designation, in finding that the property did not meet any of the criteria for designation. The motion passed 3-0, with Commissioner Neal Powell absent.*

**V. DISCUSSION**

**A. Old Business** – None.

**B. New Business** – None.

**VI. ADJOURN**

There being no further business to come before the Commission, Chair Goguen adjourned the meeting at 8:30 p. m.