

*approved 5.18.10*

***Old and Historic Marblehead Districts Commission***

**Abbot Hall - 188 Washington Street**

**Marblehead, Massachusetts 01945**

**(781) 631-0000**

Thomas Saltsman-Chairman, Reed Cutting Jr. -Member, Cheryl Boots-Member, Sally Sands-Member, Charles Hibbard-Member, Bette Hunt-Alternate Member, Karen V. Lang-Alternate Member.

**March 16th, 2010**

Present constituting a quorum: Mr. Saltsman, Mr. Hibbard, Mr. Cutting, Mrs. Sands, Mrs. Hunt.

**1. 27 Gingerbread Hill**

**John Blaisdell**

**This is a Public Hearing on an application for:** A new detached garage to replace existing garage.

**Issues discussed include:** Applicant stated that the new design is smaller in footprint and has a lower roof line. (Roof height is 19ft. 6 in high.) Garage has been rotated 90 degrees to previous application.

**Appearing in support:** Sheila Duncan appeared neither in support nor against, but seeking confirmation of the dimensional reductions that were sought in the previous hearing.

**It was moved, seconded, and voted (5-0) that no material estates are affected and to grant a Certificate of Appropriateness for:** The design as submitted in drawings dated 12/15/09.

**2. 35 Washington St.**

**Old North Church**

**This is an application for:** Replacement of an existing asphalt shingle roof with new to match existing, but also approval of a shingle type for the replacement of the entire roof within the next year.

**Issues discussed include:** Regular 3 tab asphalt shingles vs. 3 tab architectural asphalt shingles.

**It was moved, seconded, and voted (5-0) that no material estates are affected and to grant a Certificate of Appropriateness for:** Repair of the existing roof with new shingles to match the existing shingles. This approval for repair does not constitute approval of any scope of work entailing replacement of the entire roof.

3. **16 Washington St.**

**Nicholas Horsley**

**This is an application for:** Modifying a previously approved design; relocate a fireplace and chimney from one side of the house to the other. This will require shifting two (2) existing windows ( which will be replaced) closer to an outside corner. Also included is a request to raise the sill on an existing side window. ( kitchen.)

**Issues discussed include:** The Board carefully reviewed the above changes and prevailing opinion was that changes to the chimney are better, changes to two (2) existing windows are neutral, change to kitchen window sill is negative, although raised sill is mitigated by 1.) an adjacent house only 9'-10' away limiting public view to a very oblique angle, and 2.) said adjacent house has a raised sill window in the same location.

**It was moved, seconded, and voted (5-0) that no material estates are affected and to grant an amendment to the Certificate of Appropriateness #3694 dated 3/17/09:** To modify the design as submitted. Kitchen window replacement shall be all wood, double-hung, true divided lite. All other replacement windows shall be Pella Architectural Series, simulated divided lite.

4. **50 Beacon St.**

**Charles Ganson**

**This is an application for:** Replacement of damaged existing asphalt shingle roof (both sides) with new 25 year 3 tab asphalt shingles.

**It was moved, seconded, and voted (5-0) that no material estates are affected and to grant a Certificate of Appropriateness for:** Replacement as applied for.

5. **2 Gashouse Lane**

**Neal Kass**

**This is an application for:** To amend/add to scope of work previously approved by the Board. The applicant is seeking approval to replace the existing roof (work already executed.) in order to receive a building permit.

**Issues discussed include:** Owner replaced all siding and roofing without approval. The Chair explained the purview of the Board, noting that color is excluded, however purview of the materials would have generated a discussion of the finish which affects the color. The Board was polled and agreed that no estates are materially affected by this change in siding material. The Board was then polled as to whether or not they would vote to approve the siding change, irrespective of the color. The vote was 3-2 in favor, due in large part to the 1970's vintage of the home. The Board agreed the roof replacement, and siding replacement.

**It was moved, seconded, and voted (5-0) that no material estates are affected and to grant a Certificate of Appropriateness for:** Replacement of existing roof with new to match existing.

**It was moved, seconded, and voted (3-2) that no material estates are affected and to grant a Certificate of Appropriateness for:** Replacement of the existing siding with new tongue and groove siding.