

APPROVED

DATE: 1-2-19

Old and Historic Marblehead Districts Commission

c/o Engineering Dept., 7 Widger Road
Marblehead, Massachusetts 01945
(781) 631-1529

Charles D. Hibbard

Charles Hibbard-Chairman, Gary Amberik-Secretary, Sally Sands-Member,
John Kelley-Member, Cheryl Boots-Member, Robert Bragdon - Alternate

Minutes for December 18, 2018

Present constituting a quorum: Charles Hibbard, Gary Amberik, John Kelley, Cheryl Boots, Bob Bragdon

1. 16 South Street
Liane D. Davis

This is a continued application for:

- Condenser unit

Issues discussed include:

- OHDC received at the hearing a letter dated 12/18/18 from Matthew J. Wolverton, Esq. representing applicant Liane D. Davis.
- Due to the late receipt of the letter, OHDC requested, and the applicant's representative agreed, to continue the hearing to allow the commission time to review.

It was moved, seconded, and voted (5-0) to continue the hearing until 1/2/18.

2. 1 Front Street
Boston Yacht Club

This is a new application for:

- Windows

Issues discussed include:

- Continuation of BYC window replacement project
- Applicant proposes to replace existing fixed divided lite windows that are adjacent to the other previously approved double hung windows with new single sash Marvin clad awning windows with 9 divided lites
- Applicant also proposes to replace two broken casement windows at the Harbor elevation with new double hung Marvin windows of same size
- Finally, applicant would like to replace seven (7) additional glider windows with Marvin one over one double hung windows.

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed.

3. 36 Franklin Street
Carrie Newton

This is a new application for:

- Windows, wall with lattice

Issues discussed include:

- Applicant proposes to install two small double hung windows (1'-10" x 3'-0" high) to be installed on the rear elevation under the ridge. Windows to be Green Mountain as previously installed
- Applicant proposes to build a wall with lattice veneer under the existing deck. Lattice will match the lattice visible on the front elevation.

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed.

4. 14 Tucker Street
Alexandra Heller

This is a new application for:

- Addition

Issues discussed include:

- Applicant proposes two small additions to the South and West side of the existing dwelling. South elevation is a two story form with a 243sf footprint. It will consist of a family room on the 1st floor and an additional bedroom on the second floor. The west side addition will be a 1 story mudroom of 116 sf.
- The southern addition projects 6'-0" from the existing two story form and is visible from Lookout Court. No windows are proposed on this section. The West mudroom will have an entry door with a small sidelight to provide access & storage.
- Application includes existing plot plan and architectural drawings dated 11/25/18.
- OHDC noted that the proposed sidelight at the proposed mudroom door is not historically appropriate.
- OHCD discussed the roof forms at the south two-story addition. Applicant will further study the existing and new roof lines.

It was moved, seconded, and voted (5-0) that estates are materially affected and to schedule a public hearing.

5. 42 Washington Street

Katherine Walters

This is a new application for:

- Condenser unit

Issues discussed include:

- Applicant proposes to install one condenser unit on right side of house at side of house.
- Applicant proposes to install exposed piping on the side of the house.
- OHDC noted that exposed piping visible from a public way is not appropriate in the district, and the condenser in close proximity to Washington Street is not appropriate
- Applicant agreed to discuss project with owner to address OHDC's concerns.

It was moved, seconded, and voted (5-0) to continue the hearing to 1/2/18.

6. 99 Elm Street

Matthew Olson

This is a new application for:

- Front steps

Issues discussed include:

- Applicant proposes to remove and replace crumbling front steps. Currently, steps are brick and concrete. Plan is to replace with brick and bluestone. Applicant will salvage and reuse any bricks still in good condition.
- Front railing to be re-installed or eliminated pending final review.

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed.

7. 24 Lee Street Unit C-2

Leslie deMoraes

This is a new application for:

- Clapboards

Issues discussed include:

- Applicant proposes to install new James Hardie cement clapboards around windows and doors on East and South elevations as noted on photos. Siding to be factory pre-painted in Monterey Taupe color.

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed.

8. 1 Lee Street

Jim Regis

This is a new application for:

- Downspouts

Issues discussed include:

- Applicant proposes to remove existing aluminum downspouts from Lee Street elevation and replace downspouts with 3" smooth copper downspouts in keeping with surrounding homes

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed.

9. 14 Mechanic Square

Charles & Jackie Hibbard

This is a new application for:

- Repair fieldstone wall

Issues discussed include:

- Applicant proposes to rebuild existing fieldstone retaining walls at rear and side of house in like kind. Reuse existing stone and new stone to match
- Applicant proposes to replace existing concrete and railroad tie timber retaining walls at parking area with new fieldstone retaining walls of the same height.
- Charles Hibbard recused

It was moved, seconded, and voted (4-0) that proposed work is not visible from a public way and therefore not in the purview of the OHDC.

Other Matters:

It was moved, seconded, and voted (5-0) to approve the meeting minutes of December 4, 2018.

End of Minutes