

APPROVED

DATE: 6/6/17

Old and Historic Marblehead Districts Commission

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

Charles Hibbard-Chairman, Sally Sands-Member, Liz Mitchell-Member,
Gary Amberik-Secretary, Anthony Sasso- Member

Minutes for May 2, 2017

Present constituting a quorum: Charles Hibbard, Sally Sands, Anthony Sasso, Gary Amberick,
Liz Mitchell

1. 133 Front Street

David Rosenberg

This is a Public Hearing for:

- Pool, fence, retaining wall

Issues discussed include:

- Michael Sullivan- representing David Rosenberg
- James Emmanuel- Landscape Architect
- Exhibit A- Updated Review Package dated 5/2/17
- Primary element is to install a new pool at rear of property. Includes stone walls, slate patio, other natural materials, metal fencing (transparent). Attempt to not obstruct views from public way.
- Pool and patio area are not visible from street, but visible from water and harbor
- There is an existing wall at water side of property
- Existing conditions- pool is proposed in lawn area at rear of property. Applicant proposes to infill existing stone wall along Front Street with a new opening for the driveway and a small gate to access the rear of the garage
- Pool and patio area are elevated with stone retaining walls. Proposed pool has an 'infinity' edge.
- PUBLIC COMMENT:
- TJ Rogers, 134 Front Street- question on landscaping. What is the plan for landscaping in front of the fencing? Applicant indicated planned landscaping.
- Judy Jacoby, 135 Front Street, would prefer a wrought iron fence in lieu of a wood fence. Also was concerned about the new granite wall along Front Street.
- OHDC was concerned with the view of the pool from Fort Sewall. A pool may not be appropriate to the historic district based on its visibility from a very historic site.
- OHDC was concerned with the loss of open space with the construction of the patio and pool, as well as the refined look of the new stone walls.
- OHDC noted that the infinity edge makes the pool too 'modern' for the district
- OHDC asked if there was a possibility of softening the height of the walls, potentially by building up the grade of the lawn

- Applicant noted that the stone wall around the pool will match the existing sea wall
- New fence to be metal. Applicant to provide information at next hearing

It was moved, seconded, and voted (5-0) to Continue the proceedings until 5/16/2017

2. 1 Front Street

Boston Yacht Club

This is a continued application for:

- Windows

Issues discussed include:

- Exhibit A- Description of the Replacement Windows Project dated 5/2/2017
- The Boston Yacht Club is proposing a major window replacement project
- BYC proposes to use a new construction type window in lieu of an insert. BYC proposes to use a Marvin simulated divided lite aluminum clad window with a 5/8" mullion, and dark spacer bars for the windows facing Front Street.
- BYC proposes to use standard sizes that are similar to the existing sizes
- BYC proposes to use standard Marvin Integrity windows at the north and south sides at locations that do not have muntins (1 over 1) windows
- BYC proposes to use composite wood for the new replacement wood trim, due to the direct waterfront location, and the setback from the street

It was moved, seconded, and voted (3-0) that no estates are materially affected and to Grant (3-0) a Certificate of Appropriateness for all work as proposed with amendments for reasons noted: Replace 12-15 existing windows with Marvin dual pane windows and composite trim.

3. 39 High Street

S. Brent McElreath

This is a new application for:

- Replace fence

Issues discussed include:

- Applicant proposes to construct a 3'-0" high wood fence on the northeast side of the property. The fence is required by the homeowner's insurance company due to the grade change at this end of the property

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 with amendments for reasons noted: All wood, flat pickets, capped fence. Spacing to be equal to picket width.

4. 1 Nicholson Hill

Daniel Devan

This is a new application for:

- Replace fence

Issues discussed include:

- Applicant proposes to replace existing fence with a new wood fence. New fence to be 1x4 flat board pickets with no cap

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.

5. 12 Mechanic Square

Amy Egelgia

This is a new application for:

- Solar panels at rear of house

Issues discussed include:

- Applicant proposes to install solar panels at the rear of the house. Solar panels are on the rear roof of the house and are not likely to be visible from a Public way.

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.

6. 33 Waldron Street

William Rochford

This is a new application for:

- Wall repair

Issues discussed include:

- Applicant proposes to repair an existing stucco wall facing Gregory Street. Existing wall is in disrepair.
- Applicant proposes to use CMU as the structure of the wall, then clad with stucco finish. Where possible, the existing substrate will remain and only the stucco will be repaired.
- New wall cap will be a composite wood material, approximately 1 ½" thick, painted to match the house

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.