

**Somerville Historic Preservation Commission**

**MINUTES**

**Tuesday, January 17, 2006**

City Hall

3<sup>rd</sup> Floor Conference Room

6:30 p.m.

**Commission Meeting opened at 6:40 p.m. Deliberation of HPC Cases**

**Members Present:** Barbara Mangum, Michael Payne, Cheryl Vanderbilt, Andrew Upton, DJ Chagnon\*\*, Susan Fontano\*, Abby Freedman\*, Jeff Meese\*, Susan Rabinowitz\*\*, Derick Snare\*\*.

**Members Absent:** Dick Bauer, John Bunzick, David Guss\*, Brad Stearns\*.

**Alternates\***

**Non-voting Alternates\*\***

**Staff Present:** Kristi Chase, Brandon Wilson

Others present: Mark Chase, Philip Lamb, Elvin Philips.

**HPC #05.74 – 1 Summer Street (former Somerville Community Corp. Building)**

Applicants: Philip Lamb, Minmaria Inc., Owner Developer; Elvin Philips, Architect

The Applicant seeks a **Certificate of Appropriateness** for the following:

1. Erect a 6' metal picket fence with gates on each side of the front doors, and to enclose the yard areas; and
2. Brick paving in front of the building.

*The Commission agreed that a 6' fence was higher than necessary for the security of the ground floor apartments along Wesley Park and that the fence in front should be no higher than the existing fence. Mr. Lamb decided that he would rather have no fence in front than differing heights. After some discussion, the style of fence was considered to be acceptable.*

*Granite pavers were presented rather than the brick originally noticed. These were to match the existing steps and foundation of the building.*

*Michael Payne made a motion to grant a **Certificate of Appropriateness** for a 5' iron picket fence per sketch submitted along Wesley Park; and for two brick piers to be constructed as described on the Vinal Avenue side of the building at the corner with a gate and 5' picket fence along neighboring property line to chain link fence behind edge of neighboring building. Jeff Meese seconded. Vote was unanimous (7-0).*

*Jeff Meese made a motion to grant a **Certificate of Appropriateness** for 4"x4"x4" granite pavers to be used for the front walk. Vote was unanimous (7-0).*

### **HPC #06.01 – 144 Morrison Avenue**

Applicant: Mark Chase, Prospective New Owner

The Applicant seeks a **Certificate of Appropriateness** for the following:

1. Replace existing vinyl windows with double-hung wood 2/2 sash and casings of an appropriate size and sash pattern on rear of building visible from public alley off Clifton Street;
2. Replace existing vinyl casement window on kitchen ell with two double-hung wood 2/2 sash and casings; and
3. Install two double-hung wood 2/2 sash and casings on side of ell, minimally visible from the public alley.

*The Applicant will be returning the windows to their original style and configuration except on the back ell where he will be installing an additional window on each side. There was some concern that the details be brought back. Staff to review the details.*

*Susan Fontano made a motion to grant a **Certificate of Appropriateness** for the above work on the condition that the window details matched the existing historic windows; that the original window proportions were retained; and that the replacement sash and casings be bare wood to allow for good paint retention. Jeff Meese seconded the motion. Vote was unanimous (7-0)*

### **Demolition Reviews**

#### **HPC: 05.57 - 280 Broadway - proposed demolition of the carriage house**

#### **Determined Significant**

**11/15/05**

Frank Sarno, Contractor; Richard DiGirolamo, Counsel; Fred Camerato, Owner  
1901 Shingle Style Carriage House

The subject of the hearing is to review the SHPC's initial determination, under section 4.2 of the Demolition Review Ordinance #2003-05, that the subject carriage house is considered "significant." Public testimony will be followed by discussion and a vote by the Commission on whether the building should be "preferably preserved" per section 4.3.

The Applicant's Counsel faxed a request received and dated January 17, 2006 that seeks a continuance of the matter scheduled for a hearing matter on January 17, 2006 to February 21, 2006 (the next monthly meeting of the SHPC) when the Applicant's team can be present.

*Michael Payne moved to accept the request for a continuance until the February 21, 2006 meeting of the SHPC; Andrew Upton seconded the motion. Vote was unanimous (7-0).*

### **Other Business**

### **Updates on Preservation Projects & Events**

**HPC Annual Party** is now scheduled for Sunday, January 22nd, 2006 at Derick Snare's house. He and his wife, Jessica are hosting this year. Once again it will be a

potluck affair which Brandon and Kristi are coordinating, so please RSVP to them and indicate what you will be bringing.

**Preservation Awards Program**

**Numerous Preservation and Director's Awards** nominations received. Committee met January 15th, 2006 at Kristi's house, in order review, discuss, and decide on final selections. Derick and Brandon made a presentation and provided technical CAD training regarding the Director Awards properties to the SHS CAD class on January 10th. The SHS Art students and teachers will need to receive their selected Preservation Award properties by end of January.

HPC Awards Committee chose the final 6 Director's Awards. 58 Berkeley St., 50 Francesca Ave., 53 Francesca Ave., 157 Lowell St. 26 Oxford St., 52 Putnam Ave.

**Schedule of SHPC Meetings for 2006:** these are held on the third Tuesday of every month.

January 17, February 21, March 21, April 18, May 16, June 20, July 18, August 15, September 19, October 17, November 21, and December 19.