



City of Cambridge

DEPARTMENT OF PUBLIC WORKS

PLANNING & ZONING

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Historic Preservation Commission Minutes February 16 2017

The Historic Preservation Commission met on **February 16, 2017** at the City Council Chambers, 305 Gay St. Chairman, Ron Berman called the meeting to order at 7:00 P.M. Mr. Berman began the meeting by conducting roll call and issuing a welcome. Mr. Berman then conducted the swearing in of persons planning to testify and explained the order of business.

Commissioners Attending:

Ron Berman—Chair, Sharon Smith—Vice Chair, Susan Morgan

Commissioners Absent:

Janice Olshesky—Alternate, Herschel Johnson, George Vojtech

Other Representatives Attending:

LaSara Kinser—Planning and Zoning Assistant

Minutes:

January 19, 2017: Ms. Smith made a motion to approve the minutes as submitted. Ms. Morgan seconded the motion and it passed unanimously.

Consent Agenda:

HPC # 2017-016, 1108 Glasgow Street.: Angela Shinn requests approval to replace deteriorating steps with brick steps and platform.

HPC #2017-019, 531 Poplar Street: Tim Wright requests approval to repaint existing signage.

Ms. Smith made a motion to approve the consent agenda as submitted. Ms. Morgan seconded the motion and it passed unanimously.

New Business

HPC #2017-017, 127 Vue De Leau.: Ken Hine (property owner) represented the application to request approval to install a dormer on the right elevation, repoint the chimney and replace a section of roofing materials. Mr. Hine explained that the purpose of the dormer was to allow for more light and space in the attic. He presented a sample of the proposed roofing and siding material and explained that he intended to use a salvaged window, which had not yet been purchased. The Commission asked Mr. Hine about the trim profile on the front of the house. There was no public comment. Ms. Smith made a motion to approve the application with the conditions that the trim on the new dormer match the trim profile on the front gable and that the window must match the existing windows, with Mr. Hine to submit a photograph of the window to staff before installation.

HPC #2017-020, 308 Mill Street: Patty Kasmarick (property owner) represented the application requesting approval to enclose existing garage at rear of property, fix the shingled roof on one section of main house, repair the roof shingles on small shed at rear of property, remove exterior plumbing drain vents, temporarily remove the rear entrance, and rebuild second floor sleeping porch. Ms. Kasmarick gave a brief presentation. The Commission asked Ms. Kasmarick questions regarding the proposed railing on the sleeping porch and asked for a rendering to scale of the proposed changes, as well as the height of the railing and a side elevation of the porch. There was public comment by Jeff Sibani, who asked a question about the screening of the porch. Ms. Morgan made a motion to approve the requests to enclose the garage, fix the shingled roofing on the house and small shed, remove the exterior plumbing drain vents, and temporarily remove the rear entrance and to table the request to rebuild the second floor sleeping porch, until more information is submitted. Ms. Smith seconded the motion and it passed unanimously.

HPC #2017-022, 106 Choptank Avenue: Tim Crosby, project architect, represented the request for approval to make exterior alterations to the property. Mr. Crosby explained that the applicants were requesting re-approval of several expired CoAs. Some of the work that was previously approved was completed by the previous property owners. The work still outstanding included the replacement of windows, installation of porch railing and flooring, and the construction of brick steps. The Commission discussed what type of approval was appropriate, what work required approval, the porch and roof repairs, the windows, and the porch ceiling. There was public comment by Mr. Jeff Sibani, who asked a question. Ms. Smith made a motion to approve the request to replace the roof, and to repair the porch utilizing brick for the foundation, to construct the brick steps, and to restore the porch railing and trim. Mr. Berman seconded the motion and it passed unanimously.

Administratively Approved/Routine Maintenance:

1104 Locust St: Replace fire damaged materials in-kind

Informal Review

106 Choptank Ave.: Tim Crosby, property owner proposed his plan for the rear addition to the property and indicated that he would present an application for approval at the next meeting.

Discussion

HPC Awards: The Commission approved the proposed nomination form, and discussed the awards process.

Motion to adjourn: Motion by Ms. Morgan, Ms. Smith seconded the motion and the Commission unanimously approved it. The meeting adjourned at 8:53 p.m.

Respectfully submitted,

LaSara Kinser
Planning and Zoning Assistant

Signature: _____
Chairman

Date: _____

HPC