

Certificate of Review  
for 205 Grove Avenue

HPC2005-111501  
Application for Building Permit.

An application for a building permit submitted to the Town of Washington Grove Planning Commission by Richard Haskett (and Nancy Haskett as contact) was received for review by the HPC at its November 2005 meeting. The application is for construction of a covered walkway and shed at 205 Grove Avenue. Nancy Haskett was present at the review.

*General Description:* The project is for an open, covered walkway connecting the existing house to the existing garage. The project also includes a small shed and screened porch. Modifications are proposed to the existing garage to allow its use as a studio.

**Adequacy of the Documents Submitted:** The documents submitted portrayed the project adequately. They included a site plan showing the location of the existing house and garage and various elevations of the existing house and garage. The drawings had helpful, color-coded depictions showing the proposed breezeway connection between the house and garage as well as a shed and modest screened porch—and how they relate to the existing structures. A list of proposed materials was also included on the drawings.

**Visibility from public ways:** The property is visible from Grove Road and Grove Avenue

**Contributing structure:** The house is NOT a contributing structure, because of its age. The house dates from 1964 and the garage dates from 1968.

The HPC acknowledges, however, the architectural interest of this property, which was designed by the applicant’s father, inspired by the architecture of Greene & Greene, and oriented to the cardinal points of the compass. Nancy Haskett also explained that this orientation of the house and garage on the lot had allowed all mature trees on the lot to be spared when the house was built. The participation of the family in various aspects of building the home was also noted as being in a fine Grove tradition.

**Nearby Contributing structures:** 205 Grove Avenue is surrounded by contributing structures along Grove Avenue (specifically the adjacent homes at 203 and 207 Grove Avenue, as well as the facing home at 206 Grove Avenue).

**Compatibility with the existing structure:** Nancy Haskett explained that a breezeway connection between the house and the garage had been contemplated in the original design, but had never been constructed. The HPC notes that the open breezeway which is now proposed is porch-like in feel and appropriate in scale with the existing structures. The HPC appreciates the care that has been given to respecting roof pitches. Other details, such as the addition of various windows to the garage/studio structure, are appropriate and have been approached with similar sensitivity. The use of natural materials has been carefully enumerated and is commended.

**Compatibility with the historic district:** The project is compatible with the historic character of Washington Grove and would generally enhance this property, which is surrounded by contributing resources.

**HPC Recommendations:** The HPC has no objection to the scope of the project as presented.

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Emilia A. Styles  
for the Historic Preservation Commission  
(continued)

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Date

*Please note that the Historic Preservation Commission acts only in an advisory capacity to both applicants and the Planning Commission. The reviews undertaken are designed to assist homeowners in their projects, to provide input to deliberations of the Planning Commission and, more generally, to contribute to historic preservation in Washington Grove.*

*Further information regarding the scope, powers, duties, and structure of the Historic Preservation Commission may be found in Article XV of the Code of Ordinances of the Town of Washington Grove. Section 5 (a) of Article XV describes the powers and duties of the Historic Preservation Commission in the building permit process. This section reads as follows:*

*The Commission shall review all applications for building permits filed with the Town Planning Commission which would involve any change to a structure or site visible from any public way for historical accuracy, integrity, or compatibility with the neighborhood and improvements therein. The Commission may recommend to an applicant alternative historical designs, materials and sources for the same which may be more historically compatible. The Commission shall forward its recommendations regarding the same, if any, in an advisory capacity, to the Planning Commission for consideration by the Planning Commission within thirty (30) days from the Commission's receipt of the application from the Planning Commission.*

cc: Applicant  
HPC Binder  
Web site, Bill Saar  
Planning Commission, John McClelland  
Mayor John Compton  
Town Clerk, Kathy Lehman