

HPC Review

HPC2017-02-21-02

for 304 Chestnut Avenue

An application for a building permit dated February 15 was submitted by homeowner Jason Newman for his residence at 304 Chestnut Avenue and was considered for review by the HPC at its regular monthly meeting on Tuesday, February 21. The homeowner was not present at the meeting.

General Description: The permit application is for window well enlargement. HPC understands that the enlargement was completed before the building permit application was filed.

Adequacy of the Documents Submitted: Documents included a building permit application, building permit worksheet, and a hand-drawn sketch of Mr. Newman’s property (Lot 4, Block 3). It is presumed that the four green circles on the sketch mark the locations of the enlarged window wells. The extent of the enlargement is not specified.

Note: HPC declines to review the project, as it is not possible to determine from the public ways the extent of changes made to the window wells, and that information has not been provided by written description or by visual depiction.

General Scope of Project: Existing window wells have been enlarged.

Visibility from public ways: The window wells are only partially visible from the public ways (Hickory Road and Chestnut Avenue).

Contributing structure: The house, identified as c. 1983 in the Town’s list of Contributing and Non-Contributing Resources, is not a contributing resource.

Nearby Contributing structures: There are no contributing resources immediately adjacent to this residence.

Compatibility with the historic district and/or existing structure: N/A

HPC Recommendations: N/A

Emilia A. Styles
for the Historic Preservation Commission

2-26-2017

Date: February 26, 2017

- cc: Applicant Planning Commission
- HPC members Mayor Joli McCathran
- HPC Binder Town Clerk, Kathy Lehman
- Web site, Bill Saar

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.