

Certificate of Review
for 344 Ridge Road

Application for Building Permit.
HPC2004012001

An application to **construct a new home** was submitted to the WG Town Office on **January 20, 2004** by Terry **and Valerie Arnold** and forwarded by the Planning Commission to HPC for review at its **January 20, 2004** monthly meeting.

General Description: Plans call for constructing a one-story brick home with multiple gables and Spanish roof tiles. The design work was done by the owners.

Adequacy of the Documents Submitted: The Residential Permit Application, plat, floor plan and basic elevations were submitted as well as a letter of introduction from Ms. Arnold. Elevations, which illustrated the materials to be used, would have been helpful for HPC review and WG Town records.

Visibility from public ways: The house will be partially visible from Ridge Rd.

Contributing structure: No

Nearby contributing structures: There are none.

Compatibility: The home is located on the extended portion of Ridge Rd. beyond the town’s original borders. It will be constructed of natural materials and is an original design by the owner’s, which is a welcome change from some more regular tract homes, being built near the outer edges of the Town. Although not drawn in the elevations a reference was made to a porch in the construction notes. Large open covered porches are common in the “Grove” tradition. During the HPC review at our January meeting, a reference was made to the use of stucco in the home. There was also a reference to a brick exterior. The HPC is charged with reviewing the exterior of proposed new or renovation construction. Further information would have been helpful.

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.

Edward J. Mroczka, Member
TWG Historic Preservation Commission

February 6, 2004
Date

Memorandum

Date: February 7, 2004

To: Valerie Arnold
Terry Arnold

From: Ed Mroczka

At our meeting we were not entirely sure what the materials were that you planned to use on the exterior of the house. We discussed brick, but there was mention of stucco.

In this connection, if you do plan to use stucco, you might want to look at an article in the Jan. 2004 Consumer Reports regarding the potential problems resulting from trapping moisture in wall cavities is mentioned in connection with synthetic stucco.