

(HPC2008-04-15-01)

**Supplement to  
Preliminary Review**

HPC2008-03-18-01

for 501 Brown Street

Property owners Shelley Winkler and David Stopak had presented two options for an addition to their home at the March 18 HPC meeting. David presented a third option at the April 15 HPC meeting. Dave has indicated this is the most likely plan to go to construction. *(The architect shows “B” on the elevation drawing presented at the April 15 meeting; however, for clarity, HPC has added a note on the drawing that states “identified as Option C by HPC,” since one of the options previously reviewed at the March 18 meeting had already been identified as “Option B.”)*

“Option C” reviewed at the April 15 meeting is most similar to the simpler of the two plans (Option B) previously reviewed. The back wall of the existing house would be pushed out by 8 feet, thus expanding the current kitchen and family room. A gracious double-door entrance with a large, stone landing is shown at the rear of the house, between the expanded eating area of the kitchen and the family room bump-out.

A new porch room (larger than that contemplated in Option B), accessed from the family room, is also planned at the back of the house, and would stretch across most of the existing garage. To accommodate the sunroom’s double-duty as a guest suite for Shelley’s mother, slightly less than half of one of the existing garage bays would be built-out as a bathroom with a walk-in shower and an adjoining dressing area.

In Option “C” the roofline of the bump-out would extend to the northeast corner of the house so that a covered patio could also be included in the plan, which should greatly enhance outdoor living. A modest, protective shed roof is also shown over the existing entrance door to the garage.

The slightly raised shed roofline over the sunroom, and the inclusion of a narrow band of clerestory-type windows in the sunroom, add interest while keeping the design modest and straightforward.

Option C is a very attractive plan which should meet the applicants’ needs to welcome an additional family member into the home, enhance overall livability of the house – inside and out – and add visual interest to the existing rear elevation. Nice plan!

Other comments in preliminary review dated April 1 remain essentially unchanged.

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Emilia A. Styles  
for the Historic Preservation Commission

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