

**Old and Historic Marblehead Districts Commission**  
c/o Engineering Dept., 7 Widger Road  
Marblehead, Massachusetts 01945  
(781) 631-1529

Charles Hibbard-Chairman, Gary Amberik-Secretary, Sally Sands-Member,  
John Kelley-Member, Cheryl Boots-Member, Robert Bragdon - Alternate

**Minutes for March 19, 2019**

Present constituting a quorum: Sally Sands, Gary Amberik, John Kelley, Cheryl Boots

1. 45 Beacon Street  
Jonathan D. Putnam

**This is a new application for:**

- Roof, dormers, windows

**Issues discussed include:**

- Exhibit A – Revised plans sated 3/19/19
- Exhibit B – Historic Photo
- Applicant proposes to demolish an existing roof at the rear of the house and construct two new dormers and a wood deck at the rear of the house with new exterior doors and windows as shown. Windows will be wood, simulated divided light, black spacer bars, 5/8” putty mold. Exterior trim will be painted wood. New roof to be asphalt to match rest of house.
- OHDC questioned the vertical board cladding on the dormer, along with the fact that the roof extends to the peak. Applicant agreed to change the cladding to cedar shingles and bring the top down off the peak of the roof to reduce the prominence of the dormer
- OHDC questioned the square proportions of the dormer windows. Applicant agreed to change to two 8 light windows at each dormer. Minimum space between windows to be 12”

**It was moved, seconded, and voted (4-0) that no estates are materially affected and to Grant (4-0) a Certificate of Appropriateness for all work as proposed with the following amendments:** Dormer cladding to be wood shingles in lieu of vertical board. Dormer peak to be moved down from main roof ridge approx. 18”. Dormer windows to be revised to two-8 light windows spaced 12” apart.

2. 18 Gregory Street  
Trevor Eddy

**This is a new application for:**

MARBLEHEAD  
OLD & HISTORIC DISTRICT COMMISSION

**APPROVED**

DATE: 4/3/19

SIGNED: [Signature]

- Dock terrace, railing, stairs

**Issues discussed include:**

- Applicant proposes restoration, repair and construction of a concrete dock terrace. Work to include concrete slab construction over existing deteriorating concrete terrace and ledge removal to accommodate slab construction. Work also includes removal of an existing wood stair and railing leading to the lower dock area, and replacement with a new wood wood/stair rail construct.
- Applicant proposes to also remove existing concrete stairs to lower terrace area and replace with new concrete stairs, landing and new metal railing along concrete stairs
- Applicant noted that the concrete will be dark colored to match the existing ledge and stone wall

**It was moved, seconded, and voted (4-0) that no estates are materially affected and to Grant (4-0) a Certificate of Appropriateness for all work as proposed.**

3. 100 Elm Street  
Blair Nelson

**This is a new application for:**

- Siding

**Issues discussed include:**

- Applicant proposes to replace existing clapboards with new cedar clapboards. All new trim to be wood.

**It was moved, seconded, and voted (4-0) that no estates are materially affected and to Grant (4-0) a Certificate of Appropriateness for all work as proposed.**

4. 31 Franklin Street  
Debra Lynch

**This is a new application for:**

- Windows

**Issues discussed include:**

- Applicant proposes to install Marvin Clad Ultimate windows.

**It was moved, seconded, and voted (4-0) that no estates are materially affected and to Grant (4-0) a Certificate of Appropriateness for all work as proposed.**

5. 92 Washington Street  
Julius Sokol

**This is a new application for:**

- Roofing, clapboards, siding, decks, gutters

**Issues discussed include:**

- Applicant proposes to replace roof with new architectural asphalt shingles
- Applicant proposes to replace left side shingles with concrete board siding
- Applicant proposes to replace rear side shingles with concrete board siding
- Applicant proposes to replace front and right side shingles with wood clapboards
- Applicant proposes to replace all windows with new Bronco single pane wood windows and replace window trim with wood
- Applicant will address roof waterproofing, repair valley, and install fiberglass gutters with round downspouts
- OHDC noted that rear decks are not visible from a public way and not in the purview of the OHDC

**It was moved, seconded, and voted (4-0) that no estates are materially affected and to Grant (4-0) a Certificate of Appropriateness for all work as proposed with the following amendments: New gutters to be fiberglass with round metal downspouts**

6. 8 Fort Sewell  
Jim Hourihan

**This is a new application for:**

- Fence and repair

**Issues discussed include:**

- Applicant proposes to remove existing shrubs and install new fence above the existing stone wall facing Fort Sewell
- Applicant proposes to replace rotten wood trim around garage door in like kind
- OHCD noted that the proposed fence is tall and would like to review the height and the impact on the view from Fort Sewell.

**It was moved, seconded, and voted (4-0) to continue the hearing until 4/2/19**

7. 11 Watson Street #2  
Joan McKee

**This is a new application for:**

- Windows

**Issues discussed include:**

- Applicant proposes to replace nine windows.

- Application was incomplete. OHDC advised that they will require a letter from condominium association, photos of the house, and additional information on the proposed windows
- OHDC noted that an insert-type window would not be appropriate to the district

**It was moved, seconded, and voted (4-0) to continue the hearing until 4/2/19**

**8. 118 Front Street  
Kyle and Paul Donovan  
This is a new application for:**

- Lighting placement, exterior door

**Issues discussed include:**

- Applicant reviewed locations of exterior light fixtures and outlets
- Applicant proposes to install a reclaimed wood framed vertical board doors at the garage
- Applicant would also like to discuss formal process for sign off on various stages of construction.

**It was moved, seconded, and voted (4-0) that no estates are materially affected and to Grant (4-0) a Certificate of Appropriateness for all work as proposed with the following amendments:** Proposed patio door is not approved. Applicant to return with revised selection.

**Other Matters:**

It was moved, seconded, and voted (4-0) to approve the meeting minutes of February 19, 2019.

**End of Minutes**