

APPROVED

DATE: 10/29/24

SIGNED: Charles Hibbard

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, Robert Bragdon-Member,
Paul Pruett-Member, Mariana Vaida-Member, Michael Fuenfer-Alternate, Duncan Facey-Alternate

Minutes for October 15, 2024

Present constituting a quorum: Charles Hibbard, Gary Amberik, Bob Bragdon, Mariana Vaida,
Michael Fuenfer

1. 168 Front Street
James and Elaine Alt
This is a new application for:

- Porch railing

Issues discussed include:

- Install wrought iron safety railings at four (4) locations.
- Railings will be installed at the front door, studio door, off the parking area, and at side door (single wall rail)
- OHDC noted that the proposed railings appeared to 'commercial' looking, but agreed the railings can be simple.
- OHDC noted that the top rail should be a bit wider than the balusters, and the balusters should be full height.

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed with the following amendments: 1. Balusters to be full height from top to bottom rail. 2. Top rail to be 1 ¼" wide. 3. Single rail to be mounted with brackets to house.

2. 27 Washington Street
Lisa Barone Kovac
This is a new application for:

- Replace stairs

Issues discussed include:

- Applicant did not appear as scheduled.

It was moved, seconded, and voted (5-0) to continue the hearing to November 19, 2024.

3. 73 Elm Street
Helen Westland
This is a new application for:

- Dormer and siding

Issues discussed include:

- Applicant did not appear as scheduled.

It was moved, seconded, and voted (5-0) to continue the hearing to November 19, 2024

4. 78 Front Street
Dan Devan
This is a new application for:

- Window

Issues discussed include:

- Install one 6 over 6 Andersen architectural window (32" x 34") double hung, simulated divided light window.
- OHDC noted that Andersen only makes a clad window. Window should be wood.
- Applicant will use a different manufacturer that makes a wood SDL window.
- OHDC noted that due to the distant oblique view, SDL would be acceptable. Window to have dark spacer bars

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed. 1. Window to be all wood, simulated divided light, with dark spacer bars. 2. Applicant to submit a cut sheet of proposed alternate manufacturer. 3. Trim to be wood.

5. 25 Summer Street
Philip DiBuono
This is a new application for:

- Windows and door

Issues discussed include:

- Replace front entry door and sidelight with fiberglass door.
- OHCD noted that no photos were included with the application. OHDC noted that it would be preferable to repair or restore the door and sidelight.
- OHDC that if the door is not original and not able to be restored, the door should be wood, and sidelights should be wood in the exact same size and proportion.
- OHDC noted that a window survey would need to be completed due to the age and location.

It was moved, seconded, and voted (5-0) to deny the application.

6. 45 High Street
Caroline Broderick

This is a Response to Activity Notice for:

- Chimney Work

Issues discussed include:

- Applicant removed two chimneys on the home. One was a CMU service chimney, and one was a brick fireplace chimney.
- Applicant agreed to provide a drawing by January 1st, 2025, with work complete by July 1, 2025.

It was moved, seconded, and voted (5-0) to issue an Order of Remediation to restore the inside chimney to the original location. Replacement chimney to be parged. Applicant agreed to provide a drawing by January 1st, 2025, with work complete by July 1, 2025.

7. 4 Wadden Court
James Dolan

This is a new application for:

- Renovations

Issues discussed include:

- Renovate an existing single family bungalow. Renovate and enlarge the structure, and add a second floor loft.
- Rear walls of the existing property will be preserved, and the overall character of the existing home will be maintained.
- The roof will be raised slightly to accommodate the second floor bedroom.
- Proposed siding will be red cedar to match existing. Windows will be the same configuration as the existing.
- All mechanical equipment will be located on the right side where it is not visible from the public way.

- OHDC noted that any sitework or hardscape should be included in the next application.

It was moved, seconded, and voted (5-0) that estates are materially affected and to schedule a Public Hearing for November 19, 2024.

8. 11 Doak's Lane
Bob Taveres

This is a new application for:

- Replace chimney

Issues discussed include:

- Applicant began to remove a chimney that was separating from the house without prior OHDC approval.
- Applicant plans to rebuild the chimney with matching brick in the same shape and configuration.
- Remove 16' of chimney and rebuild with matching brick, new clay flue liners and lead flashing.

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed.

9. 39 Elm Street
James Demetroulakos

This is a new application for:

- Fence

Issues discussed include:

- Replace old fence with new fence of the same style

It was moved, seconded, and voted (5-0) that no estates are materially affected and to Grant (5-0) a Certificate of Appropriateness for all work as proposed.

Other matters:

It was moved, seconded and voted (5-0) to issue and Order of Remediation for 11 Doak's Lane to complete the chimney repair and replacement in like kind within 30 days.

Regarding 8 Mechanic Square, applicant proposes to clad a concrete block retaining wall with natural stone.

The following roofs were administratively approved:

11 Elm Street – Roof administratively approved by Building Department (10-01-24)

41 Pleasant Street – Roof administratively approved by Building Department (10-08-24)

It was moved, seconded, and voted (5-0) to adjourn.

End of Minutes