

The Borough of Phoenixville
Historical Architectural Review Board
February 22, 2011

1. Call to Order 5:30p.m.
2. Pledge of Allegiance
3. Roll Call
Present were: Dana Dugan, Jon Ichter, Brian Slater, Brad DiCriscio, Jennifer Mayo
Absent were: Frank Tallarico, Joel Bartlett (both excused)
4. Approval of Minutes January 18, 2011
Approved unanimously
5. Guideline Discussion
None
6. New Business

HARB 2011-04
106-110 Bridge Street
Marley's & Designs Devine
Lighting

Blaise Desanto presenting. The application is for the addition of gooseneck lights and 'down' lights to storefronts at Marley's Restaurant (106 Bridge Street) and Designs Devine (110 Bridge Street) to illuminate building during the night hours.

The application had been previously discussed and direction had been given to the applicant at the last HARB meeting. The amount of lights and type of lighting was also discussed. Exterior conduits for the electrical wiring is not allowed. The wiring must run through the exterior walls. The 'floodlights' on the Designs Devine sign should also be gooseneck lighting.

Motion made to approve HARB 2011-04 by Jennifer Mayo with specifically one light on the side of Marley's, three lights on the front of Marley's, two on the sign at Marley's, two lights on the front of Designs Devine, two lights on the Designs Devine sign. All to be gooseneck lighting and no external conduits or external wiring.

Motion seconded by Jon Ichter

Motion passed unanimously

7. HARB 2011-05
310 Bridge Street
Legacy Property Group
Renovation

The applicant was not present, the application was tabled.

8. HARB 2011-007
321-323 Bridge Street
I Got It
Renovation

The application is to restore the front façade to match drawing and original. Replace storefront glass to match existing transoms. Phase One; Rear elevation – remove pent roof, install new overhead garage door, paint, etc. Phase Two; Rear elevation – remove overhead garage door and install store doors with transoms & sidelights, install new pent roof.

Per the applicant, some of the windows are boarded up and the property is currently vacant. The second floor windows are double hung and will be replaced. The exterior of the property is brick. The bricks are in good condition. The application was further discussed in detail.

Motion to approve the application as indicated with the exception that the applicant will only complete Phase One at this time and will return for Phase Two at a later date by Jennifer Mayo.

Motion seconded by John Ichter.

Motion passed unanimously

9. HARB 2011-06
10 North Main Street
HTC Associates, LLC
Renovation

The Applicant proposes to:

- Remove all of the stucco currently on the building, power wash, repair and repoint the existing stone
- Remove and replace the existing shingle roof with a new architectural shingle roof
- Remove and replace the existing metal porch roof with a new standing seam metal roof
- Remove and replace all of the exterior windows and doors

- Remove and replace all of the gutters with half-round gutters
- Replace existing porch rail system with porch rail styled to match that shown in the photo on Historical Society website
- Add dormers to roof line windows on one-story cottage part of building
- Repair dormers on the three-story part of building
- Remove the existing retaining wall and regrade front yard area
- Remove and replace existing sidewalk along North Main Street

Sue Cravelling presenting for the applicant. The applicant plans to remove all of the stucco, replace the windows and all other items outlined above. The Board discussed in detail the type of windows. The Board suggested that aluminum clad windows were a better choice. Divided light glass windows were also discussed with the applicant. The applicant generally uses almond as the color choice for the trim. The code issue of 4" spacing on the railings was also discussed.

Motion to approve the application as indicated with the exception that the applicant will make every effort to use simulated divided light grills on the exterior of the glass windows and the new dormers to match the existing dormers by Brad DiCriscio

Motion seconded by Jennifer Mayo

Motion passed unanimously

Motion to adjourn made by Jennifer Mayo at 6:03 p.m.

Respectfully Submitted,

Jennifer Mayo
Secretary