



Gettysburg

HISTORIC CROSSROADS

Borough of Gettysburg
Adams County, Pennsylvania
59 East High Street
Gettysburg, PA 17325

Rita Frealing, Mayor
Wesley K. Heyser, Council President
Matt Moon, Council Vice President

Charles R. Gable, Borough Manager
Harold A. Eastman, Jr., Borough Solicitor
Sara L. Stull, Borough Secretary

Telephone: (717) 334-1160
FAX: (717) 334-7258

www.gettysburg-pa.gov

HISTORIC ARCHITECTURAL REVIEW BOARD (HARB)

AGENDA

WEDNESDAY – December 20, 2023 7PM – In Troxel Council Chambers

1. Call meeting to order 7PM.
2. Review and Approval of Agenda & Meeting Minutes
 - A. A motion to approve Business Meeting Agenda of December 20, 2023
 - B. Meeting Minutes from November 15, 2023
3. Public Comment for Items Not on the Agenda
4. Public Comment for Items on the Agenda
5. New Business: Applications for Initial Review
 - A. **COA -0094 MAJOR PROJECT – 21-23 Chambersburg Street – Deborah Sabra**
Replacement windows of two (2) rear 2nd story windows. Not visible from Chambersburg Street, barely visible from the rear alleyway.
 - B. **COA 23-0095 MAJOR PROJECT – 202 Carlisle Street – Tom Soliday**
Replace existing shingles with scallop pattern; (remove exterior wall and rebuild on SW corner – under separate permit); replace windows with extruded PVC or Clad Wood with wood look profile with mullions existing prior to fire; 1 over 1 glass panes. Replace siding with dutchlap cement board. See application for more detailed scope.
 - C. **COA 23-0096 MAJOR PROJECT – 402 York Street – Giovanni Cucuzza**
Enclose 140 SF front porch on southwest corner of building for use of area as server station.
 - D. **COA 23-0097 MAJOR PROJECT – 452 Baltimore Street – Welty House**
Installation of an aluminum ADA ramp on side entrances between the two buildings at 444 & 446 Baltimore Street and 452 & 454 Baltimore Street so access 452 Baltimore Street. NO changes to existing sidewalks, steps or entrances are proposed, ramps to be installed over existing steps, etc without alteration to existing structure and walkways.

E. COA 23-0097 MAJOR PROJECT – 444 Baltimore Street – Welty House

Installation of an aluminum ADA ramp on side entrances between the two buildings at 444 & 446 Baltimore Street and 452 & 454 Baltimore Street to access 444 Baltimore Street. NO changes to existing sidewalks, steps or entrances are proposed, ramps to be installed over existing steps, etc without alteration to existing structure and walkways.

F. COA 23-0098 MAJOR PROJECT – 148-150 W. Middle Street – Made Clean LLC

NOV – work on 1st story done without permit application or review. Replace all exterior windows with new vinyl windows and replace 2 side doors (not basement door) with insulated metal doors. Replace glass and restore 2 front doors, also wrap front doors. Wrap all windows with coil stock.

Reports

A. Administrative Approvals Since Last Meeting (see list attached)

B. Report of Chair

C. Report of Staff (same as last month)

1). Sign Ordinance on Council Agenda for vote 12/11/23

2). LED lighting in the HISTORIC district – illuminated lights in store fronts.

3). Satellite Dish updates – Council approved ordinance for Solicitor review. Grant Application for updates to Ordinance and Design Guide.

4). THANK YOU – Hang Tag - provide address locations when hung.

Public Comment

B. Adjourn

Certificates of Appropriateness approved administratively since the last HARB meeting:

a. COA 23-0085 MINOR PROJECT – 5 Buford Avenue - Elizabeth Fake

Installation of 128 linear feet of 4' high black chain fence with two 4' gates. Fence must be installed as shown in application, no portion of the fence may be located on the portion of the property located in the Floodway. Fence cannot be covered or filled and must remain in a state where water can flow through in a flood event. All applications must meet the Department of Interiors Historic Restoration Guidelines.

b. COA 23-0087 MINOR PROJECT – 317 Baltimore Street – Diane Bertoli

Shutters on the front 1st floor façade were removed and destroyed without permit application. SWO - was issued through CODE enforcement. The owner will replace and restore existing wood shutters keeping original hardware on front façade both 1st and 2nd floor. Existing shutters will be restored and remain, and missing shutters will be replaced with wood 'in-kind- shutters All applications must meet the Department of Interiors Historic Restoration Guidelines.

c. COA 23-0088 MINOR PROJECT – 317 Baltimore Street – Diane Bertoli

Install 25-foot wood deck at rear of building from house to garage. All applications must meet the Department of Interiors Historic Restoration Guidelines.

- d. **COA 23-0089 MINOR PROJECT – 34 W. Middle Street – FMN Properties LLC**
Remove restore, caulk and paint existing wood windows. All applications must meet the Department of Interiors Historic Restoration Guidelines.
- e. **COA 23-0090 MINOR PROJECT – 24 Barlow Street – Christine Bolton**
Replace existing asphalt shingle roofing in-kind with architectural shingles for a 2-family residential building. 24-26 Barlow. All applications must meet the Department of Interiors Historic Restoration Guidelines.
- f. **COA 23-0091 MINOR PROJECT – 55 W. Middle Street – Michael McCaffrey**
Shingle to shingle roof replacement. Replacing existing gutter system with 6" ½ round galvanized gutters and new downspouts. NO new materials may be used without HARB review. All applications must meet the Department of Interiors Historic Restoration Guidelines.
- g. **COA 23-0092 MINOR PROJECT – 141 York Street – Daniel Kirsch**
Replace existing asphalt shingle roofing in-kind with Owens Corning Duration Series Shingles on rear garage. Permit does not include installation of garage doors, siding, or any additional exterior features. All applications must meet the Department of Interiors Historic Restoration Guidelines.
- h. **COA 23-0093 MINOR PROJECT – 503 York Street – Piper Team LLC**
Rear detached garage repair includes removal of original brick wall and replacement with framed wall. Clad new wall with wooden T1-11 siding and paint white. HARB discussed this as ADMIN review at our meeting held on November 15 and decided AMIND review would be appropriate on this application LU23-02523 All applications must meet the Department of Interiors Historic Restoration Guidelines.
- i. **COA 23-0099 MINOR PROJECT – 15 Baltimore Street – Tracy Lynn LLC**
Relocate existing sprinkler system intake on exterior side wall to front low façade due to damage of vehicles traveling down the alley. All applications must meet the Department of Interiors Historic Restoration Guidelines.
- j. **COA 23-00100 MINOR PROJECT – 443 York Street – Orchard County Realty**
Replace asphalt handicap ramp and railing with new concrete ADA ramp and railing. All applications must meet the Department of Interiors Historic Restoration Guidelines.

NOTE: HARB is a **DESIGN** review board only, each project must meet all other Borough Ordinance and Building code Requirements prior to final approval through Council the 2nd Monday of the following month.