



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 – August 17, 2022 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 August 17, 2022
 - B. Meeting Minutes from July 20, 2022
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 22-0054 MAJOR PROJECT – 225 York Steet – Ravi Singh & Code Enforcement – Carly Marshall**
NOV- Lighting installed without approved permits. Install new lighting on building, including 3 wall packs and 16 light bars. Review light fixtures, lumens, and direction building and site lighting.
 - B. **COA 22-0080 MAJOR PROJECT – 100 Baltimore Street – Curt H. Grim**
Replace 62 wood windows with new wood windows on the 2nd and 3rd floor of the building facing Baltimore and Middle Streets wood windows with aluminum cladding. 24 of the windows will be in a 3-unit bay window. All window colors will remain hunter green.
 - C. **COA 22-0019 MAJOR PROJECT – 404 Baltimore St. M. Gladfelter - Mr. G's Ice Cream**
Commercial re-roof from historic asbestos shingles fiberglass asphalt shingles. Remove existing shingled roof and install new roof support forest step wood 1x3 and install new metal drip edge, new valley at dormers. Commercial re-roof from historically significant asbestos style shingled roof to fiberglass asphalt designer shingles. Remove existing asbestos shingled roof and install fiberglass asphalt designer shingled roof, install all Flashing and pipe flashing at front dormer and chimney, ice and water shields on eaves and valleys of roof, GAF pro starter strips at all eaves and rakes, install ridge vent, GAF seal a Ridge Cap over ventilation. REMOVE TWO DORMERS on side of building facing Rieds Winery. All applications must meet the Department of Interiors Historic Guidelines.
 - D. **COA 22-0082 MAJOR PROJECT – 7 Hanover Street – Tina Fair**
Removing metal access stair to 2nd floor and adding a 3rd level pressure treated lumber stairway and landing to the 2nd and 3rd floor by removing a window at the 3rd story to a man door entrance.

E. COA 22-0084 MAJOR PROJECT – 29 Hanover Street

Removing 1' ¼ corrugated galvanized panels that is about 50 years old, there is pitting and rust damage making the roof impossible to difficult to repair. Replacing with 5-V Crimp – Steel roofing material being the same galvanized material.

F. COA 22-0085 MAJOR PROJECT – 163 York Street – Twin Bridges Farm LLC

Demolition of brick portico above office entrance was approved in previous HARB mtg; this application is for restoration of wall face above entrance using stucco at a reduced height to match height of building roof.

G. COA 22-0084 MAJOR PROJECT – 240 Chambersburg Street – George Makoutz

Demolish a concrete block 2 car garage (650 sq ft) with shingled roof to the rear of the property along W. Zerfing Alley to allow work on the house and expand off street parking in rear of property; replace roof on rear of addition to match the roof on the main original building (change roof pitch).

Reports

- A. Administrative Approvals Since Last Meeting (see list attached)
- B. Report of Chair
- C. Report of Staff

- 1). Additional language material changes to address more administrative approvals – council request. Discuss / create list of material compromises for ADMIN approval - For windows, siding, and roof work.
- 2). Satellite Dish updates – Council will need to approve any ordinance updates / design guide updates. Grant Application for updates to Ordinance and Design Guide. Bring comments for DRAFT ordinance to finalize text.
- 3). THANK YOU – Hang Tag - provide address locations when hung.

Public Comment

6. Adjourn

Certificates of Appropriateness approved administratively since the last HARB meeting:

- a. **COA 22-0077 MINOR PROJECT: 528 York Street - Peter Prowant**
Shingle to shingle replacement. All applications must meet the Department of Interiors Historic Restoration Guidelines.
- b. **COA 22-0078 MINOR PROJECT: 619 Baltimore Street - Erian Associates Limited CANCELLED PROJECT**
Remove existing decking and railing on gazebo leaving the framing in tack. Install composite decking over entire deck. Install two new sets of steps in existing locations, including new stringers, tread and risers. Install vinyl posts sleeves over existing 4x4's with base and cap trims. Install new 42" vinyl railings with ADA handrails at steps and ramp area. All work to be done 'in kind'. All applications must meet the Department of Interiors Historic Guidelines.

- c. **COA 22-0079 MINOR PROJECT: 13 Chambersburg Street - Gioconda Fazzolari**
Replace rubber roofing, install all necessary flashing as needed. All applications must meet the Department of Interiors Historic Restoration Guidelines.

- d. **COA 22-0081 MINOR PROJECT: 1 Lincoln Square – Gettysburg Hotel Investors, LLC**
4'x8' banner to welcome the US Army 50th to be hung 9/6-9/9. All applications must meet the Department of Interiors Historic Restoration Guidelines.

- e. **COA 22-0098 MAJOR PROJECT: 529 Baltimore Street – Anne Knox**
CHANGE OF SCOPE Revised COA - no change in the building footprint the structure will be restored 'in kind' to its original features prior to the fire and explosion. All work will be in kind - any new materials or changes in façade appearance will require HARB approval.

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.