



**York Historical Architectural Review Board
Meeting Minutes
July 26, 2018**

Members in attendance included: Craig Zumbun (Chair), Dennis Kunkle (Vice-Chair), Mark Skehan, Teresa Johnescu, Mark Shermeyer

Absent: Rebecca Zeller, Justine Landis, Robyn Pottorff, Dave Redshaw

Consultant: Mary Alfson Tinsman, JMT Cultural Resource Manager/ HARB Consultant

AGENDA ITEM	DISCUSSION	ACTION/RESULT
Welcome and call to order	The meeting was called to order at 6:00 pm. The agenda was prepared by the HARB Consultant.	
Changes to the Agenda		
Minutes of July 12, 2018		Ms. Johnescu moved to approve July 12, 2018 minutes. Mr. Shermeyer seconded. Approved.
Cases	The following cases are approved with the recommended actions.	

Case #1 – 376 E. Market Street

Discussion: The applicant is proposing to replace the three second floor windows with new composite windows. The application was presented by Mr. Gustavo Zabala. Mr. Zabala explained that they are having issues with water coming into the windows. He went ahead and purchased composite windows, as the wood windows were more expensive and were out of his price range. Ms. Johnescu asked about the third-floor windows, which are also in poor shape. Mr. Zabala stated that he would eventually like to replace the third-floor windows with the same composite windows. Mr. Zabala noted that he tried to keep the windows looking similar with the composite windows. Mr. Zumbun noted that the current windows are nine-over-nine, the new proposed windows are six-over-six.

Ms. Johnescu noted that the first story has been altered and that the six-over-six might be okay. Mr. Shermeyer noted that the overall façade may have been altered when the storefront was added (it's a Colonial Revival alteration). Mr. Shermeyer noted that the window hoods appear to be original, however he feels the windows were not originally nine-over-nine and likely date to the colonial revival alterations.

Mr. Kunkle noted that the Board had previously denied windows on this same block where the applicant had wanted to install this type of window and the Board denied them because the divided panes are not visible on the outside (they are interior only). It was noted that this prior application may also have been for vinyl windows.

Mr. Shermeyer noted that the Board would prefer to see the windows with the divided panes visible on the exterior of the window. However, because the current windows are not appropriate to the building the proposed replacement (with grills between the glass) is acceptable as it is no more correct, or incorrect, than what is presently on the building. It is basically an in-kind replacement.

Motion: Mr. Shermeyer moved to approve the application as presented. Ms. Johnescu seconded.

Additional Discussion: None.

Vote: 5-0. Motion approved.

Additional Discussion: Mr. Zabala asked about the gas meters being installed on the exterior of buildings by Columbia Gas within the Historic District. Mr. Zumbrun indicated that the HARB Board is in discussions with Columbia Gas and the City to discuss options (i.e. rear installations, paint match, etc.). Mr. Zabala noted that he felt more thought could be given to where the gas meters are installed and that he felt no effort was made by Columbia Gas.

Case #2 – 11 N. Beaver Street

Discussion:

The applicant is proposing to remove the existing 3-tab shingles and any rotten plywood and replace it with new architectural shingles. Zack Jackson presented the application on behalf of his father, Richard Jackson. Mr. Jackson noted that the current shingles are actually architectural shingles and they are planning to replace in kind with a like color.

Motion: Mr. Shermeyer moved to approve the application as presented. Ms. Johnescu seconded.

Additional Discussion: None.

Vote: 5-0. Motion approved.

Adjourning and next meeting **The meeting was adjourned by general consent at 6:20pm the next scheduled meeting is set for Thursday August 9, 2018.**

Minutes recorded by Mary Alfson Tinsman, JMT Cultural Resource Professional/HARB Consultant