Approved for Historic Preservation
Certificate of Appropriateness
Date: 12/29/17

Date: 6/29/17

HISTORIC PRESERVATION
APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

Pursuant to review under the City of Portland's Historic Preservation Ordinance (Chapter 14, Article IX of the Portland City Code), application is hereby made for a Certificate of Appropriateness for the following work on the specified historic property:

PROJECT ADDRESS:
55 Bowdoin Street, Portland

CHART/BLOCK/LOT: 069 A011 (for staff use only)

PROJECT DESCRIPTION: Describe below each major component of your project. Describe how the proposed work will impact existing architectural features and/or building materials. If more space is needed, continue on a separate page. Attach drawings, photographs and/or specifications as necessary to fully illustrate your project—see following page for suggested attachments.

See additional papers

Approved for Historic Preservation
Certificate of Appropriateness
Date: 12/29/17

55 Bowdoin Street

The three main goals of our landscaping project are to make the brick and stone paths safer in the backyard, enclose the backyard for privacy and dog safety, and to promote the health of the very large Copper Beech Tree in the backyard. Each of these goals pertain to work that would take place in the backyard, which has very limited visibility from both Bowdoin Street or Chadwick Street. The only exception being adding handrails to the granite steps leading up to the front door.

The goal of making the paths safer will require some grading to keep water from puddling on the brick paths, especially near the back door, and also to prevent it from running into the bulkhead. This is the door most often used by our family of six and the whole area is a sheet of ice in the winter. During the reconstruction and grading of the brick pathways, a large irregular "patio" (which I have been told was the base of a hot tub many years ago) will be removed, and some of the bricks will be repurposed into the paths or small stoop areas adjacent to the screened porch. Any new bricks and stonework will be supplied by Mike Mercier Landscaping. The design extends the brick pathway across the existing driveway to the edge of our property where a nonfunctional space can become a small spare parking spot and area to store excess snow. There will be a narrow garden area to border the neighbor's stone wall. There will be very little if any additional black top added to the landscape since some will be removed to add the brick path. Any additional hardscaped area is balanced by the removal of the irregular brick patio mentioned previously.

The goal of enclosing the yard will entail adding additional metal fencing to the fence already present as well as incorporating the existing section of stone wall in a more seamless and visually pleasing manner. The only area where the new fence will be visible will be along the private back alley. The proposed metal fence will be placed behind hedges and mature plantings where it borders Bowdoin and Chadwick Streets. There is currently a widened area of the alley road that bulges onto our property towards the Bowdoin Street end. It is important that this area remain as a parking spot available to use for worker's trucks etc. We allow our neighbors to use it if needed for trucks as well since it allows alley traffic to be able to pass. Removing the Ash will not expose this area to view since we intend to replant the area where the Ash is removed with large privacy shrubs that will make it less visible from Bowdoin Street. Brochures and photos and drawings of the fence have been submitted. The rails will be spaced 1 ⅝ inches apart in order to protect our dogs. There is a metal fence with similarly spaced rails across Chadwick Street. The metal fence will be installed by Ron Forest & Sons Fence Company. The metal handrails to be installed on either side of the granite steps leading to the front door will be designed similarly to others on Bowdoin and Chadwick Streets with simple straight rails holding it in place (not to match the fancier handrails on the Chadwick entrance).

The last major goal of the project is to protect and promote the health of the very large magnificent Copper Beech in the backyard. There are a number of trees planted too close to the Beech to allow it to stretch its limbs and grow in a healthy manner. One of these trees is dying and the other, the ash previously mentioned, was recommended to be removed by the arborist since it is poorly shaped and likely to split down the middle. The last tree is spindly and

Approved for Historic Preservation
Certificate of Appropriateness
Date: 12/29/17

growing directly under the canopy of the beech. We have planted two new American Princeton Elms on the property in much better locations for trees to grow.

Hopefully this will help clarify our goals and plans for the landscaping project. We look forward to the Board review. Please let me know if you would like any other information.

Approved for Historic Preservation
Certificate of Appropriateness
Date: 12/29/17

ATTACHMENTS

To supplement your application, please submit the following items, *as applicable to your project.*
Keep in mind that the information you provide the Historic Preservation Board and staff is the only description they will have of your project or design. Therefore, it should precisely illustrate the proposed alteration(s).

✓ Exterior photographs (required for all applications.) Include general streetscape view, view of entire building & close-ups of affected area.

✓ Sketches or elevation drawings at a minimum 1/4" scale. Please label relevant dimensions. All plans shall be submitted in 11" x 17" format except for major projects, where 22" x 34" plans are requested. Applicants for major projects should submit one (1) 11" x 17" copy for scanning purposes.

____ Details or wall sections, where applicable.

____ Floor plans, where applicable.

✓ Site plan showing relative location of adjoining structures.

✓ Catalog cuts or product information (e.g. proposed windows, doors, lighting fixtures, fencing)

____ Materials - list all visible exterior materials. Samples are helpful.

____ Other(explain)_____

all of the above previously submitted or emailed to Deb Andrews

If you have any questions or need assistance in completing this form, please contact Historic Preservation staff: Deb Andrews (874-8726, dga@portlandmaine.gov or Rob Wiener (756-8023), rwiener@portlandmaine.gov)

Please return this form, application fee (see attached fee schedule), and related materials to:

Historic Preservation Program
Department of Planning and Urban Development
Portland City Hall, 4th Floor
389 Congress Street
Portland, ME 04101

Approved for Historic Preservation
Certificate of Appropriateness
Date: 12/29/17

CONTACT INFORMATION:

APPLICANT

Name: Emily Bukowski-Thall
Address: 55 Bowdoin St
Portland, ME
Zip Code: 04102
Work #: (207) 324-4683
Cell #: (207) 251-1508
Fax #:
Home: (207) 536-1434
E-mail: sawyerfarm@gmail.com

PROPERTY OWNER

Name: Same
Address:
Zip Code:
Work #:
Cell #:
Fax #:
Home:
E-mail:

BILLING ADDRESS

Name: same
Address:
Zip:
Work #:
Cell #:
Fax #:
Home:
E-mail:

ARCHITECT

Name: Ryan Russell
Address: 23 Island Ave
Cumberland, ME
Zip: 04021
Work #: (207) 347-0123
Cell #:
Fax #:
Home:
E-mail:

CONTRACTOR

Name: Mike Mercier
Address: 147 Ossipee trail
Gorham, ME 04038
Zip Code:
Work #: (207) 615-9061
Cell #:
Fax #:
Home:
E-mail: miketherockman@yahoo.com

Applicant's Signature

Owner's Signature (if different)

Approved for Historic Preservation
Certificate of Appropriateness
Date: 12/29/17

Activities Requiring Approval in Historic Districts

If your property is located within a historic district or is an individually designated historic structure, it is necessary to receive approval before proceeding with any exterior alteration, construction activity or site improvement that will be visible from a public way. Following is a list of activities requiring review. **Please check all those activities that apply to your proposed project.**

Alterations and Repair

- ☐ Window and door replacement, including storms/screens
- ☐ Removal and/or replacement of architectural detailing (for example porch spindles and columns, railings, window moldings, and cornices)
- ☐ Porch replacement or construction of new porches
- ☐ Installation or replacement of siding
- ☐ Masonry work, including repointing, sandblasting, chemical cleaning, painting where the masonry has never been painted, or conversely, removal of paint where the masonry historically has been painted
- ☐ Installation or replacement of either roofing or gutters when they are a significant and integral feature of the structure
- ☐ Alteration of accessory structures such as garages

Additions and New Construction

- ☐ New Construction
- ☐ Building additions, including rooftop additions, dormers or decks
- ☐ Construction of accessory structures
- ☐ Installation of exterior access stairs or fire escapes
- ☐ Installation of antennas and satellite receiving dishes
- ☐ Installation of solar collectors
- ☐ Rooftop mechanicals

Signage and Exterior Utilities

- ☐ Installation or alteration of any exterior sign, awning, or related lighting
- ☐ Exterior lighting where proposed in conjunction with commercial and institutional signage or awnings
- ☐ Exterior utilities, including mechanical, plumbing, and electrical, where placed on or near clearly visible facades

Site Alterations

- ☒ Installation or modification of site features other than vegetation, including fencing, retaining walls, driveways, paving, and re-grading

Moving and Demolition

- ☐ Moving of structures or objects on the same site or to another site
- ☐ Any demolition or relocation of a landmark contributing and/or contributing structure within a district

Note: Your project may also require a building permit. Please call Building Inspections (874-8703) to make this determination.