

Design Review Committee
February 22, 2007
The Fell's Point Visitor Center
808 S. Ann Street, Baltimore, MD 21231

AGENDA

DRC members attending: Ann Hagarty Boyce, Jerome Bird, Adam Carballo, Dan Kuc, Josh Phillips. Staff member and Secretary Denise Whitman was also in attendance.

Visiting from the Federal Hill Homeowners Association was Claire Bogdanski.

Executive session

Regular Session

6:30 pm 337 Hamburg St. Becky Swanston

This property is not in the Montgomery St. Urban Renewal Ordinance area and therefore not subject to review by DRC

6:55 pm 813 William St. Greg Ball

This is a revisit by the property owner for this house, a 3 story brick Victorian townhouse located mid-row in Federal Hill. It was suggested by Bob Quilter that the homeowner resubmit his previously disapproved deck plans to the Design Review Committee for another review. There was much discussion about the deck. The Design Review Committee members again felt that the deck is prohibited by the Montgomery Street Urban Renewal Plan - Appendix A, 9. "New additions, decks, or other alterations shall not exceed the existing roof line."

It was suggested by the Design Review Committee that the homeowner go to the Director of Housing as in accordance with the Montgomery Street Urban Renewal Plan.

Decision: Not approved

7:15 pm 528 S Bethel St. Howard Farbman

The committee members asked for measured drawings for this property

Decision: Resubmit
(Reschedule for next DRC)

7:15 pm 1513-1515 Bank St. Earle Washington

This is the second visit for this owner with concept plans for the new construction of two side-by-side townhomes on a currently vacant lot.

The committee members had the following suggestions:

Cornice - a little stronger, larger with wood or metal (not brick)

Second/third floor windows - it was suggested that they should diminish slightly in height as they go up to the 2nd and 3rd floors of the building.

First floor windows - must start at 18" above grade or they will have to be tempered glass
Sills - precast or stone
Window arch -brick jack arch or splayed arch or more details of the current arch over window
Front door - six panel wood
Steps - precast or stone

It was also suggested that the front door be raised one or two steps, so that it was not the same level as the sidewalk. This would also help meet the crawl space height requirements of the building.

Decision: Resubmit