

RESOLUTION NO. 2023-

RE: CERTIFICATE OF APPROPRIATENESS UNDER THE PROVISIONS
OF THE ACT OF PENNSYLVANIA LEGISLATURE 1961, JUNE 13, P.
L. 282 (53 SECTION 8004) AND BETHLEHEM ORDINANCE NO. 3952
AS AMENDED.

The applicant/owner of the property located at 428 High Street proposes to replace garage doors to preserve the structure.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Bethlehem that a Certificate of Appropriateness is hereby granted for the proposal.

Sponsored by: /s/ _____

/s/ _____

ADOPTED BY THE COUNCIL THIS ____ DAY OF _____, 2023.

/s/ _____
President of Council

ATTEST:

/s/ _____
City Clerk

HISTORICAL & ARCHITECTURAL REVIEW BOARD

APPLICATION #2: The applicant/owner of the property located at 428 High Street proposes to replace garage doors to preserve the structure.

OWNER: Jen Axelbend & Paul Biondo
522 Blue Mountain Drive
Walnutport, PA 18088

The Board upon motion by Diana Hodgson and seconded by Joe McGavin adopted the proposal that City Council issue a Certificate of Appropriateness for the replacement of an existing sliding garage door grouping with two upward acting, overhead garage doors, with the following conditions:

1. The existing sliding garage doors will be removed and replaced with two equally sized and spaced upward acting garage doors.
2. The new center pier will be constructed with a brick veneer and wood trim as shown in the attached sketch prepared by the historic officer.
3. The Applicant will submit a more detailed, to scale, drawing with the building permit application, that clearly shows the center pier details, trim details, etc. Mr. Simonson will review these details at the time of the building permit review.
4. The style of the new garage doors shall be the Coachman Series 2, REC13 as manufacture by Clopay with "X" bracing in the lower panels and windows in the upper most panels.
5. The only hardware on the garage doors will be a horizontal handle, centered at the bottom of each door, in a black colored finish.
6. The new door panels will be painted in colors to match the existing garage doors.

The vote was unanimous to approve the replacement of an existing sliding garage door grouping with two upward acting, overhead garage doors, as per the motion.

Guideline Citation:

Secretary of Interior Standards No.(s)

#2 The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.

#5 Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.

#6 Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.

#9 New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with historic material, features, size, scale and proportion, and massing to protect the integrity of the historic property and its environment.

#10 New additions and adjacent or related new construction will be undertaken in such manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

Bethlehem Historic District Design Guidelines

Page 11: Garage Doors: Occasionally, modern functions require openings not found in historic architecture, such as garage doors. HARB endeavors to integrate these types of openings into buildings while maintaining the historic character of the building and the neighborhood, which generally means minimizing their visibility from the public way. The HARB encourages,

- Retaining and maintaining historic wood garage doors
- Installing new garage doors that are visually unobtrusive, stylistically compatible with, and appropriately scaled to the garage and or principal building, with a smooth finish
- Garage door openings that do not require the removal of decorative features

The HARB discourages,

- Garage doors that are visually prominent

Evaluation, Effect on Historic District, Recommendations: The proposed work conforms with the intent of the Secretary of the Interior's Standards for Rehabilitation and the Bethlehem Historic District Design Guidelines and will have no negative impact to the historic district.

A handwritten signature in black ink that reads "H. Joseph Phillips". The signature is written in a cursive style with a large, looped "H" and "P".

Date of Meeting: January 4, 2023

By: **H. Joseph Phillips**

Title: **Historic Officer**