

**HISTORICAL ARCHITECTURE REVIEW BOARD
BELLEFONTE BOROUGH
MEETING MINUTES**

**June 11, 2019 - 8:30 a.m.
236 West Lamb Street, Bellefonte, PA 16823
www.bellefonte.net**

CALL TO ORDER:

The June 11, 2019 regular meeting of the Bellefonte Borough Historical Architecture Review Board (HARB) was called to order by Mr. McGinley at the Bellefonte Borough Municipal Building at 8:30 a. m.

ROLL CALL:

MEMBERS PRESENT: Sam McGinley, Chair
Megan Tooker, Vice Chair
Gay Dunne
Robert Wagner
Pat Long
Maria Day

EXCUSED: Walter Schneider
Robert Lingenfelter

STAFF MEMBERS: Shannon Wright, HARB Administrator

GUESTS: John Sengle
Shawna McKean
Denise Stiche

ADDITIONS /CORRECTIONS TO THE AGENDA:

None.

DECLARATION OF CONFLICT OF INTEREST:

None.

DECLARATION OF EX PARTE COMMUNICATION:

None.

APPROVAL OF THE MINUTES:

Ms. Long moved to approve the minutes of the May 14, 2019 meeting, as amended;
Ms. Day seconded the motion;
Motion carried.

PROJECT REVIEW AND PUBLIC COMMENTS:

203 N. Allegheny Street – Roof

Mr. John Sengle appeared before HARB to present this project. He is on the Board of Trustees for the Centre County Library. The library wishes to replace the roof on the structure. An informal meeting was held in February on this project. Bids were out and a contractor has been selected to replace the roof.

The current roof is a cement fiberglass reinforced slate product that was put on in the 90s. The project was bid as architectural shingle based on the discussion at the informal project meeting in February.

The flat roof is a simple 60-mil rubber membrane roof and that will be replaced in-kind. The rubber roof replacement does not require HARB approval, as it is not visible from the public right of way. The only roof that is not proposed to be replaced is the roofing on the single story. That is copper paneling and that will remain.

There are three non-functioning chimneys on the building. They are not in working condition and are sealed up with flagstone. While they are having the roof replaced, they are going to have the chimneys inspected and will make any necessary repairs in-kind.

The gutters are currently 6-inch half round gutters with a 4-inch downspout and that will be replaced in-kind as well.

Ms. Wright stated that the sides of the dormers are currently shingles. Because the current shingles are so light you may not notice it, but with the new color they are choosing it may be more noticeable. Historically it would have been siding instead of shingles in this area. Historical pictures appeared to show slate and not siding, per Mr. Sengle. At that time, the roof was slate as well.

Discussion was held on the replacement of the dormer siding material. Mr. Sengle proposed if what is there currently is structurally sound, it may be left in place. His reservation about siding is that it is a maintenance issue. Hardy plank was discussed as an option.

Ms. Long moved to approve the project as presented, shingle color Estate Gray, with Ms. Wright to have administrative approval of the dormers siding, pending the condition

**of the existing siding.
Mr. Wagner seconded the motion.**

Mr. Sengle recapped HARB's preference. He stated that the first preference would be to not disturb the dormers if structurally okay. If they are in bad shape, the hardy plank would be an option, per Mr. McGinley. The color and type of plank would be reviewed by Ms. Wright and approved, administratively. If another other materials need to be replaced, per the contractor's recommendation, alternative options would be brought back before HARB.

The Estate Gray color was recommended for the roof.

Motion carried.

A September start date on this project, if approved, was anticipated.

This project will go before Council for final approval on June 17, 2019.

113 S. Spring Street - Sign

Business owner proposed a sign for her therapy office. The Bonfattos sign was designed by the same company that designed her sign. The measurements are 36 x 28 in height. There is a receptacle already installed at the sign site. There is a clamp above the 113 in the brick for a light. She wished to install the light and wanted to mention it in case HARB needed to approve that. She would like the sign lighted during the fall and winter when it is darker. A lot of the buildings have the gooseneck style per Mr. McGinley and that would be appropriate here.

The sign and the light should be mounted in the mortar and not the bricks, if possible.

**Ms. Tooker moved to recommend to Council to approve the sign
as proposed at 113 S. Spring Street.
Ms. Day seconded the motion.
Motion carried.**

This project will go before Council for final approval on June 17, 2019.

ADMINISTRATIVE APPROVALS:

100 W. Linn Street – Façade Repairs

This project is just exploratory for them to determine what the scope of the damage is. If the work goes beyond any in-kind replacement, they will come before HARB.

162 E. Curtin Street – Railing

An iron railing is being placed down the steps.

301 N. Spring Street – Roof

This is an in-kind roof replacement.

302 E. Curtin Street – Roof

This project is an in-kind roof as well. It will also include gutter replacement.

Gutter replacement was discussed, as not having any historical gutters to follow. The round gutters were popular in the 40s but not historic as compared to the actual house. This property owner did not want to paint the gutters now as he has plans to repaint the house in the very near future. Historically gutters were discussed, i.e. drippage and wood.

Mr. McGinley suggested that the gutters be reviewed on a case by case basis. The current project is an in-kind replacement. The age of the half-round gutter was discussed and the placement of the gutters on the older homes versus the new gutters was discussed as well.

Most roofs and gutters are replaced at the same time. The hangers were discussed briefly.

348 E. Linn Street – Paint

This project was an in-kind painting and the property owner sought out an administrative approval for this project.

420 N. Allegheny Street – Roof and Gutters

This project is another roof and gutter replacement which would be in-kind, in the same color as existing.

INFORMATION AND DISCUSSION ITEMS:

None.

OLD BUSINESS:

None.

NEW BUSINESS:

None.

ADJOURNMENT:

With no other business to come before HARB,

Ms. Dunne moved to adjourn;

**Ms. Long seconded the motion;
Motion carried.**

Meeting adjourned at 9:17 a.m.