A meeting of the Upper Allen Township Historical Architectural Review Board was held on February 18, 2020 at 7:00 p.m. at the Upper Allen Township Municipal Building, 100 Gettysburg Pike, Mechanicsburg. Roll call was taken by Chairperson Botchie and the meeting was called to order at 7:05 p.m. Mr. Joseph Cooper, Ms. Kathryn Widmer-Ressler and Mr. Matthew Taylor were noted as absent.

APPROVAL OF MINUTES

Chair Botchie asked if there were any comments or corrections needed for the September 17, 2019 Meeting Minutes. Ms. Virginia LaFond noted the word “clabert” should be spelled “clapboard” and should be corrected. With there being no other comments, Chair Botchie called for the approval of the Minutes of the September 17, 2019 meeting as corrected. Mr. Grottola made a MOTION to approve the September 17, 2019 Meeting Minutes. The MOTION was SECONDED by Ms. LaFond. The MOTION carried unanimously. (4-0)

ANNUAL BOARD REORGANIZATION

Chair Botchie called for recommendations for the Annual Board Reorganization. Mr. Grottola made a MOTION to have Joseph Botchie continue to serve as Chairperson and Ms. Natasha Adler continue to serve as Vice-Chairperson. Ms. LaFond seconded the MOTION. The MOTION carried unanimously (4-0).

NEW BUSINESS

Ms. Rkia Hall 240 Gettysburg Pike

Ms. Rkia Hall of 240 Gettysburg Pike has made an application for a Certificate of Appropriateness to replace the existing wood windows with vinyl/glass windows throughout her property. Other working being completed on the property is the replacement of existing doors. Ms. Hall has been in front of the HARB Member multiple times with the same request
Ms. Hall is now requesting the rest of the windows on the first and second floors, the basement windows and the summer kitchen windows now be replaced with vinyl/glass material. Ms. Hall is also requesting to have numerous doors replaced on the property.

Ms. Hall explained that much like the third story windows of the building the first and second floors are starting to rapidly deteriorate and will need replacement. She intends to have the first and second floors match the existing third floor windows to keep the look of the building uniform. She also explained that four of the doors on the property will need replaced and mentioned that they are not original to the building and must have been replaced before she owned the property. The only door that resembles originality would be the front entrance door that faces Gettysburg Pike and the front door that used to be the old coffeeshop. She brought example photos of what she would like to replace the doors with. Chair Botchie and Ms. LaFond agreed that they would like to see something more historically appropriate such as a two or four panel door.

Ms. Hall is also seeking to replace the basement windows as they have completely deteriorated thus letting in the elements and further causing damage to the basement. Although the basement is a dirt floor, the condensation may cause harm to the HVAC system that is in the basement and she does not want to have to replace that. She is proposing to install a standard basement window made from vinyl/glass material to keep uniform with the look of existing windows.

Ms. Hall mentioned she would also like to replace the garage door on the former coffeeshop. That building was never used as a traditional garage rather used for storage and she would like to replace the door with a standard patio door with sidelights on each end.

Mr. Grottola made a MOTION to recommend approval for a Certificate of Appropriateness be with the following conditions:

1. The use of double hung, high-quality vinyl or fiber glass material with matching light dividers is permitted to be used to replace the two existing windows on the attic floor facing South York Street.

2. The use of high-quality vinyl or fiber glass windows or doors are not permitted on the coffeeshop addition (red clapboard building addition). The two doors shall be four-panel wood doors, and the windows shall be constructed with a wood frame. These windows and doors shall be constructed of wood to be historically accurate.

3. The use of high-quality vinyl or fiber glass material is permitted to be used on the basement, first and second floor windows on the main structure. The windows on the first and second floor shall match the existing windows on the third floor.
4. The front door of the garage building addition shall be replaced with a four-panel, wooden door to match the existing door and be historically accurate. If possible, the transom should be preserved to match the transoms on the main structure.

5. The use of high-quality vinyl or fiber glass material is permitted to be used for the windows on the garage building addition to match those on the main structure.

6. The garage door on the garage building addition may be replaced with a high-quality patio door with sidelights and/or clapboard. The final design is subject to review and approval by the Upper Allen Township Building Code Official or the Chairman of the Historical Architectural Review Board.

Ms. LaFond SECONDED the MOTION. The MOTION passed unanimously. (4-0)

OTHER BUSINESS

Ms. LaFond wanted to bring up the possibility of forming new Historic Districts within the Township. Chair Botchie suggested to outline certain areas of the Township that could be considered for discussion at the next meeting.

ADJOURNMENT

There being no other business, Chairman Botchie adjourned the meeting at 8:10 p.m.