



Mayor & Council of Berlin

10 William Street, Berlin, Maryland 21811

Phone 410-641-2770 Fax 410-641-2316

www.berlinmd.gov

Town of Berlin

Historic District Commission

June 01, 2022 – 5:30 PM

Berlin Town Hall – Council Chambers

1. Call to Order
2. Agenda Adoption
3. Approval of Minutes: May 4th, 2022
4. 200 South Main Street – Requesting removal of existing shed to be replaced by 24x22 carriage house and 10x20 inground pool & fence
5. 13 Gay Street – Requesting New Roof Shingles
6. Comments from the Public
7. Comments from Staff
8. Comments from the Commissioners
9. Comments from the Chairman
10. Adjournment

Any persons having questions about the above-referenced meeting or any persons needing special accommodations should contact Dave Engelhart at 410-641-4143. Written materials in alternate formats for persons with disabilities are made available upon request. TTY users dial 7-1-1 in the State of Maryland or 1-800-735-2258 outside Maryland.

Town of Berlin
Historic District Commission
May 4th, 2022

Chairman Norman Bunting called the May 4th, 2022, meeting for the Historic District Commission to order at 5:31PM. Members present were Norman Bunting, Carol Rose, Mary Moore, John Holloway, Brian Robertson New Alternate and Laura Stearns. Staff present was Planning Director Dave Engelhart and Permit Coordinator Carolyn Duffy.

Chairman Norman Bunting called for a motion to adopt the agenda. Mrs. Carol Rose made the motion to adopt the May 4th, 2022, agenda. Mr. John Holloway seconded the motion, and it was unanimously accepted by the commission. Chairman Bunting called for a motion to approve the minutes from the March 2nd, 2022, meeting. Mrs. Laura Stearns made the motion to approve the minutes from the March 2nd, 2022, meeting. Mrs. Mary Moore seconded the motion, and it was unanimously accepted by the commission. Chairman Norman Bunting welcomed the new alternate Mr. Brian Robertson to the Commission.

Chairman Norman Bunting called Case # 5-4-22-03 for 501 South Main Street to remove an existing shed and to build a 18x40 pole barn with a lean to. He called for Mr. Sean Rayne to come up and tell the Commission about what he wanted to do. Mr. Rayne stated he has some sheds on his property and he has run out of storage space. He said stuff was accumulating around the house and he needs something to put it in. Chairman Bunting asked Mr. Rayne if it would be located at the end of the driveway. He replied it would. Chairman asked if there was a shed there now. Mr. Raynes replied there is a shed there, but he would be moving it off the property. Mr. Rayne had sent in pictures of the pole barn. Mrs. Mary Moore asked if there were any other options for the garage door other than the commercial looking door that was shown. She asked if they offered small windows in the doors that were not so commercial looking. Mr. Raynes said they do offer windows he just didn't have it with him. He said he tried to make it look better by putting the awning over the door. Mrs. Moore asked if that was open space on the side where the poles were. He replied yes. Mr. Brian Robertson asked would there be a concrete pad underneath. Mr. Rayne replied it may be gravel for right now but may make a pad underneath later. Mrs. Stearns told him it would look like his house except for the tall garage door. She asked could they lower the roof line above the garage door, so it doesn't look so commercial. Mrs. Mary Moore also thought it looked very commercial for South Main Street. Chairman Bunting asked how tall is the door. Mr. Rayne replied 12 feet tall. He said he couldn't do anything lower than that or he couldn't get his boat in there.

Planning Director Dave Engelhart stated that a standard garage door is 8-foot high. Mrs. Stearns suggested lowering the roof line above the door. Mr. Brian Robertson stated his thought would be to add lights on each side to make it more residential looking. Mr. Rayne told them he had received more options since he started this. He stated he could get hinges to go on it that gives the appearance of barn doors. Mrs. Moore said the neighbors barn gives the look of a stable she liked that charming look. She said give it that type of look. Mr. Engelhart stated consider how far down the driveway it will sit. Chairman Bunting asked if they had sent him any pictures with

the doors showing the windows, they would like to see it in order to approve. He stated showing something with the lights the windows and the hinges that would take the industrial look away. Chairman Bunting stated in order for them to approve it they needed to see it along with the lighting. He stated he wouldn't have to wait for the next meeting just email it to Mr. Engelhart and he would reach out to the members. Mrs. Moore suggested he draw it up and submit it due to his architectural background. Discussion continued

Chairman Bunting asked how soon Mr. Rayne could get the Commission another rendering. Mr. Rayne replied he would contact builder in the morning. Chairman Bunting stated they had no other issue with his request. Mrs. Stearns asked if he could tie in the lean-to rafters and roof together without the black poles. Chairman Bunting asked how they wanted to handle getting the pictures. He stated send them to Mr. Engelhart and he can forward the pictures to the Commission Members. Mrs. Laura Stearns made the motion to table Case # 5-4-22-03 to be decided in an email. Mr. John Holloway seconded the motion, it was unanimously accepted by the commission.

Chairman Bunting called Case # 5-4-22-04 Mrs. Heidi Johnson 101 William Street. Chairman Bunting started with the Sail Shades he stated tell the Commission what you want to do. Mrs. Johnson stated they had the deck added on last summer and used umbrellas. They found that they break in the windy weather, they would be flying down Pitts Street kind of an eyesore and safety issue also. She stated they cleaned off the deck got new tables that will not have the holes for umbrellas. They want to put up the Sunshades for shade. They also have string lights going in a triangle and this would be a fit. They would be bolted into the brick and attached to the tall poles that are in concrete. The springs will help so it gives in the wind. Mrs. Carol Rose asked would that give people shade. Mrs. Johnson replied yes and also on rain days. They are fade resistant going with the same color of red. Chairman Bunting stated he has one at his home. He said he went with the mesh. He said when it rains it filters the rain through. He thought it would be a nightmare if she didn't have something that would let the rain through. Mrs. Johnson said she would take the advice of the chairman and go with the mesh. Mrs. Mary Moore stated she liked what Mrs. Johnson had done to the property.

Second item she requested was a metal overhang for a grill. Mrs. Johnson said they are going to start doing a brunch on Sundays, also smoke meat for Farmers Market. She stated it would take about four months for the smoker to be built. Mrs. Johnson stated this would be seasonal Sundays for this. She went to the Health Department they require it to be under something sturdy and has to have five foot so they are doing eight foot by five. The metal looks like what goes around there building and will be secured in the asphalt. Mrs. Rose said she had spoken to the health department also. She said they don't allow outdoor cooking unless it on a sealed floor. He also said that the walls must be knee high and then screen in. Mrs. Johnson said she went to him and showed the drawings to him he said it had to be screened from top to bottom because of bugs. Mrs. Rose asked about the hand sink she would need. Mrs. Johnson said they were doing homework on that. She said nothing was going to be handled outside. No cutting, no wrapping just to cook the meat on. Mrs. Johnson said she was going with her fathers' recommendations. Mrs. Rose said she was going with what the head of the health department is saying. Mrs. Johnson said she had a entertainment license and the smoker would not be available for four months. She said she can put a two-piece bank under there or use it for seating. Mrs. Laura

Stearns stated when they use outdoor seating, they prepare the food in the kitchen, and they also have a window they can use to put food through. Mrs. Johnson said she was just going to be cooking it. Chairman Bunting asked what the size of the Gazebo was. Mrs. Johnson replied 8 x 5 didn't want it too large. She stated the picnic tables had been sold waiting for them to be picked up. Mrs. Rose was concerned about losing parking space. Mrs. Johnson explained another spot that could be used if needed for a parking spot. Mrs. Moore thought she had done her research on it. Chairman Bunting also agreed. He stated that is what they do at the firehouse. Mrs. Johnson stated they have looked up different states to check the rules. She said this is not a permanent fixture. Chairman Bunting said you came for approval of the gazebo. Chairman called for a motion.

Mrs. Laura Stearns made the motion to approve Case # 5-4-22-04 as presented. Seconded by Mrs. Mary Moore. 3/1 opposed Mrs. Rose opposed didn't like the gazebo.

Chairman Bunting called Case # 5-4-22-05 for 25 Commerce Street requesting to paint Mural on flat surface of the Bruder Hill building. Mrs. Lisa Challenger had come before the commission and had brought guest along with her. Members from the Germantown School, the Tindley family and Committee Members. She introduced herself and stated she was with the Beach to Bay Heritage Foundation, and they cover the lower shore. They are funded by the State of Maryland Planning. Mrs. Challenger stated murals are a big thing right now. She stated many towns are doing murals to express who they are, to tell a story and to feel pride in the community. This came about due to another African American project we are funded through the Rural Maryland. Mrs. Challenger said if you type in the most famous person in Berlin Maryland it comes up the Reverend Charles Albert Tindley. She stated in Philadelphia they celebrate him where he spent most of his adult life. They would like to claim him here where his birthplace is. Mrs. Challenger said they have been approved for the building to place mural on the flat surface of building. The mural would stop when he got to the ruff surface of the building. Mrs. Moore thought it looked more distinguished with what has been done now. The Mural will say his date of birth where he was born. The hope is people will learn about him his achievements and accomplishments she stated.

Mrs. Moore stated this picture shows the dignity. She loved the fact it will give history for the children. Chairman Bunting and Mrs. Stearns thought it was great and likes how it looks. Mr. John Holloway thought it was a great back drop from Main Street. Will have to trim the trees back so you can see it. Mrs. Terry Smith stated some of his family still goes to New Bethel Methodist Church. Mrs. Challenger said she was glad that Bernita Tindley was present. Chairman Bunting asked was this the exact rendering that will be on the building. Mrs. Challenger stated they could make changes, but this is close to what will be there. Mr. Brian Robertson said it was a great project. But he had concerns that if you walked down the street it would look unfinished. His solution was that the artist makes some darker shading on the inside of the area. Mr. Bryan Russo stated they are almost there. The takeaway is a native son that has not been celebrated properly in our town. Many descendants that still live here and worship in the manner he did. We can get people celebrating this great music over generations. Mrs. Stearns asked would there be a story behind this. Mrs. Melissa Reed and Mrs. Challenger stated there would be a QR code site that would take you to the story. Mr. Robertson said he would like to see more of his hand on the book.

Mrs. Reed said it was important that this happens. Mr. Greg Purnell stated the name is known worldwide. He stated what the commission is doing is keeping the charm. He stated he has talked with Mr. Engelhart about the trees and the beautification of the area. He stated this is the time for Berlin where people can see he has been made an icon. We still sing his songs in church. Mrs. Stearns said they should change the street name to Tindley Street. Mr. Purnell stated after Dr. Tindley returned from Delaware he returned to Berlin. Mr. Engelhart read a letter from Worcester County Commissioner Dianna Purnell & Gabriel Purnell. Mrs. Clara Smalls from Salisbury University stated preserve the history for the next generation. Mr. Purnell said he know parents would say go out in the world and make a mark leave something the world will be able to use. We own his mark because he made a mark. Mr. Greg Purnell said he was proud of Berlin.

Mrs. Bernita Tindley stated Mr. Charles Tindley was her grandfather's uncle. They have Tindley Day every year. Mrs. Stearns stated they are very excited about it for the town. Mrs. Moore thought this was in a better place. She loves the color and thought it was serene. Mrs. Ann Hillyer stated she was on the board of Beach to Bay Heritage and the funding they thought this was very important because of tourism. Mrs. Stearns asked when it would start. Mrs. Challenger said she would let the artist know he is working on a project in Virginia. He would be able to start by June 1st. It would take him about a month to complete the mural.

Mrs. Carrol Rose made the motion to approve Case# 5-4-22-05 as presented. Mrs. Laura Stearns seconded the motion, and it was unanimously accepted by the commission. Mrs. Rose stated May 18th, 2022, was National Museum Day. Mrs. Melissa Reed stated they would have a new display of Reverend Charles Tindley.

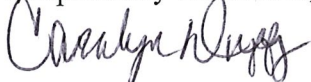
Chairman Bunting called Case # 5-4-22-06 requesting landscaping, walkway also adding rocking chair's location 6 South Main Street. Mr. Steven Diaz stated they took over the building in November and trying to bring the building up to their standards. The signs had been approved and they look great. He stated they want to paint the awnings blue like the signage to tie it in. The front is concrete they want to put fake grass and some planters, chairs and table and some string lights. He stated they were trying to make it stand out. He stated they do staff someone there Monday thru Friday. When events start taking place, they will have staff there on the weekends. Mrs. Moore stated that Sotheby's was a high-end realty. Mrs. Stearns told him this is a dog town, and he would need something around the fake grass because of the dogs. This is Victorian town, and the planters look contemporary. Mr. Diaz told them they were open to suggestions, and they could look at more traditional planters or they could send it by email for them to look at. Mrs. Moore stated Sotheby's standards are so high he could reach out to his people for some ideas. Mrs. Rose asked how they felt about the blue awning. Mrs. Stearns stated the building looks much better since they took it over and they were okay with what they have done so far. Mr. Steven stated they want people to be able to use the space are planning to have two chairs and one table. Discussion continued about a fencing and the flowerpots to be used. He stated the building was stucco. They don't want to put permanent structures down because they are just renting the space he stated. Mr. Engelhart asked if the string light would be on all night due to problems at the other end of the street. He stated he may come back later and ask they be put on a timer. Mrs. Rose asked what it stated in the Town Code about lighting. Mr. Engelhart replied it does not have it in the residential only the commercial down lighting.

Chairman Bunting called for a motion. Mrs. Carol Rose made the motion to approve Case # 5-4-22-06 for the two-navy awning with white lettering as shown one set of string lights, two chairs one table. Mr. Steve will email planters to Mr. Engelhart to get approval on planters. Mr. John Holloway seconded the motion. Chairman stated they could meet him or could look at the renderings sent through email to Mr. Engelhart to approve planters also they gave suggestions on the entrance to be brick.

Chairman called Case # 5-4-22-07 for 124 North Main Street for signage. Ms. Christina Mullaney requesting to put her original sign up from 15 William Street moving to the new location at 124 North Main Street. Mrs. Carol Rose made the motion to approve Case # 5-4-22-07 for signage at 124 North Main Street. Mr. John Holloway seconded the motion, and it was unanimously accepted by the Commission.

Mrs. Rose asked when they would start on the Burbage building. Mr. Engelhart stated he had someone call about it last week. She asked about the 201 Pitts Steet and the Globe. Mr. Engelhart told the Commission Members that at the Commons the Owners would like to put a building there. They will be coming before you again. Chairman Bunting called for a motion to adjourn. Mrs. Mary Moore made the motion to adjourn. Mrs. Laura Stearns seconded he motion. Meeting adjourned at 7:23PM.

Respectfully Submitted,

A handwritten signature in cursive script, appearing to read 'Carolyn Duffy', written in dark ink.

Carolyn Duffy



Mayor & Council of Berlin

10 William Street, Berlin, Maryland 21811

Phone 410-641-2770 Fax 410-641-2316

www.berlinmd.gov



HISTORIC DISTRICT COMMISSION APPLICATION

Date: 04/27/2022 Subject Property Location: _____ Case #: 6-1-22-08
Property Owner: Glenn & Cindy Davis Owner Phone #: (410) 905-7480
Owner Address: 200 S. Main St Owner Email: gdavis0618@gmail.com
Agent/Contractor: Beachwood Agent Phone #: (410) 352-5681

Work Involves: ☒ Alterations ☒ New Construction ☒ Addition ☒ Demolition ☐ Sign ☐ Other

DESCRIPTION OF WORK PROPOSED:

Removal of existing shed. Rebuild shed/carriage house, including pool fence and landscaping.

DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the Planning Department prior to at least three (3) weeks prior to the next regularly scheduled hearing. Failure to include all the required attachments and/or failure of the applicant or his/her authorized representative to appear at the scheduled meeting may result in postponement of the application until the next regular scheduled meeting. If an application is denied, the same application cannot be resubmitted for one year from date of such action. The Berlin Historic District Commission Rules and Regulations are available for review in the Town of Berlin Planning Department.

The following items, if applicable, must be provided to Town Staff in order for the proposal to be considered:

1. Site plan.
2. Scaled drawings of plans and/or elevations of the proposal, or in the alternative, a scale model.
3. Color photographs of the existing structure, the area to be altered and close-ups of architectural details.
4. For a proposed new structure, photographs of the subject site and all buildings in the immediate vicinity.
5. All photographs shall be printed on 8½ x 11 paper or provided in digital format, and shall be labeled with a description of the contents of the photographs.
6. Samples of materials or copies of manufacturers product literature.

The applicant, or an authorized representative, has been advised to appear at the meeting of the Berlin Historic District Commission scheduled for 6-1-2022 5:30pm (date).

Applicant Signature

Date 04/27/2022

APPROVED:

Historic District Commission Chair (Date)

Planning Director (Date)

Existing shed and side yard



#1



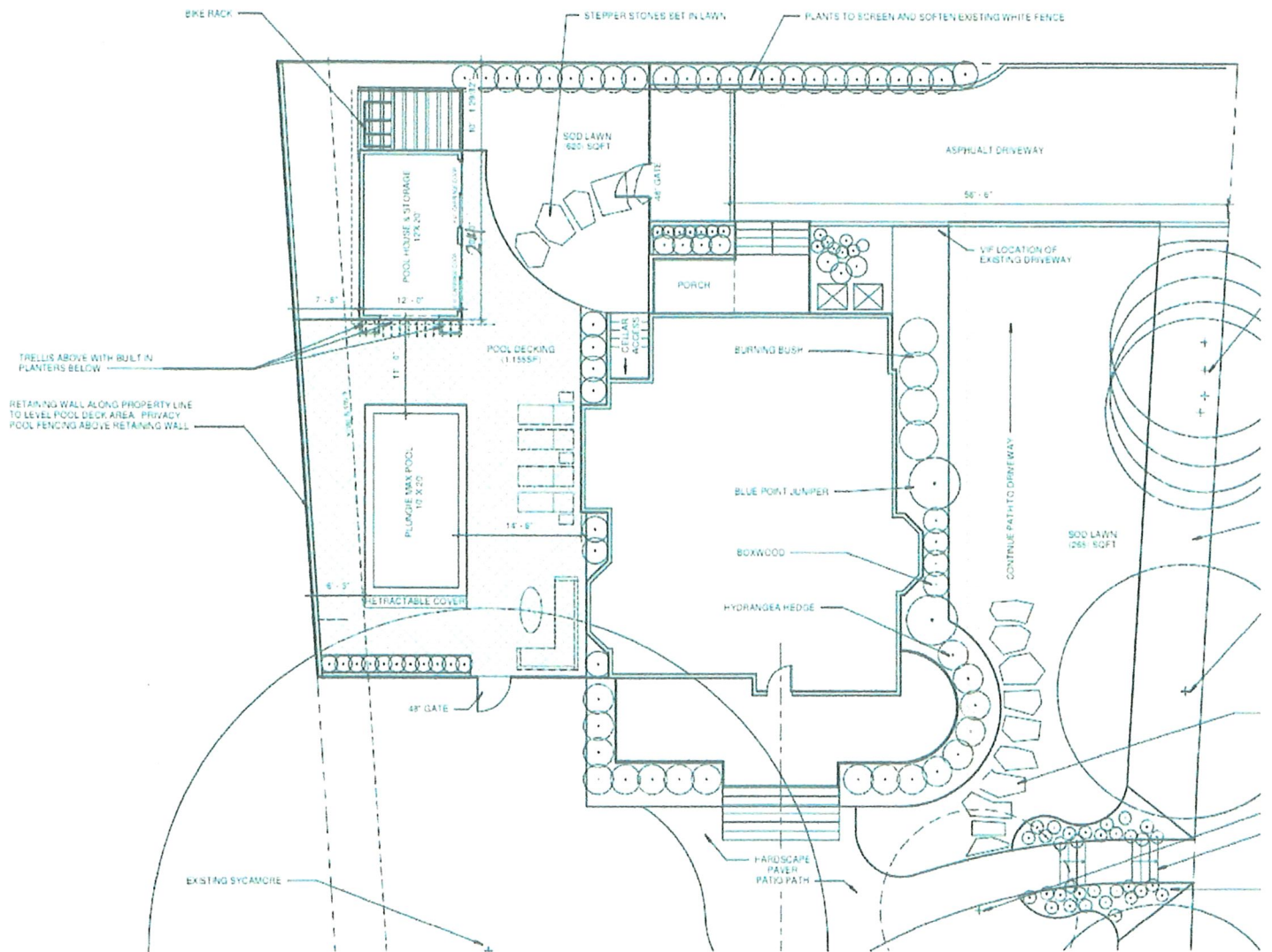
#2

#3





#4



Glenn Davis
200 South Main St
Berlin, MD



Dear Mr. Davis:

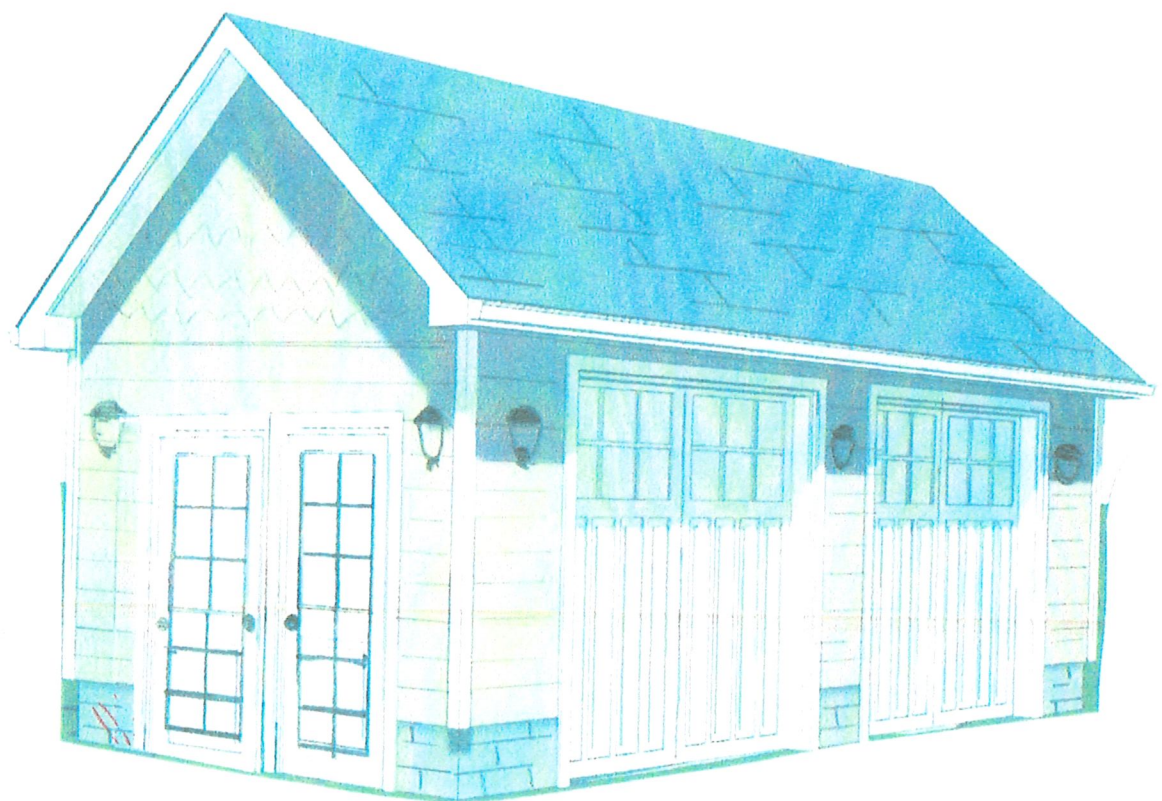
The following is a proposal to perform various remodeling tasks at your residence located at Address in Ocean City, MD. The scope of work was selected by the owner.

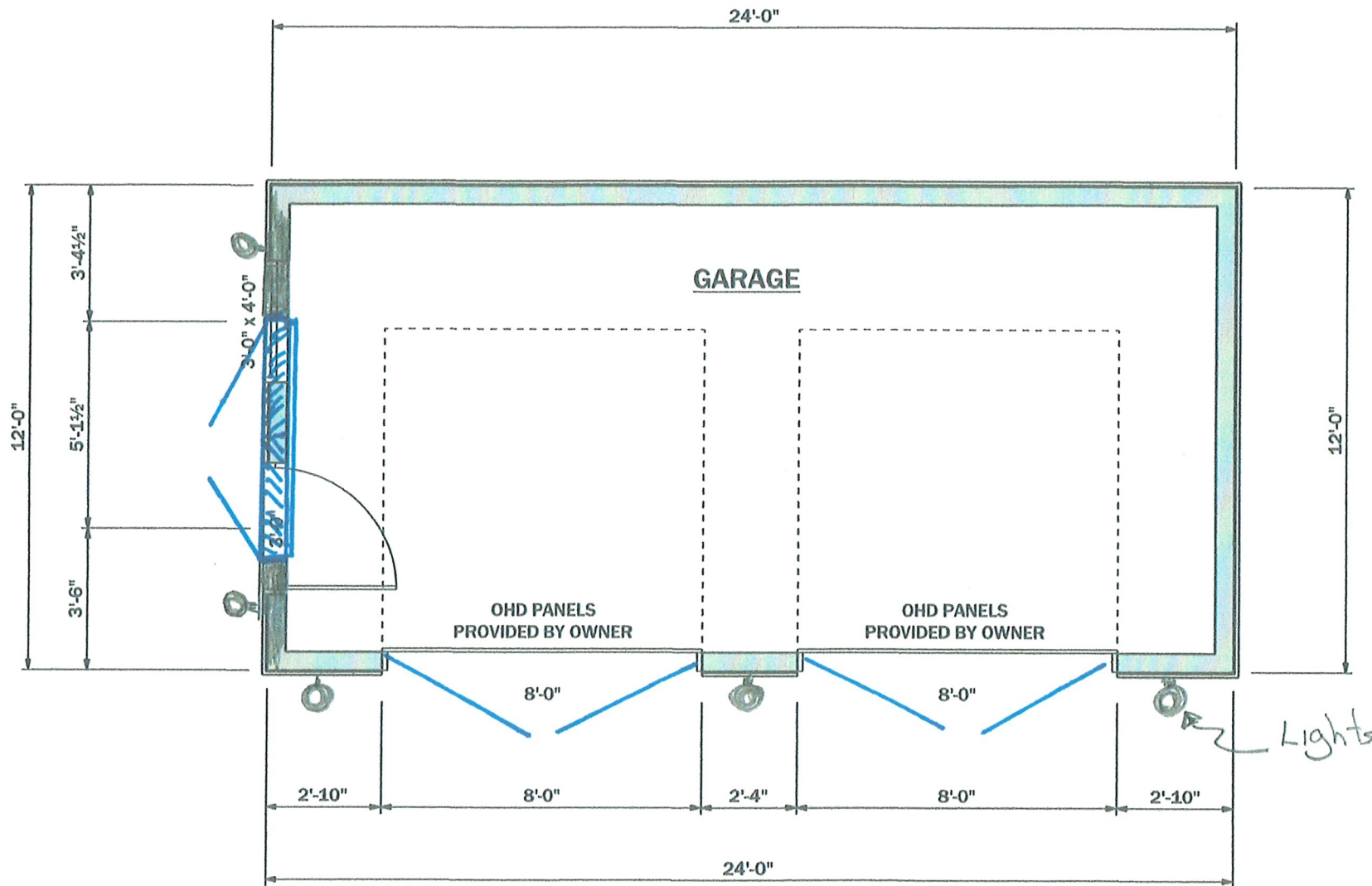
All work will be completed in a workmanlike manner according to standard practices and local building codes. Any alteration or deviation from the original plan will require written consent from both the owner and the contractor.

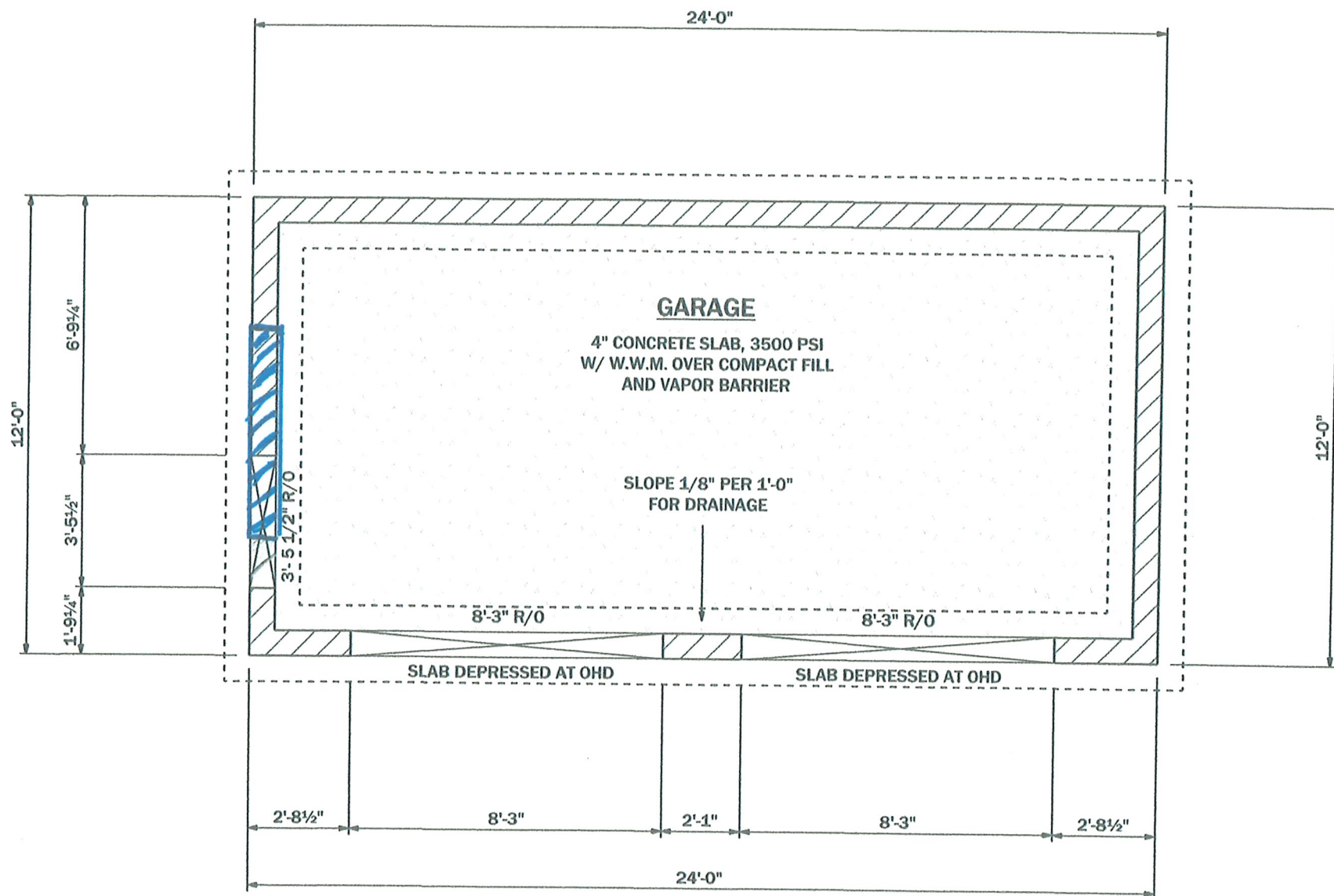
SCOPE OF WORK – Revised 5/6/22:

- Demo the existing shed
- Build a new 24' x 12' Garage to include
 - o 4" concrete and 8" concrete block foundation
 - o Allowance for installation of owner supplied brick on the foundation walls
 - o 2x4 Exterior walls with 30lb felt housewrap
 - o One French door, installation of two ~~overhead~~ doors provided by owner
 - o HardiePlank siding to match the house
 - o Shingle roof
 - o Electrical service
- Extend the driveway to ~~the new Garage~~ **PORCH.**

TOTAL - ~~\$\$\$~~



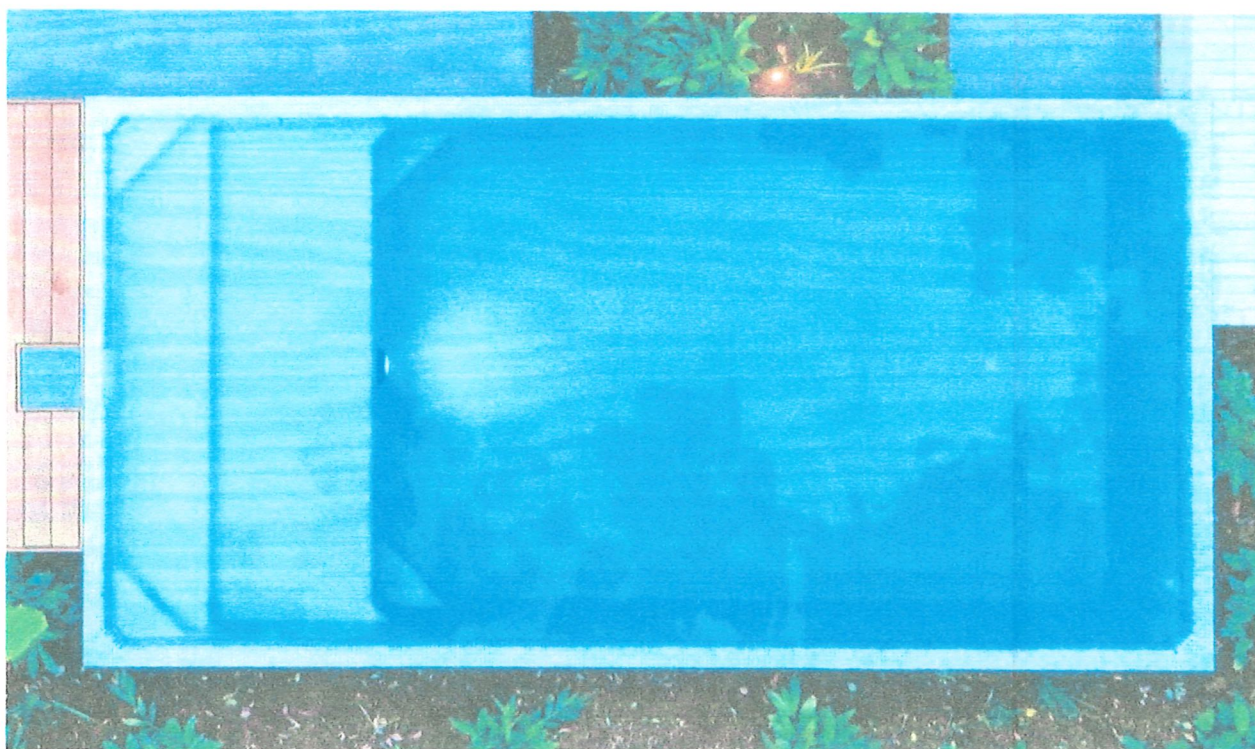






2 sets (8' x 8')







Mayor & Council of Berlin

10 William Street, Berlin, Maryland 21811

Phone 410-641-2770 Fax 410-641-2316

www.berlinmd.gov



HISTORIC DISTRICT COMMISSION APPLICATION

Date: 5/9/22 Subject Property Location: 13 Gay Street Case #: 10-1-2209
Property Owner: Jeremy and Clara Ziman Owner Phone #: 443-783-1312
Owner Address: 13007 North Shore Rd. OE, MD 21846 Owner Email: c.dif79@aol.com
Agent/Contractor: Antonio Ramon Agent Phone#: 302-745-2672
Work Involves: ☒ Alterations ☐ New Construction ☐ Addition ☐ Demolition ☐ Sign ☐ Other

DESCRIPTION OF WORK PROPOSED:

Removing existing shingles, repairs as needed and replace with new shingles.

DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the Planning Department prior to at least three (3) weeks prior to the next regularly scheduled hearing. Failure to include all the required attachments and/or failure of the applicant or his/her authorized representative to appear at the scheduled meeting may result in postponement of the application until the next regular scheduled meeting. If an application is denied, the same application cannot be resubmitted for one year from date of such action. The Berlin Historic District Commission Rules and Regulations are available for review in the Town of Berlin Planning Department.

The following items, if applicable, must be provided to Town Staff in order for the proposal to be considered:

1. Site plan.
2. Scaled drawings of plans and/or elevations of the proposal, or in the alternative, a scale model.
3. Color photographs of the existing structure, the area to be altered and close-ups of architectural details.
4. For a proposed new structure, photographs of the subject site and all buildings in the immediate vicinity.
5. All photographs shall be printed on 8 1/2 x 11 paper or provided in digital format, and shall be labeled with a description of the contents of the photographs.
6. Samples of materials or copies of manufacturers product literature.

The applicant, or an authorized representative, has been advised to appear at the meeting of the Berlin Historic District Commission scheduled for June 1, 2022 (date).

Applicant Signature: [Signature] Date: 5/9/22

APPROVED:

Historic District Commission Chair (Date)

Planning Director (Date)



Home from the front showing shingles to be replaced



Stine

Visitar

Roof Tamko Heritage Weatherwood | Stine Home + Yard : The Family ...

Las imágenes pueden estar sujetas a derechos de autor. **Más información**

Imágenes relacionadas





home from the back showing shingles to be replaced.