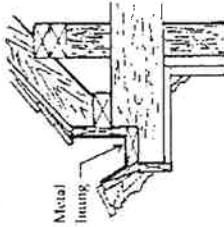


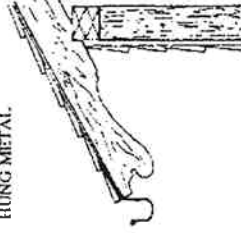
SUPPLEMENTAL ELEMENTS

HIGHT-INS

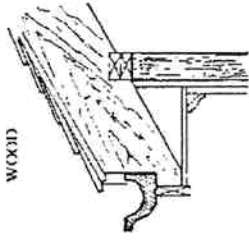


Metal lining

HUNG METAL



WOOD



Gutters and downspouts channel water runoff from a roof. Such systems collect water at the roof's edge and direct the flow to the ground below. Only gutter types included built in or box, hung wood, and metal gutters. Many systems were custom made on site for each structure, particularly if the roofline was complex as in the case of a Queen Anne tower.

Downspouts are located below roof valleys and at building corners. They are cylindrical sections of metal that direct water run-off away from a building's walls and foundation. The latter is accomplished by sections either extending underground connecting into a storm drain or placed on the ground far up away from the building.

Each type of gutter requires a different form of maintenance. A structure with a built in gutter can suffer severe damage when it leaks into a box cornice. Careful monitoring of all seams in these metal lined gutters is required. Gutter liners made of tin, galvanized, or terne metal should be kept painted. Coating the lining with a roofing tar is not recommended due to the ability of water to penetrate the coating. Also, some coatings are acidic and can corrode metal.

Similarly, roof coatings should not be

GUTTERS AND DOWNSPOUTS

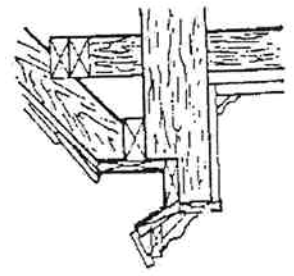
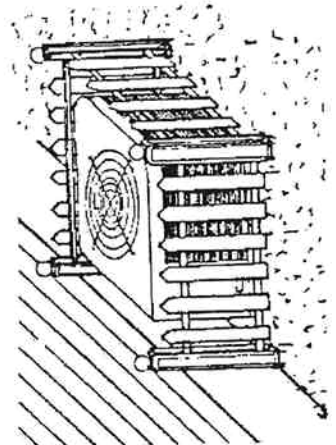
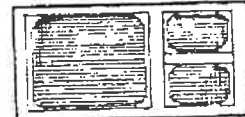
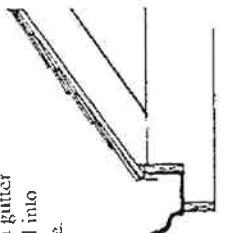
used on wood gutters. Problems arise as the tar hardens, while the wood below continues to expand and contract with the weather. This creates a gap between the coating and the wood, allowing water to enter, to become entrapped, and consequently to rot the wood gutter.

Best maintenance in this situation would be to chip out the old coating on a cold day when the coating is brittle. If this is not possible, liberal amounts of wood preservative should be forced into any cracks that could admit water. Wood gutters should be painted every three years on the inside, using two coats of asphalt roof paint thinned to a brushing consistency with one part thinner to four parts paint.

It is important that gutters do not become blocked by debris. Gutter and downspout seams should be checked and sealed, and sagging or loose gutters and downspouts should be securely mounted.

New aluminum gutter can be installed into existing cornice.

A drip strip guides water away from roof and into the gutter.



WEATHERPROOFING

Aluminum gutters and downspouts may be used if original materials are missing or beyond repair. New gutters should be nailed directly to fascia or be incorporated into existing cornice or gutter systems. Gutters must slope one inch for every sixteen (16) feet of length to insure proper drainage. Splash blocks shall be placed at the outflow to channel water away from the house and minimize erosion around the foundation.

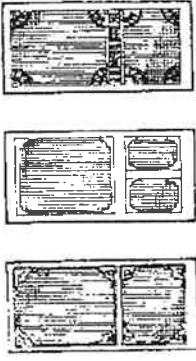
PROHIBITIONS

Wood, aluminum, and galvanized metal are appropriate gutter and downspout materials. All of these types shall be painted or, in the case of aluminum, may have a baked color finish. Gutters are to match building trim color while downspouts are to match trim or wall colors. Downspouts and gutters must not divide, destroy, or interfere with architectural details as this would adversely impact the design elements of the building. Downspouts must be placed at corners or along side of rear walls depending upon roof type, and gutters must include a drip strip which directs water into the gutter and away from the roof edge. Aluminum and metal gutters must be mounted to the fascia either directly or with the use of brackets. These procedures will contribute to the life of the gutter system as well as the roof structure.

FOR MORE INFORMATION

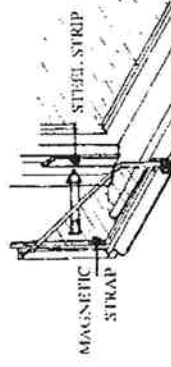
"Maintenance of Gutters," *The Old-House Journal* Vol. VII, No. 10, October 1979.

"Part II: Maintenance of Gutters," *The Old-House Journal* Vol. VII, No. 11, November 1979.

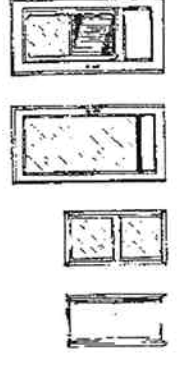


Insulation and storm windows and doors are fairly recent innovations responding to the needs of an energy conscious society. The energy savings these products provide enable the economical retention of original decorative windows and doors and can be most effective in reducing energy losses in an old building.

Storm windows can be constructed of simple wood frames with glass inserts and installed over windows. Lightweight, flexible acrylic sheets with magnetic frames can be affixed to an interior window frame, thereby retaining a completely original facade. Wooden storm doors are available, also.



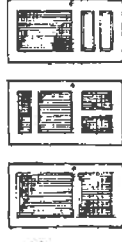
Aluminum and vinyl-clad wood storm windows and aluminum storm doors can be manufactured to nearly any size and shape and can come in many color finishes. Doors with a plain horizontal lower panel or full view glass are quite



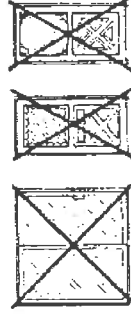
appropriate. Crossbuck colonial storm doors are prohibited as the style is not appropriate on pre-1950 buildings. Storm windows if mounted on a frame house — must be placed on the blind stop part of the window. A brick building can have storm windows mounted on either the blind stop or the frame of the window. The storm window frame width shall be equal to or less than that of the original window.

Aluminum, wood, and vinyl-clad wood storm windows and doors shall be of a color compatible with the house trim color to minimize visual impact of the products. Raw (silver) aluminum or mill finish surfaces are prohibited as are storm doors designed primarily as security doors (for example, wrought iron).

APPROPRIATE WOOD DOOR DESIGN



Blown-in side wall insulation can be done through either the interior or exterior walls of a house. If the exterior walls are used, the caps placed in the walls after completion of the installation shall be wood. They must be installed flush with or counter sunk in the walls and painted to match the color of the surface into which they are installed. Plastic insulation plugs shall not be used.



PROHIBITIONS

Crossbuck colonial storm doors are prohibited. Storm window and door frames that are wider than the original

UTILITIES

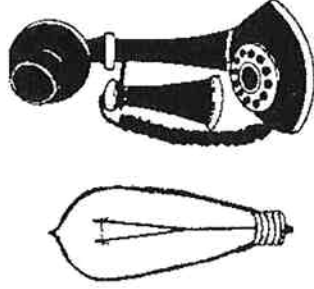
openings are not permitted; they must fit existing openings. Raw (silver) aluminum or mill finish surfaces are prohibited

Plastic insulation plugs are not to be used.

FOR MORE INFORMATION

"Saving Energy in the Old House," Hartford Architecture Conservancy, Winter 1980.

"Screen Door Patterns" The Old House Journal Vol. VIII No. 7, July 1980.



Electricity, plumbing, heating, ventilation, and air conditioning are modern living requirements which must be taken into account in any location. This includes other appurtenances such as television antennae, satellite dishes, and cable wire. In the case of an historic building, which was most likely constructed before such systems existed, the locations should be as unobtrusive as possible.

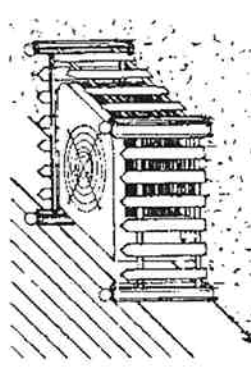
Telephone, television, and electrical wires should be located at the rear of the property if run overhead. Ideally, they should be located underground. This is the case where a street pattern is established with underground utilities.

Meters and boxes located on the exterior of a property must be located low on a side or rear building wall and shall be painted the color of that wall.

Television antennae may be located on a roof at the rear of the house so as to be unnoticed. It is recommended that the antennae be located in the attic with the necessary wiring located at the rear of the roof.

Ventilation covers which are exposed on a building surface shall be painted to match that surface. Air conditioning condenser units are permitted at the rear of the property or on the sides if not

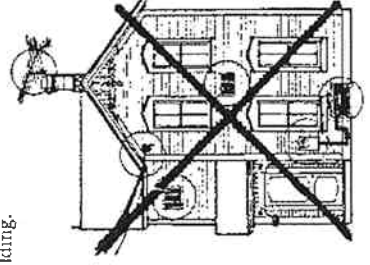
readily visible. If a prominent location is required, wood screening must surround the unit. Regardless of the location, however, air conditioning condenser units must be screened with landscaping. Window air conditioners are permitted since they are temporary and are classified as personal property. However, in no instance can windows be permanently reconfigured to accommodate the units nor can openings be cut into building walls for the placement of air conditioning units.



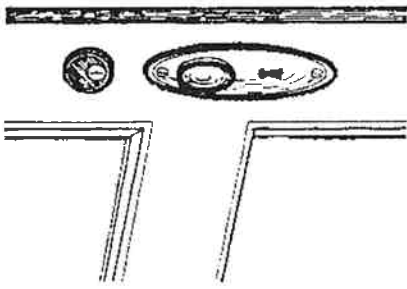
Solar panels can be used but must be located in such a way that they will have minimal impact on the streetscape.

PROHIBITIONS

Again, in order to minimize their impact, utilities of any type may not be located on the front facade or roof face or the front half of either side of any building.



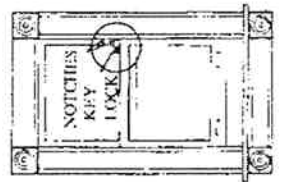
HOME SECURITY



Home security is a realistic consideration which can be accomplished quite successfully with minimal impact to a building. Deadbolt locks, safety glass, and electronic alarm systems are virtually unnoticeable, yet can provide a considerable degree of protection.

Security can be upgraded by the addition of lighting, particularly at locations where landscaping is especially heavy. Also, decorative elements, such as shutters, can be closed and locked from the inside, providing security and aesthetic appropriateness simultaneously.

Basement windows may be installed with glass blocks (no vents) as long as they fit the existing opening, have a 2" recess, and are located on non streetside elevations.

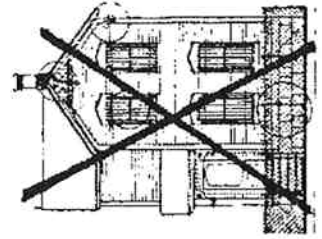


Ironically, there is nothing more damaging to a business district than an appearance of heavy security or fortification. The presence of bars along windows or roll-down security gates across street level windows shows fear on the part of the property owners and implies that others should also be fearful. This discourages people from patronizing the stores in the neighborhood.

PROHIBITIONS

In addition, iron bars serve as a dangerous fire trap, hampering a quick escape by a building's occupants. They eliminate the ability of firefighters to gain entry, rescue victims, and stop a fire from spreading to adjacent properties. Because such a window and door treatment is a safety hazard, is not historically accurate, and does not contribute aesthetically to an historic structure, iron bars and wrought iron security doors are prohibited.

On commercial building storefronts, roll down security gates are permitted if mounted on the inside; if mounted on the outside, they must be recessed and have a hood covering over the roll. In all instances, the gates are to be up during normal business hours and to be in a color compatible with the building. Raw aluminum, silver, or mill finishes are prohibited.



BUILDING IDENTIFICATION



from facade of the particular building or toward the street frontage of a vacant lot.

PROHIBITIONS

Both printed and written wording for address numerals, raw aluminum, and wood for numerals or markers are not permitted as they are inappropriate in design and material.

Nineteen Ninety

Historical markers and address numerals use the most common forms of building identification. Street addresses are used by police and fire departments, postmen, couriers, and neighbors to locate and refer to a particular building or parcel of land. Historical markers denote significant information connected with a property and often include the original owner or builder or an important event which occurred on the site.

717 81 11
419 522 900
214 38 169 651 24

Address numerals must be between three and eight inches in height and may be made of iron, wood, brass, aluminum, or can be stencilled on window glass or awnings. Their color should complement that of the building on which they are located.

All means of identification should face the public street. Additionally, address numerals should be on garages accessed from alleys for public safety reasons. Plaques and markers should be on the