



Town Belmont  
Historic District Commission  
Homer Municipal Building, 2nd Floor  
19 Moore Street  
Belmont, MA 02478

OFFICE USE  
Case Number: HDC -

### APPLICATION

In accordance with the Historic Districts Act, MGL Ch 40C, and the Town of Belmont General Bylaws, §40-315, the undersigned applies to the Belmont Historic District Commission for a Certificate of:

☒ Appropriateness ☐ Non-Applicability ☐ Hardship

#### 1. PRELIMINARY INFORMATION:

Address of Property: 11 Sunnyside Place  
Property Owner's Name: Chris and Julia Yates  
Address: 11 Sunnyside Place Belmont MA 02478  
Email: juliatyates@gmail.com Phone: 919-325-6781

Agent Name: Julia Yates  
Address: 11 Sunnyside Place  
Email: juliatyates@gmail.com Phone: 919-325-6781  
I am the: ☒ Property Owner ☐ Agent

☐ Property is Owned by a Corporation, LLC, or Trust (Submit authorization to sign as owner)  
☐ Property is a Condominium or Cooperative Association (submit authorization to sign as trustee)

If applicable: Architect: Diane Miller Contractor: John Storey

#### 2. BRIEF DESCRIPTION OF PROPOSED WORK:

We had prior approval for 2 double hung windows for our kitchen renovation. We are requesting to have those switched to casement windows.

#### 3. SIGNATURES:

As Owner, I make the following representations:

- A. I hereby certify that I am the Owner of the Property at: 11 Sunnyside Place  
B. I hereby certify that if an Agent is listed on this Application, this Agent has been authorized to represent this Application before the Belmont Historic District Commission.

Owner: [Signature] Date: 8/25/22

As Applicant/Agent, I make the following representations:

1. The information supplied on and in this Application is accurate to the best of my knowledge;  
2. I will make no changes to the approved plans without prior approval from the Belmont Historic District Commission.

Applicant/Agent: \_\_\_\_\_ Date: \_\_\_\_\_

\* Incomplete applications and Insufficient documentation will not be accepted. \*

Certificates of Appropriateness expire one (1) year from the date of issue

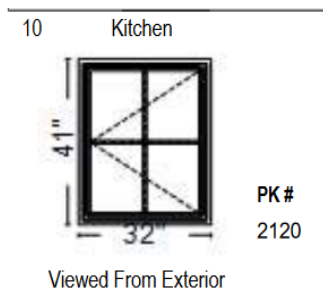
Approved August 10, 2021

## 11 Sunnyside Place, Belmont MA

We are requesting a change in approval of 2 double hung windows for our Kitchen remodel to the approval for 2 casement windows. We have been approved and reviewed by both HDC and Special Permits. We request this for multiple reasons; the lead time for double hung in the Reserve is 9 months, this would result in halting our entire renovation and inspections. Casement windows are also very common in kitchens over countertops, as they are easier to open. The two windows are to be the same 2 over 2 style to match the existing double hung 2 over 2. To meet Energy efficiency needs for the town, as well as preserve the historic look we have gone with Pella's highest line, Reserve. Many of the surrounding houses have casement windows and similar looks, it will match existing architecture and surrounding homes. Pella Reserve windows have recently been approved by HDC for 515 Concord Ave. It will match in both color, material and style with our existing windows.

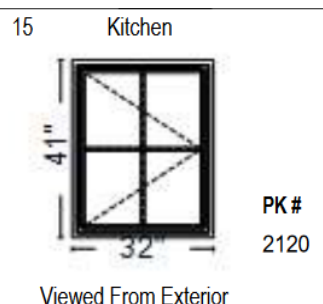
### Windows and Information

Pella Reserve, Traditional, casement left 32 x41



Frame Size: 32 X 41

Pella Reserve, Traditional, casement Right 32 x41



## More Information:

Pine, 5", 3 11/16"



7/8" ILT Grilles

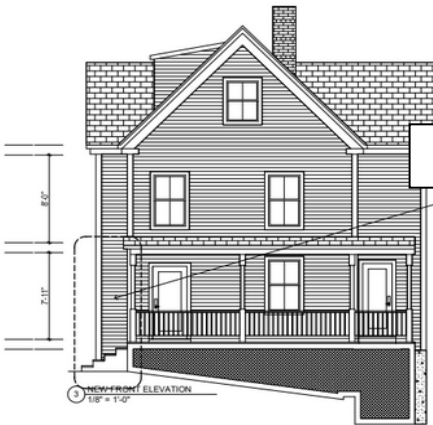


Custom

## Left side elevation:







Update Pella Reserve, Traditional  
Casement windows 32 x 41

- NEW WALL BELOW SIDE CROSS GABLE -  
CEDAR SIDING AND CORNER TRIM BOARDS T&E
- NEW RED CLAY BRICK T&E
- NEW GRANITE STOOP WITH S&H BRICK RISERS



Architect:	Miller Design LLC
80 Clark Street	Belmont MA 02478
617-885-3157	
Date:	Issued for:
10/1/21	SCHEMATIC DESIGN
10/28/21	PROGRESS
1/26/22	CONSTRUCTION DOCS
5/24/22	CONSTRUCTION DOCS



YATES RESIDENCE  
11 SUNNYSIDE PLACE  
BELMONT MA 02478

EXISTING & NEW  
ELEVATIONS

Sheet  
Number:

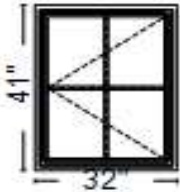
A5



## Contract - Detailed

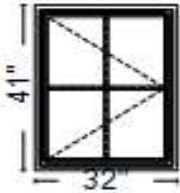
**Sales Rep Name:** LaMar, Brandon  
**Sales Rep Phone:** 978-382-7861  
**Sales Rep Fax:**  
**Sales Rep E-Mail:** lamarbt@pellaboston.com

Customer Information	Project/Delivery Address	Order Information
<b>Rockbridge Construction</b> PO Box 876  Hanson, MA 02341-0876 <b>Primary Phone:</b> (781) 953-4215 <b>Mobile Phone:</b> <b>Fax Number:</b> (781) 4473280 <b>E-Mail:</b> rockbridgec@gmail.com <b>Contact Name:</b>  <b>Great Plains #:</b> 150159 <b>Customer Number:</b> 1003153892 <b>Customer Account:</b> 1000597578	<b>11 Sunnyside Place</b> 316 W Washington St  <b>Lot #</b> Hanson, MA 02341-1077 <b>County:</b> <b>Owner Name:</b>  <b>Owner Phone:</b>	<b>Quote Name:</b> 11 Sunnyside Place  <b>Order Number:</b> 185 <b>Quote Number:</b> <b>15859117</b> <b>Order Type:</b> Non-Installed Sales <b>Wall Depth:</b> <b>Payment Terms:</b> Deposit/C.O.D. <b>Tax Code:</b> MA TAX 6.25 <b>Cust Delivery Date:</b> None <b>Quoted Date:</b> 8/11/2022 <b>Contracted Date:</b> <b>Booked Date:</b> <b>Customer PO #:</b>

Line #	Location:	Attributes	Qty
10	Kitchen	<b>Pella® Reserve, Traditional, Casement Left, 32 X 41, Black</b>  <div>  <p>PK # 2120</p> <p>Viewed From Exterior</p> </div> <p> <b>1: Traditional, 3241 Left Casement</b>  <b>Frame Size:</b> 32 X 41  <b>General Information:</b> Standard, Clad, Pine, 5", 3 11/16"  <b>Exterior Color / Finish:</b> Painted, Standard Enduraclad, Black  <b>Interior Color / Finish:</b> Primed Interior  <b>Sash / Panel:</b> Putty Glaze, Ogee, Standard  <b>Glass:</b> Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude  <b>Hardware Options:</b> Wash Hinge Hardware, Fold-Away Crank, Matte Black, No Window Opening Control Device, No Limited Opening Hardware, No Integrated Sensor  <b>Screen:</b> Full Screen, White, InView™  <b>Performance Information:</b> U-Factor 0.29, SHGC 0.24, VLT 0.43, CPD PEL-N-11-21752-00002, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 11, Clear Opening Width 22.25, Clear Opening Height 36.875, Clear Opening Area 5.6977, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)  <b>Grille:</b> ILT, No Custom Grille, 7/8", Traditional (2W2H), Putty Glaze, Ogee  <b>Wrapping Information:</b> Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 146".                 </p>	1

**Rough Opening:** 32 - 3/4" X 41 - 3/4"

For more information regarding the finishing, maintenance, service and warranty of all Pella® products, visit the Pella® website at [www.pella.com](http://www.pella.com)

Line #	Location:	Attributes	
15	Kitchen	<b>Pella® Reserve, Traditional, Casement Right, 32 X 41, Black</b>	<b>Qty</b> 1
<div>  <div> <p>PK # 2120</p> <p>Viewed From Exterior</p> </div> </div> <div> <p><b>1: Traditional, 3241 Right Casement</b>  <b>Frame Size:</b> 32 X 41  <b>General Information:</b> Standard, Clad, Pine, 5", 3 11/16"  <b>Exterior Color / Finish:</b> Painted, Standard Enduraclad, Black  <b>Interior Color / Finish:</b> Primed Interior  <b>Sash / Panel:</b> Putty Glaze, Ogee, Standard  <b>Glass:</b> Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude  <b>Hardware Options:</b> Wash Hinge Hardware, Fold-Away Crank, Matte Black, No Window Opening Control Device, No Limited Opening Hardware, No Integrated Sensor  <b>Screen:</b> Full Screen, White, InView™  <b>Performance Information:</b> U-Factor 0.29, SHGC 0.24, VLT 0.43, CPD PEL-N-11-21752-00002, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 11, Clear Opening Width 22.25, Clear Opening Height 36.875, Clear Opening Area 5.6977, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)  <b>Grille:</b> ILT, No Custom Grille, 7/8", Traditional (2W2H), Putty Glaze, Ogee  <b>Wrapping Information:</b> Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 146".</p> </div>			

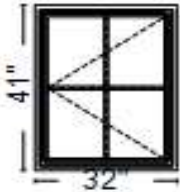
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## Contract - Detailed

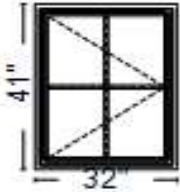
Sales Rep Name: LaMar, Brandon  
 Sales Rep Phone: 978-382-7861  
 Sales Rep Fax:  
 Sales Rep E-Mail: [imarbt@pellaboston.com](mailto:imarbt@pellaboston.com)

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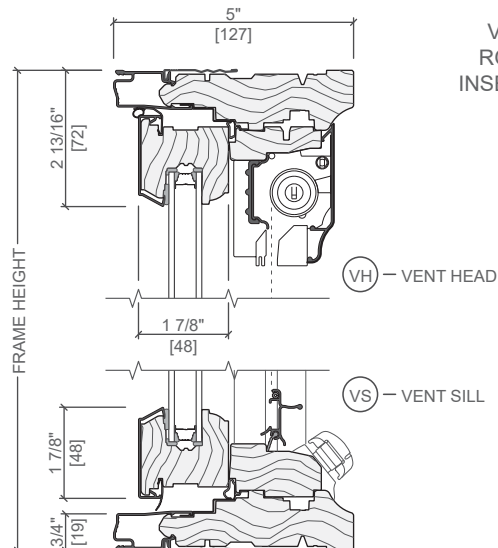
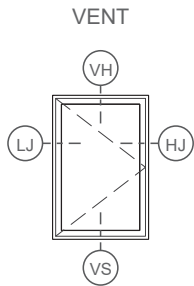
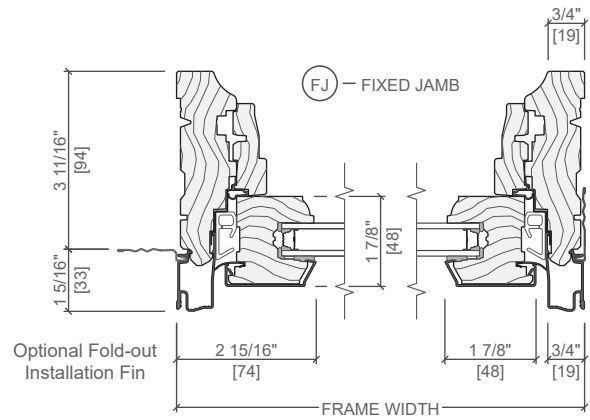
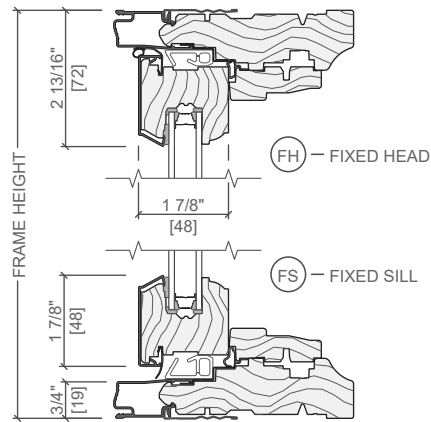
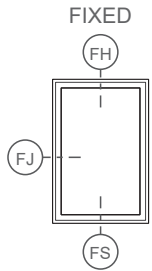
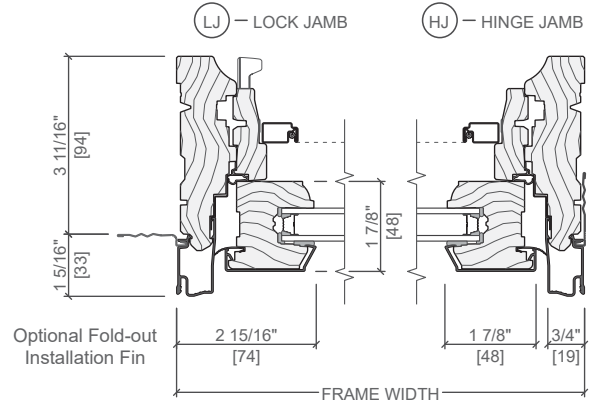
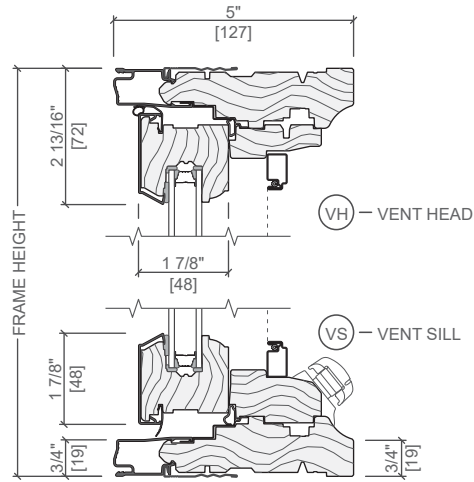
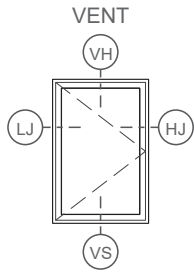
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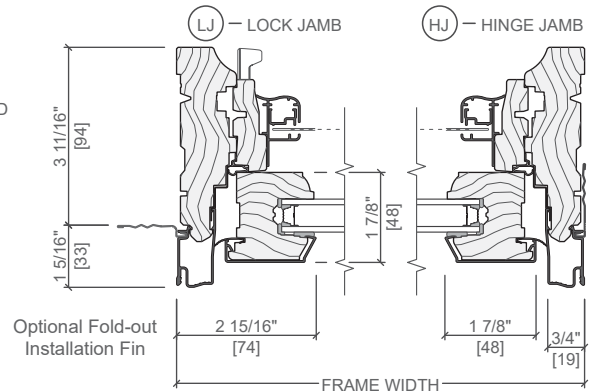


# Pella® Reserve™ Traditional Casement Window

## Unit Sections - Aluminum-Clad Exterior, Putty Glaze Exterior Profile



### VENT WITH ROLSCREEN® INSECT SCREEN

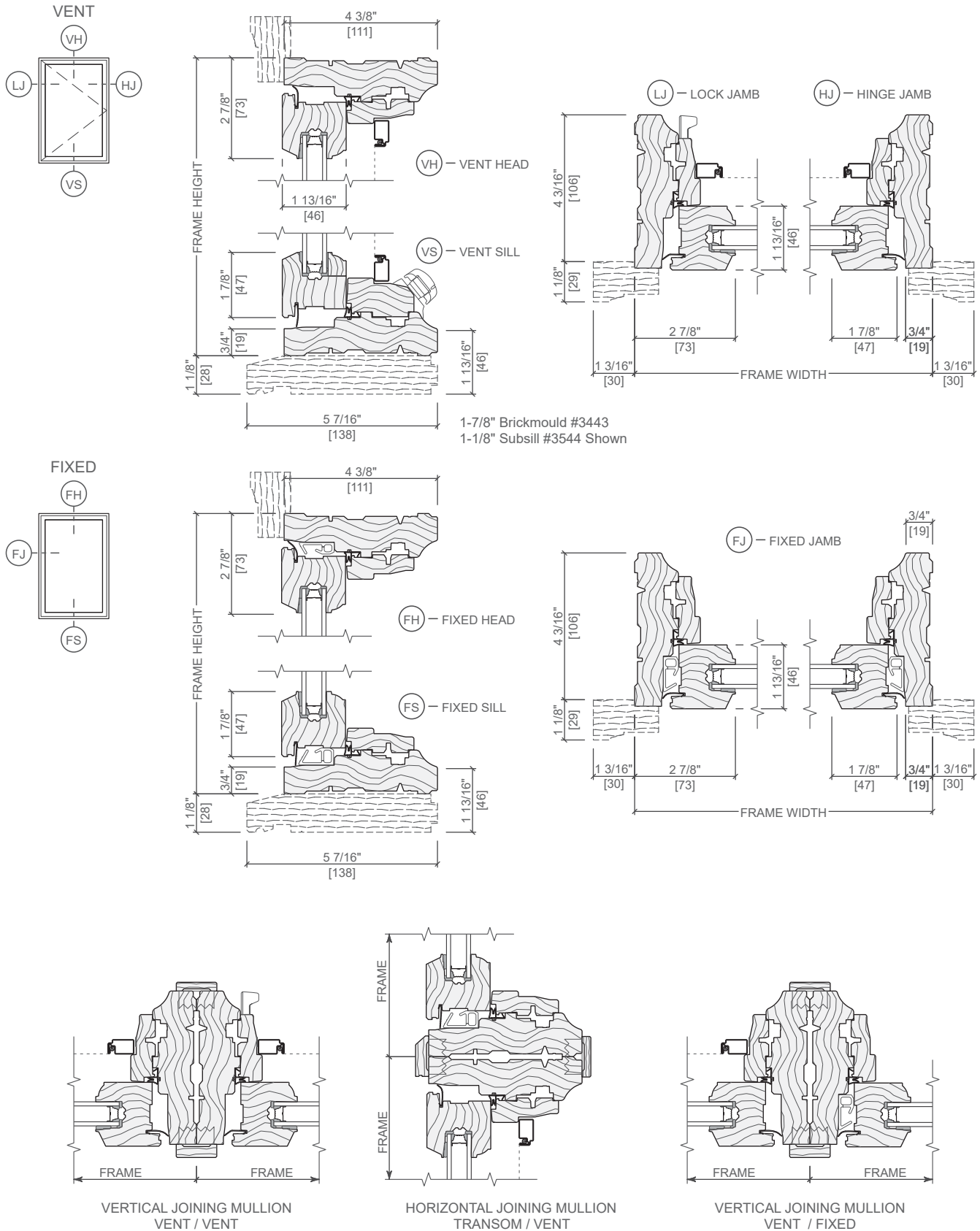


Scale 3" = 1' 0"  
All dimensions are approximate.



# Pella® Reserve™ Traditional Casement Window

## Unit Sections - Wood Exterior, Putty Glaze Exterior Profile



Scale 3" = 1' 0"

All dimensions are approximate.

See supporting document Combination Recommendations, for mullion limitations and reinforcing requirements.