

**NOTICE OF PUBLIC HEARING BY THE
HISTORIC DISTRICT COMMISSION**

APPLICATION FOR A CERTIFICATE OF APPROPRIATENESS

Notice is hereby given that the Belmont Historic District Commission will hold a public hearing on **THURSDAY, October 15, 2020 at 7:00 PM** via remote access*, to consider the application of Cathy Yeo for a **CERTIFICATE OF APPROPRIATENESS** in order to remove and replace 4 Windows at 480 Concord Avenue Unit C, located in the Pleasant Street Historic District.

Belmont Historic District Commission

* Application submittals, meeting agenda and instructions on remote access can be found on the Town's website <https://www.belmont-ma.gov/historic-district-commission>



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: 480 CONCORD AVE., UNIT C
Property Owner's Name: CATHERINE YEO
Address: 480 CONCORD AVE., UNIT C
Email: CCY882@MINDSPRING.COM Phone: 617.480.7871
Agent Name: FISHER WINDOWS / JEFF FISHER INC
Address: PO BOX 550035
Email: fisherwindows@me.com Phone: 781.910.8258
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: _____ Contractor: _____

2. BRIEF DESCRIPTION OF PROPOSED WORK:

REMOVE AND REPLACE 4 WINDOWS FACING CENTRE AND
SUNNYSIDE STREETS. WINDOWS WERE FROM 1983-4
RENOVATION / CONVERSION OF HOUSE. WILL KEEP WITH
EXISTING WINDOW DESIGN AND MATCH TRIM PAINT COLOR

3. SIGNATURES:

As Owner, I make the following representations:

- A. I hereby certify that I am the Owner of the Property at: 480 CONCORD AVE., UNIT C BELMONT
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: 5 OCT 2020

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: [Signature] - Champion
Enclosed Park House

Date: Oct 5, 2020

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

Approved March 23, 2017

BRIEF DESCRIPTION OF PROPOSED WORK - 480 CONCORD AVE., UNIT C

Scope

We are seeking permission to install 4 replacement windows in unit C. The 4 windows face side streets (Centre and Sunnyside).

There are no original windows in the Emerson-Parks House. The 4 windows in unit C were installed when the house was renovated/converted in 1983-4. Multiple windows in the house have been replaced over time and paid for by individuals.

Reasons for Proposed Work

The 4 Unit C existing windows have gaps and glass separated from the wood, heat loss, glass that is clouded from age, and areas of rotted wood.

Abutters

We do not believe replacing these 4 windows will have any effect on abutters.

Goals, Objectives, Standards of *The Design Guidelines for Belmont Historic Districts*

The proposed project meets the BHDC guidelines and keeps with the existing window design. The proposed replacement windows include wood muntins and will match the existing trim paint color (Historic Colors of America, "Pointed Fir," approved by the BHDC).

Nushin Yazdi and Mike Chesson made a site visit to 480 Concord Ave. on July 27 to discuss various house projects. Nushin returned on September 1 to look at the Andersen Woodwright window sample and discuss the window project further. Nushin said she liked the Andersen Woodwright window selected for our replacements. The Andersen Woodwright windows are a higher quality window than the 1983-4 windows and we believe they will enhance the house.

EMERSON-PARKS HOUSE CONDOMINIUM









Andersen
WINDOORS & DOORS

WARNING
Andersen recommends that the double-pane product be followed. A complete, sealed installation guide is packed with the window unit. Please read this guide carefully before installation. Please read through entire guide before installing. Andersen installation materials and important safety information are included in the guide.

WARNING
Weight of window and glass unit may cause injury or death if not properly supported. Do not attempt to install window until all necessary hardware is in place and window is properly supported. Do not attempt to install window until all necessary hardware is in place and window is properly supported. Do not attempt to install window until all necessary hardware is in place and window is properly supported.

For information about our wide selection of product accessories visit us at www.andersenwindows.com. Please call 1-800-451-1000 for more information. Please call 1-800-451-1000 for more information. Please call 1-800-451-1000 for more information.

386315
2 4

SCH 355
BOX 4
1:1:52
SEQ 208

WCode 62 SW 24
312x 580 Grey SCL 118055
Woodwright

3.0 CL A E366-11 5MFSO 3.0 CL A EBR
25 516 x 19 18

PCW 088854-0223 10/19/2018 1.0 (Check Model)

0701866-020

IMPORTANT

Remove packing clips
AFTER
Installation

1. Wipe as needed at center point on each side of the unit.
2. Remove screw from orange packing clips.
3. Re-install screw into holes.

WARNING
Proting off protective film may result in a static charge that could cause a shock or spark.
Static charge and spark can pass through to the OTHER SIDE of glass.
Solvents, cleaners and foam insulation should be dry and all flammables must be properly sealed before removing protective film.
Mixing glass with water may reduce static charge and spark.
For best results, protective film should be removed within 9 months of installation in temperatures above 32°F.

WARNING FROM WDMA
• Thinner
• Chemicals
• Mineral spirits
• Foam insulation can
• Solvent based caps

ENERGY STAR Certified in Manufacture
ENERGY STAR 2013 rated for improved energy efficiency

Andersen
WINDOORS & DOORS

480-8-74-0825-0400
1111 11th Street, Suite 100
Burlington, VT 05401-1111

ENERGY PERFORMANCE RATINGS
U-Factor: 0.27 1.53 0.18
Solar Heat Gain Coefficient: 0.42

ADDITIONAL PERFORMANCE RATINGS
Air Leakage: 0.42

WDMA
Window & Door Manufacturers Association
1111 11th Street, Suite 100
Burlington, VT 05401-1111

WARNING
Proting off protective film may result in a static charge that could cause a shock or spark.
Static charge and spark can pass through to the OTHER SIDE of glass.
Solvents, cleaners and foam insulation should be dry and all flammables must be properly sealed before removing protective film.
Mixing glass with water may reduce static charge and spark.
For best results, protective film should be removed within 9 months of installation in temperatures above 32°F.

386316
2 4

SCH 355
BOX 5
1:1:1
SEQ 209

WCode 62 SW 24
312x 580 Grey SCL 118055
Woodwright

3.0 CL A E366-11 5MFSO 3.0 CL A EBR
25 516 x 19 18

PCW 088854-0223 10/19/2018 1.0 (Check Model)

0701866-020



⚠ WARNING
Peeling off protective film may result in a static charge that could cause a shock or spark.
Handle storage and apply care areas through for the entire life of glass.
Scratches, abrasions and other imperfections should be dry and all imperfections must be properly sealed before removing protective film.
Washing glass with water may reduce static charge and spark.
Do not clean or handle glass within 90 minutes of installation to help prevent water damage.
DO NOT TOUCH GLASS
• Do not touch glass.
• Do not touch glass.
• Do not touch glass.

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WOODWRIGHT® DOUBLE-HUNG WINDOWS

When you unite classic craftsmanship with Andersen innovation, the result is a beautiful window that's built to last*. Andersen® Woodwright® double-hung windows with Easy Tilt-Release locks combine old-world character with modern technology, giving you the look you love with the features you need. For added style, we offer historically accurate grille patterns, hardware and glass options.

DURABLE

- Virtually maintenance-free
- Perma-Shield® exteriors never need painting and won't peel, blister, flake or corrode*
- Frame exterior is protected by a tough vinyl cover that resists dents, repels water and provides long-lasting* protection

ENERGY EFFICIENT

- Weather-resistant construction for greater comfort and energy efficiency
- Variety of Low-E4® glass options are available to help control heating and cooling costs in any climate
- Many 400 Series Woodwright® double-hung windows have options that make them ENERGY STAR® v. 6.0 certified throughout the U.S.



BEAUTIFUL

- Seven exterior color options
- Natural pine, maple, oak or a low-maintenance white interior
- Extensive hardware selection
- Add style with grilles, exterior trim or patterned glass

EXTERIOR COLORS



White Canvas Sandtone Terratone Forest Green Dark Bronze Black



400 SERIES WOODWRIGHT® DOUBLE-HUNG WINDOWS

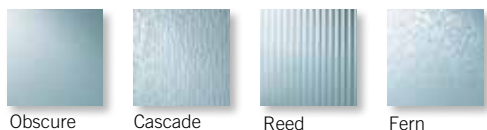
GLASS OPTIONS

- Low-E4® glass
- Low-E4 HeatLock® glass
- Low-E4 SmartSun™ glass
- Low-E4 SmartSun HeatLock glass
- Low-E4 Sun glass

Additional glass options are available. Contact your Andersen dealer for details.

PATTERNED GLASS

Ideal for letting light into the home while obscuring vision. Available in four attractive patterns.



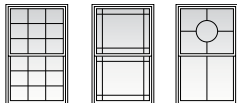
EXTERIOR TRIM



Available in 11 colors to complement your exterior.

GRILLES

Choose from dozens of popular designs or work with Andersen to create custom patterns.



ADDITIONAL FEATURES

- New Easy Tilt-Release Lock system that works by simply pushing your thumb forward. The window tilts inward to make cleaning your window from the inside easy.
- Natural wood sash interior with chamfer detailing and matching wood jamb liners for an authentic look.
- Sash joints simulate the look of traditional mortise-and-tenon construction inside and out.
- Available with Stormwatch® protection for coastal areas.



INTERIOR OPTIONS



Maple

Oak

Pine

White

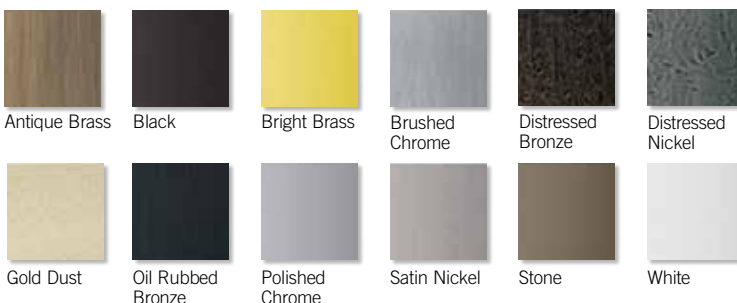
Naturally occurring variations in grain, color and texture of wood make each window one-of-a-kind. All wood interiors are unfinished unless prefinished White is specified.

HARDWARE



Antique Brass | **Black**
Bright Brass | Brushed Chrome
Distressed Bronze | Distressed Nickel
Gold Dust | Oil Rubbed Bronze
Polished Chrome | Satin Nickel
Stone | White

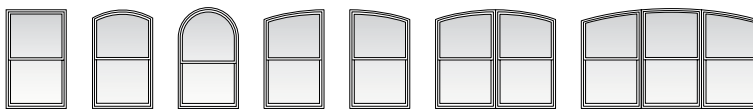
HARDWARE FINISHES



Distressed bronze and oil rubbed bronze are "living" finishes that will change with time and use.

SHAPE OPTIONS

In addition to standard rectangles, Woodwright® windows are available in elegant arched designs.



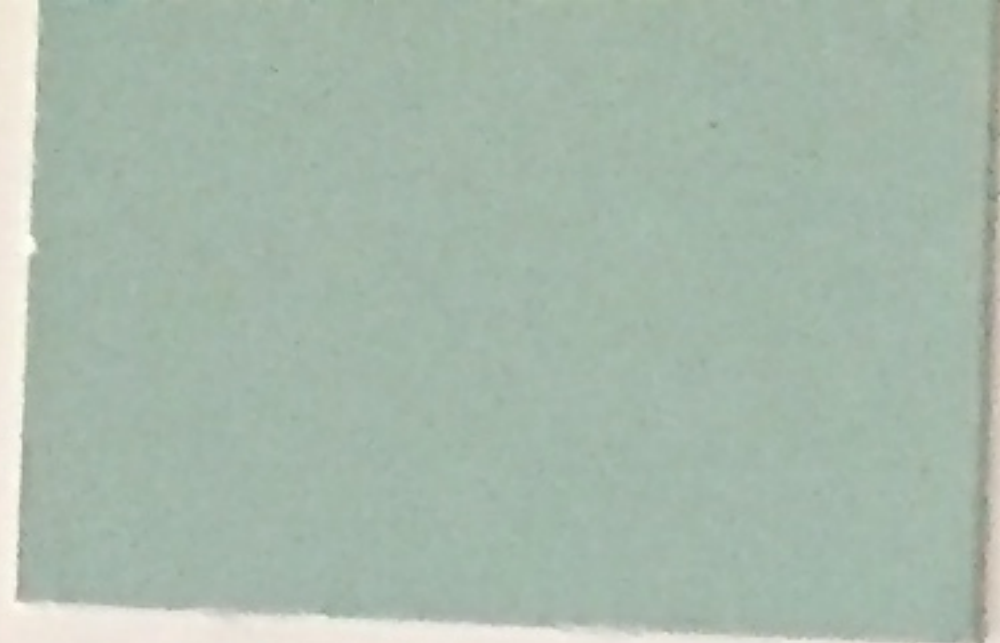
Printing limitations prevent exact color and finish duplication. See your Andersen dealer for actual finish samples.

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WINDOWS • DOORS
Andersen® 

For more information, visit andersenwindows.com/400series

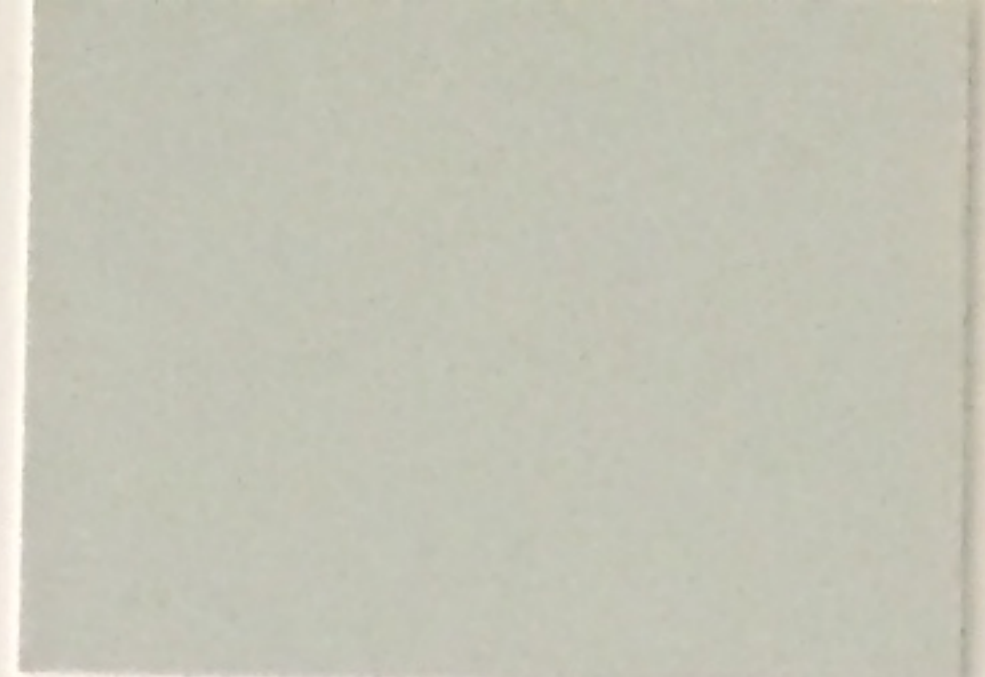
For help finding an Andersen product or dealer near you, please call us at 877.577.7655 or visit andersenwindows.com.



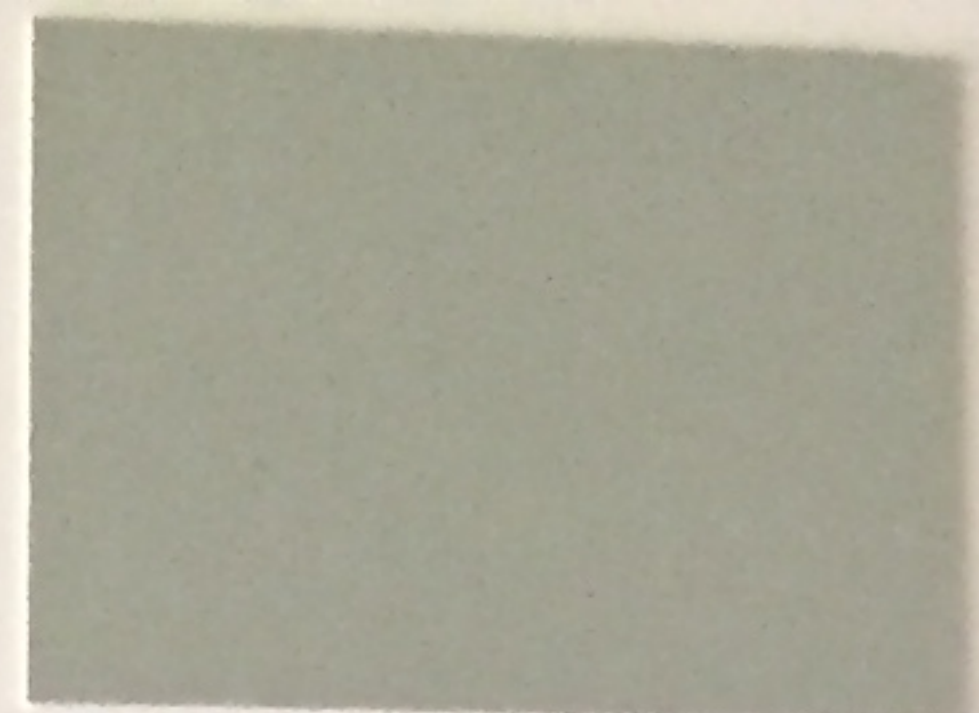
Cottage Green



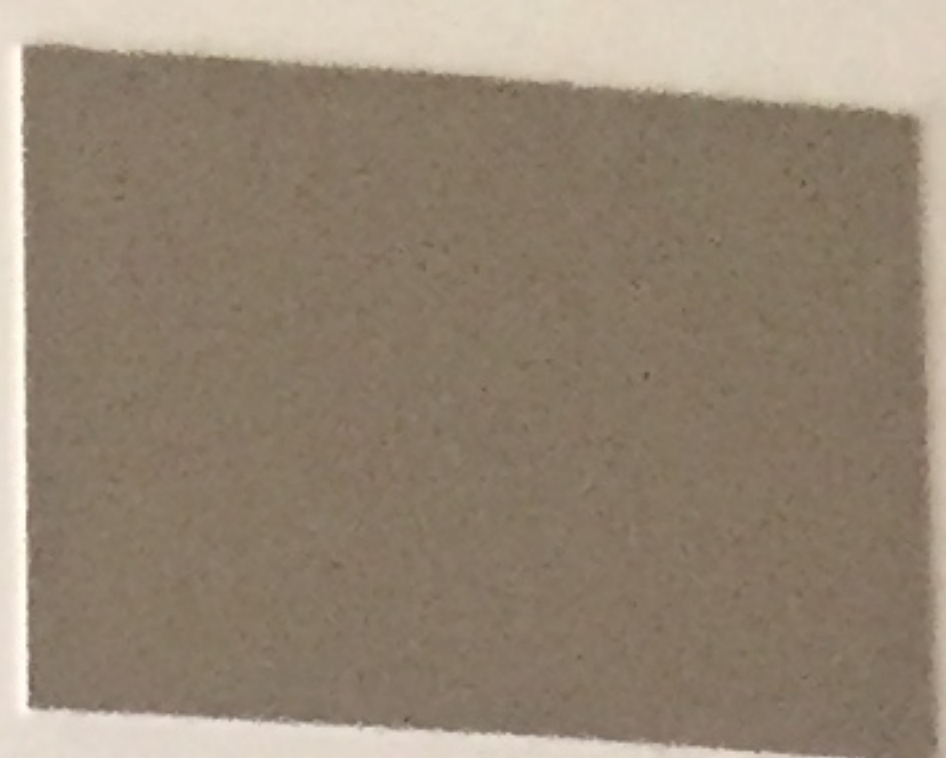
Hawthorne



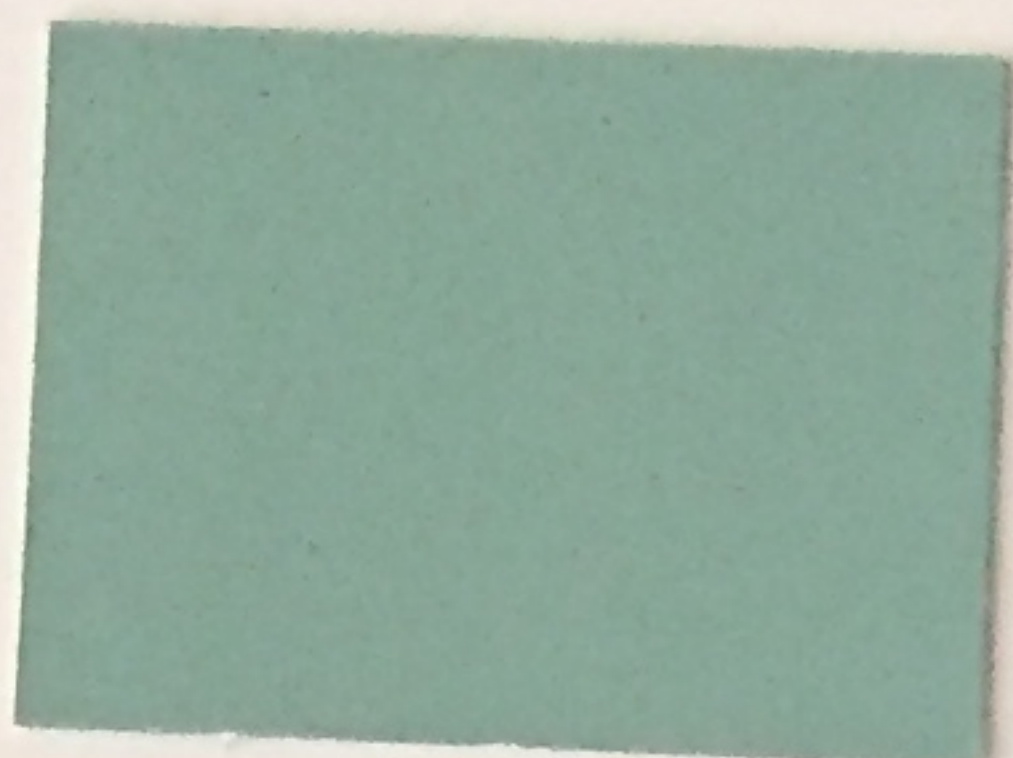
Amelia



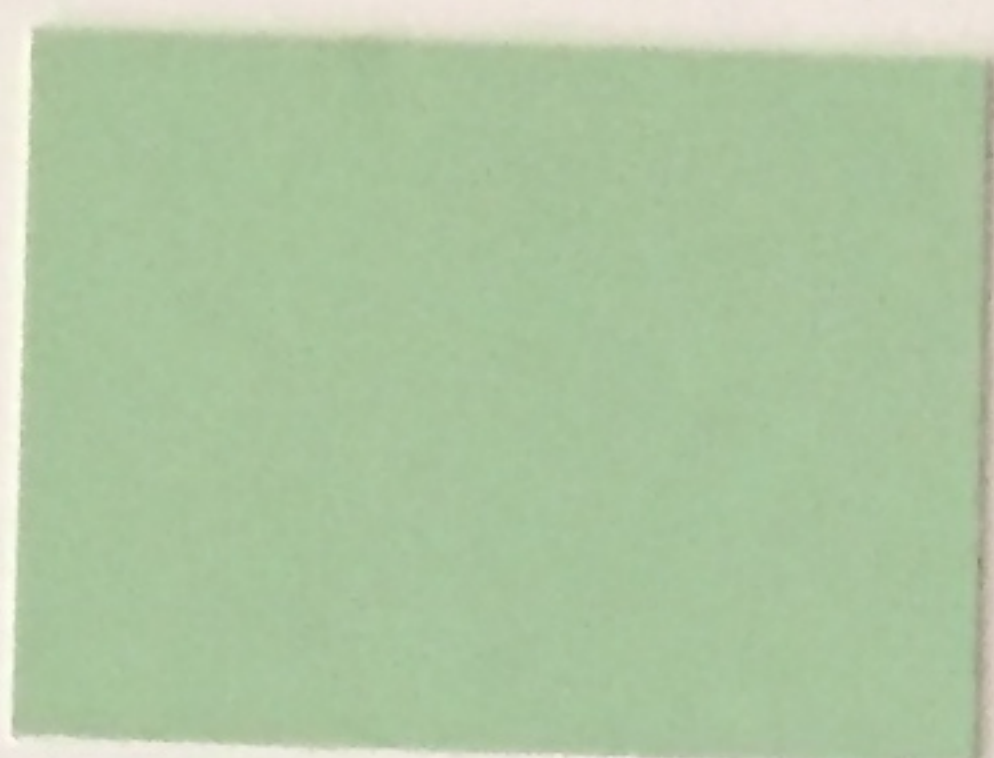
Historic Morning Dew



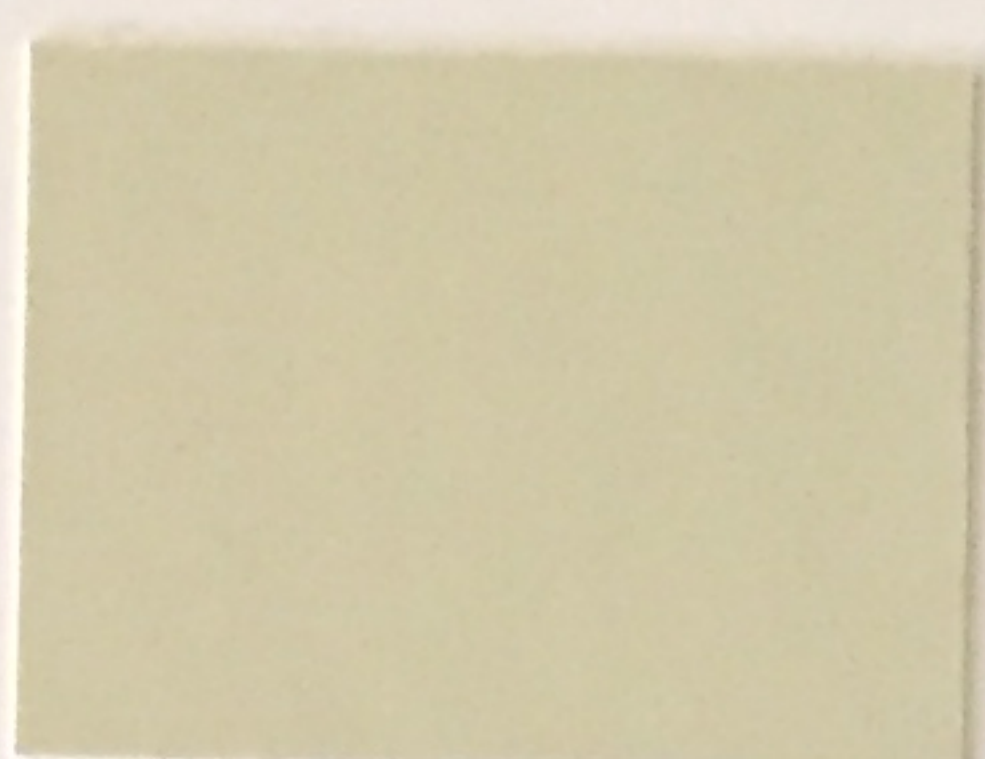
Rain Barrel



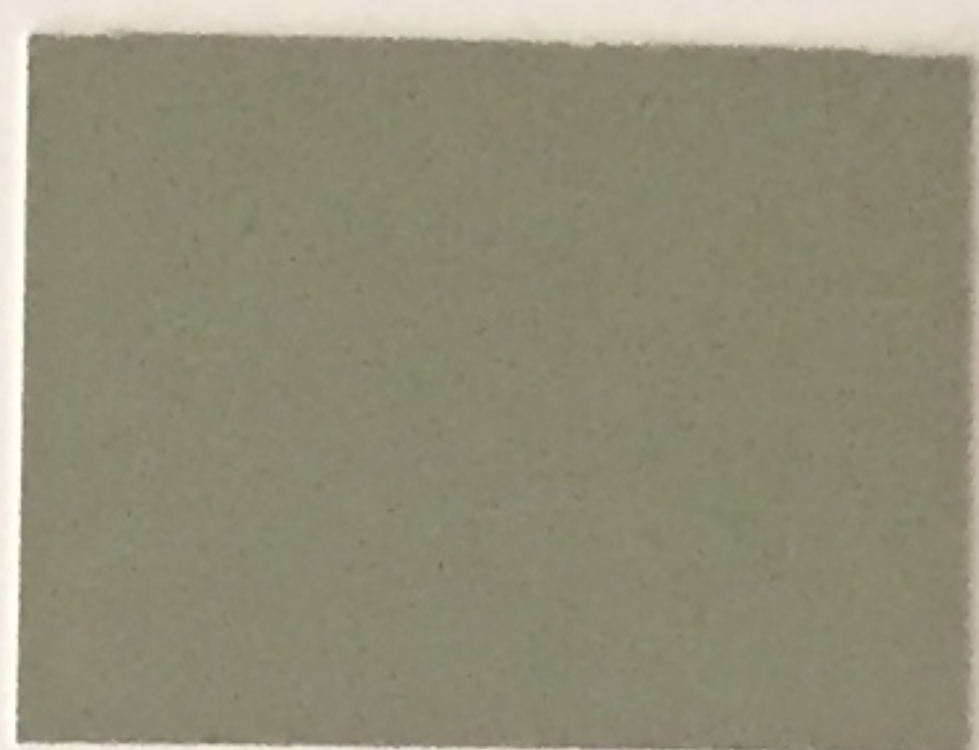
Longfellow



Coral Springs



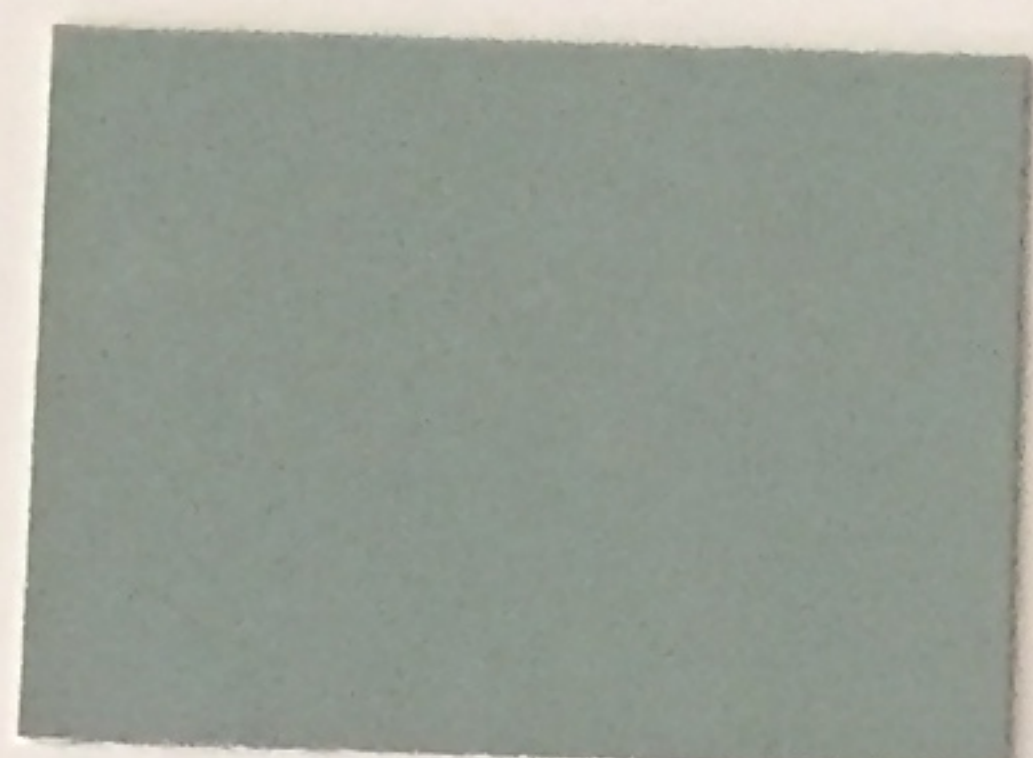
Elise



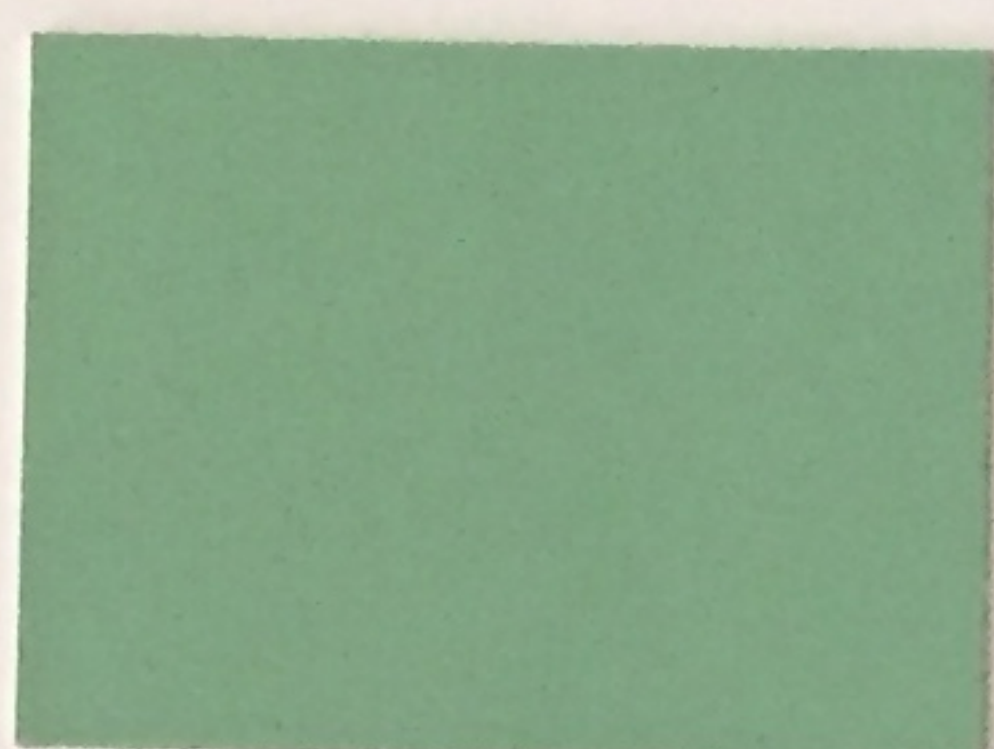
Wainscot Green



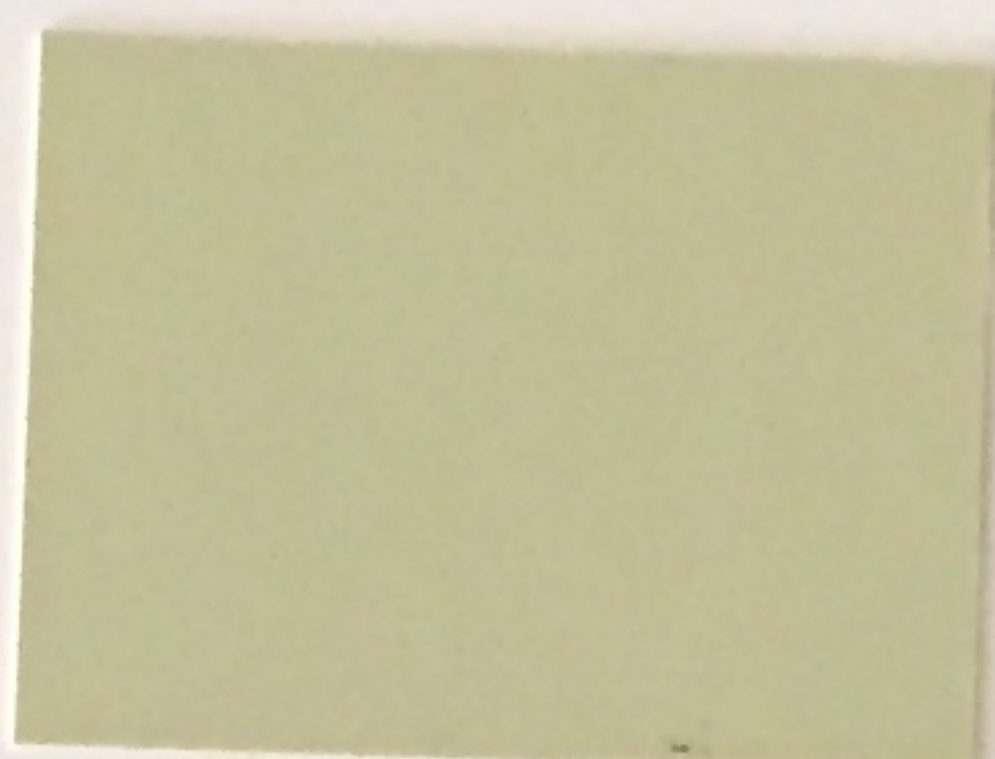
Milkweed



Melville



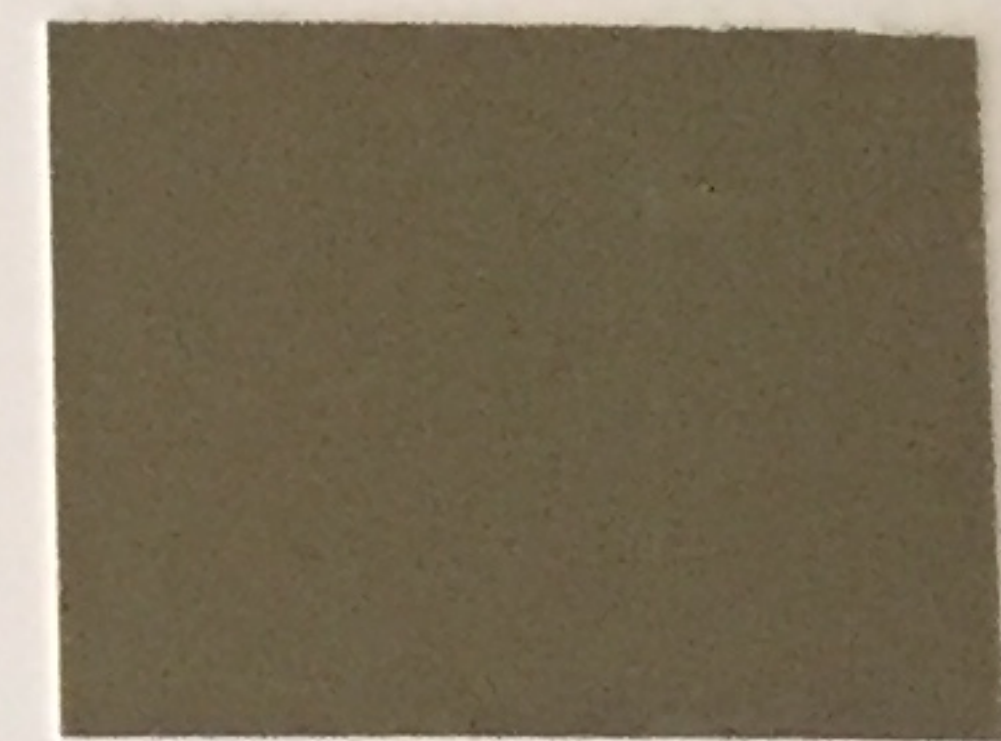
Green Bonnet



Marrett Apple



Boardman



Pettingill Sage



Viscaya



Venetian Glass



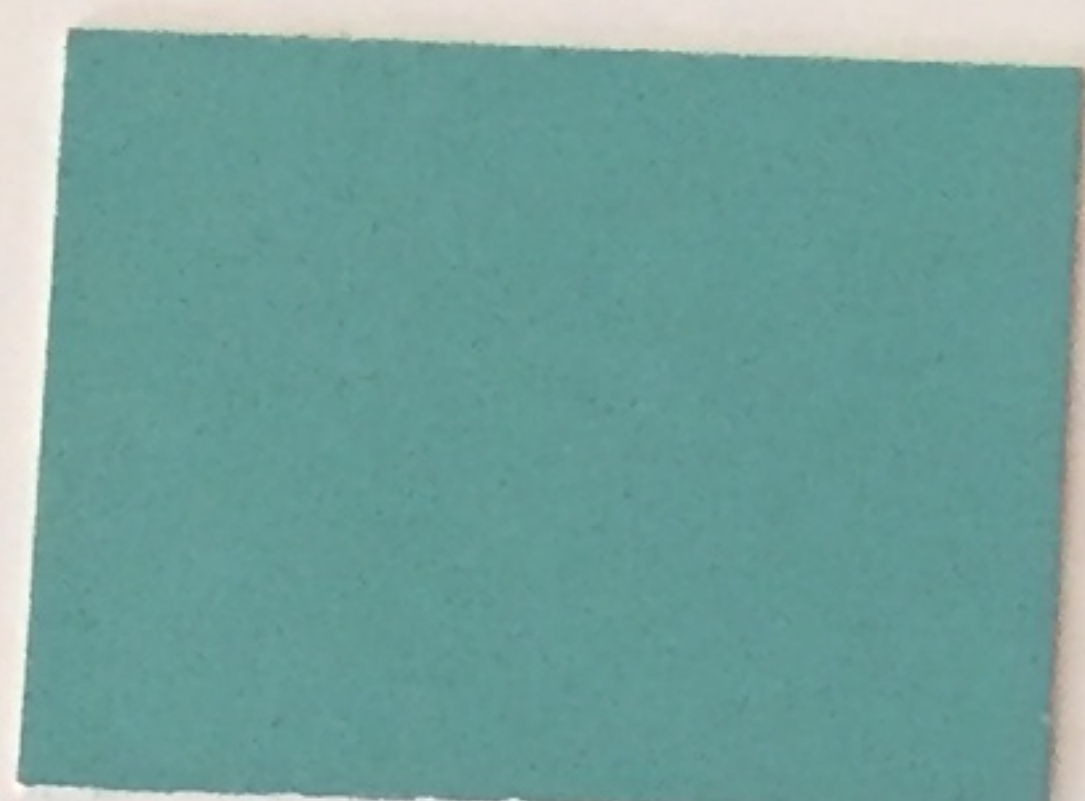
Whispering Willow



Warren Tavern



Tankard Gray



Veranda Blue



Bristol Green



Picholine



Newbury Moss



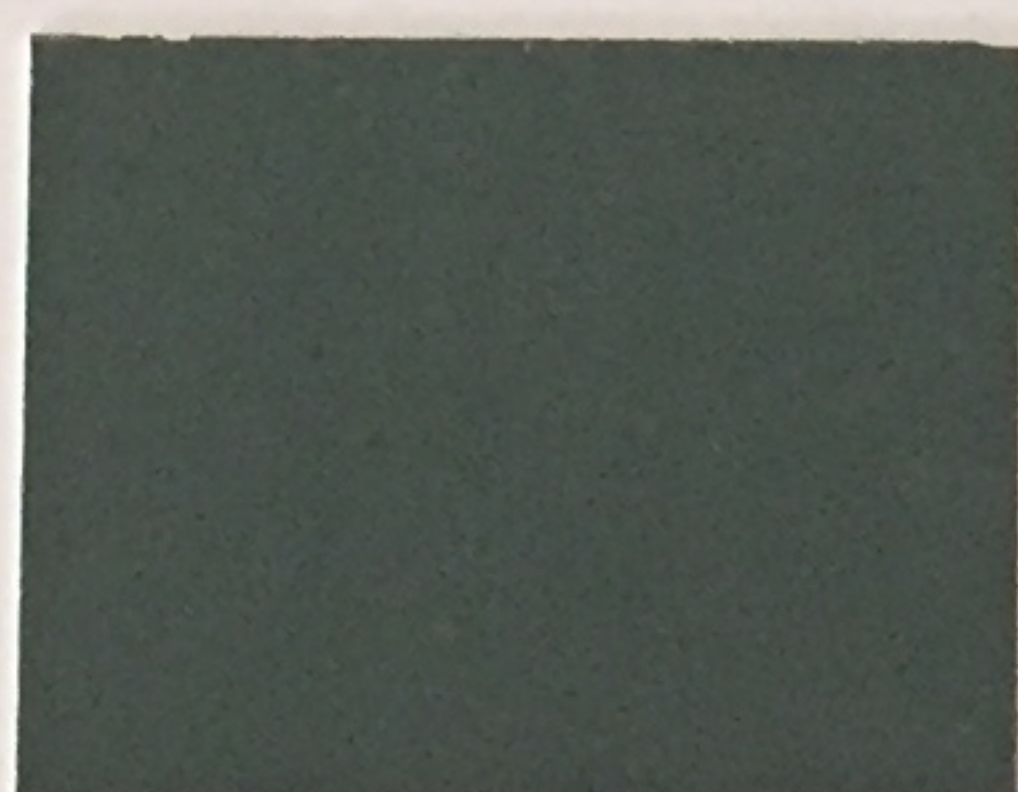
Pitch Pine



Phillips Green



Grasshopper



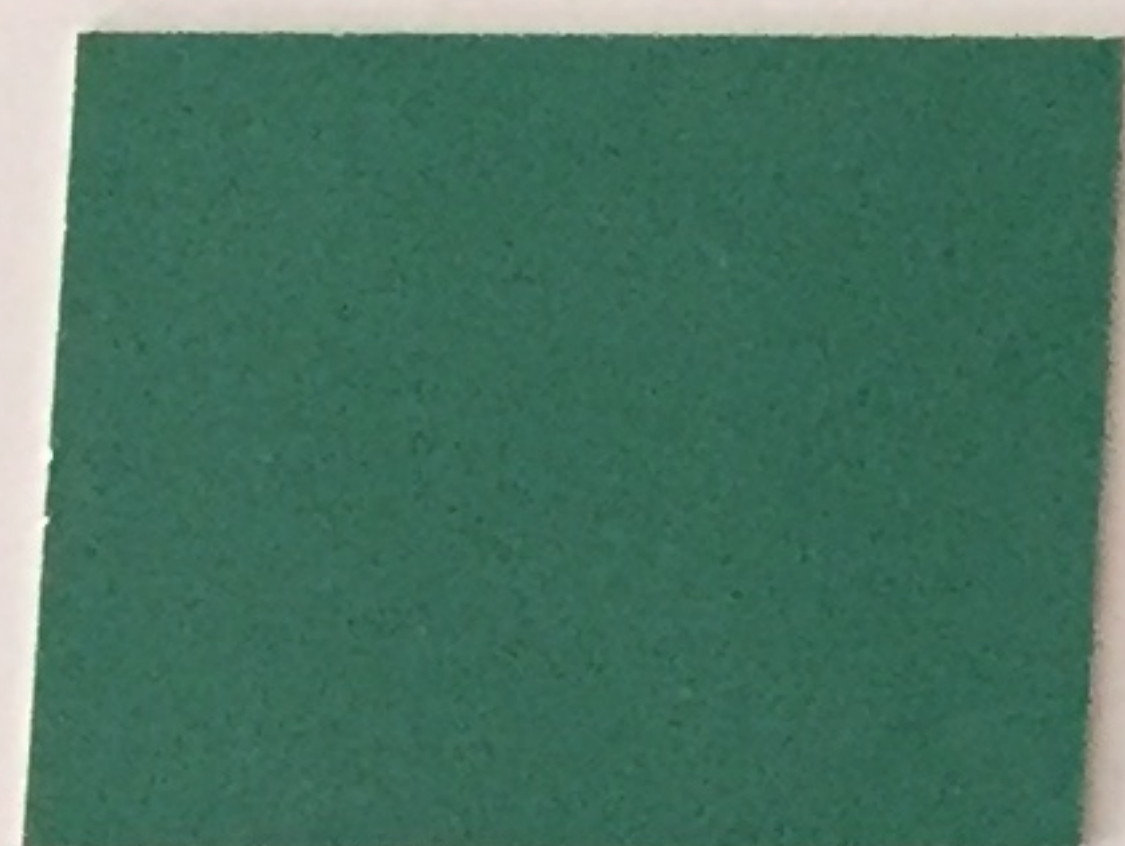
Hazelwood



Gedney Green



Burnished Pewter



Grassy Meadow



Brookside



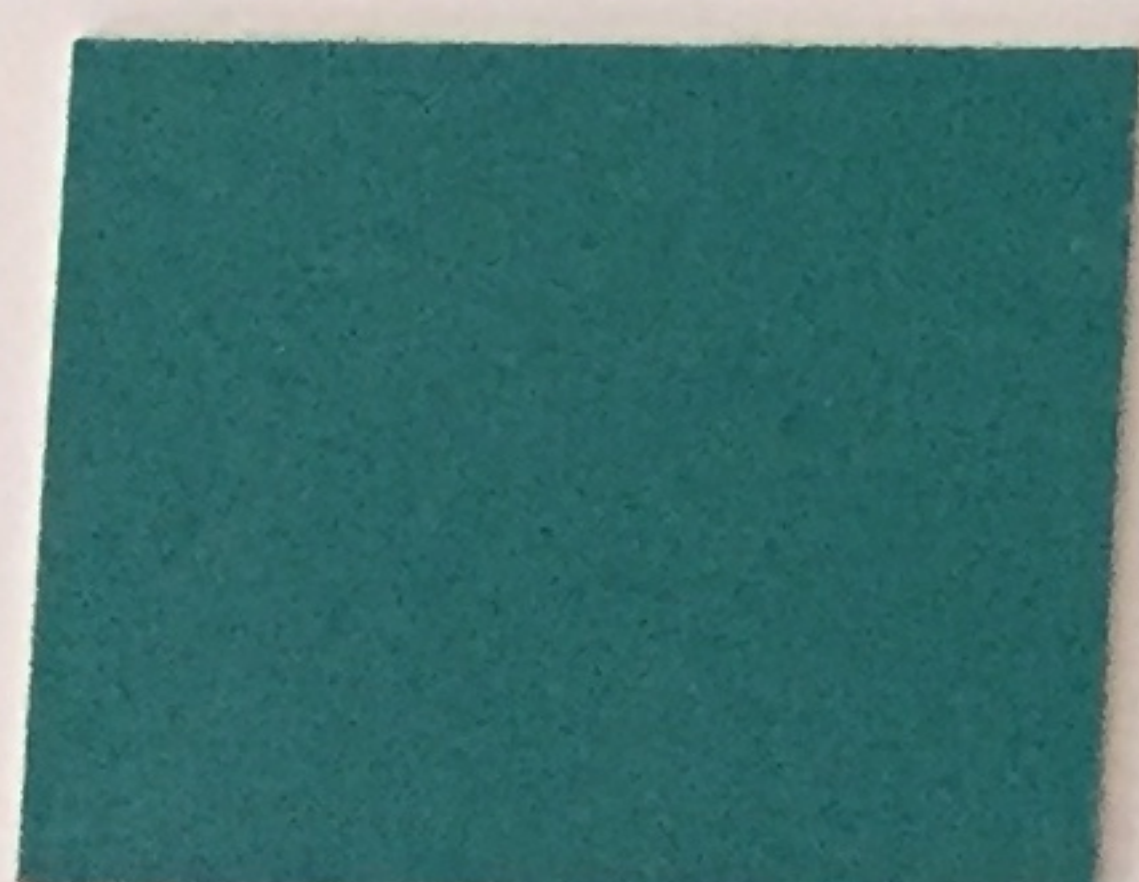
✓ Pointed Fir



Winter Balsam



Sturgis Gray



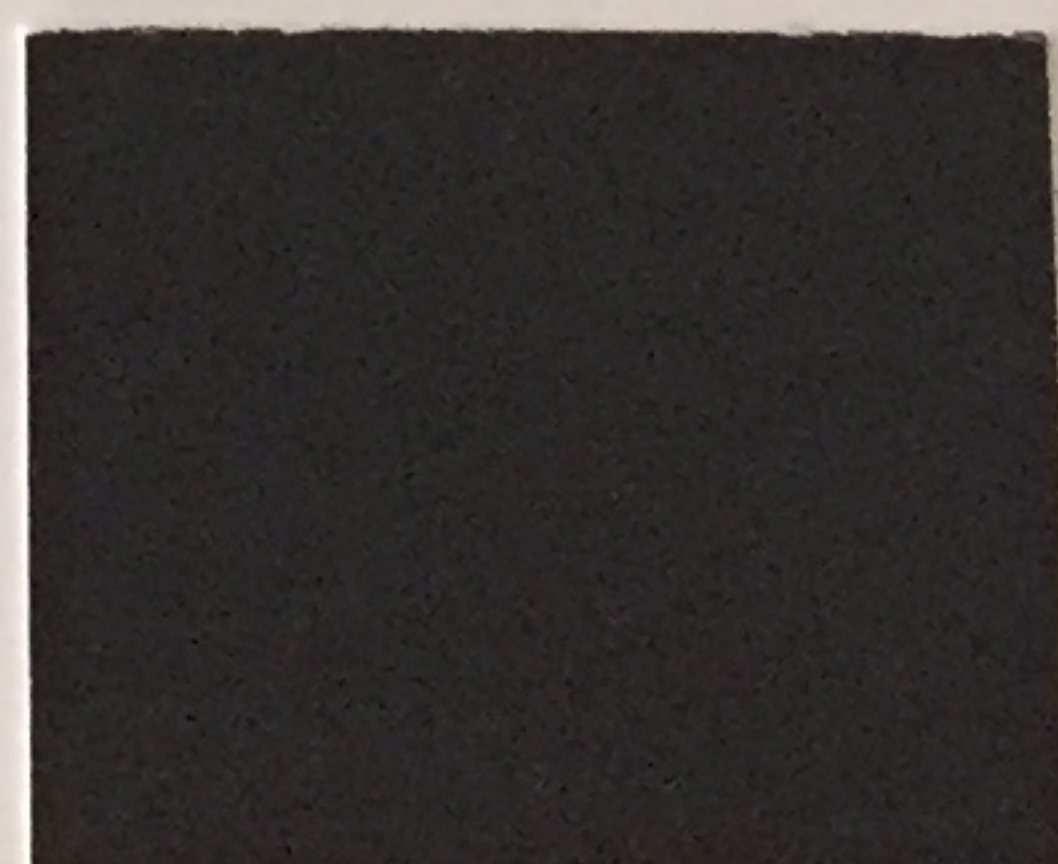
Blue Winged Teal



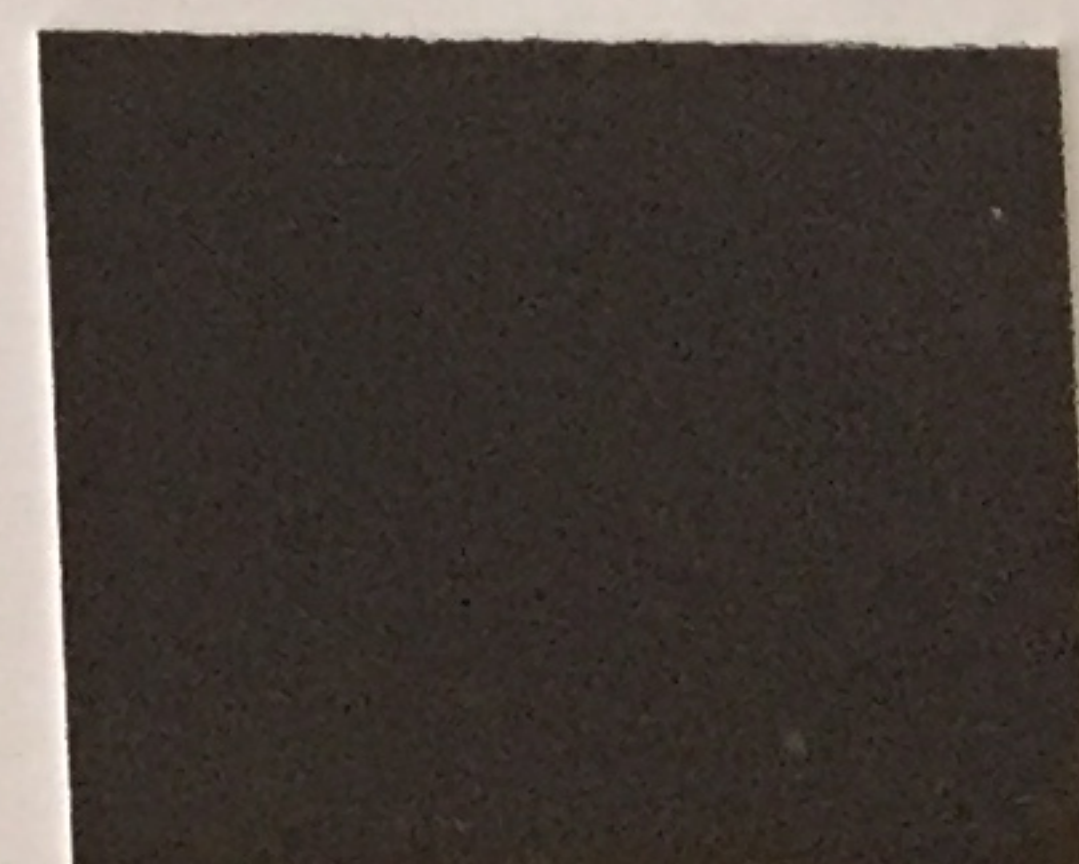
Amish Green



Baize



✓ Brattle Spruce



Moss Glen