

Salisbury Historic District Commission

AGENDA

Wednesday, July 27, 2022 at 7:00 pm

Government Office Building Room 301

1. 7:00 P.M. - CALL TO ORDER – Scott Saxman, Chairman

2. ROLL CALL

3. APPROVAL OF MINUTES – *May 25, 2022 and June 22, 2022*

PUBLIC INPUT – Members of the public are welcome to make comment at this time, subject to a time allotment of two (2) minutes per person.

4. CONSENT DOCKET- None

5. OLD BUSINESS – None

6. NEW BUSINESS –

- ***# 22-28- 106 N Division St- Alterations**
- ***#22-29- 108 E Isabella St- Alterations**

*this indicates that the structure has been deemed a contributing structure by the SHDC

Salisbury Historic District Commission

Hearing Notification

Hearing Date:	July 27, 2022
Time:	7:00 pm
Location:	Government Office Building 125 N Division St Rm 306 Salisbury, MD 21801
Case Number:	#22-28
Commission Considering	Alterations
Owner's Name:	Bret Davis
Applicant Name:	Bret Davis
Agent/Contractor:	Not Indicated
Subject Property Address:	106 N Division St
Historic District:	Downtown Historic District
Use Category:	Commercial
Chairman:	Mr. Scott Saxman
HDC Staff contact:	Jessica Budd Associate Planner I (410) 548-3170

Salisbury Historic District Commission

125 N. Division Street
Room 202
Salisbury, MD 21801
(410) 548-3170/ fax (410) 548-3107

Permit Application

\$50 Fee Received 6/27/22 (date)

Date Submitted: 6/24/2022

Date Accepted as Complete: 6/27/22

Subject Location: 106 N. Division Street Salisbury, MD

Application by: Bret Davis

Applicant Address: 318 W. Carroll Street Suite A

Applicant Phone: 240-944-6481

Case #: 22-28

Action Required By (45 days): 8/11/22

Owner Name: Broadband Holdings LLC

Owner Address: 318 W. Carroll Street Suite A

Owner Phone: 240-994-6481

Owner Email: bdavis@davis-strategic.com

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

DESCRIPTION OF WORK PROPOSED (Please be specific. Attach sheet if space is inadequate) Type of material, color, dimensions, etc. must accompany application. If signs are proposed, indicate material, method of attachment, position on building, size and front lineal feet of building, size and position of all other signs on building, and a layout of the sign.

The Maryland Historical Trust has rejected our original plan of doing the bottom half in Azek and to put cornice above the door. Azek and synthetic material made of PVC does not meet Standard with MHT.

We will have to alter our original plan, we will reinstate the transom windows over the doors and retain the large glass window in front of the building.

It appears the facade has undergone some alterations over time, since it masonry facade it needs to remain exposed. Per MHT and NPS (National Park Service).

The front facade will have some minor-repointing and will be completely repainted. Please see the attached documentation including the paint color and specifications.

As detailed, in our original application to Salisbury District Commission, we will have goose head lights, please see the manufacturer details.

Are there any easements or deed restrictions for the exterior of this property? If yes, submit a letter from the easement holder stating their approval of the proposed work. ☐ Yes ☒ No

Do you intend to apply for Federal or State Rehabilitation Tax Credits? If yes, have you contacted Maryland Historical Trust staff? ☒ Yes ☐ No

If you have checked "Yes" to either of the above questions, please provide a copy of your approval letter from the Maryland Historic Trust along with this application.

See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the City Planner, Department of Infrastructure and Development at least 30 days prior to the next public meeting. 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. Please be advised that members of the Salisbury Historic District Commission or staff, may visit the subject property prior to the scheduled meeting date to familiarize themselves with the project.

The Salisbury Historic District Commission Rules and Regulations and Design Guidelines are available for review in the office of the Department of Infrastructure and Development for the City of Salisbury as well as on the City's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on July 27, 2022 (date).

I hereby certify that the owner of the subject premises has been fully informed of the alterations herein proposed and that said owner is in full agreement with this proposal.

Applicant's

Signature Bret Davis

Date 6/24/2022

Jessica Budd 6.27.22

Brian Soper 6.27.22

Application Processor (Date)

Secretary, S.H.D.C. (Date)

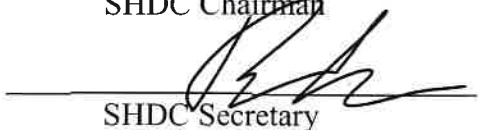
Salisbury Historic District Commission Certificate of Approval

Case # 22-13	Meeting Date: 3/23/22	Address: 106 N Division St
Description of Work: Alterations		
Presenting Case: Owner– Bret Davis		
Motion: Commissioner Jane Messenger		Second: Commissioner Jillian Burns
Amendments to Proposal: <ul style="list-style-type: none">• None		
Decision: Approved as submitted		

THIS DECISION WAS MADE IN ACCORDANCE TO PROVISIONS OF
CHAPTER 17.52 OF THE SALISBURY MUNICIPAL CODE.



SHDC Chairman



SHDC Secretary

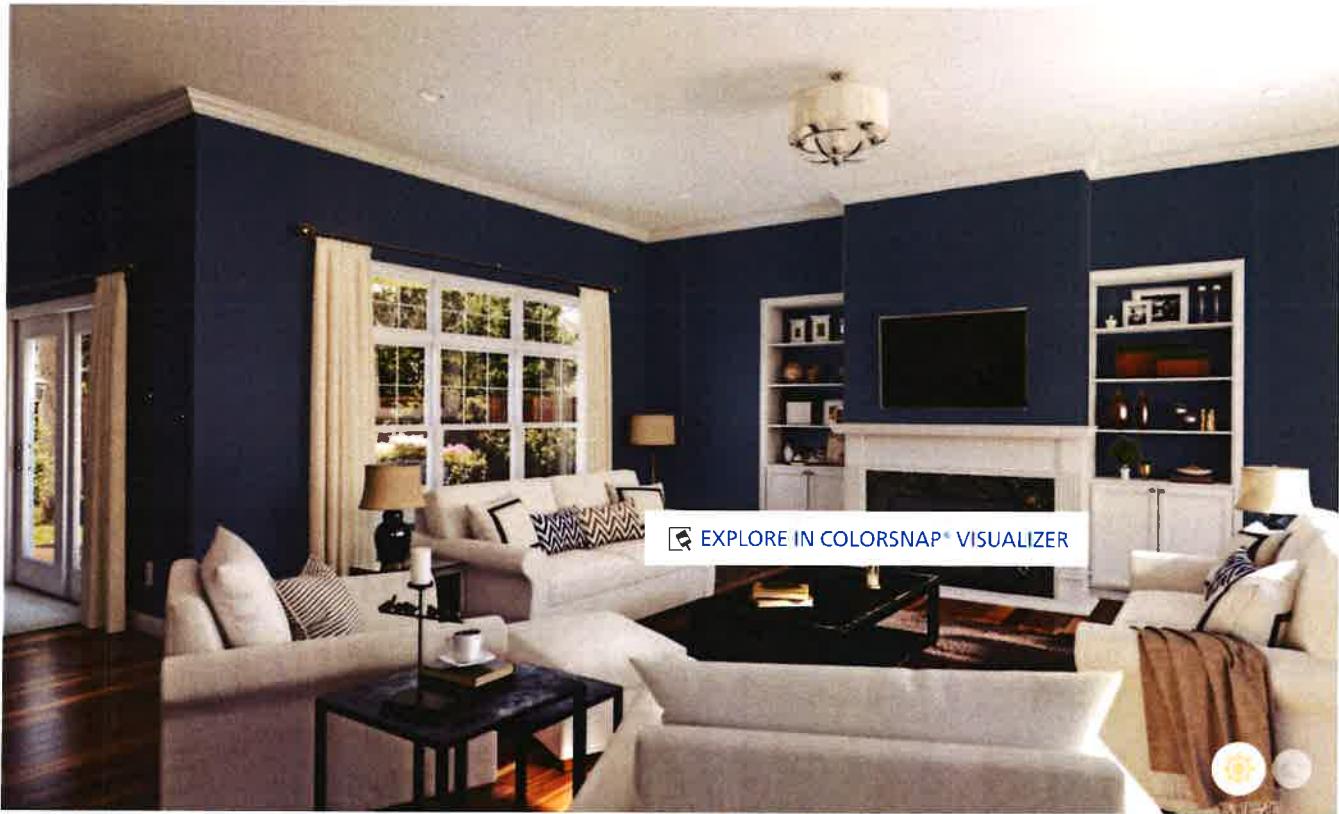
3/25/2022

Date

3/25/2022

Date

Every certificate of approval and any permit arising as a result thereof shall become invalid unless the work on the site authorized by such certificate of approval or permit is commenced within one year after its issuance, or if the work authorized by such certificate of approval or permit is suspended or abandoned for a period of one hundred eighty (180) days after the time the work is commenced. The commission is authorized to grant, in writing, one or more extensions of time, for periods not more than one hundred eighty (180) days each. The extension shall be requested in writing and justifiable cause demonstrated.



EXPLORE IN COLORSNAP® VISUALIZER



SW 7604
Smoky Blue
Interior / Exterior
Location Number: 233-C7

COORDINATING COLORS

SIMILAR COLORS

DETAILS

SW 7570
Egret White

SW 9022
Yellow Bird

Ask SHERWIN-WILLIAMS™

SW 6252
Ice Cube



[FIND INTERIOR PAINT](#) →

[FIND EXTERIOR PAINT](#) →

[Save to My Account](#) ↖

[Add to my Project List](#) ↖

Actual color may vary from on-screen representation. To confirm your color choices prior to purchase, please view a physical color chip, color card, or painted sample.

Introducing online ordering

[Sign into your paintperks account](#) to buy online and pick up at store.

[Find a Store](#)

Try before you buy
Grab a chip, peel & stick or wet sample.

[LEARN MORE](#)

SHOW YOUR #SWCOLORLOVE SO THAT WE CAN SHARE IT WITH THE WORLD.

Tag your most inspiring and colorful Twitter and Instagram posts with #SWCOLORLOVE or upload a photo.

[Terms of Use](#)

Ask **SHERWIN-WILLIAMS**

Black
Brown

Green
Violet

Red
Orange

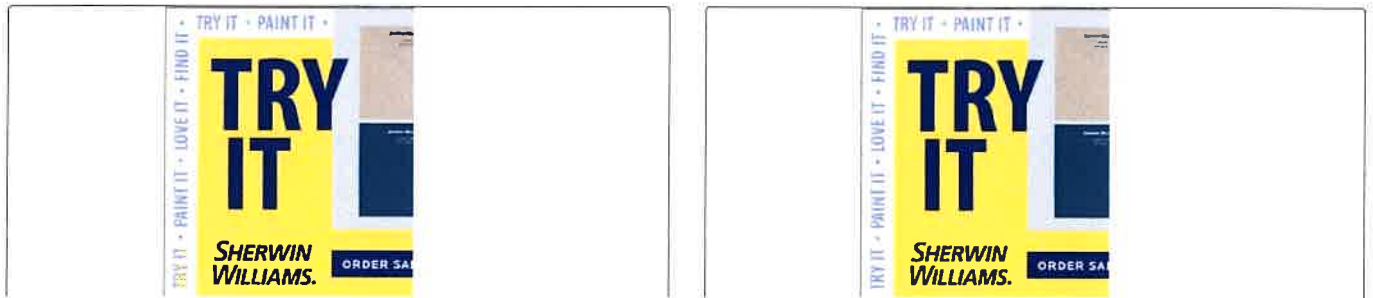
Pink
Grey

Yellow
Cyan

Purple

Search By Color Names or Codes (#FF8822,Green)...

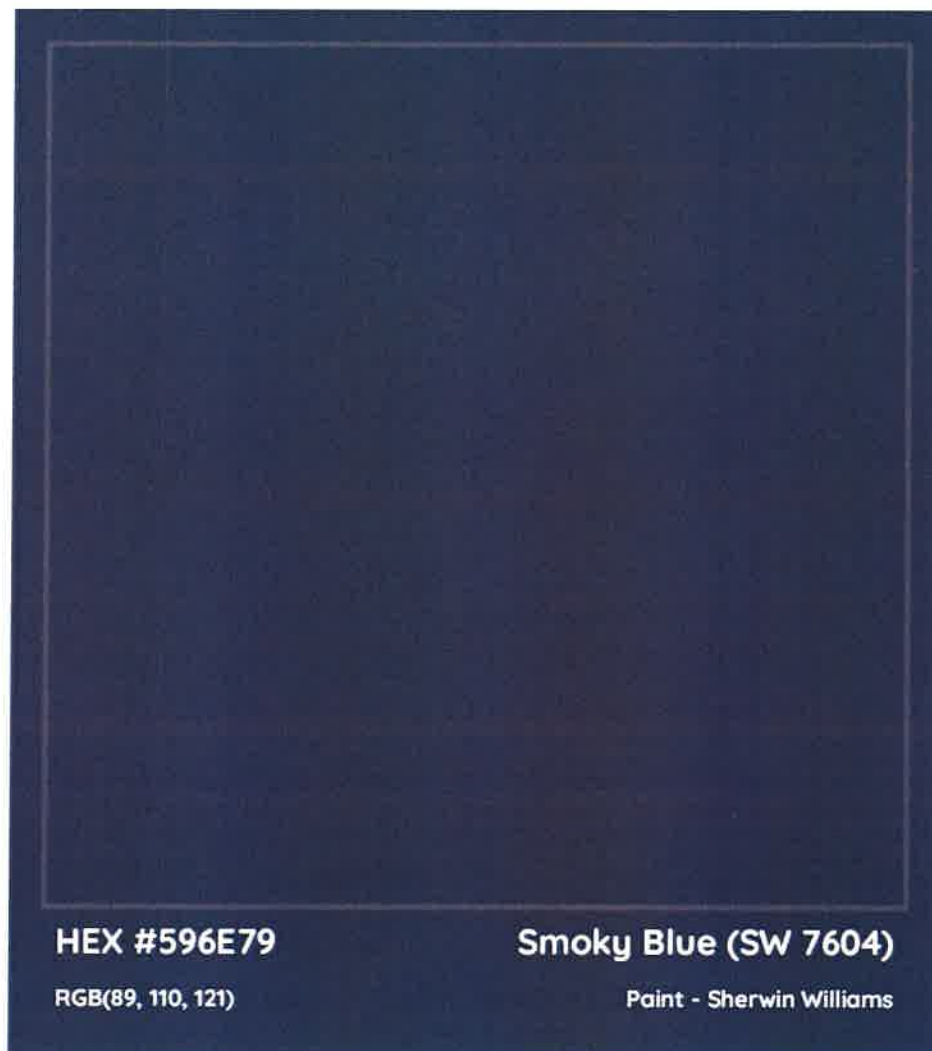
Search



Product

Smoky Blue (SW 7604) Sherwin Williams - Paint Color

Color Name:	Smoky Blue (SW 7604)
Hex Color Code:	#596E79
RGB Color Code:	RGB(89, 110, 121)
CMYK Values %:	40.45%, 34.69%, 0.00%, 52.55%



Product Page



Amazon Paint Finder

New Walk In Tubs On Sale

New Walk In Tubs Are Turning Heads. Discover Sales Using Top Search

Amazing Walk In Tubs



What color is Smoky Blue (SW 7604)?

Smoky Blue (SW 7604) color belongs to the Natural color family. The hexadecimal color code (color number) for **Smoky Blue (SW 7604)** is #596E79 and the RGB color code is RGB(89, 110, 121).

In the RGB color model, Smoky Blue (SW 7604) has a red value of 89, a green value of 110, and a blue value of 121. The CMYK color model (also known as process color, used in color printing) comprises 26.4% cyan, 9.1% magenta, 0.0% yellow, and 52.5% key (black). The HSL color scale has a hue of 200.6° (degrees), 15.2 % saturation, and 41.2 % lightness. In the HSB/HSV color space, **Smoky Blue (SW 7604)** has a hue of 200.6° (degrees), 26.4 % saturation and 47.5 % brightness/value.

Color Codes - Color Space Conversions

Smoky Blue (SW 7604) (Paint - Sherwin Williams) color codes / color number / color space conversions - HEX, RGBA, CMYK, HSL, HSV/HSB, HYZ, CMY

RGBA - RGB(89, 110, 121)		CMYK	
Red	89 (34.9%)	Cyan	26.45%
Green	110 (43.1%)	Magenta	9.09%
Blue	121 (47.5%)	Yellow	0.00%
Alpha	1 (100.0%)	Key	52.55%
HSL		HSV/HSB	
Hue	200.62°	Hue	200.62°
Saturation	15.24 %	Saturation	26.45 %
Lightness	41.18 %	Brightness / Value	47.45 %
LRV		CIE-Lab	
~ 14.7 %		L*	
		45.16	
Munsell Color System		A*	
2.18		-5.04	
4.4/2.1		B*	
		-8.67	
XYZ		CIE-Lch	
X*		L :	
13.15		45.16	
Y*		C :	
14.66		10.02	
Z*		H :	
20.23		239.84	
YXY		CIE-Luv	
Y1 :		L :	
14.66		45.16	
X : 0.27		U :	
Y2 :		-11.02	
0.31		V	
		-11.25	

CMY

C

Hunter-Lab

L:

65.10%

38.28

M:

A:

56.86%

-5.7

Y:

B:

52.55%

-4.52

2022's Nissan Ari

The 2022 EV CUV Nissan's
Prices, & More

Nissan Cars

Similar Colors and Paints

Colors similar to Smoky Blue (SW 7604) (Paint - Sherwin Williams)

#536872

Chart

SW 7604 - 100%

#536872

Page's Gray

SW 7604 - 100%

#536872

Dark Electric Blue

SW 7604 - 100%

#536872

AutoMetallics

SW 7604 - 100%

More similar colors related to Brand, Business, School, Organization, Sports, Flag

#536872

RAL 7011 - Blue Gray

SW 7604 - 100%

Paint similar to Smoky Blue (SW 7604) (Paint - Sherwin Williams)

Sherwin Williams

#536872

Smoky Blue (SW 7604)

SW 7604 - 100%

#536872

Waterloo (SW 7641)

SW 7641 - 100%

#536872

Slate Tile (SW 7624)

SW 7624 - 100%

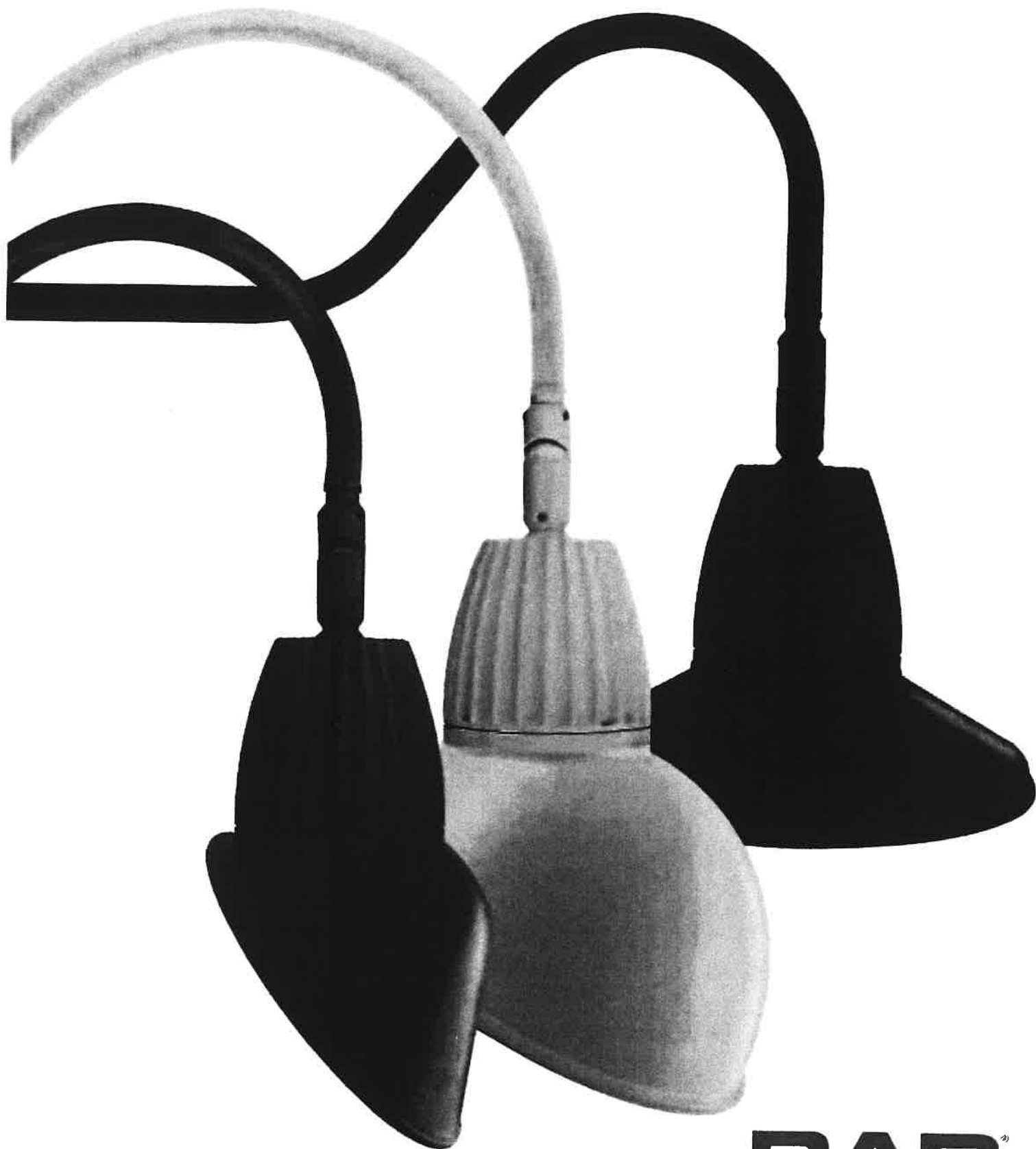
#536872

Distance (SW 6243)

SW 6243 - 100%

PPG Paints

The choice is yours...



RAB[®]
LIGHTING
RABWEB.COM • 888 722-1000

...in new Signature colors!

13 and 26 Watt high-performance LEDs

- Available in 11 high-durability powder coatings, formulated for long-lasting color
- Choose from 5 different arms and 6 shades
- Standard (12-14 weeks) delivery
- Reduces relamping time and costs
- 13W replaces 75W incandescent, 50W MH or 18W CFL
- 26W replaces 120W incandescent, 75W MH or 42W CFL
- 100,000-Hour LED lifespan
- 5-Year no-compromise warranty



Black (B)



Architectural Bronze (A)



White (W)



Red (R)



Yellow (YL)



Light Blue (LB)



Royal Blue (BL)



Brown (BWN)



Ivory (I)



Hunter Green (G)



Metallic Silver (S)

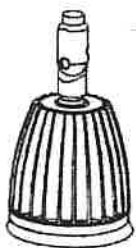
Contact your local RAB rep to view actual sample color chips.

GNLED13

13W LED Head

GNLED26

26W LED Head

(available in warm and neutral)**GSAC**

15" Angled Cone Shade

GSAC11

11" Angled Cone Shade

**GSAD**

15" Angled Dome Shade

GSAD11

11" Angled Dome Shade

**GSST**

15" Straight Shade

GSST11

11" Straight Shade

**GOOSE1**

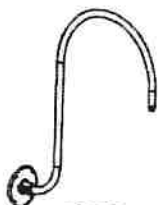
Gooseneck 24" Arm

**GOOSE2**

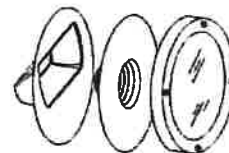
Gooseneck 35" Arm

**GOOSE3**

Gooseneck 30" Arm

**GOOSE4**

Gooseneck 20" Arm

**GOOSE5**Gooseneck 20" Arm
w/Pole Mount**LRFGNLED**Clear Lens & Reflector Kit
w/Door Frame**LFGNLED**Frosted Lens & Door Frame
Replacement

GN		LED					
----	--	-----	--	--	--	--	--

Blank No arm
1 GOOSE1
2 GOOSE2
3 GOOSE3
4 GOOSE4
5 GOOSE5

13 13W **N** Neutral (4000K)
26 26W **Y** Warm (3000K)

Blank Flood reflector
 + frosted lens
S Spot reflector
 + clear lens
R Rectangular reflector
 + clear lens

Blank No shade
AC 15" Angled cone
AC11 11" Angled cone
AD 15" Angled dome
AD11 11" Angled dome
ST 15" Straight shade
ST11 11" Straight shade

B Black
W White
A Architectural Bronze
S Metallic Silver
G Hunter Green
YL Yellow
R Red
LB Light Blue
BL Royal Blue
BWN Brown
I Ivory

UL Listing

Suitable for wet locations. Suitable for mounting within 4' of the ground.

LED

Multi-chip, high-output, long-life LED

Drivers

13W: Constant Current, Class 2, 50/60 Hz, 100 - 240VAC; 0.3 - 0.15A, 277VAC: 0.15A, THD $\leq 20\%$, PF 97.5%

26W: Constant Current, Class 2, 50/60 Hz, 0.48 A., THD $\leq 20\%$, PF 97.9%

Angled Cone Shade, White Finish, Neutral Light

Nominal Watts	13W	26W
Input Watts @ 120V	15.4	28.9
Output Lumens*	705	1673
Lumens per Watt*	45.8	57.9
Color Accuracy (CRI)*	86	84
Correlated Color Temp. (Nominal CCT)*	4000K	4000K

Cold Weather Starting

Minimum starting temperature is -40°F / -40°C

Thermal Management

Custom heat sink assembly in thermal contact with die-cast aluminum housing for superior heat sinking

Housing

Precision die-cast aluminum housing, lens frame and mounting plate

Reflector

Optional rectangular or spot reflectors available

Gaskets

High-temperature silicone

Mounting

Heavy-duty mounting arm with "O" ring seal & stainless steel screw

Shades

Angled Cone, Angled Dome or Straight Shade offered in both 11" and 15"

Paint Finish

Chip and fade resistant polyester powder coat finish. Offers significantly improved gloss retention and resistance to color change.

Color Stability

RAB LEDs exceed industry standards for chromatic stability

Color Uniformity

RAB's range of CCT (Correlated Color Temperature) follows the guidelines of the American National Standard for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377-2011.

IESNA LM-79 & LM-80 Testing

RAB LED luminaires have been tested by an independent laboratory in accordance with IESNA LM-79 and LM-80, and have received the Department of Energy "Lighting Facts" label.

California Title 24

Goosenecks comply with 2013 California Title 24 building and electrical codes as commercial, outdoor, non-pole-mounted fixtures < 30 Watts when used with a photosensor control. Select catalog number PCS900 (120V) or PCS900/277 to order a photosensor

Green Technology

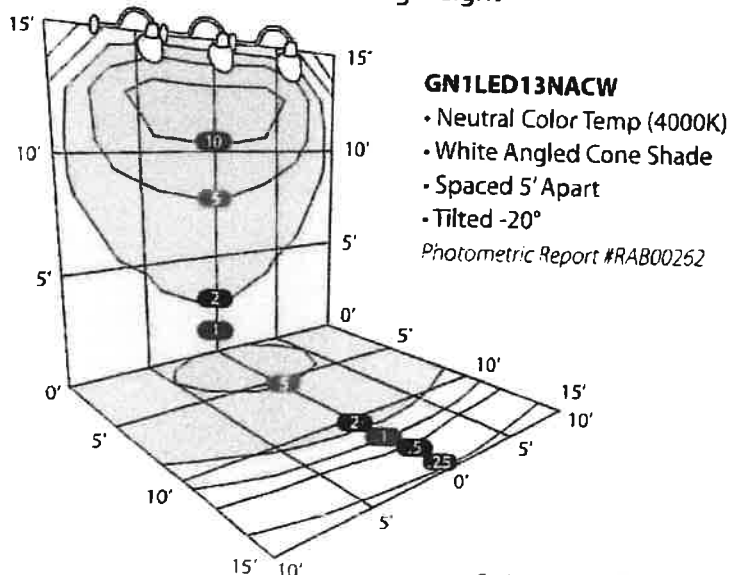
Mercury and UV free, and RoHS compliant. Powder coat finish formulated with an environmentally friendly, TGIC-free (Triglycidyl Isocyanurate) process.

Patents

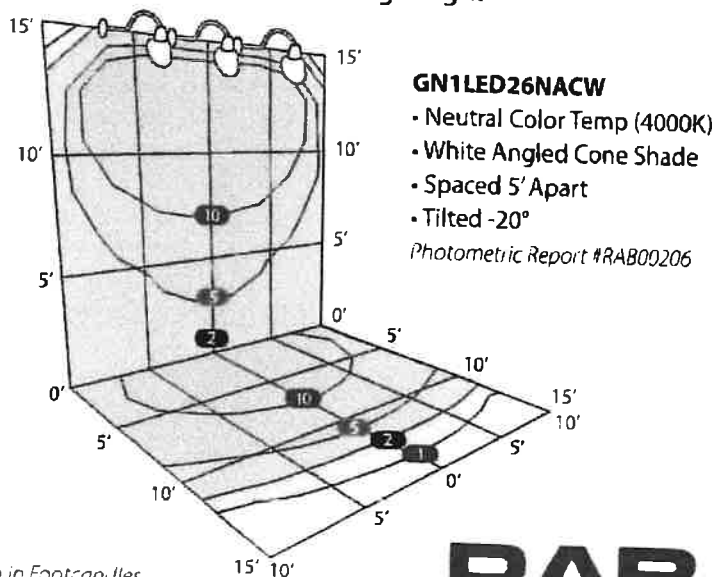
The design of the GNLED is protected by patents pending in US, Canada, China, Taiwan and Mexico.

* Please visit rabweb.com for details on warm temperature performance.

Three 13W LEDs at 15' Mounting Height



Three 26W LEDs at 15' Mounting Height



Grid Scales = 5' 0" - Values shown in Footcandles

RAB
LIGHTING

Salisbury Historic District Commission

Hearing Notification

Hearing Date: March 23, 2022

Time: 7:00 pm

Location: Government Office Building Rm 301
Salisbury, MD or Zoom Video Conference

Case Number: #22-13

Commission Considering: Alterations

Owner's Name: Bret Davis

Applicant Name: Bret Davis

Agent/Contractor: Not Indicated

Subject Property Address: 106 N Division St

Historic District: Downtown Historic District

Use Category: Commercial

Chairman: Mr. Scott Saxman

HDC Staff contact: Jessica Budd
Associate Planner I
(410) 548-3170

Salisbury Historic District Commission

125 N. Division Street
Room 202
Salisbury, MD 21801
(410) 548-3170/ fax (410) 548-3107

Permit Application
\$50 Fee Received 2/28/22 (date)

Date Submitted: 2/11/2022

Date Accepted as Complete: 2/11/22

Subject Location: 106 N. Division Street

Application by: Davis Strategic Management LLC

Applicant Address: 318 W. Carroll Street Suite A Salisbury, MD

Applicant Phone: 240-994-6481

Case #: 22-13

Action Required By (45 days): 3/27/22

Owner Name: Bret Davis

Owner Address: Broadband Holdings LLC

Owner Phone: 410-844-4160

Owner Email: bdavis@davis-strategic.com

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

DESCRIPTION OF WORK PROPOSED (Please be specific. Attach sheet if space is inadequate) Type of material, color, dimensions, etc. must accompany application. If signs are proposed, indicate material, method of attachment, position on building, size and front lineal feet of building, size and position of all other signs on building, and a layout of the sign.

We would like to do the bottom half in Azek and put cornice only above the door.

We would like to do gooseneck lights as well.

Are there any easements or deed restrictions for the exterior of this property? If yes, submit a letter from the easement holder stating their approval of the proposed work. Yes ☒ No

Do you intend to apply for Federal or State Rehabilitation Tax Credits? If yes, have you contacted Maryland Historical Trust staff? ☒ Yes ☐ No

If you have checked "Yes" to either of the above questions, please provide a copy of your approval letter from the Maryland Historic Trust along with this application.

See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the City Planner, Department of Infrastructure and Development at least 30 days prior to the next public meeting. 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. Please be advised that members of the Salisbury Historic District Commission or staff, may visit the subject property prior to the scheduled meeting date to familiarize themselves with the project.

The Salisbury Historic District Commission Rules and Regulations and Design Guidelines are available for review in the office of the Department of Infrastructure and Development for the City of Salisbury as well as on the City's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on March 2022 (date).

I hereby certify that the owner of the subject premises has been fully informed of the alterations herein proposed and that said owner is in full agreement with this proposal.

Applicant's

Signature Bret Davis

Date 2/10/2022

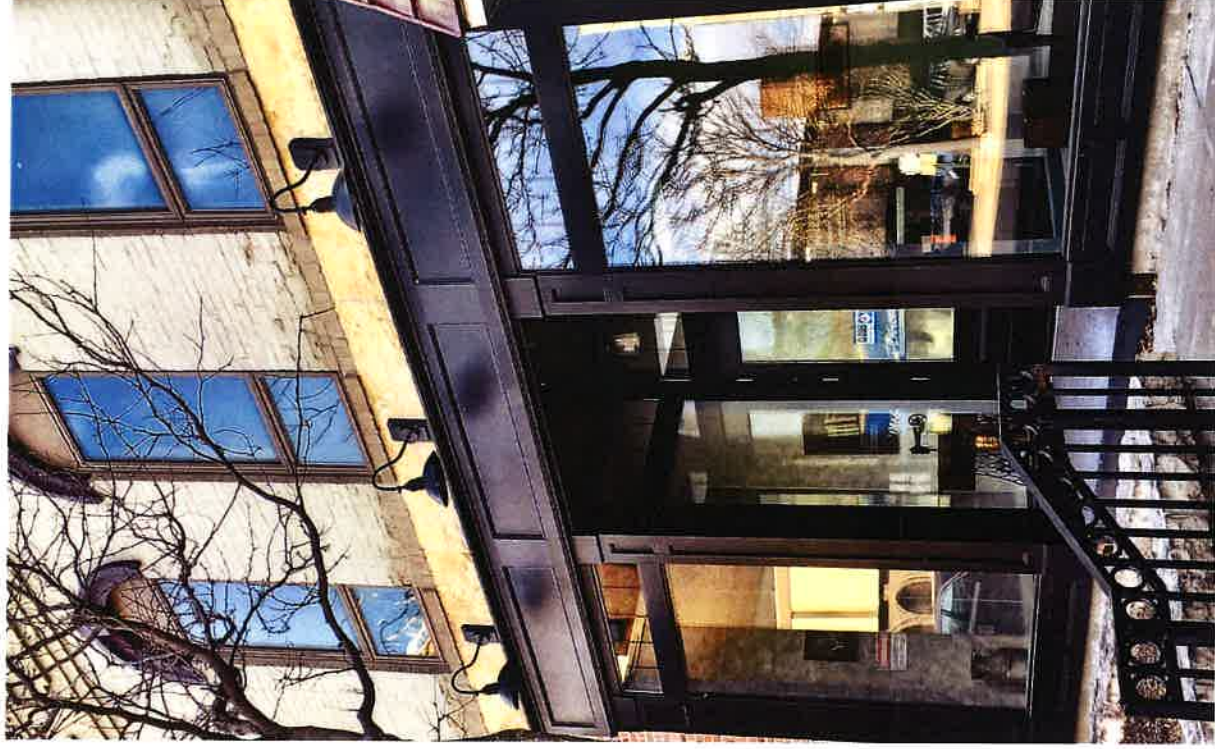
Jessica Budd 3/1/22

Application Processor (Date)

Brian Soper 3/11/22

Secretary, S.H.D.C. (Date)

106 N. Division St (Proposed Design)



106 N. Division St (Pre- Construction)



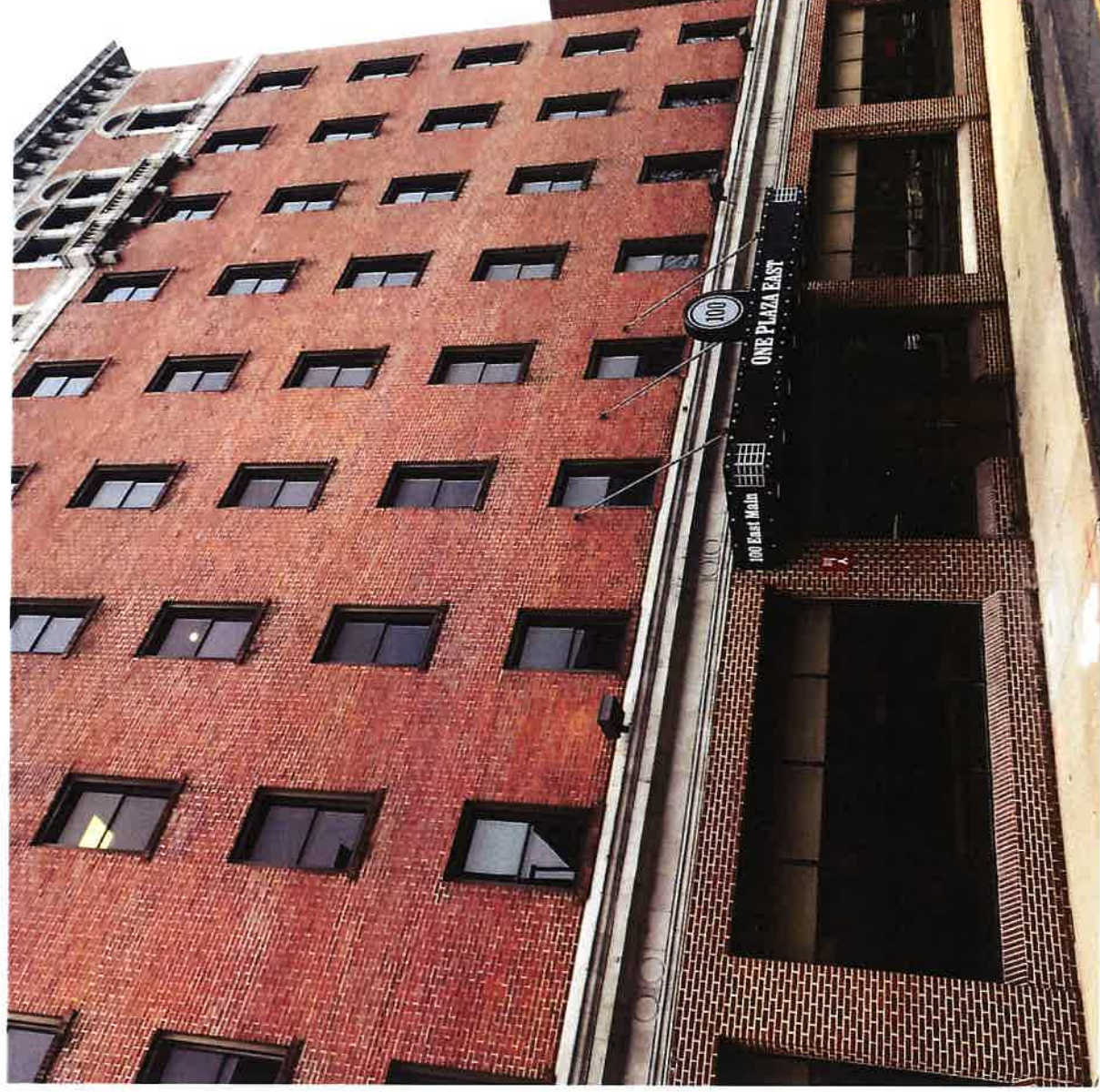
106 N. Division St (Under Construction)



100 N. Division St (Surrounding Buildings)



100 E. Main St (Surrounding Buildings)



The choice is yours...

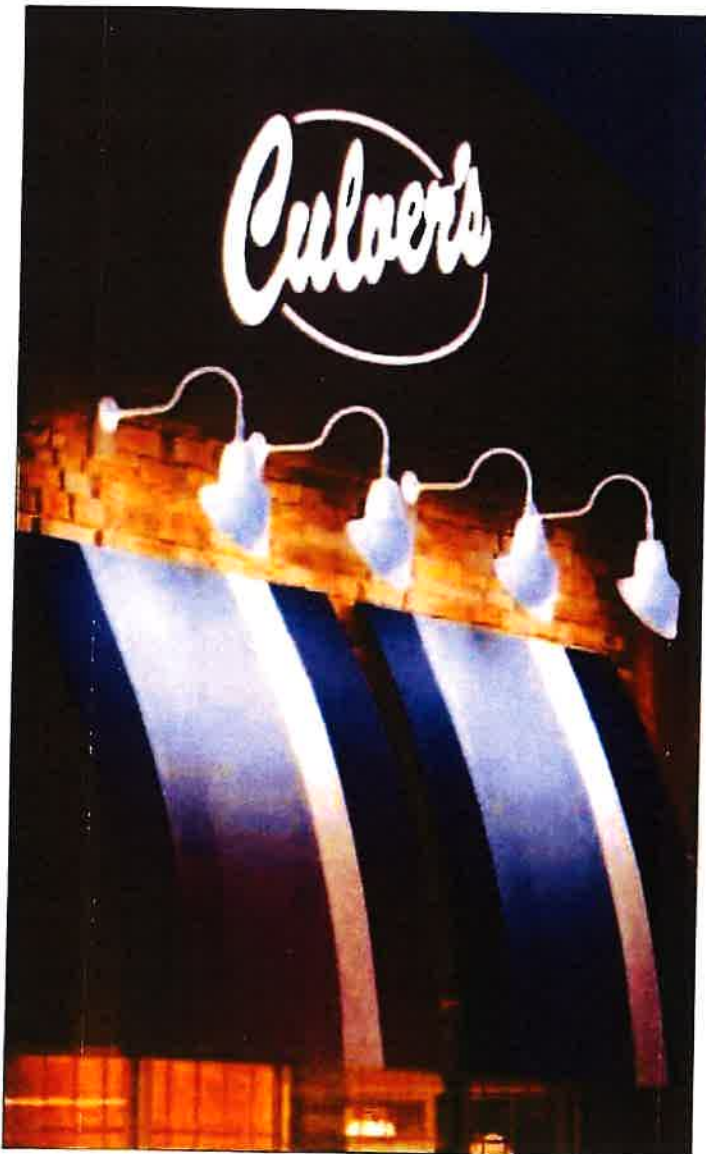


RAB[®]
LIGHTING
RABWEB.COM • 888 722-1000

...in new Signature colors!

13 and 26 Watt high-performance LEDs

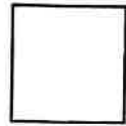
- Available in 11 high-durability powder coatings, formulated for long-lasting color
- Choose from 5 different arms and 6 shades
- Standard (12-14 weeks) delivery
- Reduces relamping time and costs
- 13W replaces 75W incandescent, 50W MH or 18W CFL
- 26W replaces 120W incandescent, 75W MH or 42W CFL
- 100,000-Hour LED lifespan
- 5-Year no-compromise warranty



Black (B)



Architectural Bronze (A)



White (W)



Red (R)



Yellow (YL)



Light Blue (LB)



Royal Blue (BL)



Brown (BWN)



Ivory (I)



Hunter Green (G)



Metallic Silver (S)

Contact your local RAB rep to view actual sample color chips.

LED HEADS

GNLED13

13W LED Head

GNLED26

26W LED Head

(available in warm and neutral)



Shades

GSAC

15" Angled Cone Shade

GSAC11

11" Angled Cone Shade



GSAD

15" Angled Dome Shade

GSAD11

11" Angled Dome Shade



GSST

15" Straight Shade

GSST11

11" Straight Shade



Gooseneck Arms

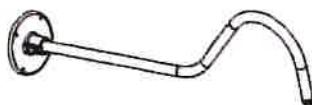
GOOSE1

Gooseneck 24" Arm



GOOSE2

Gooseneck 35" Arm



GOOSE3

Gooseneck 30" Arm



GOOSE4

Gooseneck 20" Arm



GOOSE5

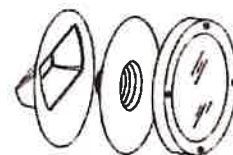
Gooseneck 20" Arm
w/Pole Mount



Accessories

LRFGNLED

Clear Lens & Reflector Kit
w/Door Frame



LFGNLED

Frosted Lens & Door Frame
Replacement



Product Family

Arm

Wattage

Color Temp

Reflector

Shade

Color

GN		LED					
----	--	-----	--	--	--	--	--

Blank No arm
1 GOOSE1
2 GOOSE2
3 GOOSE3
4 GOOSE4
5 GOOSE5

13 13W
26 26W
N Neutral (4000K)
Y Warm (3000K)

Blank Flood reflector
+ frosted lens
S Spot reflector
+ clear lens
R Rectangular reflector
+ clear lens

Blank No shade
AC 15" Angled cone
AC11 11" Angled cone
AD 15" Angled dome
AD11 11" Angled dome
ST 15" Straight shade
ST11 11" Straight shade

B Black
W White
A Architectural Bronze
S Metallic Silver
G Hunter Green
YL Yellow
R Red
LB Light Blue
BL Royal Blue
BWN Brown
I Ivory

UL Listing

Suitable for wet locations. Suitable for mounting within 4' of the ground.

LED

Multi-chip, high-output, long-life LED

Drivers

13W: Constant Current, Class 2, 50/60 Hz, 100 - 240VAC:

0.3 - 0.15A, 277VAC: 0.15A, THD $\leq 20\%$, PF 97.5%

26W: Constant Current, Class 2, 50/60 Hz, 0.48 A., THD $\leq 20\%$, PF 97.9%

Angled Cone Shade, White Finish, Neutral Light

Nominal Watts	13W	26W
Input Watts @ 120V	15.4	28.9
Output Lumens*	705	1673
Lumens per Watt*	45.8	57.9
Color Accuracy (CRI)*	86	84
Correlated Color Temp. (Nominal CCT)*	4000K	4000K

Cold Weather Starting

Minimum starting temperature is -40°F / -40°C

Thermal Management

Custom heat sink assembly in thermal contact with die-cast aluminum housing for superior heat sinking

Housing

Precision die-cast aluminum housing, lens frame and mounting plate

Reflector

Optional rectangular or spot reflectors available

Gaskets

High-temperature silicone

Mounting

Heavy-duty mounting arm with "O" ring seal & stainless steel screw

Shades

Angled Cone, Angled Dome or Straight Shade offered in both 11" and 15"

Paint Finish

Chip and fade resistant polyester powder coat finish. Offers significantly improved gloss retention and resistance to color change.

Color Stability

RAB LEDs exceed industry standards for chromatic stability

Color Uniformity

RAB's range of CCT (Correlated Color Temperature) follows the guidelines of the American National Standard for Specifications for the Chromaticity of Solid State Lighting (SSL) Products, ANSI C78.377-2011.

IESNA LM-79 & LM-80 Testing

RAB LED luminaires have been tested by an independent laboratory in accordance with IESNA LM-79 and LM-80, and have received the Department of Energy "Lighting Facts" label.

California Title 24

Goosenecks comply with 2013 California Title 24 building and electrical codes as commercial, outdoor, non-pole-mounted fixtures < 30 Watts when used with a photosensor control. Select catalog number PCS900 (120V) or PCS900/277 to order a photosensor

Green Technology

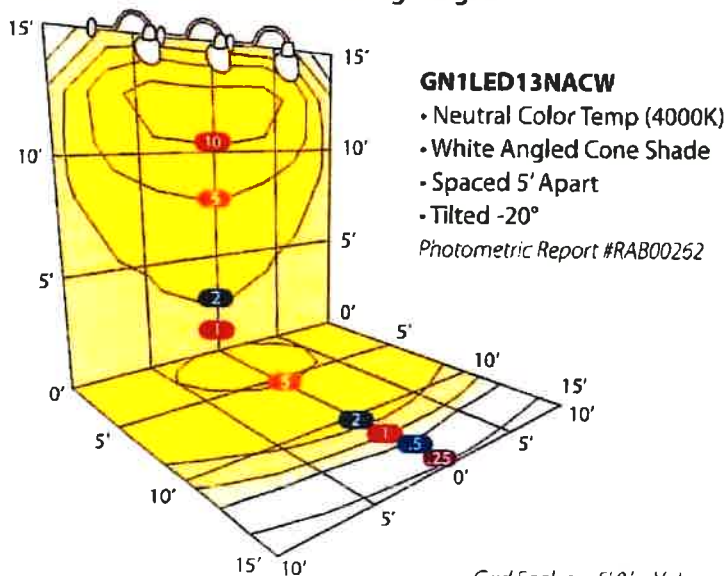
Mercury and UV free, and RoHS compliant. Powder coat finish formulated with an environmentally friendly, TGIC-free (Triglycidyl Isocyanurate) process.

Patents

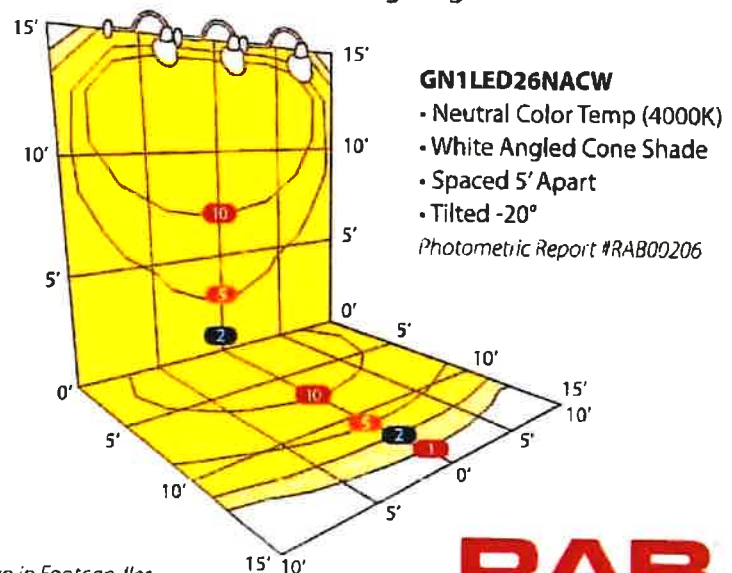
The design of the GNLED is protected by patents pending in US, Canada, China, Taiwan and Mexico.

* Please visit rabweb.com for details on warm temperature performance.

Three 13W LEDs at 15' Mounting Height



Three 26W LEDs at 15' Mounting Height



Grid Scales = 5' 0' - Values shown in Footcandles

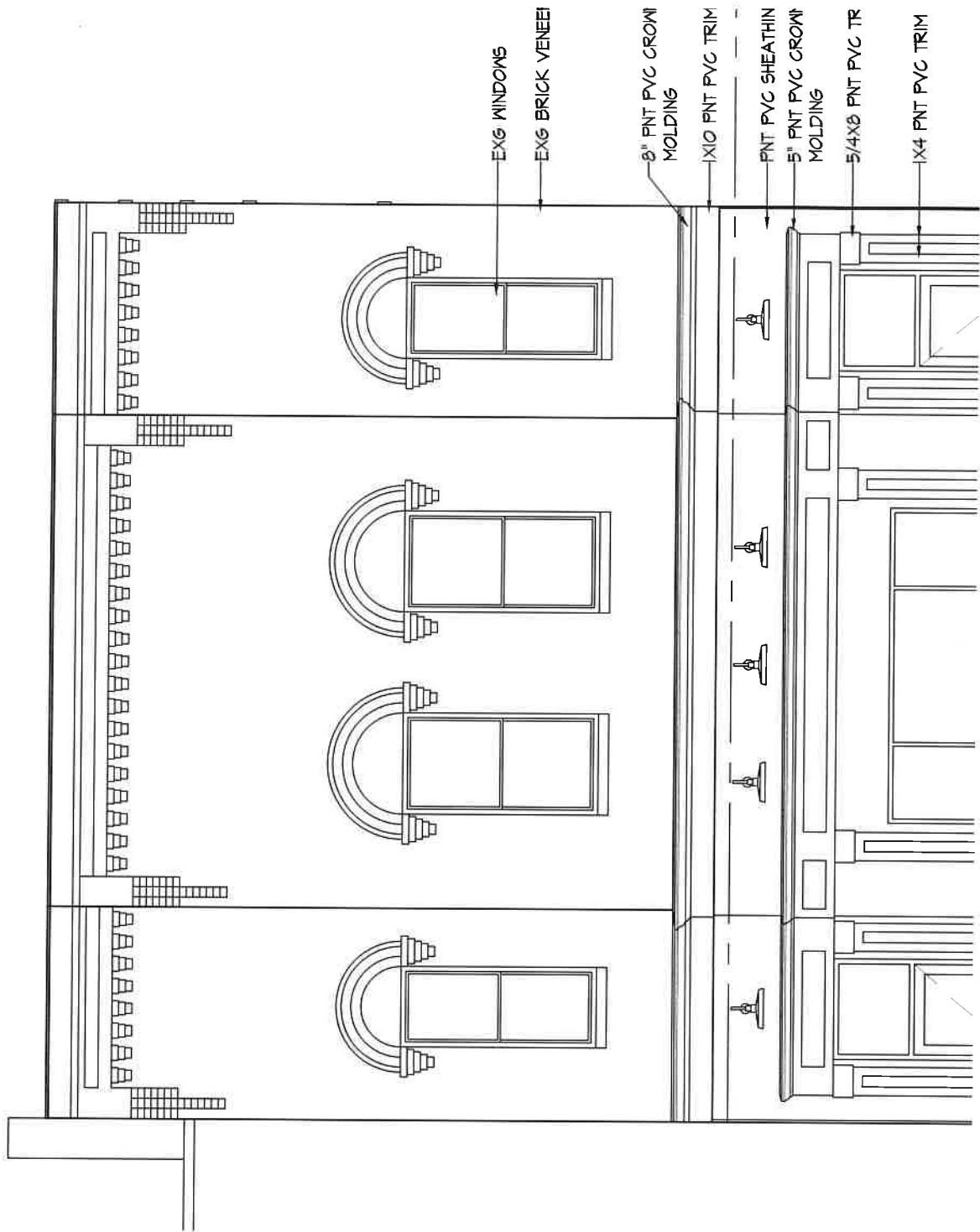
A

B

C

D

E



Salisbury Historic District Commission

STAFF FINDINGS

Meeting Date: July 27, 2022

Case Number: 22-28

Commission Considering: Alterations

Owner's Name: Bret Davis
Owner's Address: 318 W Carroll St.
Salisbury, MD 21801

Applicant Name: Davis Strategic Management

Agent/Contractor: Not Indicated

Subject Property Address: 106 N Division St

Historic District: Downtown Historic District

Use Category: Commercial

Zoning Classification: CBD

Structure / Site Description:
Built Date: 1916
Enclosed Area: 3,560 sq ft
Lot Size: 2,160 sq ft
Number of Stories: Not Indicated

Contributing Structure: Contributing 8/25/21

Neighboring Properties which have been deemed Contributing/Non-Contributing:

House #	Street Name	Hearing Date	Contributing	Non-Contributing
100	N Division St	9/24/2014	X	
109	N Division St	8/27	X	
110	N Division St	9/23/2020		X

Wicomico County Historic Survey on file: No
Nearby Properties on County Survey: Yes

Including but not limited to:

- 114 N Division St
- 107 W Main St.

Relevant Historic, Archeological and Architectural Significant Features of the Surrounding Area:

The Downtown Historic District is the largest of Salisbury's three historic districts and encompasses the City's commercial center. The design and construction of its structures meet the City's now well-established requirement for the use of brick and stone as building materials. The district's buildings are typically two to three story brick buildings fronting on Main Street, Division Street and other streets perpendicular to Main Street.

Explanation of Request: The applicant is requesting the Salisbury Historic District Commission to approve their request for reconsideration for the façade of building. As well as install new lights on the front of building.

Areas of Historic Guidelines to be considered:

Guideline 37: Façade Configuration

As described in Section 3, there are several building types associated with commercial architecture. These forms are a character defining feature of commercial buildings and their order and arrangement must be maintained.

- a. Maintain the historic compositional principles of historic commercial buildings.
- b. For two- and three-part block configurations, maintain the division of the upper and lower stories.
- c. Where historic features are missing, consider restoring the façade to a composition appropriate to the historic design of the building.
- d. New commercial buildings should follow the same compositional layout of surrounding buildings in order to maintain the scale and pattern of the Downtown Historic District.
- e. Maintain the historic layout of commercial storefronts.
- f. Maintain the window and door pattern of the storefront. Historic entrances were typically flanked by glass display windows.
- g. Improve access to upper floors in a manner sensitive to the configuration of the historic storefront. A second set of stairs to access the upper stories is often required to comply with current fire codes.

Guideline 21: Transoms and Sidelights

A transom is a window or series of windows located above a door or display window, while sidelights

vertically flank doorways. Both should be preserved along with their character-defining elements that include trim work.

- a. Preserve and maintain existing historic transoms and sidelights and trim.
- b. Where the condition necessitates replacement, the new transom and/or sidelights should match the original character defining features of the arrangement including shape, proportion, scale, trim, and glass type.
- c. Avoid filling, blocking, or otherwise removing or obscuring the transom and/or sidelights.

Evaluation Criteria:

Pursuant to Section 17.52.040 A & B of the Salisbury Zoning Code, it is the duty of the Historic District Commission to review all applications to construct, alter, reconstruct, move or demolish any structure within a Historic District whenever the exterior appearance of such structure is affected, and to approve or reject said application. In reviewing an application and plans, the Commission should give consideration to review criteria, and may make a determination as to which of said Criteria are applicable.

Staff Findings Prepared By: Jessica Budd
Infrastructure and Development
125 N Division Street, Suite 202
Salisbury, MD 21801
(410) 548-3170
Date: 6/30/22

Land Property Data Search

Search Result for WISCONSIN COUNTY

View Map		View GroundRent Redemption		View GroundRent Registration	
Special Tax Recapture: None					
Account Identifier: District - 03 Account Number - 047009					
Owner Name: 108 NORTH DIVISION STREET LLC					
Billing Address: 318 W CARROLL ST 2ND FL STE A SOUTH SALISBURY MD 21801		Use: COMMERCIAL NO		Principal Residence: 04863 00282	
Premises Address: 108 N DIVISION ST SALISBURY 21801-0000					
Legal Description: BL-1 L-1 2.10 SQ FT 108 N DIVISION ST CITY OF SALIS				Assessment Year: 2021	
Map: 0107	Grid: 0014	Parcel: 1040	Neighborhood: 21003.23	Subdivision: 0000	Section: 1
Town: SALISBURY			Block: 1	Lot: 1	Plot No: Plot Ref:
Primary Structure Built: 1918		Above Grade Living Area: 3,500 SF		Finished Basement Area: 2,100 SF	
Stories: 2	Basement: 1	Type: OFFICE BUILDING	Exterior: 1	Quality: C3	Pub/Util: Bath: Garage: Last Notice of Major Improvements:
Value Information					
Base Value		Value As of 01/01/2021		Phase-In Assessments As of 07/01/2021	
Land:	32,400	32,400		123,600	
Improvements:	63,400	123,400		135,800	
Total:	95,800	155,800		259,400	
Provisional Land:	0	0		0	
Transfer Information					
Seller: HANCOCK PETER J		Date: 05/24/2021		Price: \$135,000	
Type: ARMS LENGTH IMPROVED		Deed: 04863 00282		Deed2:	
Seller:		Date:		Price: \$0	
Type:		Deed: 00888 00138		Deed2:	
Seller:		Date:		Price:	
Type:		Deed:		Deed2:	
Exemption Information					
Partial Exempt Assessments:		Class: 000		07/01/2021 07/01/2022	
County:		000		0.00	
State:		000		0.00	
Municipal:		000		0.00	
Special Tax Recapture: None					
Homebased Application Information					
Homebased Application Status: No Application					
Homeowners' Tax Credit Application Information					
Homeowners' Tax Credit Application Status: No Application					
Date:					

Salisbury Historic District Commission

Hearing Notification

Hearing Date:	July 27, 2022
Time:	7:00 pm
Location:	Government Office Building 125 N Division St Room 306 Salisbury, MD 21801
Case Number:	#22-29
Commission Considering:	Alterations
Owner's Name:	Jean Pierre
Applicant Name:	Jean Pierre
Agent/Contractor:	Not Indicated
Subject Property Address:	108 E Isabella St
Historic District:	Newton Historic District
Use Category:	Residential
Chairman:	Mr. Scott Saxman
HDC Staff contact:	Jessica Budd Associate Planner I (410) 548-3170

Salisbury Historic District Commission

125 N. Division Street
Room 202
Salisbury, MD 21801
(410) 548-3170/ fax (410) 548-3107

Permit Application

\$50 Fee Received 6/24/22 (date)

pd cash

Date Submitted: 06-24/2022

Date Accepted as Complete: 6/24/22

Subject Location: 108 E Isabella St

Application by: Jean Pierre

Applicant Address: 108 E Isabella St Salisbury, MD

Applicant Phone: (21809) Ph: 410-422-3306

Case #: 22-29

Action Required By (45 days): 8/8/22

Owner Name: Jean Wilhem Pierre

Owner Address: 108 E Isabella St Salisbury, MD

Owner Phone: 410-422-3306

Owner Email: amthachonk31@gmail.com

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

DESCRIPTION OF WORK PROPOSED (Please be specific. Attach sheet if space is inadequate) Type of material, color, dimensions, etc. must accompany application. If signs are proposed, indicate material, method of attachment, position on building, size and front lineal feet of building, size and position of all other signs on building, and a layout of the sign.

Complete re-build of Porches, replace basement access,

Are there any easements or deed restrictions for the exterior of this property? If yes, submit a letter from the easement holder stating their approval of the proposed work. ☐ Yes ☒ No

Do you intend to apply for Federal or State Rehabilitation Tax Credits? If yes, have you contacted Maryland Historical Trust staff? ☐ Yes ☒ No

If you have checked "Yes" to either of the above questions, please provide a copy of your approval letter from the Maryland Historic Trust along with this application.

See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the City Planner, Department of Infrastructure and Development at least 30 days prior to the next public meeting. 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. Please be advised that members of the Salisbury Historic District Commission or staff, may visit the subject property prior to the scheduled meeting date to familiarize themselves with the project.

The Salisbury Historic District Commission Rules and Regulations and Design Guidelines are available for review in the office of the Department of Infrastructure and Development for the City of Salisbury as well as on the City's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on 7/27/22 (date).

I hereby certify that the owner of the subject premises has been fully informed of the alterations herein proposed and that said owner is in full agreement with this proposal.

Applicant's

Signature Jean Wilhem Pierre

Jessica Budd 6.27.22

Application Processor (Date)

Date 06/24/22

Brian Soper 6.27.22

Secretary, S.H.D.C. (Date)























Salisbury Historic District Commission

STAFF FINDINGS

Meeting Date: July 27, 2022

Case Number:	#22-29
Commission Considering:	Alterations
Owner's Name:	Jean Pierre
Owner's Address:	108 E. Isabella Street Salisbury, Maryland 21801
Applicant Name:	Jean Pierre
Applicant's Address:	108 E Isabella St
Agent/Contractor:	Not indicated
Subject Property Address:	108 E. Isabella Street
Historic District:	Newtown Historic District
Contributing Structure:	Contributing 1/26/22
Use Category:	Residential
Zoning Classification:	R-8
Structure / Site Description:	
Built Date:	1921
Enclosed Area:	2,724 SF
Lot Size:	6,478 SF
Number of Stories:	2
Wicomico County Historic Survey on file:	No
Nearby Properties on County Survey:	Yes
	103 E. Isabella Street - J. Waller Williams House
	105 E. Isabella Street – Alexander G. Toadvine House
	109 E. Isabella Street – Thomas H. Mitchell House

Explanation of Request: The applicant is requesting the Salisbury Historic District Commission approve their request to complete the rebuild of porch, and replace basement access.

Relevant Historic, Archeological and Architectural Significant Features of the Surrounding Area:

The property in question is located within Newtown Historic District. The majority of the structures in the surrounding area, which includes Broad, North Division and Chestnut Streets, consist of churches of various dominations. The area is zoned *Office and Service Residential* which explains why a lawyer's office exists at 115 Broad Street and an engineer's office is located at 226 N. Division Street. The Salisbury Historic District Commission approved 316 N. Division St. for new gutters, 325 N. Division St. for a storm door installation, 324 N. Division St. for multiple exterior alterations, 602 N. Division St. for sign face replacement and 325 Broad St. for new gutters, and installation of aluminum window trim. A majority of the houses in this District range in age and were built starting in the late 1850's to the late 1920's. There's a mix of architectural styles in the surrounding area with no prevalence to any specific style.

Neighboring Properties which have been deemed Contributing/Non-Contributing:

House #	Street Name	Hearing Date	Contributing	Non-Contributing
106	E. Isabella Street	6/22/11	X	
113	E. Isabella Street	9/25/13	X	
116	E. Isabella Street	6/23/10	X	
120	E. Isabella Street	3/28/12	X	

Areas of Historic Guidelines to be considered:

Guideline 55: Restore Historic Porch Features

- Maintain the historic porch or stoop when feasible. Keep wooden surfaces painted and keep up with general maintenance.
- If repair or rehabilitation is necessary, keep as much of the historic materials in place as possible. Maintain the porch's design, proportion, and ornament to the greatest extent possible.
- Replace missing porch posts and railings where necessary. Match the size, shape, profile, proportion, and spacing to the original features.
- Use of synthetic replacement materials may be allowed if the new material closely approximates the size, scale, texture, and overall appearance of the historic feature.

Guideline 56: Replacement Porches

- If porch replacement is necessary in whole or in part, reconstruct it to match the historic porch in size, scale, and overall design. Where possible, detail and ornamentation should be replicated.
- Use the same or similar materials wherever feasible.
- Avoid applying decorative elements that are not appropriate to the style of the dwelling.

Whenever possible, choose accurate details based on historic photographs or similar properties of the same period and style.

Evaluation Criteria:

Pursuant to Section 17.52.040 A & B of the Salisbury Zoning Code, it is the duty of the Historic District Commission to review all applications to construct, alter, reconstruct, move or demolish any structure within a Historic District whenever the exterior appearance of such structure is affected, and to approve or reject said application. In reviewing an application and plans, the Commission should give consideration to review criteria, and may make a determination as to which of said Criteria are applicable.

Staff Findings Prepared By: Jessica Budd
Department of Infrastructure and Development
125 N Division St Room 202
Salisbury, MD 21801
(410) 548-3170
Date: 6/30/22

Search Result for WICOMICO COUNTY

View Map

View GroundRent Redemption

View GroundRent Registration

Special Tax Recapture: None

Account Identifier: District - 05 Account Number - 008085

Owner Information

Owner Name:	PIERRE JEAN WILHEM CILIEU GUERLINE PIERRE	Use:	RESIDENTIAL
Mailing Address:	108 E ISABELLA ST SALISBURY MD 21801-	Principal Residence:	YES
		Deed Reference:	/04966/ 00191

Location & Structure Information

Premises Address:	108 E ISABELLA ST SALISBURY 21801-0000	Legal Description:	6,478 SQ FT 108 E ISABELLA STREET CITY OF SALIS
--------------------------	---	---------------------------	---

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0107	0003	0672	5030164.23	0000				2022	Plat Ref:

Town: SALISBURY

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1921	2,724 SF		6,478 SF	

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
2	YES	STANDARD UNIT	FRAME/	3	2 full		

Value Information

	Base Value	Value	Phase-in Assessments	
		As of	As of	As of
		01/01/2022	07/01/2021	07/01/2022
Land:	16,900	16,900		
Improvements	75,300	124,900		
Total:	92,200	141,800	92,200	108,733
Preferential Land:	0	0		

Transfer Information

Seller: CANGE CHISLAINE	Date: 10/21/2021	Price: \$65,000
Type: ARMS LENGTH IMPROVED	Deed1: /04966/ 00191	Deed2:
Seller: PETION HABACUC	Date: 05/10/2012	Price: \$15,000
Type: NON-ARMS LENGTH OTHER	Deed1: /03435/ 00386	Deed2:
Seller: PETION HABACUC	Date: 05/10/2012	Price: \$4,000
Type: NON-ARMS LENGTH OTHER	Deed1: /03435/ 00382	Deed2:

Exemption Information

Partial Exempt Assessments:	Class	07/01/2021	07/01/2022
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00 0.00	0.00 0.00

Special Tax Recapture: None

Homestead Application Information

Homestead Application Status: No Application

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application**Date:**