



City of Somerville
HISTORIC PRESERVATION COMMISSION
City Hall 3rd Floor, 93 Highland Avenue, Somerville MA 02143

CERTIFICATE OF APPROPRIATENESS

PROPERTY ADDRESS: 342 Lowell Street
PERMIT NUMBER: HP25-000062
OWNER: Peter Jehlen & Sarah Shugars
OWNER ADDRESS: 342 Lowell St, Somerville, MA 02145
APPLICANT: Sarah Shugars
APPLICANT ADDRESS: 342 Lowell St, Somerville, MA 02145
DECISION: **Conditional** Certificate of Appropriateness
DECISION ISSUED: July 7, 2025

This decision summarizes the findings made by the Historic Preservation Commission (HPC) or their designee regarding the Local Historic District property at 342 Lowell Street.

SCOPE OF WORK

- Replace and repair particleboard stairs with wood.
- Repair and replace back porch with in-kind material.
- Repair and replace gutters and roof with in-kind material.

DETERMINATION

Under the Somerville Historic Districts Ordinance (HDO) proposed alterations of Local Historic District (LHD) properties must conform to specific criteria set out in the *Design Guidelines*. In the instance of 342 Lowell Street, the proposal meets the following criteria set out in *Design Guideline Section I, General Approach and Items B: Roofs & D: Porches* which read(s) as follows:

Item B: Whenever possible, replace deteriorated roof covering with material that matches the old in composition, color, size, shape, texture, and installation detail.

Item D: Retain and repair porches and steps that are original or later important features, including such items as railings, balusters, columns, posts, brackets, roofs, ornamental ironwork and other important decorative items. If new pieces are needed, they should match as closely as possible with the style, shape, scale and materials of the old. Avoid replacing wood posts and railings with metal ones, or wood porch decks with concrete.

Due to the description of the work the proposed changes submitted by the Applicant, and the provisions set forth in the Historic District Ordinance (HDO) and related Design Guidelines, the Applicant is granted a **Conditional Certificate of Appropriateness**.

The Conditions attached to this Certificate are as follows and must be followed by the Applicant/Owner:

CONDITIONS

1. The applicant shall obtain all necessary permits for this project through the Inspectional Services Department (ISD). The Applicant must upload a copy of this Certificate to their BUILDING PERMIT application and obtain any necessary division/departments sign-offs.

2. This Certificate is for the above-described work only. Any changes to this proposal shall first be submitted to Preservation Planning at historic@somervillema.gov for review and approval PRIOR to implementation. Failure to do so will nullify this Certificate and delay final sign-offs/CO.

3. Work for which this Certificate must commence within one year of issuance. If work does not commence within one year, the Applicant/Owner shall be required to apply for this Certificate to be re-issued.

4. The applicant shall contact Preservation Planning a minimum of 15 business days prior to arranging for a final inspection from ISD. Preservation Planners or their designee shall issue a sign-off upon completion of the project that it was executed in accordance with the Certificate of Appropriateness.

Contact shall be made at the following email address ONLY:

historic@somervillema.gov

The applicant must provide before and after photos of the project area in the email as .JPG attachments. The attachments cannot be embedded in the body of an email.

Issued on behalf of the Historic Preservation Commission (HPC):

Eric Parkes, *Chair*
Dick Bauer
Ryan Falvey

Robin Kelly, *Vice-Chair*
Denise Price
DJ Chagnon, *Alt.*