



City of Cambridge

DEPARTMENT OF PUBLIC WORKS

PLANNING & ZONING

1025 WASHINGTON STREET
CAMBRIDGE, MARYLAND 21613
410-228-1955

Historic Preservation Commission Staff Report

June 16, 2021

I. BACKGROUND INFORMATION:

Applicant/Owner: Robert Collison
HPC Case No.: HPC 2021-066
Nature of Request: New Signage and Façade Improvement Discussion
Location of Property: 311_313 High St.
Total Acreage: 6,842 sf
Zoning: Downtown - Core
Year Built: 1895

II. **BACKGROUND:** This is application for new signage for 313 High Street. There is some discussion about façade improvements for 311 High Street, which will be discussed at a later meeting. This portion of the application is for informational purposes only.

III. DISCUSSION: (National Register)



- 103. 311 High Street (D-346). Two story, two bay stuccoed brick commercial building with a massive cornice of pressed metal. Modern storefront. Ca. 1895. Contributing building. B.
- 104. 313 High Street (D-373) "Orem Building." Two story, four bay brick commercial building with an elaborate pressed metal cornice. Windows have stone lintels and sills. Ca. 1895. Contributing building. B.

Scope of Work: 313 High Street

Proposed Signage Styles:



This is a two-part submission request.

PART ONE – FOR JUNE DOCKET: SIGNAGE APPROVAL I am seeking approval for replacement signage at my commercial unit at 313 High Street, which was previously occupied by Cambridge Canvas & Sail Loft. The new tenant will be River Lane Photography. She plans to replace the letter on the existing wall signage above the entry door to read “Photography.” Her logo will be on the two front windows. At a later date, she intends to install a “blade sign” or “projecting sign” similar in size to what was previously there. Two adjacent buildings have similar signage: Chris Robinson, Attorney and Downtown Frame of Mine. Photos of the existing/previous signage, proposed signage and adjacent signage are attached. Please place this issue on your JUNE 2021 agenda, as the tenant plans to open at this location on July 1, 2021.

PART TWO – FOR JULY OR AUGUST DOCKET: EXTERIOR BUILDING ALTERATION. I am seeking recommendations and advice for the other half of my building – 311 High Street where my law office is located. I wish to update the front façade and need feedback before proceeding with the design and preparation of detailed plans. My desire is to retain the second floor façade and to add raised panel shutters on each side of the two windows/balconies. The first floor façade is the challenge. My preference would be to remove the large plate-glass windows and add windows that match the second floor and have a similar stucco-style exterior to match the second floor. Your advisory input would be greatly appreciated. I am not able to attend your meeting in June, so I ask that this matter be placed on your July or August agenda.

311 High Street

Proposed Facade Styles:



Façade A



Façade B



Façade C

IV. Staff Recommendation:
Staff defers to HPC comments and review.