

BHDC (2025)

Review of Proposed Work 50 Thames St.

Summary:

This is a proposal to secure a Certificate of Appropriateness in accordance with Commission guidelines. Objective is to ensure the integrity of the existing structure and safety concerns. No major exterior renovations are planned.

- Proposed work for submission:
 1. Replace damaged, worn or rotted siding and trim as needed prior to new paint
 - a. Replace shingles on South extension with cedar clapboard to match existing exterior
 - b. Additional prep work as needed (sanding, refasten siding, etc..)
 - c. New paint to match existing color scheme (for reference)
 2. Replace gutters
 - a. Replace existing clogged, leaking gutters with a seamless system; K style, leaf guard.
 3. Replace exterior doors (North/South)
 - a. Replace with either solid wood or fiberglass to match existing
 - b. Address areas of rotted door frame and deteriorated weatherproofing
 4. Replace existing exterior decking, stairs with Trex and install kickers
 - a. Address areas of deterioration, peeling paint and instability
 - b. Increase longevity, ease of maintenance and aesthetics
 5. Replace storm/screen windows to match, best effort to match (Previously submitted/approved 23-128)
 - a. Preservation of sills, window glazing, benefits of storms windows and screen
 6. Replace exterior lighting on West, South and North face (Previously submitted/approved 23-128)
 - a. Both fixtures are older, loose, a potential electrical safety hazard and in need of replacement.



BHDC

Review of Proposed Work 50 Thames St.

1. Replace damaged, worn or rotted siding and trim as needed prior to new paint
 - a. Replace shingles on South extension with cedar clapboard to match existing exterior
 - b. Additional prep work as needed (sanding, refasten siding, etc..)

South



North



South



BHDC

Review of Proposed Work 50 Thames St.

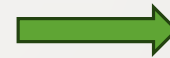
2. Replace gutters
 - a. Replace existing clogged, leaking gutters with a seamless system; K style, leaf guard.



BHDC

Review of Proposed Work 50 Thames St.

3. Replace exterior doors (North/South)
 - a. Replace with either solid wood or fiberglass to match existing
 - b. Address areas of rotted door frames and deteriorated weatherproofing



BHDC

Review of Proposed Work 50 Thames St.

4. Replace existing exterior decking, stairs with Trex and install kickers
 - a. Address areas of deterioration, peeling paint and instability
 - b. Increase longevity, ease of maintenance and aesthetics
 - c. New stairs to provide overhang for kickers

South face



North face



West face




BHDC


Previously Submitted/Approved (23-128) 50 Thames St.

4. Replace storm/screen windows, best effort to match
 - a. Preservation of sills, window glazing, benefits of storms windows and screen


Existing





North face missing



West face missing



Proposed



Vertical Two Track Storm Window w One Screen

ONLY \$109/100

VERTICAL TWO-TRACK STORM WINDOW W ONE SCREEN

3 Track Solid Frame External Custom Aluminum Storm Windows With One Screen On The Bottom Portion. Solid Two Track Main Frame Construction. With Easy To Remove Screens For Clearing. Custom Built To Your Specifications. And Handcrafted To Fit Any Budget.

★★★★★ 1. Add Your Review

\$150.99

Production times are running 10-12 weeks.

Buy 7 and save 5%
Buy 10 and save 10%

Buy 6 and save 10%

width inches

height inches

width fraction

height fraction

Weather Seal (Weather Guard Seal)

Frame Color

BHDC

Previously Submitted/Approved (23-128) 50 Thames St.

5. Replace exterior lighting on West, South and North face
 - a. Both fixtures are older, loose, a potential electrical safety hazard and in need of replacement.

West



South



North



Hampton Bay 1-Light Black Outdoor Wall Lantern Sconce (2-Pack)

★★★★★ (13)



- Exterior rustic design
- Easy set up
- Clear seeded glass
- Each light fixture uses one 60-Watt maximum medium-base bulb
- UL Certified

[More](#)

[View all photos](#)