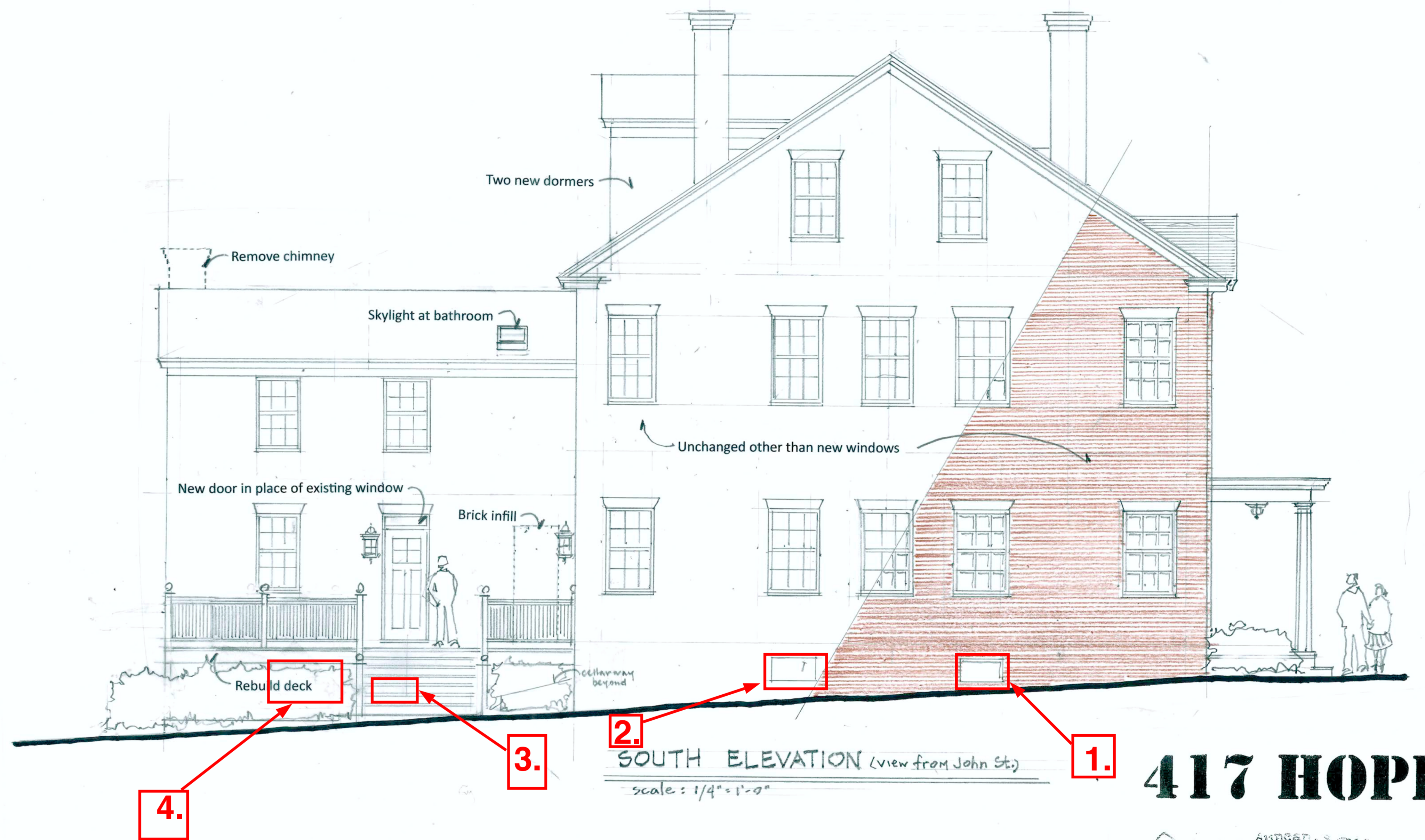
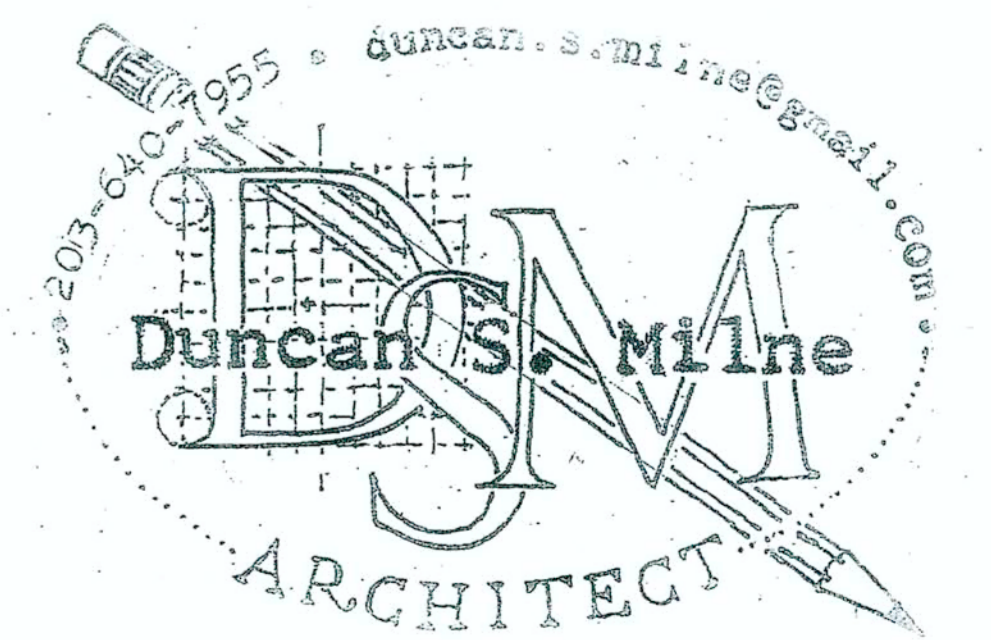


Proposal to remove ground level windows and Openings

We propose removing eight windows and openings at 417 Hope st, only two of these openings or windows are visible from the street with the other six being obstructed from view. The elimination of these windows and openings would help with limiting water infiltration greatly as there is major leaking along the Hope st elevation and leaking to a lesser extent at the other openings to the basement. In addition to the solving our issues with water pooling in the basement we would also be able to better protect the brick at these openings. Over the years these locations have experienced more extreme decay than other locations due to the moisture that has worked its way in through these openings. From a historic standpoint the elimination of these openings would bring the appearance of the building closer to what it originally was. Based on contextual clues within the construction of these windows it is apparent that they were later additions to the building. For one the style of window buck does not match the windows on the remainder of the building, this would suggest windows were cut in and installed using a more modern style buck. It also appears the windows and openings may have been added around the time of the repointing of the exterior with Portland cement as they are in most cases surrounded on the interior by a layer of Portland cement smeared along the Jamb and Sills which can be seen in some of the provided Photos. In the locations where sashes are still in place it is clear these sashes do not utilize the same rails or general design of those on the remainder of the building. These sashes are constructed out of modern material built up to imitate from a great distance the other sashes found around the building.



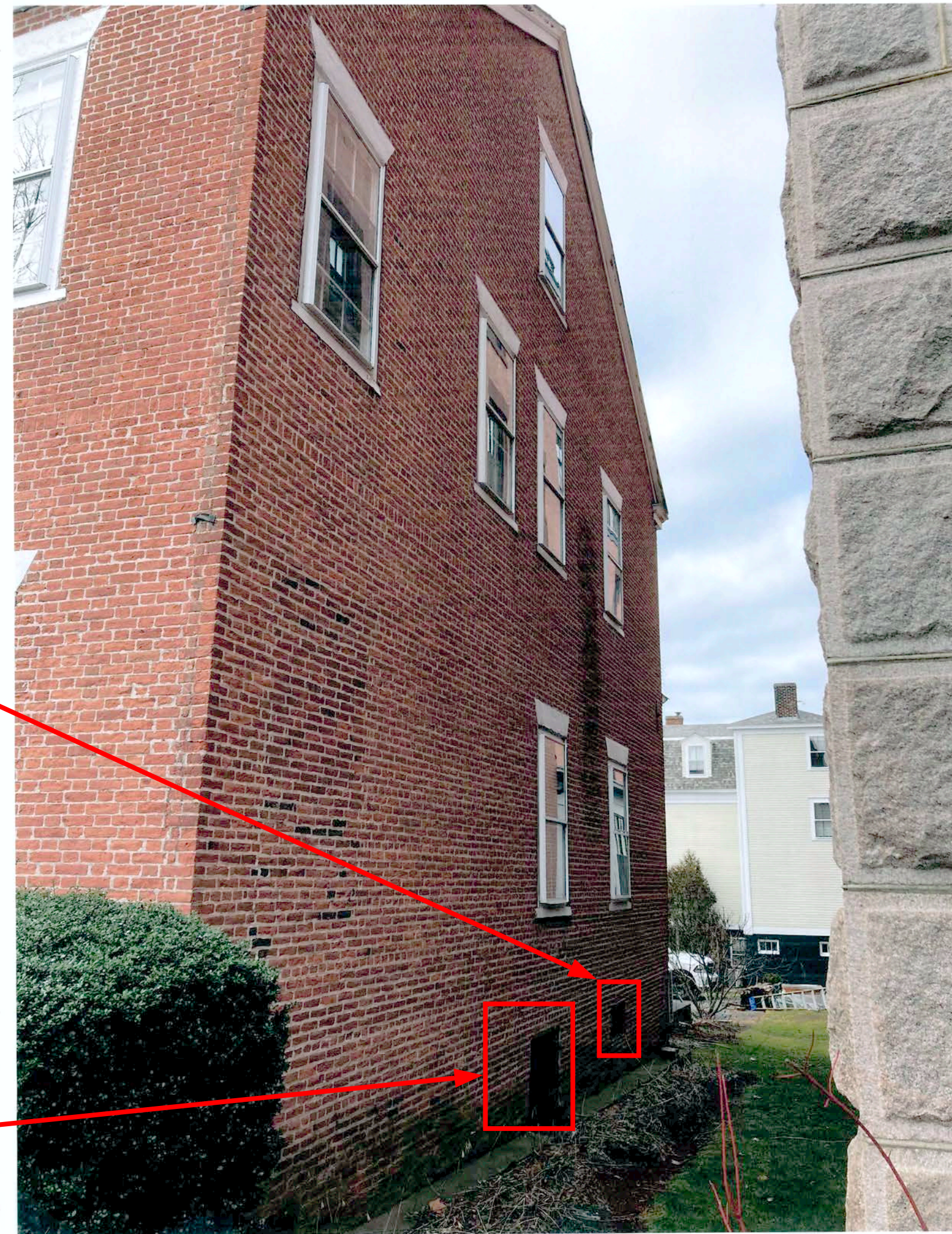
417 HOPE



253 Main Street, Durham, Ct. 06422

www.DSM-architect.com

30 January '24



6.

5.

North alley façade unchanged other than new windows

(One second floor window in the lower structure beyond
Will be bricked up)

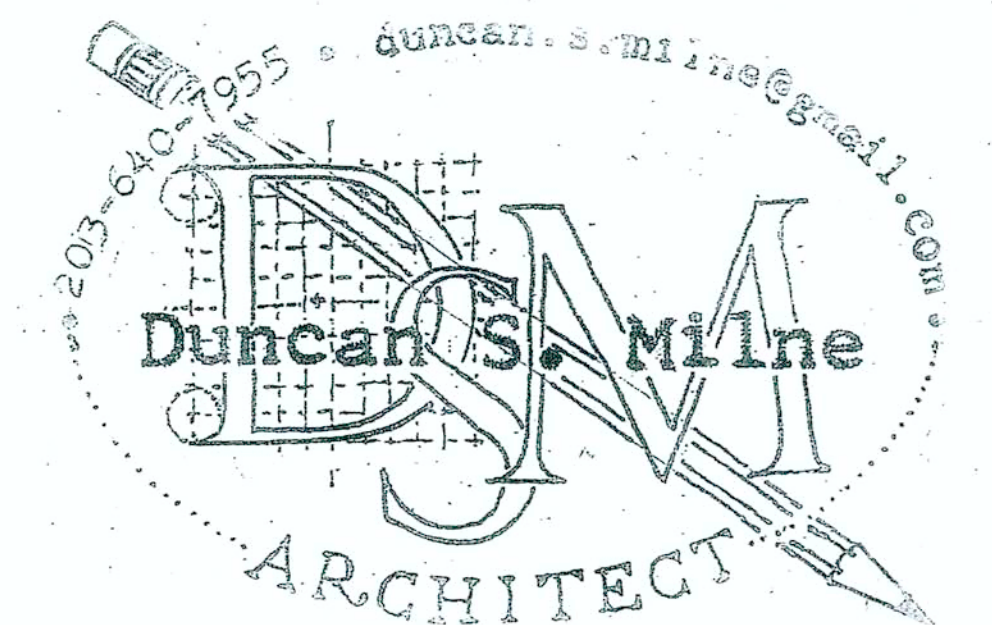


7.

8.

Hope Street façade unchanged other than new windows

417 HOPE












253 Main Street, Durham, Ct. 06422

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Window Number	Exterior	Interior	Location	Proposed work
1			Main structure along John st	Brick over existing opening stitching in to match surrounding courses with reclaimed brick from chimney
2			Main structure along John st	Brick over existing opening stitching in to match surrounding courses with reclaimed brick from chimney

<p>3</p>			<p>Rear structure along John st</p>	<p>Brick over existing opening stitching in to match surrounding courses with reclaimed brick from chimney</p>
<p>4</p>			<p>Rear structure along John st</p>	<p>Brick over existing opening stitching in to match surrounding courses with reclaimed brick from chimney</p>
<p>5</p>			<p>Main structure in alley between Belvedere and 417 Hope</p>	<p>Brick over existing opening stitching in to match surrounding courses with reclaimed brick from chimney</p>

<p>6</p>			<p>Main structure in alley between Belvedere and 417 Hope</p>	<p>Brick over existing opening stitching in to match surrounding courses with reclaimed brick from chimney</p>
<p>7</p>			<p>Along Hope st</p>	<p>Replace openings with Brownstone to match surrounding</p>
<p>8</p>			<p>Along Hope st</p>	<p>Replace openings with Brownstone to match surrounding</p>