

PZ-HIST-23-000086 - Historic Review Application

Menu Reports Help

File Date: 04/10/2023

Application Status: Additional Info Required

Assigned To: Alexander Castro

Description of Work: INSTALLATION OF WROUGHT IRON SECURITY DOOR

Application Detail: Detail

Application Type: Historic Preservation

Documents:	File Name	Document Group	Category	Description	Type	Docun
	Application	PLNG_COA			application/pdf	Uploac
	Spec	PLNG_COA			application/pdf	Uploac
	Show all					

Address: 18 CONGRESS ST, HARTFORD, CT 06114

Owner Name: CONGRESS AND MAPLE LLC

Owner Address: 835 MORRIS AVE, LAKEWOOD, NJ 08701

Application Name: Historic Review Application

Parcel No: 249557339

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	Marc Pompei	Black Mountain...	Applicant	Mailing, PO Box 59 CT...	Active

Licensed Professionals Info:	Primary	License Number	License Type	Name	Business Name	Business License #
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Job Value: \$0.00

Total Fee Assessed: \$200.00

Total Fee Invoiced: \$200.00

Balance: \$200.00

Custom Fields: PLNG_COA_CF

GIS Information			
Zoning District	Zoning Overlay	FEMA Flood Zone	Land Use Per Assessor
NX-3	-	-	APARTMENT BUILDING OR COMPLEX
NRZ	Neighborhood	Local Historic District	
-	SOUTH GREEN	-	
Historic District	Historic Landmark/Site	State Historic District	
-		-	
Dispersion met?	Identify Dispersion	National Historic District	
No	-	Congress Street	

General Project Information

Is this application a result of a violation notice? [No](#) Zoning Enforcement Case ID # [None](#)

Is this a contributing building or structure? [Yes](#)

Is this proposed work visible from the street? [Yes](#)

Historic Review Types

New Construction/Addition [No](#) Exterior Alteration [Yes](#)

Demolition [No](#) Signage [No](#)

Solar Panel [No](#)

Other [-](#)

Does this project include a demolition?

[No](#)

If a demolition request, what alternatives have you sought?

—

Exterior Alterations

Windows

Doors

Porches/Walkways

Siding

Roofs

Mechanical Appurtenances

Other

—

Describe the existing conditions and materials

[None](#)

Describe the proposed materials

[Wrought iron door](#)

Hardships and Reason for Hardships

Is this an owner-occupied principal residence?

[No](#)

Is this a non-owner occupied residential building containing six (6) or fewer dwelling units?

[Yes](#)

Is this a commercial and industrial building?

[No](#)

Is this a request for demolition where there is no feasible and prudent alternative to demolition?

[No](#)

Other Payment Required

Green Infrastructure Fund Amount

—

City Tree Fund Amount

—

Complete Street Fund Amount

—

Describe Reason for Payments

—

Reason for Request

Reason for Request

—

Recommendation

Recommendation

Adverse Impacts on Neighboring Lands Suitability as Presently Zoned

Consistency with POCD

This is a dynamic label.

PLNG_COA_DIGEPLAN

Enhanced Doc List

[Open](#)

Reason for Hardship

Cost of historic preservation recommendations:

Economic circumstances of the applicant:Lack of availa

Impact of the historic preservation recommendations on the district as a whole and on property value

Dates and Notices		
Application Received	Open Hearing Deadline	Close Hearing Deadline
Decision Deadline	Extensions Requested?	If yes, describe how the dates ab
Notice sent to NRZ/CRCOG	Legal Ad #1	Legal Ad #2
Sign Affidavit Received	Certificate of Mailings Returned	Notice of Decision Published
Recordation Date	Approval Expiration Date	Sign Deposit Check #
Sign Deposit Date Received	Sign Deposit Check Amount	Public Hearing Date
Public Hearing Time	Meeting Link or Location	Document Link
Certificate of Compliance		
As-Built Drawing Date	Type of Bond	Escrow Account #
Bonding Company Name	Bonding Contact Name	Bonding Primary Phone #
Bonding Email	Drawings Number of Sheets	Drawings Last Revised

Prior Approvals

Type of Permit/Authorization Issued By Issued Date Expiration Date

Resolution Clauses

Type Comment

Workflow Status:	Task		Assigned To	Status	Status Date	Action By	
	Application Intake			Additional I...	04/14/2023	Josiah Redding	
	Planning and Zoning Re...						
	Public Notice						
	Historic Commission						
	Notice of Decision						
	Appeal Period						
	Permit Issuance						
	Permit Status						
	Certificate of Plannin...						
Case Complete							
Condition Status:	Name		Short Comments	Status	Apply Date	Severity	Action By
Application Comments:	View ID	Comment			Date		
Initiated by Product:	AV360						
Scheduled/Pending Inspections:	Inspection Type		Scheduled Date	Inspector	Status	Comments	
Resulted Inspections:	Inspection Type		Inspection Date	Inspector	Status	Comments	



City of Hartford
Department of Development Services
Planning Division

260, Constitution Plaza, Hartford, Connecticut 06103-1822
 Return Form to the Planning Desk Counter or Via Email
 860-757-9040 | oneplan@hartford.gov

PLANNING AND ZONING APPLICATION

PLEASE CHECK THE ACTION(S) YOU ARE APPLYING FOR:

- | | | |
|--|---|--|
| <input type="checkbox"/> Zoning Appeal | <input type="checkbox"/> Approval of Location | <input type="checkbox"/> Historic Review |
| <input type="checkbox"/> Zoning Permit: Signage/ Use/Accessory | <input type="checkbox"/> Zoning Variance | <input type="checkbox"/> Lot Combination |
| <input type="checkbox"/> Site Plan | | <input type="checkbox"/> Liquor Permit |
| <input type="checkbox"/> Subdivision/Lot Line Revision | <input type="checkbox"/> Zoning Map Change | <input type="checkbox"/> Special Permit |

Receiving Federal Funds:

☐ Yes ☐ No

☐ Demo ☐ Add. ☐ Repair

Recent photos are required for all Historic Apps

1. PROPERTY INFORMATION

Property Address: 18 Congress City: Hartford State: CT Zip Code: 06114
 Parcel ID: 249557339 Zoning District : (<http://assessor1.hartford.gov/default.asp>)
 Property Owner: Congress + Maple LLC
 Property Owner's Address: 835 Morris Ave City: Lakewood State: CT Zip Code: 08701
 Phone: (732) -228-0540 Email: isaac@stonelink.biz

2. APPLICANT

☐ Please check if "Applicant" is the same as "Property Owner"

Name of Applicant: Black Mountain Construction LLC File Date: 3/21/23
 Address: PO Box 59 City: Plantville State: CT Zip Code: 06479
 Phone: 860-637-2321 Email: blackmtconstruction@gmail.com

3. PRIMARY POINT OF CONTACT:

Name: Mare Pompei
 Phone: 860-637-2321
 Email: blackmtconstruction@gmail.com

4. PROJECT NARRATIVE

Describe your application action(s) and provide as much detail as possible. Attach additional pages if necessary:

We are looking to install wrought iron security gates to the entrances of the building to correct a problem regarding non-tenants sleeping, selling and using drugs, and defacing in these areas. This is in progress due to a citation from complaints tenants gave to the housing dept. The security gates will meet codes and can be accessible only by tenants. The materials and designs will match existing fences surrounding the property currently.

**** PLEASE COMPLETE THE FOLLOWING SECTIONS AS THEY PERTAIN TO THE ACTIONS YOU ARE APPLYING FOR.
DON'T FORGET TO SIGN THE APPLICATION ON THE LAST PAGE!**

A. COMPLETE IF APPLYING FOR ZONING MAP CHANGE:

Proposed Zone: _____

Describe the existing use of land and buildings in the zone change area:

Describe the proposed use of land and buildings in the zone change area:

Reason for this request: _____

B. COMPLETE IF APPLYING FOR ZONING APPEAL:

Are you an aggrieved party? (Check one): ☐ Yes ☐ No

Permit or Violation number: _____

State your reason for appealing the decision of the zoning administrator or zoning enforcement officer:

C. COMPLETE IF APPLYING FOR ZONING VARIANCE:

State the particular hardship* or unnecessary difficulty that prompts this application **and** cite the section of the zoning regulations that you are seeking relief from. (Continue this narrative on a separate sheet if necessary.)

*A "hardship" is defined by the Connecticut State Statutes Section 8-6 where by "with respect to a parcel of land where, owing to conditions especially affecting such parcel but not affecting generally the district in which it is situated, a literal enforcement of such by laws, ordinances or regulations would result in exceptional difficulty or unusual hardship." Note that "mere financial loss does not constitute hardship warranting granting of variance [unless] loss is so great as to amount to confiscation of applicant's property; [a] variance might be justified."

D. COMPLETE IF APPLYING FOR SUBDIVISION, LOT LINE REVISION, OR LOT COMBINATION**Lot Subdivision/Lot Line Revision:**

Number of new lots to be created: _____ Area of each of the new lots in square feet _____

Street frontage of each of the new lots in feet _____

Lot Combination:

Address of lots to be combined _____

Map/Block/Lot for each property to be combined: Map _____ Block _____ Lot _____
 Map _____ Block _____ Lot _____
 Map _____ Block _____ Lot _____

(Map/Block/Lot and address information can be found at <http://gis.hartford.gov/parcelviewer/index.html>)

E. COMPLETE IF APPLYING FOR HISTORIC REVIEW

IMPORTANT: HISTORIC COMMISSION APPROVAL MUST FIRST BE OBTAINED BEFORE ANY BUILDING OR DEMOLITION PERMIT WILL BE ISSUED FOR WORK ON HISTORIC PROPERTIES. AFTER HISTORIC APPROVAL APPLICANTS MAY STILL NEED ZONING REVIEW. NO WORK MAY BEGIN UNTIL A BUILDING PERMIT IS ISSUED

****Recent photos AND proposed specifications/cut sheets for material are required to be submitted with this application.**

Proposed work includes: ☒ Repairs ☐ Addition ☐ New construction ☐ Demolition ☐ Other (specify)

If proposing demolition, provide reason (attach additional pages if necessary):

Current materials being repaired/ replaced:

nothing is being repaired/replaced - we are adding gates
 Materials/products being used in work: wrought iron

F. COMPLETE IF APPLYING FOR A SIGN PERMIT

1. Is this sign proposed outside of the Building line? ☐ Yes ☐ No
Maximum extension from the Building line: _____ ft. _____ in.

2. Is this sign proposed outside of the Street line? ☐ Yes ☐ No
Maximum extension from the Street line: _____ ft. _____ in.

3. Is this sign illuminated? ☐ Yes ☐ No

4. Engineer Name(if any): _____ Phone: _____
Address: _____

5. Minimum distance from lowest point of sign to sidewalk: _____ ft. _____ in.

6. Maximum height of sign from lowest established grade: _____ ft. _____ in.

7. Distance from the nearest outdoor sign: _____ ft. _____ in.

8. Square feet of surface for one face of the sign: _____ ft. _____ in.

9. Wording on the sign(include all words): _____

Description of work (attach additional pages if necessary):

NOTE: Please submit copies of all drawings drawn to scale. Signed drawings should include the dimension of the sign. Elevation of building should include the location of proposed and existing signs. Site plans should include the location of proposed and existing signs and their distance from Building lines and Property lines.

5. SIGNATURE(S)

By signing below, I certify that all work will be done in strict accordance with the LOCAL, STATE AND FEDERAL BUILDING CODES. Further, all work covered by this application has been authorized by the owner of this property.

I agree that no work shall commence until all determinations have been made and the proper permits have been obtained.

Applicant Signature: _____

Date: 3/21/23

Printed Name of Applicant: Marc Pompei

Property Owner Signature (REQUIRED): Mya J

Date: 3/21/23

Printed Name of Property Owner: ISAAC STERNBUCH



NEW STEEL DOOR LAYOUT
10 CONGRESS STREET - HARTFORD CT



KEY LOCK DETAIL

DOOR HINGE SPECIFICATIONS (SUGGESTION ONLY)

HINGE TYPE BUTT
MOUNT TYPE SCREW-ON
MOUNTING HOLES WITH HOLES
MOUNTING STYLE SURFACE
OPENING/CLOSING ACTION STANDARD
MATERIAL 304 STAINLESS STEEL
DOOR LEAF
HEIGHT 5"
WIDTH 3 1/4"
FRAME LEAF
HEIGHT 5"
WIDTH 3 1/4"
OVERALL WIDTH 6 1/2"
LEAF THICKNESS 0.750"
RANGE OF MOTION 180°
DAILY OPENINGS 270
CAPACITY 3,000 LBS.
DOOR MOUNTING LOCATION LEFT SIDE
PIN TYPE NONREMOVABLE
PIN DIAMETER 1"
PIN MATERIAL 304 STAINLESS STEEL
MOUNTING FASTENERS INCLUDED NO
NUMBER OF MOUNTING HOLES 6
MOUNTING HOLE STYLE STRAIGHT
MOUNTING SCREW SIZE 11/16"

FEATURES
ADJUSTMENT SET SCREW, BEARINGS

ROHS
NOT COMPLIANT

REACH NOT COMPLIANT
DFARS SPECIALTY METALS COTS-EXEMPT
COUNTRY OF ORIGIN UNITED STATES
USMCA QUALIFYING NO
SCHEDULE B 830210.409
ECCN EAR99

TURN A SET SCREW TO ADJUST THE DOOR 1/8" UP OR DOWN AFTER IT'S HUNG. THICK LEAVES AND A LARGE DIAMETER PIN MAKE THESE HINGES GOOD FOR USE WITH HEAVY DOORS. BEARINGS ALLOW THEM TO OPEN AND CLOSE DOORS SMOOTHLY. ALL OF THESE HINGES ARE LOAD RATED; CAPACITY IS BASED ON TWO HINGES PER DOOR. THEY HAVE A NONREMOVABLE PIN TO DETER TAMPERING. TO CHOOSE A DOOR MOUNTING LOCATION, STAND ON THE PUSH SIDE OF THE DOOR—USE A RIGHT-SIDE HINGE IF THE HINGE IS ON THE RIGHT OR A LEFT-SIDE HINGE IF IT'S ON THE LEFT. DFARS SPECIALTY METALS COTS-EXEMPT SCHEDULE B 830210.409 ECCN EAR99



EXISTING SITE CONDITIONS AT 10 CONGRESS STREET - HARTFORD CT



KEY PLAN



Owner Congress & Maple LLC
835 Morris Ave LakeWood New Jersey 08701

SCALE	NOT TO SCALE	DATE	04/06/2023
DRAWN BY	ACN	APPROVED BY	
PROJECT	MTC-053/2023	CHECKED BY	Marc Pompel
DRAWING NO.	R-10		REV NO. 0



NEW STEEL DOOR LAYOUT
12 CONGRESS STREET - HARTFORD CT



KEY LOCK DETAIL

DOOR HINGE SPECIFICATIONS (SUGGESTION ONLY)

HINGE TYPE BUTT
MOUNT TYPE SCREW-ON
MOUNTING HOLES WITH HOLES
MOUNTING STYLE SURFACE
OPENING/CLOSING ACTION STANDARD
MATERIAL 304 STAINLESS STEEL
DOOR LEAF
HEIGHT 5"
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EXISTING SITE CONDITIONS AT 12 CONGRESS STREET - HARTFORD CT



KEY PLAN



Owner Congress & Maple LLC
835 Morris Ave LakeWood New Jersey 08701

SCALE	NOT TO SCALE	DATE	04/06/2023
DRAWN BY	ACN	APPROVED BY	
PROJECT	MTC-053/2023	CHECKED BY	Marc Pompel
DRAWING NO.	R-12		REV NO. 0



NEW STEEL DOOR LAYOUT
12 CONGRESS STREET - HARTFORD CT



KEY LOCK DETAIL

DOOR HINGE SPECIFICATIONS (SUGGESTION ONLY)

HINGE TYPE BUTT
MOUNT TYPE SCREW-ON
MOUNTING HOLES WITH HOLES
MOUNTING STYLE SURFACE
OPENING/CLOSING ACTION STANDARD
MATERIAL 304 STAINLESS STEEL
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FEATURES
ADJUSTMENT SET SCREW, BEARINGS

ROHS
NOT COMPLIANT

REACH NOT COMPLIANT
DFARS SPECIALTY METALS COTS-EXEMPT
COUNTRY OF ORIGIN UNITED STATES
USMCA QUALIFYING NO
SCHEDULE B 830210.409
ECCN EAR99

TURN A SET SCREW TO ADJUST THE DOOR 1/8" UP OR DOWN AFTER IT'S HUNG. THICK LEAVES AND A LARGE DIAMETER PIN MAKE THESE HINGES GOOD FOR USE WITH HEAVY DOORS. BEARINGS ALLOW THEM TO OPEN AND CLOSE DOORS SMOOTHLY. ALL OF THESE HINGES ARE LOAD RATED; CAPACITY IS BASED ON TWO HINGES PER DOOR. THEY HAVE A NONREMOVABLE PIN TO DETER TAMPERING. TO CHOOSE A DOOR MOUNTING LOCATION, STAND ON THE PUSH SIDE OF THE DOOR—USE A RIGHT-SIDE HINGE IF THE HINGE IS ON THE RIGHT OR A LEFT-SIDE HINGE IF IT'S ON THE LEFT.
DFARS SPECIALTY METALS COTS-EXEMPT
SCHEDULE B 830210.409
ECCN EAR99



EXISTING SITE CONDITIONS AT 18 CONGRESS STREET - HARTFORD CT

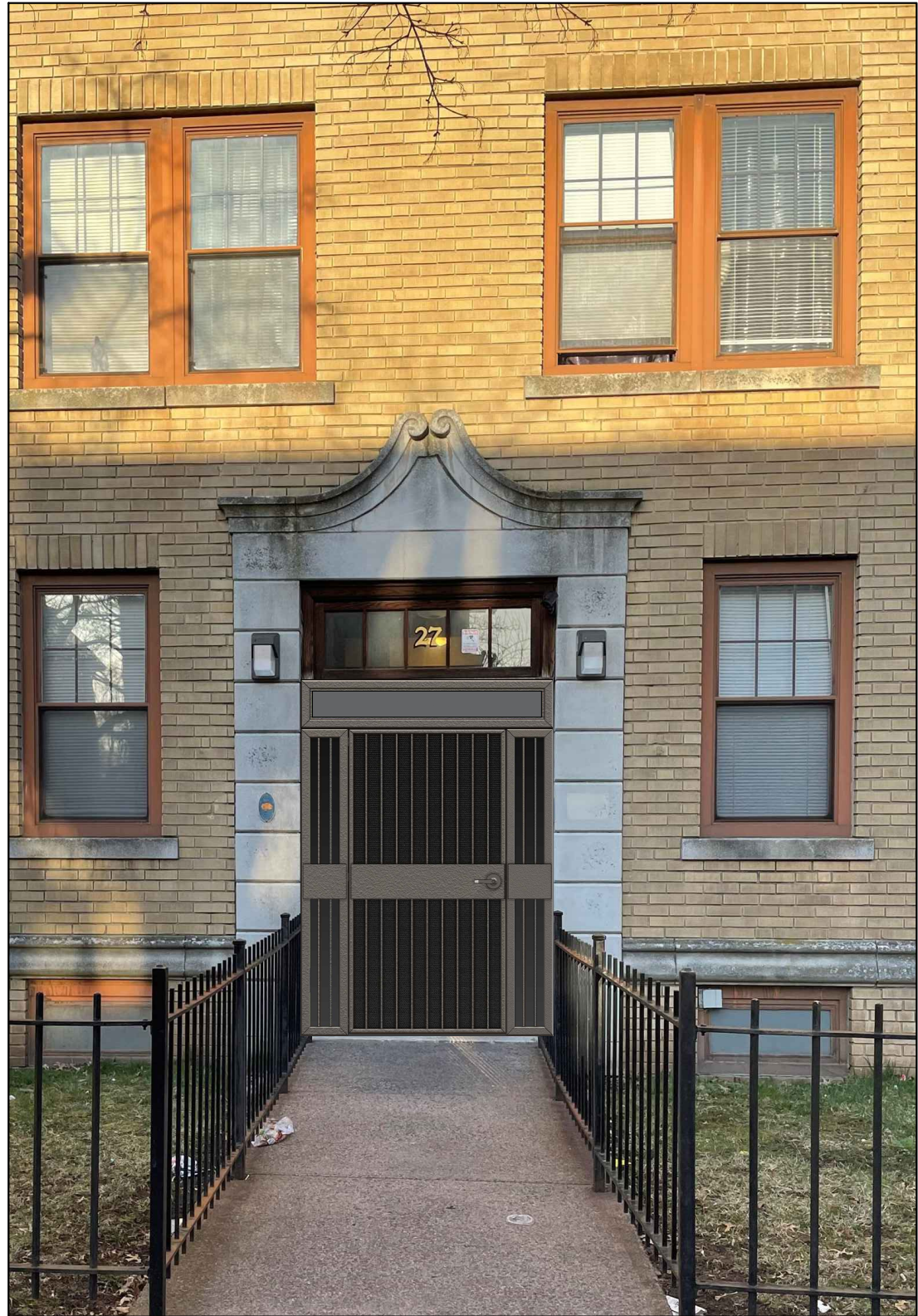


KEY PLAN



Owner Congress & Maple LLC
835 Morris Ave LakeWood New Jersey 08701

SCALE	NOT TO SCALE	DATE	04/06/2023
DRAWN BY	ACN	APPROVED BY	
PROJECT	MTC-053/2023	CHECKED BY	Marc Pompel
DRAWING NO.	R-18		REV NO. 0



NEW STEEL DOOR TO REPLACE (E) WOOD/GLASS DOOR
27 CONGRESS STREET - HARTFORD CT



KEY LOCK DETAIL

DOOR HINGE SPECIFICATIONS (SUGGESTION ONLY)

HINGE TYPE BUTT
MOUNT TYPE SCREW-ON
MOUNTING HOLES WITH HOLES
MOUNTING STYLE SURFACE
OPENING/CLOSING ACTION STANDARD
MATERIAL 304 STAINLESS STEEL
DOOR LEAF
HEIGHT 5"
WIDTH 3 1/4"
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HEIGHT 5"
WIDTH 3 1/4"
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CAPACITY 3,000 LBS.
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PIN TYPE NONREMOVABLE
PIN DIAMETER 1"
PIN MATERIAL 304 STAINLESS STEEL
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NUMBER OF MOUNTING HOLES 6
MOUNTING HOLE STYLE STRAIGHT
MOUNTING SCREW SIZE 11/16"

FEATURES
ADJUSTMENT SET SCREW, BEARINGS

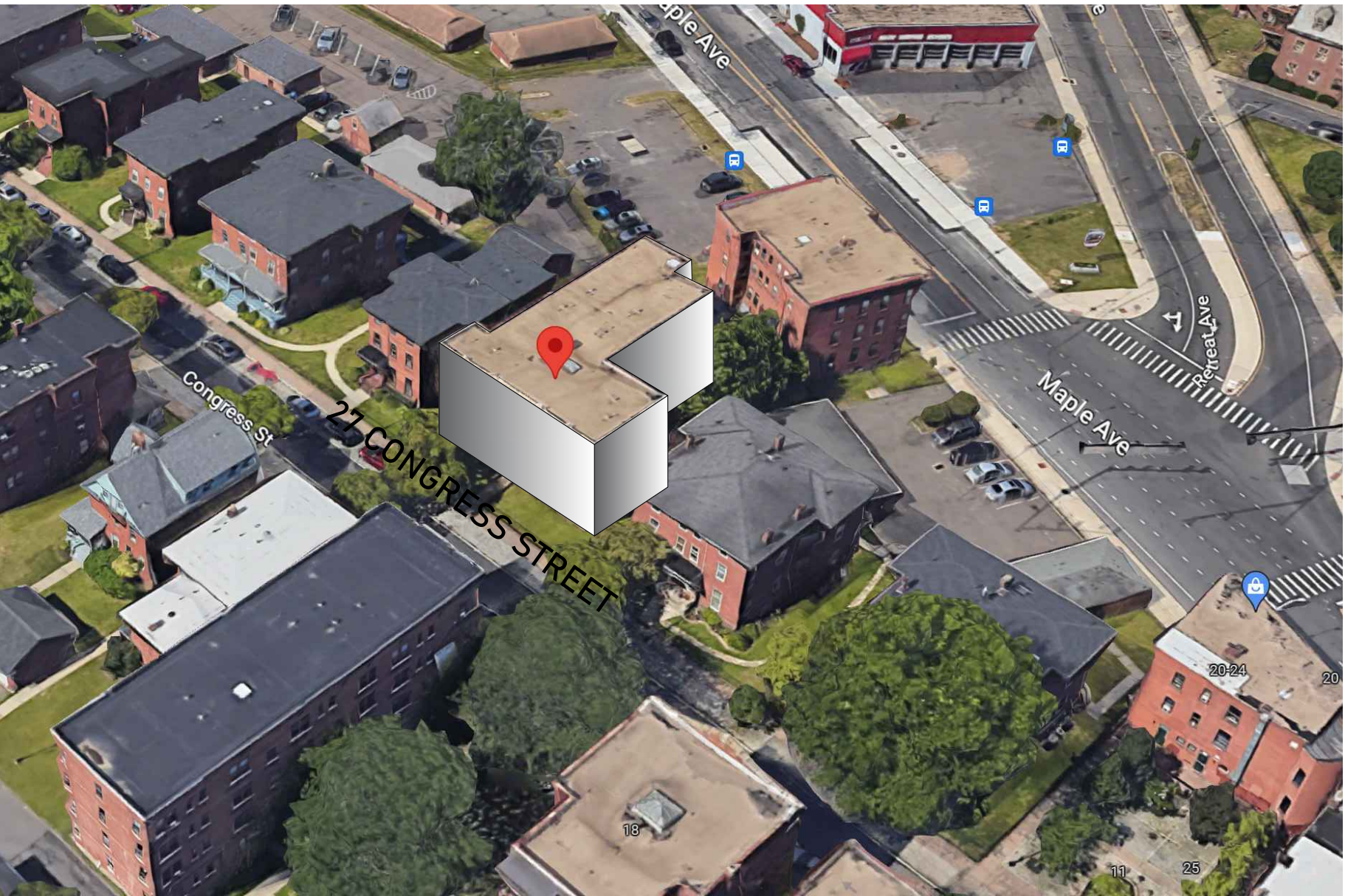
ROHS
NOT COMPLIANT

REACH NOT COMPLIANT
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COUNTRY OF ORIGIN UNITED STATES
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EXISTING DOOR - TO BE REPLACED AT 27 CONGRESS STREET - HARTFORD CT

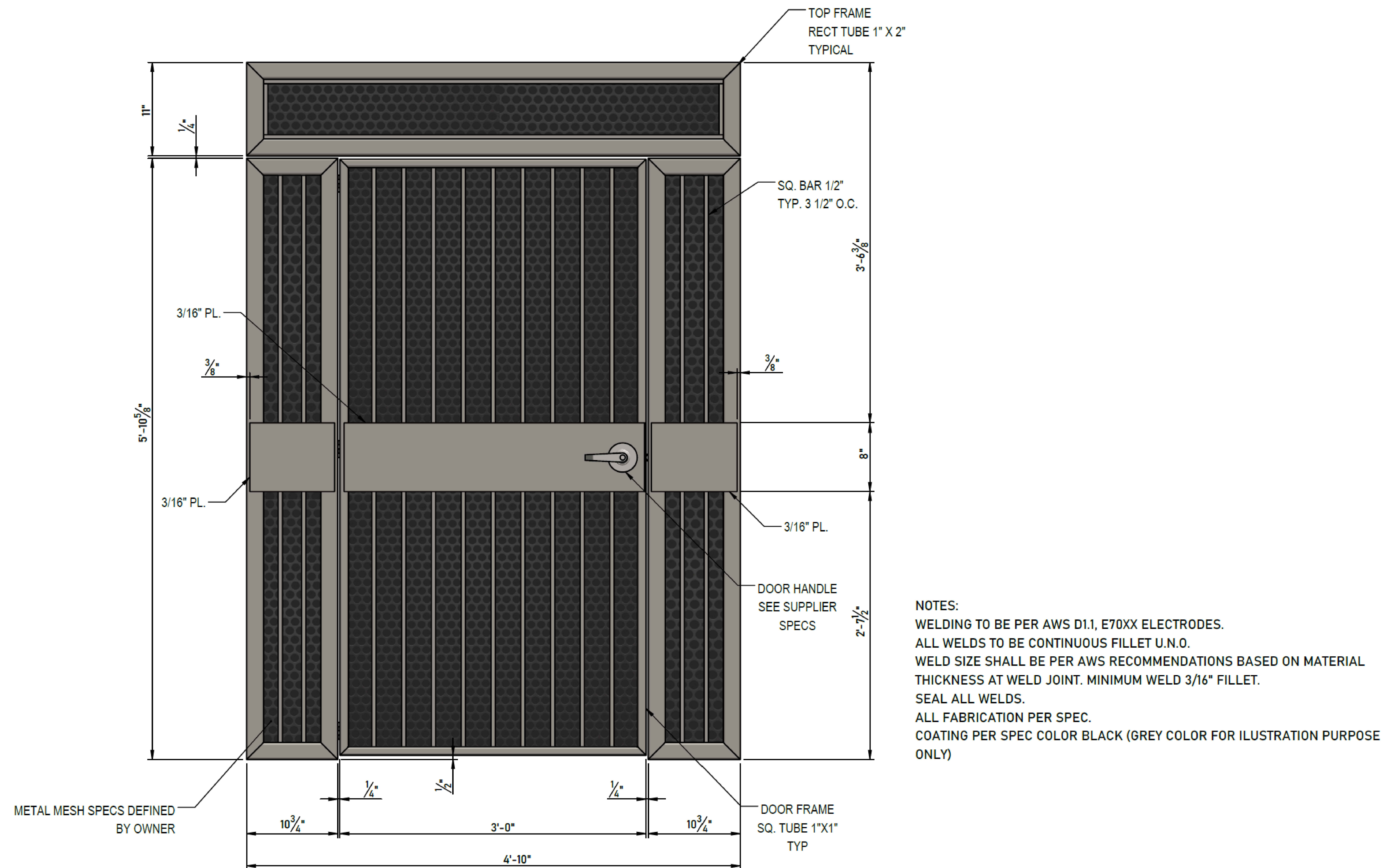


KEY PLAN



Owner Congress & Maple LLC
835 Morris Ave LakeWood New Jersey 08701

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PROJECT	MTC-053/2023	CHECKED BY	Marc Pompel
DRAWING NO.	R-27		REV NO. 0



TYPICAL DOOR LAYOUT FOR ALL LOCATIONS



Owner Congress & Maple LLC
835 Morris Ave LakeWood New Jersey 08701

SCALE	NOT TO SCALE	DATE	04/06/2023
DRAWN BY	ACN	APPROVED BY	
PROJECT	MTC-053/2023	CHECKED BY	Marc Pompel
DRAWING NO.	R-00		REV NO. 0