

# HISTORIC PRESERVATION COMMISSION REPORT

To: Zoning Board of Adjustment

From: Historic Preservation Commission

RE: 55 North Broad LLC  
55 N. Broad Street, Block 3804, Lot 2.01

Date: September 30, 2024; February 11, 2025; **March 11, 2025**

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On August 13, 2024, the Chase Bank team, including architect, Nick Mendenhal, project manager, Aaron Chan, and the construction manager, presented their intentions to demolish the existing building at 55 North Broad Street and to build a new structure on the same lot facing Franklin Avenue.

Following the presentation, Commission members expressed the importance of designing a façade that will compliment and integrate traditional and historic styles of Village architecture. The Chase team will return with revised samples of designs that address the concerns of the Commission members.

## **Update: February 11, 2025**

On February 10, 2025, the Applicant attended the HPC meeting and presented revised renderings of what is proposed. The Commission approved of the changes made and are in favor of what is proposed. The applicant will work with the Commission in regards to materials and colors.

## **Update: March 11, 2025**

On March 10, 2025, the Applicant attended the HPC meeting and presented revised plans and proposed exterior materials to be used. The Commission approved the revisions subject to the following changes:

- Use of a warmer brick color to match the building next door 65 N. Broad Street. Revised options for brick to be submitted to Jane for review and approval by Commission
- Use of a warmer color for the base stone
- Move the brick inlay on the right of the building a few feet lower
- Use brick, not stucco, on the north façade of 65 N. Broad St. and propose a design for the brick and submit to the Commission for review and approval.