

Opinion 2014 - 2

22 September 2014

Dave and Leanne Trent
South Main Street
Hightstown, NJ 08520



Historic Preservation
Commission

Dear Mr. & Mrs. Trent,

Thank you for contacting the Hightstown Historic Preservation Commission, (HHPC) about your plans to demolish the house at 605 South Main Street. While we abhor the thought of losing another house to the wrecking ball, we understand the need. On Wednesday, September 17th, 2014, I visited the house with you, walked around inside and out, and took pictures. It appears from the roof and floor joists, that they were machine cut, but still a true 2" wide, and thus I approximate the year of construction of the front part of the house to be about 1870. It is apparent from the basement and attic that the front single gabled section is the original house, with later additions likely turn of the century and possibly a later one or two additions beyond that.

The house is listed in the Master Plan Historic Element as an historic house, which is fitting of its age. However, there is nothing in the Master Plan stating why it is listed, and thus there is no way to know how important a structure it may be. The house on the inside has little to no historic elements remaining. There is evidence around the entire exterior that the sill plates and the bottom portion of most of the wall studs are rotted. This would require a huge expense to repair. The HHPC felt that if the house were closer to downtown, closer to the street and not in such a state of disrepair that it would be important to save it. In this case, unfortunately there is little to no value to the borough in our opinion.

This opinion as corroborated by Commissioners Cardoso, Carney, Coates, Teller, Pratt, Von Riegen and Montferrat.

If you can salvage the stair newel post and balusters, we will find them a good home.

Sincerely,

A handwritten signature in green ink that reads "Richard Harlan Pratt". The signature is stylized and cursive.

Richard Harlan Pratt, AIA
Chairman - HHPC

cc:

HHPC
George Chin – Hightstown Building Department