

# Brookline Preservation Commission

## Local Historic District Report

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**Local Historic District:** Pill Hill

**Applicant:** Jon Dinwoody

**Address:** 15 Circuit Road

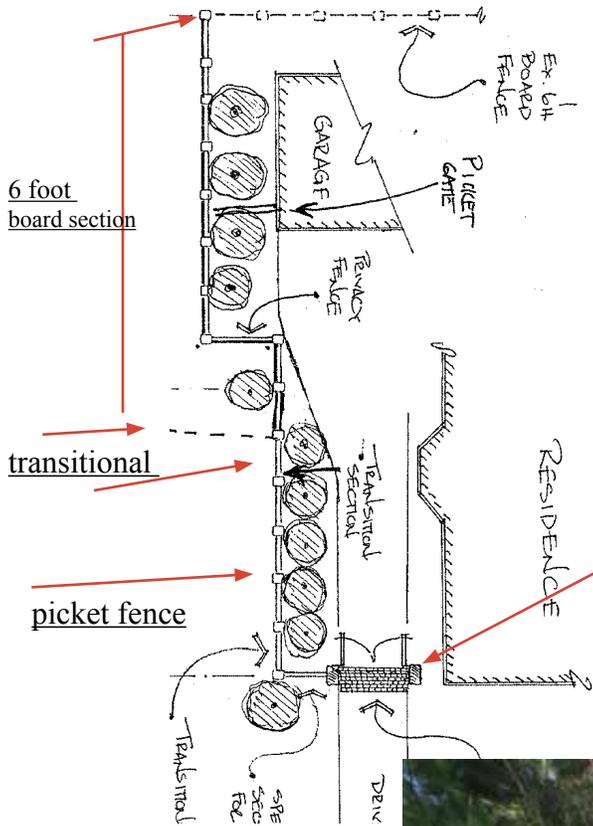


**Statement of Significance:** This suburban shingle-like house was built in 1898, designed possibly by Andrew, Jaques and Rantoul) for Charles and Jennie Miller (who originally built the house at 30 Norfolk Road). J. Ransom Bridge bought the house by 1901 and built the garage, one of the earliest in Brookline. The house was bought by Harold & Jeanette Sears in 1904 after Bridge's death. The Sears made many improvements to the house and built a wing onto the south elevation in 1917 for their art collection. This wing was torn down in 2005 and the property sub-divided. The house was renovated before the Chestnut Hill North LHD was established and the picket fence with the arbor gate was installed in 2007.

**Proposed Alterations:** Application for a Certificate of Appropriateness to install a fence from granite pier, to turn and continue with a forty-two-inch high Mt. Vernon style (picket) fence along driveway (similar to other side) along driveway with a transitional panel at edge of bay rising to six feet and continuing along property line to meet existing six foot high board fence at rear.

**Applicable Guidelines:** "New fences and walls should not prevent or restrict views of buildings from a public way. Tall solid fences and walls should not be constructed as noise or headlight barriers. The design of fences should be appropriate in scale and architectural style to the building, its site and the surrounding properties....New fences and walls running along property lines with street frontage, as well as any section of a sideyard lot line fence or wall that is forward of the main body of (i) the applicant's house or outbuilding or (ii) adjacent houses or outbuildings, should not exceed 42 inches in height. Other new fences and wall should not exceed 72 inches in height."

**Preliminary Findings:** The picket fence “Chestnut Hill” is the appropriate height and design. The request for the board fence to start in front of the rear plane of the house is not unreasonable; the fence is far enough away from the house as to not obscure significant features and it does allow for its entire visibility from the street. The trees along the driveway to the garage will be removed.





view from Circuit- trees to be removed



type of picket fence (on other side of house)