**WASHINGTON HISTORIC DISTRICT COMMISSION**

**Bryan Hall Memorial Plaza**

**Washington Connecticut 06793**

 **Minutes – December 18, 2017**

7:00 PM Main Level Conference Room

Members Present: Susan Averill, Jane Boyer, Tom Hollinger, Phyllis Mills, Sally Woodroofe

Alternates Present: Bill Fairbairn, Dimitri Rimsky, Louise Van Tartwijk

I. Public Hearing

Mr. Hollinger called the meeting to order at 7:00 PM and seated the members.

Application for a Certificate of Appropriateness by the Gunn Memorial Library and Museum,

5 Wykeham Road, Washington CT to replace the HVAC system.

 Mr. Stephen Bartkus, Curator Gunn Historical Museum, represented the Library/Museum. He distributed the following documents:

* Project description
* Pictures - front of the Gunnery Museum, current A/C unit, the A/C unit being kept in place,

 location of the new A/C unit and Washington Tax Assessor’s map 2015GL

 Topics discussed:

* chosen location – reason for that location?
* hatch will stick out of the ground – will that be objectionable?
* option - screening to obscure the hatch – stone wall, plantings, large rock?
* museum is making the right choice for the community - rather than installing above ground

white propane tanks, the proposal is to install a buried tank which is significantly more expensive for the museum at a cost of $6500.00

Mr. Hollinger checked with the CT Trust for Historic Preservation. The HDC does have the right to consider options. The general consensus was that the placement chosen was the most practical considering other conditions on the property. Lattice work would be a good screen for the AC units under the south porch.

Mr. Hollinger asked if there were further comments or questions and there were none.

MOTION: To close the Public Application for a Certificate of Appropriateness by the Gunn

 Memorial Library and Museum, 5 Wykeham Road, Washington CT to replace the

HVAC system. By Ms. Mills, seconded by Ms. Woodroofe, passed 5 to 0.

1. Regular Business
2. Call to order
3. Seating of members and alternates

II. Consideration of the minutes November 20, 2017

The members reviewed the November 20, 2017 minutes and there were no errors.

MOTION: To approve the November 20, 2017 meeting minutes. By Ms. Mills, seconded by

 Ms. Boyer, passed 4 to 0. (Ms. Averill was not at the 11/20/17 meeting)

1. Pending Business

 Application for a Certificate of Appropriateness by the Gunn Memorial Library and Museum,

 5 Wykeham Road, Washington CT to replace the HVAC system.

Mr. Hollinger asked if there were any further questions or comments and there were none.

MOTION: To approve the Application for a Certificate of Appropriateness by the Gunn Memorial Library and Museum, 5 Wykeham Road, Washington CT to replace the HVAC system by replacing an A/C unit, adding a new A/C unit alongside the unit being replaced and burying a 1000 gallon propane tank. Included in this approval, it is necessary that lattice work be placed to conceal the air conditioning unit. The hatch for the propane tank will need to be screened from view. By Ms. Mills, seconded by Ms. Woodroofe, passed 5 to 0.

This Public Hearing was recorded and is available in the Land Use Office, Bryan Memorial Town Hall, Washington CT

1. Further discussion re Delay of Demolition Ordinance

Ms. Woodroofe provided Mr. Fairbairn with documents regarding her research into Delay of Demolition. Mr. Fairbairn will compile a document, the HDC will review it at the January 22, 2018 meeting and if agreeable to all, make a presentation to the First Selectman. All members agreed that this was the proper course of action. Mr. Hollinger commented that the Town had looked at this in the past. He quoted from the Town of Washington 2014 Plan of Conservation and Development**:**

“Adopt a demolition delay ordinance to help preserve historic dwellings, barns, stone walls, rustic fences and archaeological sites. Modify zoning and subdivision regulations to require investigation of areas with archeological potential in order to collect and catalog additional information on settlement history.”

1. Motion to include subsequent business not on the agenda:

 Ms. Boyer – Discuss PVC piping laying on the lawn of a resident.

MOTION: To include subsequent business not on the agenda:

 Ms. Boyer – Discuss PVC piping located on the lawn of a Washington resident.

 By Ms. Woodroofe, seconded by Ms. Miller, passed 5 to 0.

 Ms. Boyer pointed out that there is PVC piping laying on the lawn of a Washington resident which can be seen from the road. It was suggested that specifics be obtained and then decide whether to send a letter to the resident.

Since there was no further business, Mr. Hollinger asked if there was a motion to adjourn.

 MOTION: To adjourn. By Ms. Boyer, seconded by Ms. Mills, passed 5 to 0.

Submitted subject to approval,

Janice Roberti, Historic District Commission Clerk December 27, 2017