**TOWN OF WASHINGTON`**

**Bryan Memorial Town Hall**

**Washington Depot CT 06794**

**Public Hearing - Regular Meeting**

**Minutes**

**October 20, 2014**

Members Jane Boyer, Alison Gilchrist, George Krimsky, Tom Hollinger and alternates Sarah Woodroofe and Louise Van Tartwijk were present. Member Phyllis Mills was absent.

Public Hearing

Ms. Boyer opened the Public Hearing at 7:35 PM. Ms. Boyer seated Ms. Van Tartwijk for Phyllis Mills.

Terry and Kelley Pillow/132 Calhoun Street/construct a two story barn-style garage/lower level cars/upper level entertainment/storage

Ms. Boyer welcomed Rod Pleasants, representative for Terry and Kelley Pillow. Mr. Pleasants explained that the Pillows are changing the sequence of construction as they plan to permanently move to Washington within two years. Q & A’s followed Mr. Pleasants summary of proposed construction.

What is the exact location of the projected building site? *It will be built into the hill.*

Are the poles up for the new project? *Yes, difficult to see because of the trees. Ms. Boyer would like to see when leaves are gone.*

What is the square footage? *1200 sq. ft., no full bath. Space would be uninhabitable.*

What is the sq. footage of the main house? *6000+ approx. sq. ft.*

What kind of siding will be used? *Barn wood siding.*

Is there is a garage for the main house? *Yes but not for storage of the owner’s vintage cars.*

Is there an easement and if so, what kind? *Single home. The driveway is shared with the Wheeler property.*

Is this is the only driveway for both the Wheelers and the Pillows? *Yes. If the owners do not get approval for the COA, then they will not approach the Wheelers about sharing the driveway.*

Which part is the garage and how many bays? *The lower level*

*How many windows? 6 windows, one on the side which can be eliminated to make it look more like a barn.*

The plans appear to show a shutter going across the window. *Not a shutter, it’s a barn door.*

Does this new structure have a cathedral ceiling? *Yes.*

Neighbors Susan and Phillip Markert, 164 Calhoun Street, were present. When asked if they will be able to see the proposed Pillow residence, they answered “no”. They came to the meeting because of their concern for the neighborhood. When asked how they felt about the construction Mr. Markert said he has no problems with it. Mrs. Markert said she has mixed feelings due to its large size. Several commission members commented on the vast size of the home and stated that it might be out of proportion for the historical rural character of the neighborhood.

Ms. Boyer asked if there were any other comments or questions. There were none.

MOTION: To continue the Public Hearing to consider the application for a Certificate of Appropriateness submitted by Terry and Kelley Pillow, 132 Calhoun Street to construct a two-story barn-style garage. By Mr. Hollinger, seconded by Ms. Gilchrist, passed 5 to 0.

Ms. Boyer closed the Public Hearing at 8:15 PM.

Subsequent Business Not on the Agenda

MOTION: To include subsequent business not already posted on the agenda. By Ms. Boyer, seconded by Ms. Woodroofe, passed 5 to 0.

Since the representative for St. John’s Church was not present, Ms. Boyer invited Bill Zekas and Mike Marich of the Gunnery to the meeting table. Mr. Zekas contacted the Chair a few weeks ago asking if they could stop by and discuss a proposed plan for two new flashing light poles at the crosswalk location on Rt. 47. Currently there is a small low structure placed in the middle of the street and flashing pole lights. The Gunnery wants to make crossing safer for the students by placing a poll on each side of the road with a button that students could press. This would alert drivers that someone is in the crosswalk. The lights would be LED and would blink once the button is pressed. If the student forgets to press the button, the current existing indicators already in place would still blink. The low middle structure in the road would be removed. Mr. Marich showed the commission an image on his lap top showing what it

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would look like. They told the commission a permit is needed from the DOT. Mr. Hollinger asked the two gentleman if they could bring a video in at the time of their formal application for the COA. They agreed they would. Several questions were asked about other options which included motion activated methods. A question was asked about how bright the lights would be. Mr. Marich said they would not be any brighter than they are now. He lives adjacent to that area.

Regular Meeting

Ms. Boyer called the meeting to order at 8:35 PM.

Consideration of the Minutes 9/15/14

MOTION: To amend the 9/15/14 meeting minutes, page 1, with the Public Hearing opening time correction to 7:32 PM. By Ms. Gilchrist, seconded by Mr. Grimsky, passed 5 to 0.

MOTION: To accept the 9/15/14 minutes as corrected. By Ms. Gilchrist, seconded by Ms. Van Tartwijk, passed 5 to 0.

Pending Business

Continuation of the Application of Appropriateness submitted by St. John’s Episcopal Church,78 Greenhill Rd., exterior remedial work and shutter removal.

Mr. Hollinger was unseated and Ms. Boyer seated Alternate Ms. Woodroofe for this conversation.

Since the 9/15/14 meeting, Ms. Van Tartwijk did research on the church buildings at 78 Green Hill Road. She made copies of photographs on file at the Gunn Memorial Museum and circulated them around the meeting table. It was constructed around 1843 which indicates that it would have had shutters on it. A discussion ensued about what actions the commission had taken in the past regarding shutters.

MOTION: To approve the application for a Certificate of Appropriateness by St. John’s Episcopal Church, 78 Green Hill Road, for remedial exterior work with the exception of the permanent removal of the shutters. The Commission recognizes that the St. John's Rectory represents a well-preserved example of Greek Revival style architecture in the Washington Green Historic District and views the existence of the exterior shutters as an important part of preserving that historic legacy. If the existing shutters are in disrepair and unusable, new shutters must be replaced in kind. By Ms. Van Tartwijk, seconded by Mr. Krimsky, passed 5 to 0.

HDC Revisions to Rules and Regulations

Tom Hollinger returns and is now seated for the Regular Meeting. Mr. Krimsky relayed some of the key points of his information gathering conversations with Attorney Gregory Farmer (a Circuit Rider with the Connecticut Trust for Historic Preservation) regarding the project of revising the HDC’s Rules and Regulations:

* Draft a clear charge – will serve as the official mandate.
* Meetings should take place in the town hall.
* Members can take the meeting notes – not necessary for the commission clerk to do so.
* Unseated members and alternates can participate in discussions - Communications can be left wide open.

Mr. Grimsky stated that the commission currently operates from the 2001 Rules and Regulations. Study Committee members are Jane Boyer, Tom Hollinger, George Krimsky, Alison Gilchrist, and Louise Van Tartwijk. Ms. Boyer suggested that committee members take their own notes and then share information with others. Mr. Krimsky suggested that the HDC send the Board of Selectman a courtesy letter regarding the HDC’s plans to revise rules and regulations.

MOTION: For the chair of the Historic District Commission, Ms. Boyer, to appoint an internal Study Committee with the

two-fold task of reviewing and making recommendations to the Commission on HDC procedures and HDC design guidelines. By Mr. Krimsky, seconded by Ms. Boyer, passed 5 to 0.

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Adjournment

MOTION: To adjourn the meeting. By Mr. Krimsky.

Ms. Boyer adjourned the meeting at 9:32 PM.

Submitted Subject to Approval,

Janice Roberti, Historic District Clerk