**WASHINGTON HISTORIC DISTRICT COMMISSION**

**MINUTES**

**May 16, 2015**

**PUBLIC HEARING AND REGULAR MEETING**

Members Present: Jane Boyer, Alison Gilchrist, Tom Hollinger, George Krimsky

Members Absent: Phyllis Mills

Alternates Present: Susan Averill, Louise Van Tartwijk, Sally Woodroofe

Staff Present: Janice Roberti

Others: Jean Solomon (St. John’s Episcopal Representative) Carl Rothbart, Architectural Preservation Studio, PC

PUBLIC HEARING

7:00 PM

St. John’s Episcopal Church Application for a Certificate of Appropriateness for roofing and façade repairs.

Mr. Hollinger opened the Public Hearing at 7:05 PM and seated Louise Van Tartwijk for

Jane Boyer, Sally Woodroofe for Phyllis Mills and Susan Averill for Tom Hollinger who recused himself for the Public Hearing.

(Tom Hollinger leaves the meeting at 7:05 PM)

Ms. Solomon gave a brief summary of her extensive credentials for this project which included responsibility for the planning and construction of a highly complex MOMA museum expansion and rehabilitation project. Mr. Carl Rothbart told the Commission that he has over 30 years’ experience in the historic preservation field which includes the supervision and management of large-scale restoration projects from proposal writing through completion. The members reviewed the presentation book (bid book), mortar analysis report, plans, photos and construction samples.

Discussion topics included:

* the repair of slate roof and façade - original slates will be retained in protected storage; and additional slate will be sourced from Vermont
* steeple – the steeple will not be removed
* new snow guards, copper flashing, heavy duty gutters
* roof – outside of roof will be approx. 3” higher, not visible to the naked eye & roadway
* timeline of project – will take approximately 9 months to a year, possibly longer
* appearance of the outside after completion – exterior will have a beautifully clean look, the copper will have developed a beautiful patina
* scaffolding – will be in place for safety purposes

(Vice Chair Jane Boyer arrives 7:40 PM)

Ms. Solomon and Mr. Rothbart summarized that the overall goal of this project is preservation of this historic building.

Ms. Gilchrist asked if there were any additional questions or comments and there were none.

Seated for St. John’s Public Hearing and the consideration of St. John’s Application: Alison Gilchrist, George Krimsky, Louise Van Tartwijk, Sally Woodroofe, and Susan Averill

MOTION: To close the Public Hearing to consider the Application for a Certificate of Appropriateness submitted by St. John’s Episcopal Church, 78 Green Hill Road, Washington CT for roof and facade repairs. By Ms. Woodroofe, seconded by Mr. Krimsky, passed 5 to 0.

MOTION: To change the order of the agenda for the Regular Meeting. Consideration of the April 18, 2016 minutes will follow Pending Business - Consideration of St. John’s Episcopal Church Application for a Certificate of Appropriateness.

 By Mr. Krimsky, seconded by Ms. Gilchrist, passed 5 to 0.

REGULAR MEETING

Ms. Gilchrist opened the Regular Meeting at 7:50 PM and remained as Chair. Vice Chair

Ms. Boyer is seated replacing Ms. Van Tartwijk for the remainder of the meeting.

I. Pending Business

Consideration of St. John’s Episcopal Church Application for a Certificate of Appropriateness for roofing and façade repairs.

Comments from members:

* Mr. Krimsky - It is important to save the structure and not a question of whether or not it is necessary to be done
* Ms. Woodroofe – This work is really necessary to preserve the structure
* Ms. Averill – Commended St. John’s for the extensive attention St. John’s is giving to this project
* Ms. Gilchrist – Echoes what all the members stated

The members agreed that St. John’s Episcopal Church gave an excellent, thorough and professional presentation and thanked the representatives.

MOTION:       To approve the Application for a Certificate of Appropriateness submitted by

 St. John’s Episcopal Church, 78 Green Hill Road, Washington CT for roofing and masonry repairs as described in Project # P15-053 dated December 20, 2015 with the supporting drawings, reports and photos prepared by Architectural Preservation Studio, PC.  This Certificate of Appropriateness is granted for two years from May 16, 2016 to May 16, 2018. By Mr. Krimsky, seconded by

 Ms. Averill, passed 5 to 0.

(Mr. Hollinger returns to the meeting as Chair – 8:00 PM)

II. Consideration of the Minutes April 18, 2016

**Correct the following motion for an application for a Certificate of Appropriateness, Bailey and Tom Martignetti, 10 Kirby Road:**

 MOTION: To deny the application for a Certificate of Appropriateness submitted by Bailey and Tom Martignetti, 10 Kirby Road, to extend the perimeter fence along Kirby Road adjacent to the Washington Green as it would be incongruous with the character of the Washington Green historic district.

YES Votes: Tom Hollinger, Alison Gilchrist

NO Votes: Jane Boyer, Phyllis Mills and Sally Woodroofe (Ms. Woodroofe was seated for George Krimsky)

**Correct To:** To approve the application for a Certificate of Appropriateness submitted by Bailey and Tom Martignetti, 10 Kirby Road, to extend the perimeter fence along Kirby Road adjacent to the Washington Green as it would be incongruous with the character of the Washington Green historic district.

YES Votes: Tom Hollinger, Alison Gilchrist

NO Votes: Jane Boyer, Phyllis Mills and Sally Woodroofe (Ms. Woodroofe was seated for George Krimsky)

 The motion to approve the application is denied 3 to 2.

MOTION: To accept the April 18, 2016 Historic District Meeting Minutes as corrected.

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

MOTION: To include subsequent business not on the agenda**:**  Discuss tall granite post in front of 132 Calhoun Street – is the post an armature for a mailbox or a tall gate post? By Mr. Hollinger, seconded by Mr. Krimsky, passed 5 to 0.

III. Subsequent Business Not on the Agenda

Mr. Hollinger drove by the Pillow Residence at 132 Calhoun Street and noticed a tall granite

 post adjacent to the road. He asked Ms. Roberti, Historic District Clerk, to contact

 Rod Pleasants (representative for the Pillows) to clarify what is the post’s purpose is because it appears too tall for a mail box armature and looked more like a gate post. Ms. Roberti called

 Mr. Pleasants the morning of this meeting. She will inform Mr. Hollinger when a response is received.

IV. Other Business

Design Guidelines May 23, 2016 Workshop

Mr. Hollinger reminded the commissioners that the next workshop will be held in a few days and to please be prepared for the meeting. While doing research on other CT town Design Guidelines Ms. Woodroofe found an example worthy of sharing with the Commission. The clerk copied and distributed at the meeting.

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

MOTION: To adjourn. By Mr. Krimsky, seconded by Ms. Gilchrist, passed 5 to 0.

Dated: May 23, 2016

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 Janice Roberti, Historic District Clerk