

The Wethersfield Historic District Commission held a Public Hearing on October 27, 2015 at the Wethersfield Town Hall, Town Manager's Conference Room – First Floor, 505 Silas Deane Highway, Wethersfield, Connecticut.

Members Present: Robert Garrey, Chairperson  
Douglas Ovian, Vice Chairperson  
Jennifer Wolf  
John Aforismo, Alternate

Members Absent: Mark Raymond, Clerk  
Chris Lyons  
Damian Cregeau, Alternate  
Daniel Bucknam, Alternate

Also Present: Kristin Stearley, Historic District Coordinator  
Linda Messina, Recording Secretary

Commissioner Garrey called the meeting to order at 7:30 PM, and read the opening comments. Commissioner Garrey read the Legal Notice as it appeared in the *Rare Reminder* on October 15, 2015.

**APPLICATION NO. 4431-15.** Baker Creek Heirloom Seed Company seeks to amend Certificate of Appropriateness Number 4239-14 to change the dumpster enclosure from the approved shadow box fencing to stockade fencing and to change the gates from shadow box fencing to metal framed gates with either black chain link or stockade panels applied to them at 263 Main Street. (Left open at the September 22, 2015 and October 15, 2015 meetings. The last date to act is November 10, 2015.)

Application was withdrawn by applicant via a written letter from Michael Mann, CFO of Baker Seed Company dated October 26, 2015.

**APPLICATION NO. 4441-15.** Seth Collins seeks to replace the wood railings with a new wood railing design at 231 Hartford Avenue. (Tabled at the October 13, 2015 meeting. The last date to act is November 25, 2015.)

Seth Collins, 231 Hartford Avenue, and Brett Collins, 229 Hartford Avenue, appeared before the Commission. They originally tried to repair some rotten floorboards and discovered that the structure is propped up by cinder blocks. The rails are not salvageable and have already been removed. The owner has contacted two contractors but he hasn't heard back from them yet. The handrails need to be to code. They will be turned rails at 32" in height. The handrail won't go above the square part of the column. There will be a toe kick and a standard rail cap.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

**APPLICATION NO. 4444-15.** Leslie Waite seeks to screen an a/c condenser unit with a 36" wood fence at 235 Garden Street.

Leslie Waite, 235 Garden Street, appeared before the Commission. She would like to screen an a/c condenser unit. She would prefer to use a picket fence. She will paint the fence the same color as the house. It will be 36" high and will have two sides. The a/c condenser unit will be installed in the same place as existing unit. Photos were submitted.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

**APPLICATION NO. 4445-15.** Jeff and Andrea Ladd seek to repair the front stairs/landing and cap with bluestone at 41 Center Street.

Jeff Ladd, 41 Center Street, appeared before the Commission. Photos were submitted. He would like to repair the front steps. Right now they are plain concrete and the bricks are separating. They would like to use bluestone and brick. They will re-use the existing handrails. The columns might be replaced, but the dimensions will be the same. They will use bluestone on the landing and stair treads and where the rails attach to the sidewalk.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

**APPLICATION NO. 4446-15.** Grade A Home Improvement seeks to construct a 10'x12' wood deck on the rear of the home at 36 State Street.

Andrew DiSilvestro, Grade A Home Improvement, 36 State Street, and Holly Alessi, 36 State Street, appeared before the Commission. There is currently a 12' x 10' wood deck. They want to replace it like for like, but the town has no record of a permit for the deck so it never went in front of the HDC for approval. They would like to replace the existing deck using the same materials, but bringing it up to code. It will be the same design with square balusters, standard hand rail, toe kick, and pressure treated wood. There is one set of stairs. There will be no skirting around the base of the deck.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

**APPLICATION NO. 4447-15.** Robert Smart seeks to construct a 6' cedar privacy fence in the rear of the property at 62 Church Street.

Robert Smart, 62 Church Street, appeared before the Commission. Photos were submitted. They were approved for a fence screening their patio previously, but they never installed it. They would like to use the same fence – a 6' Cape Cod cedar fence screening the patio on the east side. There will be a 4' gate, a 4' section, and an 8' section. Drawings were submitted. The caps will match existing.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application. There being no one, this portion of the hearing was declared closed.

Upon motion by Commissioner Wolf, seconded by Commissioner Ovia, and a poll of the Commission, it was voted to close the public hearing on all applications and to open the public meeting.

Aye: Garrey, Ovia, Wolf, Aforismo

**APPLICATION NO. 4441-15.** Seth Collins seeks to replace the wood railings with a new wood railing design at 231 Hartford Avenue. (Tabled at the October 13, 2015 meeting. The last date to act is November 25, 2015.)

Upon motion by Commissioner Ovian seconded by Commissioner Aforismo and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that what was there was special, but trying to reconcile what's there now with what needs to be there, it means that there is enough of a change that has to take place, that choosing something else that is appropriate and consistent around the whole property is not a bad alternative. It also maintains the existing porch posts.

Commissioner Garrey stated that the rail proposed isn't inappropriate for the style of the home. It just has a unique design today. His concern was more about the height than the design. It will be uniform with the stair rails.

Aye: Garrey, Ovian, Aforismo                      Abstain: Wolf

**APPLICATION NO. 4444-15.** Leslie Waite seeks to screen an a/c condenser unit with a 36" wood fence at 235 Garden Street.

Upon motion by Commissioner Ovian seconded by Commissioner Wolf and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that he thought there was blanket approval for screening of a/c condenser units, but it is only if the owner wants to use plantings. It's a nicely done effort to screen a necessary utility.

Aye: Garrey, Ovian, Wolf, Aforismo

**APPLICATION NO. 4445-15.** Jeff and Andrea Ladd seek to repair the front stairs/landing and cap with bluestone at 41 Center Street.

Upon motion by Commissioner Wolf seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that it will be an improvement that's consistent with the current fashion in town. It's not inappropriate for that building.

Commissioner Wolf stated that the applicant understands that the columns need to be the same material if replaced.

Aye: Garrey, Ovian, Wolf, Aforismo

**APPLICATION NO. 4446-15.** Grade A Home Improvement seeks to construct a 10'x12' wood deck on the rear of the home at 36 State Street.

Upon motion by Commissioner Garrey seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Ovian stated that it has the toe kick and spindles and the materials are consistent with the District.

Commissioner Aforismo stated that it's going to look a lot nicer.

Commissioner Garrey stated that open versus screened skirting is just a personal preference.

Aye: Garrey, Ovian, Wolf, Aforismo

**APPLICATION NO. 4447-15.** Robert Smart seeks to construct a 6' cedar privacy fence in the rear of the property at 62 Church Street.

Upon motion by Commissioner Wolf seconded by Commissioner Ovian and a poll of the Commission, it was voted to APPROVE the application as submitted.

**Discussion**

Commissioner Wolf stated that it's a lovely project.

Aye: Garrey, Ovian, Wolf, Aforismo

**MINUTES OF SEPTEMBER 22, 2015**

The minutes will be reviewed/approved at the next meeting.

**MINUTES OF OCTOBER 13, 2015**

Upon motion by Commissioner Garrey, seconded by Commissioner Aforismo and a poll of the Commission, it was voted to APPROVE the minutes of the October 13, 2015 meeting as submitted.

Aye: Garrey, Ovian, Aforismo

Abstain: Wolf

**OTHER BUSINESS**

**Public Comments on General Matters of the Historic District**

None.

**Report of the Historic District Coordinator**

1. They had the meeting regarding the “tiny house”. The address is 73-75 State Street. It will be 200 square feet. The potential owner still has a lot more research to do. If she decides to move forward, she will request a pre-application hearing for HDC.
2. Kristin is meeting with Peter Gillespie next Tuesday to discuss the photo survey project.

**Correspondence**

None.

**ADJOURNMENT**

Upon motion by Commissioner Wolf, seconded by Commissioner Ovian and a poll of the Commission, it was voted to ADJOURN the meeting at 8:15 PM.

Aye: Garrey, Ovian, Wolf, Aforismo

Respectfully Submitted

TOWN OF WETHERSFIELD  
HISTORIC DISTRICT COMMISSION

Douglas Ovian  
- Clerk Pro Tem-