

The Wethersfield Historic District Commission held a Public Hearing on May 27, 2014 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
John Maycock, Clerk
Mark Raymond
Chris Lyons
Cynthia Greenblatt, Alternate

Members Absent: Lisa Wurzer, Alternate
Damian Cregeau, 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 Maycock, read the Legal Notice as it appeared in the *Rare Reminder* on May 15, 2014.

APPLICATION NO. 4261-14. Kristen Arsu seeks to replace the existing concrete steps on the front of the house with a wood landing with wood steps and handrails at 3 Fernwood Street.

Richard Scalora, 102 Audubon Avenue, Newington, appeared before the Commission. There are four existing steps and a concrete slab now. There is currently no landing. They will build a 42" landing and four steps. There will be a rail with a toe kick on both sides. Everything will be constructed of wood. They will use pressure treated decking. There will be standard square posts and ballisters. They will use boxed lattice to close the bottom. The rail caps will be round.

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. 4262-14. Maggie Downey and Matt Atwater seek to construct a two tiered deck on the rear of the property consisting of one level with dimensions of 28'x16' and one level with dimensions of 12'x12' at 400 Hartford Avenue.

Maggie Downey and Matt Atwater, 400 Hartford Avenue, and Jim Arnold, 446 Hartford Avenue, appeared before the Commission. They would like to build a two tiered deck. Drawings were submitted. The main deck comes off of the back of the house. It will be 26'x16'. The lower deck will be 12'x12'. The lower deck will have no rails. It is a platform that is to grade. They will use Trex decking in two different colors (per drawing / samples provided). The bottom of the deck will be left open. They will use standard 6x6 posts and square ballisters. None of the deck will touch the original house, just the addition.

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. 4263-14. Andrew Wizner seeks to replace the existing 6' wood stockade fencing with new 58" wood board fencing in the Chatamport style at 100 Center Street.

Andrew Wizner, 100 Center Street, appeared before the Commission. He will replace the existing 6' wood stockade fencing with 58" of 6' fencing. He would like to use a standard stockade in Chatamport style. The fence is the same on both sides and will be located in the same exact location as the existing fence. 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. 4264-14. Southern New England Windows seeks to install one (1) replacement window at 421 Main Street.

Applicant was not present.

APPLICATION NO. 4265-14. George Chester seeks to retain the installation of a wood 6' stockade fence at 168 Broad Street.

The applicant was not present, however, a letter from the applicant was read and photos were submitted. The fence is currently installed with the good side facing inward toward the applicant, not the neighbor. It is a straight line of fencing that is screened by some growth. The previous application was approved for 100' of standard stockade fence, double faced.

Commissioner Garrey asked whether there was anyone wishing to speak in favor or in opposition to this application.

Joe Bordieri, 160 Broad Street, spoke and stated that he was not opposed to the application as it was originally approved, with the good side of the fence facing outwards or with a double faced fence.

Commissioner Garrey asked whether there was anyone else 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. 4266-14. Ellen and Lewis Eastwood seek to 1) replace the clapboard siding with Certainteed Cedar Impressions 7" straight edge vinyl siding in the color Sterling Grey with white corner posts; 2) replace the shutters with vinyl shutters in the color black; 3) replace the front door with a fiberglass door; 4) replace the garage doors with carriage style doors; and 5) to construct a portico over the front entryway at 14 Garden Street.

The applicant was not present and requested that the application be left open.

APPLICATION NO. 4267-14. Paul Lisella seeks to construct a three (3) rail split fence connected to the east and west side of the barn and continuing to the back of the property on one side at 32 Hartford Avenue.

Paul Lisella, 32 Hartford Avenue, appeared before the Commission. He would like to construct a three rail split rail fence to the east and west of the barn. It will run from the barn to an existing chain link fence on the property line. On the other side it will connect to an existing wire fence. There will be a double gate of the same material. It is a square split rail fence. A plot plan was submitted. There will also be some version of a screen, but not metallic grey because they don't want to see it.

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. 4268-14. Payton Clancy and Tanya Heacock seek to replace the wood trim on the garage; replace the rear door trim and to replace a window on the garage at 55 Hartford Avenue.

Payton Clancy and Tanya Heacock, 55 Hartford Avenue, appeared before the Commission. They would like to replace the window on the garage, and the rear door trim and the trim on the garage. They have also installed the window on the rear of the garage. It is a 400 Series Andersen window, which is the same window that was used on the front of the house. A photo was submitted. The trim around the two garage doors and the two rear doors of the home will be a composite. Samples were provided.

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. 4259-14. Claire Carney seeks to replace the wood windows with fiberglass simulated divided light windows at 16 Raynor Lane.

Applicant was not present.

Upon motion by Commissioner Maycock seconded by Commissioner Raymond, and a poll of the Commission, it was voted to close the public hearing on all applications, except Application #4264-14, #4266-14, and 4259-14 and to open the public meeting.

Aye: Garrey, Ovian, Maycock, Raymond, Lyons

APPLICATION NO. 4261-14. Kristen Arsu seeks to replace the existing concrete steps on the front of the house with a wood landing with wood steps and handrails at 3 Fernwood Street.

Upon motion by Commissioner Maycock seconded by Commissioner Lyons and a poll of the Commission, it was voted to APPROVE the application with the following stipulations:

1. The sides of the stairs and landing shall be skirted with wood lattice which shall be picture framed in wood.
2. The posts shall have rounded wood caps.

Discussion

Commissioner Garrey stated that it's pretty much a replacement in kind to code.

Aye: Garrey, Ovian, Maycock, Raymond, Lyons

APPLICATION NO. 4262-14. Maggie Downey and Matt Atwater seek to construct a two tiered deck on the rear of the property consisting of one level with dimensions of 28'x16' and one level with dimensions of 12'x12' at 400 Hartford Avenue.

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

Discussion

Commissioner Garrey stated that it's very grand, but it's a very large property with a downhill slope and it doesn't touch the original structure. The Hartford Avenue public view is minimal. It's what you see from the Cove. It's not inappropriate and the materials won't read differently.

Commissioner Greenblatt stated that it's a beautiful design.

Commissioner Maycock stated that he agrees with Commissioner Garrey.

Commissioner Ovian stated that he also agrees with Commissioner Garrey.

Commissioner Raymond stated that the colors blend in to the landscape well and it's a minimal impact.

Aye: Garrey, Ovian, Maycock Raymond, Lyons

APPLICATION NO. 4263-14. Andrew Wizner seeks to replace the existing 6' wood stockade fencing with new 58" wood board fencing in the Chatamport style at 100 Center Street.

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

Discussion

Commissioner Raymond stated that it's a nice simple application. All of the details were there.

Commissioner Ovian stated that they know exactly what it will look like.

Aye: Garrey, Ovian, Maycock, Raymond, Lyons

APPLICATION NO. 4265-14. George Chester seeks to retain the installation of a wood 6' stockade fence at 168 Broad Street.

Upon motion by Commissioner Maycock seconded by Commissioner Raymond and a poll of the Commission, it was voted to APPROVE the application with the following stipulation:

1. The fence shall be installed with the good side of the stockade fence facing out towards the neighboring property **or** a double faced stockade fence shall be installed as previously applied for and approved in Certificate of Appropriateness number 3558-08.

Discussion

Commissioner Ovian stated that he has room to take the fence and hang it on the other side of the posts. It's a relatively simple installation. If he has the clearance, he wouldn't have to remove all of the posts. He could just turn it around. It's better to have the good side face the public or the neighbor.

Commissioner Maycock stated that he is in favor in keeping with the good side of the fence facing out, properties change hands all the time.

Commissioner Lyons stated that it looks like he can still do the double faced fence with the way it's been installed.

Commissioner Garrey stated that if you don't like what you're screening, it's not justification for turning the fence the other way.

Aye: Garrey, Ovian, Raymond, Lyons, Greenblatt

APPLICATION NO. 4267-14. Paul Lisella seeks to construct a three (3) rail split fence connected to the east and west side of the barn and continuing to the back of the property on one side at 32 Hartford Avenue.

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

Discussion

Commissioner Maycock stated that it's a nice fence.

Commissioner Ovia stated that it's perfect for the District.

Aye: Garrey, Ovia, Maycock, Raymond, Lyons

APPLICATION NO. 4268-14. Payton Clancy and Tanya Heacock seek to replace the wood trim on the garage; replace the rear door trim and to replace a window on the garage at 55 Hartford Avenue.

Upon motion by Commissioner Maycock seconded by Commissioner Raymond and a poll of the Commission, it was voted to APPROVE the application with the following stipulations:

1. The rear window of the garage shall be replaced with an Andersen 400 Series clad window in a 1/1 light pattern.
2. The trim on the garage doors shall match the existing in design.

Discussion

Commissioner Raymond stated that it's the same window the commission approved.

Commissioner Ovia stated that the pictures they provided show that the window looks a lot nicer from the inside than the outside. The reasons for approving the window have everything to do with this particular property and trying to match other windows that were there so the mere fact that that window is approved there is not a complete embrace of it by all of the Commissioners.

Commissioner Garrey stated that the window doesn't have a public view.

Aye: Garrey, Ovia, Maycock, Raymond, Lyons

MINUTES OF MAY 13, 2014

Upon motion by Commissioner Lyons, seconded by Commissioner Ovia and a poll of the Commission, it was voted to APPROVE the minutes of the May 13, 2014 meeting as amended.

Aye: Garrey, Ovia, Lyons, Greenblatt

Abstain: Maycock

OTHER BUSINESS

Public comments on general matters of the Historic District

None.

Report of the Historic District Coordinator

The Heritage Trail Committee – Two weeks ago Kristin went on the walking tour of the Heritage Trail to view the sites for the displays. They still haven't decided on design, material or size, but we have an idea of where they will be located. They will be scheduling public meetings soon.

Correspondence

None.

ADJOURNMENT

Upon motion by Commissioner Lyons, seconded by Commissioner Garrey and a poll of the Commission, it was voted to ADJOURN the meeting at 8:40 PM.

Aye: Garrey, Ovian, Maycock, Raymond, Lyons

Respectfully Submitted

TOWN OF WETHERSFIELD
HISTORIC DISTRICT COMMISSION

John Maycock
-Clerk -