

**CHESHIRE HISTORIC DISTRICT COMMISSION
MINUTES OF THE REGULAR MEETING HELD ON
MONDAY, SEPTEMBER 5, 2017 AT 7:30 P.M.
CHESHIRE TOWN HALL - 84 SOUTH MAIN STREET
ROOM 210**

Commissioners Present:

Joseph Dattilo, Lisa Franco, John Torello and Helen Wilson

Commissioners Absent:

Jeanné Chesanow, James Vibert, Sr. and Elizabeth Ryducha

Staff Present:

Jerry Sitko, Economic Development Coordinator

Others Present:

Lee Franco

James Bradley

I. CALL TO ORDER

Mr. Dattilo called the meeting to order at 7:32 p.m.

II. ROLL CALL

The roll was taken for the meeting.

III. SEATING OF ALTERNATES

John Torello and Helen Wilson were seated by Mr. Dattilo as Alternate members for voting tonight with the Historic District Commission.

IV. DETERMINATION OF QUORUM

It was determined that a quorum was present.

V. ELECTION OF CHAIRMAN

MOTION by Mrs. Franco to nominate Joseph Dattilo as chairman of the Historic District Commission.

SECONDED by Mrs. Wilson and passed unanimously by all those present and voting.

No nominations were made for vice chair.

VI. PLEDGE OF ALLEGIANCE

All present recited the Pledge of Allegiance.

VII. APPROVAL OF MINUTES

MOTION by Mr. Dattilo to approve the minutes of the August 7, 2017 public hearing and regular meeting with a notation that the motion made for a special meeting to be held on August 21, 2017 was in error and the meeting could not be held.

SECONDED by Mrs. Franco and passed unanimously by all those present and voting.

VIII. COMMUNICATIONS

There were no communications.

IX. BUSINESS

- A. Certificate of Appropriateness #2017-009C
Lisa and Lee Franco
64 Cornwall Avenue
Replace Tab Roof with Architectural Shingles

Mrs. Franco stated the tiles on her roof are in need of replacement. Mrs. Franco stated the tab roof will be replaced with architectural roof tiles. A sample was provided. Mr. Torello stated Mr. Sitko reminded the Historic District Commission that a similar application was approved in 2012 without a public hearing.

MOTION by Mr. Torello to approve Certificate of Appropriateness #2017-009C for roof replacement without the need for a public hearing as the work is considered maintenance and repair and the replacement shingles to be used are appropriate.

SECONDED by Mrs. Wilson.

VOTE

In Favor: Torello, Wilson, Dattilo

Opposed: None

Abstained: Franco

The motion passed 3-0-1.

- B. Certificate of Appropriateness #2017-010C
John Weinstein
15 South Main Street
Repair Exterior Stairwell and Install Emergency Lighting

Mr. Weinstein was not in attendance at the time this application was scheduled to be discussed. The application was moved to the end of the business portion of the agenda to allow Mr. Weinstein the opportunity to appear.

This application was revisited at the end of the business portion of the agenda. After a brief discussion, it was determined that Certificate of Appropriateness #2017-010C must be split.

MOTION by Mrs. Franco to split Certificate of Appropriateness #2017-010C.

SECONDED by Mr. Torello and passed unanimously by all those present and voting.

MOTION by Mr. Dattilo to approve the exterior stairwell repair as minor work and maintenance.

SECONDED by Mrs. Franco and passed unanimously by all those present and voting.

MOTION by Mr. Torello to table the installation of proposed emergency lighting until the October 2, 2017 meeting to give Mr. Weinstein the opportunity to provide the Historic District Commission with additional information about the lighting.

SECONDED by Mrs. Franco and passed unanimously by all those present and voting.

- C. Certificate of Appropriateness #2017-011C
John Weinstein
15 South Main Street
Pho & Spice Signage

MOTION by Mr. Dattilo to send Certificate of Appropriateness #2017-011C to public hearing on October 2, 2017.

SECONDED by Mr. Torello and passed unanimously by all those present and voting.

- D. Certificate of Appropriateness #2017-012C
James and Bern Bradley
95 Cornwall Avenue
Replace Support structure under deck, flooring and rail

Mr. Bradley stated his deck is in need of repair. Mr. Bradley stated the railing and supports will be replaced with the same materials that are there now. Mr. Bradley stated the railing must be raised 3 inches in order to meet building code. Mr. Bradley stated the only change will be the direction of the boards. Mr. Bradley mentioned that the current condition of the deck is a safety hazard.

MOTION by Mr. Torello to approve Certificate of Appropriateness #2017-012C for replacement of structure under deck, flooring and railing as minor work and maintenance related.

SECONDED by Mr. Dattilo and passed unanimously by all those present and voting.

- E. Committees
 - 1. Education/Community Outreach

There was no report on Education/Community Outreach.

- 2. Regulations/Rules
 - a. Design Guidelines

Mr. Dattilo asked that the Commissioners look at the Hartford Historic District guidelines regarding solar and consider incorporating some of the language into the Cheshire Historic District guidelines.

- b. Handbook

There was no discussion.

- F. Chairman's Report

There was no chairman's report.

G. Other

Mr. Dattilo stated he is in discussions with officials about filling the vacancies on the Historic District Commission.

IX. ADJOURNMENT

MOTION by Mr. Dattilo to adjourn at 8:35 p.m.

SECONDED by Mr. Torello and passed unanimously by all those present and voting.

Attest:

Karen M. Gill
Recording Secretary