

Minutes

Historic District Commission

September 28, 2005

7:00p.m.

Lower Hearing Room

Members Present: Steiner

Sternberg

Martocchia

Petrie

Pasulka

Childs

Members Absent: Carter

Staff Present: Hayward, Collins

Public Present: See Attached Sign –In Form

1. Christopher J. Hayward, the new Preservation Agent was introduced to the HDC.

2. **Minutes of July, May and April**

Approved.

3. Public Hearing – 39 Marshall Street, Certificate of Applicability, Lars and Lawson Albright

Lawson Albright, 39 Marshall Street, presented the proposed fence installation project. The proposed project includes the installation of a six foot fence around the property and the location of the fence on the front to be located near the front perimeter of the structure. Specific designs were not selected in the application but different design types were submitted to be considered. When asked, Albright preferred the white fence.

Petrie noted that the HDC had selected and approved a fence in the previous Certificate of Applicability for 39 Marshall Street. He was concerned that the placement of the front right fence as proposed covered the visibility of the bay. He supported following through with the approved Certificate of Applicability- a four foot fence, a Cambridge style fence and the placement of the fence in front of the electric box.

Pasulka supported a fence at 4'6" with an open design. Petrie argued for the fence to meet at the height of the window sill.

Discussions on the fence at the left side suggested a 4' solid fence with a 2' open section, not a solid stockade type. It was recommended that the fence height on the left front side should use the post of the front rail as the height line. Steiner noted that whatever is approved would require proposed plans.

George Tarveisian, former owner of 39 Marshall Street, supported the openness suggested in the discussions. He was concerned about the safety with the one way traffic on Marshall Street. He suggested a lower fence or plantings. He reported that he had the original plans by Brigham.

Vote: Sternberg moved that a Certificate of Applicability shall be issued for a fence based on submitted plans which met the following parameters:

Northeast (Back side):

- 6-foot height
- Location as presented is acceptable

Northeast (Right side):

- 6-foot height, open design for the top 2-feet
- Stockade fence shall not be selected
- Location as presented is acceptable

Northwest (Left side):

- 6-foot height, open design for the top 2-feet
- Stockade fence shall not be selected
- Location as presented is acceptable

Southeast (Front right side):

- Height not to rise above existing northeast (right) window sill height
- Style to be selected by property owner
- Location of the fence to be placed between the rear of front window and the electric meter adjacent to the bay window

Southwest (Front left side):

- Height not to rise above the front entrance railing, open design for the top 2-feet
- Stockade fence shall not be selected
- Location as presented is acceptable

Pasulka and Petrie will review the final review of these plans. Pasulka seconded the motion. The motion was unanimously approved.

4. Proposed Neighborhood (Oakley) Historic District Study Committee – Survey Update

Russo provided a status updated on the proposed Neighborhood Historic District Committee. He reported that the Historic Inventory Form B for 115 were 75% completed.

Steiner recommended the Oakley Neighborhood Discussion be placed on the agenda for next month. Petrie recommended that the item be placed on the agenda at 8:30pm after the Public Hearing. Steiner recommended that the October meeting be scheduled at 6:30pm to allow the Oakley Neighborhood Historic District to be discussed at 8:00pm

Sternberg presented the Introduction section for the Design Review Guidelines adopted in September.

Vote: Petrie moved to approve the *Design Review Guidelines*, (Introduction) with minor corrections. Sternberg seconded the motion. The vote was unanimously approved.

5. Project Update

12-14 Marshall Street – the property owner replaced the previous wood garage doors with new vinyl ones without a Certificate of Applicability application. A follow-up letter is to be sent out notifying the owner that a completed CA must be submitted by the next meeting deadline.

39 Marshall Street – A letter of violation was sent to Harry Orchanian regarding the air conditioners which are to be moved to the back.

19 Marshall Street – property owner built a shed which is visible from public way. He is required to submit a CA. Pasulka raised concerns about shed and required setbacks. Hayward is to write a letter to property owner regarding the violation and to check in with Scott.

Pasulka requested that Town School parking lot be maintained. Steiner will meet with Jerry Mee to discuss the Historic District and general maintenance on Marshall Street.

Meeting adjourned at 10pm