

MINUTES  
TOWN OF GROTON  
HISTORIC DISTRICT COMMISSION  
FEBRUARY 2, 2010 - 7:00 P.M.  
GROTON TOWN HALL ANNEX - COMMUNITY ROOM 2

Members Present: Nado, Mitchell, Vaughn, Cole (7:16)  
Alternates Present: None  
Staff: Quinn, Galetta

Chairman Nado called the meeting to order at 7:08 p.m. Mitchell read the Call of the Hearing. Chairman Nado closed the public hearing at 7:15 p.m.

Chairman Nado reopened the public hearing at 8:02 p.m.

### I. PUBLIC HEARINGS

HDC 10-01 - 42 Clift Street; Michael Glasfeld & Kristin Vaughn-Glasfeld, owners/applicants; Fence, arbor & chimney cap. PIN #261918329126 - Continued

Historic District Commission member Kristen Vaughn, owner of 42 Clift Street, recused herself then presented to the Commission regarding adding a bluestone cap to the existing chimney on her house. There will be three layers of brick piers with the bluestone cap on top. The Commission requested the dimensions for the layers. She is also proposing the addition of a section of fencing and an arbor to an already existing fence. The new section will run perpendicular to her house and delineate a kitchen/garden area. The Commission felt that the fence and arbor are appropriate to the structure.

The following exhibits were presented:

- Photographs
- Graphic drawings

Chairman Nado asked for comments in favor or against and there were none. The public hearing closed at 8:34 p.m.

HDC 10-02 - 84 High Street; Eleanor Wenderoth, owner/applicant; Siding & trim. PIN #261918303478

Charles Wenderoth appeared before the Commission regarding 84 High Street. He is proposing to replace the siding and trim on his house using Azek trim or hardy plank clapboard. He would also like to remove the asbestos siding and replace it with hardy plank or cedar shingles. He is still unsure which siding and trim he intends to use. The Commission had a concern about the ratio of siding and trim to windows. If the applicant uses a hardy plank siding he would like to have the color factory applied. The Commission would rule on the color if it was applied at the factory. The Commission was concerned about the vagueness of the applicant's presentation. The amount of trim that would be removed from the house was also a concern for the Commission. They felt that the trim might also be repaired rather than replaced particularly on the upper portion. The applicant indicated that he was willing to amend the application to remove the siding only and replace it with factory painted, hardy plank. He will then repair the

trim like for like. The Commission felt that they needed better documentation and current pictures of the house before ruling on the application.

The following exhibits were presented:

- Photographs

Chairman Nado asked for comments in favor or against and there were none. The public hearing closed at 8:25 p.m

## II. DISCUSSION ON ITEMS OF PUBLIC HEARING

HDC 10-01 – 42 Clift Street

MOTION: To grant a Certificate of Appropriateness as submitted.

Motion made by Mitchell, seconded by Cole, 3 in favor, 1 abstention (Vaughn). Motion passed. Issued Certificate of Appropriateness #1725.

HDC 10-02 – 84 High Street

MOTION: To continue the hearing to the next regularly scheduled public hearing.

Motion made by Mitchell, seconded by Cole, so voted unanimously.

## III. PRE-APPLICATION HEARINGS

Robert Carnavale, owner of 59 Pearl Street, appeared before the Commission to propose removing an existing kitchen vent and a window air conditioner frame. He would close the openings up by covering them over with siding. He is also planning to install central air in the house and will place the AC unit on the side of house. The Commission requested that he show the placement on a plot plan at the public hearing, but the height is usually the biggest issue. The applicant is also proposing a roof modification to fix a leaking section. The Commission noted that the depth of the roof is not usually seen as it appears on this house but that it would be acceptable as shown. It is a distant view from the historic district. Mr. Carnavale would also like to move a window and door as part of an interior bathroom renovation. He is proposing to replace the window with one to match those in the rest of the house. An existing picture window in the kitchen addition was discussed.

Architects Steven Young & Frederick Biebesheimer appeared before the Commission regarding 57 Pearl Street, owned by James Castle. They are proposing changes to a previously issued COA. They discussed each elevation with the Commission so that the proposed changes are clear. On the front façade there will be no changes made. On the addition approved with French doors the only change will be dropping the sill to add the doors. On the south elevation there will be divided light French doors. A previously approved door replacement with two windows will be more properly sized. Five windows will be reduced to two windows properly sized to each other. All of the existing windows are either six over six or four over four. There is a real mix on the structure already. The applicants stated that if the Commission had a strong preference for one versus the other they would be willing to abide by it. A transom door was

discussed along with trim details. The goal is to make the various parts of the house flow together, including an addition that is somewhat out of character.

#### IV. PUBLIC COMMUNICATIONS

Staff distributed a copy of a memorandum to the Zoning Commission from Matthew Davis, Manager of Planning Services regarding proposed changes to the Temporary Non-Accessory (off-site) Signage.

#### V. APPROVAL OF THE MINUTES OF January 19, 2010

MOTION: To approve the minutes of January 19, 2010

Motion made by Mitchell, seconded by Cole, so voted unanimously.

#### VI. OLD BUSINESS

Commission requested a status on 81 High Street, owned by Rod Desmarais. The Town has just heard back from the Court that a hearing date needs to be set.

#### VII. NEW BUSINESS

Chairman Nado indicated to Staff that an arbor was erected on property located at 7 New London Road without prior approval by the Historic District Commission. Staff stated that this matter will be investigated.

#### VIII. ADJOURNMENT

Motion to adjourn at 8:55 p.m. made by Vaughn, seconded by Mitchell, so voted unanimously.

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Elaine Cole, Secretary  
Historic District Commission

Prepared by Lynda Galetta, Office Assistant II